COOPERATIVE ENDEAVOR AGREEMENT FOR DEVELOPMENT OF HARVESTON INFRASTRUCTURE

This COOPERATIVE ENDEAVOR AGREEMENT (this "***CEA***") dated as of December_____, 2025 (the "***Effective Date***"), is made by and among the CITY OF ST. GEORGE, a municipality incorporated in East Baton Rouge Parish Louisiana governed by the Lawrason Act ("***St. George***"), BURTVILLE DEVELOPMENT CORPORATION, a Louisiana corporation ("***Burtville***"), and SLP DEVELOPMENT LLC, a Louisiana limited liability company (the "***Developer***") and LONGWOOD DEVELOPMENT I CORPORATION, a Louisiana Corporation and affiliate of Developer ("***Longwood"***) (collectively, the "***Parties***").

RECITALS

WHEREAS, pursuant to Article VII, Section 14(C) of the Louisiana Constitution of 1974, as amended, and statutory authority supplemental thereto, political subdivisions including municipalities may enter into cooperative endeavors with private associations, corporations, or individuals for a public purpose;

WHEREAS, transportation, economic development, the enhancement and assurance of public health, safety, welfare, and security, and the improvement of public infrastructure each constitute a public purpose for cooperative endeavors and the expenditure of public funds;

WHEREAS, Developer and its affiliates have developed and are currently developing certain real estate located in St. George, including the subdivisions known as The Preserve at Harveston and The Lakes at Harveston and plan to further develop certain real estate through the construction of a pedestrian-friendly, mixed-use development and related infrastructure in one or more phases (the "***Harveston Development***");

WHEREAS, the residential subdivision known as University Club of Baton Rouge ("***University Club Subdivision***") located in St. George currently has a single means of ingress and egress located on Nicholson Drive, which has been determined by St. George to impact traffic flow, thereby impacting public health, safety and welfare;

WHEREAS, in connection with the Harveston Development and Dedication (as defined below), Developer intends to construct certain roadway improvements at the intersection of Harveston Way and Bluebonnet Boulevard, including but not limited to the construction of the Harveston Way / Bluebonnet Boulevard Roundabout (the "***Roundabout Project***") pursuant to the Roundabout Plans (as defined herein);

WHEREAS, the estimated cost of the Roundabout Project is greater than Four Million Eight Hundred Thousand and No/100 Dollars ($4,800,000.00);

WHEREAS, the construction of the Roundabout Project requires the use of property outside of the public rights of way for Bluebonnet Boulevard and Harveston Way, requiring the contribution and use of approximately 1.905 acres of land owned by Developer identified as "ROW-3" on that certain "Map Showing Preliminary Plat of Harveston District Subdivision Phase 1" by Joseph A. Yarbrough, dated January 4, 2024, attached hereto as **Exhibit B-1** and

approximately 0.431 acres of land owned by Longwood Development I Corporation, an affiliate of Developer, identified as "Tract RW-1" on that certain "Map Showing Resubdivision of Tract P-1 Preserve at Harveston Phase 1, Part 1 into Tract P-1-A & Tract RW-1" by Colin B. Gravois, P.L.S., dated May 18, 2023, recorded with the East Baton Rouge Parish Clerk of Court on May 25, 2023, at Original 267, Bundle 13255 attached hereto as **Exhibit B-2** (the "***Land Contribution***");

WHEREAS, in connection with the Roundabout Project, subject to each Party's compliance with the terms and conditions of this CEA, Burtville intends to take such action(s) as necessary to extend and connect Harveston Way to University Club Drive in the University Club Subdivision , providing an additional method of ingress and egress to University Club Subdivision, and provided St. George is not in material default of this Agreement, dedicate the undedicated portion of Harveston Way to St. George (the "***Dedication***");

WHEREAS, St. George recognizes the need for additional improvements to its transportation system and infrastructure along Bluebonnet Boulevard near The Preserve at Harveston and The Lakes at Harveston and acknowledges the Roundabout Project will the provide further improvements to infrastructure on Harveston Way and, together with the Dedication, will improve traffic flow, reduce traffic congestion, and positively impact public health, welfare and safety by providing a secondary access to the University Club Subdivision, thereby enhancing potential police, fire, and public safety response;

