

EASTERN KENTUCKY BUSINESS PARK



Property Advantages:

- ⇒ 180 Available Acres
- ⇒ All Utilities Available
- ⇒ Adjacent to Regional Airport

DEBORD, MARTIN COUNTY, KENTUCKY

37° 45' 41.84"N - 82° 39' 07.58"W



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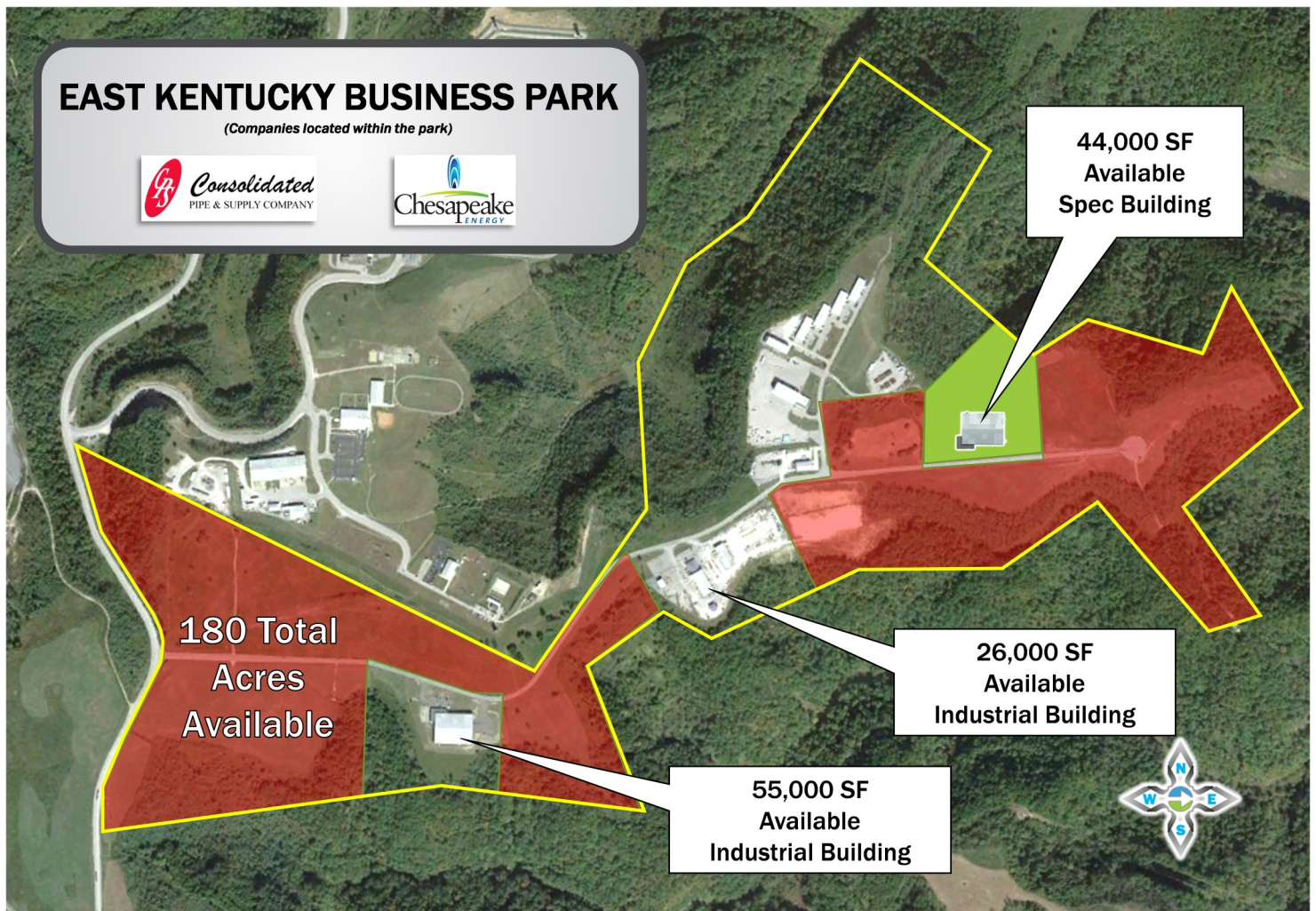
“Elevating Industry”

