



frontLINE

MOUND DEVELOPMENT CORPORATION

WINTER 2011

Meet the New Mound

Restored and re-energized, Mound is ready for a new future. We're marking the beginning of this new era in Mound's history with a new name, a new look and a singular focus on activities that will generate new businesses and jobs, and restore the site to productive use.

Here are the changes we're introducing:

- Miamisburg Mound Community Improvement Corporation is now Mound Development Corporation (MDC), more clearly representing its marketing and economic development focus.
- The Mound Web site – www.mound.com – has been redesigned and updated to make it a stronger marketing tool.
- The Mound Advanced Technology Center logo has been changed to align



with that of MDC and reflect the site's new beginning.

- An updated design for this newsletter, **FrontLine**, will coincide with the goal

of providing more information to the market while creating consistency among our communication tools.

One thing that remains the same is the commitment of the Mound Development Corporation's board and staff to the community's vision of Mound as a thriving business and technology park. We are ready for a new set of challenges and milestones as we move into the future.

Granted!

It's been a great season for grants at the Mound Advanced Technology Center:

- The state of Ohio awarded \$3.5 million for the construction of a section of Vanguard Boulevard through the Mound site. The improvements and building demolitions will make way for the expansion of Excelitas Technologies

Corporation and new building lots. The design work will be completed in late spring with construction to begin this summer and last approximately 16 months.

- Mound was awarded \$261,000 from the State Energy Program under the American Recovery and Reinvestment Act for projects that will reduce electrical usage by

10 percent and natural gas usage by 16 percent reducing energy costs to MATC clients. The funds will pay for lighting upgrades, electronic building controls and energy monitoring, tenant metering and building energy auditing. The audits will begin in early 2011, with the efficiency upgrades starting shortly thereafter.

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www.mound.com

RTA Honored for Green Fleet at Energy Roundtable

The Greater Dayton Regional Transit Authority was one of seven Ohio organizations recognized for environmental performance and energy efficiency at the fourth Energy Roundtable hosted at the Mound Advanced Technology Center in September. The event focused on clean fuels and transportation technology.

The Ohio Green Fleet Award presented by Clean Fuels Ohio, is based on an evaluation of fleet operators' policies to reduce vehicle emissions and reliance on petroleum fuels. RTA has most recently added hybrid diesel electric buses to its fleet, thanks to federal stimulus funds received in 2009.

"Our long history of commitment to the environment through investments in our electric trolleybus network, alternative fuels including biodiesel, and move toward clean diesel and hybrid electric



Ohio Green Fleet Awards recognize energy and environmental achievements by fleet operators. Shown here (l to r): Tony Palumbo and Scott McKeown, Wood County Public Library; Sam Spofforth, Clean Fuels Ohio; Brian Whitta, Bowling Green City Schools; and Mark Donaghy, Greater Dayton RTA.

technology in the fleet have been good for RTA's customers and the Dayton Region," said RTA Executive Director Mark Donaghy.

The Energy Roundtable, organized by statewide nonprofit Clean Fuels Ohio with the support of the Dayton Development Coalition and MDC, also offered workshops and a transportation expo with technology displays and opportunities to ride or drive featured vehicles. "Even though the focus of the Energy Roundtable events is on a specific green technology, we also know the sessions have become an important

networking opportunity for the growing number of green and energy-related businesses and individuals in our region," said Chris Meyer, Director of Energy Programs for the Dayton Development Coalition.

"The idea behind the Energy Roundtable series is to promote education and regional networking of businesses and organizations interested in alternative and renewable energy," said MMCIC president Mike Grauwelman. "We were pleased that it provided a venue for RTA to be recognized for its conservation efforts."

Community Celebrates Mound Cleanup

The long-awaited completion of environmental cleanup at the Mound Advanced Technology Center was marked this fall with a community celebration that brought together some 300 people.

Department of Energy Assistant Secretary of Environmental Management, Ines Triay, Sen. Sherrod Brown and Rep. Mike Turner were joined by state and local officials, business and community leaders, former Mound workers, Mound tenants and the public to celebrate this milestone in Mound's transformation from a defense weapons facility to a modern business and technology park.

"This community has not stopped working toward this day for more than 15 years, and we thank the many



Sen. Sherrod Brown joined DOE Assistant Secretary Ines Triay, Rep. Mike Turner and other officials as well as former Mound workers in celebrating the completion of environmental cleanup at Mound and the beginning of a new era at the site.

people who have made it possible," said Eric Cluxton, board chairman for the Mound Development Corporation. "We

are excited to finally be able to launch Mound's new future and restore this 306-acre site to productive use."

Environmental Firm Key to Mound's Success

Good strategic partnerships are important. Great ones are invaluable.

By all accounts, the relationship forged between Mound Development Corporation (MDC) and EHS Technology Group could be described as great. Over the past 12 years, the environmental consulting company has provided Mound officials the critical expertise needed to make informed decisions on environmental matters at the site.

"EHS is the first environmental consultant we've used and the only one we've used," said MDC President Michael Grauwelman. "Even though cleanup has been completed on the site, we still turn to them for anything related to the environment."