WHEREAS, the providing an additional method of ingress and egress to University Club Subdivision via Harveston Way could increase traffic along Bluebonnet Boulevard near The Preserve at Harveston and The Lakes at Harveston;

WHEREAS, to address certain public safety and traffic concerns, St. George desires to cooperate with Burtville, Developer and Longwood to construct certain infrastructure improvements as set forth in this CEA;

WHEREAS, St. George, Burtville, Developer and Longwood desire enter into this CEA in furtherance of the public health, safety, welfare, and other public benefits to be afforded to St. George and residents of the area as provided herein;

NOW, THEREFORE, in consideration of the mutual benefits hereby conferred and other good and valuable consideration, St. George, Burtville, and Developer hereby enter into this CEA subject to the terms and conditions as follows:

AGREEMENT

Section 1. Recitals. The foregoing Recitals, reflecting the agreements of the Parties, including statements of the intents and purposes of this CEA are material and form a substantive part of this CEA.

Section 2. Defined Terms.

2.01. Defined Terms. The following defined terms shall have the meanings set forth below:

"***City/Parish***" means the Consolidated Government for the City of Baton Rouge and Parish of East Baton Rouge, State of Louisiana.

"***Dedication***" means the extension and connection of Harveston Way to the University Club of Baton Rouge to be dedicated to St. George in accordance with applicable law and the terms and conditions of this CEA.

"***Harveston Development***" means that certain pedestrian-friendly, mixed-use development and related infrastructure located in St. George to be developed by Developer in one or more phases in accordance with approved plans and Permits.

"***Harveston Way***" (previously Selene Parkway) shall mean that portion of Harveston Way to be dedicated to St. George pursuant to the Dedication.

"***Land Contribution***" shall mean the contribution of Row-3, containing approximately 1.905 acres of land as more particularly shown on **Exhibit B-1** and Tract RW-1, containing approximately 0.431 acres of land as more particularly shown on **Exhibit B-2,** to Roundabout Project by Developer and Longwood required for the Roundabout Project.

"Permits" means and includes any and all permits, authorizations, and approvals from federal, state, and local governmental agencies required to be obtained by Developer to proceed with the Roundabout Project.

"***Roundabout Project***" shall mean the construction certain roadway improvements at the intersection of Harveston Way and Bluebonnet Boulevard, including but not limited to the construction of the Harveston Way / Bluebonnet Boulevard Roundabout, pursuant to the Roundabout Project Plans.

"***Roundabout Project Plans***" shall mean those certain [Plans of Proposed Harveston Way / Bluebonnet Blvd Roundabout dated _____, 2025, by CSRS], a copy of which is attached hereto as **Exhibit A**, as amended and/or modified from time to time. Amendments and/or modifications to the Roundabout Project Plan shall be subject to approval of St. George.

"St. George Infrastructure Projects" shall mean the items identified on **Exhibit C** to be completed by St. George until St. George has contributed $1,200,000.

Section 3. Representations and Warranties.

3.01 Representations and Covenants of St. George. St. George represents, covenants, and agrees as follows, which representations shall survive the termination of this CEA:

(a) **Authority and Approvals.** St. George has authority to enter into this CEA and to carry out all performance contemplated hereby. This CEA and the obligations of St. George hereunder are adopted and undertaken pursuant to Article VII, Section 14(C) of the Louisiana Constitution of 1974, as amended, Sections 9020 through 9037 of Title 33 of the Louisiana Revised Statutes (the "***Cooperative Economic Development Law***") and Resolution No: _____ adopted by St. George on _____, 2025.

(b) **Full Compliance.** St. George is a municipality in the State of Louisiana. St. George is in full compliance with all of the terms and conditions of this CEA and no default hereunder has occurred and is continuing, and no event, act, or omission has occurred and is continuing that, with the lapse of time, the giving of notice, or both, would constitute such a default.

(c) **No Violation.** The execution by St. George of this CEA will not violate any bond, debenture, note, or other evidence of indebtedness to which St. George is a party or by which it is bound, or any judgment, decree, order, statute, rule, or regulation applicable to St. George, and all approvals, for St. George's consummation of the transactions contemplated hereby have been or will be obtained in due course as provided herein.

