

Enid Energy Center 2nd Addition Light Industrial

54th and Chestnut, Enid, OK 73701 Garfield County

Site Price: \$338,880 Avg Site Price/Acre: \$12,000

Configuration and Pricing: The land is L-shaped

Surrounding Land Uses: Pastureland and Industrial



The Enid Energy Center is located one and one half miles north of U.S. Highway 412 which is a split, four lane expressway connecting to U.S. Interstate 35. Access to 412 is via an upgraded road engineered for heavy truck traffic. The

Enid Energy Center features 28.24 acres zoned for light industrial use (I-2) and is framed on the north by a BNSF rail line. A storm water drainage system is in place as are all utilities including fiber-optic connectivity.

SITE DETAILS

Total Developable Acres	28.24
# of Parcels	
# of Structures	0
# of Access Points	2
# of Roads	2
Traffic Light Access	No
Min Topographic Elevation	1176
Max Topographic Elevation	1189
Percentage Slope	1.0%
Site Terrain	Flat
Mineral Rights Ownership	Yes
Ownership Type	Personal
Ingress rating(Congestion)	Excellent
Ingress rating(Safety)	Excellent
Free of wetlands etc.	Yes
Structure Details	
Environmental Studies	Phase 1 Environmental Study complete
Water Table/Seasonal Variations	40-50 ft.
Subsurface/Load bearing Details	Able to support industrial use
Water Bodies/Creeks Details	
Easement and Right of Way	Drainage easement around west boundary to the city of Enid, utility easement along Sooner Trend Rd and the east boundary
Current Zoning Ordinance(s)	I-2
Current Surrounding Land Use	Pastureland and Industrial

WORK FORCE AND EDUCATION

Population within 75 miles	102,509
WorkForce within 60 miles	50,940
Colleges/Univs within 75 miles	2
Community colleges within 75 miles	4
2009 New Jobs	
2008 New Jobs	
2007 New Jobs	
Work Force Growth Previous 3 Years	
Closest MSA	Enid
ACCRA Composite Index	91
Current Estimated Population	59,200
2000 Population	57,813
1990 Population	56,735
Population Change '90-Current'	2.9%
Average Income per capita	38,221
Median Income per capita	22,221
Training / Expansion Programs	Training for Industry Program (TIP) provides funds and training to new employees for a new or expanding industry.
Vocational / Technical Support	Customized training from CareerTech is available to all Oklahoma industries.

UTILITIES

Name of Electric provider	OGE	Sewer System Capacity	
Name of Gas provider	ONG	Average Sewer Utilization	
Name of Telephone provider	AT&T	Peak Sewer Utilization	
Name of Water provider	City of Enid	Excess Sewer Capacity	
Name of Solid Waste handler	City of Enid	Sewer Cost per Gallon	
Electricity Available	Yes	Sewer Usage(gallons/day)	150,000
Electricity Lines(kv)	480/277v	Total Sewer cost per month	
Miles to Substation	Less than a mile	Name of Telecom Provider	AT&T
Dual Feed Possible	Yes	Type of Telecom Service	Direct buried
Natural Gas Available	Yes	Type of Telecom Line	Copper twisted pair
Miles to Gas Line	On site	Fiber Optic Access	Yes
Average Gas rate per mcf		Internet Service Available	
MCF per month	4,000	# of Internet providers	
Total Gas cost per month		Gas Line Description	2" medium pressure lines
Municipal Water Available	Yes	Electric Piping Details	
Miles to Water Line	On site	Water Line Description	
Water System Capacity		Water Piping Details	
Average Water Utilization		Sewer Line Description	
Peak Water Utilization		Sewer Piping Details	
Excess Water Capacity			
Water Cost per Gallon			
Water Usage(gallons/day)	150,000		
Total Water cost per month			
Municipal Sewer Available	Yes		
Miles to Sewer Line	On site		

TRANSPORTATION

Regional Airport	Enid Woodring Municiple Airport
# of Carriers	1
Miles to Airport	2
Minutes to Airport	5
Airline List	
Air Freight Services	Martin Air Caravan
Miles to Hwy	.5
Route to Hwy	Right onto Highway 412

INDUSTRY EXPANSION

2006	Total Jobs Description	Advance Food Philly Steak Plant StarTek
	Total Jobs Description	Inbound Customer Service Center Atwoods
	Total Jobs Description	Distribution Center & Corp. Office

CHRONOLOGY HISTORY

Land use	Pastureland
Start Date	
End Date	
Description	

Oklahoma Department of Commerce Contact

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