




# 60 YEARS **MidAmerica** **DELIVERS**

*Serving the Central United States, MidAmerica  
is the largest industrial park in the Midwest.*



**MIDAMERICA INDUSTRIAL PARK  
SELECTED AS PRODUCTION SITE FOR  
NEW AUTO MANUFACTURER CANOO**

*see page 4*

**Fat Toad opens expanded brewery,  
brewpub at in The District**

*see page 10*

**THE RISE  
OF  
RELOCATION**

*see page 7*

## INSIDE THIS EDITION

- 3 | MIDAMERICA CELEBRATES 60TH ANNIVERSARY AND OPENS FIRST PHASE OF THE DISTRICT**
- 4 | MAIP SELECTED AS PRODUCTION SITE FOR NEW AUTO MANUFACTURER CANOO**
- 7 | THE RISE OF RELOCATION**
- 10 | FAT TOAD OPENS BREWERY AT THE DISTRICT**
- 11 | TEAM MEMBER HIGHLIGHT JASON STUTZMAN**
- 12 | CENTER OF EXCELLENCE PARTNERS WITH OCAST TO CREATE STEM INTERNSHIP**
- 14 | COMPANY HIGHLIGHT: BERRY GLOBAL**
- 15 | AVAILABLE PROPERTIES**



### PUBLISHER

David Stewart  
Chief Administrative Officer  
MidAmerica Industrial Park  
4075 Sanders Mitchell St.  
Pryor, OK 74361

### EDITORS

Scott Fry  
Tonya Backward  
Sherry Alexander

### AVAILABLE VIA E-MAIL

To subscribe, please email  
Sherry Alexander  
at [salexander@maip.com](mailto:salexander@maip.com)

From the desk of **DAVID STEWART**

# The genesis of "Life in Our Neck of the Woods"

Behind every good marketing campaign lies a story. Of course, there is also the research, understanding target markets, analytics and data, all of which are crucial elements of any well executed campaign. But get past all the numbers – you need to have a story. A story that compels and emotionally moves your audience in some way.

MidAmerica's story is not just about a great place to work. It's also a story about a 'sense of place'.

We are using our 'Life in Our Neck of the Woods' campaign as a way we can showcase everything our region has to offer and how people can enjoy their weekdays, weeknights and weekends right here.

Where is here?

We are located in the heart of the Cherokee Nation, integrated into the great outdoors, surrounded by lakes and streams with Bentonville, Arkansas to the east of us and Tulsa to the west. 'Life in Our Neck of the Woods' tells the story of how we offer the best of both worlds, urban and rural.

Our neck of the woods is a beautiful country, with flowing waterfalls, rolling hills, lush wooded areas and lakes adjacent to wide open spaces that lend themselves to stunning sunrises and sunsets. Then take the natural beauty of our land and invest in the quality-of-life initiatives that make our neck of the woods even more desirable. Such as world-class museums, a world class park, top-ranked biking trails, fabulous hotels and plenty of down-home cooking just to name a few of our region's many highlights.

Beautiful scenery. Quality jobs. Grand Lake. The Scenic Rivers. USA BMX track in our backyard. The District. Affordable housing. WOKA Whitewater Park. Close proximity to city life, dining, cultural activities and shopping. Low cost of living.

I think we have a pretty great story to tell.

*Life is awesome in our neck of the woods.*



**DAVID STEWART**

Chief Administrative Officer  
Oklahoma Ordnance Works Authority  
MidAmerica Industrial Park



# ➤ MidAmerica Celebrates 60th Anniversary and Opens First Phase of The District

*An anniversary isn't complete without a celebration, so MidAmerica Industrial Park celebrated its 60th year of growing businesses and employment in Northeast Oklahoma by officially opening Phase I of 'The District' in late July. The 162-acre development incorporates retail, residential, parks and trails near the State of Oklahoma's largest employment center located in Pryor. The District project is a strategic component in a three-part MidAmerica master plan which includes ongoing capital investments in workforce, infrastructure and quality of life initiatives.*



"In today's economic development market, the evolution of an industrial park into a multi-faceted employment center is a cornerstone to inclusive growth in jobs and people. Like any business, an organization must continuously evolve, not only to remain relevant, but also to surpass the competition," MidAmerica CEO David Stewart said. "We have 60 years of experience in delivering what our companies need to succeed. Without the generations of hard work behind us, we would not be considered the competitive, top-tier site location for mega employers for which we are known."

Nearly 80 years ago, the United States acquired 16,000 acres of land between the towns of Pryor Creek and Chouteau and built a munition plant to support the Nation's efforts during World War II. After the war was over, a state beneficiary trust was formed to purchase the property from the federal government for \$1.7 million. At the end of 1960, Oklahoma Ordinance Works

Authority was created and became known as the MidAmerica Industrial Park.

