

Greensburg, Louisiana

Location

St. Helena Industrial Park #3

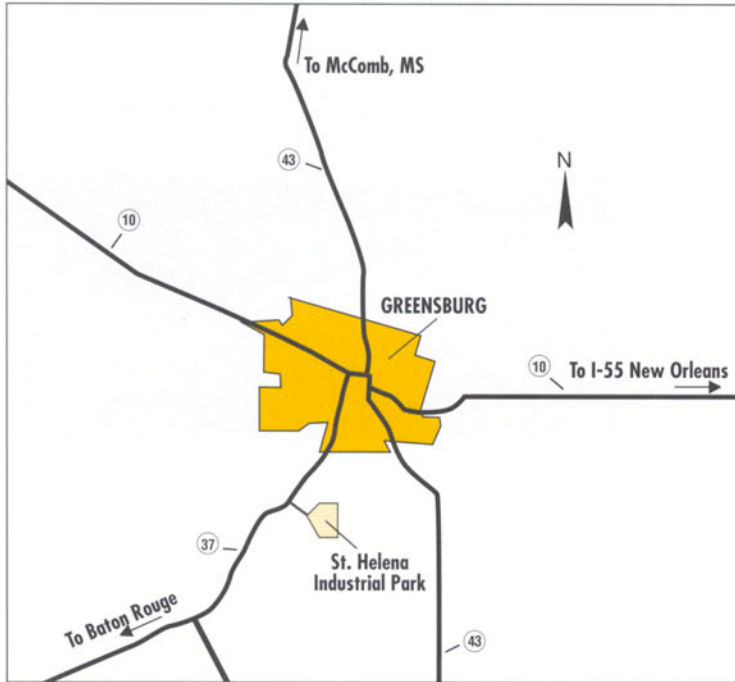
Site

St. Helena

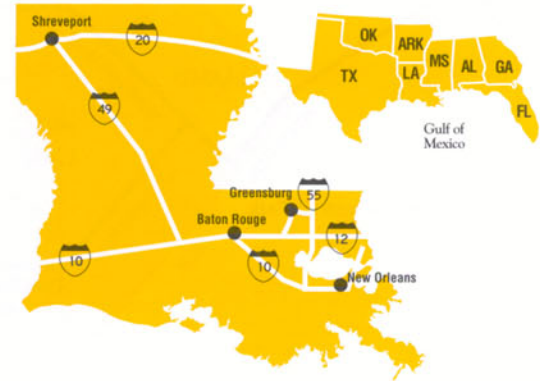
Parish



Louisiana's Electric Cooperatives

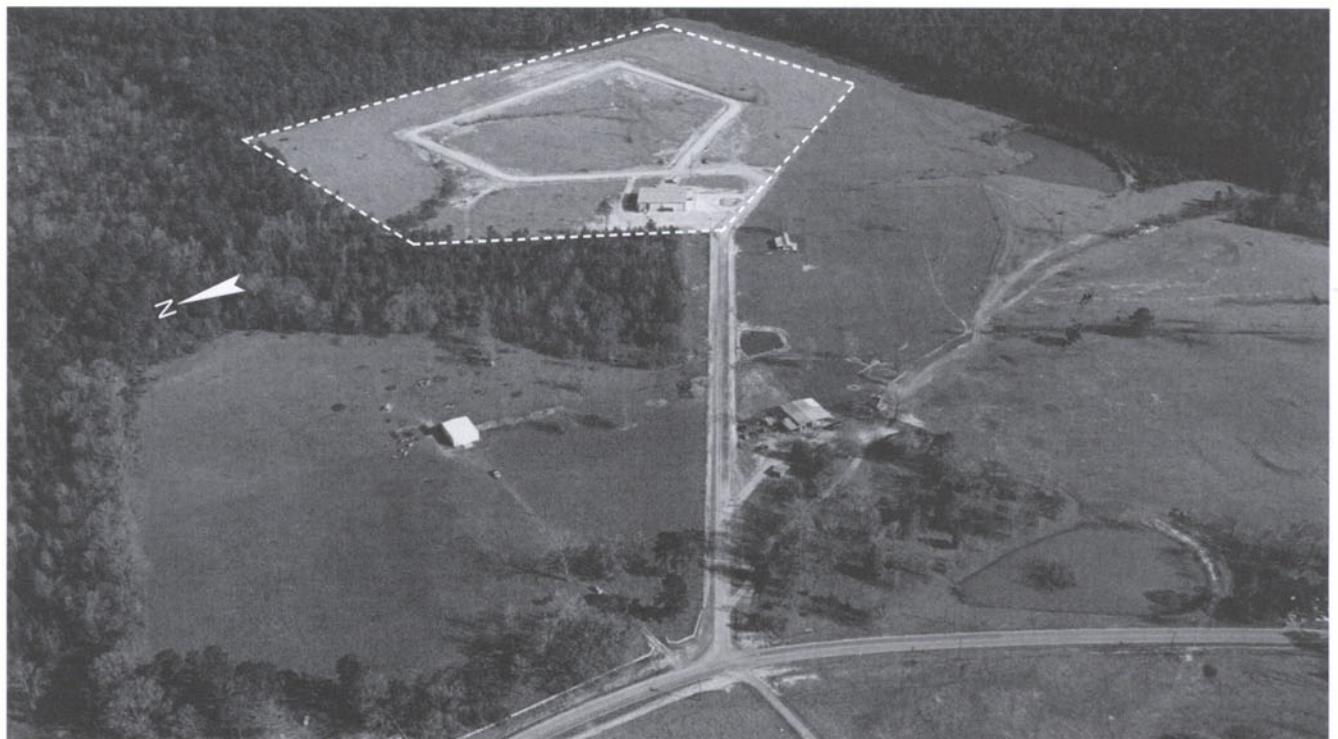


1



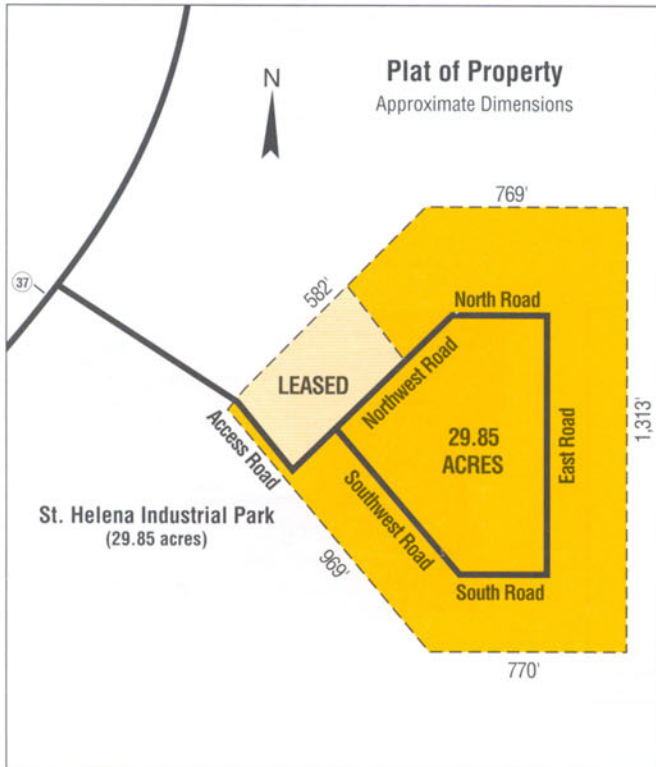
The St. Helena Industrial Park is prime industrial property located in Greensburg, Louisiana approximately 55 miles northeast of Baton Rouge. The industrial park is adjacent to State Highway 37 and only 7 miles to Interstate 55. All utilities including water, sewer and electricity are available within the industrial park.

1 The area map illustrates the site's location and the surrounding transportation network.



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2 The aerial photograph shows the entire 30 acre industrial park which is located in an Enterprise Zone.



This photograph shows prime industrial land in the 30-acre park.



The above photograph shows the access road leading to the tracts available for development.

SPECIFICATIONS

LOCATION

City:
Greensburg, Louisiana
Parish:
St. Helena
Site Located in City Limits:
No (1/2 mile)
Sections:
2
Townships:
3S
Range:
5S
Nearest City of 25,000 or More Population:
Hammond, Louisiana (30 miles)

CHARACTERISTICS

Total Acres in Site:
29.85 Acres
Available Acreage:
27 Acres
Acres in Largest Tract Available:
27 Acres
Sale Price:
\$3,400 per acre
Topography/Slope:
Gently Sloping
Soil Boring Information Available:
No
Percent of Total Site Subject to Flooding:
None
Zoning Classification:
None

UTILITIES AND SERVICES

Electricity
Distance to 3-Phase Electric Power:
On Site
Distributor:
DEMCO
Transmission Company:
