



Downtown Revitalization Initiative

APPLICATION

Applications for the Downtown Revitalization Initiative will be received by the Regional Councils. Applicant responses for each section should be as complete and succinct as possible. Applications should be submitted as Word documents and must be received by the appropriate Regional Council by 4:00 PM on June 1, 2018 at the email address provided at the end of this application. Application guidance is provided in the *Downtown Revitalization Initiative Guidebook* found on the DRI website at www.ny.gov/dri.

BASIC INFORMATION

Regional Economic Development Council (REDC) Region: Finger Lakes

Municipality Name: Village of Dansville

Downtown Name: Downtown Dansville

County Name: Livingston County

Vision for Downtown. Provide a brief statement of the municipality's vision for downtown revitalization.

The Dansville DRI will repopulate downtown by providing a quality of life that balances the liveliness and hustle of city living with the inspiration and renewal of nature. Through the strategies and projects outlined in this application, we are cultivating resurgence. The planned transformational projects will develop housing for all ages; attract new employment opportunities; create destinations; and increase accessibility and convenience.

JUSTIFICATION

Provide an overview of the downtown area nominated for the DRI program, highlighting the area's defining characteristics and the reasons for its selection. Explain why the downtown is ready for Downtown Revitalization Initiative (DRI) investment, and how that investment would serve as a catalyst to bring about revitalization.

It's between the southern hills of the Genesee Valley where you will find a rural community with a vibrant downtown that uses its history to tell a story of resilience and resurgence. It's a place where neighbors remain steadfastly proud of their neighborhoods and supportive of their businesses. It's the sound of parades and playgrounds. It's the difference between traffic and tranquility. It's lifelong memories. It's all that... only more.

Dansville is the perfect candidate for DRI investment for several reasons summarized here and expounded upon throughout this application.

1. DRI AREA Dansville's downtown district contains one of the largest concentrations of nineteenth-century commercial buildings in western New York State. The commercial core is well defined and surrounded by dense residential development which relies on the central business corridor for accessibility to goods and services on a daily basis.

2. CATCHMENT AREA Dansville’s unique location in the valley makes it the primary downtown for a large rural population surrounding it. As a major junction of highways, the village is highly accessible.

3. INVESTMENT More than \$25 million has been invested in the downtown area of Dansville in just the last 10 years. A recent market analysis identified the potential to grow retail offerings in Dansville by up to 300,000 square feet. With a nearly 20% vacancy rate and an almost 50% passive storefront rate, Dansville is poised to capitalize on past investment and catalyze future investments.

4. JOB GROWTH Downtown Dansville is bookended by two of Livingston County’s largest employers - LMC Industrial Contractors (500 jobs) and Noyes Health/University of Rochester Medical Center (430 jobs) – both of which have seen multiple expansions over the past few years. The Dansville Central School District and Genesee Community College are also located within the village.

5. PHYSICAL ENVIRONMENT A grand scale and rich architectural character permeate Main Street Dansville. The downtown revitalization district is very dense with a large number of intact, three-story masonry buildings yet it is uniquely surrounded by rolling hills and dotted with green space.

6. QUALITY OF LIFE In February of 2018 Larisa Ortiz Associates completed an analysis which outlined a path forward and a series of recommendations for downtown Dansville with the goals of creating a downtown environment that meets the needs of all ages; increasing accessibility and convenience; connecting downtown to existing assets and destinations; supporting omni-channel retail opportunities; and improving tenant mix.

7. SUPPORT Downtown revitalization is an ongoing effort in Dansville that is coordinated by several community partners including the Downtown Partnership of Livingston County, the Dansville Economic Development Corporation and the Dansville Chamber of Commerce. Two open community meetings were conducted and an online survey was made available to collect public input on the future vision for Downtown Dansville.

8. READINESS Dansville is ready to grow. Buildings have been inventoried, the market has been analyzed, opportunities have been recognized which will fill gaps identified through a leakage study, recommendations have been made on which local, committed teams are already working together.

9. CAPACITY Dansville is prepared with a diverse and experienced team. Past success with multiple funding sources including New York Main Street, Community Development Block Grant and Restore NY proves the administrative capacity. Livingston County’s dedication to its award-winning county-wide downtown revitalization program positions Dansville with the support needed to cultivate resurgence!

DOWNTOWN IDENTIFICATION

This section should be filled out with reference to the list of desired attributes for participation in the DRI as set forth in the *Downtown Revitalization Initiative Guidebook*.

1) Boundaries of the proposed DRI area. Detail the boundaries of the targeted neighborhood, keeping in mind that there is no minimum or maximum size, but that the neighborhood should be concentrated and well-defined. Neighborhoods beyond a traditional downtown or central business district are eligible, if they can meet other criteria making them ripe for investment. Attach a map that clearly delineates the area to be included in the downtown revitalization area.

Dansville's DRI district is contained within a dense, walkable half mile. Centered on the Village's historic core, the district includes traditional mixed use buildings and two neighboring supporting parcels - connected through compact residential neighborhoods - that are ripe for investment. *(See map on page 6 of the attached supplemental document).*

At the core of the DRI area is the Dansville Downtown Historic District, one of the longest intact nineteenth-century commercial areas in Western New York. This highly intact three-block commercial core was added to the National Register of Historic Places in 2007 and includes both the east and west sides of Main Street (New York State Routes 36 and 63) from Perine to Chestnut Streets and two properties on Ossian Street. The Historic District includes 50 contributing buildings, the majority of which are brick and commercial in character. Most of the buildings are two or three stories in height and were constructed between ca. 1835 and ca. 1900. Beyond the designated historic district, mixed-use development extends to the west and south. Surrounding the district is concentrated residential development which provides regular foot traffic to the downtown area. In fact, downtown Dansville is accessible by foot to the entire village.

A target area of this size ensures that DRI investment would be impactful and measurable; the change would be highly visible and many would feel the effect.

2) Description of catchment area. Outline why the proposed DRI area, or its catchment area, is of a size sufficient to support a vibrant, year-round downtown, with consideration of whether there is a sizeable existing or increasing population within easy reach for whom this would be the primary downtown destination.

The Village of Dansville is, by comparison, a large village with a population in excess of nearly 5,000 residents and over 26 miles of roads. The impact of a DRI investment would spread beyond the village limits, and into neighboring communities within a ten-mile radius. Dansville has flourished as the largest core community in a wide geographical area. This Village acts as the center of commerce for several surrounding townships including the Town of North Dansville, Town of Ossian, Town of West Sparta, Town of Sparta, Town of Springwater and the Towns of Dansville and Wayland in Steuben County. Cumulatively, this catchment area services another 17,500 residents. The Dansville School District is comprised of a portion, if not all, of these townships with enrollment of over 1,600 students. *(See map on page 7 of the attached supplemental document).*

3) Past Investment, future investment potential. Describe how this DRI area will be able to capitalize on prior private and public investment, or catalyze future investments in the neighborhood and its surrounding areas.

Noyes Hospital has invested greatly in the area over the past 10 years. First, a new surgical center and intensive care unit was constructed at a cost of \$7.25 million and moved the existing ICU and operating rooms to a newly constructed wing. Next, a new emergency room was constructed at a cost of \$7.5 million to meet the increasing demands for services and to accommodate the changing insurance requirements for observation and admission. Lastly, a \$4 million cancer center was constructed to conduct radiology treatments for those diagnosed with various types of cancer. Overall, the \$18.75 million expense was supplemented by capital campaigns throughout the greater area which raised approximately \$4 million toward costs.

The hospital and its recent affiliation with the University of Rochester Medical Center has continued to add services beyond the original scope of rural healthcare. This model is bringing a full slate of offerings to the facility, which is in turn drawing residents from as far as 30-miles away who have no accessible options.

A significant amount of traffic into the village is derived from the hospital by area residents seeking medical services. As a full-service hospital with an affiliation to the University of Rochester Medical Center, over 200,000 individuals obtain services ranging from general visits and orthopedics to cancer treatment and dialysis on an annual basis. The economic impact of the hospital is estimated at well over \$31 million to the local economy.

Significant investment in the downtown has begun to transform the area. In 2000 the Village of Dansville partnered with the Department of Transportation on a \$5 million project to reconstruct the roadway and sidewalks through the central business district. Upgrades for lighting and streetscape were added to the overall scope and included pedestrian friendly ornate light poles, curbside planters, tree plantings, benches and turning lanes. This project enhanced the attractiveness of the downtown area providing a welcoming feeling for the community.

In 2011 the Dansville Public Library expanded their facility from what was the former Shepard homestead. The 1820's residence underwent a \$3.5 million renovation that brought another 10,000sf of space to the facility while preserving the original structure of the Shepard house.

