



**TOPRE AMERICA**

FROM BROWNFIELD TO  
FULLY DEVELOPED

**EXPAND**  
GREATER SPRINGFIELD

# The Opportunity



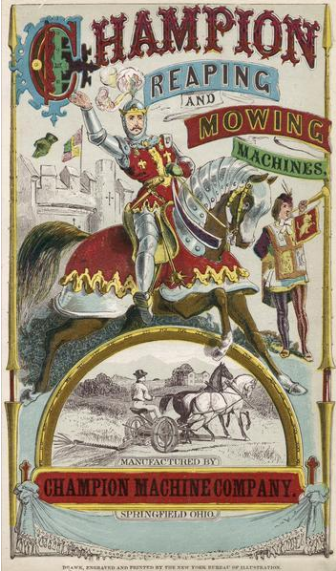
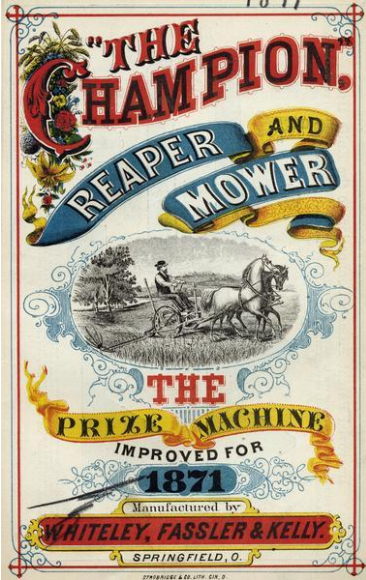
- June 2016
  - Japanese auto parts supplier
    - Locations in:
      - Alabama
      - Tennessee
      - Mississippi
  - “Looking for a community first and a site second”
  - 20,000 sf in an existing building for light assembly
  - 20 employees
  - If all goes well, stamping operation *could* follow
- October 2016
  - After 7 building tours and 3 visits to Springfield . . .
  - “Build it and we will come!”

# The Site: International Lagonda Site

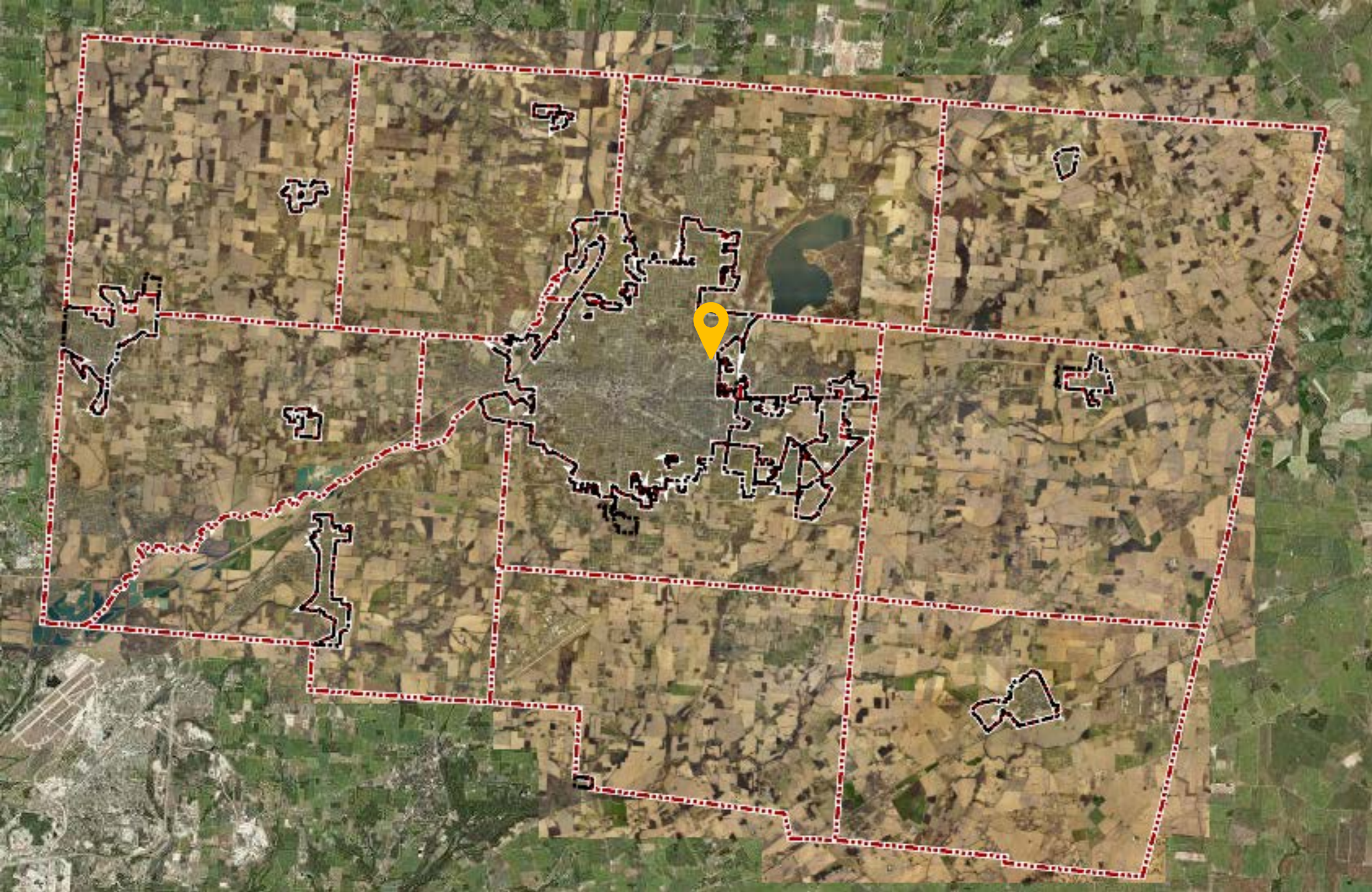
- 1880s – Springfield led the nation in the production of farm machinery
- William Whiteley received 42 patents for farming inventions
- Became known as “Champion City”
- Site home to
  - Whiteley & Fassler Company
  - Champion Machine Company
  - Warder, Brokaw & Child
  - Warder, Bushnell & Glessner
  - International Harvester Company
- Peak Employment: Approx. 8,000
- The Lagonda Plant was the longest continuing manufacturing plant in the State of Ohio when it was closed in October, 2002.
  - Remaining operations consolidated to complex north of City of Springfield
- Lowest Employment: 300 (2012)
- October 2017 Employment: Approx. 1,600



# Through The Years









2007







2012







2014





# Topre America Corporation – Springfield



- Project One – December 2016
  - 5 acre lease
  - 20,000 sf building lease (Community to construct)– Light Assembly Only
  - 20 employees
  - \$811,200 New Payroll
  - \$2M Investment
  - 3 investors





# Topre America Corporation – Springfield



- Project Two – March 2017
  - 30 Acre Purchase
  - 176,000 sf building – 30,000 Light Assembly & 146,000 Stamping/Production)
  - 85 employees
  - \$3,447,600 New Payroll
  - \$66M Investment
  - Company owned site and building





**FEBRUARY 17**





JUNE 7





**JUNE 22**





**JUNE 27**





**JULY 5**





**JULY 19**





**JULY 28**





**SEPTEMBER 5**





**OCTOBER 17**





# Lessons Learned



- Be prepared
- Be thorough
- Be genuine
- Always have a backup plan
  - If you don't, don't show it until you do!
- NEVER give up!