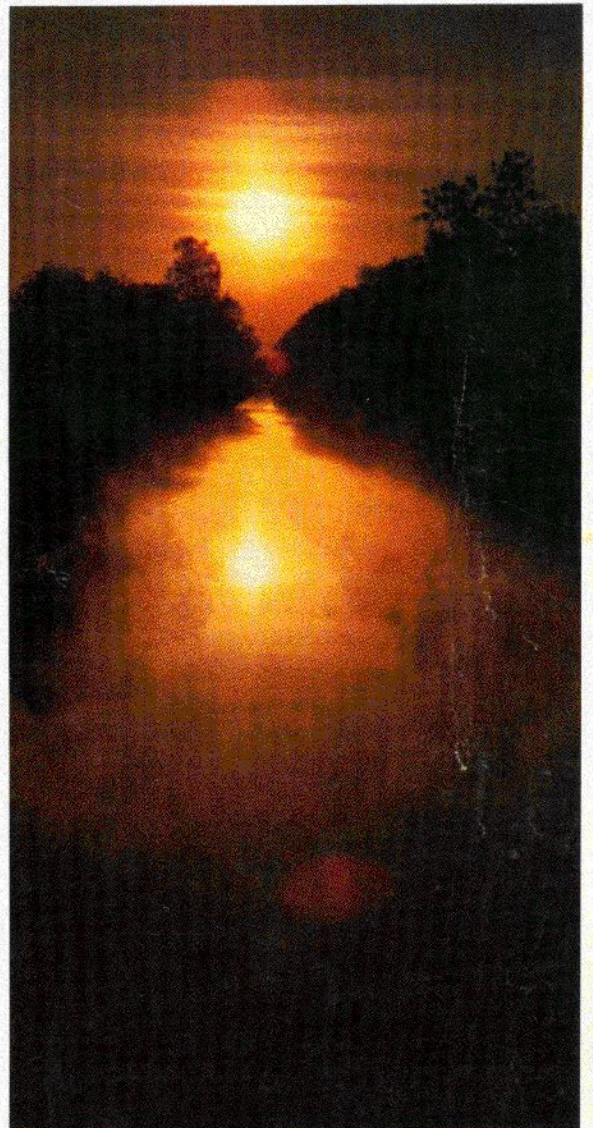
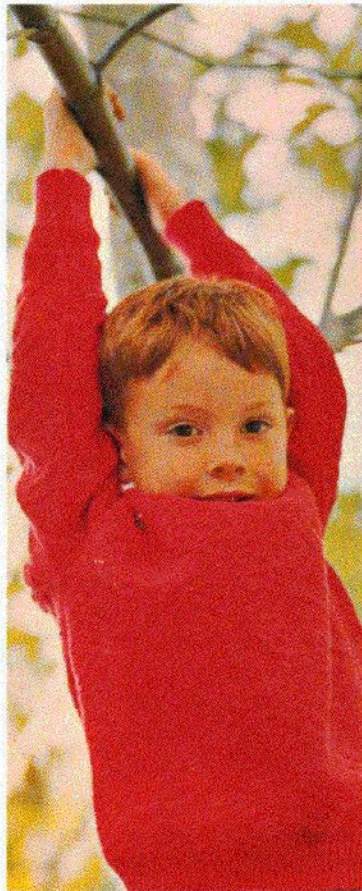
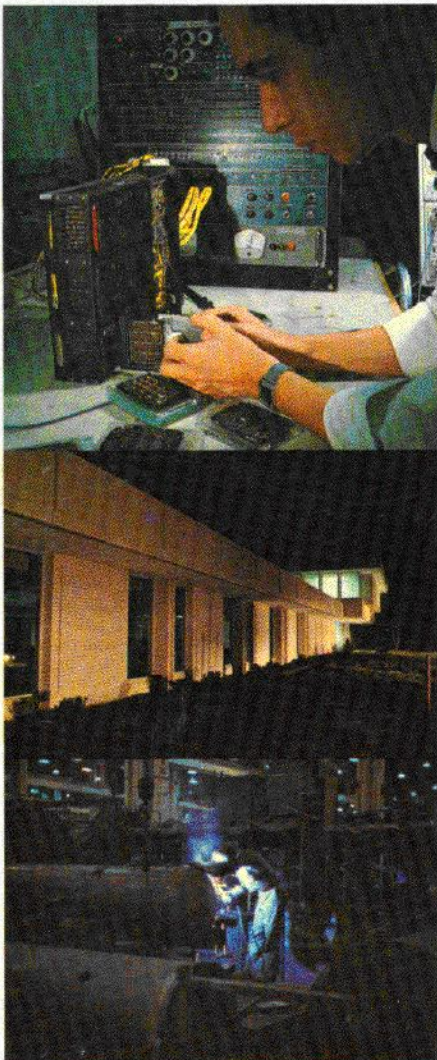


A Good Place for Industry to Grow

LYSANDER

New Community



LYSANDER

A New Community

... Just 12 minutes from Downtown Syracuse, in the heart of the rich Northeastern market, the New York State Urban Development Corporation (UDC) is creating a 2700-acre new community – a balanced community of homes, industry, schools, shopping, and recreation.