Between 2010 and 2016 \$670,000 in New York Main Street grant funds spurred another \$1,940,729 in private investment to renovate 25+ derelict buildings resulting in new commercial and residential space in the downtown district.

The Dansville and Mount Morris Railroad began operation in 1870, a 15-mile standard-gauge short-line that ran independently until it was sold in 1985. Since then, the Dansville depot has remained unused and in desperate need of restoration, a priceless historical building, and a repository of local history and tradition. With the help of a \$287,000 Restore NY grant, the owners invested more than \$500,000 to bring the depot back into use as Battle Street Brewery. Having just held their grand opening in May 2018, this building is now a community gathering place and destination attraction for visitors to the area.

Livingston County's locally funded Sign and Façade program has injected \$99,718, leveraging an additional \$354,274 in private investment to assist 30 buildings/businesses to date.

4) Recent or impending job growth. Describe how recent or impending job growth within or near the DRI area will attract professionals to an active life in the downtown, support redevelopment, and make growth sustainable in the long-term.

Noyes Memorial Hospital is located a walkable half mile from downtown Dansville and employs more than 430 people. In recent years, the hospital has seen significant growth. In 2016, Noyes Health became an official affiliate of UR Medicine, joining organizations like Highland Hospital in Rochester, Thompson Health in Canandaigua and Jones Memorial Hospital in Wellsville, to create a regional healthcare system with the express intent of allowing patients in the region to receive the best possible care close to home. Also in 2016, Noyes Mental Health Services became Noyes Mental Health and Wellness Services and moved from a cramped, aging stand-alone space to a newer, renovated building on the north side of Dansville, with office space for 24 therapists and two art therapy rooms. In 2017, in a unique partnership with UR Medicine's Wilmot Cancer Institute, the Ann and Carl Myers Cancer Center began offering medical and radiation oncology services in newly renovated space.

In 2005 the vacant 500,000 square foot former Foster Wheeler Facility – located 1.5 miles north of downtown – was purchased for redevelopment by Dansville Properties, LLC. By 2015 the facility was ready for a 46,000 square foot expansion for more efficient workflow. Three companies now operate from this location employing a combined 500 people.

With retail trade making up almost 20% of jobs in Dansville, downtown as a whole should not be overlooked as one of the area’s major employers poised for growth. There are significant opportunities to renovate and repurpose vacant downtown buildings to include a mix of uses. Dansville has a high rate of vacant storefronts - nearly 20% - and a significant number of passive storefronts - nearly 50% - occupied by offices which could be relocated to second and third floors allowing for additional retail development on the ground level. Many upper floors are currently vacant or underutilized.

Dansville is strategically located at a major, multimodal transportation crossroads. Car, truck, rail, and air transportation together play an important role in support of local and regional manufacturing, retail, and service sectors. Economic development opportunities are plentiful in Dansville; key to its potential for important infrastructure enhancements and future development is readily available land. A shovel-ready industrial park located one mile north of downtown offers 124 developable acres. Less than a mile south of downtown is a highly visible development site just off exit 4 of I-390 with 42 available acres. In today’s global economy, industry can locate anywhere. DRI investment in downtown Dansville would significantly improve the marketability of these sites for development and job creation.

5) Attractiveness of physical environment. Identify the properties or characteristics that the DRI area possesses that contribute, or could contribute if enhanced, to the attractiveness and livability of the downtown for a diverse population of varying ages, income, gender identity, ability, mobility, and cultural background. Consider, for example, the presence of developable mixed-use spaces, varied housing types at different levels of affordability, walkability and bikeability, healthy and affordable food markets, and public parks and gathering spaces.

The Dansville Historic District is one of the longest intact nineteenth-century commercial areas in Western New York with a highly intact three-block commercial core. The designated historic district boasts 50 contributing buildings and includes both the east and west sides of Main Street (New York State Routes 36 and 63) from Perine to Chestnut Streets and two properties on Ossian Street. The majority of the buildings, mainly brick, are commercial in character and in most of the district form continuous block fronts. Most of the buildings are two or three stories in height and were constructed between ca. 1835 and ca. 1900. Exceptions include United States Post Office (built 1932-33, National Register listed 1988) and the Shepard Memorial Library (built 1823, National Register listed 1977), two buildings which were constructed in the 1940s to replace buildings lost to fire, and two vacant lots. There are two non-contributing buildings in the district.

The nineteenth-century buildings follow the typical pattern of store fronts on ground floors with living quarters, offices, or meeting rooms on the second levels; many have meeting halls or performance spaces on the third floors. Many retain their nineteenth-century cast metal store fronts with decorative pilasters and large display windows. The multi-story buildings display regular fenestration and feature a variety of stone, wood, brick, and metal decorative elements such as cornices, sills, lintels and storefronts. General similarities in scale, use of materials, rooflines, and setbacks from the street provide visual cohesiveness and uniformity throughout the district; this is particularly true of the east side of Main Street between Clara Barton and Ossian Streets, where a continuous row is formed. The west side row structure is broken in two places by single mid-twentieth century

one-story buildings on fire-razed sites. In 1972, a contemporary bank building replaced a historic hotel. At street level, integrity levels vary, with many storefronts retaining most or all of their historic nineteenth-century or early twentieth-century replacement fabric. Upper floors throughout the district retain a high level of integrity of materials, design and craftsmanship.

With the entire village walkable within a one-mile ring you have varied housing options in walking distance to the downtown district. The projects proposed in this application plan to add to that housing with additional options for senior housing, low-moderate income housing, and loft style downtown living options.

While Dansville’s traditional downtown has the feel of a city, it is surrounded by inspiring nature. These natural features add not only to the attractiveness of the physical environment, but to the quality of life of those living there.

Downtown stands against the backdrop of rolling green hills. The steep hills shelter the valley and as a result create a warmer climate and fertile soil which is why the Village was at one time the location of several nurseries. Today, more than 145 acres of park land is scattered throughout the village, much of it within the downtown district.

Located just outside the Village and only two miles from downtown, Stony Brook State Park is 568-acres of pristine nature. The park offers natural beauty in a gorge, a stream-fed pool, hiking trails, and three major waterfalls which are uncommonly accessible. Additional recreation options include picnic areas, playgrounds, campsites, cabins, hunting, cross country skiing, and play fields for baseball, basketball, tennis, and volleyball. The park has an upper and lower entrance, connected only by Route 36 and trails.

Twenty-five miles from Dansville residents can enjoy the Nation’s #1 State Park – Letchworth. Letchworth is a 14,427 acre State Park that follows the course of the Genesee River as it flows north through a deep gorge and over several large waterfalls.

6) Quality of Life policies. Articulate the policies in place that increase the livability and quality of life of the downtown. Examples include the use of local land banks, modern zoning codes, comprehensive plans, complete streets plan, transit-oriented development, non-discrimination laws, age-friendly policies, and a downtown management structure. If policies achieving this goal are not currently in place, describe the ability of the municipality to create and implement such policies.

The Village of Dansville and Livingston County understand the importance of quality of life and the role that the downtown district plays in creating a sense of place. It was with an understanding of the importance of downtown that the County established a Main Street revitalization program – the Downtown Partnership – with the goal of preserving and enhancing the businesses, buildings, and public spaces that are emblematic of what “Life in Livingston” is all about. Combining a mix of innovative incentives with the presence of a full-time downtown coordinator has resulted in a commitment from both the public and private sectors that is visible in renovated buildings, new storefront businesses, apartments, and increased activity in the downtowns.

At its Annual Meeting in Cooperstown, the New York State Economic Development Council recognized Livingston County’s Downtown Partnership Program with the Excellence in Community-Based Economic Development Award. In 2016, the National Association of Counties recognized the Downtown Partnership Program with an Achievement Award. Senator Catherine Young has introduced legislation suggesting the replication of the programming that has been piloted here in Livingston County.

Through its work with the Downtown Partnership, Dansville has developed and adopted design guidelines to advise renovations when rehabilitating historic storefronts in the designated downtown district. Façade guidelines are intended to aid owners of buildings undergoing façade renovations, in contributing to the creation of a vibrant, safe, and pedestrian-friendly downtown. Façade elements such as signs, colors, lighting, awnings, windows and doors, siding materials, and detailing all make a significant contribution to the character and identity of the street. Requiring compliance with design guidelines for all buildings receiving grant funding has proven to be extremely beneficial. In addition to preserving our history, the transformations that have taken place in downtown Dansville have helped to attract businesses, visitors, residents, and additional renovations.

