

Coxsackie NY Forward Revitalization Goals

Arts & Culture



Develop local arts & cultural activities

Open Space



Leverage open space and the Hudson River to provide an abundance of recreation opportunities for residents and visitors of all ages

Youth



Ensure the future of Coxsackie by integrating the needs of youth

Mobility



Improve accessibility and safety for pedestrians and bicyclists on public roads and sidewalks

Housing



Provide greater housing options and affordability to grow the full-time community

Food & Commerce



Support local food & beverage and commerce to reactivate the historic downtown buildings



Renovate Former Cummings Hotel for Mixed-Use Development



Project Location:
2-6 Reed Street

Project Type:
Redevelopment of an Existing Building

Project Sponsor:
W.A. Properties 2.0, LLC

Property Ownership:
Wayne and Aarion Flach

Funding Estimate:
\$300,000
Total NYF Funds Requested
\$1,000,000
Total Project Cost
30%
% of Total Project Cost

Project Overview:

Former Cummings hotel is now +/- 12,000 square feet. Proposed use will be 8 apartments (2 will be affordable or 25%) and 1 commercial storefront on Reed St. Currently 9 apartments.

Renovate Former Cummings Hotel for Mixed-Use Development



Location: 2-6 Reed Street

What are the Existing Site Conditions?

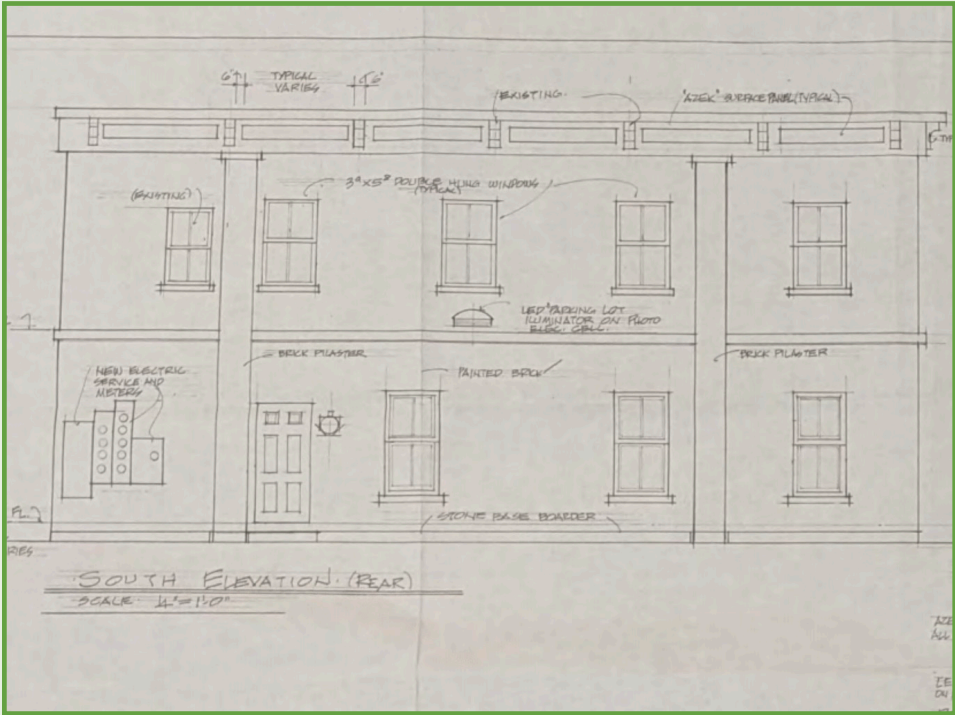
Originally a 3 story building. After a fire many years ago its reduced to a 2 store humble version of its former self. The building needs a full renovation.

How Does the Project Consider/Incorporate Resiliency?

The building has an interior open-air courtyard that provides light to all interior spaces. We will incorporate as much green roof tech as the structure will handle. All finishes will be made of waterproof materials. All mechanicals will be roof mounted or above potential flood levels

What are the Anticipated Revitalization Benefits?

As one of the largest buildings on Reed Street this building will contribute greatly to the vibrancy of the downtown area. The upgrades in efficiency will provide better long term housing options that are currently very scarce.



Above: Preliminary Sketch of South-Facing Elevation (Photo: W.A. Properties 2.0, LLC)

Project Category:



Redevelopment of an Existing Building

Project Size:



Large

NYF Funds Requested:



\$300,000