



# Welcome to Auburn, NY

We're Good Company for Your Business!

## SET YOUR SITES ON AUBURN TECHNOLOGY PARK

Located on the City's north side, Auburn's 80-acre Tech Park was developed in the early 1990's to support high tech industries and jobs in the City. Between **550-700 people work in the Park** at various companies throughout the year, including the City's largest manufacturer, McQuay International. HVAC systems, fiber optics, precision metals, specialty displays and interiors are currently manufactured in the Park. While most of Tech Park is built out, **shovel-ready sites and buildings are available** for new development. Tech Park is located across from Falcon Park home to the Auburn Doubledays AA Minor League Baseball Team (60,000 visitors annually) and lies within a **NYS Excelsior Investment Zone**.

### **Power @ Tech Park**

Tech Park companies have options when it comes to power:

- **Green Public Power is available at Tech Park** in the form of hot water waste heat; up to 9 Dth is ready to sell to an industrial end-user. Rates are subject to negotiation with the Auburn City Council.
- NYSEG as the local utility operator offers competitive pricing, rate and non-rate incentives. Under special tariffs, NYSEG can provide competitive pricing to new customers and/or for qualified expansions by existing customers.
- ReCharge NY may be available to provide **low cost hydropower** for a contract period of up to seven years to serve a portion of your company's needs. Allocations are awarded by the New York Power Authority through competitive application review. Up to 350 MW of ReCharge's 950 MW program allocation has been committed to Upstate New York.

### **Water and Sewer @ Tech Park**

Auburn is a full-service City with **water and wastewater infrastructure and professional staff available** to support existing and new residential, commercial and industrial customers. The City's Wastewater Treatment Plant is located adjacent to Tech Park and has an **average excess capacity of 4 MGD**. Current water rates are \$1.795/100 c.f. (\$2.340/1000 gallons); current sewer rates are \$4.78/100 c.f. (\$6.390/100 gallons) + meter fees. Strong waste limits are available upon request. If applicable, the City's Industrial Pretreatment Program Coordinator will work with directly with your company to insure compliance with applicable regulations.

### **Market Access from Tech Park**

Tech Park offers congestion-free **15-minute direct access to NYS Thruway Exit 40** at Weedsport along major roads. The Park is within a day's drive of 50% of the combined United States and Canadian population. Finger Lakes Railroad serves Auburn and Cayuga County and offers siding to siding carload handling of all commodities, transloading, warehousing and storage of cars, and custom services. Two transload areas are located within a mile of Tech Park. Syracuse Hancock International Airport is located 35 miles east and offers 9300 lft and 7500 lft of runway. *Market Access fact sheet available.*

[www.AuburnLovesBiz.com](http://www.AuburnLovesBiz.com)

City of Auburn ~ Memorial City Hall ~ 24 South Street, Auburn NY 13021 ~ (315) 255-4115



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## Available Sites @ Tech Park

Currently, **six sites and two buildings are available** for purchase in Tech Park. A map of available sites is located on the next page; individual site and building profiles are available upon request. Available property includes:

#	Address	Owner	Acres	Sq. Ft.	List Price	Comments
1	38 Allen Street	AIDA	21	N/A	FMV \$367,000	Owned by the Auburn Industrial Development Authority. Property may be subdivided. Price subject to negotiation. Contact City @ 315-255-4115.
2	31 Allen Street	Bank foreclosure in process	3	12,000	\$389,000	3 bldgs on site: Front block bldg 7200 SF; rear steel bldg 4800 SF; 2 car steel barn on site for storage. Includes 800 SF finished office space. 3 loading docks and 2 drive-through doors. 1200 amp, 3-phase electric. Gas forced air heating. Ceiling height s range between 12-18 ft. Listing Agent John Bouck w/Bouck Real Estate, 315-252-7503.
3	N. Division Street Rear	AIDA	12	N/A	FVM \$240,000	Owned by the Auburn Industrial Development Authority. Property may be subdivided. Price subject to negotiation. Contact City @ 315-255-4115.
4	4022 Tech Park Blvd.	Lexi Interiors, Inc.	4	37,178	\$1,600,000	25,000 SF open space w/21 ft. ceilings; 7,500 SF open space w/17 ft. ceilings; 4,778 SF Class A/B Office; large Class A reception area and Conference room; Executive Office w/ private washroom and cherry wood floors. Power: 2000A / 480V / 3 PHASE, BUSS Bars Throughout. Doors: (3) 14X20 Grade Level Doors, (2) 8X8 Dock Level Doors. HVAC: Office - (3) 5-Ton A/C Units, GFA Heat; Warehouse – Overhead. Listing agent Jon Propper w/Pyramid Brokerage, 315-395-8675.
5	4200 Tech Park Blvd.	City of Auburn	3.6	N/A	Negotiable	Price subject to negotiation. Contact City @ 315-255-4115.
6	3 Commerce Way	City of Auburn	2	N/A	Negotiable	Price subject to negotiation. Contact City @ 315-255-4115.
7	4 Commerce Way	City of Auburn	1.6	N/A	Negotiable	Price subject to negotiation. Contact City @ 315-255-4115.
8	2 Commerce Way	City of Auburn	1.8	N/A	Negotiable	Price subject to negotiation. Contact City @ 315-255-4115.