

# BUILDING MOMENTUM TOGETHER

2024 Impact Report



BUFFALO  
CENTRAL  
TERMINAL



The Buffalo Central Terminal has always been a gateway to possibility. From 1925 to 1929, people gathered to plan and build what was seen as Buffalo's foundation for a new future. From 1929 to 1979, the Central Terminal helped businesses expand and thrive, gave people of all backgrounds a new chance at life, and added to the city's cultural diversity.

In 1996, dedicated preservationists founded the Central Terminal Restoration Corp. In 1997, the CTRC acquired the Central Terminal and began its mission to redevelop Buffalo's majestic historic landmark—one of the region's true architectural treasures—as an enduring cultural and economic hub for the community.

Today, we continue to honor the Central Terminal's legacy as we reestablish the campus as a center of activity—a beacon that attracts people and investment; celebrates and fosters diverse community voices; connects and shapes broad and equitable revitalization efforts; and builds a new foundation for a strong, shared future for the city and region.

And we're just getting started.

**Momentum is gathering at Buffalo Central Terminal.**

**From vision to action, from what if to what's next,**

**progress that once felt distant is now fully in motion.**

**This report connects Buffalo's vibrant past with**

**all that's happening right now—and looks forward**

**to the full reimagination of this living landmark.**

**Together, let's celebrate the supporters and partners,**

**dreamers and craftspeople, advocates and activists**

**making our transformation possible. Led by community,**

**shaped by collaboration, this is how momentum feels**

**when it belongs to all of us.**

## Our Volunteers

The reinvention of the Buffalo Central Terminal would not be happening without the hard work of our volunteers.

From 1997 through today, they have continued to protect our historic campus by performing maintenance and beautification activities. Their dedication saved our majestic landmark, allowing us to prepare it for a new future.

**52**

Saturday  
Workdays

**25**

Trees Planted

**3,328**

Volunteer Hours

**\$111,454**

Value  
Investment



## Our Supporters

The majestic Buffalo Central Terminal has united a wide range of people—longtime advocates, our board and staff members, neighborhood residents, new Americans, business owners, government allies, preservations and innovators—all working together to build our living landmark's second era of connection. **We're especially thankful to our Central Circle, whose financial contributions continue to increase our momentum toward reuse.**

