

# WHAT'S NEW IN

BEST PLACES TO LIVE IN AMERICA



WestChesterDevelopment.com



## NEW PROJECTS ADDED TO GROWING MEDICAL SECTOR IN WEST CHESTER

West Chester's medical corridor experiences continued growth with recent announcements of more than 100,000 square feet of new medical office space.

TriHealth recently announced its plans to build an initial 50,000 square-foot medical office building on nine acres at Cox Road and Liberty Way in West Chester Township. The full-service health care system will develop on the north side of Liberty Way across from the Voice of America Park.

In its first phase of this development, TriHealth plans to co-locate existing practices in one large ambulatory facility to support its team-based approach to delivery of care. Practices operating from smaller facilities in the area will be housed under one roof offering a wide range of clinical, educational, preventative and social programs.

TriHealth has indicated a second phase of development on the site could add an additional 45,000 square feet of medical office space to this initial design.

Additionally, the nearly 15-acre site owned by the Butler County TID could later accommodate a restaurant and/or hotel with 20 percent of the property retained as open space.

In addition to TriHealth's announced plans, a separate medical office space investment is planned for Tylers Place Boulevard. A three-story, nearly 52,000 square-foot commercial office building is being constructed on speculation with future tenants to be named at a later date.

3Q-2017

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[Looking for Space?](#)



*West Chester ...  
Built With You In Mind!*

The growth of the healthcare industry in West Chester began when UC Physicians invested \$100 million in West Chester to construct a medical campus and the region's first new hospital in 25 years. Since the construction of West Chester Hospital, the area has seen continued investment in the healthcare sector and experiences a nearly 97 percent occupancy rate of medical office space.



## WEST CHESTER ECONOMIC DEVELOPMENT BY THE NUMBERS

Nearly 750,000 square feet of commercial space in West Chester were impacted by new and expanding companies in the second quarter of 2017.

New companies locating to West Chester and existing companies expanding their presence in the community reflect the strong, diverse local economy for which West Chester has become recognized. With nearly 3,600 businesses and a daytime population that climbs by an additional 72,000 people, West Chester's economy benefits from this strategic and diverse investment.

The nearly 750,000 square feet of commercial development represented by this quarter's investments includes three healthcare companies, five corporate office users and a diverse assortment of entertainment, dining and service industry options.

Four manufacturing firms announced new investment, including The O'Gara Group. O'Gara, formerly Amor Holdings and BAE Systems, will expand its existing facilities in West Chester and will open a second facility of more than 117,000 square feet. O'Gara designs, manufactures and incorporates ballistic and blast systems in discreet armored vehicles.

West Chester's commercial space continues to be competitive with Xceligent reporting occupancy rates of greater than 90 percent in medical office space (97%), industrial space (98%) and retail space (96.3%). Class A Office space is 84% occupied.

"There remain some excellent available options for commercial space in West Chester," said West Chester Community Development Director Aaron Wiegand. "The market is very competitive and developers are again eyeing opportunities to build space before all tenants are in place."

West Chester's development professionals are available to find the right match for investors. Call 777-4214 for assistance.

West Chester is a proven destination for corporate investment. Development opportunities exist throughout West Chester with sites of one to 100 acres available.

Office, manufacturing, research and development properties with accessible infrastructure, frontage on I-75 or within two miles of an interstate interchange are available.

West Chester's economic development professionals are prepared to find an available property to suit the needs of those seeking to relocate and/or grow in West Chester's no earnings tax, pro-business environment.

[Search Available  
West Chester  
Properties Now](#)

or  
contact

Aaron Wiegand,  
Community Development  
Director for personalized  
assistance at

**(513) 777-4214**

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## TOWNSHIP ADMINISTRATOR ACCEPTS NEW POSITION

West Chester Township Administrator Judi Boyko has announced her resignation from West Chester Township to accept a new position as Hamilton County Assistant Administrator.

