

PROJECT SUMMARY
Niagara University



Applicant:	Niagara University	
Project Location:	5795 Lewiston Road Niagara University, New York	
Assistance:	Refinancing of existing tax exempt bonds and bond financing for new projects	
Description:	<p>This project consists of the refinancing of existing debt in addition to the construction and equipping of a new 50,000 square foot science building which will replace an aging 50 year old building and increase enrollment in the University's science program.</p> <p>The project will also include renovation of Meade Hall, a 26,700 square foot building that will be converted from residential to administrative office space. The building has been vacant for two years since a new residence was constructed for the Vincentian priests. Existing student housing facilities will also be furnished and equipped to extend their useful life.</p> <p>Finally, new parking lots will be constructed to replace the parking lost by the construction of the new science building. Infrastructure improvements are necessary to support present and future needs.</p>	
Project Costs:	Refinancing of existing debt	\$ 24,500,000
	Bond financing for new project	\$ 23,500,000
Employment:	<p>Currently at Facility: FT: 491 PT: 142 Seasonal: 22</p> <p>New Jobs at Facility within 2 years: 17 FTE's</p> <p>Total Current Annual Payroll: \$34,000,000</p> <p>Estimated Annual New Payroll: \$935,000</p> <p>Skills: Academic, Administration, Support</p>	

REGIONAL ECONOMIC IMPACT ANALYSIS
Niagara University

Utilizing IMPLAN Pro modeling software, an economic impact analysis was conducted to measure new investment and employment for the project. IMPLAN Pro is a widely accepted software application and an industry standard for economic impact modeling measuring employment and salary impacts and facility output on the community for a given project.

The impacts can be measured on an annual basis except for finite activities, such as economic activity occurring as a result of construction investment.

Direct Employment: New Jobs New Annual Payroll	17 Full Time Equivalents \$935,000
New Jobs Impact: The new FTE jobs will: <ul style="list-style-type: none"> ➤ Support an additional 2 indirect effect jobs in the county at an estimated value of \$83,000 ➤ Support an additional 3 induced effect jobs in the county at an estimated value of \$113,000 ➤ Contribute \$15,000 in sales taxes annually 	
Refinancing of existing IDA tax-exempt debt and new bond financing will allow Niagara University to invest \$48,000,000 in new and renovated facilities on the campus.	

COST BENEFIT ANALYSIS

Niagara University	Applicant Benefit	Community Benefit
Project will add 17 FTE new jobs and new annual payroll of \$935,000		\$935,000
Estimated annual labor income of indirect and induced jobs created		\$196,000
The new jobs will pay an estimated \$15,000 in sales tax annually		\$15,000
The new facilities and permanent jobs will have a positive effect on community businesses such as restaurants, stores, entertainment, transportation, and professional service providers		\$925,000
TOTAL		\$2,071,000

DEFINITIONS

Direct Effects

The set of expenditures applied to the predictive model for impact analysis. It is a series (or single) of production changes or expenditures made by producers/consumers as a result of an activity or policy. These initial changes are determined by an analyst to be a result of this activity or policy. Applying these initial changes to the multipliers in an IMPLAN model will then display how the region will respond, economically to these initial changes.

Indirect Effects

The impact of local industries buying goods and services from other local industries. The cycle of spending works its way backward through the supply chain until all money leaks from the local economy, either through imports or by payments to value added. The impacts are calculated by applying Direct Effects to the Type I Multipliers.

Induced Effects

The response by an economy to an initial change (direct effect) that occurs through re-spending of income received by a component of value added. IMPLAN's default multiplier recognizes that labor income (employee compensation and proprietor income components of value added) is not a leakage to the regional economy. This money is recirculated through the household spending patterns causing further local economic activity.