

Date	12/15/11
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Louisiana Certified Sites Program Application

Site name	Millhaven Plantation	
Street Address or other physical location	536 Millhaven Road	
City/town(nearest), State, and Zipcode	Monroe, La. 71203	
Parish	Ouachita	
Contact person and title (owner, Director, etc.)	Rebecca H. Harrod, Member-Manager	
Organization	Millhaven Plantation, LLC	
Address	P.O. Box 2303	
City/State/Zip	Monroe, La. 71207-2303	
Telephone	Office 318-325-5558, Ext. 6	Cell 318-348-2733
E-mail	bharrod@harrodlaw.com	

Statement of Affirmation

I have examined this application and all accompanying materials, and to the best of my knowledge, the information provided herein is correct and complete. I will notify Louisiana Economic Department in writing of any subsequently discovered errors in the information provided and will clarify, amend or supplement any information as requested by the department.

In submitting this application, I do freely participate in the Louisiana Certified Sites Program. Certification of the site by Louisiana Economic Development is made at its sole discretion and its decision is not appealable.

I therefore request certification pursuant to this application.

Rebecca H Harrod

Member-Manager

12.15.11

Signature

Title

Date

E-mail

bharrod@harrodlaw.com

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Instructions

Save yourself time, effort, and rework. Please read these instructions carefully.

This is a "protected form." Please enter all data into the white spaces provided. Do not enter data into the gray spaces, which are reserved for LED use only.

Pressing the TAB key will automatically take the user from blank to blank.

Requirement - Upper/Lower Case

All responses **MUST BE** in upper/lower case. Upper/lower case responses are easier to read.

Responses in all UPPER CASE are the hardest to read and will be rejected.

Requirement - Descriptive Titles on All Exhibits

In order to prepare all submissions for inclusion in a hyperlinked submission to prospective buyers, LED requires that all exhibits be given very descriptive titles. Please give an exhibit a title as long as is necessary to properly describe the contents of the exhibit.

Submissions with brief, non-descriptive titles will be rejected. For example, the titles "Exhibit B – SHPO" and "Exhibit C – Wetlands" will both be rejected since they do not properly convey the contents of the exhibit. But, the titles "Exhibit B – SHPO Letter of Site Clearance" and "Exhibit C – Wetlands Delineation" are both acceptable since they do communicate the contents sufficiently to avoid unnecessary clicks by prospective buyers.

Requirement - Large, Clear Labeling of All Exhibits

All attachments submitted with the questionnaire should be **CLEARLY** labeled as exhibits: Exhibit A, Exhibit B, etc. All exhibits should also have a title: "Exhibit A – Property Boundary Survey," preferably at the top of the page. The Exhibit labels (both exhibit number and title) need to be placed at the top of the page on the document itself. Exhibit labels should be in **BOLD** font and at least 16-points in size if the document allows.

Note: To accomplish the above, may require the applicant to purchase a copy of Adobe Acrobat (not to be confused with Adobe READER.) Adobe ACROBAT(~\$99) allows the used to edit PDF documents and place text at the top of any PDF file. So, if the user has a scanned PDF document of a letter from the Corps or a survey boundary, the user can label it properly to reflect the Exhibit number and title.

Requirement – All Exhibits Referenced at Least Once

Lastly, all exhibits should be referenced in the application at least once.

Requirement – Titles of Filenames Must Exactly Match Exhibit Names

It is the intent of the department to send an electronic copy to prospective purchasers. For that reason, LED is asking that all documents be submitted in both hardcopy and electronic form. In addition to 16-point exhibit names on the top page of each document (discussed above), all files submitted electronically should have a similar filename. That is, the "Exhibit A – Property Boundary Survey", when submitted electronically, should have a filename similar to: "Exhibit A – Property File Survey."

Note: It is critical that the documents in electronic form be clearly labeled: the titles ("filenames") of the electronic files must contain 1) exhibit numbers and 2) document contents AND the document when

opened, should have the 1) Exhibit number and 2) title prominently (16-point or larger as mentioned above) at the top of the page.

Requirement – Map Specifications and Quality

The site must be clearly outlined on all maps, aerial photos, etc. in a wide line that contrasts sharply with the surrounding colors on the map/photo.

Maps showing utilities (pipelines, electrical, sewer, etc.) should clearly delineate the utility by using wide lines drawn in contrasting colors.

All maps should be first generation copies; prospective buyers will have a difficult time reading 3rd and 4th generation maps.

At least one map should be included to show the roadways in the area of the site. At least one roadway map should highlight the nearest Interstate highway; prospective buyers are always interested in interstate access. If the nearest interstate is too far from the site to show local highways in sufficient detail, a second roadway map zoomed in closer to the site should be included.

Requirement – Legible Exhibits

LED plans to send a high-quality set of the exhibits to all prospective buyers and interested parties. To accomplish that, all exhibits must be very legible. A 3rd or 4th generation copy is not acceptable.

LED understands that some exhibits, especially those from courthouses, are only available via microfiche and the microfiche copies from a courthouse are not always the best. Original courthouse copies are acceptable even if of poor quality. Third and 4th generation copies of a poor-quality courthouse document are not acceptable.

If the only copy of a document you have, such as a parish ordinance or deed, is of poor quality, it will be necessary to contact the appropriate authorities to get a clear copy.

Copies of color maps and aerial photographs should be original print copies; not copies of copies. Colors and lines blend together with each successive photocopy of a document and prospective buyers will not be able to distinguish key features.

Refrain from using scans of color documents/maps. Scanners are very poor at copying the minute details embedded within maps. Scanners are also very poor at reproducing colors accurately. Always produce original prints for maps, not scanned prints.

Note: Some of the required maps, such as the National Resource Conservation Soils map, the FEMA floodplain map, the National Wetlands Inventory map, etc., must be submitted with the site clearly outlined. But, the on-line Federal mapping program only gives the user a PDF of the map. The federal automated mapping program does not give the user an opportunity to outline the site. Even then, the user should NOT print a hardcopy of the PDF map, manually outline the site, and then scan the outlined map into the computer. Too many important details, colors and other pertinent data is lost via this process. This process results in a map of poor quality that will frustrate prospective buyers. Instead, while it might take a bit longer and may require the brief, one-time use of an IT person, the user must edit the PDF directly (without resorting to hardcopy edits) to place the site outline in a bright contrasting color with a wide line so the site is clearly delineated. There are numerous tools available from Adobe and others to accomplish this task.

Minimum Criteria for Entry into the Louisiana Certified Sites Program

Note: A site does not have to be certified to have its profile published on Louisiana Economic Development's interactive sites and building website.

