Why JACKSON COUNTY-McKEE INDUSTRIAL DEVELOPMENT AUTHORITY

Kentucky’s fastest broadband, providing speeds up to 1 gig upload and download, county wide.

Several business and community leaders serve on the IDA Board to assist with sustaining and creating business growth.

Recently installed waste-water treatment plant, located at the Jackson County Regional Industrial Park, Annville, Kentucky.

Located in the Jackson County Regional Industrial Park in Annville, Kentucky, the Jackson County / McKee Industrial Development Authority can help new or existing businesses with workforce information and training, financial assistance, business planning, site location, and many other resources needed to grow your business in Jackson County, Kentucky.

MISSION
To recruit new businesses and industries and retain and help current businesses and industries grow and expand within Jackson County, Kentucky.

VISION
Growing the economy by implementing pathways and opportunities for profitable, available, and steady employment—keeping the people of Jackson County remaining in our region for generations to come.

About WHAT WE DO and HOW WE DO IT...

We have a skilled workforce population that possess critical and analytical skills necessary to compete in the global economy.

Available funds to lend to qualified businesses.

We assist new and existing businesses located in Jackson County with many resources available to grow business.

We network with local and regional site selections.
**READY FOR CONSTRUCTION**

**LOCATION**
Annville, KY with direct access to newly constructed Hwy. 30, approximately 18 miles from I-75 in London, KY.

**ACREAGE**
22 acres of industrial property

**PROPERTY ASSETS**
- Clear and level, prime commercial property available
- Front and side entrances
- 200,000 sq. ft. build-ready concrete pad
- Loading docks
- Parking lots
- Approximately 500 ft. of road frontage

**UTILITIES**
- Delta Natural Gas
- Telephone / Internet
- Water / Electric
- Recently installed on site waste-water treatment plant

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<th>PRICE</th>
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<td>$8,000 - $20,000 per acre</td>
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Competitively priced buildings and properties available for rent or sale. Please contact us for further information and availability regarding all properties.

**OTHER PROPERTY FOR PURCHASE OR RENT**
EXCEPTIONAL WORKFORCE

CARING | COLLABORATIVE | COMMITMENT TO EXCELLENCE | CREATIVE | DIVERSE

ENGAGED | ETHICAL | EXCITING | FAST-PACED | FLEXIBLE | FRIENDLY

INCLUSIVE | INNOVATIVE | INTEGRITY | MOTIVATED | POSITIVE

PROFESSIONAL | RESPECTFUL | SKILLED | SUPPORTIVE | TEAMWORK | VALUES

EXCEPTIONAL WORKFORCE
PHILLIPS DIVERSIFIED MANUFACTURING is a contract manufacturer established in 1993. The company operates three sites in Clay and Jackson counties. Some of their processes include sheet metal fabrication, powder coating and wet painting.

Visit www.phillipsdminc.com for more information.

JC TEC INDUSTRIES is a supporter of the American worker—all products are manufactured by the comprehensive single-source contract manufacturer for: molded plastic parts, wire harnesses, cable lanyards, sewing, sub assemblies and final assemblies and more. Visit www.usproductsonline.com for more information.

PHOENIX PRODUCTS, INC. has been in operation since 1973 with experience working with the commercial, international, and federal markets. Their customer base includes the Department of Defense, Defense Logistics Agency, Lockheed Martin, Sikorsky, Rolls-Royce, and other OEMs. Visit www.acstuff.com for more information.

SENTURE is a trusted provider of multi-channel contact center and data management operations for agencies across the U.S. Federal government and for commercial organizations. They combine industry best practices, the right technologies, a high-quality workforce, and proven transition and training approaches to improve customer satisfaction while reducing costs. Visit www.senture.com for more information.

TELEWORKS USA HUB—The Annville Teleworks Hub in Jackson County, Ky., features 11 private workstations and can accommodate up to eight people at a time for our customizable distance learning workshops to prepare prospective teleworkers for open Telework positions. The hub also includes ample space for Telework job fairs to assist employers looking for new hires, is centrally located to draw jobseekers from a four-county radius. For more information visit www.teleworksusa.com

DTS INDUSTRIES is a locally owned metal fabrication and finishing facility. Their goals include growing the business and providing additional jobs in Jackson County—offering turret press stamping, press brake forming, water jet cutting, welding, sandblasting, powder coating and wet painting.