The Downtown Partnership is constantly working to adopt and implement forward-looking policies that will assist in community revitalization efforts. For example, Livingston is one of only two counties in the state of New York that offers tax exemption for mixed-use properties through section 485-n of the Real Property Tax Law. The 485-n is an investment in growth and development by the village residents and an incentive for building owners to invest in their property and contribute to the sense of place downtown. This law authorizes the governing body of any town or village in Livingston County to adopt a local law offering a partial tax exemption from town taxes and town special ad valorem levies or from village taxes, to properties that are converted, created, modernized, rehabilitated, expanded, or otherwise improved for commercial and mixed residential and commercial uses.

In 2017 the Downtown Partnership of Livingston County engaged Larisa Ortiz Associates to conduct a retail market analysis for Downtown Dansville. The goal of the analysis was to, based on the market conditions, determine where new retail and targeted investment and development should be encouraged and/or incentivized; and to determine what kinds of physical improvements and downtown projects should be prioritized. Through the analysis, downtown Dansville received an assessment of physical environment, administrative capacity, business environment, demographics and psychographics and retail leakage. Additionally, a set of guiding principles and series of recommendations were developed and are included in this application as initiatives to be addressed with DRI funding.

The Livingston County Land Bank was approved by New York State in September 2017 with the mission to support community (re) development by facilitating the return of vacant, blighted, abandoned, tax delinquent or underutilized properties to productive use. The Board of Directors sees this as a tremendous opportunity to implement a process that will interrupt the cycle of continued deterioration of these properties and shift the focus toward upgrade. Nice neighborhoods that have these types of properties require the assistance of an agency like the Land Bank that can intervene and improve the overall landscape for its residents.

In 2015 the Dansville Transportation and Industrial and Commercial Access Study was completed. The study examines development opportunities in Dansville and conducts a needs assessment based on accessibility to targeted development sites. The result of the study was a series of recommended programs and policies as well as enhancements to land use, transportation, and the public realm.

In 2006 the Town of North Dansville and the Village of Dansville adopted a joint comprehensive plan. The plan was the result of five years of work examining past planning and future opportunities related to Dansville's history, education, culture, land use, transportation, infrastructure, environment, economic development, regional issues and inter-municipal cooperation. The town and village board along with the joint planning and zoning board regularly review the plan every two years to determine if changed circumstances require amendment.

Additionally, the County has several plans in place which will contribute to the livability of Dansville's downtown as they implement initiatives in healthy living, food awareness, transportation, recreational assets, accessible art, broadband access and more. These plans include the Livingston County Economic Development Strategic Plan (2016); Livingston County Community Revitalization Plan (2015); Livingston County Transportation Connectivity Plan (2015); Livingston County Community Cultural Plan (2015); Livingston County Community Health Assessment (2013); Livingston County Community Health Snapshot (2013); Livingston County Department of Health Community Health Improvement Plan (2013).

7) Public Support. Describe the public participation and engagement process conducted to develop the DRI application, and the support of local leaders and stakeholders for pursuing a vision of downtown revitalization. Describe the commitment among local leaders and stakeholders to preparing and implementing a strategic investment plan. Identify an initial local lead for the program that will work with outside experts to convene a DRI Local Planning Committee to oversee the plan.

Preparation for this DRI application coincided perfectly with the Commercial District Analysis led by the Downtown Partnership of Livingston County and conducted by Larisa Ortiz Associates. Larisa Ortiz Associates is an award-winning nationally recognized firm dedicated to commercial revitalization, including market analysis, community-based planning, retail and real estate advisory services, and downtown development strategies. The goal of the analysis conducted for Dansville was to, based on the market conditions, determine where new retail and targeted investment and development should be encouraged and/or incentivized; and to determine what kinds of physical improvements and downtown projects should be prioritized.

Three well attended community meetings and an online survey brought together the voices of community leaders, business owners and private citizens to discuss what's next for Downtown Dansville. Together they discussed the vision for their community. Through the analysis, downtown Dansville received an assessment of physical environment, administrative capacity, business environment, demographics and psychographics and retail leakage. This analysis, partnered with the public input, came together to form a set of guiding principles and series of recommendations which are now included in this application as initiatives to be addressed with DRI funding.

On May 25, 2018 the Village of Dansville Board of Trustees adopted a resolution supporting this application and committing an investment of \$500,000 towards some of the public improvements identified in the Commercial District Analysis and included in this application. In April of this year the board approved to send out a Request for Proposals seeking assistance with the development of a full capital improvement plan. In addition to the capital plan, the mayor is looking at updating an annual in-house strategic plan for the Village and its departments in the coming months. These proactive efforts on the part of the Village show that they are ready for investment through the DRI.

Many community groups work together regularly in Dansville and these groups will continue to do so in the implementation of the DRI. These groups include the Dansville Central School District; Dansville Chamber of Commerce; Dansville Economic Development Corporation; Town of North Dansville; Dansville Lions Club; Dansville Rotary Club; Downtown Partnership of Livingston County; Genesee Community College; Livingston County Development Corporation; Livingston County Economic Development; Livingston County Industrial Development Agency.

If awarded DRI funding, the Downtown Coordinator for Livingston County's Downtown Partnership would serve as local lead for the program and would be responsible for working with outside experts to convene a Local DRI Planning Committee to oversee the plan. This type of work is exactly what the Downtown Coordinator does on a regular basis.

8) Project List to Demonstrate Readiness: Describe opportunities to build on the strengths described above by providing a list of transformative projects that will be ready for implementation with an infusion of DRI funds within the first one to two years (depending on the scope and complexity of the project) and which may leverage DRI funding with private investment or other funds. Such projects could address economic development, transportation, housing, and community development needs. While such projects should have demonstrated public support, it is recognized that projects will ultimately be vetted by the Local Planning Committee and the State. Explain how most projects proposed for DRI funding demonstrate their readiness for implementation.

Eleven priority projects have been identified totaling approximately \$16,000,000 and there is potential for more.

FLATIRON DISTRICT | 2-10 Milton Street, 3 Spruce Street, 1 Franklin Street

Located on the .66 acre site of a former service station, multi-use facility and non-code compliant residential apartments, The Mill will be a commercial/retail complex which will offer fresh food, craft beverages, artists and novelty shops to compliment the downtown offerings that are already successful. With an open air space that allows for gatherings to eat, drink or sit, the building will welcome guests and visitors to come and enjoy the beautiful surroundings of the area.

Project Cost: \$1,600,000

DANSVILLE SPORTS DOME | 88 Clara Barton Street

Dansville sports teams have used the Ralph Clements Field for a multitude of sporting events from football and soccer to youth baseball and tennis. With a lack of indoor facilities, the community needs an overflow area that can be accessed year-round. The sports dome is an inflatable cover that is climate controlled and will offer a 35,000sf indoor multi-sport surface that can be used for indoor soccer, volleyball, golf practice range, tennis and a growing contingent of pickle ball players!

Project Cost: \$1,000,000

CO-WORK SPACE & LOFT LIVING | 45 Elizabeth Street

The former school is equipped with adequate parking and utilities to retrofit the existing floorplan to meet the demands of residents and the workforce to include burgeoning entrepreneurs. Working remotely in an office setting with the ability to access amenities such as high speed internet connectivity and video conferencing can provide our workforce with an option while remaining close to home.

Project Cost: \$850,000

MECHATRONICS LAB @ GCC DANSVILLE | 31 Clara Barton Street

Mechatronics is an area of study comprised of multiple engineering aspects that provides a significant employment opportunity to the students in this geography. The only mechatronics lab is at MCC in Rochester and is fully subscribed. Regretfully, the capacity will not meet the vacancies in this field, making another laboratory a necessity to keep up with the workforce demands.

Project Cost: \$650,000

SENIOR HOUSING @ THE KING'S DAUGHTER'S HOME | 26 Health Street

An 1860's constructed building that was initially used as a seminary prior to its conversion to a hospital and subsequent senior nursing home, this building is a 3-story, ~15,000sf brick structure on 5-acres in a quiet residential neighborhood. A return to senior housing would restore the facility and provide many community residents an opportunity to downsize from home ownership to apartment living without leaving the serenity of a neighborhood!

Project Cost: \$2,500,000

AFFORDABLE APARTMENTS | 50 Ossian Street

Just a short walk from the downtown, this brownfield property was the site of a former utility which has access from two village roads on the north and south sides of the property. Approximately 3 acres in size, this parcel has been readied for mixed income residential development and would provide tenants with a ¼ mile walk to the middle of the downtown district and only ½ mile walk to the off-Main Street shopping district!

Project Cost: \$6,000,000

PARKING LOT UPGRADES | Multiple Locations

In order to maximize the use of existing parking resources, the Village will redesign multiple rear parking lots to include repaving, restriping, crosswalks, lighting, signage and landscaping.

