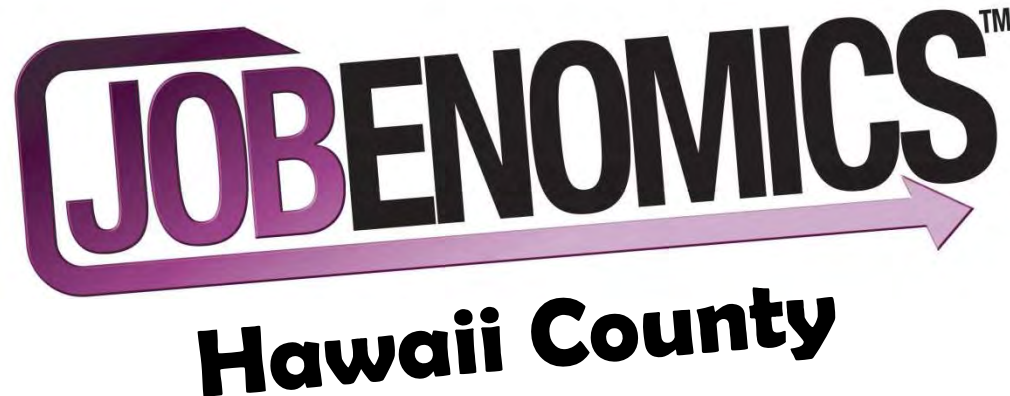


Jobenomics deals with the process of creating and mass-producing small businesses and jobs.



Jobenomics Hawaii County is a proposed pilot program for creating mixed-use, master-planned, locally-owned, live-work communities in under-resourced areas in Hawaii County via financing from private sector Qualified Opportunity Zone Funds that have allocated \$100 billion for high social impact projects.

By: Lynn Knight, Jobenomics Sustainable Development Director

Chuck Vollmer, Jobenomics Founder & President

14 November 2019

Jobenomics



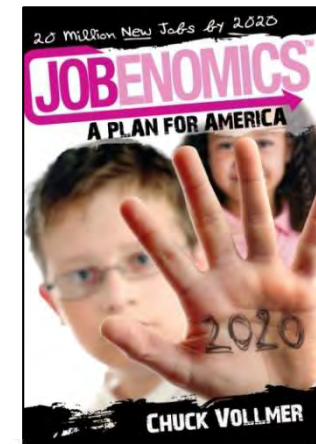
Bipartisan National Grassroots Movement

- Since 2010, estimated audience of 30 million
- Website averages 30,000 monthly page views
- Jobenomics America TV launched in 2018



Books, Research & Special Reports

- Focus on economic, community, small business and workforce development.
- First book established published 2010.
- Ten e-books and ninety special reports.



City and State Initiatives and Programs

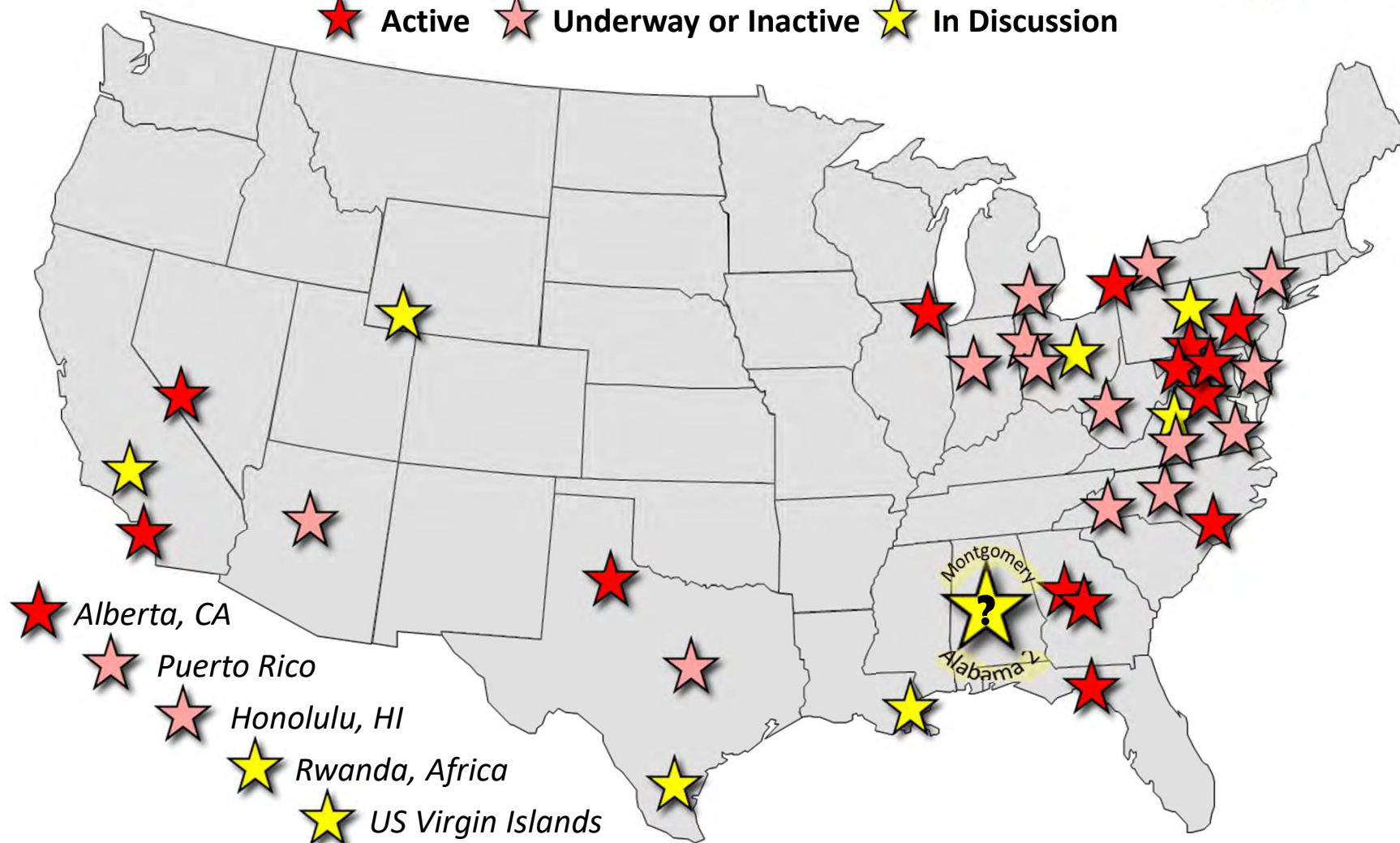
Jobenomics.com

- Two dozen chapters led by local community leaders.
- Numerous startup programs implementable within 12-months.

Primary focus: economic, community, small business and workforce development at the base of America's socio-economic pyramid.

