

THE ANDERSON 400 (399.06 ACRES)

PRINCETON, IOWA - MASTER DEVELOPMENT PLAN



Legend*

- Water Main (City of Princeton)
- Sanitary Main (City of Princeton)
- Natural Gas Line (MidAmerican Energy)
- 69 kV Electric Transmission Line (MidAmerican Energy)
- 13.2 kV Electric Distribution Line (MidAmerican Energy)
- Telecommunications (Windstream)
- Existing Railroad
- Proposed Road
- ✱ Road Access Points (Proposed)
- Non-Developable Land

Wetland Delineation (Shive-Hattery, Sep. 2018)

- Jurisdictional Wetland
- Perennial Tributary
- Intermittant Tributary

Total Developable: 285 Acres

* All dashed lines indicate proposed Utility routes

Electric Transmission and Distribution Lines (with 50' Easement)

Old Farmstead - Redevelopment Opportunity

4" Natural Gas Line (60 psi) (with 20' Easement)

Proposed 8" Sewer Force Main

Proposed Electric Distribution Line (through existing 20' Easement)

8" Water Main

8" Sewer Main (Gravity)

Proposed Pads
A: 60,000 SF
B: 45,000 SF
C: 25,000 SF

Acres for Lots 12-14
Lot 12: 3.5 Acres
Lot 13: 2.8 Acres
Lot 14: 1.8 Acres

