

November 21, 2024

# Update:

2024 Restore NY Round 9  
Grant Application

## West Webster Hamlet Revitalization



Town of Webster, NY  
Department of Community Development



## West Webster Hamlet Revitalization Study Area Map

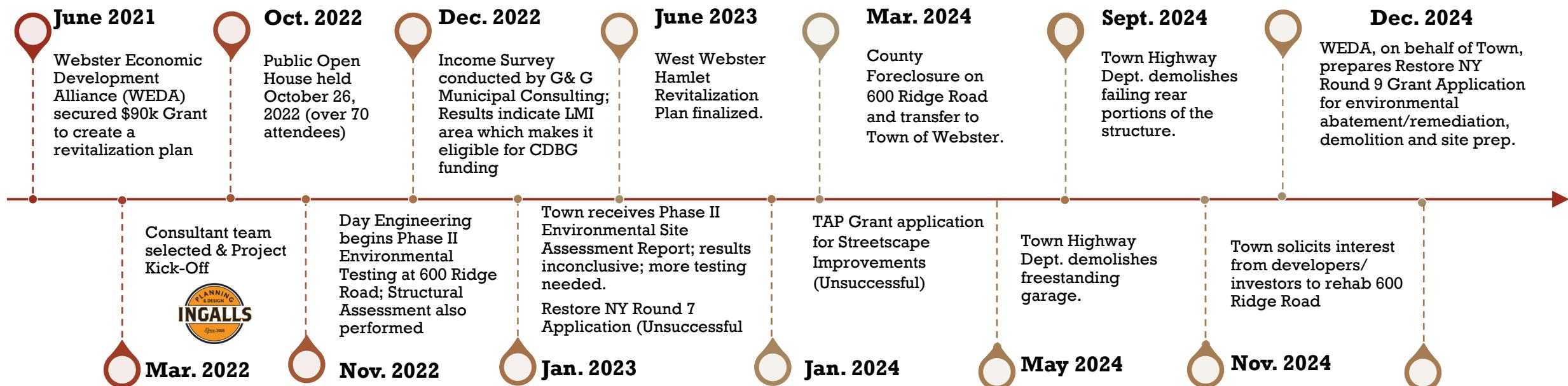


# PRESENTATION OVERVIEW:

- Review of revitalization efforts to date & priority plan recommendations
- Restore NY Grant Program Intent and Eligibility
- Proposed Project Scope of Work & Cost Estimates
- Next Steps / Q & A / Board Discussion

