

Exhibit V. Beauregard Airport Industrial
Site FEMA 100 Year Flood Plain Fill Letter
& Map



Beauregard Airport Industrial Site FEMA 100 Year Flood Plain Fill Letter



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

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

October 20, 2016

Mrs. Avon Knowlton
SWLA Economic Development Alliance
4310 Ryan Street
Lake Charles, LA 70602

Re. Beauregard Airport Industrial Site
CSRS Job No. 214135

Dear Mrs. Knowlton:

According to the FEMA Digital Flood Insurance Rate Map (DFIRM) panel no. 22011C0205E and 22011C0225E of Beauregard Parish, Louisiana, effective November 26, 2010, the Beauregard Airport Industrial Site located along Highway 190 is primarily located in Flood Zone "X". In addition, according to the FEMA Effective DFIRM map, dated January 29, 2016, provided on the LSU AgCenter website (<http://maps.lsuagcenter.com>), the site is located in Flood Zone "X". The LiDAR contours downloaded from LSU's ATLAS site indicate that the site ranges in elevation from 169 feet to 199 feet, however, the mean elevation of the developable property on the site is at elevation 188 feet.

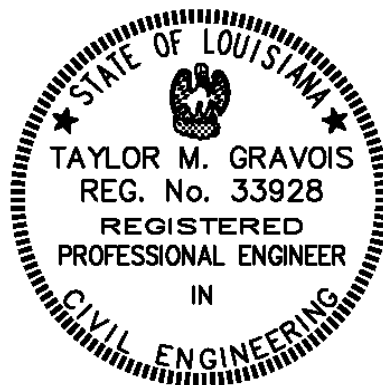
Although the site is primarily located in Flood Zone "X", approximately 72.55 acres are located in Flood Zone "A" and 8.04 acres are located in Flood Zone "AE". The base flood elevation (BFE) was determined by the United States Army Corps of Engineers (USACE) and ranges from 173 to 182 feet. According to Beauregard Parish code of ordinances, the minimum finish floor elevation (FFE) must be at or above the BFE. Therefore, fill will not be required in order to raise 25 contiguous acres of Flood Zone "X" to the FFE.

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.

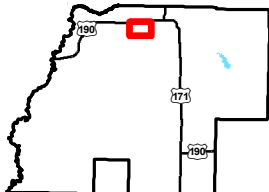
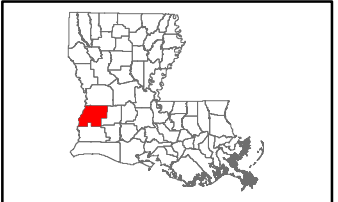
Taylor M. Gravois, PE, PLS



Beauregard Airport Industrial Site 100 Year Flood Plain Map

FEMA Flood Map- Effective
Beauregard Airport Industrial Site
Beauregard Parish, LA

SWLA EDA



Beauregard Parish

LEGEND

- Site Boundary (1,187.59 Ac. ±)
- Sample 25 Acre Site Pad

Effective Flood Zones

A (100-year with no Base Flood Elevation)

AE (100-year with Base Flood Elevation)

X (area outside of 100-year)

Base Flood Elevation Line

Base Flood Determination

Ground Elevation Contours

Existing Roadway

US Highway

Rural State Highway

Local Roads

Railroad

Stream

Site Details

Appx. Site Size: 1187.59 Ac. ±
Area in 1% Flood Zone: 80.59 Ac. ±



Date: 10/19/2016

Project Number: 214135

Drawn By: TMK

Checked By: JAY



6767 Perkins Road Suite 200 Baton Rouge, LA 70808
Telephone: 225 769-0546 Fax: 225 767-0060
www.csrsonline.com

P:\214135\SWLA Certified Sites\CAD\GIS templates\GIS\Exhibit V. Beauregard Airport Industrial Site FEMA 100 Year Flood Plain Map.mxd
Kansas City Southern Railway Company

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. 2015 aerial imagery from USDA-APFO National Agricultural Inventory Project (NAIP) and may not reflect current ground conditions.
4. Effective FIRM Flood data provided by FEMA Flood Map Service Center (msc.fema.gov), FIRM panel no. 2201C0205E and 22011C0225E effective 11/26/2010.



