



**BUSINESS  
DEVELOPMENT**

TEXAS

# EAGLE POINT

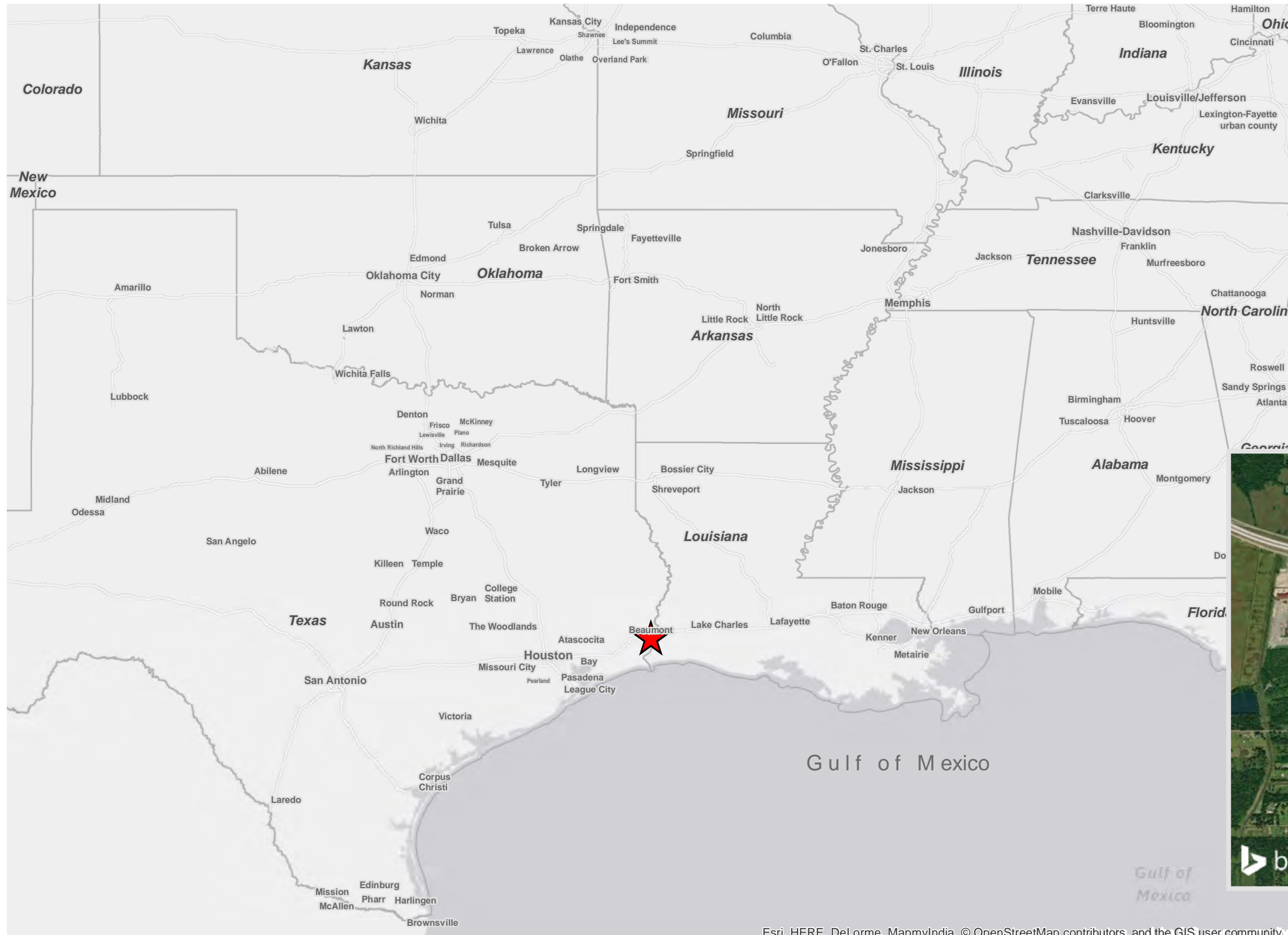
## Orange County, Texas

350 Pine Street  
Beaumont, TX 77701

Phone: 1-800-729-7483  
txed@entergy.com

[goentergy.com/Texas](http://goentergy.com/Texas)

Coordinates: -93.815389, 30.109939



### Contents

Aerial  
Transportation, Regional  
Transportation, Immediate Vicinity  
Topographic Map  
Elevation Contours  
FEMA Flood Hazard  
National Wetlands Inventory  
Pipeline Infrastructure  
Electrical Infrastructure







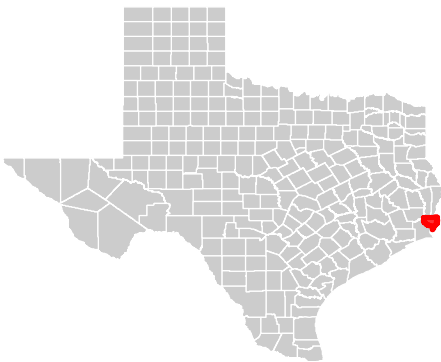
BUSINESS  
DEVELOPMENT  
TEXAS

Eagle Point  
Aerial

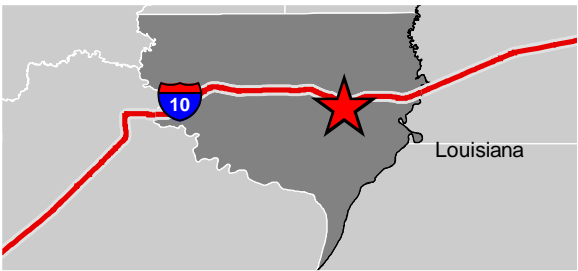
350 Pine Street  
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ORANGE COUNTY, TX



VICINITY



LEGEND

- Property Boundary
- Interstate Highway
- U.S. Highway
- State Highway
- Union Pacific RR - UP