(d) **No Impediments.** To the best of St. George's knowledge there is no action, suit, proceeding or investigation at law or in equity before or by any court, public board, or body pending or threatened against or affecting St. George or to the best knowledge of St. George any basis therefor, wherein an unfavorable decision, ruling, or finding would adversely affect the transactions contemplated hereby or which in any way would adversely affect the validity of this CEA or any agreement or instrument to which St. George is a party and which is used or contemplated for use in consummation of the transactions contemplated hereby other than those disclosed on **Exhibit D.**.

(e) **Public Purpose.** St. George has determined that the Roundabout Project serves a public purpose and that the cost to St. George of its agreements and undertakings herein is substantially less than the value of the improvements to the infrastructure along Bluebonnet Boulevard to be received by St. George from the Roundabout Project, including but not limited to enhancing potential police, fire, and public safety response to residents and property owners of St. George.

3.02. Representations and Covenants of Burtville and Longwood. Burtville and Longwood hereby represent, covenant, and agree as follows, which representations shall survive termination or expiration of this CEA and shall be binding on Burtville's successors or assignees and on Longwood's successors or assignees:

(a) **Authority.** Burtville Development Corporation and Longwood Development I Corporation, are Louisiana corporations, duly organized and existing and qualified to do business in and in good standing under the laws of Louisiana, with full power and authority to enter into the CEA and any other document required under this CEA and to carry out the obligations hereunder and thereunder and have taken or will take or cause to be taken all necessary and proper action to authorize the execution, issuance, and delivery hereof, and the performance of the obligations under any other instruments and documents required to be executed or delivered pursuant hereto or in connection herewith.

(b) **Dedication.** Burtville and Longwood will make the Dedication in accordance with applicable law upon its completion of work to be undertaken by Burtville to the satisfaction of St. George pursuant to the terms and conditions of this CEA.

(c) **No Violation.** The execution and delivery by Burtville and Longwood of this CEA will not violate any indenture, mortgage, deed of trust, or note relating to the Roundabout Project to which Burtville or Longwood is a party or by which it is bound and, to the best of Burtville's and Longwood's knowledge, any indenture, mortgage, deed of trust, or note relating to any other property owned by Burtville or Longwood to which Burtville or Longwood is a party or by which it is bound and to the best of Burtville's or Longwood's knowledge any judgment, decree, order, statute, rule, or regulation applicable to Burtville or Longwood and all governmental or regulatory consents, approvals, authorizations, and orders applicable to Developer (excluding those applicable to only another Party) that are required for Burtville's or Longwood's consummation of the transactions contemplated hereby have been or will be obtained in due course as provided herein.

(d) **No Impediments.** To the best of Burtville's and Longwood's knowledge, there is no action, suit, proceeding, or investigation at law or in equity before or by any court, public board, or body pending or threatened against Burtville or Longwood, to the best knowledge of Burtville or Longwood, any basis therefor, wherein an unfavorable decision, ruling, or finding would adversely affect the transactions contemplated hereby or which in any way would adversely affect, as respects Burtville or Longwood, the validity of this CEA or any agreement or instrument to which Burtville or Longwood is a party which is used or contemplated for use in the consummation of the transactions contemplated hereby.

3.03. Representations and Covenants of Developer. Developer hereby represents, covenants, and agrees as follows, which representations shall survive termination or expiration of this CEA and shall be binding on Developer's successors or assignees:

(a) **Authority.** SLP Development LLC is a Louisiana limited liability company, duly organized and existing and qualified to do business in and is in good standing under the laws of Louisiana, has full power and authority to enter into the and

any other document under this CEA and to carry out its obligations hereunder and thereunder and has taken or will take or cause to be taken all necessary and proper action to authorize the execution, issuance, and delivery hereof, and the performance of its obligations under any other instruments and documents required to be executed or delivered pursuant hereto or in connection herewith.

(b) **Permits.** Developer shall obtain all necessary Permits necessary and required for the Roundabout Project.

