

## In The News...

- FCADC Breaks Ground in Waynesboro
- FCADC Supports American Print Consultants
- PIDA Interest Rates reduced for 3rd Quarter
- FCADC Supports Start-up of Michaux Brewing Company
- First Start Partnerships Opens Early Learning Center

## Local Unemployment Rate Drops in May

On June 29th it was reported that the seasonally adjusted unemployment rate for the Chambersburg-Waynesboro MSA dropped from 5.6% to 5.4%. The statewide rate was 6.9% and the national rate was 5.8% over the same period. It was also reported that non-farm related jobs in the County have increased by 4,200 over the last 12-months. The positive labor report is indicative that the County is continuing to recover from the negative impacts of the COVID-19 shutdowns.



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Volume 12, Issue 2

2nd Quarter 2021

www.fcadc.com

### ...Message from Mike

To the chagrin of our staff, who has to hear this line everyday, "there's a lot going on in Franklin County." For those traveling along I-81, you can see the developments taking place such as the 1.9 million square foot distribution center nearing completion at Exit 24; the extension of Archer Drive between Exits 14 and the soon to be new Exit 12 at Guilford Springs Road; and the new logistics centers in Antrim Township to include the two facilities of Matrix Corporation, the A. Duie Pyle expansion, and the construction of a 1.9 million square foot building south of the Blaise Alexander car dealership. Those are the projects that are very visible but there are more projects taking place away from I-81 that are not as visible to include investments taking place "behind the fence" at Letterkenny; or the 30,000 square foot spec building under construction by the Letterkenny Industrial Development Authority; or the repurposing of the former K-Mart building on Wayne Avenue, Chambersburg for Rural King; or the renovations and office addition made by APX to the former El Dorado Stone building on Route 11; or the spec building being built by the FCADC in the Wharf Road Industrial Park, Zullinger. These are but a sampling of projects and do not include those that are in the planning stages or the several solar projects under development or the many housing developments under construction across all parts of the County.



We are growing and with growth comes change. At the risk of redundancy for those who have heard me before, our challenge is not whether we can create development but rather it is to create planned growth that leads to family sustaining employment opportunities and an enhanced quality of life for ALL Franklin Countians. Being able to plan and control our future is essential and for that reason the Franklin County Planning Office is embarking on what I believe will be the most consequential comprehensive plan ever undertaken.

Finally, this edition of *The Developer* includes articles from Dr. Annette Searfoss, CEO of First Start Partnerships and Jesse McCree, CEO of SCPa Works. First Start Partnerships is doing yeomen's work in addressing the need for quality childcare, especially for our underserved populations, and they recently opened an Early Learning Center on Stanley Avenue, Chambersburg. Providing quality childcare is not only essential in helping to address short-term labor shortages but more importantly in creating a foundation for our children to successfully compete educationally which in turn will strengthen our future workforce. SCPa Works is on the front line in addressing current workforce challenges and as you will see, we are becoming increasingly more collaborative and creative. So, as with the first six months of the year, we anticipate the same levels of activity for the remaining six months. The FCADC exists to serve the needs of businesses in Franklin County, large and small. If we can be of assistance to you, please do not hesitate to contact us. Enjoy the rest of the summer!



## FCADC Breaks Ground on Spec Building in Waynesboro

*32,000 SF Building Will be Available for Purchase or Lease*

On June 21st the FCADC broke ground on the construction of a 32,000 square foot industrial spec building located on Lot 6 within the Wharf Road Industrial Park in Waynesboro. Once completed, the property will be made available for lease or purchase. The building will feature one at grade drive-in door, four loading docks, and roughly 2,000 square feet of professional office space. Other amenities include clear span construction, 3-phase electrical service, and both interior and exterior LED lighting fixtures. After a competitive bidding process, Lehman Construction Services, Inc. was selected as the general contractor. F&M Trust is providing construction financing. If interested, please contact our office for additional information.