NOTE

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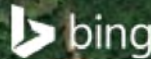
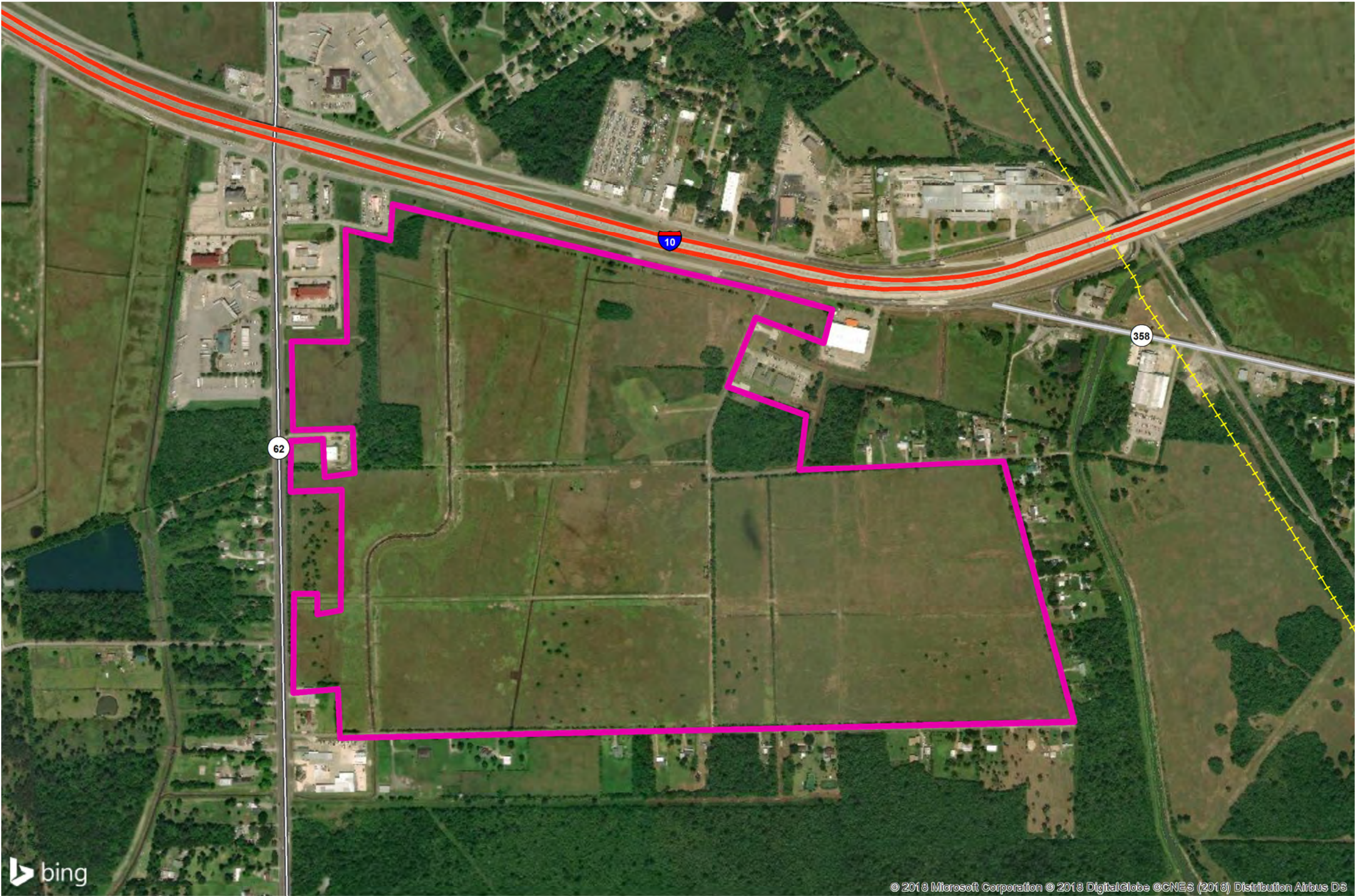
SOURCE

Bureau of Transportation Statistics, 2014;

Created by: RPG  
Date: 6/2018

0 667 1,334  
Feet

0 160 320  
Meters







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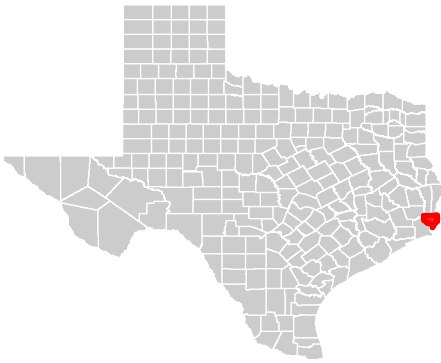
Eagle Point  
Transportation, Regional

350 Pine Street  
Beaumont, TX 77701

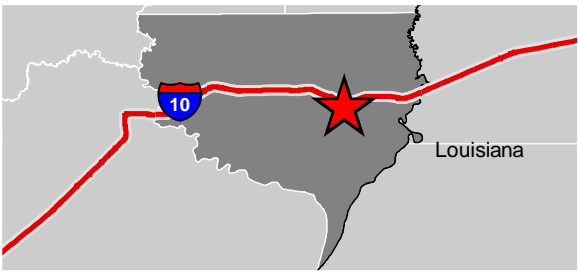
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ORANGE COUNTY, TX



VICINITY



LEGEND

- ★ EaglePointSitePoint
- ★ Ports
- ✈ Airports
- Rail
- Interstate
- U.S.

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SOURCE

Census Tiger Data, 2014; Vanderbilt Engineering Center for Transportation Operations and Research Vanderbilt University, 2011; Bureau of Transportation Statistics, 2014; USGS; Derived from US Army Corps of Engineers; Gov.texas.gov/files/ecodev/Logistics\_Report.pdf

Created by: RPG  
Date: 5/2018

0 10 20  
Miles

0 12.67 25.34  
Kilometers







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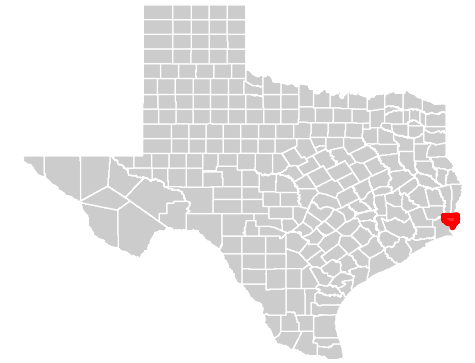
## Eagle Point

Transporation Immediate

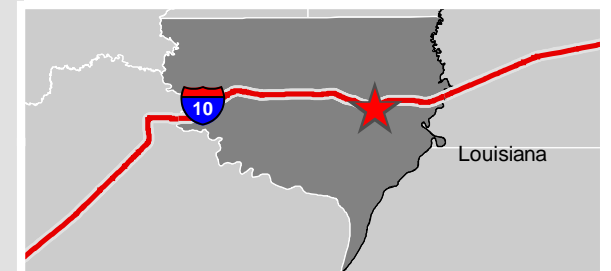
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ORANGE COUNTY, TX



