

## TRANSPORTATION CLAIMS TO FAME



**First Coast Expressway**  
Connecting I-10 to I-95



**2 CSX Rail-lines**



**Clay County Port**  
St. Johns River Frontage



**2 Airports in Clay**  
12 Regional

# Why Clay County?

**1700**  
ACRE

Industrial Park with  
St. Johns River frontage

UP TO  
**30%**

Utility and real estate cost  
savings vs. Jacksonville

**80%**

Resident commuter rate

**2<sup>ND</sup>**

Highest educated residents  
in the region's workforce.

## OUR POINTS OF PRIDE:



### A-Rated School District

JH & HS Career and Technical Education program offers 35 specialties with students earning approx. 2,000 nationally recognized industry certifications each year.



### Highest population growth projections

in the region over next 15 years. Population growth projections are 4x that of Jacksonville/Duval county.



### Labor costs are 15 to 30% lower

in Clay County vs. Jacksonville MSA



## JJ Harris, President of Economic Development

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Immediately south of Jacksonville along the western banks of the St. Johns River, Clay County has all the amenities of a major metro area. Clay is home to a variety of industries, technical businesses, and numerous business parks. North Florida's newest interstate, the First Coast Expressway (FCX), is currently under construction and will connect I-10 in Duval to I-95 in St. Johns. New business development is already under construction along the path of the FCX.

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## ANNOUNCEMENTS

**CALAVO GROWERS, INC.**, an international agribusiness, chose the Northeast Florida Industrial Center in Green Cove Springs for its expansion into the Southeastern US. Calavo Growers has operations in seven states and Mexico, and had global sales of \$857M in 2015. The 91-year old company began local operations in 2015 and plans to hire more than 250 people at its newest distribution center.

**VAC-CON, INC.** began operations in Clay County with the production of four industrial vacuum trucks and five employees in 1985. The employee-owned company is now manufacturing 360 trucks per year and employs nearly 300 people. In 2015, Vac-Con broke ground on a \$10M expansion which will allow the company to add 30 more employees and further increase production.

**PYRAMID MOULDINGS** is a leading OEM supplier of high-quality form-rolled products used in the manufacture of many diverse product lines. Headquartered in Green Cove Springs, with additional operations in Georgia, California, and Mexico, Pyramid serves customers throughout North America. In 2015, Pyramid added an additional 25,000 sq. ft. to their facility, an additional shift, and 25 new employees.

**ALLIANCE & ASSOCIATES FINANCIAL SERVICES, INC.** bought an existing building in Oakleaf to consolidate its three regional offices into a single location. The financial services company expects to employ more than 80 people at its new corporate headquarters.

## TOP 10 PRIVATE EMPLOYERS

Company	Employees
Parallon Business Solutions	1,700
Orange Park Medical Center	1,500
St. Vincent's Clay	1,200
WalMart	1,014
bestbet Orange Park	600
VyStar Credit Union	365
Vac-Con, Inc.	300
Life Care Center of OP	273
Kindred Hospitals, N. FL	245
Vallencourt Construction Co.	250

## COUNTY INCENTIVES

### Economic Development (Tax Increment Grant)

Targets commercial projects that add to the tax base, project new employment in excess of 10 direct, full-time equivalent employees and makes at least a \$1M capital investment.

### Manufacturing Equipment Capital Investment Grant

An incentive designed for relocating companies that invest at least \$1M in manufacturing equipment at the Clay County business location.

### Regulatory Relief

The Clay County government focuses on remaining very pro-business and supportive through fast-track permitting and approvals for job creating economic development projects.

### Large Employer Retention Grant

An incentive designed to retain large employers (over 100 employees) in Clay County.

### Industrial Development Revenue Bonds

Tax exempt bonds to finance the expansion or relocation of industrial development.

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