



INTRODUCTION

The North Carolina Global TransPark (NCGTP) prepares an Annual Report for the North Carolina Legislature and the public that provides an overview of the programs, initiatives, and events for which the agency is responsible. This report covers the calendar year 2022.

The NCGTP was established by the General Assembly in 1991 as an independent government agency within the North Carolina Department of Transportation (NCDOT), charged with the development of an industrial facility built around a multimodal transportation network that includes access to air, rail, highways, and North Carolina's two international ports. Leveraging state resources and private sector investment, NCGTP promotes the highest potential for successful development.

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Annual Report Published February 2023

NCGTP BOARD OF DIRECTORS _____



Norris Tolson Carolinas Gateway Partnership Board Chairman



John O. McNairy Harvey Enterprises Vice Chairman



George H. Andrew Federal Bureau of Investigation, Retired



Jack Best M. Best and Sons



Scott Clontz Netjets Inc.



Jordan Whichard N.C. Department of Commerce, Designee



Mary B. Fennell Fleet Readiness Center, Retired



Dale R. Folwell N.C. Department of State Treasurer



Dontario Hardy City of Kinston



Tom Hendrickson
Triangle
Environmental Inc.

NCGTP BOARD OF DIRECTORS



Dr. Rusty Hunt North Carolina Community College System, Designee



Kevin JonesKatala Industries,
L.L.C



Troy "Gil" Gilleland
US Army Colonel (Ret)
St. Michaels
All Airborne Chapter



Billy Lamm Northside Business Park



Steve Mayo North Carolina Manufacturing



Leanna Radford Economic Development Industry



Danny B. Smith
Danny Smith
Landscaping



N. David Smith
N.C. Department of
Agriculture and
Consumer Services,
Designee



Keith Wheeler, CAPT, USN Retired University of North Carolina, Designee



Bob Wicker N.C. Ports Authority, Chairman

A MESSAGE FROM THE EXECUTIVE DIRECTOR



As I enter 2023 as Executive Director of the North Carolina Global TransPark (NCGTP), I am amazed at what lies within this northeastern part of Lenoir County. Some thirty-plus years ago, the TransPark was just an airport and runway; today, it is on everyone's radar.

Considerable advances are being made in marketing the NCGTP's available acreage with infrastructure like electrical, gas, water, sewer, and fiber already in place. Additionally, NCGTP's access to runways, highways, rail, nearby ports, and local customized training, command second looks from industries and businesses seeking "shovel-ready" acreage in an aerospace industrial park. These features help NCGTP make huge strides in the region's economic development.

Redirecting NCGTP's focus on aerospace and defense industries has substantially impacted the NCGTP for the better. For example, expansion from FlyExclusive, a private charter jet service, and Draken International, LLC, a provider of tactical fighter aircraft for contract aggressor services for the military, continues to garner creditability for a diverse labor pool in the region and surrounding areas. Additionally, efforts continue in exploring opportunities to partner with Fleet Readiness Center East (FRCE) for additional growth at the NCGTP.

The NCGTP staff, Board of directors, and I see the vision coming to life and are optimistic about job growth prospects for our existing and potential tenants. We are working diligently on projects and initiatives that will leverage the assets of the NCGTP, like the 11,500 ft long runway and our proximity to six military bases, to secure future tenants and expand the outlook of economic development.

Sincerely,

Preston Hunter, P.E.

Executive Director, NC Global TransPark



A MESSAGE FROM THE SENIOR VICE PRESIDENT

The NC Global TransPark Economic Development Region was established in November 2020 to create a regional approach to economic development, bringing entities in partnership to attract and retain business in eastern NC. The NC Global TransPark has preferred sites for aviation enterprises, logistics, and military contractors. Regional strategies to market the Global TransPark embrace innovation and pave avenues for job creation. The NC Global TransPark Economic Development Region has united the economic development efforts of Greene, Lenoir, and Wayne counties and the NC Global TransPark. Our goal is to represent the strengths of eastern North Carolina by marketing the region's land and building assets, people, quality of life, and our military bases and the opportunities they bring. The region has over 120



manufacturers, 15,000 employees, and over 200,000 in population. We offer a strong University and Community College system, pro-active government, private support (Wayne County Development Alliance), and partnerships with State, regional, and local economic offices and all our utility providers.

Since the creation of the regional partnership, we have announced 17 new/expanded companies bringing over 2000 jobs and over \$292 million in capital investment. The capital investment will generate over \$ 12 million in revenues for our regional counties over the next ten years.

We continue to partner with our allies for the following services:

- Lead Generation and Client Development collaborate with its members, partners, and allies to gather qualified leads and establish client contact with target industries.
- Project Management and Technical Assistance will assist clients and consultants and encourage them to select the region for expansion or relocation.
- Involvement of Public Partners will engage its public/private partners in the region to further economic development objectives, including municipalities, universities, community colleges, and local or regional school systems.
- Market Intelligence The NC Global TransPark Economic Development Region
 utilizes credible research and economic data to base its global marketing strategies,
 outreach tools, and recruitment programs upon which to base its global marketing
 strategies, outreach tools, and recruitment programs.

