Foothills YMCA

Past

- Charter for over 117 years
- Clemson property for Camp ONEOT and soccer.
- Service area is Oconee County, Clemson and Central

Present

- · ASC in 10 schools in O. C.
- Spring and Fall Soccer, Summer Camp.
- · Wainalla City Pool
- Walhalla Summer Camp this year

Why a facility?

- · GHS/OMH want cardiac rehab/rehab pool
- · SDOC wants swim lessons/summer learning
- · Local industry feets it's vital for recruitment
- Provides community and recreational space for adults
- Can relieve Oconee Co. of its administrative burden

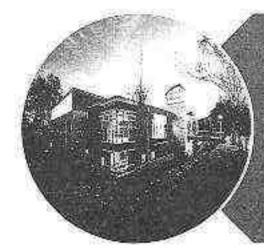
Strategic Partners

- · School District of Oconee County
- · GHS/OMH Foundation
- Industry- 20 letters of support for a facility
- Clemson Aquatic Team
- Clemson University
- Oconee County

National YMCA

- SC has 21 associations and 50 branches
- · Partnerships with community run the gamuf
- · Best Practices and Policies
- · Logistic Support and Advice

Facility Questions • See Handout • MacMillan, Pazden and Smith • Hogan Construction

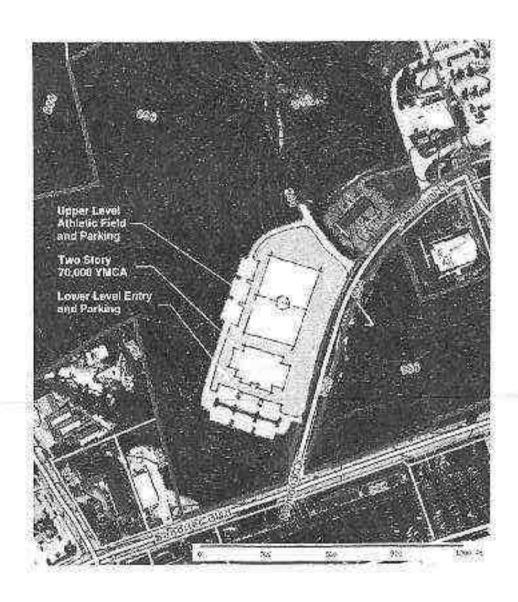


Foothills YMCA Site Selection

Why This Site?

- Visibility
- Grading
- Slope
- Ingress/Egress
- Possibilities down the road are access via Sheep Farm road as well.

Conceptual Site Layout



So What Is Next?

- > Architecture Firm to Provide
 - Programming
 - Site analysis
 - Conceptual design
 - Perspectives
- > This will allow us to
 - Obtain images and materials representing the project
 - Develop a proposed budget for the project



BorgWarner Drivetrain Systems Seneca Plant 15545 Wells Highway Seneca South Carolina 29678 Telephone 864-985-0568 FAX 864-985-1385

May 5, 2015

Richard Blackwell Oconee Economic Alliance 528 Bypass 123, Suite G Seneca, SC 29678

Richard,

On behalf of BorgWarner, I would like to my express my support of a YMCA in Oconee County. Having a YMCA is a wonderful opportunity for the local workforce and community because of its ability to offer recreational activities in a safe, secure, and well monitored atmosphere. Should the YMCA become part of our community, I will endorse it as an excellent source for health and fitness as well as providing learning opportunities and organized sports for my employees and their families.

I truly hope you will take this recommendation and the recommendations of my peers in Oconee County as confirmation of the need of a resource like this in our community.

Sincerely,

Chris Walsh

Plant Manager

مشاعب بستر



Toll Free: 800-988-1276 Phone: 864-638-5544

Fax: 864-638-0005

e-mail: dynamic@dynamicfc.com

May 2, 2015

Dear Mr. Blackwell/Oconee Economic Alliance,

As a member of the local business community, with many employees residing in Oconee County, we are in full support of the establishment of a YMCA in the area. There are many positive aspects of having a "Y" built here. The YMCA would provide many opportunities and facilities that would support individual and organized sports and recreational activities for people of all ages. Programs at the "Y" would encourage members of the community to improve their physical fitness, and in turn, enhance their quality of life. The YMCA could also provide after-school and summer opportunities for the children of Oconee County. Finally, this facility might offer a variety of learning/personal growth activities and classes.

Dynamic Fluid Components supports having a YMCA in our community for so many positive reasons.

Respectfully yours,

Jessica C Smith VP Finance Hreem

313-B North Highway 11 West Union, SC 29696 864.638.8300 Tel 864.638.4950 Fax www.itron.com

May 7, 2015

Oconee Economic Alliance 528 By Pass 123, Suite G Seneca, SC 29678

Dear Sirs:

It is our pleasure to write a letter in support of a YMCA in Oconee County. It would definitely have a positive impact on the community with the programs and opportunities it would provide.

We look forward to hearing good news of a decision for a YMCA in the Seneca area. Please keep us in the loop as it comes to fruition.

Sincerely,

Michael Higgins

Sr. Operations Manager



Rob Hartman Sto Lander

ITT Control Technologies 105 Commerce Way Westminster SC 29663 (864) 647-3660

May 5, 2015

Richard K. Blackwell
Executive Director
Oconee Economic Alliance
528 Bypass 123, Suite G
Seneca, SC 29678

Dear Mr. Blackwell:

On behalf of ITT Corporation, I would like to express my support for a YMCA in Geones County. This is a wonderful opportunity for our employees and the community at large as it provides a safe, secure, and well monitored atmosphere for recreational activities. Should the YMCA become part of our community, I will promote it as an excellent source for health and fitness to my employees and their families.

I truly hope you will take this recommendation and the recommendations of my peers in Oconee County as confirmation of the need of a resource like this in our community.

Sincerely,

Rob Hartman

May 6, 2015

Richard Blackwell
Oconee Economic Alliance
528 Bypass 123, Suite G
Seneca, SC 29678

Richard,

On behalf of Kroeger Marine Construction Company Inc. I would like to my express my support of a YMCA in Oconee County. Having a YMCA is a wonderful opportunity for the local workforce and community because of its ability to offer recreational activities in a safe, secure, and well monitored atmosphere. Should the YMCA become part of our community, I will endorse it as an excellent source for health and fitness as well as providing learning opportunities and organized sports for my employees and their families.

I truly hope you will take this recommendation and the recommendations of my peers in Oconee County as confirmation of the need of a resource like this in our community.