**Our community keeps us going  
Your involvement helps create  
the future of the Central Terminal.**



**160**

Central Circle Donors

**2,947**

Email Subscribers

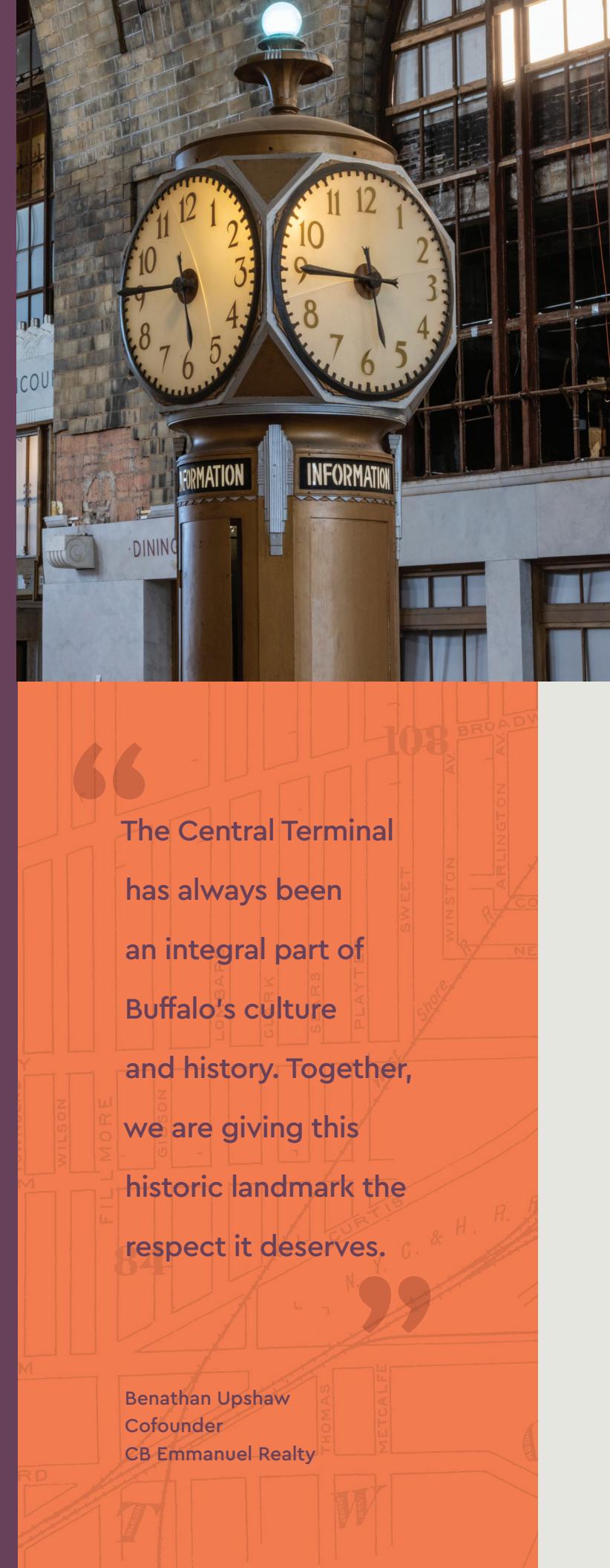
**30,000+**

Social Media Followers

# Our Champions

We greatly appreciate significant funding from the **Regional Revitalization Partnership (RRP)**, a 10-year, \$300 million comprehensive economic development strategy and public-private partnership. Of that funding, an initial investment of \$61 million was allocated to advance our vision to establish the Central Terminal as a regional destination for year-round, indoor and outside activities.

Developed in collaboration with New York State Gov. Kathy Hochul and Empire State Development (ESD), the RRP was designed to build community wealth through multiple paths for Buffalo's East Side, Niagara Falls, and Rochester. The RRP is supported by ESL Federal Credit Union; Evans Bank; the Max and Marian Farash Charitable Foundation; Five Star Bank; the KeyBank/First Niagara Foundation; the William & Sheila Konar Foundation; M&T Bank; the Ralph C. Wilson, Jr. Foundation; and partners in the cities of Buffalo, Niagara Falls, and Rochester. The Center for Regional Strategies leads the RRP's implementation.



# Regional Revitalization Partnership



# FILLMORE DISTRICT COUNCIL MEMBER MITCH NOWAKOWSKI



M&T Bank



INSURANCE | EMPLOYEE BENEFITS



The crowds reflected Buffalo's vibrant diversity.

## Our Neighbors

In 2024, the Central Terminal continued to offer a fun calendar of free, community-focused programming. These events fostered a sense of pride and belonging, while also helping shift perceptions of the Broadway-Fillmore neighborhood.

By centering community voices and celebrating local culture, the Buffalo Central Terminal reinforced its role as a welcoming space and a symbol of momentum on Buffalo's East Side.



**33**

local artists, vendors, and organizations led by women and people of color were supported by our programming.



**61%**

of event funds supported woman-led and minority-led businesses.



**40%**

of 2024 event attendees were families with children.



# 8,000+ Attendees

The 2024 free events at Buffalo Central Terminal drew an enthusiastic attendance, 34% of which were East Side residents. The Central Terminal stands as a proud gathering place, celebrating unity, inclusion, and community strength.



# MOVED BY MOVEMENT

10



The Summer Concert Series featured seven performers and offered music including classical, funk, jazz, and R&B.



**100%**

fun and joy for all that joined in.

**15**

free community events (and one ticketed event!)

**28%**

of event attendees were families that included seniors (65+).



**35%**

of event attendees had limited mobility.

“

Every step we take toward bringing the Buffalo Central Terminal back to life honors our past and shapes a more vibrant future for the East Side and all of Buffalo.

”

James K. Morrell  
Chair  
CTRC Board of Directors



**Our free, family-friendly programming**

This past year, the Terminal came alive with a full calendar of events, bringing neighbors together and welcoming new visitors to the campus. Four lively Summer Concerts, high-energy Health is Wealth fitness bootcamps, and fun Family Movie Nights brought our Lawn to life. Signature events like the Central Terminal Car Show, a Shakespearean performance, and our annual Back-to-School Giveaway created moments of joy and connection. Seasonal celebrations—including Eid Fest, Fall Fest, and the beloved Trunk-or-Treat—offered something for everyone, reinforcing that Buffalo Central Terminal is a welcoming place for all.

## Our Future is Bright

We are inspired by the innovative ways visionaries and funders reinvent abandoned train stations. Gare d'Orsay in Paris. Union Terminal in Cincinnati. Union Station in Kansas City. Union Pacific Depot in Salt Lake City. Michigan Central Station in Detroit.

The reuse of historic properties like the Buffalo Central Terminal offers the unique opportunity to mix innovation and preservation to build a flexible, sustainable future. Together, we're building a vibrant cultural and economic hub for a vital community.