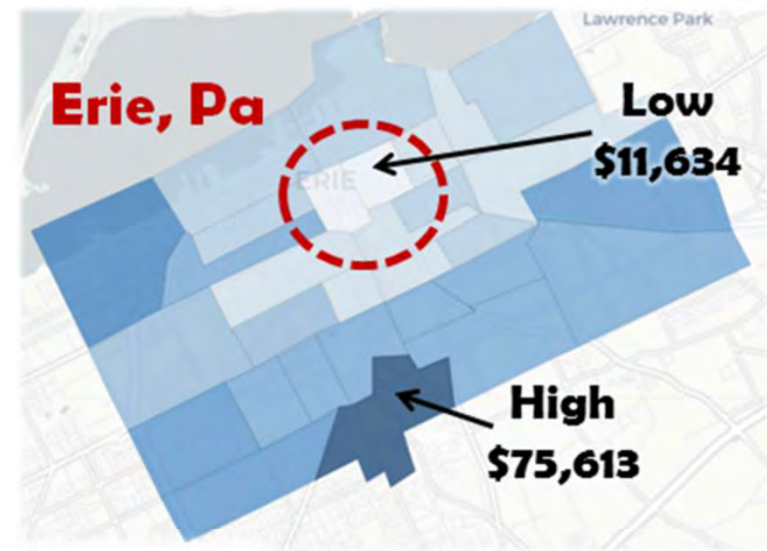
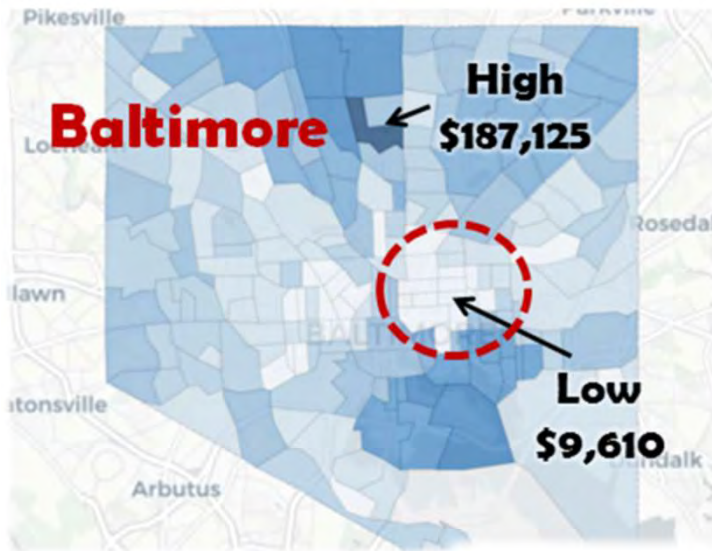
Jobenomics Chapters

★ Active ★ Underway or Inactive ★ In Discussion

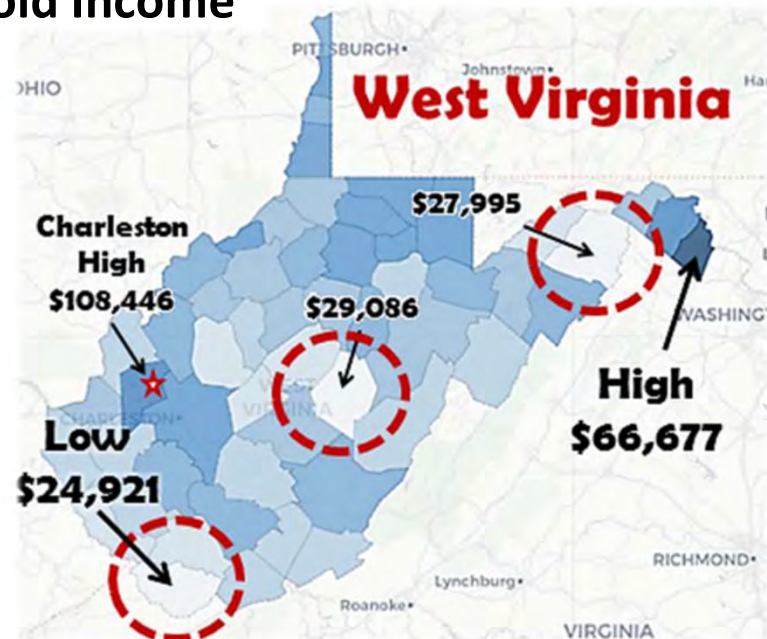
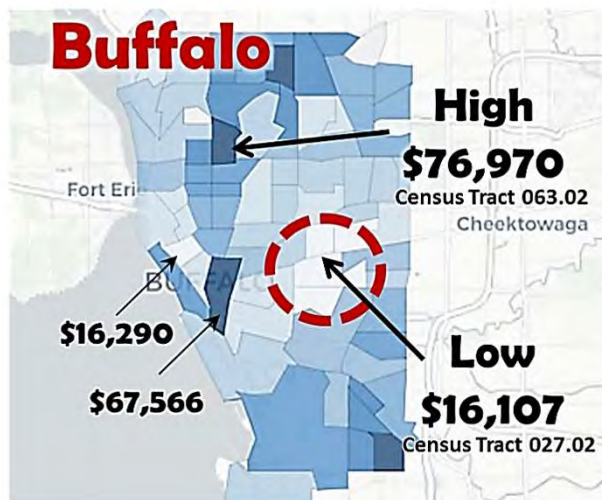


Since 2016, dozens of communities started Jobenomics chapters. While none have implemented highly-scalable programs yet, they are generating significant amount of public and private support.

Jobenomics Underserved Community Emphasis



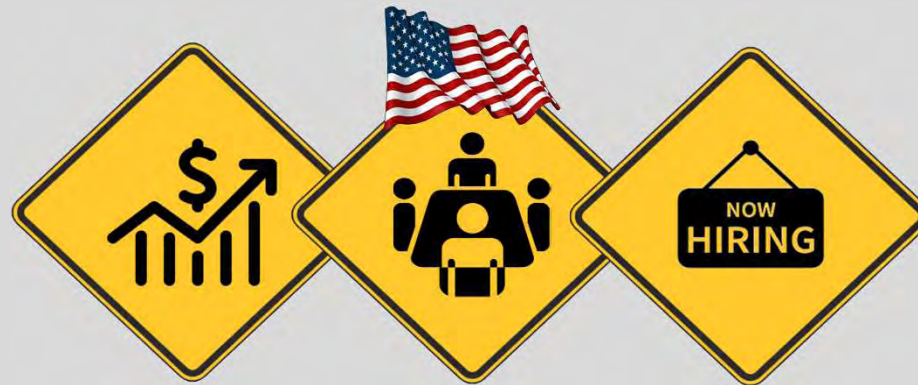
Median Household Income



Urban renewal and rural programs
for underserved communities.

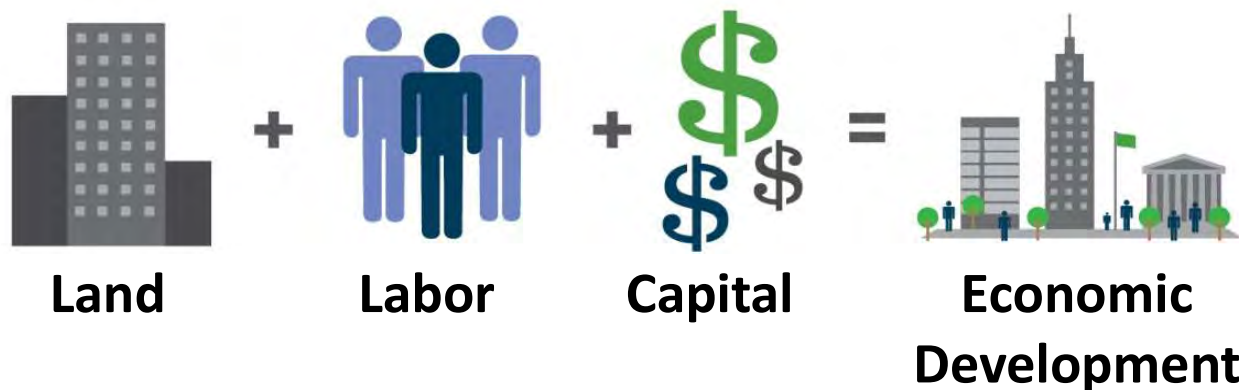


Economic Development Approach



A Different Approach To Economic And Community Development

Traditional Top-Down Approach



Jobenomics Bottom-Up Approach

Economic Development Emphasis

Development Category	Traditional Economic Development Emphasis	Jobenomics Economic Development Emphasis
Economy	Established Industry Supersectors in The Traditional Economy	Fill Open Jobs and New Opportunities in Emerging Digital And Energy Economies
Community	High-Skilled, Well-Resourced State, Regional and Metropolitan Areas	Lower-Skilled, Marginalized Inner-City Neighborhoods and Rural Areas
Business	Large-Scale Business and Real Estate Opportunities	Mass-Produce Highly-Scalable Micro-Businesses
Workforce	Standard Workforce Agreements. Degree-Based Education	Alternative Workforce Agreements. Certified Skills-Based Training

Jobenomics bottoms-up approach is synergistic with top-down economic development models.

