



PELL CITY ALABAMA

The Center of Your Business Plan

Welcome to Pell City, Alabama, the center of a growing economic region.

The numbers you have been looking for to grow your business all point toward Pell City at their heart.

Housing, traffic, business, major thoroughfares for transportation and shipping, professional services, education, industry, potential workforce pool, income levels and major tourist destinations are all pointing upward, and all point back to Pell City as their hub.

We want you to come and grow with us.

Turn the page and see why





Working for You

About Our Company

I-20 Development Inc., based in Pell City, Alabama, in many ways mirrors the economic hub we promote.

Just as Pell City is at the center of a multi-county economic region, our company is at the heart of economic development in Pell City with an unrivaled reputation for developing commercial properties as prime locations for myriad businesses.

We have a vision for the future and work tirelessly to connect the right businesses with the right locations, turn-key ready for development.

Bill Ellison, president of I-20 Development Inc., has a successful, decades-long career in commercial development. Our company brings that expertise and work ethic to every project we are involved in.

Our track record speaks for itself. Beginning with a single gas station/convenience store as our first venture in Pell City, our development projects now account for 70 percent of the City of Pell City's total budget revenues – and that number is growing.

To our credit over the past 10 years are: Exxon, Walmart Supercenter, Home Depot, Publix, Metro Bank, USAmeriBank, Krystal, Arby's, Wendy's, Holiday Inn Express, Hampton Inn, Cracker Barrel, Walgreens, Comfort Inn, Golden Rule, Zaxby's, Dairy Queen, Bojangles, Buffalo Wild Wings, Premier Movie Theater and Bowling Complex and more than a dozen other stores and restaurants in the Walmart Supercenter shopping center.

Our developments account for four of the city's top 10 sales tax generators and more than 35 percent of the total sales tax base.

We are a full service, property acquisition and development company, specializing in giving every client personalized and knowledgeable attention to ensure that all your commercial property needs are met.

Your business is what we work for every single day.

