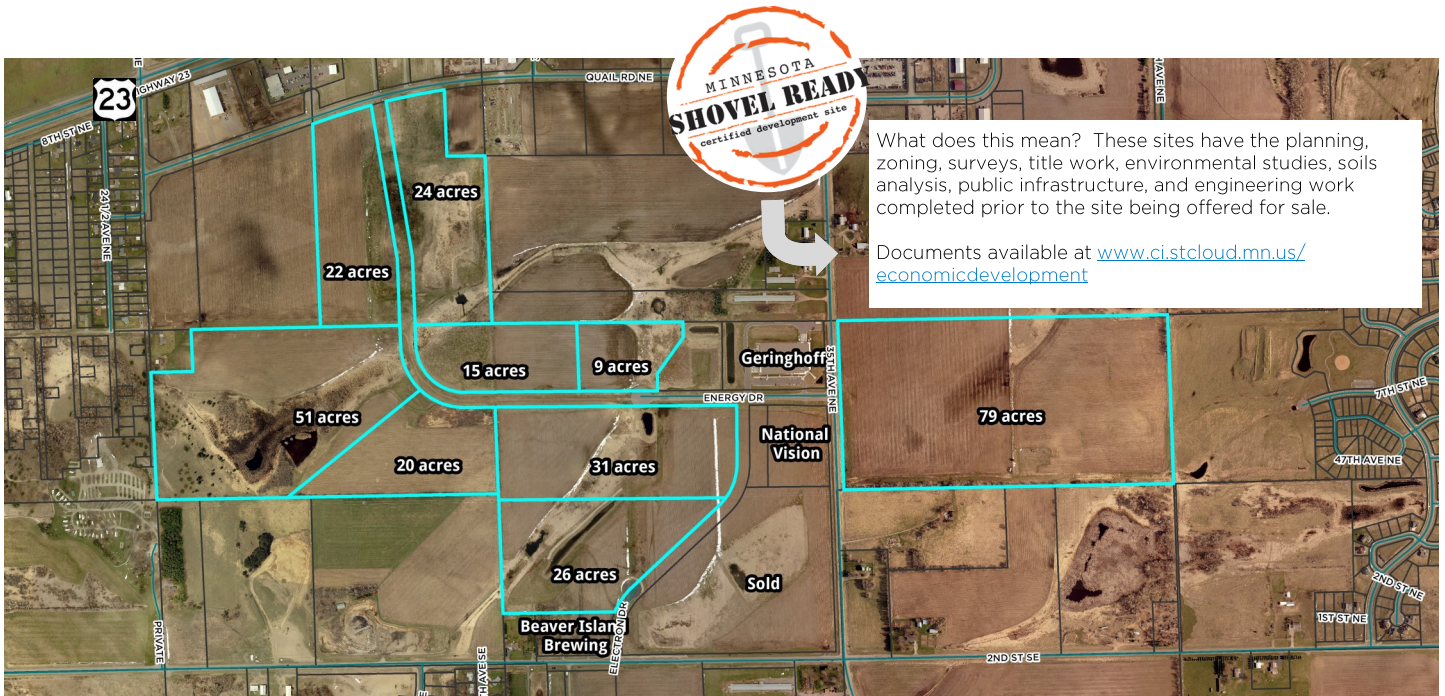


# Salient Facts—ST. CLOUD AIRPORT BUSINESS PARK



Acres:	9 ac. to 80 ac. lots available
Pricing:	\$.95 per sq. ft.
Current Land Use:	Agricultural
Zoning:	I-3—Planned Industrial District
Topography:	Relatively flat with some natural and one constructed wetland
Distance from Highways:	<1 mile from MN Hwy 23 and 5 miles from U.S. Hwy 10
Distance from Interstate:	10 miles to I-94
Distance from Airport:	2 miles from the St. Cloud Regional Airport
Distance from Commuter Rail:	20 miles from Northstar Commuter Rail in Big Lake, MN
Distance from Minneapolis:	62 miles or 45 minutes
Sewer:	City of St. Cloud (18 inch sewer trunk line)
Water:	City of St. Cloud (16 inch water main)
Electricity:	East Central Energy
Gas:	Xcel Energy
Fiber:	Century Link, Inc.—downstream and upstream bandwidth—1GB Integra—downstream and upstreard bandwidth—1.5Mb per T1
ALTA Survey:	Yes, available upon request
Environmental Assessment:	Yes, available upon request



# Salient Facts—**ST. CLOUD AIRPORT BUSINESS PARK**

### Fee Schedule:

- A full list of fees (building permit, plan review, State surcharge, water access charge, sewer access charge, HVAC, electrical, and plumbing fees) is available upon request.

### Tax Structure:

- A full list of taxes (total tax rate, State market value rate, City market value rate, and ISD 47 school market rate) is available upon request.

### Incentive Programs:

- MN Investment Fund
- MN Job Skills Training Grants
- MN Job Creation Fund
- Tax Increment Financing
- Tax Abatement

For more information contact:  
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 City of St. Cloud  
 Economic Development Director  
 cathy.mehelich@ci.stcloud.mn.us  
 320-650-3111



[www.ci.stcloud.mn.us](http://www.ci.stcloud.mn.us)

