



Live, work and play. *Your way.*

More choices than you can imagine.
All closer to MidAmerica than you think.



MidAmerica
INDUSTRIAL PARK

Put more quality in your quality-of-life.



MidAmerica Industrial Park was created for the sole purpose of attracting new businesses and creating jobs for northeastern Oklahoma. Its assets include 9,000 acres of strategically located land, park-owned water treatment and waste treatment plants and unmatched infrastructure.

These assets were originally part a government-owned munitions plant, built in 1942 to support war efforts. Now they make up a massive economic engine in northeast Oklahoma accommodating over 80 companies and 4,000 employees. Companies like Google, DuPont, Siemens, and Chevron have called MidAmerica home for many years and have enjoyed significant growth and expansion. Our self-governing structure allows flexibility in brokering deals and our expedited zoning and permitting process is second to none. You can literally buy today, break ground tomorrow. This is proof that MidAmerica's pro-business structure and low-cost operating environment ensures success.

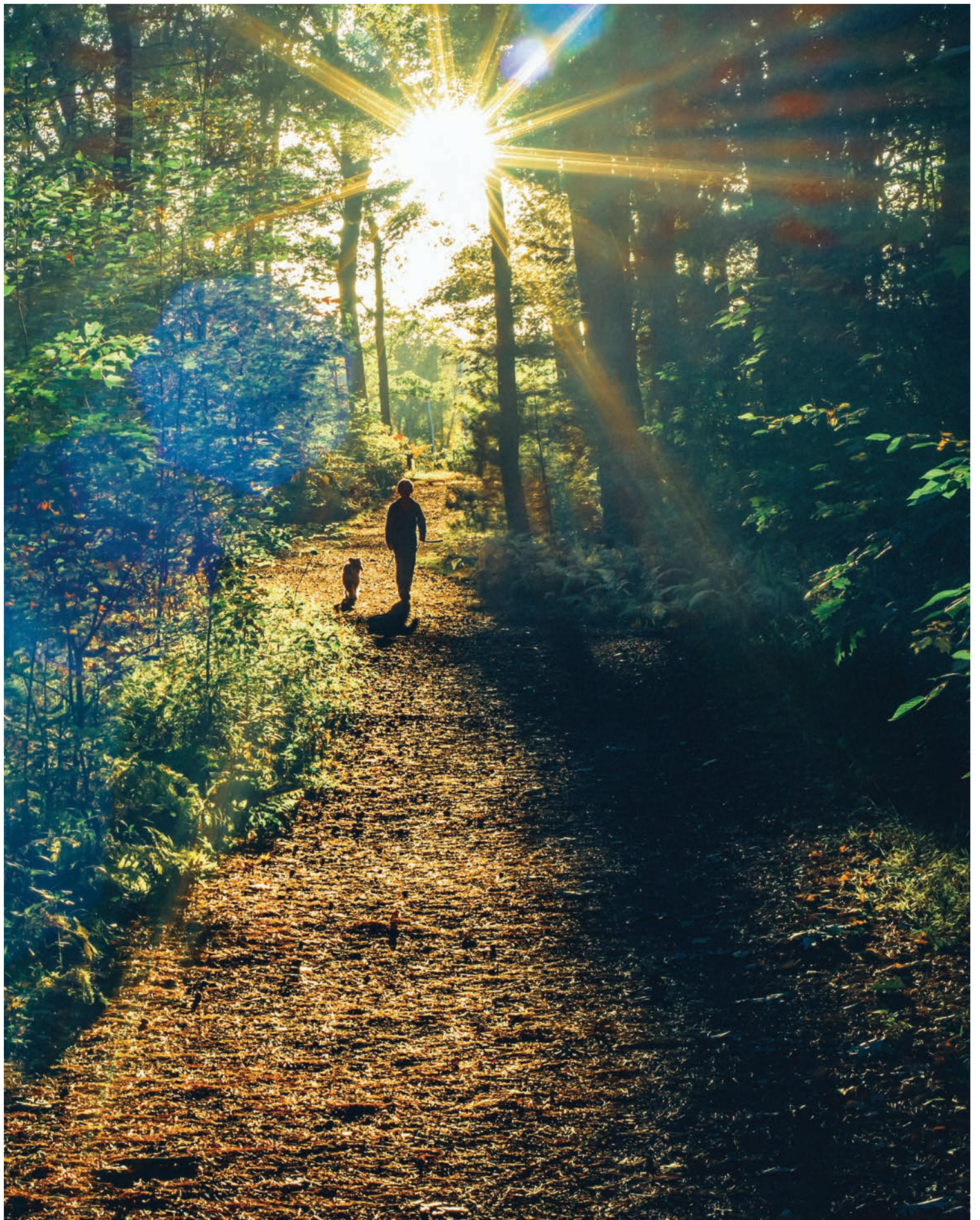
Need a workforce? We have it! MidAmerica has a fully staffed workforce development program designed to find, train and deliver employees to your doorstep. MidAmerica has developed its own workforce program that engages leaders from the business community, public education, post-secondary and higher education, government and tribal agencies. Formed and funded for one purpose — to help the companies at MidAmerica grow and expand. We have award-winning schools with a progressive approach that deliver a well-rounded and relevant education. Onsite training facilities include Rogers State University, OSU Institute of Technology and Northeast Technology Center.

