

COZAD, NEBRASKA

Right in the Center of Opportunity

Cozad is a community built for business, growth and a high quality of life.

Located along the 100th Meridian in central Nebraska, Cozad offers an ideal location with direct access to Interstate 80, Highway 21 and the Union Pacific Railroad, connecting businesses to customers, markets and opportunities across the region and beyond.

But location is just the beginning.

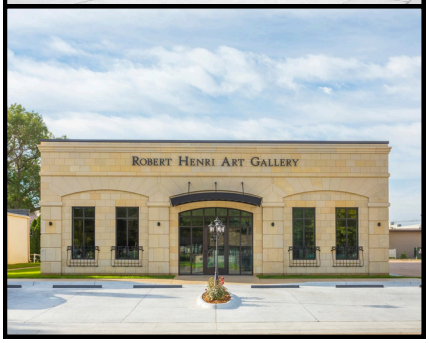
Cozad is committed to creating an environment where businesses can grow and succeed. We welcome new investment while supporting the companies that have made our community their home. Our strong and diverse business community reflects the work ethic, entrepreneurial spirit and determination of the people who live here.

Businesses can find a hardworking, talented and dedicated workforce, while employees and families receive beneficial education at Cozad Community Schools, quality health care through Cozad Community Hospital, quiet neighborhoods and short commutes. Local amenities, recreation, arts and community events add to the opportunities available close to home.

With a community invested in its future, Cozad offers something increasingly valuable: a place where you can build a business and build a life.







Discover Cozad. Discover your opportunity to grow.

cozaddevelopment.com

LOCATION: IN THE CENTER OF IT ALL

Cozad's location puts your business at the center of opportunity. Situated on the 100th Meridian, where "the humid East meets the arid West," Cozad offers a strategic location for businesses serving markets across Nebraska and the nation.



With direct access to Interstate 80, Cozad provides an efficient east-west connection between major markets. Our I-80 interchange has benefited from a $6 million expansion and upgrade, further strengthening access for businesses, employees and freight.

Cozad is also served by the Union Pacific main line, with more than 200 freight trains passing through the community each day, providing direct access to one of the nation's premier rail networks.



For air transportation, the Cozad Municipal Airport offers a 5,000-foot paved and lighted runway capable of accommodating jet traffic.

By air, truck or rail, Cozad connects your business to where you need to go.

READY TO BUILD. READY TO GROW

Cozad offers the land, infrastructure and resources businesses need to turn a vision into reality.

With available sites ranging from 1 to 50 acres, Cozad Development Corporation can help businesses identify locations suited to a variety of commercial and industrial projects. Whether you are expanding an existing operation or building something new, Cozad has room to grow.

Our community also has access to experienced local contractors and construction professionals. Paulsen Inc., headquartered in Cozad, provides commercial construction and paving services and can support projects from design and development through completion.

Reliable infrastructure is another advantage. Cozad Telephone Company (CTC) provides high-speed broadband and fiber-optic connectivity throughout the community, giving businesses the technology infrastructure they need to operate, communicate and compete.

The City of Cozad and Board of Public Works provide locally managed electric, water, sewer and sanitation services, with electric power supplied by Nebraska Public Power District. Local utility services provide businesses with dependable infrastructure and responsive service.

From available land to construction, connectivity and utilities, Cozad has the foundation businesses need to build, expand and succeed.

Bring your vision. We have the space and infrastructure to help make it happen.

COMMUNITY CONNECTION

A great place to do business should also be a great place to live. Cozad offers the affordability, amenities, and community connection that help businesses attract and retain employees while giving individuals and families a place to call home.

With a low cost of living, short commutes, safe neighborhoods and a welcoming community, Cozad offers an easier pace of life without sacrificing opportunity. From recreation to arts, culture, local businesses and community events, Cozad offers the connections and amenities that make a community feel like home.



SHOP, DINE & CONNECT

Cozad's downtown and business community offer locally owned shops, specialty businesses, boutiques, services, a grocery store and a variety of dining options and a local brewery.

Community events, local organizations and youth activities create opportunities to connect and make Cozad feel like home.

RECREATION & ACTIVE LIVING

Cozad makes it easy to stay active and enjoy the outdoors. Parks, trails, golf, tennis and recreational facilities provide opportunities for all ages. The Paulsen Sports Complex adds a first-class venue for athletics and community events, along with a walking path and playground that provide another opportunity for recreation and outdoor activity.

The 40,000-square-foot Community Wellness Center offers fitness equipment, indoor courts, and a track, while the Community Sports Complex provides year-round recreation, including indoor tennis, racquetball and batting cages.

Nearby lakes and rivers provide opportunities for boating, fishing, swimming, and canoeing.



ARTS, HISTORY & CULTURE

Cozad's connection to the 100th Meridian and its rich history are central to the community's identity, while a growing creative culture helps shape its future.

The Robert Henri Museum & Art Gallery celebrates the renowned American artist with his boyhood home, museum exhibits and the world's largest collection of his work. The 100th Meridian Museum preserves the history and stories of Cozad and the surrounding area.

As part of the Haymaker Creative District, Cozad supports artists, creatives and entrepreneurs. The Cozad Collective, housed at the Cozad Business Center, provides space for collaboration and growth, while the local movie theater adds another opportunity for community entertainment and gathering.

EDUCATION & OPPORTUNITY

Cozad Community Schools serve students from early childhood through high school, with a focus on academics, activities, career preparation and community involvement.

Students can participate in athletics, fine arts, career and technical education, agriculture, leadership and numerous extracurricular activities. Connections between the schools, local businesses and community organizations help students explore careers and prepare for their futures.

Come discover what makes Cozad a place to live, work and grow.

BUILDING A STRONG WORKFORCE & COMMUNITY



A strong workforce is essential to a strong economy, and Cozad is committed to creating the conditions that help businesses and families thrive.

Cozad Development Corporation works alongside area businesses, educational institutions and workforce organizations to build a skilled, motivated and adaptable workforce prepared to meet the needs of today's employers and tomorrow's industries. Partnerships with community colleges and workforce development organizations provide opportunities for training, retraining and career advancement close to home.

But building a strong workforce goes beyond jobs and training. Cozad is also focused on the housing and childcare needs that can make it easier for employees and families to put down roots and stay in the community. Local leaders and organizations are working to identify housing opportunities, encourage new development and address childcare availability as important pieces of long-term workforce growth.

From agriculture and food processing to manufacturing, construction and health care, Dawson County has a diverse employment base and a workforce with a reputation for productivity, dedication and quality.

For businesses looking to grow, Cozad offers more than access to talent. It offers a community investing in the people, housing, childcare and opportunities needed to attract, retain and support a strong workforce for the future.

A strong community for your workforce. A strong future for your business.

RESOURCES TO HELP YOU MOVE FORWARD



Cozad offers more than a great place to do business. We offer local support to help make your project happen.

Cozad Development Corporation works with businesses at every stage, from start-ups and expansions to relocations and new development. We help businesses navigate available resources, identify opportunities and connect with the local, regional and state partners that can support their success.

Whether you are exploring a new location, expanding your existing operation or ready to invest in Cozad, our development team is here to help you find the resources, connections and opportunities to move your project forward.

Your vision. Our support. Cozad's opportunity.

NEBRASKA
Economic Development
Certified Community

COZAD
DEVELOPMENT

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