- **Size:** At least 10 contiguous, buildable acres, free of impediments to development such as soil contaminants, wetlands, flood plain, protected species and/or cultural resources.
- **Price per Acre:** A price per acre or leasing price is required to certify and publish a site.
- **Property Control/Ownership:** Control of the site through option, purchase or other legally binding agreement must be obtained and maintained as a condition of certification. It is required the property can be obtained free and clear of encumbrances.
- **Zoning:** The site must be zoned or otherwise cleared for industrial applications. If zoned, a zoning district description and map are required.
- **Flood:** At least 10 contiguous, buildable acres must be above the 100 year flood plain. Alternatively, the applicant may provide a plan by which construction footprints can be elevated above the plain and meet FEMA standards.
- **Potable Water:** Delivery within 180 days of notification, either by line or by well, a minimum of 50,000 gallons of potable water per day. If an existing source of potable water is not available (existing line is more than 2,500 feet from the site), certification will require submission of a formal cost estimate, construction plan and funding source to meet the minimum level of service within a timetable of 180 days or less.
- **Sanitary Sewer:** Provide a minimum of 50,000 gallons per day of available sanitary sewer capacity within 180 days of notification. If existing capacity is not available (existing line is more than 2,500 feet from the site), certification will require submission of a formal cost estimate, construction plan, and funding source to meet the minimum level of service within a timetable of 180 days or less.
- **General Road Access:** The roads accessing the site must be able to support vehicles with a maximum gross weight of 83,400 pounds, such as semi-trucks and trailers.
- **Electricity:** Identify service provider or providers that can deliver 3-Phase service to the site within 180 days of execution. If existing capacity is not available at the site, certification will require submission of a formal cost estimate, construction plan and funding source to meet the minimum level of service within a timetable of 180 days or less.
- **Natural Gas:** Natural gas must be available within 2,500 ft of the site or available within 180 days of notification. If natural gas is not available (existing line is more than 2,500 feet from the site), certification will require submission of a formal cost estimate, construction plan, and funding source to meet the minimum level of service within a timetable of 180 days or less.
- **Listing:** The property owner must agree to have the site published by the **Louisiana Economic Development** on its interactive sites and building website.
- **Phase I Environmental Assessment:** The site must have undergone a Phase I environmental assessment as a prerequisite for being considered for participation in the certification process. The Phase I Environmental Assessment must be less than 10 years old from the date of submission for non-active sites (agricultural, fallow or forested lands) and less than 5 years old for sites engaged in active commerce within the last five years.
- **Remediated Sites:** If there are unresolved environmental issues, the site cannot be certified until a *No Further Action* letter or its equivalent from the Louisiana Department of Environmental Quality (DEQ) is provided or remediation efforts have been completed and documented according to DEQ standards.

Minimum Criteria Check List

Criteria	Minimum Requirement	Yes/No
Acres above 100-yr flood plain	10 acres or greater	Yes
Price per acre	Price/Lease quoted in writing	Yes
Control of property	Ownership/Option/Other	Yes
Use classification (zoning)	Zones for industrial use and, if zoned, a zoning map is attached	N/A
Potable water	50,000 gpd or greater is available on site within 180 days. If the water source is greater than 2,500 ft from site, a construction plan and cost estimate is attached.	Yes
Wastewater	50,000 gpd or greater is available at the site within 180 days. If the nearest sewer line is greater than 2,500 ft away, a construction plan and cost estimate is attached.	Yes
Electricity	3-phase on site or a construction plan and cost estimate is attached.	Yes
Environmental	Phase 1 (less than 10-yr old for agricultural, forestry and fallow sites; less than 5 years old for others) Phase 2 may be required if Phase 1 indicates issues exist on the property.	Yes
Highway access	Capable of supporting 83,400 pounds gross weight	Yes

I. Verification of Site Availability

A. Site Identification		
1.	Site name	Millhaven Site
2.	Address or physical location (include accurate latitude/longitude if available)	536 Millhaven Road Latitude 32 degrees 29' 44.35" N Longitude 91 degrees 59' 24.74" W
3.	City/town (nearest), state/zipcode	Monroe, La. 71203
4.	Parish	Ouachita
5.	Contact person and title	Rebecca H. Harrod, Member-Manager
6.	Address	P.O. Box 2303
7.	City/State/Zip	Monroe, La. 71207
8.	Telephone	Office 318-325-5558, Ext. 6 Cell 318-348-2733
9.	E-mail Contact(s)	bharrod@harrodlaw.com
10.	Total contiguous developable acreage (above the 100-year flood plain)	725.55
11.	Number of parcels making up acreage	One
12.	Number of owners	One
13.	Total acreage selling price (\$)	\$ 21,766,500.00
14.	Total acreage annual lease (\$)	N/A
15.	Is there a lease-purchase option? (YES/NO)	No
	If yes, description/comment on lease-purchase option: N/A	
16.	Is there a right-of-first-refusal feature? (YES/NO)	No
	If yes, description/comment on right-of-first refusal option: N/A	

17.	Has a title abstract been submitted with this application? (YES/NO)			Yes
	If YES, Exhibit # and name of document?	Exhibit D - Title Opinion - Millhaven Site Title Abstract available upon request.		
18.	Is the acreage sub-divisible? If yes, complete box 18a. (YES/NO)			Yes
18a.	Parcel description	Acres	Lease or price per acre (\$)	Total Lease or selling price (\$)
	Dependent upon prospect requirements Exhibit E - Roster of Owners- Millhaven Site	<725.55	\$ 9,500 - \$ 60,000 per acre	Dependent upon number of acres purchased and location
	N/A	N/A	N/A	N/A
	N/A	N/A	N/A	N/A
	N/A	N/A	N/A	N/A

A. Site Identification (continued) – Owner#1 information			
1.	Site name	Millhaven Site	
2.	Owner name	Millhaven Plantation, LLC	
3.	Contact person	Rebecca H. Harrod, Member-Manager	
4.	Address	P.O. Box 2303	
5.	City/State/Zip	Monroe, La. 71207	
6.	Telephone	Office 318-325-5558, Ext 6	Cell 318-348-2733
7.	E-mail	bharrod@harrodlaw.com	
8.	Total acres within the site owned by this owner	725.55	
9.	Total selling price of this acreage (\$)	\$ 21,766,500 (\$30,000 per acre) See Exhibit E - Roster of Owners - Millhaven Site	
10.	Total annual lease price of this acreage (\$)	N/A	
11.	Has an "intent to sell" letter from this owner regarding this acreage been included with this application? (YES/NO) If YES, please include Exhibit# and title of document.	No	
12.	Comments regarding the immediate availability of this parcel: Property is currently under one (1) year farm lease beginning January 1, 2012 and ending December 31, 2012. The lease includes provisions regarding possible sale during term of lease. See Exhibit F - Farm Lease - Millhaven Plantation, LLC and Matthew Ryan Johnson and Rebecca Shelton Johnson - Millhaven Site		

