

- Rural Industrial Park
- 20 Minutes NW of Waterloo/Cedar Falls
- 3 Miles NW of Shell Rock
- County of 14,000 Residents

Butler Logistics Park

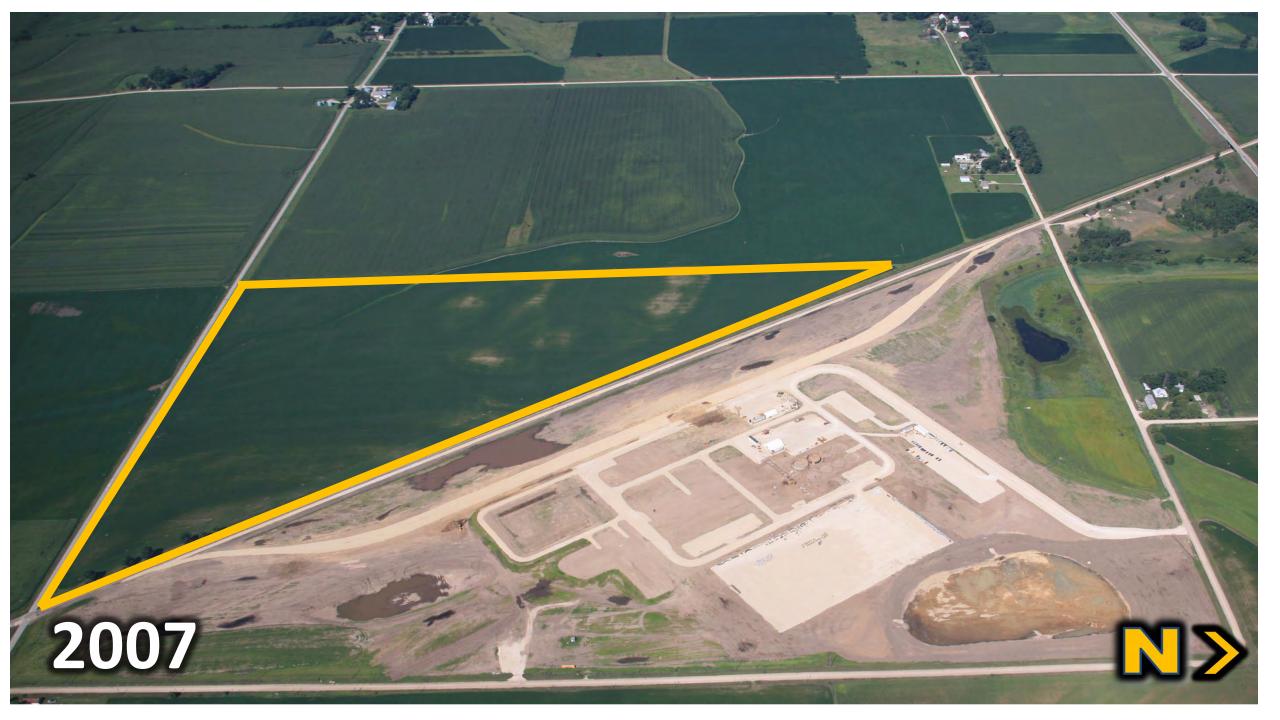
2005 & 2006

Identified sites for possible ethanol plant project. Hosted multiple site visits from various companies....

2006

Successful in attracting Hawkeye Renewables.

Project needed 75 acres. Parcel was 150 acres. Excess land was acquired by Iowa Northern Railway. Concept of BLP was born.



Ethanol Plant begins operation.

EF5 Tornado in Parkersburg & New Hartford Devastating floods in multiple communities

2012

Spec building construction begins



Spec building sold to Zinpro Corporation new Mfg & warehouse facility (sold before completed)



American Colloid Company selects the industrial park for a new plant.



New paved road using RISE to serve both Zinpro and Amcol built.

Most of the remaining land has now been occupied.

2019

TrinityRail selects our park for the largest railcar repair and retrofit facility in the Midwest.