However, we also understand that “all work and no play” is no fun! Well, there are more than business and career opportunities at MidAmerica. The MidAmerica Industrial Park holds the distinction of being the largest “rural” industrial park in the nation. While we are rural, we are also just minutes from one of the most progressive cities in the nation, Tulsa. In fact, many of Tulsa's bedroom communities are also our bedroom communities; it's just much easier to get to there from here. Meaning you have more time to do the things you love to do.

While our business is business, we also understand that quality of life is essential and we believe you will find what you need, and what you want, in the following pages of this book.

A handwritten signature in blue ink that reads "David Stewart". The signature is fluid and cursive, with a long, sweeping underline.

David Stewart
Chief Administrative Officer
MidAmerica Industrial Park



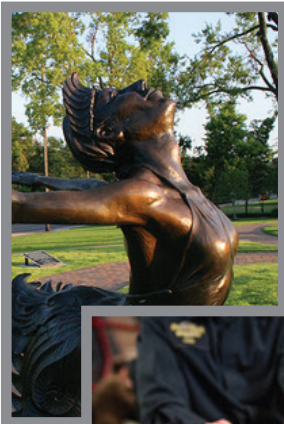


Location. Location. Location.

At MidAmerica, both urban and outdoor lifestyles are minutes away.

You can choose downtown loft living, small-town charm, or rural acreage for more space.

They're all an easy commute to MidAmerica.



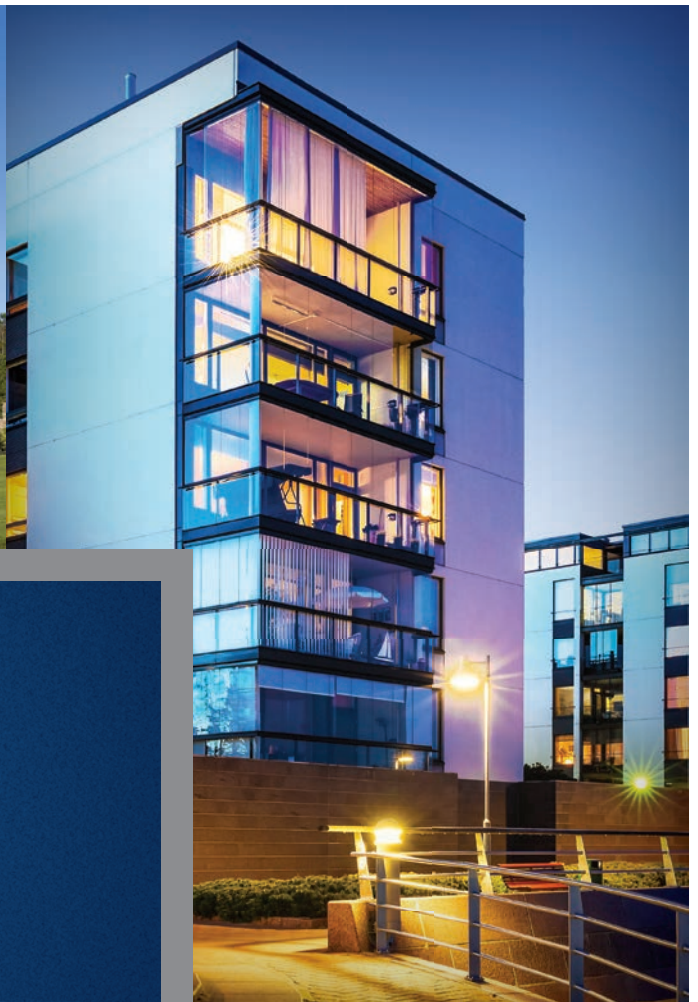
WE'VE GOT IT ALL.