Doug Harris, CEO of HE&M Saw, has seen the transformation of MAIP firsthand. His family moved the company from California to the Park in 1976.

"What an incredible ride," said Harris of MAIP, now the eighth-largest industrial park on the planet. "I was very fortunate to be around when the boom was happening in Silicon Valley. I saw Dave's vision of what we can be here. It's absolutely unbelievable to see the trajectory of where this is going."

Last month, MidAmerica announced its newest mega-employer, Canoo, which joins 80 companies including Fortune 500 leaders such as Google and Chevron. MidAmerica has an employment base of more than 4,500 in different and diverse industry segments, generating \$732,200,000 in wages and

salaries each year.

"MidAmerica Industrial Park is the perfect example of how private enterprise is proactively shaping the economic future of Oklahoma through quality jobs and enhancing the quality of life for all citizens," said Lt. Governor Matt Pinnell, who attended the celebration. "As the economy continues to recover and prosper, employers like the 80 located here at MidAmerica, are helping to positively boost the vitality of our region. Oklahoma is well-positioned for sustainable, balanced and equitable growth."

*continued on page 9*

**WORK IN THE  
PARK**



Scan the QR code to view all available jobs and careers

# MIDAMERICA INDUSTRIAL PARK SELECTED AS PRODUCTION SITE FOR NEW AUTO MANUFACTURER CANOO



**M**idAmerica recently announced its newest mega-employer, Canoo, Inc. (NASDAQ: GOEV), a company manufacturing innovative electric vehicles (EVs). Canoo's 400-acre campus will include a full commercialization facility with a paint and body shop and general assembly plant. The campus will also include a low-volume industrialization facility. It will be a significant investment into Oklahoma and will generate more than 2,000 high paying jobs. Canoo's mega microfactory is targeted to open in 2023.

"At MidAmerica Industrial Park, we have been preparing for our next mega-employer for more than 10 years. We have made significant capital investments in building new infrastructure, expanding shovel-ready sites, and strengthening workforce training, recruitment and retention," said MidAmerica CEO David Stewart, "As the largest industrial park in the Central United States, with abundant renewable resources in power and water, Canoo's selection of MidAmerica as the site for its inaugural production facility is testament to our competitiveness for new jobs."

Canoo's site at MidAmerica Industrial Park is 400 acres of contiguous land and includes a manufacturing facility, technology innovation hub, customer support and financing

center, industrialization facility and vocational training center. The initial buildout begins in 2021 and becomes operational within 12 to 13 months with the completed facility expected by 2024.

In preparation for the Canoo construction and opening, MidAmerica Industrial Park will build a new entrance to the park from State Hwy 412B for access to the Canoo campus. Additional infrastructure investment includes providing water and waste treatment to the site while on-site power partner, Grand River Dam Authority, builds the energy transmission.

"Speed-to-market is a key ingredient to MidAmerica's competitive advantage. As a public trust, we have the ability to make decisions and quickly move a site from shovel ready to operational without the traditional construction delays experienced in other cities and states," Stewart said. "The State of Oklahoma is growing in its reputation as a pro-business economy with competitive incentive programs and a low cost of doing business," Stewart said. "Together, we are actively and aggressively recruiting major employers and manufacturers to start-up, expand or relocate here."

MidAmerica Industrial Park is within 300 miles of 10 major metropolitan cities and has a next-day service capability to 23% of the U.S. population. Its transportation distribution and logistics boasts access to four interstates, on-site Union Pacific rail and switchyard, the nation's most inland water port, and two international airports. Situated on 9,000 acres in Northeast Oklahoma, MidAmerica is the eighth largest industrial park in the world. As an on-site partner, the GRDA supplies 1,900 MW of reliable power from a portfolio of renewable and traditional energy sources.





"Canoo's investment in northeast Oklahoma shows how regional collaboration drives industry growth, innovation and transformational results," said Mike Neal, president and CEO of the Tulsa Regional Chamber. "Canoo's presence in the Tulsa region positions us for long-term growth in emerging industries and technologies, and the creation of 2,000 jobs is a testament to our highly skilled workforce. We applaud Dave Stewart and his team at MidAmerica Industrial Park for their leadership on this project, the numerous local and state partners who collaborated on this opportunity, and the investors in the Tulsa's Future regional economic development plan who helped bring this project to fruition."

MidAmerica's management team will directly support Canoo's workforce development and recruitment efforts through its program, MidAmerica Delivers, a comprehensive strategy which serves as the best practices model for the State of Oklahoma. MidAmerica has invested more than \$15 million in its education and workforce training programs. Its on-site workforce partners include the Cherokee Nation, Rogers State University and Northeast Tech. The MidAmerica Center of Excellence serves as a one-stop career center and provides direction to applicants on training resources to achieve the skills needed for available jobs at MidAmerica employers. Additionally, MidAmerica built top-tier STEM education labs in 18 schools throughout Northeast Oklahoma to proactively recruit students to consider STEM-related



| |  
- C A N O O -  
| |



jobs at MidAmerica.