Economic Development Conundrum

Traditional **Top-Down** Approach

Attract 1 Large
\$100,000,000/year
Enterprise



Jobenomics **Bottom-Up** Approach

Start 1,000
\$100,000/year
Micro Businesses



Under-resourced communities have difficulty attracting big companies
but can mass-produce **micro** and **nonemployer** businesses.

Micro & Nonemployer Businesses



- A **micro-business** (1 to 19 employees) employ 32 million Americans.
- A **nonemployer** is a small business with no “paid” employees.
 - 80% of all U.S. businesses with 25 million single-person owners.
 - Growing significantly faster than traditional businesses
 - Owners make substantially more than wage or salaried jobs.

Mass-producing micro and nonemployer businesses is the answer to beleaguered urban communities lacking good-paying jobs.



Approach to QO^Zs and QO^Fs



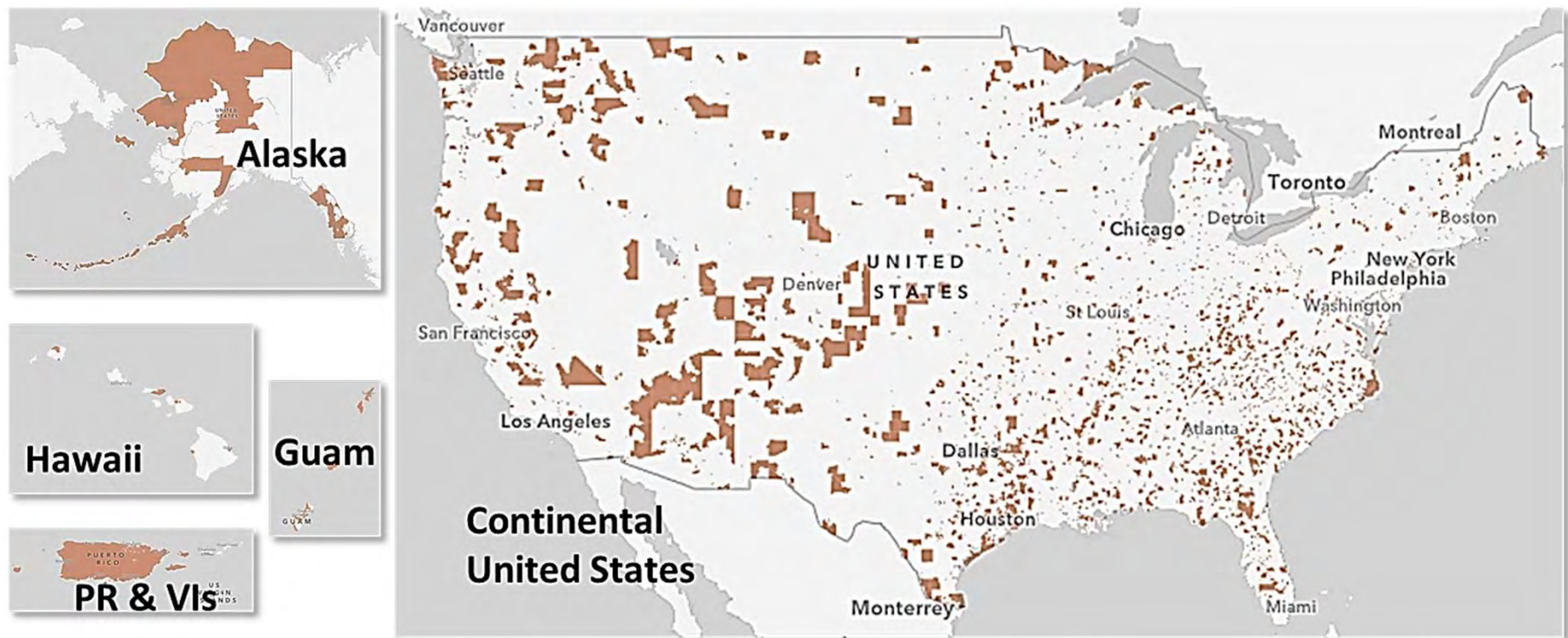
Qualified Opportunity ^Zone (QO^Z)

Qualified Opportunity ^Fund (QO^F)

8,700 Qualified Opportunity Zones (QOZs)

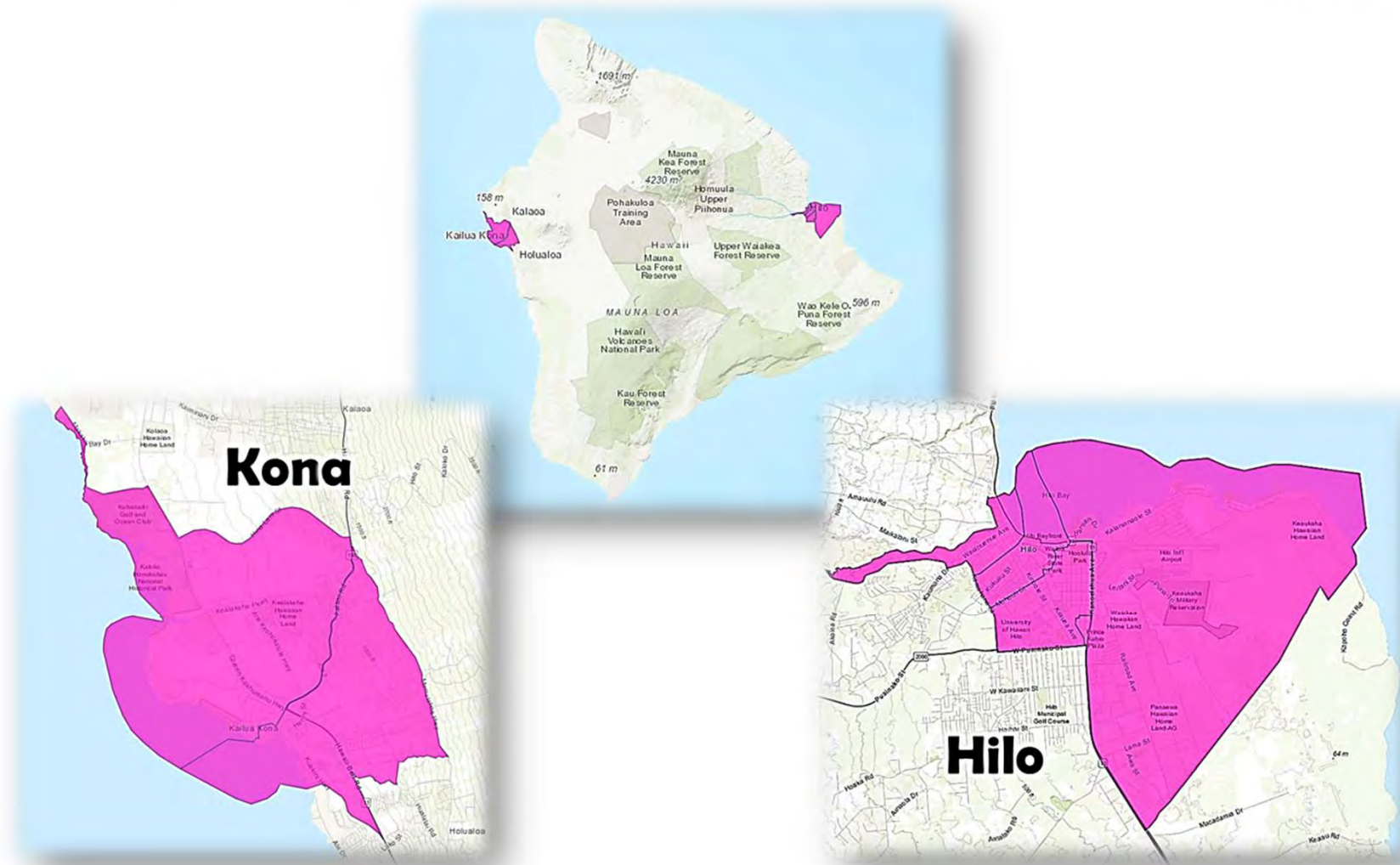
The **poorest 12%** of all Census Tracts in the United States

The 2017 Tax Cuts and Jobs Act's Opportunity Zones promise positive social impact by **driving billions of dollars** in long-term investment into under-resourced communities.