## FCADC Supports Start-up of Brewery in Waynesboro

*\$75,000 Franklin County First Fund Loan Approved in May*



In May, the FCADC Loan Review Committee approved a \$75,000 Franklin County First Fund (FCFF) low interest loan to Waynesboro-based Michaux Brewing Company. Loan proceeds will be used to support the purchase of brewing and kitchen equipment, and furniture and fixtures for use at their future taproom located on Buchanan Trail East in Rouzerville. It is expected that the taproom will open in early 2022. Founded by Dane and Lauren Murray, Michaux will brew high quality, delicious craft beer of all styles. In addition to beer, the taproom will also offer outdoor seating, and

a food menu "to keep your tastebuds happy". Follow them on Facebook or at [michauxbrewing.com](http://michauxbrewing.com) for updates.

## The Pennsylvania Industrial Development Authority (PIDA) Lowers Interest Rates

The Pennsylvania Industrial Development Authority (PIDA) lowered the rates on its I interest financing programs for the 3rd Quarter. The fixed interest rates for real estate loans range from 1.5% to 2.50%. PIDA provides low interest loans for industrial real estate construction, and acquisition. PIDA also provides financing in support of the purchase of machinery and equipment. The FCADC is the local state certified organization for administering the PIDA program. For more information please contact our office.



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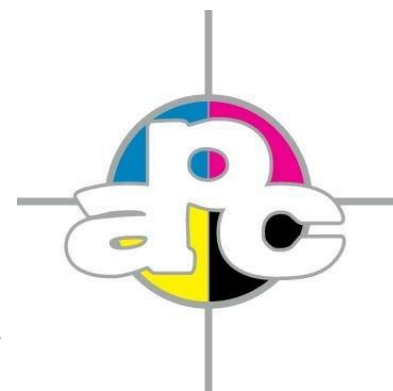
## Letterkenny Munitions Center (LEMC) Welcomes New Commanding Officer *Change-of-Command Ceremony Held June 10th.*

Lieutenant Colonel Timothy J. Ballas assumed command of Letterkenny Munitions Center in Chambersburg on June 10th. He enlisted in the Army in 1998 as an Intelligence Analyst and later served as a Psychological Operations Tactical Team NCOIC. He received a commission as a Second Lieutenant in the Ordnance Corps Branch in 2004 from Edinboro University of Pennsylvania. His civilian education includes a Bachelor of Arts in Criminal Justice and a Masters of Business Administration. His military education includes the Intelligence Analysts Course, Psychological Operations Course, Army Air Assault School, Joint Humanitarian Operations Course, Capability Developer Course, and the UNC Institute for Defense and Business Life Cycle Executive Leadership Course, among others. Lt. Col. Ballas' previous assignments include Executive Officer to the Director of Operations for U.S. Transportation Command, at Scott AFB, Illinois; Branch Chief, Global Operations CENTCOM Branch, USTRANSCOM; Operations Officer, and later, Troop Commander, D Squadron, Asymmetric Warfare Group; Director of Support Operations, Assistant Professor of Military Science, University of Notre Dame; and several other logistics assignments. Lt. Col. Ballas has deployed in support of combat and contingency operations to Central America, Korea, and multiple times to numerous countries throughout the Middle East in support of GWOT. His awards and decorations include three Bronze Star Medals, two Meritorious Service Medals, the Army Commendation Medal for Valor, other personal, unit, and service awards, and he has earned the Air Assault and Combat Action Badges.



## American Print Consultants Expands to 80 Industrial Drive *FCADC Facilitates Low Interest Financing in Support of Expansion*

Chambersburg-based American Print Consultants (APC) recently settled on the acquisition of the former DM Evans Distributors building on Industrial Drive in Chambersburg. APC provides a full-range of services and products for the commercial printing industry. The company is a distributor of printers, however its primary business entails the re-build and servicing of older commercial printing machines and large format inkjet printers. APC also provides parts, accessories, and inks. The expansion represents more than a \$1.2 Million capital investment. The FCADC facilitated a \$400,000 loan from the Pennsylvania Industrial Development Authority and a \$100,000 Franklin County First Fund loan in support of the overall acquisition. APC employs 13 workers.



## Covid Hospitality Industry Recovery Program Grant Fully Disbursed *FCADC Administers more than \$1.7 Million of Grants Across the County*



In May the FCADC completed the review, approval, and disbursement of the Covid Hospitality Industry Recovery Program (CHIRP) grant on behalf of the Franklin County Board of Commissioners. The program resulted in the disbursement of more than \$1.7 Million of grants to 36 businesses within the hospitality and food services sectors across the County. It is important to note that of the 36 businesses who applied for and received funding, 42% were minority or woman-owned businesses. Additionally, grant funds reached businesses located in five of the six school districts within Franklin County.



