



PROJECT ENGINEERING



# LANCASTER LOGISTICS PARK



# NBSR Intermodal Today





# Intermodal Expansion Impact

- Aligns with the Port Saint John Modernization Project and City of Saint John's goal to be a **Global Transportation and Logistics Hub**
- **Improves Supply Chain** and competitiveness for local industry such as Moosehead, Crosby's Irving Pulp and Paper and others
- **Creates Jobs:**
  - 17 Full Time Railroad positions
  - 30 Full Time Driver positions at Sunbury

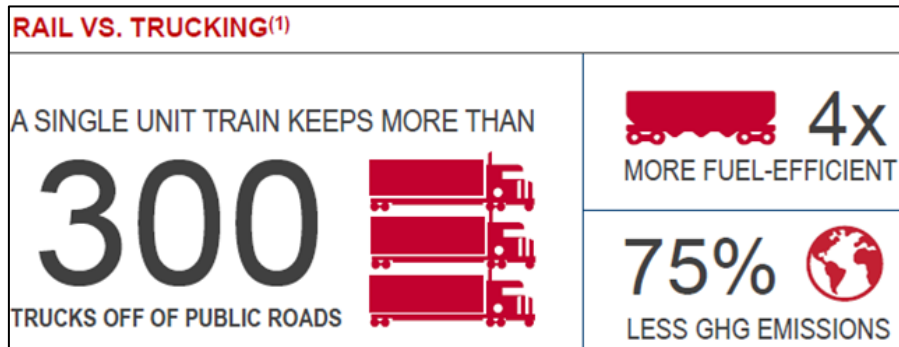


# Drives Sustainable Transportation



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- Expansion of Rail Intermodal Services will reduce long haul truck traffic and **lower the Carbon Footprint** of the City of Saint John and the Province
- Plan to introduce first **Electric Charge Stations** in preparation for the implementation of the first **Electric Trucks** in 2023





