

**THINK IT.**

**MAKE IT.**

**MOVE IT.**

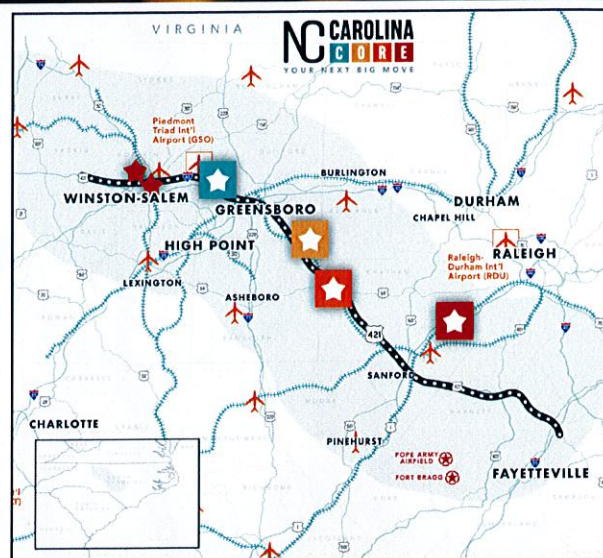
## YOUR NEXT BIG MOVE

We are a corridor between Winston-Salem and Fayetteville at the heart of North Carolina with four new megasites of 7,200 acres of certified land that offer advanced manufacturers room to grow, as well as many other industrial sites, urban research parks and mixed-use developments.

We are ready for the future with a skilled workforce born of a rich manufacturing heritage and fueled by the innovation mindset of more than 30 colleges and universities in the region.

We are in the middle of a state that is consistently ranked as one of the best places to do business in the nation with low costs, competitive incentives and first-rate infrastructure to access the world.

**WE ARE THE CAROLINA CORE.**



**FOR DETAILS ON WHERE TO MAKE  
YOUR NEXT BIG MOVE, CONTACT:**

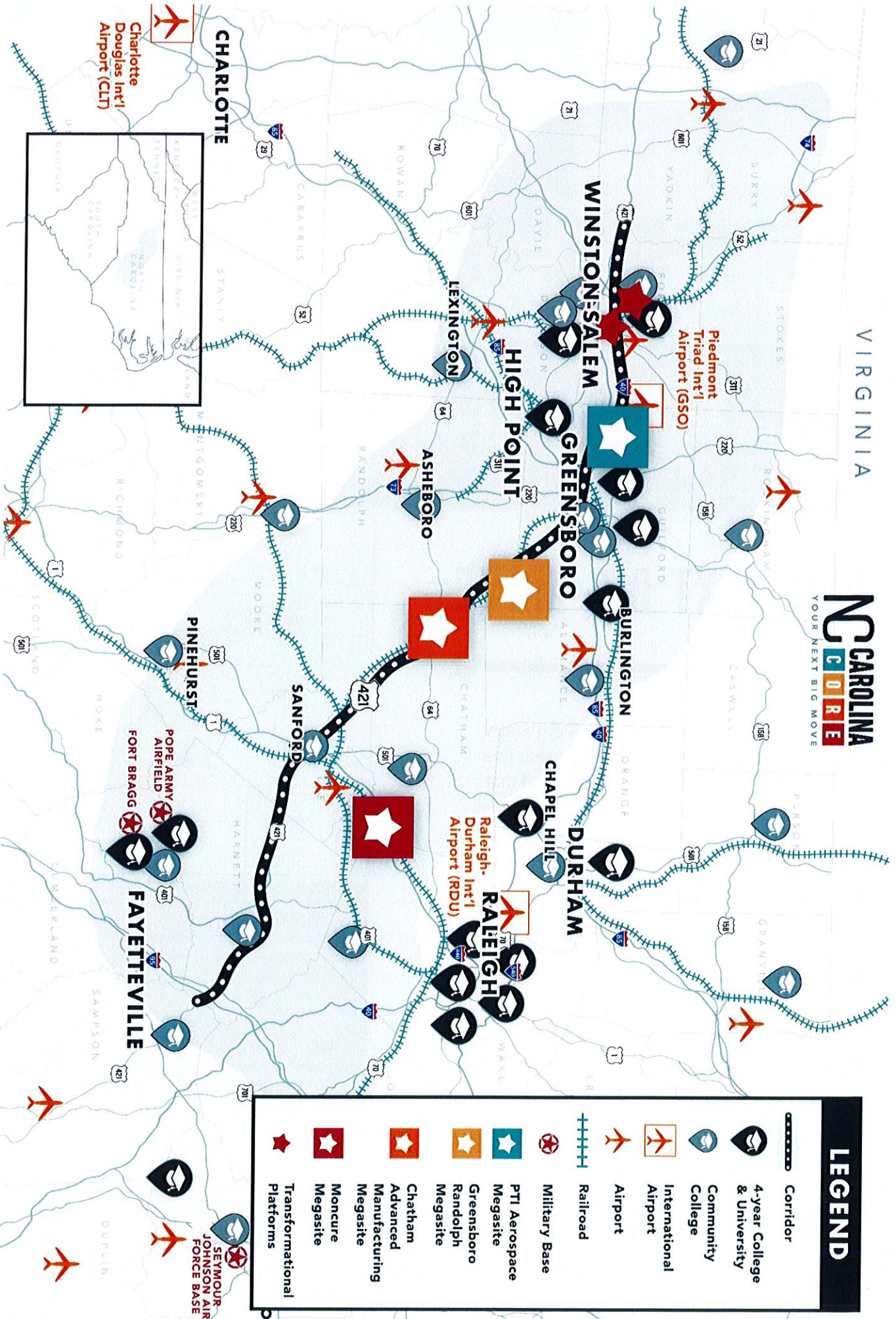
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YOUR NEXT BIG MOVE