"It has been my greatest professional joy and privilege to work for West Chester Township as a member of an extraordinary team of elected officials, stakeholders including residents, developers, corporate citizens, volunteers and others; and West Chester employees who daily devote their time and talents to the community," said Mrs. Boyko.

Mrs. Boyko has served as West Chester Township Administrator since 2005. Prior, she served West Chester as Assistant Township Administrator, Director of Planning and Zoning and Township Planner.

Since accepting the post of Township Administrator, there has been more than \$1.5 billion in commercial investment and more than 1,000 new homes constructed in West Chester.

The West Chester Board of Trustees have hired retired Miami Township (Clermont County) Administrator Larry Fronk to serve as interim Administrator while they conduct an executive search for Mrs. Boyko's replacement.

## Manufacturing



The O'Gara Group, a global products and services company focused on solutions to support homeland security, counter terrorism and low intensity conflict, announced it will expand its existing West Chester Mobile Systems Division and open a second 117,198 square-foot location at 4350 Port Union Road in Port Union Commerce Park. At the Mobile Systems Division's state-of-the-art facility it designs, manufactures, incorporates and sells highly engineered ballistic and blast systems creating discreet armored vehicles.

[DRT Medical – Morris](#)  
[First Financial Bank](#)  
[GE Aviation](#)  
[Griffin Capital](#)  
[Mailender, Inc.](#)  
[Main Event](#)  
[Entertainment](#)  
[Park National Bank](#)  
[Planes Companies](#)  
[Republic Wire](#)  
[Schumacher Dugan Construction](#)  
[Scott Street Partners](#)  
[Systecon](#)  
[The Streets of West Chester](#)  
[Traditions Building & Development Group](#)  
[West Chester Hospital](#)  
[West Chester-Liberty](#)  
[Chamber Alliance](#)  
[West Chester Township](#)  
[Wetherington Golf and Country Club](#)



[Stay On Top of New Developments...](#)

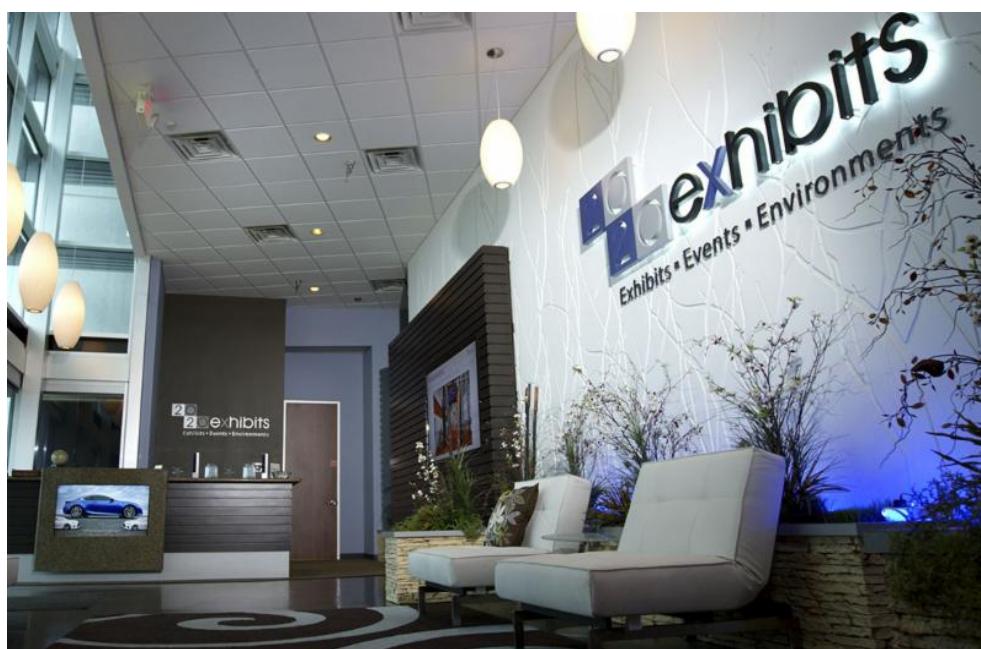
These products and services are provided to various prime contractors and a distinguished list of customers including the U.S. Department of Defense, U.S. Marine Corps, state and local law enforcement agencies and more. The O'Gara Group has been armoring for the U.S. Government since the 1940s including every president's vehicle from Truman to Reagan. [The O'Gara Group](#)



**Kyotoseiko America**, specializing in the development, design and manufacture of automobile machine parts, leased a 4,000 square-foot facility at 9824 Windisch Road off Allen Road. Headquartered in Japan, Kyotoseiko designs and produces automotive machine and inspection machines.