VICINITY



LEGEND

- Property Boundary
- Deep Water Ports
- Interstate Highway
- U.S. Highway
- State Highway
- Burlington Northern & Sante Fe - BNSF
- Union Pacific RR - UP

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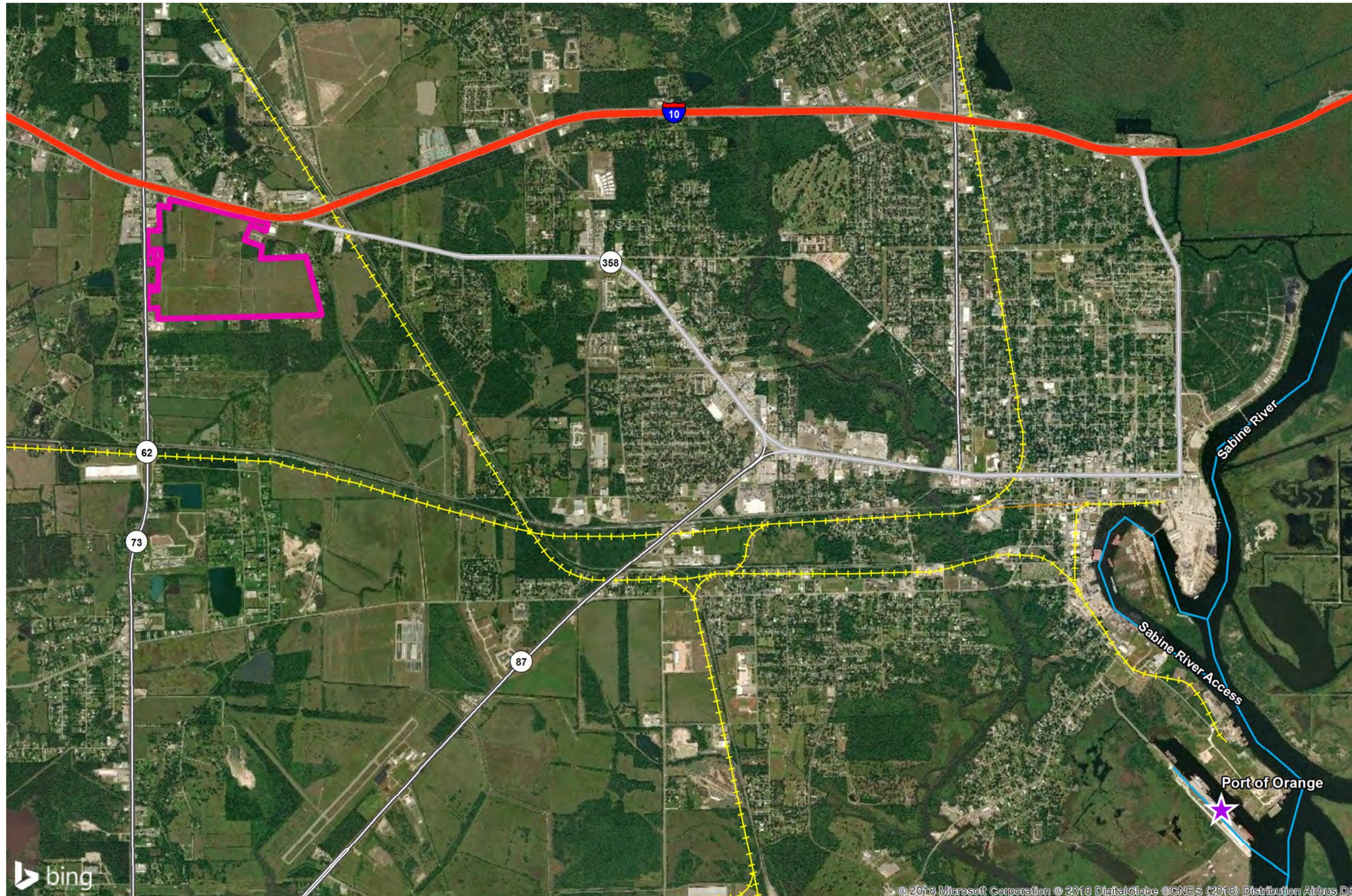
SOURCE

Census Tiger Data, 2014; Vanderbilt Engineering Center for Transportation Operations and Research Vanderbilt University, 2011; Bureau of Transportation Statistics, 2014; USGS; Derived from US Army Corps of Engineers; Gov.texas.gov/files/ecodev/Logistics\_Report.pdf

Created by: RPG  
Date: 5/2018

0 3,000 6,000  
Feet

0 720 1,440  
Meters







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TEXAS

Eagle Point

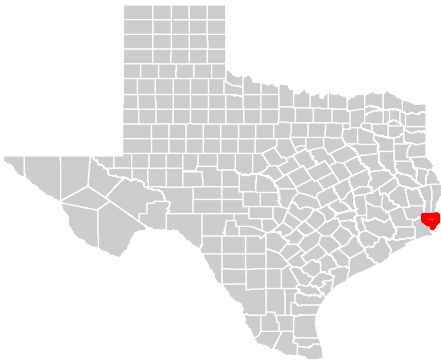
Topographic Map

350 Pine Street  
Beaumont, TX 77701

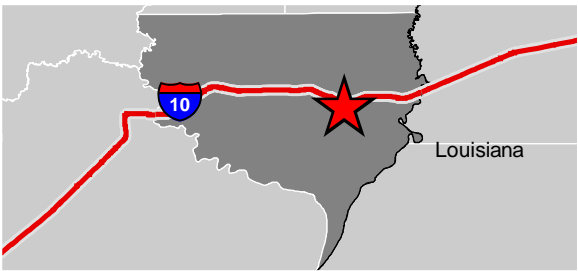
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ORANGE COUNTY, TX



