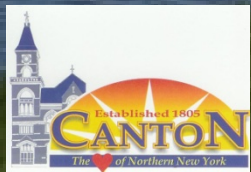


Canton
Economic
Opportunity
Area
Project

*Town and Village
of Canton
Economic Opportunity
Area Project*



This project was prepared for the Town and Village of Canton and the New York State Department of State with state funds provided through the Brownfield Opportunity Areas Program.

Your coast, your future



Tonight's Agenda

Canton Economic Opportunity Area Project

- Introductions
- Information on the NYS Brownfield Opportunity Area (BOA) Program
- Proposed target areas in Canton
- Relationship between the Grasse River Waterfront Plan and the BOA Program Projects
- Discussion of community vision for the targeted areas
- Next Steps



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- Introductions
 - Partners
 - Town and Village of Canton
 - NYS Dept. of State, Division of Coastal Resources
 - Advisory Committee
 - Consultant
 - River Street Planning & Development



- **Brownfield sites:** are abandoned or underused industrial and commercial facilities available for re-use. Expansion or redevelopment of such a facility may be complicated by real or *perceived* environmental contaminations

- **Underutilized sites:** are sites that are underdeveloped or not utilized to their highest and best value
- **Vacant sites:** are sites that are abandoned or unimproved

NYS Brownfield Opportunity Area Program

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- Sponsored by the NYS Department of State, Coastal Resources Division
- Works in partnership with local communities, governments and not-for-profits to develop vision for individual sites and targeted areas



NYS Brownfield Opportunity Area Program

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- Provides technical and financial assistance to communities for the identification, planning and implementation steps required to return vacant, underutilized and brownfield sites to productive use



Program Goals

Canton Economic Opportunity Area Project

- Assess the full range of community problems posed by multiple underutilized sites
- Builds a shared vision and consensus on the future uses of strategic sites



Program Goals

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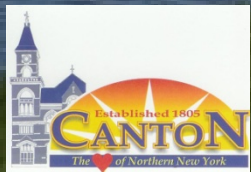
- Coordinate and collaborate with local, state, and federal agencies, community groups and private-sector partners
- Develop public-private sector partnerships to leverage investment in development projects



Benefits to Communities

Canton Economic Opportunity Area Project

- Establishes a Community Vision and Strategy for Revitalization
- Provides a Remediation Strategy for Catalyst Sites
- Provides Site Inventory
- Identifies Future Uses and Businesses



Benefits to Communities

Canton Economic Opportunity Area Project

- Increases Predictability
- Fulfills Community Development Needs
- Improves Environmental Quality
- Fosters Partnerships With State Agencies
- Increases Competitiveness for Other Funding



Steps in the BOA Process

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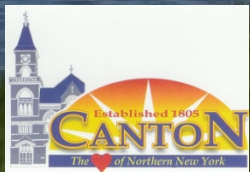
Step One:

Pre-nomination Study

provides a general description of the target area and sites

Step Two:

The Nomination provides more thorough end-use planning including market assessment



Steps in the BOA Process

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Step Three:

Implementation Plan outlines
an implementation strategy
and conducts site
assessments as appropriate



“Step One” Study Components

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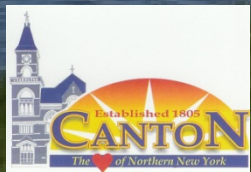
- Executive Summary
- Community Participation
- Establish Vision, Goals and Objectives for the targeted Area



“Step One” Study Components

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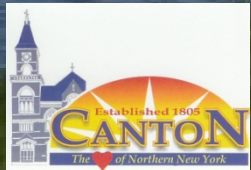
- Analysis of the Area
 - Setting
 - Inventory and analysis of Area and targeted underutilized, vacant or brownfield sites
 - Preliminary Recommendations for reuse of specific sites



