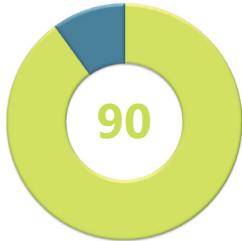


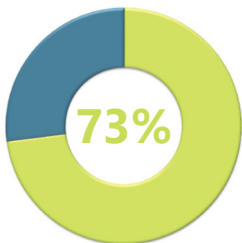
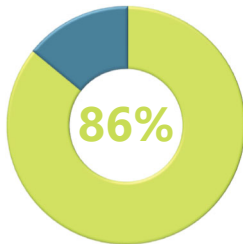
Business Costs

#1 in the US for
lowest business costs as
ranked by Forbes.com



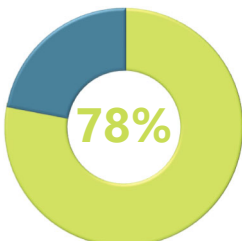
cost of living
index
(Charlotte=98,
US=100)

% of the avg NC
county tax rate
\$0.575 per \$100
valuation
(additional municipal
taxes range from
\$0.38-\$0.6275 per
\$100 valuation)



% of national
avg for industrial
electricity costs;
5.32 cents/kWh

2.5% NC corporate
income tax rate,
lowest in the US



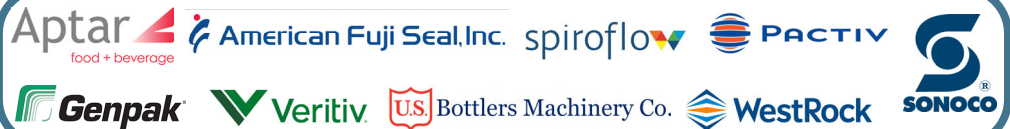
% of the US tax
index for the
manufacturing
sector



Food Manufacturing & Logistics in Catawba County

Company Name	Location	Local Employees	Industry Sector
Merchants Distributors, Inc.	Hickory	1300	Wholesale grocery store distributor
Tyson Foods	Claremont	900	Buns and frozen sandwiches
Performance Foodservice	Hickory	600	Food service distributor
Flowers Foods	Newton	250	Breads and buns bakery
Star Snax	Conover	100	Tortilla Chips
Mennel Milling & Bakery Mix	Newton	90	Flour and grains milling
H.T. Hackney	Newton	50	Wholesale grocery store distributor

Processing and Packaging Suppliers within 50 miles



Logistics Network



60%
of the US population
within 1 day's drive

City	Distance	Drive Time
Charlotte, NC	59 miles	1 hr
Spartanburg, SC	87 miles	1 hr, 30 min
Charleston, SC	258 miles	3 hrs, 45 min
Atlanta, GA	258 miles	3 hrs, 45 min
Nashville, TN	368 miles	5 hrs, 30 min
Washington, DC	400 miles	6 hrs
Louisville, KY	433 miles	6 hrs, 30 min
Cincinnati, OH	438 miles	6 hrs, 30 min
Detroit, MI	620 miles	9 hrs, 30 min
New York, NY	632 miles	9 hrs, 30 min
Chicago, IL	726 miles	11 hrs
Miami, FL	778 miles	12 hrs



Distribution & Cold Storage Companies within 50 miles



In the last five years (2017-2021) the Catawba EDC has assisted in the creation of over **3,200 jobs** and **\$2.7 billion** in investment.

"I have worked 15 years in food production, and 10 of those years have been in Catawba County. I have come to realize that this area is a very competitive area for food production. The cost of doing business and the skilled labor force in this community help keep us competitive."

Catawba County is also located in an area with great transportation networks, via I-40, I-77 and I-85 and the Norfolk Southern mainline. We can transport our products to customers along the East Coast in less than 1 days drive. This access to customers also helps to keep our costs low."

Ted Karre, formerly with Tyson Foods & Renwood Mills

"With twenty plus years of both production and maintenance experience as an engineer and manager in manufacturing, I have dealt with many of the emergent issues and opportunities today's production or maintenance manager faces. For Flowers Foods, we were able to accelerate their onboarding process providing assistance with recruitment, assessment, new employee orientation, and HR/safety training. As specialized needs arose for GMP and HACCP training, we connected them with industry experts such as the American Institute of Baking to ensure compliance with FDA guidelines. We understand the pressures and the sense of urgency and work with new and existing industries to assist them with these challenges."

Crystal Glenn
Executive Director
Workforce Development Innovation Ctr.
Catawba Valley Community College



Trivium Corporate Center



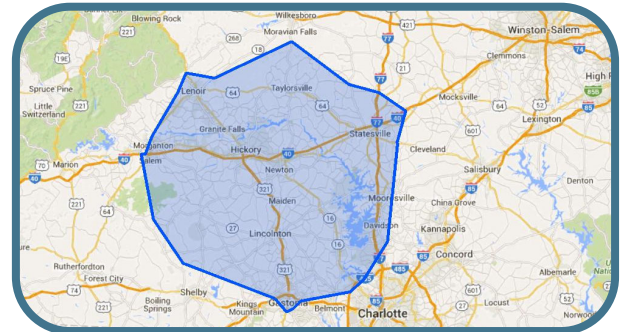
Trivium Corporate Center is a 378-acre Class A business park in Hickory, NC. The EDC-controlled park is zoned for office and light industrial and is located less than 2 miles from Interstate 40 and less than one hour from Charlotte Douglas International Airport. Conveniently located less than 1 mile from shopping, hotels and restaurants in the Hickory MSA's commercial center, the site is also ideal for corporate headquarters and is less than 1 mile from Catawba Valley Community College and its Workforce Solutions Complex.

Workforce

809,770
population

402,790
civilian labor force

Source: EMSI & US Census 2019 5-yr American Community Survey

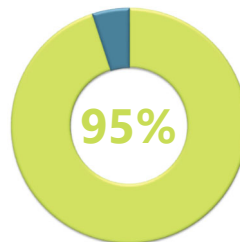


425
manufacturers in
Catawba County

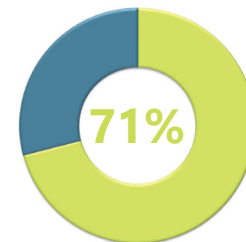
1 (yes, one)
unionized
manufacturer

57,169
employed by
NC food
manufacturers

3,242
employed by food
manufacturers within
45-minute drive time



% of US avg wage
for food mfg



% of US avg wage
for mfg

Source: BLS, EMSI

Customized Training

For companies that are regulated by the FDA, Catawba Valley Community College can provide training and services on documentation, auditing, validation, and certification. Examples of training include: Introduction to GMP, HACCP Certification and the Food Safety Modernization Act. These classes are offered in conjunction with the NC BioNetwork or could be contracted through a private vendor, such as the American Institute of Baking.