## Regional Strategies for the “Great Labor-Market Disconnect”

Jesse McCree, CEO, South Central Pa Works

In a recent New York Times article (“Unemployment is High. So Why are Businesses Still Struggling to Hire?”), the tale of two labor markets is outlined: unemployment is high not because demand is down from last year, but because labor supply is down. The result is a seeming paradox – while there are 9.7M Americans looking for work, businesses are having a more difficult time than ever finding workers.

The South Central PA region is experiencing a continuation of pre-pandemic growth, with approximately 47,000 job openings across our region and strong capital investments and business expenditures along the I-81 and I-83 corridors. Our estimates that the regional economy will fully recover by Q1 of 2022 seem to be corresponding well with current economic trends. It has been referred to as the “The Great Labor-Market Disconnect” - unusually tight labor market, with record job openings across the entire country. This has been a truly remarkable confluence of a number of factors that have contributed to a remarkably competitive labor market: a fast-moving regional economy, COVID-19 related impacts that have separated a significant portion of workers from the labor market, and global supply chain disruptions that have caused a number of interdependent impacts on our economy.



There is a growing sense among regional leaders that these challenges have no easy answers - and that the long-term implications of this labor market disconnect will be significant if not met head-on with regional collaboration to find creative solutions. From a broad perspective, there are a number of regional strategies that we at SCPa Works have seen emerging as potential solutions for tackling these deep and structural challenges in our labor market.

- **Expanding sector-specific collaboration** - Across the region we are seeing a number of industry-specific collaborations emerge as companies from related sectors begin to tackle these workforce challenges together. Notably, SCPa Works is collaborating with sector partnerships in advanced manufacturing, healthcare and hospitality/tourism with chambers, economic development corporations, and educational institutions to develop strategies at scale to build a stronger pipeline of talent. One of the benefits of these partnerships is the public sector can hear directly from the private sector as to the training that is needed for their workforce - using this intelligence, our region can be more responsive to providing in-demand training for jobs of today and tomorrow. Developing employer-led solutions is one of the strongest paths to strategies that will sustain regional growth.
- **Increasing access for good jobs and careers** - Anytime there is a significant labor shortage, there are opportunities to bring people into the workforce that haven't previously had much success. An example of this would be those who have been previously incarcerated or involved in the criminal justice system. Over the past few years, re-entry initiatives and reforms have made it easier for people with a criminal record to gain access to good jobs and careers. Companies recognize that we all need a second chance, and have developed programs, mentoring and wrap-around support to bring this previously untapped labor pool into their companies, thereby expanding their bottom line and providing access to those who are eager to work and improve their lives.
- **Building portable, stackable, and in-demand skills for lifelong learning** - As occupations and skill requirements rapidly shift, so too does the need for building agile and portable skill sets that continue to be built across a lifetime of work. Long gone are the days of getting a college degree, going to work, and never getting further education or re-training. Across the region we are seeing a strong increase of interest in a mix of apprenticeships, work-based learning, industry-recognized credentials (and micro credentials) and other strategies to train workers in a rapidly changing environment. *(continued on page 5)*

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Shippensburg University has been at the forefront of these changes: as a public four-year institution, Shippensburg has been working closely with SCPa Works on a number of projects and initiatives, including a recently-funded \$1.6M grant from the PA Department of Labor and Industry to help college “near-completers” (those within a semester or two of their degree) get across the finish line with a degree. These types of projects are critical for our region’s workforce and also represent a notable change in the way higher education has become more agile and responsive to business needs.

SCPa Works continues to work with outstanding partners like FCADC to connect, convene and challenge public and private sector partners to collaborate on strategies that will help our region remain a great place to work and live.

## First Start Partnerships for Children and Families Opens Chambersburg Early Learning Center on Stanley Avenue

*Annette Searfoss, Ph.D., CEO, First Start Partnerships for Children and Families*

First Start Partnerships for Children and Families opened the Chambersburg Early Learning Center this year at 871 Stanley Avenue. This is the second Early Learning Center, the first being in Waynesboro, at the Waynesboro Area High School, which opened in fall 2019.