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1. Aerial Map

DEBORD, MARTIN COUNTY, KENTUCKY 37°45'41.84"N - 82°39'07.58"W



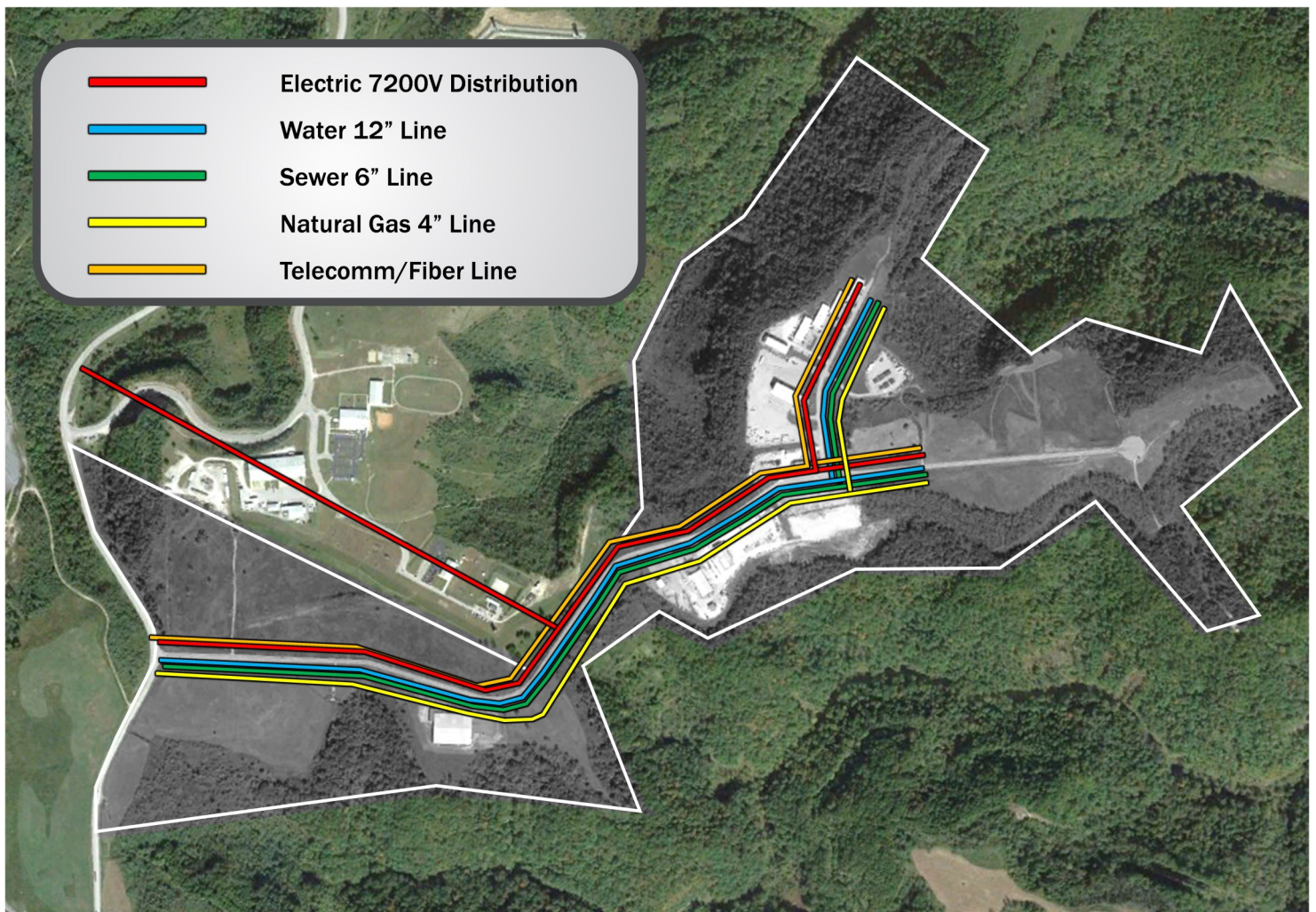
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2. Infrastructure Map