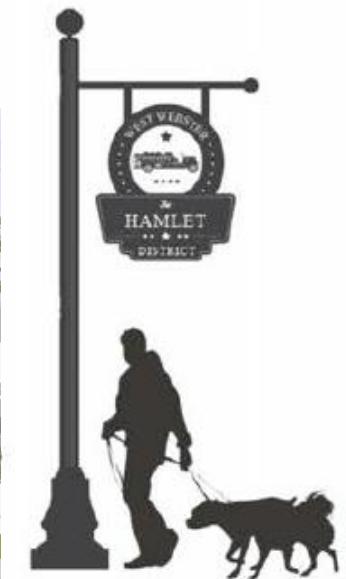


# WEST WEBSTER HAMLET REVITALIZATION EFFORTS:

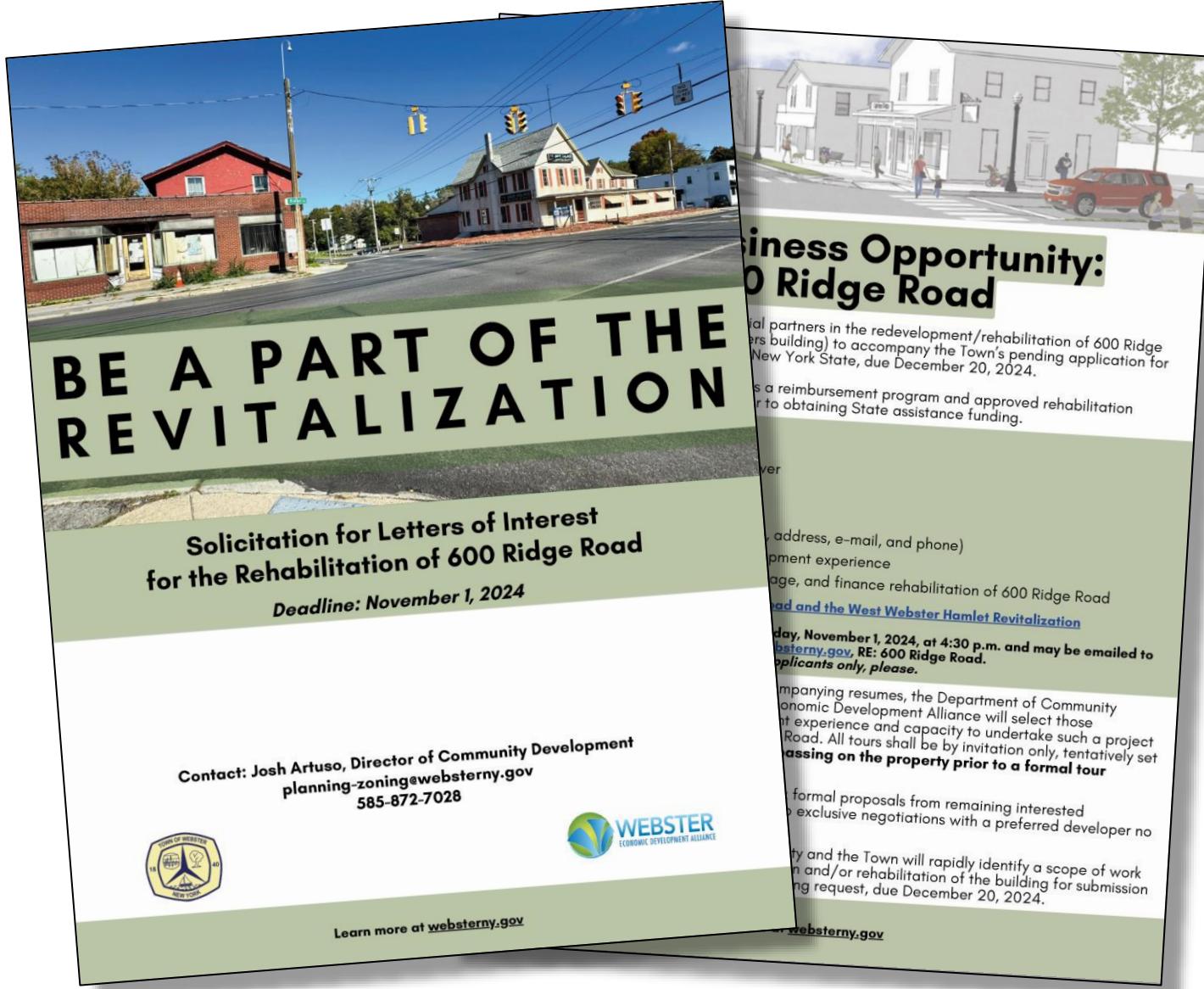


# PRIORITY REVITALIZATION RECOMMENDATIONS:

- Intersection of Old Ridge and Gravel Roads was identified as the highest priority area based on community feedback.
- Sidewalks and associated pedestrian amenities / safety enhancements are strongly desired in this area.
- Community demand to see the blighting impacts of 600 and 602 Ridge Road mitigated.