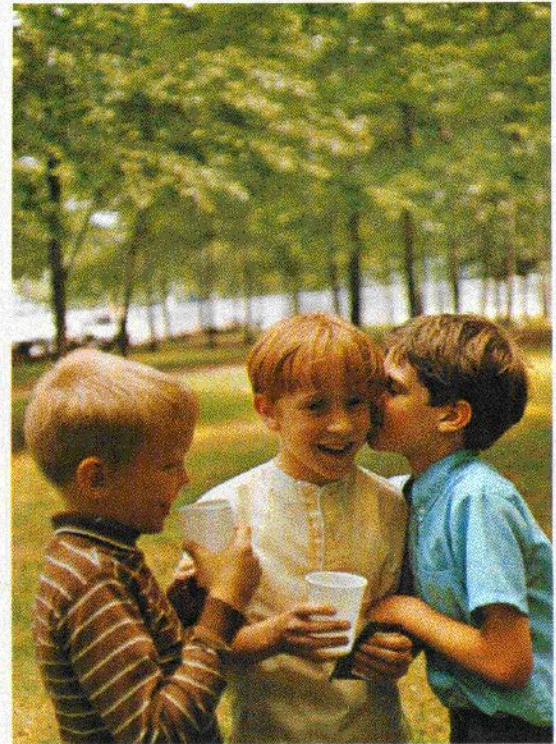
Why a New Community? A new community offers a chance to start fresh. It means that problems of pollution, taxation, and traffic can be solved before they become overwhelming. A new community means good design, high standards of development, housing opportunities for everyone, good schools, nearby parks and playgrounds. It also means unusual opportunities for industry.

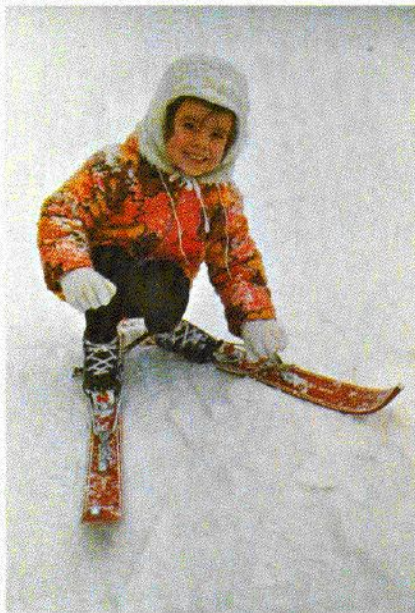
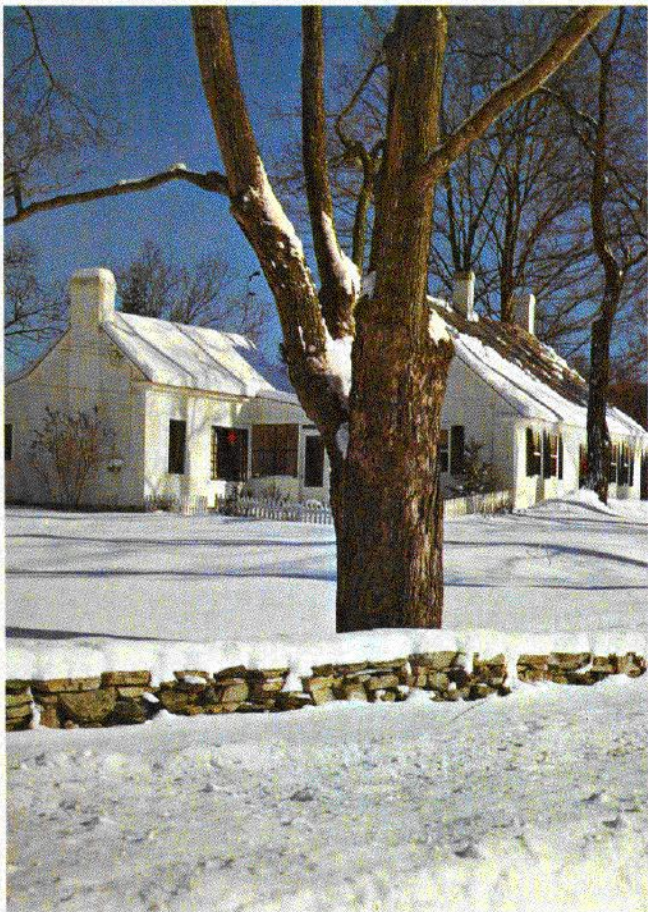
This is the kind of new community the Urban Development Corporation is creating in the Town of Lysander, northwest of Syracuse. UDC, created by the State Legislature to channel public and private resources into urban growth, will provide front end financing for the new community and carry out development of the streets, sewers, water lines, and other public facilities.

The new town will offer attractive housing in well-planned neighborhoods for approximately 18,000 persons. Housing will be designed for families of all income ranges, as well as the elderly. It will include high rise, garden apartments, single family detached units, and town houses, both for sale and rental.

Housing will be grouped around the community center, which will include not only shopping and commercial space, but also facilities for the performing arts, a library, medical and health facilities, and a community building.

The new community will contain the Syracuse area's most modern industrial park. A total of 795 acres have been set aside for industry. Industries locating in Lysander will enjoy the advantages of being part of a total community with its own housing, schools, work force, shopping areas, and recreational opportunities.





LYSANDER

The Industrial Park

...Fitting the location to your needs

...Combining a broad range of resources

In its 795-acre Industrial Park, the Lysander New Community offers your company the most favorable opportunities for industrial sites, buildings, financing, and community development.

