

Town of Amherst Industrial
Development Agency
Net Exemption Report - Year 2016

Completed March 9, 2017

Sorted in order of

PILOT Commencement

Property Address	Primary Tenant/Develop	Amount of Tax Exemptions				PILOT Start	Payments In Lieu of Taxes (PILOTs)					Employment Information			NOTES
		Sales Tax	Property Tax	Mort Rec Tax	Total Exemptions		County	Made by Project Operators			Net Exemptions	Emp Prior To IDA	Est Create	Current Emp	
								TOA	School District	Total PILOTs					
Davis Ulmer Sprink (10/90)	Davis Ulmer	-	30,141	-	30,141	1991	5,590	4,285	20,266	30,141	-	30	7	89	241%
100 Northpointe Pkwy	Zaepfel-MT	-	34,189	-	34,189	2000	19,354	14,835	-	34,189	-	174	10	200	109%
Enhanced Tool, Inc.	Enhanced Tool	-	15,195	-	15,195	2000	1,255	962	10,938	13,155	2,040	17	2	26	132%
205 Bryant Woods (04/99)	Acct. Solu. Group	-	62,144	-	62,144	2001	11,526	8,834	41,784	62,144	-	85	166	655	262%
Asbury Point, Inc.- (03/99)	Sr. Apts	-	122,037	-	122,037	2001	22,634	17,349	82,054	122,037	-	0	18	48	267%
S & K Realty(155CP)-(01/00)	ATTO Tech	-	85,705	-	85,705	2001	15,896	12,184	57,625	85,705	-	86	13	119	124%
6400 Main I - (05/00)	Ciminelli-MT	-	88,198	-	88,198	2002	16,358	12,538	59,302	88,198	-	340	200	542	80%
Davis Ulmer Sprink II (02/01)	Davis Ulmer	-	4,989	-	4,989	2002	528	404	3,354	4,286	703	0	0	-	
M & T Bank FFE (07/11)	M & T Bank	-	131,292	-	131,292	2002	12,880	9,879	68,622	91,381	39,911	45	75	566	472%
Watson Bowman	Watson Bowman	-	15,195	-	15,195	2002	1,255	962	10,938	13,155	2,040	97	16	117	104%
125 Bryant Woods (04/02)	Acct. Solu. Group	-	44,885	-	44,885	2003	5,174	3,966	18,756	27,896	16,989	9	0	-	Emp #'s in 2001 205 Bryt Wood
150 CrossPoint Pkwy	Uniland-MT	-	171,026	-	171,026	2003	16,994	13,026	61,607	91,627	79,399	445	343	-	0% GEICO move in 2017
60 Northpointe Assoc, LLC	Zaepfel-MT	-	63,146	-	63,146	2003	5,655	4,335	25,678	35,668	27,478	33	5	23	61%
6400 Main II - (06/01)	Ciminelli-MT	-	224,909	-	224,909	2003	24,996	19,159	151,205	195,360	29,549	0	140	-	Emp #'s in 2002 6400 Main
Dopkins & Co, LLP (02/02)	Dopkins & Co	-	55,751	-	55,751	2003	7,051	5,404	25,560	38,015	17,736	90	7	98	101%
Silvestri Dev (03/01)	LocalNet	-	15,296	-	15,296	2003	1,882	1,442	6,822	10,146	5,150	0	15	5	33%
St. Gobain (05/02)	St. Gobain	-	36,164	-	36,164	2003	3,012	2,309	13,678	18,999	17,165	68	0	51	75%
