

Exhibit R. Carville Riverfront Development Railroad Infrastructure Upgrade Letter & Map

June 13, 2014

Mr. Jim Cavanaugh
Baton Rouge Area Chamber
564 Laurel Street
Baton Rouge, LA 70801

Re. 723 Ac +/- Site in St. Gabriel Railroad Spur Construction Estimate
CSRS Job No. 212161.010

Dear Mr. Cavanaugh:

A proposed cost estimate is outlined below for the construction of a railroad spur to access the 723 Ac +/- Site in Iberville Parish, Louisiana. It is important to note that an active line is not yet in place here, but Canadian National has acquired all necessary land and access rights required to construct a line. The proposed rail spur would connect directly to this Canadian National Railroad right-of-way. The construction cost of a railroad spur, which includes labor, materials (switches, frogs, ballast, and track), and fill is estimated to be \$175.00 per linear foot (L.F). Due to existing pipelines and embankments the track will cross, there are additional costs of \$813,750 to accommodate the spur which will include adjusting one existing petroleum pipeline, clearing and grubbing, embankment adjustments, and drainage crossings. Added to the total track length of the proposed spur being approximately 5,350 L.F. yields a total estimated construction cost of \$1,750,000.00.

Please note this estimate does not include engineering, required rights of way, environmental impacts, or operation and maintenance costs. This cost estimate was prepared with the best information available at the time of certification. The actual costs can vary based on the availability of material, site conditions and labor availability. This plan can be executed within a reasonable timetable of 18 months or less based on preliminary engineering judgment and Canadian National Railroad construction guidelines.

Thank you for the opportunity to assist you in this project. Should you have any questions or require additional information, feel free to contact me.

Sincerely,

CSRS, Inc.



Taylor M. Gravois, PE, PLS

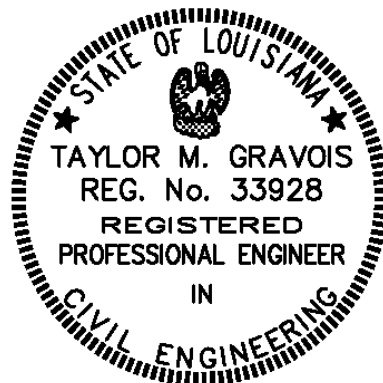


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Project:
Site Exhibit for
Carville Riverfront Development
Iberville Parish, LA