"Our professional management team continues to innovate in programming that attracted an innovative company, such as Canoo," Stewart said. "Their selection of MidAmerica as a launching site means we will effectively become a partner focused daily on how to fast-track construction and attract the skilled labor they need to be successful as Canoo continues its growth trajectory."



# Life in

## OUR NECK OF THE WOODS

Gently flowing waterfalls, lush wooded areas with rolling hills and open roads with plenty of big-city fun to be had too. You'll also find world-class museums, fabulous hotels and plenty of down-home cooking in this region.

Gathering Place | Boathouse



MidAmerica STEM Lab



Illinois River | Siloam Springs Whitewater Park



Rocklahoma.com



FatToadBrewing.com

## WEEKENDS

**THE GREAT OUTDOORS** | From the top park in the nation to nationally acclaimed mountain biking trails and fishing spots and everything in between, we have something for every outdoor enthusiast.

**THE ARTS AND ENTERTAINMENT** | Opera, ballet, world class museums, street art, live music even horse racing. This region has it all.

**SPORTS** | BMXing in Mayes County, to high school and college football games, to the world-renowned Tulsa Tough biking competition to even our own NBA Team, the OKC Thunder, sports fans will have no problem finding something to participate in, or just cheer on the sidelines.

## WEEKDAYS

**EDUCATION** | Education is on the rise with several encouraging trends, including increased teacher pay. Other bright spots include universal pre-K access, with Oklahoma ranked third in the country.

**HOUSING** | With lake living, suburban living or urban living options, our housing market is one of the most exciting in the nation. We can offer any lifestyle you are looking for.

**INDUSTRIES** | Our region's economy continues to diversify in exciting ways, however cornerstone industries remain in aviation and aerospace, banking and energy. We are also known for entrepreneurialism.

## WEEKNIGHTS

**WEEKNIGHT ENTERTAINMENT** | The local music scene is great and shopping is abundant! Plenty of happy hour options all over the region to help you unwind.

**FAMILY FUN** | Families are busy. Hustling from one activity to the next is part of life, and "life" is in full swing in our region. Top notch youth sports and school events are offered all across the region.

**THE NECESSITIES** | Grocery shopping and running errands are essential to life. Our region has everything from wholesale stores like Costco and SAMS Club, to Trader Joes and Wholefoods to weekday farmer's markets, your family will be taken care of.

# The Rise of Relocation

## *How MidAmerica is capitalizing on relocation trends to recruit new workers to Mayes County*

**In today's economy, workers are leaving the East Coast and the West Coast not only to find a new job, but to also find a new way of life.**

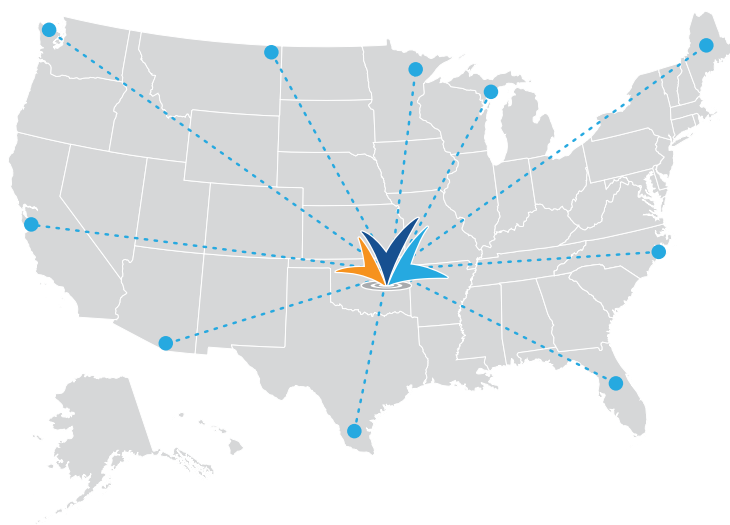
Now, more than ever, the competition for employees is fierce. Cities and States are offering cash incentives for workers to move there. However, national census data shows workers are leaving crowded urban areas to re-evaluate their core values and become a part of a community.

As of November 2021, Mayes County's unemployment rate was measured at 1.9%, which means any citizen who has the ability to work essentially has a job already or is self-employed in our agriculture industry.

Available jobs continue to grow at employers located at MidAmerica Industrial Park, but the population growth within Mayes County has remained static for the last 10 years.

MidAmerica seeks to reverse that trend.

"The future of Mayes County depends not only on our ability to create new jobs, but also to create the lifestyle to retain our current workforce and to attract new workers," said MidAmerica CEO David Stewart. "With more than 4,500 workers at MidAmerica, every town across all four corners of Mayes County, has citizens making a life right here in our communities."



