

# Toledo picks Beloit, will bring 118 jobs

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BELOIT — A supplier for the Fiat Chrysler plant in Belvidere, Illinois, is planning to move into a building in Beloit and bring up to 118 jobs to the area.

Toledo Molding and Die, Inc.(TMD) will move into the 105,000-square-foot industrial building being put up by Hendricks Commercial Properties near the intersection of Willowbrook and Stateline Road. The two parties have executed a lease for the property.

With the initial building now under lease, the Hendricks organization plans to begin a second speculative building soon, according to a press release.

TMD is headquartered in Toledo, Ohio. The company has nine other manufacturing plants in North America.

“We are excited to be expanding our operations in the southern Wisconsin region,” said TMD Chief Operating Officer Dave Spotts. “The Beloit community is ideally located to support our continued partnership with Fiat Chrysler in the Belvidere Assembly plant. The support we have received from the Hendricks’ team, as well as state, county and local officials has been outstanding and we are looking forward to the successful launch of our newest facility.”

Founded in 1955 as a model and pattern shop, TMD has grown to be a global supplier of interior and air/fluid management systems.

“Plastics manufacturing is a key industry driver for both the state of Wisconsin, as well as the Janesville-Beloit MSA, and we look forward to adding TMD’s project to the growing list of firms that are investing in our market,” said James Otterstein, Rock County Economic Development Manager.



## New business coming to Beloit

Toledo Molding and Die, a supplier for Fiat Chrysler, has agreed to lease the 105,000-square-foot building being constructed by CCI near the corner of Willowbrook and State Line Roads. The business is expected to bring 118 jobs to the Beloit area.

In response to the scarce supply of Class A industrial sites in the region, Hendricks Commercial Properties (HCP) started construction of the speculative building in May with a planned completion and occupancy in November.

“The fact that TMD has chosen Beloit and HCP for their expansion before the building is even completed demonstrates the demand for high quality, Class A industrial buildings in the area. They are a fantastic company that brings good-paying manufacturing jobs to our community,” commented Rob Gerbitz, CEO of Hendricks Commercial Properties, “This building is the prototype for similar industrial development projects we are in the process of starting across the country so we are pleased to see how well it has been received here.”

The 28-acre business park can accommodate multiple buildings for a total of more than 400,000 square feet of industrial space with nearby access and visibility to I-39/90.

Chase Brieman of CBRE, Inc. initially presented the property to HCP, then HCP worked with the City of Beloit to acquire and develop the newly created site.

“We are excited that the first phase of the development is now fully leased. The combination of a high-quality building, constructed to today’s modern standards, interstate frontage and nearly immediate access to I-90, as well as a great partnership between HCP and the City of Beloit, ensured the success of the project,” Brieman said.

HCP plans to start another 105,000-square-foot building in the park as well. Corporate Contractors, Inc., a construction company owned by the Hendricks organization, will be the general contractor, with Angus Young Associates as architect for the development.

“This project is an excellent example of how public/private partnerships continue to benefit our community,” said Beloit City Manager Lori Curtis Luther.