**Quinn Evans, our Architecture & Engineering team lead, is a top woman-owned architecture and planning firm. They led the redevelopment of Detroit's Michigan Central Station!**



**QUINN  
EVANS**

**CB  
EMMANUEL**  
REALTY

**RISE COMMUNITY CAPITAL**

**Alexander  
Company**



### READYING FOR CONSTRUCTION

In 2023 and 2024, **Quinn Evans**, our Architecture and Engineering Team lead, thoroughly investigated the current condition of the Buffalo Central Terminal campus to fully understand the buildings. With their expertise, we gained the most comprehensive understanding ever of the historic buildings, identified areas in need of stabilization, and developed a rehabilitation strategy toward reuse.

### READYING FOR REUSE

Our Developer Team—**CB Emmanuel Realty, Alexander Company, and Rise Community Capital**—is advancing development focused on building local jobs, spaces for local businesses and entrepreneurs, and housing to retain local residents and attract new ones. Planned uses include entertainment and events; a regional and international food hall that complements the Broadway Market; culinary education space; mixed-income rental housing; attainable home ownership; light industrial and maker space; coworking and collaborative spaces; quality childcare and childhood education services; neighborhood retail spaces; and mobility options and transportation linkages.

## Our Next Steps

In 2024, using the information gathered by Quinn Evans, we began Phase 2 Construction toward the reactivation and reuse of the Main Terminal Building.

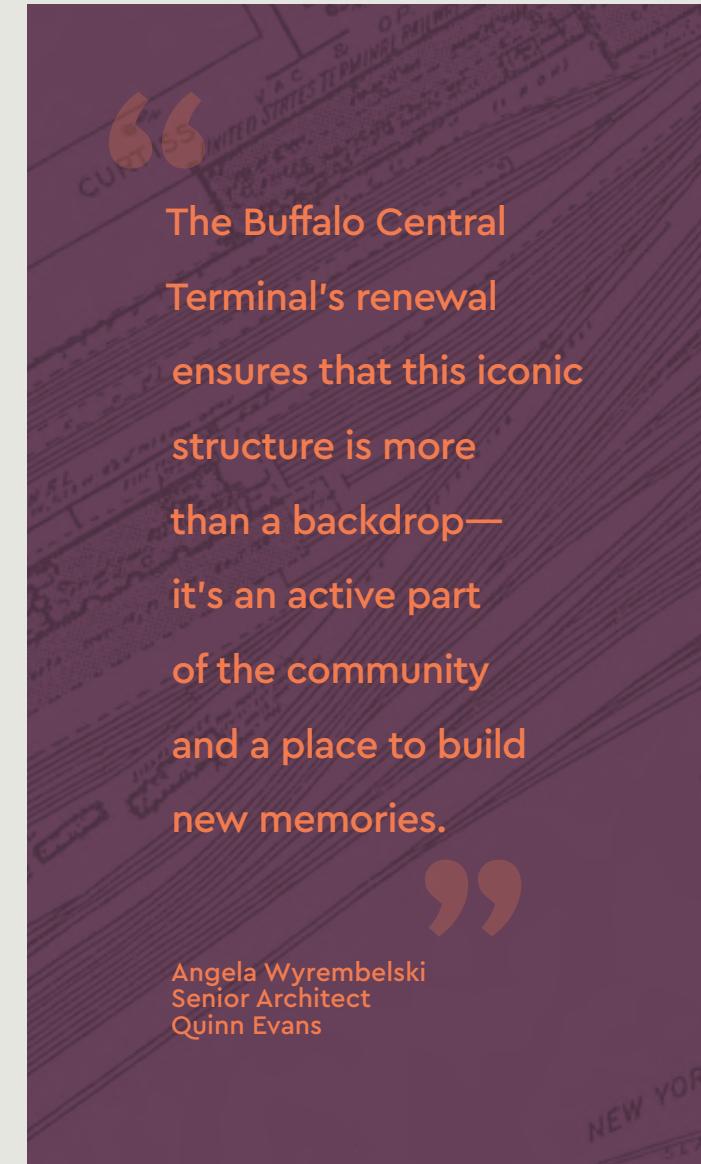
**Buffalo Construction Consultants**, our chosen Construction Manager, continued to coordinate the construction bidding process and oversee all contractors engaged in the stabilization of the Buffalo Central Terminal.

The goal of the \$33 million Phase 2 Construction is to address high-priority safety and structural issues in the Main Terminal Building; seal the iconic Tower and the Passenger Concourse to stop water intrusion and related deterioration; and reopen the Passenger Concourse for public access.

