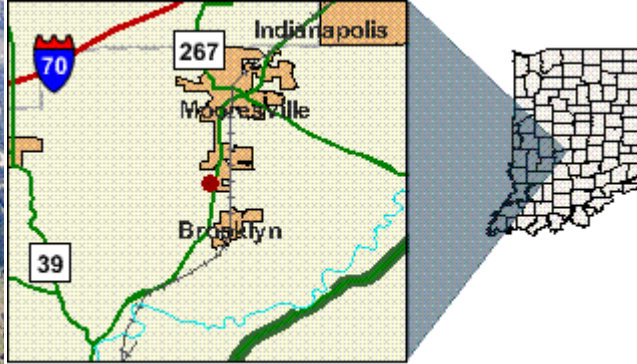


# Merriman Site

Merriman Road & State Road 67 Mooresville, IN 46158



## Location

<b>Street Address</b>	Merriman Road & State Road 67
<b>City</b>	Mooresville
<b>County</b>	Morgan
<b>Township</b>	Brown
<b>State</b>	IN
<b>Zip Code</b>	46158
<b>Type</b>	Site Only

## Site Details

<b>Site</b>		<b>Transportation</b>	
<b>Total Acres Available</b>	115	<b>Is Public Transit Available</b>	Yes
<b>Within city/town limits</b>	Yes	<b>Name of Commercial/International Airport</b>	Indianapolis International (IND)
<b>Sale/Leasing</b>		<b>Distance to Commercial Airport (Miles)</b>	13
<b>Ownership</b>	Private	<b>Name of General Aviation Airport</b>	Greenwood Municipal (HFY)
<b>For Sale</b>	Yes	<b>Distance to General Aviation Airport (Miles)</b>	27
<b>Sale Price</b>	\$15,000	<b>Name of Port</b>	Clark Maritime Centre
<b>Jurisdiction</b>		<b>Distance to Nearest Port (Miles)</b>	127
<b>Zoning/Planning Authority</b>	Town of Mooresville	<b>Name and Location of Terminal</b>	CSX Big 4 Yard
<b>Zoning Code/Description</b>	Agriculture	<b>Distance to nearest Container Terminal (Miles)</b>	22
<b>Current Land Use</b>	Agriculture	<b>Name and Location of Terminal</b>	CSX Hawthorne Yard
<b>Utility</b>		<b>Distance to nearest Transflo Terminal (Miles)</b>	26
<b>Electric Power Provider</b>	South Central Indiana REMC	<b>Property Tax</b>	
<b>Electric Service at Property</b>	Yes	<b>Property Tax Jurisdiction</b>	Town of Mooresville
<b>Natural Gas Service Provider</b>	Vectren	<b>State Property Tax ID Number</b>	55005
<b>Natural Gas Service at Property</b>	Yes		
<b>Water Provider</b>	Hill Water Company		
<b>Water Service at Property</b>	Yes		
<b>Sanitary Sewer Service Provider</b>	Town of Mooresville		
<b>Sanitary Sewer Service at Site</b>	No		

## Contact Information

### Jeff Pipkin

<b>Company</b>	Morgan County Economic Development Corp.
<b>Address</b>	4 E. Harrison St.
<b>City</b>	Mooresville
<b>State</b>	IN

<b>Zipcode</b>	46158
<b>Phone</b>	317-831-9544
<b>Fax</b>	317-831-9548
<b>Email</b>	<a href="mailto:jpipkin@morgancoed.com">jpipkin@morgancoed.com</a>
<b>Webpage</b>	<a href="http://www.morgancoed.com">www.morgancoed.com</a>
<b>Cell Phone</b>	317-997-1978

## John Taylor

<b>Company</b>	Morgan County Economic Development Corporation
<b>Address</b>	4 W. Harrison Street
<b>City</b>	Mooresville
<b>State</b>	IN
<b>Zipcode</b>	46158
<b>Phone</b>	317-831-9544
<b>Fax</b>	317-831-9548
<b>Email</b>	<a href="mailto:jtaylor@morgancoed.com">jtaylor@morgancoed.com</a>
<b>Webpage</b>	<a href="http://www.morgancoed.com">www.morgancoed.com</a>

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Indiana Economic Development Corporation