## A Plan For 'Placemaking'

In anticipation of substantial future growth in jobs, MidAmerica has recently engaged Design Workshop, an award-winning, landscape architectural and planning firm to assist community leaders in Mayes County with creating a long-term strategic plan for quality of life improvements.

"As young workers make decisions to relocate, we know their primary reasons are a desire to own a home, connect to a community, and start a family. These goals are achievable and affordable within the communities of Mayes County. MidAmerica's initial investment in developing a 'Placemaking Plan' will ensure the communities are prepared to successfully meet these needs," Stewart said.

In collaboration with community leaders in Mayes County, the strategic planning process will focus on building capacity for the following:

- Attracting and incentivizing new housing developments
- Improving transportation and infrastructure
- Recruiting investments in commercial and mixed-use development
- Investing in parks, bike trails, natural resources, and community assets
- Contributing to education resources for higher education, tech training and K-12 schools

Concurrently, this process will establish a regional economic development strategy with stakeholders such as Northeast Oklahoma Regional Alliance, Northwest Regional Planning Commission, Oklahoma Works, Grand Gateway Economic Development Association, Northeast Workforce Development Board, Tulsa Regional Chamber, the Cherokee Nation, and regional governments.

"This effort will identify gaps in existing economic development plans to create a comprehensive and compelling vision focused on growing our region," Stewart said.

*continued on next page*



# Marketing 'Life in Our Neck of the Woods'

"The team at MidAmerica is focused every day on how to make our current employers successful by recruiting a quality workforce," Stewart said.

In recent months, MidAmerica launched "Life in Our Neck of the Woods," an investment in a marketing campaign to recruit new workers and citizens to the area.

The campaign includes a comprehensive printed booklet showcasing the regional quality of life assets presented in a "weekends, weekdays and weeknights" theme.

"As new workers consider relocating, affordability is an important decision factor, but not the only one," Stewart said. "Other factors such as access to concerts, museums, sports, bike trails, ballet, shopping, boating, and fishing are equally as important to key factors such as housing, education, transportation, healthcare, and income."

"Life in our Neck of the Woods" also includes an investment in digital marketing.

In a recent 30-day period, the campaign reached 115,000 prospective workers across eight key states. The promising results showed a high interest level among a very targeted, highly recruited workforce segment.

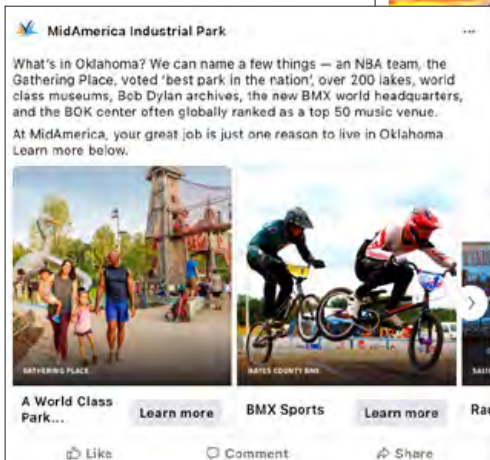
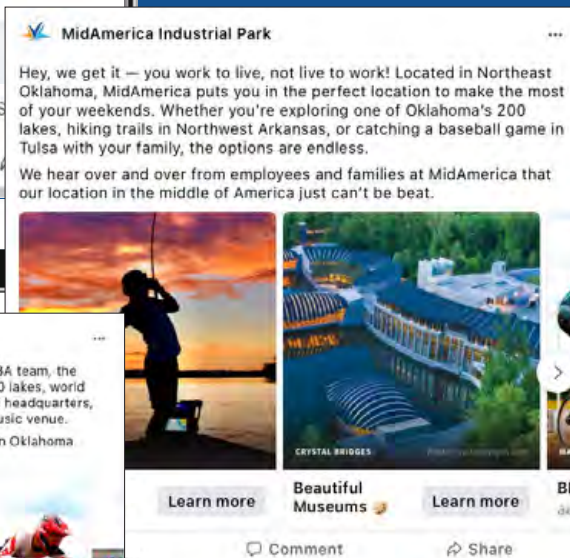
## Raise them, train them, retain them

For several years now, MidAmerica has achieved great success in developing and executing a workforce development plan for Northeast Oklahoma. In fact, MidAmerica

serves as the "best practices" example for the entire state by bringing the needs of industry together with our education and training resources.

"In 2022, approximately 11,800 high school students in Northeast Oklahoma will graduate and move on to the next phase in life. Whether that next phase includes studying a trade or attending a traditional university, we want to be sure that MidAmerica employers have the opportunity to reach these students and recruit them to work here," Stewart said.

With a \$2.5 million investment in best-in-class STEM Labs in 18 school districts, MidAmerica's high school programs engage with 3,000 student annually. Together with the on-site career and training center and the on-site Rogers State University campus, MidAmerica is providing a direct path from high school to a career with any of our current and future employers.





