

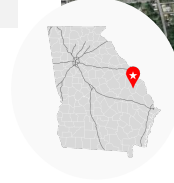
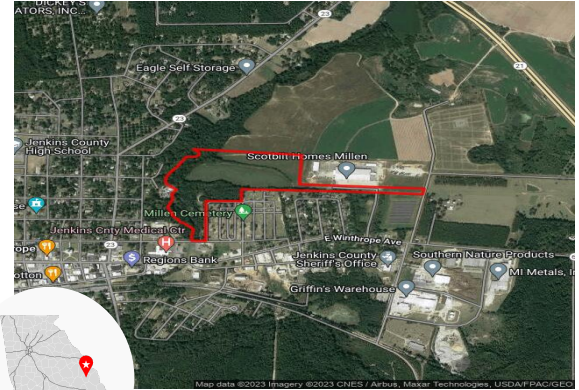
# Millen Industrial Park II

Millen, GA 30442, Jenkins County



<b>Total Acres:</b>	55 AC	<b>Water on Site:</b>	Yes
<b>Remaining Acres:</b>	55 AC	<b>Water Main Size:</b>	8 IN
<b>Largest Tract:</b>	55 AC	<b>Sewer on Site:</b>	Yes
<b>Sale or Lease:</b>	Sale	<b>Sewer Main Size:</b>	N/A
<b>Zoning:</b>	Industrial	<b>Gas on Site:</b>	Yes
<b>Former Use:</b>	Agricultural	<b>Gas Main Size:</b>	N/A
<b>GRAD Site:</b>	No	<b>Electric Provider:*</b>	Georgia Power

\* Customer will have choice of provider if load is above 900 kW



Source: Georgia Power Economic Development



<b>Job Tax Credit:</b>	\$4,000/job
<b>County Millage Rate:</b>	23.57
<b>County Property Tax:</b>	\$9.43 per \$1000 FMV
<b>Total Sales Tax:</b>	8%
<b>County Freeport:<sup>1</sup></b>	1: 100% 2: 100% 3: 100% 4: 0%

**Incentive Zones**  
Federal Opportunity Zone  
New Market Tax Credit

Sources: Georgia Dept. of Revenue, Georgia Dept. of Community Affairs



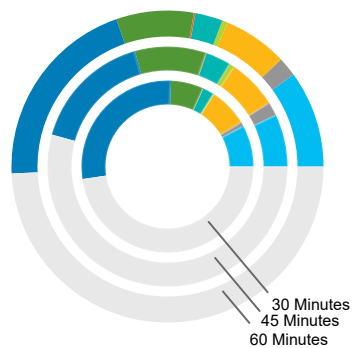
<b>International Airport:</b>	Savannah/Hilton Head International, 63 miles	<b>Port 1:</b>	Port of Savannah, 68.8 miles
<b>Interstate:</b>	I 16, 30.3 miles	<b>Port 2:</b>	Port of Charleston, 116 miles
<b>Rail Provider:</b>	Not rail served	<b>Inland Port:</b>	Inland Port Greer, 147.2 miles
		<b>Intermodal:</b>	Savannah, 65.9 miles

Sources: Georgia Dept. of Transportation, Georgia Ports Authority



Workforce data is based on drive times from property unless otherwise noted	<b>Laborforce<sup>2</sup></b>	<b>Unemployment Rate</b>	<b>Average Weekly Wage</b>																			
	<table border="1"> <tr> <td><b>30 Minutes:</b></td> <td>17,560</td> </tr> <tr> <td><b>45 Minutes:</b></td> <td>72,099</td> </tr> <tr> <td><b>60 Minutes:</b></td> <td>197,890</td> </tr> </table>	<b>30 Minutes:</b>	17,560	<b>45 Minutes:</b>	72,099	<b>60 Minutes:</b>	197,890	<table border="1"> <tr> <td><b>Jenkins County:</b></td> <td>6.0%</td> </tr> <tr> <td><b>Georgia:</b></td> <td>3.8%</td> </tr> <tr> <td><b>US:</b></td> <td>3.9%</td> </tr> </table>	<b>Jenkins County:</b>	6.0%	<b>Georgia:</b>	3.8%	<b>US:</b>	3.9%	<table border="1"> <tr> <td><b>Jenkins County:</b></td> <td>\$792</td> </tr> <tr> <td><b>Draw Area:<sup>3</sup></b></td> <td>\$1,066</td> </tr> <tr> <td><b>Georgia:</b></td> <td>\$1,197</td> </tr> <tr> <td><b>US:</b></td> <td>\$1,300</td> </tr> </table>	<b>Jenkins County:</b>	\$792	<b>Draw Area:<sup>3</sup></b>	\$1,066	<b>Georgia:</b>	\$1,197	<b>US:</b>
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## Jobs by Industry



	30 Mins.	45 Mins.	60 Mins.
Manufacturing	858	4,656	13,204
Wholesale Trade	88	1,209	2,628
Transportation & Warehousing	791	4,383	8,779
Information	20	491	749
Professional, Scientific & Technical Services	230	2,201	3,741
Management of Companies & Enterprises	7	56	222
Health Care and Social Assistance	666	6,288	10,547
Government	3,059	10,709	26,811
Other *	5,209	35,631	64,815

\* Includes agriculture, mining, utilities, construction, retail trade, finance & insurance, real estate, admin & support services, educational services, arts & entertainment, accommodation & food services, other services, and unclassified industries