# Supply Chain Partner Support



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4/9/2021



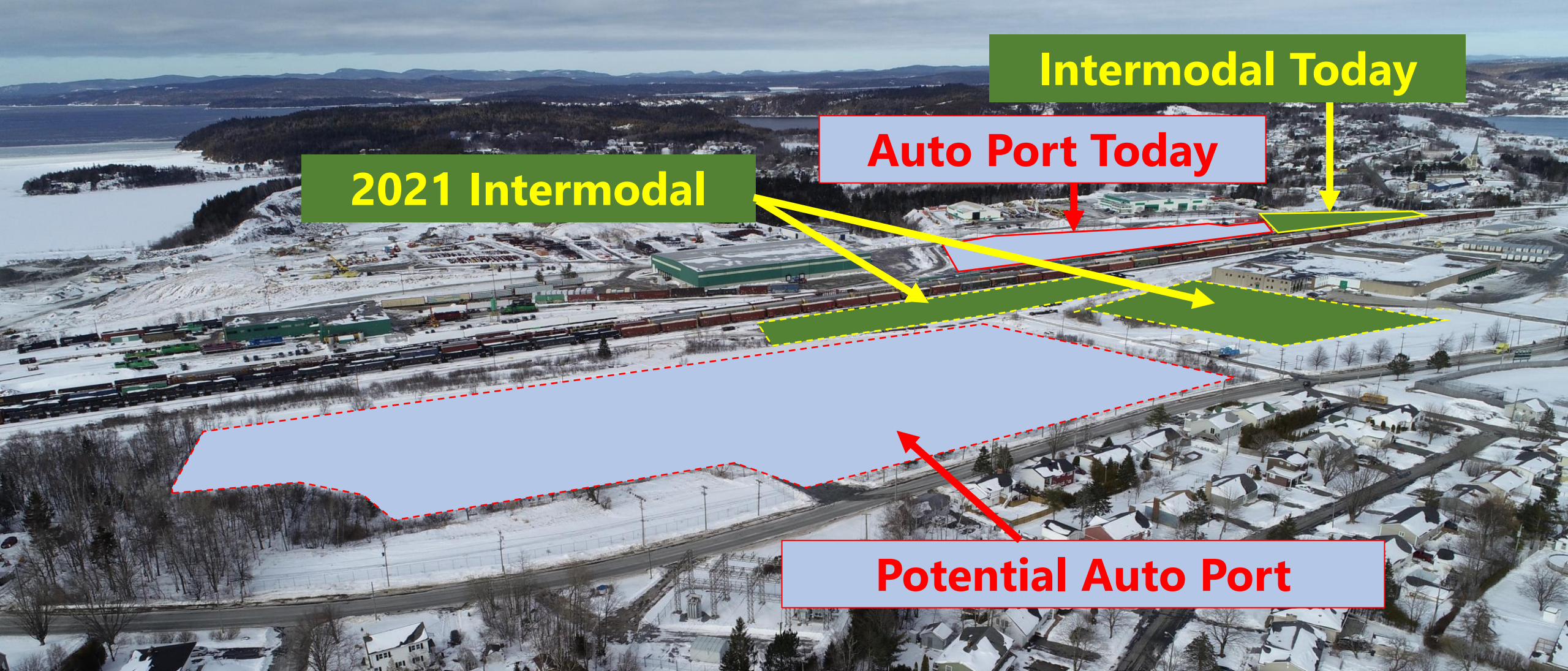
# Port Rail Traffic



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**Intermodal Today**

**Auto Port Today**

**2021 Intermodal**

**Potential Auto Port**

View Today





# TRANSPORTATION

## LIGHT INDUSTRIAL

# Current Zoning Map

## LIGHT INDUSTRIAL

# RESIDENTIAL

**RESIDENTIAL**

2.02 KM TO HIGHWAY



# Proposed Zoning Map Changes

TRANSPORTATION

**LIGHT INDUSTRIAL  
TO  
TRANSPORTATION**

**LIGHT INDUSTRIAL  
TO  
TRANSPORTATION**

RESIDENTIAL

RESIDENTIAL

4/9/2021

2.02 KM TO HIGHWAY



**Current Dever  
Road Warehouse**



Dever Road - Today





