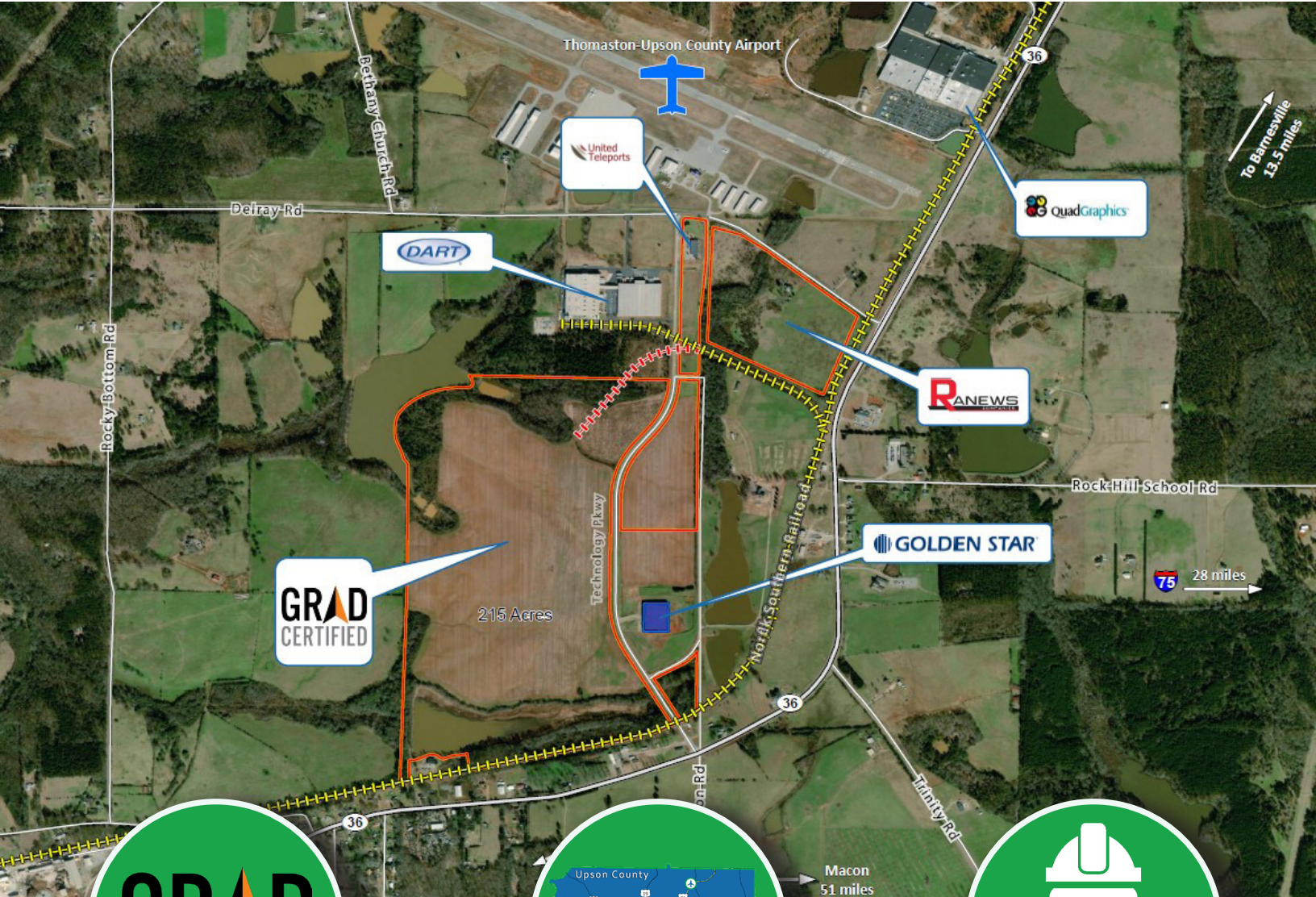


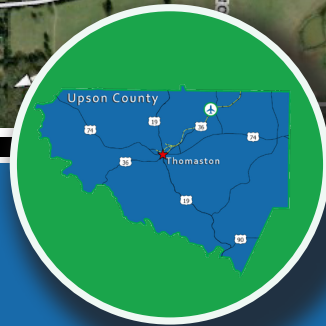
CENTRAL GEORGIA BUSINESS AND TECHNOLOGY PARK

TECHNOLOGY PARKWAY, THOMASTON, GA 30286

BuildUPSON
THOMASTON - UPSON DEVELOPMENT AUTHORITY
www.thomastonupsonida.com



GRAD
READY



TRANSPORTATION
NETWORK



SKILLED
WORKFORCE

KYLE FLETCHER, GCED
Executive Director
Thomaston-Upson County IDA

706.647.7007
kfletcher@thomastonupsonida.com
www.thomastonupsonida.com



HIGHLIGHTS

- ➡ 240-acre park with on-site utilities
- ➡ GRAD certified
- ➡ Property available for sale
- ➡ Zoning: Industrial
- ➡ Freeport Exemptions for Class 1, Class 2 and Class 3 commercial and industrial inventory at 100% for each class
- ➡ Tier 2 County

DEMOGRAPHIC SUMMARY

Upson County 45 Minute Drive Time

Population	479,145
Median Age	39.5
Available Work Force	220,641
Work Force Participation Rate	58.0%

Source: JobsEQ 2020

A SAMPLE OF KEY EMPLOYERS

Dart Container	Manufacturer of plastic food service products
Interfor U.S., Inc	Lumber manufacturing & treatment
Standard Textile	Textile products for the healthcare & hospitality industry
Quad/Graphics	Commercial contract printer of magazines
TenCate Protective Fabrics	Flame resistant fabrics for the Fire Service, Industrial and Military markets
Crown Technology	Manufacture thermoplastic pavement markings

Source: ESRI 2020

UTILITIES

- ➡ Natural Gas: On-Site - 6" Main
- ➡ Public Water: On Site - 12" Main
- ➡ Sewer Service: On-Site - 8" Main
- ➡ Electric Service: On-Site

AIRPORTS

- Thomaston-Upson County Airport..... 0 mi
- Middle Georgia Regional Airport..... 49 mi
- Atl. Hartsfield-Jackson Int'l Airport..... 72 mi
- Augusta Regional Airport..... 120 mi

HIGHWAYS & INTERSTATES

- GA State Route 36..... 0 mi
- GA State Route 74..... 2 mi
- US 19..... 5 mi
- Interstate 75..... 27 mi
- Interstate 16..... 57 mi
- Interstate 85..... 78 mi

PORTS

- Port of Savannah..... 200 mi