Project Cost: \$350,000

ALLEY IMPROVEMENT PROGRAM | Multiple Locations

This program will improve the access and visibility of rear parking lots creating an enhanced perception of cleanliness and safety. These alleyways can also be designed as gather places with the addition of benches, lighting, landscaping and public art.

Project Cost: \$25,000

WAYFINDING SIGNAGE | Multiple Locations

Wayfinding signage would improve the visibility of downtown and help direct visitors and employees from outside the downtown onto Main Street. A brand identity would be developed and used to ensure signage is consistent and easily identifiable. Gateway signage would be installed at entrances to downtown and coordinated signage would direct walkers and drivers to parking lots and destinations/assets.

Project Cost: \$300,000

PUBLIC ART | Multiple Locations

Public art downtown activates public spaces and creates photo opportunities. Murals, temporary and permanent art installations can serve as destinations.

Project Cost: \$150,000

BUILDING RENOVATION PROGRAM | Multiple Locations

Downtown Dansville has a nearly 20% commercial vacancy rate and an almost 50% passive storefront rate where commercial units are occupied by non-retail use. More than 30 opportunity sites have been identified which require significant façade and/or interior restoration. Many of these buildings include currently vacant second and third floors. If these buildings were renovated, non-retail uses could be moved upstairs opening up additional storefront space for retail businesses and an estimated 75 new residential units could be added downtown. With an ongoing building renovation fund which matches renovations 50/50, Dansville could spur

private investment at these opportunity sites, improving the vibrancy and sense of place in its historic downtown district.

Project Cost: \$2,500,000

9) Administrative Capacity. Describe the extent of the existing local administrative capacity to manage this initiative, including potential oversight of concurrent contracts once projects are selected for award.

In 2003 Dansville became a member of the Downtown Partnership, a county-wide program staffed by a full time Downtown Coordinator, with the mission of promoting and enhancing the unique, authentic, and vibrant communities of Livingston County. The Downtown Partnership was created - and continues to be supported financially - by the Livingston County Board of Supervisors. As a member, the Village of Dansville pays into the Downtown Partnership annually. These financial investments clearly illustrate the commitment among local leaders to support and advance downtown revitalization in Dansville and across Livingston County.

Since 2008 the Downtown Partnership has concurrently overseen the administration of more than \$4.4 million in grant funding leveraging an additional \$5.9 million across Livingston County's nine village cores, for a total investment of more than \$10.4 million in these communities. Offering shared services for the administration of grant funding and revitalization efforts has allowed each Livingston County community, Dansville included, to benefit from revitalization efforts that alone may not have been possible.

The Downtown Partnership has also been instrumental in the development of several plans and policies which lay the foundation for DRI investment including the development of design guidelines, adoption of Real Property Tax Law 485n, and creation of programs at the local level which incentivize investment in historic buildings and new businesses. Pages 16 and 17 of the attached supplemental document expand upon the Downtown Partnership's qualifications.

Should DRI funding be awarded, the Village of Dansville would work closely with the Livingston County Development Corporation and its Downtown Partnership in administration. Livingston County's Downtown Coordinator would be the local lead responsible for convening a local Downtown Revitalization Initiative Planning Committee which would include representation from:

- Village of Dansville
- Town of North Dansville
- Dansville Chamber of Commerce
- Dansville Economic Development Corporation
- Dansville Central School District
- Genesee Community College
- Noyes Health/UR Medicine
- Dansville Rotary Club
- Dansville Lions Club
- Multiple promotion event/downtown festival committees

10) Other. Provide any other information that informs the nomination of this downtown for a DRI award.

We recognize that we are a village up against many cities in this DRI competition, but it is for that very reason that we believe Dansville is where your investment will have the greatest impact. In a large city, \$10 million can

be spent in a single building with little notice but in Dansville, it will transform an entire community and change the lives of those who need it most.

Opportunities for development are in and surrounding our highly-intact historic downtown. Companies are increasingly seeking to relocate and invest in vibrant, walkable downtowns in an effort to attract and retain a talented workforce, but that workforce also wants an occasional break from the stresses that come with fast-paced and always-connected city living and that's what sets Dansville apart - its connection to nature, proximity to State Parks and outdoor amenities, and the quality of life that comes with small town living. Dansville offers the best of both worlds.

Our team is prepared, experienced, cooperative, excited and ready to cultivate resurgence in Dansville, NY!

*Don't forget to attach a map that clearly delineates the proposed DRI Area. (See item 1.)

EMAIL SUBMISSION ADDRESSES

Please submit your application as a Word Document to the Regional Council for your region.

Capital Region	NYS-CapitalDist@esd.ny.gov
Central New York	NYS-CentralNY@esd.ny.gov
Finger Lakes	NYS-FingerLakes@esd.ny.gov
Long Island	LIREDC@esd.ny.gov
Mid-Hudson	NYS-MidHudson@esd.ny.gov
Mohawk Valley	NYS-MohawkVal@esd.ny.gov
New York City	NYC-DRI@esd.ny.gov
North Country	NYS-NorthCountry@esd.ny.gov
Southern Tier	NYS-SouthernTier@esd.ny.gov
Western New York	NYS-WNY-REDC@esd.ny.gov

DANSVILLE

Cultivating Resurgence

DOWNTOWN REVITALIZATION INITIATIVE

Village of
Dansville, NY



It Takes a Village

The Village of Dansville would like to recognize the countless community leaders, business owners, and private citizens who offered their support and input in preparation of this application by attending/participating in the following:

- Internet Survey conducted between September and November of 2017
- Public Vision Session held October 12, 2017
- Public Vision Session held February 6, 2018
- Public Vision Session held May 8, 2018

We would also like to thank the following organizations that are dedicated, through the Downtown Revitalization Initiative, to transforming Dansville into an area ripe for growth with a vibrant downtown neighborhood where the next generation of New Yorkers will want to live, work, and play.

- Dansville Central School District
- Dansville Chamber of Commerce
- Dansville Economic Development Corporation
- Town of North Dansville
- Dansville Lions Club
- Dansville Rotary Club
- Downtown Partnership of Livingston County
- Genesee Community College
- Livingston County Development Corporation
- Livingston County Economic Development
- Livingston County Industrial Development Agency



4

OUR STRENGTHS SET US APART

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PRIMED & PREPARED

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Cultivating Resurgence

The Dansville DRI will repopulate downtown by providing a quality of life that balances the liveliness and hustle of city living with the inspiration and renewal of nature. Through the strategies and projects outlined in this application, we are cultivating resurgence.

CULTIVATE

verb | cul-ti-vate

to foster the growth of, culture, or encourage

RESURGENCE

noun | re-sur-gence

a rising again into life, activity, or prominence

Opportunity Sites

Strategies

- DEVELOP HOUSING FOR ALL AGES
- ATTRACT NEW EMPLOYMENT OPPORTUNITIES
- CREATE DESTINATIONS
- INCREASE ACCESSIBILITY AND CONVENIENCE