TrinityRail project

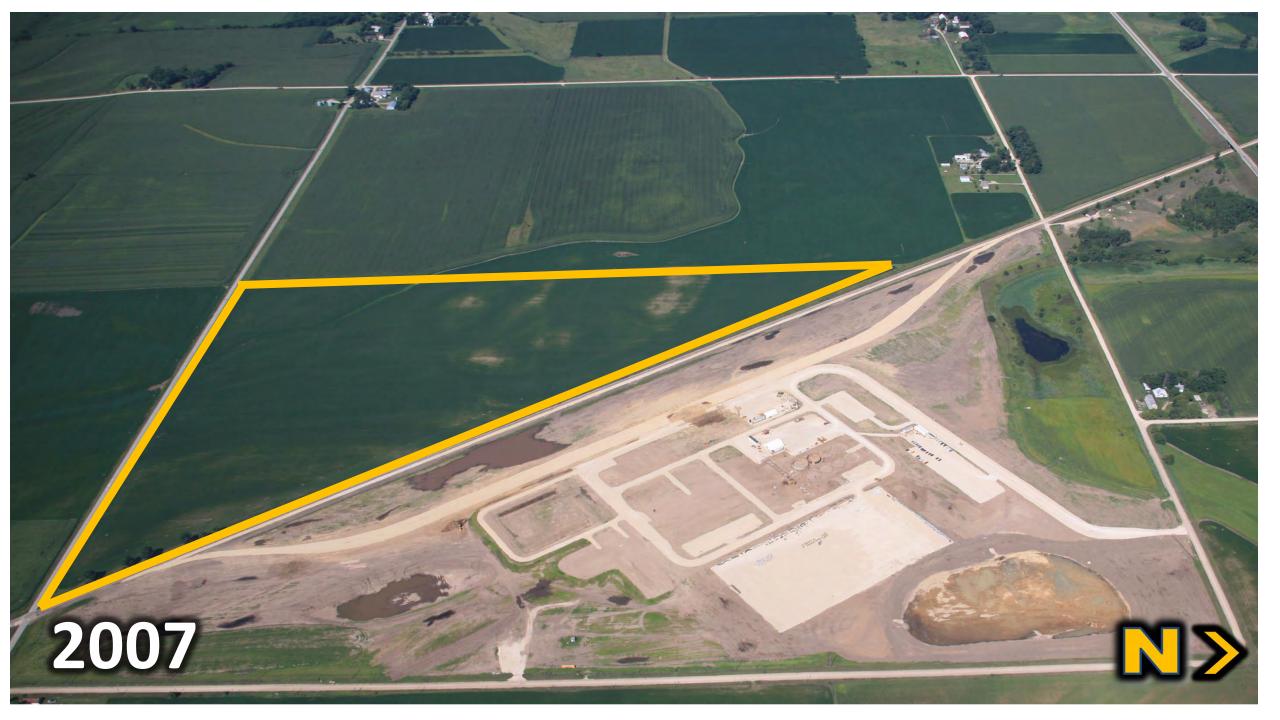
- Required acquisition of three acreages
- over 200 acres of land
- paving an existing gravel road

2019

Butler Intermodal Terminal Announced

2020

Shell Rock Soy Processing plant announced





• Capital Investment & Jobs Created

Hawkeye Renewables - Flint Hills - POET	\$160 mil	60
Zinpro (expansion in 2022)	\$40 mil	50
American Colloid - Mineral Technologies	\$3 mil	12
TrinityRail	\$80 mil	263
Butler Intermodal		10
Shell Rock Soy Processing	\$270 mil	64
	553 mil	459

An Industrial Park Developed From Partnerships

Iowa Northern Railway

Butler County REC & Corn Belt Power - Electric & RLF Funding

Land Owners

Butler County Board of Supervisors - TIF

Butler-Bremer Communications - Fiber Optics Broadband

Iowa Regional Utilities Assn. & City of Shell Rock - Water/ Waste Water

MidAmerican Energy – Natural Gas

Iowa DOT - RISE

Butler County Engineer

