

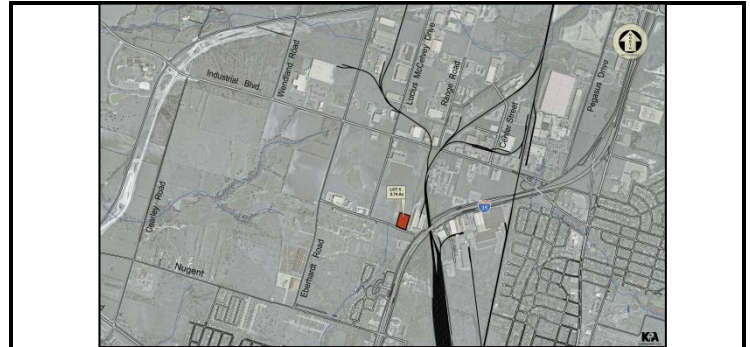
# Temple, Texas Reinvestment Zone No. 1 Certified Site #5



## Temple Industrial Park

### Site Profile

Total Acres	2.739
Developable Acres	2.739
Zoning	LI
Owner	City of Temple
Bell County Property ID	385883
Physical Address	1864 Enterprise Rd



### Site Physical Description

Flood Zone Acres	0
Topographic Avg. Slope	3.42 %
Surface Soil Types	Type D

### Transportation

Street Access	Enterprise Road
Street Classification	Minor Arterial
Interstate Hwy 35	0.9 mi
Airport Access	5.3 mi
Rail Park Access	0.9 mi

### Environmental

ESA Ph.1 Cleared	Y
ESA Ph.2 Required	N
Wetland Delineation Required	N
Endangered Species Present	N
Archeological Investigation Cleared	Y
MS4 Compliance	Y



### Utilities

Water	See Cost Estimate
Wastewater	8" on South Side and Through Property
Gas	See Cost Estimate
Electric	Overhead on East Side and South Side
Fiber Optics	None
Buried Cable	None
Land Fill	7.0 mi

### Community Information

MSA Population (2014)	436,713
Fire Station	0.8 mi
Police Station	3.3 mi
Hospitals	6.8 mi
Building Codes	IBC As Adopted
Living Cost Index	88.5
Sales Tax	8.25%
2014 Tax Rate	2.6305%

The information represented has been certified as accurate by the Texas registered engineering firm Kasberg, Patrick and Associates, LP, Firm # F-510.



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