Cultural: World-class museums from Italian renaissance to the American West, a renowned ballet company, symphony, fine dining, and shopping.

Entertainment: One of the country's top concert arenas, multiple luxury casinos, plenty of sports and more.

Outdoor: Hiking, biking and some of the top lakes in the U.S. for boating and fishing.





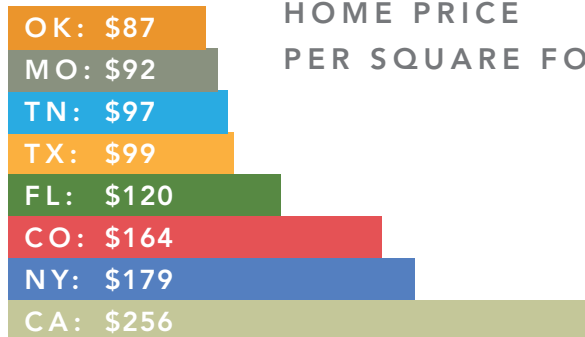
Get more, live more...
all for less.

YOUR DOLLAR STRETCHES FARTHER IN OKLAHOMA.

Recent data reports that Oklahoma's housing market is the 7th least expensive in nation. That means a bigger, nicer house for you and your family than you might expect. And what about day-to-day living expenses? Kiplinger recently ranked Tulsa the #5 city in the nation for the most affordable cost of living. That means you just got a raise.



AVERAGE HOME PRICE PER SQUARE FOOT



OVERALL COST OF LIVING



Tulsa Region
St. Louis +7.56%
Kansas City +9.42%
Dallas +11.74%
Houston +14.19%
Denver +27.44%

*Around MidAmerica, you'll enjoy
low electric rates from GRDA, a
public, cost-of-service provider.*



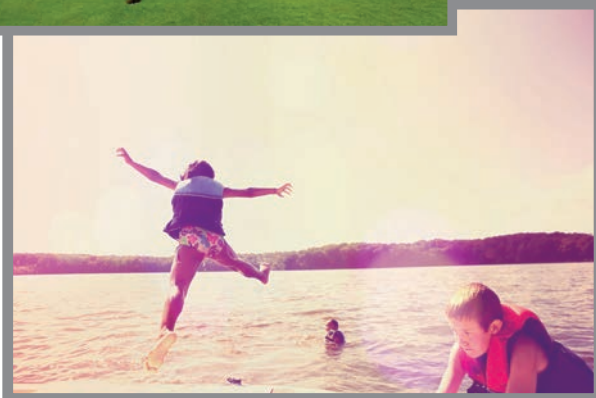


Urban. Suburban. Small town.
Where you live is up to you.



PRYOR (POPULATION 9,500)

There's more than just great schools in MidAmerica's hometown. Area recreational facilities include a new state-of-the-art municipal recreation center that includes an indoor swimming pool and fitness center. Pryor also has five city parks, a softball and baseball complex and a city-owned 18-hole golf course. Plus, Lake Hudson, Grand Lake and Ft. Gibson Lake are all close by.