DEBORD, MARTIN COUNTY, KENTUCKY 37°45'41.84"N - 82°39'07.58"W



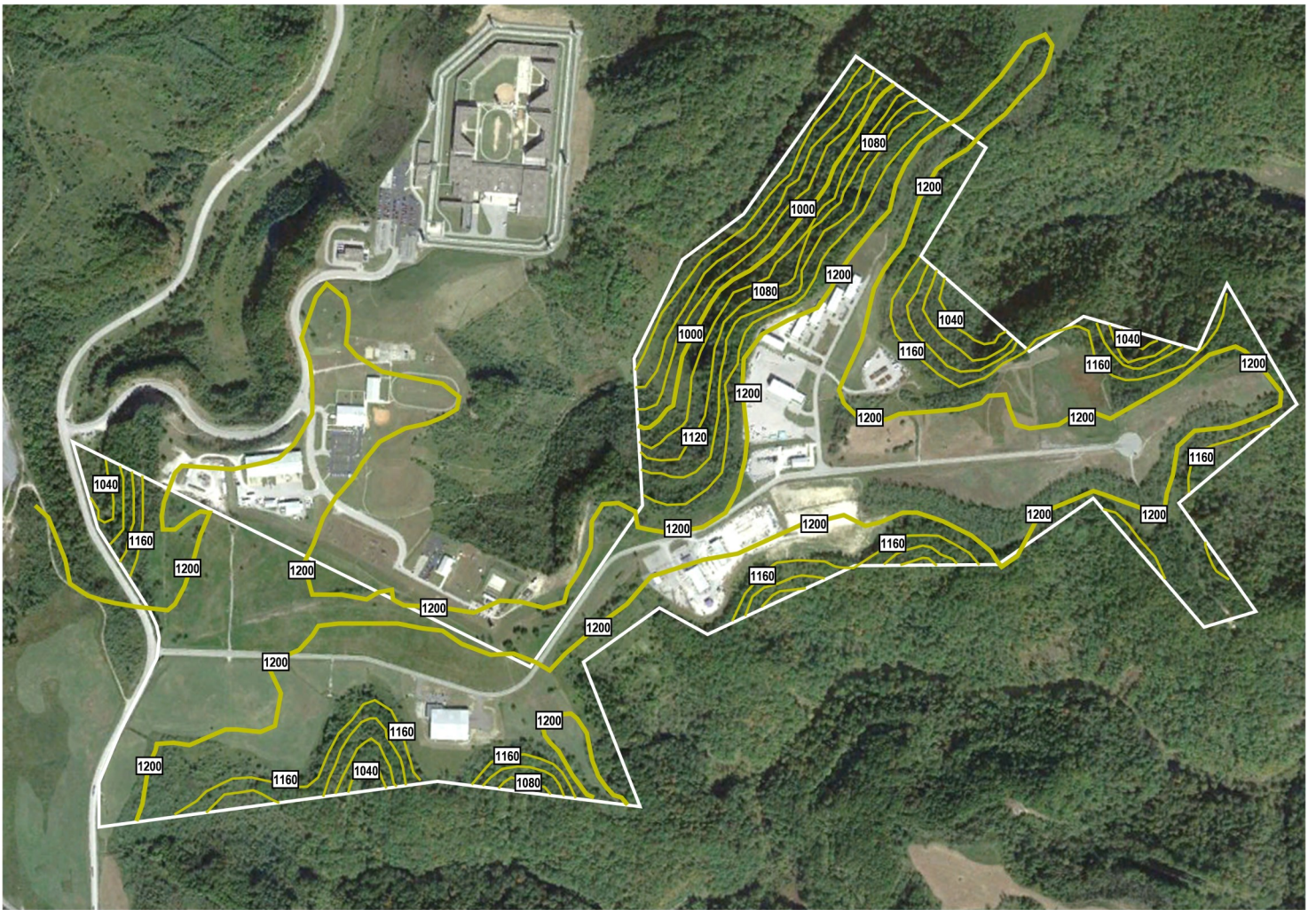
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3. Topography Map

DEBORD, MARTIN COUNTY, KENTUCKY 37°45'41.84"N - 82°39'07.58"W



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4. Regional Transportation Map