Sincerely,

Dave Kroeger

President, Kroeger Marine Construction



May 4, 2015

Mr. Richard Blackwell Executive Director Oconee Economic Alliance

Dear Richard:

Lunderstand that the move to establish a YMCA in Oconee County is progressing forward. I want to make sure that you are aware that the addition of this type of facility is very important to Lift Technologies, Inc. The nature of our business is such that we require the recruitment of Technical Personnel and their families that most of the times are newcomers to our area. Having a YMCA locally provides an additional enticement to these young professionals. Also as healthcare costs continue to rise most Insurance carriers are giving discounts to employees who can prove a healthy lifestyle.

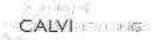
Lift Technologies, Inc. considers the location of a new YMCA in close proximity to our business essential to our growth.

Best regards.

Greg Smith

VP of Operations

Cc. File



May 5, 2015



To whom it may concern,

On behalf of the Oconee Economic Alliance, I want to take this opportunity to voice my support of having a YMCA in Oconee County. Oconee County has a need for an institution that supports healthy lifestyles, provides organized sports, and creates an atmosphere catered to education and building skills needed in learnwork. I am an advocate for the YMCA due to the benefit to Oconee County and its citizens.

It is my hope that you take this recommendation and the recommendations of the local industry leaders as confirmation of the necessity of a resource like this in our community.

Sincerely,

Richard K. Biackwell Executive Director



May 5, 2015

Richard Blackwell Oconee Economic Alliance 528 Bypass 123, Suite G Seneca, SC 29678

Richard,

On behalf of Oconee Machine & Tool Co., Inc., I would like to my express my support of a YMCA in Oconee County. Having a YMCA is a wonderful opportunity for the local workforce and community because of its ability to offer recreational activities in a safe, secure, and well monitored atmosphere. Should the YMCA become part of our community, I will endorse it as an excellent source for health and fitness as well as providing learning opportunities and organized sports for my employees and their families.

I truly hope you will take this recommendation and the recommendations of my peers in Oconee County as confirmation of the need of a resource like this in our community.

Sincerely,

Jason Duncan

General Manager



Plastic Products Co., Inc.

QUALITY MOLDED PLASTICS * ENGINEERING * DESIGNING * MOLD MAKING * ASSEMBLY



199 XEOWEE BUSINESS PARKWAY * SENECA, SC 29678 PHONE (864) 888-8416 * FAX (564) 988-8420 www.plastloproduc(sco.com

May 6, 2015

Richard,

We the employees and employee owners of Plastic Products Company, Inc. would strongly support the YMCA coming to Scheca. The Y is a great institution and would be a valuable addition to the quality of life for Seneral and the surrounding communities.

Please let us know if there is anything we can go to help.

Sincerely,

DEEROK L. PASKINGS

Make Mother Burson



Toll Free: 800-988-1276 Phone: 864-638-5544

Fax: 864-638-0005

E-mail: sales@pvssensors.com

May 2, 2015

Dear Mr. Blackwell/Oconee Economic Alliance,

As a member of the local business community, with many employees residing in Oconee County, we are in full support of the establishment of a YMCA in the area. There are many positive aspects of having a "Y" built here. The YMCA would provide many opportunities and facilities that would support individual and organized sports and recreational activities for people of all ages. Programs at the "Y" would encourage members of the community to improve their physical fitness, and in turn, enhance their quality of life. The YMCA could also provide after-school and summer opportunities for the children of Oconee County. Finally, this facility might offer a variety of learning/personal growth activities and classes.

PVS Sensors supports having a YMCA in our community for so many positive reasons.

Respectfully yours,

Peter C LeRoy

CEO



123 Commerce Way Westminster, SC 29693 Phone: 864.886.4600

Fax: 864.886.4615 rbcbearings.com

To:

Richard Blackwell

From:

Stan Griffis

Date:

05/05/2015

Re:

YMCA Support for Oconee County

Richard,

On behalf of RBC AeroStructures, I would like to my express my support of a YMCA in Oconee County. Oconee County needs to have an organization that promotes a healthy life style, and family involvement. The YMCA is a wonderful opportunity for the local workforce and community because of its ability to offer recreational activities in a safe, secure, and well monitored atmosphere. Should the YMCA become part of our community, I will endorse it as an excellent source for health and fitness as well as providing learning opportunities and organized sports for my employees and their families.

I truly hope you will take this recommendation and the recommendations of my peers in Oconee County as confirmation of the need of a resource like this in our community.

Sincerely,

Stan Griffis

Director of Operations RBC AeroStructures



5/6/2015

Richard Blackwell Doonee Economic Alliance 528 Bypass 123, Suite G Seneca, SC 29678

Hella Richard,

This is an excellent proposal and on behalf of Sandvik, I would like to my express my support of a YMCA facility in our Oconee County. YMCA provides a wonderful opportunity for the local workforce and community because of its ability to offer recreational activities in a safe, secure, and well monitored atmosphere. Should the YMCA become part of our community, I will endorse it as an excellent source for health and fitness as well as providing learning opportunities and organized sports for my employees and their families.

I truly hope you will take our and other recommendations of a resource like this in our community.

Sincerely,

Arun Pattanaik
PU Director
2424 Sandifer Blvd.
Westminster, SC 29693



May 7, 2015 Richard Blackwell - Oconee Economic Alliance 528 Bypass 123, Suite G Seneca, SC 29678

On behalf of Schneider Electric and our 500+ associates, I would like to my express my strong support of a YMCA in Oconee County. "Quality of Life" is an important factor in the choices people make in their lives. If we in industry are unable to attract and/or maintain high quality talent, we will be unable to remain viable in today's highly competitive world where all communities are seeking new businesses to bring more jobs, more tax base.

Having grown up in a town with an active YMCA, I spent many hours at the "Y" – learning to swim, play basketball, racquetball and many other activities with became an integral part of my youth and development. Prior to moving to Oconee County, we lived in Sumter, where once again the "Y" was a huge part of the lives of young and old alike. We were thrilled when we moved to the Upstate with one lone exception – the significant drop in services and available programs offered at the local "Y". They did the best with what they had to work with, but the change was dramatic.

As plant manager here in Oconee, I can offer a real life incident where a highly talented, highly recruited young man and his family decided not to accept our job offer – after his wife (a very active participant at their local "Y") visited "the barn" site.

Full disclosure – I feel so strongly about the "value add" to the community, that I am now a volunteer myself on the "Y" Foundation Board. In my short tenure with the board, my respect and admiration for the current work the "Y" team does with so little – has significantly increased my commitment to securing a "Y" for Oconee. For example, the "After School" program they run, provides a great service to many of our associates whose work hours don't match well with the school dismissal times. The venture they took on last year to assist Walhalla with running the newly opened pool – provided another exceptional service to our community – desperately in need of a public pool that citizens could enjoy – and kids could learn to swim.