# 600 RIDGE ROAD SOLICITATION: NOVEMBER 2024



- Town of Webster sought potential partners in the redevelopment/rehabilitation of 600 Ridge Road
- Need for experience and capacity with similar projects
- Financial capacity to self-fund rehab efforts
- Underwhelming response from development community
- Size of site makes for difficult investment proposition

# 2024 RESTORE NY PROGRAM (ROUND 9)

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- Financial assistance for revitalization of communities through the elimination and redevelopment of blighted structures.
- Goal is to attract residents and businesses by redeveloping residential, commercial, and mixed-use properties.
- The “Project” Application can be submitted by a County, Town, Village, or City, and Municipalities can sub-grant the funds to a private entity.
- Max request is 90% of project, up to \$1M. Typically less than 50%.
- Local match minimum of 10% in cash. Application fee is \$500.
- Funds cover design/engineering, demolition, construction, environmental remediation.
- **Reimbursement Program: project completed and then funds dispersed.**



# 2024 RESTORE NY PROGRAM (ROUND 9)

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- September 20, 2024: Round 9 Announced
- October 18, 2024: Town submits its Letter of Intent to Apply
- November 1, 2024: Town seeks interest for 600 Ridge Rehab
- December 20, 2024: Application Deadline
- Q1/Q2 2025: Anticipated Award Notification (expense eligibility date)
- Q3/Q4 2025: Contracting Period with State
- 2025-2026: Town to Complete Environ. Investigation/Remedial/Demo activities
- Late 2026: Town to close out project and seek reimbursement from ESD



# 2024 RESTORE NY PROGRAM (ROUND 9)

## WHY NOW?

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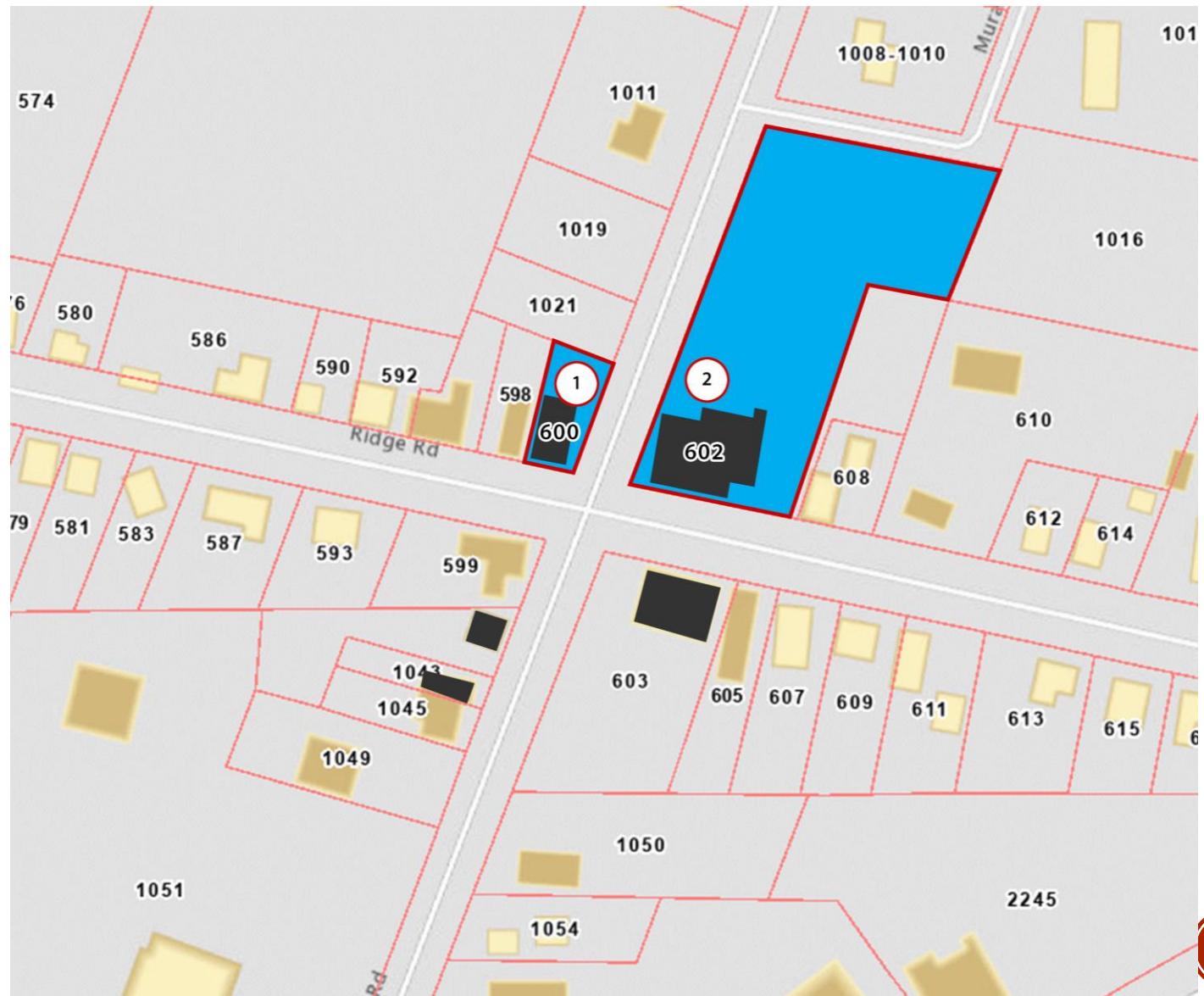
- Sustained Momentum from Hamlet Master Planning Project
- Town now in control of building, yet also responsible for maintenance
- Broad Public Support for mitigation of 600 Ridge Road
- Private Sector is looking to Public Sector for revitalization commitment
- In 2023 and 2024, Restore NY funds have had 2 rounds per year