A. Site Identification (continued) – Owner #2 information

1.	Site name	N/A	
2.	Owner name	N/A	
3.	Contact person	N/A	
4.	Address	N/A	
5.	City/State/Zip	N/A	
6.	Telephone	Office N/A	Cell N/A
7.	E-mail	N/A	
8.	Total acres within the site owned by this owner	N/A	
9.	Total selling price of this acreage (\$)	N/A	
10.	Total annual lease price of this acreage (\$)	N/A	
11.	Has an "intent to sell" letter from this owner regarding this acreage been included with this application? (YES/NO) If YES, include Exhibit# and name of document.	N/A	
12.	Comments regarding the immediate availability of this parcel:		
	N/A		

A. Site Identification (continued) – Owner #3 information			
1.	Site name	N/A	
2.	Owner name	N/A	
3.	Contact person	N/A	
4.	Address	N/A	
5.	City/State/Zip	NA/	
6.	Telephone	Office N/A	Cell N/A
7.	E-mail	N/A	
8.	Total acres within the site owned by this owner	N/A	
9.	Total selling price of this acreage (\$)	N/A	
10.	Total annual lease price of this acreage (\$)	N/A	
11.	Has an "intent to sell" letter from this owner regarding this acreage been included with this application? (YES/NO) If YES, include Exhibit# and name of document.	N/A	
12.	Comments regarding the immediate availability of this parcel:		
	N/A		

A. Site Identification (continued) – Owner #4 information

1.	Site name	N/A	
2.	Owner name	N/A	
3.	Contact person	N/A	
4.	Address	N/A	
5.	City/State/Zip	N/A	
6.	Telephone	Office N/A	Cell N/A
7.	E-mail	N/A	
8.	Total acres within the site owned by this owner	N/A	
9.	Total selling price of this acreage (\$)	N/A	
10.	Total annual lease price of this acreage (\$)	N/A	
11.	Has an "intent to sell" letter from this owner regarding this acreage been included with this application? (YES/NO) If YES, include Exhibit# and name of document.	N/A	
12.	Comments regarding the immediate availability of this parcel:		
	N/A		

B. Option to Purchase Site (if applicable)			
1.	Option holder	N/A	
2.	Contact person and organization (as appropriate)	N/A	
3.	Address	N/A	
4.	City	N/A	
5.	Telephone	Office N/A	Cell N/A
6.	E-mail	N/A	
7.	Total number of acres under option to purchase		N/A
8.	Option expiration date		N/A
9.	Is the option assignable? (YES/NO)		N/A
10.	Is there a mechanism to renew the option upon expiration? (YES/NO)		N/A
11.	Has a copy of the option to purchase been included with this application? (YES/NO) If YES, include Exhibit# and name of document.	N/A	
12.	Special comments, if any, relative to option to purchase:		
	N/A		

C. Site Zoning, Tax Assessment, and Special Economic Development Districts

1.	Is site within incorporated municipal limits? (YES/NO)	No
	If so, what municipality?	N/A
2.	Is the site within a zoning district? (YES/NO)	No
	If YES, contact name, agency name, address and phone of zoning authority.	N/A
	If zoned, briefly describe the property's current zoning classification?	N/A
	If zoned, has a copy of the zoning regulation been attached? (YES/NO) If zoning regulation is attached, include Exhibit# and name of document.	N/A
3.	Are there any restrictions on noise level? (YES/NO)	No
	If YES, please describe:	N/A
4.	Are there any height restrictions? (YES/NO)	Yes
	If YES, please describe:	This site is located approximately 13,000 linear feet from the nearest point of the runways of the Monroe Regional Airport (MLU). Under FAA regulations, a structure may be one (1) foot tall for each 100 feet of distance from nearest runway. (13,000 feet x .01= 130') However, regardless of distance, any structure in excess of 200 feet above ground level must be permitted with an FAA air space study. See Exhibit G - Letter Regarding Height Restrictions - Millhaven Site
5.	Describe any land use restrictions (e.g., hours of operation)	None
6.	Can any required city/parish re-zoning permits or other required permits be issued within 180 days? (YES/NO)	Yes
7.	Are adjacent properties zoned the same as the site? (YES/NO)	Yes

8.	Please describe previous and current uses of the adjacent sites and planned projects. Please note any nearby schools, churches, or residential developments.		
	North: Louisiana State Police; agricultural farmland, small apartment complex; King Solomon Missionary Baptist Church; residential site; Huenefeld Road is on the northern boundary. Hwy. 80 is located about 1/2 mile from northern boundary.		
	East: Agricultural farmland		
	South: Kansas City Southern Railroad (East-West) (KCS); Interstate 20 1/2 mile from southern boundary		
	West: La. Highway 594; agricultural farmland, Ouachita Parish High School, MoJo warehouse, a house and Calvary Baptist Church		
9.	What is the current property tax millage applied to the site? Include units (per acre, etc.)	130.79	
10.	What is the current assessed valuation of the site?	\$20,137	
11.	Has a copy of the latest assessment been provided with this application? (YES/NO)		Yes
	If YES, include Exhibit# and name of document.	Exhibit H - Property Assessment - Millhaven Site	
12.	Is the site located within a Foreign Trade Zone? (YES/NO)	No	
13.	Is the site located within a Renewal Community? (YES/NO)	No	
14.	Is the site located within a Louisiana Enterprise Zone? (YES/NO)	No	

D. Existing Structures on-site					
	Buildings	Size (sq ft)	Year Built	Latest use	Included in sale (YES/NO)
1.	Farm Sheds	600 sq. ft	1960	Farm Shed	Yes
		2,000 sq.ft.	1990	Farm Shed	No
	Eight water wells	100 sq ft 75' deep	1998- 2004	water wells (4 electric and 4 diesel)	Yes

	Portable Building	128 sq. ft.	2000	Portable building for storage or office	No
	Portable Building	128 sq. ft.	2000	Portable building for storage or office	No
	N/A	N/A	N/A	N/A	N/A
2.	Paved surfaces				
	Airstrip	1530' long (500' paved)	1960		
	N/A	N/A	N/A		
	N/A	N/A	N/A		
3.	Fences				
	N/A	N/A	N/A		
	N/A	N/A	N/A		
	N/A	N/A	N/A		
4.	Are there any cemeteries located on the site? (YES/NO)				No
	If YES, please describe.	N/A			
5.	Can any structures not included in the sale be removed within 180 days? (YES/NO)				Yes
	If current and existing structures will be removed, does a 180-day work plan exist to remove structures? (YES/NO)			Yes	
	If YES, include Exhibit# and name of document.			Exhibit I - Plan for Removing Sheds - Millhaven Site	

