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*Bartholomew County*

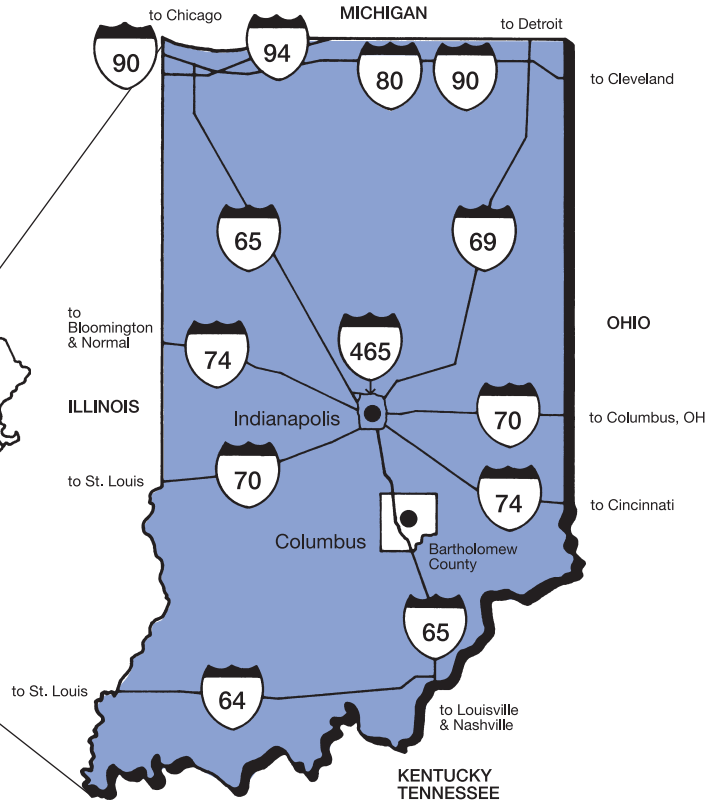
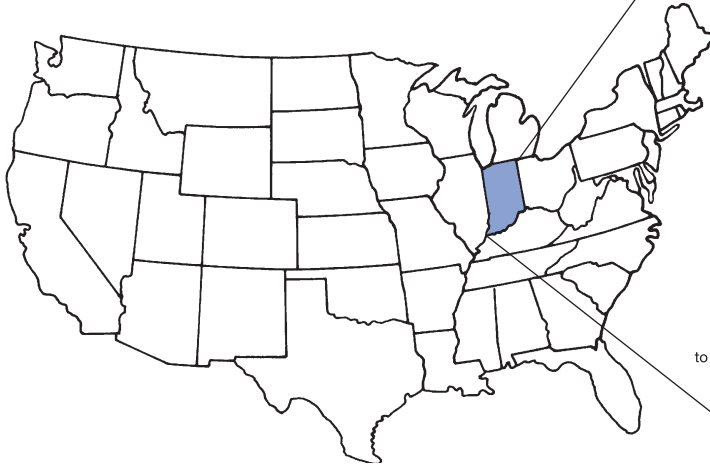
**ECONOMIC DEVELOPMENT BOARD**  
Columbus Area Chamber of Commerce  
500 Franklin Street, Columbus, IN 47201  
812.379.4457  
Toll Free 888.379.4457  
FAX 812.372.6756  
[www.columbusin.org](http://www.columbusin.org)

# PHYSICAL AND DEMOGRAPHIC

## LOCATION – Bartholomew County

### Southern Indiana

South of Indianapolis . . . . . 45 mi. (72 km)  
 North of Louisville . . . . . 69 mi. (111 km)  
 West of Cincinnati . . . . . 78 mi. (126 km)  
 East of Bloomington . . . . . 36 mi. (58 km)  
 Longitude . . . . . 85°, 53', 35.8", W.  
 Latitude . . . . . 39°, 15', 57.7", N.  
 Elevation . . . . . 656 ft.  
 Size . . . . . 411 sq. mi. (661 km)



### Highway Distances

Chicago, IL . . . . . 231 mi. (372 km)  
 Nashville, TN . . . . . 236 mi. (380 km)  
 St. Louis, MO . . . . . 279 mi. (449 km)  
 Detroit, MI . . . . . 322 mi. (518 km)  
 Cleveland, OH . . . . . 339 mi. (546 km)  
 Pittsburgh, PA . . . . . 354 mi. (570 km)

Memphis, TN . . . . . 391 mi. (629 km)  
 Birmingham, AL . . . . . 397 mi. (639 km)  
 Atlanta, GA . . . . . 463 mi. (745 km)  
 Kansas City, MO . . . . . 529 mi. (851 km)  
 Minneapolis, MN . . . . . 642 mi. (1,033 km)  
 New York City, NY . . . . . 774 mi. (1,246 km)  
 Dallas, TX . . . . . 902 mi. (1,452 km)

### Distance to Interstate Highways

I-65 . . . . . 2 mi. (3.2 km)  
 I-74 . . . . . 25 mi. (40 km) east  
 I-465 . . . . . 33 mi. (53 km) north  
 I-70 . . . . . 43 mi. (69 km) north

I-69 . . . . . 50 mi. (80 km) north  
 I-64 . . . . . 69 mi. (111 km) south  
 I-71 . . . . . 72 mi. (116 km) south

## AVERAGE CLIMATE IN COLUMBUS, INDIANA

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
Average High (°F)	36	40	52	64	74	82	85	84	78	66	54	41
Average Low (°F)	17	20	30	40	50	58	64	61	54	41	34	24
Mean (°F)	27	30	41	52	62	71	75	74	66	54	44	32
Average Precipitation (inches)	2.5	2.6	4.1	4.3	4.6	2.7	4.6	3.6	2.6	2.7	3.6	3.3

Source: Google Search

## POPULATION GROWTH

Year	City of Columbus	Bartholomew County	Region XI* 5 Counties	Commuting Area** 11 Counties
1950	18,370	36,108	104,022	272,939
1960	20,778	48,198	123,064	331,934
1970	27,141	57,022	141,458	401,562
1980	30,614	65,088	159,696	461,266
1990	31,802	63,657	162,773	488,610
2000	39,059	71,435	179,836	554,458
2008	40,001	75,360	185,141	594,417

\* Region XI includes Bartholomew, Brown, Decatur, Jackson and Jennings Counties.