Mark Pope, Senior Vice President NC Global Transpark Economic Development Region





A LETTER FROM THE CHAIRMAN



The Global TransPark (GTP) mission is to help grow a new economy in Eastern NC through aerospace development, logistics, and by aggressively assisting the Department of Defense by recruiting advanced manufacturing and logistics industries to the Park. Over the past two years, the GTP leadership has restructured its economic development (ED) efforts to have a regional focus-Lenoir, Greene, and Wayne Counties. As a result, the economic development regional team has stepped up its recruiting and retention efforts and has achieved significant results in the last 18 months.

The Board of Directors has also restructured the committees of the GTP to include a strong Business Development Committee and a Military Affairs Committee. Both groups will lead the efforts to increase our aggressiveness in global recruiting/retention efforts and build a stronger bridge with our military partners in NC.

Future growth at GTP is imminent. Promoting our solid asset base (land, training capability, railroad infrastructure, and enormous expansion possibilities), coupled with a more sustainable relationship with our military partners, makes good business sense and will significantly enhance our ability to grow. Everybody wins under that scenario, the counties, the military, and all our citizen supporters.

Our future at GTP is indeed very promising. The GTB Board strongly supports the new direction, our leadership team, and our county partners. As I said last year-"Growth is coming!"

Norris Tolson

Chairman, NC Global TransPark



Finance and Administration

For the fiscal year that ended June 30, 2022, the Global TransPark Authority (GTP) generated adequate cash flows from operations to meet all current obligations and debt service requirements, extinguished debt early, and started construction and or renovation on several facilities projects. Total liabilities decreased by 22% compared to the prior year, which included the early removal of one of the GTP's outstanding notes. Capital activity during the year included ongoing construction of the south-side taxiway and parking improvements in addition to the completion of the north-side taxiway, completion of the second phase of the West Pharma building, and purchasing a fire truck. In addition, the GTP started preliminary design and engineering for a new hangar, terminal renovations, and a new fuel facility. Operating revenues increased over the prior year due to a one-time tenant payment and increased fuel sales. Operating expenses increased due to the first full year of new Economic Development positions, pension and OPEB expenses, and salary increases.

The GTP continues to make more efficient use of its financial resources by using private sector contractors when appropriate and adopting the existing administrative practices of other State agencies. As a result, projects and client activity remain high. In addition, the Department of Defense contracts and general aviation tenant growth remain significant targets for the GTP and the region for job growth and increased investment.

Annual Audit Report

Field work for the annual audit was completed in December 2022, and the final Audit Report was received on January 13, 2023. The audit results disclosed no deficiencies in internal control over financial reporting, noncompliance, or other matters that are required to be reported under Government Auditing Standards.



NC Global TransPark ECONOMIC IMPACTS -







KINSTON REGIONAL JETPORT

AT THE NORTH CAROLINA GLOBAL TRANSPARK (ISO)









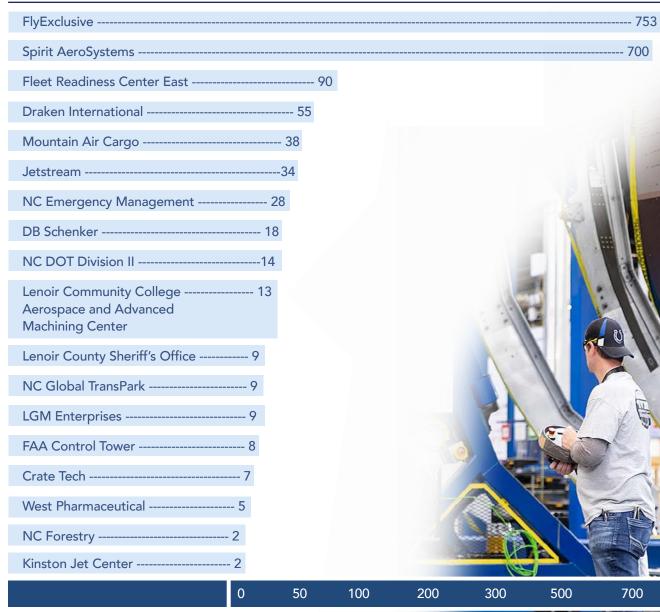






INDUSTRIES IN THE NCGTP CAMPUS - 1 MILE RADIUS

Industries at the NCGTP Campus 1 Mile Radius employ a total of 1,794 workers.



NCGTP Campus Average Median Wage: \$66,625

Source: Polled industries within the GTP 1 mile radius.



Economic **OVERVIEW** ____

EMPLOYMENT DATA

Below is a sample of positions and salaries found within the NCGTP Campus 1 Mile Radius. Industries within the NCGTP Campus 1 Mile Radius employ 1,794 workers engaged in various aerospace manufacturing and service positions. This is not an all-inclusive list.