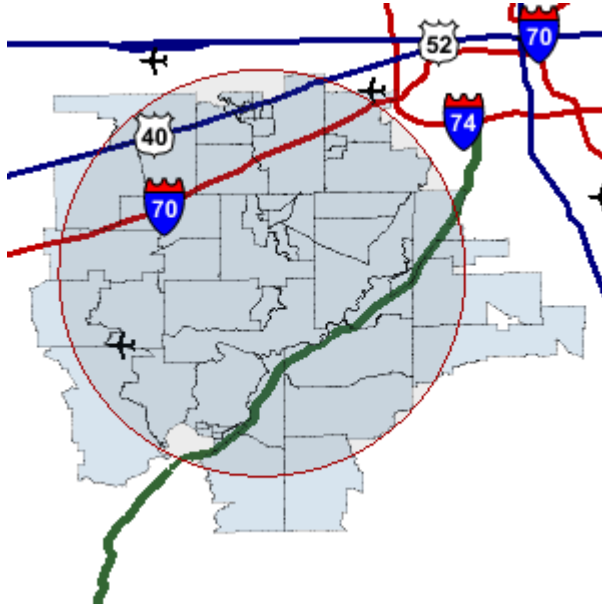
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# Merriman Site

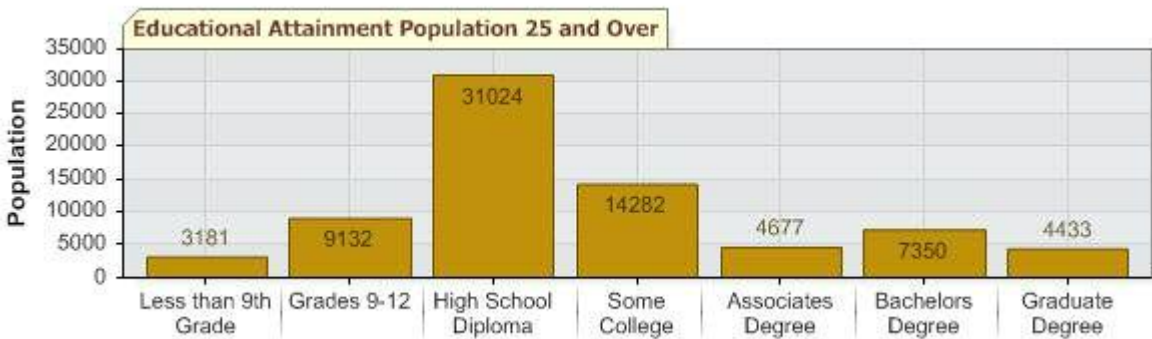
Merriman Road & State Road 67 Mooresville, IN 46158

## 10 Mile Demographic Radius Report



Population		
	Number	%
<b>Total Estimated Population</b>	112,033	100%
<b>Population in the Labor Force</b>	60,557	54.1%
<b>Population by working age 20-64</b>	68,642	61.3%

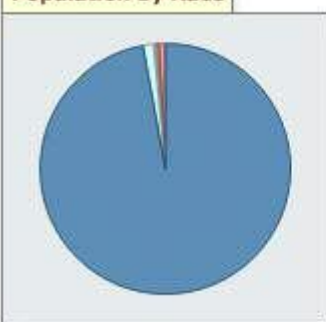
Educational Attainment		
	Number	%
<b>Total Adult Population (25 +)</b>	74,079	100%
<b>Less than Grade 9</b>	3,181	4.3%
<b>Grades 9-12, no diploma</b>	9,132	12.3%
<b>High School Graduate</b>	31,024	41.9%
<b>Some College, No Degree</b>	14,282	19.3%
<b>Associates Degree</b>	4,677	6.3%
<b>Bachelors Degree</b>	7,350	9.9%
<b>Graduate Degree</b>	4,433	6.0%



## Population by Race

	Number	%
<b>Total Population (all ages)</b>	112,033	100%
<b>White</b>	108,469	96.8%
<b>Black</b>	1,522	1.4%
<b>American Indian</b>	273	0.2%
<b>Asian</b>	506	0.5%
<b>Multiple-Race</b>	918	0.8%
<b>Ethnicity:</b>		
<b>Hispanic</b>	1,585	1.4%

Population by Race

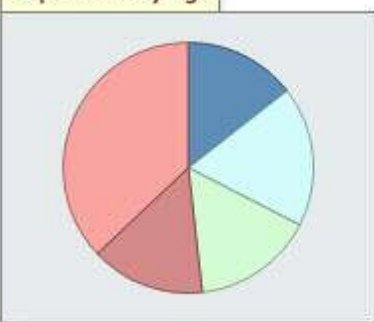


108469	White
1522	Black
273	American Indian
506	Asian
918	Multiple-Race

## Population by Age

	Number	%
<b>Total Population</b>	112,033	100%
<b>0 to 9</b>	13,392	12.0%
<b>10 to 19</b>	16,814	15.0%
<b>20 to 29</b>	14,563	13.0%
<b>30 to 39</b>	13,672	12.2%
<b>40 to 59</b>	34,372	30.7%
<b>60+</b>	19,220	17.2%