TAHLEQUAH (POPULATION 16,500)

The capital of the Cherokee Nation, Tahlequah has been named one of the Top 100 Best Small Towns in America. Tour the recreated ancient Cherokee village of Tsa-La-Gi, make a big splash at Lake Tenkiller, or float down what many consider the state's best canoe waterway, the Illinois River.



CATOOSA (POPULATION 7,200)

Home to the world-famous Hard Rock Hotel and Casino and the iconic Route 66 landmark, the Blue Whale. Catoosa offers small-town living just minutes from downtown excitement.

CLAREMORE (POPULATION 19,000)

Enter Claremore the historical way, via Route 66, the "Mother Road." Known for its many museums and festivals, Claremore is home to the Will Rogers Memorial Museum and the J.M. Davis Arms and Historical Museum.

BROKEN ARROW (POPULATION 106,000)

Close to attractions, lakes and rivers, you'll discover why it was named one of the "Best Places to Live in America," by Money magazine. The fast-growing community boasts hiking trails, a nature park, nine golf courses, youth sports complexes and The Rose District, a growing downtown entertainment area with shopping and restaurants.



TULSA (POPULATION 403,500)

Once named America's Most Beautiful City by Time magazine, Tulsa has also been crowned among the most beautiful large cities by Partners For Livable Communities, Forbes magazine, and Relocate America.

AND MORE

The possibilities are endless, and all nearby. Small-town charm, downtown chic, suburban sophistication or acres and acres of land for space that's all your own. The local communities around MidAmerica each have their own personality and character. And don't forget, Big Cedar Lodge, plus Oklahoma City, Dallas, Kansas City, Fort Smith, Branson, Eureka Springs, Bentonville and other fun cities are close enough for easy weekend getaways.

MidAmerica

OKLAHOMA'S LARGEST INDUSTRIAL PARK



Room to Grow.

MidAmerica is one of the largest industrial parks in the nation at over 9,000 acres, but there is room for growth. MidAmerica currently has over 3,000 acres ready for your new operation that can be customized from ½ to 600 acres. Join the more than 80 companies who currently enjoy the MidAmerica Advantage.





Let's Have Some Fun.

Are you feeling sophisticated or adventurous today?
Either way, you've got plenty to choose from nearby.



FESTIVALS

BBQ and blues, chili and bluegrass ... we've got a festival for every taste.

Whether it's the Porter Peach Festival or the Blue Whale Comedy Festival in Catoosa, there's something going on all the time. You'll even find an

Oktoberfest named one of the top in the entire world by USA Today and listed as one of the top German food festivals in the country by Bon Appetit magazine. And don't forget Rocklahoma in Pryor. Rolling Stone magazine said this annual 3-day hard rock festival, about 15 minutes from MidAmerica, "should not be missed."

OUTDOOR ACTIVITIES

Spend a few weekends around here and you'll see what makes the great outdoors so great. Hike the gorgeous Redbud Valley Nature Preserve and enjoy unique plant and animal life. Try some target practice at the U.S. Shooting Academy, a state-of-the-art facility that hosts recreational shooters, world-class competition shooters, law enforcement agencies, plus military and federal agencies. Or relax and enjoy thousands of acres of parks and recreational areas sprinkled all over Green Country.



GAMING

With more than 70 casinos in Oklahoma, you'll have your pick of Vegas-style excitement. Try your luck or catch a show at the Hard Rock Hotel and Casino, just a 30-minute drive from MidAmerica. Or explore River Spirit Casino, one of the state's largest gaming floors and home to Jimmy Buffet's new Margaritaville Casino and Restaurant.

ARTS

Less than an hour from MidAmerica is the longest-running play in America and a renowned professional ballet company performing works from the world's top choreographers (many of which have been U.S. and world premieres). You'll also find the Philbrook Museum, home to more than 8,500 works of arts and 23 acres of English gardens, plus the Gilcrease Museum, with the world's largest collection of art and artifacts from the American West. And don't forget, Crystal Bridges Museum of American Art with works from Rockwell to Warhol is just a quick 90-minute drive from MidAmerica.