## **Transformational Platforms**

### **PTI Aerospace Center**

Located in the heart of North Carolina, Piedmont Triad International Airport's state-of-the-art facilities and available workforce make PTI a catalyst for commercial and industrial development. With 1,000 acres with runway access available, the site boasts immediate highway access, available land ready for development and airport leadership focused on economic development.

### **Greensboro-Randolph Megasite**

Located just minutes from Interstates 40 and 85, in the heart of the region ranked 3rd for manufacturing communities in the Southeast, this 1,900+ acre site is certified ready by KPMG and offers a combination of world-class workforce with a legacy of manufacturing excellence, a strategic location on the US East Coast, in close proximity to three international airports, and outstanding transportation infrastructure. The synergy and support between government, education and business has created an extraordinary megasite with significant advantages for large-scale manufacturing firms.

### **Chatham-Siler City Advance Manufacturing Site**

The 1,800+ acre site, located in the heart of the Piedmont, powered by the strength of excellent logistics, high-capacity utilities and a performance-ready workforce, the Chatham-Siler City Advanced Manufacturing Site (CAM Site) is a state-certified, shovel-ready site of choice for world-class competitiveness. Zoned Heavy Industrial, with direct access to Norfolk Southern Railway, the site has full capability to accommodate any large-scale manufacturing operation. Its strategic location is less than 50 miles from two international airports and within a five-hour drive of four major East Coast ports. The site's proximity to Greensboro and Raleigh – including the globally-renowned Research Triangle – puts metro amenities and services close at hand.

### **Moncure Megasite**

Located in the fast-growing Research Triangle Region of North Carolina, this 2,500+ acre property is within a 45-minute drive of the state capital, Raleigh-Durham International Airport, three Tier 1 research universities, numerous community college campuses, and the nation's largest military installation.

### **Wake Forest Innovation Quarter**

Wake Forest Innovation Quarter is an urban research park in downtown Winston-Salem, attracting residents looking for 'live, work, play' amenities, as well as startups and technology companies which value proximity to commercialization opportunities at Wake Forest University and its Baptist Medical Center.

### **Whitaker Park**

Whitaker Park is a redevelopment project of the City of Winston-Salem and the Whitaker Park Development Authority to repurpose a 120-acre manufacturing campus into a mixed use employment center including laboratory space, multi-family residential, information technology, manufacturing and training and education. Donated by Reynolds American, the property has the potential to generate thousands of jobs.