Projects



FLATIRON DISTRICT
2-10 Milton Street
3 Spruce Street
1 Franklin Street



PARKING LOT
Upgrades



DANSVILLE SPORTS DOME
88 Clara Barton Street



ALLEY IMPROVEMENT
Program



CO-WORK SPACE & LOFT LIVING
45 Elizabeth Street



WAYFINDING SIGNAGE



MECHATRONICS LAB
@ GCC DANSVILLE
31 Clara Barton Street



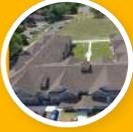
PUBLIC ART



SENIOR HOUSING @ THE
KING'S DAUGHTER'S HOME
26 Health Street



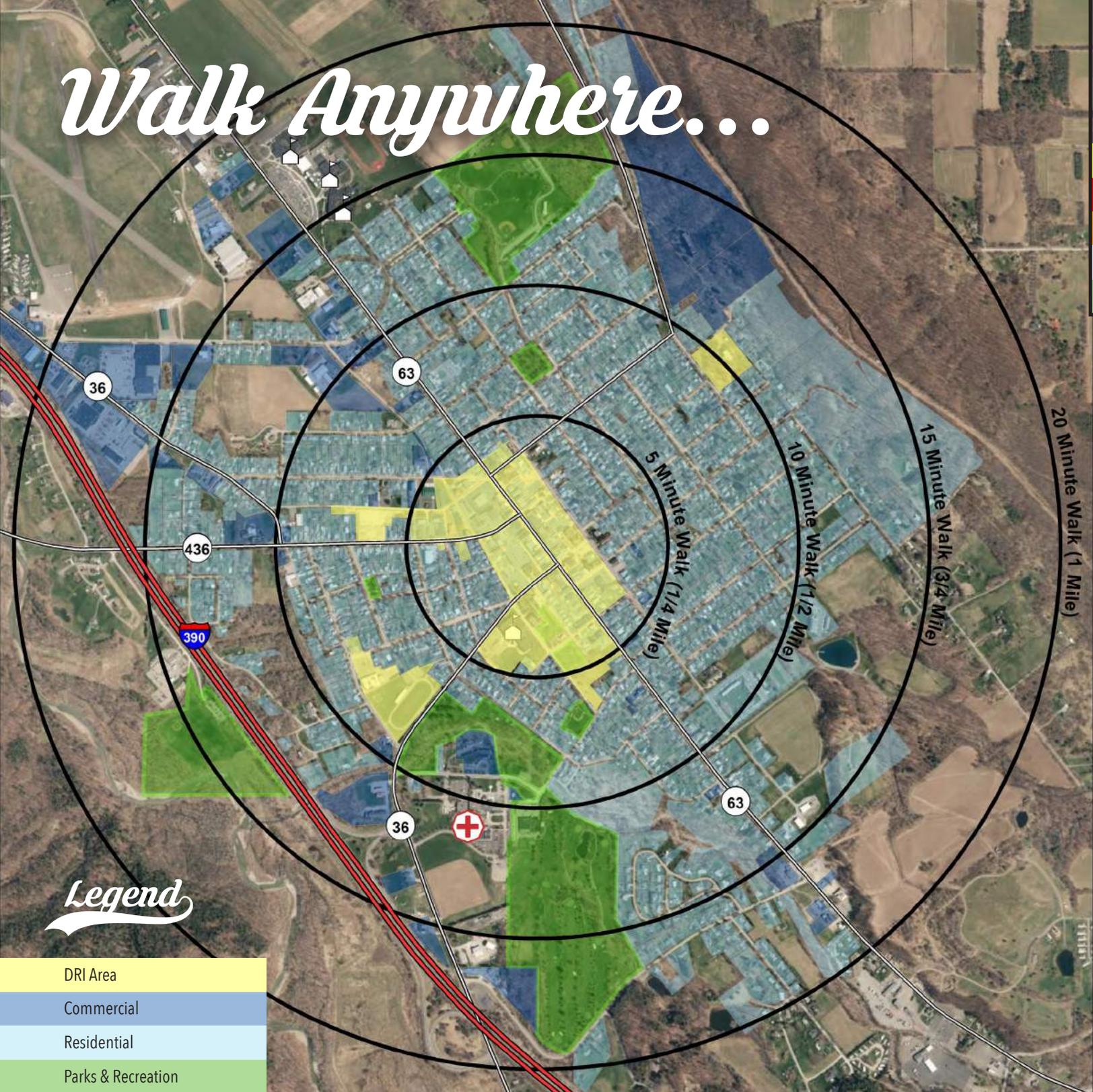
BUILDING RENOVATION
PROGRAM
Opportunity Sites



AFFORDABLE APARTMENTS
50 Ossian Street

- 115-117 MAIN STREET
- 124 MAIN STREET
- 126 MAIN STREET
- 127 MAIN STREET
- 128 MAIN STREET
- 131 MAIN STREET
- 139 MAIN STREET
- 141-143 MAIN STREET
- 142 MAIN STREET
- 145 MAIN STREET
- 147 MAIN STREET
- 148-153 MAIN STREET
- 149-153 MAIN STREET
- 154-162 MAIN STREET
- 155 MAIN STREET
- 157-161 MAIN STREET
- 164 MAIN STREET
- 167 MAIN STREET
- 168 MAIN STREET
- 170 MAIN STREET
- 172 MAIN STREET
- 174 MAIN STREET
- 176 MAIN STREET
- 193 MAIN STREET
- 195-197 MAIN STREET
- 199 MAIN STREET
- 211 MAIN STREET
- 26 CLARA BARTON STREET
- 28 CLARA BARTON STREET
- 4-6 OSSIAN STREET
- 54 WEST AVENUE

Walk Anywhere...



Legend

- DRI Area
- Commercial
- Residential
- Parks & Recreation

Dansville's DRI district is contained within a dense, walkable half mile. Centered on the Village's historic core, the district includes traditional mixed-use buildings and two neighboring supporting parcels - connected through compact residential neighborhoods - that are ripe for investment. A target area of this size ensures that DRI investment would be impactful and measurable; the change

would be highly visible and many would feel the effect.

The nearly 5,000 residents, all of whom live within a walkable mile from downtown, would feel the impact. The impact of a DRI investment would spread beyond the Village limits, and into neighboring communities within a ten-mile radius. Dansville has flourished as the largest core community in a wide

geographical area. This Village acts as the center of commerce for several surrounding townships including the Town of North Dansville, Town of Ossian, Town of West Sparta, Town of Sparta, Town of Springwater, and the Towns of Dansville and Wayland in Steuben County. Cumulatively, this catchment area services another 17,500 residents.

Legend

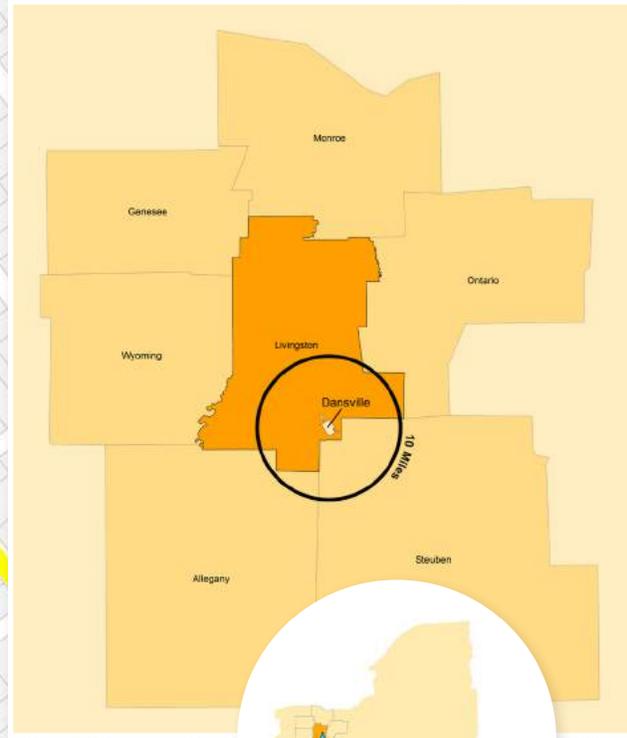
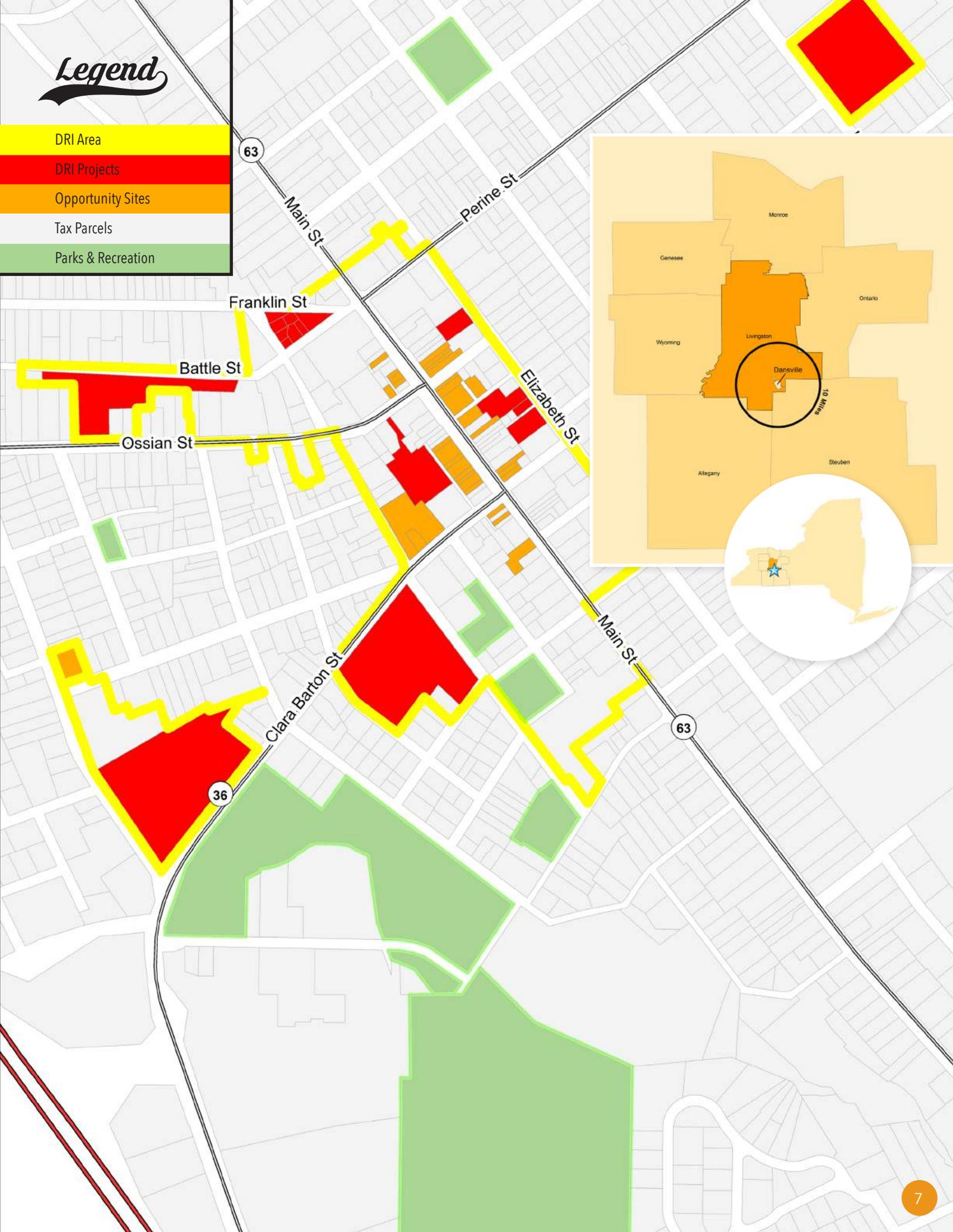
DRI Area