SPORTS

Love to golf? There's a course next door to MidAmerica, and hundreds more within driving distance. Love to watch? Tulsa's Southern Hills Country Club is one of the nation's highest-rated courses and one of only two to host seven men's major championship games. If golf's not your thing, catch the NBA's OKC Thunder in action, enjoy nationally ranked college sports like the OU Sooners, OSU Cowboys, and Tulsa Golden Hurricane, take in an Oilers hockey game, or enjoy a baseball game or soccer match all across Green Country.





FAMILY FUN

Spend a day at the Tulsa Zoo, voted “America’s Favorite Zoo” in 2005. Check out the Oklahoma Aquarium, with 100+ exhibits including a walk-through tunnel that allows sharks to swim alongside and overhead. Swing by the Tulsa Air & Space Museum, with hands-on exhibits and plenty of high-flying fun. And don’t forget area water parks, museums, amusement parks, animal parks, caves, resorts, and more!

CONCERTS

Live music? You bet. Bring a blanket to one of the many local music festivals or an outdoor show at the Guthrie Green (and while you’re there, check out the Woodie Guthrie Center across the

street for amazing exhibits and archives celebrating the legendary folk-singer). You can enjoy just about any kind of concert you can imagine, from big productions like Garth and Madonna at the BOK Center (nominated for U.S. Venue of the Year) to intimate shows at Cain’s Ballroom, Yahoo’s ninth best place to see a live show in America.



FISHING & BOATING

Put simply: it's fishing and boating heaven around here. In fact, Oklahoma has more shoreline than the east and gulf coasts combined. Lake Hudson is just 10 minutes from the Park and offers exceptional fishing and boating. Grand Lake is ranked a top 25 bass fishing lakes in the U.S. and has hosted the prestigious B.A.S.S. Bassmaster Classic (twice in just 4 years, 2013 & 2016), the Bass Federation National Championship and the FLW Wal-Mart Tour. Oologah, Skiatook, Tenkiller and Keystone Lakes are all nearby and offer more great fishing and water sports adventure. And if rivers are more your speed, the Illinois River offers fun-filled float trips and prime Ozark trout fishing is just an hour away.



SHOPPING

From Sak's Fifth Avenue to Bass Pro Shops, from high-end boutiques to unique small-town shops with that local flavor, you can shop 'til you drop all close to home. The latest fashions, the best selection of western wear you'll find anywhere, endless antique shops, and of course, mall staples like Gap, The Apple Store, Macy's and more are all nearby.



EVENTS

Variety? Quality? You bet. This area hosts the Arabian Horse Association's U.S. Nationals competition (one of the largest horse shows in the world), Tulsa Tough—a national top-four National Racing Calendar cycling event, one of the largest arts and crafts shows in the U.S., the largest micro-sprint racing event in the U.S. – The Chili Bowl, the USA BMX Grand Nationals and more. In fact, there are don't-miss events every single week in communities all around MidAmerica—craft shows, parades, live music, fairs, car shows, and more!





Award-Winning Education.

You already know we have unmatched workforce development initiatives and free custom training right here at MidAmerica. But what about raising a family here?

EDUCATIONAL INSTITUTIONS ON-SITE AT MIDAMERICA

- ◆ Rogers State University (new \$10 million facility)
- ◆ Oklahoma State University Institute of Technology
- ◆ Northeast Technology Center



