

BLOOMINGTON ECONOMIC
BEDC
DEVELOPMENT CORPORATION

2023

**Q1 & Q2
BUSINESS
REVIEW**

Bloomington, Ellettsville & surrounding
Monroe County Communities

Indiana



scan for a digital copy

Dear Members, Partners & Neighbors,

With half of 2023 complete, here is our **Quarter 1 & Quarter 2 Business Review** on progress towards a bold vision for our community and economic development across the City of Bloomington, Town of Ellettsville, and all of Monroe County.

We have a once-in-a-generation opportunity to propel ourselves toward a strong future. Monroe County is a hub for talent and innovation on the corridor connecting Indianapolis to NSWC Crane. National and state investments pose opportunities through the US CHIPS and Science Act, infrastructure investments, and Indiana READI 2.0. IU 2030: The Indiana University Strategic Plan has launched and will impact communities across the state. Local elections are bringing us new leaders in January 2024.

What is our roadmap forward? Our June State of the Bloomington Regional Economy event outlined how communities thrive when they have a strong, shared:

1. **Vision for the future**, which guides strategic decision-making across sectors
2. **Brand identity** – the community leans into what makes it great
3. **Investments** in the overall vision. By focusing resources on initiatives that align with our goals, communities ensure a robust foundation for future generations.

Letter from the President

What is our shared vision, and where must we invest as a community? This report provides updates on the BEDC's ongoing response to these questions.

- **The Economic Vitality Project** is advancing goals and cross-sector strategies to ensure Monroe County is the community of choice for employers, innovators, individuals, and families.
- **Business retention, expansion, and attraction efforts** continue to grow and retain quality jobs for Monroe County, which is a regional employment hub.
- **BEDC membership engagement** connects our members to these community-wide efforts while supporting their growth.

We invite each of you to join us on this transformative journey and encourage you to request a meeting with any of our team members to get involved.

All the best,

Jennifer Pearl, President

Bloomington Economic Development
Corporation



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What is Economic Development?

Economic development fosters conditions for prosperity. These conditions include quality jobs, housing, education and training, transit, and beyond. The one constant throughout is the commitment to the community.

What is the BEDC?

The Bloomington Economic Development Corporation is a nonprofit dedicated to economic development strategy, and the development and attraction of quality jobs across all of Monroe County, Indiana.

Economic development is truly a team sport that requires collaboration that makes Monroe County a great place to live, work, and play.

The BEDC is funded through memberships, sponsorships and grants from private industry, the City of Bloomington, the Town of Ellettsville, Monroe County, Indiana University, and Ivy Tech Community College-Bloomington.



Follow the BEDC to hear our story



BEDC Staff



Jennifer Pearl
President



Clark Greiner
Business Development
Director



Stacie Marotta
Communications &
Membership Director



Kristi Wasson
Operations Manager

Contact
the
BEDC
Team



BEDC Indiana University Interns

Rachel Wolfe

O'Neill School of Public and Environmental Affairs
-Master of Public Affairs

Sravya Narahari (Summer 2023)

Kelley School of Business Bachelors
- Supply Chain Management, Marketing, International Business

Noah Newcomb (Summer 2023)

O'Neill School of Public and Environmental Affairs Bachelors
- Public Financial Management

Oliver Eveler (Spring 2023)

O'Neill School of Public and Environmental Affairs
Bachelors - Business Management

Carter Tallman (Spring 2023)

O'Neill School of Public and Environmental Affairs
Bachelors - Law and Public Policy

BEDC Governance

The BEDC is overseen by a corps of officers elected from the BEDC board. Our colleagues are leaders from across the community.

2023 BEDC Officers



Cindy Kinnarney
Chair
German American Bank



John Gernand
Treasurer
FORVIS



Paul Quick
Secretary
Smithville Communications



Tyce Carmichael
1st Vice Chair
Weddle Bros.
Construction Companies



Valerie Peña
2nd Vice Chair
IU University Relations



Sarah Rogers
Immediate Past Chair
IU Credit Union

BEDC Executive Committee

The BEDC's work is also guided by an executive committee composed of the BEDC officers, plus ex-officios.

