

Exhibit J. Calhoun Technology Park - South Site Potable Water Infrastructure Upgrade Letter & Map



Calhoun Technology Park - South Site Potable Water Infrastructure Upgrade Letter & Map

Calhoun Technology
Park - South Site
Ouachita Parish, LA

NLEP



LEGEND

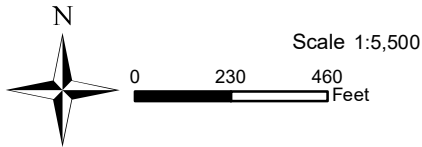
- Site Boundary
- Proposed 250,000 GPD Water Well
- Proposed 350,000 Water Storage Tank
- Existing Roadway
 - US Highway
 - Local Roads
 - Railroad
 - Stream



P:\216269\005 - Calhoun Sites\Calhoun South Site\CAD\GIS templates\GIS\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>.
3. Utility information from visual inspection and/or the individual utility operators. Exact field location has not been determined by survey. The lines shown are an approximate representation only and may have been offset for depiction purposes.
4. 2015 aerial imagery from USDA-APFO National Agricultural Inventory Project (NAIP) and may not reflect current ground conditions.
5. Proposed potable water upgrade shown is for representational purposes only, depicting the intent of the cost estimate provided with this exhibit to meet LED minimum requirements, and is subject to revision.



Date:	2/20/2019
Project Number:	216269
Drawn By:	DWC
Checked By:	TMK



Calhoun Technology Park – South Site Potable Water Infrastructure Upgrade Letter & Map



CSRS, INC.
6767 Perkins Road, Suite 200
Baton Rouge, Louisiana 70808

Phone: (225) 769-0546
Fax: (225) 767-0060

February 20, 2019

Ms. Liz Pierre
North Louisiana Economic Partnership
333 Texas Street, Suite 411
Shreveport, Louisiana 71101

Re. Calhoun Technology Park – South Site Potable Water System Cost Estimate
CSRS Job No. 216269

Dear Ms. Pierre:

According to correspondence with local utility officials, the Calhoun Technology Park - South Site located in Ouachita Parish, Louisiana has access to a 6-inch potable water line but the line does not have capacity to service the site. In order to provide adequate potable/process water supply the construction of a water well and storage tank on site is required.

A potable water treatment facility would need to be constructed on this site to service the property. In March 2017 Lazenby & Associates created a sample layout and cost estimate detailing the cost to do the engineering work needed for construction of the system as well and the cost of constructing the system itself. An on-site facility capable of providing service to the site would include a 350,000-gallon water storage tank and 250,000 GPD potable water well. The cost of these infrastructure upgrade is estimated to be approximately \$1,200,000.

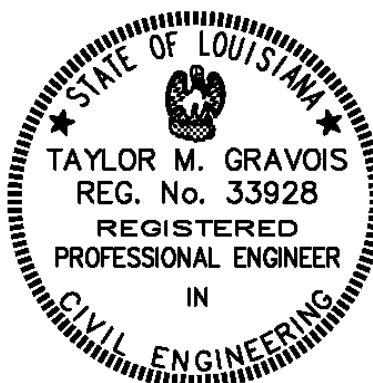
Please note this estimate does not include engineering, required rights of way, environmental impacts, or operation and maintenance costs. This cost estimate was prepared with the best information available at the time of certification. The actual costs can vary based on the availability of material,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

