

A smiling family of four (father, mother, and two young girls) stands in front of a modern house. The father is wearing an orange shirt and glasses, the mother is wearing a light blue shirt, and the two girls are wearing denim and pink overalls. The text 'one UNION CITY' is overlaid on the image.

# one UNION CITY

Opportunity. Network. Empowerment.

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A Community Connected by Vision, Built on Innovation.  
May 7, 2025





# Building a Stronger Union City—As ONE

## Creating Opportunity

Data centers are more than facilities—they're catalysts for economic mobility.

## Connecting Union City to An Innovation Network

These facilities connect Union City into a global innovation network while strengthening local infrastructure.

## Empowering the Community and Our People

With responsible growth comes reinvestment in what matters most.

# Our Shared Vision Starts Here



## Quality of Life

Smart infrastructure help create real-world impacts: improved parks, better schools, reliable public services, and neighborhoods that thrive without disruption.



## Safety & Stability

Data centers adhere to strict safety standards, bring quiet operations, and generate long-term revenue to strengthen local services that can support services from public safety to public works.



## A Future-Ready Union City

Union City is positioned to lead and is strategically located near the busiest airport in the world and major transportation thoroughfares. We're advancing a bold vision for the city's future that's anchored in a strong and vibrant communities.



# Understanding Data Centers



Josh Levi, Data Center Coalition

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**Data Centers 101**



**01**

A data center is a specialized facility that stores, processes, and distributes large amounts of digital information.

**02**

Think of it as the "brain" of the internet—powering everything from websites and emails to cloud apps and streaming services.

**03**

These centers house powerful servers, storage systems, and networking equipment, all kept in a secure, climate-controlled environment.

**04**

Georgia is increasingly home to state-of-the-art data centers, helping fuel our digital economy.

# Data Centers and Our Daily Lives

You Likely Use a Data Center Every Day—Even If You Don't Know It



01

Every time you send a text, stream a movie, shop online, or use GPS, you're relying on a data center.

02

Businesses depend on them to manage customer info, inventory, financial data, and remote operations.

03

Healthcare, education, entertainment, and even farming in Georgia are powered by data stored in these digital hubs.

04

As our lives become more connected, the need for fast, reliable, and secure data access is growing—and Georgia is rising to meet the demand.

05

Data centers support a wide-range of industries: advanced manufacturing, cybersecurity, e-commerce, education, financial services, government services, healthcare, public safety, remote work and more



## Resource Management: Data Centers and Efficiency



### ENERGY

## Recalibrating global data center energy-use estimates

Growth in energy use has slowed owing to efficiency gains that smart policies can help maintain in the near term

- “In 2010, the researchers estimated that **79 percent of data center computing was done in smaller traditional computer centers**, largely owned and run by non-tech companies.”
- “By 2018, **89 percent of data center computing took place in larger, utility-style cloud data centers.**”
- A 2020 study of data centers globally found that while their **computing output jumped 550% from 2010 to 2018**, their **energy consumption rose only 6 percent.**

## Inside a Data Center: Building Shell





## Inside a Data Center: Security



## Inside a Data Center: Interior Space





## Inside a Data Center: Servers



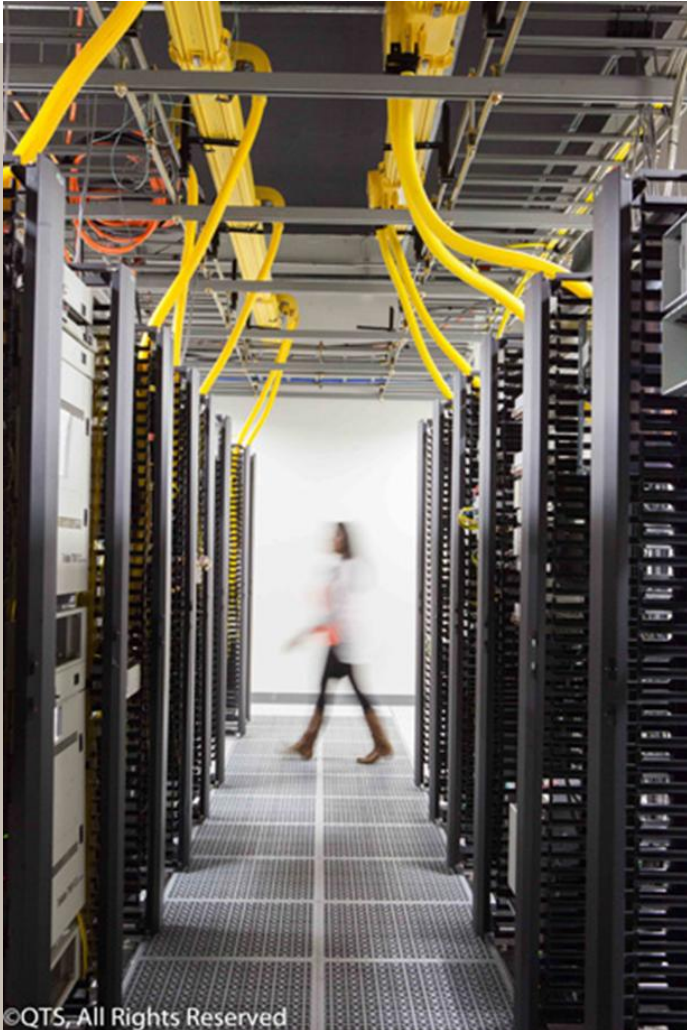


## Inside a Data Center: Cooling





## Inside a Data Center: Fiber/Networking





## Inside a Data Center: Reliable Power





## Number of People/Devices Drives Data Center Demand

"The data center industry has experienced explosive growth over the past decade, driven by ever-increasing demand for cloud services and the expanding use of web-enabled devices globally. [...] In the next five years, consumers and businesses will generate twice as much data as all the data created over the past 10 years."