Bryant & Stratton (02/11)	Bryant & Stratt	-	105,783	-	105,783	2004	8,113	6,218	29,411	43,742	62,041	85	10	46	48%
Bryant Woods Partners, LLC	SoftTreck Tech	-	41,456	-	41,456	2004	5,387	4,129	19,529	29,045	12,411	40	35	30	40%
Asbury Point, Inc. II - (01/03)	Sr. Apts	-	90,671	-	90,671	2005	16,817	12,890	60,964	90,671	-	0	0	-	Emp #'s in 2001 Asby Pt
Gintzler Graphics (09/03)	Gintz Graph	-	63,956	-	63,956	2005	10,806	8,282	39,173	58,261	5,695	54	4	72	124%
Laux Sporting Good, Inc. (09/03)	Laux	-	19,043	-	19,043	2005	3,284	2,517	13,242	19,043	-	21	6	19	70%
NF Properties (1961)- (03/03)	NF Prop-MT	-	34,104	-	34,104	2005	7,423	5,690	20,991	34,104	-	0	120	33	28%
NF Properties (1967)-03/03	NF Prop-MT	-	34,104	-	34,104	2005	7,423	5,690	20,991	34,104	-	0	0	38	380%
RQC Ltd (12/03)	RQC Ltd.	-	25,546	-	25,546	2005	3,827	2,933	13,874	20,634	4,912	27	4	30	97%
Sachel, LLC	Reeds Jewelers	-	12,250	-	12,250	2005	1,843	1,412	7,885	11,140	1,110	11	35	28	61%
3925 Sheridan (PEP)-12/03	Excelsior Orth	-	222,366	-	222,366	2006	50,373	38,610	133,383	222,366	-	50	75	186	149%
45 Bryant Woods I (07/04)	Chiampou et.al	-	50,749	-	50,749	2006	6,614	5,069	6,399	18,082	32,667	46	14	92	153%
6363 Main Street, Inc. (11/94)	National Fuel	-	429,554	-	429,554	2006	79,670	61,065	288,819	429,554	-	590	75	727	109%
105 CrossPoint	Uniland-MT	-	84,341	-	84,341	2007	8,582	6,578	31,112	46,272	38,069	65	55	32	27%
20 Northpointe	Zaepfel-MT	-	97,930	-	97,930	2007	12,172	9,330	65,837	87,339	10,591	0	295	78	26%
390 Youngs Rd. (4/26)	Gelia Wells-MT	-	63,539	-	63,539	2007	7,549	5,786	27,367	40,702	22,837	0	140	80	57%
8600 Transit (11/14)	Iskalo-MT	-	48,187	-	48,187	2007	4,827	3,700	17,500	26,027	22,160	20	20	31	71%
Bompa Development, Inc.	BompaDev-MT	-	24,275	-	24,275	2007	2,706	2,074	16,320	21,100	3,175	0	4	28	700%
Brompton Heights, Inc. (09/05)	Asst Living	-	217,304	-	217,304	2007	31,179	23,898	146,092	201,169	16,135	58	5	85	135%
GEICO (300 CP) 03/05	GEICO	-	546,118	-	546,118	2007	51,580	39,742	187,968	279,560	266,558	0	2500	2,799	112%
NF Properties 1408 - (11/05)	NF Prop-MT	-	39,463	-	39,463	2007	4,393	3,367	27,650	35,410	4,053	0	97	31	32%
RHDK Ent (237 Comm)-(01/06)	Stellar Technol	-	44,388	-	44,388	2007	6,130	4,698	27,833	38,661	5,727	50	5	151	275%
Stenclik (04/016)	Superior Design	-	62,186	-	62,186	2007	10,101	7,743	36,620	54,464	7,722	111	22	82	62%

