



June 21, 2011

Mr. Bill Gross  
The Village at Winding Road, LP  
c/o WH Gross Construction  
P.O. Box 365  
Kingsland, Georgia 31548

**SUBJECT: Wetland & Floodplain Evaluation Letter**  
Village at Winding Road  
Winding Road  
St. Marys, Camden County, Georgia  
**GEC Job #110220.210**

Dear Mr. Gross:

Per your request, Geotechnical & Environmental Consultants, Inc. (GEC) has reviewed the National Wetlands Inventory (NWI) map and the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Map (FIRM) to determine if these records indicate potential wetland and/or floodplain concerns on the above property.

According to the NWI map, a portion of a wetland area was identified on the southeast corner of the subject property. The wetland area was classified under the Cowardin Classification as a Palustrine, Forested, Broad-Leaved Deciduous, wetland, with a seasonally flooded hydrologic regime (PFO1C). The pond that is currently on the subject property was constructed after 2006 following the clearing of the property. Ecological Solutions, Inc delineated approximately 1.43 acres of wetland on June 3, 2011. The delineated wetland area is indicated on the attached site plan. A letter from Ecological Solutions is attached indicating that a jurisdictional determination (JD) request was submitted to the Savannah District U.S. Army Corps of Engineers (USACE) on June 9, 2011. The site plan indicates that the proposed development will incorporate a 100-foot buffer around wetland area that will not be impacted on the subject property. Based on the attached site plan, GEC does not believe that the wetlands on the subject property will be impacted from this development.

The subject property is found on the Camden County, Georgia Flood Insurance Rate Map, Panel 415 of 505 (13039C0415F) dated December 16, 2008. According to the FIRM map, the subject property is located in Zone X-white, which is defined as areas determined to be outside the 0.2% annual chance floodplain. GEC, therefore, does not anticipate that a flooding hazard will deter the development of the subject property.

A copy of the NWI and FIRM maps is included as an attachment.

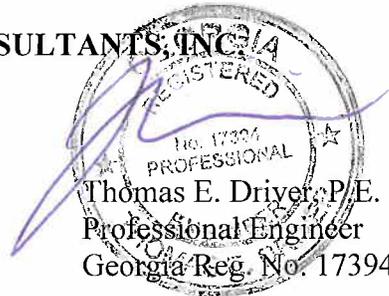
GEC appreciates the opportunity to be of service to you. If you have any questions, or need further assistance, please do not hesitate to call.

Sincerely,

**GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS, INC.**

*Mary Brooks*

Mary A. Brooks, PWS  
Wetland Services Director



Thomas E. Driver, P.E.  
Professional Engineer  
Georgia Reg. No. 17394



U.S. Fish and Wildlife Service

# National Wetlands Inventory

Village at Winding Road



Jun 8, 2011

## Wetlands

- Freshwater Emergent
- Freshwater Forested/Shrub
- Estuarine and Marine Deepwater
- Estuarine and Marine
- Freshwater Pond
- Lake
- Riverine
- Other

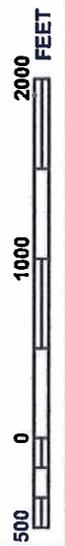


This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

User Remarks:



MAP SCALE 1" = 1000'



**NFP** NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0415F

**FIRM**  
 FLOOD INSURANCE RATE MAP  
 CAMDEN COUNTY,  
 GEORGIA  
 AND INCORPORATED AREAS  
 PANEL 415 OF 505

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
CAMDEN COUNTY	130262	0415	F
KINGSLAND, CITY OF	130038	0415	F
ST. MARYS, CITY OF	130027	0415	F

Notice to User: The Map Number shown below should be used when placing map orders; the Community Number shown above should be used on insurance applications for the subject community.



MAP NUMBER  
 13039C0415F  
 MAP REVISED  
 DECEMBER 16, 2008

Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps, check the FEMA Flood Map Store at [www.msc.fema.gov](http://www.msc.fema.gov)

# LEGEND

## SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD



The 1% annual flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equalled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. Areas of Special Flood Hazard include Zones A, AE, AH, AO, AR, A99, V, and VE. The Base Flood Elevation is the water-surface elevation of the 1% annual chance flood.

- ZONE A** No Base Flood Elevations determined.
- ZONE AE** Base Flood Elevations determined.
- ZONE AH** Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevations determined.
- ZONE AO** Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.
- ZONE AR** Special Flood Hazard Area formerly protected from the 1% annual chance flood by a flood control system that was subsequently dewatered. Zone AR indicates that the former flood control system is being restored to provide protection from the 1% annual chance or greater flood.
- ZONE A99** Area to be protected from 1% annual chance flood by a Federal flood protection system under construction; no Base Flood Elevations determined.
- ZONE V** Coastal flood zone with velocity hazard (wave action); no Base Flood Elevations determined.
- ZONE VE** Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.

## FLOODWAY AREAS IN ZONE AE



The floodway is the channel of a stream plus any adjacent floodplain areas that must be kept free of encroachment so that the 1% annual chance flood can be carried without substantial increases in flood heights.

## OTHER FLOOD AREAS

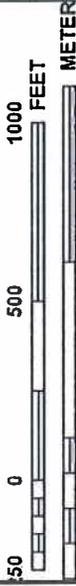
- ZONE X** Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood.

## OTHER AREAS

- ZONE X** Areas determined to be outside the 0.2% annual chance floodplain.
- ZONE D** Areas in which flood hazards are undetermined, but possible.



MAP SCALE 1" = 500'



## COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS OTHERWISE PROTECTED AREAS (OPAs)

- CBRS areas and OPAs are normally located within or adjacent to Special Flood Hazard Areas.
- 1% annual chance floodplain boundary
- 0.2% annual chance floodplain boundary
- Floodway boundary
- Zone D boundary
- CBRS and OPA boundary
- Boundary dividing Special Flood Hazard Area Zones and boundary dividing Special Flood Hazard Areas of different Base Flood Elevations, flood depths or flood velocities.
- Limit of Moderate Wave Action
- 513
- Base Flood Elevation line at 10 value; elevation in feet\* (EL. 987)

\* Referenced to the North American Vertical Datum of 1988

- Base Flood Elevation value where uniform within zone; elevation in feet\*
- Cross section line
- Transect line
- Geographic coordinates referenced to the North American Datum of 1983 (NAD 83), Westing Hemisphere
- 100-meter Universal Transverse Mercator grid values, zone 16
- 5000-foot grid values: Georgia State Plane coordinate system, West zone (FPSZONE 1002), Transverse Mercator projection
- Beach mark (see explanation in Notes to Users section of this FRM para)
- River Mile

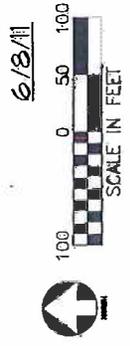
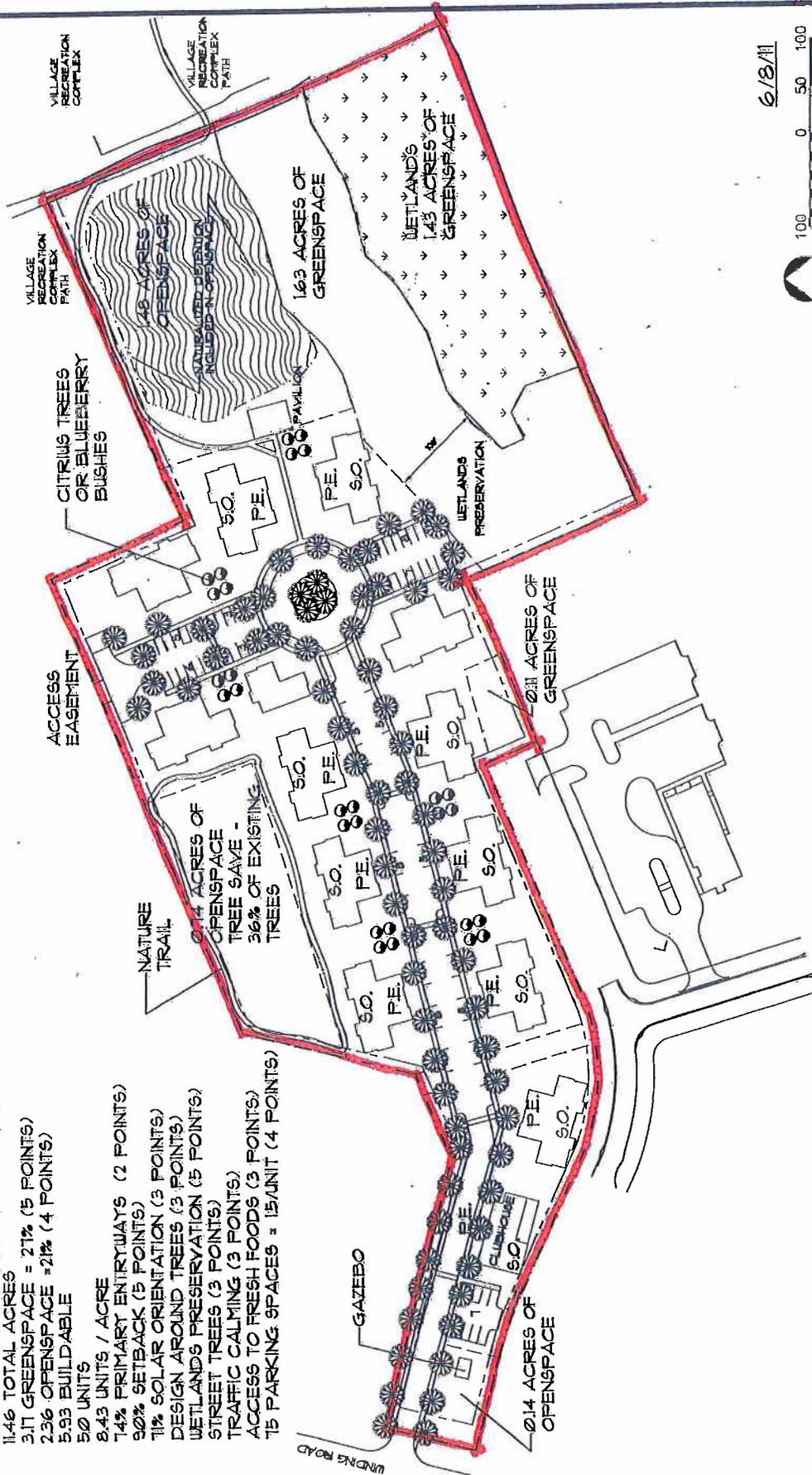
MAP REPOSITORY  
Refer to listing of Map Repositories on Map Index  
EFFECTIVE DATE OF COUNTYWIDE  
FLOOD INSURANCE RATE MAP  
December 17, 2010  
EFFECTIVE DATE(S) OF REVISION(S) TO THIS PANEL

For community map revision history prior to countywide mapping, refer to the Community Map History table located in the Flood Insurance Study report for this jurisdiction.  
To determine if flood insurance is available in this community, contact your Insurance agent or call the National Flood Insurance Program at 1-800-638-6620.

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at www.msc.fema.gov

**THE VILLAGE AT WINDING ROAD**

- 11.46 TOTAL ACRES
- 3.17 GREENSPACE = 27% (5 POINTS)
- 2.36 OPENSAPCE = 21% (4 POINTS)
- 5.93 BUILDABLE
- 50 UNITS
- 8.43 UNITS / ACRE
- 14% PRIMARY ENTRYWAYS (2 POINTS)
- 90% SETBACK (5 POINTS)
- 71% SOLAR ORIENTATION (3 POINTS)
- DESIGN AROUND TREES (3 POINTS)
- WETLANDS PRESERVATION (5 POINTS)
- STREET TREES (3 POINTS)
- TRAFFIC CALMING (3 POINTS)
- ACCESS TO FRESH FOODS (3 POINTS)
- 75 PARKING SPACES = 15/UNIT (4 POINTS)



MARTIN RILEY ASSOCIATES - ARCHITECTS, P.C.



630 Colonial Park Drive  
Suite 200  
Roswell, Georgia 30075  
P 770.998.7848 • F 770.998.5606  
www.ecologicalsolutions.net

June 15, 2011

Mr. Bill Gross  
The Villages at Winding River, LP  
P.O. Box 365  
Kingsland, Georgia 31548

RE: Jurisdictional Determination Request Status  
The Villages at Winding River  
Camden County, Georgia

Dear Mr. Gross:

Ecological Solutions, Inc. conducted a site visit on June 3, 2011 to delineate the extent and potential jurisdiction of Waters of the U.S. including wetlands located on the subject property. Field studies confirmed prior studies that identified one jurisdictional wetland is located within the southeast corner of the property. The wetland is not proposed for impact. A jurisdictional determination (JD) request was submitted to the Savannah District U.S. Army Corps of Engineers (USACE) Regulatory District office on June 9, 2011. The JD request included all information necessary for the USACE to complete their review and issue a determination regarding waters of the U.S. located within the subject property.

The timeliness of USACE issuance of the JD request is dependent on current workload and staff availability. Based on June 15, 2010 communication with the Savannah District office, the request is in the process of being logged into the USACE system and being assigned to a project manager.

We appreciate the opportunity to provide you with this update and will continue to coordinate with the USACE in an effort to expedite issuance of the JD. Please do not hesitate to contact me at 404-915-8823 should you have questions or need additional information.

Sincerely,

ECOLOGICAL SOLUTIONS, INC.

A handwritten signature in blue ink, appearing to read "Mark Ballard", with a long horizontal flourish extending to the right.

Mark Ballard, PWS  
Vice President

PHASE I ENVIRONMENTAL SITE ASSESSMENT

PROPOSED VILLAGE AT WINDING ROAD  
WINDING ROAD  
ST. MARYS, CAMDEN COUNTY, GEORGIA  
GEC JOB #110220.210

PREPARED FOR

THE VILLAGE AT WINDING ROAD, LP  
C/O WH GROSS CONSTRUCTION COMPANY  
P.O. BOX 365  
KINGSLAND, GEORGIA 31548  
MR. BILL GROSS

PREPARED BY

GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS, INC.  
514 HILLCREST INDUSTRIAL BOULEVARD  
MACON, GEORGIA 31204-3472  
(478) 757-1606

ISSUE DATE

JUNE 22, 2011

**GEC**

ENVIRONMENTAL CONSULTANT SIGNATURE PAGE FOR PHASE I REPORTS

June 22, 2011

To: Georgia Department of Community Affairs  
60 Executive Park South, NE  
Atlanta, Georgia 30329-2231

Ladies and Gentlemen:

GEC declares that, to the best of our professional knowledge and belief, we meet the definition of *Environmental Professionals* as defined in §312.10 of 40 CFR 312.

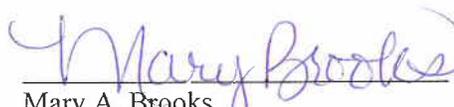
We have the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject property. We have developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

6/22/11  
Date

  
Tameka Gordon  
Environmental Specialist

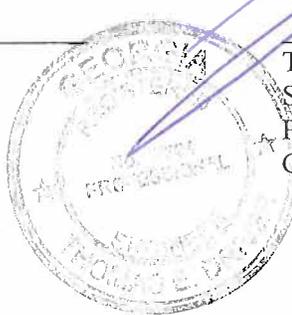
Geotechnical & Environmental Consultants, Inc. (GEC) has performed a Phase I Environmental Site Assessment in conformance with the scope and limitation of 40 C.F.R. Part 312 and most current ASTM standard (ASTM E 1527-2005, Standard Practice for Environmental Site Assessments) of the proposed Village at Winding Road, a 50 unit senior living development, off of Winding Road, St. Marys, Georgia, *the subject property*. Any exceptions to, or deletions from this practice are described in Section 2.0 of this report. GEC certifies that the Phase I was performed by a qualified Environmental Professional meeting the requirement set forth in 40 CFR §312.10(b).

6/22/11  
Date

  
Mary A. Brooks  
Senior Environmental Specialist

6-22-11  
Date

  
Thomas E. Driver, P.E.  
Senior Engineer  
President  
GA Reg. # 17394



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WINDING ROAD  
ST. MARYS, CAMDEN COUNTY, GEORGIA  
GEC JOB #110220.210

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### APPENDICES

#### APPENDIX A: FIGURES & MAPS

- Figure 1: National Wetlands Inventory (NWI) Map
- Figure 2: Flood Insurance Rate Map (FIRM) Site Map
- Figure 3: Site Map
- Figure 4: Site Plan
- Figure 5: U.S.G.S. Topographic Map
- Figure 6: 2006 Aerial Photograph

#### APPENDIX B: SITE PHOTOGRAPHS

#### APPENDIX C: HISTORICAL RESEARCH DOCUMENTATION

- EDR Historical Aerial Package (Years: 2006, 2005, 1993, 1988, 1974, & 1951)
- Environmental Data Resources (EDR) Sanborn Map "Report"
- EDR Historical Topographic Maps
- EDR-City Directory Abstract

#### APPENDIX D: DOCUMENTATION FROM TITLE COMPANY/TITLE PROFESSIONAL

- Camden County Board of Tax Assessors' Parcel Maps and Tax Card
- Chain of Ownership for Environmental Purposes Report
- Copies of Selected Deed Book Records

#### APPENDIX E: IF APPLICABLE

- Current Phase II SCOPE OF WORK
- Current Phase II Report
- Other testing results  
(lead-based paint, lead in soil, lead in water, asbestos, radon, vapor encroachment screening)

#### APPENDIX F: REGULATORY ENVIRONMENTAL SEARCH INFORMATION

- Environmental Data Resources (EDR) Environmental Database Report

#### APPENDIX G: RECORD OF COMMUNICATIONS & INTERVIEWS

- Completed DCA User Questionnaire
- City of St. Marys Fire Department Letter
- Camden County Environmental Health Department
- City of St. Marys Planning and Zoning Letter
- Camden County Utilities Water & Sewer Availability Letter
- GA Power Utilities Electrical Service Availability Letter
- Community Support Documentation

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ST. MARYS, CAMDEN COUNTY, GEORGIA  
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APPENDIX H: AUTHOR CREDENTIALS, DOCUMENTATION OF QUALIFICATIONS AS  
AN ENVIRONMENTAL PROFESSIONAL

Resume: THOMAS E. DRIVER, P.E.

Resume: ROBERT T. HADDEN

Resume: TAMEKA GORDON

APPENDIX I: PREVIOUS ENVIRONMENTAL REPORTS *[if applicable]*

APPENDIX J: NOISE ASSESSMENT DOCUMENTATION

APPENDIX K: ADDITIONAL HOME REQUIREMENTS *[if applicable]*

APPENDIX L: OWNER ENVIRONMENTAL QUESTIONNAIRE

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APPENDIX O: LETTERS OF REFERENCE

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APPENDIX Q: CONSUMER CONFIDENCE REPORT ON WATER QUALITY

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APPENDIX S: SHPO REVIEW DOCUMENTATION *[if applicable]*

APPENDIX T: OPERATION AND MAINTENANCE MANUAL *[if applicable]*

APPENDIX U: OTHER *[if applicable]*

## 1.0 EXECUTIVE SUMMARY

Mr. Bill Gross, with WH Gross Construction Company, retained Geotechnical & Environmental Consultants, Inc. (GEC) on behalf of The Village at Winding Road, L.P. to perform a Georgia Department of Community Affairs (DCA) Phase I Environmental Site Assessment (ESA) on the approximately 11.46-acre subject site containing undeveloped, wooded, and cleared land. The site is located off of Winding Road in St. Marys, Camden County, Georgia. GEC is not affiliated with Mr. Gross; WH Gross Construction Company; The Village at Winding Road, L.P.; or the seller of the subject property.

The DCA Phase I ESA was performed in accordance with the American Society for Testing and Materials (ASTM) E 1527-2005, Standard Practice for Environmental Site Assessments. The ASTM E 1527-2005 is the most current ASTM standard for this work. The Phase I ESA consisted of a site reconnaissance of the subject property, review of applicable and reasonably ascertainable information about the subject property, and interviews with selected officials knowledgeable about the subject property. The Phase I ESA was intended to provide an overview of environmental conditions at the subject property resulting from current and/or past site activities.

While conducting the Phase I ESA of the subject property, GEC followed the 2011 Georgia DCA Environmental Manual, DCA'S ESA standard, which requires that the consultant follow the ASTM standard and provide some additional information that exceeds the ASTM requirements. This information addresses items referred to as "non-scope" items in the ASTM Practice, and includes wetlands, state waters, floodways/floodplains, additional public/historic records review, noise, water leaks/mold/fungi/microbial growth, radon, asbestos containing materials (ACMs), lead-based paint (LBP), lead in drinking water, and including (per DCA guidelines) polychlorinated biphenyls (PCB). Other hazards considered for the DCA ESA report include the presence of existing septic tanks or water wells on the subject property or the absence of the availability of a municipal water or sewer system to the subject site.

Interviews and review of reasonably ascertainable records by GEC during the completion of the DCA Phase I ESA did not indicate past usage or conditions which would likely result in significant environmental concerns. No recognized environmental conditions (RECs), as that term is defined in the referenced ASTM Practice, were identified on the subject property.

The user of this report is encouraged to read the entire report for detailed descriptions of the property and the observations and judgments made by GEC. The user is ultimately responsible for assessing whether the limitations of the ASTM Practice and this project's scope of work are appropriate to the level of risk the user assumes for the subject property transaction. The following summarizes general information discovered during GEC's Phase I ESA.

- The site reconnaissance and research revealed no evidence of recognized environmental conditions that would indicate an existing release, a past release or a material threat of a release of hazardous substances or petroleum products on the property or into the ground, groundwater or surface water of the property.
- During GEC's site reconnaissance, GEC observed that the subject site was undeveloped, wooded/cleared land. Concrete pipes, culverts, and other miscellaneous debris (household trash) were observed in the southern portion of the subject

property. Timber debris and an old construction trailer were also observed in the central portion of the site. There was no visual evidence of petroleum contamination, stressed vegetation, and/or significant stains or odors observed on the subject property. GEC also observed a detention pond in the eastern portion of the subject site during the site reconnaissance.

- Based on GEC's review of the readily available historical sources, such as Sanborn Maps, chain of ownership records, and aerial photographs, the subject property was undeveloped wooded and/or agricultural land on the 1951 to 2005 aerial photographs. The 2006 aerial photograph shows the southern portion of the subject site as cleared land while the remaining areas remained as wooded land. The subject property is bordered in all directions by undeveloped wooded or agricultural land on the 1951 to 1993 aerial photographs, with scattered residential or commercial properties appearing southwest and southeast of the subject site beginning on the 1988 aerial photograph. Further commercial or residential development appears mostly in the southern and eastern directions of the subject site on the 2005 and 2006 aerial photographs. The site vicinity appears essentially as it does currently since the 2005 aerial photograph.
- The Environmental Data Resources, Inc. (EDR) Report did not identify the subject property on any of the Federal, State, or local databases. The EDR Report did not identify any Federal, State, or Local databases within the ASTM E 1527 prescribed search radii of the subject property. Refer to Section 4.0 and Appendix F for the EDR Environmental Database Report.
- According to the National Wetlands Inventory (NWI) map, a portion of a wetland area was identified on the southeast corner of the subject property. The wetland area was classified under the Cowardin Classification as a Palustrine, Forested, Broad-Leaved Deciduous, wetland, with a seasonally flooded hydrologic regime (PFO1C). Ecological Solutions, Inc delineated approximately 1.43 acres of wetland on June 3, 2011. The site plan indicates that the proposed development will incorporate a 100-foot buffer around the wetland area that will not be impacted on the subject property. Based on the site plan, GEC does not believe that the wetlands on the subject property will be impacted from this development. According to the Flood Insurance Rate Map (FIRM), the subject property is located in Zone X-white, which is defined as areas determined to be outside the 0.2% annual chance floodplain. GEC, therefore, does not anticipate that a flooding hazard will deter the development of the subject property. GEC observed a detention pond in the eastern portion of the subject site during the site reconnaissance.

### **1.1 Location & Legal Description of the Property**

The subject site, which is part of three tracts of land, is approximately 11.46 acres in size and located off of Winding Road, St. Marys, Camden County, Georgia. The subject property, which is included in tax parcels 121-077, 121-077A, and 121-077B of the 29<sup>th</sup> Land District in Camden County, Georgia, currently contains undeveloped wooded and cleared land.

The subject property is legally described in the most current available deeds (see Deed Book

1210, Page 575 and Deed Book 1048 and Page 393 copied from the Clerk's Office, Camden County Superior Court, and in Appendix D).

## **1.2 Environmental Concerns and Conclusions**

### **1.2.1 On-Site**

The site reconnaissance and research conducted during the course of this project revealed no evidence of recognized environmental conditions that would indicate an existing release, a past release or a material threat of a release of hazardous substances or petroleum products on the property or into the ground, groundwater or surface water of the property.

### **1.2.2 Off-Site**

The site reconnaissance and research conducted during the course of this project revealed no evidence of recognized environmental conditions that would indicate an existing release, a past release or a material threat of a release of hazardous substances or petroleum products on the property or into the ground, groundwater or surface water of the property from an adjacent property.

## **1.3 Recommendations**

### **1.3.1 On-Site**

Based on the findings presented in this report, GEC found no obvious environmental concerns or risks associated with the subject property; therefore, we recommend no further environmental study of the site at this time.

GEC recommends moving the abandoned construction trailer, clean up of the construction materials miscellaneous debris, and timber debris located in the interior portion of the subject site; however these are considered general housekeeping issues and none of the materials encountered during the site reconnaissance represent a REC.

### **1.3.2 Off-Site**

Based on the findings presented in this report, GEC found no obvious environmental concerns regarding off-site properties within the ASTM search radii; therefore, we recommend no further study of potential off-site impacts at this time.

## **2.0 INTRODUCTION**

### **2.1 Background**

This report describes a Phase I Environmental Site Assessment, prepared by Geotechnical & Environmental Consultants, Inc. (GEC), for the approximately 11.46-acre proposed The Village at Winding Road located off of Winding Road. The subject site is situated southeast of Winding Road, north of Kings Bay Road, southwest of Colerain Road, and west of Quality in the City of St. Marys, Georgia. The subject property currently contains undeveloped wooded/cleared land. A

site location/U.S.G.S. topographic map, site map, and a site plan are included in Appendix A as Figures 3 through 5, respectively.

## 2.2 Procedures

The purpose of this Phase I ESA report is to permit the user to satisfy one of the requirements to qualify for the *innocent landowner* defense to the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) liability (also known as one of the "landowner liability protections" or "LLPs"). Completion of the referenced ASTM practice constitutes the "all appropriate inquiry" (AAI) into the previous ownership and uses of the property consistent with good commercial or customary practice as defined at 42 USC §9601 (35)(B).

This Phase I ESA was conducted in accordance with ASTM E 1527-2005 Standard Practice for Environmental Site Assessments. GEC's scope of work for this Phase I ESA was to identify "recognized environmental conditions" to the extent feasible by the processes outlined in Practice E 1527 and in accordance with good commercial and customary practices for conducting an environmental site assessment of a parcel of land with respect to the range of contaminants within the scope of CERCLA and petroleum products.

Practice E 1527 defines "recognized environmental conditions" (RECs) as the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, ground water, or surface water of the property, even under conditions in compliance with (environmental) laws. The term is not intended to include *de minimis* conditions that generally do not present a threat to human health or the environment and that generally would not be the subject of an enforcement action, if brought to the attention of appropriate governmental agencies. Conditions determined to be *de minimis* are not RECs.

The scope of Practice E 1527-2005 does not include any testing or sampling of materials (i.e., soil, water, air, or building materials). However, the DCA Phase I ESA standard requires additional elements, which exceed the ASTM requirements (referred to as "non-scope" items), namely wetlands, state waters, floodways/floodplains, additional public/historic records review, noise, water leaks/mold/fungi/microbial growth, radon, ACMs, LBP, lead in drinking water, and per DCA guidelines polychlorinated biphenyls (PCBs). Other hazards considered for the DCA ESA report include the presence of existing septic tanks or water wells on the subject property. These additional requirements are addressed in the body of this report with sampling as described in the appropriate sections.

GEC's methodology for performing environmental evaluations consists of two phases. Phase I involves four components: a records review, site reconnaissance, interviews, and the report of findings. Phase II consists of drilling operations, soil and groundwater sampling, and laboratory analysis of samples as appropriate, based on the results of the Phase I ESA or in response to the special needs of the client. The site reconnaissance included the subject property's grounds and perimeter and observance of adjacent properties from the subject site.

GEC performed each of the four components of the ASTM E 1527 Phase I ESA in accordance with Sections 6.0 through 11.0 of the Practice. The objective of the records review, site reconnaissance, and interviews is to obtain information used to identify recognized

environmental conditions in connection with the property. This report generally follows the recommended ASTM format with the additional consideration given to asbestos, LBP, lead in drinking water, radon, wetlands, and polychlorinated biphenyls (PCBs), as required by the Georgia Department of Community Affairs.

### 2.3 Significant Assumptions

No significant assumptions were made or required while conducting this DCA Phase I ESA.

### 2.4 Qualifications of Personnel/Documentation of Qualifications as an EP

**Thomas E. Driver, P.E.**, is the **President** of GEC and **Managing Senior Engineer** of all offices. Tom graduated from Auburn University with a Bachelor's degree in Civil Engineering in 1983 and has over 27 years of experience in the geotechnical, environmental and construction materials testing fields. Tom is a member of the American Society of Civil Engineers (ASCE), the Georgia Society of Professional Engineers (GSPE), and the Consulting Engineers Council of Georgia (CECG). He is a past State President of GSPE, a past board member of the Macon Economic Development Commission, and a board member of the Consulting Engineers Council of Georgia. He is a Past President of the Macon Chapter of ASCE and a past president of the GSPE Middle Georgia Branch. Tom was named the 1992 Young Engineer of the Year and the 1996 Professional Engineer of the Year in Private Practice by the Georgia Society of Professional Engineers. Tom is a registered Professional Engineer in Alabama, Florida, Georgia, Kentucky, North Carolina, South Carolina, and Tennessee.

**Mary A. Brooks**, is a **Senior Environmental Specialist** for the Macon office. Mary graduated from the University of Florida with a bachelor's degree in Resource Conservation in 1990. Mary has twenty years of experience in the consulting field. Her experience includes wetland evaluations and ecological assessments including Threatened and Endangered Species Surveys. She has performed numerous Phase I and Phase II Environmental Site Assessments. As a certified asbestos and lead-based paint inspector, Mary has inspected several buildings for asbestos and lead-based paint. She has monitored the removal and performed sampling of under ground storage tanks. She has sampled groundwater-monitoring wells as well as tested injection wells on Superfund sites, and monitored surface water, ground water and soils for wastewater spray application projects. Currently Mary is a member of the American Water Resources Association, the Society of Wetland Scientists, Bleckley County Chamber of Commerce Board, and the 2008 chairperson of the Macon Bibb County Economic and Development Authority Safety and Environmental Committee.

**Tameka Gordon** is an **Environmental Specialist** with the Macon office. Tameka has six years experience and related education in general business, research, and writing techniques. For the past six years she has worked directly in the environmental field, providing project management and environmental consulting services. Her environmental field experience has included Phase I environmental site assessments, Georgia Department of Community Affairs (DCA) and Housing and Urban Development guided environmental assessments, and field sampling. She has performed a number of Georgia Board of Education school site assessments and hazard assessments utilizing the ALOHA (Areal Locations of Hazardous Atmospheres) computer program designed especially for the use by people responding to chemical releases, as well as for emergency planning and training. Tameka has performed numerous Board of Regent's GEPA (Georgia Environmental Policy Act) / NEPA (National Environmental Policy Act) site assessments for University and

College projects in surrounding counties. Tameka is a member of the Women in Affordable Housing Network and Macon's Young Professional Network. She serves on the board for Leadership Macon with the Macon-Bibb County Chamber of Commerce.

### **2.5 Assessment of Specialized Knowledge or Experience of User &/or EP**

GEC was not provided any specialized knowledge or experience related to recognized environmental conditions in connection with the subject site.

### **2.6 Limitations & Exceptions**

This report is intended for the use of The Village at Winding Road, L.P.; and their representatives and/or assigns for their use in evaluating the environmental liability associated with the subject property. Additionally, the Georgia Department of Community Affairs (DCA) and the Georgia Housing and Finance Authority (GHFA) may rely on this report. GEC is not affiliated with Mr. Bill Gross; WH Gross Construction Company; The Village at Winding Road, L.P.; or the current owner of the subject property.

GEC is not responsible for opinions, conclusions, or recommendations made by others based on the findings in this report. This report and its findings shall not, in whole or in part, be disseminated to any other party, or used by any other party without prior written consent by Geotechnical & Environmental Consultants, Inc. The conclusions of this Phase I Environmental Site Assessment are based on conditions as observed on our site visit and on historical information about the site. Information contained in this report was obtained by means of document review, interviews, and on-site observations. Since no assessment can absolutely deny the existence of hazardous materials, especially surficial environmental assessments with limited or no subsurface sampling, existing hazardous materials can escape detection using the customary methods. Future changes in environmental conditions and site characteristics may occur with the passage of time, in which case, the conclusions of this report may have to be reevaluated.

### **2.7 Special or Additional Conditions or Contract Terms**

There are no special terms and conditions aside from those detailed in the professional services agreement, included with GEC proposal ME-11-4565-Revised under which this scope of work was authorized.

## **3.0 SITE SETTING**

### **3.1 General Description of the Site & Vicinity**

The proposed The Village at Winding Road is approximately 11.46 acres in size, and is located off of Winding Road, St. Marys, Camden County, Georgia. The subject property is currently wooded and cleared land with miscellaneous debris and an abandoned construction trailer in the southern portion of the site. The site vicinity consists of commercial, residential, and undeveloped, wooded properties. A site map and a site plan are included in Appendix A as Figures 3 and 4, and site location/U.S.G.S. topographic map is presented in Appendix A as Figure 5.

### **3.1.1 Current Site Use & Description**

During our reconnaissance, of the subject property on April 3 and June 22, 2011, GEC observed that the subject site is currently an undeveloped tract of land. Concrete pipes, culverts, and other miscellaneous debris (household trash) were observed in the southern portion of the subject property. Timber debris and an old construction trailer were also observed in the central portion of the site. According to Mr. Roger Weaver with the City of St. Marys Planning and Zoning department, the subject property is zoned R-3 (Medium and High Density Multifamily Residential District). According to Mr. Bobby Marr with the City of St. Marys Department of Public Works, city water and sewer are available to serve the subject property.

### **3.1.2 Current Uses of Adjoining Properties**

The site vicinity consists of commercial, residential, and undeveloped wooded properties. During our reconnaissance of the surrounding area, GEC observed the Camden County Soccer Complex bordering the subject site's eastern boundary with residential property beyond and other commercial, residential, and industrial development south and southwest of the subject property. The Kingdon Hall of Jehovah's Witness is located on Carnegie Drive, south of the subject site. The subject site is bordered to the north by undeveloped timberland. Krayons Academy Daycare is located south of the subject site as well. Winding Road with undeveloped wooded land is located west of the site.