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



Calhoun South Site
Potable Water Cost Estimate
Job No. 216269

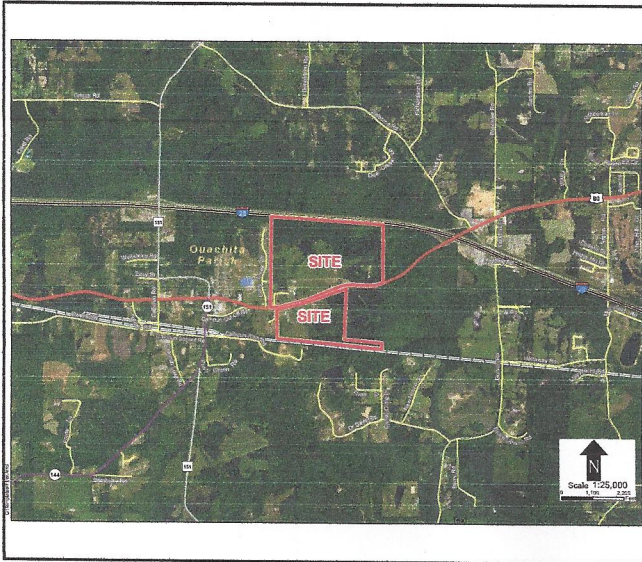
Rough Order of Magnitude Cost Estimate					
Item No.	Description	Unit	Est. Quantity	Unit Price	Extension
1	175 GPM (250,000 GPD) Water Well with Piping, Electrical, Controls and Pneumatic Tank	Each	1	\$ 600,000.00	\$ 600,000.00
2	350,000 gal Ground Storage Tank w/ Booster Pump, Rechlorination, Electrical & Controls	Each	1	\$ 400,000.00	\$ 400,000.00
Subtotal:					\$ 1,000,000.00
20% Contingency₁:					x 1.20
Rough Order of Magnitude (ROM):					\$ 1,200,000.00

Footnotes:

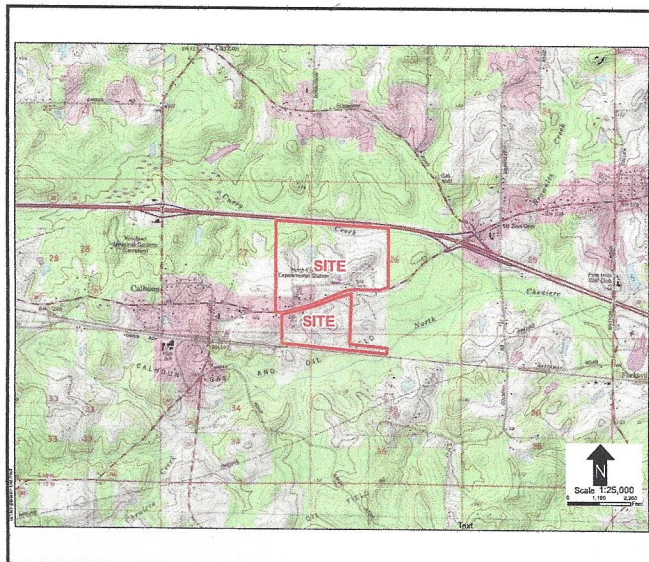
- 1.) Does not include costs for engineering, permitting, or general project management.
- 2.) This cost estimate was prepared with the best information available at the time of certification.
- 3.) Actual costs can vary based on availability of material, site conditions, and labor.
- 4.) Cost estimate based off of layout and cost estimate provided by L&A, Inc. dated March 24, 2017

Water Utility Provider Questionnaire (page 1 of 2)

Site Name: Calhoun Tech Park
CSRS Project ID: 216269



Site Map 1



Site Map 2

Date:

Provider Name:

Address:

City:

State:

Zip Code:

Name:

Phone:

Email:

Title:

Is potable or process water currently available at this site? ☒ Yes ☐ No

What is the distance (feet) to the nearest potable or process water distribution line to service this site? (feet)

What is the size (inches in diameter) of the nearest line? 6 (inches)

What are the pressures of the water line at or nearest to this site? Static: 50 psi Residual:

Source of potable or process water (lake, well, other source)

What is the total potable/process capacity of the existing water system in millions of gallons per day (MGD)? unknown

What is the current average daily use of the existing water system in millions of gallons per day (MGD)? unknown

What is the peak demand on the existing water system in millions of gallons per day (MGD)? unknown

What is the excess capacity of the existing water system in millions of gallons per day (MGD)? 400 Gallons / day

Capacity of closest elevated potable water storage tank (gallons): 3500 gal

Distance to closest elevated potable water storage tank (miles): 300' Distance to appropriate booster station (miles): 3000'

Is or will there be adequate pressure and flow at site to combat fires? ☒ Yes ☐ No

