

\$100 Million Tourist Attraction for Lake Cumberland, Kentucky

News Release Feb. 16, 2017

Del Spina Enterprises, a Kentucky based corporation has announced a proposal to the Kentucky Department of Tourism to construct a 1,000,000 sq. ft. retail and entertainment center on their (300) acre parcel on Hwy-80 midway between the Pulaski and Laurel Counties. The front 100-acres will accommodate retail stores and lodging accommodations. The remaining 200-acres will provide residents and tourist entertainment and park attractions such as an amphitheater events, nature trails, petting zoo, observation tower with chair lifts, zip lines, horseback riding through the adjacent National Forest. These activities will encompass two thirds of the Complex and offer the beginning of a mini Gatlinburg -Pigeon Forge.

A project of this caliber is not new to developers Anthony and Fran Del Spina. Most recently they have Lake Cumberland Resort, a 10-mile gated Lake Community in Pulaski County, with a taxable value of \$50,000,000 and have generated tax revenues of \$17,000,000 since its inception.

The Miracle Mile Complex became a consideration for development once the news was released in 2006 when a study to merge Interstate 1-66 into Kentucky Hwy 80 was released. The Del Spina's funded an Economic Impact Study prepared by an independent engineering firm QK4 and Colson Consultants to challenge the exclusion of Del Spina's property as a potential interchange candidate due to its costly acquisition and the elimination of one of the future developments that could deprive the State of Kentucky voluminous tax revenue and job opportunities.

The completed study included projections of population growth, income per capita, employment opportunities, tourism statistics, employee pay scales, traffic counts in the 12-mile distance to the Complex from I-75 and the 19-mile distant from Somerset. The conclusion, that there is a ready market, in all seasons that would attract retailers and lodging companies to join the project.

On July 16 2016, The Commonwealth Journal announced a potential restructure change for 1-66 by merely improving Hwy KY-80 to Interstate Standards. The fear of construction congestion has stalemated any new development on the 30-mile route from Somerset to London. Del Spina states, "Our project is doable under these proposed changes." We have attended a meeting with members of Congressman Hal Rogers's staff, the State Tourism Division, and recently with the Governor's Chief of Staff. If State funding can be appropriated, this project would become a reality and 428-acres of farmland could become one of Kentucky's premiere landmark projects.

The Miracle Mile Complex has become the "Gateway to Lake Cumberland" where presently 4.7-million tourist vacation annually. An attraction of this caliber will enhance huge tax revenue, thousands of job opportunities to justify the State and County expenses, these expenses will include water, sewage lines to the project, off ramps from

Hwy 80 into the project to eliminate traffic congestion and an overpass to provide access in both directions.

No stone has been left unturned. The starting date begins with State's formal agreement. For Details, Call 606-219-9283 or Log on to: [Del Spina Enterprises](#) (To download Business Plan, Click on Yellow Highlighted Area on Site)