



**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?

# First Coast Expressway

**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.



**Crawford Powell**  
President of Economic Development



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CPowell@ChooseClay.com**

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 County 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.

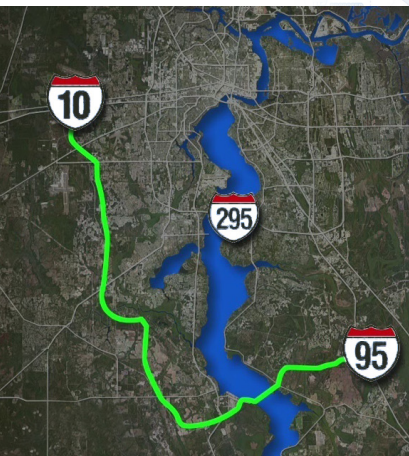


**CLAY FLORIDA**  
Economic Development Corporation  
POSSIBILITY FLOWS | JUST SOUTH OF JACKSONVILLE

# First Coast Expressway

## SR 23: Connecting I-10 to I-95

The First Coast Expressway is driving economic development in Northeast Florida. The bulk of the project runs through the heart of Clay County to connect I-10 in Duval County to I-95 in St. Johns County. Florida Department of Transportation is investing \$1.3B to create this limited access toll-road determined to rapidly increase the development of the area. The 46 mile four-lane divided toll road will include 7 new interchanges in Clay County (13 project total) with traffic flowing through electronic toll gantries without stops.



## MAKING THE COMMUTE EASIER THAN EVER

Area developers and leaders are focused on strategic job centers and workforce housing in proximity to the roadway. Currently 77% of Clay County residents commute into surrounding counties for employment. These commuting residents are amongst the highest earning and educated in the region. Reynolds Industrial Park, Branan Field Village, Challenger Center and Governors Park are providing strategic opportunities for expansion and relocation due to positioning and workforce attraction.

## CONSTRUCTION

Construction of the first segment, I-10 to Blanding Blvd. (SR-21) is complete. The remaining project phases are fully funded. The second segment, Blanding Blvd. (SR-21) to the Shands Bridge, began construction in early 2019 and will conclude by 2023. The third and final segment will begin construction in 2023. The third segment includes a new bridge over the St. Johns River just south of where the Shands Bridge stands currently. The vertical height clearance of the new bridge will be 65 feet. The additional 20 feet of clearance will match the Buckman Bridge's clearance to the north. This will greatly improve marine capability south of the new bridge.



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