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20 Lawrence Bell Dr.	Buffalo Pharm	-	51,447	-	51,447	2008	6,429	4,928	23,306	34,663	16,784	0	50	69	138%
540 CrossPoint (Citigroup)	CitiGroup	-	209,434	-	209,434	2008	16,528	12,668	71,745	100,941	108,493	0	362	587	162%
AAA of WNY, Inc. (04/07)	AAA of WNY	-	182,907	-	182,907	2008	19,522	14,963	79,472	113,957	68,950	205	45	223	91%
Enhanced Tool, Inc.	Enhanced Tool	-	4,172	-	4,172	2008	286	220	1,301	1,807	2,365	0	0	-	Emp #'s in 2000 Enhncd Tool
NF Properties 1412 (10/06)	NF Prop-MT	-	41,980	-	41,980	2008	4,801	3,680	21,800	30,281	11,699	0	0	63	630%
130 Bryant Woods South	Lougen Valenti	-	23,301	-	23,301	2009	2,416	1,852	8,760	13,028	10,273	0	20	29	145%
1955 Wehrle Dr	The Advantage	-	60,325	-	60,325	2009	5,980	4,584	21,679	32,243	28,082	50	6	147	263%
580 CrossPoint (Citigroup)	CitiGroup	-	313,761	-	313,761	2009	23,694	18,161	85,894	127,749	186,012	0	429	1,372	320%
Iskalo 52 S.U. (06/07)	Iskalo-MT	-	56,322	-	56,322	2009	9,388	7,196	35,312	51,896	4,426	0	75	30	40%
NF Properties 1416-(12/07)	NF Prop-MT	-	38,898	-	38,898	2009	3,722	2,853	17,486	24,061	14,837	0	0	49	490%
45 Bryant Woods II (08/08)	Chiampou et.al	-	22,872	-	22,872	2011	1,765	1,353	6,399	9,517	13,355	0	0	-	Emp #'s in 2006 45 Bryt Woods
Sheridan Properties (3980A)11/08	Dent Neuro	-	117,018	-	117,018	2011	14,801	10,793	67,997	93,591	23,427	0	38	57	150%
3500 Sheridan Dr	Buffalo Rheuma	-	41,694	-	41,694	2012	6,362	4,877	30,455	41,694	-	8	9	24	141%
6500 Sheridan	Uniland-MT	-	143,521	-	143,521	2012	11,586	8,880	46,543	67,009	76,512	0	214	228	107%
480 CrossPoint (Fidelis)	Fidelis Care	-	170,826	-	170,826	2013	6,659	5,104	24,140	35,903	134,923	463	200	1,307	125%
5727 Main, LLC (01/11)	Iskalo - MT	-	21,842	-	21,842	2013	3,684	2,824	13,545	20,053	1,789	0	18	8	44%
60 Lawrence Bell, LLC (02/12)	TP Woodside	-	25,731	-	25,731	2013	3,500	2,682	13,264	19,446	6,285	28	3	30	97%
Isaklo 2410 NF	Iskalo-MT	-	157,245	-	157,245	2013	11,692	8,962	47,257	67,911	89,334	0	295	118	40%
MCDMapleAyer (02/12)	McGuire Dev - MT	-	59,181	-	59,181	2013	3,680	2,821	16,647	23,148	36,033	0	18	105	583%
Northtown Automotive-3845	North Auto	-	209,775	-	209,775	2013	26,763	20,251	120,722	167,736	42,039	58	12	97	139%
Prime Wines Corp ((09/11)	Premier Liq.	-	163,905	-	163,905	2013	18,466	14,154	88,723	121,343	42,562	35	5	61	153%
Prometheus Books (05/95)	Prometheus Bks	-	29,803	-	29,803	2013	4,131	3,167	19,096	26,394	3,409	20	2	26	118%
SB Holding (Pizza Plant) (05/11)	Pizza Plant	-	41,227	-	41,227	2013	6,028	4,620	22,690	33,338	7,889	0	50	26	52%
Iskalo 5178 Main - (06/12)	Iskalo-EvansBnk	-	24,587	-	24,587	2014	3,042	2,332	11,716	17,090	7,497	0	6	7	117%
5195 Main St.	MxdUse-Ellicott	-	327,070	-	327,070	2015	47,514	36,419	177,545	261,478	65,592	0	44	67	152%
60 John Glenn (09/12)	Amherst Stainless	-	47,833	-	47,833	2015	6,089	4,667	27,648	38,404	9,429	43	3	59	128%
6325 Main St. Assoc, LLC (04/12)	McGuire Dev - MT	-	36,711	-	36,711	2015	1,697	1,301	9,407	12,405	24,306	0	4	42	1005%
9500 Transit (03/13)	Sr. Housing	-	385,368	-	385,368	2015	8,380	6,423	51,532	66,335	319,033	0	3	5	167%
AHO of NY (1880 SH) - 10/12	Sr. Apts.- Clover	-	217,425	-	217,425	2015	6,628	5,080	40,931	52,639	164,786	0	3	2	67%
490 CrossPoint (Fidelis)	Fidelis Care	-	139,214	-	139,214	2016	386	296	1,398	2,080	137,134	0	385	-	Emp #'s in 2013 480 CrsPt
Ivoclar, Inc. (01/00)	Ivoclar Inc.	-	146,845	-	146,845	2016	14,766	11,318	71,341	97,425	49,420	162	38	258	129%
1760 Wehrle Dr	PHH Mort	-	181,468	-	181,468	2017	3,123	2,394	27,787	33,304	148,164	0	467	270	59% Tops move in 2017
1955 Wehrle Dr - 2016	The Advantage	-	15,068	-	15,068	2017	-	-	1,507	1,507	13,561	0	0	-	Emp #'s in 2009 1955 Wehrle
5020 Main St. (03/14)	Iskalo Hyatt	-	173,785	-	173,785	2017	6,840	5,243	91,111	103,194	70,591	0	43	28	65%
BlackRock, Inc. (10/15)	BlackRock	931,663	79,362	-	1,011,025	2017	272	209	11,026	11,507	999,518	0	25	6	24%
Columbus McKinnon	Columb McKin	-	25,829	-	25,829	2017	1,453	1,114	7,069	9,636	16,193	130	10	156	111%
Old Dutchman's (11/14)	Old Dutch	-	34,153	-	34,153	2017	2,759	2,115	11,932	16,806	17,347	10	5	13	87%
10 Curtwright Drive (10/15)	Ashton Potter	57,568	-	-	57,568	2018	-	-	-	-	57,568	120	5	182	146%
1350 Eggert Rd.	Apts-Ellicott Dev	172,322	43,494	-	215,816	2018	3,712	2,845	36,937	43,494	172,322	0	2	1	50%