Sources: Georgia Dept. of Labor, EMSI

<sup>1</sup> Level I - Business inventory is exempt from state property taxes for the following categories - 1: raw materials, 2: finished goods, 3: finished goods awaiting shipment outside of GA, 4: fulfillment center stock in trade

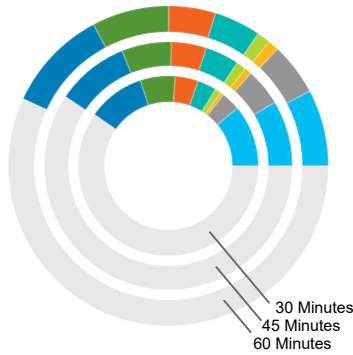
<sup>2</sup> Based on county centroids within user defined area or drive time <sup>3</sup> Includes county and adjoining counties

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# Millen Industrial Park II

Millen, GA 30442, Jenkins County

## Jobs by Occupation



	30 Mins.	45 Mins.	60 Mins.	Median Hourly Wage 60 Mins.
Management Occupations	1,214	5,626	10,189	\$30.41
Business & Financial Operations Occupations	374	3,190	6,990	\$30.09
Computer & Mathematical Occupations	68	597	1,447	\$37.35
Architecture & Engineering Occupations	121	858	1,792	\$41.35
Healthcare Practitioner Occupations	368	2,892	6,195	\$30.58
Installation, Maintenance, & Repair Occupations	457	2,994	6,242	\$20.48
Production Occupations	686	4,255	10,225	\$17.52
Transportation & Material Moving Occupations	1,120	6,208	13,617	\$16.40
Other *	6,520	39,002	74,800	N/A

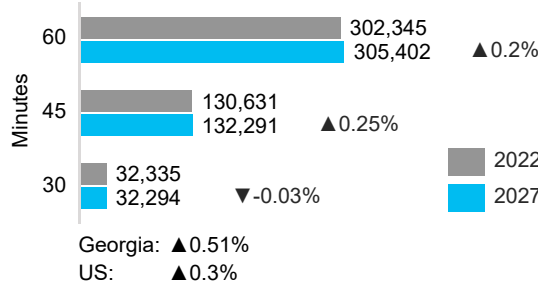
\* Includes life & physical sciences, community & social services, legal, educational, arts & entertainment, healthcare support, protective services, food services, buildings maintenance, personal care, sales, office support, farming, construction, military, and unclassified occupations

Source: EMSI

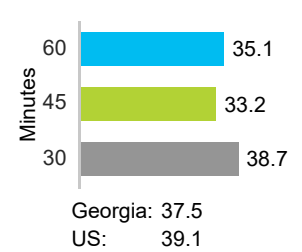
## Demographics

Demographic data is based on drive times from property

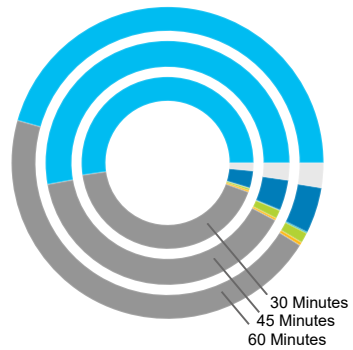
### Population & Projected Annual Change



### Median Age

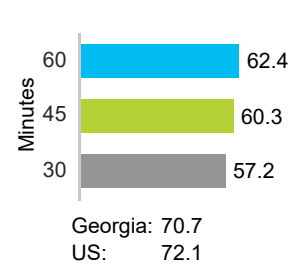


## Population by Race

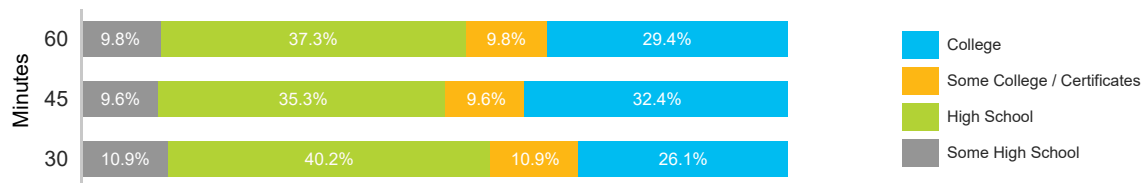


	30 Mins.	45 Mins.	60 Mins.
White	52.3%	52.8%	45.6%
Black	42.2%	39.4%	45.5%
American Indian	0.3%	0.3%	0.3%
Asian	0.4%	1.1%	1.1%
Pacific Islander	0.0%	0.1%	0.1%
Multiracial	1.5%	2.3%	2.6%
Other	3.2%	4.0%	4.8%

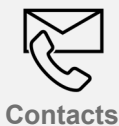
## Diversity Index<sup>4</sup>



## Educational Attainment<sup>5</sup>



Source: ESRI 2023



## Contacts

**Property Contact:**  
Mandy Underwood  
Jenkins County Development Authority  
478-982-5595  
jcda@bellsouth.net

**For more details, contact your local Georgia Power Community Development Manager:**  
Matt Forshee  
Georgia Power Community & Economic Development  
706-831-0752  
mwforshe@southernco.com

<sup>4</sup> Captures the racial and ethnic diversity of an area - the higher the number, the greater likelihood of meeting someone of a different race or ethnicity  
<sup>5</sup> Percent of population 25 and older