- Monroe County Commissioner Penny Githens
- Monroe County Councilmember Geoff McKim
- City of Bloomington Mayor John Hamilton
- City of Bloomington Councilmember Sue Sgambelluri
- Town of Ellettsville Manager Michael Farmer
- Town of Ellettsville Councilmember William Ellis

2023 BEDC by the Numbers



54
Board
Members



46
General
Members



262
Member
Liaisons
to BEDC



7 Special Members

8

Board Members

Baxter BioPharma Solutions
Big Red Liquors
Bloomington Board of Realtors
CarminParker, PC
Cassady Electrical Contractors
Catalent
CenterPoint Energy
CENTURY 21 Scheetz
CFC Properties
City of Bloomington
City of Bloomington - Common Council
Comcast
Comprehensive Financial Consultants
Cook Medical
Duke Energy
E&B Paving/Irving Materials, Inc
Electric Plus
Figg Property Group, LLC
First Financial Bank
Folia
FORVIS
Garden Villa
German American Bank
Greater Bloomington Chamber of Commerce
Harrell-Fish, Inc (HFI)
Hoosier Energy
Hoosier Fiber Networks
Hoosier Hills Credit Union

Hurlow Wealth Management Group, Inc
Hylant
Indiana University
IU Credit Union
IU Health Bloomington
Ivy Tech Community College - Bloomington
Ivy Tech Community College
Gayle & Bill Cook Center for Entrepreneurship
Monroe County Commissioners
Monroe County Council
Old National Bank
Oliver Winery
Owen County State Bank
RE/MAX Realty Professionals
Rogers Group, Inc
Rogers Group Investments, Inc
Smithville Communications
South Central Indiana REMC
Storage Express
The Peoples State Bank
Town of Ellettsville
Trinitas Ventures
TRISTAR
VET Environmental Engineering
Visit Bloomington
Weddle Bros. Construction Companies

General Members

Acacia Investments LLC & TEXIN LLC
Bailey & Weiler Design + Build
Baird
Bill C. Brown Associates
Bloomington Health Foundation
Bloomington Meadows Hospital
Bloomington Regional Rehabilitation Hospital
Blue Ace Media
Blue & Co., LLC
Bynum Fanyo & Associates, Inc
Cancer Support Community
Commercial Service
Constellation Stage & Screen
Downtown Bloomington, Inc
Even Automation
F.A. Wilhelm Construction
F.C. Tucker/Bloomington Realtors
First Financial Bank
Force Construction Company, Inc
Great West Casualty Company
ISU Insurance Services The May Agency
John Bethell Title Company
J.S. Held

Matrix Integration
Milestone Contractors
NSWC Crane
Patriot Engineering and Environmental, Inc
Phoenix Closures
Policor
Proveli
Public Investment Corporation
Resource MFG
Schmidt Associates
Singota Solutions
Smith Design Group
Sponsel CPA Group, LLC
STUDIOAxis
Tabor/Bruce Architecture & Design Inc
TASUS
The Language Conservancy (TLC)
The Herald Times
The Mill
The Wilds
Tim Ellis Realtors & Auctioneers
Warrant Technologies
WS Property Group



Special Members

Indiana Small Business Development Center
Monroe County Community School Corporation
Richland-Bean Blossom Community School Corporation
Regional Opportunity Initiatives
Community Foundation of Bloomington & Monroe County
United Way of Monroe County
WorkOne South Central

BEDC board meetings and all-member meetings featured the following topics in 2023:

January: Monroe County Development Ordinance (CDO)

Jackie Jelen, AICP - Director Monroe County Planning Department

February: 2023 BEDC Annual Meeting

Dr. Angie Lewis - Technical Director, NSWC - Crane

March: BEDC Branding Audit

Val Peña

April: Bloomington Mayoral Candidate Forum

Moderated by: Pete Yonkman, Cook Medical, Cook Group

May: Trades District Technology Center Update

John Fernandez - Senior Vice President, The Mill

June: State of the Bloomington Regional Economy

IU 2030 Strategic Plan

By Pamela Whitten - President, Indiana University

SBRE Report - Economic Update

By: Phil Powell, IU Kelley School of Business Indianapolis

Small Talk

B E D C & F R I E N D S

Space is limited to first 15 people



Friday, October 27, 2023 - Hosted by Ivy Tech

11:00am - 2:00pm

Friday, November 17, 2023 - Hosted by Old National Bank

3:30pm - 5:30pm

Save the Dates

Wednesday, August 16, 2023

- Board Meeting 8am

Wednesday, September 20, 2023

- All Member Meeting 4pm

Wednesday, October 18, 2023

- Board Meeting 8am

Wednesday, November 15, 2023

- Board Meeting 8am

Wednesday, December 13, 2023

- All Member Meeting 4pm



THANK YOU
2023 Annual Sponsors

Partners Circle



Executive Circle



Leadership Circle



Thank you to our 2023 Annual Meeting Table Sponsors



*Thank you to our 2023 SBRE
Table Sponsors*



The Economic Vitality Project



Communities thrive when they have a strong, shared:

Vision for the future	which guides strategic decision-making across sectors
Brand Identity	the community leans into what makes it great
Investments in the overall vision	By focusing resources on initiatives that align with our goals, communities ensure a robust foundation for future generations.

