



Success

Solution

Business Strategy

Innovation
Branding
Solution
Marketing
Analysis
Ideas
Success
Management

Innovation
Branding
Solution
Marketing
Analysis
Ideas

WORK



CLERMONT
COUNTY OHIO

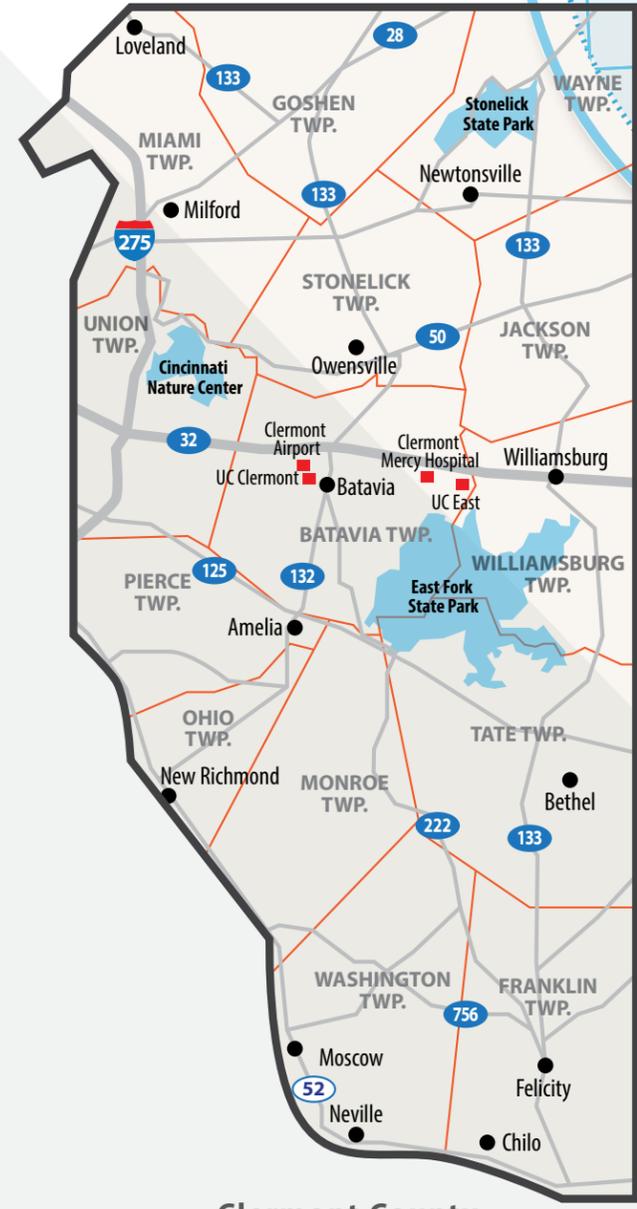
GROWTH AND OPPORTUNITY

Flourish here

THE REGION

Flourishes here

Located just east of downtown Cincinnati, Clermont County's population is 205,273 while the Cincinnati metro area comprises 2.2 million residents. With its own labor force of almost 110,000 people, Clermont County is well positioned in the Greater Cincinnati area, whose labor force is nearly 1.5 million.



FORTUNE

Cincinnati now boasts 9 Fortune 500 company headquarters, and 14 Fortune 1000 company headquarters. Cincinnati has more headquarters per million residents than New York, Boston, Los Angeles or Chicago.



Site Selection Magazine has ranked the Cincinnati region among the Top 10 areas in the nation for attracting and retaining businesses since 2002, recently even naming the city as #1 for cost-effectiveness.



US News ranked Cincinnati in the Top 40 places to live in 2016.



The Cincinnati/Northern Kentucky International Airport is consistently highly ranked. Skytrax named CVG the #3 airport in North America in 2016!

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BUSINESSES

Flourish here

Clermont County's largest and fastest growing employers are professional service businesses. American Modern Insurance Group (AMIG) and Total Quality Logistics (TQL) have invested nearly \$45 million in new headquarters facilities and are Clermont County's two largest employers.

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Many of Clermont County's largest employers have found the young professional talent they need to help their companies grow here. Over 50% of the county's labor force commutes to other communities for employment opportunities. Clermont County has the hidden workforce companies need, right in our own backyard.

The strength of the workforce's knowledge base is demonstrated by the presence of Siemens PLM and Tata Consultancy Services' North American Delivery Center. These two companies combined employ over 1,000 computer programmers and software engineers in Clermont County.