\*\* The Columbus commuting area includes Region XI, plus Johnson, Lawrence, Monroe, Ripley, Scott and Shelby Counties.  
Source: Stats Indiana

## POPULATION CHARACTERISTICS

### Bartholomew County

#### ETHNIC MAKE-UP

White . . . . .	91%
Hispanic . . . . .	4%
Asian . . . . .	3%
Black . . . . .	2%

#### GENDER MAKE-UP

Male . . . . .	49%
Female . . . . .	51%

**MEDIAN AGE** . . . . . 38.5 yrs.

#### AGE DISTRIBUTION

Under 5 years . . . . .	5,385
5 to 17 years . . . . .	13,721
18 to 24 years . . . . .	15,532
25 to 44 years . . . . .	19,854
45 to 64 years . . . . .	20,095
65 to 85+ years . . . . .	10,773

Source: Columbus City Planning (sample estimate)

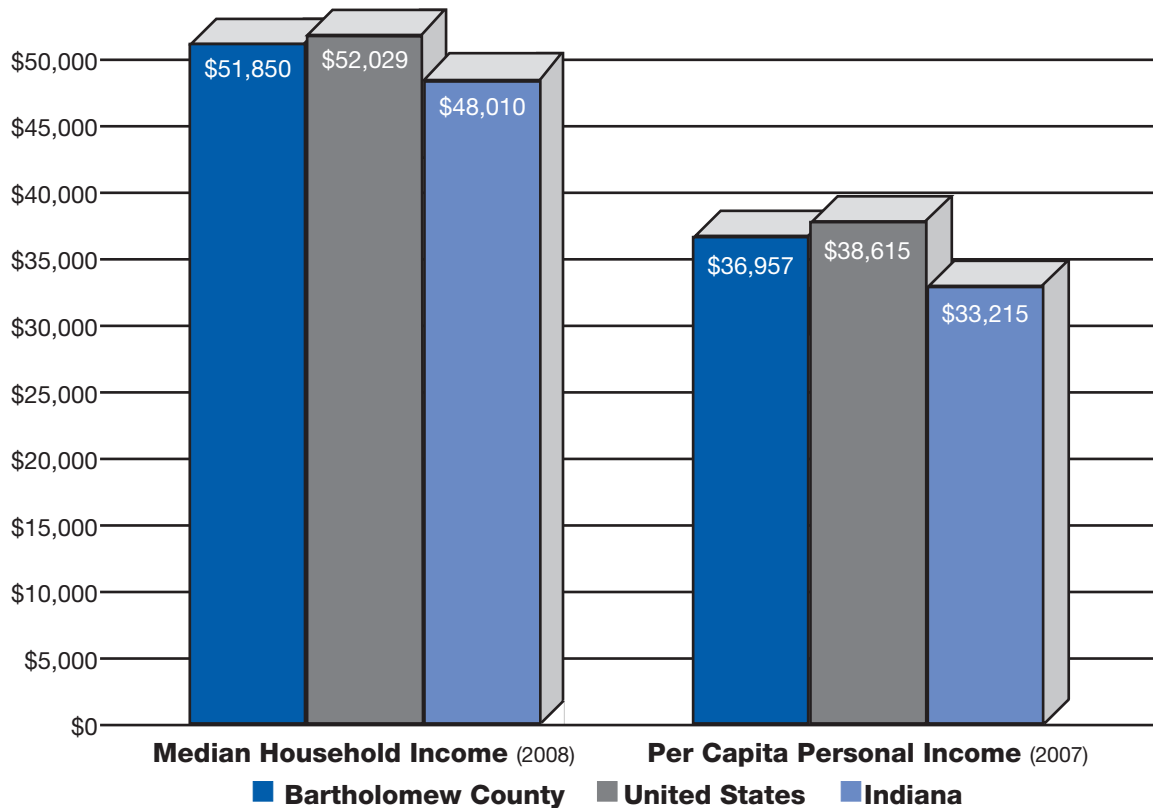
# POPULATION

## CITIES AND TOWNS IN BARTHOLOMEW COUNTY

	Population	% of County
Clifford . . . . .	.305 . . . . .	0.4%
Columbus. . . . .	40,001 . . . . .	53.1%
Edinburgh. . . . .	.349 . . . . .	0.5%*
Elizabethtown. . . . .	.406 . . . . .	0.5%
Hartsville. . . . .	.383 . . . . .	0.5%
Hope. . . . .	2,285 . . . . .	3.0%
Jonesville . . . . .	.231 . . . . .	0.3%
Taylorsville . . . . .	.936 . . . . .	1.0%

\*Population in this county is shown, this city or town crosses county lines.

## INCOME



Source: STATS Indiana (stats.indiana.edu)

# COMMUTING PATTERN

## WORK/RESIDENCE PATTERNS

A STATS Indiana Annual Commuting Trends Profile (Based on Indiana IT-40 Returns for Tax Year 2007)

### Bartholomew County, Indiana

Summary of what tax return information tells us about workers and commuters in this county:

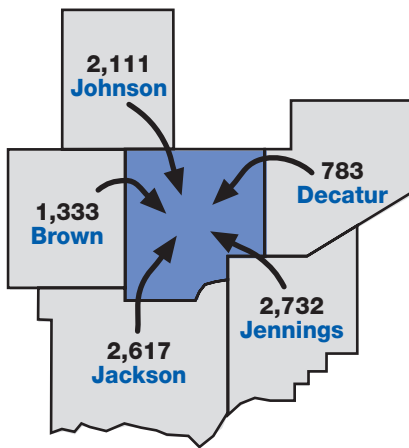
#### Workers:

Number of persons who live in Bartholomew County and work (implied resident labor force) .....51,831  
 Number of persons who live AND work in Bartholomew County .....47,063  
 Total number of persons who work in Bartholomew County (implied work force) .....59,759

#### Commuters:

Number of persons who live in Bartholomew County but work outside the county. ....4,768  
 Number of persons who live in another county (or state) but work in Bartholomew County .....12,696

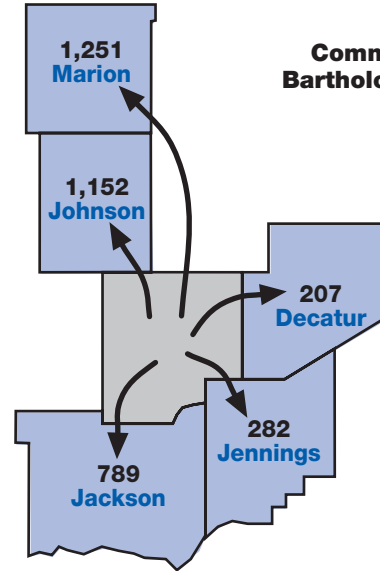
#### Commuting Into Bartholomew County



#### Top five counties sending workers INTO Bartholomew County:

Jennings County ..... 2,732  
 Jackson County ..... 2,617  
 Johnson County ..... 2,111  
 Brown County ..... 1,333  
 Decatur County ..... 783  
 Total of above ..... 9,576 workers  
 (16.0% of Bartholomew County work force)

#### Commuting Out Of Bartholomew County



#### Top five counties receiving workers FROM Bartholomew County:

Marion County ..... 1,251  
 Johnson County ..... 1,152  
 Jackson County ..... 789  
 Jennings County ..... 282  
 Decatur County ..... 207  
 Total of above ..... 3,681 workers  
 (7.1% of Bartholomew County labor force)

Source: STATS Indiana

## TOP TEN EMPLOYERS IN BARTHOLOMEW COUNTY

Rank	Name	Number of Employees
1	Cummins Inc.	5,549
2	Bartholomew Consolidated School Corp.	1,800
3	Columbus Regional Hospital	1,760
4	NTN Driveshaft Inc.	1,072
5	Faurecia (formerly EMCON Technologies)	859
6	Dorel Juvenile Group	826
7	Wal-Mart Super Centers	748
8	Enkei America, Inc.	705
9	Toyota Industrial Equipment Mfg., Inc.	698
10	Interstate Brands	300