### **3.1.3 Description of Structures, Roads, & Other Improvements**

The subject property is undeveloped, wooded and cleared land. The reconnaissance revealed concrete pipes, culverts and other debris in the southern portion of the subject property. Timber debris and an old construction trailer were also observed in the interior portion of the site. According to the Owner Environmental Questionnaire completed by W.H. Gross Construction Company, the subject site as well as the adjacent sites have previously and are currently being used for timber. Adjacent improved roadways consist of Winding Road, which is to the west of the subject site and Carnegie Road to the south. According to Mr. Bobby Marr with the City of St. Marys Department of Public Works, city water and sewer are available to serve the subject property.

## **3.2 Hydrogeology**

### **3.2.1 Geologic Setting**

The site is located in the Coastal Plain Physiographic Province of Georgia. Soils in the Coastal Plain are the result of deposition of sediments in a former marine environment. Coastal Plain sedimentary deposits make up about 60 percent of Georgia's surface area, and consist of a southwardly thickening wedge of sediments, which are bordered on the north by the parent rocks of the Piedmont Physiographic Province. The border between these provinces is known as the "Fall-Line." The Coastal Plain sediments range in age from the Cretaceous to the recent, with the oldest exposed along the "Fall-Line" and the youngest along the coast. Typically, the surface soils consist of complexly interbedded sands, silts, and clays of various mixtures. Sandstones, shales, and limestones comprise the characteristic lithology of the Coastal Plain. These formations are usually found at depths greater than fifty feet, but can also be found at or near the

ground surface. They are not known to occur near the surface in the site area. Topography in this region of the Coastal Plain is generally flat to gently rolling.

This system can be generally described as highly permeable, with considerable hydraulic interconnection between saturation zones. Consequently, this aquifer is an important resource for drinking and agricultural water supplies in the region. Specific hydrogeologic information was not available for this assessment, and, based on the U.S.G.S. Topographic Quadrangle Map and observations made in the field, GEC anticipates the groundwater flow direction on the subject property most likely moves generally to the southeast toward wetlands and Millers Branch Creek.

### **3.2.2 Surface Drainage**

Based on review of the topographic map and observations made during the site reconnaissance, there appears to be very little surface drainage due to the minimal variation in topography on the property. The direction of surface drainage is variable but generally to the east-southeast.

### **3.2.3 Groundwater**

Specific hydrogeologic information was not available for this assessment, but based on the U.S.G.S. Topographic Map and observations made in the field, GEC anticipates the groundwater flow direction on the subject property most likely moves generally to the southeast toward wetlands and Millers Branch Creek as noted in Section 3.2.1.

## **3.3 Wetlands**

GEC reviewed the U.S. Department of the Interior Fish & Wildlife Division National Wetlands Inventory (NWI) Map. The National Wetlands Inventory (NWI) map is a tool used to investigate if wetlands are on a specific property. Wetlands on these maps are usually indicated from the review of aerial photographs, U.S.G.S. Topographic maps, and soils maps. Wetlands are not necessarily field delineated for inclusion on the NWI Map. According to the NWI map, a portion of a wetland area was identified on the southeast corner of the subject property. The wetland area was classified under the Cowardin Classification as a Palustrine, Forested, Broad-Leaved Deciduous, wetland, with a seasonally flooded hydrologic regime (PFO1C). The pond that is currently on the subject property was constructed after 2006 following the clearing of the property. Ecological Solutions, Inc delineated approximately 1.43 acres of wetland on June 3, 2011. The delineated wetland area is indicated on the attached site plan. A letter from Ecological Solutions is attached indicating that a jurisdictional determination (JD) request was submitted to the Savannah District U.S. Army Corps of Engineers (USACE) on June 9, 2011. The site plan indicates that the proposed development will incorporate a 100-foot buffer around the wetland area that will not be impacted on the subject property. Based on the attached site plan, GEC does not believe that the wetlands on the subject property will be impacted from this development. A copy of the NWI Map is presented as Figure 1, Appendix A.

## **3.4 Flood Plain/Floodway**

The subject property is found on the Camden County, Georgia Flood Insurance Rate Map, Panel 415 of 505 (13039C0415F) dated December 16, 2008. According to the FIRM map, the subject property is located in Zone X-white, which is defined as areas determined to be outside the 0.2% annual chance floodplain. GEC, therefore, does not anticipate that a flooding hazard will deter the

development of the subject property.

### **3.5 State Waters**

During GEC's site reconnaissance, a detention pond that was constructed after 2006 following the clearing of the property was observed on the subject property.

### **3.6 Endangered Species**

According to the U.S. Fish and Wildlife Service (USFWS), Listed Species for Camden County (Updated May 2004) [www.fws.gov/athens/endangered/counties](http://www.fws.gov/athens/endangered/counties), there are 15 federally listed species and 23 state listed species. None of the habitats listed for these species was observed on the subject property; therefore, the USFWS was not contacted regarding the subject property. GEC does not anticipate that the protected species and critical habitat issues will factor into a project for this area. Refer to Appendix R for the list of federal and state species.

## **4.0 REGULATORY INFORMATION**

### **4.1 Data Review**

GEC contracted with Environmental Data Resources, Inc. (EDR) to conduct a site specific radius search and examination of reasonably ascertainable Federal, State, and Local regulatory files concerning the site and nearby sites which have been targeted for clean-up or investigation, sites and facilities against which complaints have been filed, or sites on which generators of hazardous waste or regulated substances are located. The EDR Report is dated April 15, 2011. The EDR search meets the requirements of the ASTM E 1527-05 standard. The following lists were included, in the records review: **(FEDERAL) NPL, Proposed NPL, Delisted NPL, NPL RECOVERY, CERCLIS, CERC-NFRAP, CORRACTS, RCRA-TSD, RCRA-LQG, RCRA-SQG, ERNS, HMIRS, US ENGINEERING CONTROLS, US INSTITUTIONAL CONTROLS, DOD, FUDS, US BROWNFIELDS, CONSENT, ROD, UMTRA, ODI, TRIS, TSCA, FTTS, SSTS, ICIS, RADINFO, CDL, LUCIS, PADS, MLTS, MINES, FINDS, RAATS, (STATE) SHWS (includes HSI, the state CERCLIS equivalent), Non-HSI, STATE LANDFILL, HISTORIC LANDFILL, LUST, UST, GA SPILLS, INSTITUTIONAL CONTROL, DRYCLEANERS, BROWNFIELDS, AIRS, and TIER 2.** The report includes **TRIBAL RECORDS: INDIAN RESERVATIONS, INDIAN LUST, and INDIAN UST.** The report also includes an EDR proprietary database record on **MANUFACTURED GAS PLANTS** (see attached EDR report in Appendix F for the list of databases, their currency, their definitions, and sources for these records). The radii used in the search for each of the above records are indicated on Page 4 in the EDR Environmental Database Report, and they were specifically designed by EDR to meet the search requirements of the US EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05). Neither a State Engineering Controls database, nor state or tribal voluntary cleanups database is available in Georgia.

GEC assessed the listed sites for potential environmental impacts to the subject property using the following criteria: (1) relative distance between the subject property and the regulated site; (2) topographic features and proximity of the subject property to the regulated site; GEC follows the generally accepted premise that shallow groundwater flow direction can be reasonably

expected to mimic surface topography; and (3) common inferences about the nature and relevance of the regulatory listing with regard to the subject property.

#### **4.1.1 Standard Environmental Record Sources**

##### **4.1.1.1 Sites listed in Section 8.2.1 of ASTM E 1527-05 & in Exhibit B1**

The Environmental Data Resources, Inc. (EDR) Report did not identify the subject property on any of the Federal, State, or local databases. The EDR Report did not identify any Federal, State, or Local databases within the ASTM E 2600 prescribed search radii of the subject property.

During GEC's off-site reconnaissance of surrounding properties, GEC found no sites that appeared to present an environmental concern to the subject site.

##### **4.1.1.2 Orphan/Unmappable Sites**

GEC reviewed the 30 listed "orphan summary" sites, which were not mapped due to poor or inadequate address information, in the EDR report. GEC found that these sites did not appear to be located within the ASTM search radii of the subject property. Since these sites are not within the noted ASTM radii, they are not in the vicinity of the subject site and at this distance from the subject site they are not judged to be RECs.

#### **4.1.2 Additional Environmental Record Sources**

##### **4.1.2.1 Local Brownfield Lists**

GEC is not aware of any local Brownfield lists. The Georgia Environmental Protection Division (EPD) maintains the only known database for the state, which is provided by EDR's report and in Appendix F.

##### **4.1.2.2 Local Lists of Landfill/Solid Waste Disposal Sites**

GEC is not aware of any local lists of Landfill/Solid Waste Disposal sites, other than the database maintained by the Georgia EPD, which is provided by EDR's report in Appendix F.

##### **4.1.2.3 Local Lists of Hazardous Waste/Contaminated Sites**

GEC is not aware of any local lists of Hazardous Waste/Contaminated sites, other than the database maintained by the Georgia EPD, which is provided by EDR's report in Appendix F.

##### **4.1.2.4 Local Lists of Registered Storage Tanks**

GEC is not aware of any local lists of Registered Storage Tanks, other than the database maintained by the Georgia EPD, which is provided by EDR's report in Appendix F.

##### **4.1.2.5 Local Land Records (AULs)**

GEC contracted Mr. Frank May, a professional title researcher, for the purpose of researching and establishing a chain of ownership for environmental purposes for the subject property. Mr.

May found no activity or use limitations (AULs) filed in the deed records, relating to conditions involving the subject site.

#### **4.1.2.6 Records of Emergency Release Reports**

The EDR Report did not identify the subject property or any adjacent properties on the Georgia Spills databases (see page 4 & 5 of the EDR Report), and GEC is not aware of any Records of Emergency Release Reports, other than the database maintained by the Georgia EPD, which is provided by EDR's report in Appendix F.

#### **4.1.2.7 Records of Contaminated Public Wells**

GEC reviewed the local/regional water agency records information provided on Pages A-9 through A-12 of the EDR Environmental Database Report (see Appendix F). The EDR Local/Regional Water Agency Records provide water well information to assist the environmental professional in assessing sources that may impact groundwater flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells. No Federal F.R.D.S. wells were found on or near the subject property. However, one Federal USGS well and one state well were identified. The EDR report did not indicate any wells on the subject site, and did not indicate records of any groundwater use permits for the subject site.

#### **4.1.2.8 Planning Department Records**

Mr. Roger Weaver with City of St. Marys planning and zoning department provided Mr. Bill Gross, client representative, with two letters dated May 2, 2011 and May 27, 2011. In both letters he indicated in both letters that the subject property is zoned R-3, Medium and High Density Multifamily Residential District. He noted in two letters that this designation allows for construction and operation of multifamily apartment units in accordance with Part III, Chapter 110, Article II, Division 2, Sec. 110-64 of the St. Marys, Georgia, Code of Ordinances. Mr. Weaver also indicated that there are no outstanding zoning violations with the subject property at the current time.

Copies of GEC's zoning letters are included in Appendix G.

#### **4.1.2.9 Local/Regional Pollution Control Agency Records**

GEC is not aware of any local Pollution Control Agency records, other than the state/local databases maintained by the Georgia EPD, which is provided by EDR's report in Appendix F.

#### **4.1.2.10 Local/Regional Water Quality Agency Records**

GEC obtained a copy of the 2009 City of St. Marys (annual) Water Quality Report (AWQR), their most current version of the AWQR. The AWQR indicated that the City of St. Marys water supply was in compliance with all drinking water regulations set forth by EPA and EPD except violations for Total Coliform count on two occasions in August 2009. Such incidents are relatively common in rural, agricultural settings with a history of agriculture in and around its vicinity and should not represent any risk to the subject site. Therefore, GEC does not consider the detection of coliforms to be a significant concern. A copy of the City of St. Marys AWQRs, verifying this information, is included in Appendix Q.

GEC also reviewed the state/local databases maintained by the Georgia EPD, which is provided by EDR's report and discussed in Section 4.1.2.7.

#### **4.1.2.11 Local Electric Utility Companies (PCBs)**

No other suspected PCB-containing equipment was observed on the subject property during GEC's site reconnaissance.

Mr. James Bridger with Georgia Power provided Mr. Bill Gross, client representative, with a letter dated May 5, 2011 indicating that Georgia Power, the electrical utility provider for the proposed senior living development has power available at Winding Road. Georgia Power has also indicated that the electrical service will be in accordance with the rates, Rules, and Regulations as set forth by the Georgia public Service Commission.

Georgia Power has informed GEC in the past that the transformers they use are mineral oil units and that Georgia Power handles all leaking transformers as per 40 CFR 761.125 and the State of Georgia Oil and Hazardous Substance Release Act of 1991. Therefore, based on the foregoing information and since all transformers are the responsibility of the utility company, GEC does not believe the transformers represent an environmental concern to the subject property.

A record of this communication dated May 5, 2011 is provided in appendix G.

#### **4.1.2.12 Other**

GEC contracted with EDR to conduct a site-specific radius search and examination of reasonably ascertainable Federal, State, and Local regulatory files concerning the site and nearby sites which have been targeted for clean-up or investigation, sites and facilities against which complaints have been filed, or sites on which generators of hazardous waste or regulated substances are located. The additional environmental record sources (Section 8.2.2 of the ASTM E 1527-05 standard) are included in the "Additional Environmental Records" section of the EDR Report (see page 3 of the EDR Report in Appendix F). These additional environmental record sources include local Brownfields, local landfill/solid waste disposal sites, local hazardous waste/contaminated sites, local registered storage tanks, local land records for activity and use limitations (AULs), emergency release reports (Georgia spills), and contaminated public wells.

### **4.2 Agency Contacts/Records**

GEC contacted or attempted to contact the following local agencies for information pertaining to the subject site and the immediate vicinity.

#### **4.2.1 Local Fire Department Official**

GEC faxed an information questionnaire to Mr. Robert Horton, with the City of St. Marys Fire Department on April 13, 2011. Assistant Chief Thomas Lackner responded indicating that he was not aware of any environmentally related fires, hazardous materials responses, or additional known environmental concerns at the subject property or in the immediate vicinity. Assistant Chief Lackner also indicated that he was not aware of any storage tanks (above or underground) currently or formerly located on the subject property or adjacent to it. Assistant Chief Lackner

was not aware of any site history, including its past usage and/or any past tenants and their current/former usage of the property.

A copy of the completed information questionnaire is presented in Appendix G.

#### **4.2.2 State, Local, or Regional Health or Environmental Agency**

GEC faxed an information questionnaire to Mr. Terry Ferrell with the Camden County Environmental Health Department on June 8, 2011. Mr Ferrell indicated that there was no record of environmental/health responses or other known environmental concerns at the subject property or in the immediate site vicinity. Mr. Ferrell does not know if water or sewer utilities serve the subject site. He did indicate that city water and sewer are nearby but not available at the present. He also noted that there is no record of well water or a septic system. A copy of the information questionnaire is presented in Appendix G.

#### **4.2.3 Local Building Permit Agency Official**

See above in Section 4.1.2.8.

#### **4.2.4 Local Groundwater Use Permit Agency Official**

GEC is not aware of any local Groundwater Use Permit Agency, other than those existed in the state/local databases maintained by the Georgia EPD, which is provided by EDR. See section 4.1.2.7 for further details.

### **4.3 Interviews**

#### **4.3.1 Current Key Site Manager, Occupants, or Owners of Property**

GEC received a completed DCA version of the ASTM Questionnaire from Ms. Paula Lower, client representative, on April 11, 2011. Ms. Lower noted that she was not aware of any deed restrictions, engineering or institutional controls, or other activity and use limitations for the property. Ms. Lower indicated that she was not aware of any specialized knowledge or experiences that are material to any potential recognized environmental conditions. She was not aware of any commonly known or reasonably ascertainable information within the local community that is material to any potential recognized environmental conditions in connection with the property. Ms. Lower does have in her possession the title records for the property. She is not aware of any environmental liens. Ms. Lower noted that the reason for having the Phase I ESA performed was to support a tax credit assessment of the property. She also noted that the purchase price is the same as the fair market value. A copy of the completed DCA version of the ASTM Questionnaire and the warranty deed is provided in Appendix G.

GEC received completed owner environmental questionnaires from W.H. Gross Construction Company, current property owner. W.H. Gross Construction Company indicated that neither their property nor any adjoining properties are currently for industrial and/or manufacturing purposes. They indicated that a timber business is to the north of the subject property, and church and medical offices are to the south of the subject property. W.H. Gross Construction noted that there is a County Sports Complex/Recreation park to the east and Krayons Academy Daycare to the west of the subject site. W.H. Gross Construction Company stated that adjacent properties have not been used in the past for commercial, industrial, or manufacturing purposes. W.H. Gross Construction

Company noted that timberland currently and previously surrounds the subject property in all directions.

W.H. Gross Construction Company noted that no plastic or metal drums, stained soil or stressed vegetation, storage tanks (above or underground), or vent pipes have ever been brought onto the site. W.H. Gross Construction Company indicated that no fill dirt had ever been brought onto the subject site. W.H. Gross Construction Company also stated that the subject property had not ever been evaluated, investigated, notified, held responsible for, or otherwise involved with any contamination, clean-up, environmental law, or health and safety law, regulation or violation.

W.H. Gross Construction Company indicated that there are no structures more than 50 years old or located in a designated historic district. W.H. Gross Construction Company stated that the subject property is not located in the 100-year floodplain. W.H. Gross Construction Company stated that the site does not have the potential to be affected by any of the following: coastal areas protection and management, runway clear zones and accidental potential zones, endangered species, farmland protection, compatibility with local codes, plans and zoning, wetlands designated lands, thermal and explosive hazards, toxic chemicals and radioactive materials, solid waste management, and local zoning plans compatibility. W.H. Gross Construction Company indicated the subject property is within 1000 feet of a major road/highway/freeway. The road is Kings Bay Road, and the average speed of travel is 45 mph. W.H. Gross Construction Company also noted that there are no stop signs or traffic signals less than 600 feet of the subject site, and the average number of automobiles for both directions during a 24-hour day is 11,730. W.H. Gross Construction Company indicated that the property is not within 3000 feet of a railroad. They also indicated the subject property is not within 5 miles of a private/commercial airport and airfield or within 15 miles of a military airport.

W.H. Gross Construction Company identified the type of property transaction as a purchase, and they noted that the purchase price does reasonably reflect the fair market value of the property.

Copies of the completed owner environmental questionnaire are presented in Appendix L.

#### **4.3.2 Current Owners or Occupants of Neighboring Properties**

Since the subject property is not abandoned, no current owners or occupants of neighboring properties were interviewed and none were available. The lack of interviews with the neighboring properties is not considered to be a significant data gap, since significant information outside that available from other interviews and the public record is not expected.

#### **4.3.3 Past Owners, Occupants, or Operators of the Property**

Since sufficient information was available from the current interviews and public records, no past owners, occupants, or operators of the property were interviewed. In addition, the User did not indicate or provide GEC with any previous owners, occupants, or operators of the property. The lack of interviews with the past owners, occupants, or operators is not considered to be a significant data gap, since significant information outside that available from other interviews and the public record is not expected.

#### **4.3.4 User(s)**

The User Responsibility information obtained from the User(s) of this report or from other

sources is detailed in the following text. The primary User (The Village at Winding Road, L.P.) contracted with GEC to provide the information, except where specifically requiring a User response to information needs. The users were identified as The Village at Winding Road, L.P., and Mr. Bill Gross is the designated representative to whom GEC has access.

#### **4.3.4.1 Title Records**

GEC contracted Mr. Frank May, a professional title researcher, for the purpose of researching and establishing a chain of ownership for environmental purposes for the subject property. The title research revealed that the subject property is included in three tax Parcels #: 121-077, 121-077A, and 121-077B. Assessors' records indicate that tax parcels 121-077A, and 121-077B are composed of 11.46-acres and 0.68-acres, respectively, and are currently reported as vacant. Tax Parcel #121-077 is composed of 21.33-acres and is also currently reported vacant. The deed records indicated that the subject site is part of a larger tract, which was owned by timber companies from the mid 1930's until it was sold as part of a 36.95-acre tract to BCAD, Inc. in 2004. The southern portion of the property was sold to W.H. Gross Construction Company, which platted a portion of it as South Georgia Professional Park-Phase V. The northern portion of the subject site was sold to Camden Center Joint Venture.

Mr. May found no environmental liens, activity or use limitations, or engineering controls filed in the deed records, relating to conditions involving the subject site. The review of the deed records and the history of ownership did not indicate previous ownership site activities that would be expected to have created environmental concerns on the subject property. (see Section 5.5.1).

#### **4.3.4.2 Environmental Liens**

The property records reviewed by GEC did not indicate any environmental liens or any activity or use limitations, and the Users and/or local public agency contacts reported none.

#### **4.3.4.3 Specialized Knowledge of the User**

GEC was not provided any specialized knowledge or experience related to recognized environmental conditions in connection with the subject site.

#### **4.3.4.4 Commonly Known/Reasonably Ascertainable Information**

GEC was not provided any specialized knowledge or experience demonstrating recognized environmental conditions in connection with the subject site.

#### **4.3.4.5 Reason for Performing the Phase I**

GEC was asked to perform a DCA Phase I ESA (as part of the proposed submittal for tax credits for development of the property) in accordance with ASTM-E 1527-2005 standard to qualify for the innocent landowner defense to CERCLA liability and to identify RECs that could impact the property's financial liability. The reason for conducting the assessment is to provide information to support an application for tax credits to fund site development for affordable housing.

#### **4.3.4.6 Relationship of Purchase Price to Fair Market Value**

The User, The Village at Winding Road, L.P. indicated that there was no property valuation reduction due to environmental issues. The User is purchasing the subject property and applying for tax credits to fund site development. No environmental issues were identified while conducting this Phase I ESA, which would adversely affect the property valuation.

##### **4.3.4.6.1 Purchase Price**

The User indicated that the purchase price is the same as the fair market value. No environmental issues were identified while conducting this Phase I ESA, which would adversely affect the property valuation.

##### **4.3.4.6.2 Differential between Purchase Price & Market Value**

The User indicated that the purchase price is the same as the fair market value.

##### **4.3.4.6.3 Reasons for any Differential**

There is no known devaluation of the property for environmental reasons.

## **5.0 SITE INFORMATION AND USE**

### **5.1 Site Reconnaissance Methodology & Limiting Conditions**

GEC's methodology for performing the ESA was in accordance with ASTM E 1527-05. Mr. Thomas E. Driver was the GEC representative that conducted the site reconnaissance on April 3, 2011 and Mrs. Cathy Driver performed the June 22, 2011 site visit. No significant limiting conditions were encountered during the site reconnaissances.

### **5.2 General Site Setting**

The subject site, which is 11.46 acres in size, is located at Winding Road. GEC observed that the subject property is currently undeveloped wooded/cleared land. The site vicinity consists of commercial, residential, and undeveloped, wooded properties GEC observed the Camden County Soccer Complex bordering the subject site's eastern boundary with residential property beyond and other commercial and residential development south and southwest of the subject property. The subject site is bordered to the north by undeveloped timberland. Krayons Academy Daycare, Kingdom Hall of Jehovah's Witness, and Carnegie Road are located south of the subject site. Winding Road and undeveloped wooded land are located west of the subject site.

### **5.3 Assessment of Commonly Known/Reasonably Ascertainable Information**

GEC's assessment of all commonly known and reasonably ascertainable information about the proposed The Village at Winding Road property indicates there are no recognized environmental conditions associated with the subject site.

## **5.4 Current Site Use**

The subject property is currently undeveloped, cleared, and wooded land. During our reconnaissances, concrete pipes, culverts, and other miscellaneous debris (household trash) were observed in the southern portion of the subject property. Timber debris and an old construction trailer were also observed in the central portion of the site. There was no visual evidence of petroleum contamination, stressed vegetation, and/or significant stains or odors observed on the subject property. GEC also observed a fenced in detention pond in the eastern portion of the subject site during the site reconnaissance.

### **5.4.1 Storage Tanks**

No storage tanks, or indicators of the existence of such tanks (pipes protruding from the ground, mounded earth, or concrete islands), were observed on the subject property.

### **5.4.2 Hazardous & Petroleum Products Containers/Drums**

No containers/drums of hazardous or petroleum products were observed on the subject property.

### **5.4.3 Heating & Cooling**

No residential or commercial structures were observed on the subject property; therefore, heating and cooling is not applicable for this assessment.

### **5.4.4 Solid Waste**

During GEC's site reconnaissances, concrete pipes, culverts, and other miscellaneous debris (household trash) were observed in the southern portion of the subject property. Timber debris and an old construction trailer were also observed in the central portion of the site. There were no signs of contamination, such as unusual odors, stressed vegetation, or labeling to suggest any significant environmental impact from the waste materials.

These are considered to be general housekeeping issues. GEC recommends cleaning up the timber debris, construction materials, and the old construction trailer and properly disposing of them.

### **5.4.5 Sewage Disposal/Septic Tanks**

As no on-site structures presently exist, and as our knowledge of the site history indicates that the subject property has been historically undeveloped and consisting of timberland, the presence of sewage disposal/septic tanks is not expected on the subject property, and no evidence of septic tank systems was observed on the subject property during our site visit on April 3, 2011. Mr. Bobby Marr, Public Works Director, indicated that city water and sewer are available to serve tax parcel #121-077, #121-077A, and 121-077B.

### **5.4.6 Hydraulic Equipment**

No hydraulic equipment or potential hydraulic equipment was observed during GEC's site reconnaissances.

#### **5.4.7 Contracted Maintenance Services**

Due to the undeveloped nature of the subject property, contracted maintenance services are not applicable to the site.

#### **5.4.8 Electrical Equipment/Polychlorinated Biphenyls (PCBs)**

No suspected PCB-containing equipment was observed on the subject property.

Mr. James Bridger with Georgia Power provided Mr. Bill Gross, client representative, with a letter dated May 5, 2011 indicating that Georgia Power, the electrical utility provider for the proposed senior living development has power available at Winding Road. Georgia Power has also indicated that the electrical service will be in accordance with the rates, Rules, and Regulations as set forth by the Georgia public Service Commission.

Georgia Power has informed GEC in the past that the transformers they use are mineral oil units and that Georgia Power handles all leaking transformers as per 40 CFR 761.125 and the State of Georgia Oil and Hazardous Substance Release Act of 1991. Therefore, based on the foregoing information and since all transformers are the responsibility of the utility company, GEC does not believe the transformers represent an environmental concern to the subject property.

A record of this communication dated May 5, 2011 is provided in appendix G.

#### **5.4.9 Water Supply & Wells**

As no on-site structures presently exist, and as our knowledge of the site history indicates that the subject property has been historically undeveloped and consisting of wooded land, the presence of water supply/wells is not expected on the subject property, and none were observed. Mr. Bobby Marr, Public Works Director, indicated that city water and sewer are available to serve tax parcel #121-077, #121-077A, and 121-077B.

#### **5.4.10 Drains & Sumps**

No drains or sumps were observed on the property during GEC's site reconnaissance.

#### **5.4.11 Pits, Ponds, Lagoons, & Surface Waters**

An existing detention pond was observed in the eastern portion of the subject property.

#### **5.4.12 Stressed Vegetation**

No stressed vegetation was observed on the subject property.

#### **5.4.13 Stained Soil or Pavement**

Neither stained soil nor pavement was observed on the subject property.

#### **5.4.14 Odors**

No unusual odors were noted on the subject property during GEC's site reconnaissance.

#### **5.4.15 Utilities/Roadway Easements**

During GEC's site visits, neither utilities nor roadway easements appeared on the subject property; however, GEC did observe Winding Road bordering the western portion of the subject property with an overhead power line near the road.

#### **5.4.16 Chemical Use**

No known significant use of chemicals has occurred on the site. Due to the undeveloped nature of the subject property, no historical chemical use is expected.

#### **5.4.17 Water Leaks/Mold/Fungi/Microbial Growth**

As no on-site structures presently exist, and as our knowledge of the site history indicates that the subject property has been historically undeveloped and consisting of wooded and agricultural land, the presence of water leaks/mold is not applicable to the subject property.

#### **5.4.18 Asbestos**

As no on-site structures presently exist, and as our knowledge of the site history indicates that the subject property has been historically undeveloped and consisting of wooded and agricultural land, the presence of asbestos containing materials (ACMs) is not applicable to the subject property.

#### **5.4.19 Lead-Based Paint**

As no on-site structures presently exist, and as our knowledge of the site history indicates that the subject property has been historically undeveloped and consisting of wooded and agricultural land, the presence of LBP is not applicable to the subject property.

#### **5.4.20 Lead in Drinking Water**

GEC obtained a copy of the 2009 City of St. Marys (annual) Water Quality Report (AWQR), their most current version of the AWQR. The AWQR indicated that the City of St. Marys water supply was in compliance with all drinking water regulations set forth by EPA and EPD except violations for Total Coliform count on two occasions in August 2009. Such incidents are relatively common in rural, agricultural settings with a history of agriculture in and around its vicinity and should not represent any risk to the subject site. Therefore, GEC does not consider the detection of coliforms to be a significant concern. A copy of the City of St. Marys AWQRs, verifying this information, is included in Appendix Q.

GEC also reviewed the state/local databases maintained by the Georgia EPD, which is provided by EDR's report and discussed in Section 4.1.2.7.

#### 5.4.21 Radon

GEC consulted EPA Publication 402-R-93-030: EPA's Map of Radon Zones for Georgia dated September 1993 to determine the EPA classification of the subject area for radon buildup. The U.S. EPA and the U.S. Geological Survey have evaluated the radon potential in the U.S. and have developed the map to assist National, State, and local organizations to target their resources and to assist building code officials in deciding whether radon-resistant features are applicable in new construction. This map should not be used to determine if a home in a given zone should be tested for radon. Homes with elevated levels of radon have been found in all three zones. The map assigns each of the 3,141 counties in the U.S. to one of three zones based on radon potential. Each zone designation reflects the expected average short-term radon measurement that can be measured in a building without the implementation of radon control methods. According to the map, Camden County, Georgia, is listed in Zone 3, which means "low potential, less than 2 pCi/L (picocuries per liter of air)."

According to the radon information provided on page A-14 of the EDR Report presented in Appendix F, 100% of the five sites tested were less than 4 pCi/L. The National Radon Database has been developed by the U.S. Environmental Protection Agency (EPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986-1992, and necessary data has been supplemented by information collected at private sources such as universities and research institutions.

Since there are no structures on the subject property, no radon testing was performed.

In accordance with the Georgia DCA Environmental Manual, all new construction of buildings must be in accordance with current EPA requirements for radon resistant construction techniques, including, but not limited to, *Radon Resistant Construction techniques for New Residential Construction: Technical Guidance*, February 1991, EPA 625-291-032 {available from NSCEP by calling (800) 490-9198}, and all new construction *Model Standards and Techniques for Control of Radon in New Residential Buildings*, March 1994, EPA402-R-94-009. Available on line at: <http://www.epa.gov/government/iaq/radon/pubs/newconst.html>, and the new buildings must be tested for radon upon completion of construction.

#### 5.4.22 Noise

During GEC's site reconnaissances, GEC assessed noise levels at the subject site to determine if noise levels would exceed the HUD limitations for exterior and interior locations. By use of web-based, on-line data and mapping and in accordance with HUD guidance, GEC found one civil airport to be a potential contributor to noise at the subject site. No major roads were found within 1,000 feet, no railways were found within 3,000 feet, no other civil airports were found within five miles, and no military airfields were found within 15 miles of the subject site.

St. Marys Airport is located approximately 3.4 miles southeast of the subject site. Completion of the Noise Assessment Guidelines (NAG) worksheets indicates an Acceptable (per the NAG) exterior day night level (DNL) of less than 65 decibels as a result of this potential noise source.

The relevant noise evaluations and other supporting documentation are presented in Appendix J. GEC found that the HUD noise limitations for exterior locations at the subject site would not be exceeded by this listed source, therefore, GEC does not anticipate that noise issues will be a

concern that would preclude the development of the subject property as a DCA-funded project. See the HOME/HUD Environmental Questionnaire in Appendix K for further details.

#### **5.4.23 Vapor Encroachment Screening**

GEC also contracted with Environmental Data Resources, Inc. (EDR) to conduct a site specific radius search and examination of reasonably ascertainable Federal, State, and Local regulatory files concerning the site and nearby sites regarding vapor encroachment. The following lists were included, in the records review: (FEDERAL) **NPL, CERCLIS, RCRA-CORRACTS, RCRA-TSD, RCRA generators, and INSTITUTION CONTROLS / ENGINEERING CONTROLS**, (STATE and TRIBAL) **CERCLIS, LANDFILL / SOLID WASTE DISPOSAL, LUST, UST, INSTITUTION CONTROLS / ENGINEERING CONTROLS, VOLUNTARY CLEANUP, BROWNFIELDS,** and **OTHER STANDARD ENVIRONMENTAL RECORDS**. The report includes **HISTORICAL USE RECORDS: FORMER MANUFACTURED GAS PLANTS** (see attached EDR report in Appendix E for the list of databases, their currency, their definitions, and sources for these records). The radii used in the search for each of the above records are indicated on Page 3 in the EDR Environmental Database Report, and they were specifically designed by EDR to meet the search requirements of the ASTM Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transactions (E 2600). Neither a State Engineering Controls database, nor state or tribal voluntary cleanups database is available in Georgia.

GEC's methodology for performing this vapor encroachment screening consisted of assessing all the information collected in the Phase I investigation, including information collected in site reconnaissance, interviews, and actual or probable chemical usage on the target property or nearby property.

Tier 1 of the ASTM E 2600-10 Standard Practice for Assessment of Vapor Encroachment Screening on Property Involved in Real Estate Transactions in accordance with Sections 8.1.3.1 through 8.1.3.9 of the Practice was performed during this assessment.

The Vapor Encroachment (VE) Screen report did not identify any Federal, State, or Local databases within the ASTM E 2600 prescribed search radii of the subject property.

GEC is of the opinion that vapor encroachment is unlikely to be an issue of concern in connection with existing or planned structures on the subject property. Refer to Appendix E (EDR Vapor Encroachment Screen) for further details.

#### **5.4.24 Other Site Reconnaissance Issues**

GEC did not identify any other site reconnaissance issues regarding the subject site.

### **5.5 Past Site Use**

#### **5.5.1 Recorded Land Title Records**

GEC contracted Mr. Frank May, a professional title researcher, for the purpose of researching and establishing a chain of ownership for environmental purposes for the subject property. The title research revealed that the subject property is included in three tax Parcels #: 121-077, 121-

077A, and 121-077B. Assessors' records indicate that tax parcels 121-077A, and 121-077B are composed of 11.46-acres and 0.68-acres, respectively, and are currently reported as vacant. Tax Parcel #121-077 is composed of 21.33-acres and is also currently reported vacant. The deed records indicated that the subject site is part of a larger tract, which was owned by timber companies from the mid 1930's until it was sold as part of a 36.95-acre tract to BCAD, Inc. in 2004. The southern portion of the property was sold to W.H. Gross Construction Company, which platted a portion of it as South Georgia Professional Park-Phase V. The northern portion of the subject site was sold to Camden Center Joint Venture.

Mr. May found no environmental liens, activity or use limitations, or engineering controls filed in the deed records, relating to conditions involving the subject site. The review of the deed records and the history of ownership did not indicate previous ownership site activities that would be expected to have created environmental concerns on the subject property.