DEBORD, MARTIN COUNTY, KENTUCKY 37°45'41.84"N - 82°39'07.58"W



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5. Local Map

DEBORD, MARTIN COUNTY, KENTUCKY 37°45'41.84"N - 82°39'07.58"W



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6. Data

DEBORD, MARTIN COUNTY, KENTUCKY 37°45'41.84"N - 82°39'07.58"W

GENERAL INFORMATION

| | |
|-------------------------------|--|
| Site Name: | Eastern Kentucky Business Park |
| Owner/Broker: | Big Sandy Regional Industrial Development Authority |
| Address: | Honey Branch Lane, Debord KY |
| Telephone Number: | 270.832.5990 |
| Ownership: | Publicly Owned |
| Other Tenants Nearby: | Consolidated Pipe & Supply, Logan Corporation, Chesapeake Energy |
| Zoning: | Industrial—Light |
| Acreage: | 180 Available |
| 100 Year Floodplain: | No |
| Elevation: | Min:1080 Max:1200 |
| Water Table: | ?? |
| Phase 1 Environmental: | Yes |

ELECTRIC

| | |
|---|--------------------|
| Provider: | AEP/Kentucky Power |
| Transmission Voltage to Location: | 69kV & 138kV |
| Distribution Voltage to Location: | ?? |
| Secondary Voltage to Location: | ?? |
| Is Dual Feed Available from 1 Substation: | Yes |
| Is Dual Feed Available from 2 Substations: | Yes |

NATURAL GAS

| | |
|--|-----------------------|
| Provider: | Kentucky Frontier Gas |
| Gas Main Size: | 4" |
| Distance in Feet from Location to Gas Main: | Adjacent |
| Gas Pressure: | ?? |
| Heat Value: | ?? |

TELECOMMUNICATIONS

| | |
|---|---------------|
| Local Exchange Carrier: | AT&T Kentucky |
| ASDL available from C.O. (Analog or Digital): | Yes |
| C.O. on Fiber Ring: | Yes |
| Can Dual Service Be Provided from 2 C.O.s: | Yes |
| Fiber Available: | Yes |
| Fiber Provider: | ?? |
| ISDN Available from C.O.: | Yes |
| Location of Closest Major Carrier POP (Miles): | ?? |

SEWER

| | |
|---|-----------------------|
| Provider: | Paintsville Utilities |
| Sewer Main Size: | 6" PVC |
| Is Use of Lift Required: | No |
| Treatment Plant Type: | Activated Sludge |
| Treatment Plant Rated Capacity: | 1 mgd |
| Treatment Plant Excess Capacity: | 600,000 gpd |

WATER

| | |
|---|---------------------|
| Provider: | Martin County Water |
| Water Main Size: | 12" |
| Static Pressure: | ?? |
| Residual Pressure: | ?? |
| Flow Per Minute: | ?? |
| Treatment Plant Rated Capacity: | 2.4 mgd |
| Treatment Plant Excess Capacity: | 670,129 gpd |

TRANSPORTATION

| | |
|--|--|
| Describe Highway Access: | 4 Lane State HWY 3 is adjacent to park connecting to USHWY 23 (4-Lane) US HWY 23 connects to Interstate 64, 55 miles north of park |
| Distance to Regional Airport: | Big Sandy Regional Airport is adjacent to the park |
| Distance to National/International Airport: | Tri-State Airport is 61 Miles from park; CRW (Yeager Airport in Charleston, WV) is 120 Miles from park; |
| Name of Nearest Port: | Port of Wurtland |
| Distance in Miles to Nearest Port: | 72 Miles |
| Type of Port: | Inland Riverport |
| Rail Service Carrier: | CSX |
| Main or Short Line: | Main |
| Spur to Location: | No |
| Distance to Rail Line: | 12 Miles |
| Has Rail Access: | No |
| Has River Access: | No |

PROTECTIVE SERVICES

| | |
|--|---|
| Fire Insurance Class Rating: | Class 9 |
| Distance to Nearest Police Station: | Martin County Sheriff Department is 12.2 Miles Away |
| Distance to Nearest Fire Station: | Inez Fire Department is 12.2 Miles Away |
| Distance to Nearest Hospital: | Highlands Regional Medical Center is located 8 miles away and Paul B Hall Medical Center is 15 miles away |