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CE STUDENTS GET LESSON  
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### BUSINESS

ECONOMIC DEVELOPMENT  
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GEL INVESTOR NETWORK

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### BUSINESS

MICHELLE SINGLETARY:  
CREDIT SCORE BANKS USE  
LOANS ISN'T NECESSARILY  
THE ONE YOU GET

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### LOCAL

CITY SCHOOL DISTRICT  
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### LIVING

LOCAL MEDICAL LIBRARIES  
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### SPORTS

CARLOS DELGADO'S BIG BAT  
MAKES FLORIDA MARLINS  
THE TEAM TO BEAT IN  
NATIONAL LEAGUE EAST

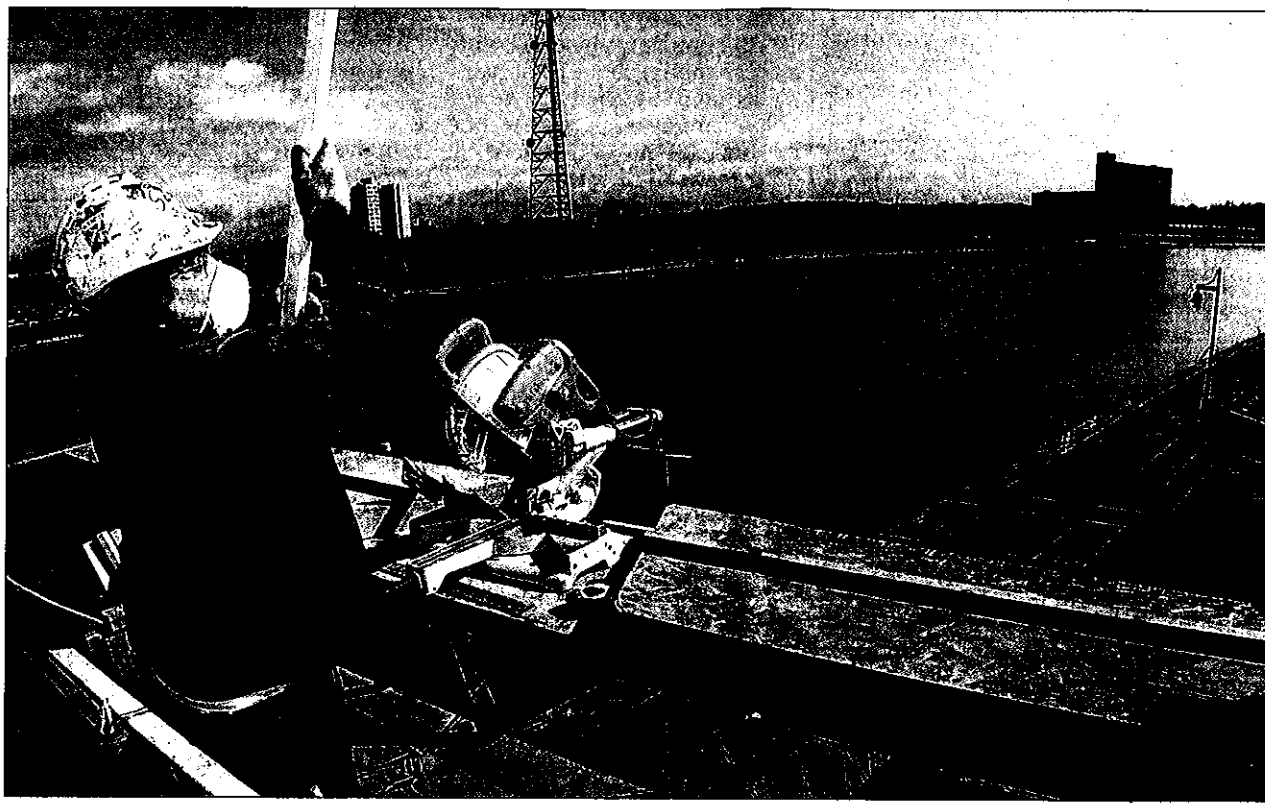
**TURN TO PAGE 4D**

### BUSINESS

INTEGRATED  
NO-TECHNOLOGIES GETS

# River gets new rover

## 104-passenger Mary Jemison to dock at Corn Hill



CARLOS ORTIZ staff photographer

Scott MacFarlane of Mark IV Construction Co. on Tuesday works on the rapidly rising Corn Hill Landing. The luxury apartment-retail space complex on the Genesee River will also be home to a tour boat, the Mary Jemison.

### LARA BECKER LIU

STAFF WRITER

Move over, fast ferry. There's a new boat in town.

Corn Hill Navigation, the outfit that runs the Sam Patch, today plans to announce the launch of a second vessel.

The Mary Jemison, a 1931 craft that had been running in Syracuse, is expected to begin operation here in May. It will be based in Corn Hill, where the first phase of construction of Corn Hill Landing, a commercial and residential development, is scheduled for completion early this summer.

