

## **Utility Information**

**Electricity:** The City of Alcoa supplies electricity to the subject property. For more information, please feel free to contact the City of Alcoa's Electric Department at (865) 380-4700 or visit their website at [www.cityofalcoa-tn.gov/city\\_departments/electric\\_department](http://www.cityofalcoa-tn.gov/city_departments/electric_department).

According to Mitchell Collins with the City of Alcoa, the 9.33 acres is serviced by a single phase line (line is there but not turned on) from Topside Road extending north along E Old Topside Road up to the Prigmore property line at the corner of E Old Topside and McBath Road. From that point V phase (two phase) is available from the Prigmore property to the intersection at McBath and then down McBath to Topside Road. There is currently a pole on Topside Road that is connected and active with V phase power.

On the 14.19 acres, single phase power runs along the west side of the property from Topside Road to Stewart Lane and then down Stewart Lane to McBath. This property currently has two active accounts.

Three phase power runs along Topside Road from McBath to E Old Topside. Three phase power also runs from Topside Road down McBath and past the nursing home.

**Water:** According to Simon Devante with the City of Alcoa's Public Works & Engineering Department, there is an existing 6" water line that runs along Topside Road beginning at Wiegles and ends at the intersection of Topside and McBath (just prior to the 9.33 acres). Connecting water to this line will most likely be the cheapest option to provide water to either property. There is also an existing 4" water line that runs from Topside Road down McBath to Old Topside Road. In his opinion, the 4" line will not support a fire flow (sprinkler system / hydrants) of any significance and the 6" line is marginal. There is a 2" line that runs the entire length of Old Topside Road. This line is too small to provide service to any sizeable development.

One of the City of Alcoa's main 12" lines extends from West Chevrolet on Alcoa Highway to the intersection of Stewart Lane and McBath Road (behind Citizen's Bank of Blount County). A 4" line connects at this intersection and runs down McBath to and across Topside Road. This 12" main line is the best connection source for the 14.19 acre property.

For more information, please contact the City of Alcoa's Public Works & Engineering Department at (865) 380-4800 or visit their website at [www.cityofalcoa-tn.gov/city\\_departments/public\\_works\\_engineering\\_department](http://www.cityofalcoa-tn.gov/city_departments/public_works_engineering_department).

**Sewer:** According to Simon Devante with the City of Alcoa's Public Works & Engineering Department, sewer is located one parcel to the east and will have to be extended. He states, due to the elevation on either side of Topside Road, improvements would be required such as a line extension and the installation of a new sanitary sewer lift station.

There is an existing pump station located at the intersection of McBath Road and Topside Road. However, this station is too shallow to serve this particular property. A new pump station will need to be built and installed along Topside Road (location depending on how the land is developed) on the 9.33 acre property. It would be necessary to bore and extend sewer across Topside Road to serve the 14.19 acre property from this pump station.

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**Gas:** Atmos Energy provides natural gas service to the area. A 4" main line currently runs on the south side of Topside Road (14.19 acre side) from Pellissippi Parkway to McBath Road. At that point a 2" line runs along McBath to the nursing home past the (14.19 acres) available property. Also, a 2" line runs approximately 150' along Stewart Lane from McBath Road. According to Ken Lucas with Atmos Energy, the 2" line running along McBath would be sufficient to service development on the 14.19 acres. A new development can tie in to the existing 2" line and receive the first 150' at no charge. After 150' the cost would be \$10/foot.

The 2" line on Stewart Lane can be extended if needed. The Atmos Energy engineering department would need to meet with the developer to determine needs and costs.

To provide gas service to the 9.33 acres, the 4" main line on Topside would need to be extended further past McBath Road. Ken Lucas said that most likely 3/4" service lines would come off the extended 4" main line to service the property. The Atmos Energy engineering department would need to meet with the developer to determine needs and costs to provide access to the 9.33 acre property.

For more information, please contact Ken Lucas with Atmos Energy at (423) 612-3168. Ken Lucas is based in the Johnson City office but works in the Maryville location weekly. The Maryville office is located at 1639 Robert C. Jackson Dr., Maryville, TN 37801. Phone number is (865) 379-9290