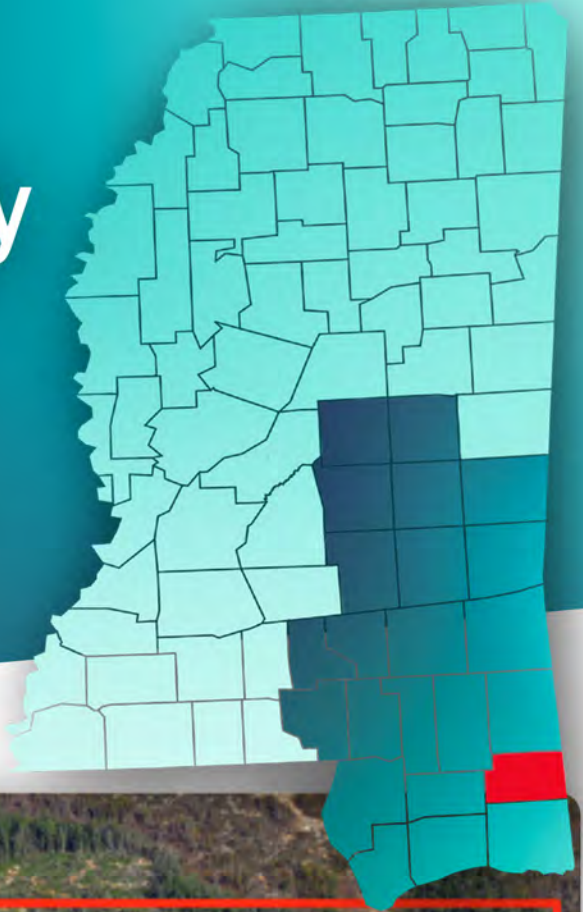


George County Ports & Passage Site

► Lucedale, MS 39452

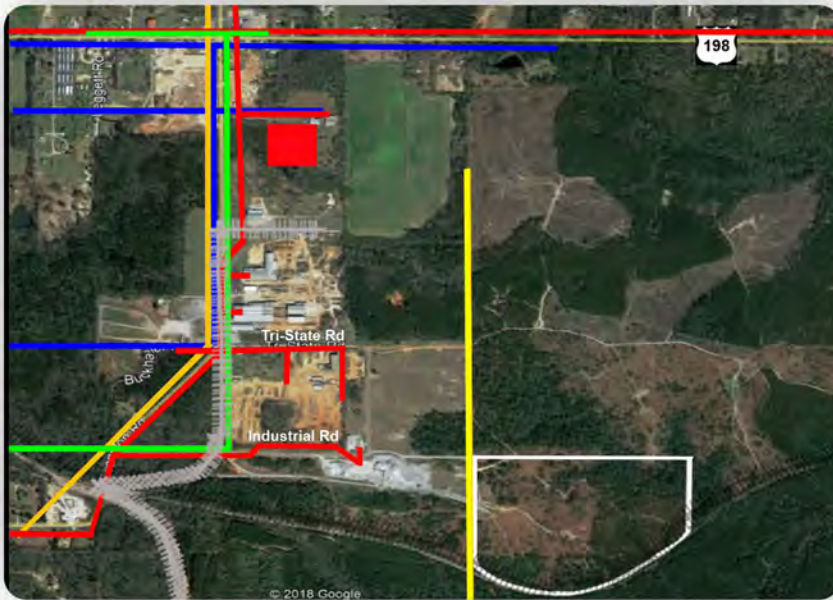


Located within the 1,200-acre George County Industrial Park, this county-owned, 80-acre site offers rail connectivity through the Mississippi Export Railroad, which allows for easy connections to Canadian National, CSX, CPKC and Norfolk Southern railways. The Mississippi Export Railroad offers a 42-mile shortline railroad that extends from the George County Industrial Park to the Port of Pascagoula. This site is located within five miles of Mississippi Highway 63 and less than three miles from the U.S. Highway 98 corridor, which provides easy access to four Metropolitan Statistical Areas in the region.

General Site Overview

- **Location:** Lat. 30.906447 / Long. -88.544202
- **City:** Lucedale
- **County:** George
- **Site ownership:** Public
- **Site acreage:** 80-acres / 32.37 hectares
- **Developable acreage:** 80-acres / 32.37 hectares
- **Land for purchase/lease:** Purchase
- **Distance to interstate/highway:** 2.5 miles from Highway 98
- **Rail service:** Yes (Mississippi Export Railroad)

Site Utilities



- ▶ **Electric lines:** Mississippi Power 12.47 kV
- ▶ **Water line size:** 10"
Water system capacity: 720,000 GPD
Excess water capacity: 500,000 GPD
- ▶ **Wastewater line size:** 6"
Wastewater system capacity: 250,000 GPD
Excess wastewater capacity: 250,000 GPD

Workforce Data

- **Civilian Labor Force:** 276,305
- **Unemployed:** 7,678
- **Unemployment Rate:** 4.3
- **Employed:** 268,627

Technical Studies and Reports:

- Phase I Environmental Survey Assessment
- Endangered species
- Cultural resources
- Geotechnical Report
- Wetlands Report