VICINITY



LEGEND

 Property Boundary

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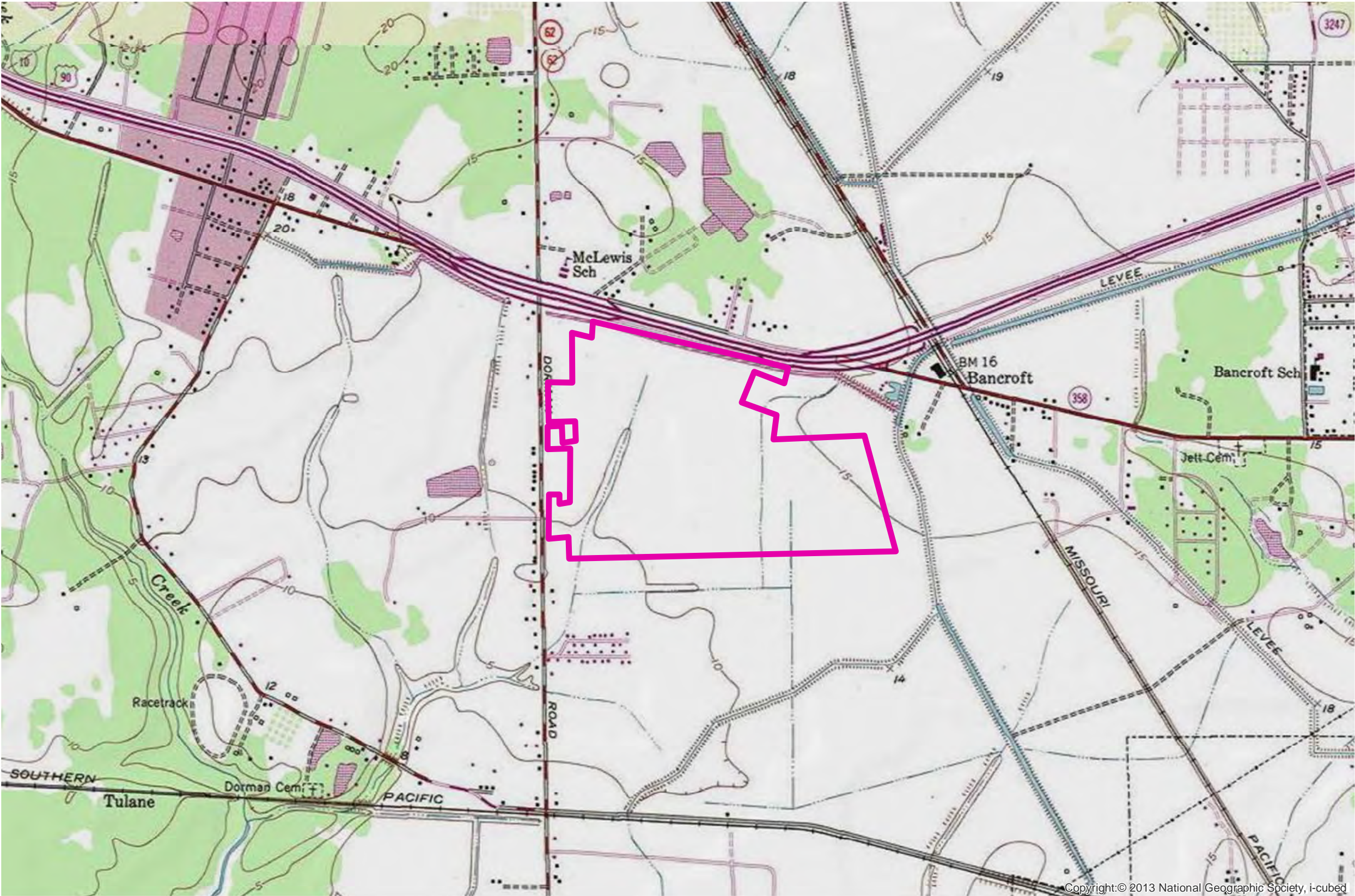
SOURCE

Basemap: 2013 National Geographic Society, i-cubed

Created by: RPG  
Date: 5/2018

0 1,500 3,000  
Feet

0 360 720  
Meters



Copyright:© 2013 National Geographic Society, i-cubed





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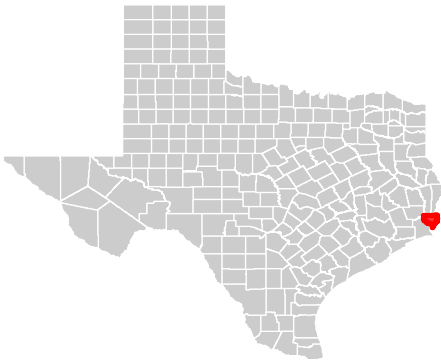
# Eagle Point

## Elevation Contours

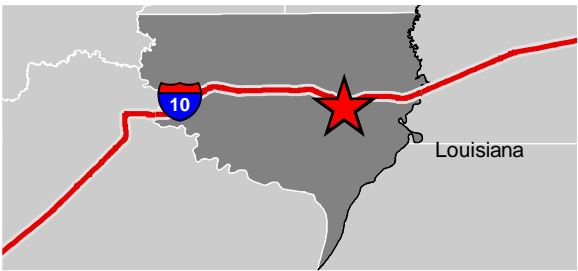
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ORANGE COUNTY, TX



VICINITY



LEGEND

- Property Boundary
- Contour**
- 26.1 - 44.0
  - 16.1 - 26.0
  - 12.1 - 16.0
  - 6.1 - 12.0
  - 0.0 - 6.0