SITES:

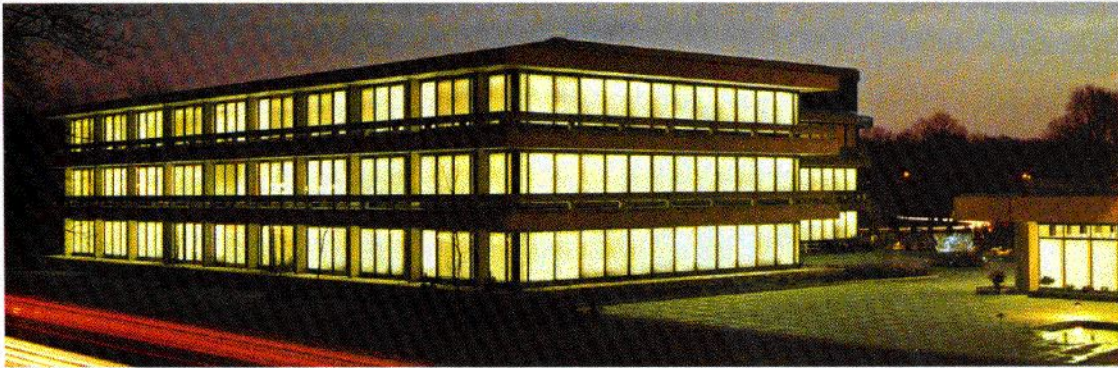
The Lysander Industrial Park offers sites in a variety of sizes and locations to meet the special requirements of each industry.

Improved sites with all utilities including power, gas, telephone, water, and sewer are offered so that an industry can immediately begin construction.

BUILDINGS:

The Lysander Industrial Park also proposes to offer completed facilities designed to your specifications on a sale or lease basis.

Multiple occupancy buildings which can be finished to an industry's needs will also be made available.



FINANCING:

A variety of low interest financing programs are available for up to 100% of the land, building construction, and equipment. In addition to conventional lending sources these programs include:











- . Onondaga County Industrial Development Agency
- . Onondaga Industrial Development Corporation
- . New York State Urban Development Corporation
- . New York State Job Development Authority

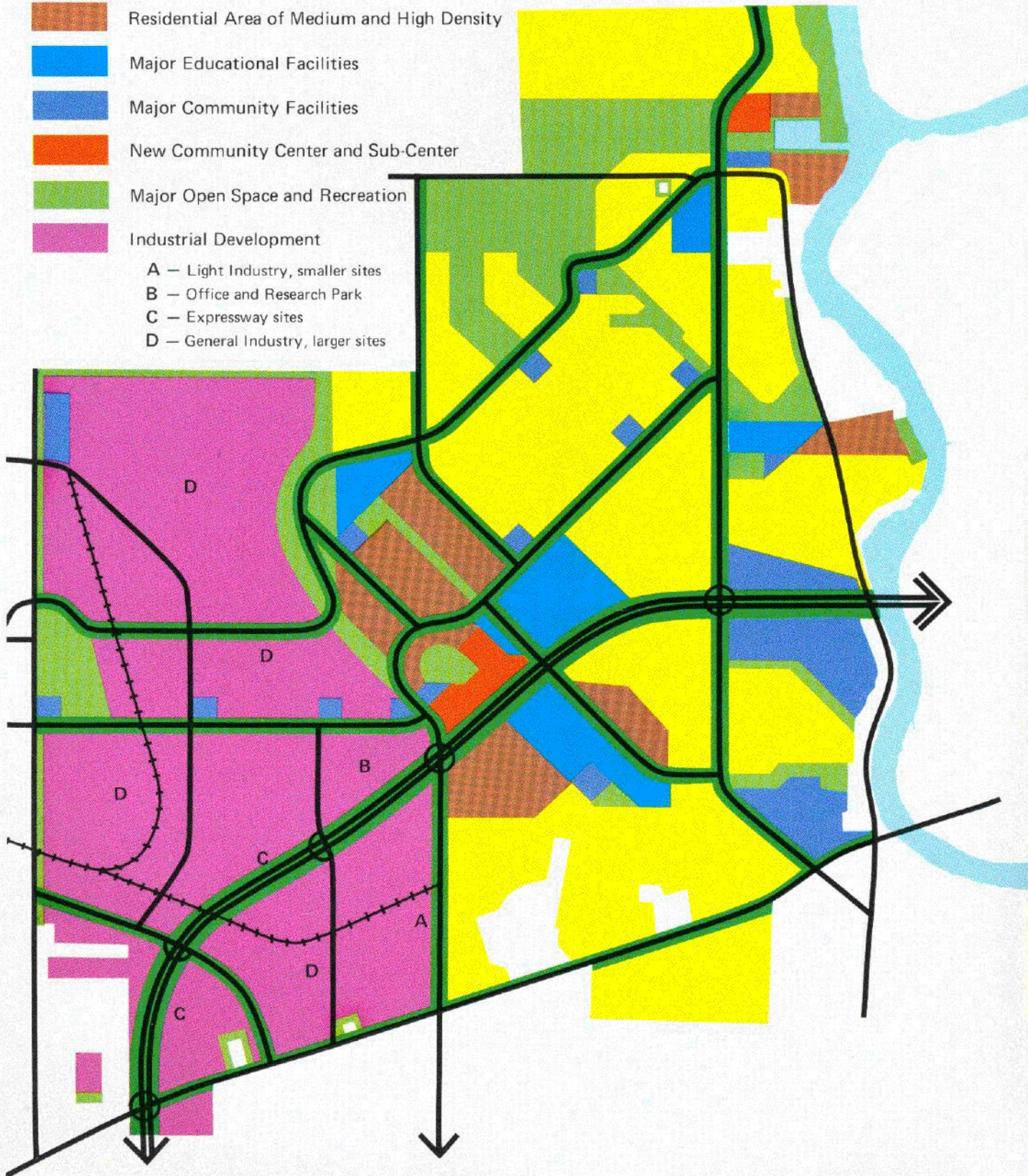
ENVIRONMENT:

In addition to being a part of the New Community, the Industrial Park offers its clients an industrial location in a park-like setting. Modern performance standards and flexible architectural and landscaping guidelines will provide protection for land values and guarantee an attractive community.

