

About Your IDA

The St. Lawrence County Industrial Development Agency is a public benefit corporation created by New York State legislation to promote, encourage, attract and develop job opportunities and economically sound commerce and industry in St. Lawrence County. As a full-service development agency, we work to ensure that you maximize the services available to help you start, expand and maintain your business in St. Lawrence County.

Sites and Buildings

The St. Lawrence County Industrial Development Agency constructs and owns industrial sites and buildings, administers loan packaging and industrial revenue bond financing and provides a variety of tax-reduction incentives.

Since 1971, the St. Lawrence County Industrial Development Agency has been involved in a number of projects and has constructed buildings in Massena, Potsdam, Ogdensburg and Gouverneur.



Available Building:
20,000 ft sq. Building, Lot 13
Massena Industrial Park



80 State Highway 310, Suite 6
Canton, New York 13617
Phone: 315-379-9806
Fax: 315-386-2573
E-mail: info@slcida.com



ST. LAWRENCE COUNTY
INDUSTRIAL DEVELOPMENT AGENCY

St. Lawrence County
Industrial
Development
Agency

Tel: 315-379-9806
www.slcida.com

WE ARE *YOUR* IDA

Strategic Location

Situated on the Canadian border in northern New York State, St. Lawrence County offers the ideal setting for the growth and development of your business. We offer exceptional transportation facilities, low commercial power rates and the immediate availability of fully serviced industrial sites and buildings. Our proximity to major markets in the Northeastern United States and in the Montreal-Toronto corridor of Canada gives you easy access to suppliers, company headquarters and customers.

Financing and Incentives

Financing incentives are available from Federal, State and local agencies to assist in starting or expanding a business in St. Lawrence County. Incentives include Industrial Revenue Bonds and long-term/low-interest loans and loan guarantees for the acquisition or property, construction of build-

Financing and Incentives (cont'd)

When you're looking for a location for expansion, we can advise you on the programs, packages and incentives available that can lower your initial start-up costs.

The IDA administers or works in partnership with a number of financing programs to fit most business sizes:

- **Greater Massena Economic Development Fund**: This fund provides loan financing to all types of manufacturing, industrial or warehousing operations, as well as some limited retail operations.
- **IDA Local Development Corporation Business Venture Fund**: This fund provides loan financing intended for manufacturing, industrial, commercial and warehousing operations.
- **North Country Alliance**: This fund provides loan financing for private for-profit businesses and not-for profit organizations with 100 or fewer full-time employees.
- **Microenterprise Revolving Loan Fund**: This fund provides loan financing for all types of microenterprises (except taverns and restaurants) for businesses with five or fewer employees, at least one of whom is the owner.

The IDA also offers a number of aggressive tax reduction programs. Your business start-up or expansion project may be eligible for some of the following tax abatement programs:

- **Mortgage Recording Tax Exemption**: Whenever a mortgage is recorded in the State, the mortgagor must pay a mortgage recording tax. The IDA can qualify a company for a mortgage recording tax exemption.
- **Sales and Use Tax Exemption**: The IDA can assist in providing an exemption from sales and use tax on equipment, materials and services needed for the construction project.
- **Real Property Tax Abatement**: Qualified projects may receive a real property tax abatement, which is applied to value added by construction or renovation.



Available Building:
12,000 sq. ft Building
Potsdam Commerce Park