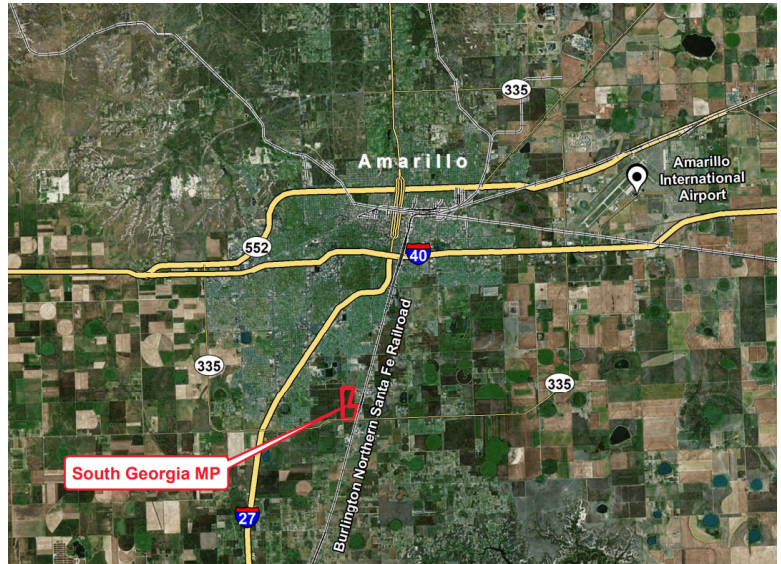


SOUTH GEORGIA AMARILLO, TX

CORPORATE ECONOMIC DEVELOPMENT

CERTIFIED SITE BROCHURE



GENERAL SITE INFORMATION

Location	North: Farmer's Avenue, South: South Loop 335, West: South Georgia Street in Amarillo, TX
Owner	Amarillo Economic Development Corporation, 801 South Fillmore, Suite 205 Amarillo, Texas 79101
Size	146 acres remaining of 179 acres originally certified
Zoning	Agriculture; being rezoned as Planned Development
Asking Price	\$55,000 / acre
Highway Access	Adjacent to South Loop 335, <3 miles to I-27, <7 miles to I-40
Air Access	15 miles to Rick Husband Amarillo International Airport
Rail Access	BNSF Railway adjacent to the site

UTILITY INFORMATION

Electric Power	Xcel Energy. 13.2kV phase overhead line. Currently in the process of installing Preston West substation will allow for additional capacity in 2022.
Natural Gas	Atmos Energy. West side has a 4" poly line, north side has a 12" steel line, 25,000 CFH, 55 PSI.
Water	City of Amarillo. 12" water main lines and 30" water main line.
Sewer	City of Amarillo. 21" sewer main along the west side and a 42" sewer main along the south side.
Storm Water	City of Amarillo. Currently no storm water plans on site; Amarillo EDC has storm water improvement plans for the area.
Telecom/Fiber	AT&T, ViaSat, Zayo Group. Fiber, including Cloud and Dark Fiber; up to 100G.

SITE DUE DILIGENCE DOCUMENTATION AVAILABLE (REPORTS AND DETAIL AVAILABLE)

Title Commitment	<input checked="" type="checkbox"/>	Archeological and Historic Use Assessments	<i>Not required</i>
Aerial Site Views and Maps	<input checked="" type="checkbox"/>	Park Covenants and Restrictions	<input checked="" type="checkbox"/>
Park Master Plan	<input checked="" type="checkbox"/>	Transportation Access Maps	<input checked="" type="checkbox"/>
Utility Service Maps	<input checked="" type="checkbox"/>	Geotechnical Study / Soil Survey	<input checked="" type="checkbox"/>
Site Dimensions and Configuration	<input checked="" type="checkbox"/>	FEMA Flood Plain Designation with map	<input checked="" type="checkbox"/>
Wetlands Delineation and Map	<input checked="" type="checkbox"/>	Air Attainment Status	<input checked="" type="checkbox"/>
Phase 1 Environmental Assessment	<input checked="" type="checkbox"/>	Endangered Species Assessment	<i>Not required</i>

GENERAL COMMUNITY INFORMATION

Community Profile and Demographics	<input checked="" type="checkbox"/>	Letters of Support	<input checked="" type="checkbox"/>
State and Local Incentives Overview	<input checked="" type="checkbox"/>	Business and Industrial Support Services and Amenities Profile	<input checked="" type="checkbox"/>

Economic Development Contact:

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