LAND USE MAP

Legend

-  Major Road
-  Railroad Spur
-  Expressway, Interchange and R.O.W.
-  Residential Area of Low Density
-  Residential Area of Medium and High Density
-  Major Educational Facilities
-  Major Community Facilities
-  New Community Center and Sub-Center
-  Major Open Space and Recreation
-  Industrial Development
 - A — Light Industry, smaller sites
 - B — Office and Research Park
 - C — Expressway sites
 - D — General Industry, larger sites



LYSANDER

Marketing

Within 250 miles of Lysander New Community are 24% of America's population and 32% of its industry. Eleven of America's top thirty markets can be serviced overnight.

Industry located in Lysander New Community is in a strong position to serve about a third of the nation's demands for manufactured products. Location — in the center of the country's leading industrial state — has been the reason progressive Central New York industries, both large and small, have traditionally grown and profited.

New York's economy in the 70's will continue this trend. The state's population will continue to grow significantly. *Total economic activity is expected to increase 50 percent over the decade and personal income will rise to \$125 billion.*

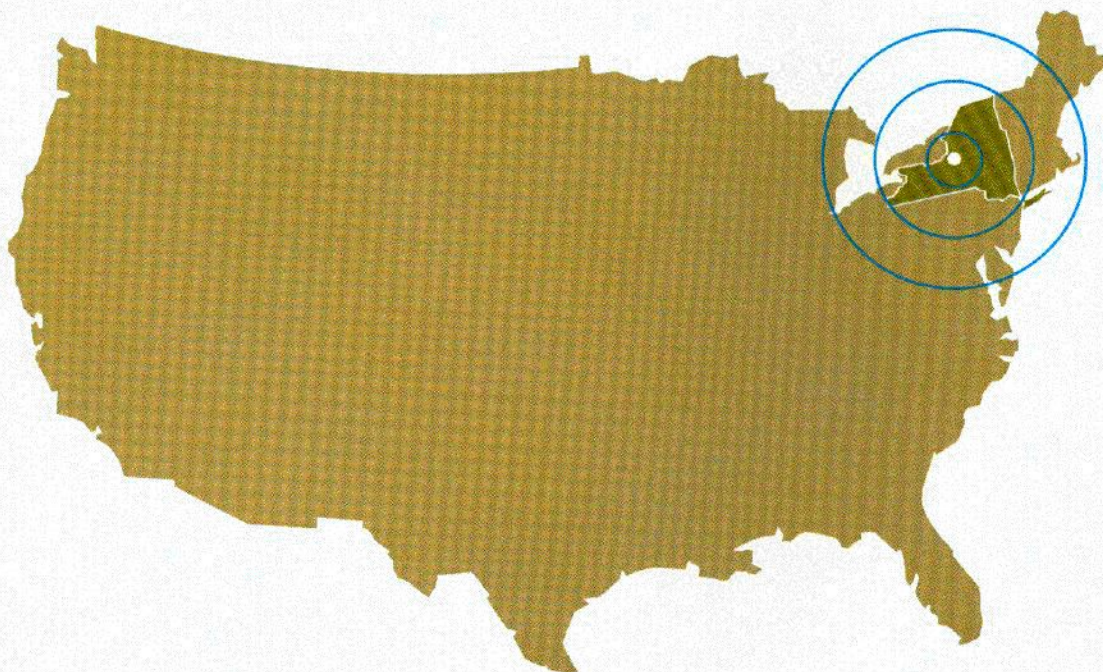
Industrial growth prospects for the 70's will favor those industries for which New York State offers special competitive advantages over other areas — technically oriented manufacturing and service industries.

BIG AND DIVERSIFIED

Lysander is in the heart of the rich Northeastern market and the diversified Central New York Region. The Syracuse area is one of only 33 areas in the nation with operations in all 20 basic industrial classifications. FORTUNE Magazine lists within the area 232 of the 500 largest corporations. These include such major employers as Bristol Myers, Crucible Steel, Oneida Limited, General Electric, Carrier, General Motors, and Chrysler.

Companies like Carrier, Crouse-Hinds, and R.E. Dietz have grown into international corporations from their home base of Syracuse, New York. A large number of smaller firms, some of which serve major industries within the area, contribute to a mix which keeps the economy diversified, well-balanced, and vigorous.

There are many specialized marketing opportunities in the Central New York Area. The health industry is one example, based on one of the most complete medical care complexes in the nation, which includes the Upstate Medical Center, the Central New York Psychiatric Center, and the 16 hospitals in the area.



Many industries in the Syracuse area are actively engaged in industrial research. A strong concentration of electronics, computer, instruments, optics, and chemical companies offer research and development firms a variety of opportunities.

Supporting local industry is the Syracuse University Research Corporation, which performs contract research and development in the physical, social, and life sciences.