During cleanup, the firm's work focused on evaluating DOE's strategies, methods and results, answering questions for the Mound Reuse Committee and giving MDC officials confidence that the community's needs were being served.

"Because we have worked so closely with them, they know when to pull us in, and we know what they're expecting of us,"

said EHS Compliance Service Manager Robert Basl. "We have an outstanding relationship."

With 11 employees, Mound-based EHS offers a full complement of services that includes not only environmental, health and safety compliance consulting and investigations, but also due diligence activities and documentation for customers such as lenders, developers and banks. The firm manages

environmental remediation projects in the field as well.

"EHS has been a committed partner in the Mound redevelopment effort," Grauwelman said. "The firm is an important part of our success here."

Learn more about EHS Technology Group at www.ehstech.com, or contact the company at 937-865-3553 or 800-356-9039.



EHS Technology Group has provided high-quality environmental services at Mound for the past 12 years. Pictured here is the EHS staff (left to right): Bill Search, Alison Hudson, John Watson, Don Niederkorn, Carlynn Gueltig, Bob Basl and Mike Clinch.

Mound Takes Care of Business

Great real estate options are only one part of the package available to businesses locating at Mound. Companies that commit to the site have access to a full menu of enterprise assistance services that support their growth, development and profitability.

Long-time Mound tenant, Excelitas Technologies Corporation (formerly PerkinElmer Miamisburg), knows firsthand the benefits of grant support from Mound Development Corporation (MDC). The company has just moved into newly renovated and refurbished facilities that not only meet the stringent demands of its highly specialized technical work but also will accommodate its projected growth over the next five years.

MDC's role in the \$550,000 project was pivotal. The economic development organization identified Montgomery County's ED/GE Program as a potential funding source for the project, developed the successful grant application for \$200,000, and then managed the implementation stage, from planning through construction.

"MDC completed the project on time and on budget, and was a great resource in putting the financing together" said Excelitas Operations Manager John Adams.

Excelitas develops and manufactures energetic safety devices for the defense and aerospace industries. The company employs 80 people and anticipates continued employment growth.



Before and After: Extensive interior and exterior renovations have been completed for a building that will accommodate current work and future growth at Excelitas Technologies Corporation (formerly PerkinElmer Miamisburg), a 17-year Mound tenant. The \$550,000 renovation project was made possible through grant support provided by Mound Development Corporation.





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Mound's Sunny Side Draws Interest

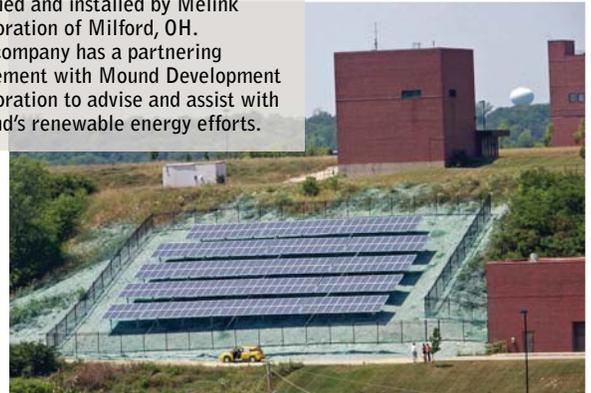
The 60-kilowatt solar array installed at Mound by DPL Energy Resources Inc. last summer has attracted the attention of green energy advocates across Ohio. It was one of 12 Montgomery County sites on the Eighth Annual Solar Tour sponsored by Green Energy Ohio this fall.

The system represents the first of several renewable energy systems MDC hopes to implement as a part of its "Energy Trail," an initiative designed to provide renewable energy power to Mound and provide an education and training tool to the business community.

The statewide event provided an opportunity for people interested in alternative energy sources to see homes and businesses using wind, solar, hydroelectric and geothermal power. The tour made available access to 250 sites in 119 Ohio communities.

At Mound, visitors found an installation of 340 solar panels on a west-facing hillside outside 965 Capstone Drive. The system converts the direct current solar panel output to alternating current power, which is fed into the electrical distribution system of the building. The estimated output of the array is

The solar array at Mound was supplied and installed by Melink Corporation of Milford, OH. The company has a partnering agreement with Mound Development Corporation to advise and assist with Mound's renewable energy efforts.



72 megawatt hours, or enough power to provide electricity for five homes.

DPL's Mound installation along with one on Yankee Road are helping the utility to meet goals articulated in Ohio legislation requiring electricity generation with renewable resources such as solar, wind and biofuels.

Space Available



There's a great new opportunity to locate at the Mound Advanced Technology Center. The building at 1195 Mound Road is now available for lease. Built in 1986, the structure features:

- 21,698 square feet of manufacturing space
- 6,054 square feet of office space (flexible configuration)

- One 12' x 14' drive-in door
- One sunken and one high dock
- 95 parking spaces
- 4.75 acres
- Subdividing for multiple tenants

Interested? Information is available at www.mound.com or by contacting Mound Development Corporation at 937-865-4462 or info@mound.com.