



The Agency issues REI for redevelopment of former BAE site in Union

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Union, NY The Agency has issued a call to the development community to partner on the redevelopment of the former BAE site at 600 Main St.

The Agency released a Request for Expressions of Interest (REI) at the site 27-acre site, which most recently housed BAE Systems was completely devastated by flooding in 2011 and was demolished in 2018 by the United States Air Force. The Agency took title of the property in 2018 and has worked with Elan Planning, Design and Landscape Architecture to complete a redevelopment study.

The study included participation and input from the town, Broome County Planning and community stakeholders including Binghamton University, UHS, the Greater Binghamton Convention and Visitors Bureau and a number of other community members. The goal of the study was to identify potential redevelopment uses garnering the greatest opportunity for tax generation, economic impact and job creation.

The conceptual site plan also included requirements to bring the development site out of the flood-plain to prevent a future flooding event from impacting development. The Agency anticipates the need for assistance in addressing the overall site development costs and is seeking a private developer to create a public-private partnership.

The redevelopment study was funded through grant assistance from the Office of Economic Adjustment, which was secured with the help of senator Charles Schumer. The Agency credits the senator's aid as being vital to the redevelopment of this site. Senator Schumer said, "Today the former BAE moves from a story of loss and inactivity to a clean redevelopment site brimming with potential energy and job growth. That is why I fought to make sure the feds helped Broome County in its time of need, cleaned up this site and provided assistance to plan for its redevelopment. Today's news means we are one step closer to a vibrant project and I am proud to have been part of this effort.

The Agency has issued the REI with the intention of identifying one or more private development partners to move the redevelopment forward. Agency representatives have emphasized the site as a critical gateway to planned investment in both Johnson City and Endicott.

"We are very excited to begin this next critical phase of the redevelopment of 600 Main St," said

Stacey Duncan, deputy director at The Agency. “Redeveloping this site demonstrates the physical and economic resilience of Broome County and will service as a wonderful gateway into the continued investment in our urban corridor.” Representatives from Elan feel confident about the redevelopment of this site based on a number of attractive site characteristics. “After a careful analysis of existing conditions and potential market opportunities, our Team was able to prepare a master plan that illustrates the opportunity to redevelop this site as a mixed-use development offering a product that is not found elsewhere in the Triple Cities area. The proximity of this site to Interstate 86 and NY Route 201, the Binghamton Health Science Campus and UHS Wilson Hospital only strengthens the opportunity for redevelopment, said Lisa Nagle from Elan Planning, Design, & Landscape Architecture.

The Town of Union has recognized the redevelopment of 600 Main St. as a priority in its ability to bring new tax revenue and potential job creation to the community. In addition, the site serves as one of the last large parcels available for redevelopment in Broome County’s urban corridor. “The town is committed to bringing a renaissance to our community. It is our hope that in repurposing this vacant site, we are beginning a rebirth of commerce and good fortune for the area and its residents”, says Rick Materese, supervisor of the Town of Union.

The REI will be available until April 22, 2019. The document can be downloaded at The Agency’s News & Resources page of its website: <https://www.theagency-ny.com/economic-development-resources>.

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