

## Exhibit II. Progress Point Site Executive Summary Table & Buildable Area Options



# Progress Point Site Executive Summary Table for Total Build-out (Option 3)



Progress Point Site Cost & Construction Schedule Projections																		
Activity Description			Extension	Duration - Months	Start	Finish	2019				2020				2021			
							Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Natural Gas	\$	400,000.00	\$	400,000.00	18 months	2019-Q1	2020-Q2											
Tapping Station Installation <sub>1</sub>	\$	400,000.00	\$	400,000.00	18 months	2019-Q1	2020-Q2											
Interior Roadway <sub>2</sub>	\$	583,266.11	\$	1,128,352.42	12 months	2019-Q1	2020-Q2											
Option 1: Concrete Roadway	\$	1,128,352.42	\$	1,128,352.42	12 months	2019-Q1	2020-Q2											
Option 2: Asphalt Roadway	\$	583,266.11	\$	583,266.11	12 months	2019-Q1	2020-Q2											
Wastewater	\$	1,062,512.50	\$	1,139,475.00	6 months	2019-Q3	2019-Q4											
Option 1: On-site Treatment <sub>3</sub>	\$	1,062,512.50	\$	1,062,512.50	6 months	2020-Q1	2020-Q2											
Option 2: System Tie-in <sub>4</sub>	\$	1,139,475.00	\$	1,139,475.00	6 months	2019-Q3	2019-Q4											
Potable Water	\$	600,000.00	\$	3,600,000.00	18 months	2019-Q4	2021-Q1											
Option 1: Tie in to existing line <sub>5</sub>	\$	600,000.00	\$	750,000.00	12 months	2019-Q2	2021-Q1											
Option 2: On-site treatment <sub>6</sub>	\$	1,100,000.00	\$	3,600,000.00	18 months	2019-Q4	2021-Q1											
Total:			\$	2,645,778.61	\$	6,267,827.42	27 months	2019-Q1	2021-Q1									

x1.20 Contingency

**Rough Order Magnitude (ROM) \$ 3,180,000.00 \$ 7,530,000.00**

## Comments:

- 1.) Tapping station is required to supply the site with gas from the transmission line that runs through the site.
- 2.) Roadway options based on recommendations in Geotechnical report and site development plans provided by client and from "Preliminary Construction Plans for Progress Point Development" from Fenstermaker & Associates.
- 3.) On-site treatment option to discharge treated water into the Amaco Branch Canal.
- 4.) System tie-in option to include upgrading pump station downstream of site to be able to handle capacity from the site.
- 5.) Cost of line extension provided by Louisiana Water Company. The water line was based off of the original site development provided to the from Iberia Economic Development Agency (IEDA).
- 6.) Range of values used for on site treatment is to take into account of the high iron and manganese content within the Chicot Aquifer. The levels are inconsistent across the Aquifer and a test well would be needed to determine the level of treatment need to lower levels below the SMCLs required by the U.S Environmental Protection Agency.

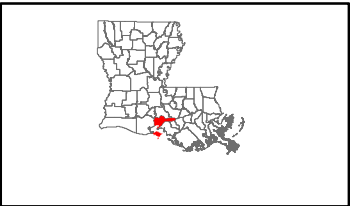




# Progress Point Site Buildable Area Option 1 Map

Progress Point Site  
Iberia Parish, LA

One Acadiana



Iberia Parish

## LEGEND

- Site Boundary (45.29 Ac. ±)
- Total Buildable Area (42.95 Ac. ±)
- Existing CLECO Three Phase Electric Line
- Existing CLECO Single Phase Electric
- Existing AT&T Fiber Optic Telecommunications Line
- Proposed LWC Potable Water Line
- Proposed Wastewater Line Extension
- Existing Iberia Parish 8" Wastewater Line
- Existing Natural Gas

## Major Roads

### Existing Roadway

- Interstate
- US Highway
- 4-Lane State Highway
- Urban State Highway
- Rural State Highway
- Local Roads



Date:	6/5/2018
Project Number:	214002
Drawn By:	EEB
Checked By:	TMK



- 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. 2015 aerial imagery from USDA-APFO National Agricultural Inventory Project (NAIP) and may not reflect current ground conditions.
  4. This map was created utilizing existing and proposed right of ways, servitudes, and easements.



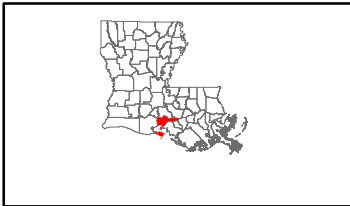
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# Progress Point Site Buildable Area Option 2 Map

Progress Point Site  
Iberia Parish, LA

One Acadiana



Iberia Parish

LEGEND

- Site Boundary (45.29 Ac. ±)
- Total Buildable Area (39.31 Ac. ±)
- Iberia Parish Government Future Roadway
- Existing CLECO Three Phase Electric Line
- Existing CLECO Single Phase Electric
- Existing AT&T Fiber Optic Telecommunications Line
- Proposed LWC Potable Water Line
- Proposed Wastewater Line Extension
- Existing Iberia Parish 8" Wastewater Line
- Existing Natural Gas

Major Roads

Existing Roadway

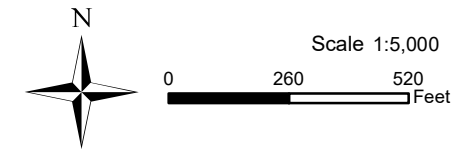
- Interstate
- US Highway
- 4-Lane State Highway
- Urban State Highway
- Rural State Highway
- Local Roads



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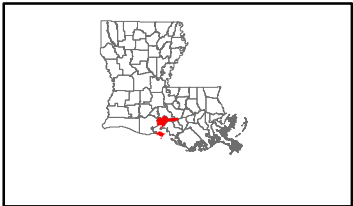




# Progress Point Site Buildable Area Option 3 Map

Progress Point Site  
Iberia Parish, LA

One Acadiana



Iberia Parish

## LEGEND

- Site Boundary (45.29 Ac. ±)
- Total Buildable Area (35.35 Ac. ±)
- Existing CLECO Three Phase Electric Line
- Existing CLECO Single Phase Electric
- Existing AT&T Fiber Optic Telecommunications Line
- Proposed LWC Potable Water Line
- Proposed Wastewater Line Extension
- Existing Iberia Parish 8" Wastewater Line
- Existing Natural Gas
- Iberia Parish Government Future Roadway

## Major Roads

### Existing Roadway

- Interstate
- US Highway
- 4-Lane State Highway
- Urban State Highway
- Rural State Highway
- Local Roads



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0 260 520 Feet