First Start Partnerships for Children and Families provides free, high quality early childhood education programs for 712 children from birth (and even pregnant mothers) to kindergarten entry across Franklin County. They partner with families, schools and communities to ensure each child arrives ready for kindergarten.



High quality early childhood education creates learning opportunities for young children in their critical brain development years. 90% of children’s brain connections occur by four years old, and 75% in the first year of life. Research shows that for every \$1 invested in high quality early childhood education, there is a \$13 return on investment, reducing the need for remedial education, decreasing crime, and increasing health outcomes.

First Start Partnerships began as Franklin County Head Start in 1965, but is now so much more than Head Start. Thanks to partnerships with Franklin County school districts and funds from the Pre-K Counts state grants, almost 70% of Franklin County’s families qualify for preschool classes for children ages 3-5. Families with children ages 0-3 (and pregnant mothers) can enroll in an Early Head Start Home Visiting program, a year-round, weekly support for families in their homes. Early Head Start classrooms operate in Waynesboro year-round, with plans to expand into Chambersburg.

The Summit Endowment awarded First Start Partnerships a grant to create The Family Center at 871 Stanley Avenue. This Family Center, once fully developed, will serve even more children and families to ensure each child arrives ready for kindergarten. The Center will operate six Pre-K Counts classrooms (5 ½ hours per day), one extended day Head Start classroom (up to 10 hours per day), and a newly developing Family Center. The Early Learning Center, almost 20,000 square feet, also offers a Children’s Library, Music and Art, a commercial kitchen, Staff Lounge, and expansive outdoor courtyard. There will be a ribbon cutting on September 2<sup>nd</sup>.

The Center will integrate with the Pennsylvania Family Centers and provide community services to help families become stronger, healthier, better educated, and more self-sufficient. These centers help parents and caregivers learn about their child’s development; access health care, education and training; and connect families with other community resources, such as well-baby care, immunizations, and Early Intervention. Because of these reasons, the FCADC has and always will be a strong advocate for early childhood education. For more information on First Start Partnerships, please contact Annette Searfoss, Ph.D., President and CEO at 717-263-8019, Ext 208 or [firststartpartnerships.org](http://firststartpartnerships.org).

## FCCTC Dedicates Grace Gilbert Brooks Building

*Building is New Home of the Practical Nursing Program*



On June 7 the Franklin County Career Tech formally dedicated its newly constructed Practical Nursing Program Building, known as the Grace Gilbert Brooks building. The dedication brought to fruition a 4-year project that resulted in an extensive learning experience for the FCCTC Construction Academies and Horticulture Students. The project, which received broad-based community support to include a contribution from the FCADC, was spearheaded by Janyce L. Collier, MSN, RN, CNE, who retired as Director, FCCTC Practical Nursing Program as of June 30.

As a matter of information, the Franklin County Career & Technology Center Practical Nursing Program or PNP is a **one-year program** for adult students that provides the theory and clinical learning experience to prepare the graduate for the licensure exam, NCLEX-PN, and to practice as a Licensed Practical Nurse. The Licensed Practical Nurse is an integral member of the healthcare team. The PNP is a full-time day program meeting Monday through Thursday. Class and clinical hours are 6:45 a.m. – 3:15 p.m. Two classes are enrolled each year – in March and September. The Program consists of six levels. Level I starts with the foundations for practice. Each level becomes increasingly more complex as the student transforms into a thinking nurse, ready for entry-level practice. The PNP is approved by the Pennsylvania State Board of Nursing, the Pennsylvania Department of Education and the Department of Veteran’s Affairs. It is accredited by the Accreditation Commission for Education.

## Transource Denied!

On May 20, the upheld the recommendation of Administrative Law Judge, Elizabeth H. Barnes, to deny Tansource’s application to build the IEC project in Pennsylvania. This was a significant decision in support of local efforts that opposed the project from its inception, including the FCADC. The “Stop Transource” effort has been a text book case-study of the a grass roots effort to stop a project that has no intrinsic value to the residents of Franklin County and by doing so protect our view shed and local quality of life. There were many people who played a pivotal role in this effort, none more important than Lori Rice. Also, a special shout-out to the Franklin County Commissioners whose involvement proved instrumental to the local efforts.