Taxpayers defer tax on eligible capital gains by investing in QOZs via a **private sector** Qualified Opportunity Fund (QOF).
Most Jobenomics chapters are in OZones.

Hawaii County QOZs



For a qualified loan recipient, QOFs can fund up to 100% for land, building and equipment costs.

Qualified Opportunity Fund (QOF)

- A Qualified Opportunity Fund (QOF) is an investment vehicle for investing in eligible property that located in a QOZ.
- \$2 trillion in capital gains sit on the ledgers of investors and corporations.
- Investing in an QOZ can significantly the reduce investor and corporate capital gains tax burden.
- As of 2 October 2019, there are 184 QOFs worth \$44 billion, up from 145 and \$29 billion in 6 June 2019.

National Council of State Housing Agencies



A directory of multi-project Opportunity Zone funding opportunities compiled by NCSHA.

To be added to the directory, [please complete this form](#).

Questions? Contact James Tassos, NCSHA's Deputy Director of Tax Policy and Strategic Initiatives, at jtassos@ncsha.org.

○ indicates new funds added since the last release.

Last Updated: October 2, 2019

444 North Capitol Street NW, Suite 438 | Washington, DC 20001 | 202-624-7710 | info.ncsha.org | ncsha.org

<https://www.ncsha.org/resource/opportunity-zone-fund-directory/>

In 2020, QOFs are projected to have **\$100 billion** for investment in underserved and under-resourced communities.

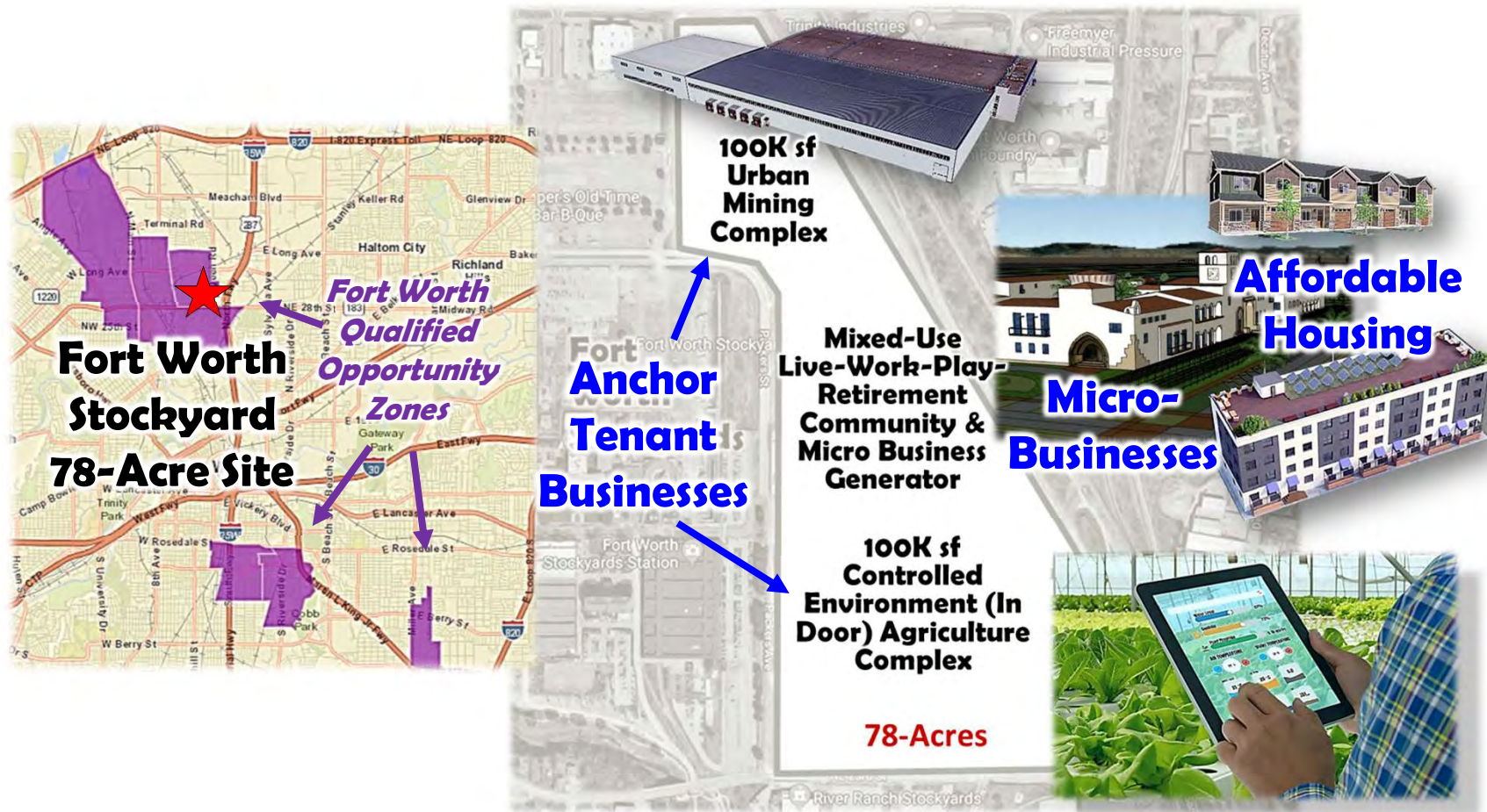
QOF Conundrum

- QOFs are classified as “impact investors” that are challenged to balance social impact and capital gains.
- Average QOF has \$400 million and usually seek 10 big projects (\$40 million range) as opposed to 100 small projects (\$1 million range).
- Most QOZ projects are usually very small, unproven startups and risky, which are hard to fund.
- Most QOZs projects involve large “gentrified” real estate deals owned by outside entities as opposed to locally owned and operated businesses.
- Almost all QOFs stipulate “**Mixed-Use Development**”



