



This form must be completely filled out before the building can be entered in the database.

VIRGINIA
Is For Business

VIRGINIASCAN SITE DATA SHEET

*Required Field

GENERAL

*County/City James City County Town/Community
*Site name Within corporate limits: Y/N
*Street address
Office park? Y/N Name of park
Virginia Enterprise Zone? Y/N Foreign Trade Zone? Y/N Technology Zone? Y/N

SITE SPECIFICATIONS

*Total acreage *Acreage suitable for construction available *Largest contiguous acreage
Is site subdividable Y/N Range of site sizes
*Zoning classification Comprehensive plan designation? Y/N
Zoning restrictions Is outside storage permitted? Y/N
Existing structures on site? Y/N Type of structure

ENVIRONMENTAL FEATURES

Terrain: Ground cover: Cleared % Wooded % Crop %
Slope: Level Gently rolling Hilly Rock outcroppings
Percentage of site in 100 year flood plain % Soil borings available: Y/N
U.S. Army Corps Certified Wetlands study available: Y/N Date certified:
Phase 1 Environmental audit available: Y/N Brownfield: Y/N
Archaeological assessment (treatment plan if needed): Y/N
Storm water management plan: Y/N Rare & endangered species management plan: Y/N

UTILITIES

Electric Power

*Name of supplier On Site? Y/N
Distance to distribution line (ft.) Voltage Amps Phase

Natural Gas

*Name of supplier On Site? Y/N
Distance from site (ft.) Line size (in.) Pressure

Water

*Name of public service provider Served by public water? Y/N
Distance from site (ft.) Line size (in.) Pressure
Are wells on site? Name of treatment facility

Surface Water

Name of source Capacity (gpd)

Waste Water Treatment

Name of public service provider Served by public sewer? Y/N
Distance from site (ft.) Line size (in.)
Septic systems practical? Y/N Receiving stream on or adjacent to site? Y/N

Telecommunications

Name of supplier
Equipped with fiber optic lines: Y/N Distance to fiber optic lines ft.
Digital switching: Y/N ISDN Y/N
Other

SUPPORTING/MARKETING INFORMATION

Plat/Survey: Y/N Site/Master Plan: Y/N Signage: Y/N

RIGHT NOW SITES INDUSTRIES

Light Manufacturing: Y/N General Manufacturing: Y/N Heavy Manufacturing: Y/N
Mega Site: Y/N Business/Industrial Park: Y/N Office Park: Y/N
Research & Development: Y/N Warehouse/Distribution: Y/N

TRANSPORTATION

Railroad

Rail access? Y/N Name of Railroad
Type of line Can rail siding be installed? Y/N Distance from site (ft.)

Highway

*Distance to nearest interstate interchange mi. *Interstate name Interstate 64
Interchange name Exit number
*Distance to nearest 4-lane arterial mi. *Name and route number
*Name and route number of highway or street serving building

Public Transportation

Name of service provider

Air

*Distance to nearest commercial airport mi. Name Newport News/Williamsburg
*Distance to nearest general aviation airport mi. Name Jamestown Airport
Runway length of general aviation airport ft. 3,204

Water

Name of navigable waterway
Depth of channel (ft.)

OWNERSHIP

*Ownership: Private Public (or under option by public body) Sale price per acre
Owner Phone
*Principal contact Phone
Address Fax
E-mail
Information submitted by Steven T. Yavorsky Date

To be included in our computerized database, a vicinity map showing the location of the building and/or a street address **must** be included with this form. A color photograph of the building should also be included. Digital photos are welcome and may be e-mailed to syavorsky@james-city.va.us. This form should be returned to:

JAMES CITY COUNTY ECONOMIC DEVELOPMENT

5308 Discovery Park Blvd., Suite 203
Williamsburg, Virginia 23188
Phone: (757) 253-6607
Fax: (757) 565-2208
E-mail: syavorsky@james-city.va.us

CRITERIA FOR ENTRY IN DATABASE - SITES

1. Sites must have at least 5 contiguous acres.
2. The data sheet must be filled out completely.
3. A topographic map showing the site boundaries must be included. A tax map showing the site boundaries may be substituted if a tax map index is included.
4. A price or price range must be provided.