The Mary Jemison, named for the white child famously adopted into the Seneca tribe, will run pri-

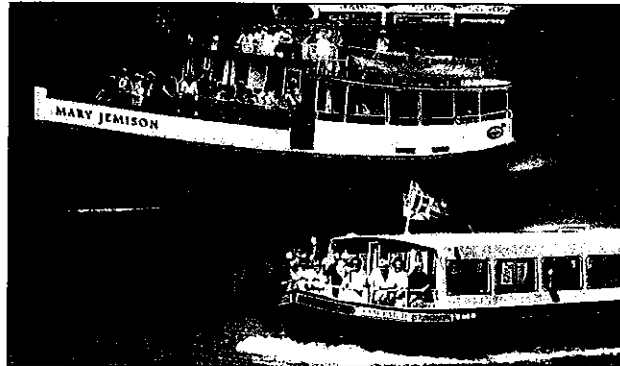


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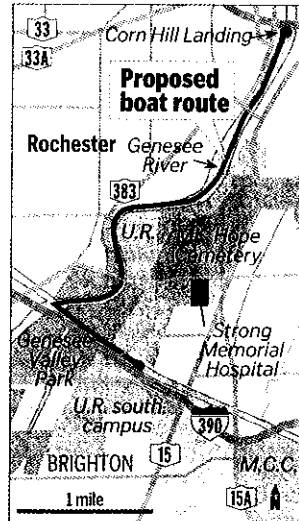
An artist's rendering shows the Mary Jemison with its smaller sister, the Sam Patch. Mary Jemison will mainly navigate the Genesee, Sam Patch will ply the Erie Canal.

marily along the Genesee River — from Corn Hill Landing past the University of Rochester, through Genesee Valley Park, where it will move onto the

Erie Canal, turn around and return.

The Sam Patch, which used to dock at Corn Hill

**TOUR BOAT, PAGE 4A**



KEVIN M. SMITH staff artist

**Inside** Corn Hill Landing is taking shape **4A**

## Justices reject N.Y. tribe's move to expand its tax-exempt lands

THE ASSOCIATED PRESS

WASHINGTON

peals court ruling.

The Oneida Indian Na-

**On Page 7A**

## Firms selected for Renaissance Square project

Monroe County Executive Maggie Brooks and

# Excitement welcomes rise of new Corn Hill Landing

**LARA BECKER LIU**  
STAFF WRITER

After months of delays, Corn Hill Landing is swiftly taking shape on a long-forsaken bank of the Genesee River.

The \$20 million development, a mix of retail space and luxury apartments, has been in the works for years, but its construction was hampered by financing issues and bureaucratic hurdles, officials say.

"This project has been on the drawing board for five years," said Fashun Ku, the city's economic development commissioner. "So, I'm so excited, finally to see this thing in a construction state."

The development, which consists of a main building and three "wings," are "substantially formed," said Paul Foti, a vice president at Mark IV Construction.

### A building to open in June

Building A, one of the apartment buildings, is scheduled to open in June, he said, and "we already have nearly a dozen leases in place, in addition to 40 reservations." Monthly leases on the market-rate apartments start in the "high \$600s" for a studio, Foti said, and go up to \$2,000 for three- and four-bedroom units.

There also are leases in place for the Market Square area.

Among the anticipated occupants are Corn Hill Fine Wines, United Dry Cleaner, an Asian restaurant, Spin Café, an eye-glass shop, a gym and a bakery. Mark IV is in negotiations with another high-end restaurant, Foti said.

"The whole idea is you have this environment where a lot of convenient services and amenities are close by, and in addition to that, you've got below-grade parking," he said. There will be 110 spaces available for a fee to residential tenants only, and a surface lot will contain another 200 parking spaces.

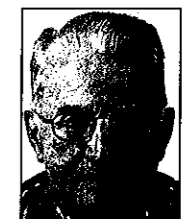
Mark IV also is finalizing its harbor master policies, which will allow visiting boats to dock for a fee on a daily, monthly or seasonal basis.

"The whole project is getting closer and closer to completion," Foti said, adding that the "drop-dead date" is December 2005 or January 2006.

But he acknowledged that the development was a long time coming. Mark IV had to deal with "a substantial number of parties," including the city, state and the U.S. Department of Housing and Urban Development, which is loaning Mark IV \$15.7 million for the project. Easements had to be obtained, investors convinced of the project's viability, and drawings re-



Foti



Brown

done when the state's building code changed, Foti said. Then, in the middle of that, planning began for improvements to the Interstate 490 bridge that abuts the development.

"I think if it was in another part of the country, it may have happened faster," Foti said. "But New York state is an old state that's developed a lot of wealth and a lot of bureaucracy over the years."

But Foti — and Corn Hill residents — are eager to focus on the present. They're optimistic, too, about the addition of the Mary Jemison, a new tour boat, to Corn Hill Landing.

### 'Pretty excited'

Joe Brown, president of Corn Hill Neighbors, said he's "pretty excited."

"We're very interested in seeing all this happen at once. This summer, if all goes well, we'll see people living here and going back and forth on the boat." □

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## Tour boat

FROM PAGE 1A

before construction of a new dock at Corn Hill Landing began, will continue operating out of Schoen Place in Pittsford and run primarily on the Erie Canal.

The new boat is larger than its sister vessel — with capacity for 104 passengers, compared with the Sam Patch's 49 — and has an open upper deck. But like the Sam Patch, the Mary Jemison's mission will be to "educate Rochesterians regarding the history of the canal and our waterways, and to promote the recreational (aspects)," said Corn Hill Navigation Chairman Jim Durfee.

Besides that, he said, "it will



Durfee



Miller

that talk got serious, Curtis said.

### In the works for years

"We've been working on this for five, six, seven years now," he said. "When this all goes into operation — the Mary Jemison and Corn Hill Landing — that deal is going to make Rochester the most attractive urban destination on the Erie Canal between Albany and Buffalo."

City officials and Corn Hill residents are equally optimistic

## Mary Jemison

■ Called "The white woman of the Genesee" by white settlers.

■ Captured by Shawnee Indians in 1755 in Pennsylvania at age 15; was immediately adopted by the Senecas.

■ After a few years in Ohio, she came to live in the Genesee River Valley in what is now Letchworth State Park.

■ The Treaty of Big Tree in 1797 confirmed her right to more than 17,000 acres of land (on both sides of the Genesee River) originally given to her by her Seneca brother.

## What's next

The Mary Jemison will be transported to Corn Hill Landing, where it is expected to begin