

# IADG SPONSORS AND MEMBERS



IADG's services are made possible through generous support of Iowa's electric cooperatives, municipal electric and telecommunication members. IADG is governed and guided by the generation and transmission power cooperatives that provide wholesale power to Iowa's distribution cooperatives.

## SERVICES

IADG provides consultation and assistance that helps communities and businesses achieve their project development goals. Our team of economic development professionals are knowledgeable, supportive, and accessible.

### We can assist with:

- Site and Building Selection
- Financial Incentive Packaging
- Technical Assistance
- Data Resources
- Marketing and Communication Services
- Community Resources and Services

### IADG has supported:

- Projects – Over 2,450
- Investment – Over \$13.9 billion
- Jobs (new and retained) – Over 57,500
- Spec. Buildings – 74 totaling over 2.2 million sq. ft.
- Industrial Parks – 95 totaling over 7,200 sq. ft.

**CONTACT IADG FOR AVAILABLE SITE AND BUILDING OPTIONS AND ASSISTANCE WITH YOUR NEXT PROJECT.**

800.888.4743  
iadg@iadg.com  
www.IADG.com

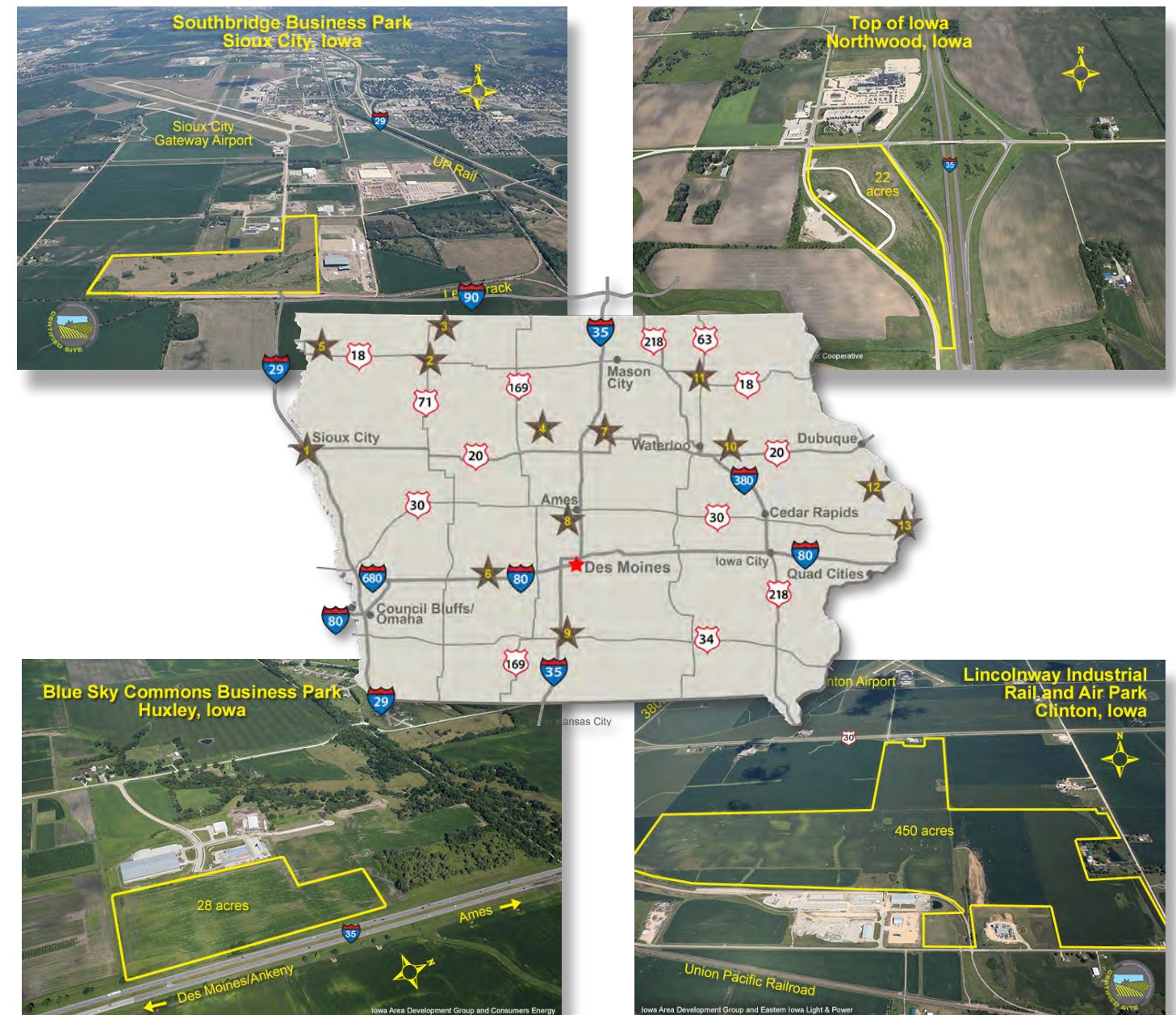
2600 Grand Avenue, Suite 430  
Des Moines, IA 50312