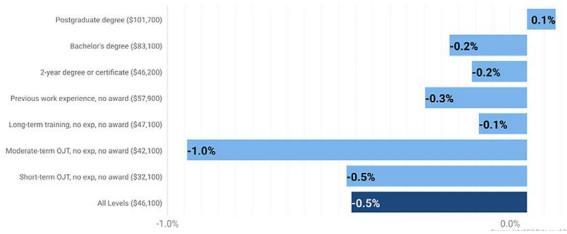
RAN	K POSITION	AVARAGE SALARY	HOURLY PAY
1.	Chief Business Officer	\$360,000	\$173
2.	SVP Strategic Business Planning And Analysis	s \$200,000	\$96
3.	Director of Advancement	\$135,796	\$65
4.	Controller	\$132,000	\$63
5.	Executive Assistant	\$132,000	\$63
6.	Supply Chain Director	\$131,827	\$63
7.	Line Manager	\$130,427	\$63
8.	Design Technician	\$130,370	\$63
9.	Product Line Manager	\$127,861	\$61
10.	Senior Operations Manager	\$124,378	\$60
11.	Director of Supply Chain Management	\$123,607	\$59
12.	Senior Production Manager	\$122,973	\$59
13.	Engineering Production Operations Director	\$120,154	\$58
14.	Senior Finance Manager	\$117,858	\$57
15.	Marketing	\$77,295	\$37
16.	Engineering	\$73,260	\$35
17.	Information Technology	\$72,218	\$35
18.	Finance	\$70,639	\$34
19.	Supply Chain	\$70,276	\$34
20.	Staff Accountant	\$69,000	\$33
21.	Human Resources	\$62,771	\$30
22.	Mechanics	\$60,859	\$29
23.	Technicians	\$60,859	\$29
24.	Full Charge Bookkeeper	\$58,000	\$28
25.	Facilities	\$50,919	\$24
26.	Plant/Manufacturing	\$49,355	\$24
27.	Administrative	\$41,667	\$20

Source: Polled industries within the GTP 1 mile radius.

EDUCATION LEVELS

Expected growth rates for occupations vary by the education and training required. While all employment in the NCGTP Campus 1 Mile, is projected to contract 0.5% over the next ten years, occupations typically requiring a postgraduate degree are expected to grow 0.1% per year, those re-quiring a bachelor's degree are forecast to contract 0.2% per year, and occupations typically needing a 2-year degree or certificate are expected to contract 0.2% per year.

Annual Average Projected Job Growth by Training Required



Employment by occupation data are estimates are as of 2022Q3. Education levels of occupations are based on BLS assignments. Forecast employment growth uses national projections from the Bu-reau of Labor Statistics adapted for regional growth patterns.

COST OF LIVING INDEX

The Cost of Living Index estimates the relative price levels for consumer goods and services. When applied to wages and salaries, the result is a measure of relative purchasing power. The cost of living is 15.3% lower in NCGTP Campus 1 Mile than the U.S. average.

Cost of Living Information

Cost of Living Indov

	Cost of Living Index		
	Annual Average Salary	(Base US)	US Purchasing Power
NCGTP Region - 1 Mile	\$66,625	84.7	\$48,753
North Carolina	\$61,119	94.1	\$64,985
USA	\$68,132	100.0	\$68,132

Source: JobsEQ® Data as of 2022Q3

Cost of Living per COLI, data as of 2022Q3, imputed by Chmura where necessary.

Economic **OVERVIEW** ____

DEFINITION

NCGTP Campus 1 Mile is defined using the following zip code tabulation areas:

- ZCTA 28504 (Lenoir County, NC portion)
- ZCTA 28501 (Lenoir County, NC portion)

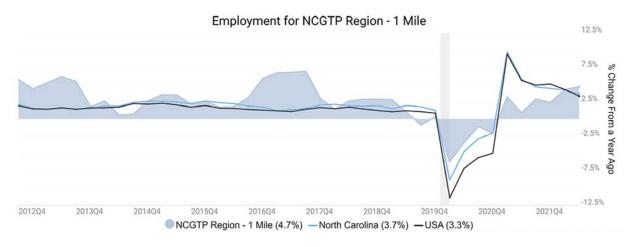


About The Overview Report

This report and all data herein were produced by JobsEQ®, a product of Chmura Economics & Analytics. The information contained herein was obtained from sources we believe to be reliable. However, we cannot guarantee its accuracy and completeness.

EMPLOYMENT TRENDS

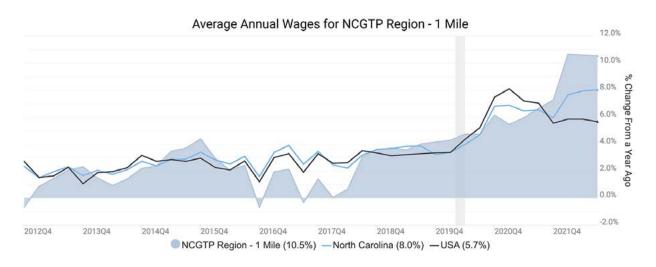
As of 2022Q3, total employment for the NCGTP Campus 1 Mile was 1,794 (based on a four-quarter moving average). Over the year ending 2022Q3, employment increased 4.7% in the campus region.