The Economic Vitality Project (EVP) is our response to these needs.

EVP goal: Ensure Monroe County becomes the community of choice for employers, innovators, individuals, and families.

What the EVP does:

- Frames for our local decision makers what community investments are needed and why. This helps focus resources.
- Identifies lead partners to implement various aspects of the plan, to ensure we are coordinated and supporting one another across the community.

Collaboration is key: As a community-wide strategy, the EVP is much larger than the BEDC – it is about collective action.

The Economic Vitality Project

Through quarter 2 of 2023, the EVP steering committee refined the Economic Vitality Project vision and key goals, which fall into three categories:

Economic Vitality

goals seek to boost innovation, grow jobs through targeted sectors, increase wages and lower poverty, and grow the workforce

Quality of Place

goals outline targets to grow housing, enhance public safety, and beautify the community

Quality of Life

goals define needs for enhancing diversity and strengthening childcare, health, mental health, and social services

EVP's next steps:

- Engage implementation partners and collaborators from across the community
- Support existing work to achieve these goals
- Develop strategies and tactics to further achieve the vision and goals

Thank You

EVP Steering Committee Members

Tyce Carmichael, Michael Farmer,
John Fernandez, Michelle Gilchrist,
Penny Githens, John Hamilton,
Geoff McKim, Valerie Peña,
Dan Peterson, Tina Peterson,
Paul Quick, Sarah Rogers,
Sue Sgambelluri, Eric Spoonmore,
and Mary Ann Valenta.



www.EconomicVitalityProject.com

Updates to this project posted monthly

Business retention, expansion, and attraction projects

The BEDC fosters quality job growth by supporting traded sector employers who sell their goods and services outside of our region, bringing income into the community.

The BEDC provides essential support to both existing and prospective employers, including:

Identifying suitable land and buildings.

Navigating the complexities of government approvals.

Assisting in the application for incentives.

Facilitating problem-solving through local partners & available resources.

Business retention, expansion and attraction (BREA) continues to be robust and exceed the 2022 pace which was a record year for Monroe County.



[LEARN MORE](#)

Project pipeline to date

Active Projects

in 2023

16

Potential for
over

\$500M

in Cap Ex

Learn more about how our work contributes to the community by reading this article



16

Business retention, expansion, and attraction

County Development Ordinance: In the first quarter of 2023 the BEDC coordinated efforts with members and the Monroe County Planning Department as they prepared to implement the Consolidated Development Ordinance (CDO). The CDO goal is to simplify and consolidate current land use and to minimize the number of Planned Unit Developments. The BEDC shared land use data with members and presented feedback to the Monroe County Planning Department in an effort to represent member interests while maintaining future site development integrity.

Land uses have had notable proposed changes:

Residential Acres changed from 22,803.63 down to 13,468.45 a difference of 9,335.18AC a -40.9% change.

Rural Acres of 191,793.37 increased to 201,040.09 or +9,246.72 AC an increase of 4.82%



The BEDC continues to work closely with the Town of Ellettsville in an advisory role on matters concerning economic development. This includes active participation in the Envision Ellettsville community vision plan, and as a board member of the Greater Ellettsville Area Chamber of Commerce.

Business retention, expansion, and attraction

Traded Sector - Life Science

This year we've deepened our local life sciences collaboration to include the following initiatives and create a workforce development roadmap for our life science partners.

Life Science
employs over

10,000

employees in
Monroe County

Annual life sciences reception



Over 70 IU students, faculty, and staff engaged with Cook Medical, Catalent, Baxter, Singota Solutions, and Boston Scientific in our annual life sciences reception in January, co-hosted with the IU Center for the Business of Life Sciences.

