

**XCEL ENERGY CERTIFIED SITE**  
**PLAINVIEW BUSINESS PARK**  
**PLAINVIEW, TEXAS**



CERTIFIED SITE DETAILS	
Location	Plainview - Hale County Business Park Addition, Tracts 1-16
Owner	City of Plainview and Hale County
Size	~144 acres
Zoning	Agricultural, Heavy Industrial, Light Industrial
Asking price	\$45,000/acre
Highway access	New entrance to the site will be constructed along I-27 frontage road A divided two-lane entrance will be constructed; no acceleration or deceleration lines provided
Air access	44 miles to Lubbock Preston Smith International Airport
Rail access	BNSF Railway adjacent to site with future expansion possible

## UTILITIES

<b>Electric power</b>	Xcel Energy	Currently overhead 3 phase along east property line at I-27 frontage. Underground service proposed for site. Proposed Industrial/Manufacturing tracts would require 750 kVA at 480 V, 3 phase
<b>Natural gas</b>	Atmos Energy	50,000 CFH at 100 PSI, 4" PE3408 HD
<b>Water</b>	City of Plainview	Non-potable water to east edge of the parcel. Tenant is responsible for installing necessary piping. Possible for tenant to tap into an existing well on SW of property or install a new well but only on the west edge of the property
<b>Sewer</b>	City of Plainview	10" water main line
<b>Storm water</b>	City of Plainview	12" sewer main line
<b>Telecom/fiber</b>	AT&T	High-speed fiber along Business Park Drive

## SITE DUE DILIGENCE AND COMMUNITY DOCUMENTATION

<b>Title commitment</b>	✓	<b>Archeological and Historic Use assessments</b>	Not required
<b>Aerial site views and maps</b>	✓	<b>Park covenants and restrictions</b>	✓
<b>Park master plan</b>	✓	<b>Transportation access maps</b>	✓
<b>Utility service maps</b>	✓	<b>Geotechnical study/soil survey</b>	✓
<b>Site dimensions and configuration</b>	✓	<b>FEMA Flood Plain Designation with map</b>	✓
<b>Wetlands delineation and map</b>	✓	<b>Air attainment status</b>	✓
<b>Phase 1 environmental assessment</b>	✓	<b>Endangered species assessment</b>	Not required
<b>Community profile and demographics</b>	✓	<b>Letters of support</b>	✓
<b>State and local incentives overview</b>	✓	<b>Business and industrial support services and amenities profile</b>	✓

## XCEL ENERGY CONTACT

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## ECONOMIC DEVELOPMENT ORGANIZATION

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