

## NPS Building



### **General Site Information**

Location	42 Earl Cummings Loop, Roswell, NM			
Owner	James Ludvik, 3900 S. Teller, Lakewood, CO 80235			
Size	420,000 square feet			
Zoning	I-2 (Heavy Industrial)			
Asking Price	Available for sale or lease, \$12,000,000			
Highway Access	Local surface streets to US 285 Truck Bypass or to US 285 (direct north/south through center of Roswell);			
	closest interstate is 140 miles via primarily 4-lane Highway			
Air Access	1.1 miles to Roswell International Air Center			
Rail Access	No rail access			

Utility Information				
Electric Power	Xcel Energy. 3 phase, 12.47kV to 4.16kV primary service. 4MVA of capacity. Service is underground from a			
	source near the facility.			
Natural Gas	New Mexico Gas Company. 2 inch line, 200 feet from building.			
Water	Lorenzo Sanchez, 300 E. Walnut, Roswell NM 88201, 575.624.6730. 4 inch line.			
Sewer	Daniel Mendiola 575.420.8721. 8 inch line.			
Telecom/Fiber	Plateau, CableOne			

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Title Commitment       Image: Commitment       Archeological and Historic Use Assessments       M/A         Aerial Site Views and Maps       Park Covenants and Restrictions       Image: Commitment Assessments       Image: Commitment Assessments       Image: Commitment Assessments       Image: Commitment Assessment Air Archeological and Historic Use Assessments       M/A         Vietlands Map       Image: Commitment Assessment       Image: Commitment Assessment Air Archeological Study / Soil Survey       Image: Commitment Assessment Air Archainment Status       Image:	Site Due Diligence Documentation	-					
Park Master Plan       Transportation Access Maps       Image: Constraint of Constraints         Utility Service Maps       Image: Constraints       Geotechnical Study / Soil Survey         Site Dimensions and Configuration       Image: Constraints       FEMA Flood Plain Designation with Map       Image: Constraints         Wetlands Map       Image: Constraints       Air Attainment Status       Image: Constraints       Image: Constraints       Image: Constraints       Image: Constraints       N/A         Phase 1 Environmental Assessment       Image: Constraints       Image: Constraints       N/A         Constraint Profile       Image: Constraints       Image: Constraints       N/A         State and Local Incentives Overview       Image: Constraints       Image: Constraints       Image: Constraints       Image: Constraints         Image: Constraint Profile       Image: Constraints       Image: Constraints<	Title Commitment	$\times$	Archeological and Historic Use Assessments	N/A			
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Site Dimensions and Configuration Image: FEMA Flood Plain Designation with Map   Wetlands Map Air Attainment Status   Phase 1 Environmental Assessment Endangered Species Assessment   Community Information   Community Profile and Demographics   Sate and Local Incentives Overview	Park Master Plan		Transportation Access Maps	$\times$			
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General Community Information         Community Profile and Demographics       Image: Letters of Support       N/A         State and Local Incentives Overview       Business and Industrial Support Services and Amenities Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profile       Image: Community Profile       Image: Community Profile       Image: Community Profile         Image: Community Profil	Wetlands Map		Air Attainment Status	$\times$			
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State and Local Incentives Overview     Business and Industrial Support Services and Amenities Profile	General Community Information						
Amenities Profile	Community Profile and Demographics	$\times$	Letters of Support	N/A			
<image/>	State and Local Incentives Overview			$\boxtimes$			
Economic Development Contact:							
	Economic Development Contact:						

Name: John Mulcahy President

#### Address: Roswell-Chaves County Economic Development Corp. 220 N. Main Street, POB 849 Roswell, NM 88202

Email: JMulcahy@chavescounty.net P: 575.622.1975

### **Xcel Energy Contact:**

Name: Stephanie Dybsky Manager Corporate Economic Development Address: Xcel Energy 1800 Larimer Street, Suite 800 Denver, CO 80202 Email: Stephanie.J.Dybsky@xcelenergy.com P: 303.294.2805

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