Employment data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and imputed where necessary. Data are updated through 2022Q2 with preliminary estimates updated to 2022Q3.

WAGE TRENDS

The average worker in the NCGTP Campus 1 Mile earned annual wages of \$66,625 as of 2022Q3. The region's average annual wages per worker increased by 10.5% over the preceding four quarters. For comparison purposes, average yearly wages are \$46,017 for Lenoir County, \$54,269 for North Carolina, and \$68,132 in the nation as of 2022Q3.



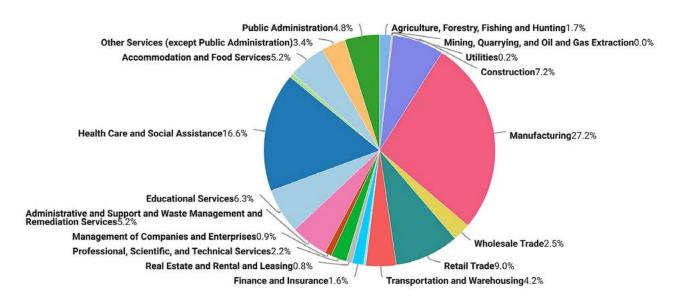
Annual average wages per worker data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and imputed where necessary. Data are updated through 2022Q2 with preliminary estimates updated to 2022Q3.

Economic **OVERVIEW**

INDUSTRY SNAPSHOT - COUNTY LEVEL

The largest sector in the Lenoir County is Manufacturing, employing 8,163 workers. The next-largest sectors in the region are Health Care and Social Assistance (4,978 workers) and Retail Trade (2,691). High location quotients (LQs) indicate sectors in which a region has high concentrations of employment compared to the national average. The sectors with the largest LQs in the region are Manufacturing (LQ = 3.36), Agriculture, Forestry, Fishing and Hunting (1.24), and Construction (1.21).

Total Workers for Lenoir County by Industry



Employment data are derived from the Quarterly Census of Employment and Wages, provided by the Bureau of Labor Statistics and imputed where necessary. Data are updated through 2022Q2 with preliminary estimates updated to 2022Q3.

Regional sectors with the best job growth (or most moderate job losses) over the last 5 years are Manufacturing (+543 jobs), Transportation and Warehousing (+429), and Construction (+217).

Over the next 1 year, employment in the Lenoir County is projected to contract by 135 jobs. The fastest growing sector in the region is expected to be Information with a +1.1% year-over-year rate of growth. The strongest forecast by number of jobs over this period is expected for Accommodation and Food Services (+10 jobs), Health Care and Social Assistance (+3), and Professional, Scientific, and Technical Services (+2).

Source: JobsEQ® Data as of 2022Q3

Economic Progress

ANNOUNCEMENTS AND PARTNERSHIPS



The NC Global TransPark Economic Development Region, a partnership with Lenoir, Wayne, and Greene Counties, and the Global TransPark provides economic development services through contractual relationships. Since 2020 the regional effort has successfully attracted new industries and supported the expansions of existing manufactures within the region.

18 TOTAL REGION ANNOUNCEMENTS

✓ Total New Jobs: 2,160

- DRAKEN INTERNATIONAL, (GTP)
 \$2.5M investment, 30 new jobs 11/21/20
- SANCTUARY SYSTEMS, (WAYNE COUNTY) \$5M investment, 118 new jobs – 12/10/20
- CROWN EQUIPMENT, (LENOIR COUNTY) \$13M investment, 130 new jobs – 2/18/21
- WEST PHARMACEUTICALS, (LENOIR COUNTY/GTP)
 \$51M investment, 93 new jobs – 2/18/21
- FRC EAST, (GTP)\$2.5M investment, 90 new jobs 3/30/21
- AP EMISSIONS, (WAYNE COUNTY) \$400,000 investment, 96 new jobs – 4/7/21
- BEES, (GREENE COUNTY)
 \$1.2M investment, 17 new jobs 4/18/21
- GRUPPORECO, (LENOIR COUNTY) \$28M investment, 110 new jobs – 8/25/21
- FLYEXCLUSIVE, (GTP) \$8M investment, 200 new jobs – 9/1/21
- PAMLICO AIR, (WAYNE COUNTY)
 \$5M investment, 249 new jobs 10/6/21

- PRECISION GRAPHICS, (GREENE COUNTY)
 \$5.4M investment, 70 new jobs 11/16/21
- HOSOKAWA, (WAYNE COUNTY)
 \$5.5M investment, 16 new jobs 11/17/21
- MASTERBRAND CABINETS, (LENOIR COUNTY)
 \$14M investment, 540 new jobs – 11/22/21
- WEST PHARMACEUTICALS, (LENOIR COUNTY)
 \$75M investment, 70 new jobs – 2/1/2022
- MT. OLIVE PICKLE COMPANY INC., (WAYNE COUNTY)
 \$45.5M investment, 167 new jobs – 2/10/22
- INFINITYLINK COMMUNICATIONS AND NCGTP BROADBAND EXPANSION GRANT, (LENOIR COUNTY)