Responding to market challenges

Post-COVID realities have impacted business dynamics, global supply chains, and workforce, causing reductions in force at Catalent and Cook Medical in spring 2023. The BEDC responded immediately by connecting these companies with other employers who could hire displaced staff, workforce resources, and community stakeholders to support those most impacted.

Business retention, expansion, and attraction

Traded Sector - Life Science cont ...



Baxter

Baxter BioPharma Solutions (BPS) is poised to grow through a 2023 definitive agreement to divest the BPS business to the global private equity firms Advent International and Warburg Pincus.

BPS workforce tours were launched through the BEDC's Bloomington Life Sciences Partnership to connect IU students and graduates with opportunities at Baxter.

- By July, over 45 IU students, faculty, and staff participated in workforce tours, with at least one student hired.
- Organizing partners were BPS, the IU Center for the Business of Life Sciences at the Kelley School of Business, and the BEDC, with IU College of Arts & Sciences participation.

Business retention, expansion, and attraction



www.BloomingtonTech.com

Bloomington Technology Partnership (BTP): The BEDC collaborated with The Mill to update the BTP site, sparked by the need for The Mill's Code / IT Academy to have a place to post jobs. This has included re-establishing the BTP website as the central place for tech companies to post job openings while developing how we tell the story of tech in our market.



Coming in 2024

- **NEW - interactive website**
- **Job Board**
- **Tech specific events**

BEDC Priorities

Business retention, expansion, and attraction

The BEDC tracks top employers in Monroe County. They are listed here.

Indiana University - Bloomington

Cook Group

Indiana University Health - Bloomington

Catalent

Monroe County Community School Corp.

Baxter Healthcare Pharmaceuticals

Kroger

City of Bloomington

Monroe County

Ivy Tech Community College - Bloomington

BEDC membership support and engagement

Membership:

462 Member Meetings

Member Referrals **200+**

\$105,900 Sponsorships Raised

Your BEDC team understands that we would not exist without the generous support of our membership. When members succeed, our community succeeds.

In the first half of 2023, your BEDC team held 462 member meetings and provided over 200 member referrals.

Member Liasons:

Active members of the BEDC maximize the benefits of their membership. Each membership package allows you to designate up to four liaisons representing your company during BEDC events. Additionally, these liaisons are encouraged to contribute their insights and feedback on crucial economic development initiatives.

To keep you well-informed, invitations to upcoming meetings are conveniently included within each newsletter.



Every liaison will receive our weekly "Government Calendar Newsletter" every Monday and our "News Around B-Town" newsletter every Friday. These newsletters are rich sources of member news, community perspectives, local and statewide economic updates, and other compelling articles of interest. Notably, they encompass "In Monroe County," a comprehensive government calendar, and "News Around B-town," which offers insights into BEDC members' endeavors, community happenings, and state and national economic development news that directly impact our region.

BEDC membership support and engagement

Welcome to **Small Talk**
- a new BEDC member experience



The concept of **Small Talk** emerged in response to the requests of BEDC members who desired more intimate gatherings. These Small Talk meetings occur **seven times annually** and are organized by other BEDC members to offer a distinctive experience. Joining a group of 12 to 20 BEDC members at these events provides an opportunity for economic development and business discussions, networking, and a unique experience. Please note that RSVPs are mandatory for these occasions, and they are honored on a first-come, first-served basis. If you're interested in hosting a Small Talk event in 2024, contact Stacie Marotta.



April 26, 2023
Polycor



BEDC membership support and engagement

Pizza with the Fire Chief

May 25, 2023
Town of Ellettsville



.....

Winery Tour & Tasting

August 23, 2023
Olivery Winery

OLIVER
WINERY & VINEYARDS



BEDC membership support and engagement

The Importance of Membership

Belonging to an economic development organization offers businesses, local administrations, and individuals advantages. Through collaborative efforts, members contribute to nurturing economic growth and progress, all while gaining access to vital resources and support in Monroe County.

Membership in the BEDC provides:

- A wealth of information and resources on industry trends.
- Collaboration with other executives.
- A voice at the economic development table

Moreover, the BEDC offers a platform for members to connect with like-minded peers, encouraging collaboration, idea-sharing, and forming valuable partnerships among local business leaders who are committed to investing in our community. Stay at the forefront of local developments, tax incentives, and new policies, and ensure your voice is heard by taking advantage of the memos produced through the BEDC interaction with local and state governments.



