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## **Target building second C.F. warehouse**

***BY PAT KINNEY, COURIER BUSINESS EDITOR***

CEDAR FALLS --- Target Corp. has announced plans to build an approximately 400,000-square-foot cold-storage perishable grocery distribution warehouse adjacent to its massive 1.4 million-square-foot Target Distribution Center in the Cedar Falls Industrial Park.

The new warehouse will cost approximately \$30 million to \$35 million to build. Total investment in the project, including refrigeration and other equipment, would be about \$80 million to \$90 million.

At that cost it would be the largest single commercial project in Cedar Falls since the current Target distribution center was built in 2001-03. Construction is anticipated to begin in late summer and the facility would be operational in August 2009.

With its existing and proposed warehouses, Target Corp. will be approaching an investment in buildings machinery and equipment of close to \$200 million.

The new center would employ a minimum of 100 within three years. The present Target Distribution Center employs about 600, making Minneapolis-based Target Cedar Falls' largest private employer. The existing warehouse distributes dry goods merchandise to Target retail stores. The proposed warehouse would serve the grocery portion of many of those stores.

"We looked at a wide variety of locations for a new distribution center," said Lena Michaud, a Target Corporation spokesperson. "What we looked at in Cedar Falls was a chance to create a campus atmosphere. It allows us to leverage the existing facility and investment in Cedar Falls."

Frozen foods, refrigerated foods and fresh produce will be warehoused at the Cedar Falls store for primary distribution to stores throughout the Midwest. It is the second such facility the company will build and the first one located adjacent to an existing Target distribution center.

City of Cedar Falls, Greater Cedar Valley Alliance and Iowa Department of Economic Development officials have been working with Target on the project for about eight months.

Cedar Falls Utilities' recent construction of a new substation on West Ridgeway Avenue also provided the project a vital second power source, supplementing another substation at Iowa Highway 58 and Greenhill Road.