

OHIO COUNTY DEVELOPMENT AUTHORITY
(A COMPONENT UNIT OF THE OHIO COUNTY COMMISSION)
MANAGEMENT'S DISCUSSION AND ANALYSIS
For the Fiscal Year Ended June 30, 2007

Owner or Tenant	Type of Property	Status	Estimated Opening Date	Sq. Ft.	Lease or Purchase
Property Opened or Under Construction :					
Cabela's D C I	Distribution	Opened	July 2004	587,000	30 Yr Lease
Cabela's D C II	Distribution	Opened	July 2006	578,000	30 Yr Lease
Cabela's Destination Center	Sporting Goods	Opened	August 2004	174,000	Purchased
Applebee's	Restaurant	Opened	December 2005	5,389	Purchased
Bob Evans	Restaurant	Opened	March 2006	5,000	20 Yr Lease
Cracker Barrel	Restaurant	Opened	April 2006	10,101	10 Yr Lease
Target	General Merch.	Opened	October 2006	127,000	Purchased
Super Wal-Mart	General Merch.	Opened	November 2006	206,500	Purchased
Wendy's	Restaurant	Opened	December 2006	3,023	10 Yr Lease
McDonalds	Restaurant	Opened	December 2006	3,000	10 Yr Lease
Eat n' Park	Restaurant	Opened	January 2007	6,425	20 Yr Lease
Starbucks	Coffee Shop	Opened	May 2007	1,750	10 Yr Lease
Quizno's	Restaurant	Opened	May 2007	1,500	10 Yr Lease
Cold Stone	Restaurant	Opened	May 2007	1,500	10 Yr Lease
Russell Stover	Restaurant	Opened	July 2007	5,040	Purchased
Cheddars	Restaurant	Opened	August 2007	8,000	Purchased
WesBanco	Bank	Opened	September 2007	3,391	10 Yr Lease
Books A Million	Book Store	Opened	August 2007	15,500	10 Yr Lease
Petco	Pet Merch	Opened	September 2007	16,000	10 Yr Lease
TJ Maxx	Womens Fashion	Opened	September 2007	26,000	10 Yr Lease
Lane Bryant	Womens Fashion	Opened	September 2007	5,000	10 Yr Lease
Fashion Bug	Womens Fashion	Opened	September 2007	6,500	10 Yr Lease
Michael's	Crafts	Opened	September 2007	17,040	10 Yr Lease
Kohls	General Merch.	Opened	September 2007	68,000	20 Yr Lease
Bed Bath & Beyond	Home Products	Opened	October 2007	23,400	10 Yr Lease
Shoe Show	Womens Shoes	Opened	October 2007	8,400	10 Yr Lease
JC Penny's	General Merch.	Opened	October 2007	104,000	20 Yr Lease
Verizon Phone Store	Retail	Opened	November 2007	4,000	5 Yr Lease
Crone's Men's	Mens Wear	Opened	November 2007	5,000	10 Yr Lease
Panera Bread	Restaurant	Opened	November 2007	5,400	10 Yr Lease
Olive Garden	Restaurant	Opened	November 2007	7,400	Purchase
Old Navy	Clothing	Under Construction	May 2008	15,402	7 Yr Lease
Bath & Body Works	Retail	Under Construction	May 2008	3,013	10 Yr Lease
Cingular Phone Store	Retail	Under Construction	June 2008	2,500	10 Yr Lease
Marquee Cinema	Theater	Under Construction	July 2008	52,000	20 Yr Lease
Robinson Car Dealership	Car/Truck Sales	Under Construction	July 2008	50,000	Purchase
Straub Car Dealership	Car/Truck Sales	Under Construction	August 2008	30,000	Purchase
AT&T Data Network Center	Office	Under Construction	September 2008	45,000	10 Yr Lease
Subtotal				2,236,174	