# EMPLOYMENT AND LABOR

## MAJOR EMPLOYERS

Year Established	Company	Number of Employees
1919	<b>Cummins Inc.</b> Products: Diesel engines and components Union: Diesel Worker's Union & Office Committee Union (Both independent)	5,549
1917	<b>Columbus Regional Hospital</b> Service: Healthcare Union: None	1,760
1989	<b>NTN Driveshaft, Inc.</b> Products: CVJs, Wheel Hub Units Union: None	1,072
1965	<b>Bartholomew Consolidated School Corporation</b> Service: Education Union: Columbus Educators Association (CEA)	1,800
1935	<b>Dorel Juvenile Group (formerly Cosco, Inc.)</b> Products: Furniture, housewares and juvenile products Union: United Brotherhood of Carpenters and Joiners of America, Local #1155	826
1919	<b>Faurecia (formerly EMCON Technologies)</b> Products: Automotive & truck exhaust systems Union: IBEW, Local #1331	859
1988	<b>Toyota Industrial Equipment Manufacturing, Inc.</b> Products: Forklift Trucks Union: None	698
1985	<b>Enkei America, Inc.</b> Products: Aluminum wheels Union: None	705
1989	<b>Wal-Mart Supercenters</b> Products: Retail shopping Union: None	748
1980	<b>Interstate Brands Corp.–Dolly Madison Cakes/Sap's Foods</b> Products: Wholesale and retail bakery products Union: Bakery, Confectionery and Tobacco Workers International Union of America, Local #132	300
1821	<b>City of Columbus</b> Service: City Government Union: None	508
1821	<b>Bartholomew County</b> Service: County Government Union: None	437
1986	<b>Impact Forge, Inc.</b> Products: Small Forging Union: None	274
1971	<b>Columbus Container, Inc.</b> Products: Corrugated Cardboard Union: None	253
1987	<b>PMG Indiana (Formerly Diamet)</b> Products: Transmission Parts, Fuel System Parts, Via Powder Metal Union: None	181
1995	<b>Rightway Fasteners, Inc.</b> Products: Fastener Manufacturer Union: None	226
1961	<b>Baldor Dodge Reliance (Formerly Rockwell Automation)</b> Products: Gears, bearings, mechanical adjustable speed drives and clutch brakes Union: IAM and Aerospace Workers, Local #1074	34
1979	<b>Caltherm Corp.</b> Products: Diesel Thermostats Union: None	99
1872	<b>The Republic</b> Products: Newspaper Union: None	133

Source: Economic Development Board

# EMPLOYMENT AND LABOR

## NEW COMPANIES

### New Companies Locating in Columbus, Indiana - 1995 - 2009

Over 850 jobs were created and \$100 million invested by the following new companies

Year Established	Company	Product
1995	Rightway Fasteners, Inc.	Fastener manufacture
1995	Kamic Corporation	Piston pins, shafts, transmission parts
1997	Toyota Industrial Equipment	Sales, service and marketing for T.I.E.M.
1998	Crescent Manufacturing	Medical biopsy blades
1998	MACtac, Inc.	Adhesive labels
1998	Sterling Industries	Mfg. of engine & other component parts
1998	Maumee Industries, Inc.	Distributor of fasteners & other small parts
2000	TST Products, Inc.	Design & mfg. eng. enhancements
2001	CAPCO, LLC	Automotive parts
2002	OSR LLC	Mfg. screws and bolts for auto applications
2002	CoCo Consulting	Information technology consulting
2002	Sunright America	Mfg. nuts for auto applications
2002	Georg Utz	Plastic Industrial Containers
2004	DKK of America	Heat treating equipment
2006	Enkei America Molding, Inc.	Mfg. car wheel molds
2007	LHP YinChang	Sourcing, engineering, mgt. consulting
2008	Lindal North America	Medical supplies
2008	TechTop LHP	Distribution of electric motors
2009	Tipton Mills	Nutritional foods, drink mixes

Source: Economic Development Board

# EMPLOYMENT AND LABOR

## INDUSTRY EXPANSION

From 1995 - 2009 the following companies expanded their operations in Columbus totaling over \$1.7 billion in new investment and creating over 4,100 new jobs.

Advance Mold & Engineering	LNP Corporation
Analytical Engineering	Lotus Enterprises
Applied/Blairex Laboratories	Machinery Mounting
Baldor Dodge Reliance (Formerly Rockwell Automation)	MACTac
Boyer Machine	Mariah Foods
Bradford Soap	Maumee Industries
Caltherm	MC Aluminum
CAPCO Inc.	Nagakura Engineering
Christopher Stephen	Net Forge
Columbus Athletic & Events Center	NTN Driveshaft
Columbus Container	OSR Inc.
Cummins Inc.	P & M Fabrications
Cunningham Patterns	Permawick
Dorel (Cosco)	PMG Indiana
Dyno One	Precise Mold
Engelking	Quality Machine
Enkei America	Rightway Fasteners, Inc.
Flambeau	Rohbi
Hardigg Battery Products	Sacoma International
Hartup Tool	Screen Tech
Home News Enterprises	Smurfit Stone Container
Hoosier Tool & Die	Sterling Industries, Inc.
Impact Forge	Sunright America
Itsuwa	TIEM
Kamic Corporation	Tobar
Kroot Corporation	Top-Seal
LED Mechanical, Inc.	Toyota Tsusho
LHP Software	TWB
Liberty Advance Machine	George Utz

