

THE FUTURE OF INDUSTRY IN SOUTHERN KENTUCKY



Why choose Somerset-Pulaski County?

Because we're making business about people, and it's working.

Five leading factors make Somerset-Pulaski County stand out. We embrace these important pillars, which make doing business in Somerset-Pulaski County, Kentucky different — and better — than any other place in the state.

1

Resources

Our beautiful Lake Cumberland, abundant natural gas and low cost of electricity make Somerset an affordable place to do business.

2

Quality of life

From miles of sunshine and shoreline to excellent educational opportunities, abundant arts and culture resources and a vibrant downtown, our community is rich with southern charm and hospitality.

3

Cooperative spirit

In Somerset-Pulaski County, we are moving forward, together. We believe unity and collaboration build a strong economy.

4

Innovation

We believe in a holistic approach to economic development — in being the umbrella that encompasses retail, small business, industry, tourism and workforce development.

5

Recruitment + retention

More ribbon, less red tape. Locating in Somerset-Pulaski County is simple, and staying here is rewarding and effortless. We are committed to supporting our existing businesses and strengthening our workforce.



Since SPEDA's inception, we have celebrated **record-breaking numbers** in new business investment, existing business expansion and tourism spending.







#somersetleads #PulaskiProud #makingbusinessaboutpeople

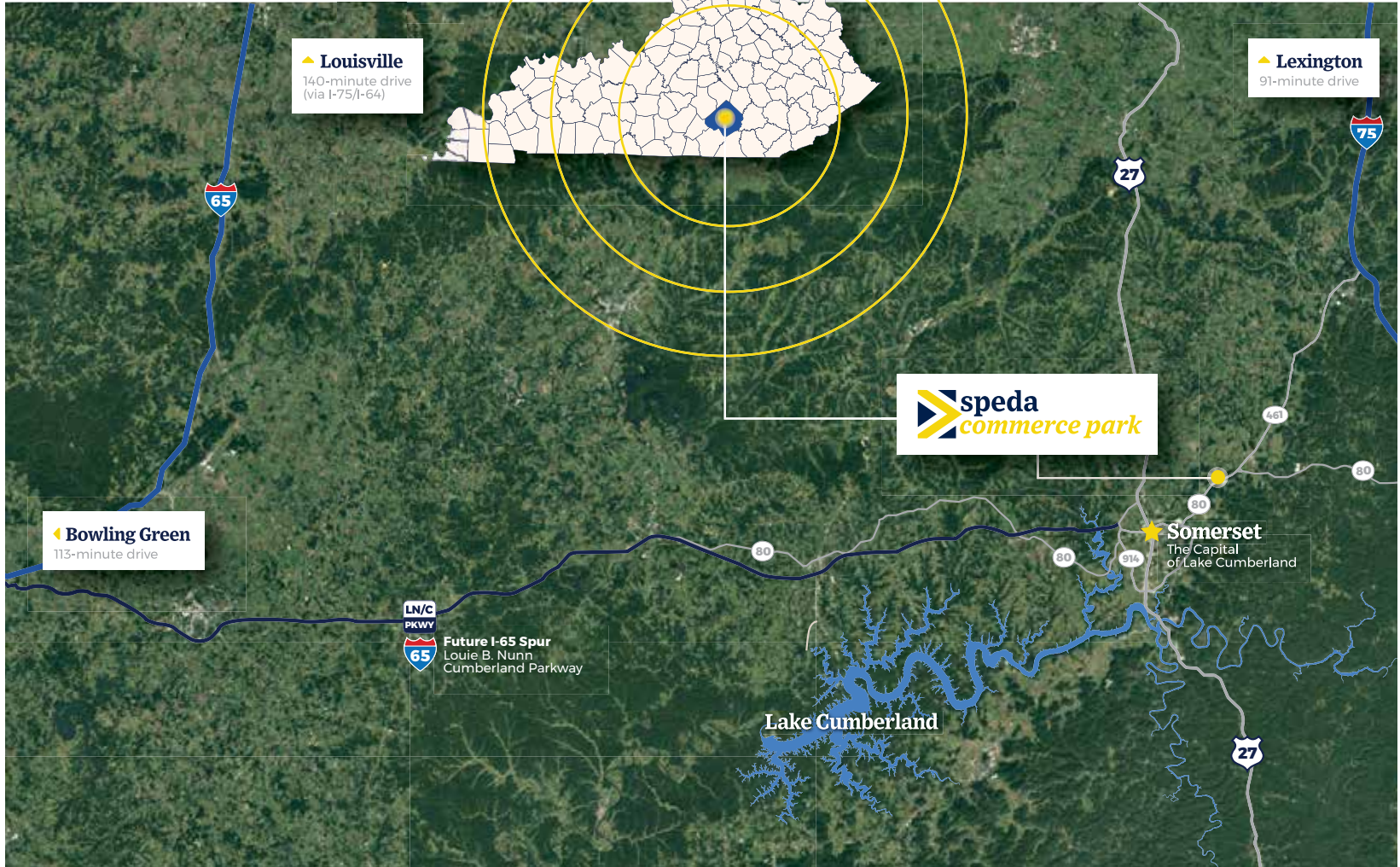
central location

47% of the U.S. population lives within 600 miles of Pulaski County, and 53% of the nation's manufacturing employment is located within the same radius.

