



WELCOME TO
FRIONA, TEXAS



THE COMMUNITY

Friona has seen steady population and economic growth in recent years. The 2010 Census listed the population of Friona as 4,123, but steady growth associated with agriculture production has gradually increased the population in the community. The Cargill Meat Packing plant is the major employer (2,000) in the community and has expanded significantly in the past 5 years. Friona is serviced by one major highway, State Highway 60. The city is located approximately 70 minutes southwest of the City of Amarillo and twenty minutes from the neighboring City of Hereford to the East. Schools in Friona are part of the Friona Independent School District (3-A).

Friona is the official “Cheeseburger Capital of Texas” hosting an annual celebration focused on the food that combines the wheat, beef, and cheese readily produced in Friona. With fields of grain, 44 beef feed yards, and 16 dairies around Friona it is easy to see why the Cheeseburger has become a symbol of the community. Friona has a new community park inclusive of RV hookups. Parmer Medical Center is a Critical Access Hospital located in the community. The City is also home to an assisted living facility and a rural health clinic.



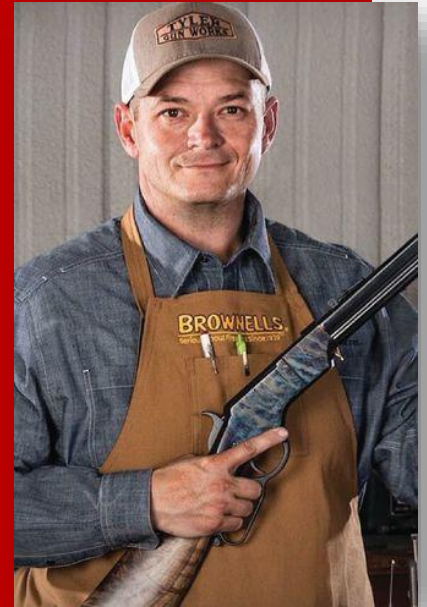
WHAT'S UNIQUE ABOUT FRIONA

Friona is a community on the cusp of business growth. The Friona Economic Development Corporation has been extremely active over the past three years offering incentives for new home construction, store front improvements to existing businesses and attraction of new businesses such as Tyler Gun Works.

Tyler Gun Works is a family-owned business in Friona and primarily a metal finishing business specializing in color case and bluing. They do factory color case work for several of the most prestigious companies in the firearms industry today. Each project is handled individually and done to provide the best possible quality. It's their strong belief in God and Country that have made them a welcomed addition to the Friona area.

As you think about Friona, consider the fact that we can offer incentives that might include a 5-year tax abatement, waiver of permit fees for construction projects, a monetary investment from the Friona Economic Development Corporation and a partner as you work towards making Friona your new home.

Friona also works closely with local, state and federal representatives to help with special events, promote services for the City of Friona and showcase all the wonderful things Friona has to offer those living, working or visiting Friona.



Bobby Tyler, Tyler Gun Works Owner



Congressman Jodey Arrington with Friona Mayor Ricky White



The 2019 Cheeseburger Cooking Team Winners

OPTION #1 – RECTOR/KING PROPERTY

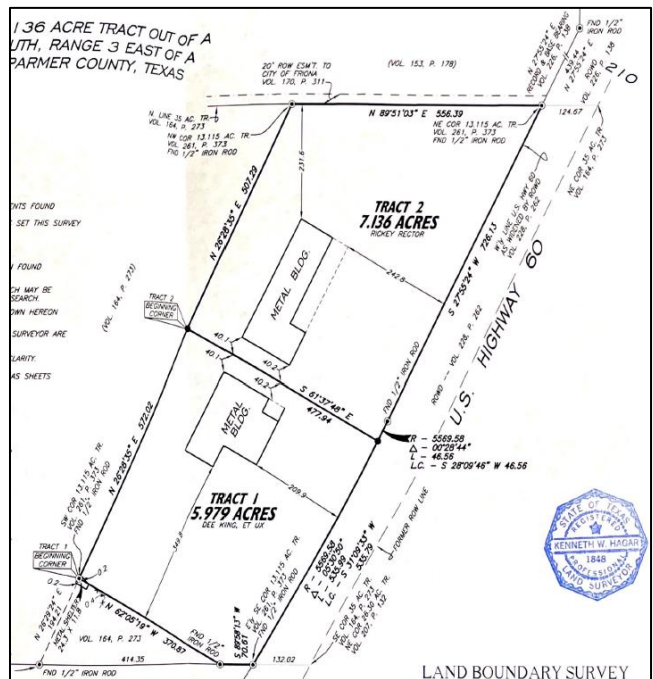
(1725 US-60, FRIONA, TX 79035)

The Rector/King Complex includes a little over 13 acres of land and currently has two large metal buildings on the property. This north metal building is approximately 33,000 square feet and the south metal building is approximately 23,000 square feet. The combined square footage is approximately 56,000 square feet. The north building has 20-foot walls and could have a second floor built to double the 33,000 square feet to 66,000. The acreage will allow for the expansion of the building space requested. Included below is an aerial shot of the property as well as an excerpt from the survey of the property. We can provide you the full survey if needed. Also included below are some interior shots of each metal building.