Population by Age



13392	0-9
16814	10-19
14563	20-39
13672	40-59
34372	60 and Over

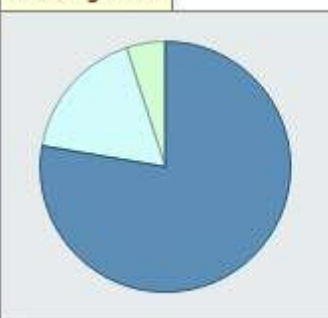
## Household Income

	Number	%
<b>Total Households</b>	42,122	100%
<b>Less than \$30,000</b>	8,888	21.1%
<b>\$30,000 to \$49,000</b>	7,253	17.2%
<b>\$50,000 to \$100,000</b>	16,768	39.8%
<b>\$100,000 or more</b>	9,213	21.9%

## Housing

	Number	%
<b>Total Housing Units</b>	44,358	100%
<b>Occupied by Owner</b>	34,462	77.7%
<b>Renter Occupied</b>	7,660	17.3%

Housing Units



34462	Owner Occupied
7660	Renter Occupied
2236	Not Occupied

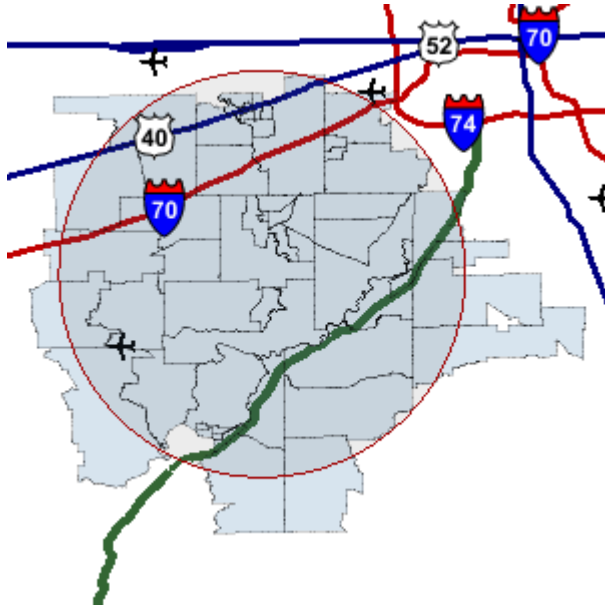
Source: Applied Geographic Solutions



# Merriman Site

Merriman Road & State Road 67 Mooresville, IN 46158

## 10 Mile Workforce Radius Report



### Business Establishments and Labor Supply

	Number
<b>Business Establishments</b>	2,628
<b>Jobs</b>	31,760

### Establishments by Range of Employees

	Number	% Dist.
<b>1 to 20</b>	2,332	88.7%
<b>20 to 50</b>	181	6.9%
<b>50 to 99</b>	67	2.5%
<b>100 to 249</b>	33	1.3%
<b>250 to 499</b>	8	0.3%
<b>500+</b>	7	0.3%

### Occupations

	Number	% Dist.
<b>Executive, Managers, and Administrators</b>	3,317	10.4%
<b>Professional Specialty Occupations</b>	4,938	15.5%
<b>Sales Professionals</b>	713	2.2%
<b>Technologies and Technicians</b>	1,032	3.2%
<b>Sales Workers and Clerks</b>	3,072	9.7%
<b>Administrative Support Workers</b>	5,901	18.6%
<b>Technical, Sales, and Administrative: Field Occupations</b>	199	0.6%
<b>Private Household Service</b>	1	0.0%
<b>Protective Services</b>	515	1.6%
<b>Other Services: Site Based</b>	4,406	13.9%
<b>Other Services: Field Based</b>	126	0.4%
<b>Farming, Forestry, and Fishing</b>	654	2.1%

<b>Precision, Craft, and Repair: Site Based</b>	2,741	8.6%
<b>Construction, Repair, and Mining: Field Based</b>	1,035	3.3%
<b>Machine Operators, Assemblers, and Inspectors</b>	749	2.4%
<b>Transportation and Materials Moving Workers</b>	1,070	3.4%
<b>Handlers, Helpers and Laborers</b>	973	3.1%

### Establishments and Employment by Industry

	Establishments % Dist.		Jobs % Dist.	
<b>Total</b>	2,628	100%	31,760	100%
<b>Agriculture, Forestry and Fishing</b>	17	0.6%	58	0.2%
<b>Agricultural Services</b>	56	2.1%	180	0.6%
<b>Coal and Ore Mining</b>	1	0.0%	9	0.0%
<b>Oil and Gas</b>	0	0	0	0
<b>General Construction</b>	84	3.2%	407	1.3%
<b>Heavy Construction</b>	203	7.7%	1,570	4.9%
<b>Food Manufacturing</b>	3	0.1%	44	0.1%
<b>Tobacco Manufacturing</b>	0	0	0	0
<b>Textile Mills</b>	0	0	0	0
<b>Apparel and Textile Manufacturing</b>	2	0.1%	21	0.1%
<b>Lumber and Wood Production</b>	8	0.3%	131	0.4%
<b>Furniture Manufacturing</b>	0	0	0	0
<b>Paper Manufacturing</b>	3	0.1%	101	0.3%
<b>Printing and Publishing</b>	20	0.8%	188	0.6%