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Drive time to major highway access points

 86 minutes	 24 minutes	 9 minutes
 1 minute	 3 minutes	 3 minutes



property highlights

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Location

Somerset-Pulaski County, KY
Eastern region

Population

65,423
2020 census

Total Site Area

142 acres

Zoning

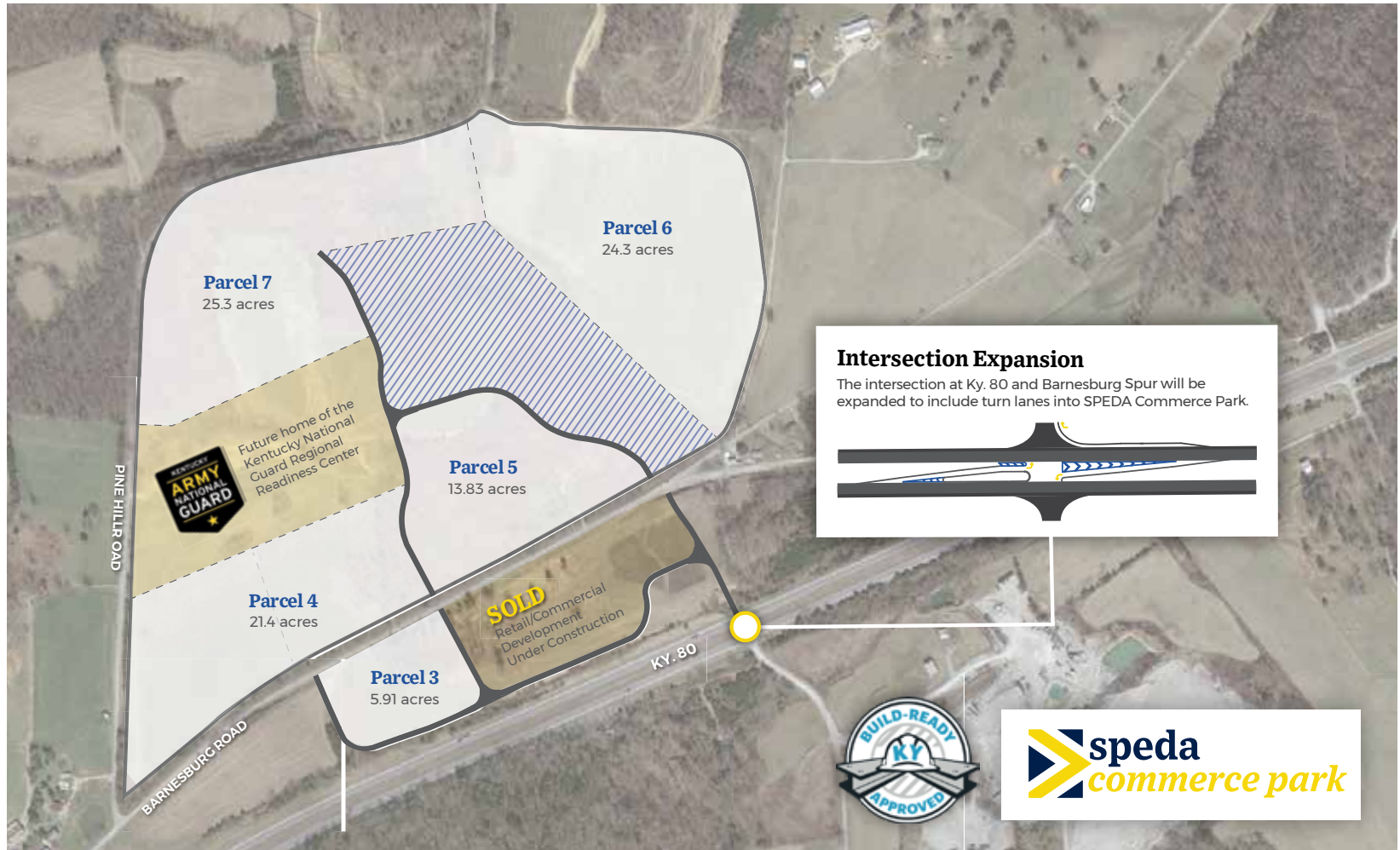
Industrial

Infrastructure

Kentucky build-ready
certified sites

Utilities

Natural gas, water, sewer
broadband, fiber optic services



regional growth

SPEDA Commerce Park is located within a short distance of one rapidly growing industrial complex, Valley Oak Commerce Complex. All of these facilities benefit from a recently completed \$70 million federal road

project that expanded Ky. 461 to four lanes and created a cloverleaf interchange at the intersection of Ky. 80 and Ky. 461, improving traffic flow for the many vehicles and tractor-trailers that travel through the area each day.



The county's future is heading East

"... the eastern portion of Pulaski County could well be our next growth spurt and shift of economic landscape. And while it started with Valley Oak several years ago, eastern Pulaski County is slowly but surely becoming an impactful industrial area."

Commonwealth Journal Steve Cornelius, Editor
March 18, 2023

Valley Oak Commerce Complex



FOR MORE INFORMATION, PLEASE CONTACT:

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