



Key Brothers Aviation Site is a publicly-owned, 130-acre site located in Lauderdale County one mile south of the I-20 and I-59 intersection. This industrial property is adjacent to Mississippi Highway 11 and is adjacent to the longest public runway in Mississippi at 10,003 feet. The site is bordered by the Norfolk Southern Railroad main line on the east and the Kansas City Southern main line on the north. The site offers flat topography with all utilities either on-site or adjacent.



## GENERAL SITE OVERVIEW

<b>Location</b>	Lat. 32.325891 / Long. -88.750577
<b>City</b>	Meridian
<b>County</b>	Lauderdale
<b>Site ownership</b>	Public
<b>Site acreage</b>	130 acres / 52.61 hectares
<b>Developable acreage</b>	130 acres / 52.61 hectares
<b>Land for purchase or lease</b>	Lease
<b>Distance to interstate or highway</b>	1 mile south of I-59
<b>Rail service</b>	Rail spur can be extended to the site

## SITE UTILITIES

<b>Electric lines serving the site</b>	Mississippi Power 12.47 kV
<b>Natural gas</b>	4" line at 150 psi
<b>Water line size serving the site</b>	12"
<b>Water system capacity</b>	15.6 MGD
<b>Excess water capacity</b>	7.3 MGD
<b>Wastewater line size serving the site</b>	12"
<b>Wastewater system capacity</b>	18 MGD
<b>Excess wastewater capacity</b>	6 MGD

## TECHNICAL STUDIES AND REPORTS

The Phase I Environmental Survey Assessment, endangered species, cultural resources, geotechnical and wetlands reports have been completed and are available upon request.

## WORKFORCE DATA

Civilian Labor Force	Unemployed	Unemployment Rate	Employed
72,546	5,577	7.5	66,969

Drive Time	2020 Population	2025 Population
30 minutes	95,573	94,146
45 minutes	147,628	144,987
60 minutes	270,237	265,592

**SOURCES:**

MDES Labor: <http://mdes.ms.gov/media/173124/prinalf2020.pdf>

ESRI-Demo-Inc Profiles: <https://bao.arcgis.com>

EMSI: <http://www.emsi.com>



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