General Member Benefits

4 Member Liaisons
Attends Annual & Special Meetings
Meals provided at meetings
Participates in special surveys & committees
Receives BEDC Reports & Memos
Weekly Government Calendar Newsletter
Weekly News Around B-Town Newsletter

Board Member Benefits

All General Member Benefits
4 seats and 1 vote at Board Meetings
Meals provided at all board meetings
Attends a total of 11 meetings per year
(including Annual, State of the Bloomington Regional Economy & Special Meetings)

Contact: Stacie Marotta
for additional membership information

BEDC membership support and engagement

2023 New BEDC Members



Membership Upgrade

Board Members



BEDC Communications

BEDC Brand Audit

What is a Brand Audit?

A brand audit involves a systematic review of various brand elements, including the brand's visual identity (logo, design, colors), messaging and communication strategies, customer perceptions, competitive positioning, and overall brand equity.

The BEDC brand audit aims to assess our brand's strengths and weaknesses, identify opportunities for improvement, and align the brand with the BEDC strategic goals. This valuable insight will help us make informed decisions about our branding and marketing strategies to enhance our competitiveness and resonate better with our target audience.



BEDC Communications

BEDC Brand Audit

Economic development and community needs have evolved over the years, necessitating the BEDC to evolve as well. In 2023, the BEDC launched a brand audit to help define the BEDC's updated focus moving forward – through a systematic review of our vision, mission, positioning, messaging and communications, visual identity, and more.

- To date: 70+ BEDC members and partners weighed in on the BEDC brand's strengths and weaknesses, opportunities for improvement, and alignment with strategic goals.
- Next steps: strategic planning and budgeting

Thank you to Valerie Peña for facilitating this process and to all that have contributed thus far!

Timeline

- ✓ BEDC team brainstorm
- ✓ Exec committee focus group
- ✓ March all member workshop
- ✓ August board initial review

Fall strategic planning and budgeting

.....



UNDER CONSTRUCTION

- Interactive
- Data Points
- Community Statistics
- Talent Attraction
- Building & Sites
- News & Events
- Membership Matrix
- Membership Only Page
and so much more.

A more interactive website is coming in early 2024 to promote the Bloomington, Ellettsville and surrounding Monroe County communities.

New BEDC Website release in 2024



BEDC Communications

There's more to come in 2023. Your BEDC team is building more opportunities to give members additional visibility. One of these tools is a more interactive website, which will include a Membership Matrix & interactive job search.

MEMBERSHIP MATRIX



The membership matrix will highlight member services and better connect members with economic development projects and other business opportunities.

Get noticed! Scan the above QR Code and ask a team member to fill out this form.

NEW

Job Openings?

Let the BEDC help you!



We're creating an interactive way to get your jobs noticed. Scan the QR Code to tell the BEDC team which jobs you have open.

Trades District Technology Center



This new 22,000 square foot, sustainability-designed building in the Bloomington Trades District represents a major new investment in our community's innovation ecosystem. Construction on the Tech Center is slated to begin in the fall of 2023. Available office suites can be configured to meet the needs of tenants.

These efforts build on the earlier work of the City of Bloomington, BEDC, The Mill, and other partners to redevelop the Trades District into a center for Bloomington's innovation economy, attract cutting-edge companies, and create high-paying jobs.

In 2021, the US Economic Development Administration awarded the City of Bloomington Redevelopment Commission and the BEDC a \$3.5 million CARES Act Recovery Assistance Grant to build the Tech Center. In January 2023, the City of Bloomington and The Mill formalized a new partnership agreement in which The Mill is managing the development and marketing of the Trades District and the Tech Center.

BLOOMINGTON ECONOMIC
BEDC
DEVELOPMENT CORPORATION



DEVELOPMENTS TO WATCH

Developments to Watch

Contact the City of Bloomington for more information, or visit the website below.



- Celebrated first infrastructure groundbreaking on July 21. Milestone contractor work will begin soon and expected to complete Fall 2024.
- Hopewell west (legacy hospital site) primary plat was approved by the Plan Commission. Alley vacations are next and will require Council approval.
- While 50% of the IU Health land has already been conveyed to the City of Bloomington, the final transfer of the legacy hospital site is expected to occur prior to end of 2023.
- City of Bloomington Redevelopment Commission (RDC) hired U3 Advisors to drive Hopewell development (local, regional, and national). Current efforts are focused on Blocks 8-9-10, but there will be many other development opportunities released via RFI before year's end.
- RDC retained CE Solutions for further study of the garage to prepare for operations in 2024.
- A development team (Brinshore as lead) submitted the Kohr Building for LIHTC tax credits in July. Expecting final results late in 2023.

scan here



www.bloomingtonhospitalsite.com

Developments to Watch

Trades District



Vision for the Trades District

A modern, sustainable urban neighborhood that nurtures creativity and entrepreneurship among its citizens and workforce, helps brand Bloomington (and our region) as a lively tech sector hub, attracts private investment, employment and visitors.