## MIDAMERICA CELEBRATES 60TH ANNIVERSARY AND OPENS FIRST PHASE OF THE DISTRICT *continued*

"As we aggressively pursue opportunities to recruit new employers, we must equally pursue new employees to move here," Stewart said. "We know that demographics of all ages and education are drawn to areas that provide the amenities of a big city, but with the affordability and convenience of a community. The District will support our employee recruitment efforts by providing new options in entertainment and residential living so workers may live and raise a family here. We are well-positioned to provide families access to a great school system, relevant and affordable skills training, reasonably-priced real estate and a great place to work."

The District broke ground in 2018 and is a fusion of walkable retail areas and residential living combined with a natural environment that offers wide open spaces and outdoor activity. The completion of Phase 1 includes 32,000 square feet of retail space with anchors Fat Toad Brewery, Red Crown Credit Union and The Bunker event center. Tulsa-based artist, Matt Moffett of M2 Studios created exclusive artwork for The District including six mosaic columns showcasing authentic Cherokee patterns and a statue of Oklahoma's state bird, the scissor-tail flycatcher greets visitors near the courtyard. Phase I of The District was designed by Cyntergy and built by Crossland Construction.

In August, The District's Phase II will break ground on 503 West, a 300-unit, multi-story living complex with amenities such as a park area, swimming pool, fitness center and basketball court. Planning for Phase III is expected to commence with a master-planned community for 100 residential homes, 10 acres of parks and outdoor spaces, which all connect via walking and biking trail systems.

"Experts will tell you, the 'sense of place' is more important than ever as a key to success. We are now showcasing 'life in our neck of the woods' as an informational campaign as we want citizens and workers to enjoy their weekdays, weeknights, and weekends right here," Stewart said. "Located in the heart of the Cherokee Nation, MidAmerica is integrated into the great outdoors, surrounded by lakes and streams with Northwest Arkansas and Bentonville to the east and Tulsa to the west. We offer the best of both worlds, urban and rural."

"Investing in quality of life initiatives, like MidAmerica's The District and the BMX track and GRDA's investments on Grand Lake, the Scenic Rivers and the WOKA Whitewater Park, brings even more visibility to the State of Oklahoma by creating authentic destinations and experiences for both visitors and citizens," added Pinnell.



## Major initiatives on MidAmerica's master plan include:

**Investing more than \$15 million in education and workforce development programs**, such as MidAmerica Delivers, a comprehensive strategy which serves as the best practices model for the State of Oklahoma, the MidAmerica Center of Excellence, which serves as a one-stop career center and provides direction to applicants on training resources to achieve the skills needed for available jobs at MidAmerica employers, and top-tier STEM education labs donated to 18 schools throughout Northeast Oklahoma to proactively recruit students to consider STEM-related jobs at MidAmerica.

**Investing \$12 million in quality-of-life enhancements** such as the grand opening of The District's Phase I, a trail system to connect with the park and building the Mayes County BMX bicycle track in partnership with the USA BMX Foundation to support STEM initiatives in local schools.

**Investing \$20 million in infrastructure improvements** to build new roads and water systems which opens greenfield sites for new development. An additional \$50 million in investment is currently in planning stages for new access to MidAmerica from Highway 412 and more.

"These investments mean MidAmerica is well-prepared for a major growth trajectory for many more decades," Stewart said. "MidAmerica is already seeing the results of our investment in new and renewed interest by site-location consultants from around the world."

# Fat Toad opens expanded brewery, brewpub at in The District



**P**ryor's Fat Toad Brewing Co. opened its expanded brewery and brewpub in late September, making it The District's anchor tenant. MidAmerica Industrial Park approached Fat Toad about being the anchor tenant at The District, knowing they'd be a perfect fit for the community and Park employees.

"We were lucky to have MidAmerica approach us to come to The District," said Dave Miller, co-owner of Fat Toad. "They wanted us to be one of the anchor tenants, but requested we have food. So, we decided to go all-in and upgrade our brewery from a one-barrel system to a 15-barrel brew system and include a wood-fire pizza oven so guests can get craft beer and authentic, Italian wood fire pizza."

"Having Fat Toad as our anchor tenant is a win-win," said David Stewart, chief administrative officer at MidAmerica. "The owners of Fat Toad were able to expand their business without having to raise capital and look for investors, and we are able to offer a place for Park employees and their families to gather for great food and drinks."

For three years Dave Miller has worked with his neighbor and partner Chris Harrison, initially in their garage, then at a brewery a quarter-mile from the new location at The District. Together with their wives, they dreamed of opening a brewery together. Breweries can serve as a place for family and friends to gather, and the businesses at MidAmerica draw many out-of-towners.

