

Consumer Products Manufacturing Plant Location Project Case Study

Austin Services

Labor Analysis

Community and Property
Selection

Due Diligence

Incentive Negotiation

Project Investment:	\$50 Million
Labor Requirement:	225 unskilled and semi-skilled employees
Site Size:	15-20 Usable Acres
Building Size:	150,000 Square Feet
Search Area:	Central and Western US
Outcome:	Selected site in Morristown, TN

Major Location Factors:

- Access to major markets and to existing company distribution centers
- Site access to interstate highways
- Competitive local wage and benefit structure
- High quality, abundant municipal water supply
- Ability to dispose of wastewater with high effluent levels
- Reliable, redundant, and competitively priced electric power
- Pro-business state and community for potential assistance programs

