



## No Commerce Park at OLF-8

### Frequently Asked Questions

#### What is OLF-8? (OutLying Field -8)

A 540 acre parcel of property Escambia County obtained in a property exchange with the US Navy by purchasing an alternative OLF for them in another location.

#### What has happened so far with the development of OLF-8 and why should I care?

Escambia County with DPZ CoDesign, a world class urban design company to work with local communities, and to conduct technical analysis in order to determine best use. DPZ CoDesign completed their analysis and provided four options to the Board of County Commissioners (<https://colab.dpz.com/olf8/technical-financial-analysis/>). The response from the Board of County Commissioners (BCC) to the professional, expensive, months long study is summarized in this editorial from the Pensacola News Journal "Escambia commissioners embarrass themselves and insult citizens of Beulah" (<https://www.pnj.com/story/opinion/2020/12/12/editorial-escambia-commissioners-insult-citizens-beulah/3869726001/>).

#### What is best for Escambia County?

Managed development of OLF-8 to prevent unrestricted, low quality of life, high traffic growth - this precludes development of the Commerce Park plan. The number one and two choices of local residents were the Village Plan, and Market Plan. DPZ determined, vice significant technical analysis that the best use option is the Market Plan. The BCC has ignored both of these plans.

#### Can we stop the Commerce Park plan from being implemented?

Absolutely. The Beulah Coalition has done great work in trying to determine best use, then focus the BCC on this path. But, something went wrong – the BCC has been influenced by some of its members to support ONLY the Commerce Park plan based on two mistaken beliefs: (1) The Commerce Park plan will develop more jobs than other options, and (2) Only the Commerce Park plan will allow Escambia County to develop the 700 jobs necessary for a Triumph Grant.

#### What can I do to help block the development of the Commerce Park ?

Get involved: (1) join the effort "No Commerce Park at OLF-8" (our Facebook page will be up soon), (2) write, email, call your County Commissioner (<https://myescambia.com/elected-officials/commissioners>), (3) talk to your friends, relatives, and business associates who value the quality of life in this area, (4) post on social media!!!

Contact us at: NoCommerceParkatOLF8@gmail.com

## No Commerce Park at OLF-8

**Deleted:** and Navy Federal Credit Union contracted

**Commented [BP1]:** Navy Federal is not allowed by law to contract with a firm for public business. However, Navy Federal entered into a memorandum of understanding (MOU) to reimburse Escambia County for the cost of the master planning process up to \$2M. We have an agreed to reimbursement schedule with the county and we hope the County remains committed to this mutually agreed upon process.

**Commented [BP2]:** The County's pre-application to Triumph referenced the creation of 1,000 new high paying jobs. Despite the agreement to sell nearly 100 acres of OLF8 to Navy Federal in return for the creation of 300 jobs, there's some discussion that Triumph may not include those 300 jobs as part of the job creation related to the grant application.

I'm no Triumph expert, but you might need to flush this out more if this is a major messaging point.

**Commented [BP3]:** There has also been engagement on FB with the "OLF Projects ECW Research Group" which currently has more than 325 members.

I'm not advocating that there is only one FB page for this effort, but its good to reference the other sites so people can stay up to date with the various conversations.