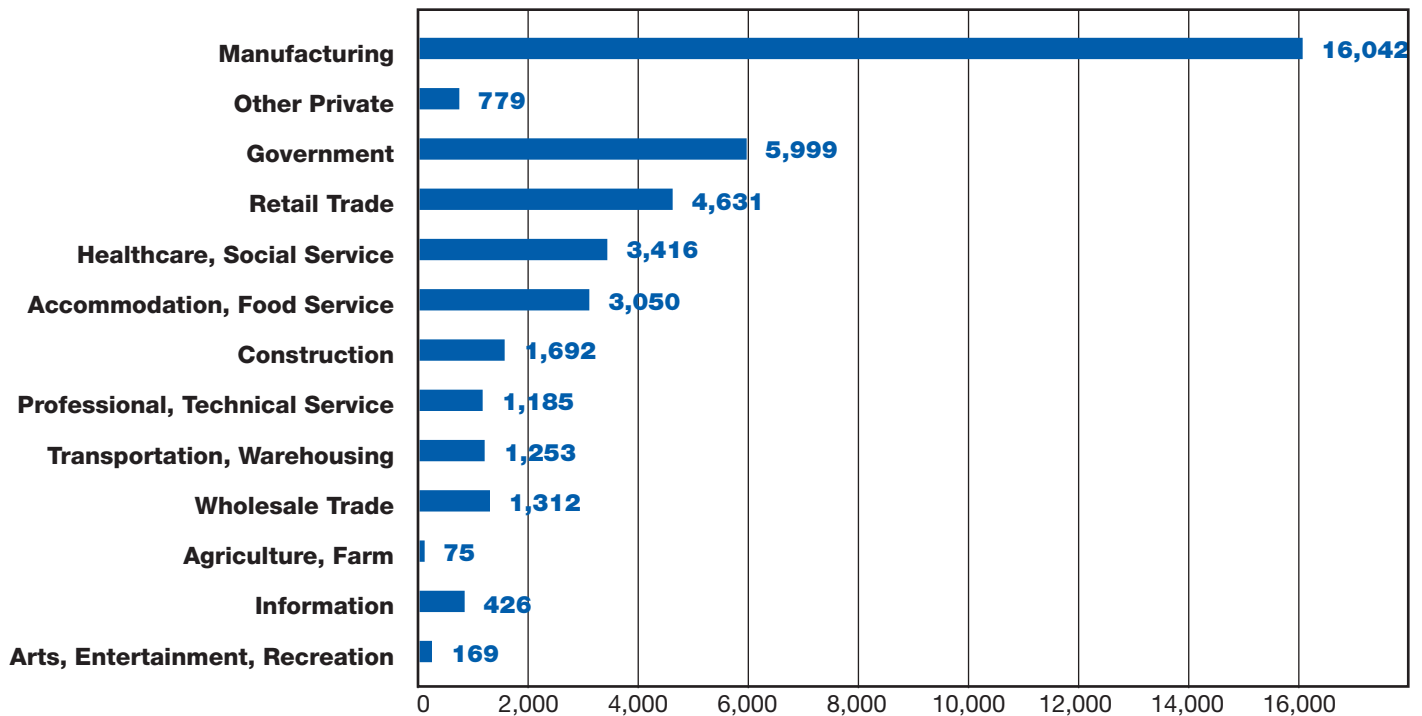
Source: Economic Development Board

# EMPLOYMENT AND LABOR

## WORK FORCE

Bartholomew County

### BARTHOLOMEW COUNTY EMPLOYMENT BY SECTOR 2008



Source: STATS Indiana

### 11 COUNTY COMMUTING AREA

Labor Force Estimates, December 2008 & December 2009

County	Labor Force		Unemployed		Unemployment Rate	
	Dec. 2008	Dec. 2009	Dec. 2008	Dec. 2009	Dec. 2008	Dec. 2009
Bartholomew . . . . .	39,540	36,506	1,828	3,268	4.6%	9.0%
Brown . . . . .	7,708	7,253	432	705	5.6%	9.7%
Decatur . . . . .	12,452	12,402	800	1,425	6.4%	11.5%
Jackson . . . . .	22,128	21,121	1,163	1,979	5.3%	9.4%
Jennings . . . . .	13,948	13,017	992	1,602	7.1%	12.3%
Johnson . . . . .	74,085	71,297	3,475	5,716	4.7%	8.0%
Lawrence . . . . .	22,523	21,174	1,848	2,427	8.2%	11.5%
Monroe . . . . .	69,353	69,464	3,146	4,155	4.5%	6.0%
Ripley . . . . .	13,997	13,773	838	1,460	6.0%	10.6%
Scott . . . . .	11,173	10,898	724	1,264	6.5%	11.6%
Shelby . . . . .	23,945	22,765	1,400	2,251	5.8%	9.9%
Totals . . . . .	310,852	299,670	16,646	26,215	N/A	N/A

NOTE: Commuting patterns to Columbus from the 10 surrounding counties are well established.

Source: STATS Indiana

# EMPLOYMENT AND LABOR

## WAGE RATES/HOURLY AS OF NOVEMBER 2009

Job Category	SERVICE		MANUFACTURING			
	Avg. Entry Wage Per Hour (\$)	Avg./All Workers Per Hour (\$)	Firms With Less Than 500 Employees		Firms With Over 500 Employees	
			Avg. Entry Wage Per Hour (\$)	Avg./All Workers Per Hour (\$)	Avg. Entry Wage Per Hour (\$)	Avg./All Workers Per Hour (\$)
Controller	29.98	41.76	27.03	32.25	47.30	54.98
Chief Information Officer	39.09	77.89	35.50	35.50	-	-
Information Technology Director	45.67	52.22	22.50	25.75	46.71	54.31
Database Administrator	21.83	31.58	-	-	26.68	30.96
Network Administrator	20.71	28.77	16.85	21.12	22.37	27.52
Project Manager/Leader	32.58	43.95	25.05	28.86	25.98	38.03
Systems Analyst	19.60	26.56	21.12	26.41	26.34	32.93
Programmer	-	-	-	-	18.53	24.17
End User Support Technician	16.54	18.65	10.00	10.00	15.06	18.83
Computer Operator	8.91	12.95	-	-	14.47	18.08
Office Manager	25.57	30.77	-	-	-	-
Administration - Professional	15.69	25.74	13.19	16.25	21.72	28.24
Administrative Assistant	16.71	19.20	11.15	14.31	15.98	20.73
Accounting Clerk	14.43	21.03	10.45	14.96	12.29	14.70
Clerk Typist	11.82	11.82	-	-	9.81	18.76
Receptionist	10.83	14.13	10.45	11.67	11.80	13.47
Secretary	11.54	14.70	12.74	17.45	15.00	20.00
Senior Secretary	-	-	-	-	14.43	18.76
Customer Service Coordinator	17.83	19.52	15.91	18.07	16.36	18.17
Teller/Cashier	11.35	13.92	-	-	-	-
Assembler	-	-	9.57	10.79	10.85	13.69
Drafter	20.35	25.63	-	-	17.00	24.85
CAD Designer	-	-	17.00	21.50	17.80	23.18
Electrician	-	-	14.71	16.35	17.01	20.48
Electronic Technician	-	-	18.75	20.65	17.03	20.86
Engineering Technician	-	-	15.14	20.16	15.63	21.63
Quality Control Tech/Coordinator	-	-	17.76	21.27	-	-
Engineer - Electrical	20.23	28.12	-	-	24.81	31.68
Engineer - Industrial	-	-	21.78	26.44	27.49	36.89
Engineer - Mechanical	-	-	23.14	27.47	24.56	32.91
Fork Truck Op/Mat. Handler	-	-	11.06	13.74	10.98	13.93
Foreman/Supervisor	-	-	17.41	22.33	20.93	26.73
General Maintenance Mechanic	15.76	19.39	13.58	17.22	16.44	19.21
Machinist - Skilled	-	-	13.83	17.40	12.92	16.09
Production Worker - Unskilled	-	-	9.87	11.20	9.63	11.15
Production Worker - Semi-skilled	-	-	11.12	13.35	11.43	13.77
Production Worker - Skilled	-	-	11.27	14.84	12.03	15.03
Production Lead Person/ Team Leader/Group Leader	-	-	12.64	16.94	15.13	18.23
Production/Material Scheduler	-	-	12.67	15.86	23.43	29.74
Production Control Specialist	-	-	12.13	16.75	16.89	22.16
Tool & Die Maker	-	-	15.45	17.88	19.10	19.47
Welder	-	-	10.26	11.37	12.90	15.35
Quality Control Inspector	-	-	10.93	13.88	13.09	15.83

# ENERGY AND UTILITY SERVICES

## ELECTRICAL SERVICE

Two sources in Bartholomew County:

1. Duke Energy (investor owned) serves Columbus urban areas.
2. Bartholomew County Rural Electric Membership Corporation (REMC) is a co-op serving urban and rural areas.