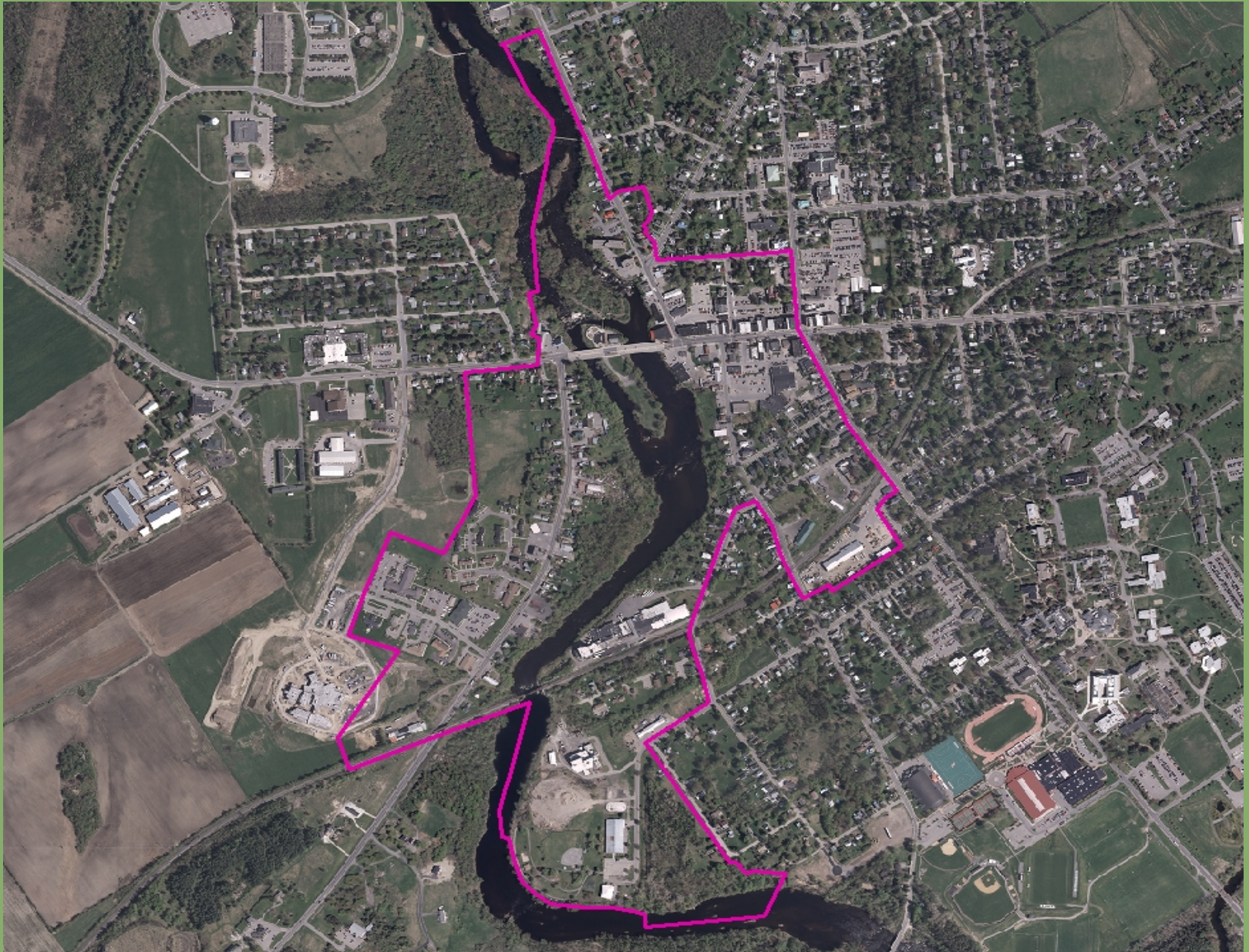
Areas of Opportunity

Canton Economic Opportunity Area Project

- BOA Program requires targeted areas with a concentration of brownfield, vacant & underutilized sites.
- Target area must be 50+ acres
- The Town of Canton is proposing two BOA areas:
 - In the Village of Canton
 - In the Hamlet of Pyrites