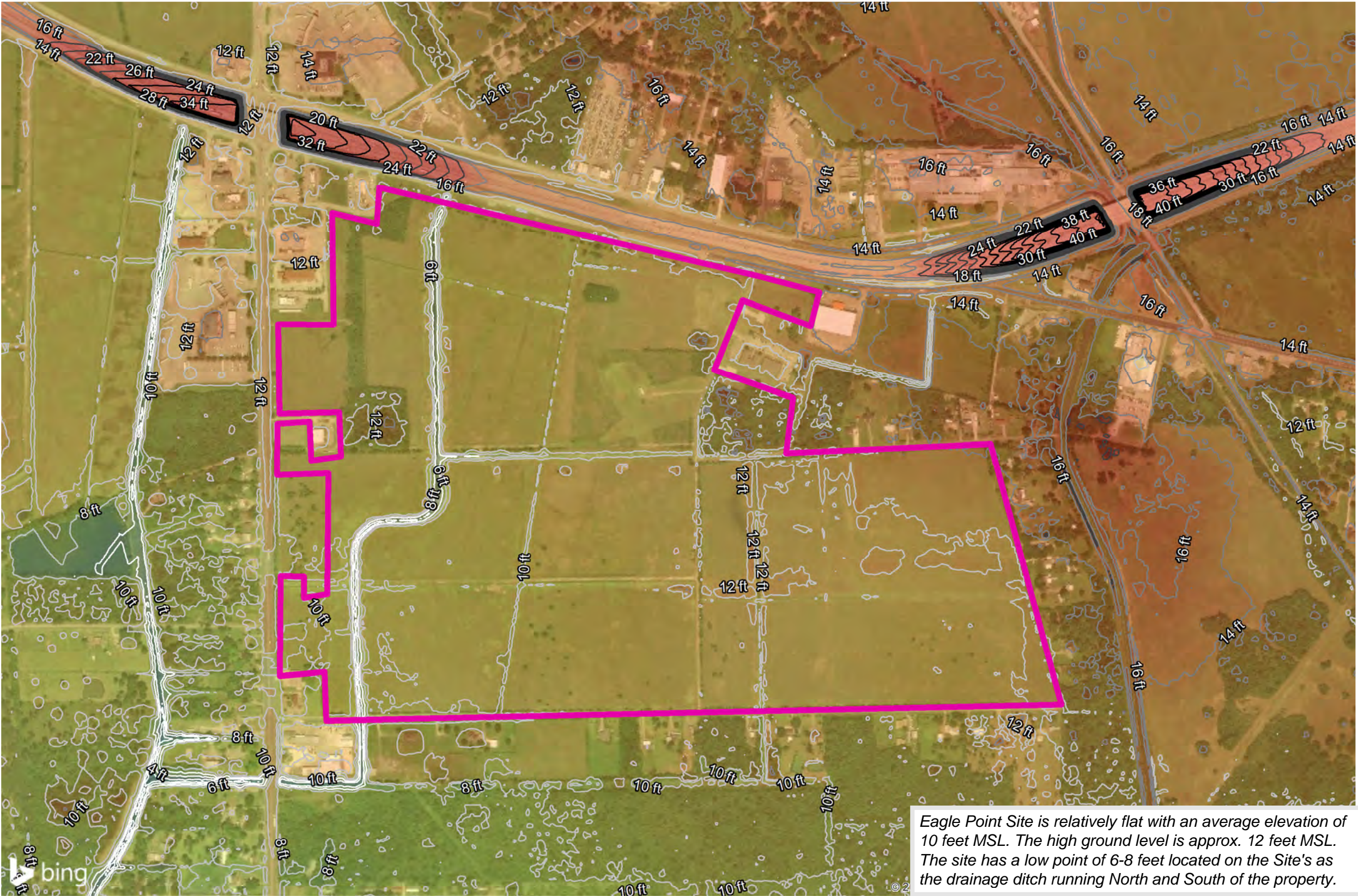
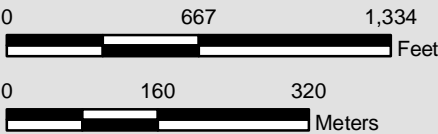
NOTE

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SOURCE

USGS National Elevation Data Set, Download Date 2018

Created by: RPG  
Date: 5/2018



Eagle Point Site is relatively flat with an average elevation of 10 feet MSL. The high ground level is approx. 12 feet MSL. The site has a low point of 6-8 feet located on the Site's as the drainage ditch running North and South of the property.





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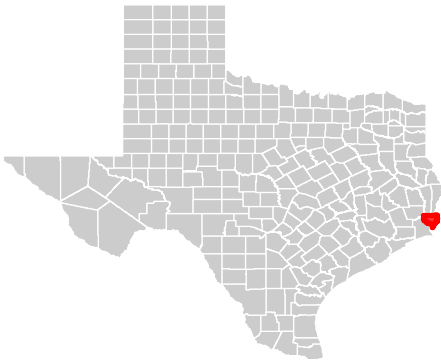
TEXAS

Eagle Point  
FEMA Flood Hazard

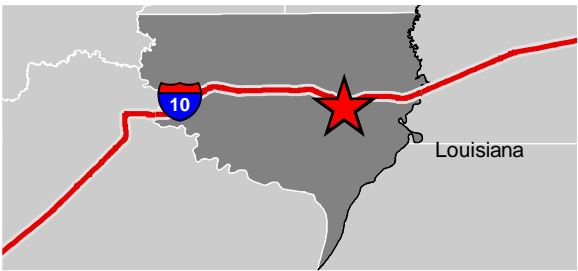
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ORANGE COUNTY, TX



VICINITY



LEGEND

- Property Boundary
- Flood Zone**
  - 0.2 PCT ANNUAL CHANCE FLOOD HAZARD
  - AE
  - X

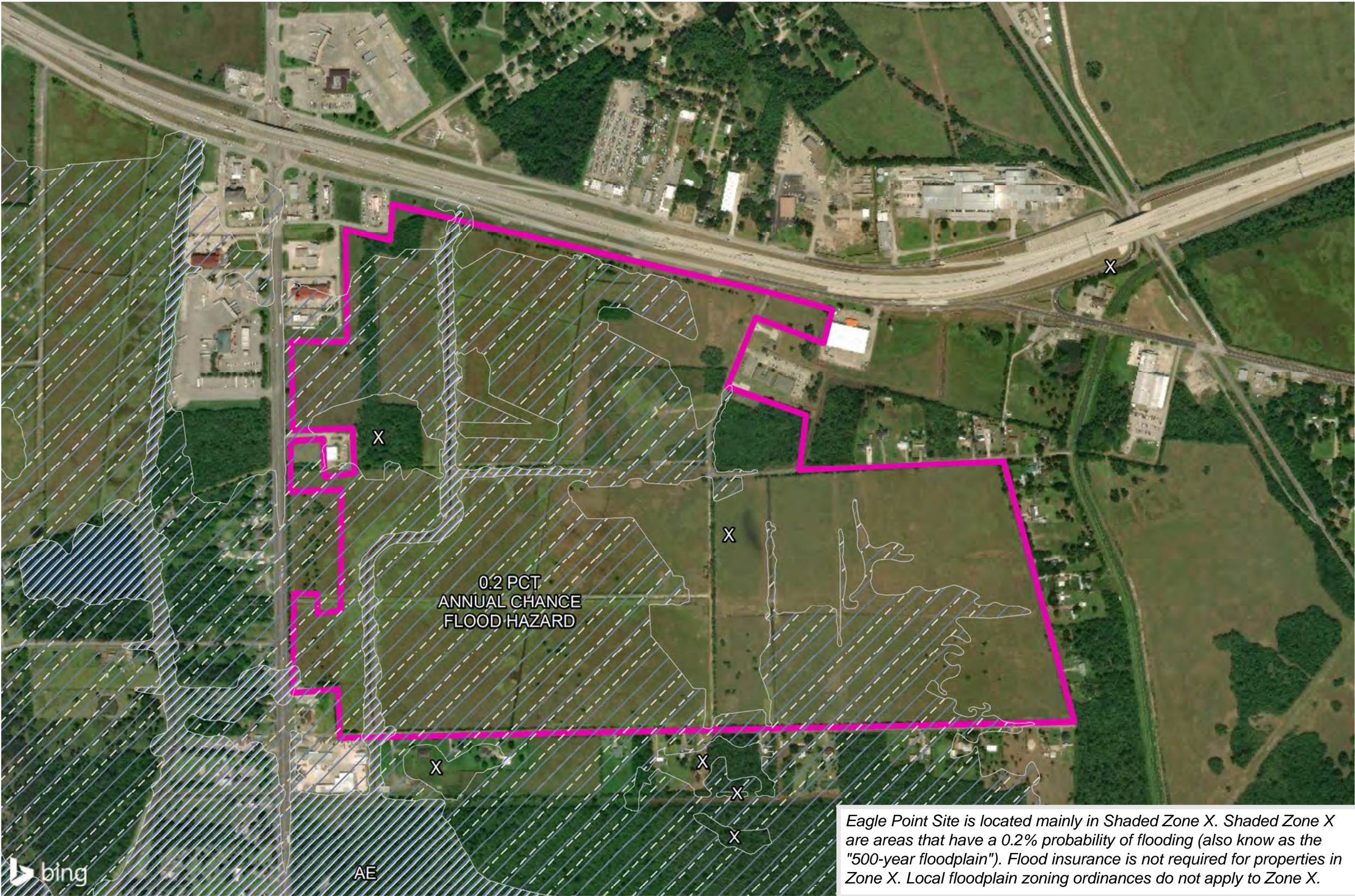
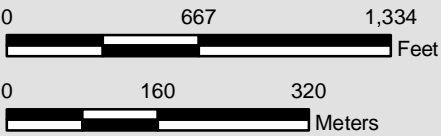
NOTE