 (14/22)

\$29.9M investment -3/1/22 15,256 homes impacted

- **H&T TRUCKING, INC.**, (GREENE COUNTY) \$450K investment, 70 new jobs 8/18/2022
- SUNTREE SNACK FOODS LLC., (WAYNE COUNTY)
 \$10.1M investment, 94 new jobs – 9/15/2022

NC Global TransPark **OVERVIEW** -

FEATURES:

- Attracting Aerospace/Defense Sector Operations
- Recruiting Advanced Manufacturing to Support DOD Sector
- Creating a Diverse Labor Pool to Serve Aerospace and Advanced Manufacturing

SITE OPTIONS

- 2500 Acre Multimodal Park
- 650 "Shovel Ready" Acres
- Transload Capabilities
- Foreign Trade Zone #214
- NC Opportunity Zone

INFRASTRUCTURE

- Duke Energy and City of Kinston
- Piedmont Natural Gas
- SuddenLink

ROADWAYS

- I-95 (40 miles)
- I-587 (25 miles)
- I-795 (20 miles)
- Hwy 11
- Future I-42 (Hwy 70)
- Hwy 58
- Hwy 258

RAIL LINES

• 5.8 Miles of Rail

PORTS

- Within proximity to two NC Ports
 - Wilmington: 95 miles
 - Morehead City: 75 miles



www.ncgtp.com

DEFENSE

Supporting local military bases

AIRPORT

- 11,500 ft. Runway (Second Longest in Eastern US)
- 24,711 Air Flights a Year

HIGHER EDUCATION

- Lenoir Community College
- Wayne Community College
- East Carolina University
- University of Mount Olive



NC Global TransPark **OVERVIEW**

ABOUT THE TRANSPARK:

The North Carolina Global TransPark (NCGTP) in Kinston, NC, is a unique aerospace asset in southeastern North Carolina. This 2,500-acre multimodal industrial park and airport has access to an 11,500 ft. runway.

This multimodal transportation and industrial complex is designed to meet domestic and global commerce's present and emerging needs. The park offers unparalleled access to air, rail, highways, and North Carolina's two international ports. In addition, the NCGTP boasts a pro-business climate aimed at growing the aerospace, logistics, manufacturing, emergency services, defense contracting, and supporting industries. The NCGTP is master-planned to eventually encompass 15,300 acres and provide a full range of business amenities.





NC Global TransPark **PARTNERSHIPS**

The North Carolina Aerospace Corridor

Economic development leaders from Craven, Lenoir, and Wayne counties in collaboration with North Carolina's Southeast Region have formed a Global Marketing Initiative. This initiative has been branded "The North Carolina Aerospace Corridor (NCAC)." Promotional materials and a website have been established showcasing the aerospace and aviation assets of the region.

The NCAC in Southeastern North Carolina is dedicated to building a world-class aerospace and aviation community. Industry education and military assets exist (and are expanding) to support continued growth, new job creation, and business attraction.

NORTH CAROLINA

AEROSPACE

NCAC is centrally located on the eastern seaboard of the United States and offers unparalleled access to domestic and global markets by way of highways, rail, air and multiple deepwater ports.



Kinston Railroad (KNR)

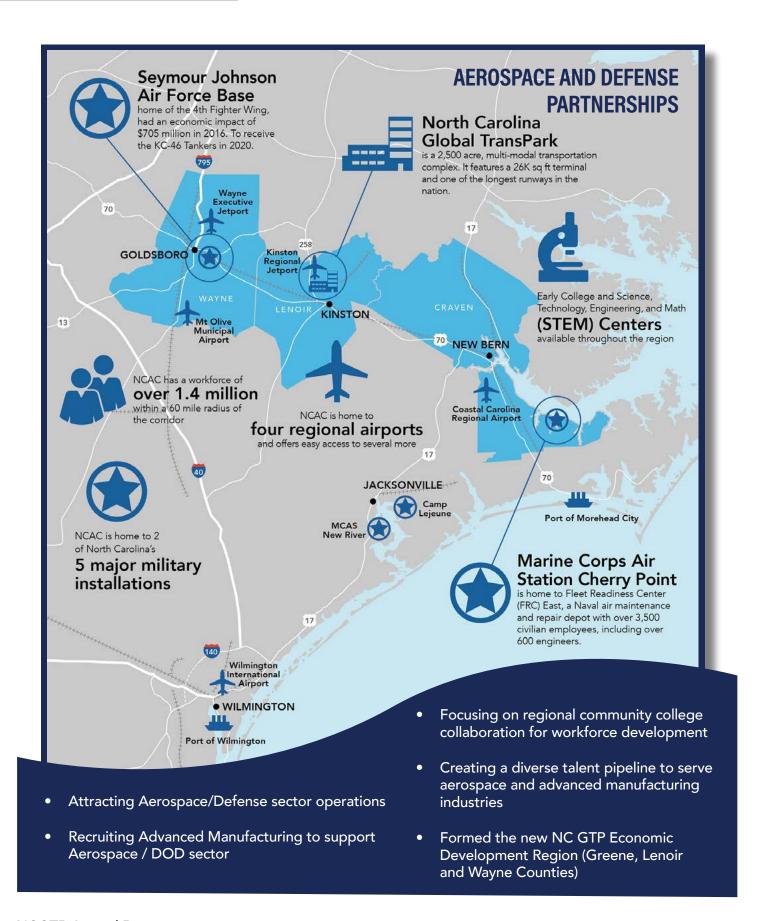
Kinston Railroad is a 5.7 mile industrial spur from a junction with the Norfolk Southern Railway to the Global TransPark. It is owned by the NC Department of Transportation and operated by Jaguar Transport Holdings, LLC. The line interchanges with Norfolk Southern at Kinston.