William C. Ellison, president

180 Sunset Road

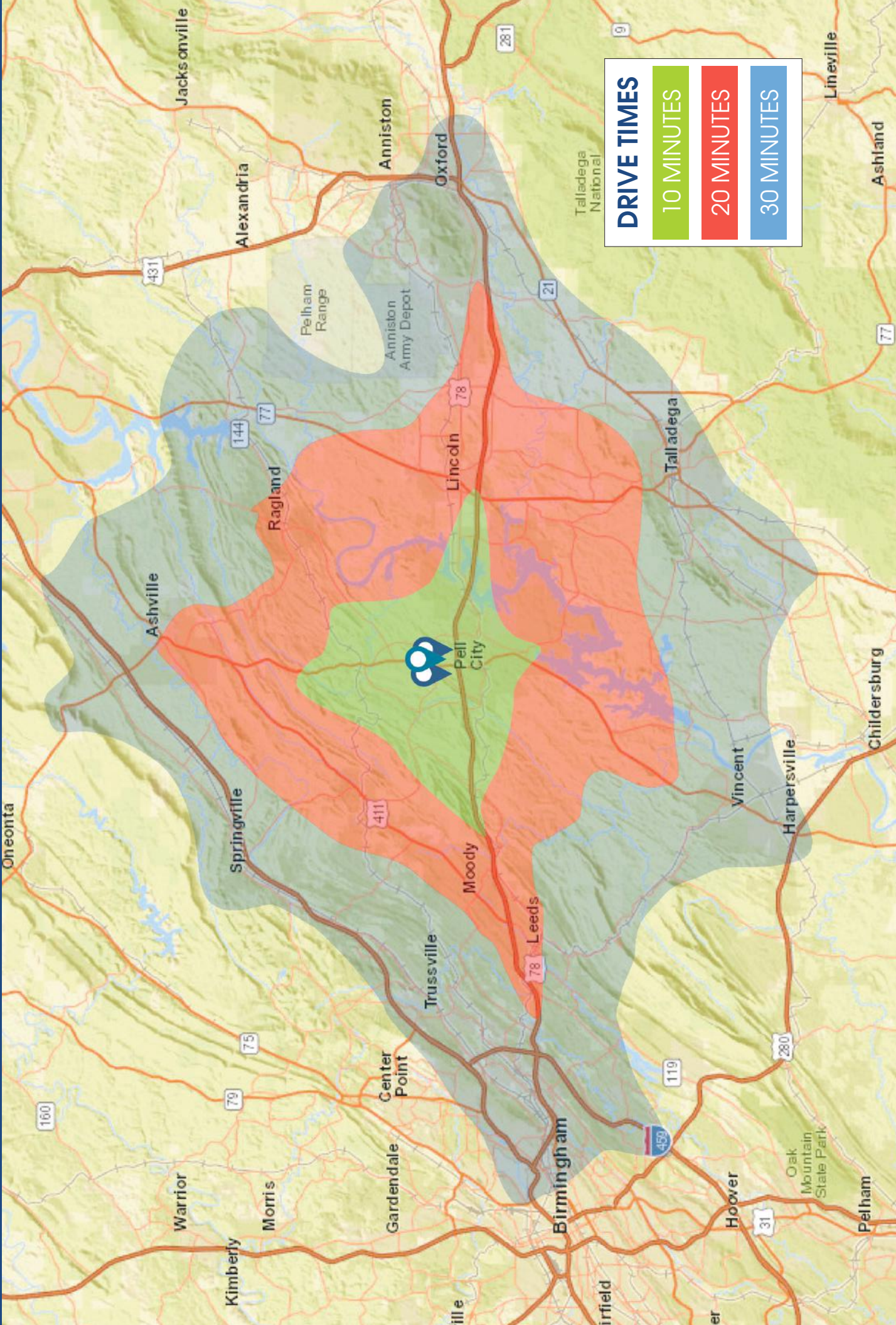
Pell City, Alabama 35128

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Website: I-20Development.com

Drive Times to Pell City, I-20 Center



Honda has 4,500 employees.
Approximately 3,000 work at
industrial parks nearby.



More than
48,000 vehicles
travel through
Pell City on I-20
every day.
Another 24,000
use U.S. 231.



St. Clair number 5 in economic vitality

The economic situation is growing after the... To discuss global warming and terrorism... Discussion for global warming and terrorism... brought major changes on Earth. We will visit several... this meeting was very productive and has brought major changes on Earth. We will visit several places of strategic interest and will discuss possible collaborations nationally. Last time this meeting was very productive and has brought major changes on Earth. We will visit several places of strategic interest and will discuss possible collaborations nationally. We will visit several places of strategic interest and will discuss possible collaborations nationally. Discussion for global warming and terrorism issues. Among other things will also discuss... Other things will also discuss...

Pell City: Top-ten business cities in Alabama

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St. Clair has highest income increase in state

