

# 2017



# ANNUAL REPORT

TOOLS FOR SUCCESS



business attraction



business expansion



workforce development



quality of life



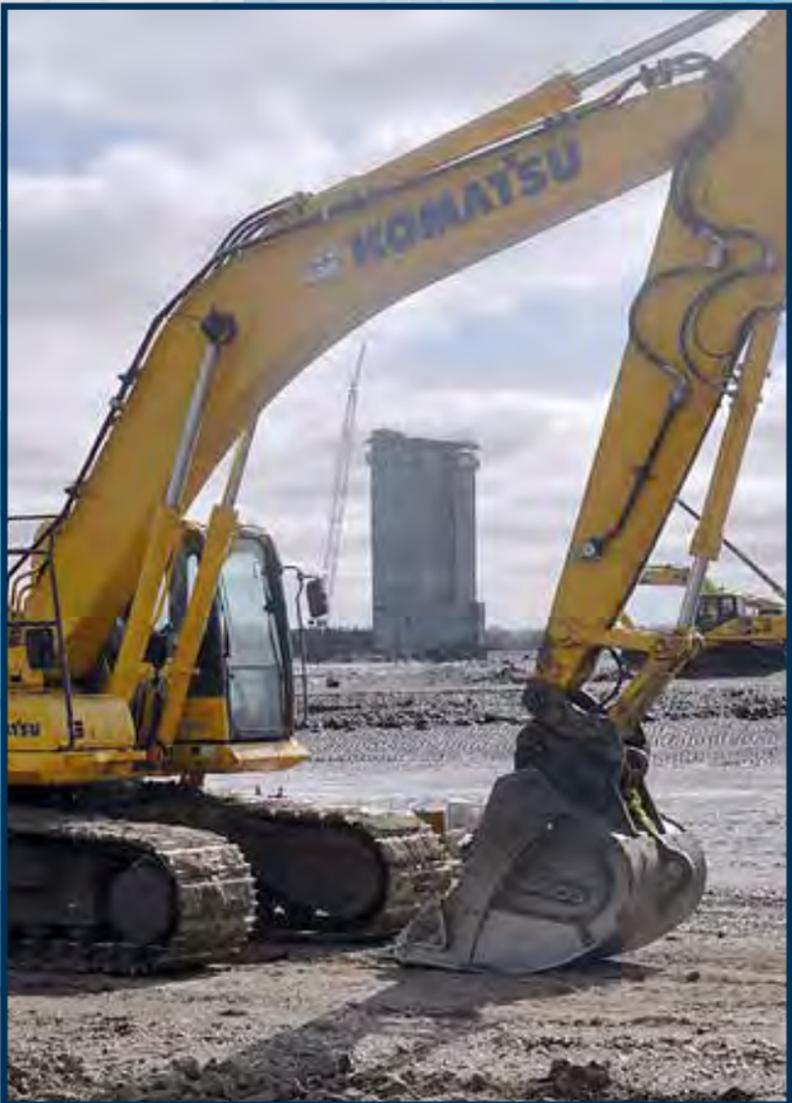
## **Year 3 of Fremont 2020,**

our five-year strategic plan, showed how a dedication to our vision and partnerships can create consistent achievements! We have sustained a very stable business attraction activity level, through partnerships and local lead generation. We have remained steadfast in our targeted industry focus (animal food manufacturing and wood, metal, and plastics manufacturing). We have continued to see growth in our economic corridor, while seeing renewed activity in quality of life and housing with projects like: Gallery 23 East, Duke Estates, ongoing Deer Pointe efforts, and several other proposed projects. We realize that our business attraction efforts go hand in hand with quality of life needs and workforce preparedness programs. We saw our efforts from 2017 culminate in a Nebraska Diplomats Regional Community of the Year Award for the City of Fremont. As we continued to reach our visioning goals, our achievements this past year showed us what great partnerships and community support can provide.

## LETTER FROM THE PRESIDENT



One statement sums up our tremendous success in 2017, "Change is inevitable, but growth is optional". Many of our key partners from the City of Fremont, Dodge County, our dedicated 2020 investors, and our regional partner in the Greater Omaha Economic Development Partnership, have all made it clear that Greater Fremont believes in growth. For us, 2017 was a year of execution...not only did our efforts grow in focus and in strength, but we all helped to solidify the economic future of Greater Fremont with the groundbreaking of Costco and Lincoln Premium Poultry project. We saw many of our 2020 goals executed in rapid fashion by staying focused and making solid progress in each area of our key programs - business attraction, business development and expansion, quality of life, and workforce development. Together we will need to continue to expand our creativity, energy and programming in 2018 to ensure that we not only sustain and build on our recent successes but also continue to chart our path to an even more prosperous community for generations to come. As GFDC President, I thank you all for your passion and support, your love of this great community and its people.



## BUSINESS ATTRACTION



GFDC processed **41 leads** directly, through partners like Greater Omaha Economic Development Partnership (GOEDP) and the Nebraska Department of Economic Development, and through site selection consultants and real estate professionals. Greater Fremont options were submitted to **31 of the leads**. We facilitated over **13 community visits**. Several of those projects are still active, we hope to get another opportunity to engage those prospects in the near future.



### LANDED PROJECTS

**WE DON'T COAST™**  
FREMONT



## BUSINESS RETENTION & EXPANSION

**4 expansion projects** were identified by GFDC in 2017. 2 of those projects have been completed or are underway. As we respect the confidentiality of these efforts, not all expansion announcements can be shared publicly. These expansion efforts provide the very growth opportunities we need to continue to flourish in the Greater Fremont area, we are pleased to have the opportunity to provide technical assistance to our existing industries in their expansion efforts.

