POWER
Municipally owned power generation with independent grid; site has 10 MW with ability to grow

TOPOGRAPHY
Flat, level site

WORKFORCE
Omaha CSA: Nearly 1.3 million people within a 60-minute drive; Omaha CSA 986,007; Fremont 26,500

ACCESS
1.5 miles to Highway 275; Interstate 680 is 25 miles southeast of the site

INCENTIVES
Corporate income tax credits
Sales tax credits and refunds
Compensation credits and training grants
Personal property tax exemptions
Real property tax refunds
Low interest or forgivable loans
Tax Increment Financing

ACRES
80

OWNERSHIP
City of Fremont

PRICE
$2.27 per square foot

CURRENT/PREVIOUS USE
Agriculture

TARGET INDUSTRIES
Animal Food Manufacturing
Fats & Oils Refining & Blending
Light Industrial
Data Center & Mission Critical Office
**POWER**

**POWER COMPANY**
Fremont Department of Utilities

**CAPACITY**
Site has 10 MW with the ability to grow; city has 128 MW capacity with 40 MW Peaking Turbine

**GENERATION MIX**
Coal fire generation; gas peaking turbine

**RATES**
- Industrial Rates: 4 – 6 cents per kWh
- Commercial Rates: 6 – 12 cents per kWh

**UTILITIES**

**WATER**
- **Line Size & Location:** 20” water line on site (70 PSI)
- **System Capacity:** Fremont Department of Utilities provides water; 21 MGD capacity; average daily use is 4.6 MGD

**SEWER**
- **Line Size & Location:** 24’ sewer line on site
- **System Capacity:** Fremont Department of Utilities provides sewer; Plant capacity is 11.35 MGPD; Average daily use is 4 GMD

**TELECOM**
- **Carriers:** Five fiber providers with diverse paths; 3 providers on site
- **Capacity:** 10+ Gig Local & long haul

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**POTENTIAL SITE PLAN**

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