Jaguar Transport Holdings LLC is a transportation and logistics company headquartered out of Joplin, MO. Jaguar operates nine short-line railroads and multiple rail-served sites across the US.

- 5.7 mile industrial spur
- NC Department of Transportation owned
- Operated by Jaguar Transport Holdings, LLC



NC Global TransPark PARTNERSHIPS



NC Global TransPark **PARTNERSHIPS**

North Carolina's Southeast

North Carolina's Southeast is a regional public-private partnership that markets the state's Southeast Region – nationally and globally – to encourage new economic growth. Business and government leadership work together in this partnership to promote the region and its assets through The Southeastern Partnership, a 501c6 organization.

The Mission

To provide strong economic development leadership in southeastern North Carolina through innovative marketing and collaborative regional initiatives that will support the creation of new jobs, generate capital investment, and secure new business locations.

Proven Performance

North Carolina's Southeast has helped facilitate more than \$1.07 billion in new capital investment, 4,700 new jobs, and 32 company locations to the region from July 2014-June 2019. The activities of North Carolina's Southeast are accomplished in a collaborative manner with local economic development organizations and its

business and municipal partners. These relationships rely heavily on synergy and the shared vision among NCSE partners and are central to the region's growth and job creation opportunities. A contribution to The Southeastern Partnership is a proven investment that yields high returns for our region.





NC Global TransPark **TENANTS**

DRAKEN







LGM Enterprises

Jetstream





KINSTON Jet center















Tenant Update **DRAKEN INTERNATIONAL**



Draken International, a Texas-based firm that owns the world's largest commercial fleet of privately-owned tactical aircraft, leased hangar and office space at the Global TransPark in November 2020.

Draken prepares pilots by providing aggressor services and acting as the enemy force during training missions and war games.

By locating at the Global TransPark, Draken is stationed near their primary customers at four military installations and is able to provide up to 1,000 support missions each year. The company has expanded to provide services for the following:

- Seymour Johnson Air Force Base
- Marine Corps Air Station at Cherry Point
- Langley Air Force Base
- Shaw Air Force Base

Draken's fleet has grown from just eight A-4 Skyhawk fighters to the following:

- 14 A-4 Skyhawk Fighters
- 5 Mirage F1 Fighters

Draken employees (skilled pilots and technicians) have increased from 40 at start-up to 78, all to match the demands of flights and maintenance. "The North Carolina Global TransPark is the perfect long-term partner for Draken International. The infrastructure investment in runway, taxiway and hangars showed us that North Carolina and Kinston are serious about growing their aviation industry." - Bill Tart, Chief Operating Officer, Draken International

The Global TransPark is currently working with Draken on expansion efforts to bring additional planes to Kinston. Plans would allow Draken and the Global TransPark to reach their full potential. Draken's success highlights why the Global TransPark is an ideal location to start, grow or relocate an aerospace or aviation-related business.







Tenant Update FLEET READINESS CENTER-EAST







In March 2021, Fleet Readiness
Center East (FRC East) opened a
satellite office at the Global TransPark
for its Air Force UH-1 "Huey" helicopter
line. The move allowed FRC East to reclaim hangar space at its primary location
onboard Marine Corps Air Station Cherry
Point, NC.

As North Carolina's largest aviation maintenance, repair, and technical services provider and a significant player in the NC aerospace industry, FRC East has brought great economic opportunities to the Global TransPark:

- \$2.5M initial investment
- 90 personnel
- Career opportunities in technical fields
- Average annual salary of \$72,000
- \$1 billion contributed to regional economy

Currently, as FRC East workers busily repair UH-1 Huey military helicopters, evidence shows that the move to the Global TransPark has been a sucessful endeavor. The MRO facility's turnaround time (TAT) has decreased from 226 to 180 days. Simply put, helicopters are back in use sooner. Also, the workforce has expanded to over 90 personnel to meet production demand.

- 2021: Produced 7 aircraft Average TAT 269 hours
- 2022: Produced 10 aircraft Average TAT 238 hours

With the increased production at both FRC East's Havelock and Kinston locations, Pentagon officials are turning to the Global TransPark, with its abundance of space and technical talent, to accommodate the overflow work. "As the needs of the US military change, we believe the Global TransPark is in a unique position to attract more defense operations, workers, and dollars," says Mark Pope, Vice President of NC Global TransPark Economic Development Region.

