

Site Profile

Alabama Site Selection Database

City of Luverne Industrial Park

City: Luverne

County: Crenshaw



Site Id: 268	
Street Address	Highway 331
Nearest City	Luverne
Within City Limits	Yes
Zip Code	36049
Latitude	31.7330
Longitude	-86.2851
Located in Industrial Park	Yes
Park Name	
Within Enterprise Zone	Yes
Within Favored Geographic Area	
Within Renewal Community	

Transportation	
Rail Service	Provider: Track Status: Not Specified
	Provider #2: Track Status: Not Specified

Navigable Waterway	Dock Facility: Not Specified
Nearest Commercial Air City	Montgomery, AL
	Miles to Nearest Service: 45

Highways			
<u>Highway Type</u>	<u>Highway Name</u>	<u>Miles to Access</u>	<u>Four Lane</u>
Interstate	I-65	24.0	
Interstate	I-85	48.0	
Federal Highway	231	20.0	Yes
Federal Highway	331	0.0	No
Alabama Highway	10	0.0	No

Price	
Sale Price	\$4,000.00 per acre
Land Lease Rate (Annual)	
Negotiable?	Yes
Date Quoted	Jan 21, 2012
Price Comments	

General Site Data	
Total Acres	115
Available Acres	50
Additional Available	Yes
Largest Tract	50
Smallest Tract	5
Protective Covenants	Yes
Phase 1 Environmental	Yes
Preliminary Geotechnical:	
Topography	Flat
Preliminary Wetlands Assessment:	
Ecological Review:	
Cultural Resources Review:	
Zoning	Heavy Industrial
Previous Use	Agriculture
Previous Use Description	

Utilities	
Natural Gas	Provider: SE Alabama Gas District Status: Existing Connection Size of Main: 4 in. Main PSI:
Water	Provider: City of Luverne Status: Existing Connection Size of Main: 10 in.
Sewer	Provider: City of Luverne Status: Existing Connection Size of Main: 10 in.
Electricity	Provider #1: City of Luverne Status: Existing Connection Service to Property (Distribution): Yes Transmission: Yes Provider #2:
Telecommunications	Provider: CenturyLink Fiber Optics: Yes Redundancy: Yes xDSL Available: Yes

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General Comments

Tenant: OMNI International, Sister Schuber's Homemade Rolls a division of Marzetti Foods

