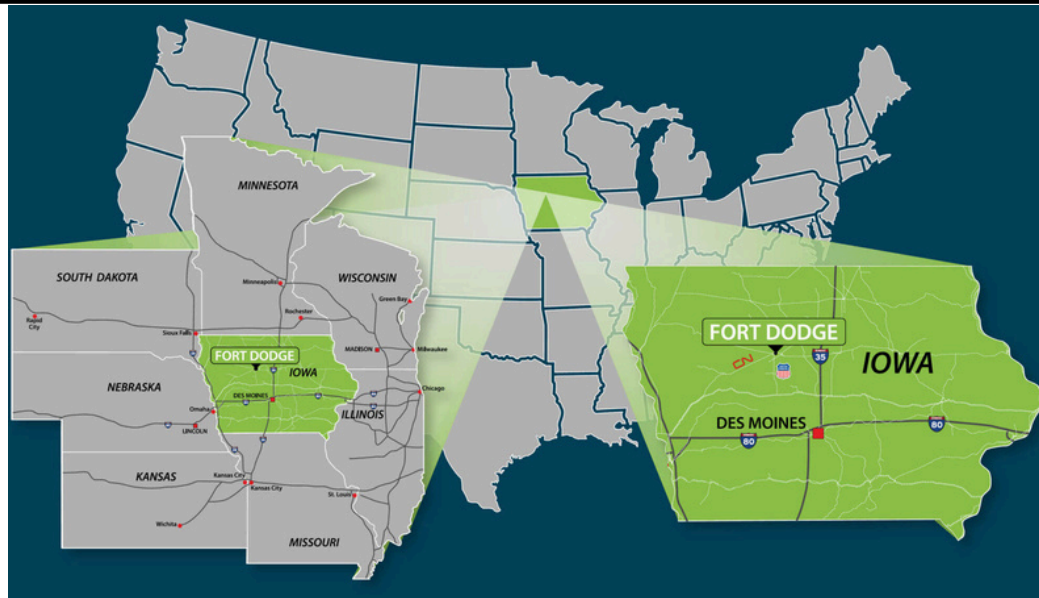




IOWA CROSSROADS OF GLOBAL INNOVATION

CORPORATE PARTNERS



180,086

MID-IOWA LABORSHED AREA TOTAL ESTIMATED LABOR FORCE AGES 18-64

Data compiled and analyzed by:
Iowa Workforce Development, 2025

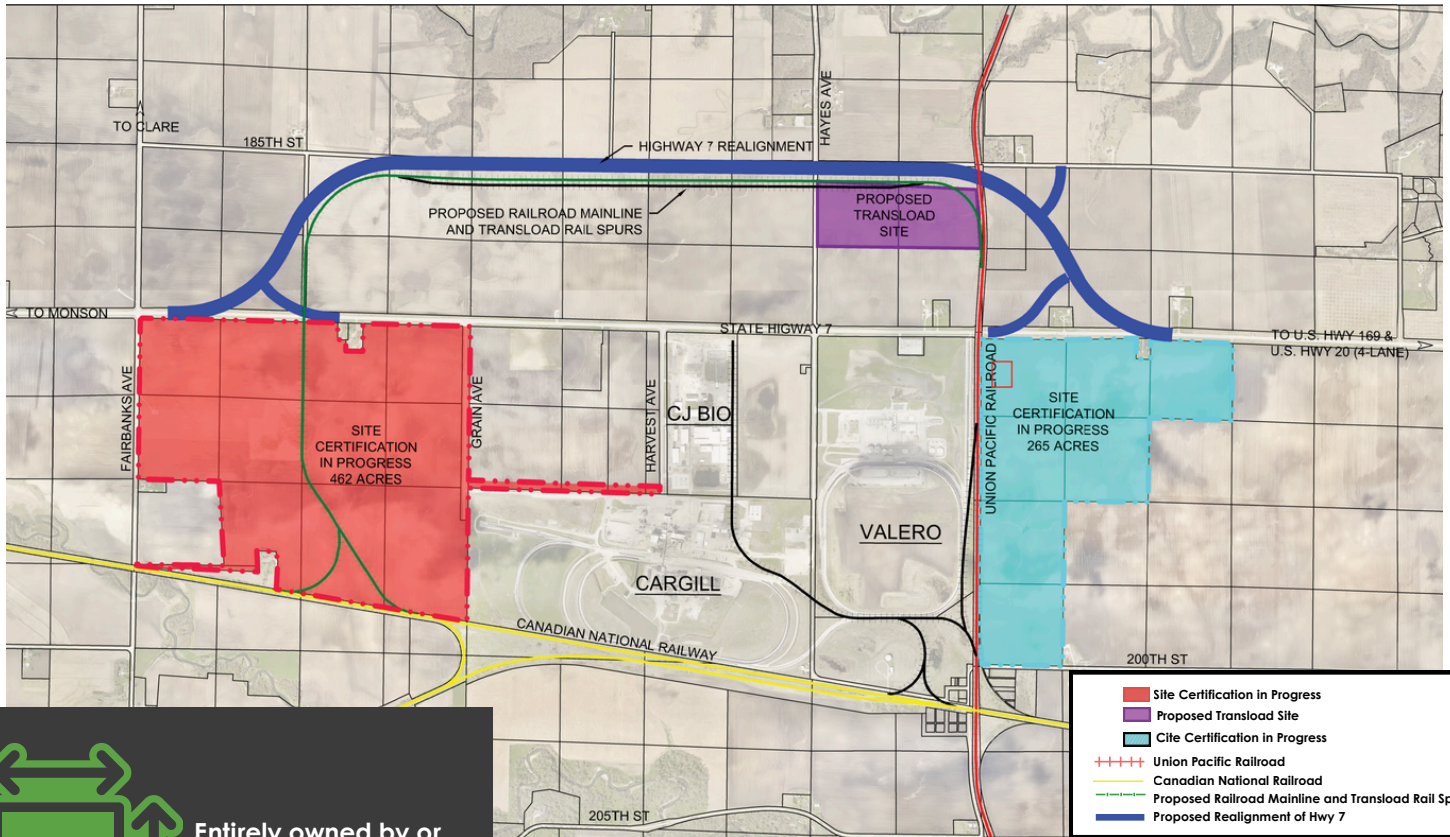


With our newly opened Iowa Central Fuel Testing Laboratory (the only independent fuel lab of its kind, nationwide), Fort Dodge touts a strong and innovative presence in the renewable and biofuel industries, including sustainable aviation fuel (SAF).

Our local MidAmerican Energy power provider is steadfast in their commitment to net-zero GHG emissions, making Webster County a destination for businesses looking to operate in a sustainable, low-carbon environment.



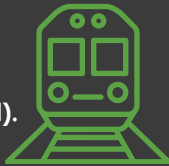
Parcel Development for Iowa Crossroads of Global Innovation



**720
ACRES**

Entirely owned by or under option with Webster County, Iowa.

Served by two Class I Railroads (Union Pacific and Canadian National).



Just 10 miles from four-lane U.S. Highway 20, which connects with Interstates 29, 35 and 380, as well as the Avenue of the Saints.



Just nine miles from Fort Dodge Regional Airport, with daily service to Chicago O'Hare.



The City of Fort Dodge serves the site with water and wastewater.



MidAmerican Energy serves the site with Electricity and Natural Gas.



PARK AMENITIES

The Iowa Crossroads of Global Innovation (ICGI) is positioned within a progressive and dynamic community - fit to support the manufacturing, bioprocessing, animal sciences and energy industries. Our regional partnerships with higher education organizations, a robust transportation system, and cost-competitive utility providers make this site an ideal center for innovation and growth.



In September 2025, Fort Dodge was awarded almost \$2 million in Workforce Housing Tax Credits, leading to the development of dozens of new housing units.



65 miles of water trails on the Des Moines River and Lizard Creek River.



Iowa ranks #1 for lowest weekly childcare costs for families.



Webster County has over 170 miles of trails, including approximately 45 miles of multi-use trails.



Iowa ranks in the Top 10 States for Millennials, based on quality of life, affordability, and safety.



Iowa's investments in broadband infrastructure are expected to reach nearly \$1 billion by 2028, making remote work and the digital marketplace faster and more reliable.