



Victory Road Industrial Park
Victory Road
Marion, OH 43302

Green Site Information	
Site Name	Victory Road Industrial Park
Site Address	Victory Road
Zoning	Industrial
Industrial Park	Yes
In City Limits	Yes
Total Acreage	70
Divisible - Minimum	5
For Sale? (Y/N)	Build to Suit, Lease or Purchase
Sale Price	Negotiable
Possible Incentives	State of Ohio Job Creation Incentive – Columbus 2020 Workforce Training Grant – Ohio Means Jobs Marion County
Property Description	A new 70 acre industrial park developed by Humble Robinson Group LLC. Build-to-suit, lease and purchase options. Less than a mile to limited access 4-lane US 23. Marion Intermodal Facility with CSX and Schneider Trucking less than 4 miles.
Utility Information	
Electric Provider	FirstEnergy
Electric Details	12.5kV Primary; 4160V, 480V, 120/208V Delivery
Natural Gas Provider	Columbia Gas of Ohio
Natural Gas Details	4" medium pressure on site
Water Provider	Aqua Ohio
Water Details	16" on site
Sanitary Sewer Provider	City of Marion
Sanitary Sewer Details	On site
Telecom Provider	Spectrum or Frontier
Telecom Details	Fiber
Geographic & Transportation Information	
Topography	Flat
Soil	BLOUNT SILT LOAM 0-c - 8.80 A PEWAMO SILTY CLAY Lc - 61.72 A
Wetlands	No
Flood Plain	No
Airport	Marion Municipal Airport – 1.8 mi Port Columbus International – 52 mi
Interstate	I – 71 24.5 mi via SR 95
Highway (Name and distance)	Limited access 4 lane US 23 – less than a mile
Rail (Yes/No) (Provider Name & Distance, if yes)	Privately owned Marion Intermodal Facility with access to all of the North American continent served by CSX rail and Schneider Trucking.



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Additional Information / Attachments

Images



Contact Information:

Economic Development:

Gus Comstock, Director
Marion CAN DO!
222 W Center St, Marion, OH 43302
Ph: 740.387.2267 Email: gusc@marioncando.com
Website: marioncando.com

Denny Ferguson, Executive Assistant
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State of Ohio Incentives:	Columbus 2020 150 South Front St, Suite 200 Columbus, OH 43215 Ph: 614.225.6063 Email: sb@columbusregion.com Website: columbusregion.com
Local Incentives & Zoning:	
Marion City/County Regional Planning	Ken Lengieza, Director Marion/Marion County Regional Planning 222 West Center St Marion, OH 43302 Ph: 740.223.4140 Email: klengieza@co.marion.oh.us Website: marionohioplanning.org
Marion Township Zoning Inspector	Lynn Clabaugh 572 Campbell Rd. Marion, OH 43302 Ph: 740.225.5097
Ohio Means Jobs Marion County	Ron Meade, Administrator Workforce Development 622 Leader Street Marion, OH 43302 Ph: 740.382.0076 Email: meader@odifs.state.oh.us Website: mcjfs.com/workforce/ohiomeansjobs
Utilities:	
Electric	Melissa Frank, Senior Economic Development Executive FirstEnergy 1910 West Market St, CSC 1 Akron, OH 44313 Ph: 330.436.4221 Email: frankm@firstenergycorp.com Website: firstenergycorp.com
Gas	Thomas Young, Economic Development Manager Columbia Gas of America 290 W Nationwide Blvd Columbus, OH 43215 Ph: 614.620.9146 Email: thomasyoung@nisource.com Website: https://www.columbiagasohio.com
Telecommunications	Stephen Euton, Local Manager – North Central Ohio Frontier Communications 29 West Main Street Norwalk, Ohio 44857 Ph: 419.663.8088 Email: stephen.euton@ftr.com Website: www.frontier.com