## DUKE ENERGY

Headquartered in Charlotte, North Carolina, Duke Energy Corporation is one of the largest electric power holding companies in the United States. A Fortune 500 company, Duke Energy is listed on the New York Stock Exchange under the symbol DUK.

**Service area:** 69 counties in Indiana, 25,000 sq. mi. of transmission and distribution lines, 780,000 customers.

### Capacity & Demand:

Duke Energy . . . . . 35,000 MW  
Duke Energy Indiana: . . . . . 7.032 MW

### Average Homeowner Use:

Monthly use. . . . . 1,000 KWH  
Monthly bill . . . . . \$97.00  
Commercial and industrial rates vary, please access [www.Duke-Energy.com](http://www.Duke-Energy.com) to determine which rate best applies.

## BARTHOLOMEW COUNTY R.E.M.C.

**Service area:** Urban and rural areas of Bartholomew County, portions of adjoining counties.

**Power source:** Purchased from Hoosier Energy Co., interconnected with 8 power sources.

### Power Generation

Coal, 125,000 KW . . . . . Petersburg Unit No. 1  
Coal, 125,000 KW . . . . . Petersburg Unit No. 2  
Coal, 525,000 KW . . . . . Merom Unit No. 1  
Coal, 525,000 KW . . . . . Merom Unit No. 2  
Gas, 174,000 KW . . . . . Worthington Station  
Gas, 172,000 KW . . . . . Lawrence Station  
Gas, 315,000 KW . . . . . Holland Station  
Renewable 2,000 KW . . . . . Clark Station

See Tariffs at [www.bcremc.com](http://www.bcremc.com)

### Customer Use:

11,000 customers, 58% commercial/industrial load.

### Average Homeowner Use:

Monthly use. . . . . 1,309 KWH  
Monthly bill . . . . . \$142.44

Commercial and industrial rates vary, please access R.E.M.C.'s web page to determine which rate best applies:  
<http://www.bcremc.com>

## NATURAL GAS SERVICE

### VECTREN CORP.

**Source:** Vectren Corp. purchases natural gas from several natural gas production fields in the gulf and plains states. Gas is delivered to Vectren's purchase point at Columbus by Texas Gas Transmission Company.

**Availability:** Natural gas is available throughout the Columbus community. Several options are available for industrial and commercial users. Commercial and industrial customers may, in many circumstances, elect to purchase their gas supply independently, and pay Vectren for transportation services only.

**Delivered BTU:** Nominally 1,000/BTU per cubic foot.

**Other Assistance:** Vectren Corp. has staff and other resources available to assist in the development and evaluation of natural gas uses or technologies. Vectren's website offers useful tools to residential and commercial customers to analyze their gas usage, and incentives to purchase energy-saving equipment.

## PROPANE SERVICE

### FOUR AREA DEALERS

**Major Sources:** Texas Eastern Transmission Co., Warren Petroleum and Conoco-Phillips Petroleum.

**Availability:** For sale in 20-100 lb. bottles, or in bulk quantities for 114-36,000 gal. tanks.

# ENERGY AND UTILITY SERVICES

## WATER AND SEWER SERVICE

### COLUMBUS UTILITIES (CITY-OWNED)

**Water source:** Exclusively groundwater from 18 area wells, 2 water filtration facilities:

Plant No. 1 ..... 8 MGD average capacity  
 Plant No. 2 ..... 20 MGD average capacity

**Total daily pumping capacity** ..... 28 MGD

**Current average daily use** ..... 8 MGD

**Storage Available** ..... 9.2 MG (3.7 Elevated)

**Average delivered temperature** ..... 55°F

**Average system pressure** ..... 60psi

**Treatment method:** Gravity filtration: Iron and Manganese removal. Chlorination and Fluoridation.

**Residential use:** 5,000 gallons per month average.  
 Average monthly bill for water and wastewater combined ..... \$51.77

### RATE SCHEDULE FOR WATER ONLY

<b>A Monthly Usage</b>	<b>Rate Per 1,000 Gallons</b>
First ..... 10,000 gals. ....	\$ 1.61
Next ..... 40,000 gals. ....	1.34
Next ..... 250,000 gals. ....	1.11
Next ..... 700,000 gals. ....	1.03
Over ..... 1,000,000 gals. ....	.88

**B Monthly Charge Per Bill** ..... \$ .74

<b>C Monthly Meter Charge</b>		<b>Meter Rate</b>		<b>Fire Protection</b>	
5/8" to 3/4" .....	\$ 2.64	4" .....	\$ 36.76	.....	\$ 67.58
1" .....	3.68	6" .....	55.87	.....	152.06
1 1/2" .....	4.41	8" .....	77.93	.....	270.34
2" .....	29.41	10" .....	107.33	.....	422.40
3" .....	36.76	12" .....	148.76	.....	608.26

**D Annual Hydrant Charge** ..... \$289.65

**E Monthly Wholesale Per 1,000 Gallons** ..... \$ .843

<b>F Annual Fire Suppression Connection Charge</b>	
2" .....	\$ 29.41
3" .....	72.04
4" .....	130.86
5" .....	199.96
6" .....	\$289.65
8" .....	516.08
10" .....	802.78

**Sewer:** Meets all state and federal discharge requirements including combined sewer program. New technology treatment facility currently under construction. Completion is expected in 2011.

**Treatment capacity:** Currently 12.4 MGD average with 18.0 MGD peak. Upon completion of new facility will increase to

14 MGD average with 39 MGD peak.

**Current daily use:** 9 MGD average.

**Percent of city served:** 97%.

**Treatment method:** Rotating Biological Contactors are used in the current facility. New facility will use an advanced controlled process of extended aeration via an oxidation ditch.

