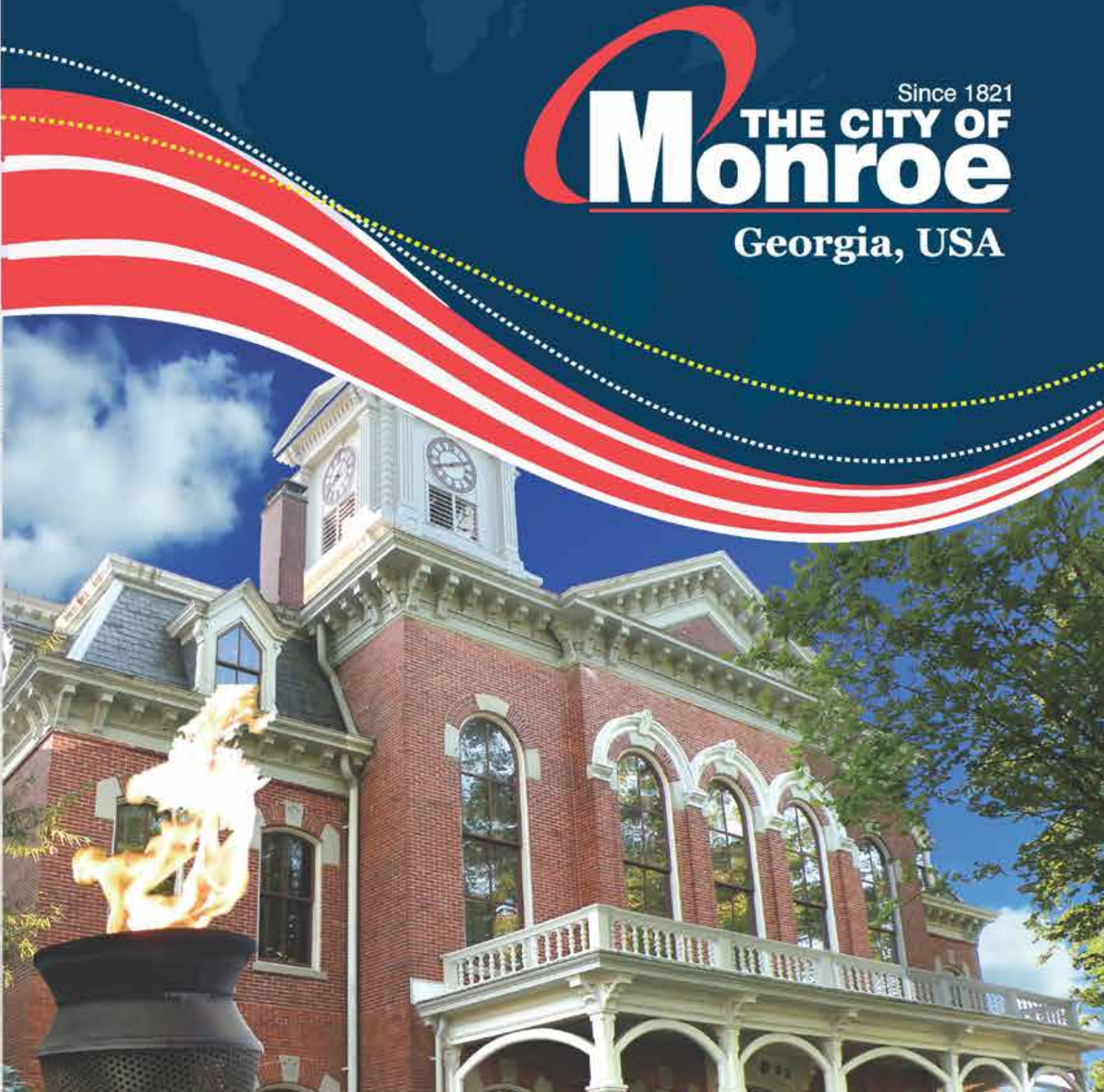


ECONOMIC DEVELOPMENT

culture. commerce. community.

Since 1821
THE CITY OF
Monroe
Georgia, USA



Incentives

Industrial Revenue Bonds

The City of Monroe is a pro-active and pro-business community whose officials have placed a high priority on business recruitment. Through the Development Authority of Walton County, tax incentives are offered on a case by case basis in order to encourage business growth for new and existing businesses. Incentives are based upon the following factors: the number of jobs that will be created, the average wage and the gross annual payroll generated, the capital investment that will be made for long-term growth, and the amount of new and recurring taxes that will be generated.



Opportunity Zone

The City of Monroe has a qualified Opportunity Zone. When two or more jobs are created, businesses may be eligible to receive \$3,500 in employee tax credits for each new job for five years. The credits are applied against 100% of a business's annual Georgia corporate income tax. Remaining credits can then be used against Georgia payroll withholding taxes. Unused credits can be carried forward for ten years and applied to future state corporate income tax liability.

