

What's New in West Chester!



NURSING AT MIAMI UNIVERSITY REGIONALS

The [Nursing program](#) at Miami University Regionals experienced a transformative year with the creation of the Nursing Innovation Hub on its Hamilton campus and the establishment of graduate degrees at the master's and doctoral level.

Miami's online Master of Science in Nursing (MSN) is now enrolling students for Fall 2022 and offers [three tracks](#) designed to prepare working nurses for the next step in their careers: Family Nurse Practitioner, Nurse Educator and Nurse Executive Leadership. In Fall 2024 the department will add an online Doctor of Nursing Practice (DNP) degree focused on preparing nurses for roles in organizational/systems leadership, and innovative and evidence-based approaches for increasingly complex healthcare settings.

Full-time students can complete the MSN program in 21 months or part-time in less than three years. MSN graduates will be eligible to continue their education in Miami's DNP program. The program is initially open only to BSN applicants in Ohio, Indiana, Kentucky, and Illinois, with plans for expanding to other states in the future.

The launch of the graduate program follows the completion of a two-phase project converting University Hall on the Hamilton Campus to the Nursing Innovation Hub. It features two Nursing Resource Center skills labs for students to learn fundamental skills and how to perform physical health assessments, as well as four high-technology suites for pediatric, obstetrics, intensive care, and medical-surgical hands-on training. These high-tech simulation spaces are truly state of the art thanks to equipment provided by Stryker Corporation.

With healthcare today extending beyond hospitals, the Hub also has a simulated apartment that will help prepare students for a future providing care in home and residential living environments.

Miami University's Department of Nursing also provides pathways for obtaining a [Bachelor of Science Degree in Nursing](#) at Miami Regionals or on the Oxford campus, in addition to the new online MSN program.



BIOTECH MANUFACTURER INVESTS \$30 MILLION IN WEST CHESTER TO DEVELOP BREAKTHROUGH TECHNOLOGIES

[Expression Therapeutics](#) is a fully-integrated clinical stage gene and cell therapy company developing novel therapeutics for oncology and hematology. The company's oncology platform is based on proprietary technology that enhances the targeting capability of cells and alleviates concerns of long-term therapies.

Expression Therapeutics is able to produce vectors, cell therapy products, and recombinant proteins to speed up development of the company's clinical programs. The company portfolio of products include genetically engineered blood stem cells and viral vectors. A multi-platform approach, combined with an understanding of target diseases, make the company a drug development platform, not beholden to a specific technology.

The company's scientific breakthrough in transgene bioengineering and protein engineering enable it to optimize the gene therapy for each target indication: bleeding disorders, primary immunodeficiencies, leukemia/lymphoma, cancer and more.

Expression Therapeutics also provides services to strategic partners and clients. The facility contains both research laboratories for analytical and process development, as well as separate areas for early phase and commercial scale manufacturing.

Expression Therapeutics' \$30 million, state-of-the-art 43,631 square-foot manufacturing facility is at 4692 Brate Drive in the West Chester Trade Center off Union Centre Boulevard.

The \$212 million mixed-used [West Chester Trade Center](#) just began construction on two new buildings. Upon completion of Buildings 10 and 11, the 240-acre industrial park will have nearly 3 million square feet of space to offer. The industrial complex is estimated to mean more than 1,200 warehouse and manufacturing jobs and 777 indirect construction jobs in the community.

"Having had the privilege to tour their facility, Expression Therapeutics is just getting started on groundbreaking and life-changing advancements—they are doing amazing work at their [West Chester facility](#)," said West Chester [Economic Development](#) Manager Katy Kanelopoulous.



NEW QUARTERLY COLUMN: KEEPING UP WITH KATY K

The role of [Economic Development](#) Manager for West Chester Township is an exciting one with so much activity and innovation taking place among the community's corporate stakeholders.

[West Chester Township](#) has many advantages to offer business and it's humbling to hear why and how businesses land here and invest here. There have been many ribbon cuttings in my first months on the job, and I've come to the conclusion that Disney World isn't where all the dreams are coming true, but right here in West Chester. Meeting business owners and hearing their stories is what I love most about my job.

It's true that everyone has a story. My job for West Chester Township is to connect the dots, whether providing workforce resources, property information, incentives, or connections between businesses. We want to make doing business in West Chester the best and easiest choice. I want to visit your business and learn more about your mission, and how West Chester can best be of service.