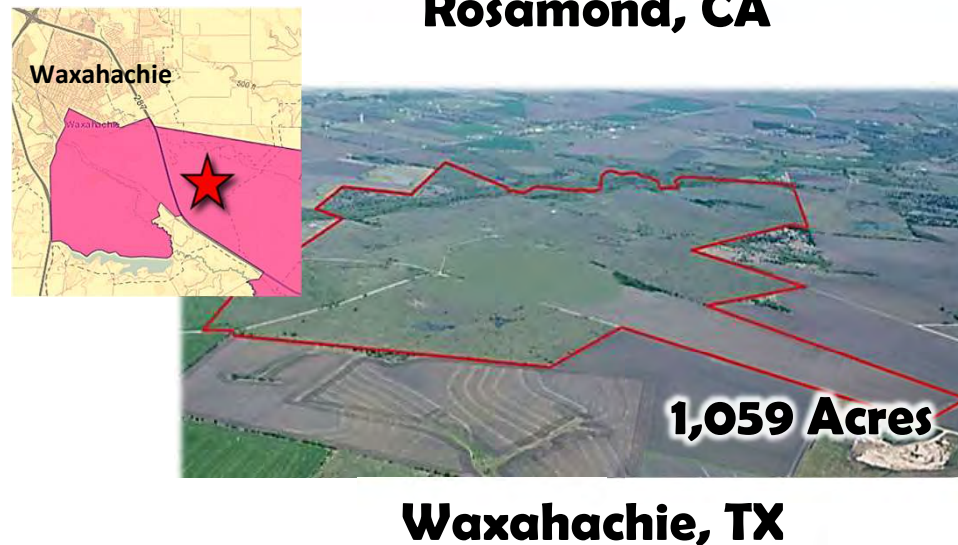
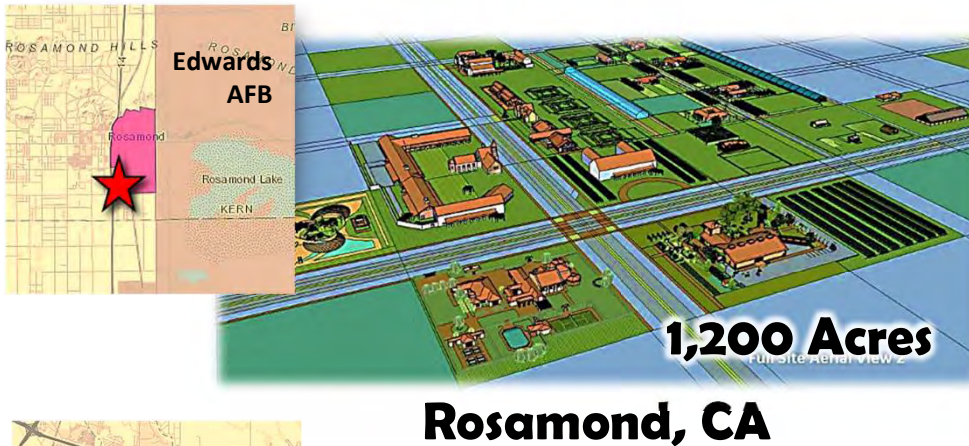
Jobenomics recommends a large (\$50M level), mixed-use, master-planned, locally-owned, community approach for QOF financing.

Jobenomics Fort Worth **Urban** Master-Planned, Mixed-Use, Veteran-Owned Community



Jobenomics “**Shopping Mall**” approach combines real estate development, LEED Platinum construction, anchor tenant/micro-business creation, all in a sustainable and affordable **urban** ecosystem.

Master-Planned, Mixed-Use **Rural** Agrarian Communities: California, Texas & North Carolina



Jobenomics is working with community leaders, real estate developers and leading industry officials to build master-planned **rural** communities and business plans that are attractive to QOFs.



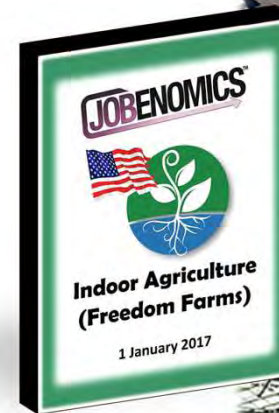
Quick-Start Programs Tailored for QOZs and QOFs

- **Controlled Environment Indoor Agriculture**
 - **Enhanced Water Programs**
- **Urban Mining/eWaste & Plastics Processing**
- **Digital Economy Jobs & Digital Academies**
- **Direct-Care/Remote-Care/On-Demand Care**
 - **Renewable Energy & Energy Services**
 - **Business Generators and E-Clubs**
 - **Heritage & Experiential Tourism**

Controlled Environment Agriculture (CEA)

- CEA is the process of growing high-value plants and crops inside a grow room or greenhouse.
- CEA allows a grower to maintain **temperature, light**, carbon dioxide, humidity, water, pH levels, and nutrients to produce crops in ideal growing conditions with maximum yields.
- Jobenomics CEA program is focused on mass-producing agribusinesses, micro-farms and agricultural-related jobs.

**Central Large
Growing, Processing
& Distribution
Center**



**Local Small
Growing Centers**



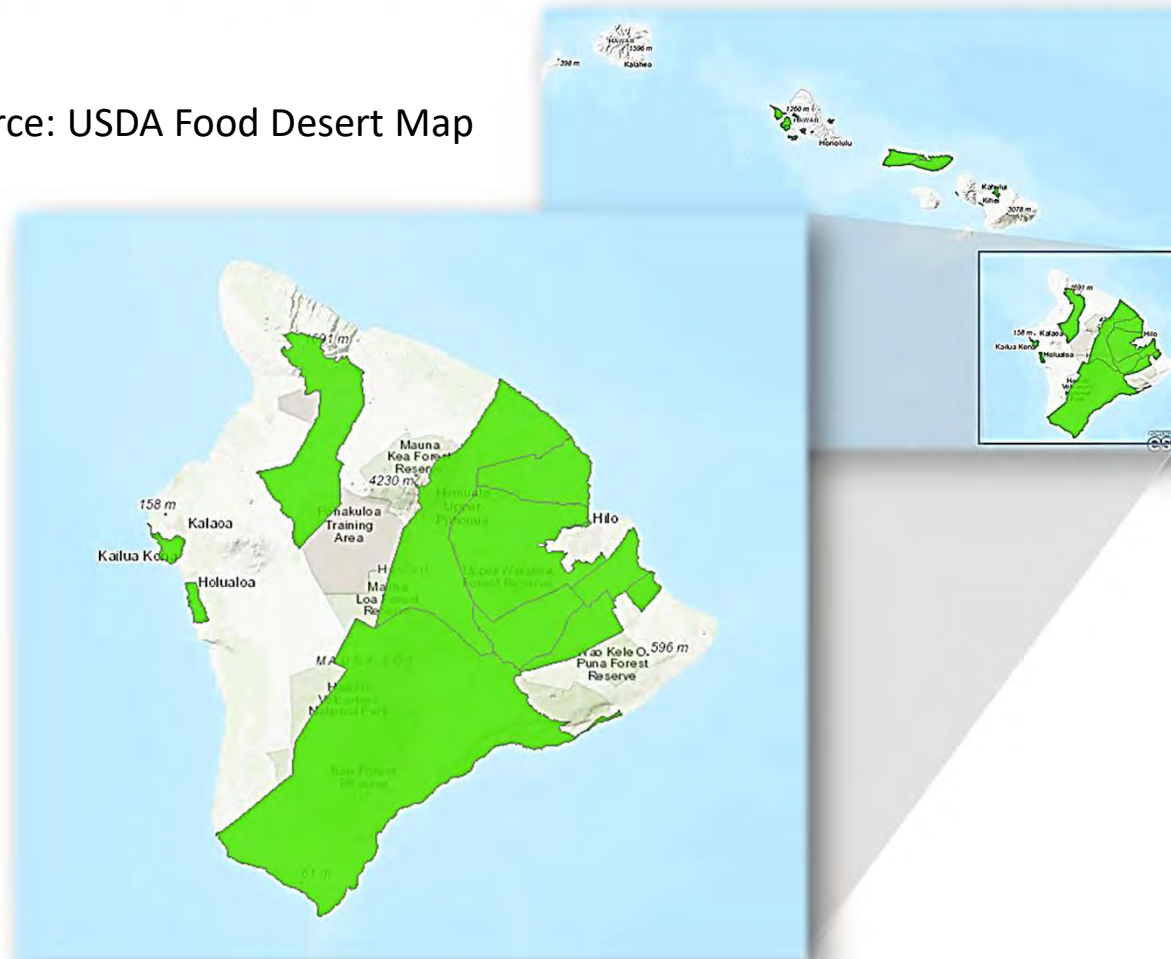
Global CEA market is projected to grow to **\$15.3 billion by 2024**, up from **\$6.5 billion in 2017**, potentially creating thousands of businesses and several million jobs in underserved rural and urban communities.

