

Village of Watkins Glen

Downtown Revitalization Initiative

Potential Projects Recommended for DRI Funding

Goal 1: Downtown Living					
#	Project Name	Location	DRI Funding Request	Other Funding	Total Project Cost
1A	Revitalize 15 N Franklin with Mixed-Uses and Apartment Potential tenants could include Seneca Lake Wine Trail and FLX Outdoor Adventure Center	15 N Franklin St	\$375,000	\$200,000	\$575,000
1B	Develop a New Mixed-Income Housing and Childcare Center	E 2nd St & Porter 2nd Site TBD	\$1,500,000	\$11,203,049	\$12,703,049
1C	Redevelop 109-111 N Franklin with Mixed-Uses Includes FLX Works Co-working Facility	109-111 N Franklin St	15% of Total Project Cost up to \$2M	\$11,071,176	\$13,073,863
1D	Building and Site Transformation—Multi-Site Project	Multiple Locations	\$2,318,643	\$2,573,638	\$4,892,279
	Renovate the CarQuest Building for Mixed-Uses	201 N Franklin St	\$200,000	\$220,000	\$420,000
	Facade Improvements of the Historic Flatiron Building	215 S Madison Ave	\$131,234	\$131,234	\$262,467
	Expand Production of Great Escape, Renovate Existing Apartment, and Create Arcade/Event Center	221 S Franklin St	\$246,255	\$286,000	\$532,255
	Renovate 214 N Franklin for Residential on Upper Floors	214 N Franklin St	\$300,000	\$900,000	\$1,200,000
	Expand Seneca Sunrise to Increase Production and Create Retail/Dining Area	806 N Decatur St	\$297,000	\$300,000	\$597,000
	Develop New Mixed-Use Building at 101 11th Street	101 11th St	\$500,000	\$732,307	\$1,232,307
Total for Goal 1			\$5,177,489	\$30,035,967	\$35,516,142

Goal 2: Culture and Entertainment					
#	Project Name	Location	DRI Funding Request	Other Funding	Total Project Cost
2A	Implement Master Plan for Year-Round Recreation Improvements at Clute Park	Clute Park	\$3,000,000	\$2,825,862	\$5,825,862
2B	Upgrade Watkins Glen Performing Arts Center	900 N Decatur St	\$1,000,000	\$1,000,000	\$2,000,000
2C	Redevelop Captain Bill's Port of Seneca Lake to Improve Site Plan and Enhance Views	N Franklin St	50% of 1st \$1M of Total Project Cost, up to \$500k	\$500,000	\$1,000,000
2D	Renovate the Former VFW Building into a Full-Service Spa and Fitness Center	30 N Franklin St	\$250,000	\$2,012,000	\$2,262,000
Total for Goal 2			\$4,750,000	\$6,337,862	\$11,087,862

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Goal 3: Economic Development					
#	Project Name	Location	DRI Funding Request	Other Funding	Total Project Cost
3A	Renovate the 3rd Street Carriage House	3rd St and N Decatur St	\$350,000	\$350,000	\$700,000
3B	Create Downtown Revitalization Fund	Multiple Locations	\$600,000	\$600,000	\$1,200,000
3C	Renovate Maguire Chrysler and Adjacent Carriage House	502 N Franklin St	33% of Total Project Cost up to \$1M	\$2,000,000	\$3,000,000
Total for Goal 3			\$1,950,000	\$2,950,000	\$4,900,000

Goal 4: Quality of Life					
#	Project Name	Location	DRI Funding Request	Other Funding	Total Project Cost
4A	Improve E 4th St for Pedestrians and Cyclists, and improve connection b/w Downtown and Clute Park	E 4th St	\$1,000,000	\$40,000	\$1,040,000
4B	Install New Lighting along Franklin Street	Franklin St	\$1,500,000	\$0	\$1,500,000
4C	Install Gateway and Wayfinding Signage	Multiple Locations	\$750,000	\$0	\$750,000
4D	Update the Zoning Code to Address Short Term Rentals, Design Guidelines, Historic District, and Other Revisions	N/A	\$50,000	\$0	\$50,000
4E	Develop a Public Artwork Competition	Multiple Locations	\$100,000	\$0	\$200,000
4F	Upgrade Lafayette Park with New Equipment, Lighting and Landscaping	E 4th St at N Porter St	\$276,047	\$200,000	\$476,047
Total for Goal 4			\$3,676,047	\$240,000	\$3,916,047

Total Costs Per Goal	DRI Funding	Other Funding	Total Project Cost
Goal 1: Downtown Living	\$5,549,489	\$30,040,717	\$35,892,892
Goal 2: Culture and Entertainment	\$4,750,000	\$6,337,862	\$11,087,862
Goal 3: Economic Development	\$1,950,000	\$2,950,000	\$4,900,000
Goal 4: Quality of Life	\$3,676,047	\$240,000	\$3,916,047
Total Cost Estimate of Projects Recommended for DRI Funding	\$15,925,536	\$39,568,579	\$55,796,801