E. Land Transferability and Encumbrances

1.	Has the required copy of the deed been included with this application? (YES/NO)	Yes
	If YES, include Exhibit# and name of document.	Exhibit J1 - Deed With Assumption of Mortgage - 1996 - Millhaven Site Exhibit J2 - Act of Correction of Deed with Assumption of Mortgage - 1997 - Millhaven Site Exhibit J3 - Act of Correction to Deed with Assumption of Mortgage - 2011 - Millhaven Site
2.	Has the required boundary/property survey been included with this application? (YES/NO)	Yes
	If YES, include Exhibit# and name of document.	Exhibit K - Boundary Survey - Millhaven Site
3.	List and describe rights-of-way (include property survey indicating rights-of-way). Feel free to attach as a separate Exhibit if lengthy.	
	<p>Include Exhibit # and name of document if attached as a separate document.</p> <p>Exhibit L - List of Rights of Way Exhibits - Millhaven Site Exhibit L1 - Right of Way - Crusader Pipeline Co. of Arkansas - 1925 - Millhaven Site Exhibit L2 - Clearance Permit - Southern Bell Telephone & Telegraph - 1926 - Millhaven Site Exhibit L3 - Right of Way - Moody and Seagraves - 1928 - Millhaven Site Exhibit L4 - Right of Way - Arkansas La. Pipeline Co. - 1931 - Millhaven Site Exhibit L5 - Right of Way for Canal - Ouachita Parish Police Jury - 1934 - Millhaven Site Exhibit L6 - Right of Way for Canal - Ouachita Parish Police Jury - 1935 - Millhaven Site Exhibit L7 - Right of Way - Louisiana Power & Light - 1944 - Millhaven Site Exhibit L8 - Right of Way - American Telephone & Telegraph - 1945 - Millhaven Site Exhibit L9 - Right of Way - Louisiana Power & Light - 1946 - Millhaven Site Exhibit L10 - Right of Way - Louisiana Power & Light - 1955 - Millhaven Site Exhibit L11 - Right of Way - Louisiana Power & Light - 1956 - Millhaven Site Exhibit L12 - Right of Way - American Telephone & Telegraph - 1957 - Millhaven Site Exhibit L13 - Right of Way - Louisiana Power & Light - 1958 - Millhaven Site Exhibit L14 - Right of Way - Texas Gas Transmission Corp. - 1959 - Millhaven Site Exhibit L15 - Right of Way - Louisiana Power & Light - 1963a - Millhaven Site Exhibit L16 - Right of Way - Louisiana Power & Light - 1963b - Millhaven Site Exhibit L17 - Right of Way - Southern Bell Telephone & Telegraph - 1966 - Millhaven Site Exhibit L18 - Right of Way - Ouachita Parish Police Jury - 1966 - Millhaven Site Exhibit L19 - Right of Way - Texas Gas Transmission Corp. - 1969a - Millhaven Site Exhibit L20 - Right of Way - Texas Gas Transmission Corp. - 1969b - Millhaven Site Exhibit L21 - Right of Way - South Central Bell - 1970 - Millhaven Site Exhibit L22 - Right of Way - Texas Gas Transmission Corp. - 1973 - Millhaven Site Exhibit L23 - Right of Way - Louisiana Power & Light - 1974 - Millhaven Site Exhibit L24 - Right of Way - Ouachita Parish Police Jury - 1975 - Millhaven Site Exhibit L25 - Right of Way - Ouachita Parish Police Jury - 1976 - Millhaven Site Exhibit L26 - Servitude of Passage - Sullivan Farms, Inc. - 1984 - Millhaven Site Exhibit L27 - Right of Way - Louisiana Power & Light - 1985 - Millhaven Site Exhibit L28 - Right of Way - Louisiana Gas Service Company - 1986 - Millhaven Site Exhibit L29 - Right of Way - Bellsouth Telecommunications, Inc. - 1992 - Millhaven Site Exhibit L30 - Right of Way - Ouachita Parish Police Jury - 1995a - Millhaven Site Exhibit L31 - Right of Way - Ouachita Parish Police Jury - 1995b - Millhaven Site Exhibit L32 - Oil, Gas and Mineral Lease - Petrohood Corp. - 1996 - Millhaven Site Exhibit L33 - Right of Way - Entergy La. - 2002 - Millhaven Site</p>	

	<p>Exhibit L34 - Oil, Gas and Mineral Lease - Caruthers Production Co. - 2007 - Millhaven Site</p> <p>Exhibit L35 - Declaration of Pooling and Utilization - CarutherS Producing Co. - 2008 - Millhaven Site</p>
4.	<p>List and describe other easements (include property survey indicating easements)</p> <p>Include Exhibit # and name of document if attached as a separate document.</p> <p>N/A</p>
5.	<p>List and describe any liens against the property.</p> <p>Include Exhibit # and name of document if attached as a separate document.</p> <p>Exhibit M1 - Mortgage & Security Agreement - 2004 - Millhaven Site</p> <p>Exhibit M2 - Assignment of Mortgage - 2004 - Millhaven Site</p>
6.	<p>List and describe any judgments impacting development of the site.</p> <p>Include Exhibit # and name of document if attached as a separate document.</p> <p>N/A</p>
7.	<p>List and describe any restrictive covenants.</p> <p>Include Exhibit # and name of document if attached as a separate document.</p> <p>N/A</p>
8.	<p>List and describe other encumbrances.</p> <p>Include Exhibit # and name of document if attached as a separate document.</p> <p>N/A</p>

F. Fire Protection Rating and Proximity to Emergency Medical Care		
1.	Is fire service available at the site? (YES/NO)	Yes
2.	Name of agency or other provider of fire protection services to the site	Ouachita Parish Fire Department
3.	Rating of fire service provider	ISO Rating: Class 5
4.	Distance to fire station (miles)	5.37
	Name of Fire Station providing services to the site	Ouachita Parish Fire Station, No. 5, 3414 Hwy 594, Monroe, LA
5.	Distance to emergency medical care (miles)	8.12 miles
	Name and brief description of nearest emergency medical care facility:	Exhibit N - Emergency Medical Care Facilities - Millhaven Site

II. Utilities and infrastructure

A. Potable Water Infrastructure		
1.	Has a site map indicating the location of all existing water utilities been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	Yes Exhibit O1 - Potable Water Infrastructure - Millhaven Site
2.	Company/agency name, address and phone of provider of potable water	Mr. Tom Janway, Director City of Monroe (M) Department of Public Works P.O. Box 123 Monroe, La. 71210-0123 318-329-2820 tom.janway@ci.monroe.la.us Sean Benton, Water Distribution Supt.