Our company recognizes the value that exercise and fitness contributes to our associates. Our "Healthy Lifestyles" initiative would be nicely complemented by the services and programs that would be offered at this local YMCA. I will endorse it as an excellent source for health and fitness as well as providing learning opportunities and organized sports for my employees and their families. As I write this, I am in the process of requesting a second donation - \$10,000 - to aide in the efforts to secure a "Y" in Oconee and plan to continue such support at every opportunity through Schneider Electric.

I truly hope you will take this recommendation and the recommendations of my peers in Oconee County as confirmation of the need of a resource like this in our community.

Sincerely,

Larry

Larry A Smith
Plant Operations Manager
Schneider Electric



Howard Hofer Sealed Air Corporation PO Box 1157 Seneca, SC 29679 U.S.A. (864) 885-6359

May 6, 2015

Richard Blackwell Oconee Economic Alliance 528 Bypass 123, Suite G Seneca, SC 29678

Mr. Blackwell,

On behalf of The Sealed Air Corporation; Seneca Team, I would like to express our support of a YMCA in Oconee County and their global mission.

Because of its ability to offer recreational activities in a safe, secure, and well monitored atmosphere, a YMCA in Oconee County would be a fantastic opportunity for both the workforce and the community. Should the YMCA become a part of our community, I will endorse it as an excellent source for health and fitness as well as providing learning, leadership opportunities, and organized sports for my employees and their families.

I trust you will take this recommendation and the recommendations of my Oconee County peers as confirmation of this much needed resource.

Sincere Regards,

Henral L. Hefer

Howard Hofer

North American Films Operations Manager

Seneca Plant Manager

(864) 885-6359 Howard.Hofer@SealedAir.com



301 Bypass 123 Seneca SC 29678 (864) 882-9194

To Whom It May Concern:

May 4, 2015

The intention of this letter is to express full support for establishing a YMCA in Oconee County. I believe establishing a YMCA would further the sense of community that is already present here as well as provide additional family related activities, promote personal well-being and provide more options for organized sports and physical fitness. Furthermore, a YMCA in Oconee County would create new jobs as well as serve as an attraction point for families moving to the area.

Thank you for your time.

Richard Ellison

CEO-Technology Solutions of SC Inc.

CEO-Innovative Communications Inc.



May 05, 2015

Richard Blackwell Oconee Economic Alliance 528 Bypass 123, Suite G Seneca, SC 29678

Richard,

On behalf of Ulbrich Precision Flat Wire, I would like to my express my support of a YMCA in Oconee County. Having a YMCA is a wonderful opportunity for the local workforce and community because of its ability to offer recreational activities in a safe, secure, and well monitored atmosphere. Should the YMCA become part of our community, I will endorse it as an excellent source for health and fitness as well as providing learning opportunities and organized sports for my employees and their families.

I truly hope you will take this recommendation and the recommendations of my peers in Oconee County as confirmation of the need of a resource like this in our community.

Sincerely

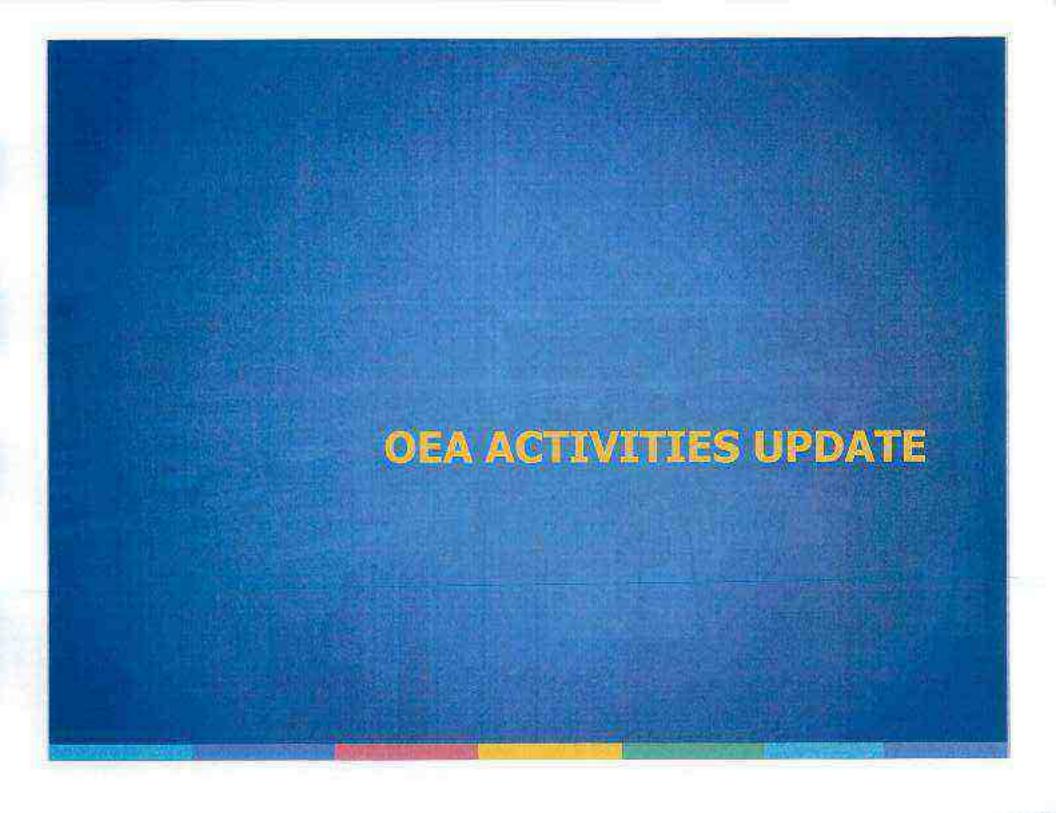
Edward J. Treglia

Vice President/General Manager

Ulbrich Specialty Wire Products and Solar Technologies



Oconee County Council June 9, 2015 Oconee Economic Alliance The Oconee Economic Alliance is a publicprivate nonprofit effort to accelerate job
creation and capital investment, increase
per capita income, diversify the local tax
base and generate awareness of Oconee
County, South Carolina as a business
location.



