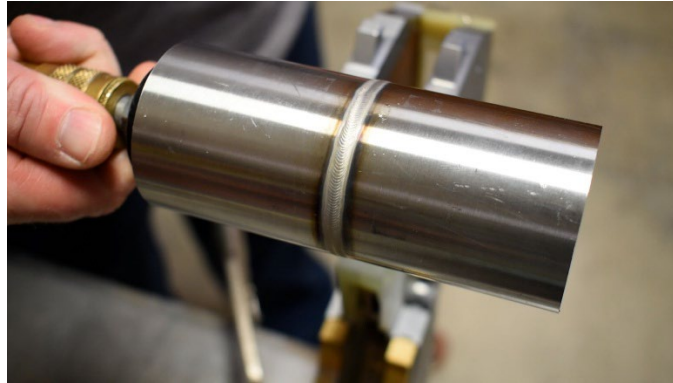


**PROJECT SUMMARY**  
**Neofab Robotics Corp**



<b>Applicant:</b>	<b>Neofab Robotics Corp</b>	
<b>Project Location:</b>	Inducon Corporate Drive West	
<b>Assistance:</b>	15 Year PILOT Sales Tax Abatement Mortgage Recording Tax Abatement	
<b>Description:</b>	Neofab Robotics Corp will construct a new generation robotic manufacturing and advanced fabrication facility. This facility will be powered by state-of-the-art AI driven machines that can deliver with precision, speed and scalability. The company will construct a new 28,000 square foot facility with high tech laser processing equipment, orbital welding systems and gantry cranes to assemble products of various sizes. The company will create 22 full time positions further supporting the region's manufacturing and business sector.	
<b>Project Costs:</b>	Property Acquisition	\$ 100,000
	Construction/Improvements	\$ 1,970,000
	Furniture, Fixtures & Equipment	\$ 1,506,000
	Soft costs	\$ 50,000
	Other (Working Capital)	\$ 1,000,000
	<b>TOTAL</b>	<b>\$ 4,626,000</b>
<b>Employment:</b>	Current jobs in Niagara County: 0 New Jobs in Niagara County within 3 years: 22 Estimated Annual Payroll for New Jobs: \$1,980,000 Skills: Management, Assembly workers, logistics specialists, engineers, marketing and sales specialists	
<b>Evaluative Criteria:</b>	Development supports or aligns with regional or local development plans. Regional Wealth Creation, Job creation,	

Niagara County Industrial Development Agency

MRB Cost Benefit Calculator

Date December 17, 2025  
Project Title NEOFAB ROBOTICS CORP  
Project Location TBD Inducon Corp Dr, Sanborn NY 14132



Economic Impacts

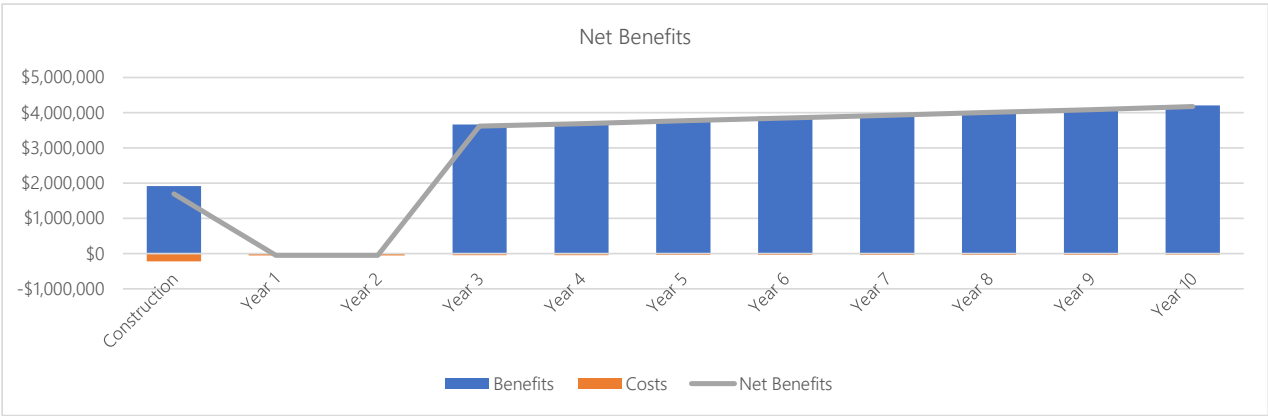
Summary of Economic Impacts over the Life of the PILOT  
Project Total Investment  
\$4,626,000

Temporary (Construction)			
	Direct	Indirect	Total
Jobs	17	7	24
Earnings	\$1,426,206	\$386,282	\$1,812,488
Local Spend	\$3,700,800	\$1,329,776	\$5,030,576