This review seeks to screen the data for evidence of possible environmental impacts to the property and in no way legally binds or limits the scope of the environmental assessment. The property reviewed by GEC encompasses the area physically located at the Winding Road address. A copy of the chain of ownership information prepared by Mr. May is presented in Appendix D. Copies of the deeds and tax maps are also presented in Appendix D.

The review of the deed records and the history of ownership did not indicate previous ownership site activities that would be expected to have created environmental concerns on the subject property.

### **5.5.2 Environmental Liens**

The property records reviewed by GEC did not indicate any environmental liens, and the Users and/or local public agency contacts reported none.

### **5.5.3 Activity & Use Limitations**

The property records reviewed by GEC did not indicate any activity or use limitations, and the Users and/or local public agency contacts reported none.

### **5.5.4 Aerial Photographs & Topographic Maps**

GEC reviewed readily available aerial photographs of the subject property to assist in developing the historic usage of the site. Based on interviews and readily available historical aerial photographs and U.S.G.S. Topographic Maps, the subject property is currently shown as undeveloped, wooded, and cleared land. Aerial photographs (2006, 2005, 1993, 1988, 1974, & 1951) were obtained through a commercial database search firm, Environmental Data Resources, Inc. The 2006 aerial photograph was obtained off the Internet at the Google Earth™ web page. A copy of a 2006 aerial photograph appears in Appendix A (Maps/Figures as Figure 6), and additional aerial photographs appear in Appendix C.

Based on GEC's review of the readily available historical sources, such as Sanborn Maps, chain of ownership records, and aerial photographs, the subject property was undeveloped wooded and/or agricultural land on the 1951 to 2005 aerial photographs. The 2006 aerial photograph shows the southern portion of the subject site as cleared land while the remaining areas remained

as wooded land. The subject property is bordered in all directions by undeveloped wooded or agricultural land on the 1951 to 1993 aerial photographs, with scattered residential or commercial properties appearing southwest and southeast of the subject site beginning on the 1988 aerial photograph. Further commercial or residential development appears mostly in the southern and eastern directions of the subject site on the 2005 and 2006 aerial photographs. The site vicinity appears essentially as it does currently since the 2005 aerial photograph.

The subject property can be found on the Harriett's Bluff, Georgia Quadrangle of the U.S.G.S. 7.5-minute series Topographic Map with contour intervals of 5 feet, dated 1995. A copy of the pertinent portions of this topographic map, showing the subject property and the surrounding area, is presented as Figure 1 in Appendix A. The subject site is shaded green and white indicating wooded and open land on the topographic map. No structures appear on the reviewed topographic maps.

The site elevation, as shown on the topographic map, is approximately 25 feet above mean sea level, and there appears to be very little surface drainage due to the minimal variation in topography on the subject property. The direction of surface drainage is variable. Assuming the flow mimics topography, the surface drainage flow would be generally to the southeast. Specific hydrogeologic information was not available for this assessment, but based on the U.S.G.S. Topographic Map and observations made in the field, GEC anticipates the groundwater flow direction on the subject property most likely moves generally to the southeast toward wetlands and Millers Branch Creek as noted in Section 3.2.1.

### **5.5.5 Sanborn Fire Insurance Maps**

GEC contacted Environmental Data Resources, Inc. (EDR) to search for Sanborn Fire Insurance Maps, which were devised by insurance adjusters as early as the 1800s to show the use of properties at specified dates for the purpose of determining the risk of fire. The maps also identify businesses and activities, as well as some construction details, for those properties they cover. The Sanborn Maps are helpful in identifying historical environmental concerns that may have otherwise been unrecorded or left no evidence of their existence.

Sanborn Map coverage does not exist for the target property. The Sanborn Map is presented in Appendix C.

### **5.5.6 City Directories**

GEC contracted with EDR, Inc. to search for city directories, which have been published for cities and towns across the U.S. since the 1700s. Originally a list of residents, the city directory developed into a sophisticated tool for locating individuals and businesses in a particular urban or suburban area. Twentieth century directories are generally divided into three sections; a business index, a list of resident names and addresses, and a street index. With each address, the directory lists the name of the resident or, if a business is operated from this address, the name and type of business (if unclear from the name). While city directory coverage is comprehensive in major cities, it may be spotty for rural areas and small towns. City directory coverage exists for the target property. EDR reviewed city directories, for the most part, at five-year intervals spanning the 2000 through the 2010 volumes, but these years are not necessarily inclusive. A copy of the EDR-City Directory Abstract is presented in Appendix C.

The research summary ranges from 2000-2010 for Polk's City Directory. Due to the fact that the site is undeveloped, EDR used an address, 770 CR 78, St. Marys, GA, close to the subject site in order to list the adjoining property details. No addresses for the adjoining property addresses were identified

Examination of the EDR – City Directory Abstract did not reveal any indications of environmental concerns for the subject property or the surrounding area.

#### **5.5.7 Previous Environmental Studies**

GEC is not aware of any previous environmental studies that have been conducted on the subject site.

#### **5.5.8 Other**

No additional environmental historical sources, not designated in Sections 8.3.4.1 through 8.3.4.8 of the ASTM E 1527-05 standard, were sought nor deemed necessary to identify past uses of the subject property.

### **5.6 Current Surrounding Land Use**

#### **5.6.1 North**

The adjacent property to the north of the subject site is timberland.

#### **5.6.2 East**

The adjacent property to the east of the subject site is Camden County Soccer Complex.

#### **5.6.3 South**

The adjacent property to the south is undeveloped and developed property (Krayons Academy II and Kingdom Hall of Jehovah's Witness) and Carnegie Road.

#### **5.6.4 West**

The adjacent property to the west of the subject site is timberland and Winding Road.

### **5.7 Past Surrounding Land Use**

#### **5.7.1 North**

The surrounding land to the north of the subject site appeared as undeveloped, wooded or agricultural land on the 1951 to 2006 aerial photographs.

#### **5.7.2 East**

The surrounding land to the east of the subject site appears as undeveloped, wooded or agricultural land on the 1951 to 1993 aerial photographs. The 2005 to 2006 aerial photographs

show a soccer complex bordering the subject property to the east with undeveloped, wooded and vacant land beyond.

### **5.7.3 South**

The surrounding land to the south of the subject site appears as undeveloped, wooded or agricultural land on the 1951 to 1993 aerial photographs. Commercial and residential development appears in the southern direction of the subject site on the 2005 to 2006 aerial photographs.

### **5.7.4 West**

The surrounding land to the west of the subject site appears as undeveloped, wooded or agricultural land on the 1951 to 2006 aerial photographs. Winding Road is also west of the subject site, runs northeast to southwest, and appears in all of the aerial photographs.

## **5.8 Historic Preservation**

GEC submitted a letter for SHPO Review, dated June 9, 2011, (See Appendix S) with descriptive details on the property and photographs of the site as a request for verification to the Georgia Historic Preservation Division (HPD). The Georgia HPD is requested by the letter to issue a determination as to whether the proposed development in the Area of Potential Effects (APE) could be considered eligible for listing on the Georgia Register of Historic Places, and also ensure that potential effects to historic resources are adequately considered in project planning. Based on the research collected for this Phase I ESA, information shows the site to have been historically undeveloped agricultural or wooded land as far back as, and likely before, the oldest aerial photograph taken in 1951. GEC is of the opinion that the development of The Village at Winding Road site will not have any significant historic impact on the subject property. SHPO may request the opportunity to review the final project plans.

Historic Preservation Environmental Review Record – In compliance with 24 C.F.R. Part 58, Section 106 documentation is included showing a public resolution of support from the City of St. Marys.

GEC reviewed information provided on the National Register of Historic Places website in May 2011. According to the reviewed information, there are no historic sites located within one mile of the subject property. The closest historical sites on the National Register list are the McIntosh, Josh Houston, Sugarhouse (2.08 miles), which is over two miles from the subject property. A copy of the map can be found in Appendix S.

## **6.0 DATA GAPS**

### **6.1 Identification of Data Gaps**

The only data gaps experienced during the course of this DCA Phase I ESA were in intervals between aerial photographs longer than five years. Additional knowledge of the area, interviews, research of Sanborn maps, tax records, and interpolation between aerials indicates no significant development other than the established residential and commercial use took place in the intervals. The response not received from agencies is not expected to yield information that

would affect the conclusion of this report.

### **6.2 Sources of Information Consulted to Address Data Gaps**

Based on the research information, the data gaps identified are not considered to be significant. No other significant data gaps were experienced during the course of this DCA Phase I ESA.

### **6.3 Significance of Data Gaps**

No significant data gaps were experienced during the course of this DCA Phase I ESA.

## **7.0 ENVIRONMENTAL CONCERNS**

### **7.1 On-Site**

The site reconnaissance and research revealed no evidence of recognized environmental conditions that would indicate an existing release, a past release or a material threat of a release of hazardous substances or petroleum products on the property or into the ground, groundwater or surface water of the property. Therefore, based on the findings presented in this report, GEC found no recognized environmental conditions associated with the subject property.

### **7.2 Off-Site**

The site reconnaissance and research conducted during the course of this project revealed no evidence of recognized environmental conditions that would indicate an existing release, a past release or a material threat of a release of hazardous substances or petroleum products on the property or into the ground, groundwater or surface water of the property from an adjacent property.

## **8.0 CONCLUSIONS AND RECOMMENDATIONS**

GEC has completed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E 1527 and the Georgia DCA Environmental Site Assessment Standard on the approximately 11.46-acre proposed The Village at Winding Road, L.P. site at Winding Road in the City of St. Marys, Camden County, Georgia.

We have performed a *Phase I Environmental Site Assessment* in conformance with the scope and limitations of ASTM Practice E 1527 of the proposed The Village at Winding Road, L.P. site at Winding Road, St. Marys, Georgia, and legally described as contained in tax parcels 121-077, 121-077A, and 121-077B of the 29<sup>th</sup> Land District in Camden County, Georgia, the *property*. Any exceptions to, or deletions from this practice are described in Section 2.0 of this *report*. This assessment has revealed no evidence of *recognized environmental conditions* in connection with the *property*.

The DCA Phase I ESA was performed in accordance with the American Society for Testing and Materials (ASTM) E 1527-2005, Standard Practice for Environmental Site Assessments. The ASTM E 1527-2005 is the most current ASTM standard for this work. The Phase I ESA

consisted of a site reconnaissance of the subject property, review of applicable and reasonably ascertainable information about the subject property, and interviews with selected officials knowledgeable about the subject property. The Phase I ESA was intended to provide an overview of environmental conditions at the subject property resulting from current and/or past site activities.

While conducting the Phase I ESA of the subject property, GEC followed the 2011 Georgia DCA Environmental Manual, its ESA standard, which requires that the consultant follow the ASTM standard and provide some additional information that exceeds the ASTM requirements. This information addresses items referred to as “non-scope” items in the ASTM Practice, and includes wetlands, state waters, floodways/floodplains, additional public/historic records review, noise, water leaks/mold/fungi/microbial growth, radon, asbestos containing materials (ACMs), lead-based paint (LBP), lead in drinking water, and including (per DCA guidelines) polychlorinated biphenyls (PCB). Other hazards considered for the DCA ESA report include the presence of existing septic tanks or water wells on the subject property or the absence of the availability of a municipal water or sewer system to the subject site.

Interviews and review of reasonably ascertainable records by GEC during the completion of the DCA Phase I ESA did not indicate past usage or conditions which would likely result in significant environmental concerns. No recognized environmental conditions (RECs), as that term is defined in the referenced ASTM Practice, were identified on the subject property.

The user of this report is encouraged to read the entire report for detailed descriptions of the property and the observations and judgments made by GEC. The user is ultimately responsible for assessing whether the limitations of the ASTM Practice and this project’s scope of work are appropriate to the level of risk the user assumes for the subject property transaction. The following summarizes general information discovered during GEC’s Phase I ESA.

- The site reconnaissance and research revealed no evidence of recognized environmental conditions that would indicate an existing release, a past release or a material threat of a release of hazardous substances or petroleum products on the property or into the ground, groundwater or surface water of the property.
- During GEC’s site reconnaissance, GEC observed that the subject site was undeveloped, wooded/cleared land. Concrete pipes, culverts, and other miscellaneous debris (household trash) were observed in the southern portion of the subject property. Timber debris and an old construction trailer were also observed in the central portion of the site. There was no visual evidence of petroleum contamination, stressed vegetation, and/or significant stains or odors observed on the subject property. GEC also observed a detention pond in the eastern portion of the subject site during the site reconnaissance.
- Based on GEC’s review of the readily available historical sources, such as Sanborn Maps, chain of ownership records, and aerial photographs, the subject property was undeveloped wooded and/or agricultural land on the 1951 to 2005 aerial photographs. The 2006 aerial photograph shows the southern portion of the subject site as cleared land while the remaining areas remained as wooded land. The subject property is bordered in all directions by undeveloped wooded or agricultural land on the 1951 to 1993 aerial photographs, with scattered residential or commercial properties

appearing southwest and southeast of the subject site beginning on the 1988 aerial photograph. Further commercial or residential development appears mostly in the southern and eastern directions of the subject site on the 2005 and 2006 aerial photographs. The site vicinity appears essentially as it does currently since the 2005 aerial photograph.

- The Environmental Data Resources, Inc. (EDR) Report did not identify the subject property on any of the Federal, State, or local databases. The EDR Report did not identify any Federal, State, or Local databases within the ASTM E 1527 prescribed search radii of the subject property. Refer to Section 4.0 and Appendix F for the EDR Environmental Database Report.
- According to the National Wetlands Inventory (NWI) map, a portion of a wetland area was identified on the southeast corner of the subject property. The wetland area was classified under the Cowardin Classification as a Palustrine, Forested, Broad-Leaved Deciduous, wetland, with a seasonally flooded hydrologic regime (PFO1C). Ecological Solutions, Inc delineated approximately 1.43 acres of wetland on June 3, 2011. The site plan indicates that the proposed development will incorporate a 100-foot buffer around the wetland area that will not be impacted on the subject property. Based on the site plan, GEC does not believe that the wetlands on the subject property will be impacted from this development. According to the Flood Insurance Rate Map (FIRM), the subject property is located in Zone X-white, which is defined as areas determined to be outside the 0.2% annual chance floodplain. GEC, therefore, does not anticipate that a flooding hazard will deter the development of the subject property. GEC observed a detention pond in the eastern portion of the subject site during the site reconnaissance.

### **8.1 On-Site**

Based on the findings presented in this report, GEC found no obvious environmental concerns or risks associated with the subject property; therefore, we recommend no further study of the site at this time.

### **8.2 Off-Site**

Based on the findings presented in this report, GEC found no obvious environmental concerns regarding off-site properties within the ASTM search radii; therefore, we recommend no further study of potential off-site impacts at this time.

## 9.0 DATA REFERENCES

DCA 2011 Environmental Manual  
American Society for Testing and Materials (ASTM) E 1527-2005, Standard Practice for  
Environmental Site Assessments  
Mr. Bill Gross with W.H. Gross Construction (The Village at Winding Road, L.P.) – client  
W.H. Gross Construction  
City of St. Marys and Camden County, Georgia  
City of St. Marys Water & Sewer Department  
Camden County Health Department, Environmental Services  
City of St. Marys Fire Department  
City of St. Marys Planning and Zoning  
Google Earth website (2006 aerial photograph)  
United States Geological Survey (U.S.G.S.)  
Georgia Geologic Survey  
Federal Emergency Management Agency (FEMA) Map Service Center (MSC) website (FIRM)  
U.S. Dept. of the Interior Fish & Wildlife Service's National Wetlands Inventory (NWI) Map  
United States Environmental Protection Agency (EPA) Publication 402-R-93-030:  
EPA's Map of Radon Zones for Georgia, dated September 1993  
Delorme™ 3-D TopoQuads™

## 10.0 VALUATION REDUCTION

### **10.1 Purchase Price**

According to our client, The Village at Winding Road, L.P., the purchase price of the subject site is the same as the fair market value.

### **10.2 Interview of Broker regarding Market Value**

GEC understands that no broker is involved in the sale of the subject property.

### **10.3 Differential between Purchase Price & Market Value**

According to our client, the purchase price of the subject site is the same as the fair market value.

### **10.4 Environmental Reasons for any Differential**

Since no differential between the purchase price and market value of the property exists, there is no known devaluation of the property for environmental reasons.

# APPENDICES

**GEC**

**APPENDIX A:  
Figures & Maps**

**FIGURE 1:**  
**National Wetlands Inventory (NWI) Map**  
**Village at Winding Road**  
**Winding Road**  
**St. Marys, Camden County, Georgia**  
**GEC Job #110220.210**  
**Approximate Scale: 1" = 500'**

**Source: U.S. Department of the Interior Fish and Wildlife Service**



U.S. Fish and Wildlife Service

# National Wetlands Inventory

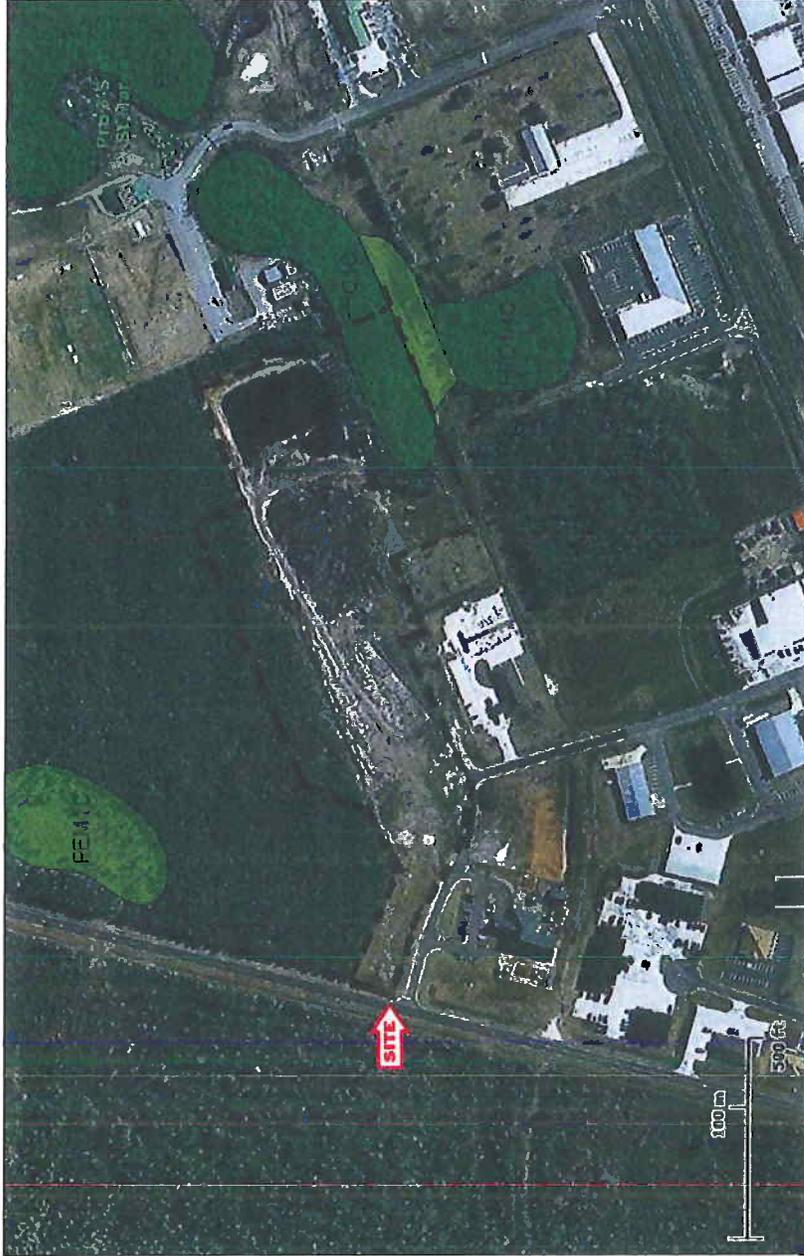
Village at Winding Road



Jun 8, 2011

## Wetlands

-  Freshwater Emergent
-  Freshwater Forested/Shrub
-  Estuarine and Marine Deepwater
-  Estuarine and Marine
-  Freshwater Pond
-  Lake
-  Riverine
-  Other



This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

User Remarks:

**FIGURE 2:**  
**Flood Insurance Rate Map (FIRM)**  
**Village at Winding Road**  
**Winding Road**  
**St. Marys, Camden County, Georgia**  
**GEC Job #110220.210**  
**Approximate Scale: 1" = 1,000'**  
Source: FEMA Map Service Center Website



MAP SCALE 1" = 1000'



# NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0415F

## FIRM FLOOD INSURANCE RATE MAP CAMDEN COUNTY, GEORGIA AND INCORPORATED AREAS

PANEL 415 OF 505

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
CAMDEN COUNTY	130262	0415	F
KINGS RD	130265	0415	F
ST. MARYS, CITY OF	130227	0415	F

Notice to User: The Map Number shown below should be used when placing map orders; the Community Number shown above should be used on insurance applications for the subject community.



MAP NUMBER  
13039C0415F  
MAP REVISED  
DECEMBER 16, 2008

Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at [www.msc.fema.gov](http://www.msc.fema.gov)



# LEGEND

## SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD

The 1% annual flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equalled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. Areas of Special Flood Hazard include Zones A, AE, AH, AO, AR, A99, V, and VE. The Base Flood Elevation is the water-surface elevation of the 1% annual chance flood.

- ZONE A** No Base Flood Elevations determined.
- ZONE AE** Base Flood Elevations determined.
- ZONE AH** Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevations determined.
- ZONE AO** Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.
- ZONE AR** Special Flood Hazard Area formerly protected from the 1% annual chance flood by a flood control system that was subsequently decertified. Zone AR indicates that the former flood control system is being restored to provide protection from the 1% annual chance or greater flood.
- ZONE A99** Area to be protected from 1% annual chance flood by a Federal flood protection system under construction; no. Base Flood Elevations determined.
- ZONE V** Coastal flood zone with velocity hazard (wave action); no Base Flood Elevations determined.
- ZONE VE** Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.

## FLOODWAY AREAS IN ZONE AE

The floodway is the channel of a stream, plus any adjacent floodplain areas that must be kept free of encroachment so that the 1% annual chance flood can be carried without substantial increases in flood heights.

## OTHER FLOOD AREAS

Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood.

## OTHER AREAS

Areas determined to be outside the 0.2% annual chance floodplain. Areas in which flood hazards are undetermined, but possible.



MAP SCALE 1" = 1000'



COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS

OTHERWISE PROTECTED AREAS (OPAs)

CBRS areas and OPAs are normally located within or adjacent to Special Flood Hazard Areas.

... 1% annual chance floodplain boundary.

0.2% annual chance floodplain boundary.

Floodway boundary.

Zone D boundary.

CBRS and OPA boundary.

Boundary dividing Special Flood Hazard Area Zones and boundary dividing Special Flood Hazard Areas of different Base Flood Elevations, flood depths or flood velocities.

Limit of Moderate Wave Action.

Base Flood Elevation line and value; elevation in feet.

Base Flood Elevation value where an farm within zone; elevation in feet.

Referenced to the North American Vertical Datum of 1988.

Cross section line.

Transect line.

Geographic coordinates referenced to the North American Datum of 1983 (NAD 83), Western Hemisphere.

100-meter Universal Transverse Mercator grid values; zone.

5000-foot grid values; Georgia State Plane coordinate system, East zone (FIPS ZONE 1001), Transverse Mercator projection.

Point mark (see explanation in notes to Users section of this FIRM panel).

River Mile.

MAP REPOSITORY

Refer to listing of Map Repositories on Map Index.

EFFECTIVE DATE OF COUNTY-WIDE FLOOD INSURANCE RATE MAP:

August 19, 2010

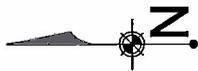
EFFECTIVE DATE(S) OF REVISION(S) TO THIS PANEL:

For community map revision history prior to countywide mapping, refer to the Community Map History table located in the Flood Insurance Study report for this jurisdiction.

To determine if flood insurance is available in this community, contact your insurance agent or call the National Flood Insurance Program at 1-800-438-6622.

This is an official copy of a portion of the above referenced flood map. It was extracted using F-Mif Cro-File. This map does not reflect changes or amendments which may have been made subsequent to the date on the site block. For the latest product information about National Flood Insurance Program flood maps, check the FEMA Flood Map Store at [www.msc.fema.gov](http://www.msc.fema.gov).

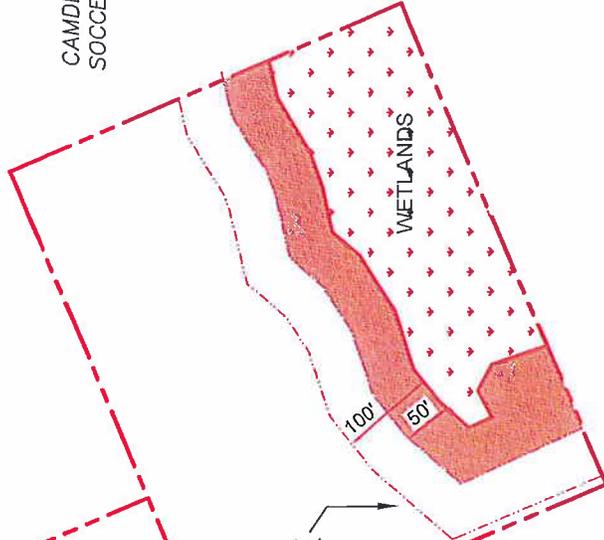
**FIGURE 3:**  
**Site Map**  
**Village at Winding Road**  
**Winding Road**  
**St. Marys, Camden County, Georgia**  
**GEC Job #110220.210**  
**Approximate Scale: 1" = 200'**  
**Source: Planners and Engineers Collaborative**



MOSELEUM

UNDEVELOPED  
WOODED LAND

CAMDEN COUNTY  
SOCCER COMPLEX



UNDEVELOPED  
WOODED LAND

UNDEVELOPED  
WOODED LAND

SUBJECT PROPERTY

PRESUMED GROUNDWATER  
FLOW DIRECTION

KINGDOM HALL OF  
JEHOVAH'S WITNESS

UNDEVELOPED  
LAND & CARNEGIE ROAD

KRAYONS ACADEMY II  
DAYCARE

**LEGEND**

SUBJECT PROPERTY BOUNDARY

WETLAND BUFFER

COMMERCIAL &  
PROFESSIONAL PROPERTIES

APPROXIMATE SCALE: 1"=200

FIGURE 3  
SITE MAP

VILLAGE AT WINDING ROAD  
ST. MARY'S, CAMDEN COUNTY, GEORGIA

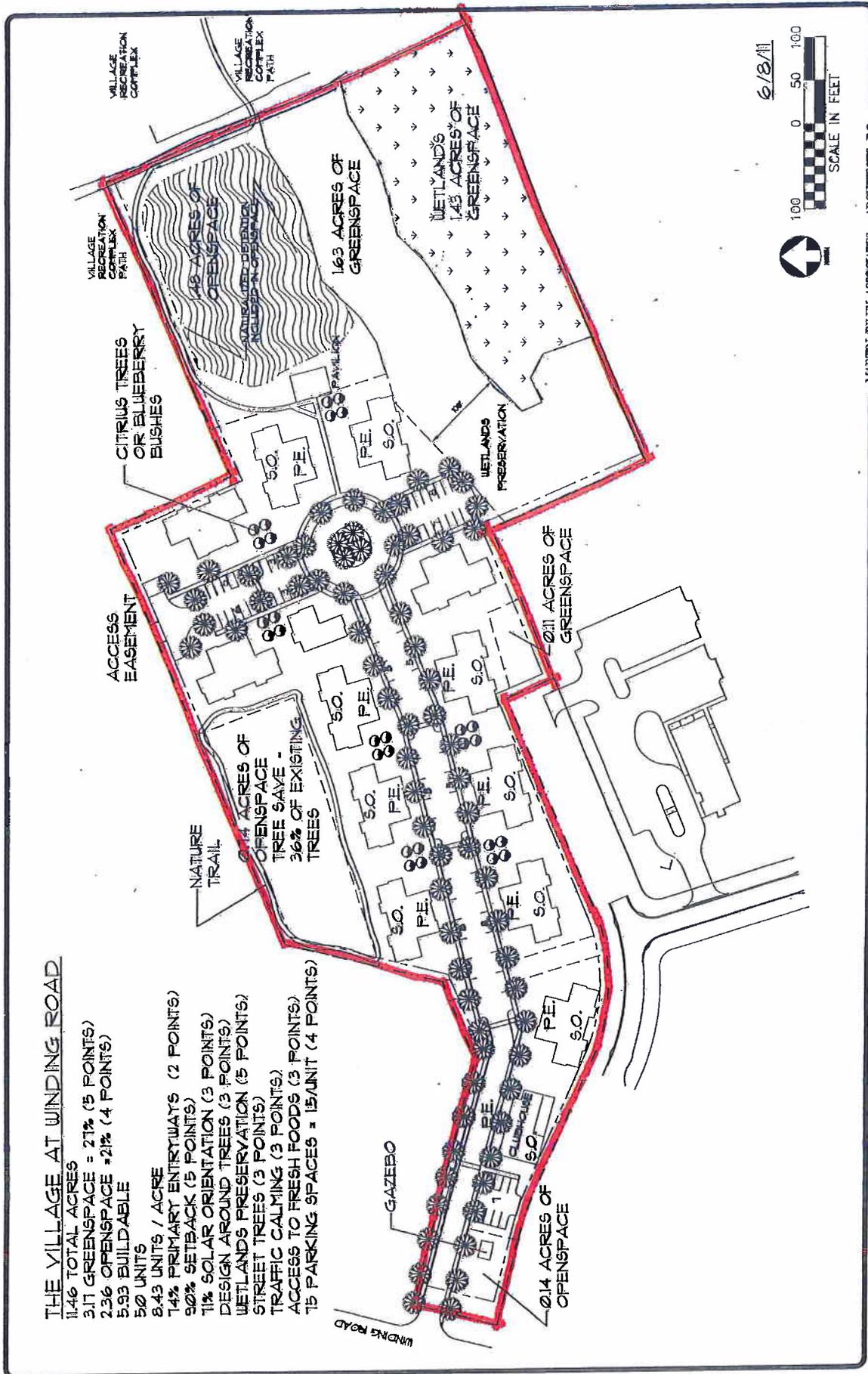
GEC JOB # 110220.210

**GEC**  
**GEOTECHNICAL & ENVIRONMENTAL**  
CONSULTANTS

**FIGURE 4:**  
**Site Plan**  
**Village at Winding Road**  
**Winding Road**  
**St. Marys, Camden County, Georgia**  
**GEC Job #110220.210**  
**Approximate Scale: 1"=200'**  
Source: GEC's client

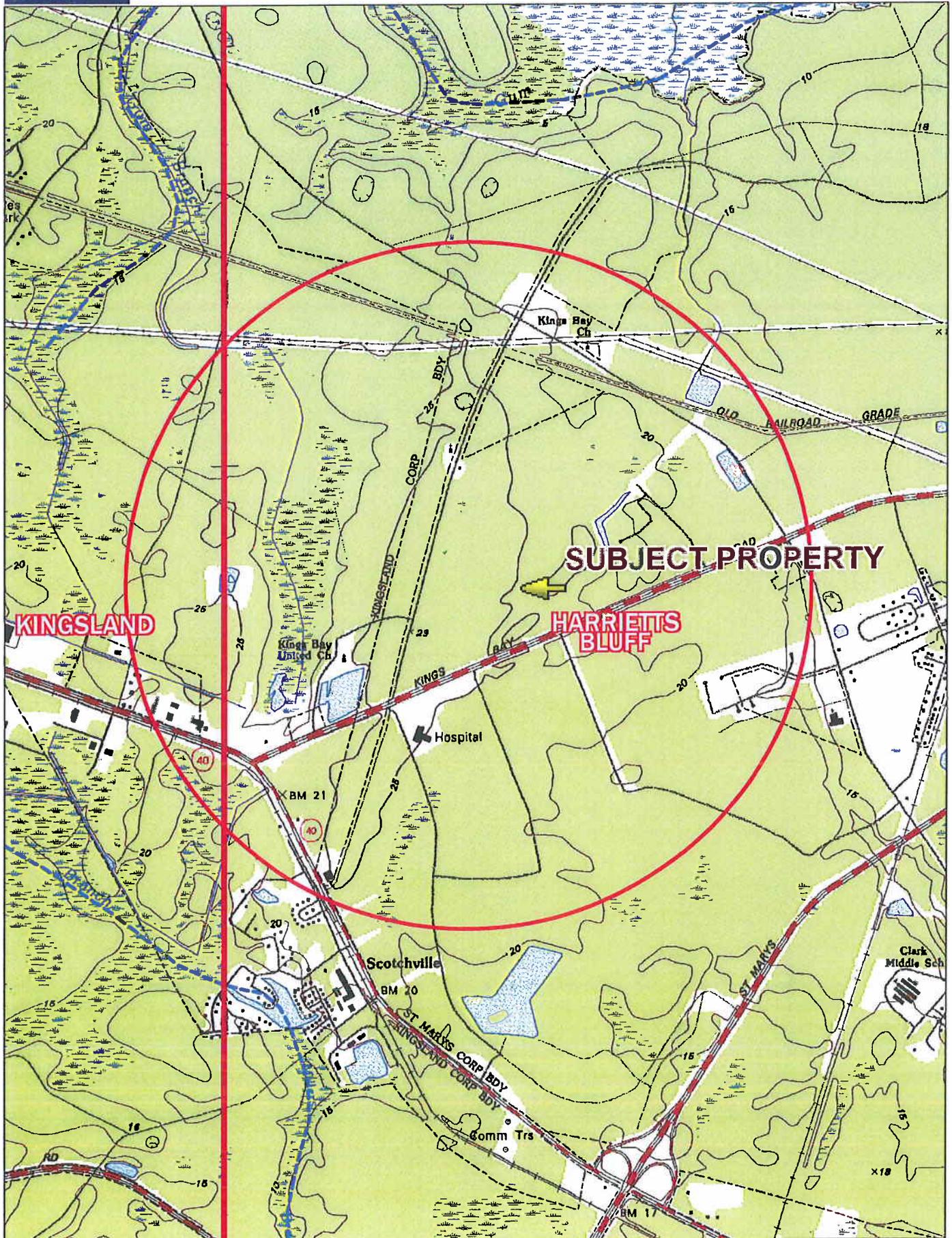
**THE VILLAGE AT WINDING ROAD**

- 11.46 TOTAL ACRES
- 3.17 GREENSPACE = 27% (5 POINTS)
- 2.36 GREENSPACE = 21% (4 POINTS)
- 5.93 BUILDABLE
- 50 UNITS
- 8.43 UNITS / ACRE
- 14% PRIMARY ENTRYWAYS (2 POINTS)
- 90% SETBACK (5 POINTS)
- 11% SOLAR ORIENTATION (3 POINTS)
- DESIGN AROUND TREES (3 POINTS)
- WETLANDS PRESERVATION (5 POINTS)
- STREET TREES (3 POINTS)
- TRAFFIC CALMING (3 POINTS)
- ACCESS TO FRESH FOODS (3 POINTS)
- 15 PARKING SPACES = 15/UNIT (4 POINTS)



MARIN RILEY ASSOCIATES - ARCHITECTS, P.C.