2015 Successes

Recent Announcements:

m

- Expansion
- \$2.5M+ Capital Investment

ITECH South

- Expansion
- \$6,03M Capital Investment
- 34 New Jobs

Borg Warner

- Expansion
- \$13.35M Capital Investment
- 51 New Jobs
- Lease 100,000 sq. ft. of space at Seneca Commerce Center-

CASTO development

- New, \$30M+ Commercial Development with over 300k sq. ft. of new space.
- 300+ estimated new jobs



Oconee Closures and Layoffs:

- 2012-2015: 357 jobs

Economic Development Efforts:

- 2012-2015: 871 jobs

April 2015 Unemployment Rate:

-5.7%

(January 2014: 7.2%)

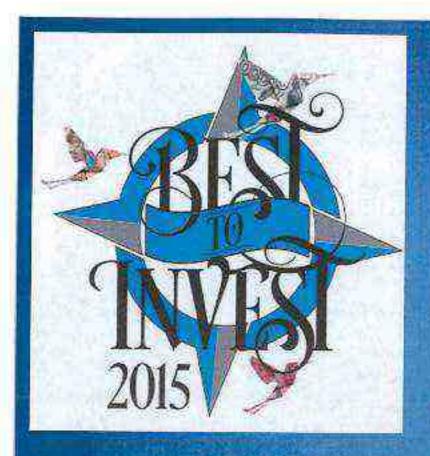
April 2015 Labor Participation:

33,255 people – highest it's ever been!
 (January 2012: 28,762)









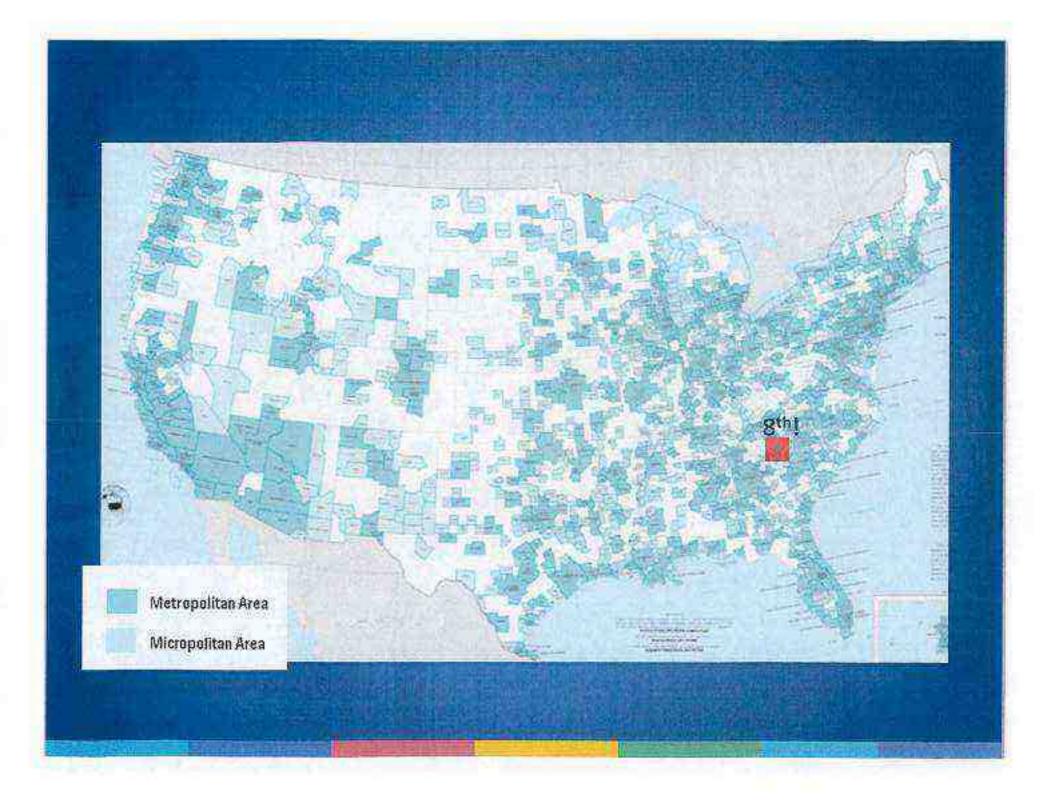


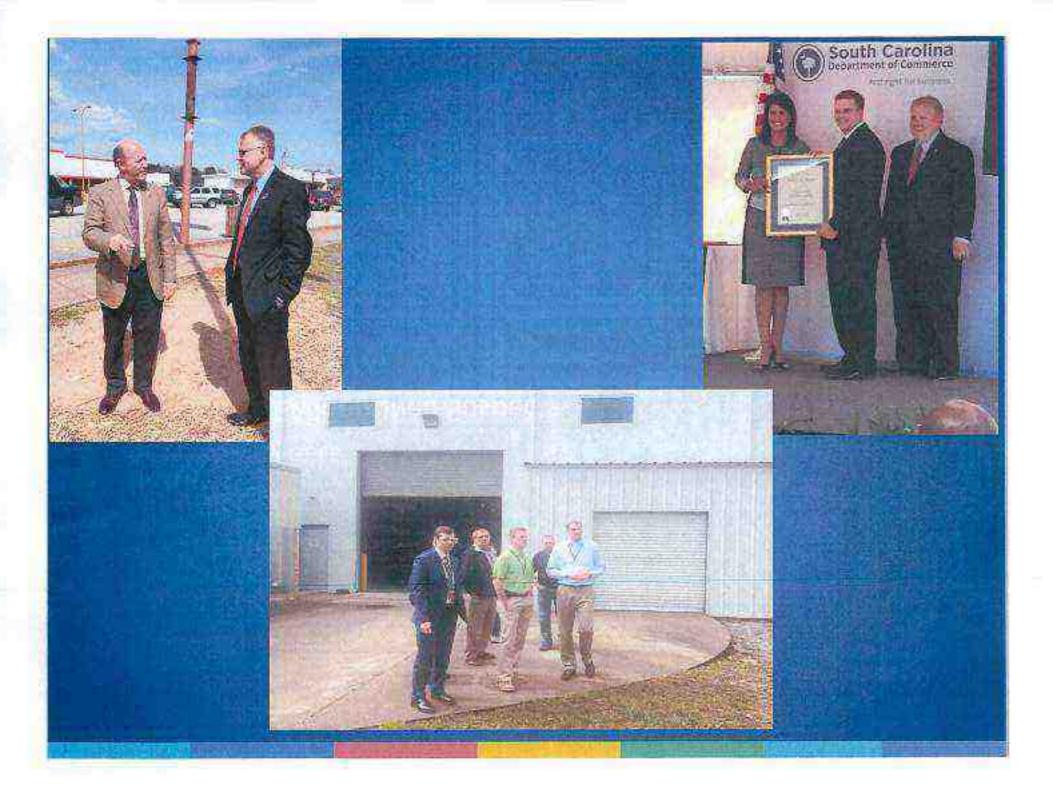
Oconee County and the Oconee **Economic Alliance were recently** named as a Top Micropolitan Group of the Year by Site Selection Magazine. The magazine bases their analysis on four objective project criteria: Jobs, Capital Investment, Jobs Per Capita and Investment Per Capita as tracked in Conway's proprietary New Plant Database. Additional criteria include the creativity of economic development strategy; scope of project activity; and the ability to accurately document the link between the EDO and real results.