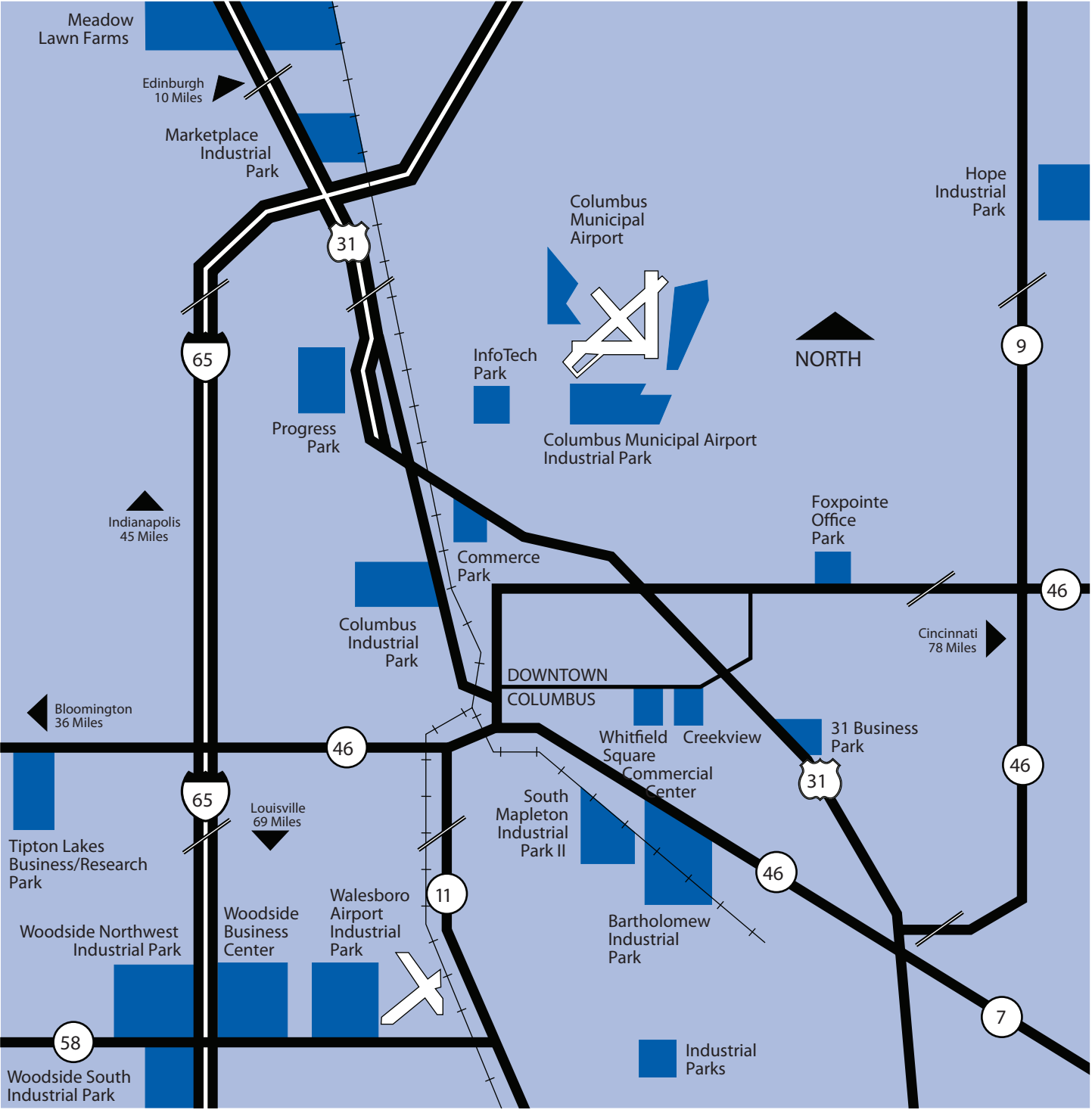
### RATE SCHEDULE FOR WASTEWATER UTILITY

<b>A Monthly Usage</b>	<b>Rate Per 1,000 Gallons</b>
First ..... 10,000 gals. ....	\$ 6.67
Next ..... 40,000 gals. ....	5.97
Next ..... 250,000 gals. ....	4.77
Next ..... 700,000 gals. ....	3.63
Over ..... 1,000,000 gals. ....	2.81

**B Monthly Charge Per Bill** ..... \$ 4.42

**C Unmetered Sewer Only Charge** ..... \$ 35.37

<b>D Extra Strength Surcharges</b>	
Suspended Solids Greater Than 248 mg/liter .....	\$0.080 per pound
Biochemical Oxygen Demand Greater Than 344 mg/liter .....	\$0.187 per pound
Phosphorus Greater Than 11 mg/liter .....	\$0.933 per pound
Ammonia Nitrogen Greater Than 27 mg/liter .....	\$1.450 per pound



# CONSTRUCTION

## INDUSTRIAL & OFFICE PARK PROFILES

### COLUMBUS INDUSTRIAL PARK

Located 2 miles from downtown and half mile from Highway 31. Total size: 92 acres. All utilities. Annexed to City. Restrictive covenants designed to maintain a quality environment. Retention pond. Two manufacturing firms, one computer service center. Privately owned.

### COLUMBUS MUNICIPAL AIRPORT INDUSTRIAL PARK

Located at the municipal airport on the north edge of the city, five (5) miles from downtown. Acreage available for professional/commercial and light industrial on long-term lease. All utilities are available including natural gas. Currently houses approximately 50 tenants including Columbus Learning Center, IUPU-Columbus, Ivy Tech Community College, and Harrison Business College. Operated by the Columbus Board of Aviation Commissioners. Public owned.

### COMMERCE PARK

North of city at U.S. 31 and State Road 11. Total size: 35 acres. Rail service to some lots. All utilities. 20 tenants: 3 manufacturing, 17 service operations. Privately owned.

### CREEKVIEW

Located in the east central section of the city at the southeast corner of 10th Street and Marr Road. Total size: 75 acres. Approximately 30 acres available. Park developed for business, office, commercial and retail uses. All utilities including natural gas. Restrictive covenants apply. Build/lease available for qualified tenant. Privately owned.

### FOXPOINTE OFFICE PARK

Located on Foxpointe Drive close to 25th Street East. Three buildings, 2,916 sq. ft., 5,205 sq. ft. and 13,954 sq. ft.. Office space. All occupied.

### HOPE INDUSTRIAL PARK

Located 10 miles east of Columbus on South Street in Hope, Indiana. Privately owned industrial park. Total size: 58 acres which can be subdivided into 5, 10, 15 or 20 acre lots. Utilities provided: electric, gas and Hope city water. Primary businesses are engineering and manufacturing..

### INFORMATION TECHNOLOGY PARK

A Certified Technology Park and Indiana Shovel Ready property. 67 acres with necessary infrastructure required by technology firms. Campus-like setting; designed to attract technology companies from throughout the world. Located at the Columbus Municipal Airport. Adjacent to IUPU-Columbus, Ivy Tech Community College, Columbus Learning Center, and Harrison Business College. Home to Columbus Regional Hospital Data Center, TLS.Net, (an internet service provider), and LHP (an embedded controls software development firm).

### MARKETPLACE INDUSTRIAL PARK

150 acres located at the intersection of I-65 and U.S. 31. Zoned heavy industrial. City utilities available, Rail service by L&I. Lots available from 3 acres to 25 acres.

### MEADOW LAWN FARMS

250 acres located at I-65 and U.S. 31 north of Marketplace Industrial Park. Rail available by L&I. Flexible parcel sizes, zoned and ready for quick turnaround.

### PROGRESS PARK

Located at U.S. 31 and Lowell Road. Total size: 40 acres (2 acres available). Lots from 1/2 acre. Zoned for medium industrial. City utilities.

### TIPTON LAKES BUSINESS/RESEARCH PARK

70-acres, zoned industrial, undeveloped site 2 miles west of I-65 on State Road 46 in rolling, wooded area. Part of 1,200-acre Tipton Lakes master-planned community with shopping, housing, recreation, athletic club, marina and 3 connected lakes.

### WALESBORO INDUSTRIAL PARK

Located four (4) miles south of Columbus at I-65 and State Road 58. Acreage available to industry on long-term lease. Available in any lot size. Operated by the Columbus Board of Aviation Commissioners. Public owned.

### WHITFIELD SQUARE COMMERCIAL CENTER

Located in the east central section of the city at the southwest corner of 10th Street and Marr Road. Total size: 22 acres. Approximately 1.5 acres available. Park developed for business, office, commercial and retail uses. Current tenants include medical offices, credit union and computer data processing operations. All utilities including natural gas. Restrictive covenants apply. Build/lease available for qualified tenant. Privately owned.