Tenant Update FLYEXCLUSIVE __

flyexclusive, is a jet charter service that provides high quality, safe and reliable, point-to-point, private jet service at industry-leading levels of affordability, accessibility, and client satisfaction based at the Global TransPark.

In August 2021, the company expanded with a state-of-the-art electrostatic paint and coating facility at the Global TransPark. By October 2022, flyexclusive unveiled its latest hangar, enabling the company to continue adding jobs to its 795-person workforce and new aircraft to its growing fleet. In December of 2022, the 7-year-old company brought additional attention to Kinston from global investors, corporate clients, and business media as it became a public business.

Through flyexclusive's growth, a variety of positions, including pilots, painting technicians, and aircraft maintenance personnel, are being offered.



Expansion Highlights:

- flyexclusive is the 2nd largest private charter operator in the U.S.
- Over 90 planes in their fleet and growing
- Recently ordered 30 Cessna Citation jets
- Over 795 total employees and growing
- Provides MRO services, interior renovation, paint facilities, and avion-ic upgrades
- Offers international capabilities

flyexclusive plans further expansion by bringing all its services to its Global TransPark headquarters. Growth like this continues to solidify the Global TranPark's position as a leader in the aviation industry.







Tenant Update **SPIRIT AEROSYSTEMS**







216 LBS

Spirit AeroSystems is one of the world's largest manufacturers of aerostructures for commercial airplanes, defense platforms, and business/regional jets. With expertise in aluminum and advanced composite manufacturing solutions, the company's core products include fuselages, integrated wings and wing components, pylons, and na-celles. Spirit's Global TransPark facility has the following assets:

- A 625,000 sq ft Composite Fabrication Manufacturing Facility
- Manufactures center fuselage, front spar, and fixed leading edge for the Airbus A350XWB
- Manufactures wing components for the Gulfstream G250







Also, Spirit AeroSystems utilizes the 11,500 ft runway at the Global TransPark to export its products overseas via the Antonov.

Tenant Update LENOIR COMMUNITY COLLEGE. AEROSPACE AND MANUFACTURING CENTER

The Global TransPark continues to support the Lenoir Community College Aerospace and Advanced Manufacturing Center. The center, located adjacent to the Global TransPark, provides a learning environment much sought after by aerospace and advanced manufacturing industries.





Aviation programs offered:

- Aviation Management Technology
- Manned Pilot
- Pilot Unmanned Aircraft Systems
- Career Pilot Manned

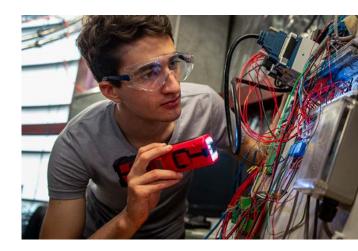
Advanced Manufacturing programs offered:

- Computer Integrated Machining
- Industrial Systems Technology
- Mechanical Engineering Technology

Customized industry training and available facilities provide the Global TransPark and other local industries with valuable workforce development and retention resources.

- Aircraft Structural Training*
- Customized training
- Tailored apprenticeship programs





^{*}Short workforce training courses.
Enrollment for 2021-2022 academic year.

NC Global TransPark **TENANTS**

West Pharmaceutical Services, Inc.

A global leader in innovative, high-quality injectable solutions and services, West Pharmaceutical of Kinston received a grant from the state's Building Reuse Program in February 2021. Since then, West Pharmaceutical has been expanding current operations at their Kinston site, which is an investment to meet the growing demand in the healthcare market.

- Awarded a \$500,000 Building Reuse grant
- Invested over \$50,000,000 in facility expansions
- Creating over 90 new jobs

West Pharmaceutical has added a variety of positions with this expansion including:

- Procurement and Planning Specialists
- Maintenance Technicians
- Supervisors, Engineers
- Machine Operators
- Control Specialists

The GTP-7 shell building at the Global TransPark currently serves West Pharmaceutical needs for warehouse and storage space.





NCDOT Division of Highways

North Carolina Department of Transportation Division 2 office oversees highway planning, construction, and maintenance within an eight-county region. The region consists of Beaufort, Carteret, Craven, Greene, Jones, Lenoir, Pamlico, and Pitt Counties.

- Office located at Global TransPark
- Oversees 5,046 miles of roads
- Consist of 8 counties



NC Global TransPark **TENANTS**

NC Emergency Management

The Eastern Branch Office of NC Emergency Management is located adjacent to the Global TransPark. During times of natural disasters or state and local emergencies, the emergency management team partners with the Global TransPark to provide the following:

- Runway access for emergency air operations
- Coordination of rescue missions
- Base location for first responders (Local, State, Federal, Military)



NC Forestry Service

The NC Forest Service's primary purpose is to ensure adequate and quality forest resources for the state to meet its present and future needs.

