

## In The News...

- FCADC State of the Economy Breakfast Recap
- STEMgineers Executes Lease for Classroom Space
- Wharf Road Subdivision Planned
- FCADC 2022 Annual Report Available

## County Unemployment Rate 3.2% in January

On March 16th the PA Department of Labor & Industry reported that the Chambersburg-Waynesboro unemployment rate reached 3.2% in January which is lower than the statewide average of 4.3% and the national average of 3.4%. Additionally, it was reported that the number of jobs increased by 1,400 over the last 12 months. The job growth, combined with lagging labor participation rates (61%) continue to exacerbate staffing shortages.



1900 Wayne Road  
Chambersburg, PA 17202

Phone: 717-263-8282

www.fcadc.com

E-mail: info@fcadc.com

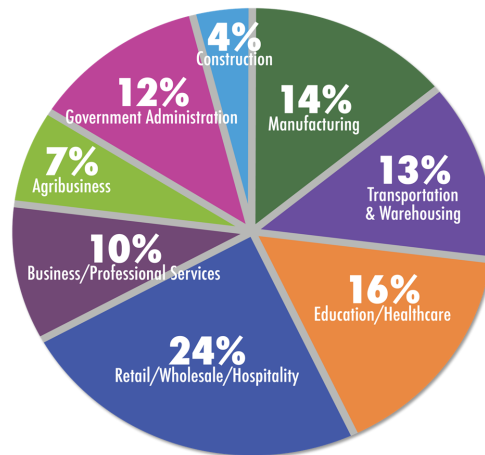
Volume 14, Issue 1

1st Quarter 2023

www.fcadc.com

### ...Message from Mike

The older we get the faster time seems to pass. It is hard to believe we are already 25% through 2023, but as you will read, the first quarter was very active. It was a reflection of our continued efforts to grow and diversify our local and regional economies. While it can sometimes appear that the only development taking place is the logistics sector, mainly because of the visual impact of the distribution centers dotting the I-81 corridor, we are constantly working on projects that will diversify our economic impact so that the area is not dependent on one company or one industry sector. As you can see from the below graph, transportation & warehousing currently ranks as the 4<sup>th</sup> largest industry sector in Franklin County trailing retail/hospitality, education/healthcare, and manufacturing.

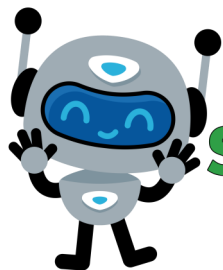


Our office will continue to focus on diversification and growth-management strategies that include housing, childcare, projects that support and enhance the opportunities for our residents...old and new. I always welcome your feedback and I know that it will be too soon before I am commiserating about how quickly the second quarter passed.

## FCADC Planning Multi-Lot Development in Washington Township 20.5 Acre Lot within Wharf Road Industrial Park

The FCADC is in the preliminary stages of subdividing a 20.5 acre parcel within the Wharf Road Industrial Park into three building lots. We have developed a sketch plan that includes a 30,000, 35,000, and 60,000 square foot facility. The project will take shape throughout the year and plans are to construct at least one of the buildings and making it available for lease or purchase. If interested in learning more about FCADC plans, please contact the FCADC for more information.





## STEMgineers Executes Lease for Classroom Space in Chambersburg Program Offers STEM Activities for Students K-8th Grade in Franklin County

### STEMgineers

Greencastle School District teacher, Ryan Kaiser has founded STEMgineers. STEMgineers provides engaging hands-on STEM learning opportunities to Franklin County students in grades K-8th. Located at 20 South Main Street in downtown Chambersburg, STEMgineers offers classes in coding, robotics, science, and

technology curriculum and experiences. Classes will be available in the evenings and in “camp” settings over the Summer months. The FCADC provided a Franklin County First Fund (FCFF) low interest loan in support of the start-up of STEMgineers. For more information check out [stemgineers.net](http://stemgineers.net) or email at [classes.stemgineers@gmail.com](mailto:classes.stemgineers@gmail.com). Also follow STEMgineers on Facebook.

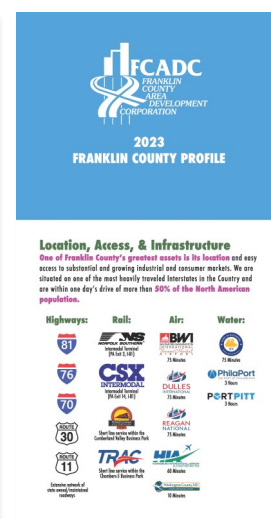
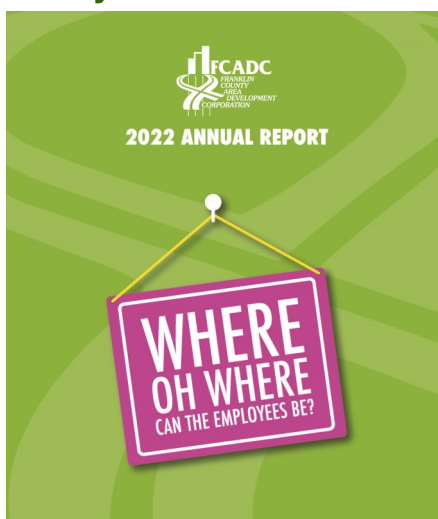
## FCADC Sells 15,000 SF Building County to use Building for Warehouse Needs