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SOURCE

FEMA Flood Hazard Shape file. 6/2018

Created by: RPG  
Date: 5/2018







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Eagle Point  
National Wetland Inventory

350 Pine Street  
Beaumont, TX 77701

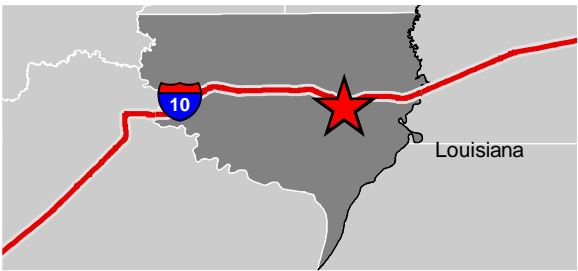
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ORANGE COUNTY, TX



VICINITY



LEGEND

- Property Boundary
- Wetland Type**
  - Freshwater Emergent Wetland
  - Freshwater Forested/Shrub Wetland
  - Freshwater Pond
  - Riverine

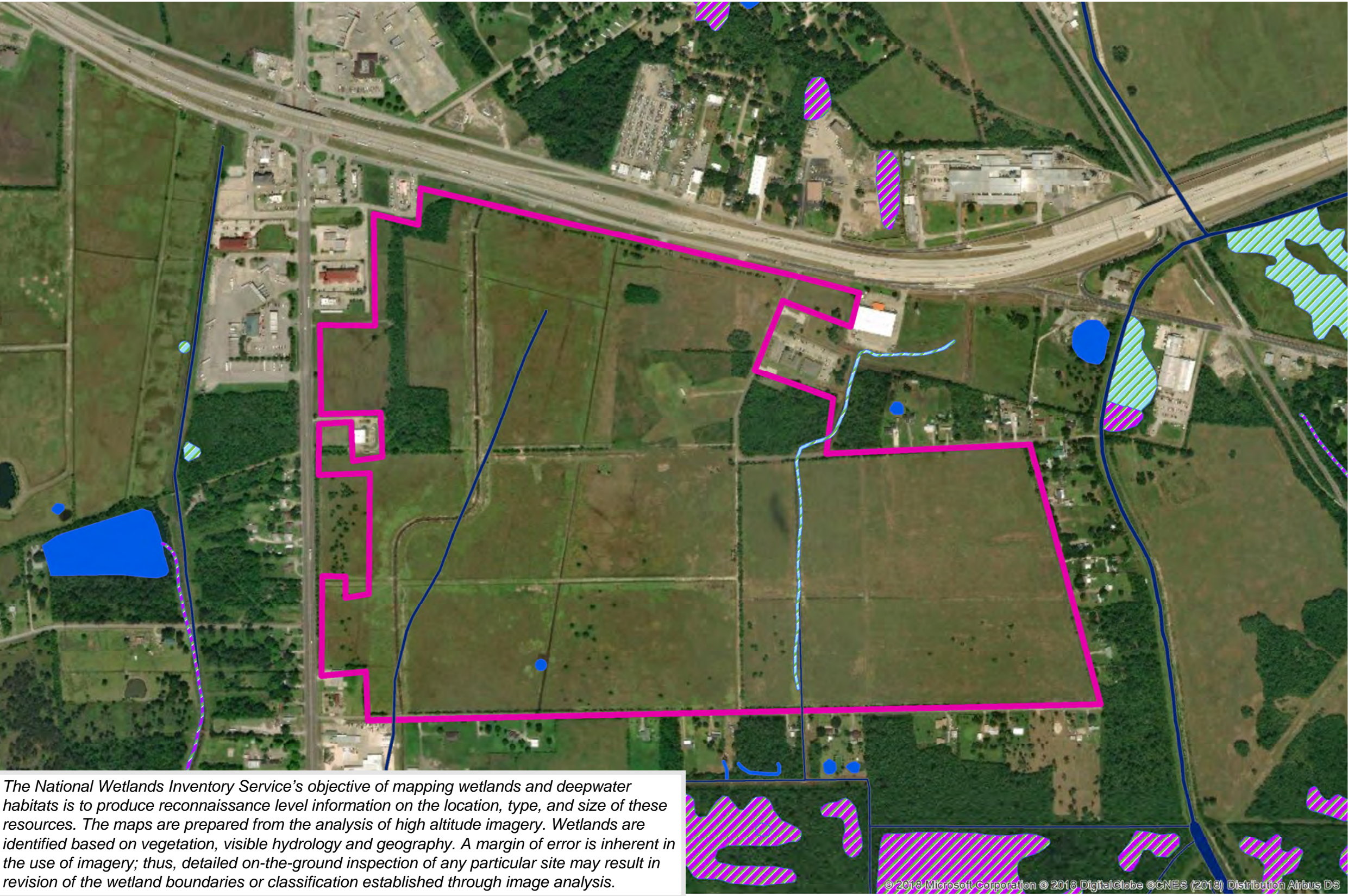
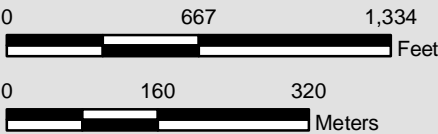
NOTE