(c) **No Violation.** The execution and delivery by Developer of this CEA will not violate any indenture, mortgage, deed of trust, or note relating to the Roundabout Project to which Developer is a party or by which it is bound and, to the best of Developer's knowledge, any indenture, mortgage, deed of trust, or note relating to any other property owned by Developer to which Developer is a party or by which it is bound and to the best of Developer's knowledge any judgment, decree, order, statute, rule, or regulation applicable to Developer, and all governmental or regulatory consents, approvals, authorizations, and orders applicable to Developer (excluding those applicable to only another Party) that are required for Developer's consummation of the transactions contemplated hereby have been or will be obtained in due course as provided herein.

(d) **No Impediments.** To the best of Developer's knowledge, there is no action, suit, proceeding, or investigation at law or in equity before or by any court, public board, or body pending or threatened against Developer or, to the best knowledge of Developer, any basis therefor, wherein an unfavorable decision, ruling, or finding would adversely affect the transactions contemplated hereby or which in any way would adversely affect, as respects Developer, the validity of this CEA or any agreement or instrument to which Developer is a party which is used or contemplated for use in the consummation of the transactions contemplated hereby.

Section 4. <u>Projects; Dedication; Obligations</u>.

4.01. Projects. The Projects intended to address public health, welfare, and safety, include the Roundabout Project and the St. George Infrastructure Projects.

4.02 Roundabout Project. The Roundabout Project consists of:

(a) completion of the Roundabout Project Plans;

(b) obtaining all required Permits for the Roundabout Project;

(c) Land Contribution; and

(d) construction of the Roundabout Project in accordance with the Roundabout Project Plans, the Permits, and the terms and conditions of this CEA.

4.02 Dedication. The Dedication consists of:

(a) the extension and construction of Harveston Way to the University Club Drive as shown on **Exhibit A**; and

(b) the dedication of the undedicated portion of Harveston Way as shown on **Exhibit A** to St. George in accordance with applicable law.

4.03 St. George Infrastructure Projects. St. George shall endeavor to complete the St. George Infrastructure Projects within the time-lines set forth on **Exhibit C**. St. George shall have no obligation to complete any item or portion of item on **Exhibit C** once St. George has expended $1,200,000 on items listed on **Exhibit C** excluding any administrative or monitoring fees incurred by St. George. St. George shall provide Developer with reasonable documentation of its costs. Waiver of any permit fee by St. George shall be considered an expenditure.

4.04 Obligations of Parties with respect to the Roundabout. The Parties hereby agree as follows with respect to the Roundabout Project:

(a) **St. George.**

(i) St. George shall have performed the scope of work set forth on **Exhibit C**, all in accordance with applicable provisions of the Public Bid Law; and

(ii) Enter into the necessary professional services contracts to design and supervise the scope of work set forth on **Exhibit C** to the extent necessary to complete the St. George Infrastructure Projects.

(b) **Burtville and Longwood.**

(i) Construction of Roundabout Project. Burtville shall cooperate with Developer in all respects in connection with the construction the Roundabout Project.

(ii) Dedication. Upon completion of the Roundabout Project with the exception of any work set forth in **Exhibit C** which St. George shall timely perform and its acceptance by St. George for public purposes, and provided there is no default under this CEA by St. George, Burtville, and Longwood shall take such steps and cooperate with Developer and St. George as necessary to effectuate the Dedication.

(c) **Developer.**

(i) Construction of Roundabout Project. Developer shall cooperate St. George, and Burtville, in all respects in connection with the construction of the Roundabout Project, including but not limited to the effectuation of the

Land Contribution and the construction and development of the Roundabout Project in accordance with the Roundabout Project Plans and the terms and conditions of this CEA.

(ii) Design and Engineering. Developer has contracted and paid for the Roundabout Project Plans, the cost of which is included in the estimated cost of the Roundabout Project.

(iii) Contract for Construction. Developer shall contract with a contractor for constructing the Roundabout Project, and shall pay all costs including the costs of any Permits, in accordance with this CEA. In connection with the construction of the Roundabout Project, Developer shall cooperate with the governing authorities to monitor the progress of the construction in accordance with normal procedures.