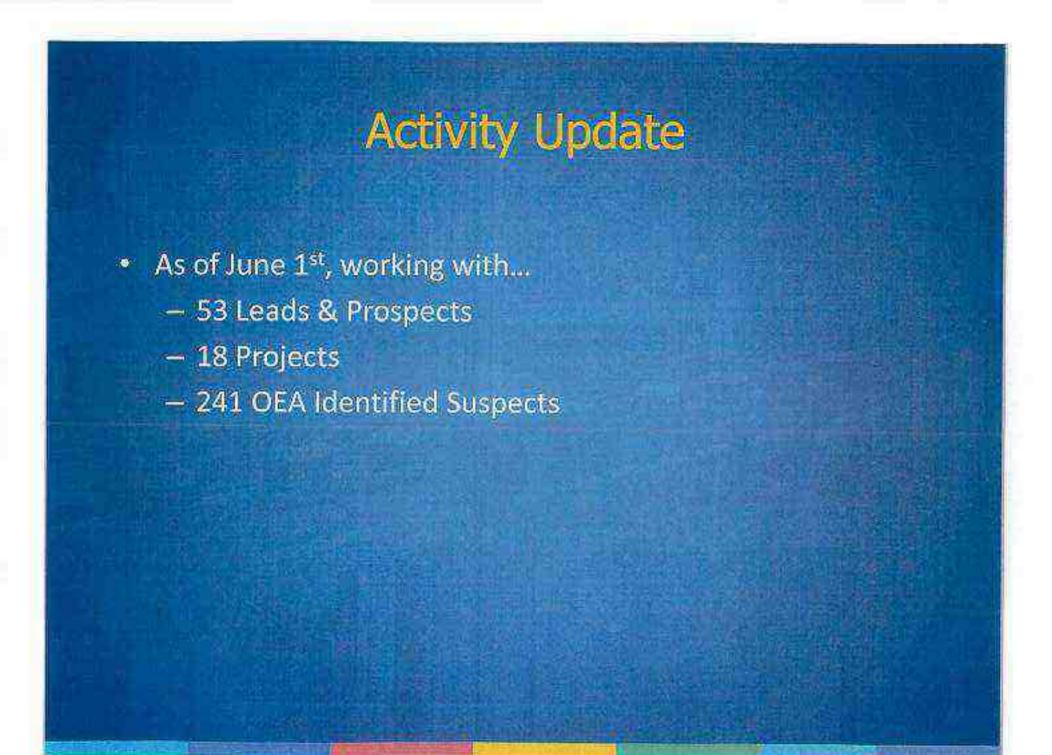




Top Performing Micropolitan out of **576** in the United States







Activity Update

Recent Recruitment Events:

 SEDC "Meet-the-Consultants," FDI Consultants Forum, SC Power Team event and Upstate Alliance Joint Marketing Trip, Hosted two site selectors

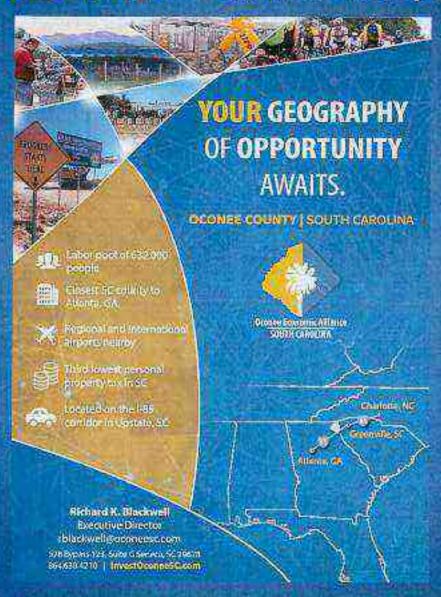
Upcoming Recruitment Events:

 New York Marketing Trip, Consultant Connect in Chicago, SEDC Annual Meeting, Janus Forum

Retention Visits:

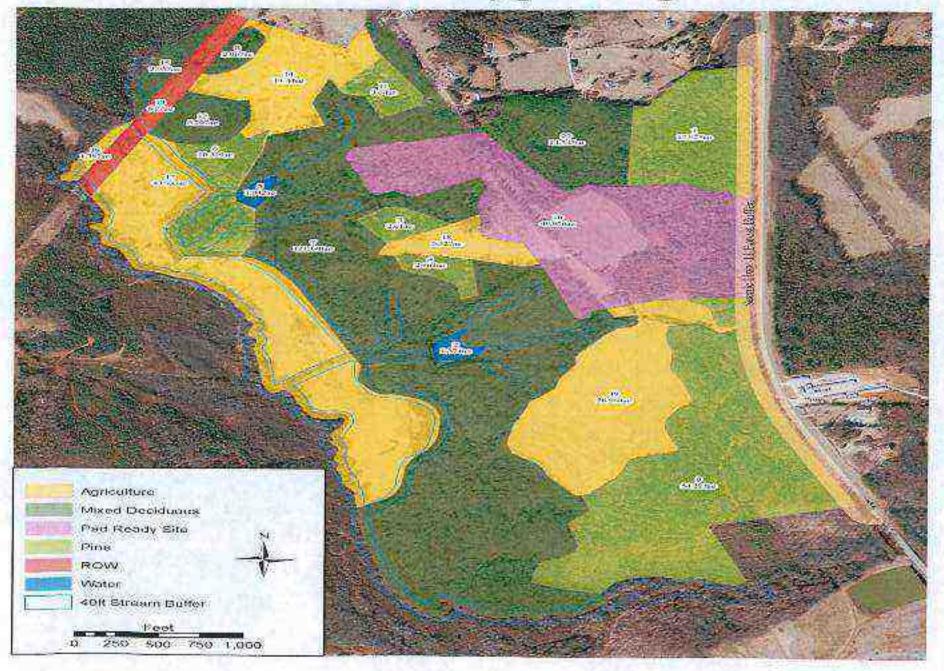
- Sealed Air, JCI, PMI2, RBC, Schneider Electric, ITECH, Itron, PVS

