

# Forward Fitzgerald—Food & Beverage/Manufacturing Site



Join the country's largest independent bottling company, Polar Beverages, Golden Boy foods, a global leader in the production of private label peanut butters, and Mana Nutrition, a producer of lifesaving therapeutic foods. Fitzgerald, GA is a welcoming community and ready to partner to meet YOUR objectives.

*Jason Dunn*



## Site Details

- 56 acres +/-
- 1 Gig to Premises Broadband/Fiber
- State Hwy Access
- Municipal Sewer & LAS Accessible
- User choice electric for service over 1 MW

## Incentives

- Federal Opportunity Zone
- Property Tax Incentives
- Discounted Utility Rates
- Streamlined permitting
- Site Prep Assistance



**10 min**  
To Fitzgerald  
Airport (FZG)



**30 min**  
To Interstate  
75



**2.3 hrs**  
To Georgia Ports

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## Community Snapshot

|  |   |   |
|--|---|---|
|  | <b>350,000 SF</b><br>New Manufacturing Construction since 2016                                    | <b>600,000 SF</b><br>Filled/Renovated/Repurposed for New Manufacturing  |
|  | <b>350 acres</b><br>Industrial Land Readily Available   | <b>#1 STATE BUSINESS</b><br>8 years straight                            |
|  | <b>\$3.3 Million</b><br>in New Electric, Water, Road, & Sewer Infrastructure Installed since 2016 | <b>\$100 Million +</b><br>In New Industrial Growth Announced Since 2016 |
|  | <b>37,500</b><br>Workers w/n Labor Draw Area  | <b>\$673</b><br>Draw Area Avg. Weekly Wage                              |

Source: Select Georgia: Fitzgerald and Ben Hill County Development Authority

## Increased Production of Goods and Services Fuels GDP Growth

**14%**

Increase in  
Goods Produced

**4.75%**

Increase in  
Services Produced

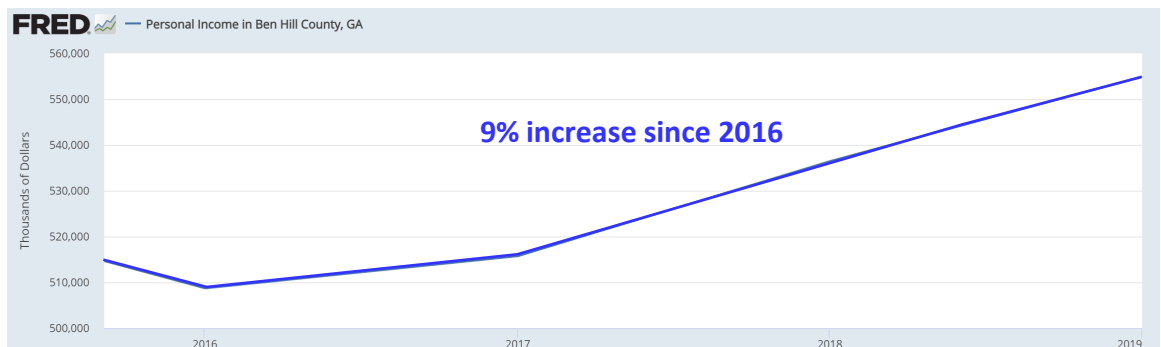


Source: Federal Reserve Economic Data: Federal Reserve Bank of St. Louis

## Personal Income within Ben Hill County is on the Rise

**\$40 Million**

Increase since  
2016



Source: Federal Reserve Economic Data: Federal Reserve Bank of St. Louis