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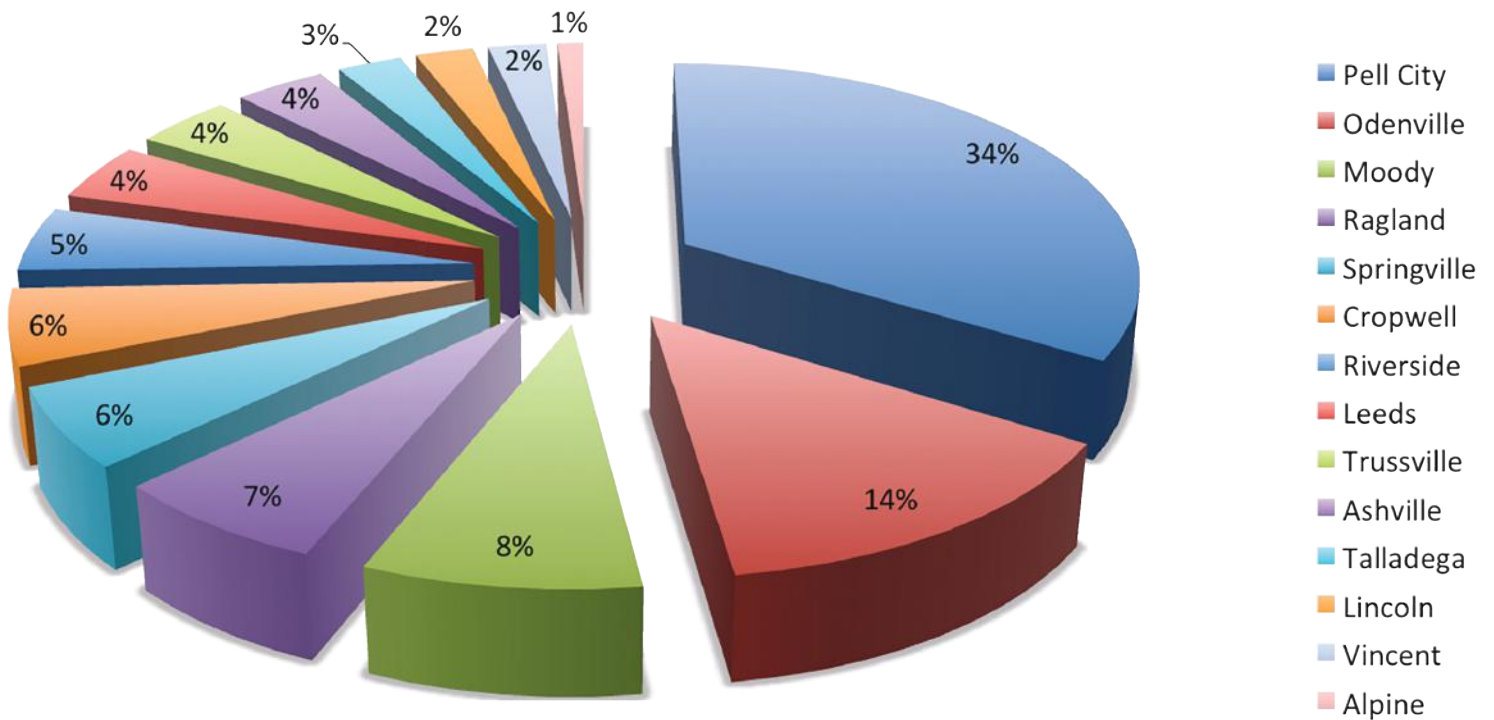
Pell City primed for 10-year growth

Pell City and St. Clair County making headlines across Alabama. Take a look at the numbers:

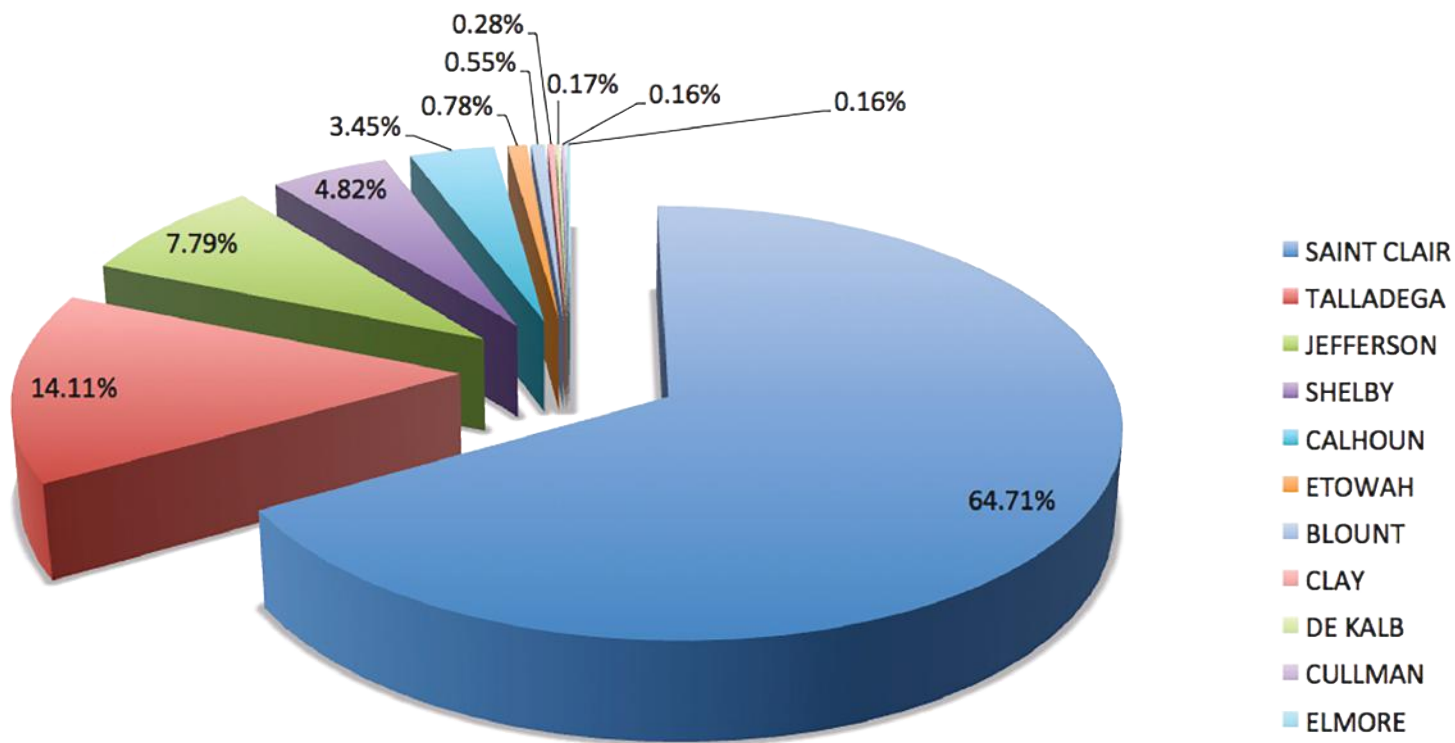


- St. Clair County — No. 1 in highest median income growth (15.4 percent since 2009)
- St. Clair County — Lowest unemployment rate
- Pell City — Top 10 Business Friendly Cities
- St. Clair County – No. 5 in Economic Vitality
- St. Clair County – Top 10 Fastest Growing Counties