**FIGURE 5:**  
**Site Location/U.S.G.S. Topographic Map**  
**Village at Winding Road**  
**Winding Road**  
**St. Marys, Camden County, Georgia**  
**GEC Job #110220.210**  
**Approximate Scale: 1" = 2,000'**  
**Source: Harriet's Bluff Quadrangle U.S.G.S. 7.5 Minute Series (1995)**



Data use subject to license.  
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www.delorme.com

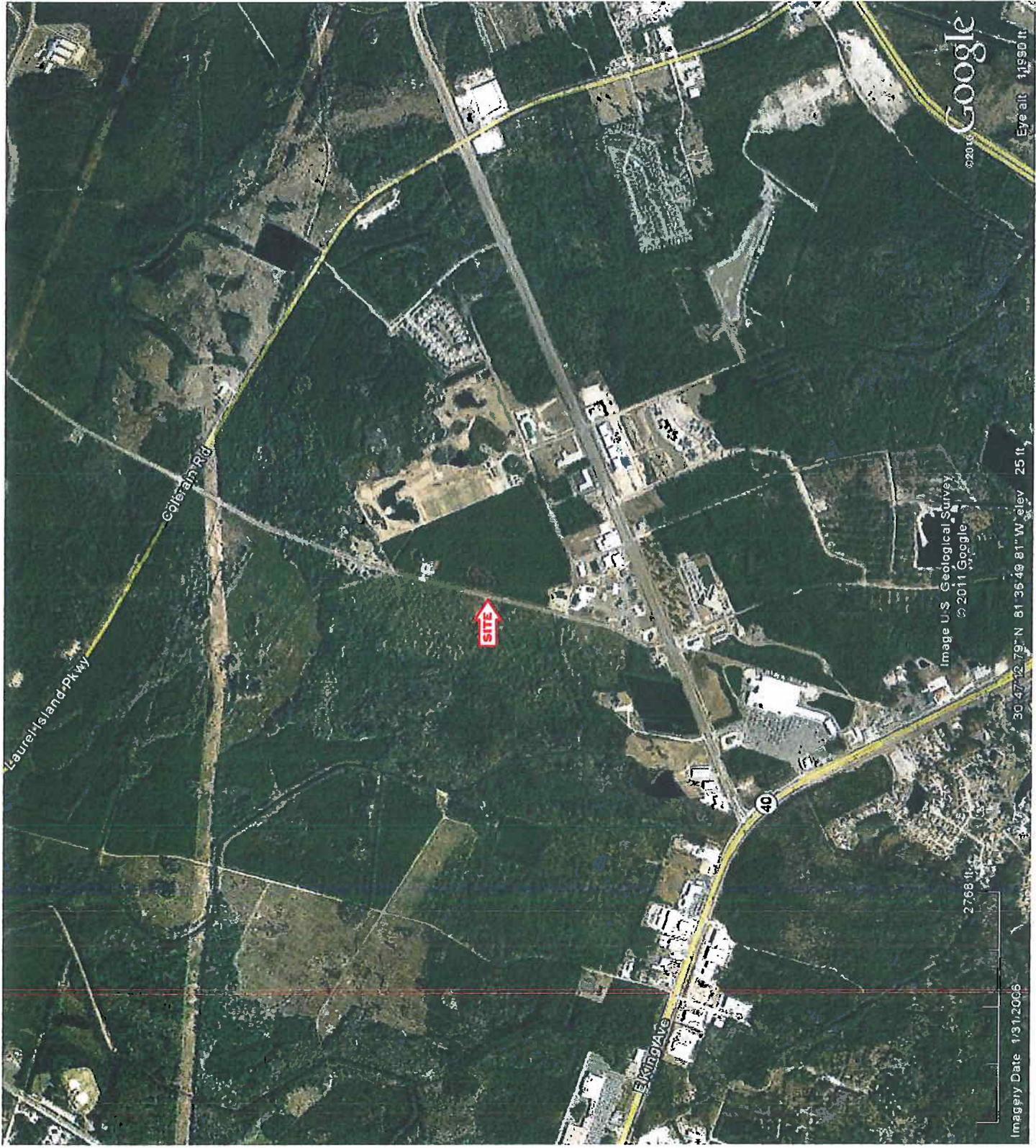


Scale 1 : 24,000



1" = 2,000.0 ft      Data Zoom 12-1

**FIGURE 6:**  
**Current Aerial Photograph**  
**Village at Winding Road**  
**Winding Road**  
**St. Marys, Camden County, Georgia**  
**GEC Job #110220.210**  
**Approximate Scale: 1" = 1630'**  
Source: Google Earth Website



©2015 Google

Eye alt 14990 ft

Image U.S. Geological Survey  
©2011 Google

30 47 42.79° N 81 36 49.81° W Elev 25 ft

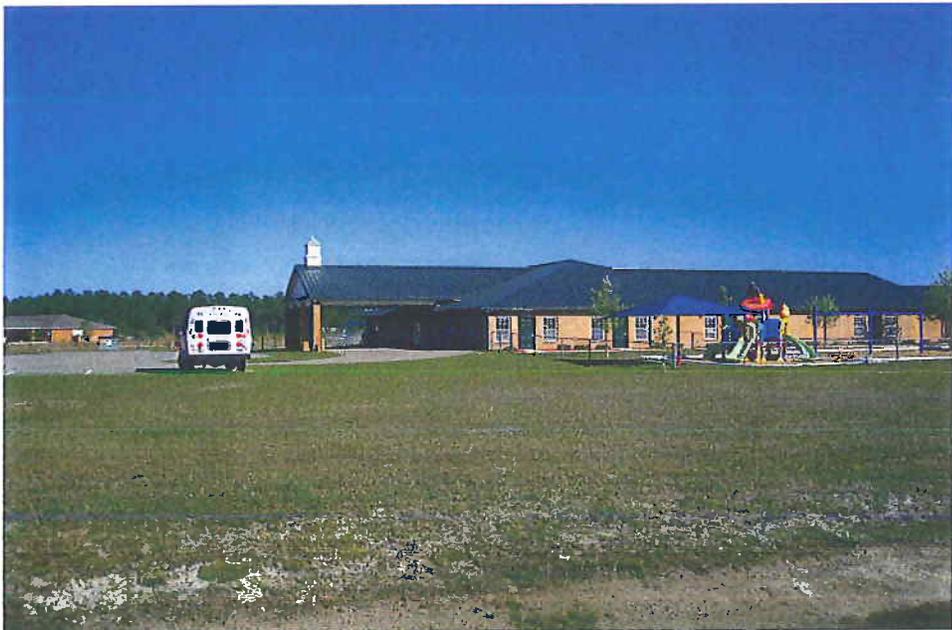
2766 ft

Imagery Date 1/31/2006

**APPENDIX B:**  
**Site Photographs**  
(All Photographs taken April 3, 2011)



**Picture 1. View along Winding Road looking south from north property line; site is to the east of Winding Road to the left of the photo**



**Picture 2. View of Krayons Academy II (Daycare) just south of Carnegie Road and site**



**Picture 3. Interior view of property looking from cleared area into wooded area of site**



**Picture 4. View of Kingdom Hall of Jehovah's Witnesses south of site along Carnegie Road**



**Picture 5. Interior view of timber debris on site; this was left over from clearing operations on and adjacent to site**



**Picture 6. Another view of timber debris on site**



**Picture 7. View of timber debris and old construction trailer in interior portion of site**



**Picture 8. Cleared area of site, clearing debris to left of photo, timbered area to the right**



**Picture 9. Interior view of timber portion of property**



**Picture 10. Old concrete pipe and concrete debris being stored on site by owner**



**Picture 11. Old pipe and culverts being stored on property by owner**



**Picture 12. View of site along Winding Road looking to the north from south of Carnegie road; property is to the right of photo past the road entering from the right of photo**



**Picture 13. View of detention pond on property; this is in the area of the proposed detention pond for the new development**



**Picture 14. View of soccer complex entrance to the northeast of property**

**APPENDIX C:  
Historical Research  
Documentation**

**GEC**

**Village At Winding Rd.,lp-St. Marys**

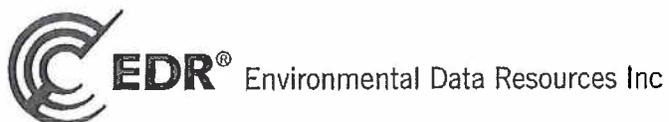
Winding Rd.

Saint Marys, GA 31558

Inquiry Number: 3042289.5

April 18, 2011

**The EDR Aerial Photo Decade Package**



440 Wheelers Farms Road  
Milford, CT 06461  
800.352.0050  
[www.edrnet.com](http://www.edrnet.com)

# EDR Aerial Photo Decade Package

Environmental Data Resources, Inc. (EDR) Aerial Photo Decade Package is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's professional researchers provide digitally reproduced historical aerial photographs, and when available, provide one photo per decade.

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***Thank you for your business.***  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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**Date EDR Searched Historical Sources:**

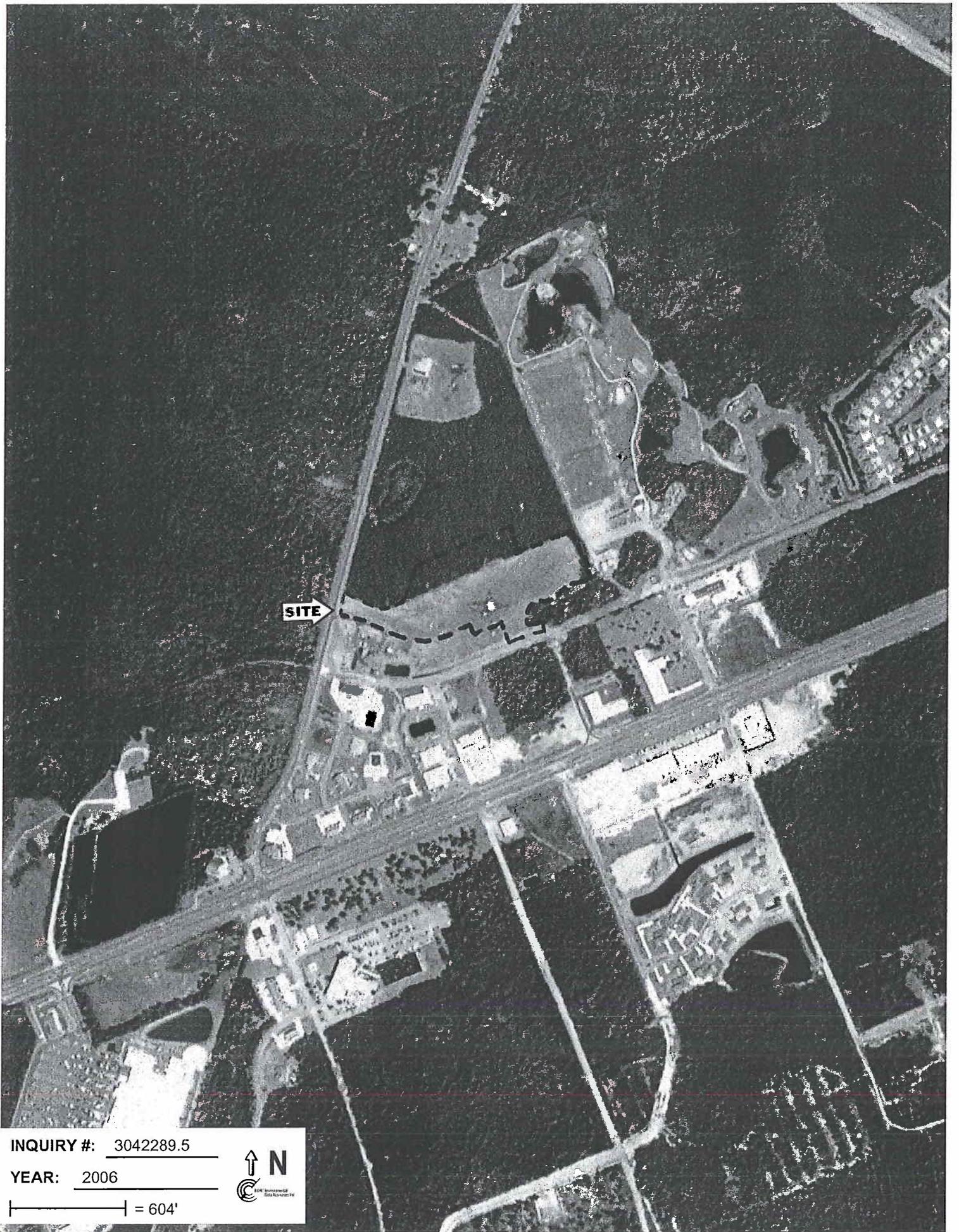
Aerial Photography April 18, 2011

**Target Property:**

Winding Rd.

Saint Marys, GA 31558

<u>Year</u>	<u>Scale</u>	<u>Details</u>	<u>Source</u>
1951	Aerial Photograph. Scale: 1"=500'	Flight Year: 1951	CSS
1974	Aerial Photograph. Scale: 1"=500'	Flight Year: 1974	USGS
1988	Aerial Photograph. Scale: 1"=950'	Flight Year: 1988	USGS
1993	Aerial Photograph. Scale: 1"=950'	Flight Year: 1993	NAPP
2005	Aerial Photograph. Scale: 1"=604'	Flight Year: 2005	EDR
2006	Aerial Photograph. Scale: 1"=604'	Flight Year: 2006	EDR



INQUIRY #: 3042289.5

YEAR: 2006

 = 604'



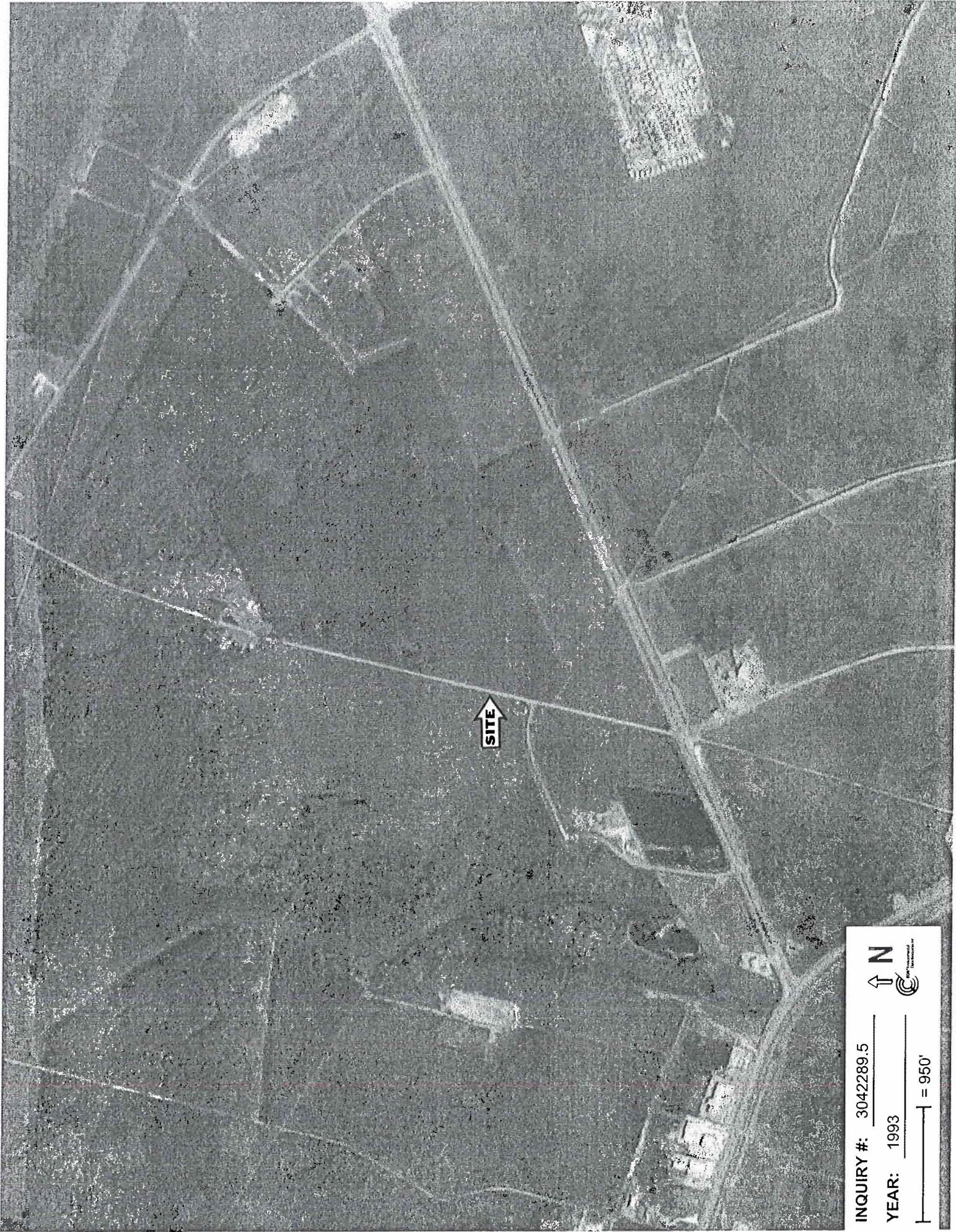


INQUIRY #: 3042289.5

YEAR: 2005

 = 604'





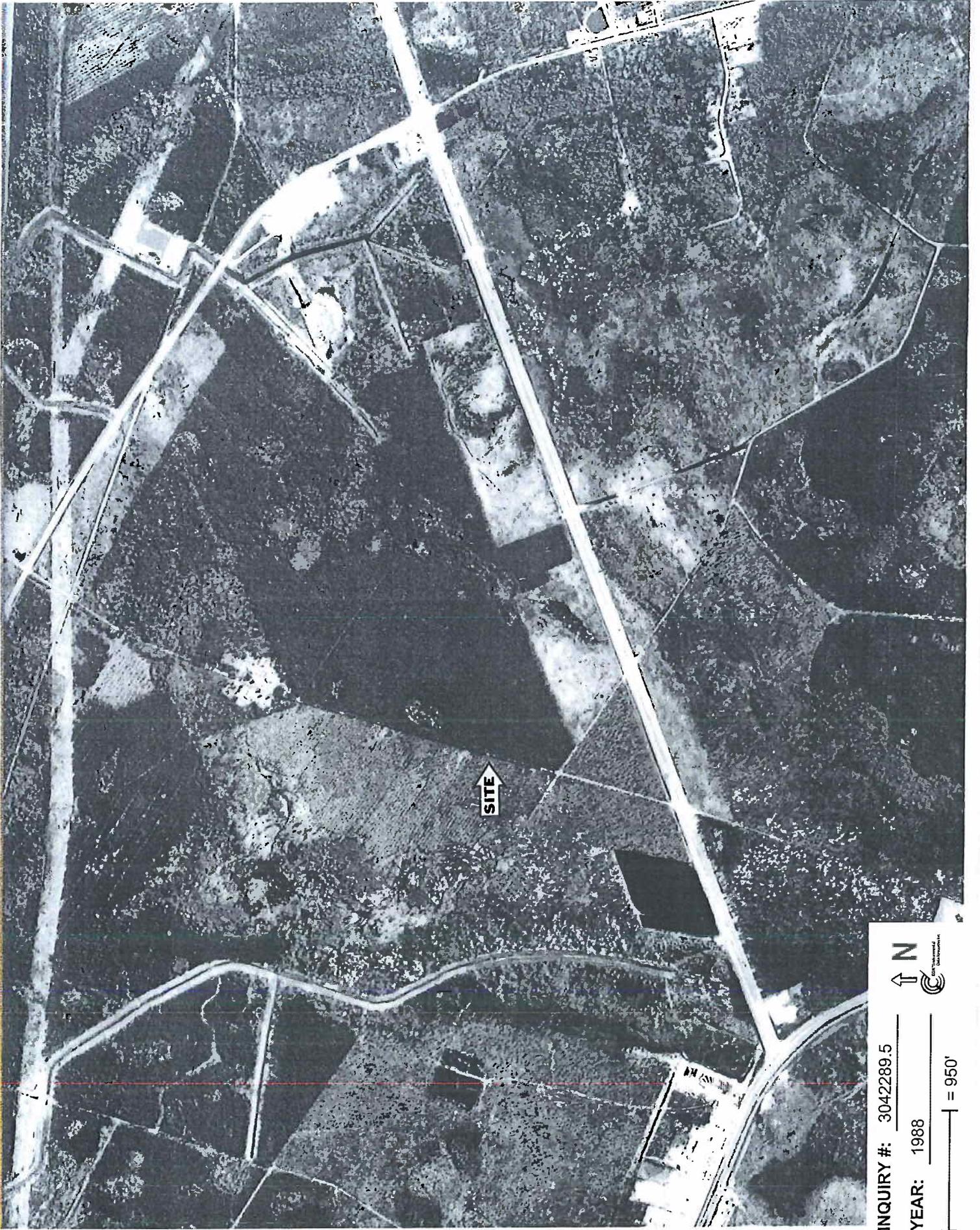
SITE

INQUIRY #: 3042289.5

YEAR: 1993

— = 950'



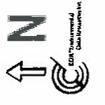


SITE

INQUIRY #: 3042289.5

YEAR: 1988

— = 950'





SITE

INQUIRY #: 3042289.5

YEAR: 1974

— = 500'



© 1974 Environmental Data Resources

SITE

INQUIRY #: 3042289.5

YEAR: 1951

— | = 500'



**Village At Winding Rd.,Ip-St. Marys**

Winding Rd.

Saint Marys, GA 31558

Inquiry Number: 3042289.3

April 15, 2011

**Certified Sanborn® Map Report**



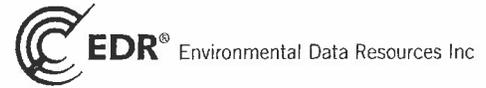
440 Wheelers Farms Road  
Milford, CT 06461  
800.352.0050  
[www.edrnet.com](http://www.edrnet.com)

**Site Name:**

Village At Winding Rd.,lp-St.  
Winding Rd.  
Saint Marys, GA 31558

**Client Name:**

Geotechnical & Envntl. Cons.  
514 Hillcrest Industrial  
Macon, GA 31204



EDR Inquiry # 3042289.3

Contact: Tameka Gordon

The complete Sanborn Library collection has been searched by EDR, and fire insurance maps covering the target property location provided by Geotechnical & Envntl. Cons. were identified for the years listed below. The certified Sanborn Library search results in this report can be authenticated by visiting [www.edrnet.com/sanborn](http://www.edrnet.com/sanborn) and entering the certification number. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by Sanborn Library LLC, the copyright holder for the collection.

**Certified Sanborn Results:**

**Site Name:** Village At Winding Rd.,lp-St. Marys  
**Address:** Winding Rd.  
**City, State, Zip:** Saint Marys, GA 31558  
**Cross Street:**  
**P.O. #** NA  
**Project:** 110220.210  
**Certification #** 765D-4CAF-8426



Sanborn® Library search results  
Certification # 765D-4CAF-8426

**UNMAPPED PROPERTY**

This report certifies that the complete holdings of the Sanborn Library, LLC collection have been searched based on client supplied target property information, and fire insurance maps covering the target property were not found.

The Sanborn Library includes more than 1.2 million Sanborn fire insurance maps, which track historical property usage in approximately 12,000 American cities and towns. Collections searched:

- Library of Congress
- University Publications of America
- EDR Private Collection

*The Sanborn Library LLC Since 1866™*

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**Village At Winding Rd.,lp-St. Marys**

Winding Rd.

Saint Marys, GA 31558

Inquiry Number: 3042289.4

April 15, 2011

## EDR Historical Topographic Map Report

# EDR Historical Topographic Map Report

Environmental Data Resources, Inc.s (EDR) Historical Topographic Map Report is designed to assist professionals in evaluating potential liability on a target property resulting from past activities. EDRs Historical Topographic Map Report includes a search of a collection of public and private color historical topographic maps, dating back to the early 1900s.

*Thank you for your business.*  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

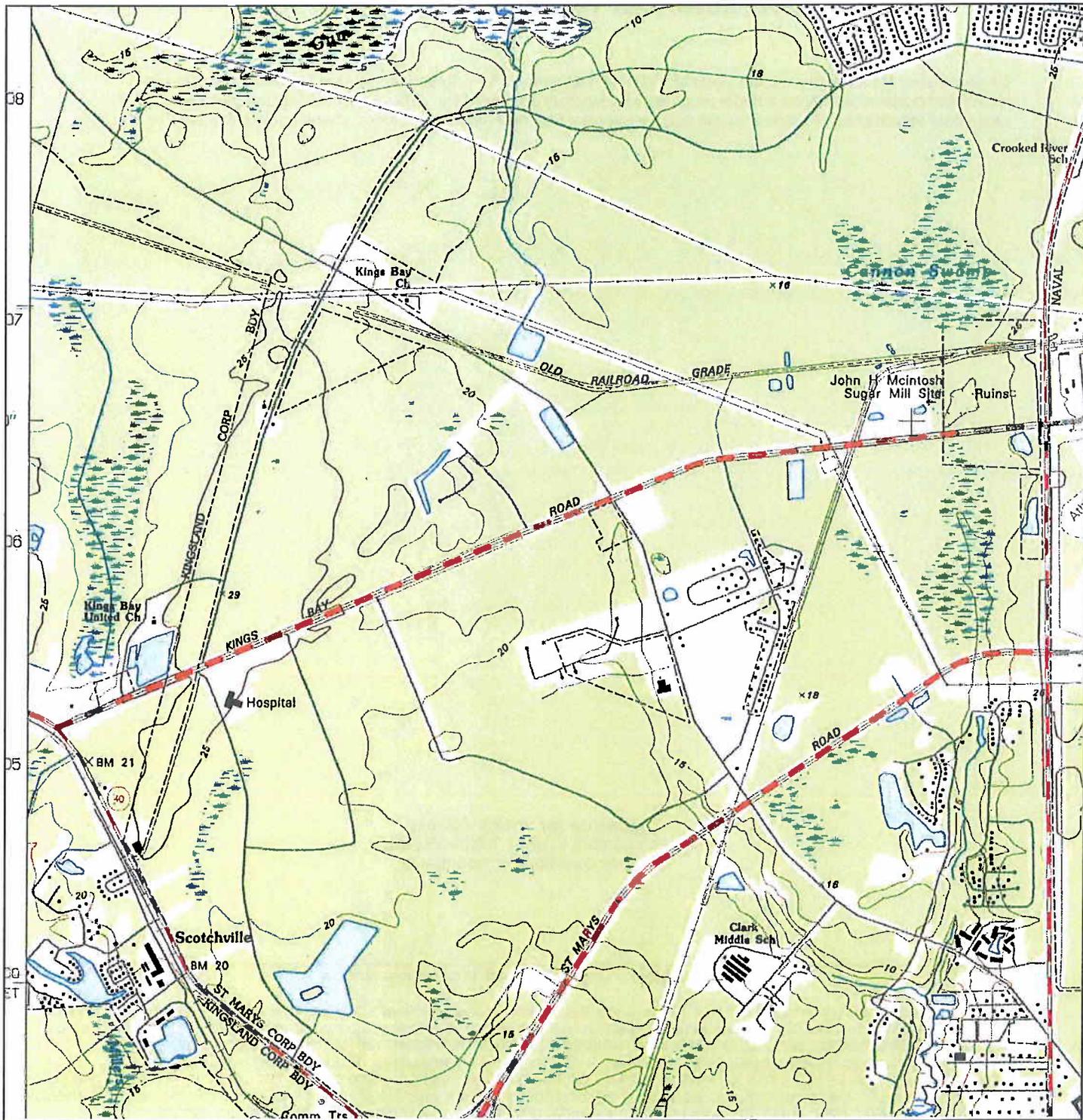
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# Historical Topographic Map



<p>N ↑</p>	<p>TARGET QUAD NAME: HARRIETTS BLUFF MAP YEAR: 1994</p>	<p>SITE NAME: Village At Winding Rd.,lp-St. Marys ADDRESS: Winding Rd. Saint Marys, GA 31558</p>	<p>CLIENT: Geotechnical &amp; Envtl. Cons. CONTACT: Tameka Gordon INQUIRY#: 3042289.4 RESEARCH DATE: 04/15/2011</p>
	<p>SERIES: 7.5 SCALE: 1:24000</p>	<p>LAT/LONG: 30.7861 / -81.6127</p>	

# Historical Topographic Map



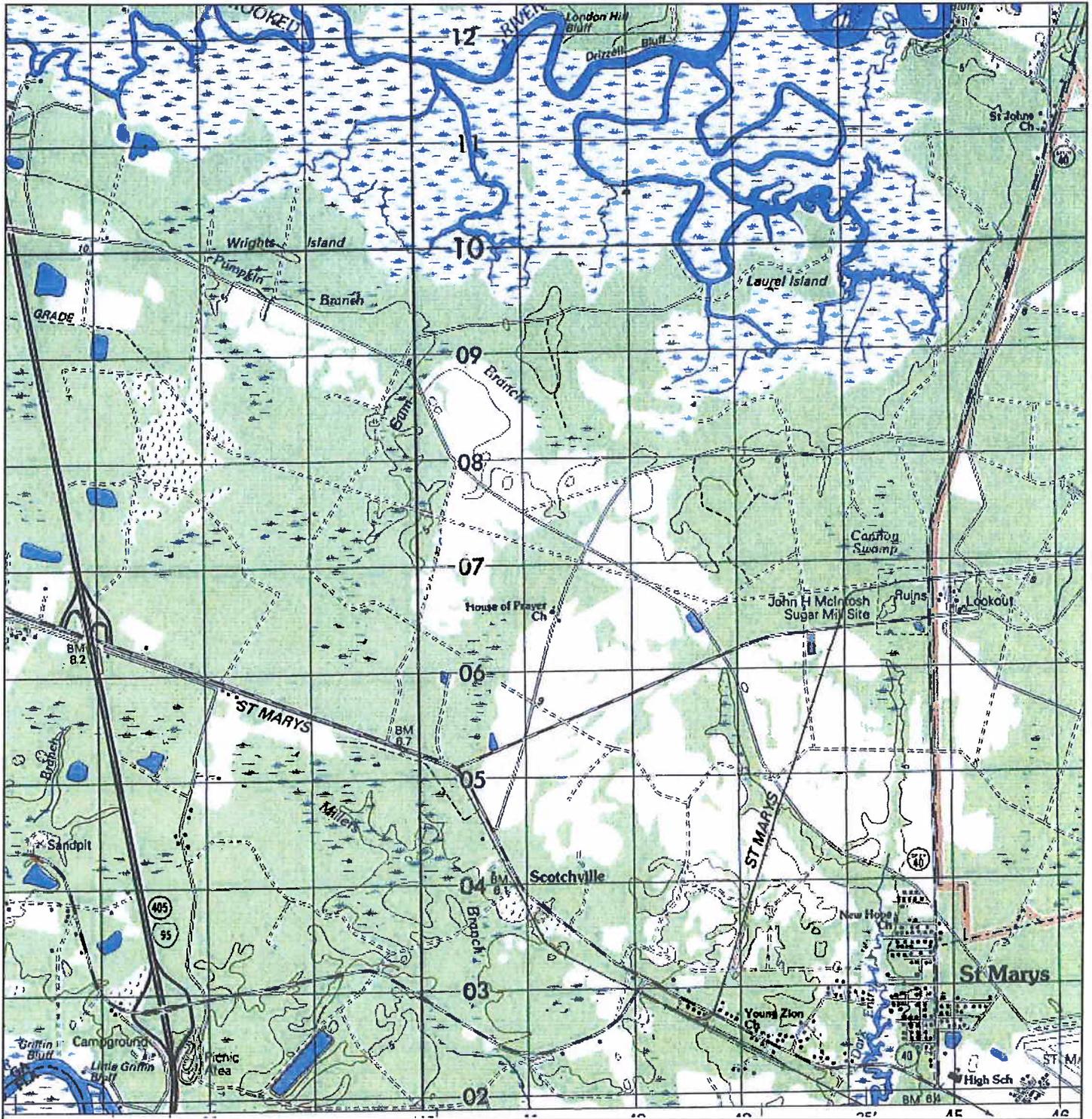
<p>N</p> 	TARGET QUAD	SITE NAME:	Village At Winding Rd., Ip-St. Marys	CLIENT:	Geotechnical & Envtl. Cons.
	NAME: HARRIETTS BLUFF	ADDRESS:	Winding Rd.	CONTACT:	Tameka Gordon
	MAP YEAR: 1988	LAT/LONG:	Saint Marys, GA 31558	INQUIRY#:	3042289.4
	PHOTOREVISED: 1980			RESEARCH DATE:	04/15/2011
	SERIES: 7.5				
SCALE: 1:24000					

# Historical Topographic Map



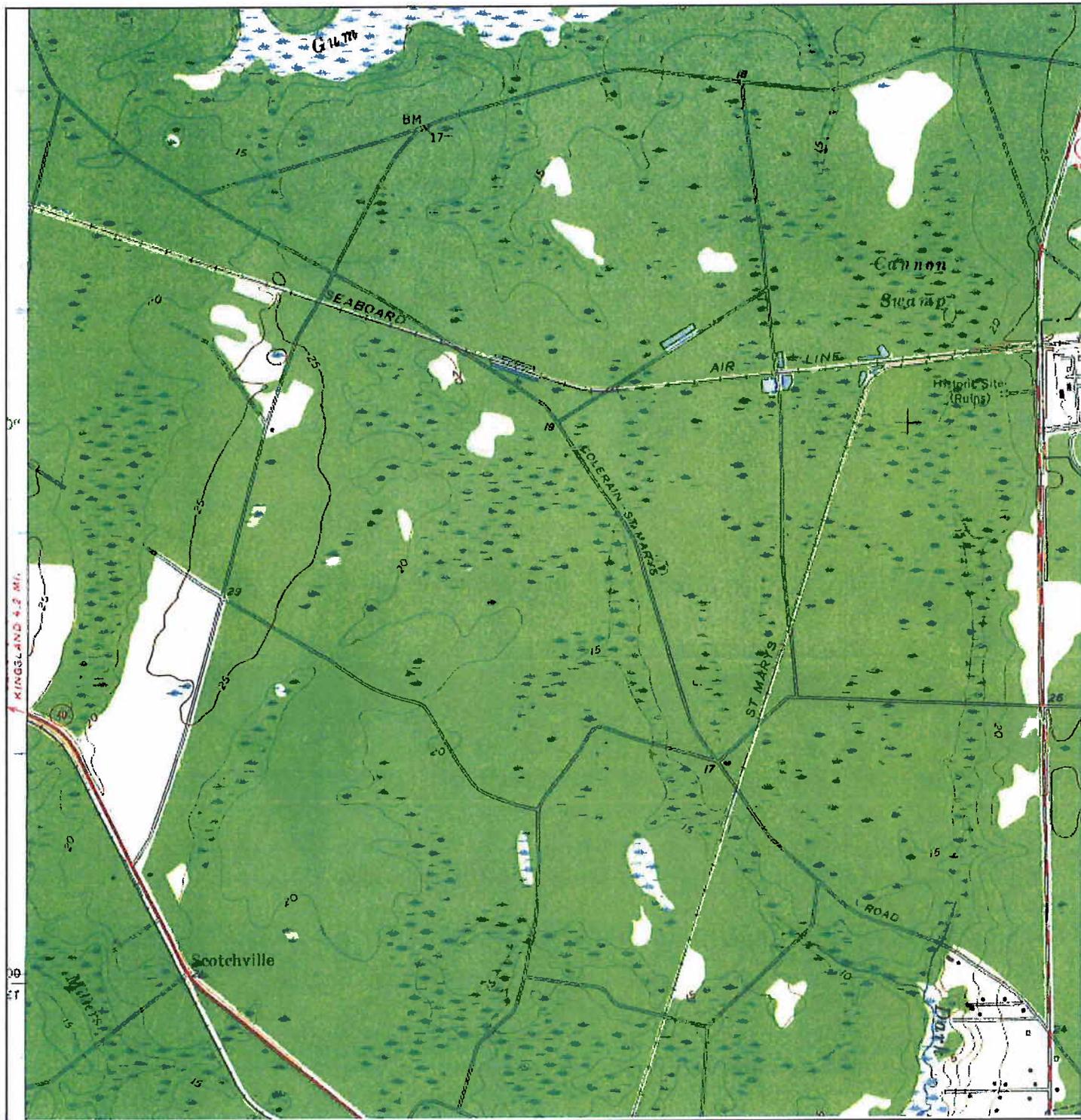
<b>N</b> 	<b>TARGET QUAD</b> NAME: HARRIETTS BLUFF MAP YEAR: 1980	<b>SITE NAME:</b> Village At Winding Rd.,lp-St. Marys <b>ADDRESS:</b> Winding Rd. Saint Marys, GA 31558 <b>LAT/LONG:</b> 30.7861 / -81.6127	<b>CLIENT:</b> Geotechnical & Envtl. Cons. <b>CONTACT:</b> Tameka Gordon <b>INQUIRY#:</b> 3042289.4 <b>RESEARCH DATE:</b> 04/15/2011
	<b>SERIES:</b> 7.5 <b>SCALE:</b> 1:24000		