DRI Projects

Opportunity Sites

Tax Parcels

Parks & Recreation



1795

Daniel Faulkner is Dansville's founder and first storekeeper

1854

Large section of Main Street's north east district destroyed by fire

1910

Main Street paved

1870

Restoration completed from fires

1966

First Annual Dogwood Festival *(still going!)*

2000

DOT Main Street renovation project completed improving traffic flow and adding new brick work, planters, benches, trees, street lights

1820

Shepard Home built *(now library)*

1870's

Maxwell block built *(houses library)*

2006

Comprehensive Plan completed

1859

Second fire destroys sections of north west Main Street

1997

First NYS Festival of Balloons *(still going!)*

2007

1921

Star Theater opened as silent movie house and live vaudevillian theater *(still going!)*



Dansville Chamber of Commerce Promotions Committee formed to develop downtown events

2003

Downtown Revitalization Program initiated at the county level with a dedicated Downtown Coordinator

Rent Subsidy program initiated to fill vacant storefronts

Time Flies When You're Having Fun

2010-12

Downtown Projects

TOTAL PROJECT COST: \$1.8 MILLION

- 22 Buildings improved
- 17 Residential units created-12 in previously vacant, derelict space
- 6 Derelict buildings restored
- 4 New businesses
- 10 Retained/expanded businesses

Several new festivals initiated: Chalkwalk, Kidding Around Downtown, Art Extravaganza

2008

Winter in the Village Festival and Wine Walk initiated (still going!)



Before»..... After

O'CONNELL BUILDINGS
Slated to be demolished, these 2 3-story buildings were saved creating 4 residential units and 2 new store fronts.

DANSVILLE DENTISTRY
3-story derelict building completely rehabbed for commercial use on 1st and 2nd floors creating 3 new jobs and a showpiece for a key corner of the downtown

2011

Library renovation/ addition completed

2013-16

First Friday Events initiated as a year-round program

Downtown Projects

TOTAL PROJECT COST: \$689,035

- 14 Buildings improved
- 5 New residential units created
- 7 Businesses retained
- 3 Businesses expanded and/or relocated
- 5 New businesses
- 2 Destination businesses open



Before»..... After

QUI'S BUILDING
Storefront had been derelict and a detriment to the district for over 10 years



Before»..... After»..... After

HAIR PLACE & RESIDENTIAL UNIT
Storefront restored to original design, upper windows restored, and a residential unit created from previously unused space



Before»..... After

JAVA JUNGLE
Architectural renderings assisted with the redevelopment of this famous local diner

2017

Downtown Projects

TOTAL PROJECT COST: \$536,680

- 4 Buildings improved
- 3 New businesses
- 2 Destination businesses

Fairy Door Art Installations on Main Street initiated



After»..... After

COFFEE CUP, SUGAR BOWL & CAFÉ TAZZA
These 2 buildings were derelict for several years and now house 3 vibrant destination type businesses



Before»..... After

BATTLE STREET BREWERY
RESTORENY funds assisted in the complete renovation of this train depot in the heart of the downtown. Battle Street Brewery recently opened for business and is quickly becoming an anchor attraction for the Village.

Workforce Profile by the Numbers

- Health Care/Social Assist **27.9%**
- Retail Trade **19.9%**
- Educational Services **14.9%**
- Accommodation/Food Services **10.5%**
- Manufacturing **5.2%**
- Finance & Insurance **4.0%**
- Other*
- Information **0.6%**
- Management of Companies & Enterprises **0.6%**
- Public Administration **0.6%**
- Agriculture, Forestry, Fishing & Hunting **0.7%**
- Construction **0.8%**
- Arts, Entertainment, & Recreation **0.9%**
- Administration & Support, Waste Management & Remediation **0.9%**
- Professional, Scientific, & Technical Services **1.6%**
- Real Estate, Rental & Leasing **1.8%**
- Transportation/Warehousing **2.2%**
- Other Services **3.2%**
- Wholesale Trade **3.5%**

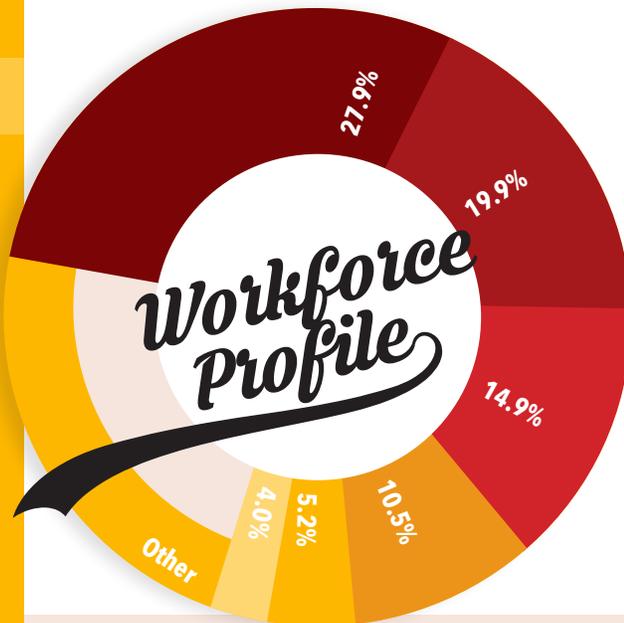
AHEAD OF THE CURVE

AN ESTIMATED 80% OF JOB GROWTH IS GENERATED BY EXISTING COMPANIES RATHER THAN ATTRACTION OF NEW BUSINESS. LIVINGSTON COUNTY'S ECONOMIC DEVELOPMENT OFFICE CONDUCTS PERIODIC MEETINGS WITH LOCAL BUSINESSES TO UNDERSTAND THEIR NEEDS, ALONG WITH ANY BARRIERS OR OTHER ISSUES THAT MAY IMPEDE GROWTH, SUCH AS INFRASTRUCTURE, WORKFORCE, PERMITTING, FINANCING, ETC.

Some of Dansville's largest employers, including Noyes Health/University of Rochester Medical Center and LMC Industrial Contractors have seen significant growth in recent years.

With retail trade making up almost 20% of jobs in Dansville and accommodation and food service another 10%, downtown as a whole cannot be overlooked as one of the area's major employers with significant opportunity for growth. Recent completion of a retail gap analysis for a three-mile trade area reports leakage of \$29,241,452 and suggests industries with significant room for growth.

A shovel-ready industrial park located one mile north of downtown offers 124 developable acres. Less than a mile south of downtown is a highly visible development site just off exit 4 of I-390 with 42 available acres. In today's global economy, industry can locate anywhere. DRI investment in downtown Dansville would significantly improve the marketability of these sites for development and job creation.