		<p>City of Monroe (M) 318-329-2385 sean.benton@ci.monroe.la.us</p> <p>Mr. Jeff McNew Better Water Works (B) 200 Balboa Drive Monroe, La. 71203 jeffmcnew@comcast.net 318-376-5388</p>						
3.	<p>Distance to the closest potable water line to service the site (feet)</p> <p>(Note: The line must be within 2,500 feet of the site or a construction plan and cost estimate must be attached to this application.)</p> <p>If a construction plan is attached, include Exhibit# and name of document</p>	<p>< 30 ft. - The City of Monroe's (M) water line is directly across Hwy 594 from the property.</p> <p>On-site - Better Water Works (B) has tapped into the City of Monroe's water main across the street from the property, near Ouachita Parish High School. Their line crosses Hwy 594 and runs north from that point along the western boundary of the Millhaven Site.</p>						
4.	Size of potable water line closest to the site (inches in diameter)	12" - Both the City of Monroe and Better Water Works.						
5.	Static and residual pressures of the potable water line closest to the site	<table border="1"> <tr> <td>Static</td> <td>Residual</td> </tr> <tr> <td>M - 80 psi</td> <td>M - 60 psi</td> </tr> <tr> <td>B - 70 psi</td> <td>B - 40 psi</td> </tr> </table>	Static	Residual	M - 80 psi	M - 60 psi	B - 70 psi	B - 40 psi
Static	Residual							
M - 80 psi	M - 60 psi							
B - 70 psi	B - 40 psi							
6.	Source of potable water (lake, well, other source)	<p>M - Bayou DeSiard with Ouachita River as back-up</p> <p>B - Bayou DeSiard with Ouachita River as back-up</p>						
7.	Total potable water system capacity (millions of gallons per day)	<p>M - 20 mgd</p> <p>B - 1 mgd</p>						
8.	Current average daily use of the water system (millions of gallons per day)	<p>M - 12.5 mgd</p> <p>B - .5 mgd</p>						
9.	Peak demand (millions of gallons per day)	<p>M - 16 mgd</p> <p>B - .75 mgd</p>						
10.	Excess capacity of the existing water system (millions of gallons per day)	<p>M - 4 mgd</p> <p>B - .25 mgd</p>						

11.	Has a letter from the provider confirming the excess capacity been provided with this application? (YES/NO) If YES, include Exhibit# and name of document.	Yes Exhibit O2 - Letter Regarding Excess Water and Sewer Capacity - Millhaven Site
12.	Distance to closest elevated potable water storage tank (miles)	5.4 miles
13.	Capacity of closest elevated potable water storage tank (gallons)	3 million gallons
14.	Distance to the appropriate booster station (miles)	5.5 miles
15.	Is or will there be adequate pressure and flow at site to combat fires? (YES/NO)	Yes
16.	Has a plan to improve or upgrade the existing potable water system (including construction budget and schedule) been provided with this application? (YES/NO) If YES, include Exhibit# and name of document.	N/A
	If YES, can this plan be executed within 180 days? (YES/NO)	N/A
	If the plan can be implemented within 180 days, what is the basis for this assertion? Discussions with water company? Engineering schedule? Contractor discussions?	
	N/A	

B. Wastewater Infrastructure		
1.	Has a site map indicating the location of all existing wastewater utilities been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	Yes Exhibit P1 - Wastewater Infrastructure - Millhaven Site
2.	Provider of sewer service (company name, municipal name, etc.). Include name, address, phone number and contact name, as appropriate.	City of Monroe, Charles Westrom, Sewer Manager Telephone 318-329-3363
3.	Distance to the closest wastewater collection line to service the site (feet) (Note: Line must be within 2,500 ft or a construction plan and cost estimate must be attached.)	Lift station < 50 ft. from site
4.	Size of wastewater collection line closest to the site (inches diameter)	N/A - Lift station directly across the street from the site.
5.	Is there a force main at or near the site? (YES/NO)	Yes
6.	Capacity of nearest lift station (gallons/day)	200,000/gpd
7.	NPDES permit number of sewer provider	LA 0038741
8.	Total capacity of wastewater system (gallons/day)	30 mgd
9.	Current average daily use of wastewater system (gallons/day)	8 mgd
10.	Peak load on wastewater system (gallons/day)	20 mgd
11.	Excess capacity of wastewater system (gallons/day)	10 mgd

12.	Has a letter from the provider confirming the excess capacity been provided with this application? (YES/NO)	Yes Exhibit O2 - Letter Regarding Excess Water and Sewer Capacity - Millhaven Site
	If not, what is the basis for the excess capacity assertion?	N/A
13.	What are the pre-treatment requirements to discharge to the wastewater system? If lengthy, please include the pretreatment requirements as a separate attachment. If included as a separate document, please include Exhibit# and title of document here.	
	See Exhibit P2 - Sewer Pre-treatment Requirements - Millhaven Site.	

14.	Has a plan to improve or upgrade the existing wastewater system (including construction budget and schedule) been provided with this application? (YES/NO)	No	
	If YES, please include Exhibit# and title of document.		
	If YES, can this plan be executed within 180 days? (YES/NO)		N/A
15.	Has a plan to establish an on-site wastewater treatment facility been provided with this application? (YES/NO)	No	
	If YES, please include the Exhibit# and title of document.		

C. Electricity Infrastructure

1.	Has a site map, with the site clearly outlined, indicating the location of all existing electrical lines been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	Yes Exhibit Q - Electrical Site Map - Millhaven Site
2.	Local provider of electrical power (company name, address, phone and contact person, as appropriate)	Entergy La. Roderick Worthy P.O. Box 35803 West Monroe, La. 71294 Telephone: 318-329-5399 rworthy@entergy.com
3.	Distance to provider's nearest distribution line (feet)	approximately 1,100 feet
4.	Size of provider's nearest distribution line (kV)	13.8 KV
5.	Distance to nearest transmission line equal to or greater than 69 kV (miles)	Approximately 1.4 miles
6.	Is 3-phase service available at the site today? (YES/NO) (Note: If existing 3-phase service is not available at the site, certification will require submission of a formal cost estimate, construction plan and funding source to meet the minimum level of service within a timetable of 180 days or less.)	Yes
	If 3-Phase is NOT available at the site, include Exhibit# and title of document containing the plan to install 3-phase.	N/A
	What additional services are to be included with this upgrade?	N/A
	Can these plans be executed within 180 days? (YES/NO)	N/A
7.	Is 2-way feed available? (YES/NO)	No. But it could be provided.
8.	Peak load capacity available at site (MW)?	5.2 MVA available - 336 Al conductor
9.	Distance to nearest substation to serve the site (miles)	Approximately 1.9 miles
10.	Distance to the next closest substation to serve the site (miles)	Approximately 4.5 miles

