



ONE
DELTA COUNTY
AN ECONOMIC ALLIANCE

Director's Report

May 20, 2024

In addition to our normal weekly economic development activities, updates on our major projects include:

- Business Expansion and Relocation
 - We are assisting an existing Delta County startup business to find a new location for expansion of their business. We recommended a location and a lease is being negotiated between the business owner and property owner. If they can agree on lease terms, it appears it will be a great fit for both parties
 - We are working with two existing businesses considering Delta County as additional locations for their businesses
 - We have another existing business in process of purchasing a location to move their business to Delta County
 - We hope to qualify one or two of the businesses for Rural Jump Start

- Quarterly Economic Update
 - A Quarterly Economic Update with Dr Perry of Colo Mesa University was held on Friday, April 5. We had a total of 70 attendees which was the largest attendance for an Economic Update we have held. Attendance continues to grow at this event

- "The Positive Employee Program"
 - We have completed 3 Employee classes and one Employer Overview this year
 - Our Spring class began April 3 and concluded on May 15. It had 20 attendees
 - Since inception in the fall of 2022, a total of 273 attendees have been through the program
 - We are a finalist for a Workforce Resilience grant to fund a Train-the Trainer program and two Spanish translated classes. Grants are expected to be awarded by the end of May

- Workforce Housing Project

- Uncompahgre Development Co purchased Unit 1 of Streeter Subdivision, which includes a .697 acre lot with a 1,398 sf house. Title to the property was then transferred to the City of Delta under an agreement between Uncompahgre Development Co and City of Delta. Purchasing this lot will allow Pioneer Road to be extended north to adjoin Bond Street and provide much better access to the future housing development. It will also decrease traffic congestion in the neighborhood and improve overall traffic flow on Garnet Mesa
- With this additional lot, the total property will be 7.88 acres. Due to the purchase of the additional lot the layout of the subdivision will need to be redesigned
- The first Community Outreach meeting for the subdivision was held on February 29. We invited the immediate neighbors to the proposed project. It was a cordial meeting and we received good feedback
- Once the new design is completed, additional Community Outreach meetings to include potential buyers and employers will be held
- We are considering having a video made to help explain the project proposal
- We are exploring potential funding sources for additional pre-planning expenses

- Industrial Park Expansion

- The two Boundary Adjustments have been approved by City of Delta and have been signed by the two adjoining land owners. Upon completion of the Boundary Adjustments we will move forward with approval of the Preliminary Plat
- A Change in Use permit for Highway 92 access has been approved by CDOT
- The next step will be applying for construction funding
- We hope to begin construction in late 2024