Newest Ads — State of the Upstate





Landcover Type Map



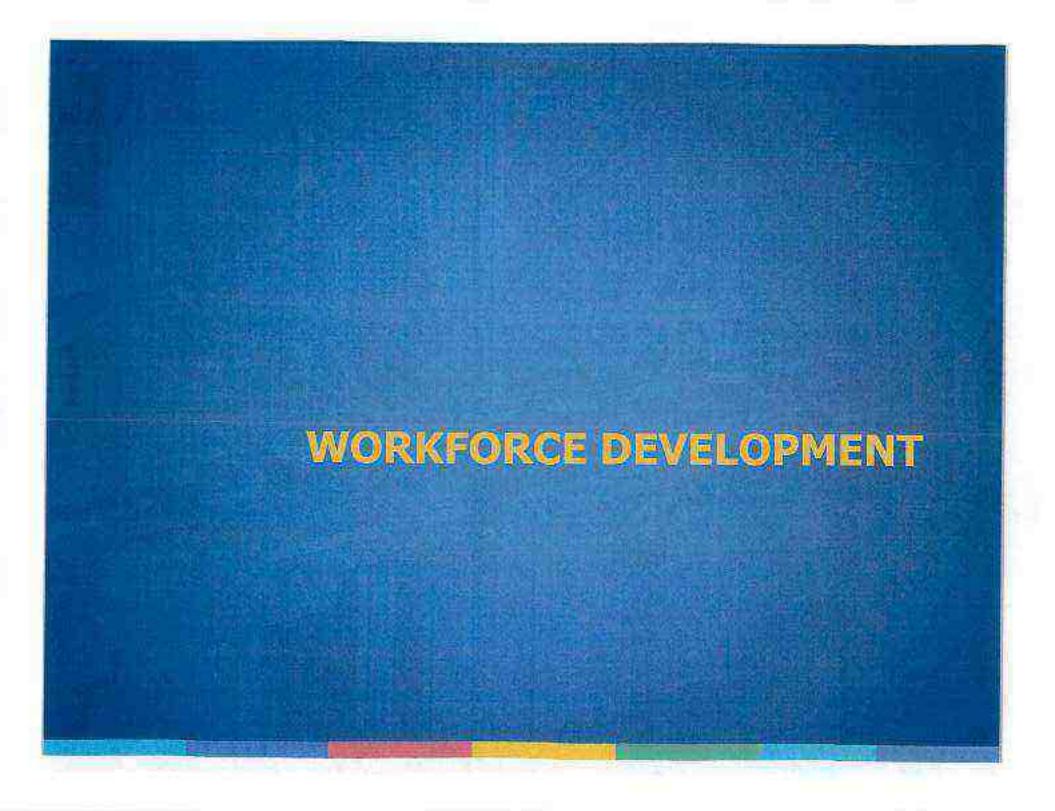
Timber Analysis

Commissioned Forestry Management Plan in March 2015.

There is 145 acres of hardwood timber and 37 acres of pine that is recommended by a licensed forester to be harvested.

Next Steps:

- Garner a appraisal of the harvestable timber.
- Development a timber sale contract.
- Harvest as dictated by the market with forester.
- Dedicate revenue to capital projects for County and portion used for upkeep/enhancements of park.



ACT Certified Work Ready Communities (CWRC)

Developed initiative to empower counties & states with data & workforce goals that drive economic growth

South Carolina 1 of 4 initial states

Competitive advantage in attracting new industry

Steering Committee

Application approved for ALL SC counties

Certifies quality of workforce based on 4 criteria

- High School Graduation Rates
- Soft Skills Development
- Business Support
- Increase National Career Readiness Certificate holders

National Career Readiness Certificate (NCRC)

- Issued by ACT
- Nationally recognized portable certificate
- Certifies essential skills needed for workplace
- Used across all sectors of economy
- Verifies foundational skills

National Career Readiness Certificate holders

Oconee County numbers as of 6/8/2015

Emerging – High School Juniors/Seniors & College students or recent graduates

Goals 211

To date 231

 Current – Currently employed private or non-profit; Currently employed local, state or federal government

Goals 32

To date 461

Transitioning — Currently unemployed, GED and Adult Education participant,
 Current or recent active duty military