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Property with Executed LOI, Leased or Sold :					
RUE 21	Womens Fashion	Executed LOI	2nd Quarter 2008	5,000	Min 10 Yrs
Justice For Girls	Womens Fashion	Executed LOI	2nd Quarter 2008	4,500	Min 10 Yrs
Hibbetts Sports	Sporting Goods	Executed LOI	2nd Quarter 2008	5,000	Min 10 Yrs
Sally's Beauty	Beauty Salon Prod	Executed LOI	2nd Quarter 2008	1,600	Min 10 Yrs
Dress Barn	Womens Fashion	Executed LOI	2nd Quarter 2008	7,500	Min 10 Yrs
Famous Footwear	Shoe Store	Executed LOI	3rd Quarter 2008	4,500	Min 10 Yrs
Payless	Shoe Store	Executed LOI	3rd Quarter 2008	4,500	Min 10 Yrs
Ruby Tuesdays	Restaurant	Executed LOI	3rd Quarter 2008	5,875	Min 10 Yrs
Indigo Joes	Restaurant	Executed LOI	3rd Quarter 2008	5,000	Min 10 Yrs
Circuit City	Electronics	Executed LOI	3rd Quarter 2008	20,000	Min 10 Yrs
Original Mattress Factory	Home Products	Executed LOI	3rd Quarter 2008	3,250	Min 10 Yrs
Don Tequila	Restaurant	Executed LOI	3rd Quarter 2008	2,500	Min 10 Yrs
Cabela's D C III	Distribution	Agreement	3rd Quarter 2008	550,000	30 Yr Lease
Wild Escape Theme Park	Recreation	Executed LOI	1st Quarter 2009	300,000	Min 10 Yrs
Bon Ton	Department Store	Executed LOI	3rd Quarter 2009	100,000	Min 10 Yrs
Subtotal				1,019,225	

Property in Discussion :

Kay Jewelers	Jewelry	In Discussion	3rd Quarter 2008	4,000	Min 10 Yrs
New York & Co.	Womens Fashion	In Discussion	3rd Quarter 2008	4,500	Min 10 Yrs
Victorias Secret	Womens Fashion	In Discussion	3rd Quarter 2008	4,500	Min 10 Yrs
Salsarita's	Restaurant	In Discussion	3rd Quarter 2008	2,000	Min 10 Yrs
Ross Dress for Less	Clothing	In Discussion	3rd Quarter 2008	25,000	Min 10 Yrs
Ann Taylor	Womens Fashion	In Discussion	3rd Quarter 2008	4,000	Min 10 Yrs
Talbots	Womens Fashion	In Discussion	3rd Quarter 2008	4,000	Min 10 Yrs
New York & Co.	Womens Fashion	In Discussion	3rd Quarter 2008	4,500	Min 10 Yrs
Christopher Banks	Womens Fashion	In Discussion	3rd Quarter 2008	3,000	Min 10 Yrs
CJ Banks	Womens Fashion	In Discussion	3rd Quarter 2008	3,000	Min 10 Yrs
Acorn	Womens Fashion	In Discussion	3rd Quarter 2008	4,000	Min 10 Yrs
Trade secrets	Salon Products	In Discussion	3rd Quarter 2008	1,000	Min 10 Yrs
Chicos	Womens Fashion	In Discussion	3rd Quarter 2008	6,000	Min 10 Yrs
Whitehouse	Apparel	In Discussion	3rd Quarter 2008	1,500	Min 10 Yrs
Maurices	Womens Fashion	In Discussion	3rd Quarter 2008	4,000	Min 10 Yrs
5/7/9 Shops	Womens Fashion	In Discussion	1st Quarter 2009	3,000	Min 10 Yrs
American Eagle	Apparel	In Discussion	1st Quarter 2009	5,000	Min 10 Yrs
Hollister	Apparel	In Discussion	1st Quarter 2009	5,000	Min 10 Yrs
Claire's	Accessories	In Discussion	1st Quarter 2009	1,200	Min 10 Yrs
Stride Rite	Childrens Clothing	In Discussion	1st Quarter 2009	1,500	Min 10 Yrs
EB Games	Electronic Games	In Discussion	1st Quarter 2009	2,500	Min 10 Yrs
Gymboree	Children's Clothing	In Discussion	1st Quarter 2009	3,000	Min 10 Yrs
Portrait Innovations	Portraits	In Discussion	1st Quarter 2009	2,000	Min 10 Yrs
Childrens Place	Children's Clothing	In Discussion	1st Quarter 2009	3,500	Min 10 Yrs
Banana Republic	Apparel	In Discussion	1st Quarter 2009	4,500	Min 10 Yrs
Coldwater Creek	Apparel	In Discussion	1st Quarter 2009	3,500	Min 10 Yrs

