



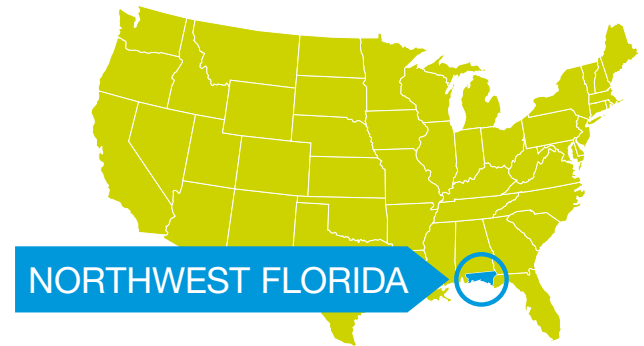
Visit FloridaFirstSites.com

VentureCrossings®

Certified Industrial Park Ready for Business

195 Certified Acres

Gulf Power Company launched the Florida First Sites program to add project-ready industrial sites to Northwest Florida's portfolio of competitive advantages. For more information, visit FloridaFirstSites.com.



Distinctions of Site Certification

- » Offers a Detailed Analysis by an International Site Selection Firm
- » Reduces Risk Factors
- » Accelerates Speed to Market
- » Completes Due Diligence Items
- » Cuts Site Development Costs

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VentureCrossings®

Certified Industrial Park Ready for Business



Gulf Power®

Florida First Sites

FloridaFirstSites.com

CERTIFIED

Site Readiness	
Acreage	195 Developable 111 Contiguous
Location	Panama City, Bay County, FL Latitude: 30.332435, Longitude: -85.809574
Airport	Adjacent to Northwest Florida Beaches International Airport (ECP)
Sea Port	20 miles from Port Panama City
Rail	Site is not rail served, but the area is served by the Bay Line Railroad, a short line freight railroad operated by Genesee & Wyoming, which interchanges with CSX and Norfolk Southern.
Interstate & US Highway	5 miles from Hwy 79 & 30 miles from I-10
Electric	Gulf Power Company: Underground 12.47 kV 3-phase distribution onsite
Natural Gas	TECO People's Gas: 6-inch line with 60 psi
Water	Bay County Water: 10-inch, 24-inch and 40-inch lines surround site with 33 mgd available capacity
Sewer	Bay County Utilities Services: 8-inch main at northeast corner
Telecommunications	AT&T: Infrastructure onsite

- ### Advantages of VentureCrossings®
- » Anchored by Northwest Florida Beaches International Airport, GKN Aerospace, and Entera Branding
 - » Full service business hotel under construction in 2019
 - » 60,000 sq. ft. speculative building under construction, to be finished in Fall 2019
 - » Multiple site sizes available
 - » Pad-ready sites
 - » Potential Foreign Trade Zone magnet site
 - » Close to all major Southeastern markets
 - » Significant concentration of military installations in the region which provides access to a highly skilled talent pool due to military separations
 - » Access to numerous regional workforce training assets:
 - » 4 Universities
 - » 4 Colleges
 - » 6 Vocational Schools