D. Natural Gas Infrastructure		
1.	<p>Has a site map, with the site clearly outlined, indicating the location of all existing natural gas lines near/adjacent to the site been provided with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>Yes</p> <p>Exhibit R1 - Natural Gas Distribution Site Map - Millhaven Site</p>
2.	<p>Local supplier of natural gas (Company/agency name, address, phone and contact name, as appropriate)</p>	<p>Atmos Energy</p> <p>Raymond Browning 800 Delta Drive Monroe, La. 71203-6010 318-651-6328 318-355-1877 (cell) ray.browning@atmosenergy.com</p> <p>Robert Griffin 318-651-6313 robert.griffin@atmosenergy.com</p> <p>Mr. Brian Felger 1515 Poydras Street New Orleans, La. 70112 Telephone: 504-522-7771, Ext 105</p>
3.	<p>Distance to nearest distribution service line (NOT transmission line) (feet)</p>	<p>The line is on-site. Starting at the southwest corner of the property, it runs north along the western border for approximately 2,200 feet.</p>
4.	<p>Size of distribution service line (inches)</p>	<p>4 inches</p>
5.	<p>Pressure of distribution service line (psi)</p>	<p>83 psi</p>
6.	<p>If the distribution line is not on or immediately adjacent to the site, has a plan to extend the line (including construction budget and schedule) been provided with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>N/A</p>
	<p>If the line needs to be extended to the site, can this plan be executed within 180 days? (YES/NO)</p>	<p>N/A</p>
	<p>What is your basis for asserting that the plan can be completed in 180 days? Engineering/construction estimate? Letter from natural gas supplier? etc.</p>	
	<p>N/A</p>	

7.	Transmission provider of natural gas	CrossTex Energy	
8.	Distance to nearest transmission line (NOT distribution line) (miles)	<p>Approx. 0.35 miles west of the southwestern corner of the property.</p> <p>(Texas Gas Transmission has 26", 30" and 36" lines located approximately 0.75 miles west of the southwestern corner of the property. The max psi is 810.)</p> <p>Exhibit R2 - Natural Gas Transmission Infrastructure - Millhaven Site</p>	
9.	Size and pressure of transmission line (inches and PSI)	CrossTex - 3" - 150 psi	
10.	Are any known transmission or distribution upgrades or infrastructure improvements planned that will impact service to the site? (YES/NO)	No	

	List and describe services to be upgraded or improved.
	N/A
11.	Can these plans be executed within 180 days? (YES/NO) If so, what is the basis for this assertion?
	N/A

E. Local Product Pipeline Crossings

1.	<p>Do any pipelines of any type (natural gas, water, crude oil, etc.) cross the site? (YES/NO)</p> <p>If YES, has a site map, with the site clearly outlined, indicating the location of any existing or proposed underground (or above-ground) product pipelines been provided with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>Yes. Exhibit S - Pipeline Crossing - Millhaven Site</p>
2.	Pipeline owner	ATMOS Energy
	Primary contents of pipeline	Natural Gas - 6" and 4" lines
3.	Pipeline owner	N/A
	Primary contents of pipeline	N/A
4.	Pipeline owner	N/A
	Primary contents of pipeline	N/A
5.	Pipeline owner	N/A
	Primary contents of pipeline	N/A
6.	Pipeline owner	N/A
	Primary contents of pipeline	N/A

F. Telecommunications Infrastructure

1.	<p>Has a site map indicating the location of all existing telecommunications lines been provided with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>Yes</p> <p>Exhibit T1 - Telecommunication Infrastructure - AT&T - Millhaven Site</p> <p>Exhibit T2 - Telecommunication Infrastructure - CenturyLink - Millhaven Site</p>
2.	<p>Local provider of telecommunications services (Company, name, address, phone and contact name, as appropriate)</p>	<p>AT&T (AT&T) Stacy Welch, Engineer 301 Catalpa Street, 4th Floor, Monroe, La. 71201 318-398-1526</p> <p>CenturyLink (CL) Patrick "Clay" Anderson Account Manager - CLEC Sales Office 318.807.2282 Cell 318.376.2282 patrick.anderson@CenturyLink.com</p>
3.	<p>Distance to provider's nearest telecommunications line (feet)</p>	<p>AT&T lines are adjacent to the eastern and northern boundary of the property.</p> <p>CenturyLink has the ability to use (via lease agreements) these facilities and provide their services over AT&T's copper / fiber lines</p>
4.	<p>Distance to nearest central office (CO) serving the site (miles)</p>	<p>5 miles</p>
5.	<p>Is digital switching available at the site? (YES/NO)</p>	<p>Yes</p>
6.	<p>Is fiber optic cable currently available at the site? (YES/NO)</p>	<p>Yes</p>
7.	<p>Are T-1 lines available at the site? (YES/NO)</p>	<p>Yes</p>
8.	<p>Are T-3 lines available at the site? (YES/NO)</p>	<p>Yes</p>
9.	<p>Is cellular or PCS wireless service available at the site? (YES/NO)</p>	<p>Yes</p>

10.	Is satellite or commercial grade with an unobstructed view of the sky available at the site? (YES/NO)	Yes
11.	If a plan is underway to improve telecommunications at/near the site, has a copy of the plan to improve the existing telecom lines or systems (including construction budget and schedule) been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	No
	If a plan has been developed, which services are to be included:	
	N/A	
	Can these plans be executed within 180 days? (YES/NO) If YES, what is the basis for this assertion?	
	N/A	

G. Roadway Transportation Infrastructure

1.	Has the required site map, with the site clearly outlined, indicating the location of all existing roadways abutting or crossing the site been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	Yes Exhibit U - Roadway Transportation Infrastructure Map - Millhaven Site			
2.	Nearest roadway	Roadway number	Distance from site (road miles)	Number of lanes	Width of lanes
	Parish road	Huenefeld Road	0 - located on northern boundary	2	12' each
	State highway	LA Hwy. 594	0 - located on western boundary	2	12' each
	U.S. highway	US Hwy 80	1 mile north of property	2	12' each
		US Hwy 165	3 miles west of property	4	12' each
	North-south Interstate highway	Interstate 49 (I-49)	88 miles to the west		
East-west Interstate highway	Interstate 20 (I-20)	.5 mile to the south			

3.	Can parish road sustain HS20 capacities (3-4 axle vehicles, such as semi-trucks and trailers)? (YES/NO)		Yes
4.	What is the weight limit of the parish road?	80,000	
5.	Can state highway sustain HS20 capacities (3-4 axle vehicles, such as semi-trucks and trailers)? (YES/NO)		Yes
6.	What is the weight limit of the state highway?	80,000	
7.	Is access to site controlled by a traffic light? (YES/NO)		No
8.	Are there any known improvements planned for local roadways? (YES/NO). If YES, please complete the blocks below.		No
	Local roadway to be improved	Description of improvement, including controlling or funding authority	Schedule
	N/A	N/A	N/A
	N/A	N/A	N/A
	N/A	N/A	N/A