### WOODSIDE BUSINESS CENTER

Located in the northeast, northwest and southwest quadrants of I-65 and State Road 58 (Exit 64), 5 miles south of Columbus. Total size: 700 acres. Has interstate highway access and visibility. All utilities, including natural gas. Underground electric service. Paved and lighted streets. Annexed to city. Protective covenants designed to maintain quality environment. Privately owned.

# FINANCING & BUSINESS SERVICES

## INDUSTRIAL INCENTIVES

### TAX ABATEMENT

Tax abatement may be permitted for from one to ten years according to the following schedules for real estate and personal property taxes. Annual reporting to the city is required during the abatement period.

**Benefits:** As an incentive to investment, the Indiana Tax Abatement Act permits local government to waive a portion of the increased real and/or personal property taxes resulting from the construction, expansion, or improvement of facilities, or installation of new manufacturing equipment, new research and development equipment, new logistical distribution equipment, or new information technology equipment.

Abatement may be permitted for periods of up to ten years as determined by the city, with the percentage of deduction reduced each year according to the following schedules (and subject to additional limitations imposed by the city).

### REAL ESTATE TAX ABATEMENT

Year of Deduction	1	2	3	4	5	6	7	8	9	10
1 Year Deduction	100%									
2 Year Deduction	100%	50%								
3 Year Deduction	100%	66%	33%							
4 Year Deduction	100%	75%	50%	25%						
5 Year Deduction	100%	80%	60%	40%	20%					
6 Year Deduction	100%	85%	66%	50%	34%	17%				
7 Year Deduction	100%	85%	71%	57%	43%	29%	14%			
8 Year Deduction	100%	88%	75%	63%	50%	38%	25%	13%		
9 Year Deduction	100%	88%	77%	66%	55%	44%	33%	22%	11%	
10 Year Deduction	100%	95%	80%	65%	50%	40%	30%	20%	10%	5%

### PERSONAL PROPERTY TAX ABATEMENT

Year of Deduction	1	2	3	4	5	6	7	8	9	10
1 Year Deduction	100%									
2 Year Deduction	100%	50%								
3 Year Deduction	100%	66%	33%							
4 Year Deduction	100%	75%	50%	25%						
5 Year Deduction	100%	80%	60%	40%	20%					
6 Year Deduction	100%	85%	66%	50%	34%	25%				
7 Year Deduction	100%	85%	71%	57%	43%	29%	14%			
8 Year Deduction	100%	88%	75%	63%	50%	38%	25%	13%		
9 Year Deduction	100%	88%	77%	66%	55%	44%	33%	22%	11%	
10 Year Deduction	100%	90%	80%	70%	60%	50%	40%	30%	20%	10%

Source: Administrative Resources Association (ARA)

### COLUMBUS ENTERPRISE DEVELOPMENT CORPORATION (CEDC)

The CEDC program is a nationally recognized, award winning program which celebrated its 20th anniversary in 2006. It is widely considered one of the most successful business incubation programs within Indiana having graduated more than 100 local companies from its business incubator program and having served more than 4,000 entrepreneurs and business-builders in the region. The CEDC program provides a “one-stop, one-call approach” for small businesses and entrepreneurs who are seeking start-up planning and growth assistance. In a given year, the program will assist in the creation and review of 100 new business plans, help to start 30 new regional enterprises, and help to secure over \$5 million in capital for entrepreneurial ventures.

Recently, the CEDC program was awarded the Entrepreneurial Award of Distinction for a Social Enterprise Program by the IU Kelly School of Business. The program is also the creator of SmallBizU—the largest online academy designed especially for small businesses.

# TAXES

## LOCAL TAXES

### Tax Rates for the City of Columbus from 2004/2005 to 2008/2009

Year	Total	City	County	Township	School	Library	State	SWMA
2008/2009	2.2072	0.9642	0.3797	0.0277	0.7513	0.0528	0.0000	0.0315
2007/2008	2.6504	0.8674	0.4136	0.0236	1.2727	0.0436	0.0024	0.0271
2006/2007	2.7557	0.8676	0.4762	0.0237	1.3135	0.0448	0.0024	0.0275
2005/2006	2.7920	0.9090	0.4203	0.0244	1.3766	0.0473	0.0020	0.0121
2004/2005	2.9440	0.9520	0.4317	0.0257	1.4562	0.0503	0.0020	0.0166

**Property Tax Abatement:** See "Tax Abatement" in BUSINESS AND FINANCING SERVICES section.

**CEDIT:** County Economic Development Income Tax is imposed at a rate of twenty-five hundredths percent (.25%) on the county taxpayers of Bartholomew County, effective October 1, 2009. It is to provide income tax revenue to cities, towns, and the county unit.

**Assessment Method:** State Uniform System, Market Value In Use. Professional appraisers used. Next reassessment begins 3/1/2009 for 2010 to pay 2011 collections. Bartholomew County reassessment ended in 2002.

**Local Option Income Tax:** County Adjusted Gross Income Tax (CAGIT)-1% of adjusted gross personal income (not imposed on corporations). Deducted by employer, collected by State and reimbursed to county. Most CAGIT revenues must be used for property tax relief.

**Bed Tax:** 5% Bed Tax on hotel and motel traffic. Funds generated by this tax are used for community promotion.

**Local Inventory Tax:** NONE

## STATE TAXES

For businesses, Indiana has two main taxes — **Income and Property**, both real and personal. Unlike some other States, **Indiana does not have a franchise tax, an intangibles tax, or an employment tax.**

Indiana has no gross receipts tax and no inventory tax.

### Corporate Income Tax

The Corporate Adjusted Gross Income Tax is calculated at a flat 8.5 percent of adjusted gross income. Adjusted gross income is a company's federal adjusted gross income with certain adjustments. This method of determination simplifies tax calculations for corporations and does not apply to S corporations and not-for-profit organizations.

### Single-Sales Factor

Indiana is phasing in the single-sales factor for apportioning corporate income tax. Indiana had determined its share of an interstate or international corporation's taxable income by weighing the Indiana portion of a company's property and the proportion of its employees in Indiana. The single-sales factor will calculate the Indiana portion based solely on the portion of a company's sales in Indiana. This change is being phased in and will be complete by 2011.

### Sales and Use Tax

Indiana's Sales and Use Tax is calculated at a rate of 7 percent. In manufacturing, the following are exempt from the sales tax: raw materials, equipment, power, electricity, and utilities. Wholesale sales, items used directly in production, and sales made in interstate commerce are exempt. In addition, the purchase of research and development equipment is exempt from the tax.

### Property Taxes

Real and personal property tax is assessed at 100 percent of market value. Tax rates and exemptions vary among local jurisdictions.

### Research and Development Tax Credit

This credit (also known as the Research Expense Tax Credit) is based on the increase in Indiana R&D over the prior three-year base. In the base year, research expenses must have been at least half of the research expenses in the current year. The credit amounts to 10 percent of qualified research expenses on the first \$1 million of investment. Beginning in 2008, the credit increases to 15 percent. The credit is applied against income tax liability and may be carried forward for fifteen years before 2008 and ten years beginning in 2008. There is no carry back, and the credit is nonrefundable. This program operates under the Department of Revenue and uses the definition of "qualified research expense" from the Internal Revenue Code (which includes the costs of wages and supplies). Visit website: [in.gov/iedc](http://in.gov/iedc).