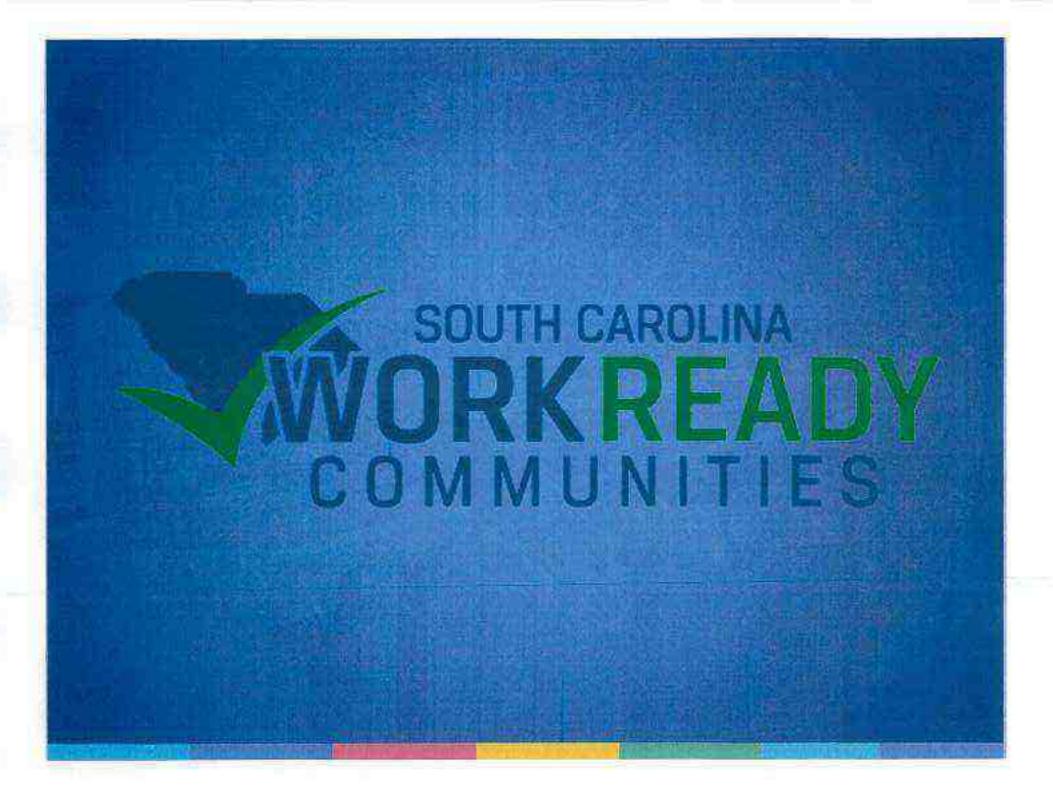
Goals 454

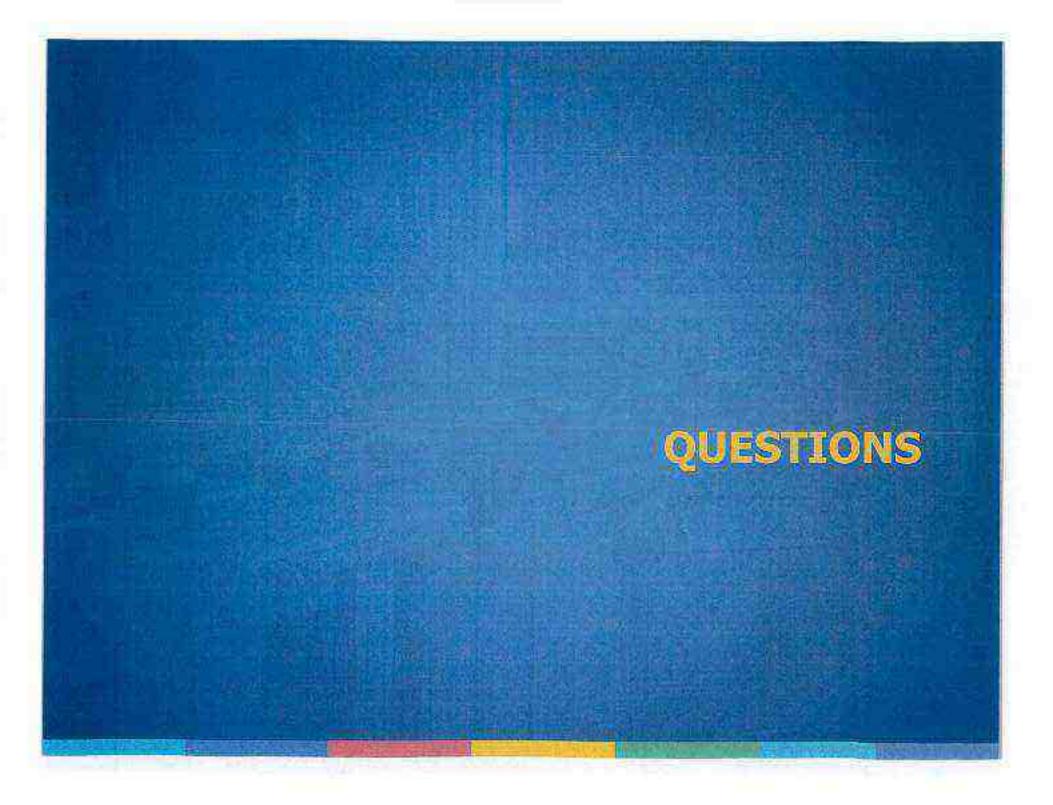
To date 760

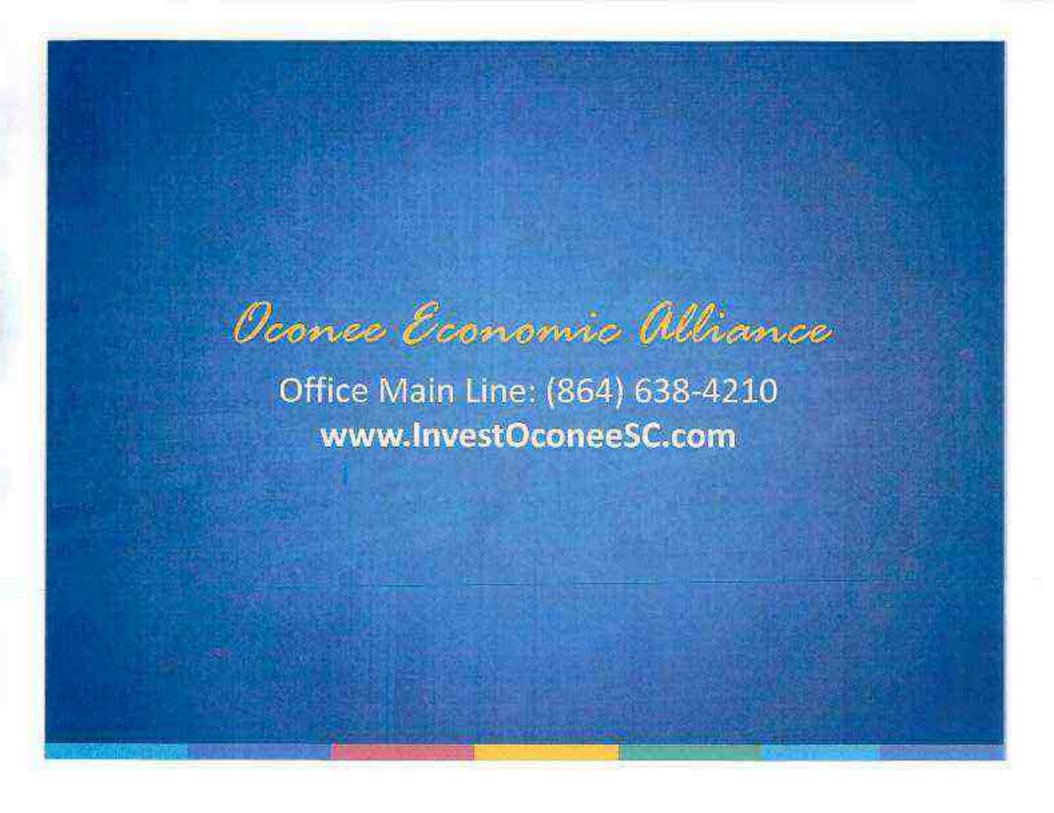
Business Supporting - Must have at least 5 employees
 Business can choose to recognize, prefer or recommend NCRC

Goals 72

To date 75







AIRPORT LAND USE COMPATIBILITY FRUIT VIS. 4: Economic Des Hope and South Proc. 19 (19 2) 2 (19 2) Jose Segment. 04: 9115 9115 9115 9115

TITLE 55 - AERONAUTICS

- Title 55 essentially covers all facets of dirport management and operations in South Carolina
- Revisions to Title 55 enacted in July 2012
- Staff was contacted by the South Carolina Aerosautics Commission regarding the impact of revisions
 - 3 Section 55-13-5