# Historical Topographic Map



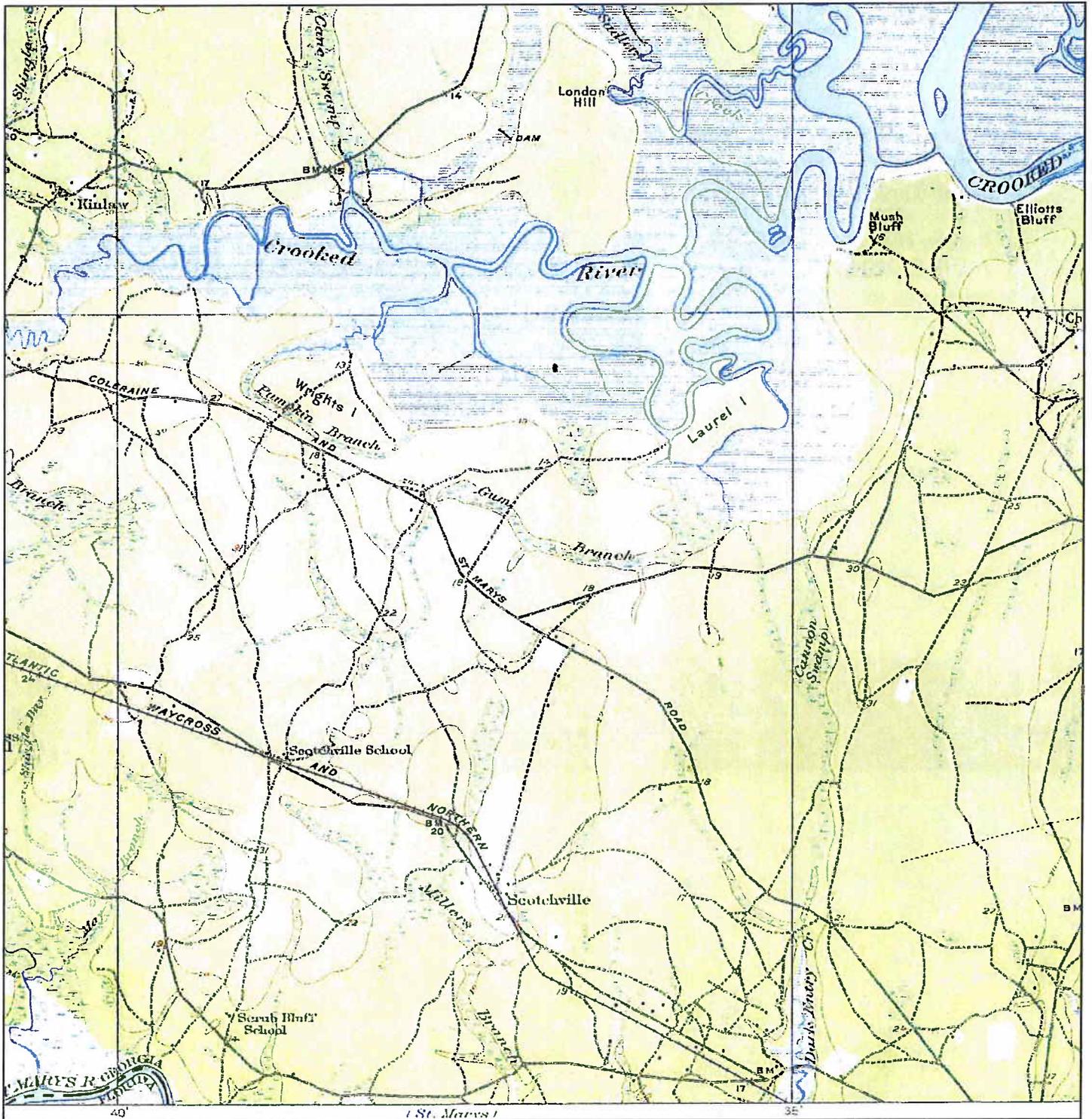
N ↑	TARGET QUAD NAME: KINGSLAND MAP YEAR: 1977	SITE NAME: Village At Winding Rd., Ip-St. Marys ADDRESS: Winding Rd. Saint Marys, GA 31558	CLIENT: Geotechnical & Envtl. Cons. CONTACT: Tameka Gordon INQUIRY#: 3042289.4 RESEARCH DATE: 04/15/2011
	SERIES: 15 SCALE: 1:50000	LAT/LONG: 30.7861 / -81.6127	

# Historical Topographic Map



<p>N</p> 	<p>TARGET QUAD NAME: HARRIETTS BLUFF MAP YEAR: 1958</p>	<p>SITE NAME: Village At Winding Rd.,lp-St. Marys ADDRESS: Winding Rd. Saint Marys, GA 31558 LAT/LONG: 30.7861 / -81.6127</p>	<p>CLIENT: Geotechnical &amp; Envtl. Cons. CONTACT: Tameka Gordon INQUIRY#: 3042289.4 RESEARCH DATE: 04/15/2011</p>
	<p>SERIES: 7.5 SCALE: 1:24000</p>		

# Historical Topographic Map



<p>N ↑</p>	<p>TARGET QUAD NAME: KINGSLAND MAP YEAR: 1918</p>	<p>SITE NAME: Village At Winding Rd., Ip-St. Marys</p>	<p>CLIENT: Geotechnical &amp; Envtl. Cons.</p>
	<p>SERIES: 15 SCALE: 1:62500</p>	<p>ADDRESS: Winding Rd. Saint Marys, GA 31558</p>	<p>CONTACT: Tameka Gordon INQUIRY#: 3042289.4 RESEARCH DATE: 04/15/2011</p>

**Village At Winding Rd.,Ip-St. Marys**

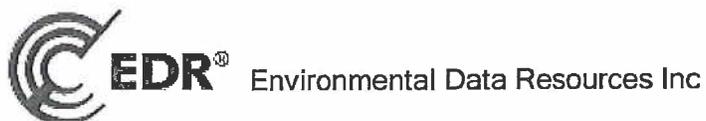
770 CR 78

Saint Marys, GA 31558

Inquiry Number: 3042289.6

April 15, 2011

## The EDR-City Directory Abstract



440 Wheelers Farms Road  
Milford, CT 06461  
800.352.0050  
[www.edrnet.com](http://www.edrnet.com)

## TABLE OF CONTENTS

### SECTION

Executive Summary

Findings

***Thank you for your business.***  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

### DESCRIPTION

Environmental Data Resources, Inc.'s (EDR) City Directory Abstract is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's City Directory Abstract includes a search and abstract of available city directory data. For each address, the directory lists the name of the corresponding occupant at five year intervals.

### RESEARCH SUMMARY

The following research sources were consulted in the preparation of this report. An "X" indicates where information was identified in the source and provided in this report.

<u>Year</u>	<u>Source</u>	<u>TP</u>	<u>Adjoining</u>	<u>Text Abstract</u>	<u>Source Image</u>
2010	Polk's City Directory	-	-	-	-
2005	Polk's City Directory	-	-	-	-
2000	Polk's City Directory	-	-	-	-

## FINDINGS

### TARGET PROPERTY INFORMATION

#### ADDRESS

770 CR 78  
Saint Marys, GA 31558

#### FINDINGS DETAIL

Target Property research detail.

No Addresses Found

## FINDINGS

### ADJOINING PROPERTY DETAIL

The following Adjoining Property addresses were researched for this report. Detailed findings are provided for each address.

No Addresses Found

## FINDINGS

### STREET NOT IDENTIFIED IN RESEARCH SOURCE

The following Streets were researched for this report, and the Streets were not identified in the research source.

#### Street Researched

CR 78

#### Street Not Identified in Research Source

2010, 2005, 2000

### ADJOINING PROPERTY: ADDRESSES NOT IDENTIFIED IN RESEARCH SOURCE

The following Adjoining Property addresses were researched for this report, and the addresses were not identified in research source.

#### Address Researched

CR 78

#### Address Not Identified in Research Source

No Years Found

**APPENDIX D:**  
**Documentation from Title**  
**Company/Title Professional**

CHAIN OF OWNERSHIP REVIEW  
(for Environmental Phase 1 purposes)

Job # 1100220.210

Date: 5/1/11

**Tax Parcel #'s:** 121-077A & 121-077B  
**Owner:** W. H. Gross Construction Company  
**Address:** — Winding Rd.  
**Location:** 29<sup>th</sup> Georgia Militia District of Camden County

++++Assessors records indicate the sites are composed of two tax parcels consisting of 10.05 acres and .68 acres and are currently reported vacant.

**Tax Parcel #'s:** 121-077  
**Owner:** Rita Register & Mary O. Smith d/b/a Camden Center Joint Venture (tax record has BCAD, Inc., et al d/b/a Camden Center Joint Venture)  
**Address:** — Winding Rd.  
**Location:** 29<sup>th</sup> Georgia Militia District of Camden County

++++Assessors records indicate the site is composed 21.33 acres and is currently reported vacant.

++The deed record indicated the three tracts composing the site were part of a larger tract which was owned by timber companies from the mid 1930's until it was sold as part of a 36.95 acre tract to BCAD, Inc. In 2004.

The south portion of the property was sold to W. H. Gross Construction Company which platted a portion of it as South Georgia Professional Park-Phase V. The north portion of the site was sold to Camden Center Joint Venture.

— There are a number of easements, right of ways, agreements, etc. which were reviewed.

— The deed record did not indicate past or present property use on the site.

= No Environmental Liens found in the deed record filed against this property =

= No Activity or Use Limitations or Engineering Controls found filed in the deed record due to conditions related to this site =

**Chain of Ownership for Tax Parcel 121-077; 121-077A & 121-077B**

Record #	Instrument Date	Instrument Type	Grantor	Grantee	Property Description / Notes	Book / Page
A	12/9/1937	WD	James C. Willson	Fernandina Pulp & Paper Company	15,748 acres in the 1606 <sup>th</sup> & 29 <sup>th</sup> GMD	LL/510
B	3/29/1938	WD	Fernandina Pulp & Paper Company	Georgia Timber Company	15,748 acres in the 1606 <sup>th</sup> & 29 <sup>th</sup> GMD	MM/117
C	6/30/1952	WD	Georgia Timber Company	Rayonier, Inc.	15,748 acres in the 1606 <sup>th</sup> & 29 <sup>th</sup> GMD	WW/305
D	4/26/1968	QC	Rayonier, Inc.	ITT Rayonier, Inc.	All property in Camden County (Merger)	89/25
E	12/19/1983	WD	ITT Rayonier, Inc.	Rayland Company, Inc.	Several large tracts in Camden County	185/280
F	10/19/1999	Notice	Rayland Company, Inc.	Rayland, LLC	Name Change	745/646
G	5/25/2004	WD	Rayland, LLC	BCAD, Inc.	36.95 acres	1048/392
H1	5/25/2004	WD	BCAD, Inc.	W. H. Gross Construction Company	14.88 acres	1048/393
H2-A	5/26/2004	WD	BCAD, Inc.	Richard L. Brannon, Rita Register & Stan Smith d/b/a Camden Center Joint Venture	22.07 acres	1048/401
H2-B	5/27/2004	Corrective QC	Richard L. Brannon	BCAD, Inc.	22.07 acres	1210/571
H2-C	10/29/2004	Corrective WD	Richard L. Brannon, Rita Register & Stan Smith d/b/a Camden Center Joint Venture	Richard L. Brannon, Rita Register & Mary O. Smith d/b/a Camden Center Joint Venture	22.07 acres	1090/368
H2-D	10/30/2004	Corrective WD	BCAD, Inc.	Rita Register & Mary O. Smith d/b/a Camden Center Joint Venture	22.07 acres	1210/573
H3	12/9/2005	WD	Rita Register & Mary O. Smith d/b/a Camden Center Joint Venture	W. H. Gross Construction Company	.74 acres	1210/575



[Recent Sales in Area](#) | [Previous Parcel](#) | [Next Parcel](#) | [Field Definitions](#) | [Return to Main Search Page](#) | [Camden Home](#)

**Owner and Parcel Information**

Owner Name	W H GROSS CONSTRUCTION CO	Today's Date	April 15, 2011
Mailing Address	P O BOX 365 KINGSLAND, GA 31548	Parcel Number	121 077A
Location Address		Tax District	ST. MARYS (District 01)
Legal Description	V/L E/S WINDING RD	2010 Millage Rate	32.301
Class Code(NOTE: Not Zoning Info)	C4-Commercial	Acres	10.05
Zoning	PD	Neighborhood	
		Homestead Exemption	No (S0)
		Parcel Map	<a href="#">Show Parcel Map</a>

**2010 Tax Year Value Information**

Land Value	Improvement Value	Accessory Value	Total Value	Previous Value
\$ 434,160	\$ 0	\$ 0	\$ 434,160	\$ 434,160

**Land Information**

Type	Description	Calculation Method	Acres	Photo
RES	Kingsland Comm (AC) (3397)	Acres	10.05	NA

**Improvement Information**

No improvement information associated with this parcel.

**Accessory Information**

Description	Year Built	Dimensions/Units	Value
No accessory information associated with this parcel.			

**Sale Information**

Sale Date	Deed Book	Plat Page	Price	Reason	Grantor	Grantee
11-28-2006	1312 548	4 65A	\$ 0	Non-Market	BCAD INC	W H GROSS CONSTRUCTION CO
05-25-2004	1048 393		\$ 222,880	Land Market Sale	BCAD INC	W H GROSS CONSTRUCTION CO

**Permit Information**

Permit Date	Permit Number	Type	Description
No permit information associated with this parcel.			

[Recent Sales in Area](#) | [Previous Parcel](#) | [Next Parcel](#) | [Field Definitions](#) | [Return to Main Search Page](#) | [Camden Home](#)

The Assessor's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. Website Updated: March 25, 2011

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4/15/2011

Camden County Parcel Maps

11-2006

\$0

NM

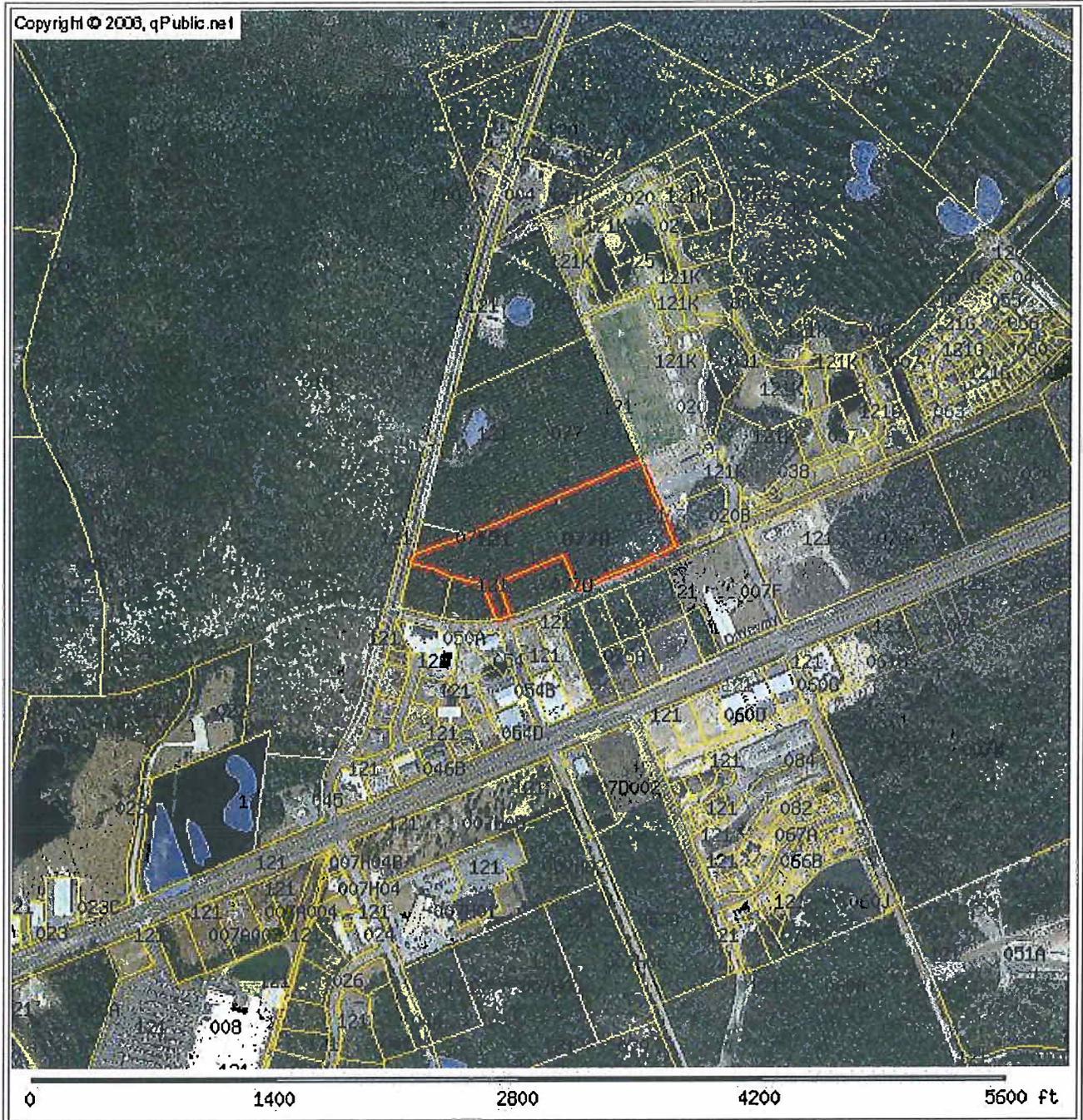
U

05-2004

\$222,880

LM

Q



**PARCEL INFORMATION TABLE**

**Selected Parcel**

**Class Code (NOTE: Not Zoning Info)**  
**Taxing District**  
**Acres**

**121 077A**  
**C4**  
**ST. MARYS**  
**10.05**

**OWNERSHIP INFORMATION**

**Name**  
**Mailing Address**  
**Situs/Physical Address**

**W H GROSS CONSTRUCTION CO**  
**P O BOX 365**  
**KINGSLAND, GA 31548**  
**0**

**VALUES**

<b>Land Value</b>	<b>\$434,160.00</b>
<b>Improvement Value</b>	<b>\$0.00</b>
<b>Accessory Value</b>	<b>\$0.00</b>
<b>Total Value</b>	<b>\$434,160.00</b>

**LAST 2 SALES**

<b>Date</b>	<b>Price</b>	<b>Reason</b>	<b>Qual</b>
-------------	--------------	---------------	-------------

4/15/2011

Camden County Parcel Maps

**11-2006**

**\$0**

**NM**

**U**

**05-2004**

**\$222,880**

**LM**

**Q**

1312 550

16062

RETURN TO: J. ROBERT MORGAN  
ATTORNEY AT LAW  
P. O. BOX 5309  
ST. MARYS, GA  
31558

DO NOT WRITE, TYPE OR  
STAMP BELOW. THIS  
SPACE IS FOR FILING  
STATE OF GEORGIA  
Camden County  
OFFICER

|||||  
TAX PAID - TRANS/INTANG/TIMBER  
Camden County, Georgia  
Real Estate Transfer Tax  
Paid \$ 175.00  
Date Dec 16, 2006  
Deputy Clerk of Superior Court

I hereby certify that this instrument  
was filed for record in the Clerk's  
office, Superior Court, said County on  
the 16th day of Dec 20 06  
at 9:25 o'clock a.m. and recorded  
in Book No. 1312 Page 550-552  
the 16th day of Dec 20 06  
DCSC

STATE OF GEORGIA

COUNTY OF CAMDEN

WARRANTY DEED

THIS INDENTURE, made the 29th day of November, 2006,

by and between

W. H. GROSS CONSTRUCTION COMPANY  
A GEORGIA CORPORATION  
Party of the First Part  
Hereinafter called Grantor

AND

ERNEST BAKER, SR., CLAUDE P. BATTLE AND JIMMIE L. PACE,  
JR., AS TRUSTEES FOR ST. MARYS CONGREGATION OF JEHOVAH'S  
WITNESSES  
OF CAMDEN COUNTY, GEORGIA  
Party of the Second Part  
Hereinafter called Grantee

W I T N E S S E T H

THAT, Grantor for and in consideration of the sum of  
One Dollar (\$1.00) in hand paid at and before the sealing  
and delivery of these presents, and other good and valuable  
consideration, the receipt whereof being hereby

acknowledged, has granted, bargained, sold, aliened,  
conveyed and confirmed and by these presents does grant,  
bargain, sell, convey and confirm unto said Grantee the  
following described property, to-wit:

All that lot, tract or parcel of land situate,  
lying and being in the City of St. Marys, 29<sup>th</sup>  
G. M. District, Camden County, Georgia (being  
apportion of Lot 2, South Georgia Professional  
Park - Phase Five according to plat recorded in  
Plat Cabinet "4", Map No. 65-A, Camden County  
Public Land Records), containing 2.17 acres,  
more or less, and being more particularly  
described as follows:

For a point of reference commence at the Southeast  
corner of the aforementioned Lot 2, said point  
lying on the Northwesterly line of a 60 foot  
right-of-way for the City of St. Marys Sewer  
System (according to deed recorded in Deed Book  
"668", page 571, Camden County Public Land  
Records) and run S 67° 05' 36" W along last  
mentioned Northwesterly line a distance of 554.36  
feet to a point for the point of beginning.

For the point of beginning thus described continue  
S 67° 05' 36" W along last mentioned Northwesterly  
line, a distance of 414.53 feet to a point of  
curvature; run thence in a Westerly direction  
along the arc of a curve in the Westerly line of  
last mentioned 60 foot sewer right-of-way, said  
curve being concave to the North and having a  
radius of 720.01 feet, a chord distance of 80.28  
feet to a point, the bearing of the aforementioned  
chord being S 70° 17' 20" W; run thence N 16° 21'  
26" E a distance of 173.94 feet to a point of  
curvature, run thence in a Northeasterly direction  
along the arc of a curve, said curve being concave  
to the Southeast and having a radius of 20.00 feet,  
a chord distance of 26.62 feet to the point of  
tangency, the bearing of the aforementioned chord  
being N 25° 22' 05" E; run thence N 67° 05' 36" E,  
a distance of 457.13 feet to a point; run thence S  
22° 54' 24" E a distance of 195.00 feet to the

point of beginning.

Said tract being subject to any an all easements of record which may lie within.

(The terms "Grantor" and "Grantee" as used herein shall include the singular and plural and their respective heirs, successors and assigns where the context requires or permits.)

TO HAVE AND TO HOLD the said tract or parcel of land, together with all and singular the rights, members and appurtenances thereof, to the same being, belonging or in anywise appertaining to the only proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND the said Grantor will warrant and forever defend the right and title to the above-described property unto the said Grantee against the claim of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has signed, sealed and delivered this deed on the day and year first above written.

W. H. GROSS CONSTRUCTION COMPANY (SEAL)

*[Signature]*  
\_\_\_\_\_  
William H. Gross, President

Signed, sealed and delivered in the presence of

*[Signature]*  
\_\_\_\_\_  
Witness

Notary Public, Chatham County, Georgia  
My Commission Expires June 30, 2007.

RECORDED DEC 6 2008 *[Signature]*  
DEPUTY CLERK SUPERIOR COURT CHATHAM COUNTY, GEORGIA

Camden County, Georgia  
Real Estate Transfer Tax

Paid \$ 222.90  
Date May 16, 2004

STATE OF GEORGIA  
Camden County

Deputy Clerk of Superior Court  
Please return to:  
Smith & Floyd  
Attorneys at Law  
P. O. Drawer 766  
St. Marys, GA 31558

I hereby certify that this instrument  
was filed for record in the Clerk's  
office, Superior Court, said County on  
the 25<sup>th</sup> day of May 2004  
at 9:30 o'clock a.m. and recorded  
in Book No. 1248 Page 323-394  
the 25<sup>th</sup> day of May 2004

Prof. Park J

6109

STATE OF GEORGIA  
COUNTY OF CAMDEN

DCSC

1048-393

WARRANTY DEED

THIS INDENTURE, made this 25<sup>th</sup> day of May, 2004,  
between BCAD, INC., a Georgia corporation, of the first part, and  
W.H. GROSS CONSTRUCTION COMPANY, a Georgia corporation, of the  
second part.

WITNESSETH: that the said party of the first part, for and  
in consideration of the sum of \$10.00 and other valuable  
considerations, in hand paid at and before the sealing and  
delivery of these presents, the receipt whereof is hereby  
acknowledged, has granted, bargained, sold and conveyed, and by  
these presents does grant, bargain, sell and convey unto the said  
party of the second part, its successors and assigns, all that  
lot, tract, or parcel of land lying and being in the City of St.  
Marys, 29th G. M. District, Camden County, Georgia, more  
particularly described as follows:

TO ARRIVE AT A POINT OF BEGINNING, from a point in the  
easterly right-of-way line of Winding Road (80-foot  
right-of-way) which is at the northwest corner of Lot 5  
of South Georgia Professional Park Phase II, as shown  
on that plat recorded in Plat Cabinet 2, File No. 187-  
H, Camden County, Georgia, records, extend North 13°  
51' 20" East along the easterly right-of-way line of  
Winding Road 60 feet to an iron pipe which is the point  
of beginning; AND FROM SAID POINT OF BEGINNING, running  
North 13° 51' 20" East along the easterly right-of-way  
line of Winding Road 196.19 feet to an iron pipe;  
thence, running North 67° 05' 36" East 1484.55 feet to  
an iron pipe; thence, running South 22° 56' 39" East  
450 feet to an iron pipe in the northerly line of a 60-  
foot right-of-way for the city of St. Marys sewer  
system, as described in Deed Book 668, page 571,  
aforesaid records; thence, running South 67° 05' 36"  
West along the northerly line of said right-of-way  
971.05 feet to an iron pipe; thence, running in a  
westerly direction along the arc of a curve concave to  
the north and having a radius of 720.01 feet, along  
said northerly right-of-way, a chord distance of 454.09  
feet to an iron pipe (the bearing of the aforesaid  
chord being South 85° 28' 28" West); thence, running  
North 76° 08' 40" West along the northerly line of said  
right-of-way 250.02 feet to an iron pipe which is the  
point of beginning. Containing 14.88 acres, more or

1048 394

survey by Ernest R. Bennett, Jr., Georgia Registered Surveyor No. 2893, dated April 22, 2004.

SUBJECT NEVERTHELESS to covenants and easements of record, if any.

TO HAVE AND TO HOLD the said bargained premises, together with all and singular the rights, members and appurtenances thereof, to the same being, belonging or in anywise appertaining, to the only proper use, benefit and behoof of the said party of the second part, its successors and assigns, forever, IN FEE SIMPLE.

And the said party of the first part, for itself, its successors and assigns, will warrant and forever defend the right and title to the above described property unto the said party of the second part, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has executed this deed and affixed its seal through its duly authorized officers, the day and year first above written.

BCAD, INC.

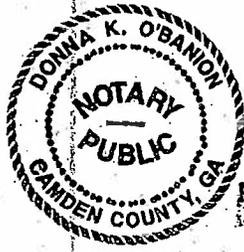
By: Richard L. Brandon (SEAL)  
Its President

Attest: Katherine S. Brandon (SEAL)  
Its Secretary

Signed, sealed, and delivered in the presence of:

Manfred Bingham  
Witness

Donna K. O'Banion  
Notary Public



MY COMMISSION  
EXPIRES 2-19-2005

RECORDED - MAY 26 2004  
CLERK OF SUPERIOR COURT GARDEN COUNTY, GEORGIA

Timothy Head

RETURN TO: <sup>Ret</sup> J. ROBERT MORGAN  
ATTORNEY AT LAW  
1939 HIGHWAY 40 EAST  
P. O. BOX 5309  
ST. MARYS, GEORGIA  
31558

DO NOT WRITE, TYPE OR STAMP BELOW -  
THIS SPACE IS FOR FILING OFFICER ONLY  
STATE OF GEORGIA  
Camden County.

I hereby certify that this instrument  
was filed for record in the Clerk's  
Office, Superior Court, said County on  
the 17<sup>th</sup> day of March 1999  
at 11:00 o'clock A.M. and recorded  
in Doc. No. 713, pag. 222-232  
17<sup>th</sup> March 99  
Charlene Coats  
Filing Officer

TAX PAID - TRANS./INTANG./TIMBER  
713 0222

SPACE ABOVE FOR FILING OFFICER ONLY

STATE OF GEORGIA  
COUNTY OF CAMDEN

002099

DECLARATION OF PROTECTIVE COVENANTS  
FOR SOUTH GEORGIA PROFESSIONAL PARK

THIS DECLARATION is made and published on March 10, 1999, by  
William H. Gross, hereinafter referred to as the "Declarant";

W I T N E S S E T H

WHEREAS, a professional park subdivision known as South Georgia  
Professional Park is being developed on the real property described in  
Article I of this Declaration; and

WHEREAS, Declarant desires to subject the Property to the  
Protective Covenants, Conditions, Restrictions and Assessments  
hereinafter set forth, which are for the purpose of protecting the  
value and desirability of said Property and for the benefit of the  
present and subsequent Owners of the Property;

NOW THEREFORE, Declarant hereby declares that the real Property

713 0223

described in Article I of this Declaration is hereby subjected to this Declaration and is and shall be held, transferred, sold, conveyed, used, occupies and mortgaged or otherwise encumbered subject to the Protective Covenants, Conditions, Restrictions and Easements (sometimes referred to herein collective as "Covenants and Restrictions") hereinafter set forth. Every Grantee of any interest in such Property shall take subject to this Declaration and to the terms and conditions hereof and shall be deemed to have assented to said terms and conditions.

ARTICLE I

DEFINITIONS

1.

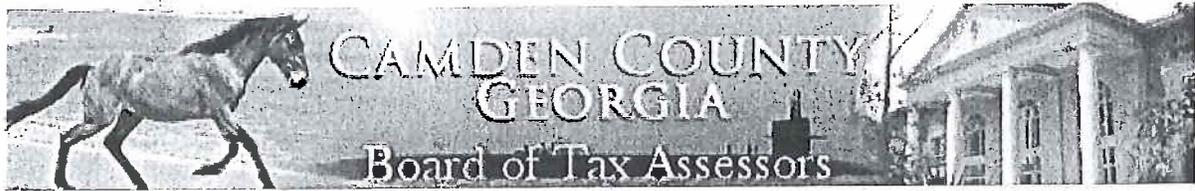
"Declarant" shall mean and refer to William H. Gross, his heirs, administrators, successors and assigns.

2.

"Property" shall mean and refer to all the property described as follows, to-wit:

All that lot, tract or parcel of land situate, lying and being in the City of St. Marys, 29th G. M. District, Camden County, Georgia, containing 7.64 acres, more or less, and being more fully and particularly described as shown by that certain Final Subdivision Plat of South Georgia Professional Park, dated January 13, 1998, prepared for W. H. Gross, certified and approved by Privett & Associates, Inc., Surveyors & Land Planners, said plat being recorded in Plat Drawer "12", Map No. 102, Camden County Public Land Records, said plat by this reference being incorporated herein for descriptive and all other purposes.

SUBJECT TO and together with all easements, etc. as set out on and noted on the above reference plat.



[Recent Sales in Area](#)  
 [Previous Parcel](#)  
 [Next Parcel](#)  
 [Field Definitions](#)  
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**Owner and Parcel Information**

Owner Name	W H GROSS CONSTRUCTION CO	Today's Date	April 15, 2011
Mailing Address	P O BOX 365 KINGSLAND, GA 31548	Parcel Number	121 077B
Location Address	V/LAND E/S WINDING RD	Tax District	ST. MARYS (District 01)
Legal Description	C3-Commercial	2010 Millage Rate	32.301
Class Code(NOTE: Not Zoning Info)	PD	Acres	0.68
Zoning		Neighborhood	
		Homestead Exemption	No (S0)
		Parcel Map	<a href="#">Show Parcel Map</a>

**2010 Tax Year Value Information**

Land Value	Improvement Value	Accessory Value	Total Value	Previous Value
\$ 40,800	\$ 0	\$ 0	\$ 40,800	\$ 40,800

**Land Information**

Type	Description	Calculation Method	Acres	Photo
RES	Kingsland Comm (AC) (3397)	Acres	0.68	NA

**Improvement Information**

No improvement information associated with this parcel.

**Accessory Information**

Description	Year Built	Dimensions/Units	Value
No accessory information associated with this parcel.			