# 2024 RESTORE NY PROGRAM (ROUND 9)

Site 1: Owner – Town of Webster  
600 Ridge Road  
SBL – 78.20-1-11

Site 2: Owner – Louis Buddy Inc  
602 Ridge Road  
SBL – 78.20-1-16



# 2024 RESTORE NY PROGRAM (ROUND 9)

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Site 1: Owner – Town of Webster  
600 Ridge Road  
SBL – 78.20-1-11

**Status: Abandoned, Contaminated**  
**Proposed Action: Demo/Remediation**

Anticipated Cost: \$275,000

- \$150,000 – Demo, Site, Utilities, Abatement
- \$50,000 – Soft Costs, Investigations
- \$75,000 – Contingencies

**Anticipated Restore NY Request:  
\$250,000**



# 2024 RESTORE NY PROGRAM (ROUND 9)

Site 1: 600 Ridge Road  
SBL – 78.20-1-11



# 2024 RESTORE NY PROGRAM (ROUND 9)

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Site 2: Owner – Louis Buddy, Inc  
602 Ridge Road  
SBL – 78.20-1-16

**Status: Vacant**

**Proposed Action: Rehabilitation**

**Anticipated Cost: \$2,275,000**

- \$1,250,000 – Building Rehabilitation
- \$530,000 – Demo, Site, Abatement
- \$220,000 – Soft Costs, Investigations
- \$275,000 – Contingencies