Site information is current as of 1/21/12

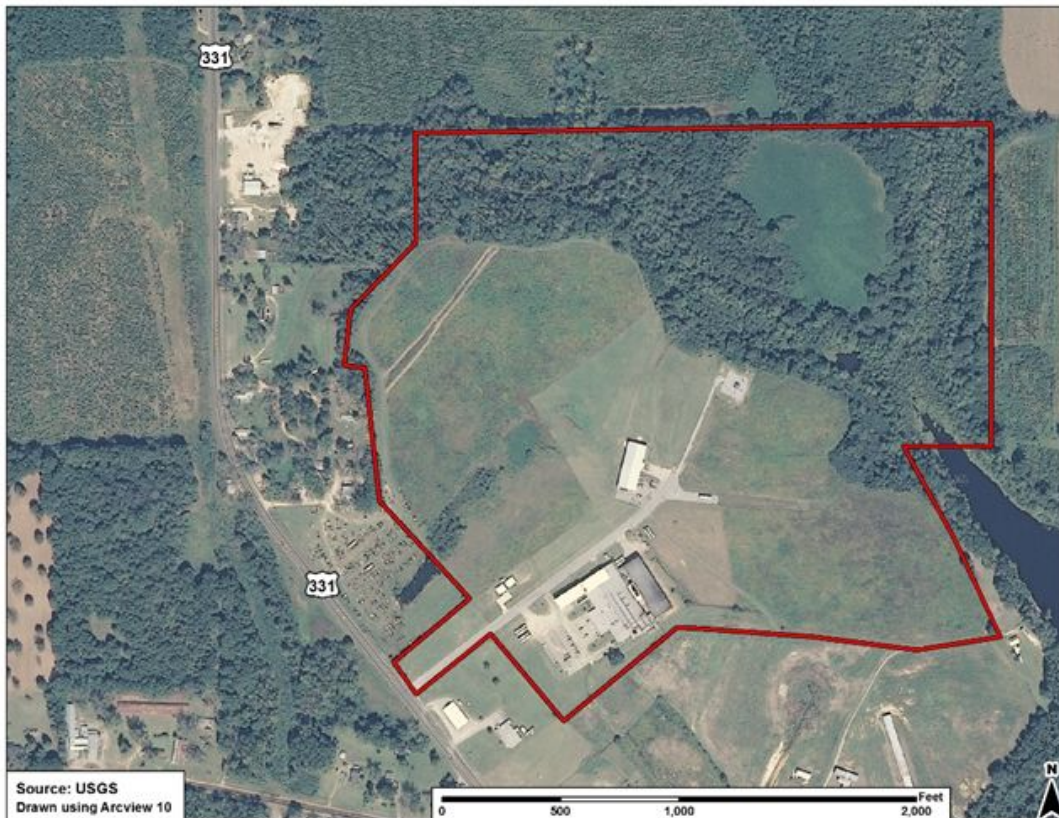
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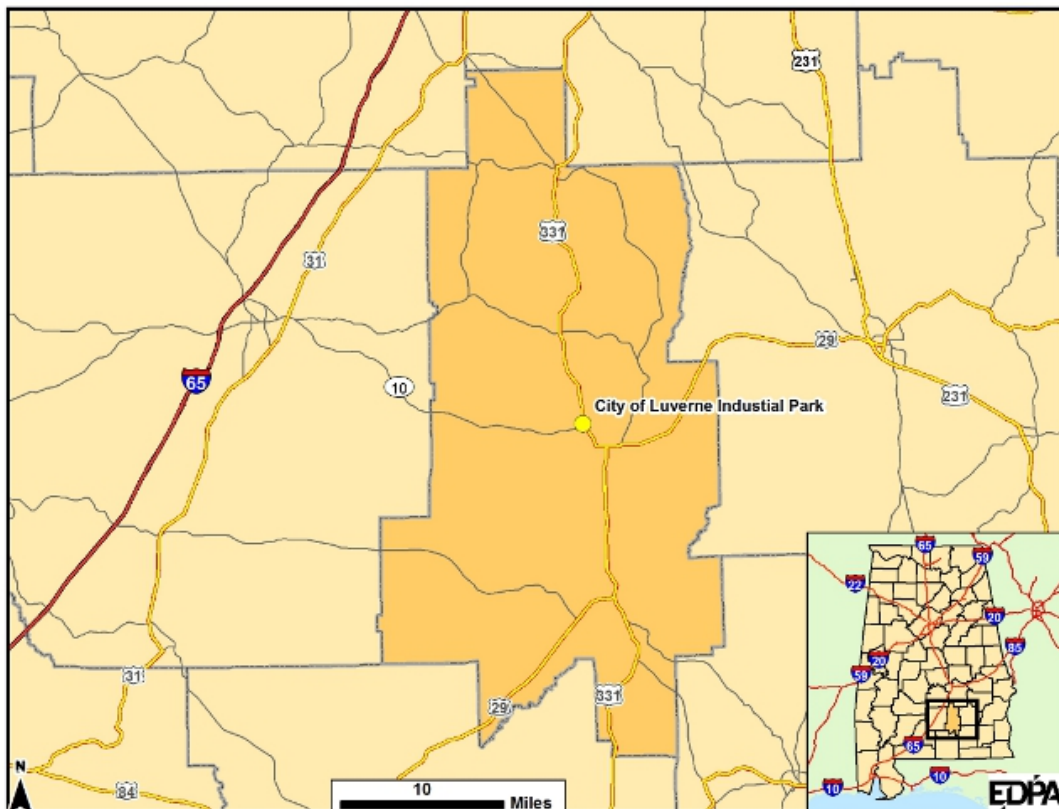
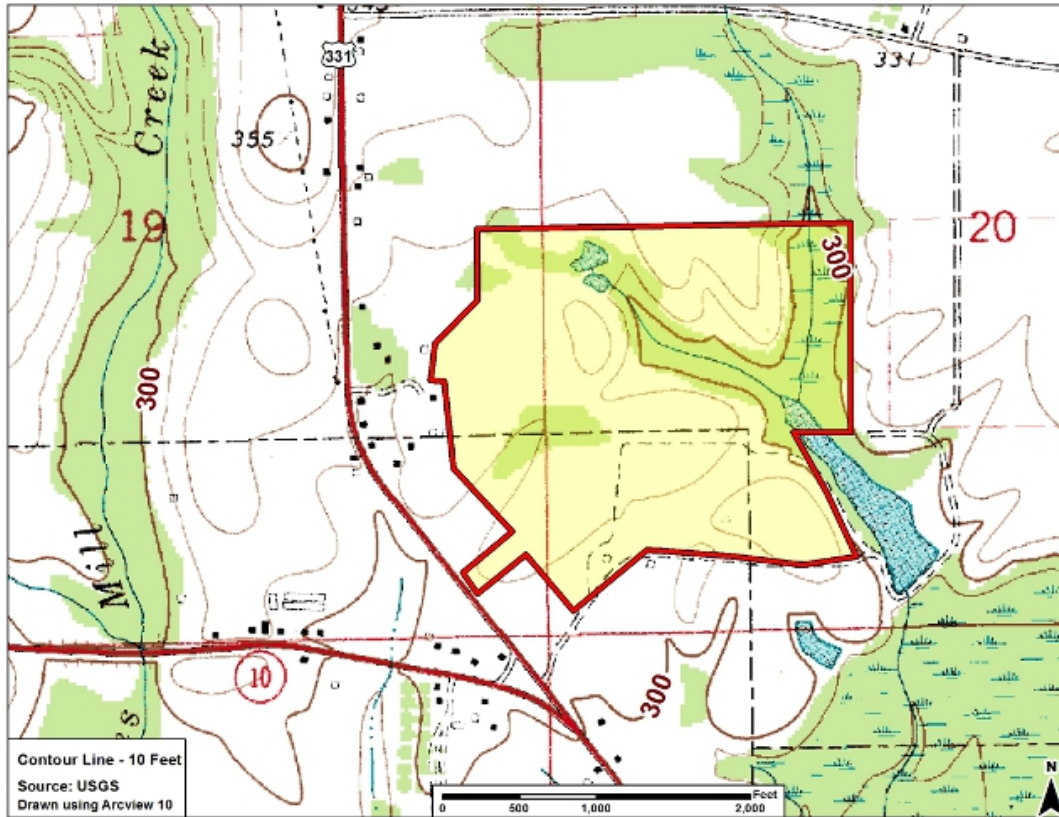
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