Hawaii's Food Deserts



Low-income census tracts where Hawaiians are more than 1 mile (urban) or 10 miles (rural) from the nearest supermarket.

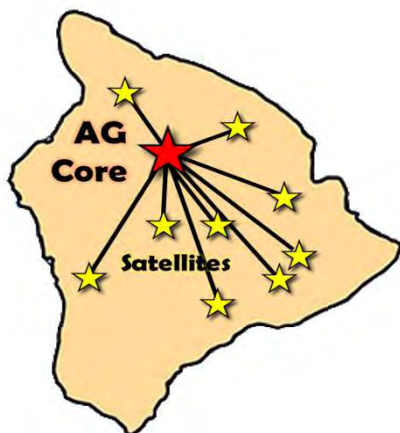
Source: USDA Food Desert Map



Hawaii County needs fresh organically-grown, farm-to-table food for local consumption and export to regional markets.

AG Core & Local CEA-Farms

- **AG Core** is the central operation that manages, trains, and implements satellite centers. AG Core processes and ships locally-grown food to local, regional and international outlets.

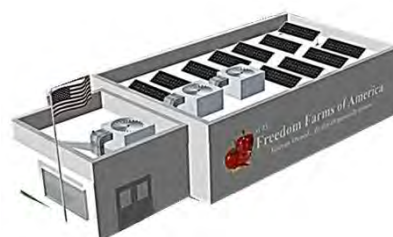


**Large Grow Center(AG Core)
With Controlled
Environment &
Vertical Farming**



Jobenomics Partner, www.ACTSFFA.com

- **Satellite** CEA-farms will first satisfy local needs and then ship remaining produce to AG Core.



**Produce On Demand
(POD) Greenhouse**



**GAP, GHP, FSMA
Compliant Greenhouses**



Goal: Establish agrarian communities with large grow centers and numerous smaller agrarian satellite businesses across Hawaii County

Example of a Large Agrarian Community

1200-Acre Freedom Farm Complex designed by ACTSFFA/Oculus



Jobenomics Partner, www.oculusarchitects.com/mies_portfolio/acts-freedom-farm/



2.6 million sq. ft. of indoor controlled environment agriculture, greenhouse village, hotel, farmers market, winery, production and distribution facilities, commercial/community/education/worship centers, and hundreds of single-family homes and apartments.

Micro Farm & Farmers Market



There is high demand for organic farm-to-table vegetables and produce in under-served community “food deserts”.

High \$ Value CEA Products

Common Crops

- Culinary Herbs
- Lettuce
- Spinach
- Tomatoes
- Strawberries
- Peppers
- Cucumbers



Specialty Crops

- Medicinal Herbs
- Flowers
- Mushrooms
- Ground Covers
- Ornamental Grasses
- Bamboo
- Hemp

Herbs are highest value crop. Hemp is the fastest growing agricultural industry in the United States.

Industrial Hemp Products



Body-Care Products



CBD Oil



Food Supplements



Apparel



Fertilizer



Capacitors



Biofuels



Paper



Rope



Hempcrete

The **U.S. Hemp-CBD market** is growing faster than marijuana and will be a **\$22 billion industry by 2020** (up from \$600m in 2018).

Live/Work Urban Agrarian Communities



Affordable homes for Jobenomics Hawaii County participants.

SuperWater HyOx Drinking Water



Florida Bottling Plant

Jobenomics Partner, www.superwaterhyox.com



SuperWater HyOx increases the dissolved oxygen content in water by **300%**, which is essential for healthy organisms.

SuperWater HyOx Agriculture Applications

Soil Improvement



Cherry Tomatoes



Sugar Cane



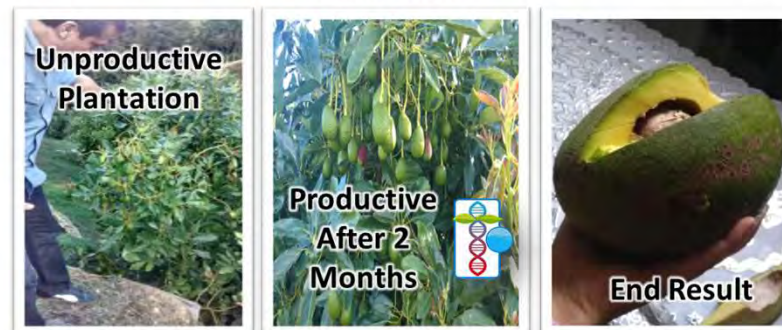
Limes



Coffee



Avocado



Now doubling the growth of traditional agriculture in South America, 26

SuperWater HyOx Environmental Remediation



**HyOx Floating
Oxygenator GPS
Solar Powered
Drone**



Waterways, Lakes And Ponds



Illegal Mining Mercury Cleanup



SuperWater HyOx is mitigating many forms of pollution.

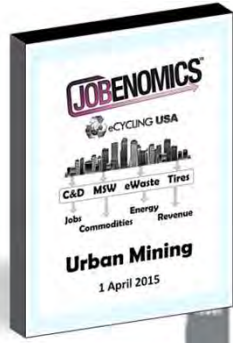
SuperWater HyOx Environmental Remediation

