



ABOUT US

The Empire State EB-5 Regional Center focuses on providing quality EB-5 investment opportunities to its investors by adhering to a strict and unique underwriting philosophy. Our actions demonstrate that our commitment to our investors is unparalleled.

- 1.** We underwrite using time-tested, proven bank-style financial underwriting: If the project is not economically feasible, we will not pursue it.
- 2.** We underwrite for Jobs Creation: The project must create the required number of new jobs PLUS a cushion of at least 10 percent, ensuring that you will never experience an issue with this critical EB-5 requirement.
- 3.** We Character Underwrite: We only partner with project owners or developers who exemplify a high degree of moral character, and who have proved to be successful in previous endeavors. As a result, our investors are surrounded with people who conduct themselves with the highest degree of professionalism, and who exhibit strong ethical behavior.

Every EB-5 investor share two required bottomline results:

- 1.** To secure a Visa for themselves and their family.
- 2.** The safe return of their \$500,000 investment.

We ensure our investors achieve these results by surrounding them with a team of knowledgeable, talented, caring people who put 100 percent of their skills, passion, and focus into guiding them through the EB5 process.



COMPLETED EB5 PROJECTS

LaQuinta Inn & Suites
Niagara Falls Blvd
Niagara Falls, New York
Total Budget \$9,000,000
EB5 Capital \$1,500,000
Completed 2015

Rochester Hilton Garden Inn
East Main Street
Rochester, New York
Total Budget \$19,000,000
EB5 Capital \$4,000,000
Completed Fall 2015

Aloft by Marriott
Inner Harbor
Syracuse, New York
Budget \$12,000
EB5 \$4,000,000
Completed Summer 2016



STAFF BIOS



David J. Eckert, ESRC Principal

David is responsible for securing Foreign Investment Capital, generating EB 5 and private equity financing for projects in the Student Housing, Healthcare, and Hospitality markets.



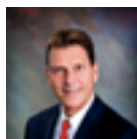
Gail A. Rahill, ESRC Investor Relations Director

Gail is responsible for investor communications and strategic marketing communications development.



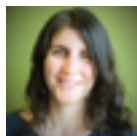
Curtis Dehm, General Counsel

Curtis established the Dehm Law Firm in 1986, where he continues to expertly assist clients in a wide range of legal matters, with a focus on real estate, business, immigration and personal matters.



Scott Barnhart, Ph.D, Economic Impact Study Consultant

Scott is President of Barnhart Economic Services, LLC, a consulting firm founded in 2005. Scott specializes in EB-5 and non-EB-5 economic job creation studies, TEA designations, and EB-5 business plan writing.



Marisa Marconi, EB5 Strategic Business Plan Writer

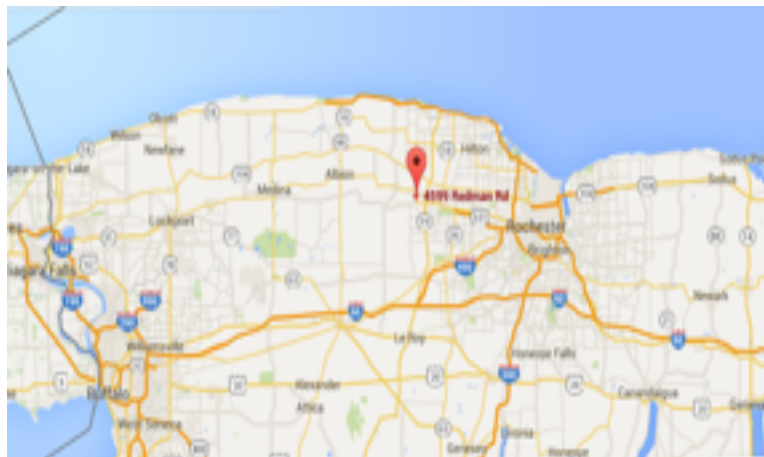
Marisa works with clients to develop compliant business plans for EB-5 regional center sponsored projects. She's managed more than 2,500 companies in a number



ALLEGANY SQUARE'S SUNY BROCKPORT STUDENT HOUSING EB5 PROJECT



Allegany Square is a residential apartment project located in Sweden, New York, (near Brockport). The 120-acre project will be a neighbor to the growing State University of New York (SUNY) Brockport campus, and adjacent to the area's most popular park. The site's proximity to SUNY Brockport allows it to take advantage of the university as a market and a resource, as well as provides access to an educated workforce and has potential for internships and co-ops.





Findings from the economic impact study, business plan, and appraisal:

- 1.** The Economic Impact Study, conducted by Scott Barnhart, PhD, the leading EB5 Economist, confirms, among other things, job projection values providing a significant cushion above the USCIS-required number of 10 new hires per \$500,000 investment.
- 2.** The Business Plan, prepared by Marisa Marconi, a highly skilled and experienced EB5 business strategist, detailing, among other things, demographics of the area defining the project as one that serves a designated TEA.
- 3.** The Appraisal Summary Letter substantiates the findings of the Economic Impact Study and the Business Plan indicating the viability of this project in terms of the safety of your investment. The projected value of the project when the apartments are completed and occupied is stated at \$18,500,000, well exceeding the \$7,500,000 of funding from EB5 investors.

Summary of Economic Impacts For Construction and Annual Operations, and EB-5 Investor Potential

Activity	Impact Type	Employment	Labor Income	Value Added	Output
Construction (July 2017-2018)	Direct Effect	66	\$5,348,637	\$5,767,118	\$14,161,199
	Indirect Effect	54	\$2,005,358	\$3,905,704	\$6,247,957
	Induced Effect	118	\$6,175,558	\$10,762,532	\$16,481,838
	Total Effect	238	\$13,529,553	\$20,435,354	\$36,890,994
	Indirect + Induced	<u>172</u>			
Incremental Rental Income 2018-2020	Direct Effect	10	\$176,944	\$1,697,945	\$2,092,406
	Indirect Effect	3	\$115,806	\$232,316	\$372,654
	Induced Effect	18	\$1,000,009	\$1,678,449	\$2,567,920
	Total Effect	30	\$1,292,759	\$3,608,710	\$5,032,980
Applicable Construction and Operations		<u>202</u>	<u>\$14,822,312</u>	<u>\$24,044,064</u>	<u>\$41,923,974</u>
Total Number of EB-5 Investors		<u>20</u>			
Total Potential EB-5 Capital		<u>\$10,000,000</u>			



EXIT STRATEGY

All EB5 investors will have first lien rights on the property. In 5 years, the project will be refinanced and all investment funds and accrued interest will be safely returned to the investors.