- NC Forest Service Region 1 Headquarters located at the Global TransPark
- Oversees the 4 Eastern Forestry District Offices



Lenoir County Sheriff's Office at GTP

The Lenoir County Sheriff's Office utilizes a facility within the Global TransPark that provides office space and emergency resources. The Sheriff's Office is responsible for providing law enforcement over a 480 square mile area. The Global TransPark assists with search and rescue teams and emergency flights.



Mountain Air Cargo

Mountain Air Cargo is an express cargo carrier, providing flight and maintenance services in the eastern half of the US. The Global TransPark facility serves as a MRO.

- 26 FedEx Cessna Caravans
- 17 FedEx ATR's
- 1 Cessna 408 Sky Courier



Lenoir Community College Aviation Center of Excellence

The college plans to build a new state-of-the-art training facility to be built at the Global TransPark. Curriculum that will support aviation careers and workforce will be offered.

PROJECT DETAILS

- \$25 Million Project
- 100,000 Square Feet of Space
- Regional Partnership
- Located at the Global TransPark

PROGRESS

- Lease with Global TransPark has been secured
- Architectural firm has been hired

COURSES TO BE OFFERED

- Aviation Systems Technology -Aerostructure and Powerplant Mechanic
- Customized Training for Specific Aerospace Applications
- Aircraft Construction and Composite Technologies
- Aviation Academy for high School Students
- Aerospace Research and Development
- Pilot Unmanned Aircraft Systems
- Pilot Manned
- Aircraft Interiors
- Aircraft Painting
- Avionics



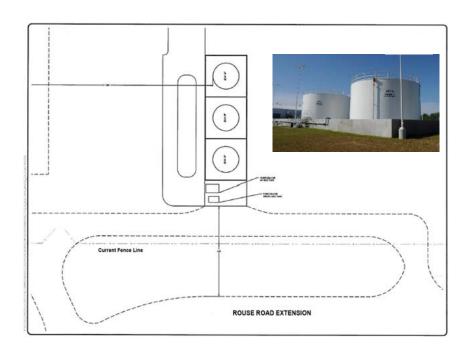




NC Global TransPark **PROJECTS** .

Aviation Fuel Farm Facility

- Fuel Farm has reached capacity and modernization is needed to meet demand
- Avcon has hired Robert and Company to design the new fuel farm. Designs are 90% complete.
- Avcon is preparing advertisements for long lead time materials.
- Funding is provided through the State Budget.
- Decision has been made to go with three vertical tanks, which will provide 500,000 gallons of jet fuel storage.



GTP Terminal Building Renovations

- Allows for additional space for GTP staff and boardroom
- Creates additional office co-working space for lease
- Could serve as a small business incubator/accelerator
- Currently working with Architectural Firm on plans

NC Global TransPark PROJECTS

Hanger Renovations for Draken

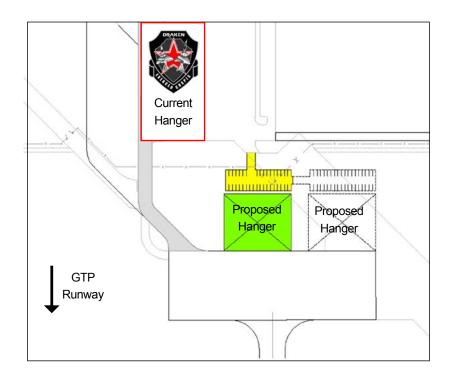
Draken International commissioned the former North Cargo building for use in 2020. However, further renovations are needed to utilize the building and extend its service life fully.

- A \$900,000 grant was awarded from the NC Division of Aviation
- The grant will fund upgrades to the remaining space at the former North Cargo building









New Hangar Plans

With the success of Draken International at the Global TransPark comes the need for expansion. Plans have been created for a new hanger to be constructed next to the existing hanger to allow operations to grow.

- 30,000 sf hanger proposed
- Funding would be through the state budget
- HDR Engineering has been contracted to create design plans and advertise

Summary of Unfunded CAPITAL NEEDS ___

•	Upgrade Runway Lighting	\$1.25 million
•	Upgrade Runway Signage	\$1.35 million
•	Complete Terminal Upgrades to Office Space (Additional office space to lease or small business incubator opportunity)	\$6.4 million
•	ARFF Upgrades	\$2.5 million
•	Customs Federal Inspection Station	\$6.75 million
•	General Aviation Hangars	\$9.5 million
	• Hangars	\$4.5 million
	Additional land	\$5 million
•	Parallel Taxiway "B" (allows for increase expansion on north side of airfield) • Section 1 • Section 2 • Section 3	\$15 million
•	Increase Apron Space (1000'x250')	\$7.75 million
•	Spine Road (allows for increase expansion on north side of airfield)	
	Section A (NC 58 to Institute Rd)	\$8 million
	Section B (Cargo Drive to Property Line)	\$9 million
	Section C (Property Line to Institute Rd)	\$9 million
•	Utility Expansion on Northside of Runway (allows for increase expansion on north side of airfield)	\$12 million
•	60,000 sf MRO Hangar (MAC Expansion) (expansion of an existing tenant)	\$16 million