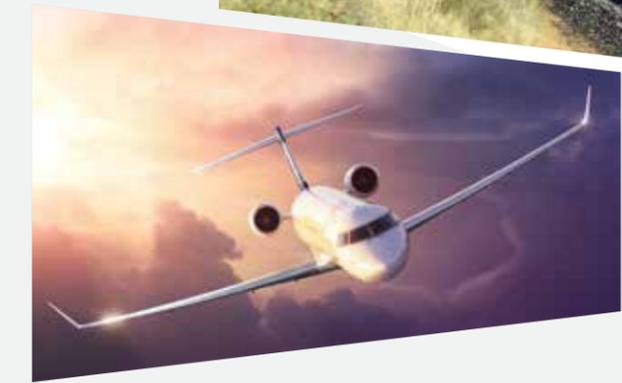
Clermont County is home to many defense industry advanced manufacturers, such as L-3 Fuzing & Ordnance and Engineered Mobile Solutions. The county's rich manufacturing tradition is best exemplified by Milacron Plastics Machinery, a plastics machinery OEM founded in 1884.



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CONTINUAL IMPROVEMENT

Flourishes here



State Route 32 serves as Clermont County's most vital transportation artery, bisecting the county from west to east. State Route 32 has been undergoing a major transformation, as over \$80 million in improvements are underway. The I-275 interchange has been reconstructed to improve the flow of traffic, and travel times will be further decreased as signals are removed and access roads rerouted.