We are on TikTok! That's right, West Chester Township has joined the world of TikTok and also offers a wide range of other ways we can celebrate and showcase your company mission. Our West Chester marketing team (PIE – Public Information and Engagement) can feature businesses on a variety of platforms including the West Chester Township's [YouTube](#) channel and [West Chester TV](#). Several ongoing business series include "West Chester Made", West Chester: In Good Company" and "Charming Olde West Chester."

I believe in the power of partnerships and two great examples here in West Chester lately have involved donuts. [Grainworks Brewing Company](#) teamed up with [Holtman's Donuts](#) to make the lime coconut donut beer. On National donut day, June 3rd, [IKEA](#) partnered with our [Butler County Travel Donut Trail](#) to offer the exclusive loganberry, Swedish meatball donut. What partnerships do you value? I'd love to hear about them.

In this newsletter, read about [Bunnell Electric](#) celebrating 40 years in business in West Chester. Family businesses that grow and find success in our community are especially meaningful and West Chester takes pride in being the place they come their start. Does your business have a significant anniversary coming up that we can celebrate, or a great story to tell? Please let me know, we'd like to celebrate in style.

In my quarterly columns, I'll be sharing one "resource to know". Today's resource is: MORE: [Miami](#) Opportunities for Regional Employers - To support area economic growth, MORE - Miami Opportunities for Regional Employers, offers programs and services to help recruit and retain a quality workforce. Their E-Campus microcredential program offers 26 credentials in business, communication and culture,

engineering, and technology. Since February they have issued more than 882 micro-credentials, and can work with employers to design specialized programs to fit current and future needs. [Work+](#), Miami's innovative program that Ohio selected as the model for statewide implementation, connects employers and students in a mutually beneficial arrangement making college financially feasible for students while providing a stable labor force for participating employers. Career Services and Professional Development staff work to connect employers and high-quality Miami applicants to fill essential positions. Check out the <https://miamioh.edu/regionals/employer-guide/> for quick links to all these services and more.

There's still time to celebrate summer and get out to one of West Chester's great summertime events. The free Thursday night concerts on [The Square @ Union Centre](#) are a great opportunity for co-workers to kick off the weekend early. The [First Financial Bank](#) Takeover features great bands and food trucks every Thursday from 6-9 p.m. If you prefer a quieter pace, check out the ultimate small business offerings at the West Chester Market on Saturdays from 9 a.m. to 1 p.m. in the parking lot of the [MidPointe Library West Chester](#). Fresh produce and homemade goods are featured along with entertainment and activities. West Chester also offers free concerts at [Keehner Park](#) on Saturdays from 7-9 p.m.

[The Union Centre Boulevard Merchant Association](#) (UCBMA) will host its annual Food Truck Rally on Friday, August 12th on The Square @ Union Centre. Dozens of food trucks and great music will be available beginning at 11 a.m., so join your co-workers on The Square for lunch, afternoon snack and dinner to benefit the Edge Teen Center in the community.

I often get asked by businesses how they can get involved in the community. I can help with that, too. And I encourage everyone to go to www.westchesteroh.org and subscribe to the Community Report to bring personalized West Chester news to your inbox as often as you want it.

Have a great summer, and remember, dreams come true in West Chester. I look forward to meeting you.



BUNNELL ELECTRIC CELEBRATING 40 YEARS IN WEST CHESTER

Bunnell Electric was founded in 1982 as a residential electrical business by Robert Bunnell. Robert was a Navy veteran and a former electrician for the City of Cincinnati with a strong work ethic started his business out of a small garage on Barret Road.

By the early 90s, Robert's sons joined him in the business. They added commercial and industrial electrical work to their list of services, hired more employees, and leased a facility on Cincinnati Columbus Road in the Pisgah area of West Chester Township.

The company has grown to be a major player in the electrical market, servicing customers in Greater Cincinnati, Northern Kentucky, Southeastern Indiana, and Central Ohio.

In 2004, Bunnell purchased a building at 9966 Cincinnati Dayton Road just north of Gano Road where the company has continued to grow and prosper in the township.

"It's a long-standing small business like Bunnell Electric that makes our community strong and diverse. For 40 years, Bunnell has represented West Chester well in serving a large customer base with success and consistency," said West Chester Economic Development Manager, Katy Kanelopoulos. "West Chester takes great pride in being a place where small entrepreneurs can stake a claim and find success."

As a family-owned business, the Bunnell name is known as a standard for excellence in meeting the electrical needs of its clients. Congratulations to Bunnell Electric on 40 years of success in West Chester Township and the Tri-State area.