193

REVISIONS TO TITLE 55

- Revisions introduced land use notification and review provisions?
 - SC Agronautics must develop and provide airport safety and land use zone maps to local governments.
 - Local jurisdictions must netity SC Aeronautics of certain proposed land use changes in those zones before permitting, and SC Aeronautics must respond to those changes
 - Ordinance devalopment assistance
 - . Compatible Land Use Evaluation (CLUE) tool

AIRPORT LAND USE COMPATIBILITY

- Compatible land uses are those that:
 - Preserve public health, safety and welfere for people near airports.
 - Comply with height, location and activity variables
 - Provide for safe airport operations
- Common compatibility-concerns:
 - · Structure height
 - Noise
 - Concentration of people
 - Wildlife attractants



COMPATIBILITY PERSPECTIVE

What a community sees:

- Residential Uses
 - Growth of tax base
 - Housing choices
- "Commercial Uses
 - Growth of tax base
 - Sales/hospitality tex
 - 6. Tourism
 - *Jobs

What the airport sees:

- Residential Uses
 - · Concentrations of people
 - Noise concerns
- Commercial Uses
 - · Concentrations of people
 - Visual obstructions
 - Wildlife attractants
 - Structure height concerns

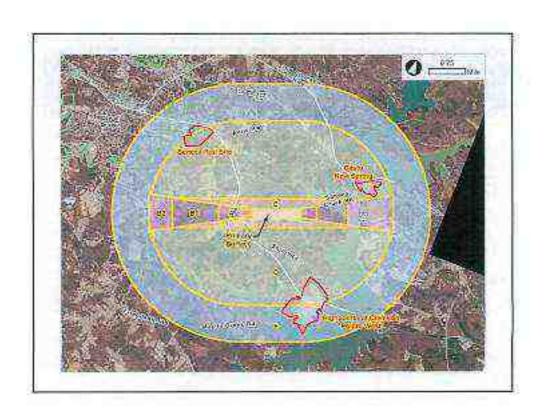
IMPORTANCE OF COMPATIBILITY

- * SAFETYI
- FUNDING, FUNDING, FUNDING
 - · Pederal Aviation Administration
 - South Carolina Aeronautics Commission
 - Grant Assurance 21
- Incompatible lands uses can reduce:
 - The value of airport as economic asset (industrial recruitment)
 - Ganeral investment opportunities
 - · Grant funding





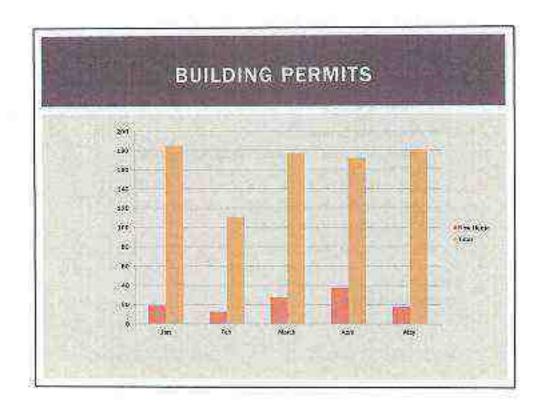


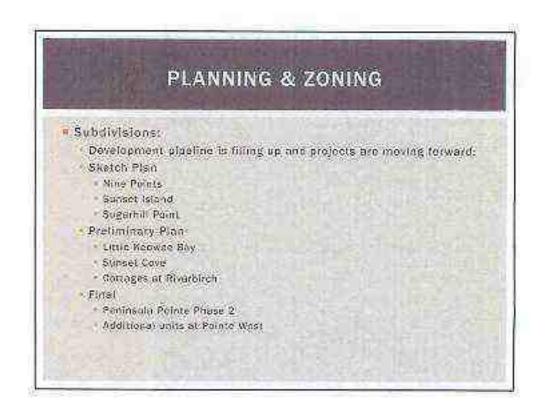


MOVING FORWARD

- Brief the Planning Commission
- Receive ordinance development assistance from SC Aeronautics Commission
- Stakeholder engagement:
- Facilitation of notification in cooperation with projects
- Planning Commission drafts ordinance
- Intergovernmental Coordination
 - · City of Seneca
 - · City of Clomson
 - Olemson University







COMPREHENSIVE PLAN

- Planning Commission will complete preliminary review of Goals in June/July
- Community based meetings begin in second half of summer

COMMUNITY DEVELOPMENT

- . Workload Planning:
 - Project Sarah, Casto Development & others
 - Staffing needs
 - Training:
 - · Inspections
 - Permitting
 - Funding
 - * Pormit and Plan Review Fess
- One Stop Shop:
 - · Going to begin working with partners to expand use of software:
 - Washminston, Walhallo, West Union, Salem business license and coning/land use approvals
 - DHSC soptic permits
 - = DOT = encroachment permits

STRATEGIC PLANNING

- Keowce-Toxaway Project Religensing
 - License Application Recently filed by Duke Energy (12,923 pages in document)
 - FERC Issued "REA" Notice of Esbruary 5th Major Milestone in Rollconsing Process
 - Notice Triggered Deadline for Duke to File any Amendments to Application
 - Also Required Duke to Request Water Quality Certification from SC-DHEC - Comment Feriod Enged in May.
 - Based on Latest Information Relicensing On Track-New License Scheduled to be lasued in August 2016

Beth Huise

From:

Beth Hulse

Sent:

Wednesday, May 27, 2015 10:27 AM

To:

Beth Hulse; Carlos Galarza; Chad Dorsett; DJM News Editor; Fox News; Greenville News

(localnews@greenvillenews.com); Kevin; Norman Cannada (ncannada@upstatetoday.com); Ray Chandler; Steven Bradley (sbradley@upstatetoday.com); Westminster News / Keowee Courier

(westnews@bellsouth.net); WGOG (dickmangrum@wgog.com); WSPA TV - Channel 7

(assignmentdesk@wspa.com); WYFF 4 News

Subject:

Planning & Economic Development Committee Meeting Time Change: 6/9/15

The Planning & Economic Development Committee meeting originally scheduled for 5:30 p.m. on Tuesday, June 9, 2015 has been rescheduled to 4:30 p.m. on the same date. .

Elizabeth G. Hulse, CCC

Clerk to Council
Oconee County Administrative Offices
415 South Pine Street
Walhalla, SC 29691
864-718-1023
864-718-1024 [fax]
bhulse@oconeesc.com
www.oconeesc.com/council