



ROCKWALL
Economic Development Corporation

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ROCKWALL ECONOMIC DEVELOPMENT CORPORATION ANNOUNCES NEW CHEWTERS CHOCOLATES MANUFACTURING LOCATION

ROCKWALL, Texas – The Rockwall Economic Development Corporation (REDC) has successfully recruited Chewters Chocolates to open a state-of-the-art chocolate manufacturing facility in the Rockwall Technology Park. Chewters is based out of Delta, British Columbia and is known for their organic, simple ingredient, low sugar chocolate brand Chocxo as well as serving as a contract manufacturer for many North American clients. Chocxo has seen large sales growth in recent years, particularly with key US customers, and with their Vancouver-area facility reaching production capacity, Chewters CEO Richard Foley began looking for opportunities for expansion in the US.

“As our business grows in the US, finding a central manufacturing and distribution location that will allow us to effectively service our US customer demand is critical,” said Chewters Chocolates CEO Richard Foley. “We look forward to breaking ground on this exciting build and working with the greater Rockwall community to bring this chocolate factory to life.”

Chewters plans to develop a 189,000 square foot facility on a 10.6-acre tract of land within Phase II of the Rockwall Technology Park. The facility will feature up to four chocolate production lines, warehousing, office space, and a small retail store for direct consumer purchases of chocolate and Chewters / Chocxo merchandise. The company also plans to provide self-guided tours with glass viewing halls, giving visitors a chance to see up close the chocolate production process. Chewters is anticipated to add 120 employees in Rockwall, and make an investment of over \$40 million in their facility and advanced manufacturing and automation equipment.

“We are tremendously excited to announce that Chewters Chocolates has selected Rockwall for their expansion,” said REDC President Phil Wagner. “First and foremost, their investment will serve to broaden the tax base for the City, County and School District – helping ensure we can continue to have high quality governmental services in Rockwall without all of the tax burden being placed on local residents. Beyond that, the retail store and plant tours Chewters will provide will bring a public element to the Tech Park that we have never had before.”

Chewters selected Rockwall after contacting the Office of the Governor of Texas and initiating a process to request proposals. The REDC responded to the request in January 2021, and by March 2021, Foley was in Rockwall for a site visit. Later that month, Foley wrote an Expression of Interest letter, stating his intent to build a chocolate manufacturing facility in Rockwall. By October, Chewters and the REDC had entered into a formal land acquisition, development, and incentive agreement.

“Exceptional companies are flocking to the Lone Star State because of our world-class business climate and unmatched, highly skilled, diverse workforce,” said Governor Greg Abbott. “Chewters

Chocolates' expansion into Texas is a major boon for our economy and the hardworking people of Rockwall, and I look forward to a continued partnership with the company as we create greater economic opportunities and brighter futures for all Texans."

In May 2022, Chewters signaled their intention on starting the project by hiring design-build firm DB Constructors out of Fort Worth, Texas. The facility is currently under design, while engineering and site plan approvals will be considered in the coming months. Chewters plans to break ground on their facility around the conclusion of the year, with plans to be fully operational in the beginning of 2024.

About Rockwall Economic Development Corporation

Since 1996, the Rockwall EDC has actively worked to retain, expand, and recruit industry to Rockwall. The mission of the Rockwall Economic Development Corporation is to broaden and diversify the tax base through new business attraction, land acquisition and development, progressive infrastructure, corporate business expansion, and job creation. For more information about the Rockwall EDC, call (972) 772-0025 or visit www.RockwallEDC.com.