West Chester: Built With You in Mind

West Chester is a proven destination for corporate investment displayed by the expansive growth over the past two decades, yet development opportunities still exist throughout the township with commercial sites of 1 to 60 acres still available. Office, manufacturing, research and properties with accessible infrastructure, frontage on I-75 or within two miles of an interstate interchanges are available. Contact Katy Kanelopoulos at (513) 759-7325 or kkanelopoulos@westchesteroh.org for personalized assistance.



OFFICE / MEDICAL / TECHNOLOGY PROJECTS



Synchrony

Synchrony, an FDIC-insured online bank, leased 45,818 square-foot of Class A office space for its corporate headquarters at 9025 Centre Pointe Drive in Centre Pointe Office Park. Synchrony is a Fortune 500 company that has been helping consumers reach for what's important for more than 80 years. As an online bank, Synchrony is unburdened by the expense of traditional brick-and-mortar branches which means it can pass those collective savings on to its customers through its market-leading rates. Synchrony is also the leading provider of private-label credit in the United States for many of the country's major retailers.





StretchLab

StretchLab, offering one-on-one assisted stretching by certified Flexologists, will open a 1,600 square-foot facility at 7602 Voice of America Centre Drive in the VOA Shopping Centre. The goal at StretchLab is to improve flexibility, enhance movement, reduce pain and improve quality of life. StretchLab professionals work with clients to alleviate muscle tension and increase range of motion and flexibility over time making everyday tasks easier.



Federated Insurance

Federated Insurance, a national insurance and risk management organization, began a 1,341 square-foot expansion to its existing Class A office space at 9075 Centre Pointe Drive in Centre Pointe Office Park. Founded in 1904, Federated Insurance services property, casualty, and life insurance clients in select industries. Federated is rated A+ Superior by industry analyst A.M. Best, and the Ward Group named Federated Insurance one of the Top 50 U.S. based insurance companies.



Suncrest Hospice

Suncrest Hospice, providing home health and hospice services, opened a 3,724 square-foot Class A office at 9050 Centre Pointe Drive in Centre Pointe Office Park. Suncrest's mission is to provide the highest quality of care and customer service to its patients, their families and referring sources. The professionals at Suncrest believe exceptional clinical care must include clear communication, a commitment to exceeding customer expectations, and a dedication to delivering services with passion and integrity.



Veho Tech

Veho Tech, Inc., a technology-driven logistics company opened a 53,180 square-foot facility at 9920 Princeton Glendale Road. Veho's mission is to help brands increase customer loyalty by facilitating in the next-day package delivery experience. Powered by proprietary technology, Veho empowers any brand to delight customers like never before, gain visibility into shipments, and build brand loyalty with an incredible shipping experience.

INDUSTRIAL PROJECTS



Tosca

Tosca, a global leader in reusable packaging solutions, leased a 166,979 square-foot facility at 4591 Brate Drive in the West Chester Trade Center. For more than 60 years, Tosca's mission has been to revolutionize the flow of goods through the food



supply chain eliminating waste at every turn using reusable containers and pallets that preserve product quality, reduce shrink and labor costs. Tosca provides unique end-to-end pooling capabilities offering growers, suppliers and retailers a smarter and more sustainable ways to move their products from source to shelf.



HealthTech Bioactives US, Inc.

HealthTech Bioactives US, Inc., a leading global company specializing in flavonoids and vitamin B12 derivatives, leased a 6,518 square-foot facility at 9878 Windisch Road. After 40 years in the pharmaceutical world of ingredients of natural origin, HTBA is still determined to formulate today the new methods of tomorrow. HTBA covers the entire value chain, from raw materials to merchandise, with global reach in pharmaceuticals, dietary supplements, human and animal nutrition, and cosmetics.



Atlantic Packaging

Atlantic Packaging, specializing in end-of-line packaging systems, materials and converted paperboard solutions, will open a 90,000 square-foot facility at 4591 Brate Drive in West Chester Trade Center. For more than 75 years, Atlantic Packaging has focused on innovation and technology which has made it a market leader for customers requiring sustainable packaging options, packaging equipment, high performance materials, warehousing and distribution. This will be Atlantic Packaging's first Ohio location.



Lithko Contracting

Lithko Contracting, a full-service concrete contracting company specializing in the execution of walls, tilt-ups, structural frames, slabs, site work, foundations and more, began a 6,036 square-foot expansion to its existing West Chester corporate headquarters at 2958 E. Crescentville Road. Lithko has experience in placing more than 40 million square feet per year of slabs, tilt-up and precast. Lithko has more than 4,000 coworkers serving 550 clients across 20 geographic regions. Lithko opened its West Chester location more than 30 years ago and has been instrumental in developing key processes that are now used nationally.



