



# SITE PROFILE

**Evergreen/I-65 Industrial Park**

**City: Evergreen**

**County: Conecuh**



### General Site Data

**Street Address:** Industrial Park Circle  
**Nearest City:** Evergreen  
**Within City Limits:** Yes  
**Zip Code:** 36401  
**MSA:**  
**Latitude:** 31.44680000  
**Longitude:** -86.96840000  
**Loc. In Industrial Par:** Yes  
**Park Name:** Evergreen/I-65 Industrial Park  
**Within Enterprise Zone:** No  
**Within Favored Geo Area:** Yes  
**Within Renewal Community:** Yes  
**Within HubZone:**  
**Within New Market Tax Credit Area:**

**Total Acres:** 40.00  
**Available Acres:** 40.00  
**Additional Available:** Yes  
**Largest Tract:** 40.00  
**Smallest Tract:** 10.00  
**Protective Covenants:** Yes  
**Phase 1 Enviro:** Yes  
**Prelim Geotech:** No  
**Topography:** Flat  
**Wetlands Assesment:** No  
**Ecol Review:** No  
**Cultural Resources Review:** No  
**Zoning:** Agricultruae  
**Previous Use:** Forest  
**Description of Current Use:**

### Transportation

#### Rail Service

**Provider:** CSX Transportation  
**Track Status:** Not Available

#### Waterway

**Provider:** Alabama River  
**Dock Facility:** Port 26 to 50 miles

#### Nearest Commercial Air City

**Mi. to Service:** 70.00

#### Nearest Municipal Air City

**Mi. to Service:**

#### Highways

Type	Name	Mi. To Access	4 Lane?
Federal	31	2.0	Yes
Federal	84	2.0	Yes
Interstate	I-10	75.0	Yes
Interstate	I-65	0.0	Yes
Interstate	I-85	78.0	Yes
State	83	0.0	Yes

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# SITE PROFILE

## Utilities

### Natural Gas

Provider: South Alabama Gas  
 Status: Existing  
 Size of Main: 4  
 Main PSI: 360

### Electric

Provider: Evergreen Utilities  
 Status: Existing  
 Transmission: Yes  
 Distribution: Yes

### Water

Provider: Evergreen Utilities  
 Status: Existing  
 Size of Main: 10

### Fiber/Telecom

Provider: AT&T  
 Provider: AT&T  
 Fiber Optics: Yes  
 Redundancy: Yes  
 xDSL Available: Yes

### Sewer

Provider: Evergreen Utilities  
 Status: Existing  
 Size of Main: 12

## Price

### Lease Rate:

**Sale Price:** \$12,000.00 per acre  
**Negotiable:** Yes  
**Date Quoted:** 7/5/2017 5:16:20 PM  
**Price Comments:** IDB will donate land for appropriate project

## Site Comments:

## Area Amenities:

## Current Park Tenants:

Evergreen Transportation - Trucking Terminal; Conecuh Sausage - Meat processing; Highway Transport - Truck repair