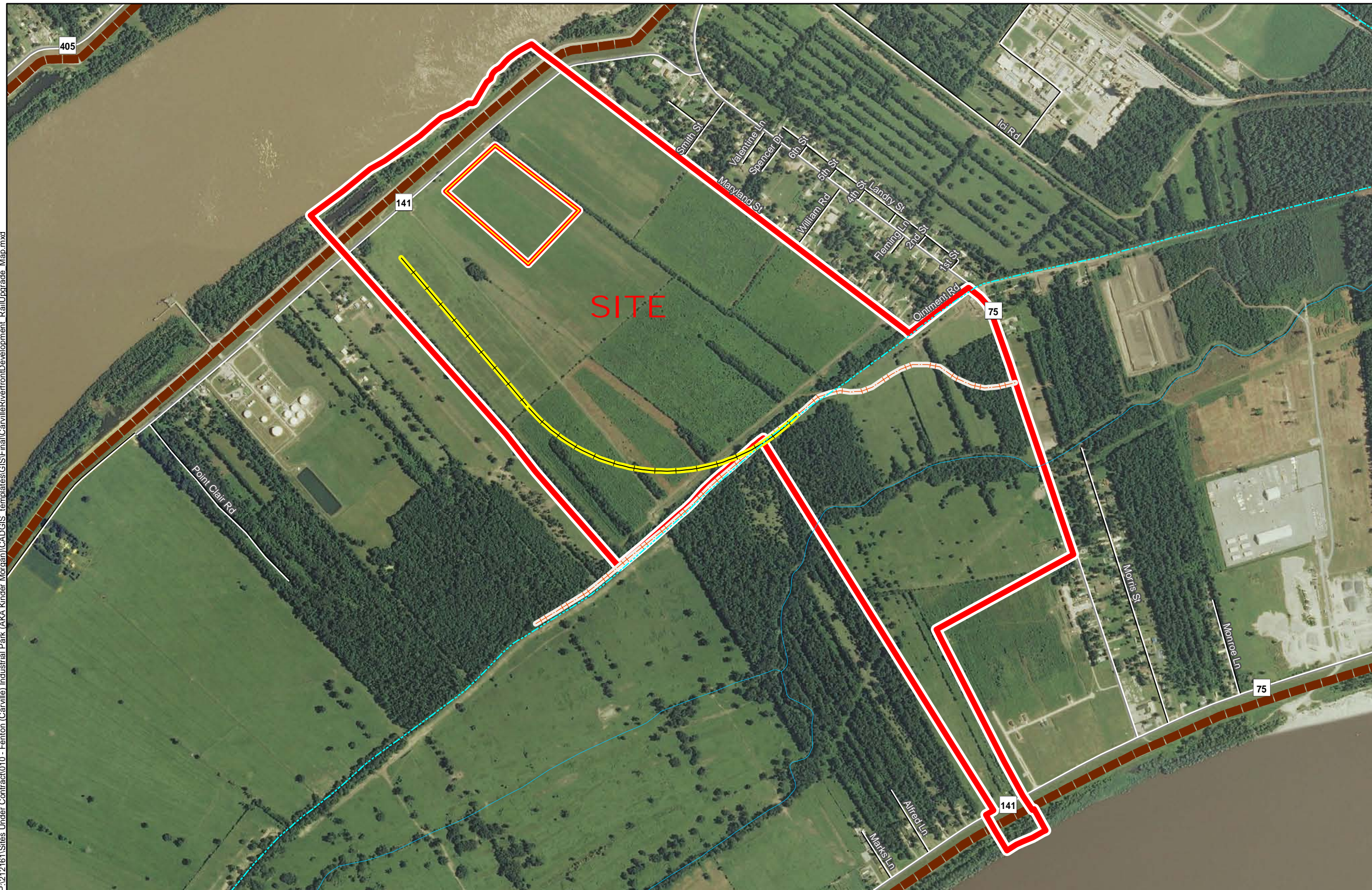
Client:
BRAC



Iberville Parish

Legend

- Site Boundary
- Sample 25 Acre Stie Pad
- Conceptual Rail Spur
- Existing Railroad ROW for Future Line
- Existing Roadway**
- Rural State Highway
- Local Roads
- Levee
- Canal or Ditch
- Stream or River



P:\212161\Sites Under Contract\010 - Fenton (Carville) Industrial Park (AKA Kinder Morgan)\CAD\GIS - templates\GIS\Final\CarvilleRiverfrontDevelopment_RailUpgrade_Map.mxd

General Notes:

1. No attempt has been made by CSRS, Inc. to verify site boundary, title, actual legal ownership, deed restrictions, servitudes, easements, or other burdens on the property, other than that furnished by the client or his representative.
2. Transportation data from 2013 TIGER datasets via U.S. Census Bureau at [ftp://ftp2.census.gov/geo/tiger/TIGER2013](http://ftp2.census.gov/geo/tiger/TIGER2013).
3. No rail currently exists on this site. The depicted "Conceptual Rail Spur" was generated based on known/existing CN right-of-way and additional rail required to reach existing railroad. Conceptual design is only one potential path and IS NOT an official design or in any way to be considered a final plan. Actual rail location will depend on designs and agreements between land owner and Canadian National Railroad.



Scale 1:14,411
0 770 1,540 Feet



Date: 7/15/2014
Project Number: 212161.010
Drawn By: MMS
Checked By: TMG