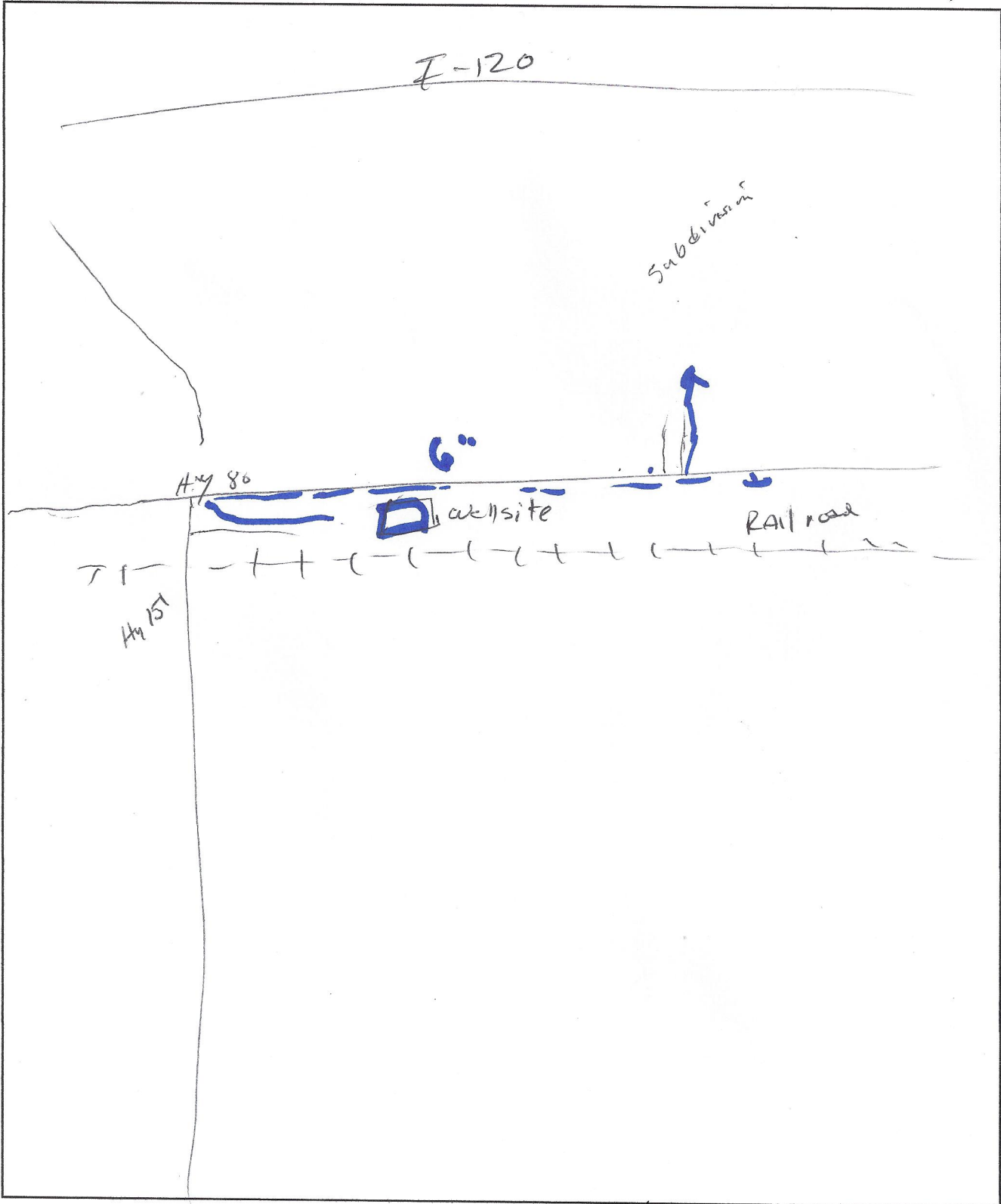
Is a plan underway to improve services at or near this site within the next year? If so, please provide anticipated upgrades, location, and time for implementation.

Installing new storage tank and variable speed pump

Water Utility Provider Questionnaire (page 2 of 2)

Site Name: Calhoun Tech Park
CSRS Project ID: 216269

Please provide a map of existing utilities near the site. (click in area to insert image)



Submit Form