9.	Are there any known road improvements planned that will impact access to the Interstate highway? (YES/NO)	No
	If YES, how long will access to the interstate be impacted?	N/A
10.	Are any roadway improvements required to access the site? (YES/NO)	No
	If YES, please describe required improvements.	N/A
	If YES, is there a state or local commitment to making these improvements? (YES/NO)	N/A
11.	Do any rights-of-way need to be obtained to access the site? (YES/NO)	No
	If YES, please describe Right-of-Way needs.	N/A
	If YES, what is the time schedule for obtaining these rights-of-way?	N/A

H. Air Transportation Infrastructure

1.	Name and address of nearest commercial airport with scheduled passenger service	Monroe Regional Airport 5400 Operation Road, Monroe, La. 71203 318-329-2460 Cleve Norrell, Airport Director
2.	Distance in road miles to the nearest commercial airport	5.7 miles
3.	Average travel time to nearest commercial airport	5 minutes
4.	Number of air carriers serving nearest commercial airport	3
5.	Is direct international passenger service available at this airport? (YES/NO)	No
6.	Is international passenger service available within a two-hour flight? (YES/NO)	Yes
7.	Is international cargo service available? (YES/NO)	Yes

I. Rail Infrastructure

1.	Is the site currently served by rail? (YES/NO) (Is there a rail spur currently on the site or adjacent to the site?)	No Contact: Wayne Cooksey KCS Shreveport 318-676-6184
2.	Name of nearest freight railroad line	Kansas City Southern
3.	Distance to the nearest freight railroad line (miles)	Adjacent to the southern boundary of the property.
4.	Second closest freight railroad line	Union Pacific Railroad
5.	Distance to the second closest freight railroad line (miles)	2.75 miles
6.	Location of nearest intermodal rail yard	West Monroe (Ouachita Terminals, Inc. [OTI])
7.	Distance in rail miles to nearest intermodal rail yard	~9 miles
8.	If rail does not serve the site, has a plan to provide service (including construction budget, construction plan, and source of funding) been attached? (YES/NO)	No
	If YES, please include Exhibit# and title of document.	
	In what time frame (number of months) can rail service to the site be provided?	N/A
	What is the basis for this assertion? Engineering estimate? Letter from rail company? etc.	N/A
9.	If rail is not currently on or adjacent to the site, do rights-of-way (ROW) exist for extension of rail line to site? (YES/NO)	No
	Do these rights-of-way cross federal, state, or parish roadways? (YES/NO)	N/A
10.	What party is responsible for ongoing maintenance of line extended to the site?	N/A

J. Water Transportation Infrastructure

1.	Name, address, phone and contact name (as appropriate) of nearest shallow draft port	<p>Ouachita Terminals, Inc. Paul Trichel, Port Manager 101 Valley Road West Monroe, La. 71292 Telephone: 318-998-1271 ptrichel@ouachitaterminals.com</p> <p>Other area shallow draft ports (with channel depth, distance and docking access info):</p> <p>Port of Vicksburg Wayne Mansfield, Executive Director P.O. Box 820363 Vicksburg, MS 39182 Telephone: 601-631-0555 Depth: 12 feet. Distance in road miles: 70 miles Docking facilities available: Yes</p> <p>Port of Shreveport-Bossier Brenda Levinston, Deputy Port Director 6000 Doug Attaway Blvd Shreveport, LA 71135 Telephone: 318-524-2272 Depth: 9 feet. Distance in road miles: 121 miles Docking facilities available: Yes</p>
2.	Name of waterway at shallow draft port	Ouachita River
3.	What water depth is maintained at the port? (feet)	9'
4.	Distance in road miles to nearest shallow draft port	10.1 miles
5.	Does the site currently have barge docking facilities? (YES/NO)	Yes
6.	Name, address, phone and contact name (as appropriate) of nearest deepwater port	<p>Port of Greater Baton Rouge Jay Hardman, Executive Director 2425 Ernest Wilson Drive P.O. Box 380 Port Allen, La. 70767-0380 Telephone: 225-342-1660</p>
7.	Name of body of water at deepwater port	Mississippi River

9.	Distance in road miles to nearest deepwater port	184 miles
10.	Does the site currently have deepwater vessel docking facilities? (YES/NO)	Yes

K. Geography and Geological Assessment		
1.	<p>Has a U.S. Geological Survey quad map, with the site clearly outlined, been provided with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>Yes</p> <p>Exhibit B - US Geological Survey Quad Map - Millhaven site</p>
2.	<p>Has a Soils Conservation Service (SCS) map, with the site clearly outlined, been provided with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>Yes</p> <p>Exhibit V - Soil Conservation Service (SCS) map- Millhaven site</p>
3.	<p>Has a National Wetlands Inventory (NWI) map, with the site clearly outlined, been provided with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>Yes</p> <p>Exhibit X - National Wetlands Inventory (NWI) Map - Millhaven Site</p>

4.	Has a FEMA 100-year flood plain map, with the site clearly outlined, been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	Yes Exhibit Y - FEMA Flood Map - Millhaven Site
5.	Minimum topographical elevation (ft)	63' Exhibit Z - Topographical Map - Millhaven Site
6.	Maximum topographical elevation (ft)	71' Exhibit Z - Topographical Map - Millhaven Site
7.	Topographical variation (maximum elevation minus minimum elevation) (ft)	8' Exhibit Z - Topographical Map - Millhaven Site
8.	Indicate the general grade or percentage slope of the site.	flat, open land sloping to southeast
9.	Described the general terrain of the site (e.g., flat, gently rolling, greatly sloping, etc.).	flat
10.	Described the general type of vegetation on the site.	agricultural farmland - cotton, corn, soybeans, wheat

11.	Identify any bodies of water or wetlands on or abutting the site.	Identify authority with jurisdiction over water body.
	N/A	N/A
	N/A	N/A
	N/A	N/A
12.	Has a copy of a preliminary geotechnical study been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	<p>No - Not on Millhaven site.</p> <p>Yes - On adjacent property. The geotechnical study was performed by Professional Service Industries, Inc. on July 19, 1984, for the Ouachita Parish School Board for the Ouachita Parish High School located on La. Hwy. 594.</p> <p>Exhibit AA - Geotechnical Study for Ouachita Parish High School dated July 19, 1984 - Millhaven Site</p> <p>A geotechnical study for the subject site can be performed by Ardaman & Associate, Inc. Mr. James M. Belt, Branch Manager 7222 Greenwood Road, P.O. Box 19220, Shreveport, La. 71119 Telephone: 318-626-3673 Approximate cost: \$ 8,500.00</p> <p>Exhibit AB - Quote for Geotechnical Study from Ardaman & Associates - Millhaven Site</p>
	If YES, does the geotechnical study indicate that the site is compatible with industrial development? (YES/NO)	N/A
13.	Depth to groundwater (ft)	20 feet
14.	Suitability of soil for building and roadway substrate	Refer to Exhibit W1 – SCS Map - Soil Suitability for Small Commercial Buildings – Millhaven Site
		Refer to Exhibit W2 – SCS Map - Soil Suitability for Local Roads and Streets – Millhaven Site
		Refer to Exhibit W3 – SCS Map - Soil Suitability for Dwellings without Basements – Millhaven Site
15.	Is soil augmentation required? (YES/NO)	No
16.	Has a color aerial photo from the past 12 months , with the site clearly outlined, been provided with this application? (YES/NO)	Yes Exhibit C1 - Aerial photograph - Farm Overview - Millhaven Site
	If YES, please include Exhibit# and title of document.	Exhibit C2 - Aerial Photograph - Farm South to North - Millhaven Site