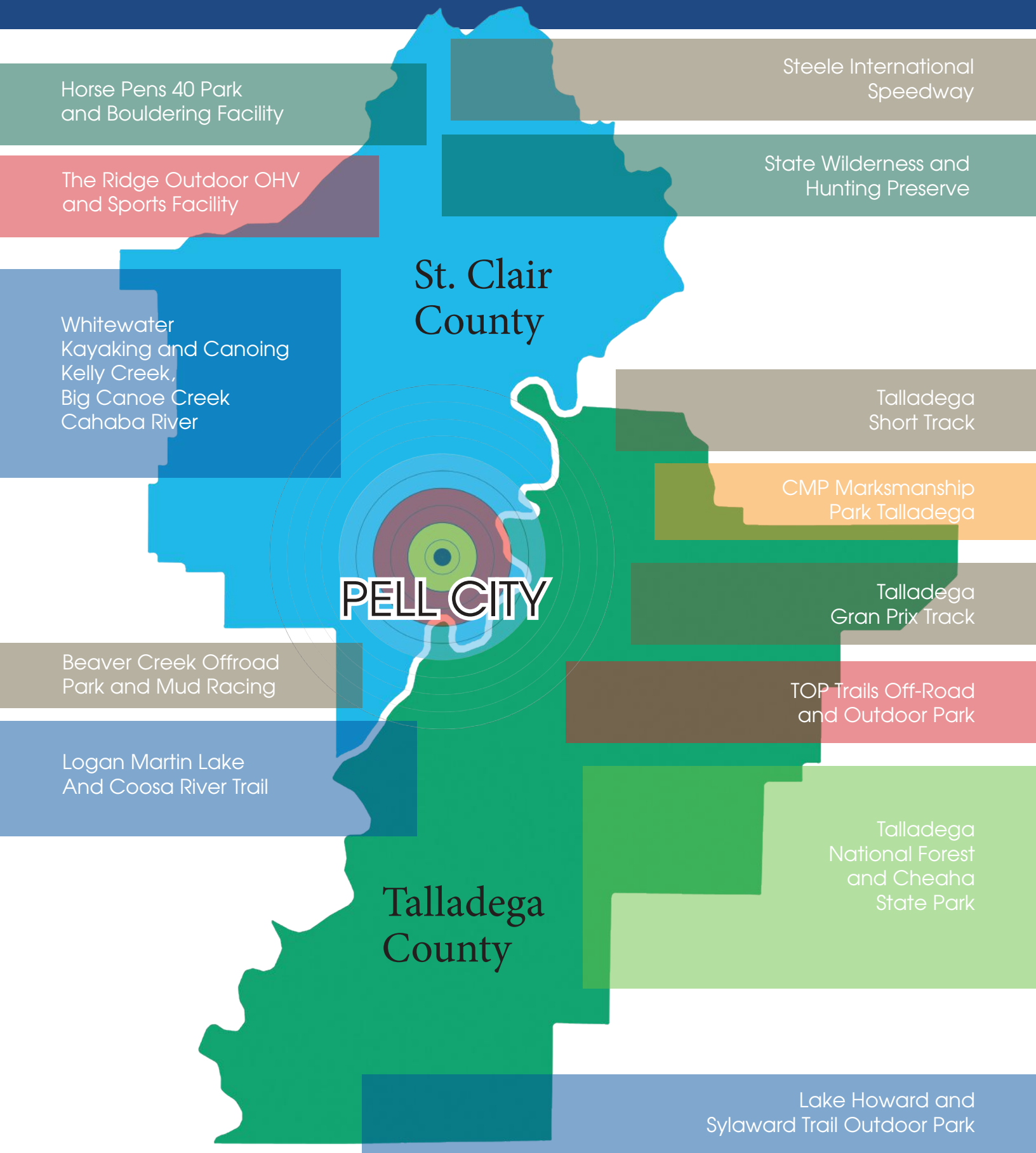
Jefferson State Enrollment



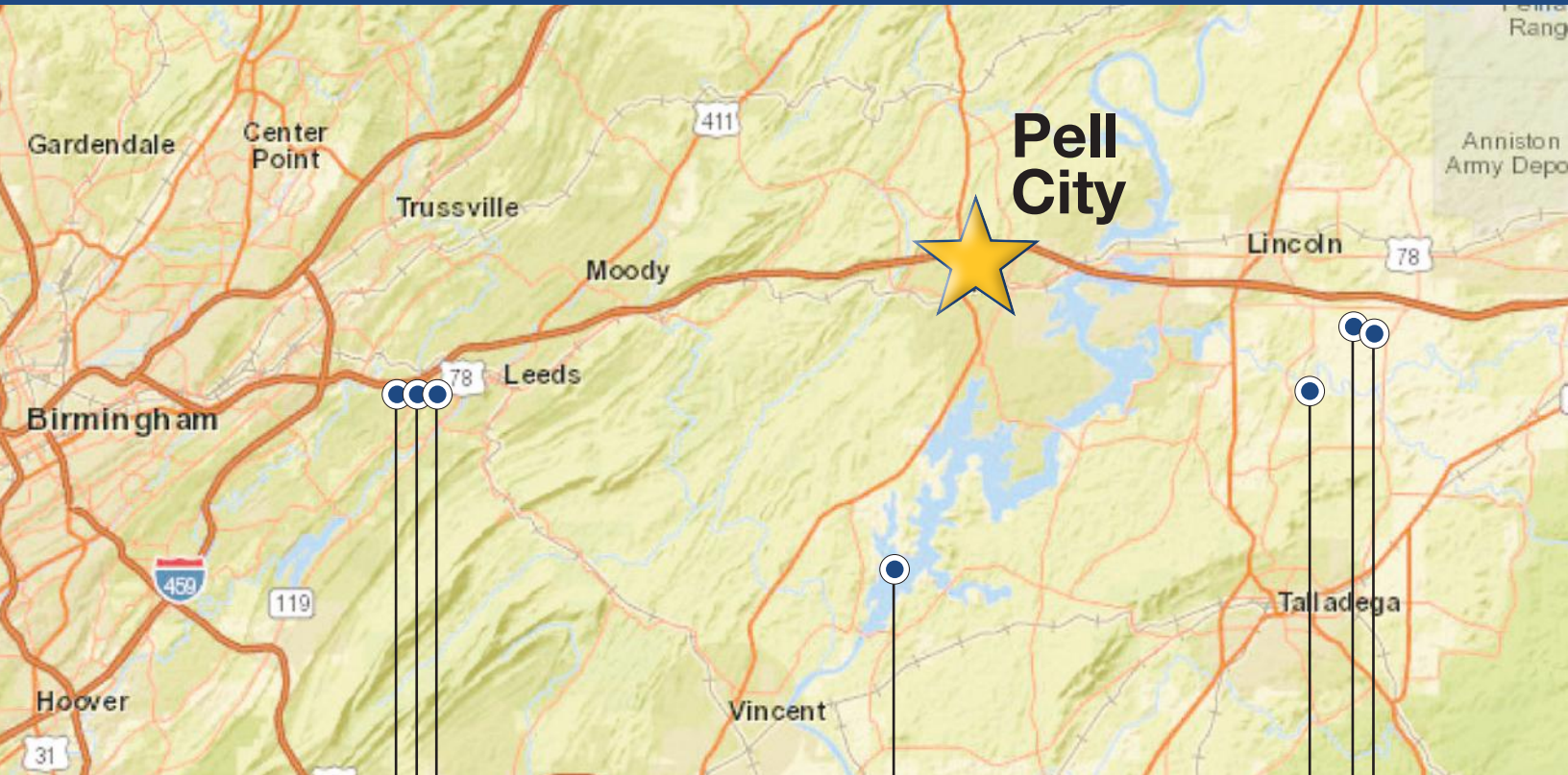
St. Vincent's Admissions



Sportsman's Paradise




Area Attractions




BARBER
MOTORSPORTS PARK

BARBER MOTORSPORTS PARK
Honda Indy Grand Prix
80,000 Annually
17.3 Miles West



CMP
TALLADEGA
MARKSMANSHIP PARK

MARKESMANSHIP PARK
National Competitions
20,000 spectators and
shooters since May 2015
10.53 Miles East



BARBER
VINTAGE
MUSEUM
BIRMINGHAM, ALABAMA

**BARBER VINTAGE
MOTORSPORTS MUSEUM**
250,000 Visitors Annually
17.3 Miles West

Logan Martin Lake



LOGAN MARTIN LAKE
275 Miles of Shoreline
6.7 Miles South and East

**INTERNATIONAL
MOTORSPORTS
HALL OF FAME**



**INTERNATIONAL
MOTORSPORTS HALL
OF FAME**
100,000 Visitors Annually
10.79 Miles East



BASS PRO SHOPS
Outdoor World

BASS PRO SHOPS
2.2 Million + Visitors Annually
17.2 Miles West



TALLADEGA
SUPERSPEEDWAY

TALLADEGA SUPERSPEEDWAY
175,000 Capacity
2 Races Annually
10.79 Miles East