**Current Dever  
Road Warehouse**



## Dever Road - 2021 Intermodal Yard





## 2021 Intermodal Yard





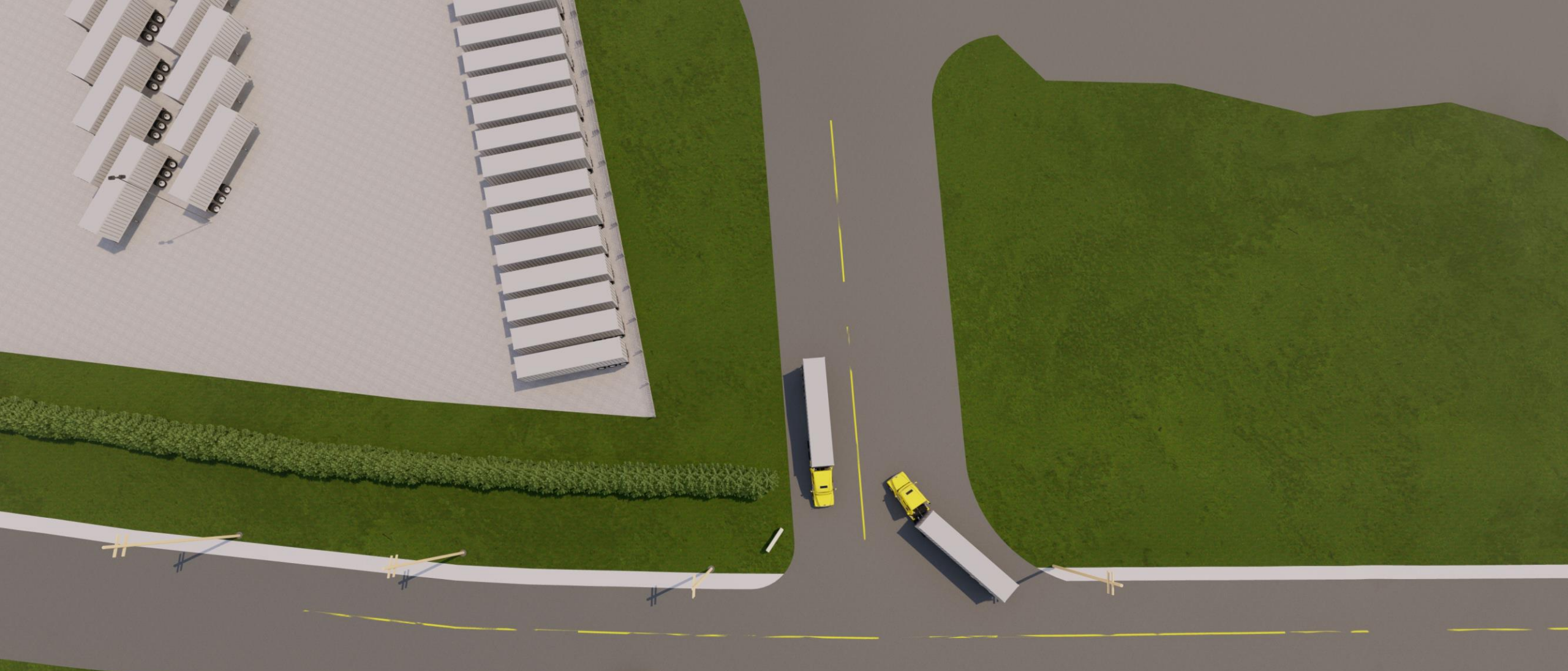
## Site Plan – 2021 Intermodal





## Enlarged Entrance for Truck Movement





Trucks Stay In Their Own Lane When Accessing Site





# Potential Auto Port

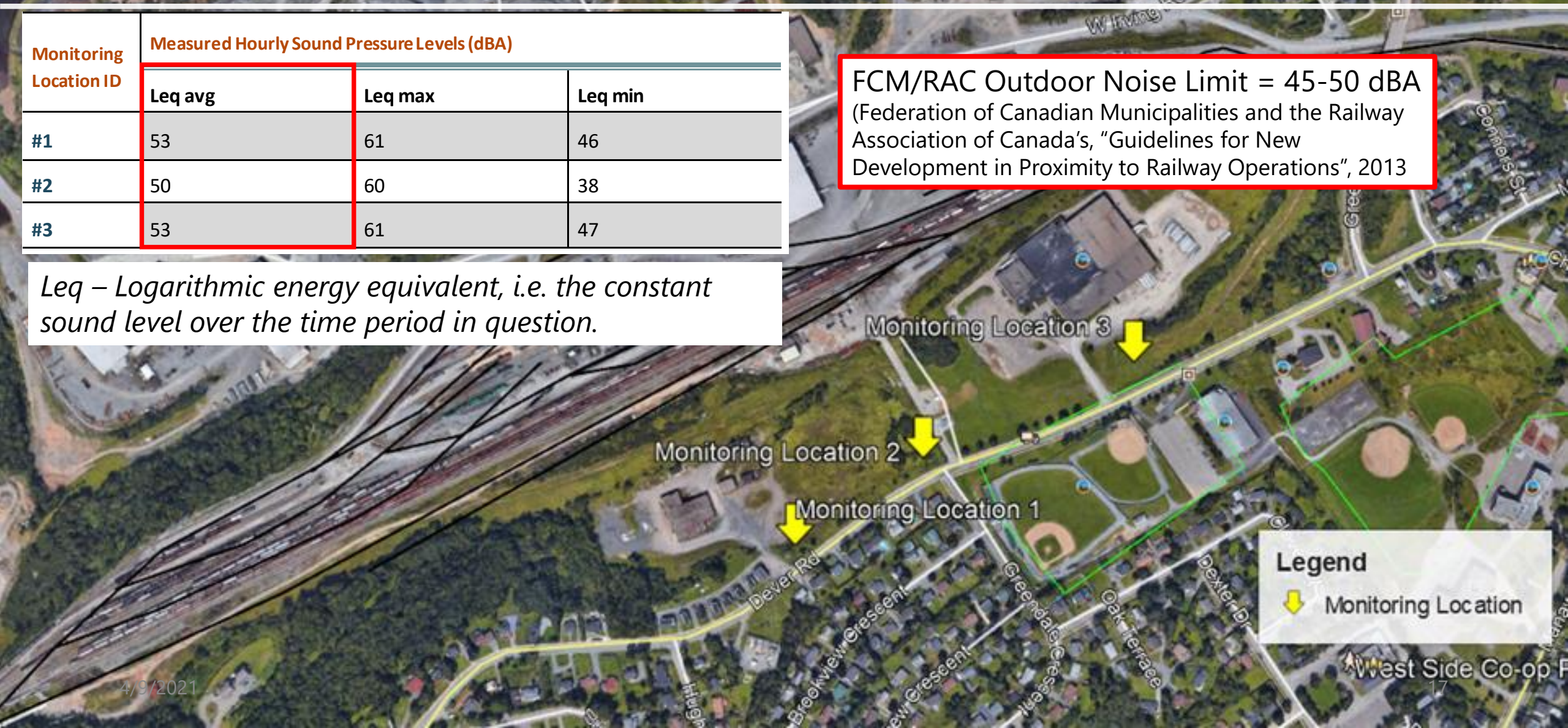


# Sound Study Results Feb 18, 2021(24 hours)

Monitoring Location ID	Measured Hourly Sound Pressure Levels (dBA)		
	Leq avg	Leq max	Leq min
#1	53	61	46
#2	50	60	38
#3	53	61	47

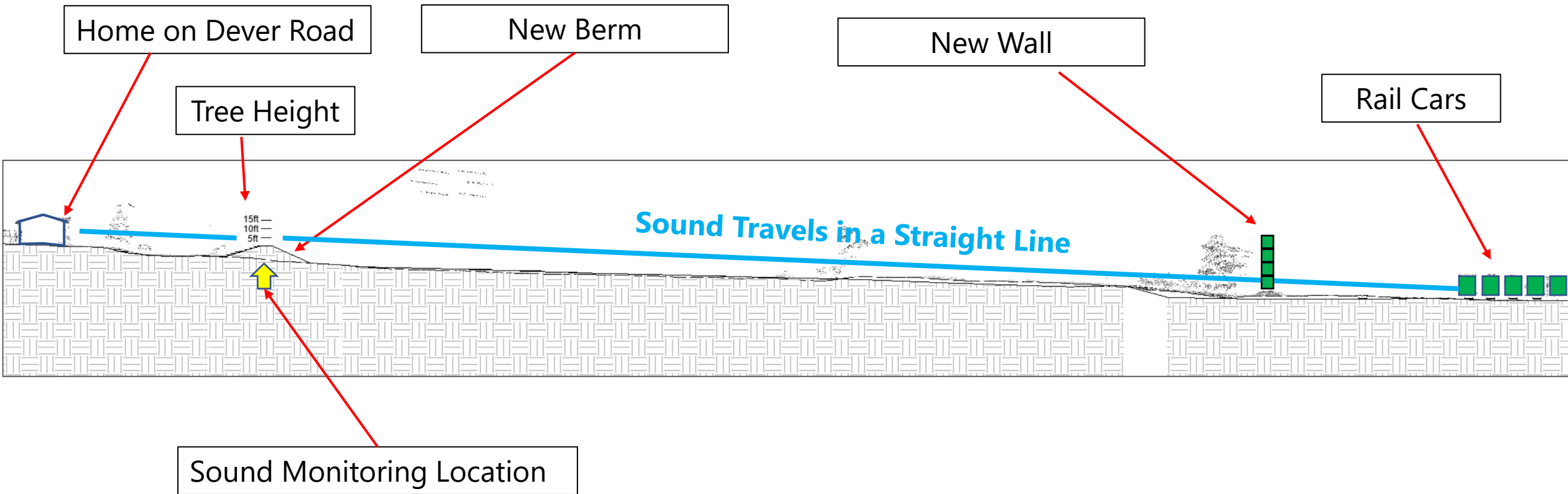
*Leq – Logarithmic energy equivalent, i.e. the constant sound level over the time period in question.*

FCM/RAC Outdoor Noise Limit = 45-50 dBA  
(Federation of Canadian Municipalities and the Railway Association of Canada's, "Guidelines for New Development in Proximity to Railway Operations", 2013)





# Sound Mitigation Details







Dever Road Today – No Sound Attenuation





**Earth Berm**

**5 foot High Trees**

## Dever Road Sound Attenuation ( 5 Years)





**Earth Berm**

**10 foot High Trees**

## Dever Road Sound Attenuation (10 Years)





## Dever Road Future - Sound Attenuation ( 15 Years)



# Operational Profile



Hours of Operation – 24/7

Peak Hours of Operation – 06:00 – 20:00 Daily

Potential Truck Volume – 40 trucks/day





## Former Residential Area – Largely Green Space





## Green Space Walk Ways





## Green Space Seating Areas