"It's really a neat thing because we meet people from around the country that we never would have met otherwise. (Visitors) immediately do what I used to do, which is look up where breweries or wineries are," Miller said. "There's a lot of people we get in that regard, but we also get people that travel in from Kansas and Arkansas and the northeastern part of the state. This is in addition to

our locals, which is our base. It's really fun to see all these different groups come together over beer, pizza and friendship."

Fat Toad offers a variety of beer styles, but has a particular passion for Belgium beers.

"We have a Whitbier and a Saison, among others, and a Belgium pale ale, but we're also current with the hazy IPA craze. Chris and I are passionate about throwing them, whatever flavors we can draw out of that beer and share with people who may not have tried that here locally," Miller said.

On the food side, Fat Toad has two chefs, Dustin Stewart and Danny Morrison, who have done their testing and research for the perfect pizza dough and making nachos in a 600-plus-degree oven.

"Craft pizza and craft beer — it's hard to beat that combination and there's really nothing like handmade dough and house-made sauce. The oven runs at 600-700 degrees so it's a fast turnaround," Miller said.

Fat Toad fits in perfectly at The District where there is plenty of space for outdoor activities and the goal is to create a positive quality of life for Park employees. The large outdoor area is covered with sun sails—it's a great place to enjoy the company of family and friends and even play a game of cornhole.

As far as the brewery's name, Fat Toad wanted something recognizable, fun, and would make people smile. Dave's wife, Angela, came up with it.

"It's just a happy, happy guy on that logo that makes people smile and makes us smile and makes you want to come visit us," Miller said.

Fat Toad is only a 40-minute drive from Tulsa, most of it is highway. It's a great way to get out of town, enjoy a short road trip with the family and see MidAmerica Industrial Park and The District. True to their slogan of "friends, family, community," Fat Toad has made their new location a welcoming place to have a pint and a pizza.





## MAIP TEAM MEMBER HIGHLIGHT

# Jason Stutzman

## *Executive Director*



One of Jason's favorite parts about working at MidAmerica is his opportunity to do a variety of jobs. No two days are the same making it fun to go to work every day.

"We have a great administration and operation team here at MidAmerica," said Jason. "I enjoy working with the MidAmerica staff and all the businesses located here in the Park. And the growth we're experiencing makes it that much more exciting!"

Jason has spent the greater part of his professional career at MidAmerica having been there for nearly 20 years. He started as the Pretreatment Coordinator, then promoted to the Environmental Director where he held that role for 16 years and recently transitioned to Director of Operations and then to Executive Director at the Park.

In his current role, Jason is responsible for planning and managing the operations and physical plant facilities of the Park. This includes land and road management, facility construction, installation and maintenance work on water and wastewater treatment plants and the airport.

Jason is a graduate of Chouteau-Mazie Public Schools and now sits on the Board of Education for the school district. He went

to college just 45 minutes from the Park at Northeastern State University where he earned his Bachelors in Environmental Science. Northeastern provided a degree with a broad discipline that provided for numerous career options.

A few fun facts about Jason: he can spend hours in antique shops. His favorite items are "smalls" such as lighters and ash trays from old casinos. Jason also likes to restore old Mopeds—he currently has six. When he's not browsing antique shops or working on Mopeds, you'll probably find him watching Formula 1 racing or attending high school basketball games.

One day in the future, Jason would like to travel to Hawaii. Dana his wife has been dropping hints about celebrating their 25th wedding anniversary on one of the islands.



## ➤ NEW TENANTS

*Express Personnel*  
*Farmers Insurance*  
*Fat Toad Brewing*

Welcome to the neighborhood!



# ➤ MidAmerica's Center of Excellence partners with OCAST to create STEM internship for high school seniors

At MidAmerica Industrial Park, STEM education is close to heart—it's what MidAmerica and many of the businesses in the Park do and a core part of sustaining the workforce for current and future businesses. MidAmerica is committed to investing in future talent and one of the recent ways of doing so is through a pilot internship program for local high school students.

In February 2021, the Center of Excellence at MidAmerica Industrial Park and the Oklahoma Center for the Advancement of Science and Technology (OCAST) entered into an agreement to pilot an internship program. The program will measure the viability of a high school level internship program designed to expose selected students to STEM careers and educational pathways. A special emphasis was placed on exposing students to STEM careers available locally with the hope that they consider returning to the community post-graduation.

The internship program participants were recruited with the assistance of area school administrators, counselors and STEM Lab facilitators at Adair, Chouteau, Claremore, Inola, Locust Grove, Pryor and Salina Public Schools. Information was distributed to students who met the minimum qualifications—GPA requirements, plans to attend an in-state school after graduating high school and an expressed interest in a STEM related field of study. Interested students were directed to an online portal to submit a formal application.

