

# PROJECT PROFILE: CAPITAL FENCE

**\$2,145,000**  
June 19, 2020



## ELIGIBILITY

- Commercial Project under NYS Law

## COMPANY INCENTIVES (EST.)

- Property Tax = \$265,000
- Sales Tax = \$131,250
- Mortgage Exemption = \$11,250

## PROJECT BENEFITS (EST.)

- Property Taxes = \$72,000
- Income Taxes = \$1,789,000
- Sales Taxes = \$1,200,000

## EMPLOYMENT

- 12 Construction Jobs Created
- 5 Full-Time Equivalent Jobs Created
- 19 Full-Time Equivalent Jobs Retained
- Average Salary of Jobs = \$60,000 annually Plus Benefits

## PROJECT SCHEDULE

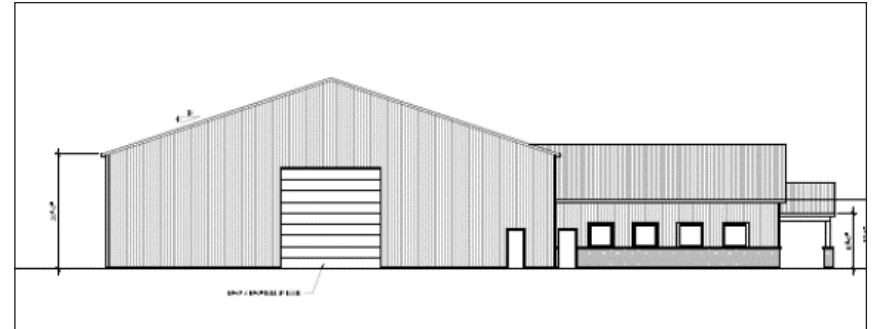
- July 2020 Work Begins
- December 2020 Investment Expected To Be Complete

## Project Address:

68-74 North Ellicott Creek Road  
Amherst, New York 14228  
(Sweet Home School District)

## Investment:

Acquisition: \$300,000  
Construction: \$1,600,000  
Equipment: \$30,000  
Soft/Other Costs: \$215,000



## Company Description:

Capital Fence was founded in 1989 by Mark Schiferle as a residential fence installation contractor. Over the past thirty years the company has continued to grow in sales volume, employment, scope of operations and physical presence. Today a major focus of the business is the manufacture and distribution of fencing components to other local and regional fence contractors.

## Project Description:

In order to accommodate this growing area of the business, the owner plans on demolishing several smaller buildings that he has acquired over the past several years. These buildings are inefficient, in poor repair and are generally unattractive.

The project will include new construction of a facility on the parcels located at 68-74 North Ellicott Creek Road. This facility will include 2400 square feet of office space and 9600 square feet of assembly/warehouse space.

The owner has worked closely with the Town of Amherst to incorporate several improvements to the site including sidewalks, proper curb cuts, green space and enhanced public access to the town's bike path. Incentives are necessary to offset the costs of expanding this small business and assist with the company's growth opportunities in fabricating and distribution.

**PROJECT PROFILE:**  
**CAPITAL FENCE**  
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**AIDA COMPANY HISTORY:**

None

**MATERIAL TERMS:**

1. Achievement of total 23 Full-Time Equivalent jobs at the project location two years after project completion, and retention of such jobs for duration of the PILOT.
2. Investment of not less than \$1,823,250 at the project location as noted in the application.
3. Compliance with the Agency's Local Labor Policy in connection with the construction of the Project