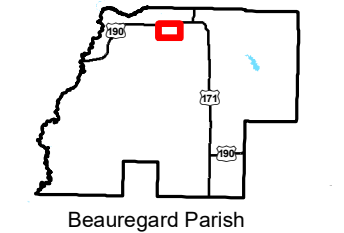
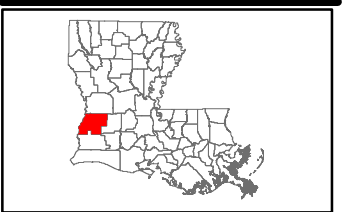
Scale 1:16,000

0 850 1,700 Feet

Beauregard Airport Industrial Site 100 Year Flood Plain Map

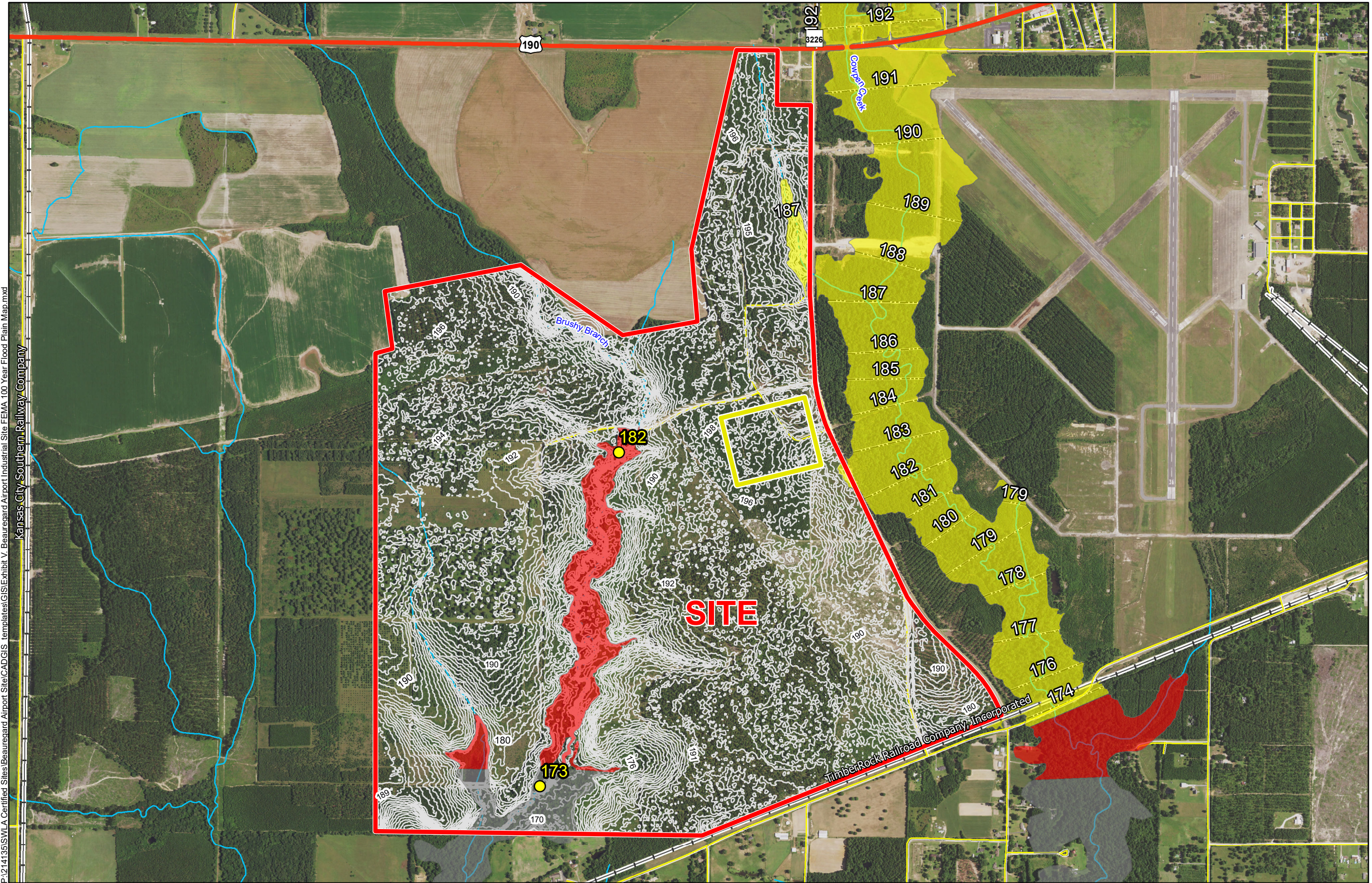
FEMA Flood Map - Preliminary
Beauregard Airport Industrial Site
Beauregard Parish, LA