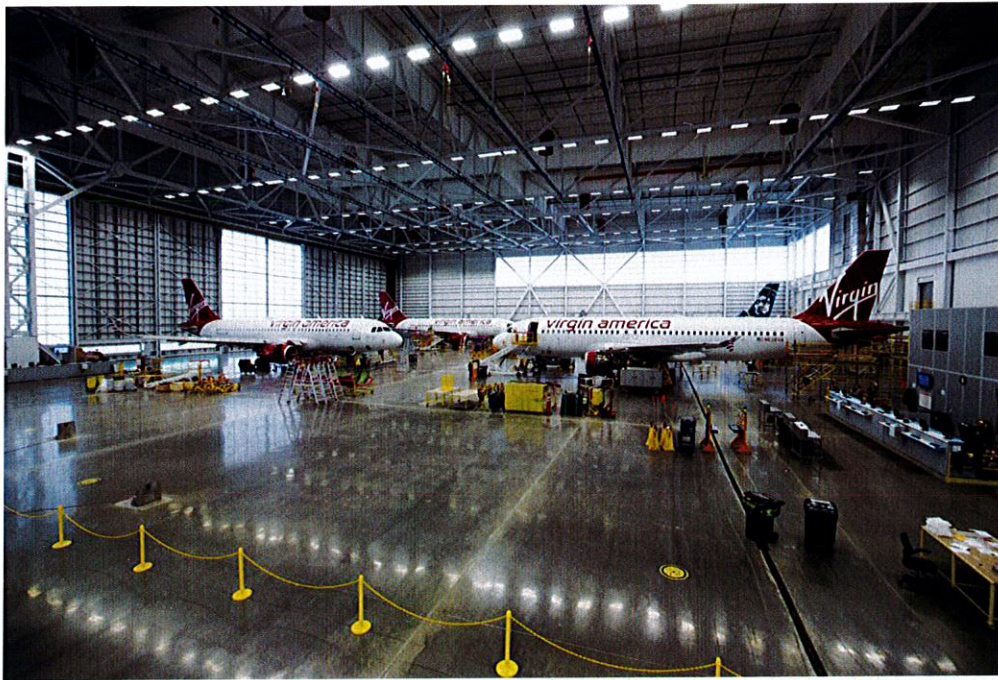


# News & RECORD

## Stan Kelly: Carolina Core is the future of North Carolina's growth

News & Record

Aug 31, 2018



*In April, HAECO opened a fifth hangar that will ultimately employ 500 people. Its growth is a sign of the Carolina Core expansion. The development of four megasites in central North Carolina can significantly transform the region's economy.*

The next engine of transformational economic growth for North Carolina lies in the Carolina Core — an emerging megasite corridor between Winston-Salem and Fayetteville, in the heart of the state, which bridges that urban corridor with Charlotte and the Research Triangle.

The development of four megasites comprising more than 7,500 acres, plus industrial sites, urban research parks and mixed-use developments, presents large-scale economic opportunities in central North Carolina. Blending manufacturing with research and development, the four transformative sites — Piedmont Triad International Aerospace Megasite, Greensboro-Randolph Megasite, Chatham-Siler City Advanced Manufacturing Site and Moncure Megasite — offer unique assets that will drive economic growth for the region.

Combining these megasites with a labor shed of more than 1 million workers positions central North Carolina globally as a compelling expansion site for industry.

Eight million people, or 80 percent of North Carolina's population, live in North Carolina's urban crescent roughly between Interstate 95 in the east and I-77 to the west. This population is projected

to grow by more than 1 million people during the next 25 years, offering the only realistic labor shed for transformational growth.

The public and private sectors already have invested hundreds of millions of dollars in infrastructure, sites and higher education, which will support economic growth in the Carolina Core.

This growth strategy could produce more than 50,000 jobs over the next 20 years in central North Carolina and spur transformational growth in the Carolina Core similar to Research Triangle Park over the past 50 years.

The Carolina Core in central North Carolina is on a roll.

Year-over-year employment in the region is 17,200 higher than this time last year, and the unemployment rate of 3.7 percent is the lowest since 2006.

New companies are choosing to come here and grow, like Norwegian Cruise Lines, Amada, Egger and Fibertex. Existing companies continue to expand, invest and hire more people, including HAECO, Superion, Cook Medical, Albaad and Cambrex.

Employment is also growing at Piedmont Triad International Airport — airlines are adding flights, roads and taxiways are being built, and the companies located there are expanding and adding jobs.

Significant investments are being made across the region, importantly in our downtowns, including Wake Forest Innovation Quarter in Winston-Salem, the downtown High Point baseball stadium and the Steven Tanger Performing Arts Center in Greensboro. We as a region are investing in ourselves to achieve our full potential.

This is real and significant momentum, but now is not the time to take our foot off the gas. Competing states continue to prepare for the next big opportunities, and we must do the same.

Our position as a final contender in the Toyota-Mazda pursuit is proof that central North Carolina is competitive on a global stage. Our unique megasites are attracting interest by every large transformational project. Our workforce, infrastructure, energy programs, incentives and state income tax structure are all globally competitive. We are located in the middle of a state that is consistently ranked one of the best places to do business in the nation, with low costs, competitive incentives and first-rate infrastructure to access the world.

But to win, we must all come together to tell our story and continue investing in site readiness. Perhaps most importantly, we must recognize that a victory for one is a victory for all. The domino effect of winning, including adding suppliers and other supportive businesses, will benefit the entire region and state by adding jobs and spurring transformational growth.

There's no doubt that we are stronger together, and the only way we can compete is through regional collaboration. Alone, we are individual megasites, individual colleges or universities, individual research or industrial parks, but together we are a global story. And together we will win!

The leaders of this effort will create a legacy for the benefit of future generations and ensure that North Carolina is among the most prosperous and competitive states in America.

We hope you will join us in supporting this transformational growth opportunity in the Carolina Core. Our future competitiveness and prosperity depend on it.

*Stan Kelly is the chief executive officer and president of the Piedmont Triad Partnership.*