Floating Oxygenator GPS Solar Powered Drone

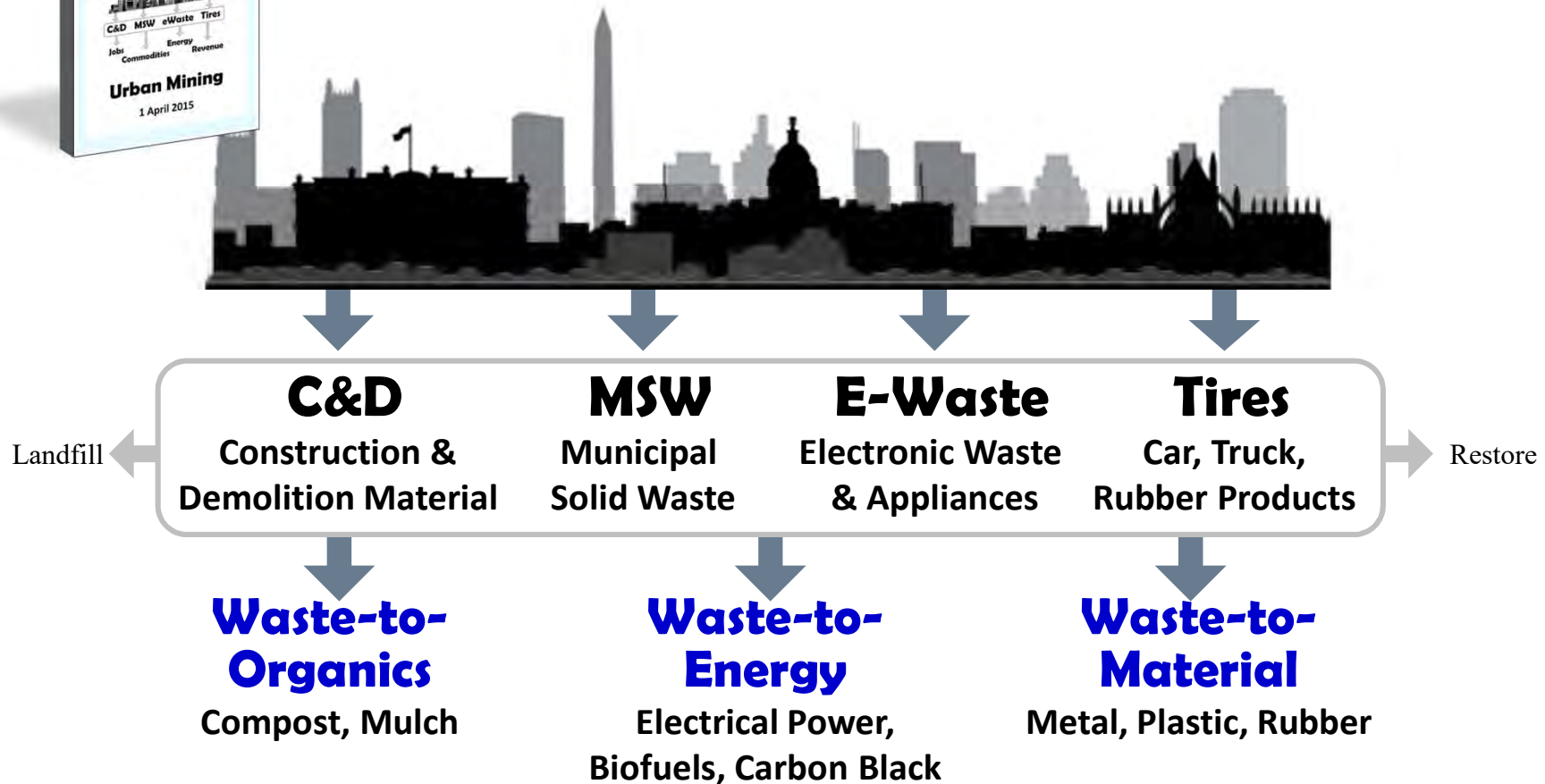


Reduces contamination of waterways, lakes and ponds

Jobenomics Urban Mining



Reclamation of valuable raw materials and metals from urban waste streams.



Urban Mining Goal: Monetize urban waste streams to produce businesses, jobs and revenues for workforce development.

eWaste Materials Reclamation Facility

JOBENOMICS™
Hawaii County



100 Operational Sites Worldwide

Jobenomics Partner, www.urt-recycling.com

End-of-life appliances and electronics is America's fastest growing waste stream. Our system can be operational within 12-months.

Modern Plastics-to-Fuel Complex

EVP R-One Facility

Jobenomics Partner, www.evptechnology.com

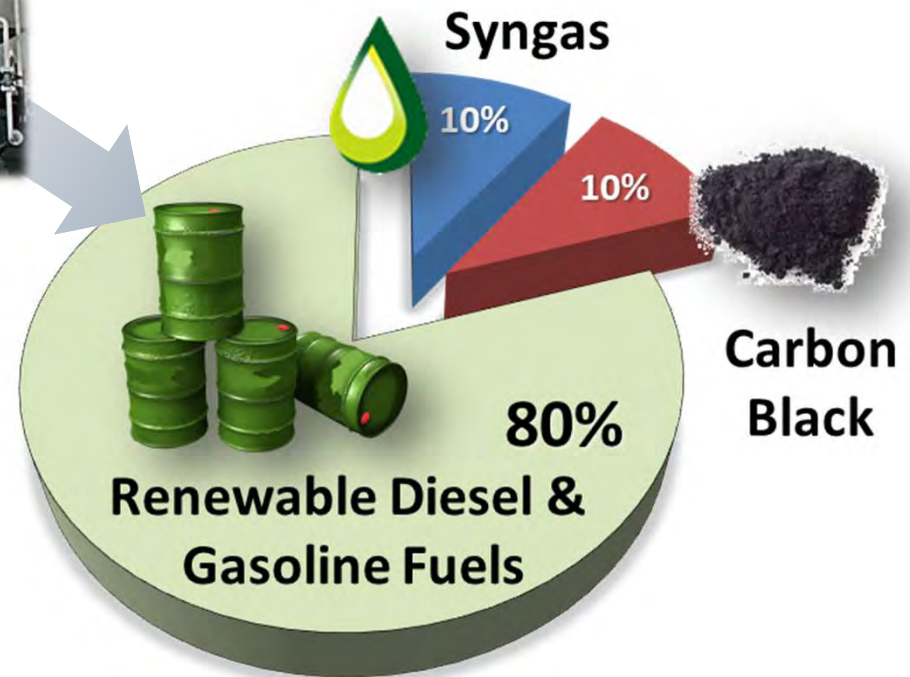


Growing Hawaii Plastics Waste Problem



Imported Plastics Waste

China no longer accepting baled plastic waste

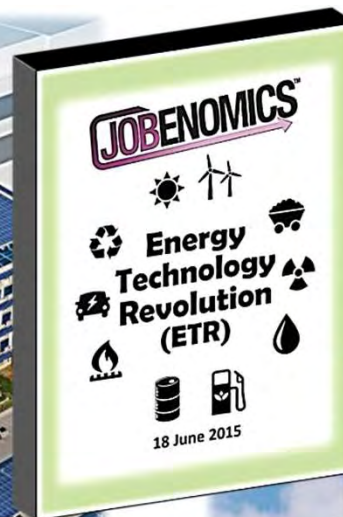


Suppling Hawaii County with high-quality, low-sulfur fuels.

Renewable Energy Businesses & Green Jobs



**Net Zero Buildings &
Communities Installation &
Maintenance Businesses**



**Energy Audit, Weatherization
& Renovation Businesses**

The Energy Technology Revolution will create millions of new micro-business opportunities, such as independent contractors.

Jobenomics Green Jobs Focus



- Jobenomics-EmeraldPlanet partnership involves bringing the world's 1,000 best green job practices to local communities.

Dr. Samuel Lee Hancock

President & Executive
Director, EmeraldPlanet
International Foundation

Creator & Host, The
EmeraldPlanet TV

www.Emerald-Planet.org



Chuck Vollmer

Founder & President
Jobenomics National
Grassroots Movement

EmeraldPlanet Board
Member & Partner

www.Jobenomics.com

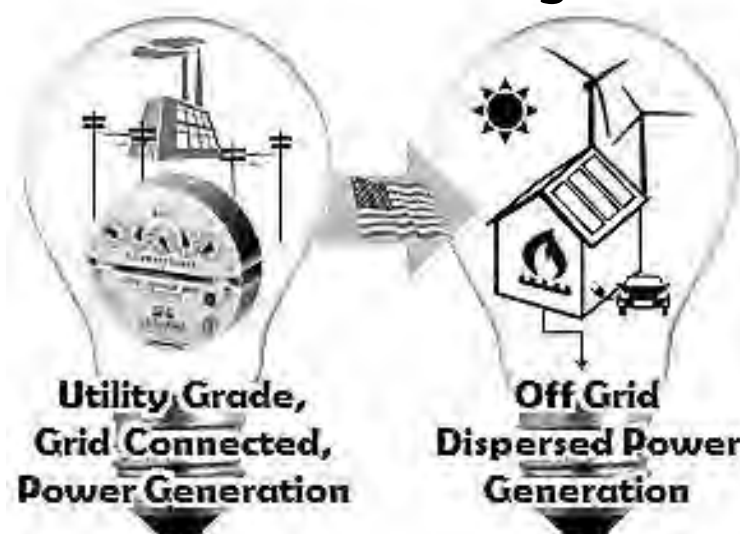
- Partnership focuses on innovative, sustainable, and resilient “green” environmental, economic and community development topics, issues, practices and projects around the globe.
- EmeraldPlanet is also partnered with the U.N. Economic and Social Council and The World Bank Connect4Climate Program.