LOCAL PUBLIC SCHOOLS

- ◆ There are five K-12 and three K-8 school districts in Mayes County including:
 - ◆ One of US News and World Reports Best High Schools (2012, 2013, 2014)
 - ◆ Winner of the 2013 Governor's ACE Award Achieving Classroom Excellence (ACE)
 - ◆ 2014 National Blue Ribbon School
 - ◆ National School of Character winner
 - ◆ State School of Character winner
 - ◆ Multiple "Leader In Me" schools
 - ◆ Lighthouse School award winner
- ◆ All schools are Certified Healthy Communities
- ◆ The average student-to-teacher ratio is a low 15:1
- ◆ Students enjoy a wide variety of progressive academic, athletic and social activities designed to develop the whole person
- ◆ Pryor Public Schools is independent of state funding and is financially independent due to local Ad Valorem taxes



In addition to countless man-hours of mentoring, Google provided a \$200,000 grant to develop STEM education in northeast Oklahoma. The company has given \$1.5 million to nonprofits and schools since 2011.

WORLD-CLASS STEM EDUCATION

When it comes to Science, Technology, Engineering and Mathematics, public school students in Mayes County are at a decided advantage. Mayes County is a certified STEM community, and MidAmerica has pledged \$3.5 million to fund state-of-the-art STEM Labs at each of the five school districts here. These cutting-edge facilities provide learning that is individualized, differentiated and relevant to the interests and experiences of each and every student. We believe the integration of STEM disciplines is critical for all students, not just those who are naturally proficient in math and science.

OFFERINGS IN AREA SCHOOLS INCLUDE:

- ◆ CLS SMART Labs
- ◆ FIRST LEGO League teams
- ◆ FIRST Robotics teams
- ◆ Science camps
- ◆ Vex Robotics competitions
- ◆ Maker Space Program
- ◆ Jason Project (in collaboration with DuPont)
- ◆ Globoria coding and computer science
- ◆ Google Robotics Games

SECONDARY EDUCATION CHOICES

- ◆ 18 state university locations across Oklahoma
- ◆ 13 state college locations in Oklahoma
- ◆ 18 private and independent universities and colleges in Oklahoma





Quality Healthcare and Healthy Choices.

**Keeping employees healthy is a priority for successful companies.
From award-winning healthcare facilities to a wide range of healthy
activity choices, it's all here, near MidAmerica.**