Retail Gap Analysis – Primary TA

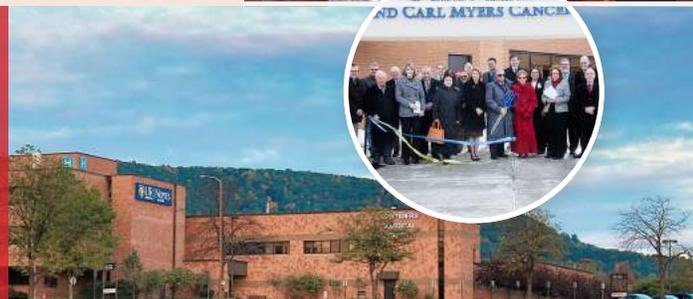
-\$29,241,452 total retail trade + food and drink surplus

Source: ESRI Business Analyst Online 2017



"Operating a health care business in Dansville is facilitated by the community's strong interest in providing services to our area residents. There is a cooperative spirit among our many partners that is very beneficial to delivering quality care."

AMY POLLARD, PRESIDENT & CEO
NOYES HEALTH/UNIVERSITY OF ROCHESTER MEDICAL CENTER



A Thriving Community

"I am a transplant to Dansville, coming here thirteen years ago after purchasing a business and building in the heart of downtown. I have seen many positive physical changes in our downtown during this time. Even more impressive are the incredible sense of community pride and shared interest and drive to make Dansville unique and viable to its citizens and visitors."

SALOME FARRARO, OWNER, TONY'S PIZZERIA

Dansville has an array of annual events which bring people downtown.

- Dansville's week long Dogwood Festival is in its 52nd year!
- The New York State Festival of Balloons attracts more than 35,000 spectators to Dansville for Labor Day weekend each year.
- Winter in the Village, held in the heart of Dansville's historic downtown, includes a wine tasting tour, tree lighting ceremony, and many family friendly events.
- The Summer Concert Series takes place in a Village park each Monday from June – August.
- The Chalkwalk and Arts Fest, in its 7th year, continues to grow as does the art scene in downtown Dansville.
- First Fridays happens each month, encouraging downtown businesses to remain open late to compliment additional activities such as vendors, tastings, car shows, etc.



COMMERCIAL & CULTURAL AMENITIES

- The highly intact, historic architecture that exists in downtown Dansville is in itself a cultural attraction.
- Dansville has a rich history including the establishment of the first chapter of the Red Cross founded by resident Clara Barton in 1881.
- Downtown Dansville businesses are dedicated to making the area a truly fun and unique place to be.

Destination businesses include:

- Star Theater
- Battle Street Brewery
- Dansville Artworks
- Restaurants and taverns
- Public library

"Coming back to a place that had once afforded me great opportunities from public schooling to athletics to friendships felt natural. It seemed like the romance I had felt about leaving had returned, only now I felt obliged to be a cog in the wheel... I'm investing that same love, energy, and opportunity I'd been shown back into the town I had loved. This is my new path."

JEFF SWIFT, DOWNTOWN BUILDING OWNER AND DANSVILLE NATIVE



ACCESSIBLE RECREATION

- The entrance to Stony Brook State Park is two miles from downtown Dansville.
- The park offers natural beauty in a gorge, a stream-fed pool, hiking trails, and three major waterfalls.
- Additional recreation options include picnic areas, playgrounds, campsites, cabins, hunting, cross country skiing, and play fields for baseball, basketball, tennis, and volleyball.
- Dansville has more than 145 acres of parkland within walking distance to downtown.

BRIMMING WITH OPPORTUNITY

Projects

FLATIRON DISTRICT

2-10 Milton Street; 3 Spivee Street;
1 Franklin Street



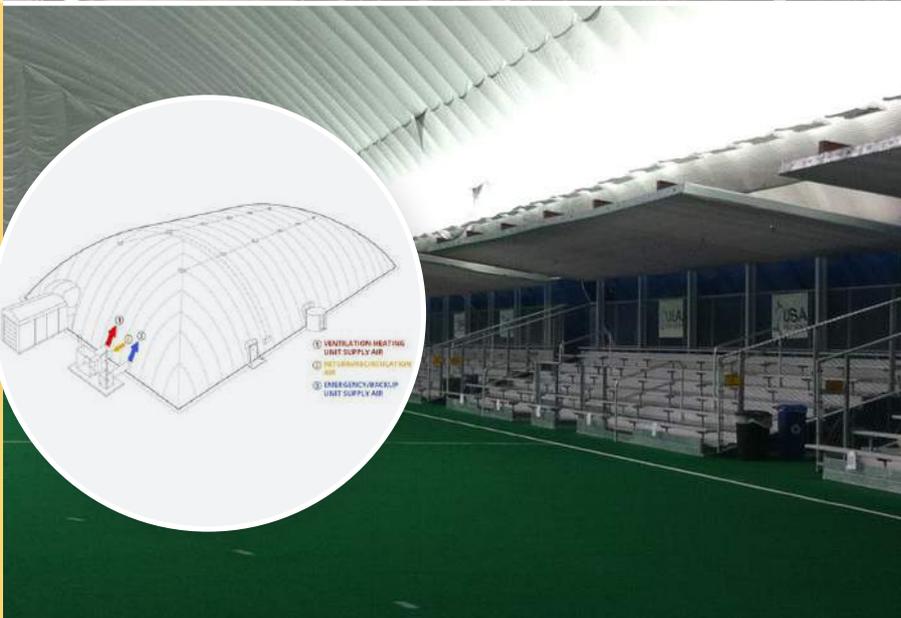
Project Description:

Located on the .66 acre site of a former service station, multi-use facility and non-code compliant residential apartments, The Mill will be a commercial/retail complex which will offer fresh food, craft beverages, artists, and novelty shops to compliment the downtown offerings that are already successful. With an open air space that allows for gatherings to eat, drink or sit, the building will welcome guests, and visitors to come and enjoy the beautiful surroundings of the area.

Project Cost: \$1,600,000

DANVILLE SPORTS DOME

88 Clara Barton Street



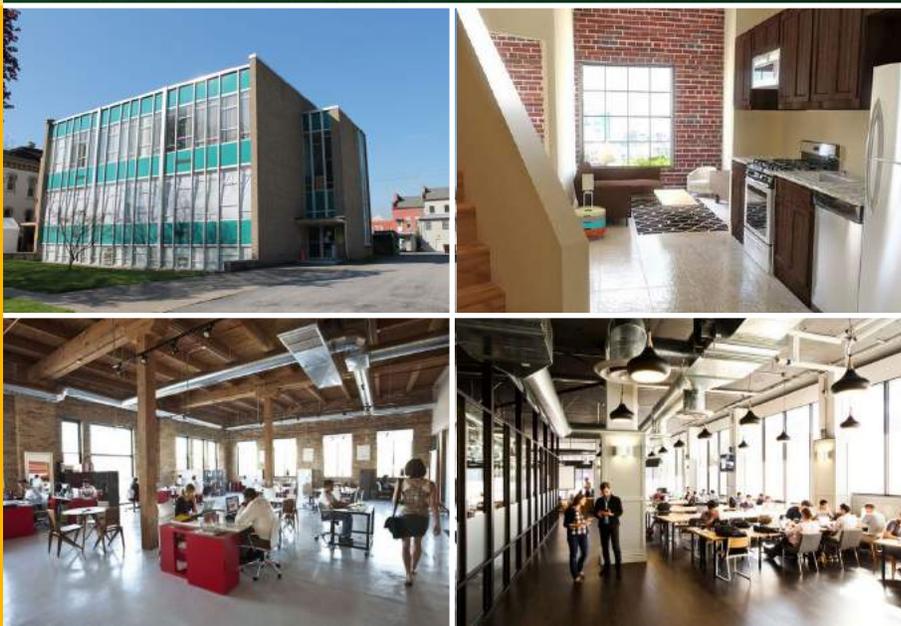
Project Description:

Dansville sports teams have used the Ralph Clements Field for a multitude of sporting events from football and soccer to youth baseball and tennis. The community lacks indoor facilities and needs an overflow area that can be accessed year-round. The sports dome is an inflatable cover that is climate controlled and will offer a 35,000 sf indoor multi-sport surface that can be used for indoor soccer, volleyball, golf practice range, tennis, and a growing contingent of pickleball players!