[Kyotoseiko America](#)

## Office/Technology



**2020 Exhibits**, a global leader in design and production of trade show displays and exhibits, relocated its existing West Chester business to a 15,000 square-foot facility at 8820 Beckett Road in West Chester Commerce Center.

2020 Exhibits has worked with clients worldwide to provide a wide range of award winning services including custom exhibits, booths, trade show displays, state of the art A/V rentals, interactive multimedia experiences, event management, trade show marketing and more. [2020 Exhibits](#)



**U.S. Bank**, one of the largest commercial banks in the United States, announced a 1,186 square-foot expansion to its existing operations at 9334 Union Centre Boulevard. U.S. Bank operates more than 3,000 banking offices in 25 states and provides a comprehensive line of banking, investment, mortgage, trust and payment services to consumers, businesses and institutions. [U.S. Bank](#)



**Crown Services**, providing employment staffing services, announced it will expand and relocate its existing West Chester operations to a 2,000 square-foot facility at 5653 Union Centre Drive adjacent to its current location. Crown Services offers staffing services to meet the needs of several key industries including industrial, logistical, medical and professional. [Crown Services](#)



Lampe Law Office, a trusted resource for complex litigation matters throughout Ohio, opened a 4,474 square-foot Class A office at 9277 Centre Pointe Drive in Centre Pointe Office Park. The team at Lampe Law Office are recognized leaders in family and probate law. [Lampe Law Office](#)



Movement Mortgage, providing affordable home financing solutions, opened a 3,526 square-foot office at 8745 Union Centre Boulevard in the Chappell Crossing development. Movement Mortgage specializes in VA, FHA, FHA Rehab, USDA, VHDA, Conventional, Jumbo and Reverse mortgages.

[Movement Mortgage](#)

## Medical



TriHealth, a full-service, not-for-profit health care system providing a wide range of clinical, educational, preventative and social programs, announced it

will construct a new 50,000 square-foot medical office building on nine acres at Liberty Way and Cox Road in West Chester Township. This first phase of the development, will bring together practices which currently operate out of smaller facilities in the area to offer one large ambulatory facility to allow the team-based approach to delivery of care. The second phase of the project could involve expanding the center to a total of 100,000 square feet.

[TriHealth](#)



**Beckett Springs Hospital**, a private behavioral hospital offering inpatient and outpatient mental health and addiction treatment to adults and their families, announced a 19,746 square-foot, 24-bed expansion to its existing facility at 8614 Shepherd Farm Drive off Union Centre Boulevard. Beckett Springs Hospital offers skilled counselors and compassionate caregivers who provide treatment using the latest advancements in the industry. [Beckett Springs Hospital](#)



**Kneading Touch Therapeutic Massage Center**, rejuvenating your mind, body and spirit, relocated and expanded its existing West Chester business to a 1,261 square-foot facility at 4932 Wunnenberg Way off Princeton-Glendale Road/SR747 near Union Centre Boulevard. Kneading Touch Therapeutic Massage Center specializes in treating a number of chronic conditions including back and hip pain, neck and shoulder pain and migraines. [Kneading Touch Therapeutic Massage Center](#)



**Podiatry Associates of Cincinnati**, specializing in foot surgery and sports medicine for all ages, relocated and expanded its existing West Chester medical office to a 1,565 square-foot facility at 8746 Union Centre Boulevard in Lakota West Professional Buildings. [Podiatry Associates of Cincinnati](#)