**Sale Information**

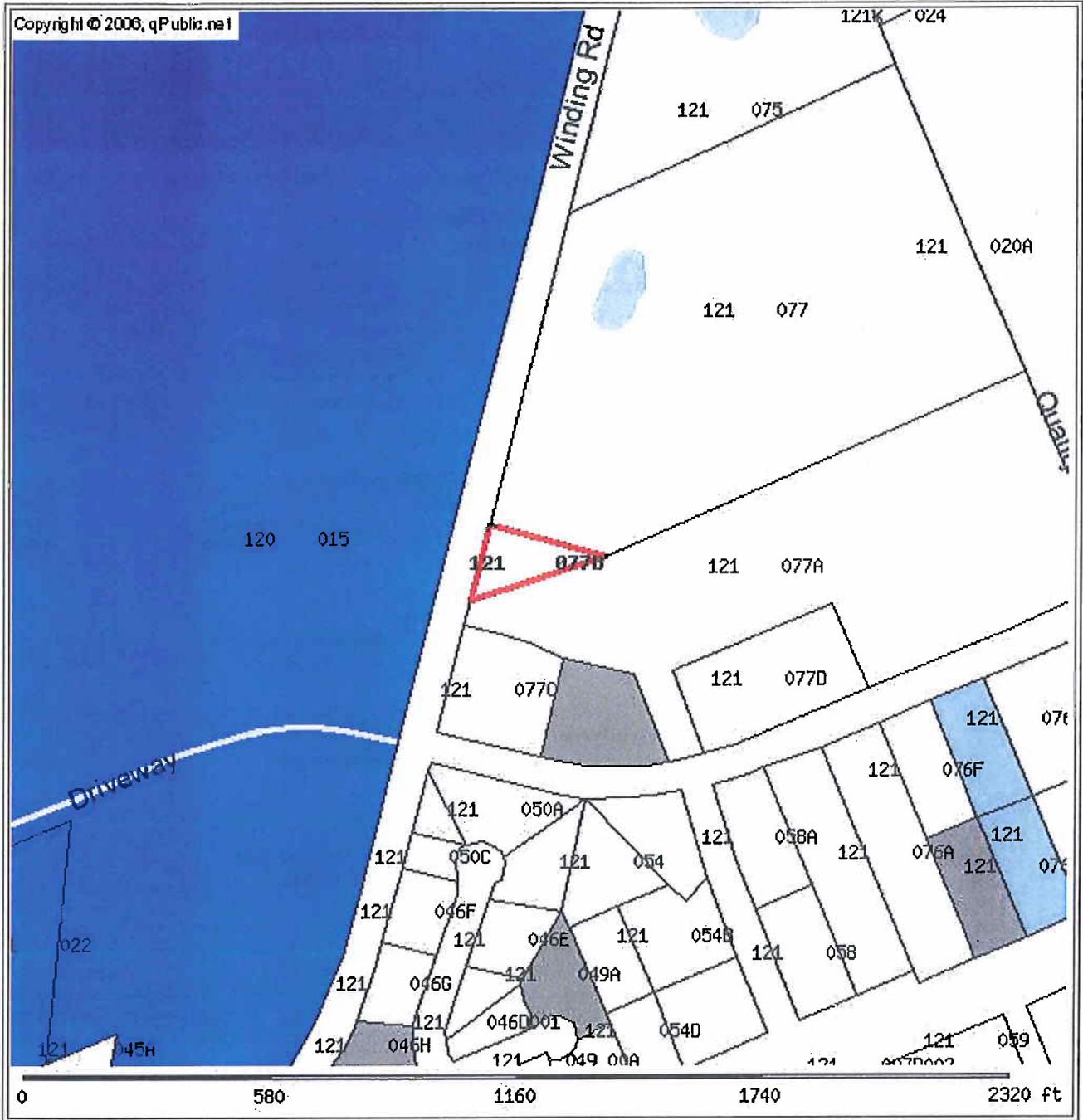
Sale Date	Deed Book	Plat Page	Price	Reason	Grantor	Grantee
11-28-2006	1312 548	4 65A	\$ 0	Non-Market	BCAD INC	W H GROSS CONSTRUCTION CO
12-09-2005	1210 575		\$ 22,200	Land Market Sale	BCAD INC ETAL	W H GROSS CONSTRUCTION CO

**Permit Information**

Permit Date	Permit Number	Type	Description
No permit information associated with this parcel.			

[Recent Sales in Area](#)  
 [Previous Parcel](#)  
 [Next Parcel](#)  
 [Field Definitions](#)  
 [Return to Main Search Page](#)  
 [Camden Home](#)

The Assessor's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. Website Updated: March 25, 2011



**PARCEL INFORMATION TABLE**

**Selected Parcel**

**Class Code (NOTE: Not Zoning Info)**  
**Taxing District**  
**Acres**

**121 077B**  
**C3**  
**ST. MARYS**  
**0.68**

**OWNERSHIP INFORMATION**

**Name**  
**Mailing Address**  
**Situs/Physical Address**

**W H GROSS CONSTRUCTION CO**  
**P O BOX 365**  
**KINGSLAND, GA 31548**  
**0**

**VALUES**

**Land Value** \$40,800.00  
**Improvement Value** \$0.00  
**Accessory Value** \$0.00  
**Total Value** \$40,800.00

**LAST 2 SALES**

**Date** **Price** **Reason** **Qual**

4/15/2011

Camden County Parcel Maps

**11-2006**

**\$0**

**NM**

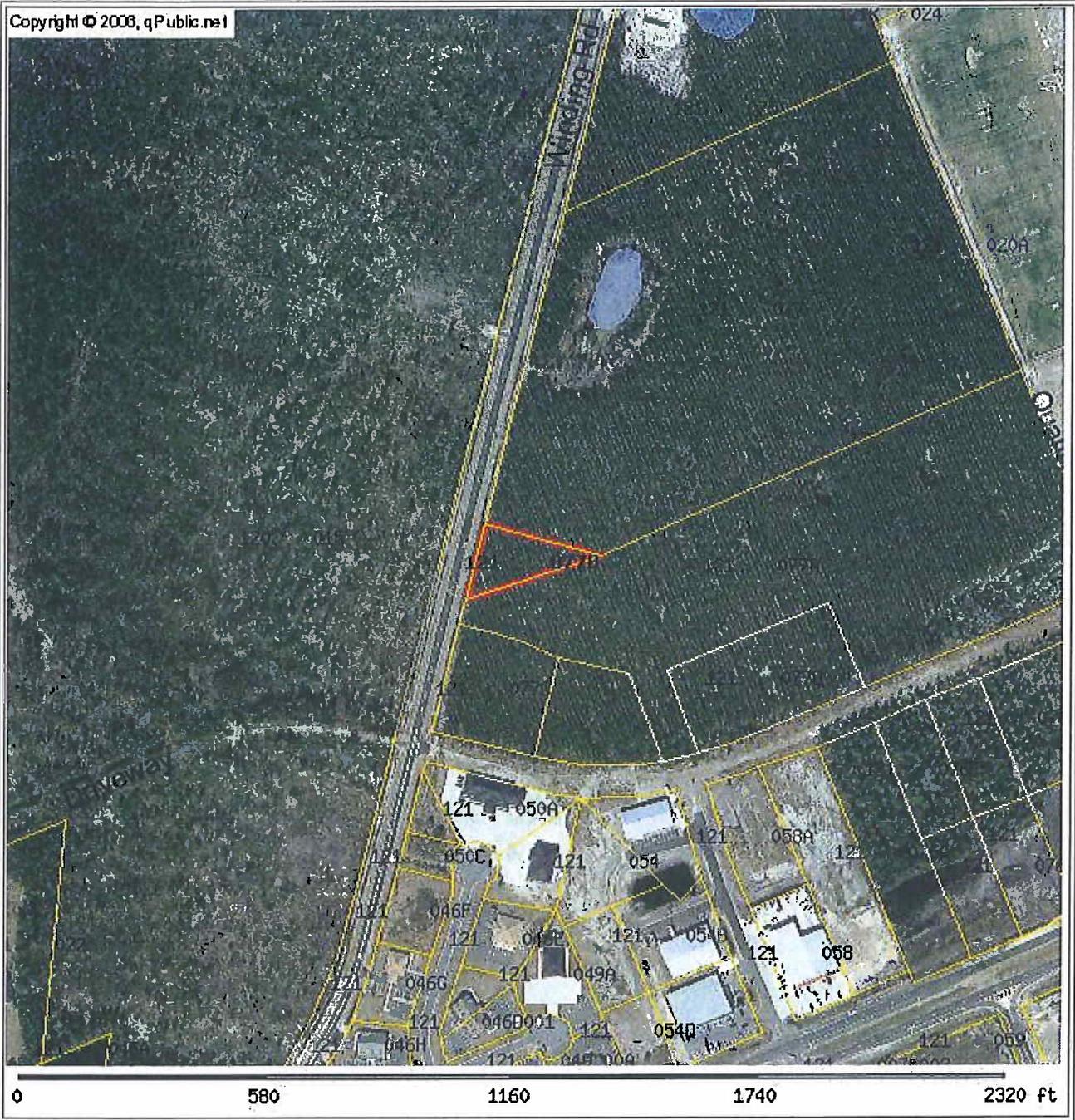
**U**

**12-2005**

**\$22,200**

**LM**

**Q**



**PARCEL INFORMATION TABLE**

**Selected Parcel**  
**Class Code (NOTE: Not Zoning Info)**  
**Taxing District**  
**Acres**

**121 077B**  
**C3**  
**ST. MARYS**  
**0.68**

**OWNERSHIP INFORMATION**

**Name**  
**Mailing Address**  
**Situs/Physical Address**

**W H GROSS CONSTRUCTION CO**  
**P O BOX 365**  
**KINGSLAND, GA 31548**  
**0**

**VALUES**

**Land Value** **\$40,800.00**  
**Improvement Value** **\$0.00**  
**Accessory Value** **\$0.00**  
**Total Value** **\$40,800.00**

**LAST 2 SALES**

Date	Price	Reason	Qual
------	-------	--------	------

4/15/2011

Camden County Parcel Maps

**11-2006**

**\$0**

**NM**

**U**

**12-2005**

**\$22,200**

**LM**

**Q**

Camden County, Georgia  
Real Estate Transfer Tax

Paid \$ 22.20  
Date December 19, 2005

[Signature]  
Deputy Clerk of Superior Court

Please return to:  
Smith & Floyd  
Attorneys at Law  
P. O. Drawer 766  
St. Marys, GA 31558

STATE OF GEORGIA  
Camden County

I hereby certify that this instrument  
was filed for record in the Clerk's  
office, Superior Court, said County on  
the 19<sup>th</sup> day of Dec 2005  
at 11:30 o'clock A.m. and recorded  
in Book No. 1210 Page 575-577  
the 19<sup>th</sup> day of Dec 2005

017837

1210-575

STATE OF GEORGIA  
COUNTY OF CAMDEN

[Signature]  
DCSC

WARRANTY DEED

THIS INDENTURE, made this 9<sup>th</sup> day of December, 2005,  
between BCAD, INC., a Georgia corporation, RITA REGISTER, and  
MARY O. SMITH, d/b/a CAMDEN CENTER JOINT VENTURE, of the first  
part, and W. H. GROSS CONSTRUCTION COMPANY, a Georgia  
corporation, of the second part.

WITNESSETH: that the said parties of the first part, for and  
in consideration of the sum of \$10.00 and other valuable  
considerations, in hand paid at and before the sealing and  
delivery of these presents, the receipt whereof is hereby  
acknowledged, have granted, bargained, sold and conveyed, and by  
these presents do grant, bargain, sell and convey unto the said  
party of the second part, its successors and assigns, all that  
lot, tract, or parcel of land lying and being in the City of St.  
Marys, 29th G. M. District, Camden County, Georgia, more  
particularly described as follows:

TO ARRIVE AT A POINT OF BEGINNING, from the  
northwesterly corner of Lot 4 of South Georgia  
Professional Park, Phase II, as shown on that plat  
recorded in Plat Cabinet 2, File 187-II, Camden County,  
Georgia, records, extend North 13° 51' 20" East along  
the easterly right-of-way line of Winding Road (an 80-  
foot right-of-way) 256.19 feet to an iron pin which is  
the point of beginning; AND FROM SAID POINT OF  
BEGINNING, running North 67° 05' 36" East 367.59 feet  
to an iron pin; thence, running North 76° 08' 40" West  
294.48 feet to an iron pin in the easterly right-of-way  
line of Winding Road; thence, running South 13° 51' 20"  
West along said easterly right-of-way line 220 feet to  
an iron pin which is the point of beginning; containing  
0.74 acre, more or less.

SUBJECT, NEVERTHELESS, to covenants and easements of record,  
if any.

TO HAVE AND TO HOLD the said bargained premises, together  
with all and singular the rights, members and appurtenances

thereof, to the same being, belonging or in anywise appertaining, to the only proper use, benefit and behoof of the said party of the second part, its successors and assigns, forever, IN FEE SIMPLE.

And the said parties of the first part, for themselves, their heirs, administrators, successors and assigns, will warrant and forever defend the right and title to the above described property unto the said party of the second part, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and affixed their seals, the day and year first above written.

CAMDEN CENTER JOINT VENTURE

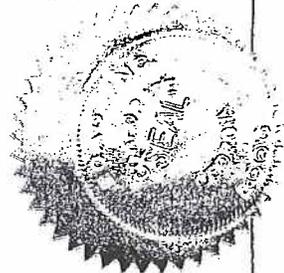
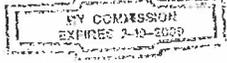
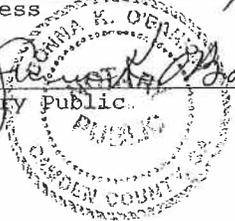
BCAD, INC.

BY: Richard S. Bruden (SEAL)  
Its President

Signed, sealed, and delivered in the presence of:

Charles Sp  
Witness

Donna K. O'Banion  
Notary Public

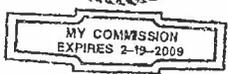


Rita Register (SEAL)  
RITA REGISTER

Signed, sealed, and delivered in the presence of:

Charles Sp  
Witness

Donna K. O'Banion  
Notary Public



CLERK'S NOTE: CONTINUES NEXT PAGE

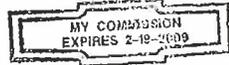
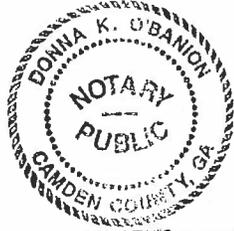
1210-577

Mary O. Smith (SEAL)  
MARY O. SMITH

Signed, sealed, and delivered  
in the presence of:

Robert J. Callahan  
Witness

Donna K. O'Banion  
Notary Public



RECORDED DEC 19 2005 Charlene Carter  
DEPUTY CLERK SUPERIOR COURT, CAMDEN COUNTY, GEORGIA

P. O. Drawer 766  
St. Marys, GA 31558

was filed for record in the Clerk's  
office, Superior Court, said County on  
the 19<sup>th</sup> day of Dec 20 05  
at 11:30 o'clock Am. and recorded  
in Book No. 1210 Page 573-574  
the 19<sup>th</sup> day of Dec 20 05  
[Signature]  
DCSC

017236

1210-573

STATE OF GEORGIA  
COUNTY OF CAMDEN

CORRECTIVE WARRANTY DEED

THIS INDENTURE, made as of the 30th day of October, 2004,  
between BCAD, INC., a Georgia corporation, of the first part, and  
BCAD, INC., a Georgia corporation, RITA REGISTER, and MARY O.  
SMITH, d/b/a CAMDEN CENTER JOINT VENTURE, of the second part.

WITNESSETH: that the said party of the first part, for and  
in consideration of the sum of \$10.00 and other valuable  
considerations, in hand paid at and before the sealing and  
delivery of these presents, the receipt whereof is hereby  
acknowledged, has granted, bargained, sold and conveyed, and by  
these presents does grant, bargain, sell and convey unto the said  
parties of the second part, their heirs, successors, and assigns,  
all that lot, tract, or parcel of land lying and being in the  
City of St. Marys, 29th G. M. District, Camden County, Georgia,  
more particularly described as follows:

TO ARRIVE AT A POINT OF BEGINNING, from a point in the  
easterly right-of-way line of Winding Road (80-foot  
right-of-way) which is at the northwest corner of Lot 5  
of South Georgia Professional Park Phase II, as shown  
on that plat recorded in Plat Cabinet 2, File No. 187-  
H, Camden County, Georgia, records, extend North 13°  
51' 20" East along the easterly right-of-way line of  
Winding Road 256.19 feet to an iron pipe which is the  
point of beginning; AND FROM SAID POINT OF BEGINNING,  
running North 13° 51' 20" East along the easterly  
right-of-way line of Winding Road 1016.67 feet to an  
iron pipe; thence, running North 67° 03' 21" East  
875.55 feet to an iron pipe; thence, running South 22°  
56' 39" East 815.06 feet to an iron pipe; thence,  
running South 67° 05' 36" West 1484.55 feet to an iron  
pipe which is the point of beginning. Containing 22.07  
acres, more or less, and being all of Parcel "A", as  
more fully and accurately shown and described on that  
certain plat of survey by Ernest R. Bennett, Jr.,  
Georgia Registered Surveyor No. 2893, dated April 22,  
2004.

SUBJECT, NEVERTHELESS, to covenants and easements of record,  
if any.

the name of two of the grantees in the earlier deed between the parties dated May 26, 2004, recorded in Deed Book 1048, page 401, Camden County, Georgia, records, such deed having erroneously shown Richard L. Brandon and Stan Smith as grantees.

TO HAVE AND TO HOLD the said bargained premises, together with all and singular the rights, members and appurtenances thereof, to the same being, belonging or in anywise appertaining, to the only proper use, benefit and behoof of the said parties of the second part, their heirs and assigns, forever, IN FEE SIMPLE.

And the said party of the first part, for itself, its successors and assigns, will warrant and forever defend the right and title to the above described property unto the said parties of the second part, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has executed this deed and affixed its seal through its duly authorized officers, the day and year first above written.

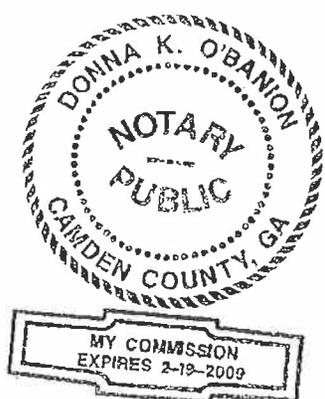
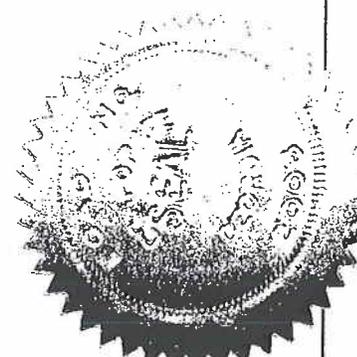
BCAD, INC.

By: Richard Brandon (SEAL)  
Its President

Signed, sealed, and delivered  
in the presence of:

Chad J  
Witness

Donna K. O'Banion  
Notary Public





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**Owner and Parcel Information**

Owner Name	BCAD INC ETAL D/B/A	Today's Date	April 15, 2011
Mailing Address	CAMDEN CENTER JOINT ADVENTURE 2400-C ST MARYS RD SAINT MARYS, GA 31558	Parcel Number	121 077
Location Address	V/L/E/S WINDING RD	Tax District	ST. MARYS (District 01)
Legal Description	C4-Commercial	2010 Millage Rate	32.301
Class Code (NOTE: Not Zoning Info)	PD	Acres	21.33
Zoning		Neighborhood	
		Homestead Exemption	No (S0)
		Parcel Map	<a href="#">Show Parcel Map</a>

**2010 Tax Year Value Information**

Land Value	Improvement Value	Accessory Value	Total Value	Previous Value
\$ 470,327	\$ 0	\$ 0	\$ 470,327	\$ 470,327

**Land Information**

Type	Description	Calculation Method	Acres	Photo
RES	Kingsland Comm (AC) (3397)	Acres	21.33	NA

**Improvement Information**

No improvement information associated with this parcel.

**Accessory Information**

Description	Year Built	Dimensions/Units	Value
No accessory information associated with this parcel.			

**Sale Information**

Sale Date	Deed Book Plat Page	Price	Reason	Grantor	Grantee
10-30-2004	1210 573	\$ 0	Family	BRANDON RICHARD L ETAL-D/B/A-	BCAD INC ETAL D/B/A
10-29-2004	1090 368	\$ 0	Family	BRANDON RICHARD L ETAL D/B/A-	BRANDON RICHARD L ETAL-D/B/A-
05-27-2004	1210 571	\$ 0	Family	BRANDON RICHARD L ETAL-D/B/A-	BRANDON RICHARD L ETAL-D/B/A-
05-26-2004	1048 401	\$ 11,975	Land Market Sale	BCAD INC	BRANDON RICHARD L ETAL D/B/A-
05-25-2004	1048 389	\$ 240,175	Land Market Sale	RAYLAND LLC	BCAD INC

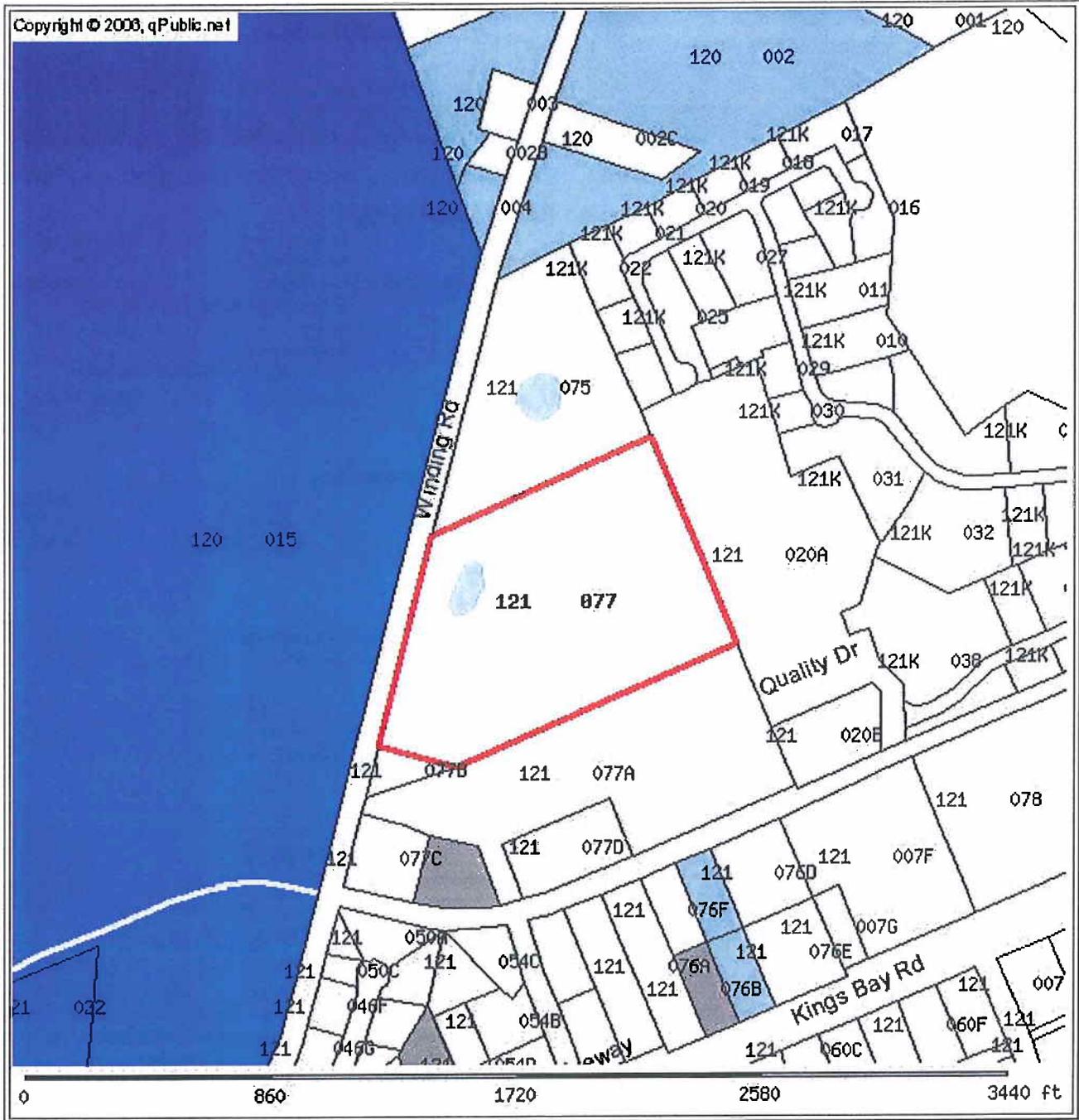
**Permit Information**

Permit Date	Permit Number	Type	Description
No permit information associated with this parcel.			

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The Assessor's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assesment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. Website Updated: March 25, 2011

© 2005 by the County of Camden, GA | Website design by [qpublic.net](#)



**PARCEL INFORMATION TABLE**

**Selected Parcel**

**Class Code (NOTE: Not Zoning Info)**  
**Taxing District**  
**Acres**

121 077  
 C4  
 ST. MARYS  
 21.33

**OWNERSHIP INFORMATION**

**Name**  
**Mailing Address**  
**Situs/Physical Address**

BCAD INC ETAL D/B/A  
 CAMDEN CENTER JOINT ADVENTURE  
 2400-C ST MARYS RD  
 SAINT MARYS, GA 31558  
 0

**VALUES**

**Land Value**  
**Improvement Value**  
**Accessory Value**  
**Total Value**

\$470,327.00  
 \$0.00  
 \$0.00  
 \$470,327.00

**LAST 2 SALES**

**Date**                      **Price**                      **Reason**                      **Qual**

4/15/2011

Camden County Parcel Maps

**10-2004**

**\$0**

**FY**

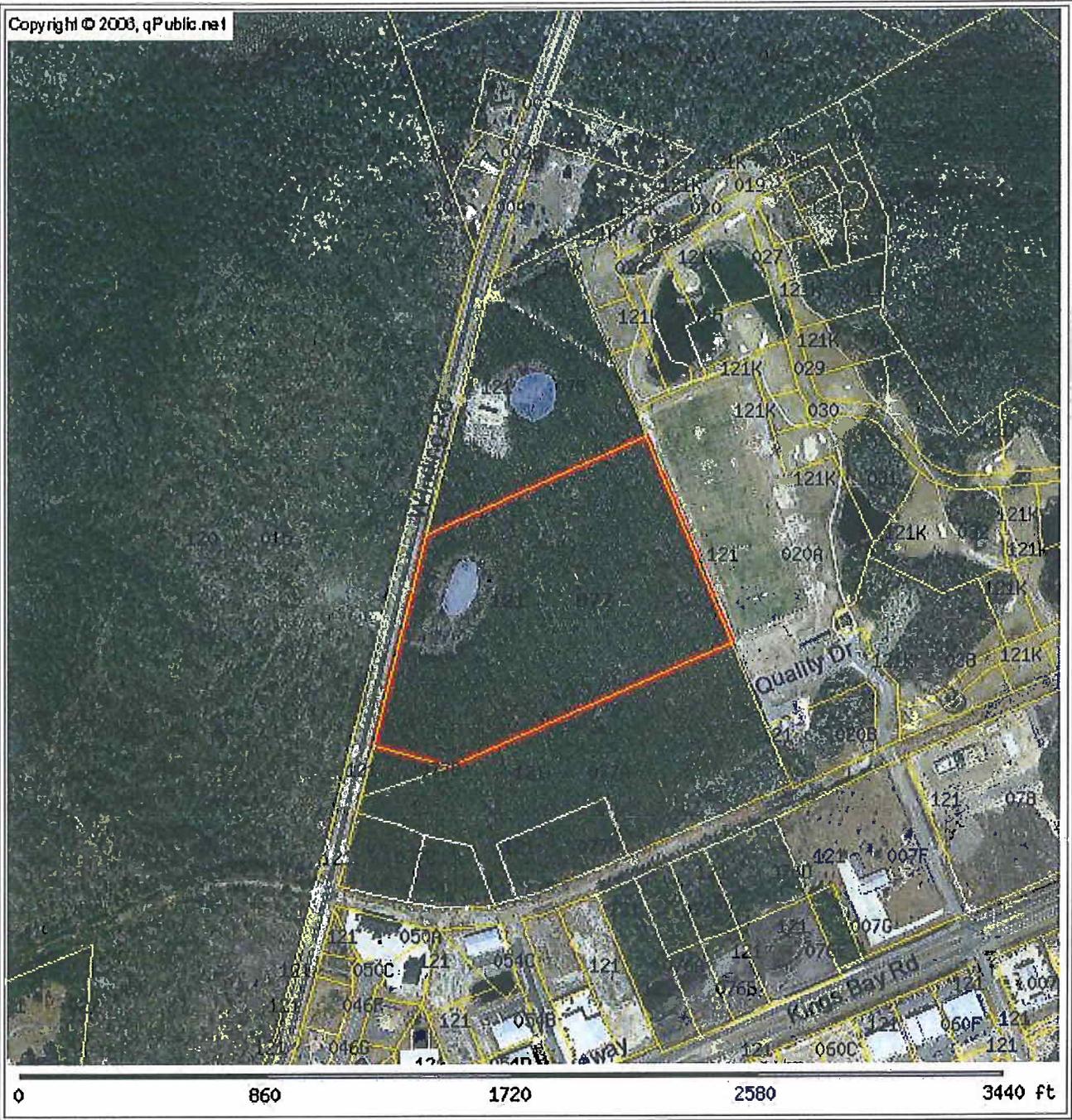
**U**

**10-2004**

**\$0**

**FY**

**U**



**PARCEL INFORMATION TABLE**

**Selected Parcel**

**Class Code (NOTE: Not Zoning Info)**  
**Taxing District**  
**Acres**

**121 077**  
**C4**  
**ST. MARYS**  
**21.33**

**OWNERSHIP INFORMATION**

**Name**  
**Mailing Address**  
**Situs/Physical Address**

**BCAD INC ETAL D/B/A**  
**CAMDEN CENTER JOINT ADVENTURE**  
**2400-C ST MARYS RD**  
**SAINT MARYS, GA 31558**  
**0**

**VALUES**

**Land Value** **\$470,327.00**  
**Improvement Value** **\$0.00**  
**Accessory Value** **\$0.00**  
**Total Value** **\$470,327.00**

**LAST 2 SALES**

Date	Price	Reason	Qual
------	-------	--------	------

4/15/2011

Camden County Parcel Maps

**10-2004**

**\$0**

**FY**

**U**

**10-2004**

**\$0**

**FY**

**U**





BCAD Property

4-16-04

1048-389  
Camden County, Georgia  
Real Estate Transfer Tax  
Paid \$40.00  
Date May 25, 2004  
Deputy Clerk of Superior Court

STATE OF GEORGIA  
Camden County

I hereby certify that this instrument  
was filed for record in the Clerk's  
office, Superior Court, said County on  
the 25 day of May, 2004  
at 9:30 o'clock A. m. and recorded  
in Book No. 1048 Page 389-392  
the 25 day of May, 2004  
DCSC

Prepared by:  
Tracy K. Arthur, Esq.  
P.O. Box 723  
Fernandina Beach, Florida 32035

6108

After Recording Return To:  
P.O. Box 10  
Charles C. Smith, Jr.  
P.O. Drawer 266  
Macon, GA 31208

STATE OF FLORIDA  
COUNTY OF NASSAU  
(In re: CAMDEN COUNTY, GEORGIA)

LIMITED WARRANTY DEED

THIS INDENTURE, made as of the 25 day of May, 2004, from RAYLAND, LLC, a Delaware limited liability company, who is duly authorized to do business within the State of Georgia, and whose mailing address is 1901 Island Walkway, Fernandina Beach, Florida 32034 (hereinafter called "Grantor"), to BCAD, INC., a Georgia corporation, whose mailing address is 106 Sheffield Court, Kingsland, Georgia 31548 (hereinafter called "Grantee"), (the words "Grantor" and "Grantee" to include any respective heirs, successors and assigns where the context requires or permits).

WITNESSETH, THAT THE GRANTOR, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid at and before the sealing and delivery of these presents, receipt of which is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee, its successors and assigns forever, the following land lying in Camden County, Georgia, as more particularly described upon EXHIBIT A attached hereto and by reference made a part hereof (herein after referred to as the "Property").

**TO HAVE AND TO HOLD** the said Property, together with all and singular the rights, members and appurtenances thereof, to the same being, belonging or in anywise appertaining to the only proper use, benefit and behoof of the said Grantee forever in *FEE SIMPLE*.

**THIS CONVEYANCE IS SUBJECT TO:** property taxes accruing subsequent to December 31, 2003; existing cemeteries, if any, easements, servitudes, covenants, restrictions, zoning ordinances, rights-of-way, outstanding mineral interests, riparian rights, the rights of the public or any governmental entity in and to any portion of the land lying below the ordinary mean high water line of any body of water, and all matters of record or apparent from a survey or inspection of the Property.

**PROVIDED HOWEVER,** by acceptance of this deed, Grantee covenants and agrees for itself, its heirs, successors and assigns, that the land conveyed hereby shall not be used for the purpose of a mobile home park nor shall any mobile, modular, or manufactured home or trailer be affixed to or parked upon the lands conveyed hereby, except for recreational vehicles or campers which are not used as a permanent place of residence, said covenant shall expire upon the tenth (10th) anniversary of the date of this document being recorded in the public records of Camden County, Georgia. If Grantee or its heirs, successors and assigns shall violate the covenant, Grantor or its successors and assigns shall have the right to seek injunctive relief to prevent any violation thereof and shall be entitled to recover its costs of enforcement, including reasonable attorney fees, whether or not suit be brought to enforce a violation.

1048: 391

IN WITNESS WHEREOF, Grantor has signed this deed, under seal, as of the date and year first above written.

RAYLAND, LLC  
a Delaware limited liability company

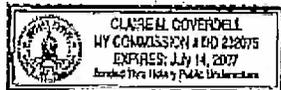
Witnesses:

Kathleen Baker (sign)  
Kathleen Baker (print)  
Unofficial Witness

By: W. D. Ericksen  
W. D. Ericksen  
Title: Vice President

Clare M. Goverdell (sign)  
Clare M. Goverdell (print)  
Notary Public  
State of Florida  
My Commission Expires:  
Commission No.

Attest: Tracy K. Arthur  
Tracy K. Arthur  
Title: Assistant Secretary



CLERK'S NOTE: CONTINUE NEXT PAGE

EXHIBIT A

All of that Lot, tract, or parcel of land lying and being in the City of St. Marys, 29th C.M.

District, Camden County, Georgia, more particularly described as follows:

TO ARRIVE AT A POINT OF BEGINNING, from a point in the easterly right-of-way line of Winding Road (80-foot right-of-way) which is at the northwest corner of Lot 5 of South Georgia Professional Park Phase II, as shown on that plat recorded in Plat Cabinet 2, File No. 187-H, Camden County, Georgia, records, extend North  $13^{\circ} 51' 20''$  East along the easterly right-of-way line of Winding Road 60 feet to an iron pipe which is the point of beginning; AND FROM SAID POINT OF BEGINNING, running North  $13^{\circ} 51' 20''$  East along the easterly right-of-way line of Winding Road 1212.86 feet to an iron pipe; thence, running North  $67^{\circ} 03' 21''$  East along the southerly line of Lands now or formerly of W.H. Gross 875.55 feet to an iron pipe; thence, running South  $22^{\circ} 56' 39''$  East 1265.47 feet to an iron pipe in the northerly line of a 60-foot right-of-way for the city of St. Marys sewer system, as described in Deed Book 668, page 571, aforesaid records; thence, running South  $67^{\circ} 05' 36''$  West along the northerly line of said right-of-way 971.05 feet to an iron pipe; thence, running in a westerly direction along the arc of a curve concave to the north and having a radius of 720.01 feet, along said northerly right-of-way, a chord distance of 454.09 feet to an iron pipe (the bearing of the aforesaid chord being South  $85^{\circ} 28' 28''$  West); thence, running North  $76^{\circ} 08' 40''$  West along the northerly line of said right-of-way 250.02 feet to an iron pipe which is the point of beginning. Containing 36.95 acres, more or less, as more fully and accurately shown and described on that certain plat of survey by Ernest R. Bennett, Jr., Georgia Registered Surveyor No. 2893, dated April 22, 2004.