Toyoba Kureha America

Toyoba Kureha America (TK America), manufacturers of non-woven filter media products, will relocate to a 43,248 square-foot facility at 4591 Brate Drive in West Chester Trade Center. Toyoba Kureha America offers automotive engine air intake, cabin air filters, and industrial filtration media products. This will be TK America's North America headquarters from which it will serve U.S. clients.



Haverty's Furniture

Haverty's Furniture, offering high quality furniture in a vast



array of styles, will open a 71,878 square-foot facility at 4664 Brate Drive in West Chester Trade Center. Haverty's offers thousands of products through its website, catalogs and retail stores. Founded more than 135 years ago, Haverty's now has more than 100 locations across 16 states and is known for always standing behind its products.

Horizon Construction

Horizon Construction, a commercial construction company in business for more than 30 years, relocated its existing West Chester office to a 5,010 square-foot facility at 6319 Centre Park Drive in Schumacher Commerce Park. Horizon Construction offers commercial construction from the ground up, remodels, facility repairs and commercial electrical services. The goal at Horizon Construction is to provide a better construction experience which means getting all of the little things right from the first phone call to the last warranty request, exceeding its customer's expectations.

TrueChoicePack

TrueChoicePack, a total solutions provider for private label and custom disposable products, opened a 7,200 square-foot facility at 9565 Cincinnati Columbus Road. TrueChoicePack are proven experts in product design and manufacturing, and are ready to provide service from concept to delivery. TrueChoicePack provide an array of products including tableware disposables, trashcan liners, retail bags, plastic cling films, aluminum foils, parchment paper, wax paper, PPE and more.

COMMERCIAL PROJECTS



Taco Johns

Taco Johns, featuring Mexican-inspired fast food, will construct a new 2,106 square-foot restaurant at 8155 Highland Pointe Drive in Highland Pointe development (anchored by Walmart) off Cincinnati Dayton Road. Taco Johns' signature menu offers freshly prepared crispy tacos, breakfast burritos and more all prepared with premium ingredients. The Taco Johns chain was founded more than 53 years ago in Wyoming, and now has more than 380 restaurants in 22 states primarily in the Midwest and Mountain regions.



Flame Indian Restaurant

Flame Indian Restaurant, specializing in authentic Indian cuisine in a contemporary setting, opened a 4,000 square-foot restaurant at 9436 Water Front Drive in The Streets of West Chester. Flame Indian Restaurant prepares traditional Indian dishes like mattar paneer, chicken makhani, tandoor dishes, naan varieties, biryani and more.



Bath & Body Works

Bath & Body Works, an international company specializing in body care and home fragrance products for more than 30 years, began a 1,504 square-foot expansion at its existing West Chester store at 7608 Voice of America Centre Drive. Bath & Body Works sells soaps, lotions, fragrances, and candles across six continents, in more than 1,700 North American locations, and has nearly 300 stores in countries around the globe.



Premier Shooting and Training

Premier Shooting and Training, a locally-owned and operated indoor gun range, announced a 2,500 square-foot expansion to its existing facility at 4845 Premier Way off Princeton Glendale Road. Premier Shooting and Training offers classes in self-defense, concealed carry/CCW, martial arts and armed protection training, and offers an expansive retail store. Premier Shooting is committed to being community focused and strives to provide members and visitors a truly unique experience.



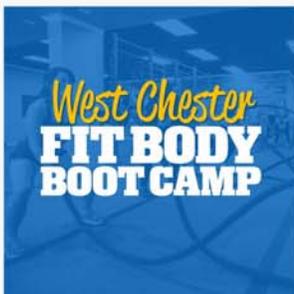
Jersey Mike's

Jersey Mike's, a fast-casual sub sandwich shop, will open a 1,895 square-foot restaurant at 8179 Princeton Glendale Road in West Chester Village Retail Center. Started on the Jersey shore in 1956, Jersey Mike's serves authentic East Coast-style subs on fresh baked bread—the same recipe it started with more than 60 years ago. Jersey Mike's mission is to bring its customers the highest quality, freshest made subs in the industry and give back to the communities in which it operates. Jersey Mike's produce is grown, packed and shipped locally and veggies are prepped by hand daily for the highest level of freshness and flavor.



