



McGuire Development signs University Pediatric Dentistry, P.C. at former Sheehan Memorial Hospital building

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McGuire Development completed the signing of a new tenant, one of the area's most successful dental groups, University Pediatric Dentistry, P.C. (UPD), to the property formerly known as Sheehan Memorial Hospital. This deal is simultaneous with the temporary housing of the Langston Hughes Institute, both of which are 100% in line with McGuire's objective of serving the neighboring community, and working in common with the Michigan Street Corridor Commission.

UPD has agreed to occupy the redeveloped dental clinic on the second floor and will staff the facility to serve the downtown and east side neighborhoods with full service dental care with an emphasis on families, adults, and geriatric dental care. Because of its association with University at Buffalo's School of Dental Medicine, UPD will offer dental care services to those in need five days per week in a facility that is easily accessible, and has free parking.

Since McGuire purchased the foreclosed property in December of last year, it has taken steps to secure and maintain the building while working to redevelop and reposition the site for growth in the education and health care sectors. In addition to working with potential tenants, McGuire has been meeting with state and local stakeholders, elected officials and community leaders interested in seeing the property return to a center of activity and growth. McGuire has determined that the focus for redevelopment of this property is on economic development through job creation and education under the STEM (Science, Technology, Engineering, and Mathematics) Model, which includes the delivery of clinical medical care as an integral component.

Executives from McGuire held an unveiling of the new identity and revisioning plan for the former Sheehan Hospital at an open house ceremony on March 8th.

McGuire is working with several area groups on a potential partnership for reinvigoration of the Primary Care Clinic already constructed at the property as quickly as possible. Unfortunately, despite their mutual best efforts, McGuire and GBUAHN/Greater Buffalo IPA, Inc., the initial interested group, were unable to reach a mutually beneficial economic plan. McGuire looks forward to sharing its upcoming initiatives at this property in the very near future and wishes GBUAHN/Greater Buffalo United IPA, Inc. all of the best success in their endeavors serving the city's health care needs.

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