From 1968 to the first half of 1970, expansion in the Central New York Area by long established companies exceeded \$50 million. Within the past five years, every major industry in the Syracuse area has undertaken at least one major capital expansion.

LYSANDER

Transportation

Lysander offers you an industrial site linked with major interstate highways and outstanding rail, water and air transit facilities.

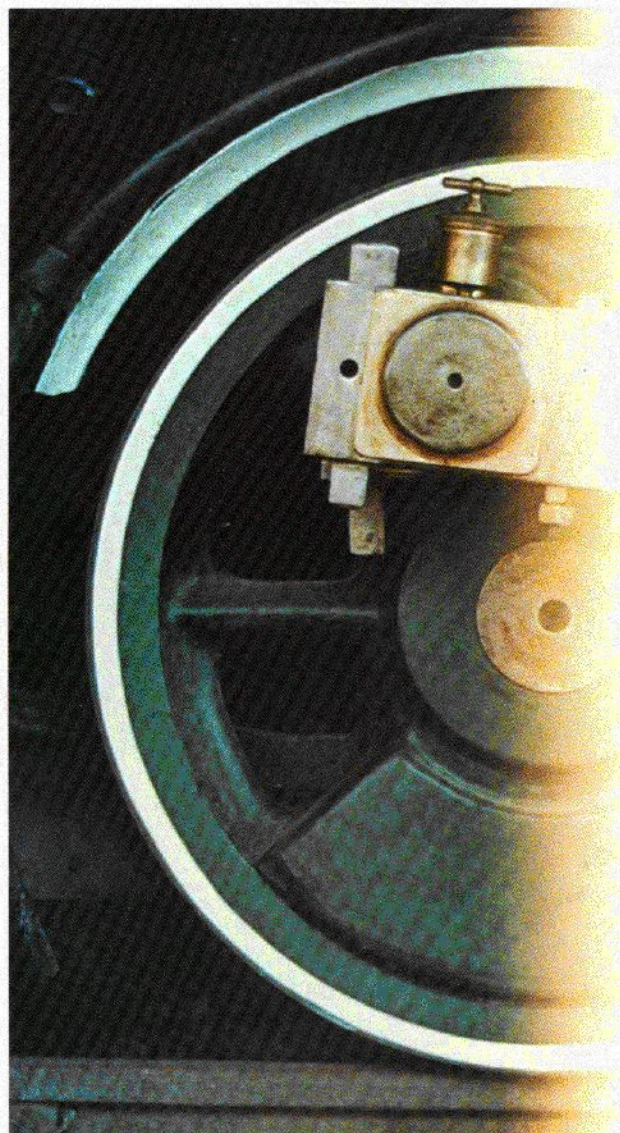
Lysander is near the geographic center of New York State, as well as close to Canada. It's one of the few areas in the country to be located at the junction of two major North-South and East-West interstate highways: Interstate 90 (the New York State Thruway) and Interstate 81 (the Penn-Can Highway). It also has outstanding rail, water and air transit facilities.