Aerial view of property



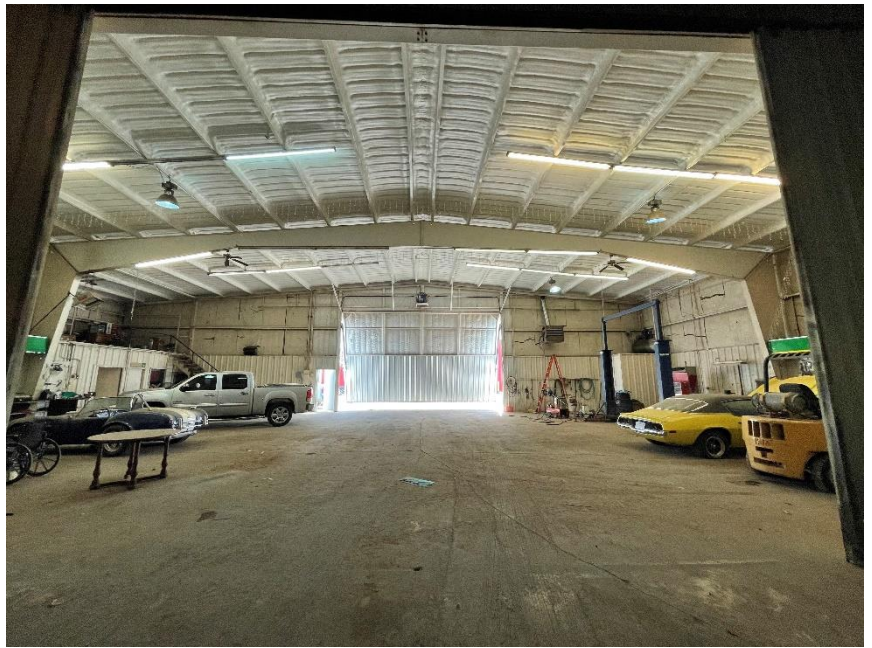
Survey excerpt of property



Exterior Photographs of the North Metal Building



Interior Photographs of the North Metal Building



Front Section of Barn →



← Middle Section of Barn



↘ Back Section of Barn



Exterior Photographs of the South Metal Building



Interior Photographs of the South Metal Building



SUMMARY

We invite you to stop by Friona - not just for the night, week or season - but for a lifetime, in a community with strong family values and local merchant partners that care about you and your family. Consider the following if you will:

Cost

You'll find that property in Friona and Parmer County is more affordable than urban areas in Texas. That's why so many industries are choosing to relocate to our area. We have several dairies that have relocated to the area and our local major employer, Cargill Meat Solutions, is looking at expansion in the coming years.

Taxes

Tax abatement is a reality for those industries looking to relocate to Friona, and Parmer County. We know taxes can have a huge impact on the profitability of your organization; and we can help with that!

Customers

You will have a strong customer base in the Texas panhandle (and Texas overall) that you can use to your advantage to decrease costs.

Growth Capabilities

You'll notice from the options provided that there is tremendous growth opportunity for your industry in Friona and Parmer County. We have a wide landscape of acreage and a vast labor pool for you to utilize as you make us your new home.

Community Impact

Your industry has the ability to impact our region in the best way possible. Organizations within our community are interdependent. We all work together to assure we support one another for the betterment of our residents.

Friona is not just a town, it's a home and a safe harbor from today's spiraling crime rates and violence. You'll find smart, hard-working people and an energetic workforce that understands the obligations of employment. The same pioneering spirit that settled this area still abounds in the thousands of area residents that look out for each other.

You'll find professional services available in the area including veterinary, meat production, equipment, dairy services and many dedicated business owners and professionals who strive to give its residents the best service possible. Come be part of our family.



ADDITIONAL RESOURCES

Welcome to the City of Friona Video

<https://youtu.be/JsJKDDY4OYA>

City of Friona Website

www.cityoffriona.com

Friona Chamber of Commerce Website

www.friona-chamber.com