The Center of Excellence worked with OCAST to establish a committee to assist with the student selection process. The committee included individuals from MidAmerica, OCAST, Oklahoma Manufacturing Alliance, Oklahoma State University and HE&M Saw. Committee members evaluated applications, interviewed candidates and made final selections.

After the initial evaluation of applications, the committee selected twelve students to interview for the opportunity. Following the interviews, eight students were selected to participate in the program. They committed to a five-week, 24 hours a week summer internship experience.

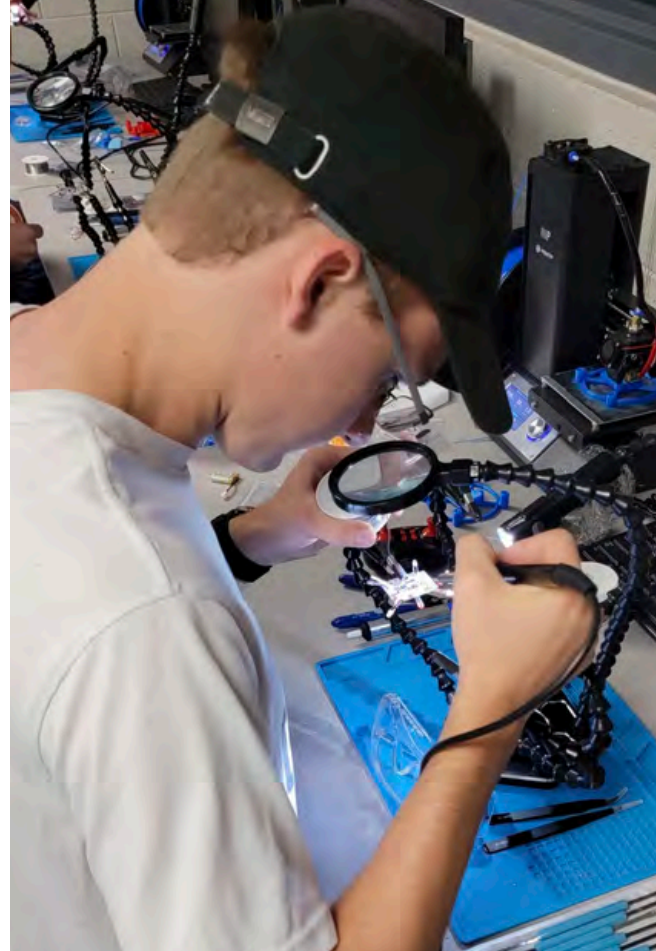
During the five-week internship, students interacted with a variety of STEM technologies and their applications in particular industries. The experiences were coupled with industry and college visits intended to help the students understand career and educational pathway options that align with their interests and post-secondary plans.

The summer portion of the program exposed students to multiple STEM related topics from Computer Aided Design to Project Management which prepared them for the second phase of the program which is currently underway. It is a project-based approach to solving a real-world problem working with a local company.

The eight interns are collaborating with Angler Nation, a regional bass fishing tournament platform founded by Joe Davis,







Test Engineer at Zebco. Students will research, design and apply engineering applications and processes to create a “S.M.A.R.T. Release Tank” designed to relocate impoundment fish and reduce fish mortality rates due to poor catch and release practices at competitive fishing events.

The students are divided into teams based on their career interest and identified strengths. Each team is responsible for specific elements of the overall project. The students will spend 10 to 15 hours per month collaborating on various elements of the project, including additional training opportunities in relevant subjects. Mentoring and program instruction is provided by MidAmerica Industrial Park staff, Northeast Tech instructors, Angler Nation and various subject matter experts. The project is slated to be complete by February, 2022.

Following the summer portion of the program, the students completed a brief survey designed to measure satisfaction and solicit feedback from participants. The students responded positively to the program, saying things like, “Overall I could not be more satisfied with this experience. Having the opportunity to go to the places we visited was amazing.”

Another student said, “My experience in this program was not only educational, but changed my future. The technology and industries we explored opened my eyes to the career field I want

to be in. This program definitely has and will have huge effects on my life.”

MidAmerica’s Director of Workforce Development, Scott Fry, was heavily involved in the process and said, “We are very excited to be able to partner with OCAST on this project and are confident that it will prove to be beneficial to participating students and a unique approach to building up the local workforce through a grow your own approach”

Further, OCAST Program Director, Dan Luton, said, “As workforce demands in technology-based sectors continue to grow, we believe programs, such as the Intern Partnership, not only brings awareness to STEM careers in the region, but also increases the workforce pipelines and talent pools. Partnering on this program, our hopes are to help secure and keep talented young professionals at MidAmerica Industrial Park and throughout Northeastern Oklahoma. With a successful partnership at MidAmerica, we hope to mirror the program across the state.”

The pilot program will serve two co-horts of students and will run through the summer of 2023.