## Industrial



**BOW Robotics**, experts in ABB industrial robotic sales, parts, repair and service, relocated to a 14,000 square-foot facility at 9914 Crescent Park Drive in Schumacher Commerce Park. With more than 40 years' experience servicing ABB robot systems, Bow Robotics is the one-stop shop for robotic parts and products. Bow Robotics designs, installs and programs robots with full safety integration and process automation. [Bow Robotics](#)

**ProFill Holdings**, one of the nation's largest suppliers of licensed logo apparel and other merchandise to the licensed, uniform and promotional product industries, leased a 312,596 square-foot facility at 4350 Port Union Road in Port Union Commerce Park. ProFill Holdings supplies headwear, sport shirts, outerwear and accessories including logo apparel to college bookstores, retail establishments, resorts, souvenir shops and specialty retail establishments.



**Grimco**, a national wholesale sign supply company focusing on the distribution of quality products to the sign industry, opened an 11,000 square-foot facility at 9679 Cincinnati-Dayton Road in Schumacher Commerce Park. Grimco offers sign supplies including digital print media, sign vinyl, traffic signs, inks, sign frames and stands, UV printers and more. In business for more than 140 years, Grimco is committed to providing the most technologically advanced products available in the industry. [Grimco](#)



**Headlines Sportswear**, specializing in custom team sportswear, opened a 4,000 square-foot facility at 4860 Duff Drive off Princeton-Glendale Road/SR747. Headlines Sportswear offers unique, simplistic designs with unmatched quality for players, coaches, parents and fans. [Headlines Sportswear](#)

**Commercial**



**West Chester Academy**, offering music, dance and gymnastics class instruction in a positive, energetic environment, announced a 1,520 square-foot expansion to its existing nearly 12,000 square-foot facility at 8374 Princeton-Glendale Road/SR747. West Chester Academy offers a wide spectrum of classes and programs in the arts, specializing in beginners of all ages and offering training through pre-professional levels. In addition, West Chester Academy offers musical theater classes and a dedicated staff to provide children's birthday parties. West Chester Academy is one of the largest music and dance schools in the northern Cincinnati area and is home to more than 50 professional, experienced and nurturing instructors. [West Chester Academy](#)



**Chick-fil-A**, one of the largest private-owned fast-food restaurants in the nation, announced it will construct a new 4,594 square-foot restaurant at 7602 Trailside Drive in Wetherington Pointe near Cabela's. Founded in 1946, Chick-fil-A is now in 46 states with more than 2,100 restaurants. The new stand-alone restaurant will be Chick-fil-A's second West Chester location.

[Chick-fil-A](#)

**ECI, Inc.**, providing services to people with differing abilities, announced it will relocate to a 7,729 square-foot facility at 4756 Smith Road in the former Sibcy Cline building late 2017. ECI, Inc. is dedicated to the mission of empowering people, enriching lives by developing and nurturing the abilities of individuals with developmental disabilities; and encouraging independence and contributing as active members of a community. ECI, Inc. has been serving the developmentally disabled for more than 40 years. [ECI, Inc.](#)

**West Chester Senior Living**, a new 89,750 square-foot upscale senior living development will be constructed by Spectrum Retirement Communities at 7047 Hamilton-Mason Road near Cincinnati-Dayton Road. The new 100-unit senior living and memory care community features a lifestyle that balances activity and independence in comfortable, maintenance-free apartments. West Chester Senior Living will offer luxurious amenities, chef-prepared meals, concierge services, transportation and enriching activities.