Project Cost: \$1,000,000

CO-WORK SPACE & LOFT LIVING

45 Elizabeth Street



Project Description:

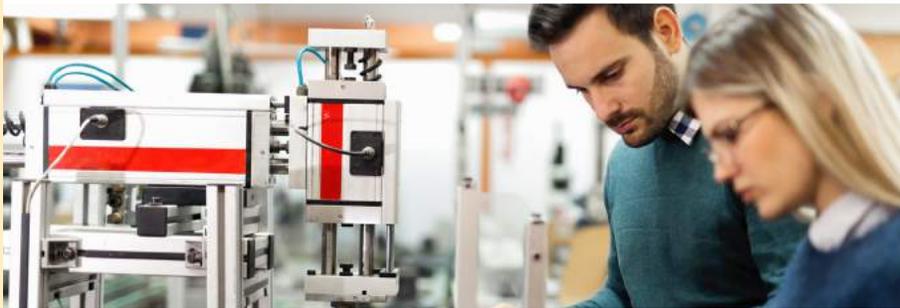
The former school's floorplan can be retrofitted to meet the demands of residents and the workforce - to include burgeoning entrepreneurs - and is equipped with adequate parking and utilities. Working remotely in an office setting with the ability to access amenities such as high speed internet connectivity and video conferencing can provide our workforce with an option while remaining close to home.

Project Cost: \$850,000

BRIMMING WITH OPPORTUNITY

Projects

MECHATRONICS LAB @ GCC DANSVILLE 31 Clara Barton Street



Project Description:

Mechatronics is an area of study comprised of multiple engineering aspects that provides a significant employment opportunity to the students in this geography. The only mechatronics lab is at MCC in Rochester and is fully subscribed. Regretfully, the capacity will not meet the vacancies in this field, making another laboratory a necessity to keep up with the workforce demands.

Project Cost: \$650,000

SENIOR HOUSING @ THE KING'S DAUGHTER'S HOME 26 Health Street



Project Description:

An 1860's constructed building that was initially used as a seminary prior to its conversion to a hospital and subsequent senior nursing home, this building is a 3-story, ~15,000 sf brick structure on 5 acres in a quiet residential neighborhood. A return to senior housing would restore the facility and provide many community residents an opportunity to downsize from home ownership to apartment living without leaving the serenity of a neighborhood!

Project Cost: \$2,500,000

AFFORDABLE APARTMENTS 50 Ossian Street



Project Description:

Just a short walk from the downtown, this brownfield property was the site of a former utility and has access from two Village roads on the north and south sides of the property. Approximately 3 acres in size, this parcel has been readied for mixed-income residential development and would provide tenants with a ¼ mile walk to the middle of the downtown district and only ½ mile walk to the off-Main Street shopping district!

Project Cost: \$6,000,000

PARKING LOT Upgrades



Project Description:

In order to maximize the use of existing parking resources, the Village will redesign multiple rear parking lots to include repaving, restriping, crosswalks, lighting, signage, and landscaping.

Project Cost: \$350,000

ALLEY IMPROVEMENT Program



Project Description:

This program will improve the access and visibility of rear parking lots creating an enhanced perception of cleanliness and safety. These alleyways can also be designed as gathering places with the addition of benches, lighting, landscaping, and public art.

Project Cost: \$25,000

WAYFINDING SIGNAGE



Project Description:

Wayfinding signage would improve the visibility of downtown and help direct visitors and employees from outside the downtown onto Main Street. A brand identity would be developed and used to ensure signage is consistent and easily identifiable. Gateway signage would be installed at entrances to downtown and coordinated signage would direct walkers and drivers to parking lots and destinations/assets.

Project Cost: \$300,000

PUBLIC ART



Project Description:

Public art downtown activates public spaces and creates photo opportunities. Murals and art installations, temporary and permanent, can serve as destinations.

Project Cost: \$150,000

Endless Potential

BUILDING RENOVATION Program

Project Description:

Downtown Dansville has a nearly 20% commercial vacancy rate and an almost 50% passive storefront rate where commercial units are occupied by non-retail use. More than 30 opportunity sites have been identified that require significant façade and/or interior restoration. Many of these buildings include currently vacant second and third floors. If these buildings were renovated, non-retail uses could be moved upstairs, opening up additional storefront space for retail businesses, and an estimated 75 new residential units could be added downtown. With an ongoing building renovation fund that matches renovations 50/50, Dansville could spur private investment at these opportunity sites, improving the vibrancy and sense of place in its historic downtown district.

Project Cost: \$2,500,000



Sampling of sites most in need of rehabilitation.

115-117 MAIN ST.



141-143 MAIN ST.



145-147 MAIN ST.



149-155 MAIN ST.



157-161 MAIN ST.



148-152 MAIN ST.



167 MAIN ST.



154-162 MAIN ST.



26 CLARA BARTON ST.



54 WESTAVE.



28 CLARA BARTON ST.



193-199 MAIN ST.



139 MAIN ST.



170-176 MAIN ST.



Primed & Prepared

SHOULD DRI FUNDING BE AWARDED, THE VILLAGE OF DANSVILLE WOULD CONTRACT WITH THE LIVINGSTON COUNTY DEVELOPMENT CORPORATION AND ITS DOWNTOWN PARTNERSHIP TO LEAD ADMINISTRATION.

Dansville has been a member of the Downtown Partnership since its inception in 2003. This county-wide program with the mission of promoting and enhancing the unique, authentic, and vibrant communities of the County is housed in Livingston County's Economic Development Office and supported by the office staff, including a fulltime Downtown Coordinator. The Downtown Coordinator would be the local lead responsible for convening a local Downtown Revitalization Initiative Planning Committee.

The Downtown Partnership has a proven track record of administering concurrent contracts and advancing policies that improve downtown livability and quality of life.



THE DOWNTOWN PARTNERSHIP'S EXPERIENCE

Partnered with Dansville's Opportunity

Design Guidelines

In 2010 the Downtown Partnership assisted Dansville with the development of Design Guidelines which, once complete, were adopted by the Village. Design Guidelines are intended to aid owners of buildings undergoing façade renovations with design proposals that contribute to the development of a vibrant and pedestrian-friendly downtown. Façade elements such as signs, colors, lighting, awnings, windows and doors, siding materials, and detailing all have a significant impact on the character and identity of the street. Not only do these guidelines help building owners with design decisions, they can also be used to highlight and enhance existing characteristics of Dansville's downtown.

Samples:



Local Law RPTL 485n enacted

Livingston is one of only two counties in the entire state with the **485n** exemption which makes investment in downtown ideal

Reserved exclusively to property converted, created, modernized, rehabilitated, expanded, or otherwise improved for commercial or mixed-use purposes in excess of **\$10,000**

12 YRS exemption benefit:

100% of the base amount attributable to the construction work is exempt during the first 8 years of the exemption

80% is exempt in the 9th year

60% is exempt in the 10th year

40% is exempt in the 11th year

20% is exempt in the 12th year

New York Main Street Building Renovations

9 New York Main Street Building Renovation Grants completed in 8 downtowns

\$3.2 million in grants successfully administered and closed

More than **\$7 million** in total project cost invested in **89 buildings**

1 New York Main Street Building Renovation Grant currently underway in 2 downtowns

Livingston County Sign & Façade Program

Local funding

50/50 match for transformative sign and façade projects

129 projects in all **9** downtown districts

\$417,000 has leveraged more than **\$945,000** in private investment

More than **\$1.3 million** total project cost

Restore NY Projects

4 Restore New York Projects underway totaling more than **\$3.5 million**

\$500,000 grant for Avon Inn, Avon, NY

\$285,488 grant for Battle Street Brewery, Dansville, NY

\$700,000 grant for Livingston County Home (Poorhouse), Geneseo, NY

\$400,000 grant for Park Theater, Avon, NY

Livingston County Land Bank

The Livingston County Land Bank was approved by New York State in September 2017 with the mission to support community (re) development by facilitating the return of vacant, blighted, abandoned, tax delinquent, or underutilized properties to productive use. The Board of Directors sees this as a tremendous opportunity to implement a process that will interrupt the cycle of continued deterioration of these properties and shift the focus toward upgrade. Nice neighborhoods that have these types of properties require the assistance of an agency like the Land Bank that can intervene and improve the overall landscape for residents.



"This community has shown considerable resilience in the face of downturns in the economy by reinventing itself to, not only what people want or need, but what can be sustainable and successful."

BARRY HAYWOOD, PRESIDENT
DANSVILLE AREA
CHAMBER OF COMMERCE

Technical Assistance through the New York Main Street Program

5 New York Main Street Technical Assistance Grants completed, one underway

Project Feasibility Studies for **25** buildings

Commercial District Analysis Completed for all **9** downtowns



Small Business Assistance

Workshops and webinars to help businesses grow their sales, profits, and customer traffic



Adopt-a-Business program pairs SUNY Geneseo students with businesses to offer social media assistance



Destination Downtown Conference educates business owners, local officials, and citizens who want to attract more traffic to their downtowns and businesses

Village of Dansville 14 CLARA BARTON STREET, DANSVILLE, NY 14437