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SOURCE

National Wetland Inventory, Download 5/2018

Created by: RPG  
Date: 5/2018



The National Wetlands Inventory Service's objective of mapping wetlands and deepwater habitats is to produce reconnaissance level information on the location, type, and size of these resources. The maps are prepared from the analysis of high altitude imagery. Wetlands are identified based on vegetation, visible hydrology and geography. A margin of error is inherent in the use of imagery; thus, detailed on-the-ground inspection of any particular site may result in revision of the wetland boundaries or classification established through image analysis.





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# Eagle Point

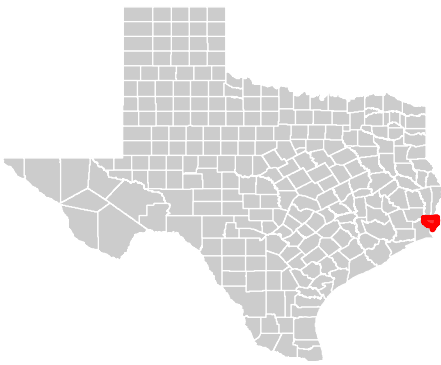
Pipeline Infrastructure

350 Pine Street  
Beaumont, TX 77701

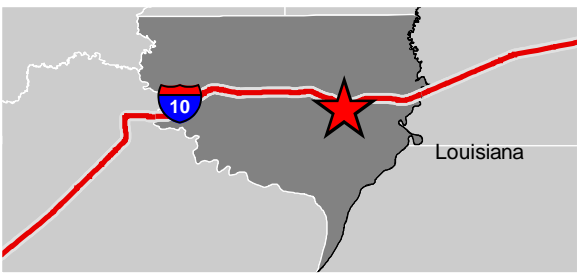
Phone: 1-800-729-7483  
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ORANGE COUNTY, TX



VICINITY



LEGEND

- Property Boundary
- Pipelines**
- Miscellaneous, Carbon Dioxide
  - Miscellaneous, Hydrogen
  - Miscellaneous, Nitrogen
  - Natural Gas,
  - Petrochemical, Ethylene

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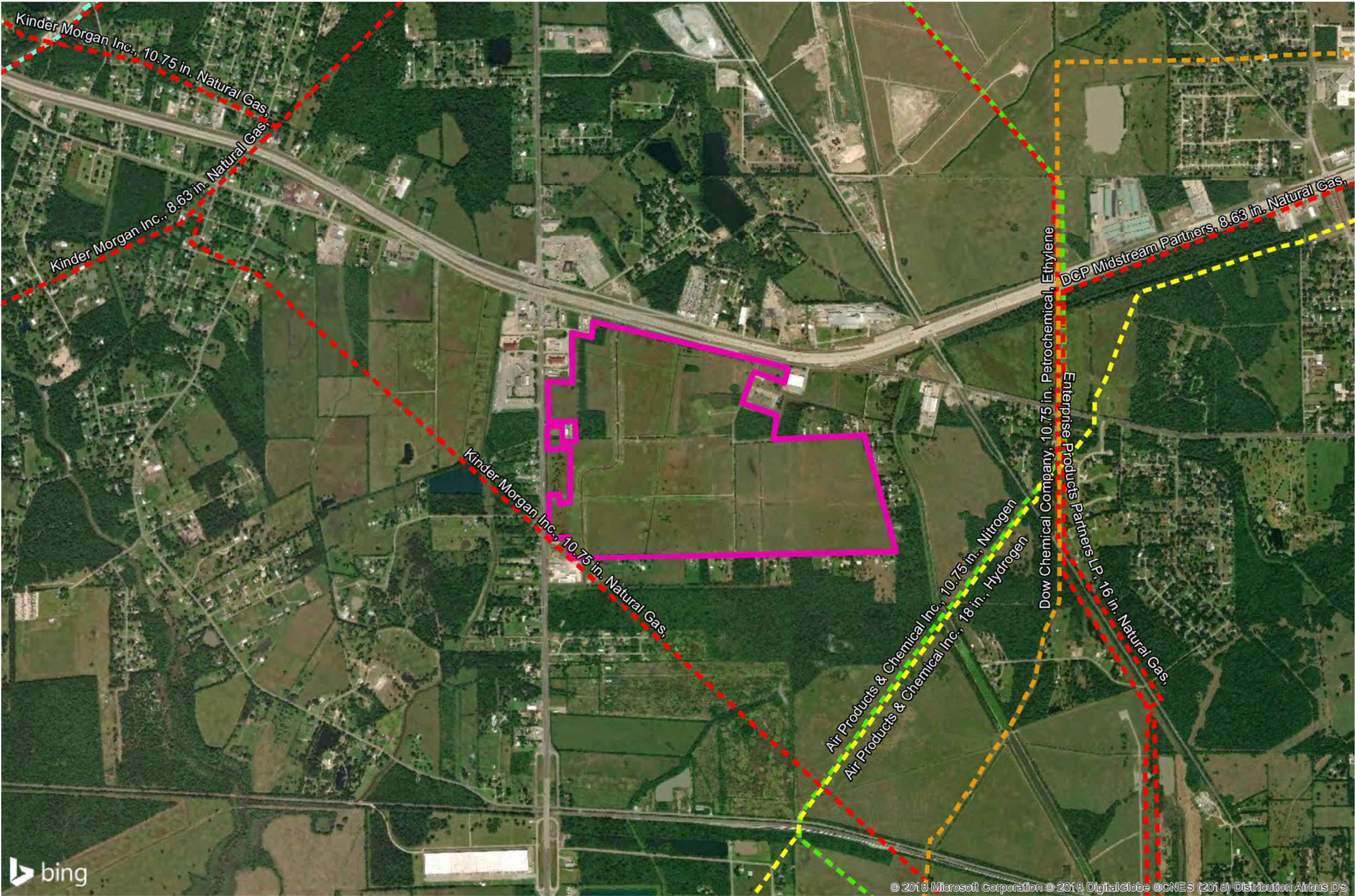
SOURCE

