



EDA Incentive for Growth in Orleans County

Medina Business Park

Land available through Orleans Economic Development Agency (OEDA)

www.orleansdevelopment.org

(585) 589-7060

Build Now - 355 Acres NYS Certified Shovel-Ready Site

- 155 Light Industrial-Zoned Acres
- 200 Industrial-Zoned Acres
- Contiguous Sites from 5 to 125 Acres Available
- Located in Medina, New York (Orleans County)
- 3500-ft Frontage (Available on Maple Ridge Road)
- No Natural Disaster Risks
- Electricity (115kV) - 40 Megawatts/Dual Feed Available (sub station located less than 1500 feet from site)
- Fiber Optics - Verizon/Private Carrier
- Sewer - Village of Medina (5 million gallons per day excess capacity)
- Water - Village of Medina (18" main @ 110psi capable of delivering 10,000,000 gpd)
- 3 Million Gallon Water Tank
- Natural Gas - NYSEG (124-pound main line)
- Developers in place for Build-to-Suit with leaseback options
- NYPA Low-Cost Hydroelectric Power Allocation Eligible
- NYPA Power Proceeds Funding Eligible
- NY State Incentives from NYSESD Eligible
- NY State Incentives from NYSOCR Eligible
- Local Incentives Eligible:
 - Payment in Lieu of Taxes (PILOT)
 - Sales Tax Abatement
 - Mortgage Tax Abatement
- Access to 4 counties (Erie, Niagara, Genesee, Monroe within 30-40 minutes)
- 12 miles from NYS Thruway (190/Exit 48A)
 - Via NYS Routes 63 & 77
- 35 Miles/40 Minutes to Buffalo Niagara International Airport
- 40 Miles/45 Minutes to Rochester International Airport
- 134 Miles/2 Hours to Toronto Pearson International Airport
- Public Bus System Operated by Orleans County

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