(iv) Dedication. Upon completion of the Roundabout Project, Developer shall take such actions required to dedicate the Roundabout Project to the public following completion, subject to approval and acceptance by St. George.

4.05 Obligations of the Parties with respect to the St. George Infrastructure Projects. The parties hereby agree as follows with respect to the St. George Infrastructure Projects.

(a) St. George.

(i) Scope of Work. Perform the scope of work set forth on **Exhibit C**, in accordance with any applicable provisions of the Public Bid Law. The scope of work shall be completed within the timelines set forth on **Exhibit C**;

(ii) Design. Enter into the necessary professional services contracts to design and supervise the scope of work set forth on **Exhibit C** to the extent design services are required.

(b) Developer.

(i) In the event the documented costs for the items set forth on **Exhibit C** exceeds $1,200,000, Developer shall pay 100% the remaining costs of such work, provided however, it the **Exhibit C** costs exceed $1,200,000, St. George will consult with Developer regarding the required scope of work.

Section 5. Notices and Requests.

Section 5.01. Notices and Requests. Any notice required or permitted to be given under or in connection with this CEA shall be in writing and shall be either hand-delivered or mailed, postage prepaid by first-class mail, registered or certified, return receipt requested, or by private, commercial carrier, express mail, such as Federal Express, or sent by electronic mail or other similar form of rapid transmission confirmed by written confirmation mailed (postage prepaid by first-class mail, registered or certified, return receipt requested or private, commercial carrier, express mail, such as Federal Express) at substantially the same time as such rapid transmission, or personally delivered to an officer of the receiving party. All such communications shall be mailed, sent or delivered to the address or numbers set forth below, or as to each party at such other address or numbers as shall be designated by such party in written notice to the other party.

To St. George: Honorable Dustin Yates, Mayor
11207 Proverbs Ave.
St. George, LA 70816

E-mail: dustin.yates@stgeorgela.gov

With a copy by identical means of communication to:

Sheri M. Morris, City Attorney
8900 Bluebonnet Boulevard
Baton Rouge, LA 70810
E-mail: SMorris@DaigleFisse.com

To Burtville: Burtville Development Corporation
c/o John H. Fetzer, III
P. O. Box 65121
Baton Rouge, LA 70896
Attention: John H. Fetzer, III

With a copy by identical means of communication to:

Phelps Dunbar LLP
400 Convention Street, Suite 1100
Baton Rouge, Louisiana 70802-5618
Attention: Randy P. Roussel
E-mail: randy.roussel@phelps.com

To Longwood: Longwood Development I Corporation
4171 Essen Lane, Suite 1200
Baton Rouge, Louisiana 70809
Attention: Milford Wampold III, Manager
E-mail: mwampold@wampold.com

With a copy by identical means of communication to:

Phelps Dunbar LLP
400 Convention Street, Suite 1100
Baton Rouge, Louisiana 70802-5618
Attention: Randy P. Roussel
E-mail: randy.roussel@phelps.com

To Developer: SLP Development LLC
4171 Essen Lane, Suite 1200
Baton Rouge, Louisiana 70809
Attention: Milford Wampold III, Manager
E-mail: mwampold@wampold.com

With a copy by identical means of communication to:

Phelps Dunbar LLP
400 Convention Street, Suite 1100
Baton Rouge, Louisiana 70802-5618
Attention: Randy P. Roussel
E-mail: randy.roussel@phelps.com

Section 6. Miscellaneous.

6.01 Partial Invalidity; Severability. To the fullest extent possible, each provision of this CEA shall be interpreted in such manner as to be effective and valid under applicable law, but if any provision of this CEA shall be determined to be prohibited or invalid under by a court of competent jurisdiction, such provision shall be ineffective to the extent of such prohibition or invalidity without invalidating the remainder of such provision or the remaining provisions of this CEA.

6.02 No Personal Liability of the Parties. No covenant or agreement in this CEA shall be deemed to be the covenant or agreement of any official, trustee, officer, agent or employee of any Party hereto in the Party's individual capacity, and neither the officers of any Party hereto nor any official executing this CEA shall be liable personally with respect to this CEA or be subject to any personal liability or accountability by reason of the execution and delivery of this CEA except to the extent provided by law.

