

## SITE INFORMATION

Available: 10 Acres  
Price: Negotiable  
Topography: Relatively flat  
Zoned: Light Industrial  
Lot Sizes: 3.3 to 6.6 acres

## UTILITIES

### Electric:

Supplier: MidAmerican Energy  
Primary Voltage: 13.2 kV; three-phase, looped

### Gas:

Supplier: MidAmerican Energy  
Bulk Supplier: Northern Natural Gas  
Natural Gas Service: 2"/25 psi

### Telecommunications:

Suppliers: CenturyLink, Mediacom  
Fiber Optic Line Adjacent to Park

### Water:

Supplier: Des Moines Water Works  
Storage Capacity: 4,500,000 gal./day  
Peak Capacity: 10,300,000 gal./day  
Average Demand: 3,900,000 gal./day

### Sanitary Sewer:

Service Provider: City of Ankeny  
Capacity: 12,100,000 gal./day  
Average Demand: 7,000,000 gal./day

## TRANSPORTATION

### Interstates:

I-35 (.5 miles); I-80 (4 miles)

### Airports:

Ankeny Regional Airport (1 mile)  
Des Moines Intl. Airport (20 miles)

# LGI BUSINESS/SCIENCE PARK

The bioscience firm Lauridsen Group Inc. developed this business park which offers shovel-ready sites in a wooded campus. Development to date includes LGI's headquarters and research building, Pioneer Hi-Bred and Darling International Inc. laboratories, and a distinctive flex-space building. This park is one-half mile from the Oralabor Road/I-35 interchange and across the street from the Ankeny Regional Airport.

