

# STONEBRIDGE PARCEL 2

Heartland REMC



## SITE OVERVIEW

Site Address	12875 Stonebridge Road Roanoke, IN 46783
County	Allen
Time Zone	Eastern
Ownership	Allen County Redevelopment Commission
Total Acreage	25 acres
Developable	25 acres
Min Lot Size	25 acres
Zoning	<a href="#">Business Technology and Industrial Park (BTI)</a>
Site Covenants	<a href="#">Yes</a>
Impact Fees	No
Foreign Trade Zones	<a href="#">Yes</a>



## LOGISTICS

Distance to 4 Lane Hwy	4 miles / 6.4 km to US 24
Rail Service Name	n/a

## SITE CONTACT

Name	Scott Naltner
Email	<a href="mailto:snaltner@greaterfortwayneinc.com">snaltner@greaterfortwayneinc.com</a>
Phone	260-420-6945

## UTILITIES

### Electric Utility

Line KV Serving Site	12.5 kV
Line KV Serving Substation	138 kV
Dual Feed	No, but alternate sources

### Natural Gas

Service	4" plastic / 60 psig
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### Water Utility

Pipe Size	12"-16"
System Total Capacity	72 MGD
System Available Capacity	22 MGD

### Sewer Utility

Pipe Size	12"
System Total Capacity	100 MGD
System Available Capacity	15 MGD