The CTRC and the City of Buffalo are working together on this reuse project. The CTRC owns the 12.5 acres at 495 Paderewski Drive that includes the Main Terminal Building and the Mail & Baggage Building. The City of Buffalo owns 59 Memorial Drive, the 16-acre property that includes the Post Office Building and the remains of the Railway Express Building.

### PHASE 2 UPDATES

- Erected scaffolding for the exterior "buck hoist" elevator.
- Installed the "buck hoist" elevator for easier access to the iconic Tower's upper floors.
- Replaced nearly 400 window coverings!
- Actively recruited MWBE construction contractors and a local workforce.
- Performed materials testing and structural analysis of the masonry, concrete, and steel.
- Conducted "sounding" of Guastavino tiles to test stability.



The new window coverings are a mix of corrugated plastic (with a glass-like sheen), painted wood, and louvered fittings. These new covers protect the building from rain, wind, and snow, while keeping the interior free from moisture and mold. The louvered fittings provide proper air flow and ventilation to avoid damage from high winds, while making it easier for construction crews to work inside.



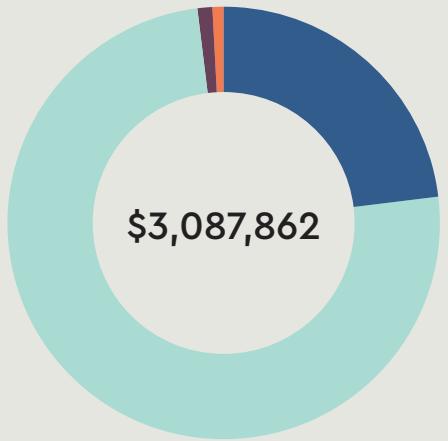
**With temporary window coverings in place, masonry repairs can begin.**

## Our 2024 Budget

We have made tremendous progress to strengthen the financial health of our organization to ensure a strong future for the Buffalo Central Terminal.

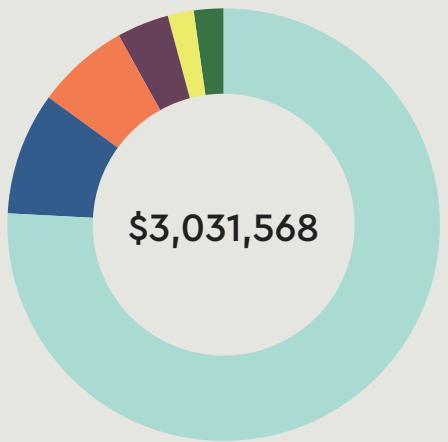
### MORE AND MORE OF OUR EXPENSES ARE DEDICATED TO CAPITAL IMPROVEMENTS.

Capital improvements have remained a major focus of our spending, increasing from 55% of total expenses in 2022 to 73% in 2023 and 76% in 2024. This upward trend reflects our continued investment in stabilizing and reactivating the Buffalo Central Terminal.



#### TOTAL INCOME

- 75%** Government Grants
- 23%** Foundation Grants
- 1%** Supporter Contributions
- 1%** Event Sponsorships



#### TOTAL EXPENSES

- 76% Capital Improvements**
- 9%** Salaries & Wages
- 7%** Contract Services
- 3%** Event Programming
- 2%** Building Maintenance
- 2%** Non Labor

### OUR TEAM

Monica Pellegrino Faix  
Executive Director

Drew Canfield  
Associate Director

Melvin "Trey" Bankhead III  
Marketing & Communications  
Coordinator



### BOARD OF DIRECTORS

James K. Morrell  
Chair

Annie O'Neil-White  
Vice Chair

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Michael Nisengard  
Christina P. Orsi  
Carl Skompski  
Rishawn T. Sonubi, AIA



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Other images courtesy of Scott Balzer, Barbara A. Campagna/Architecture + Planning, Nancy Parisi Social Documentation Photography, and 7 Figure Media.

# Get Involved

The beloved Buffalo Central Terminal, which turns 100 in 2029, is the city's final legacy building to get the attention it deserves. We're not just preparing the former railroad hub for its next era of connection as an energetic, thriving space to live, work, and play in the midst of a vital community.

We're changing the doubt of "This will never happen" to the firm belief that "This is already happening."

## JOIN THE MAILING LIST

Sign up online for our newsletter and stay informed on progress and events.

## SHARE STORIES

We love to hear stories about the Buffalo Central Terminal! Visit our website to share.

## SPREAD THE WORD

Use social media to tell family and friends about Buffalo Central Terminal events.

## VOLUNTEER

Check out our newsletter for opportunities to donate your time.

## MAKE A CONTRIBUTION

Visit our website to make a gift and support the future of this living landmark.

**BUFFALO  
CENTRAL  
TERMINAL**

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