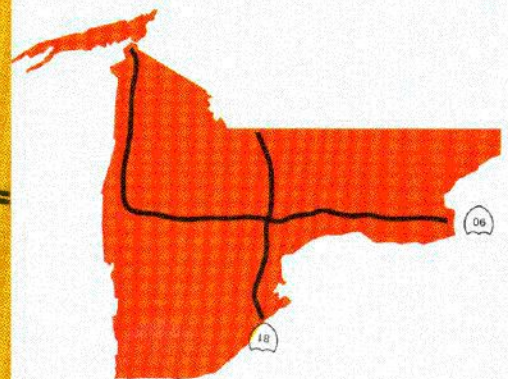
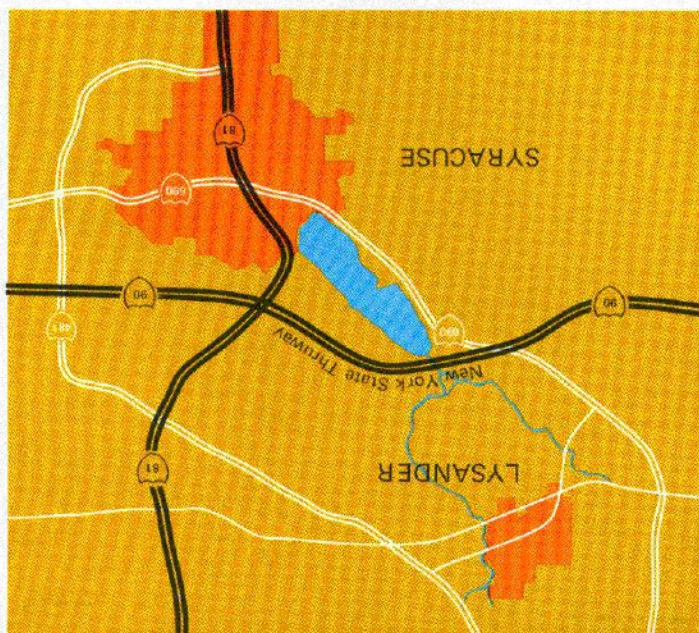
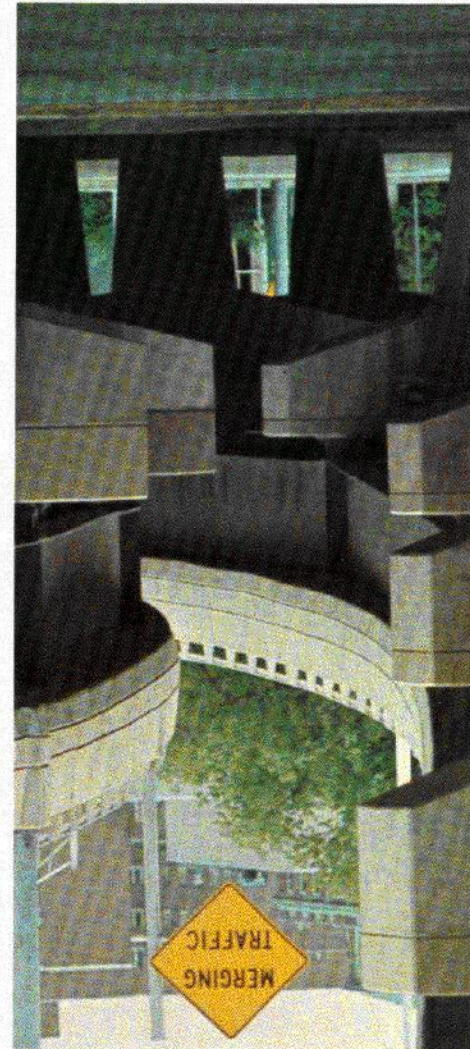
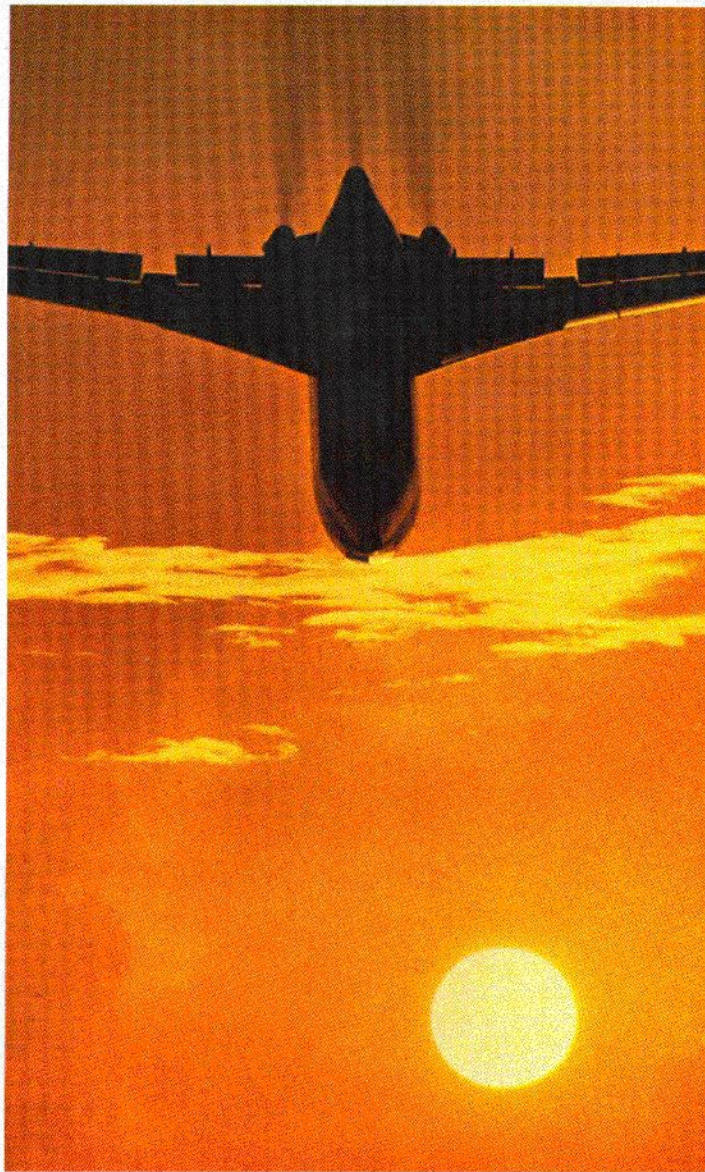
An expressway with four interchanges will be built through the industrial park, linking the New Community with the Syracuse Metropolitan Area and with the New York State Thruway, (I-90) and the Penn-Can Highway (I-81), both only 5 minutes away.

Rail facilities are available in the Lysander New Community Industrial Park. The Syracuse area is served by both the Erie Lackawanna and Penn-Central Railroads.

Passenger and freight facilities are available at Syracuse's Hancock Airport, one of the most modern in the State, only 10 minutes away. The area is served by American, Eastern, Mohawk, and the Flying Tigers. This growing international jetport is in the process of a \$1.5 million program to expand its freight-handling capabilities.

The shipping lanes of the Great Lakes and the St. Lawrence Seaway are 20 miles away at the Port of Oswego.





LYSANDER

Work Force

. . . Here you get a good day's work for a fair wage.

Industry located in Lysander New Community will benefit from the increased labor stability that this new community concept offers. Good homes, excellent schools, and a variety of shopping, recreation and social activities are the kinds of things men and women work for — and they'll all be in Lysander New Community.

Traditionally, local industries have considered Central New York workers more productive than workers in many other sections of the country. The emphasis on quality workmanship helps many of the area's smaller firms to be competitive and to out-perform competition in other parts of the country.

There is an excellent supply of skilled labor. The area's capacity to train and attract skilled persons is outstanding.

The New York State Department of Labor estimates that there will be a sharp increase in the number of young adult workers, and a rapid growth rate in the female work force in the region during the 70's.