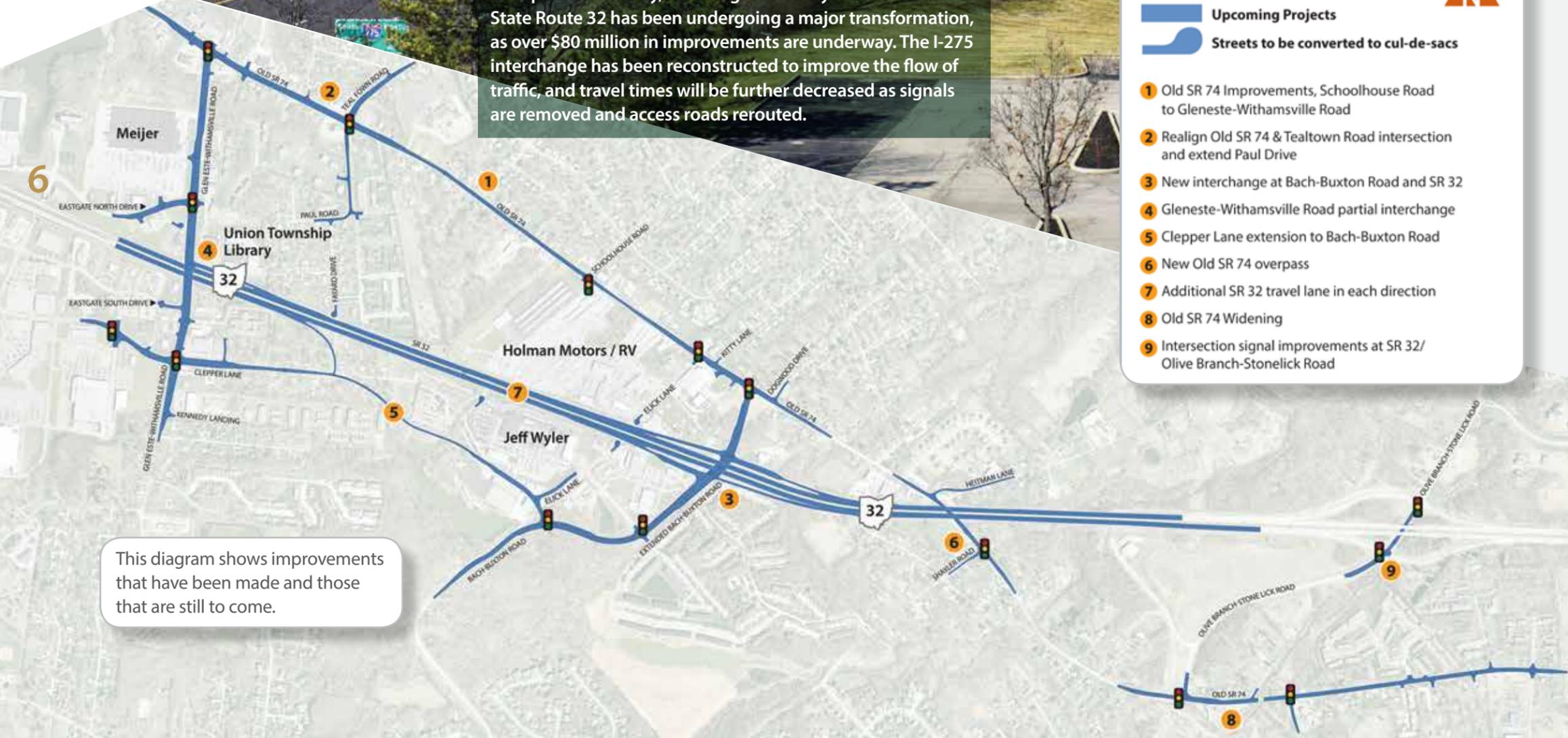
MAP LEGEND

Upcoming Projects

Streets to be converted to cul-de-sacs

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- 1 Old SR 74 Improvements, Schoolhouse Road to Gleneste-Withamsville Road
- 2 Realign Old SR 74 & Tealtown Road intersection and extend Paul Drive
- 3 New interchange at Bach-Buxton Road and SR 32
- 4 Gleneste-Withamsville Road partial interchange
- 5 Clepper Lane extension to Bach-Buxton Road
- 6 New Old SR 74 overpass
- 7 Additional SR 32 travel lane in each direction
- 8 Old SR 74 Widening
- 9 Intersection signal improvements at SR 32/ Olive Branch-Stonelick Road



This diagram shows improvements that have been made and those that are still to come.

Clermont County companies benefit from the proximity to the larger regional infrastructure of the Cincinnati metropolitan area. In addition to the Clermont County Airport, which is increasing its runway length to 4,900' to accommodate corporate jets, companies in Clermont County can utilize the Greater Cincinnati/Northern Kentucky International Airport (CVG), which is a direct 30-minute drive away. CVG offers non-stop service via 10 different airlines.

Freight services are provided by several companies in the Greater Cincinnati area. The Queensgate rail yard, just west of downtown Cincinnati, is one of the largest and most efficient switching facilities in the US. Norfolk Southern has a Class III line directly serving several communities in Clermont County. The line is operated by Cincinnati East Terminal Railway.



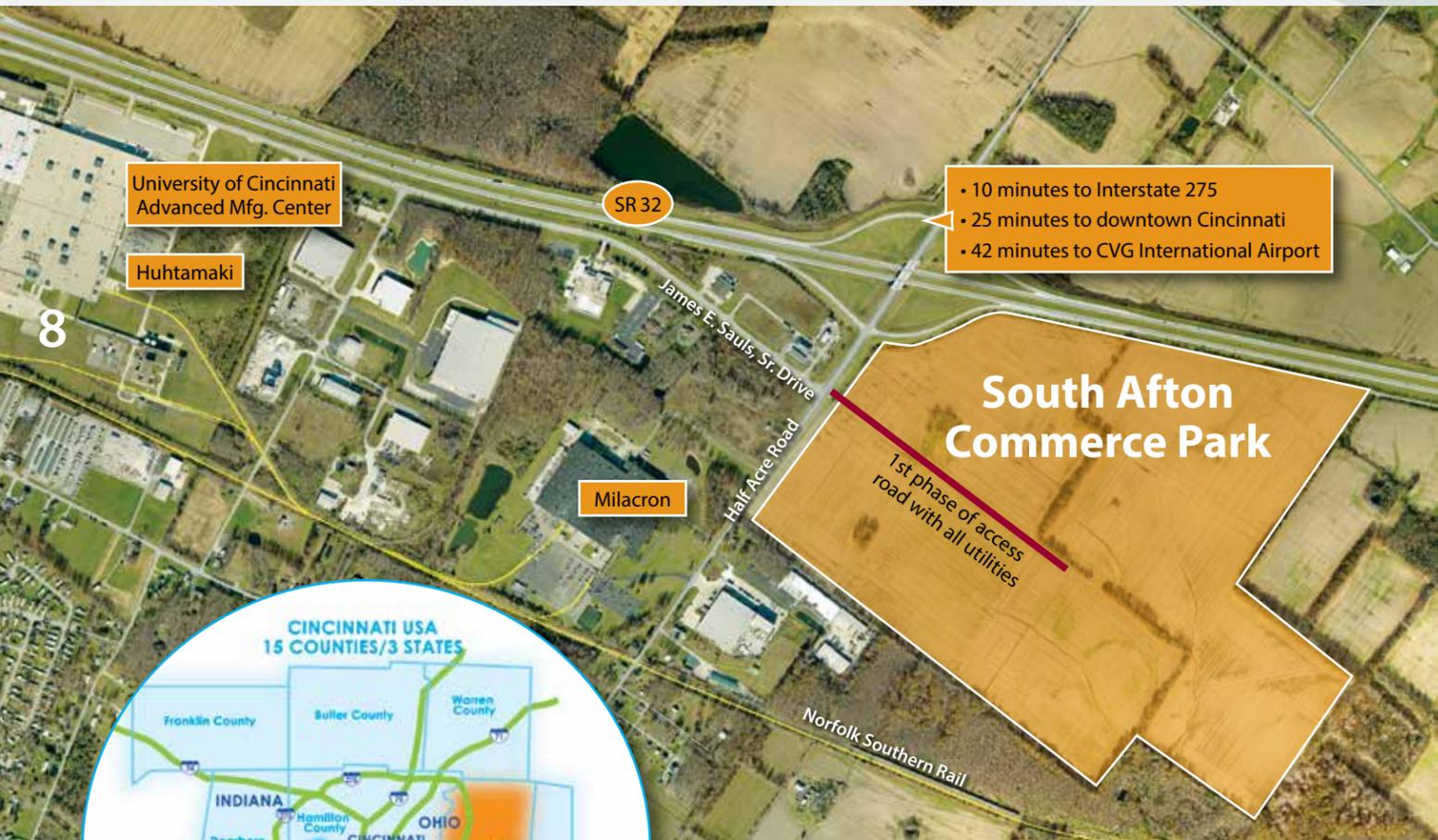
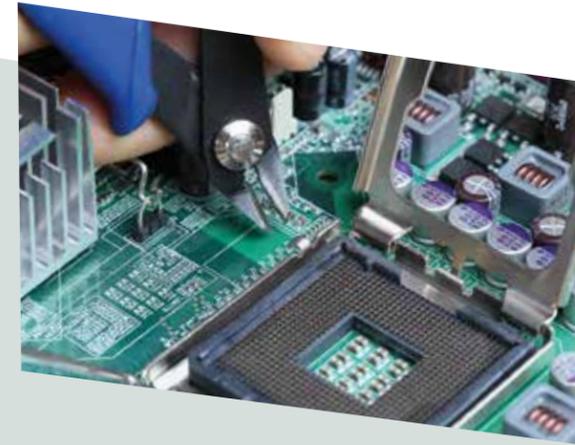
Map is courtesy of Clermont County Transportation Improvement District