6.03 Captions. The captions or headings in this CEA are for convenience only and in no way define, limit or describe the scope or extent of any of the provisions of this CEA.

6.04 Counterparts. This CEA may be executed in several counterparts, each of which shall be an original and all of which when taken together shall be deemed one and the same agreement.

6.05 Governing Law. This CEA shall be construed in accordance with and governed by the laws of the State of Louisiana.

6.06 Further Assurances. From time to time hereafter, the Developer shall execute and deliver such additional instruments, certificates or documents, and take all such actions as St. George may reasonably request for the purpose of fulfilling its obligations hereunder.

6.07 Delay or Omission. No delay or omission in the exercise of any right or remedy accruing to any Party upon any breach by another Party under this this CEA shall impair such right or remedy or be construed as a waiver of any breach theretofore or thereafter occurring. The waiver of any condition or the breach of any term, covenant, or condition herein or therein contained shall not be deemed to be a waiver of any other condition or of any subsequent breach of the same or any other term, covenant or condition herein or therein contained.

6.08 Venue. The Nineteenth Judicial District Court for the Parish of East Baton Rouge, State of Louisiana, shall be deemed to be the exclusive court of jurisdiction and venue for any litigation, special proceeding or other proceeding as between the parties that may be brought, or arise out of in connection with, or by reason of this CEA.

6.09 Public Liability. The Developer hereby agrees to protect, defend, indemnify, save and hold harmless St. George and its commissioners, officers, agents, contractors, representatives and/or employees, including volunteers, from and against any and all claims, demands, expenses and liability arising out of injury or death to any person or the damage, loss or destruction of any property which may occur or in any way grow out of any negligent act or omission of the Developer, its agents, servants, and employees or any as a result of any claims, demands and/or causes of action except for those claims, demands, and/or causes of action arising out of the gross negligence or willful misconduct of St. George and its commissioners, agents, contractors, representatives, and/or employees. Developer agrees to investigate, handle, respond to, provide defense for and defend any such claims, demands, or suit at its sole expense and agrees to bear all other costs and expenses related thereto, even if such claims are groundless, false or fraudulent.

6.10 Discrimination Clause. Developer agrees to abide by the requirements of the following as applicable: Title VI and VII of the Civil Rights Act of 1964, as amended by the Equal Opportunity Act of 1972, Federal Executive Order 11246, the Federal Rehabilitation Act of 1973, as amended, the Vietnam Era Veteran's Readjustment Assistance Act of 1974, Title IX of the Education Amendments of 1972, as amended, the Age Act of 1975, as amended, and Developer agrees to abide by the requirements of the Americans with Disabilities Act of 1990, as amended. Developer agrees not to discriminate in its employment practices, and will render services under this CEA without regard to race, color, religion, sex, sexual orientation, age, national origin, veteran status, political affiliation, or disabilities. Developer acknowledges and agrees that any act of unlawful discrimination committed by Developer, or any other failure to comply with these statutory obligations when applicable shall be grounds for termination of the CEA.

6.11 Entire Agreement. This CEA contains the entire agreement between the Parties and supersedes any and all agreements or contracts previously entered into between theParties. No representations were made or relied upon by any party hereto other than those that are expressly

set forth.

6.13 Assignment. Burtville, Longwood, and Developer each shall have the right after providing notice to St. George, to assign all or any of its rights under this CEA to any respective affiliate, and all obligations and rights hereunder shall be binding upon and enforceable by any such assignee.

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK;
SIGNATURE PAGES TO FOLLOW]

This CEA executed by the Parties on the dates indicated in the presence of the undersigned witnesses shall be effective upon execution.

CITY OF ST. GEORGE

By: _____
Name: Dustin Yates
Its: Mayor

STATE OF LOUISIANA
PARISH OF EAST BATON ROUGE

ACKNOWLEDGEMENT

BE IT KNOWN, that on this ___ day of _____, 2025, before me, the undersigned Notary Public, duly commissioned and qualified in and for the for the above Parish and State, and in the presence of the undersigned competent witnesses, personally came and appeared Dustin Yates, appearing herein in his capacity as Mayor of the City of St. George ("***St. George***") who being by me, first duly sworn, declared and acknowledge to me, Notary, that he executed the above and foregoing instrument on behalf of St. George with full authority of St. George and that the instrument is the free act and deed of St. George and was executed for the uses, purposes and benefits therein expressed.

