CSRS
IMAGINE SHAPE DELIVER

Exhibit B. Livingston Industrial Park FEMA Flood Plain Mitigation Plan Letter

CSRS, INC.
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Baton Rouge, Louisiana 70808
Phone. (225) 769-0546
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December 10, 2013

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

Re. Livingston Industrial Park Site
CSRS Job No. 212161.009

Dear Mr. Cavanaugh:

According to the FEMA Digital Flood Insurance Rate Map (DFIRM) panel nos. 22063C0140E and 22063C0145E of Livingston Parish, Louisiana, effective April 3, 2012, the Livingston Industrial Park Site near the intersection of US 190 and LA 1024 is located in Flood Zone "A" (No base flood elevations determined). In addition, according to the FEMA Effective DFIRM map provided on the LSU AgCenter website (http://maps.lsuagcenter.com), the site is located in flood zone A. A determination was requested from the US Army Corps of Engineers (USACE), who determined a BFE of elevation 48 feet (determination attached). The LiDAR contours downloaded from LSU's ATLAS site indicate that the site ranges in elevation from 40 feet to 48 feet, however, the majority of the developable property on the site is at elevation 44 feet.

In order to raise twenty-five (25) contiguous acres to one foot above the BFE of 48 feet, approximately 201,667 cubic yards of in-place select fill will be required, thus bringing the twenty-five (25) contiguous acres to an elevation of 49 feet. The estimated construction cost for importing select fill embankment is $2,565,004.40 and $1,821,051.51 for suitable embankment material excavated on-site; however, these costs can vary based on the availability of material, market conditions, and site conditions. This task can be accomplished in 180 days.

Alternatively, a building can be raised above the base flood elevation (BFE) of 48 feet without raising the elevations of the paved and unpaved surfaces at a potential cost savings. The estimated construction cost per square foot to raise a slab on grade building pad to the BFE of 48 with select imported material is approximately $1.88 per square foot of building. Again, these costs can vary based on the availability of material, market conditions, and site conditions.

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

STATE OF LOUISIANA
TAYLOR M. GRAVOIS
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PROFESSIONAL ENGINEER IN CIVIL ENGINEERING

DEPARTMENT OF THE ARMY
NEW ORLEANS DISTRICT, CORPS OF ENGINEERS
P.O. BOX 60267
NEW ORLEANS, LOUISIANA 70160-0267

REPLY TO
ATTENTION OF:

November 26, 2013

Programs and Project Management Division
Projects and Restoration Branch

Ms. Paula Rushing
Livingston Parish
Post Office Box 427
Livingston, Louisiana 70754

RE: File # 9155

Dear Ms. Rushing:

This letter is in reference to the e-mail you sent on November 22, 2013, requesting a flood hazard determination for a site at Hwy 190 in Livingston Parish, Louisiana.

Enclosed is a portion of the Digital Flood Insurance Rate Map (DFIRM) identifying the location of the site. Information from this map and preliminary hydraulic investigations indicate that the site is located in Zone A with an associated base flood elevation of +48' North American Vertical Datum - (NAVD).

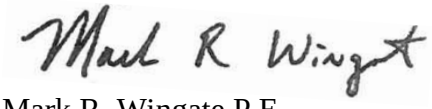
The U.S. Army Corps of Engineers (USACE) provides engineering advice to local interests for their use in planning to reduce the risk of flooding through the Floodplain Management program. This service is provided to state, parish, and local governments at no charge. Using available data, USACE provides this service in the form of Base Flood Elevation (BFE) assessments, which is the computed elevation to which floodwater is anticipated to rise during the base flood. The base flood elevations provided should be used for planning purposes only and should not be used to support letters of map change.

Although USACE provides base flood elevation assessments for the 100-year flood event, this does not guarantee that the location of interest will not experience flooding. Furthermore, even though USACE assigns base flood elevations for specific locations within the corresponding floodplain, the assessment is a conservative recommendation which should be used for planning purposes and may be beneficial when used in conjunction with determinations made by FEMA, qualified Surveyors, or Parish/City floodplain administrators to determine final design elevations.

The official base flood elevation provided to property owners is determined by the local governing entity that holds jurisdiction over the location of the property since the local floodplain administrator may have a greater extensive knowledge and understanding of the floodplains, floodways, and flood hazards within their city or parish.

We encourage you to contact the FEMA Mapping Center with any questions about the flood maps, the data used to produce the flood maps, or product availability. For more information about the FEMA mapping center, please visit their website at www.msc.fema.gov/ or contact a representative directly using the contact number (877) 336-2627.

Sincerely,



Mark R. Wingate P.E.
Chief, Projects and Restoration Branch

Enclosure(s)

T6S R4E

Zone AE

22063C0140E

Zone A

9155 (+48')

Livingston
PARISH

N CORBIN AVE

INDUSTRIAL PARK DR

ILLINOIS CENTRAL

FLORIDA BLVD

US-190

Zone X

Zone A

20

21

28

29

48

47

46