-- 2017 Pennwell MAPSearch Pipeline Data

Created by: RPG  
Date: 5/2018

0 1,500 3,000  
Feet

0 360 720  
Meters



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## Eagle Point

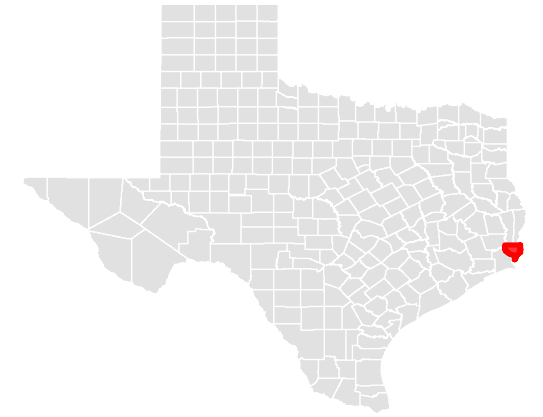
Entergy's Electrical Infrastructure

350 Pine Street  
Beaumont, TX 77701

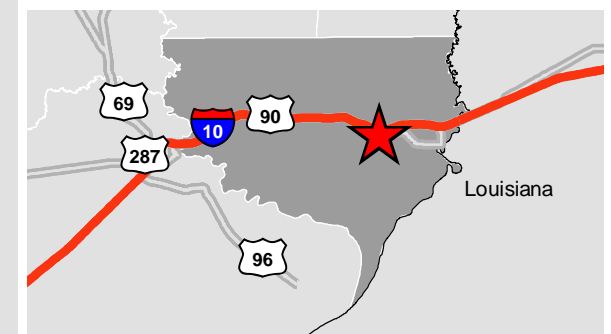
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## ORANGE COUNTY



### VICINITY



### LEGEND

- Property Boundary
- Transmission**
  - Substations
  - 138 kV
  - 69 kV
- Distribution**
- Phase, Voltage**
  - Single Phase, 34.5 kV
  - Two Phase, 34.5 kV
  - Three Phase, 34.5 kV
  - Single Phase, 13.2 kV
  - Two Phase, 13.2 kV
  - Three Phase, 13.2 kV

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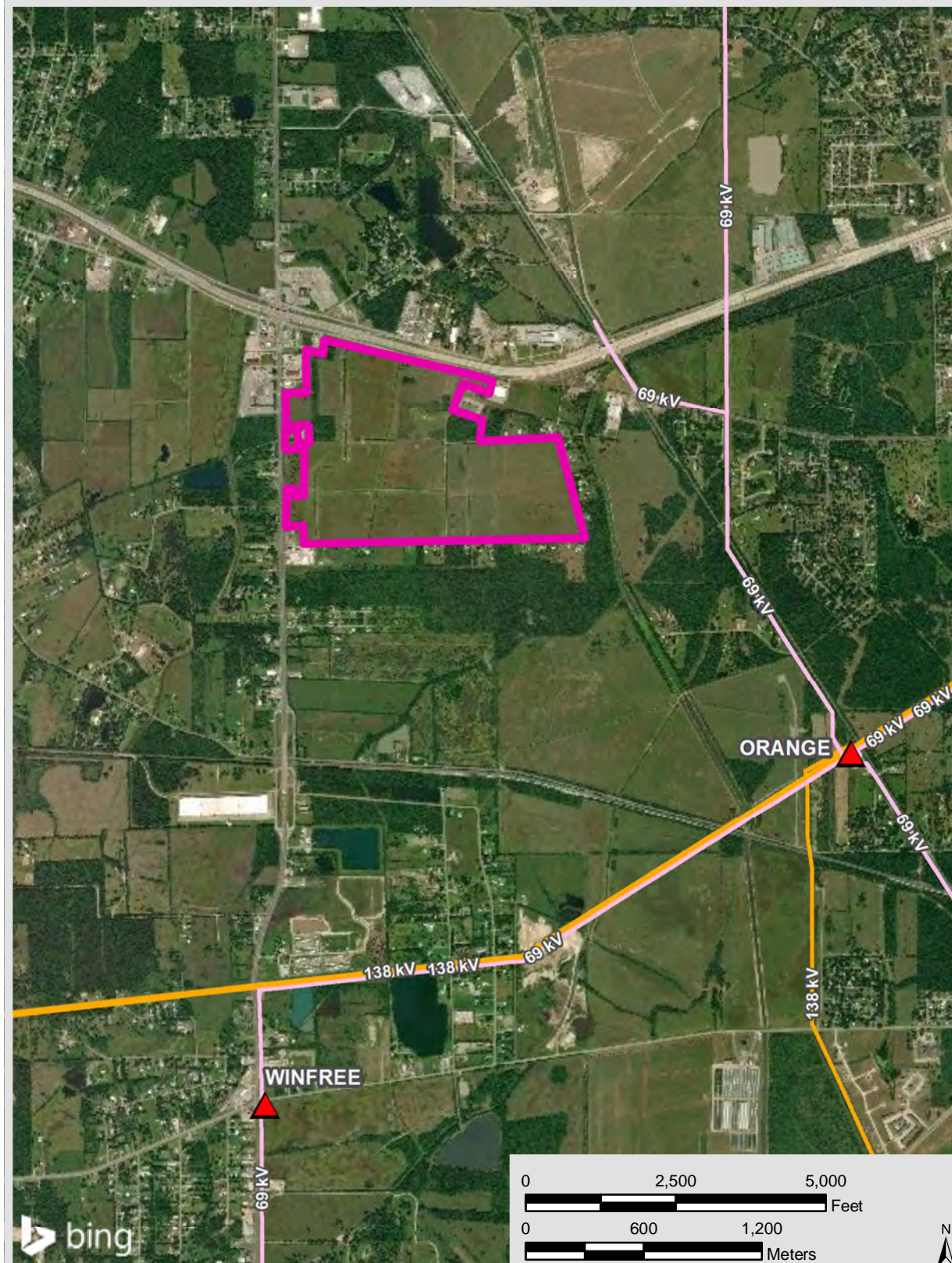
### SOURCE

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Source: Transmission-Entergy, 2014;  
Distribution-Entergy, 2014 & 2015

Created by: RPG  
Date: 05/2018

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