

YORK COUNTY, NEBRASKA

WHERE METAL MANUFACTURERS HAVE IT MADE

York County, Nebraska may just be right for your next location. There are many competitive advantages; and the location, agriculture assets and workforce are local economic driving forces. Available sites include two rail-served sites and a 122,745 sq. ft. manufacturing building with 90,000 sq. ft. available for lease. All sites are within five miles of Interstate 80, and Burlington Northern Santa Fe mainline travels east/west which gives rail access to manufacturers, agri-business and logistic companies alike.

The county's location can provide supply chain solutions for manufacturers. Being located on Interstate 80 with four exits gives access to one of America's heaviest east-west truck routes. In York County, I-80 intersects with U.S. Highway 81, providing quick and easy access into Canada and to the ports in Texas. Shipments can be trucked to 90 percent of the lower 48 states in two days or less.

Many metal fabricators including Agri-Products Inc., Kroy Industries, Advanced Agri-Direct, and several others are located in the county. York County has also developed a niche in clean advanced manufacturing including Cyclonaire and UTC Aerospace Systems. Metal manufacturers have the ability to access a supply of iron and steel from facilities

in Nebraska while having the competitive advantage of the county's logistics.

Metal manufacturers will find an existing workforce with skill sets in metal fabrication and advanced manufacturing. York County's workforce draws from Lincoln and Grand Island giving its businesses access to a labor pool of over 300,000. In fact, the county has become a magnet for the commuting workforce with

YORK COUNTY'S LOGISTICS, SKILLED WORKFORCE AND WORKFORCE INITIATIVES, AND EXISTING MANUFACTURING BASE PROVIDES MAJOR COMPETITIVE ADVANTAGES FOR THE METAL MANUFACTURING INDUSTRY.

over 40 percent commuting from outside of the county to work. York is home to York College, a four-year liberal arts institution which recruits over 75 percent of their students from outside of Nebraska. Dr. Steve Eckman, York College's President estimates that 10 percent of the local workforce is York College alumni. Three other colleges and four community college campuses within an hour provide additional access to graduates for businesses. York Public Schools partner on workforce initiatives, and Dr. Mike Lucas, Superintendent, said "It is extremely important for York Public Schools to be able to expose our students to different job and career opportunities. Partnering with YCDC allows us to better expose our students to numerous opportunities."

Those in the metal manufacturing industry will find that York County offers reliable and low rates for electric and natural gas. Nebraska Public Power District (NPPD), which is the electric supplier to York and 86 of Nebraska's 93 counties including providing electricity to Perennial Public Power District. NPPD's generation comes from a diversified mix including coal, nuclear, wind, hydro and natural gas (approximately

44 percent of NPPD's energy generated in 2013 was carbon free). For the past three years, NPPD's reliability as measured by the Average Service Availability Index, has exceeded 99.9 percent.

NPPD serves over 18,000 commercial and industrial customers with an industrial rate 11 percent below the national average (based on data reported to the Energy Information Administration). Perennial provides reliable electric service to seven communities and all of the rural areas in York County. The county is served by Black Hills Energy for natural gas services, which is the retail supplier while Kinder Morgan is the transmission provider.

York County's logistics, skilled workforce and workforce initiatives, and existing manufacturing base provides major competitive advantages for the metal manufacturing industry. For more information, visit YorkDevCo.com. Or, contact Lisa Hurley (Executive Director at the York County Development Corporation) at 402-362-3333. 🏠