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# Industrial Site Guide



**Partners in Progress for Business and Community Success**

VISIT [www.IADG.com](http://www.IADG.com) TO VIEW THESE AND OTHER PROPERTIES IN IOWA.

**SIOUX CITY**



- Southbridge Business Park**  
 • 119 Acre Site / Certified Site  
 • Minutes West of I-29  
 • Minutes South of Sioux City & Regional Airport  
 • Rail Spur(s) and Full Infrastructure On-Site



**SPENCER**



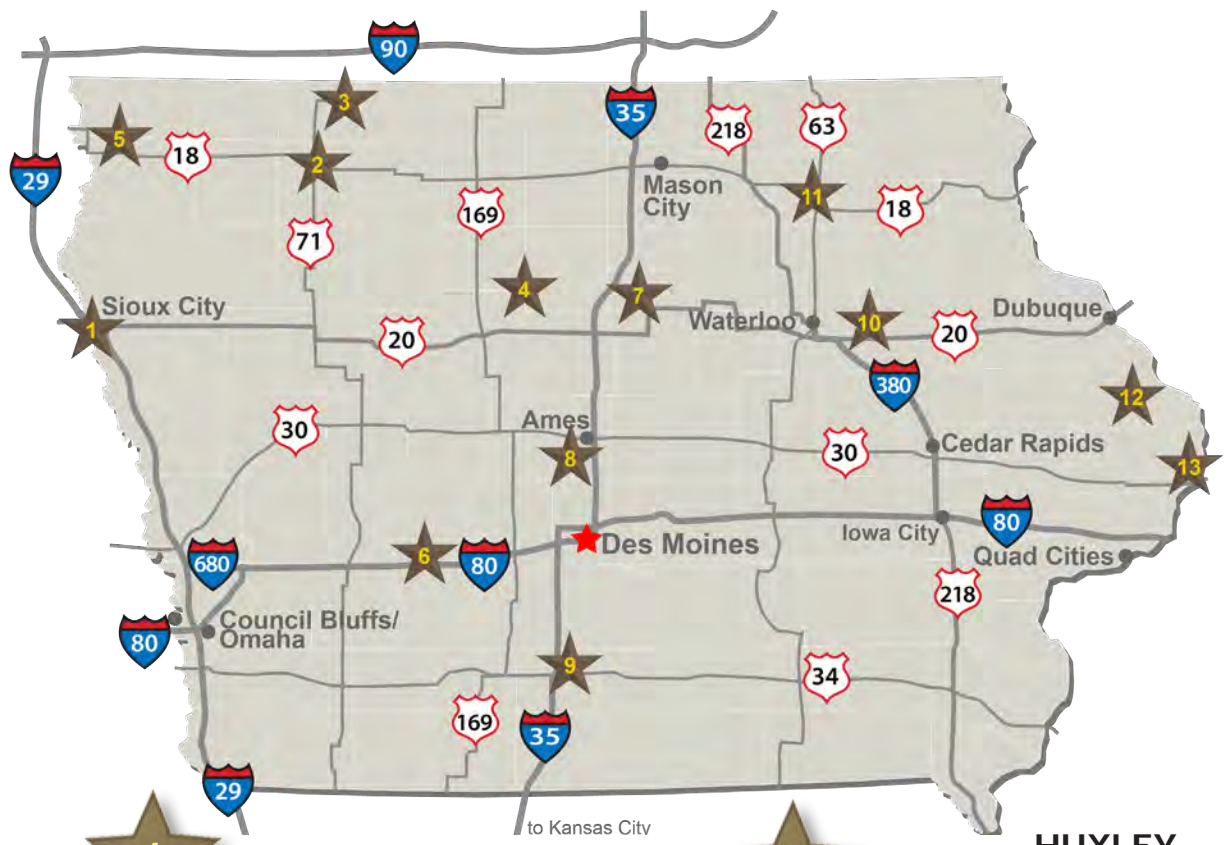
- Green Industrial Center**  
 • 140 Acre Site  
 • Minutes to U.S. Hwys 71 & 18  
 • 40 Minutes to I-90  
 • Full Infrastructure On-Site