“Right Now” Sites Industry Standards

Light Manufacturing Sites

- 5 developable acres minimum
- 20,000 gallons/day water supply with fire protection
- 6 in. water line
- 20,000 gallons/day sewer treatment capacity
- 8 in. sewer line
- 3 phase electricity – 5,500kW
- Within 20 miles of an interstate or four-lane divided highway
- Direct access from two-lane highway with capacity to handle truck traffic
- Zoned for light manufacturing

General Manufacturing Sites

- 10 developable acres minimum
- 60,000 sq. ft. building pad
- 100,000 gallons/day water supply with fire protection
- 8 in. water line
- 100,000 gallons/day sewer treatment capacity
- 8 in. sewer line
- Electricity – 10,000kW
- T-1 line
- Within 5 miles of an interstate or four-lane divided highway
- Direct access from four-lane highway with capacity to handle truck traffic
- Zoned for manufacturing allowing outside storage

Heavy Manufacturing Sites

- 25 developable contiguous acres minimum
- 600,000 gallons/day water supply with fire protection within 180 days
- 12 in. water line
- 450,000 gallons/day sewer treatment capacity within 180 days
- 12 in. sewer line
- Electricity – 25,000kW
- Natural Gas
- T-1 Line
- Within 1 mile of an interstate or four-lane U.S. highway
- Direct access to a four-lane highway via a truck route
- Zoned for heavy manufacturing allowing outside storage

Mega Sites

- 500 acres with 200 acres developable minimum
- 200-acre buildable area
- 250,000 gallons/day water supply within 3 miles of the site
- 250,000 gallons/day sewer treatment capacity within 3 miles of the site
- Electricity – 3 miles from a main transmission line
- Natural Gas – 3 miles from a major transmission line
- T-1 line or fiber optic cable at the access road
- Within 5 miles of an interstate or four-lane divided highway
- Direct access from four-lane highway with capacity to handle truck traffic
- Within 1 mile of a rail line with a rail spur possible
- Zoned agricultural or rural

Business/Industrial Parks

- 50 developable acres minimum within the park
- 5-acre site available in the park
- 200,000 gallons/day water supply with fire protection
- 8 in. water line
- 200,000 gallons/day sewer treatment capacity
- 8 in. sewer line
- Electricity – 14,000 kW
- T-1 line
- Within 10 miles of an interstate or four-lane highway
- Direct access from four-lane highway via a truck route
- Within 90 miles of a commercial airport
- Zoned for manufacturing and other business uses

Office Sites

- 5 developable acres minimum
- 15,000 gallons/day water supply with fire protection
- 6 in. water line
- 15,000 gallons/day sewer treatment capacity
- 8 in. sewer line
- Electricity – 1,500 kW dual service
- Served by multiple T-1 lines or sonet ring (fiber on site)
- Zoned for office park usage

Research and Development

- 5 developable acres
- 2,500 gallons/day water supply with fire protection
- 6 in. water line
- 2,500 gallons/day sewer treatment capacity
- 8 in sewer line
- Electricity – 600 kW dual service
- Served by T-1 line or fiber optic cable
- Within 60 miles of a university research center
- Zoned for research and development

Warehouse/Distribution Sites

- 25 developable acres minimum
- 6,000 gallons/day water supply with fire protection
- 6 in. water line
- 6,000 gallons/day sewer treatment capacity
- 8 in. sewer line
- 3 phase electricity – 2,500kW
- Within 5 miles of an interstate or four-lane divided highway
- Within 1 mile of a four-lane highway with capacity to handle heavy volume truck traffic
- Zoned for warehouse/distribution