



RANK: ECONOMIC – 1, OVERALL – 11

**PROJECT DESCRIPTION**

The OLF-8 Project combines two critical community economic development priorities: Military Sector Investment & Private Sector Investment. Because military investment is a prime economic driver along the Gulf Coast, the OLF-8 project provides a unique opportunity to protect and improve our local military aviation training assets. The OLF-8 land swap opportunity provides a new state-of-the-art Navy and Marine Corps rotary-wing training asset that helps protect our military commands from additional rounds of military asset reduction (BRAC). Private sector investment is also absolutely critical to our economic progress. Escambia County will solicit and secure private sector investment by converting the old OLF-8 training course into a Commerce Center. The site is adjacent to the on-going construction of the 10,000 job NFCU campus. Concepts for the new Commerce Park show approximately 425-acres of net developable uplands. Initial estimates of job densities are 8.5 jobs per acre (3,600 new jobs).

**PROJECT DETAILS**

**Phase 1 (MYIP activities) - \$1,270,000**  
*Master Planning & Design/Permitting*

- Develop a plan identifying land use (i.e. type of business activity)
- Park layout
- Public input
- Habitat conservation
- Infrastructure requirements
- Costs and timeline
- Design/ Permitting
- Engineering specs
- Environmental permitting requirements
- Site plans for development

**Future Phases - \$17,767,790**  
*Construction*

- Roadways
- Utilities
- Lighting
- Drainage

**Total Project Cost:** \$19,037,790

**Leverage:** \$2,000,000 (Land Swap)

**Primary Eligible Activity:** Planning Assistance





## Project Benefits

- Job Creation (3,600 new jobs)
- Private Industry and Business Growth
- Military Industry and Training Growth
- LEED Certification and Stormwater Management
- Wetland Preservation
- Walkable and Bikeable Community