SOUTH AFTON COMMERCE PARK
PROMISES MORE OPPORTUNITY TO

Flourish here

South Afton Commerce Park is Clermont County's largest planned industrial park. Located directly on State Route 32 at Half Acre Road, this 242 acre industrial park is just 11 miles east of I-275. With the ability to subdivide into lots as small as 3 acres, South Afton Commerce Park can accommodate a variety of industrial users at nearly any scale. The University of Cincinnati Economics Center has estimated that at full build out SACP will employ 1,855 individuals directly on site, with an additional 1,675 indirect jobs.

- Immediate access to SR 32 via Half Acre Road
- 10 minutes to I-275
- 7 minutes to Clermont County Airport
- 25 minutes to Cincinnati
- 42 minutes to CVG International Airport
- Population: 1.0 million people within 25 miles; 2.5 million people within 45 miles
- Workforce age 16+: 472,360 workers within 25 miles; 1.1 million workers within 45 miles



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- Sale Price: \$40,000/acre
- Zoned "I - Industrial"
- Located in Williamsburg Township - no local earnings tax
- Adjacent to rail operated by Cincinnati East Terminal (Class III of Norfolk Southern)
- All utilities at Half Acre Road
- Level topography
- Owner will subdivide; pay buyer broker commissions up to 3%
- Tax incentives available
- Site is not developer-controlled, use any builder



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ENJOYMENT OF LIFE

Flourishes here

Clermont County residents are attracted to the county's great neighborhoods and historic districts set against a backdrop of rolling hills and meandering waterways. These vibrant landscapes are just a short drive from Cincinnati's rich arts and culture, professional sports and recreational offerings. The city of Cincinnati offers some of the nation's oldest professional opera, symphony and ballet companies. Professional sports enthusiasts can enjoy Cincinnati Reds and Bengals games.



The Little Miami Scenic Trail offers more than 50 miles of paved trails ideal for walking, running and biking. Nearly 13 miles of the trail run through Miami Township, connecting the cities of Loveland and Milford. The Williamsburg to Batavia Hike Bike Trail offers 6 miles of paved trails, with an additional 7 miles planned.

Clermont County's beautiful natural environment provides residents with a wealth of outdoor recreation activities. East Fork State Park is one of Ohio's largest parks and features hiking and equestrian trails. Harsha Lake at East Fork State Park features public beaches, and has a world-class rowing facility that has hosted Olympic trials and NCAA tournaments.



Clermont County offers an assortment of shopping and dining choices in its main retail corridor known as Eastgate, as well as specialty shops and unique restaurants in historic downtown Milford, Loveland and New Richmond.



GROWTH AND OPPORTUNITY

Begins here



NAMES YOU KNOW FLOURISH HERE
You're in good company in Clermont County



SIEMENS



Huhtamaki

INTERNATIONAL PAPER



CLERMONT
COUNTY OHIO

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