

**IDA Project Evaluation**

Project:	351 Southern Blvd
Total Score:	16
Qualifies for a PILOT Deviation?	
Assessment Value per Unit or Commercial Project:	
Notes/Applicable Program Restrictions:	

Other Public Benefits		COMMENTS	
<b>Target Geography</b>			
Distressed Census Tract	1	Census Tract 26 is a distressed census tract	
High Vacancy Census Tract			
Downtown			
BID			
Neighborhood Plan	1	South End Revitalization 2007	
<b>Identified Priority</b>			
Downtown Residential			
Tax Exempt/Vacant	1	The property is currently vacant	
Identified Catalyst Site			
Historic Preservation			
Community Catalyst			
<b>Identified Growth Area</b>			
Manufacturing / Distribution			
Technology			
Hospitality	1		
Existing Cluster			
Conversion to Residential			
Subtotal	4		
<b>Job Creation</b>			
<b>Permanent Jobs</b>			
3 - 40	1		
41-80	1		
81 - 120			
121-180			
>180			
<b>Retained Jobs</b>			
3 - 40			
41-80			
81 - 120			
121-180			
>180			
<b>Construction Jobs</b>			
6 - 80	1		
81 - 160			
161 - 240			
> 241			
Subtotal	3		
<b>Investment</b>			
2.5M - 10M	1		
10.1M-17.5M	1		
17.6M-25M			
25.1M-30M			
Subtotal	2		
<b>Community Commitment</b>			
MWBE			
EEO Workforce Utilization			
Inclusionary Housing			
Regional Labor	1		
City of Albany Labor			
Apprenticeship Program			
<b>Total: Threshold is 10</b>	<b>10</b>		
<b>Baseline Requirements</b>			
Complete Application	1		
Meets NYS/CAIDA Requirements	1		
Albany 2030 Aligned	1		
Planning Approval	1		
Meet "Project Use" definition	1		
"But For" Requirement	1		
	<b>6</b>		