

W.M. Patrick Madden
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Mayor Madden Announces Major Redevelopment Project for Congress Street

TROY, NY – Today, Mayor Patrick Madden announced the City Station North project, the next phase of the United Group of Companies continued investment in the Congress Street business corridor, is moving forward in the City of Troy. The proposed 228,000 square foot mixed-use development will transform an under-utilized property located at 141 Congress Street into a four-story office tower, a six-story apartment building and 250 space parking garage.

Mayor Patrick Madden said, “The United Group of Companies has played a significant role in the redevelopment of Troy, whose investment has helped fuel our community’s economic rebirth. When completed, the City Station North project will add to the vibrancy of our rapidly expanding downtown and we are pleased to see the United Group of Companies continue their commitment to our city.”

Bill Flanigan, Development Executive at the United Group of Companies said, “The City Station North development will offer Troy’s historic downtown a ‘live, work, play’ lifestyle with 40,000 square feet of premiere office space, market rate apartments, and a covered parking garage. We look forward to working closely with the City on moving this important project forward.”

Steven Strichman, Troy Commissioner of Planning and Economic Development said, “City Station North is an exciting mix of housing, office space and parking. This project is important not only because it replaces an inactive property with an active day & nighttime activity generator it also expands Troy’s Central Business District to strengthens the connection with City Station and Troy’s South Central and Little Italy neighborhoods.”

This new “ground up” project will include the demolition of an existing vacant 65,000 square foot commercial building. Included in their overall project, City Station North includes four-stories of “Class A” office space with 10,000 square feet per floor, elevator access, and flexible design options for office suites starting from 2,500 square feet along Congress Street. The

building's northern end at State Street will be developed as a six-story apartment building. The proposed parking garage with 250 spaces will provide additional convenience in Troy's urban setting with direct access to both office and apartment buildings.

The current design proposes 66 premium apartments available at market rate prices – including 50 one-bedroom units and 16 two-bedroom units – which feature private balconies, granite and quartz countertops, washer & dryer units and parking. The apartment community will have elevator access to all six stories, and also offer an on-site fitness center, lounge area, rooftop terrace, and a courtyard with green space and a patio.

The United Group of Companies will present plans for City Station North for conceptual review at the City of Troy's Planning Commission meeting on Wednesday, January 24th with a full site plan review planned for February 28th.

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