Trade and technical training programs are available in such areas as auto and diesel repair, carpentry, chemical technology, graphic arts technology, industrial hydraulics, mechanical design, metal working, shop mathematics, tool and die design, and welding.

Special training programs can also be designed to meet the specific needs of your company.

Syracuse University, five elements of the State University of New York and nine community and private colleges and business schools offer employees many opportunities for extra education and can provide your company with excellent sources of personnel.



LYSANDER

Recreation and Culture

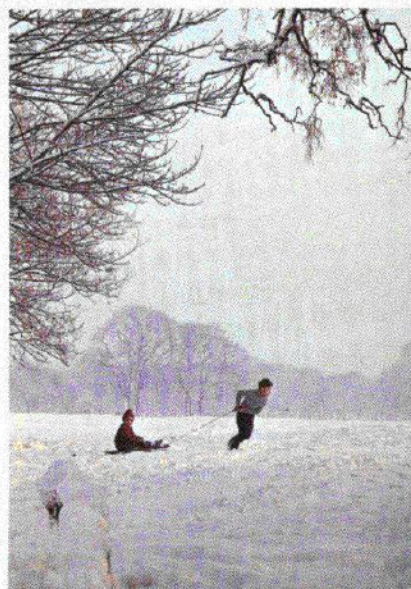
Lysander's location, in the heart of the Central New York area, offers outstanding vacation, recreation, and cultural opportunities.

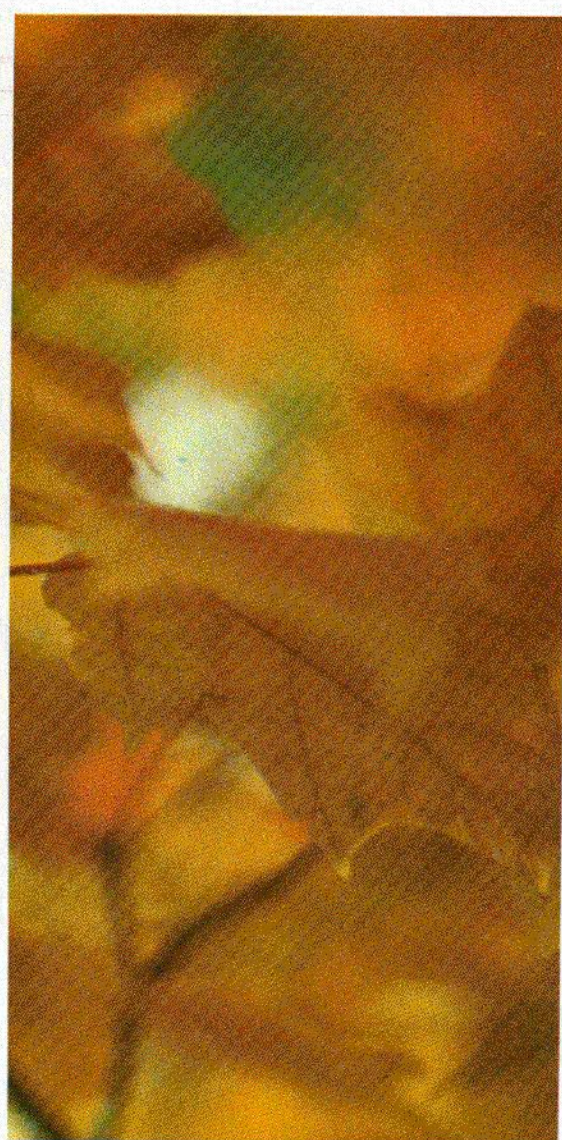
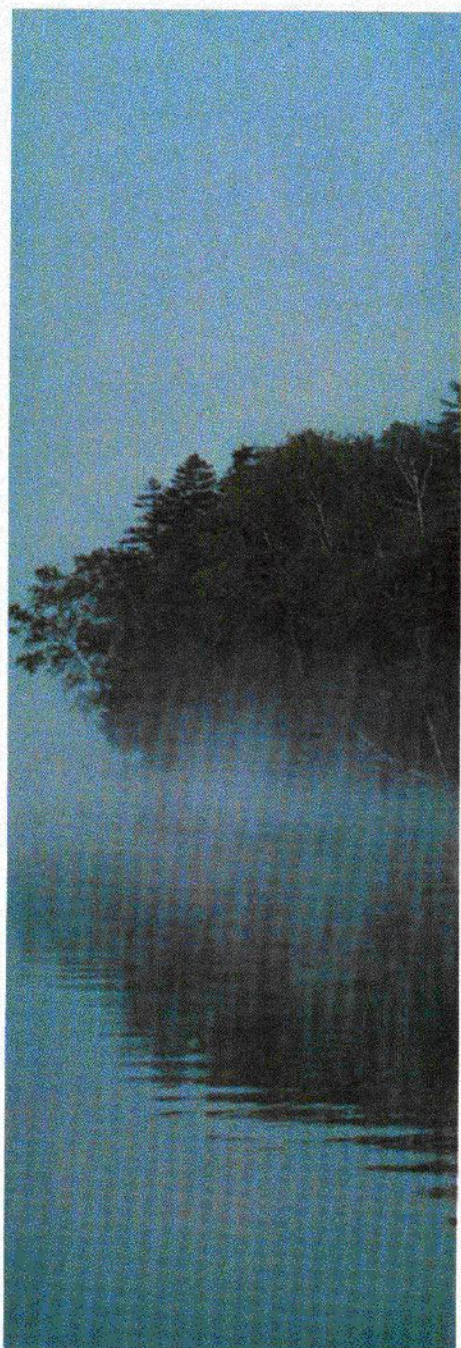
In the New Community itself, there will be more than 400 acres of park and recreation areas with an 18-hole golf course, a marina, tennis courts, playfields, swimming pools, and a variety of summer and winter outdoor recreation. The New Community is also adjacent to the New York State Game Management Preserve.