### Establishments and Employment by Industry

	Establishments	% Dist.	Jobs	% Dist.
<b>Chemicals</b>	3	0.1%	17	0.1%
<b>Petroleum Refining</b>	1	0.0%	13	0.0%
<b>Rubber and Plastics</b>	7	0.3%	114	0.4%
<b>Leather Manufacturing</b>	0	0	0	0
<b>Stone, Glass, and Concrete</b>	2	0.1%	26	0.1%
<b>Metals Fabrication</b>	13	0.5%	167	0.5%
<b>Machinery and Equipment Manufacturing</b>	60	2.3%	842	2.7%
<b>Transportation</b>	80	3.0%	1,491	4.7%
<b>Travel Services</b>	3	0.1%	4	0.0%
<b>Transport Services</b>	9	0.3%	133	0.4%
<b>Communications</b>	6	0.2%	16	0.1%
<b>Utilities</b>	9	0.3%	2,042	6.4%
<b>Durables Wholesale</b>	103	3.9%	1,521	4.8%
<b>Non Durables Wholesale</b>	27	1.0%	442	1.4%
<b>Building Materials, Hardware and Garden</b>	37	1.4%	335	1.1%
<b>General Merchandise Stores</b>	9	0.3%	595	1.9%
<b>Food Markets</b>	11	0.4%	635	2.0%
<b>Convenience Stores</b>	19	0.7%	144	0.5%
<b>Other Food Stores</b>	16	0.6%	58	0.2%
<b>Auto Dealers and Gas Stations</b>	98	3.7%	1,156	3.6%
<b>Clothing Stores</b>	20	0.8%	141	0.4%
<b>Furniture Stores</b>	8	0.3%	39	0.1%
<b>Home Furnishings</b>	19	0.7%	65	0.2%
<b>Electronics and Computer Stores</b>	19	0.7%	39	0.1%
<b>Music Stores</b>	5	0.2%	5	0.0%
<b>Restaurants</b>	91	3.5%	2,452	7.7%
<b>Other Food Service</b>	25	1.0%	262	0.8%
<b>Bars</b>	7	0.3%	41	0.1%
<b>Drug Stores</b>	7	0.3%	131	0.4%
<b>Liquor Stores</b>	7	0.3%	42	0.1%
<b>Specialty Stores</b>	114	4.3%	957	3.0%
<b>Catalog and Direct Sales</b>	4	0.2%	24	0.1%

<b>Banks and Financial Institutions</b>	66	2.5%	655	2.1%
<b>Insurance Carriers</b>	4	0.2%	8	0.0%
<b>Insurance Agents and Brokers</b>	70	2.7%	240	0.8%
<b>Real Estate</b>	91	3.5%	391	1.2%

### Establishments and Employment by Industry

	Establishments	% Dist.	Jobs	% Dist.
<b>Hotels and Lodging</b>	20	0.8%	180	0.6%
<b>Dry Cleaning and Laundry</b>	13	0.5%	50	0.2%
<b>Beauty and Barber Shops</b>	65	2.5%	226	0.7%
<b>Other Personal Service</b>	39	1.5%	155	0.5%
<b>Advertising</b>	5	0.2%	345	1.1%
<b>Computer Services</b>	17	0.6%	87	0.3%
<b>Other Business Services</b>	69	2.6%	663	2.1%
<b>Auto Repair/Services</b>	110	4.2%	902	2.8%
<b>Miscellaneous Repair Services</b>	39	1.5%	109	0.3%
<b>Motion Pictures</b>	10	0.4%	40	0.1%
<b>Entertainment and Recreation Services</b>	54	2.1%	475	1.5%
<b>Health and Medical Services</b>	177	6.7%	1,439	4.5%
<b>Hospitals</b>	23	0.9%	1,550	4.9%
<b>Legal Services</b>	44	1.7%	105	0.3%
<b>Primary and Secondary Education</b>	41	1.6%	3,530	11.1%
<b>Colleges and Universities</b>	2	0.1%	5	0.0%
<b>Social Services</b>	33	1.3%	448	1.4%
<b>Child Care Services</b>	21	0.8%	283	0.9%
<b>Museums and Zoos</b>	1	0.0%	1	0.0%
<b>Membership Organizations</b>	160	6.1%	543	1.7%
<b>Professional Services</b>	75	2.9%	444	1.4%
<b>Government</b>	101	3.8%	1,787	5.6%

Source: Applied Geographic Solutions

Indiana Economic Development Corporation

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