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Golf Galaxy	Sporting goods	In Discussion	1st Quarter 2009	8,000	Min 10 Yrs
Yankee candle	Home Goods	In Discussion	1st Quarter 2009	2,000	Min 10 Yrs
Firkin	Restaurant	In Discussion	1st Quarter 2009	4,000	Min 10 Yrs
Jillians	Entertainment	In Discussion	1st Quarter 2009	20,000	Min 10 Yrs
JoAnn Fabric	Fabrics/Crafts	In Discussion	1st Quarter 2009	25,000	Min 10 Yrs
Longhorn Steakhouse	Restaurant	In Discussion	1st Quarter 2009	6,000	Min 10 Yrs
Starbuck	Restaurant	In Discussion	1st Quarter 2009	1,500	Min 10 Yrs
Funny Bone/ Fat Fish Blues	Comedy/Restaurant	In Discussion	1st Quarter 2009	11,000	Min 10 Yrs
Office Depot	Office Supplies	In Discussion	1st Quarter 2009	20,000	Min 10 Yrs
Best Buy	Electronics / Appliance	In Discussion	1st Quarter 2009	20,000	Min 10 Yrs
Mattress Solutions	Home Sales	In Discussion	1st Quarter 2009	4,000	Min 10 Yrs
Hallmark Cards	Gifts/Cards	In Discussion	1st Quarter 2009	4,000	Min 10 Yrs
Lazy Boy Furniture	Furniture	In Discussion	1st Quarter 2009	22,000	Min 10 Yrs
Dee Jays	Restaurant	In Discussion	1st Quarter 2009	7,000	Min 10 Yrs
Subway	Restaurant	In Discussion	1st Quarter 2009	1,500	Min 10 Yrs
GNC	Retail	In Discussion	1st Quarter 2009	1,200	Min 10 Yrs
Shogun	Restaurant	In Discussion	1st Quarter 2009	5,000	Min 10 Yrs
Sears	Department Store	In Discussion	1st Quarter 2009	90,000	Min 10 Yrs
Ashley Furniture	Furniture	In Discussion	1st Quarter 2009	45,000	Min 10 Yrs
Golf Galaxy	Golf Products	In Discussion	1st Quarter 2009	17,000	Min 10 Yrs
Game Stop	Games	In Discussion	1st Quarter 2009	1,200	Min 10 Yrs
Quaker Steak and Lube	Restaurant	In Discussion	1st Quarter 2009	6,500	Min 10 Yrs
Harley Davidson Shop	Bikes/Apparel	In Discussion	1st Quarter 2009	12,000	Min 10 Yrs
John Deere Mega Store	Tractors/Accessory	In Discussion	1st Quarter 2009	15,000	Min 10 Yrs
National Tire and Wheel	Truck Accessories	In Discussion	1st Quarter 2009	15,000	Min 10 Yrs
Advance Auto Parts	Auto Parts	In Discussion	1st Quarter 2009	15,000	Min 10 Yrs
Max & Erma's	Restaurant	In Discussion	1st Quarter 2009	6,500	Min 10 Yrs
Subtotal				495,100	
Property Available :					
Other Retail	Retail	Mix	2nd Quarter 2009	200,000	Min 10 Years
Subtotal				200,000	
Total Projected Development				3,950,499	

V. CONTACTING THE COUNTY'S FINANCIAL MANAGEMENT

This financial report is designed to provide our citizens, taxpayers, customers, and creditors with a general overview of the Authority's finances and to demonstrate the Authority's accountability for the money it receives. If you have questions about this report or need additional financial information, contact the Ohio County Development Authority Office, 1500 Chapline Street, Wheeling, WV 26003.