-JLL, Data Centers 2024 Global Outlook

Sources: JLL, Data Centers 2024 Global Outlook, <https://www.us.jll.com/content/dam/jll-com/documents/pdf/research/global/jll-data-center-outlook-global-2024.pdf>

International Telecommunication Union, <https://www.itu.int/en/ITU-D/Statistics/Pages/stat/default.aspx>

Deloitte "Shiny new devices may be bringing joy, but who's protecting consumer data?", January 23, 2023  
<https://www2.deloitte.com/us/en/insights/industry/technology/consumer-data-privacy.html>

## More People Are Getting Online

Approximately **5.4 billion** people - or **67%** of the global population - are online today. This represents an increase of **45%** since 2018. **2.6 billion** people are not yet connected to the internet.

On average, U.S. households have a total of **21 connected devices**.



# Georgia's Growing Data Center Industry

By The Numbers

**30,070** direct jobs in the Georgia data center market

**176,790** total employment contribution (including direct, indirect, and induced effects)

**\$14.1** billion total contribution to labor income (including direct, indirect, and induced effects)

Including direct, indirect, and induced effects, the data center industry contributed **\$25.7** billion to Georgia GDP and **\$1.8** billion in state and local tax revenues

U.S. Data Center Industry create **603,900** direct jobs and **\$404** billion in total labor income across the nation.





# Data Centers and Quality Community Growth

Union City Virtual Townhall Meeting



**Sarah-Elizabeth Langford**  
*Executive Director, Develop Fulton*

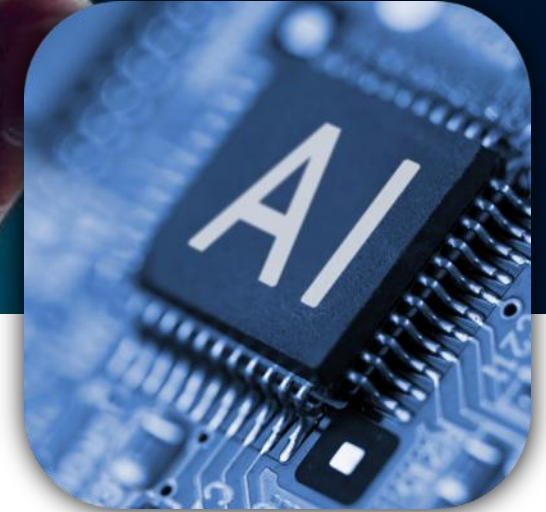




# Why Have Some Communities Welcomed Data Centers?

- Major investment in the local economy- when commercial business taxes increase, this reduces the burden on individual residents
- New education and job opportunities
- Support for neighborhood improvements
- Focus on sustainability and green practices





## \$700 Million AI Investment used to Boost Education

- A leading Tech company invested \$700 million in Fulton County
- The company partnered with Fulton County Schools to create AI Technology curriculum, internships and opportunities for local students
- Extremely important that our students learn skills of the future, prepared for high-paying tech jobs
- Zero taxes collected at the time of the investment; \$16 million projected to be collected over incentive period



# Empowering Women & Minorities and Building Stronger Neighborhoods

- A data center invested 1.5 Billion and also created a Women in STEM program to inspire young women to pursue science, technology, engineering, and math careers.
- They built their own power substation — to avoid draining the neighborhood grid.
- They added thousands of feet of sidewalks to improve walkability and safety in the neighborhood as the residents requested.
- Plus, they designed their data center to be waterless, protecting the community's valuable water supply.
- Zero taxes collected prior to the development; \$68 million projected to be collected over incentive period





## What This Means for Union City

- Identified community needs addressed by data centers such as new jobs and career pathways for residents
- Stronger infrastructure for the community
- Educational programs that prepare our children for the future
- Environmentally responsible development
- Increase the tax base
- Community contribution



# Data Centers: A Gateway of Opportunities For Fulton County





A professional microphone is positioned in the lower-left foreground, its silver mesh grille and black body clearly visible. The background is a blurred conference room where a large group of people is seated, facing a stage. On the stage, a presentation screen displays a blue-toned image. The room is lit with warm, ambient lighting, and modern chandeliers hang from the ceiling. A semi-transparent dark red banner is centered across the middle of the image, containing the text "Hear From The Experts" in white.

**Hear From The Experts**

## Today's Panelists



**Josh Levi**  
*Data Center Coalition*



**Sarah-Elizabeth Langford**  
*Develop Fulton*



**Dr. Tobe Agoucha**  
*EdgeConnex*



**Tad Hardy**  
*Kimley-Horn*



**Scott Gammill**  
*Georgia Power*



**Chris Trotman**  
*TA Realty*



# Develop Fulton At-A-Glance: Fulton County Data Centers

## OUR GOAL



### Quality of Life

Smart infrastructure help create real-world impacts: improved parks, better schools, reliable public services, and neighborhoods that thrive without disruption.



### Safety & Stability

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