Peach Cobbler Factory Cincinnati

Peach Cobbler Factory Cincinnati, specializing in a premium line of quality desserts, will open a 1,311 square-foot sweet shop at 7736 Dudley Drive in Tylersville Farm. The Peach Cobbler Factory products are made the old-fashioned way providing the best ingredients available while maintaining the highest level of customer service. Peach Cobbler Factory will offer a menu of 12 different cobblers and 5 banana puddings, as well as cobbler-stuffed cinnamon rolls, all available topped with a scoop of ice cream.



Fit Body Boot Camp

Fit Body Boot Camp, a specialized fitness training program, will open a 6,412 square-foot facility at 4747 Tylersville Road in Tylersville Retail Center. Fit Body Boot Camp provides a convenient, fun and encouraging 30-minute fat loss boot camp that challenges the body. Fit Body Boot Camp delivers fast, long-lasting weight loss results and the healthy lifestyle you need to keep them. Fit Body Boot Camp has more than 800 locations around the world.



Heatwave Pools

Heatwave Pools, a full service in-ground swimming pool company, opened a 1,800 square-foot store at 7320 Kingsgate Way in Kingsgate Plaza. Heatwave Pools has 20 years of experience in designing, building and maintaining custom in-ground pools. Heatwave Pools specializes in new installations, liner replacements, service work, openings/closings, and everything needed to keep pools running clean.

Budokai Academy of Martial Arts

Budokai Academy of Martial Arts, offering Olympic Taekwondo training, Jiu-Jitsu classes, Hapkido classes and more, opened a 5,004 square-foot facility at 8938 Beckett Road. Budokai Academy of Martial Arts provides a safe, comfortable and welcoming atmosphere dedicated to changing the lives of people through martial arts education and coaching. The Budokai Academy takes pride in creating an environment for individuals to achieve their personal goals and live their best lives.

Echo Park Automotive

EchoPark Automotive, offering thousands of 1- to 4-year-old, low-mileage vehicles, will open a 22,433 square-foot facility on 11 acres at 5890 Muhlhauser Road. Every vehicle at EchoPark Automotive undergoes an intensive 190-point inspection and reconditioning process all backed by a 30-day, 1,000-mile warranty. EchoPark Automotive offers the convenience of purchasing a car 100% online or in the store.

Queen City Music Studio

Queen City Music Studio, providing music education and instruction, opened a 1,100 square-foot studio at 6834 Tylersville Road. Queen City Music Studio offers private and group lessons on a variety of instruments, voice lessons, acting lessons, and more to students of any age, skill level and interest. Queen City Music Studio instructors are professional music educators with many years of teaching experience, each one passionate about what they do.

Pop Collector's Paradise

Pop Collectors Paradise, offering a large selection of Funko pops, will open a 1,250 square-foot shop at 8117 Cincinnati Dayton Road just west of I-75. Pop Collectors Paradise buys, sells and trades Funko Pops with more than 3,000 in stocks. Pop Collectors Paradise also features other collectible toys and sports memorabilia.

T-Mobile

T-Mobile, one of America's largest mobile network carriers,



opened a 2,210 square-foot store at 7682 Voice of America Centre Drive at the VOA Shopping Centre. T-Mobile delivers advanced 4G LTE and nationwide 5G reliable connectivity. T Mobile has expanded 5G home internet which is now available to more than 40 million households coast-to-coast.

COMING SOON



[Popeye's Louisiana Kitchen](#)



[Taco John's](#)



[Wing & Burger Factory](#)



[Hyatt House](#)



[Peach Cobbler Factory](#)



[Dunkin' Donuts](#)

NOW OPEN



[Budokai Academy](#)



[Fairfield Inn by Marriott](#)



[Flame Indian Restaurant](#)



OUR SUPPORTERS



The West Chester Development Council is a non-profit corporation, representing a public/private partnership between West Chester Township and the private business sector established to promote economic development initiatives. The following organizations have chosen to support the economic development and marketing efforts of West Chester Township and the West Chester Development Council. [West Chester Development](#)

[GE Aviation](#)
[Griffin Capital](#)
[Hills Properties](#)
[KEMBA Credit Union](#)
[Midwest Filtration](#)
[NorthPoint Development](#)
[Park National Bank](#)

[Planes Companies](#)
[Queen City Harley Davidson](#)
[Schumacher Dugan Construction](#)
[Wetherington Golf & Country Club](#)
[West Chester Hospital](#)
[West Chester-Liberty Chamber](#)
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3Q-2022



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www.WestChesterDevelopment.com

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