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	<p>Marlin Evans, Strategic Account Manager Charter Spectrum Communications 1015 Olentangy River Rd Columbus, OH 43312 Ph: 614.420.5008 Email: marlin.evans@charter.com Website: spectrum.com</p>
Water	<p>Scott Ballenger, Area Manager Aqua Water of Ohio 365 East Center St Marion, OH 43302 Ph: 740.383.0933 Email: sjballenger@aquaamerica.com Website: aquaamerica.com</p>
Public Works	<p>Jim Bischoff, PE Marion City Engineer 233 West Center St Marion, OH 43302 Ph: 740.387.2240 Email: jbischoff@marionohio.org Website: marionohio.us/engineering</p>
City Government: Mayor	<p>Scott Schertzer, Mayor 233 West Center St Marion, OH 43302 Ph: 740.387.3591 Email: mayorschertzer@marionoh.org Website: marionohio.us</p>
Department of Safety	<p>Tom Robbins, Director 233 West Center St Marion, OH 43302 Ph: 740.387.5865 Email: trobbins@marioncity.org Website: marionohio.us</p>
Department of Services	<p>Randy Caryer, Director 233 West Center St Marion, OH 43302 Email: rcaryer@marioncity.org Website: marionohio.us</p>
Chief of Police Department	<p>Bill Collins, Chief 233 West Center St Marion, OH 43302 Ph: 740.387.2525 Email: wcollins@marionohio.org Website: marionohiopolice.com</p>
Chief of Fire Department	<p>Chuck Deem, Chief 186 South Prospect Street</p>



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	Marion, OH 43302 Ph: 740.387.2525 Email: chief@mcfcd.us Website: marionohio.us/fire
Marion Municipal Airport	Scott Schertzer, Mayor 233 West Center St Marion, OH 43302 Ph: 740.387.3591 Email: mayorschertzer@marionoh.org Website: marionairport.com
County Government: Commissioners	Andy Appelfeller, Commissioner Marion County 222 West Center St Marion, OH 43302 Ph: 740.223.4001 Email: aappelfeller@co.marion.oh.us Website: co.marion.oh.us Kerr Murray, Commissioner Marion County 222 West Center St Marion, OH 43302 Ph: 740.223.4001 Email: kmurray@co.marion.oh.us Website: co.marion.oh.us Ken Stiverson, Commissioner Marion County 222 West Center St Marion, OH 43302 Ph: 740.223.4001 Email: kstiverson@co.marion.oh.us Website: co.marion.oh.us
County Engineer	Brad Irons, County Engineer Marion County 222 West Center St Marion, OH 43302 Ph: 740.223.4110 Email: birons@co.marion.oh.us Website: mcoprx.co.marion.oh.us/engineer
Sheriff	Tim Bailey, Sheriff Marion County 889 Marion Williamsport Rd Marion, OH 43302 Ph: 740.382.8244 Email: sheriff@co.marion.oh.us Website: mcoprx.co.marion.oh.us/sheriff



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Auditor	Joan Kasotis, Auditor Marion County 222 West Center St Marion, OH 43302 Ph: 740.223.4020 Email: jkasotis@co.marion.oh.us Website: co.marion.oh.us/auditor/
County Sanitation	Roger Dietrich, Sanitary Engineer Marion County Sanitation Department 222 West Center St Marion, OH 43302 Ph: 740.223.4130 Email: rdietrich@co.marion.oh.us
Marion Township: Trustees	Lynn Thomas, Trustee 510 Eveningside Circle Marion, Ohio 43302 Phone: (740) 360-0609 Email: lionlynn12@yahoo.com Larry Ballinger, Chairman 1262 Skeawood Drive Marion, OH 43302 Ph: 740.389.2016 Email: lballinger@mariontwp.org Karen McCleary, Trustee 1145 Yorkshire Dr. Marion, OH 43302 Ph: 740.389.2995 Email: karen.mccleary09@gmail.com
Marion Township Fire District	Chief Ben Meddles 115 North High St. P.O. Box 305 Caledonia, OH 43314 Ph: 740.387.5404 Email: bmeddles@mariontwp.org Website: mariontwp.org/Pages/FireDepartment.aspx
Marion Business Organizations: Chamber of Commerce	Pam Hall, President Marion Area Chamber of Commerce 267 West Center St Suite 200 Marion, OH 43302 Ph: 740.382.2181 Email: phall@marionareachamber.org Website: marionareachamber.org



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Convention & Visitors
Bureau

Mark Holbrook, Executive Director
Marion Area Convention & Visitors Bureau
Mallard Square
1713 Marion Mt Gilead Rd, Suite 110
Marion, OH 43302
Ph: 740.389.9770 Email: info@visitmarionohio.com
Website: visitmarionohio.com

Downtown Marion

Clarissa Myers, Manager
Downtown Marion, Inc.
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