GFDC visited with **60 existing companies and identified 55 unique opportunities**, considering our very busy and transformative year, those numbers are tremendous for our expansion efforts. In our effort to be leaders and partners, in all development efforts in our area, we have **participated in close to 100 community and resource meetings** to foster growth ideas and partnerships for the future of the Greater Fremont area and Dodge County.

In June, the much anticipated Costco/Lincoln Premium Poultry project broke ground in the Greater Fremont area. With its **\$400 million dollars of investment** planned for this project, it will be one of the **largest economic impacts in the state annually at \$1.2 billion**. Construction has already begun! Costco & LPP are currently preparing the complex that is located in the south industrial district of Fremont and plans to include: a feed mill, a hatchery, and a processing facility. 75-100 farmers across the region will grow the chickens and diversify their farm portfolios.



**State, GOEDP, GFDC, and Local Leaders and Partners break ground for the Lincoln Poultry project.**



## AT-A-GLANCE

### Highlights (Year-to-date)

- 60 business visits
- 55 company assists
- 98 Community & Resource Meetings

### Workforce Development & Preparedness

- Talent Readiness Initiative – Workforce Data/Planned Industry Listening Sessions
- Diesel Tech Academy - \$25,000 Grant for Equipment from FACH
- Tour of Columbus Tech Academy Tour (November)
- CareerRockit – 17,920 (Tentative Regional Numbers)
- Dodge County Housing Study Completed
- ACT Workforce Summit (Austin, TX)

### GFDC Out of Market Trips

- Mid America Economic Development Conference– Chicago (Site Selectors)
- NREDA (Best Practices) – San Antonio



# WORKFORCE DEVELOPMENT



In 2017 GFDC, along with local, regional, and state partners established and continued many efforts to maintain the creation and sustainability of a prepared and available workforce in the Greater Fremont Area.



## ● **Dream It! Do It! Nebraska**

- Promoted by GFDC
- Facilitated by Barb Pierce, DIDI Area Director
- **2017 DIDI Activity**
  - Careerockit - April 1-8, 2017-Giving students exposure to the many valuable careers in our hometown.
  - 32 businesses took part and over 500 students were reached.

## ● **Examples of Careerockit Activities**

- Careerockit Business Blastoff - 25 companies set up tables to discuss their company with over 250 students from Fremont and Bergan High Schools.
- Contractors' Close-up consisted of 4 local contractors holding a session with 70 Seniors to describe the opportunities for internships and careers at their companies.
- Touch-A-Truck – Hope Center hosted Arps Red-E Mix and Fremont Contract Carriers.

## ● **Other DIDI activities facilitated by GFDC**

- October 2 - GFDC participated in Fremont High Job Fair.
- October 6 - Celebrated National Manufacturers Day with tour of Rosenbauer Aerials for 30 FHS students.
- October 25 - Area Educators toured Royal Canin.
- November 21 - Hosted Business and Civic Leaders on a tour of Columbus High School Trades Academy.

## ● **MCC Diesel Technician Academy**

- Provided introductions to assist MCC in raising \$150,000 to begin the new academy.
- 2 years of proactive advocacy led to first class started in Fall 2017 at Fremont High School (Located at Butler Ag)



## ● **Fremont Talent Ready Initiative (TRI)**

- COLLABORATION of Fremont Area Chamber and GFDC
- CONVENING of area workforce development partners
- ADVOCATING for Fremont employers and focusing outreach to the unemployed and underemployed
- COLLECTING DATA on workforce trends, job openings, skills needed, and services available
- PLANNING for major employer listening sessions to bring collaboration of education, industry, and workforce development all together.



## QUALITY OF LIFE

The Dodge County Housing Taskforce and partners, helped the Dodge County Community to complete its first county-wide housing study in years, in 2017. With grant funding assistance from the Nebraska Investment Finance Authority (NIFA), Hannah:Keelan and Associates surmised that Dodge County needs approximately **858 housing units built between now and 2022 (676 of those units will need to be built in the City of Fremont)** without the economic boost of Costco and its planned addition of 1,000 employees. Additionally, those housing needs **increased to 1508** units when Hannah:Keelan considered the economic boost of Costco, this would require **1,194 units in the City of Fremont** alone. By 2022, the housing study also projected an **increase in population in the City of Fremont, of 1,430 people**, which would increase the total **City of Fremont population to 28,093**. In an effort to clarify housing gaps, the study identified housing construction and rehabilitation needs across the housing income spectrum for the county. The study also identified affordable housing and workforce housing as a priority for development. The Housing Study was instrumental in identifying specific housing gaps and needs for the county and Greater Fremont Area. The conclusion of the housing study helped to propel several future programming efforts for Dodge County and the Greater Fremont Area through GFDC and our local partners leadership efforts.



### OTHER ACTIVITY

2017 served as a year of project advancement and programmatic opportunity for 2018. Within the last year, GFDC and its partners participated in the following complimentary projects:

- Speculative Building Development Study completed.
- County-wide Housing Study completed.
- Fremont Big Give participation - GFDC raised over \$5,000 for tools for tools to be used in MCC Diesel Tech Academy.
- Completed refresh of website including a new video Blog feature.
- ACT Workforce Summit attended - Austin TX - Talent Initiative.
- Mid America Economic Development Conference - Site Selectors.
- National Rural Economic Development Association Conference attended - Best Practices.



# GreaterFREMONT

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