[West Chester Senior Living](#)



**Positive Leaps**, where positive behavior grows by leaps and bounds, announced it will relocate and expand its existing West Chester business to an 11,763 square-foot facility at 5900 West Chester Road off Union Centre Boulevard. Positive Leaps is a specialized day treatment program to help families who are discouraged by their child's temper tantrums and aggressive behaviors. [Positive Leaps](#)



**Panera Bread**, a fast casual bakery café, announced it will build a new 7,615 square-foot restaurant at 8200 Market Place Drive in Hutzelman Square off Princeton-Glendale Road/SR747. Panera Bread is committed to providing fresh, warm food in a welcoming environment by people who care. The new café will be Panera Bread's third West Chester location. [Panera Bread](#)



Five Below, offering cool and trendy items priced just \$5 or less, announced it will open a 7,765 square-foot facility at 7644 Voice of America Drive in the VOA Shopping Centre at Cox and Tylersville Roads. Five Below caters to teens, pre-teens and their parents, carrying an evolving and exciting assortment of items. Five Below is one of the fastest growing retailers in the country with more than 500 stores in 32 states. Five Below expects to cut ribbons on more than 100 new stores in 2017. [Five Below](#)



ASM Custom Framing, specializing in sports and entertainment memorabilia and custom framing, relocated its existing West Chester business to a 2,520 square-foot facility at 9654 Cincinnati-Columbus Road/SR42. ASM Custom Framing collaborates with athletes, entertainers, charities, retailers, corporations and the general public to deliver a tier of products and services including autographs, movie posters, original art and custom framing. ASM Custom Framing has worked with more than 350 charities through its charity consignment program and fundraising opportunities. [ASM Custom Framing](#)



**Fashion Remodels**, specializing in granite fabrication, sales, installation and remodeling of kitchen, baths and more, announced it will open a 1,092 square-foot showroom and retail center at 6832 Tylersville Road near Cincinnati-Dayton Road. Fashion Remodel will continue operating its fabrication and production center on Provident Drive in West Chester. Fashion Remodels is a locally-owned and operated business with more than 20 years' experience in remodeling kitchens and bathrooms with natural stone countertops in residential and commercial facilities. [Fashion Remodels](#)



**Cincinnati Axe Throwing**, a recreational center focusing on the sport of axe throwing in a safe, controlled environment, opened a 6,035 square-foot facility at 4814 Peter Place off Princeton-Glendale Road/SR747. Cincinnati Axe Throwing offers training, corporate team building, parties, date night and league competition opportunities. [Cincinnati Axe Throwing](#)



**Bentley's Pet Stuff**, an all-natural pet food store, opened a 2,142 square-foot facility at 7244 Outfitters Way in Wetherington Pointe off Liberty Way. Bentley's Pet Stuff offers an assortment of healthy food, treats and toys for cats and dogs in addition to supplements, apparel and other pet related items. [Bentley's Pet Stuff](#)

**Cincy Ping Pong Club** announced it will open a 2,400 square-foot center at 4868 Union Centre Pavilion Drive in Union Centre Pavilion. Cincy Ping Pong Club welcomes players of all ages and skill levels.



**Kinz Kabob Mediterranean Grill**, an authentic restaurant representing Jordanian and Mediterranean foods, opened 1,560 square-foot location at 7312 Kingsgate Way off Tylersville Road. Kinz Kabob features a healthy Mediterranean grill serving falafel, shawarma sandwiches and more. [Kinz Kabob Mediterranean Grill](#)

**Tobacco Discounters and Vapor Outlet**, specializing in a variety of brands of cigars, cigarettes, e-liquids and vapor supplies, opened a 2,400 square-foot facility at 7743 Tylersville Road. [Tobacco Discounters and Vapor Outlet](#)

## COMING SOON

- [Chick-fil-A](#)
- [Panera Bread](#)
- [Holtman's Donut Shop](#)
- [Matt the Miller's Tavern](#)
- [Holiday Inn Express and Suites](#)

## NOW OPEN

- [Buffalo Rings and Wings](#)
- [Duluth Trading Co.](#)
- [Chuy's Tex Mex](#)
- [Texas Roadhouse](#)
- [DogBerry Brewing](#)



West Chester Township | | [veldridge@westchesteroh.org](mailto:veldridge@westchesteroh.org) |

<http://www.WestChesterDevelopment.com>

9577 Beckett Road, Suite 100  
West Chester, OH 45069

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