Sustainable Environmental, Economic & Social Development

Energy Services

- Demand Side Energetics
- Net-Zero Communities/Buildings
- Services: “**Energy’s 3rd Rail**”
 - Energy Efficiency/Conservation
 - Energy Assurance/Security
 - Disaster Preparedness/Recovery
 - Energy-as-a-Service (EaaS)
- Energy Technology Center

Demand Side Energetics



Jobenomics' Joe Sarubbi with President Obama and Mrs. Biden

Digital Economy & Academies



- **Electronic Commerce**
 - Mobile Economy
 - Sharing Economy
- **On-Demand Economy**
- **Apps/Bots Economy**
 - Gig Economy
 - IoT Economy

Digital Academies



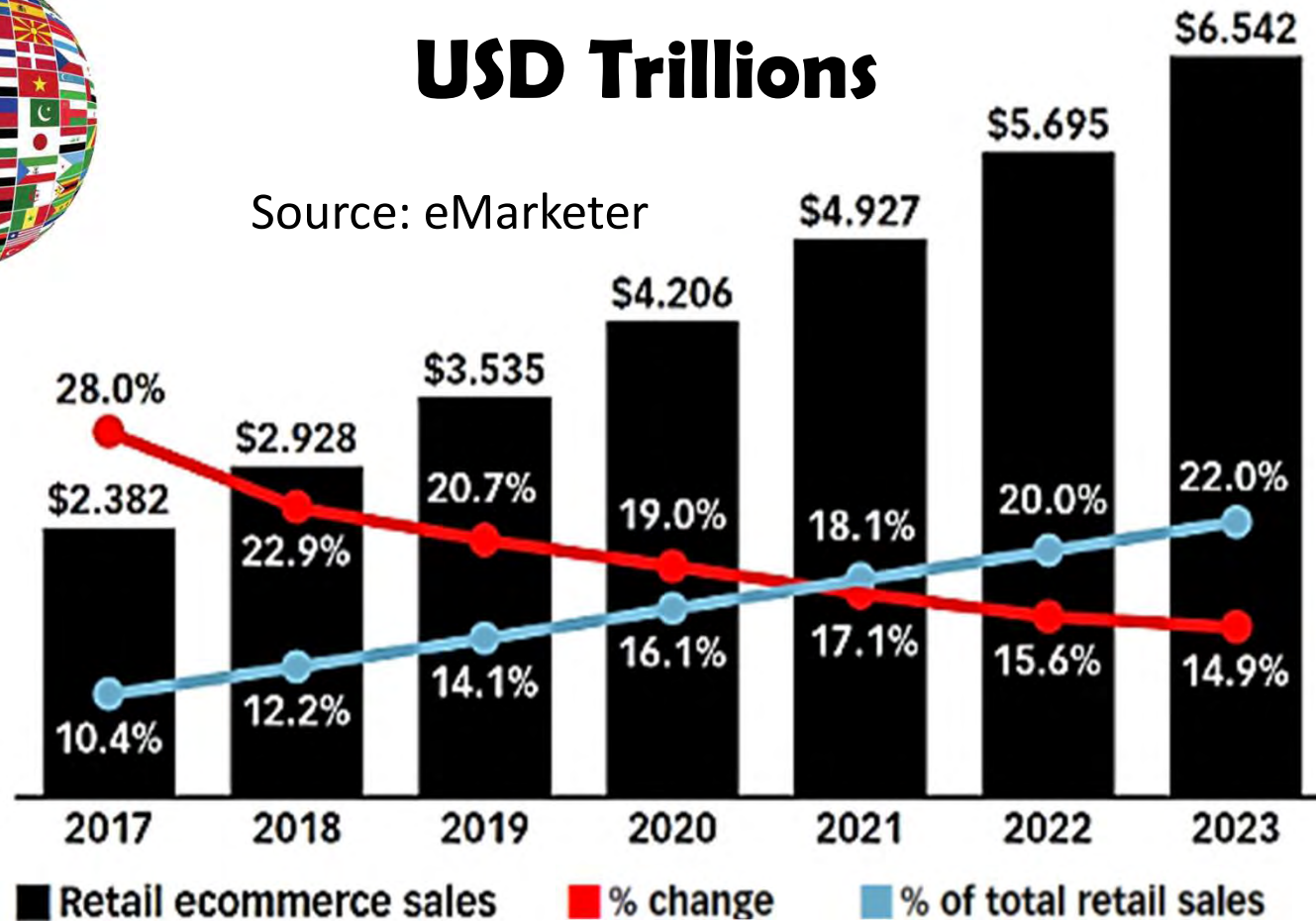
The tradition economy growing at 2% per versus eCommerce growth of 15% per year. Jobenomics' team of eCommerce experts help set up websites to selling on all major platforms; Amazon, Google, Facebook, eBay and Shopify.

E-Commerce Sales Worldwide



USD Trillions

Source: eMarketer



eCommerce and m-Commerce is growing rapidly as local tech start-ups and international players enter the market.

Internet of Things Economy



A global networked economy of connected things and people, all of which collect and share data about the way they are used and about the environment around them.

- Examples of IoT objects include security systems, self-driving cars, electronic appliances, and integrated household and commercial ecosystems.
- There are over 20 Billion IoT devices. 80 billion by 2025.
- Over 60% of U.S. cities are investing in Smart City IoT. Hawaii County needs to invest in IoT to stay competitive.

The economic value of the IoT as high as \$11.1 trillion per year in 2025. *Source: McKinsey Global Institute*

Jobenomics Direct-Care Program



Direct-Care Services

- Healthcare
- Social assistance
- Behavioral-care
- Elder-care
- Child-care



Direct-Care Center

- Information & Call Center
- Training & Certification Center
- Management and Quality Control



Former women head-of-households are ideal for direct-care jobs.

Direct-Care Telehealth Platforms

Examples of On-Demand Telehealth Programs

- **Teladoc** is the largest telehealth platform with 20 million members and over 3,000 licensed healthcare professionals.
- **DoctorOnDemand** connects patients in minutes to board-certified doctors and therapists over live video.
- **Go2Nurse** is an on-demand nurse/caretaker application service.
- **referralMD**'s standardizes referral network communication between primary care physicians and specialists.
- **American Well** is a complete telehealth service for healthcare companies, employers, or delivery networks.
- **MDLive**'s telemedicine system offers a patient experience, a provider experience, and a call center.
- **SnapMD** is virtual care management system with a patient interface, a provider interface and an administrative back-end.

The US telehealth market is expected to reach revenues of over **\$ 13 billion by 2023, growing at a CAGR of 27%.**

CLINICSTOP Micro Clinic for Diagnosis, Counseling and Remote Care

www.clinicstop.com

JOBENOMICS™
Hawaii County



Ideal for pharmacies, churches, community centers that provide healthcare, social assistance, and behavioral care.

Jobenomics Community-Based Business Generator (JCBBG) Concept



Due Diligence & Candidate Selection Process
Incorporate Self-Employed Business

**9,000
Skills-Based
Training &
Certification
Programs**



**Pipeline System
To Full-Time Jobs
(W2) Or Sub-
Contracted
(1099) Work**

Scaleup Existing Businesses
Startup Micro-Businesses

Primary goal is to mass-produce micro-businesses that are anchored in under-resourced neighborhoods to help alleviate poverty and crime.

Entrepreneur Clubs

- **Club E Atlanta is an entrepreneur empowerment center**
 - Public/private partnership with the City of College Park
 - Training, certification and startup business center
 - Co-working facility (hi-tech, offices, conference center, café)



- **Club E Startups**



E-Clubs can mass-produce startup firms in Hawaii County.

Hawaii Heritage & Experiential Tourism

Pull Advertising → *Push Marketing*

Push Marketing Connects Tourists:

■ Digitally

- Social media-driven approach
- Omni-channel content strategy
- Off-grid & satellite internet

■ Socialistically

- Heritage & Cultural insights
- Environmental interests
- Transcendental experiences

■ Logistically

- Air/ground transportation
- Accommodation/supplies
- Emergency assistance
- Concierge/guide services



Traditional tourism relies on *pull advertising*.
Online *push marketing* advertises personal “**bucket list**” experiences.

Contact Information



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**Jobenomics Founder & President
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www.Jobenomics.com