On March 31st the FCADC settled on the sale of a 15,000 square foot industrial building at 1683 Opportunity Avenue in Chambersburg to the County of Franklin. Prior to the sale, the FCADC completed several critical building improvements including the installation of a new at-grade drive in door and office area renovations. The County plans to use the facility for much needed storage and administrative space for the Corrections Department and County Jail, as well as heavy equipment storage for the County Department of Emergency Services.



## FCADC 2022 Annual Report and 2023 County Profile Available

The FCADC 2022 Annual Report and the 2023 Franklin County Profile are now available. Both publications can be downloaded from the FCADC website or hardcopies are available at the FCADC office on Wayne Road. The Annual Report provides an update on the FCADC’s 2022 accomplishments and Plan of Action for 2023. The County Profile is the FCADC’s main marketing tool. The Profile provides a comprehensive socio-economic and demographic overview of the County. The Profile is widely distributed to those companies looking to potentially expand or relocate to Franklin County or for employers as a recruitment tool.



### By the Numbers...

### Fast Fact

Franklin County manufacturers contributed more than \$1.2 Billion of total County GDP in 2022...the most of any sector. Healthcare was the next largest at \$750 Million. Total GDP was nearly \$7 Billion across all sectors.

## FCADC Supports Front Porch Fitness, LLC

The FCADC provided an \$85,000 Franklin County First Fund low interest loan in support of Chambersburg's, Front Porch Fitness, LLC. The financing will be used towards the purchase of machinery and equipment, and property renovations at 1320 Lincoln Way East. Front Porch provides small group training, personal training, bootcamps, and other specialty classes with the goal of getting people fit for life, one day at a time.



## Burnside America, Inc. Expanding in Chambersburg

*30,000 Square Foot Expansion to Start in Spring*

Burnside America, Inc. is expanding their 30,000 square foot manufacturing building located at 5900 Coffey Avenue within the Cumberland Valley Business Park in Chambersburg. The 30,000 square foot expansion is expected to start in early Spring. Based in Tullow, Ireland, Burnside is a leading manufacturer of custom hydraulic cylinders for all types of mobile applications and heavy equipment OEMs. In 2014, the FCADC assisted Burnside with their initial expansion to Franklin County. Since that time, the Company has grown to 35 workers and the expansion is projected to double the workforce over the next few years. Burnside is a supplier to several local OEMs.



## Patriot Business Park Under New Ownership

*Miller Investments Acquires 45 Acre Site*

Located at 2001 Carbaugh Avenue in Chambersburg, the Patriot Business Park offers 400,000 SF of industrial space for lease on 45 acres of industrial land. The property is rail served and includes all public utilities. Baltimore based Miller Investments recently acquired the property. Space is currently available for lease and can be renovated to meet customer requirements. For more information contact Katey Bottcher at 443-895-1626 or [katey@millerinvestmentllc.com](mailto:katey@millerinvestmentllc.com)



## Hopewell Manufacturing Receives PIDA Loan

*State Assistance for the Purchase of M&E*



On January 30th, Waynesboro-based Hopewell Manufacturing closed on a \$354,000 low interest loan from the Pennsylvania Industrial Development Authority (PIDA). The loan will be used for the purchase of new machinery and equipment at Hopewell's North Franklin Street powder coating operation. In December, Hopewell expanded into a neighboring 18,000 square foot industrial building. In addition to the PIDA loan, the FCADC provided a \$150,000 FCFE low interest loan for facility renovations and improvements. Hopewell currently employs 16 workers. As a result of the expansion, the Company is projecting employment to grow over the next several years.



# The Developer

## The FCADC State of the Economy Breakfast Held March 9th More than 300 Attend Annual Event

On March 9th the FCADC held its annual *State of the Economy* breakfast at Green Grove Gardens in Greencastle. The event featured a review of the 2022 FCADC Annual Report as well as a preview of regional economic development projects and initiatives that will take shape in 2023. Additionally, Steve Thomas, Franklin County Planner provided an update on the County's 10-year comprehensive plan that is being finalized; and Steve, in collaboration with Dr. Allen Dieterich-Ward and Bill Kick, PE., HRG Engineering, Inc., provided an overview of efforts to expand the Cumberland Valley Rail Trail into Franklin County. Copies of 2022 FCADC Annual Report and 2023 County Profile are available at the FCADC office or online at [fcadc.com](http://fcadc.com). Special thanks to our financial sponsors. Without their support generous support, the breakfast would not be as successful.



### Platinum Sponsor



### Gold Sponsors



### Table Sponsors



The Developer is Sponsored by  
the  
**Letterkenny Industrial  
Development Authority**