### Patent Income Exemption

Taxpayers are exempt from certain income derived from qualified utility and plant patents. Qualified taxpayers are eligible for an exemption of 50 percent of patent income for each of the first five years. The exemption percentage decreases over the next five years to 10 percent in the tenth year. The total amount of exemptions claimed by a taxpayer may not exceed \$5 million per year. This benefit is available only to companies with 500 or fewer employees.

### Individual Income Tax

Indiana's personal income tax is 3.4 percent of federal adjusted gross income (with certain exemptions and deductions).

### Corporate Income Taxes:

Corporate Adjusted Gross Income Tax . . . . . 8.5%

**Indiana Sales Tax:** . . . . . 7.0%  
(Paid only by end consumer. Raw materials and energy used in manufacturing are exempt.)

**Indiana Personal Income Tax:** . . . . . 3.4%  
(Flat rate on adjusted gross individual income.)

**Gasoline Tax:** . . . . . \$.46/gal

**Diesel Fuel Tax:** . . . . . \$.64/gal

**Tobacco Tax:** - 20 pack . . . . . \$.995  
- 25 pack . . . . . \$1.24

### Alcoholic Beverage Tax:

Beer . . . . . \$.115/gal  
Wine . . . . . \$ .47/gal  
Liquor . . . . . \$2.68/gal

Source: [www.in.gov](http://www.in.gov)

# TAXES

## BARTHOLOMEW COUNTY 2009 PAY 2010 PROPERTY TAX RATES:

District Number	Tax District Name	2009 Tax Rates
001	Clay Township . . . . .	1.2935%
002	Columbus City-Clay Township . . . . .	2.2007%
003	Clifty Township . . . . .	1.2782%
004	Columbus Township . . . . .	1.3693%
005	Columbus City-Columbus Township. . . . .	2.2072%
006	Flatrock Township . . . . .	2.1687%
007	Columbus City-Flatrock Township . . . . .	3.0776%
008	Clifford Town . . . . .	2.3957%
009	German Township . . . . .	1.2658%
010	Edinburgh Town. . . . .	3.6472%
011	Harrison Township. . . . .	1.2631%
012	Hawcreek Township . . . . .	2.2196%
013	Hartsville Town . . . . .	2.4107%
014	Hope Town . . . . .	2.7147%
015	Jackson Township. . . . .	1.3054%
016	Ohio Township. . . . .	1.2430%
017	Rockcreek Township. . . . .	1.2628%
018	Sandcreek Township. . . . .	1.2701%
019	Elizabethtown Town. . . . .	1.3678%
020	Wayne Township . . . . .	1.2953%
021	Columbus City-Wayne Township . . . . .	2.1931%
022	Jonesville Town . . . . .	1.4371%
023	Edinburgh Town-Bartholomew Sch. . . . .	3.3036%
024	Columbus City-Harrison Township . . . . .	2.2009%

Source: Auditor's Office, Bartholomew County

## 2010 WORKERS COMPENSATION TAX COMPARISON

Code	Description	Indiana	Illinois	Kentucky	Michigan	Ohio	Tennessee
2095	Meat Products Mfg.	\$3.64	\$10.84	\$5.42	\$5.29	\$6.35	\$6.85
2883*	Furniture Mfg. – Wood	\$2.65	\$11.22	\$6.24	\$9.23	\$8.24	\$10.12
3022	Pipe and Tube Mfg.	\$4.32	\$16.80	\$6.09	\$7.65	\$6.07	\$5.64
3081	Foundry-Ferrous	\$3.70	\$14.99	\$4.93	\$7.20	\$12.13	\$10.22
3110	Forging Work	\$2.80	\$10.52	\$11.33	\$9.52	\$10.61	\$5.80
3179	Electric Apparatus Mfg.	\$1.56	\$6.70	\$3.96	\$3.94	\$3.22	\$4.27
3400	Metal Goods Mfg.	\$3.00	\$11.74	\$4.60	\$4.72	\$6.27	\$6.32
3507	Machinery Mfg.	\$2.91	\$12.68	\$6.32	\$5.23	\$4.62	\$7.63
3612	Pump & Engine Mfg.	\$1.92	\$6.93	\$4.35	\$3.94	\$3.47	\$3.02
3632	Machine Shops	\$2.21	\$9.82	\$6.56	\$5.06	\$4.88	\$7.47
3685	Instrument Mfg.	\$0.89	\$3.29	\$1.54	\$1.82	\$1.43	\$2.31
3822**	Auto, Bus, Truck Or Trailer Body Mfg.	\$3.52	\$16.69	\$13.38	\$7.82	\$6.66	\$9.05
4024	Brick/Clay Products	\$3.87	\$12.54	\$8.02	\$10.16	\$5.50	\$4.76
4244	Corrugated Container Mfg.	\$1.78	\$9.37	\$5.72	\$4.30	\$6.19	\$3.36
4279	Paper Goods Mfg.	\$2.51	\$9.33	\$3.16	\$4.94	\$6.52	\$4.21
4410	Rubber Goods Mfg.	\$2.37	\$9.07	\$5.02	\$4.99	\$5.76	\$6.72
4452	Plastic Fabricated Products	\$2.21	\$8.53	\$4.43	\$6.32	\$6.80	\$5.38
4484	Plastic Mfg. Molded Products	\$2.47	\$5.85	\$4.70	\$5.80	\$5.56	\$6.39
4693	Pharmaceutical/Surgical Goods Mfg.	\$0.66	\$2.38	\$1.40	\$1.61	\$2.56	\$1.50
4829	Chemical Mfg.	\$1.18	\$5.34	\$2.66	\$1.76	\$2.56	\$3.31
6502	Food Sundries Mfg.	\$2.71	\$8.53	\$4.93	\$2.90	\$5.47	\$3.91
7229***	Trucking – Long Haul	\$5.43	\$16.91	\$18.00	\$13.66	\$10.11	\$11.30
8291	Warehousing – Cold	\$3.44	\$11.06	\$8.85	\$5.73	\$6.23	\$7.22
8292	Distribution Centers/Warehousing	\$2.95	\$12.26	\$5.60	\$9.33	\$6.00	\$4.96
8742	Outside Salespersons	\$0.34	\$0.85	\$0.77	\$0.72	\$0.43	\$0.86
8810	Office Employees/Data Processors	\$0.20	\$0.46	\$0.28	\$0.33	\$0.27	\$0.47
<b>AVERAGES</b>		<b>\$2.51</b>	<b>\$9.41</b>	<b>\$5.70</b>	<b>\$5.54</b>	<b>\$5.54</b>	<b>\$5.50</b>

Rates represent actual cost per \$100 of payroll.

\*Michigan uses classification 2731 in place of 2883 Furniture Mfg. – Wood

\*\*Michigan uses classification 3824 Auto, Bus, Truck or Trailer Body Mfg. in place of 3822 Auto, Bus, Truck or Trailer Body Mfg.: Die Pressed Steel

\*\*\*Michigan uses classification 7208 in place of 7229 Trucking – Long Haul

Source: Hoosier Energy



**ECONOMIC DEVELOPMENT BOARD**

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