Together, with the transformational CHIPS-related investments at NSWC Crane Westgate and IU's renewed focus on taking a leading role in driving regional economic development, the Trades District is poised to become a dynamic hub for collaboration and acceleration of our regional innovation clusters.

The future of Indiana and Bloomington's economy lies in its high-tech innovation sector. Bloomington's extraordinary assets for a city our size should enable our region to win the future.

driving regional innovation

The Trades District sits at the heart of an 84-mile "Sci-Tech Corridor" packed with resources



scan here



www.tradesdistrict.com

Trades District ... cont.

New Advisory Board

The purpose of the Trades District Advisory Board is to provide guidance and counsel to The Mill's Trades District development team on the complementary real estate development and related innovation ecosystem infrastructure development to advance our vision of the Trades District as a strategic hub for the Bloomington region's innovation-fueled economic development initiatives.

The Advisory Board will include up to 15 members drawn from a variety of sectors, including real estate, business, academia, and government – with the majority representing private sector organizations.

We are very excited to share the initial members of the advisory board:

Sue Aguila, Founder/Owner, Blooming Bagel Co.

Isak Asare, Consultant, Aleria Research Corp; Co-Director Cybersecurity & Global Policy Program, Hamilton Lugar School of Global & International Studies

Jay Baer, Owner, Convince & Convert; Founder, Tequila Jay Baer

Erik Coyne, Chancellor, Ivy Tech Bloomington

Anne Fields Lucas, NavalX Midwest Tech Bridge Director

Jon-Paul Herron, Director of Network Services, Energy Sciences Network (ESnet)

Michael Huber, Vice President University Relations, Indiana University

Bryant Niehoff, CEO, Uplands Science & Technology Foundation

For more information contact:

John Fernandez

Senior Vice President

Innovation & Strategic Partnerships

The Mill

Bloomington's home for innovators.

O +1 812 250 9714

john@dimensionmill.org

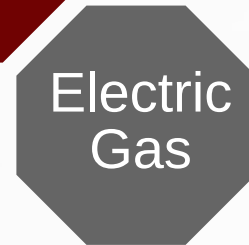
Developments to Watch

PINNACLE BUSINESS PARK

Industrial Sites

Property available for development.

300 N. Curry Pike
Bloomington, IN 47403



69
acres

Zoned:
Light/Heavy Industrial

There are multiple lots available for purchase.

Dave Harstad
Dave.Harstad@colliers.com
Phone: 812.361.1230

Developments to Watch

BILL C. BROWN

Property available for development.

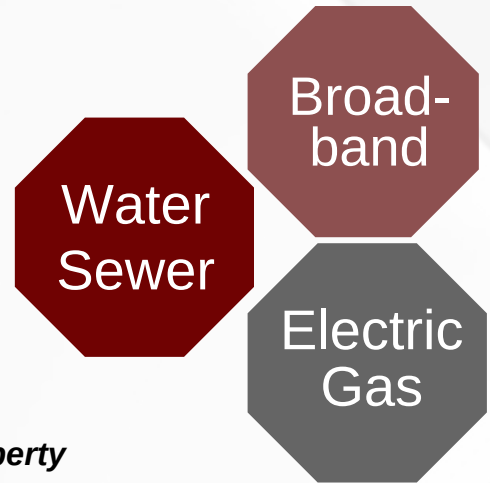
I-69 & W Fullerton Pike,
Bloomington, IN 47403



87
acres

Zoned:
Light Industrial
Employment - PUD

- **Duke Site Readiness Property**
- Immediate access to I-69 - Fullerton Pike Rd.- On Ramp and Exit
- Under 1 Hour to Indianapolis Airport
- Located in Bloomington city boundaries
- Less than 35 Minutes to Crane
- 15 minutes to Indiana University
- Across the Interstate is Monroe County Hospital
- Minutes from Monroe County Airport



For more information, contact
Clark Greiner, Business Development Director - BEDC
(812) 340.2639

Developments to Watch

For more information, visit the airport webpage.

scan here



Airport webpage

Monroe County Regional Airport Property available for development.