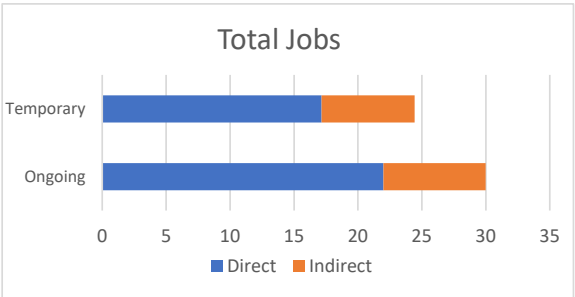
Ongoing (Operations)			
Aggregate over life of the PILOT			
	Direct	Indirect	Total
Jobs	22	8	30
Earnings	\$29,067,056	\$21,697,591	\$50,764,648

Figure 1



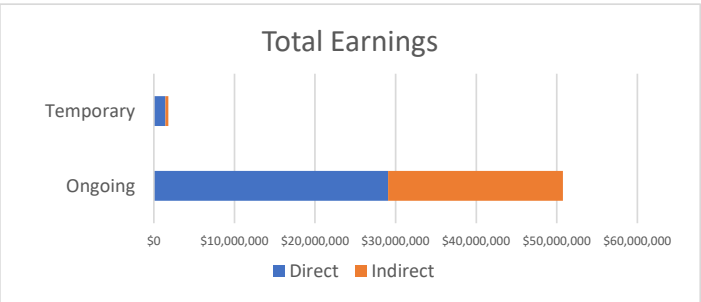
Net Benefits chart will always display construction through year 10, irrespective of the length of the PILOT.

Figure 2



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Figure 3



Ongoing earnings are all earnings over the life of the PILOT.

## Fiscal Impacts

### Estimated Costs of Exemptions

	Nominal Value	Discounted Value*
Property Tax Exemption	\$555,689	\$482,571
Sales Tax Exemption	\$199,280	\$199,280
Local Sales Tax Exemption	\$99,640	\$99,640
State Sales Tax Exemption	\$99,640	\$99,640
Mortgage Recording Tax Exemption	\$21,098	\$21,098
Local Mortgage Recording Tax Exemption	\$7,033	\$7,033
State Mortgage Recording Tax Exemption	\$14,065	\$14,065
<b>Total Costs</b>	<b>\$776,067</b>	<b>\$702,949</b>

### State and Local Benefits

	Nominal Value	Discounted Value*
<b>Local Benefits</b>	<b>\$53,288,941</b>	<b>\$44,770,997</b>
To Private Individuals	\$52,577,136	\$44,173,698
Temporary Payroll	\$1,812,488	\$1,812,488
Ongoing Payroll	\$50,764,648	\$42,361,209
Other Payments to Private Individuals	\$0	\$0
To the Public	\$711,805	\$597,299
Increase in Property Tax Revenue	\$343,765	\$288,083
Temporary Jobs - Sales Tax Revenue	\$12,687	\$12,687
Ongoing Jobs - Sales Tax Revenue	\$355,353	\$296,528
Other Local Municipal Revenue	\$0	\$0
<b>State Benefits</b>	<b>\$2,734,011</b>	<b>\$2,297,032</b>
To the Public	\$2,734,011	\$2,297,032
Temporary Income Tax Revenue	\$81,562	\$81,562
Ongoing Income Tax Revenue	\$2,284,409	\$1,906,254
Temporary Jobs - Sales Tax Revenue	\$12,687	\$12,687
Ongoing Jobs - Sales Tax Revenue	\$355,353	\$296,528
<b>Total Benefits to State &amp; Region</b>	<b>\$56,022,952</b>	<b>\$47,068,029</b>

### Benefit to Cost Ratio

	Benefit*	Cost*	Ratio
Local	\$44,770,997	\$589,244	76:1
State	\$2,297,032	\$113,705	20:1
<b>Grand Total</b>	<b>\$47,068,029</b>	<b>\$702,949</b>	<b>67:1</b>

\*Discounted at 2%

Does the IDA believe that the project can be accomplished in a timely fashion

Yes

### Additional Revenues:

County	\$0
City/Town/Village	\$0
School District	\$0

\*Estimated Value of Goods and Services to be exempt from sales and use tax as a result of the Agency's involvement in the Project. PLEASE NOTE: These amounts will be verified and there is potential for a recapture of sales tax exemptions (see "Recapture" on page 11 of the Application)  
(To be used on NYS ST-60) \$2,491,000

### Additional Comments from IDA

0

Does the IDA believe that the project can be accomplished in a timely fashion?

Yes