	<p>Exhibit C3 - Aerial Photograph - Farm Southeast to Northwest - Millhaven Site</p> <p>Exhibit C4 - Aerial Photograph - Looking North - Millhaven Site</p> <p>Exhibit C5 - Aerial Photograph - North looking South - Millhaven Site</p> <p>Exhibit C6 - Aerial Photograph Greater Ouachita Port - West to East - Millhaven Site</p>
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L. Environmental Assessment		
1.	<p>Has the required copy of the Phase I Environmental Assessment been included with this application? (YES/NO)</p> <p>If YES, please include Exhibit# and title of document.</p>	<p>Yes</p> <p>Mr. Kody Chase, M.S., Biologist PPM Consultants, Inc. 2508 Ticheli Road Monroe, La. 71292 Telephone: 318-323-7270</p> <p>Exhibit AC - Phase 1 Environmental Assessment - Millhaven Site</p>
2.	<p>Was the result from Phase I "No Further Action"? (YES/NO)</p> <p>If NO, what additional recommendations were made?</p>	<p>Yes</p>
3.	<p>Do the findings of Phase I require a Phase II? (YES/NO)</p>	<p>No</p>

	If YES, has a Phase II environmental assessment been completed? (YES/NO)	N/A
	If a Phase II has been completed, has a copy of the Phase II assessment executive summary been provided with this application? (YES/NO) If YES, please include Exhibit# and title of document.	N/A
	Was the result from Phase II "No Further Action"? (YES/NO)	N/A
4.	Has the LA Dept. of Fish and Wildlife determined that development will not impact any endangered species? (YES/NO) Please include Exhibit# and title of document.	Yes Exhibit AD - Department of Wildlife and Fisheries Endangered Species Letter - Millhaven Site
	Has the LA Dept. of Fish and Wildlife approved a plan to avoid impact to these species during development? (YES/NO)	No
5.	Has a wetlands delineation/determination been conducted for this site? (YES/NO) If a wetlands determination has been conducted, has a copy of the wetland delineation/determination been provided with this application? (YES/NO) If a copy has been included, please include Exhibit# and title of document.	Yes Exhibit AE - Wetlands Determination Report - Millhaven Site
	If a wetlands determination has been conducted, did it indicate the presence of jurisdictional wetlands and/or other waterways on site? (YES/NO)	No
	If jurisdictional wetlands are present, will they be excluded from the property to be certified or will they otherwise remain undeveloped? (YES/NO)	No
	Alternatively, will the jurisdictional wetlands be mitigated? (YES/NO)	No
6.	Has the Louisiana Office of Culture, Recreation and Tourism (CRT), Division of Historic Preservation (the federally-designated State Historic Preservation Office (SHPO)), determined that archeological or historical resources are present on the site? (YES/NO) Has the required State Historical Preservation Officer (SHPO) letter regarding the presence of historical or cultural artifacts on the site been provided with this application? (YES/NO) Please include Exhibit# and title of document.	See Exhibit AF - Historical and Cultural Artifacts Letter - Millhaven Site Yes Exhibit AF - Historical and

		Cultural Artifacts Letter - Millhaven Site
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Required Documents/Exhibits List

- 1. U.S. Geological Survey quad map with the site outlined
- 2. Color aerial photo from the past 12 months **with the site outlined**
- 3. Boundary survey (including rights-of-way and easements)
- 4. Copy of the deed or other documents, including parish, state or federal ordinances, that would restrict construction or operations at the site of any type.
- 5. Topographical map **with the site outlined**
- 6. Roster of owners
- 7. Site map, **with the site outlined**, indicating the location of all existing roadways abutting and/or crossing the site
- 8. Site map, **with the site outlined**, indicating location of existing water, wastewater, electrical, natural gas, telecommunications and other utilities lines
- 9. USDA Natural Resources Conservation Service Web Soil Survey map **with the site outlined**
- 10. National Wetlands Inventory (NWI) map **with the site outlined**
- 11. If 10% or more of a site is thought to be wetlands, a wetlands delineation must accompany submission. (It must be completed by a Professional Wetlands Scientist (PWS) or, as a minimum, someone who has been thru the Army Corps' Wetland Delineation course.)

The submitted wetlands delineation does not have to be a "jurisdictional wetlands determination," that is, a delineation officially approved by the Corps of Engineers. Nor is a Corps of Engineers 404 wetlands permit required. However, if a permit or jurisdictional wetlands delineation has been completed, a copy of the wetland determination or Corps of Engineers wetlands permit should be submitted with the application.
- 12. FEMA flood plain map **with the site outlined**
- 13. Phase I environmental assessment (must be within the last 5 years for active sites and no older than 10 ten years for sites with no prior use other than agriculture/farming.)
- 14. If a Phase II environmental assessment has been completed, a copy of a Phase II assessment report in its entirety.
- 15. La. Dept. of Fish and Wildlife (LDFW) determination – A letter from LDFW indicating that development will or will not impact any endangered species.
- 16. State Historical Preservation Officer (SHPO) letter regarding the presence of historical or cultural artifacts on the site. The letter from SHPO will indicate that the site is cleared or may indicate that further evaluation is required.

Desired Documents List

- 17. Copy of the deed, if not required above
- 18. Copy of title abstract
- 19. Copy of the latest property assessment from the parish assessor
- 20. Copy of a geotechnical study for the site or any nearby property
- 21. If applicable, a plan to improve or upgrade the existing potable water system to meet 50 thousand gal./day certification threshold (including construction budget & schedule)
- 22. Letter from the local water provider confirming excess potable water capacity.
- 23. If applicable, a plan to improve or upgrade the existing wastewater system to meet 50 thousand gal./day certification threshold (including construction budget & schedule)
- 24. If applicable, a plan to extend existing electrical lines, or upgrade current system, to meet 3-phase certification threshold (including construction budget & schedule)
- 25. If applicable, a plan to extend the natural gas line (including construction budget & schedule)
- 26. If applicable, a plan to extend and/or improve the existing telecom lines or systems to meet certification threshold (including construction budget & schedule)
- 27. If applicable, a plan to provide service rail service to the site (including construction budget and schedule)