**SPIRIT LAKE**



- East Lakes Industrial Park**  
 • 130 Acre Site  
 • U.S. Hwy 71 Frontage  
 • 20 Minutes to I-90  
 • Fully Served Park

Visit [www.IADG.com](http://www.IADG.com) or call 800-888-4743 for confidential assistance with site visits, local incentives and pricing information.



**EAGLE GROVE**



- Wright County Agribusiness Park**  
 • 75 Acre Site  
 • 20 Minutes West of I-35  
 • Located South of Prestage Foods  
 • Fully Served Site

**ROCK VALLEY**



- Rock Ridge Business Park**  
 • 35 Acre Site  
 • U.S. Hwy 18 Frontage  
 • 40 Minutes to Sioux Falls  
 • Fully Served Park

**STUART**



- Stuart Rail Park**  
 • 143 Acre Site  
 • Rail Spur and Full Infrastructure On-Site  
 • Minutes to I-80  
 • 30 Minutes West of Des Moines Metro

**IOWA FALLS**



- Iowa Falls/Hardin County Industrial Rail Site**  
 • 295 Acre Site / Certified Site  
 • Dual Rail Capabilities  
 • Minutes North of U.S. Hwy 20  
 • 15 Minutes East of I-35



**HUXLEY**



- Blue Sky Commons**  
 • 28 Acre Site  
 • I-35 Access & Visibility  
 • 30 Minutes North of Des Moines Metro  
 • Fully Served Park

**OSCEOLA**



- E. Eddy Saylor Business Park**  
 • 138 Acre Site  
 • Minutes to I-35  
 • 40 Minutes South of the Des Moines Metro  
 • Fully Served Industrial Park



**INDEPENDENCE**



- Larson Industrial Park**  
 • 71 Acre Site  
 • 30 Minutes East of Waterloo  
 • U.S. Hwy 20 Frontage  
 • Fully Served Park

**NEW HAMPTON**



- New Hampton Industrial Park South**  
 • 120 Acre Site  
 • Minutes to U.S. Hwy 63  
 • 40 Minutes North of Waterloo  
 • Full Served Site

**MAQUOKETA**



- Highway 61 Industrial Park**  
 • 60 Acre Site  
 • U.S. Hwy 61 Frontage  
 • 40 Minutes to Davenport and Dubuque  
 • Fully Served Site

**CLINTON**



- Lincolnway Industrial Rail and Air Park**  
 • 450 Acre Site / Certified Site  
 • Rail Served Site  
 • U.S. 30 Access  
 • Minutes to Regional Airport