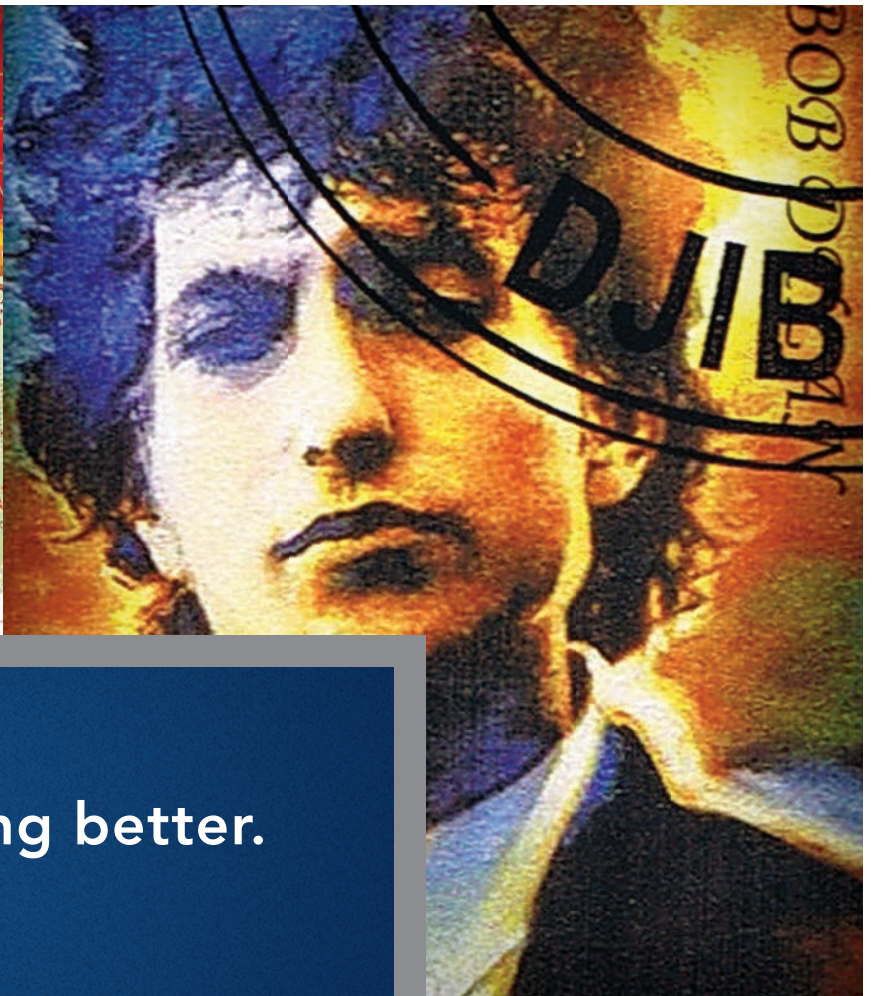
AWARD-WINNING HEALTHCARE

- ▶ Urgent Care of Green County, on-site at MidAmerica, is open to the general public and operating seven days a week
- ▶ Mayes County Emergency Transportation Authority (MESTA) and enhanced 911 Call Center is a 24-hour ground emergency transportation system located at MidAmerica
- ▶ The Tulsa Life Flight (TLF) satellite operation is an air ambulance service that flies out of MidAmerica to save time (an average of 18 minutes of flight time) and lives as it responds to park and regional emergencies
- ▶ Multiple area facilities receiving Healthgrades® 5-star ratings
- ▶ Saint Francis Health System is in the top 5% of hospitals nationally for clinical excellence and was named one of the top 50 cardiovascular hospitals in the country.
- ▶ St. John Medical Center is a Magnet®-designated facility from the American Nurses Credentialing Center. Magnet designation is nationally recognized as the gold standard in nursing excellence.
- ▶ Three area hospitals were awarded the Women's Choice Award for America's 100 Best Hospitals for Patient Experience

HEALTHY LIFESTYLE OPPORTUNITIES

- ◆ Turkey Mountain, just 50 minutes from MidAmerica, is a 300-acre “urban wilderness” with hiking, biking and equestrian trails with steep hillsides and a 300-foot summit.
- ◆ There are plenty of biking opportunities around, from urban trails to miles and miles of mountain trails (405 miles being the longest), plus numerous biking events all across the area.
- ◆ If running is more your speed, join one of the many area running clubs and try one of the hundreds (literally hundreds) of marathons and other runs across the state.
- ◆ Of course, we have many other healthy outdoor activities, from water skiing the many great lakes in the area to an almost endless choice of golf courses.





And it's only getting better.

Anybody at MidAmerica will tell you this is a great place to live. But with all the development and plans in the works, it looks like we're just getting started! There's no way to list everything going on in the area, but here's a look at a few highlights:

Bob Dylan Archive: Rolling Stone Magazine reports our area is about to become "the center of the Bob Dylan universe" as the legend recently sold his private collection to a local university. According to the magazine, "the size and scope of the collection is absolutely staggering. The physical artifacts alone would fill up, at a minimum, two semi-trailer trucks. Amazingly, the collection includes the complete sessions for all of his albums, the vast majority of which have never been heard by the public."

A National Treasure: The largest private gift to a public park in U.S. history? That would be the \$350 million, 100-acre "A Gathering Place for Tulsa" now under construction. This riverfront park will rival any in the country. It's going to be incredible.

Community Development: Millions of development dollars are pouring into area communities. New hotels, restaurants, lofts, apartments, shops and entertainment options are set to make one of the country's best places to live even better.

USA BMX Headquarters and Olympic Training Center: The multi-million dollar BMX racing stadium and national headquarters are coming—just one of the latest examples of business and excitement moving to the area.

The Oklahoma Museum of Popular Culture: Coming soon, OKPOP will celebrate the creative spirit of Oklahoma's people and the influence of those artists on popular culture around the world.

ADVANTAGE MidAmerica

www.maip.com 1.888.627.3500