Village of Canton: Proposed Boundary



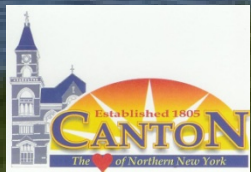
Hamlet of Pyrites: Proposed Boundary



Nexus with Waterfront Revitalization Plan

Canton Economic Opportunity Area Project

- Majority of the proposed Economic Opportunity Area in the Village and all of the proposed Area in Pyrites are located within the Waterfront Revitalization Plan boundary
- The Grasse River Waterfront Revitalization Plan was adopted by both the Town and Village of Canton in early 2010



Nexus with Waterfront Revitalization Plan

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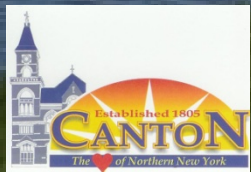
- The Waterfront Plan established a Vision, Planning Principles, Goals and Future Land Uses and Projects for the Waterfront Revitalization Area.
- The BOA areas *must* be consistent with the Waterfront Revitalization Plan



Grasse River Waterfront Plan Vision

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The Grasse River corridor will remain a richly diverse and healthy ecosystem with visually attractive buildings, farms, wood lots, and natural landscapes.

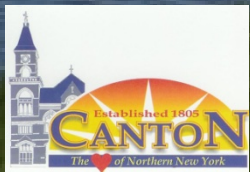


Grasse River Waterfront Plan Vision

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Trails, parks, and boat launches will maximize public access to the river and help to create high-quality recreational opportunities.

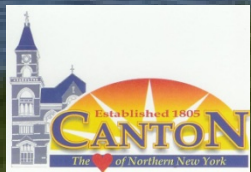
New development will emphasize uses that are enhanced by riverfront and consistent with local architecture and character.



Grasse River Waterfront Plan Vision

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Within the Village of Canton,
the riverfront will be
attractive, accessible,
walkable, and culturally
vibrant, benefiting from and
enhancing the quality of life
inherent in a small college
town.



Grasse River Waterfront Plan Actions

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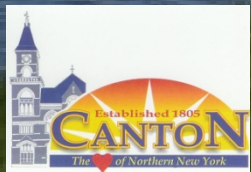
- Enhance existing & develop new waterfront parks
- Expand and enhance the land trails network and pedestrian linkages
- Establish a Blueway Trail between Morley and Pyrites and develop and improve other water-dependent recreational opportunities.
- Protect Sensitive Waterfront, Open Space and Agricultural Resources.



Grasse River Waterfront Plan Actions

Canton Economic Opportunity Area Project

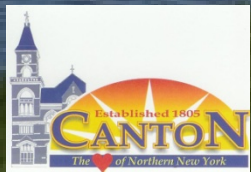
- Revitalize and strengthen the local economy by encouraging the development and redevelopment of waterfront properties into an appropriate mix of uses and densities that are compatible with the waterfront and the historic Village of Canton.
- Increase cultural and heritage preservation activities.



Grasse River Waterfront Plan Actions

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- Ensure Planning Documents and Local Laws support the protection of the Grasse River waterfront, community character and encouraging appropriate economic development.
- Develop tourism as an economic engine.



Economic Opportunity Area Vision

Canton Economic Opportunity Area Project

- Should anything be added to the Vision or Goals for the Village Economic Opportunity Area?
- What about the Pyrites Economic Opportunity Area?



Next Steps

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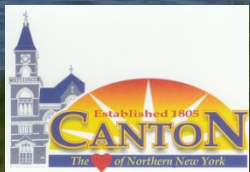
- Finalize boundary for each Economic Opportunity Area
- Identify vacant, underutilized or brownfield properties within each target area and talk with individual property owners
- Complete Inventory and Analysis of Economic Opportunity Areas



Next Steps

Canton Economic Opportunity Area Project

- Make preliminary recommendations for reuse of individual sites and area-wide revitalization
- Present Draft Studies to the Community
- Finalize and Submit Pre-Nomination Studies to the Dept. of State



For More Information

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Linda McQuinn, Director

Office of Economic Development

Town/ Village of Canton

(315) 386-2871

developer@cantonnewyork.us

**NYS Dept. of State Coastal
Resources Brownfield
Opportunity Area Program**

http://nyswaterfronts.com/BOA_program_summary.asp



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*Thank
You!*

