Airco Aviation Business Center
Tampa Bay area • Pinellas County, FL

General Information
Airco is a nearly 131-acre planned redevelopment project adjacent to the St. Petersburg-Clearwater International Airport (PIE) and will permit a future mix of aviation, commercial office and light manufacturing uses with portions of the property to have runway access. PIE has 4 runways, longest: 9,730 x 150 ft. (2,951 x 46 m)

- **Size:** 131 acres
- **Price:** Land Lease
- **Address:** 13690 Stoneybrook Dr. Clearwater, FL 33762
- **Ownership:** St. Petersburg-Clearwater International Airport (PIE) and Pinellas County Government
- **Zoning:** Majority of the property is zoned M-1 Light Manufacturing and Industry (117.8 acres)

Utilities

- **Electric:** Duke Energy. A 12.47-kV distribution line is adjacent to the site, and there are currently 4 MW available to the property, (5MW of total capacity can be provided within 12 months)
- **Water:** City of Largo. Water lines are within 90 feet of the property, and have a total excess capacity of over 300,000 gallons per day. The water treatment plant has 12 million gallons per day of excess capacity factoring in peak utilization
- **Wastewater:** Excess Capacity limited; new lift station is required
- **Natural gas:** TECO People's Gas. 60 psi natural gas line is 1,000 feet from the property and will need to be extended to the property (crossing State Route 688). Estimated timeline to provide service is three months
- **Telecom:** Spectrum

Transportation

- **Highway:** State Route 688 – 0.1 mile; Interstate 275 – 2.1 miles
- **Airport:** St. Petersburg-Clearwater International Airport adjacent to site; Tampa International Airport – 13.2 miles. The property has potential for runway access
- **Port:** Port of St. Petersburg – 13 miles; Port Tampa Bay – 16 miles

Additional Information

- Existing industries nearby: aviation/aerospace, emerging technologies and manufacturing
- The site is within the FTZ 193 service area
- The site is within the Airco Aviation Business Center
- Link to a Google map of the site: https://goo.gl/maps/sanRrdpnAGn
- For more information visit PCED.org/Airco
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Conceptual plans

This site has been evaluated as part of Duke Energy’s Site Readiness Program