Current On-site MANUFACTURERS

41-acres, six companies and room for more

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Why JACKSON COUNTY, KENTUCKY

KENTUCKY’S ADVANCED MANUFACTURING HUB

• The new Hwy. 30 created straighter roads and quicker access from Annville and Tyner to London and is in progress from Booneville to Tyner
• 20-25 minute drive from JC Regional Industrial Park to I-75
• Located within the heart of the Daniel Boone National Forest, which provides beautiful scenery—Jackson County consist of friendly, peaceful communities.

COMMUNITIES THAT CARE
Local Community Action Agency’s Workforce Innovation Opportunity Act Program (WIOA) provides assistance to Youth, Adults, and Dislocated Workers. The Program is designed to assist the job seeker to acquire skills necessary to become gainfully employed. The agency also assists with transportation, housing, utility bills, and grant funding. Expenses toward traveling for college out of county, child care, and an array of other needs is designed to assist the job seeker to acquire skills necessary to become gainfully employed. The agency also assists with transportation, housing, utility bills, and grant funding.

KENTUCKY Work Ready COMMUNITIES

CERTIFIED WORK READY IN PROGRESS
• Certified Work Ready in Progress area—what does this mean for Jackson County? It means that we are ready to go to work with a diverse, skilled, and dedicated workforce.
• Most Jackson County high school students graduate with college- and/or career-ready certificates.
• The Jackson County Area Technology Center facility is available after school hours for industry training. Students are permitted to use the building and equipment with instructors available.
• The region also offers area students Automotive Technology, Carpentry, Health Sciences, Welding, and Wood Manufacturing Technology. For more information regarding agreements and fees, visit www.jackson.kyschools.us
• Somerset Community College—www.somerset.kctcs.edu
• Eastern Kentucky University (EKU)—There is an EKU branch located in our neighboring Clay and Madison counties, as well as Corbin. Offering Online options.

JACKSON COUNTY HAS KENTUCKY’S FASTEST BROADBAND

Industrial recruitment involves more than creating and distributing a product. We realize that the sharing and distribution of data is just as important to remain competitive in a global economy. In 2014, Peoples Rural Telephone Cooperative (PRTC) made Jackson and Owsley County the first counties in Kentucky to have gigabit fiber optic service to all homes and businesses. PRTC offers Kentucky’s fastest broadband, providing speeds up to 1 gig upload and download, county wide. PRTC is a Certified Gig-Capable Provider and one of the few offered in America for delivering gigabit broadband speeds of up to 1 gigabit per second, which is 100 times faster than those currently available in many U.S. households.

TOURISM
• Flatlick Falls Recreation and Scenic Area
• S-Tree Campground
• Turkey Foot Campground
• Jackson County is the birthplace of the Grand Ole Opry star “Stringbean” Akemon and Stringbean Memorial Park and annual festival
• Sheltowee Trace National Recreation Trail
• Scenic Byway 89—a KY Scenic Byway on Hwy 89, deemed by the KY Department of Transportation
• Public Hunting in Millcreek Wildlife Management Areas
• Both the Redbud Ride and War Hammer 100 Endurance Race go through Jackson County
• Daniel Boone National Forest
• Lodging available at BB’s throughout our beautiful county
• Visit www.visitjacksoncountyky.com for more information

JACKSON COUNTY TAX INCENTIVES AVAILABLE
The Opportunity Zone Program is a community development tool established by the U.S. Congress in the Tax Cuts and Jobs Act of 2017. This program is designed to drive long-term capital to low-income communities. As a designated Empowerment Zone, Jackson County has specific tax incentives. For tax incentive details visit www.kyoz.org.

SMART RURAL COMMUNITY AWARD
Smart Rural Community (SRC) recognizes top-performing broadband providers and their communities through its Showcase Awards. In October 2014, Jackson County’s local, full-service communications provider, Peoples Rural Telephone Cooperative (PRTC), was awarded the Smart Rural Community designation by NTCA and invited to speak at the White House. Smart Rural Community promotes rural broadband networks and applications that communities can leverage to support innovative economic development, education, health care, government services, public safety and other vital public functions.