Cajun Electric Power Cooperative, Inc.
Natural Gas
Distance to Nearest Main:
On Site
Size of Main:
2"

Pressure:
38 psi
Distributor:
Town of Greensburg
Transmission Company:
United Gas Pipeline
Water
Distance to Nearest Main:
On Site
Size of Main:
6"
Static Pressure:
50 psi
Distance to Nearest Elevated Water Tank:
1 mile
Tank Capacity:
50,000 gallons
Sanitary Sewer
Distance to Nearest Sanitary Service:
On Site
Sewer Main Diameter:
8"
Domestic Sewage Treatment Type:
Lagoon
Fire Protection
Available:
Yes
Suppliers:
Greensburg Volunteer
Fire Insurance Rating:
7

TRANSPORTATION

Highway
Distance to Nearest Interstate Highway Access:
7 miles
Name of Highway:
I-55
Type of Roadway System Adjacent to the Site:
State Highway 37
Legal Load Limit:
80,000 lbs.

Rail
Distance to Nearest Rail Service:
10 miles
Rail Service Provided By:
Illinois Central Railroad

Water

Distance to Nearest Navigable Waterway:
35 miles
Depth:
16 feet
Width:
1,000 feet
Name of Waterway:
North Pass
Distance to Nearest Deepwater Port:
55 miles
Name of Port:
Port of Baton Rouge
Air
Distance to Nearest Major Commercial Airport:
55 miles
Name of Airport:
Baton Rouge
Runway Length:
6,900 feet
Distance to Nearest General Aviation Airport:
35 miles
Name of Airport:
Hammond Airport
Runway Length:
5,000 feet

Owner of Property:
St. Helena Parish Industrial District

CONTACT:

Cajun Electric Power Cooperative, Inc.
Economic Development Department
P.O. Box 15540
Baton Rouge, LA 70895
(504) 291-3060
(504) 296-1746 (FAX)

Manager
Dixie Electric Membership Corporation (DEMCO)
P.O. Box 15659
Baton Rouge, LA 70895
(504) 261-1221

St. Helena Parish Economic Development Committee
P.O. Drawer 486
Greensburg, LA 70441
(504) 222-4549