# MAIP COMPANY SPOTLIGHT

# Berry Global

*One of five Fortune 500  
companies located at  
MidAmerica Industrial Park*

Established in 1967 in Evansville, Indiana, Berry Global, a Fortune 500 company that specializes in plastic packaging products, operates one of its largest facilities at MidAmerica Industrial Park. The MidAmerica facility, which began operation in 2007, has 260 employees and plans to expand in 2022.

As one of the largest Berry facilities, the MidAmerica site plays a key strategic role in Berry Global. The site produces over 140 million pounds of material annually. Its current focus is on three primary markets: stretch film, which is used to wrap materials, primarily pallets of manufactured material; shrink film, used to package bundles of material, such as water bottles; and agriculture, or irrigation pipes.

In July 2021, Berry added 20 million pounds of capacity with the addition of a new production line. In 2022, the company plans to expand by adding additional building space which will house four new production lines. These lines will specialize in products supporting the online shipping and parcel market.

"Seeing Berry Global grow the way they have and plan for further expansion is exactly what we like to see here at MidAmerica," said David Stewart, Chief Administrative Officer at MidAmerica. "Our team works tirelessly to help companies like Berry. We want to ensure they have the workforce they need, infrastructure readily accessible and quality of life for their employees."

Jimmy Andrews, plant manager and Berry Global said, "Working at MidAmerica has been a pleasant experience, specifically working with the MidAmerica staff. There are individuals available to assist in making our company more successful and they are willing and eager to do so. Whether it is working to find warehousing options, sharing ideas on how to improve employee retention, working with state agencies for grants and funding for job creation, or a host of other services, the MidAmerica staff brings the industrial community leaders together to move forward."

In addition to the growth Berry is experiencing, they are continuously making changes to remain a sustainable company. In 2019, Berry launched its Impact 2025

strategy, a sustainability strategy focused on minimizing its product and operation impacts and engaging employees, suppliers, customers and communities on key issues.

Berry introduced a number of new products designed for sustainability. The company is working towards 100% of its fast-moving consumer packaging to be reusable, recyclable, or compostable by 2025. They offer widely recyclable packaging, items with high levels of recycled material, and an abundance of items optimized to be lightweight.

Additionally, Berry has specific partners representing an environmental sustainability area that are critical to their success in ending plastic waste, promoting a circular economy and advocating for the power of plastics. Each partner performs a specific role relative to the company's sustainability goals. Although every partner is important, Berry believes their impact is greatest with the Alliance to End Plastic Waste, Ellen MacArthur Foundation, and Operation Clean Sweep.

As a whole, Berry operates 295 locations worldwide, including four plants in Oklahoma—Pryor, Tulsa, Oklahoma City and McAlester. The company employs more than 47,000 employees and generated \$12.6 billion of pro forma net sales in fiscal year 2019.

Berry Global's history is rich in product innovation, customer focus and strategic growth. With roots as a small, hometown company, Berry has grown into a global, publicly traded, multi-billion dollar public corporation.





# Available Properties at MIDAMERICA FOR SALE OR LEASE

All  
properties  
feature:

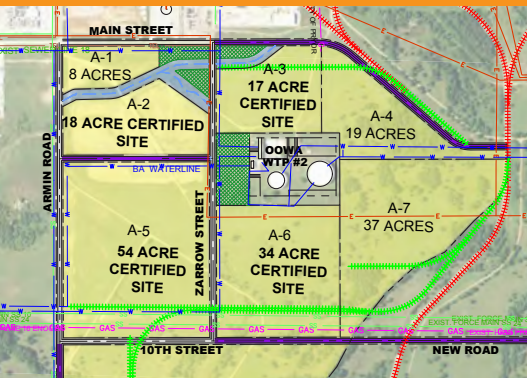
- ✓ Locations near four-lane highways
- ✓ Water, wastewater, gas and fiberoptics on-site
- ✓ Workforce development resources on-site
- ✓ No permitting or zoning required
- ✓ New site access from Williams/10th Street
- ✓ Quick action incentive fund
- ✓ Completed due diligence

Armin Road North Properties  
*Certified sites through Oklahoma  
Department of Commerce Site  
Certification Program*



## SHOVEL READY, CERTIFIED SITES

18-54 acre sites available –17 acre site  
features new 100,000 square foot concrete  
tilt fall facility (Site A-3).



## ARMIN SOUTH 265 acres



## Armin South and Igloo Valley Property 605 acres



For more information visit [www.maip.com/properties](http://www.maip.com/properties)  
MidAmerica Industrial Park  
4075 Sanders Mitchell St | Pryor, OK 74361

Tonya Backward, [tbackward@maip.com](mailto:tbackward@maip.com)  
Phone: 918-825-3500 | Fax: 918-825-4022  
Toll-Free: 1-888-627-3500



4075 Sanders Mitchell St, Pryor OK 74361  
1-888-627-3500 | [Learn more MAIP.com](http://LearnmoreMAIP.com)