**Anticipated Restore NY Request:**  
**\$700,000**

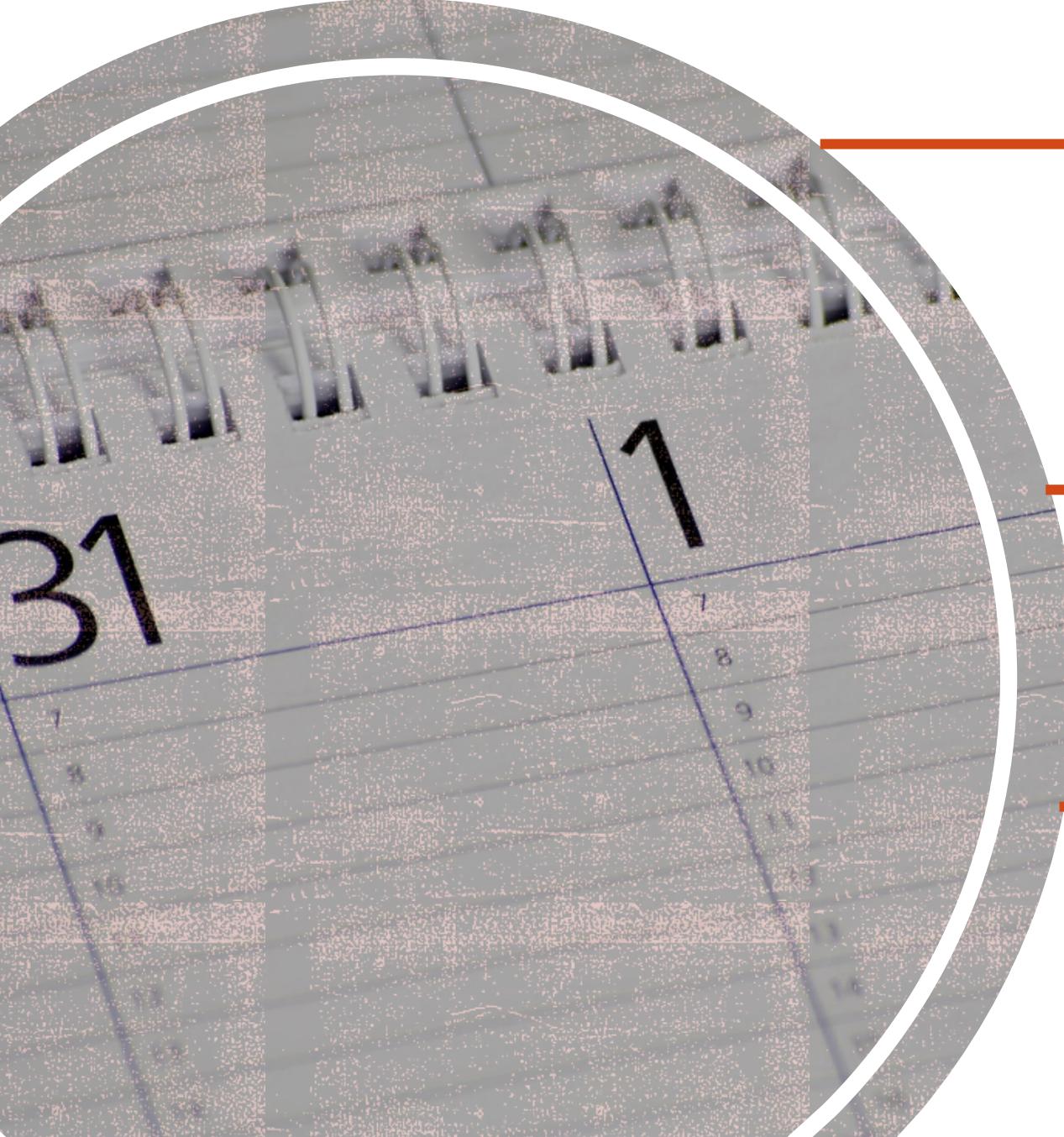


# 2024 RESTORE NY PROGRAM (ROUND 9)

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Site 2: 602 Ridge Road  
SBL – 78.20-1-16





# NEXT STEPS

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- Planning Study Implementation:
  - Formally Adopt Revitalization Plan
  - Pursue recommended zoning changes
  - Increased Code Enforcement
- Streetscape Improvements:
  - Future TAP Grant Application
  - Highway boundary survey (\$50-\$60k)
- 600 Ridge Road
  - Add. Phase 2 Investigations (\$25-\$35k)

# PROPOSED PHASE I STREETSCAPE IMPROVEMENTS:

## OLD RIDGE ROAD BETWEEN GRAVEL ROAD AND EMPIRE BOULEVARD (LOOKING WEST)



# POTENTIAL FUNDING SOURCES FOR PROJECT:

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- 2025-2027 Town Budgets
- Use of American Rescue Plan Act (ARPA) Funds
- Private Investment

- Potential additional grant awards from other sources
  - Federal EPA
  - HUD/CDBG?



Present Day:



Future Vision:



# QUESTIONS?

- To stay informed on West Webster Hamlet Revitalization progress, visit:

<https://www.websterny.gov/611/West-Webster-Hamlet>