IN TESTIMONY WHEREOF, Appearer has executed this acknowledgement in the presence of the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES

_____
Name: _____

_____
Name: _____

_____
Name: _____
Bar Roll / Notary: _____
My commission expires _____

This CEA has been executed by the parties on the dates indicated but effective as of _____ ___, 2025, in the presence of the undersigned witnesses.

SLP DEVELOPMENT LLC

By: _____
Name: Milford Wampold III
Its: Manager

STATE OF LOUISIANA
PARISH OF EAST BATON ROUGE

ACKNOWLEDGEMENT

BE IT KNOWN, that on this ____ day of _____ 2025, before me, the undersigned Notary Public, duly commissioned and qualified in and for the for the above Parish and State, and in the presence of the undersigned competent witnesses, personally came and appeared Milford Wampold III, appearing herein in his capacity as the Manager of SLP Development LLC ("***Developer***") who being by me first duly sworn, declared and acknowledge to me, Notary, that he executed the above and foregoing instrument on behalf of Developer with full authority of Developer and that the instrument is the free act and deed of Developer and was executed for the uses, purposes and benefits therein expressed.

IN TESTIMONY WHEREOF, Appearer has executed this acknowledgement in the presence of the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES

_____
Name: _____

_____
Name: _____

_____
Name: _____
Bar Roll / Notary: _____
My commission expires _____

This CEA has been executed by the parties on the dates indicated but effective as of _____ ___, 2025, in the presence of the undersigned witnesses.

BURTVILLE DEVELOPMENT CORPORATION

By: _____
Name: _____
Its: _____

STATE OF LOUISIANA
PARISH OF EAST BATON ROUGE

ACKNOWLEDGEMENT

BE IT KNOWN, that on this ____ day of _____ 2025, before me, the undersigned Notary Public, duly commissioned and qualified in and for the for the above Parish and State, and in the presence of the undersigned competent witnesses, personally came and appeared _____, appearing herein in his capacity as the _____ of Burtville Development Corporation ("***Burtville***") who being by me first duly sworn, declared and acknowledge to me, Notary, that he executed the above and foregoing instrument on behalf of Burtville with full authority of Burtville and that the instrument is the free act and deed of Burtville and was executed for the uses, purposes and benefits therein expressed.

IN TESTIMONY WHEREOF, Appearer has executed this acknowledgement in the presence of the undersigned competent witnesses and me, Notary, after due reading of the whole.

WITNESSES

_____
Name: _____

_____
Name: _____

_____
Name: _____
Bar Roll / Notary: _____
My commission expires _____

EXHIBIT A

ROUNDABOUT PROJECT PLANS

[INSERT]

EXHIBIT B-1

LAND CONTRIBUTION PROPERTY (ROW-3)

[ATTACHED]

EXHIBIT B-2

LAND CONTRIBUTION PROPERTY (Tract RW-1)

[ATTACHED]

EXHIBIT C

ST. GEORGE CONTRIBUTIONS

Table A: Short-Term Eligible Scope items

Eligible City of St. George Scope Item	Preliminary Estimate	Year When Work is Needed
Harveston Way/Bluebonnet: Permanent striping/signs and seeding/fertilizer	$50,000	2026
Landscaping/irrigation	$100,000	2026
Harveston Way/Bluebonnet Lighting for roundabout	$200,000	2026
Design for Harveston Way/Bluebonnet Lighting for the roundabout	$25,000	2026
West Village Intersection Infrastructure Improvements	$600,000	2026
	$975,000	

Table B: Long-Range Eligible Scope items

Eligible City of St. George Scope Item	Preliminary Estimate	Year When Work is Needed
Bluebonnet Lighting from Harveston West to Harveston/Bluebonnet Roundabout	$150,000	2027-2028
Restriping Bluebonnet to Narrow Lane Widths	$75,000	2027-2028
	$225,000	

Estimated cost of items may be reallocated among other items;