SWLA EDA



LEGEND

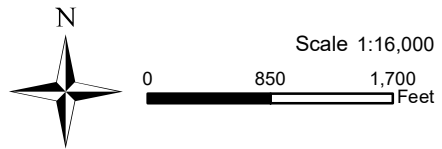
- Site Boundary (1,187.59 Ac. ±)
- Sample 25 Acre Site Pad
- Preliminary Flood Zones**
 - A (100-year with no Base Flood Elevation)
 - AE (100-year with Base Flood Elevation)
 - No Data
 - X (area outside of 100-year)
- Base Flood Elevation Line
- Base Flood Determination
- Ground Elevation Contours
- Existing Roadway**
 - US Highway
 - Rural State Highway
 - Local Roads
 - Railroad
 - Stream




P:\214135\SWLA Certified Sites\Beauregard Airport Site\CAD\GIS templates\GIS\Exhibit V. Beauregard Airport Industrial Site FEMA 100 Year Flood Plain Map.mxd
Kansas City Southern Railway Company

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. 2015 aerial imagery from USDA-APFO National Agricultural Inventory Project (NAIP) and may not reflect current ground conditions.
4. Preliminary FIRM Flood data provided by LSU AgCenter GIS Web Application (<http://maps.lsuagcenter.com/floodmaps/>), DFIRM panel no. 22011C0205F dated 02/29/2016





SWLA ECONOMIC DEVELOPMENT
ALLIANCE

Date:	10/20/2016
Project Number:	214135
Drawn By:	TMK
Checked By:	JAY



CSRS
IMAGINE SHAPE DELIVER

6767 Perkins Road Suite 200 Baton Rouge, LA 70808
Telephone: 225 769-0546 Fax: 225 767-0060
www.csrsonline.com



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

REPLY TO
ATTENTION OF:

August 5, 2016

Programs and Project Management Division
Projects and Restoration Branch

Ms. Kay Franklin
Beauregard Parish Police Jury
Post Office Box 310
Deridder, Louisiana 70634

**Beauregard Airport
Industrial Site FEMA 100
Year Flood Plain Fill
Letter & Map**

RE: File # 11624

Dear Ms. Franklin:

This letter is in reference to the fax you sent on August 4, 2016, requesting a flood hazard determination for a site at Beauregard Airport Industrial Site 1 located in Section 11 of Township 3 south, Range 10 west in Beauregard 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 +182' 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.

If you require any additional information concerning the above, feel free to call David Bradley at (504) 862-2906.

Enclosure(s)



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

REPLY TO
ATTENTION OF:

August 5, 2016

Programs and Project Management Division
Projects and Restoration Branch

Ms. Kay Franklin
Beauregard Parish Police Jury
Post Office Box 310
Deridder, Louisiana 70634

RE: File # 11625

Dear Ms. Franklin:

This letter is in reference to the fax you sent on August 5, 2016, requesting a flood hazard determination for a site at Beauregard Airport industrial Site 2 located in Section 11 of Township 3 south, Range 10 south in Beauregard 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 +173' 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.

If you require any additional information concerning the above, feel free to call David Bradley at (504) 862-2906.

Enclosure(s)