A system of expressways ties Lysander with the diversified recreation facilities of Upper New York State. Syracuse is only a short drive from the Adirondacks, Canada, the beaches of Lake Ontario, or the most remote Finger Lake. The immediate region offers an abundance of lakes and rivers and is noted for its fishing and hunting.

For the spectator sportsmen, there is harness racing, a nearby flat track, the Syracuse Chiefs, 1970 champions of the International League, the Syracuse Blazers hockey team, and the Syracuse University football team. There are over 25 golf courses and 7 ski resorts within a half hour of Lysander. Boating of all types is enjoyed in the Seneca River adjacent to the site and in other nearby lakes and rivers.

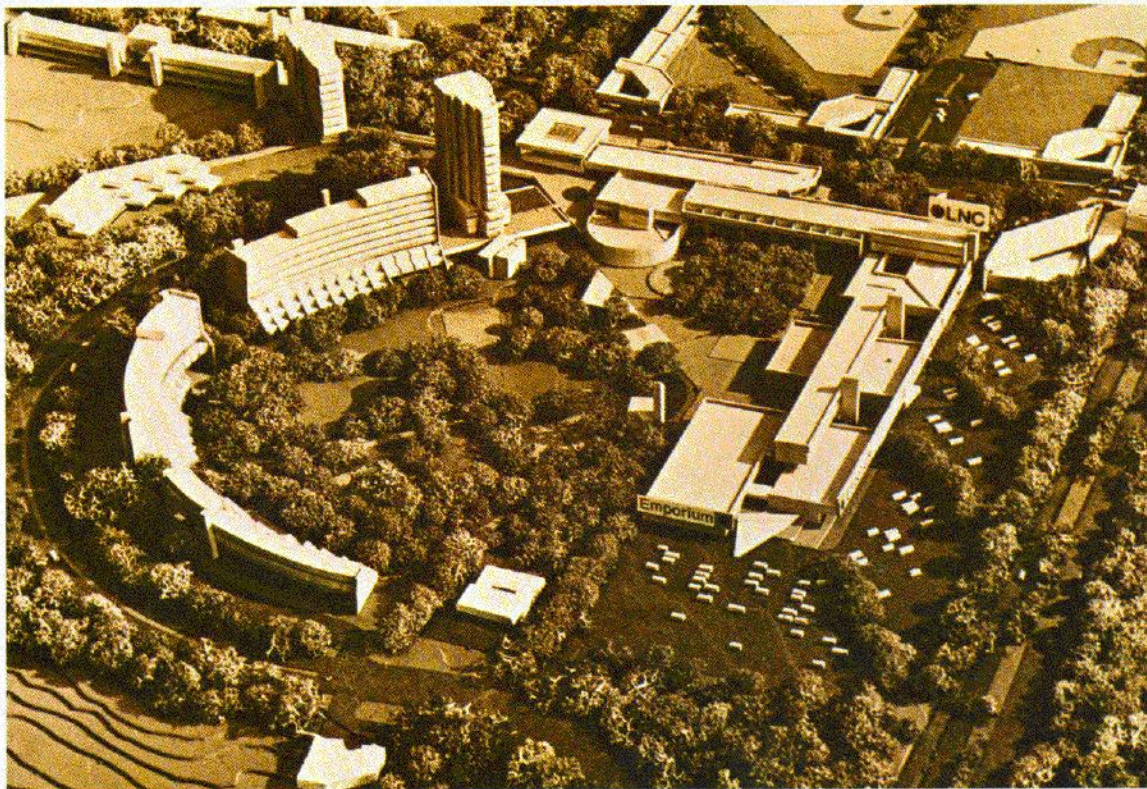
In the field of culture, Syracuse has its own repertory theatre, symphony orchestra, ballet, summer theatres, and the internationally-known Everson Museum of Art. It is large enough to supply a complete offering of cultural resources — small enough for all to participate.





LYSANDER

The New Community



In Lysander, your company can be part of a total new community of industry, homes, schools, shopping and recreation — a new community which also offers:

- . Industrial sites, buildings and financing
- . A location within the heart of the rich Northeastern market
- . Immediate access to the interstate highway system
- . A stable, diversified labor force.

Industry has an opportunity and future in Lysander.

For details on what Lysander can mean to your company, contact your broker

or

Metropolitan Development Association
1900 State Tower Building
Syracuse, New York 13202
Phone (315) — 638-0266 or 422-8284

All inquiries will be handled in complete confidence.

The Metropolitan Development Association is a non-profit organization of business and community leaders dedicated to the development of the Syracuse Metropolitan Area. The MDA is administering UDC projects in Onondaga County under contract with the New York State Urban Development Corporation.

The New York State Urban Development Corporation is a public benefit corporation, established by law to combine the energies of private enterprise with State and Federal programs to help renew New York State's cities and towns, and to plan and develop the orderly growth of new urban areas.

LYSANDER

Industry has an opportunity and future
in Lysander New Community



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