972 South Kirby
Bloomington, IN 47403

Preferred Uses: Aeronautical and Non-Aeronautical



55
acres
Land-lease
required



Aeronautical uses would be placed on the western portion of the lot to provide access to the runway. The non-aeronautical uses would likely include light industrial, tech park or other strategic uses related to the airport and access to the runways. Non-aeronautical needs are available in other areas of the property.

Water
Sewer

Electric
Gas

Broad-
band

38

Developments to Watch

Monroe County Regional Airport ... cont.

Monroe County Airport (BMG) is a general aviation (GA) airport located four miles west of Bloomington. The facility experiences significant recreational, business, corporate, and flight training traffic. Two fixed-base operators serve the airport. BMG also experiences frequent flights from large organizations such as Big 10 sports teams, Fortune 500 businesses, and governmental organizations. Several on-site companies utilize the facility for unique aviation enterprises, such as skydiving, balloon rides, aerial photography, and advertising. Additional on-site tenants include flight instructors, aerial agricultural operators, emergency medical services (EMS) providers, and aircraft cleaning businesses. The airport hosts several events throughout the year, including Experimental Aircraft Association (EAA) Young Eagles learning weekend, Boy Scouts aviation weekend camp, Community Flight Night, and tours for local school groups. These events promote community involvement and goodwill for the airport and the broader aviation community.

Airport Activities

Recreational Flying

Corporate or Business Activity

Career Training or Flight Instruction

Aircraft Flight Testing

Military Exercises or Training



Primary Runway

17/35



Runway Surface

Asphalt



Runway Dimensions

6,500' x 100'



Fuel Availability

100LL & Jet A

Developments to Watch

HARMAN FARM

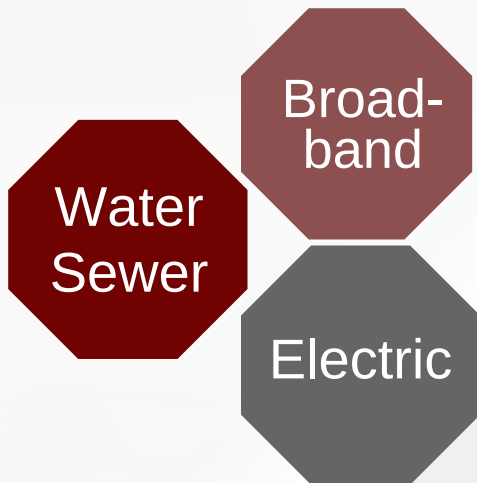
Property available for development.

7633 W State Road 46
Ellettsville, Indiana



115
acres

Zoned:
AG to C3



- Mixed use development - Housing & Village Center
- Less than 1 Hour to Indianapolis Airport
- Adjacent to Edgewood Systems – Richland Bean-Blossom School District (RBB)
- 15 Minutes to Indiana University and Ivy Tech, IU Health Hospital, and Monroe County Airport
- Resides in Ellettsville Town boundary
- Near proposed Tech Park
- Coming signal access to Highway 46

For more information, contact
Chris Smith
RE/MAX Acclaimed Properties
Email: cdsmith3030@gmail.com
Office: 812.332.3001
Mobile: 812.219.3030

Annual Sponsorship Investment

Invest in making Monroe County a better place to live, work & play.

How we're funded

The BEDC would not exist without our members. A 501(c)(6) organization, we are funded through 98+ members, grants from private industry & local public entities.

Why Sponsor the BEDC?

Leadership. The BEDC provides leadership on strategies and issues that affect business growth, challenge job creation, and relate to the long-term competitiveness of our economy.

Business Retention and Expansion. We facilitate retention and expansion of existing businesses and industries in Bloomington, Ellettsville and all of Monroe County.