RECORDED MAY 26 2004

DEPUTY CLERK SUPERIOR COURT

ST. MARYS COUNTY, GEORGIA



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**REAL ESTATE INDEX**

**Book Page Search Document Display**

Searched Book: 1048  
 Page: 389 in CAMDEN County  
 County good from 1/3/1992 through 4/7/2011  
 Query made: 4/11/2011 9:44:03 AM

County	Instrument Type	Date Filed	Time	Book	Page
CAMDEN	WARRANTY DEED	5/26/2004	9:30:00 AM	1048	389

Description not warranted  
 CONTAINING 36.95 ACRES; CITY OF ST MARYS.

Sec/GMD	District	Land Lot	Subdivision	Unit	Block	Lot	Comment
---------	----------	----------	-------------	------	-------	-----	---------

Grantor  
 RAYLAND LLC

Grantee  
 BCAD INC

*This record was added to the statewide Deed database index on 5/27/2004 2:29:38 PM*



Client (optional): \_\_\_\_\_

The first time you view an image, you will be prompted to grant permission to download the Acordex Viewer Applet. (You can grant indefinite permission for the applet to be downloaded by checking the "Always trust content from Acordex Imaging Systems" checkbox before clicking "Yes.")  
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## SALES CONTRACT

WITNESSETH that for the consideration hereinafter stated, the Buyer agrees to buy and the seller agrees to sell, the following described property, which shall not be subject to any lease for more than from month to month (unless otherwise specified), under the stipulations and conditions and on the terms hereinafter set out. This contract is further subject to the terms and conditions printed, typed or handwritten herein and as signed or initiated by the Buyer and Seller.

- Property** All of that certain real property, including land, building, shrubbery, equipment used in connection with lighting, space heating and cooling (if any), water heating and plumbing, unless any or all of such items are specifically excluded and including such other items of personal property as are hereinafter listed, said real property lying, being and described as follows: 1.36 Acres off Winding Road as illustrated on plat attached.
- Sales Price** The agreed price for the aforesaid property is the sum of \$47,600.00, of which price the sum of \$ 0, has this day been paid by Buyer to Seller's Agent, receipt whereof is hereof is acknowledged to bind this sale, and the balance of \$ 47,600.00 shall be paid by Buyer in cash, cashier's or certified check to Seller upon closing.
- Title** Seller covenants agrees to convey to Buyer good and merchantable fee simple title to the above described property by warranty deed of conveyance, free and clear of liens and encumbrances, except easements of record and subject, however, to zoning laws and regulation and other valid restrictions of record.
- Closing** Buyer shall have due diligence from the date of the last signature on this contract within which to examine property. The buyer shall close no later than May 31, 2012. The attorney for closing Should either party hereto fail to insert the date on which this contract is signed, the time that the contract shall run shall be from the date of delivery of the contract, (signed by both parties) to Seller and Buyer, by Realtor who shall note the date of delivery thereon.

The cost of the preparation of all paper, documents and conveyances necessary to carry out the terms of this agreement, including the cost of preparation of purchase money security deed, if any, the cost of recording same and the payment of intangible taxes and such title examination to and survey of said property as Buyer may desire shall be borne entirely by Buyer, unless otherwise agreed by the parties hereto by stipulation endorsed herein. Seller agrees to furnish upon request, all muniments of title in Seller's possession or control for aid in the title examination. PROVIDED, however, should Buyer's attorney find from a title examination that title to said property is not good and merchantable or

insurable in a title insurance company authorized to do business in Georgia, then in this event Seller shall bear the expense necessary to remedy such defect or defects if they can be cured within sixty (60) days. Marketable title as used herein shall be determined according to the title standards adopted from time to time by the Board of Governors of the State Bar of Georgia. LIKEWISE should a correct survey show that an encroachment exists on the above described property, Seller shall bear any expense necessary to remedy same shall the Seller decides to remedy same. Should a defect or defects exist in the title sufficient to render it not merchantable, Seller shall be furnished on or before the last date this contract is to run with full information in writing by Buyer or Buyer's attorney, setting out said defects, and Seller, if such defects can be cured, should be allowed such time as is necessary to cure the same not to exceed (Forty Five) 45 days from receipt of such notice within which to remedy same. It is hereby agreed that if the title is such as a title insurance company authorized to do business in Georgia will insure by its standard form of owner's policy for its regular fee, subject only to the usual and standard policy exceptions which would not be sufficient to preclude an F.H.A. loan being made on said property, then said title shall be conclusively presumed to be merchantable. In such event the cost of an owner's title policy to be paid by Seller, Seller shall deliver a title insurance binger to Buyer agreeing to insure the title of Buyer upon the conclusion of the purchase herein contemplated. In the event that defects in the title cannot be corrected within the period allowed above, the amount paid to bind this sale shall be refunded to Buyer and this contract between all parties shall be terminated.

**Forfeiture**

Should Buyer fail to pay the balance of the purchase price to execute the necessary instruments, if payment of the balance is deferred, within the terms of this agreement, OR within ten (10) days from receipt of notice that all defects have been cured by Seller, the amount this day paid as Binder shall, in view of the difficulty of estimating such damages with exactness, be forfeited by the Buyer and retained by Seller as liquidated damages for keeping said property off the Markey, and thereafter this contract shall be null and void and both Buyer and Seller shall be relieved of further obligation under this contract. Should seller fail to close the sale contemplated by this contract, whether for a failure of Buyer's attorney to approve title, or for any other cause, except for loss of the property by fire or condemnation. Seller shall pay the Buyer's reasonable attorney's fees for any title examination made by Buyer's attorney.

**Notice**

All notices required herein or required by law shall be in writing and sent by registered or certified mail to the other party at the address of such party listed below. Tender of the purchase money hereunder may be made by the Buyer to the Broker listed above and shall have the same effect as tender to the Seller. Seller hereby appoints Broker as his attorney in fact to accept such tender.

<b>Property Covered by First Refusal</b>	Should the property herein described be the subject of any right of first refusal, whether under restrictive covenants or otherwise, and should the owner of such right of first refusal exercise such right and privilege, Seller agrees to pay the commission herein-above set out to Broker herein listed just as if the sale herein contemplated was made. Broker, upon the closing of such sale under the right of first refusal, shall return the Binder this day paid to Buyer herein.
<b>Loss Pending Closing</b>	At closing, the real and personal property to be conveyed shall be in the same condition as on the date of this agreement, normal wear and tear expected. Risk of loss or damage by fire or other casualty is assumed by Seller. In the event the improvements on said property should be destroyed or damaged by fire, storm, or from any cause not the fault of Buyer to the extent of ten percent or more in value, or should be taken by eminent domain, prior to closing, then this contract shall be null and void at the option Buyer and the amount this day paid as binder shall be returned to Buyer. However, in the event of fire or condemnation, Buyer may consummate the purchase and receive all insurance or condemnation proceeds.
<b>Utilities</b>	Seller shall pay all utilities and any cable TV charge to the day on which possession is delivered to Buyer, Buyer shall notify any utility company of the change of ownership and shall have the meters placed in his name.N/A
<b>Warranties Of Seller</b>	<p>Seller hereby warrants and represents that:</p> <p>(a) Seller owns unencumbered fee simple title to the property, free and clear of all restrictions, liens and encumbrance except as herein permitted, that no assessments have been made against said property which are unpaid (except ad valorem taxes for the current year) whether or not they have become liens, that the property is not subject to any other leases nor to the claim of any tenants in possession, and that so long as this Contract remains in force, Seller will not lease or convey any portion of the property or any rights therein, nor enter into any agreements or amendments to agreements granting to any person or entity any rights with respect to the property or any part thereof.</p> <p>(b) That property contains no less land than is described herein.</p> <p>(c) That access to the streets and roads adjoining the property is not limited or restricted except by applicable zoning laws.</p>
<b>Inspection</b>	Commencing upon the date of this Agreement, Buyer shall have the right to go on the property personally or through agents, employees and contractors during reasonable business hours, upon notice, for the purposes of making boundary line and topographical surveys of same, soil tests and such other tests, analyses and investigations of the property as Buyer deems desirable.

**Closing Data** Taxes for the current year and rents shall be prorated as of closing date. Insurance shall be cancelled. Seller shall pay the Georgia State Transfer Tax on the deed of conveyance. From and after effective date of this contract should the City and/or County in which said property lies make levy or assessment for street paving, gutters, sewers or sidewalks against the above described property, the payment of such items shall thereafter be paid by Buyer. Seller warrants that no ordinance or contract is now outstanding for such improvements.

**Special Stipulations** This contract is contingent upon W. H. Gross Construction Company Receiving an award of Tax Credit Funds from The Georgia Dept. of Community Affairs in the 2011 Funding Cycle.

**Survival** This contract shall not be merged into the documents executed at the closing, but shall survive the closing, and the provisions hereof shall remain in full force and effect.

This contract constitutes the entire agreement between the parties and shall bind the respective successors, heirs and assigns of both Buyer and Seller. No representation, promise, or inducement not included in this contract shall be binding on any party unless reduced to writing and attached to this contract.

Each party to this agreement has read it in full and understands the terms and conditions hereof.

IN WITNESS WHEREOF, the said Buyer, Seller and Broker have hereunto set their hands and seals on the year and day as written below:

As to Buyer whose address is:

P.O. Box 365, Kingsland, GA #1548

\_\_\_\_\_  
W.H. Gross, Managing Member (Seal)

Signed, sealed and delivered on the 25<sup>th</sup>

day of March, 2011 in the presence of:

Notary Public, Camden County

\_\_\_\_\_  
As to Seller, whose address is:

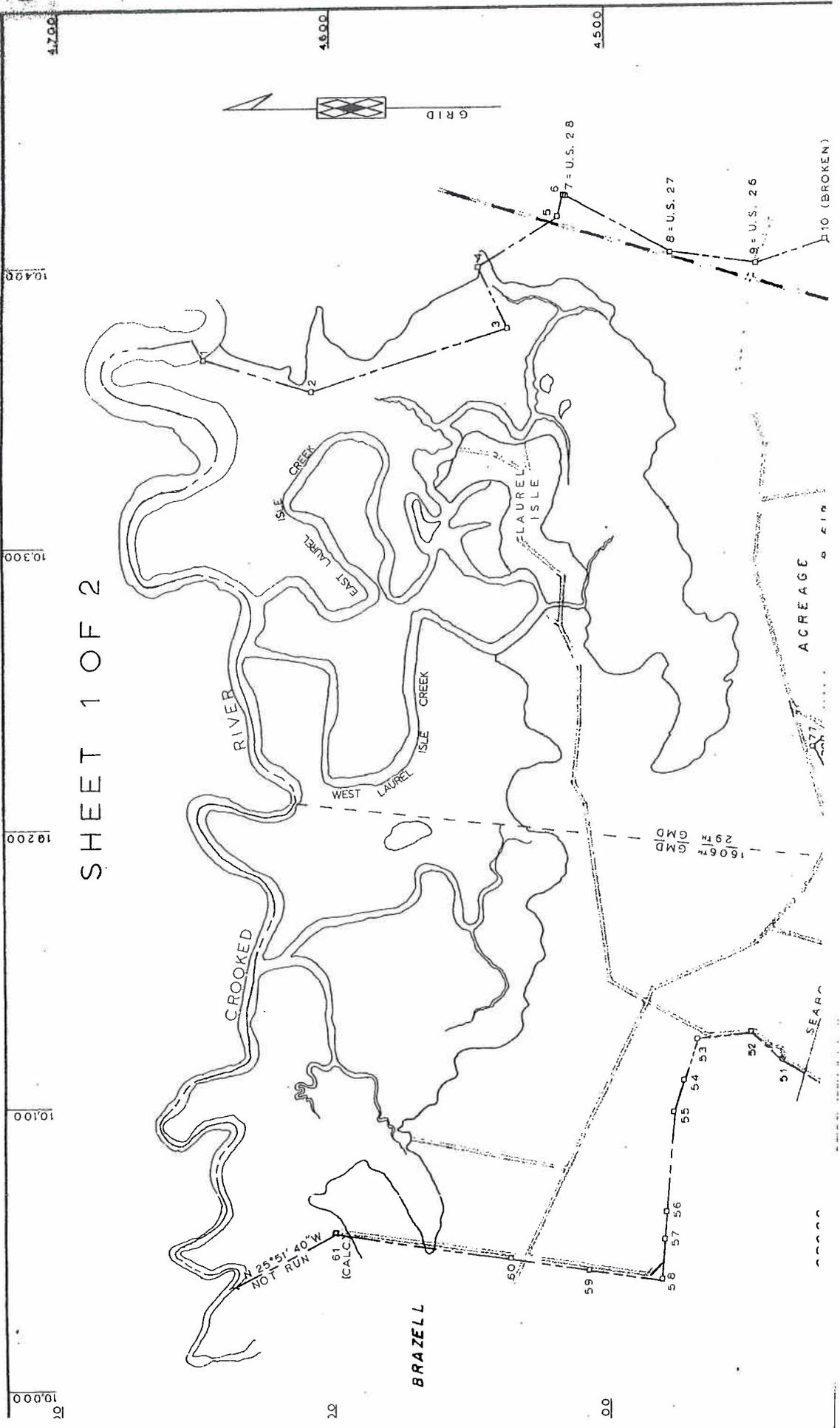
BCAD, Inc. ETAL

\_\_\_\_\_  
Richard Brandon (SEAL)

Signed, sealed and deliver on the 25<sup>th</sup>

day of March, 2011 in the presence of:

Notary Public, Camden Co.



SHEET 1 OF 2

10,000

10,100

10,200

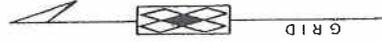
10,300

10,400

4,700

4,600

4,500



CROOKED RIVER

EAST LAUREL ISLE CREEK

WEST LAUREL ISLE CREEK

EAST LAUREL ISLE

BRAZELL

N 29° 51' 40" W  
NOT RUN  
CALC

1606<sup>TH</sup> GMD  
29<sup>TH</sup> GMD

ACREAGE

SEAR

20

00

5  
6  
7 = U.S. 28

8 = U.S. 27

9 = U.S. 26

10 (BROKEN)

50

59

58

57

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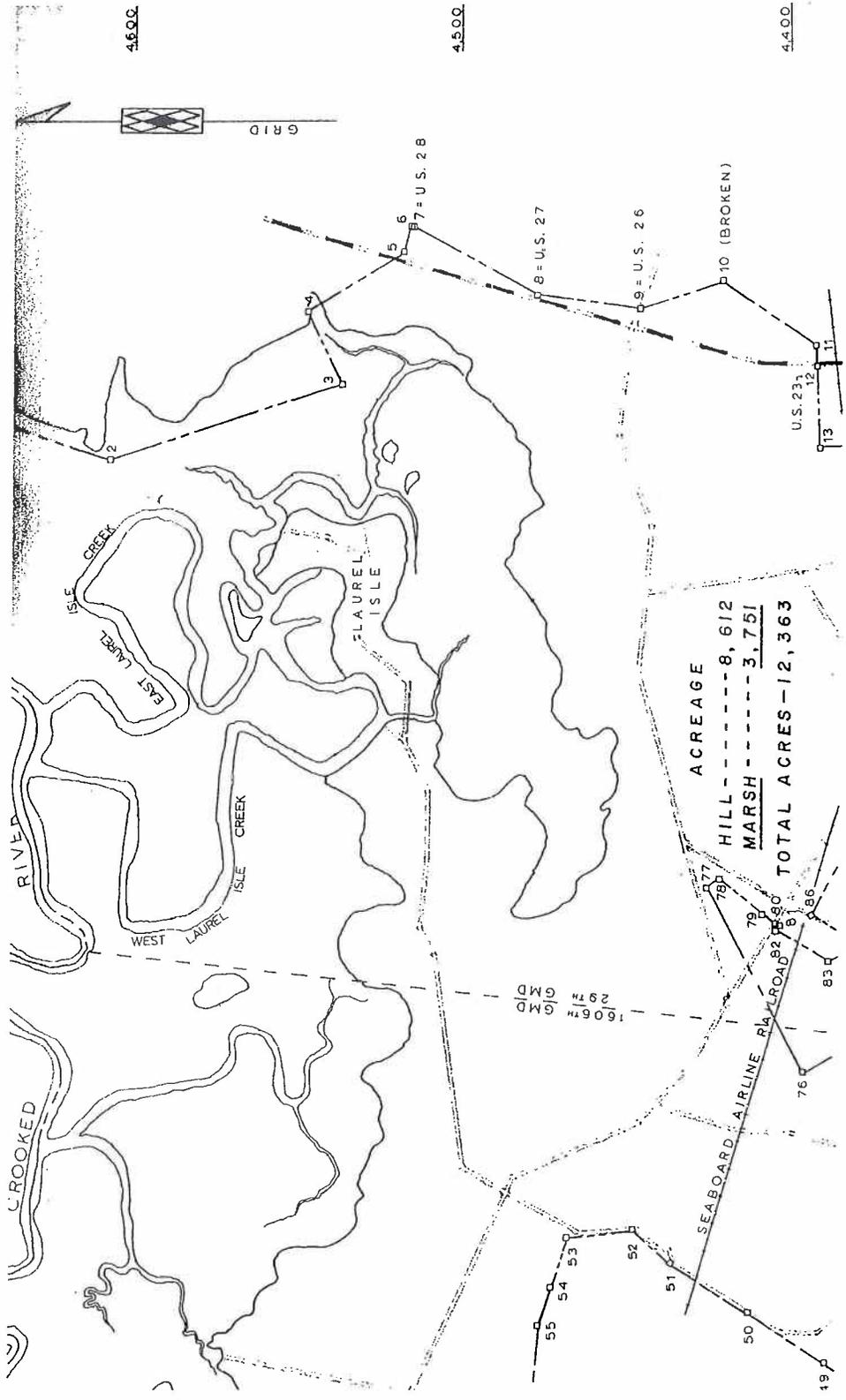
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4,600.

4,500.

4,400.

GRID

CROOKED RIVER

ISLE CREEK

WEST LAUREL

LAUREL ISLE

ACREAGE  
 HILL ----- 8,612  
 MARSH ----- 3,751  
 TOTAL ACRES - 12,363

SEABOARD AIRLINE RAILROAD

P-10 (BROKEN)

160.67M GMD  
 29.7M GMD

U.S. 231

8 = U.S. 27

9 = U.S. 26

7 = U.S. 28

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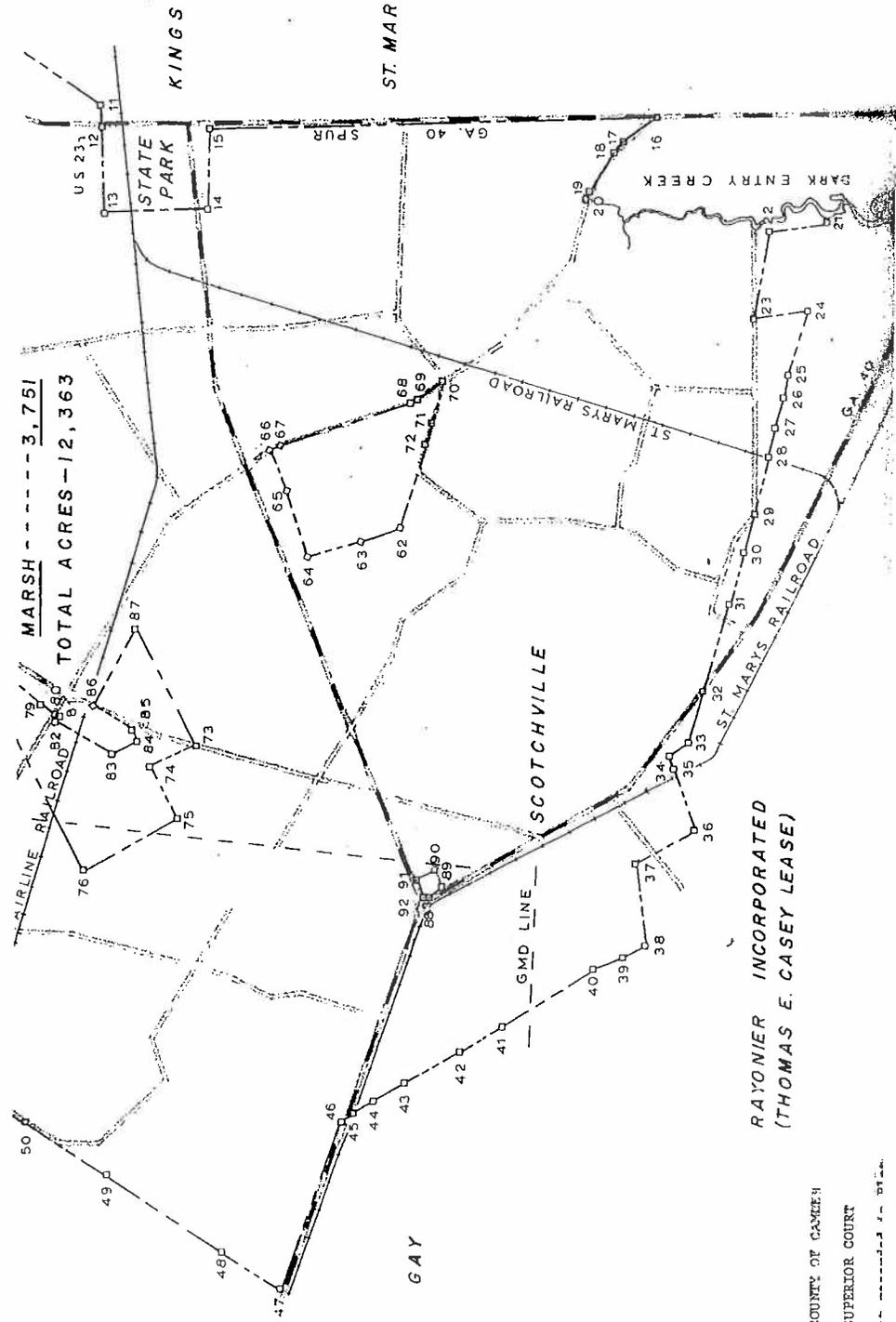
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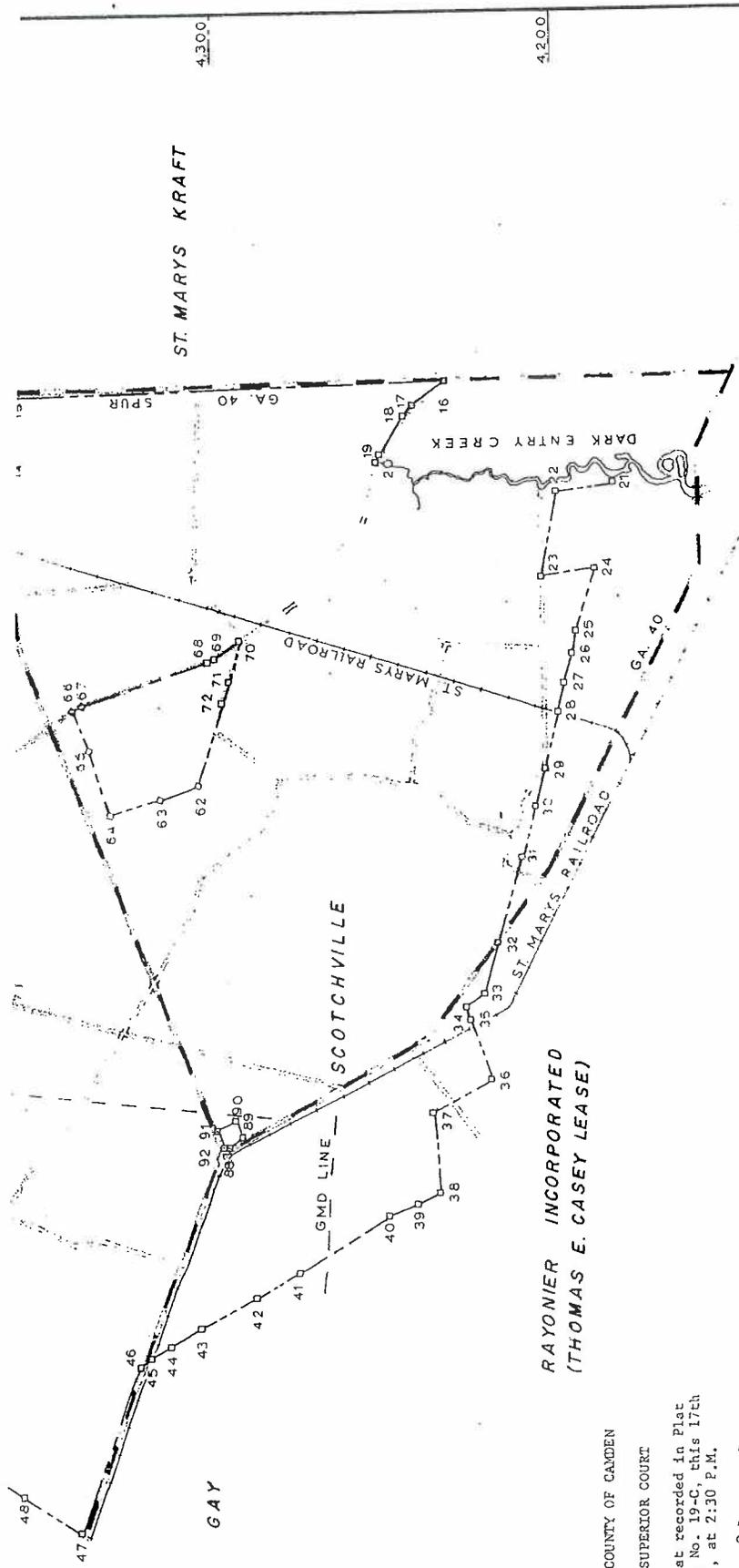
113



RAYONIER INCORPORATED  
(THOMAS E. CASEY LEASE)

STATE OF GEORGIA - COUNTY OF GAMEN  
OFFICE OF CLERK OF SUPERIOR COURT

...



LANDS OF  
**RAYONIER INCORPORATED**  
**MISSION FOREST**

CERTIFIED AND APPROVED

*John C. Garner*

JOHN C. GARNER  
 REG. SURVEYOR NO. 1295

29TH & 1606TH GMD'S  
 CAMDEN COUNTY, GEORGIA

1 INCH = 30 CHAINS  
 COMPLETED SEPTEMBER 9 1963

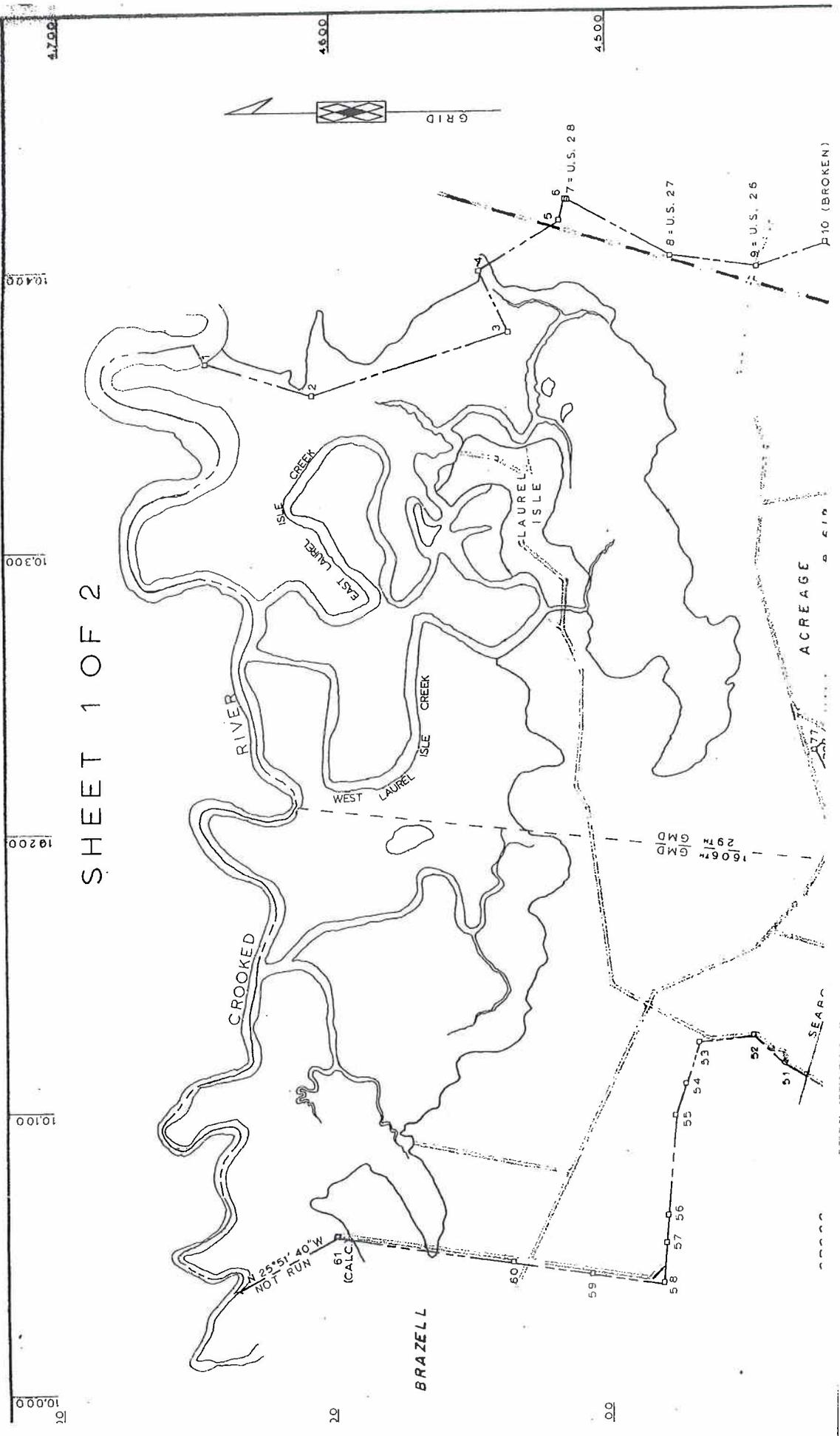
STATE OF GEORGIA - COUNTY OF CAMDEN

OFFICE OF CLERK OF SUPERIOR COURT

The within Plat recorded in Plat  
 Cabinet No. 1, File No. 19-C, this 17th  
 day of August, 1961, at 2:30 P.M.

