



COUNTY OF MONROE
COMIDA
INDUSTRIAL DEVELOPMENT AGENCY

2022 Year End Report

PRESENTATION TO THE BOARD OF DIRECTORS

MARCH 28, 2023

2022 RESULTS

- ▶ 26 new projects
- ▶ \$734,190,997 in company investments
- ▶ Projected direct job creation of 737 over three years
- ▶ 1948 jobs retained
- ▶ 1191 construction jobs*

*Based on Cost Benefit Analysis Estimates

Approved Projects by Municipality

- ▶ Chili - 3
- ▶ Gates - 2
- ▶ Greece - 3
- ▶ Henrietta - 5
- ▶ Mendon - 1
- ▶ Pittsford- 1
- ▶ Rochester- 4
- ▶ Sweden – 2
- ▶ Perinton – 1
- ▶ Riga – 1
- ▶ Penfield – 2
- ▶ Wheatland - 1

Li-Cycle HUB

(PILOT, Sales Tax & Mortgage Recording Tax Exemptions)

- ▶ Li-Cycle North America Hub, Inc. is constructing a new manufacturing operation to process the black mass concentrate, which is an intermediate product generated from the recycling of Lithium-ion batteries. This project works in conjunction with the associated Warehouse Facility being built adjacent to this facility.
 - ▶ Projected to create 227 jobs*
 - ▶ \$533 million project
 - ▶ *Coupled with warehouse project, Li-Cycle's total job creation is projected at 270+ and total capex over \$600MM

CooperVision Inc.

(PILOT, Sales Tax Exemption)

- ▶ CooperVision Inc. is a leading manufacturer of contact lenses with manufacturing and distribution facilities in multiple countries. CooperVision Inc. is renovating and expanding its existing facility in Scottsville to accommodate growth in its Biofinity product line. Approximately 5,500 sq ft of existing space will be renovated and approximately 7,000 sq ft will be added.
 - ▶ \$23.5 million project
 - ▶ Projected to create 100 jobs (CooperVision total area workforce is ~1,000 employees)
 - ▶ Similar to Li-Cycle, this project complements another major investment as CooperVision constructs a 150k SF expansion to its adjacent facility in W. Henrietta

Micropen Technologies Corp. (Exxelia Micropen)

(PILOT/Sales Tax Exemption)

- ▶ Micropen Technologies Corp constructed an approximately 9,200 sq ft addition to its existing 40,000 sq ft facility in the Village of Honeoye Falls, Town of Mendon. Micropen technologies is engaged in the printed electronics sector. The company utilizes a proprietary printing system to design, develop, manufacture and sell electrical devices and components. Targeted industries include medical, industrial, defense and aerospace markets. This expansion includes a clean room space and office space.
 - ▶ \$3.8 million project
 - ▶ Projected to create 10 jobs

TOPTICA Photonics Inc.

Sales Tax Exemption)

- ▶ TOPTICA Photonics, Inc. has been developing and manufacturing high-end laser systems for more than 20 years. TOPTICA is renowned for providing the widest wavelength coverage of lasers. The company is to relocating to the Town of Pittsford to allow for growth and expansion. Many options were explored including a move to Colorado before selecting Monroe County. Renovations to the facility include offices, laboratories, clean room facilities and warehousing.
 - ▶ \$2.1 million project
 - ▶ Projected to create 18 jobs
 - ▶ Ribbon-cutting on 5/31!

O'Connell Electric Co., Inc.

(PILOT, Sales Tax & Mortgage Recording Tax Exemptions)

- ▶ O'Connell Electric Co., Inc. is a full-service electrical contractor providing comprehensive design-build, construction, service, maintenance, and emergency response services. The proposed project is a 20,000 sq. ft. two-story office building and training facility consisting of 56 offices, a large training room and related common area. This building is necessary to accommodate O'Connell Electric's Power Division continued growth and expansion.
 - ▶ \$6.5 million project
 - ▶ Projected to create 5 jobs

Howitt Bayview

(PILOT, Sales Tax & Mortgage Recording Tax Exemptions)

- ▶ Howitt-Bayview, LLC, is constructing a 60-Unit, four-story residential apartment building in the Town of Penfield. The first floor will be set aside for senior living (55 and over) with 7 of those units additionally set aside for affordable housing. The affordable component will total 7,040 sq. ft. In addition, there will be 3 units on the first floor that will be fully ADA accessible. As part of the project Howitt-Bayview, LLC will construct a left turn lane from Empire Blvd onto Wilbur Tract Road to create a safer turning lane, which will also benefit neighboring businesses on Wilbur Tract Road.
 - ▶ \$13 million project
 - ▶ Projected to create 4 jobs

Workforce Development Fund

- ▶ YAMTEP – \$400,000
- ▶ MAPP - \$400,000
- ▶ MCC Optics – \$500,00
- ▶ RBCTC Workforce Campaign - \$100,000
 - ▶ 673 apprenticeship inquiries/applications submitted as a result of this campaign so far!

COMIDA Modernization

Objective	Result
Allocate \$2.5 million of COMIDA funds to workforce development initiatives, expenditure of funds are subject to board approval.	February 2022, COMIDA board approved the creation of the Workforce Development Fund with an initial allocation of \$2.5 million.
Develop criteria and reporting standards for funded initiatives.	Review criteria were developed and payment guidelines were established
Create a mechanism to allocate a portion of COMIDA fees for workforce initiatives.	With the establishment of the fund, the board also approved allocating 10% of each project agency fee back into the fund.
Develop cohesive staff structure focused to connect critical community stakeholders and businesses in the County.	There are now three County staff members focused on business outreach who work closely with COMIDA staff. Additional partnerships with Greater Rochester Enterprise, Greater Rochester Chamber of Commerce, and other community organizations allow for more outreach and lead generation.
Require solar projects to make a substantial contribution towards skilled trade training.	March 2022, COMIDA board amended the Renewable Energy Policy to include a mandatory \$25,000 contribution to workforce development.

Modernization Plan: Looking Ahead to 223

- ▶ Update uniform project evaluation policy to reflect goals outlined in the Monroe County Comprehensive Plan (“Plan Forward”)
 - ▶ Funded by COMIDA, Plan Forward is expected to be finalized in Summer 2023
- ▶ Evaluate job creation requirements for projects seeking real property tax abatements – focusing on equity and community benefits
- ▶ Develop programs specifically geared towards small business expansion, such as, a small business sales tax exemption program
 - ▶ This aligns with what is expected to be outlined in Plan Forward
- ▶ Partner with MCIDC to further assist small businesses through loans and grants (MCIDC launching ARPA-supported Micro-Loan Fund in Summer 2023)
- ▶ Consult with Monroe County’ Department of Diversity, Equity, and Inclusion to support MWBEs