Employer Attraction. We work to attract new businesses to our community that align with local industries and long-term economic development strategies

Learn more about the BEDC accomplishments by reviewing the **2022 Annual Report** at www.bloomingtonedc.com/news

- | | | | | | | | | |
|------------------------------------------------|----------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------|----------------------------------------------------|------------------------------------------|------------------------------------------------|------------------------------------------------|----------------------------------------------|
| <input type="checkbox"/> | PARTNERS CIRCLE | Investment \$10,000+
Benefits include: Executive Circle benefits
Partners Circle Sponsors receive top billing & seating at all BEDC events, meetings, artciels & in all newsletters. | | | | | | |
| <input type="checkbox"/> | EXECUTIVE CIRCLE | Investment \$4000 - \$9,999
Benefits include: Leadership Circle benefits
Plus, Executive Circle Sponsors receive a table of 6 for both the State of the Bloomington Regional Economy & Annual Meetings with upgraded seating. | | | | | | |
| <input type="checkbox"/> | LEADERSHIP CIRCLE | Investment \$2000 - \$3999
Benefits include: Recognition on all materials leading up to board meetings, including social media posts and meeting invitations, and recognition at the event. Also included is meeting sponsorship for September Special and December Meeting & Mixer - includes 6 invitations to these events. | | | | | | |
| <input type="checkbox"/> | ANNUAL & SBRE MEETING SPONSOR | Investment \$750 per meeting
Table of 6 at either the Annual Meeting or State of the Bloomington Regional Economy.
Benefits include: Recognition on all materials leading up to event, including social media posts and meeting invitations, and recognition at the event. | | | | | | |
| <input type="checkbox"/> | MEETING OR EVENT SPONSOR | Investment \$500 per meeting
Sponsorship of one or more meetings or events during the calendar year.
Benefits include: Recognition on all materials leading up to event, including social media posts and meeting invitations, recognition at the event and 6 invitations to the event. | | | | | | |
| <input type="checkbox"/> | ANNUAL NEWSLETTER SPONSORSHIP | Investment \$500 per newsletter
Sponsor In Monroe County (Government Calendar) or News Around B-Town - the BEDC's weekly newsletters. <i>Coming in 2023:</i> Developments to Watch (BREA Newsletter to be sent to Site Selectors & Developers) | | | | | | |
| <input type="checkbox"/> | WEBPAGE SPONSOR | Investment \$200 per month per page
Minimum investment = \$600 or 3 months
In 2023, the BEDC is reworking it's website to better promote the community. Some samples of pages to sponsor include:
<table border="0"><tr><td><input type="checkbox"/> Home Page</td><td><input type="checkbox"/> Economic Vitality Project</td></tr><tr><td><input type="checkbox"/> Quality of Life</td><td><input type="checkbox"/> Developments to Watch</td></tr><tr><td><input type="checkbox"/> News & Press Releases</td><td><input type="checkbox"/> Membership & Events</td></tr></table> | <input type="checkbox"/> Home Page | <input type="checkbox"/> Economic Vitality Project | <input type="checkbox"/> Quality of Life | <input type="checkbox"/> Developments to Watch | <input type="checkbox"/> News & Press Releases | <input type="checkbox"/> Membership & Events |
| <input type="checkbox"/> Home Page | <input type="checkbox"/> Economic Vitality Project | | | | | | | |
| <input type="checkbox"/> Quality of Life | <input type="checkbox"/> Developments to Watch | | | | | | | |
| <input type="checkbox"/> News & Press Releases | <input type="checkbox"/> Membership & Events | | | | | | | |

Contact us for exclusive advertising rights on a particular page

Annual Sponsorship Investment

Invest in making Monroe County a better place to live, work & play.

ECONOMIC VITALITY PROJECT

In 2022, the BEDC alongside a 3rd party facilitator gathered information on how to improve life for residents across Bloomington, Ellettsville and all areas of Monroe County.

We are seeking funding to begin implementing these findings in 2023.

Focus areas include workforce, jobs, housing, land use & infrastructure, and quality of life.

We will combine your EVP & Sponsorship investments so you can gain full benefits for your generosity.

Suggested donations amounts for the Economic Vitality Project are \$500 - \$30,000+.



BEDC SPONSORSHIP INVESTMENT:

EVP INVESTMENT:

TOTAL INVESTMENT:

The above amounts are in addition to BEDC annual membership dues.

Sponsorship Information

Business Organization Name

Website

Business Industry

Phone Number

Full Address

City / Township

Billing Contact

Zip Code

Billing Contact Email Address

Marketing Contact

Phone Number

Marketing Contact Email Address

Bill Annually

Bill Quarterly (for investments \$4000 or greater)

Please email this form to Communication & Membership Director, Stacie Marotta
smarotta@bloomingtonedc.com

Include full color logo, grayscale, black & white logos in a png format. Feel free to include branding guidelines.