Port Tax Credit Bonus

Georgia companies that increase imports or exports through a Georgia port by at least 10 percent can qualify for a bonus tax credit. Two options are offered: an addition of \$1,250 to the job tax credit or an adjustment in the investment tax credit.

Quality Jobs Tax Credit

Companies that create at least 50 jobs in a 12-month period - at wages that are at least 10 percent higher than the county average - qualify for a tax credit of \$2,500 to \$5,000 per job.

City of Monroe

Depending on the total community investment, type of industry, jobs, and salaries, the City of Monroe may consider local municipal incentives to include utility location/upgrades, permit fees, and/or other costs generally paid by the business.

Higher Education

Athens Technical College
Emory University
Georgia College and State University
Georgia Institute of Technology
Georgia Piedmont Technical College
Georgia Regents University
Gwinnett College
Oxford College of Emory University
Perimeter College
Troy University
University of Georgia

Education

Walton County Public Schools
George Walton Academy
Loganville Christian Academy

- 11 Elementary Schools
- 4 Middle Schools
- 4 High Schools
- 2 Private Schools
- Rising Graduation Rates
- Improving Test Scores
- Safe Schools
- Technology Initiatives

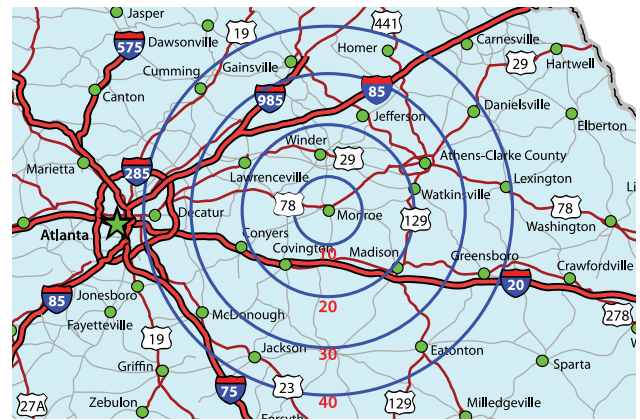
The City of Monroe is proud of its local education systems and is very proud of the outstanding education options for area youth.



Test scores are rising and teachers are highly qualified. Moreover, there is a great sense of cooperation between our schools and our business community. Through the Walton County Chamber of Commerce, the public schools, private schools, local governments, and the business community formed a partnership called Walton PROUD with the intent of working together to advance our education initiatives for our community.

Demographics

	2010 Census	2013 Estimate	2018 Estimate
Walton County	83,768	85,336	87,709
City of Monroe	13,219	13,343	
	2013 Median Age	2013 Households	2013 Median Income
Walton County	34	24,665	\$44,709
City of Monroe	35	5,742	\$35,023



Area Population

10 miles	65,482
20 miles	476,183
30 miles	1,455,212
40 miles	2,927,185



Taxes

Effective Property Tax	Millage Rate	Sales Tax
\$14.16 per \$1,000 FMV	35.41	7%



Full Service Provider

The City of Monroe is one of only four full-service utility providers in the state of Georgia offering the following services:

- Electric
- Internet (Cable & Fiber)
- Voice over Internet Protocol & Telephone
- Cable & Digital Television
- Sewer
- Water
- Gas
- Garbage & Recycling

Public Safety

The City of Monroe is also a full-service provider of public safety to include the following:

- Police
- Emergency Management Systems (EMS)
- Fire (Fire Rating 4)

Fiber Network

The City of Monroe has a fiber network that provides local businesses with the highest speeds needed for their internet and data requirements. With redundant connections to the Tellex Data Center at 56 Marietta Street in Atlanta, the City of Monroe can connect you to anywhere in the world.

- Large data file transfers for back-up storage and security reasons.
- Simple, manageable and scalable high-capacity bandwidth
- Speeds from 10 Mbps to 1 Gps
- Ability to drive applications such as video conferencing, VoIP, web hosting services or cloud applications
- Supported by our fiber-optic backbone, dynamic architecture and 24/7 monitoring by our Network Operations Center





Transportation



Rail
Great Walton Railroad - CSX



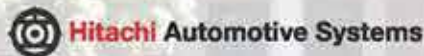
Airports
International
Hartsfield-Jackson Atlanta
International Airport
52 miles
Commercial
Monroe-Walton County
Airport

Interstates

I-20.....	11 miles
I-85.....	26 miles
I-285.....	36 miles
I-75.....	45 miles
I-16.....	117 miles
I-95.....	224 miles

Highways
U.S. Highway 78
U.S. Highway 29 / GA 316 (10 miles)
GA Highway 11
GA Highway 83
GA Highway 138

Industrial Companies



Economic Development Contact:

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