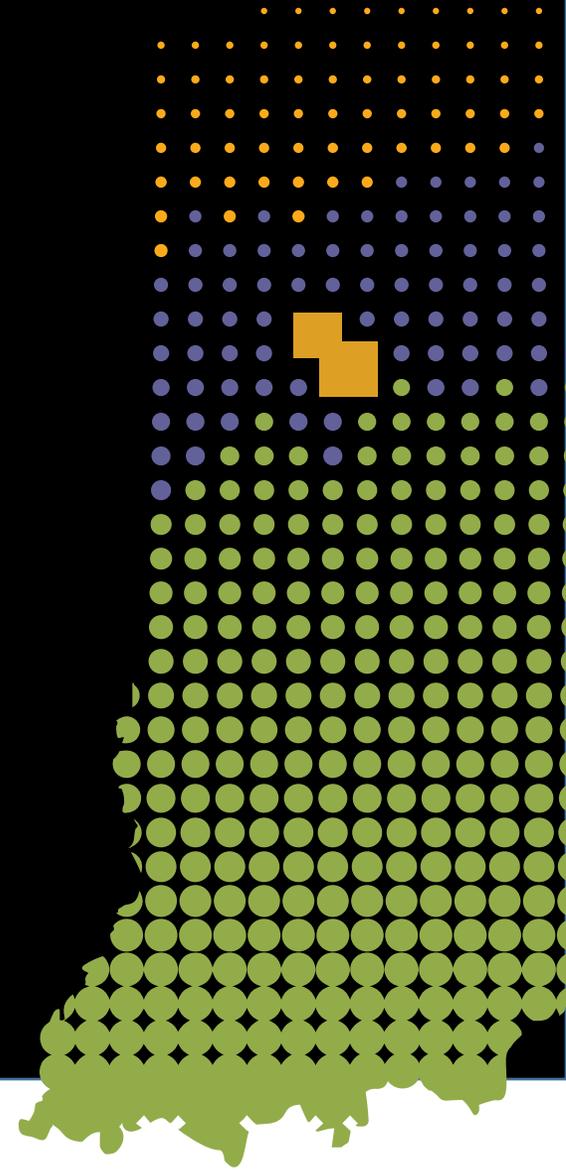


HOOSIER HEARTLAND
Industrial Park



Shovel Ready. ROI Rich.

So, you've identified the Midwest as your hottest blue-chip market?

Start your business faster and maximize your success potential

in the Hoosier Heartland Industrial Park



WHY HHIP?

Because Indiana is
The “**Best State for Business**”



#1 in the U.S. for
low cost of doing
business
(CNBC, 2015)



#1 in the Midwest
#2 in the U.S.
Best States for Business
(Forbes Magazine, 2015)



#2 in the U.S. for
easiest regulatory
environment
(CNBC, 2015)



WHY HHIP?

Because Indiana is More Productive



**#1 in the U.S. for
percentage of
workforce in
manufacturing**
(U.S. Bureau of Labor Statistics, 2015)



**#1 in the U.S. for
share of advanced-
manufacturing
employment**
*(Ball State University Center for
Business & Economic Research, 2016)*



**#2 in the U.S. for
manufacturing
employment growth**
4.5% to the U.S. avg. 1.6%
(U.S. Bureau of Labor Statistics, 2015)



WHY HHIP?

Because Carroll County has Abundant New-Business Resources

- Per-acre land values as much as 20% less than surrounding counties
- 3rd lowest property tax rate among Northwest-Central Indiana's 12 counties, and well-below state's average *(Purdue University Extension Office, 2016)*
- Diverse financial resources
 - State tax credits
 - Grant funding
 - Tax-increment financing (TIF)
 - Flexible incentive plans



WHY HHIP?

Because Carroll County has Abundant New-Business Resources

- 6-county labor pool with 360k people—and counting
- #1 in the state for workforce grant applications & programs, including:
 - Advancing manufacturing scholarships
 - Ivy Tech Community College's Certified Production Technician (CPT) Program
 - Ready-to-Work training programs
 - — and more



WHY HHIP?

Because the Site Offers Plug-n-Play Infrastructure

- Site-ready amenities include:
 - Electric
 - Gas
 - Fiber optics
 - Water/sewer
 - Detention pond
 - Curbs/gutters

—which means...



WHY HHIP?

Because the Site Offers Plug-n-Play Infrastructure

- Lower construction costs
- Zero impact fees with minimal permitting
- Earlier business launch



WHY HHIP?

Because the Site Offers Great Logistics Access

Only 1 day away, by ground,
from 75% of the U.S. population

- 15 minutes to Interstate 65
- 20 miles to Purdue airport
- 78 miles to Indianapolis
- 90 miles to Ft. Wayne
- 124 miles to Chicago
- 185 miles to Louisville





WHY HHIP?

Because Our Community Has the Most Business-Passionate People

Here, “business-friendly” isn’t just talk. Let our record show we:

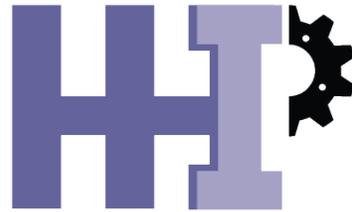
- Honor tax-abatement requests
- Welcome discussions about new incentive ideas
- Clear whatever hurdles we can to close the deal



WHY HOOSIER HEARTLAND INDUSTRIAL PARK?

Because no other Midwest site offers more to maximize your business success potential.
Period.

Let's get down to business.



HOOSIER HEARTLAND
Industrial Park

Shovel Ready. ROI Rich.

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