*Alvina C. Zepher*  
 DEPUTY CLERK

10000  
 10100  
 10200



SHEET 1 OF 2

10,000 10,100 10,200 10,300 10,400

4,500 4,600 4,700

GRID

CROOKED RIVER

EAST LAUREL ISLE

WEST LAUREL ISLE

LAUREL ISLE

BRAZELL

ACREAGE

SEARCH

1606<sup>TH</sup> GMD  
297<sup>TH</sup> GMD

7 = U.S. 28

8 = U.S. 27

9 = U.S. 26

10 (BROKEN)

$N 26^{\circ} 51' 40'' W$   
NOT RUN

61 (CALC)

60

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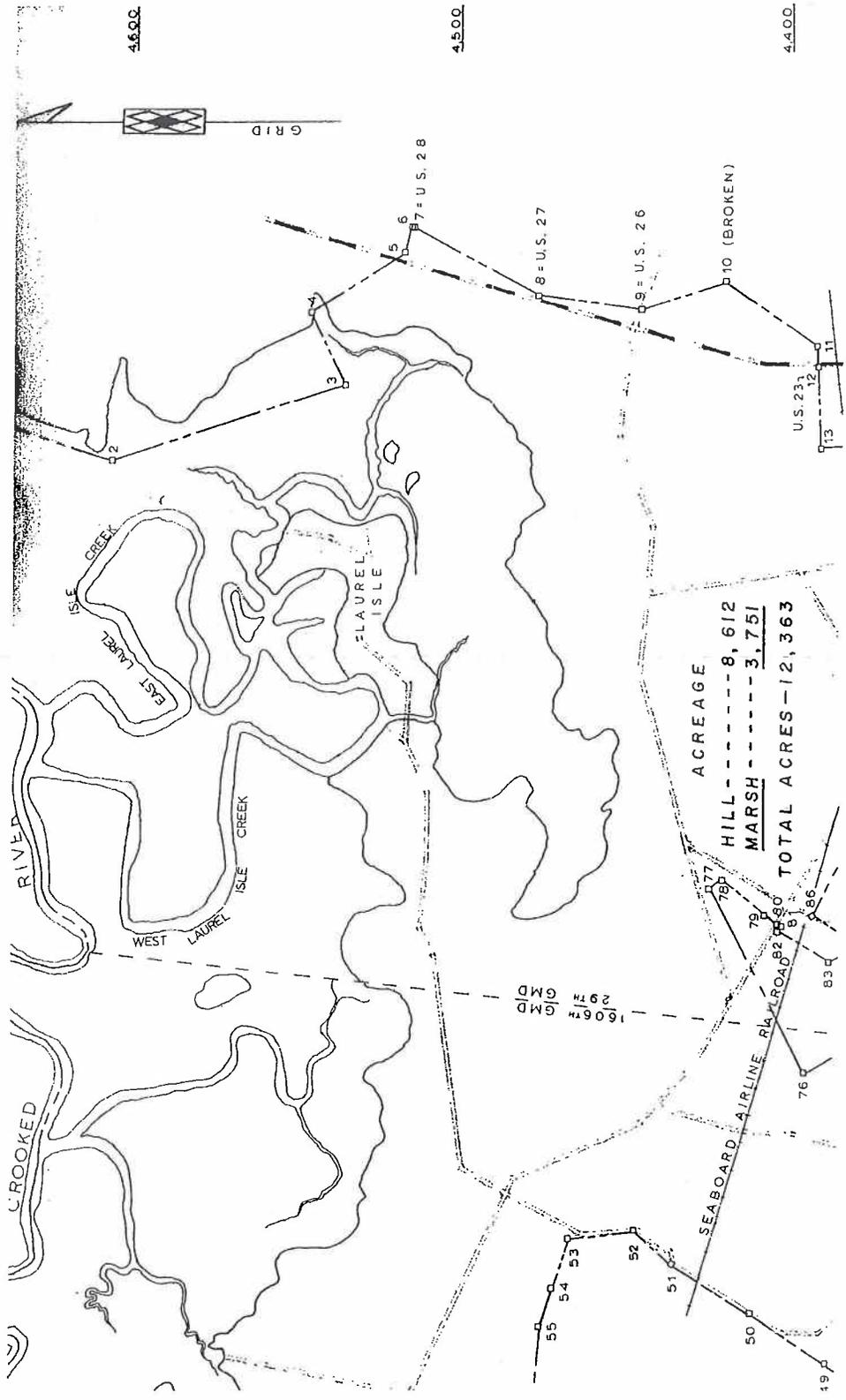
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4600

4500

4400

GRID

7 = U.S. 28

8 = U.S. 27

9 = U.S. 26

10 (BROKEN)

U.S. 23

RIVER

CROOKED

ISLE CREEK

ISLE CREEK

FLAUREL ISLE

EAST LAUREL

WEST LAUREL

SEABOARD AIRLINE RAILROAD

16067M GMD  
297M GMD

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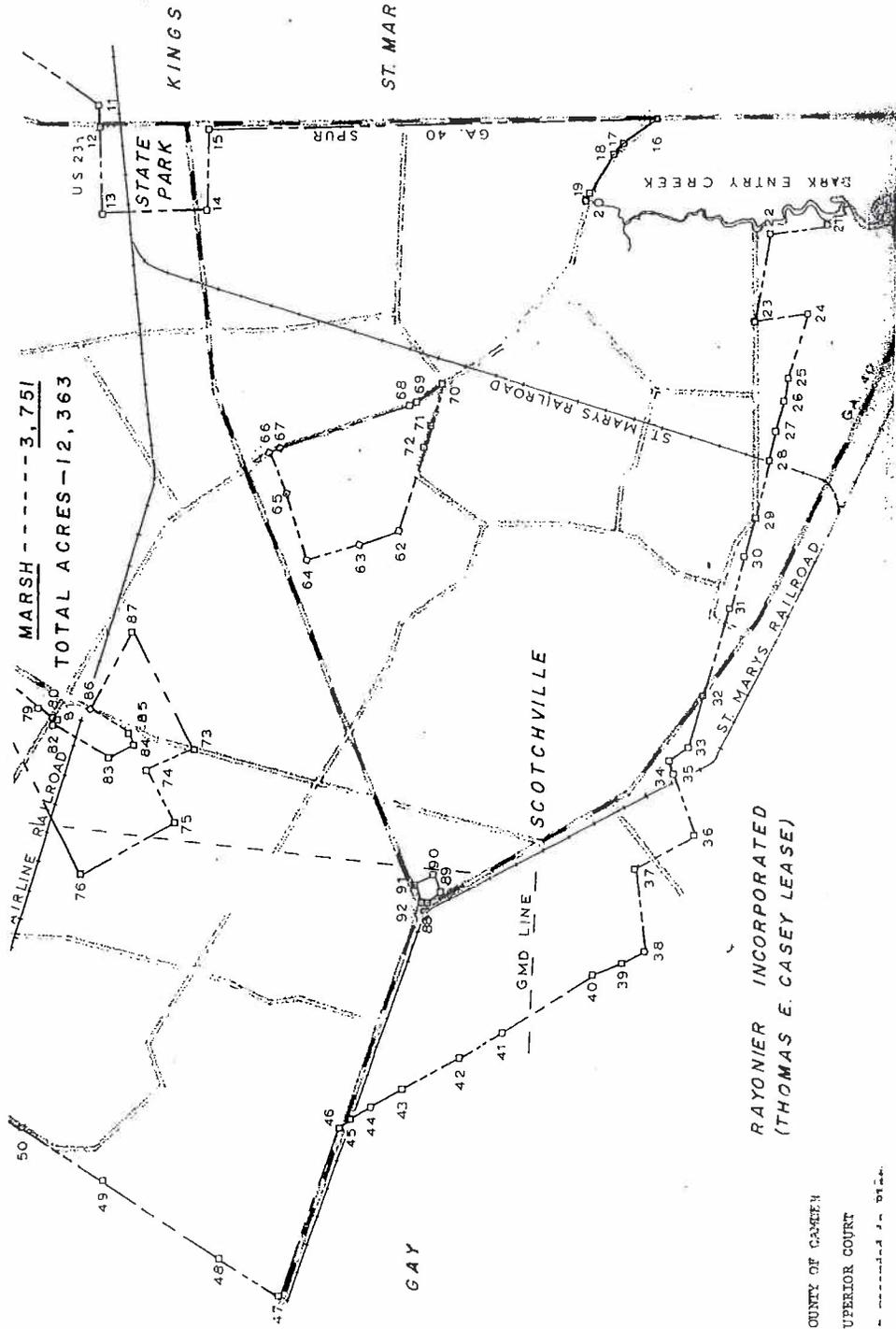
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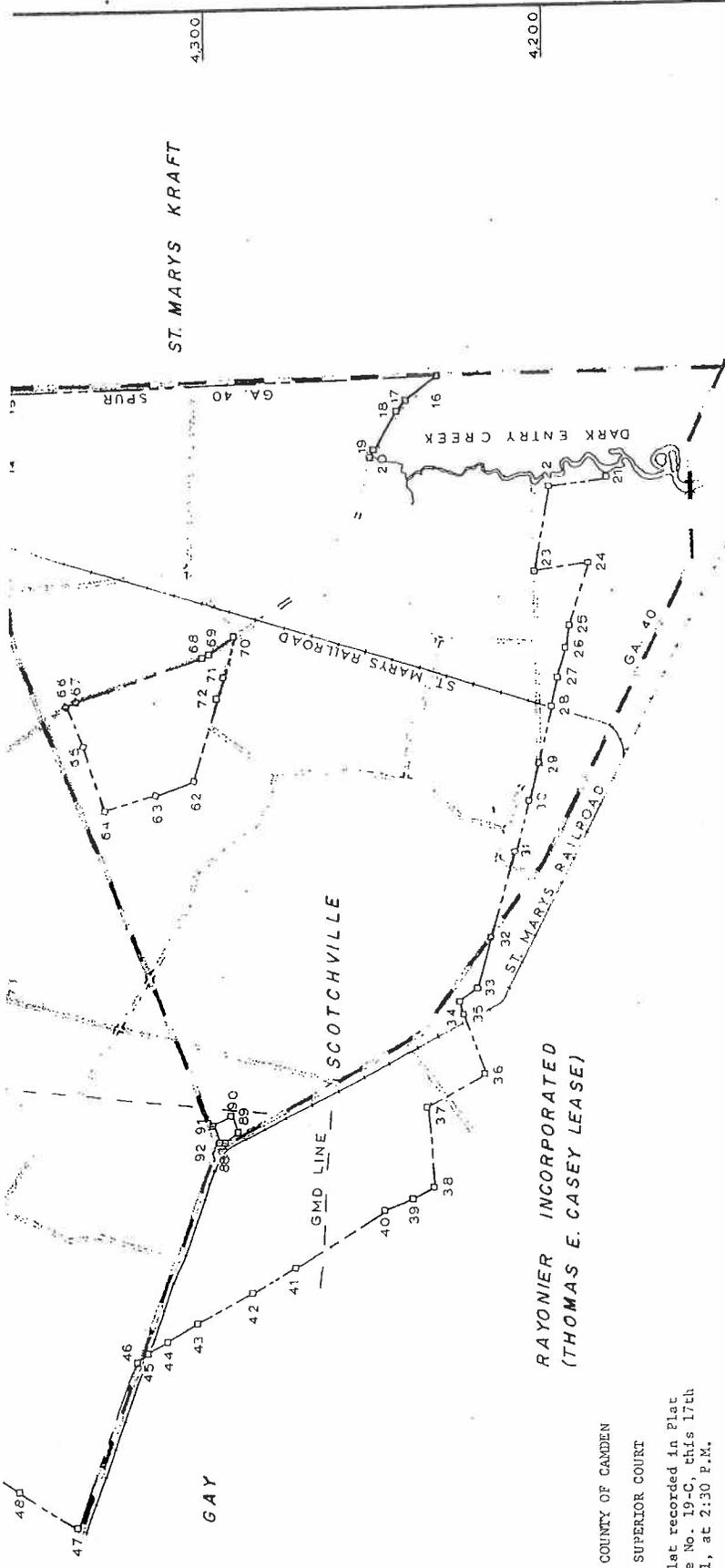


MARSH ----- 3,751  
 TOTAL ACRES - 12,363

RAYONIER INCORPORATED  
 (THOMAS E. CASEY LEASE)

STATE OF GEORGIA - COUNTY OF GAY  
 OFFICE OF CLERK OF SUPERIOR COURT

...



CERTIFIED AND APPROVED

*John C. Garner*

JOHN C. GARNER  
REG. SURVEYOR N3 1295

LANDS OF  
**RAYONIER INCORPORATED**  
**MISSION FOREST**

1 INCH = 30 CHAINS  
COMPLETED SEPTEMBER 1963  
29TH & 1606TH GMD'S  
CAMDEN COUNTY, GEORGIA

STATE OF GEORGIA - COUNTY OF CAMDEN

OFFICE OF CLERK OF SUPERIOR COURT

The within Plat recorded in Plat  
Book No. 1, File No. 19-C, this 17th  
day of August, 1981, at 2:30 P.M.

*Richard C. Garner*  
DEPUTY CLERK

10000 10100 10200 10300 10400

**APPENDIX E**  
**Current Phase II Scope of Work**  
**&/or Previous Phase II Reports**

**Other Testing Results**

(Lead paint, Lead in soil, Lead in water, Asbestos, Radon, Vapor Encroachment)

**Not Applicable – No previous Phase II Environmental Report/s was/were provided or reviewed and no current Phase II scope of work was needed for this DCA Phase I ESA.**

**Not Applicable – Testing results were not needed for this DCA Phase I  
ESA.**

**GEC**

# **EDR Vapor Encroachment**

**GEC**

**Village At Winding Rd.,lp-St. Marys**

Winding Rd.

Saint Marys, GA 31558

Inquiry Number: 3042289.7s

April 30, 2011

**EDR Vapor Encroachment Screen**

Prepared using EDR's Vapor Encroachment Worksheet

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Executive Summary .....	ES1
Primary Map .....	2
Secondary Map .....	3
Aerial Photography .....	4
Map Findings .....	5
Record Sources and Currency .....	GR-1

***Thank you for your business.***  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of the ASTM Standard Practice for Assessment of Vapor Encroachment into Structures on Property Involved in Real Estate Transactions (E 2600).

	Maximum Search Distance*	Summary		
		property	1/10	1/10 - 1/3
<b>STANDARD ENVIRONMENTAL RECORDS</b>				
Federal NPL	1.0	0	0	0
Federal CERCLIS	0.5	0	0	0
Federal RCRA CORRACTS facilities list	1.0	0	0	0
Federal RCRA TSD facilities list	0.5	0	0	0
Federal RCRA generators list	0.25	0	0	0
Federal institutional controls / engineering controls registries	0.5	0	0	0
Federal ERNS list	property	0	-	-
State and tribal - equivalent NPL	not searched	-	-	-
State and tribal - equivalent CERCLIS	1.0	0	0	0
State and tribal landfill / solid waste disposal	0.5	0	0	0
State and tribal leaking storage tank lists	0.5	0	0	0
State and tribal registered storage tank lists	0.25	0	0	0
State and tribal institutional control / engineering control registries	0.5	0	0	0
State and tribal voluntary cleanup sites	0.5	0	0	0
State and tribal Brownfields sites	0.5	0	0	0
Other Standard Environmental Records	1.0	0	0	0
<b>HISTORICAL USE RECORDS</b>				
Former manufactured Gas Plants	1.0	0	0	0
Historical Gas Stations	not searched	-	-	-
Historical Dry Cleaners	not searched	-	-	-

\*Each category may include several separate databases, each having a different search distance. For each category, the table reports the maximum search distance applied. See the section 'Record Sources and Currency' for information on individual databases.

# EXECUTIVE SUMMARY

## TARGET PROPERTY INFORMATION

### ADDRESS

VILLAGE AT WINDING RD.,LP-ST. MARYS  
WINDING RD.  
SAINT MARYS, GA 31558

### COORDINATES

Latitude (North):	30.7861 - 30° 47' 9.961395"
Longitude (West):	81.6127 - 81° 36' 45.725098"
Elevation:	25 ft. above sea level

# EXECUTIVE SUMMARY

## PHYSICAL SETTING INFORMATION

Flood Zone: YES  
 NWI Wetlands: YES

## AQUIFLOW®

Search Radius: 0.333 Mile.

**No Aquiflow sites reported.**

## DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

### Soil Map ID: 1

Soil Component Name: Mandarin  
 Soil Surface Texture: fine sand  
 Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.  
 Soil Drainage Class: Somewhat poorly drained  
 Hydric Status: Partially hydric  
 Corrosion Potential - Uncoated Steel: Moderate  
 Depth to Bedrock Min: > 0 inches  
 Depth to Watertable Min: > 77 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	18 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6

## EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
2	18 inches	33 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6
3	33 inches	61 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6
4	61 inches	79 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6

### Soil Map ID: 2

Soil Component Name: Rutlege

Soil Surface Texture: sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Very poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 8 inches

# EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	14 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6
2	14 inches	70 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6

**Soil Map ID: 3**

Soil Component Name: Pottsburg

Soil Surface Texture: sand

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Somewhat poorly drained

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 84 inches

## EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6
2	9 inches	62 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6
3	62 inches	79 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6

**Soil Map ID: 4**

Soil Component Name: Pelham

Soil Surface Texture: loamy sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 15 inches

## EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	25 inches	loamy sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5
2	25 inches	40 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5
3	40 inches	75 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5

# EXECUTIVE SUMMARY

## SEARCH RESULTS

Unmappable (orphan) sites are not considered in the foregoing analysis.

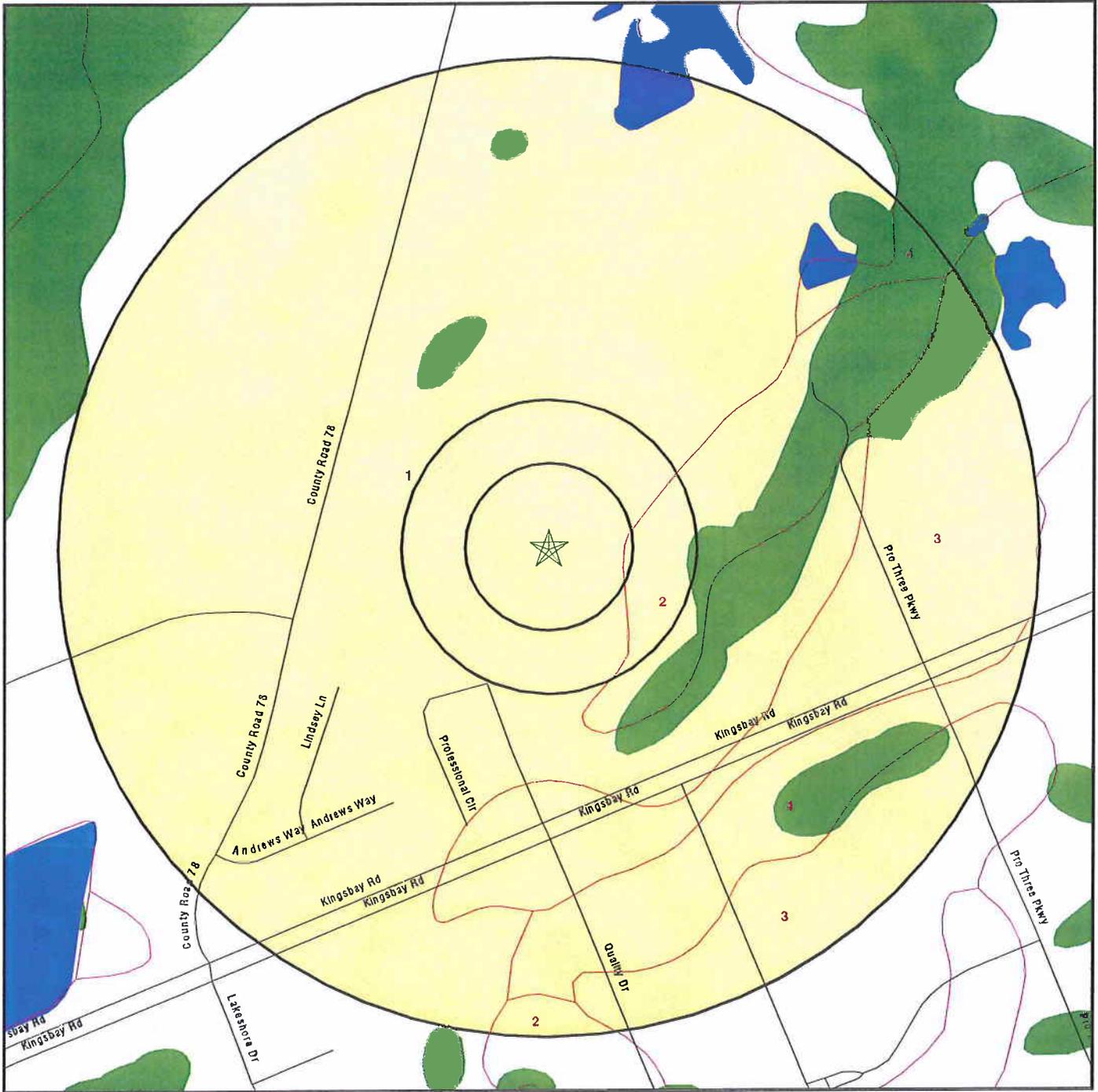
## STANDARD ENVIRONMENTAL RECORDS

<u>Name</u>	<u>Address</u>	<u>Dist/Dir</u>	<u>Map ID</u>	<u>Page</u>
Not Reported				

## HISTORICAL USE RECORDS

<u>Name</u>	<u>Address</u>	<u>Dist/Dir</u>	<u>Map ID</u>	<u>Page</u>
Not Reported				

**PRIMARY MAP - 3042289.7s**



- ★ Target Property
  - ▲ Sites at elevations higher than or equal to the target property
  - ▼ Sites at elevations lower than the target property
  - ▲ Manufactured Gas Plants
  - ⚡ Sensitive Receptors
  - ☒ National Priority List Sites
  - ☒ Dept. Defense Sites
- ▨ Indian Reservations BIA
  - ↗ Oil & Gas pipelines
  - ▨ 100-year flood zone
  - ▨ 500-year flood zone
  - National Wetland Inventory
- Groundwater Flow Direction
  - (GI) Indeterminate Groundwater Flow at Location
  - (GV) Groundwater Flow Varies at Location
  - ↗ SSURGO Soil

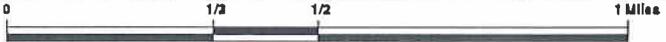
SITE NAME: Village At Winding Rd., Ip-St. Marys  
 ADDRESS: Winding Rd.  
 Saint Marys GA 31558  
 LAT/LONG: 30.7861 / 81.6127

CLIENT: Geotechnical & Envtl. Cons.  
 CONTACT: Tameka Gordon  
 INQUIRY #: 3042289.7s  
 DATE: April 15, 2011 11:10 am

# SECONDARY MAP - 3042289.7s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ▼ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Contour Lines
- Power transmission lines
- Oil & Gas pipelines
- 100-year flood zone
- 500-year flood zone
- National Wetland Inventory
- Upgradient Area



<p><b>SITE NAME:</b> Village At Winding Rd.,lp-St. Marys  <b>ADDRESS:</b> Winding Rd.                  Saint Marys GA 31558  <b>LAT/LONG:</b> 30.7861 / 81.6127</p>	<p><b>CLIENT:</b> Geotechnical &amp; Envtl. Cons.  <b>CONTACT:</b> Tameka Gordon  <b>INQUIRY #:</b> 3042289.7s  <b>DATE:</b> April 15, 2011 11:09 am</p>
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**AERIAL PHOTOGRAPHY - 3042289.7s**



0 30 131.6m



**SITE NAME:** Village At Winding Rd., Ip-St. Marys  
**ADDRESS:** Winding Rd.  
Saint Marys GA 31558  
**LAT/LONG:** 30.7861 / 81.6127

**CLIENT:** Geotechnical & Envtl. Cons.  
**CONTACT:** Tameka Gordon  
**INQUIRY #:** 3042289.7s  
**DATE:** April 15, 2011 11:11 am

MAP FINDINGS

**LEGEND**

<b>FACILITY NAME</b>		<b>EDR SITE ID NUMBER</b>
<b>FACILITY ADDRESS, CITY, ST, ZIP</b>		
<b>▼ MAP ID#</b>	Direction Distance Range      (Distance feet / miles) Relative Elevation                  Feet Above Sea Level	ASTM 2600 Record Sources found in this report. Each database searched has been assigned to one or more categories. For detailed information about categorization, see the section of the report Records Searched and Currency.
<b>Worksheet:</b>  <b>Comments:</b> Comments may be added on the online Vapor Encroachment Worksheet.		

DATABASE ACRONYM: Applicable categories (A hoverbox with database description).

## RECORD SOURCES AND CURRENCY

To maintain currency of the following databases, EDR contacts the appropriate agency on a monthly or quarterly basis, as required.

**Number of Days to Update:** Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

### STANDARD ENVIRONMENTAL RECORDS

#### **AIRS:** Permitted Facility & Emissions Listing

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of permitted Air facilities and emissions data.

Date of Government Version: 12/31/2008

Source: Department of Natural Resources

Number of Days to Update: 15

Telephone: 404-363-7000

Last EDR Contact :02/28/2011

#### **AST:** Above Ground Storage Tanks

Standard Environmental Record Source: State and tribal registered storage tank lists

Search Distance: 0.25 Mile

A listing of LP gas tank site locations.

Date of Government Version: 03/03/2011

Source: Office of Insurance & Safety Fire Commissioner

Number of Days to Update: 7

Telephone: 404-656-5875

Last EDR Contact :02/28/2011

#### **BROWNFIELDS:** Brownfields Public Record List

Standard Environmental Record Source: State and tribal Brownfields sites

Search Distance: 0.5 Mile

The Brownfields Public Record lists properties where response actions under the Georgia Hazardous Site Reuse and Redevelopment Act are planned, ongoing or completed.

Date of Government Version: 12/30/2010

Source: Department of Natural Resources

Number of Days to Update: 26

Telephone: 404-657-8600

Last EDR Contact :02/14/2011

#### **COAL ASH:** Coal Ash Disposal Site Listing

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

A listing of coal ash landfills.

Date of Government Version: 08/30/2010

Source: Department of Natural Resources

Number of Days to Update: 10

Telephone: 404-362-2537

Last EDR Contact :02/07/2011

#### **DEL SHWS:** Delisted Hazardous Site Inventory Listing

Standard Environmental Record Source: State and tribal - equivalent CERCLIS

Search Distance: 1 Mile

A listing of sites delisted from the Hazardous Site Inventory.

Date of Government Version: 07/01/2010

Source: Department of Natural Resources

Number of Days to Update: 45

Telephone: 404-657-8636

## RECORD SOURCES AND CURRENCY

Last EDR Contact :04/07/2011

### **DRYCLEANERS:** Drycleaner Database

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.25 Mile

A list of drycleaners in the state. The listing includes drycleaner facilities, that use perchloroethylene, that responded to the Notification of Compliance Status forms. It also includes those businesses that are pick-up stores only and do not conduct dry cleaning on site.

Date of Government Version: 09/18/2009

Source: Department of Natural Resources

Number of Days to Update: 21

Telephone: 404-363-7000

Last EDR Contact :03/18/2011

### **FINANCIAL ASSURANCE:** Financial Assurance Information Listing

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of financial assurance information for underground storage tank facilities.

Date of Government Version: 09/14/2010

Source: Department of Natural Resources

Number of Days to Update: 64

Telephone: 404-362-4892

Last EDR Contact :03/25/2011

### **HIST LF:** Historical Landfills

Standard Environmental Record Source: State and tribal landfill / solid waste disposal

Search Distance: 0.5 Mile

Landfills that were closed many years ago.

Date of Government Version: 01/15/2003

Source: Department of Natural Resources

Number of Days to Update: 17

Telephone: 404-362-2696

Last EDR Contact :01/20/2004

### **INST CONTROL:** Public Record List

Standard Environmental Record Source: State and tribal institutional control / engineering control registries

Search Distance: 0.5 Mile

Sites on the Public Record Listing that have institutional controls or limitations on use are sites with Risk Reduction Standards of 3, 4, and 5.

Date of Government Version: 12/30/2010

Source: Department of Natural Resources

Number of Days to Update: 26

Telephone: 404-657-8600

Last EDR Contact :02/14/2011

### **LUST:** List of Leaking Underground Storage Tanks

Standard Environmental Record Source: State and tribal leaking storage tank lists

Search Distance: 0.5 Mile

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 01/04/2011

Source: Environmental Protection Division

Number of Days to Update: 8

Telephone: 404-362-2687

Last EDR Contact :03/23/2011

### **NON HSI:** Non-Hazardous Site Inventory

## RECORD SOURCES AND CURRENCY

Standard Environmental Record Source: State and tribal - equivalent CERCLIS

Search Distance: 1 Mile

This list was obtained by EDR in 1998 and contains property listings that have reported contamination of soil or groundwater under the Georgia Hazardous Site Response Act (HSRA). These sites were not placed on the Georgia Priority list (Hazardous Site Inventory or HSI) because their hazard evaluation scores did not exceed the threshold levels established for sites posing an imminent threat to health or the environment. Disclaimer provided by Rindt-McDuff Associates - the database information has been obtained from publicly available sources produced by other entities. While reasonable steps have been taken to insure the accuracy of the data, RMA does not guarantee the accuracy of the data. No claim is made for the actual existence of pollution at any site. This data does not constitute a legal opinion.

Date of Government Version: 12/31/2010

Source: Rindt-McDuff Associates, Inc.

Number of Days to Update: 13

Telephone: Not Reported

Last EDR Contact :03/14/2011

### NPDES: NPDES Wastewater Permit List

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of NPDES wastewater permits issued by the Watershed Protection Branch.

Date of Government Version: 01/27/2011

Source: Department of Natural Resources

Number of Days to Update: 8

Telephone: 404-362-2680

Last EDR Contact :02/15/2011

### SHWS: Hazardous Site Inventory

Standard Environmental Record Source: State and tribal - equivalent CERCLIS

Search Distance: 1 Mile

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 07/01/2010

Source: Department of Environmental Protection

Number of Days to Update: 45

Telephone: 404-657-8600

Last EDR Contact :04/07/2011

### SPILLS: Spills Information

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

Oil or Hazardous Material Spills or Releases.

Date of Government Version: 12/31/2010

Source: Department of Natural Resources

Number of Days to Update: 33

Telephone: 404-656-6905

Last EDR Contact :04/04/2011

### SWF/LF: Solid Waste Disposal Facilities

Standard Environmental Record Source: State and tribal landfill / solid waste disposal

Search Distance: 0.5 Mile

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 03/15/2010

Source: Department of Natural Resources

Number of Days to Update: 58

Telephone: 404-362-2696

## RECORD SOURCES AND CURRENCY

Last EDR Contact :02/11/2011

### TIER 2: Tier 2 Data Listing

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of facilities which store or manufacture hazardous materials and submit a chemical inventory report.

Date of Government Version: 12/31/2009

Source: Department of Natural Resources

Number of Days to Update: 61

Telephone: 404-656-4852

Last EDR Contact :03/07/2011

### UST: Underground Storage Tank Database

Standard Environmental Record Source: State and tribal registered storage tank lists

Search Distance: 0.25 Mile

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 09/14/2010

Source: Environmental Protection Division

Number of Days to Update: 69

Telephone: 404-362-2687

Last EDR Contact :03/25/2011

### VCP: Voluntary Cleanup Program site

Standard Environmental Record Source: State and tribal voluntary cleanup sites

Search Distance: 0.5 Mile

Georgias Voluntary Remediation Program Act was created to encourage voluntary investigation and remediation of contaminated properties.

Date of Government Version: 03/07/2011

Source: DNR

Number of Days to Update: 7

Telephone: 404-657-8600

Last EDR Contact :03/08/2011

### CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System

Standard Environmental Record Source: Federal CERCLIS

Search Distance: 0.5 Mile

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 11/30/2010

Source: EPA

Number of Days to Update: 57

Telephone: 703-412-9810

Last EDR Contact :03/01/2011

### CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

## RECORD SOURCES AND CURRENCY

Date of Government Version: 10/28/2010  
Number of Days to Update: 86  
Last EDR Contact :03/01/2011

Source: EPA  
Telephone: 703-412-9810

### **COAL ASH DOE:** Steam-Electric Plan Operation Data

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005  
Number of Days to Update: 76  
Last EDR Contact :01/18/2011

Source: Department of Energy  
Telephone: 202-586-8719

### **COAL ASH EPA:** Coal Combustion Residues Surface Impoundments List

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.5 Mile

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 08/17/2010  
Number of Days to Update: 77  
Last EDR Contact :03/18/2011

Source: Environmental Protection Agency  
Telephone: Not Reported

### **CONSENT:** Superfund (CERCLA) Consent Decrees

Standard Environmental Record Source: Federal NPL  
Search Distance: 1 Mile

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 10/01/2010  
Number of Days to Update: 91  
Last EDR Contact :04/04/2011

Source: Department of Justice, Consent Decree Library  
Telephone: Varies

### **CORRACTS:** Corrective Action Report

Standard Environmental Record Source: Federal RCRA CORRACTS facilities list  
Search Distance: 1 Mile

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 05/25/2010  
Number of Days to Update: 124  
Last EDR Contact :02/14/2011

Source: EPA  
Telephone: 800-424-9346

### **DEBRIS REGION 9:** Torres Martinez Reservation Illegal Dump Site Locations

Standard Environmental Record Source: State and tribal landfill / solid waste disposal  
Search Distance: 0.5 Mile

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009  
Number of Days to Update: 137  
Last EDR Contact :03/28/2011

Source: EPA, Region 9  
Telephone: 415-947-4219

### **DELISTED NPL:** National Priority List Deletions

## RECORD SOURCES AND CURRENCY

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 1 Mile

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 12/31/2010                      Source: EPA  
Number of Days to Update: 15                                      Telephone: Not Reported  
Last EDR Contact :04/13/2011

### **DOT OPS: Incident and Accident Data**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 10/13/2010                      Source: Department of Transportation, Office of Pipeline Safety  
Number of Days to Update: 77                                      Telephone: 202-366-4595  
Last EDR Contact :02/11/2011

### **ERNS: Emergency Response Notification System**

Standard Environmental Record Source: Federal ERNS list  
Search Distance: Property

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/2010                      Source: National Response Center, United States Coast Guard  
Number of Days to Update: 73                                      Telephone: 202-267-2180  
Last EDR Contact :04/05/2011

### **FEMA UST: Underground Storage Tank Listing**

Standard Environmental Record Source: State and tribal registered storage tank lists  
Search Distance: 0.25 Mile

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010                      Source: FEMA  
Number of Days to Update: 55                                      Telephone: 202-646-5797  
Last EDR Contact :01/17/2011

### **FINDS: Facility Index System/Facility Registry System**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 04/14/2010                      Source: EPA  
Number of Days to Update: 41                                      Telephone: Not Reported  
Last EDR Contact :03/14/2011

### **FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)**

## RECORD SOURCES AND CURRENCY

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009

Source: EPA/Office of Prevention, Pesticides and Toxic Substances

Number of Days to Update: 25

Telephone: 202-566-1667

Last EDR Contact :02/28/2011

**FTTS INSP:** FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Standard Environmental Record Source: Other Standard Environmental Records

A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009

Source: EPA

Number of Days to Update: 25

Telephone: 202-566-1667

Last EDR Contact :02/28/2011

**FUDS:** Formerly Used Defense Sites

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 1 Mile

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/31/2009

Source: U.S. Army Corps of Engineers

Number of Days to Update: 112

Telephone: 202-528-4285

Last EDR Contact :03/15/2011

**HIST FTTS:** FIFRA/TSCA Tracking System Administrative Case Listing

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006

Source: Environmental Protection Agency

Number of Days to Update: 40

Telephone: 202-564-2501

Last EDR Contact :12/17/2007

**HMIRS:** Hazardous Materials Information Reporting System

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 12/31/2010

Source: U.S. Department of Transportation

Number of Days to Update: 51

Telephone: 202-366-4555

Last EDR Contact :04/05/2011

**ICIS:** Integrated Compliance Information System

Standard Environmental Record Source: Other Standard Environmental Records

## RECORD SOURCES AND CURRENCY

Search Distance: Property

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 01/07/2011

Source: Environmental Protection Agency

Number of Days to Update: 59

Telephone: 202-564-5088

Last EDR Contact :03/28/2011

### **INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

Search Distance: 0.5 Mile

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 09/01/2010

Source: EPA Region 1

Number of Days to Update: 84

Telephone: 617-918-1313

Last EDR Contact :02/03/2011

### **INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 02/03/2011

Source: EPA Region 10

Number of Days to Update: 45

Telephone: 206-553-2857

Last EDR Contact :01/31/2011

### **INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 08/27/2010

Source: EPA Region 4

Number of Days to Update: 35

Telephone: 404-562-8677

Last EDR Contact :02/16/2011

### **INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 02/03/2011

Source: EPA Region 6

Number of Days to Update: 45

Telephone: 214-665-6597

Last EDR Contact :01/31/2011

### **INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 11/04/2009

Source: EPA Region 7

Number of Days to Update: 64

Telephone: 913-551-7003

Last EDR Contact :05/04/2010

### **INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

## RECORD SOURCES AND CURRENCY

Date of Government Version: 02/04/2011  
Number of Days to Update: 45  
Last EDR Contact :01/31/2011

Source: EPA Region 8  
Telephone: 303-312-6271

### **INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists  
LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 01/31/2011  
Number of Days to Update: 48  
Last EDR Contact :01/31/2011

Source: Environmental Protection Agency  
Telephone: 415-972-3372

### **INDIAN ODI: Report on the Status of Open Dumps on Indian Lands**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.5 Mile

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998  
Number of Days to Update: 52  
Last EDR Contact :02/08/2011

Source: Environmental Protection Agency  
Telephone: 703-308-8245

### **INDIAN UST R1: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists  
Search Distance: 0.25 Mile

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 09/01/2010  
Number of Days to Update: 84  
Last EDR Contact :02/03/2011

Source: EPA, Region 1  
Telephone: 617-918-1313

### **INDIAN UST R10: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 02/03/2011  
Number of Days to Update: 45  
Last EDR Contact :01/31/2011

Source: EPA Region 10  
Telephone: 206-553-2857

### **INDIAN UST R4: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 08/27/2010  
Number of Days to Update: 35  
Last EDR Contact :02/16/2011

Source: EPA Region 4  
Telephone: 404-562-9424

### **INDIAN UST R5: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

## RECORD SOURCES AND CURRENCY

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 02/11/2010                      Source: EPA Region 5  
Number of Days to Update: 60                                      Telephone: 312-886-6136  
Last EDR Contact :01/31/2011

### **INDIAN UST R6: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 02/03/2011                      Source: EPA Region 6  
Number of Days to Update: 45                                      Telephone: 214-665-7591  
Last EDR Contact :01/31/2011

### **INDIAN UST R7: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 11/01/2010                      Source: EPA Region 7  
Number of Days to Update: 57                                      Telephone: 913-551-7003  
Last EDR Contact :02/03/2011

### **INDIAN UST R8: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 02/04/2011                      Source: EPA Region 8  
Number of Days to Update: 45                                      Telephone: 303-312-6137  
Last EDR Contact :01/31/2011

### **INDIAN UST R9: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 01/31/2011                      Source: EPA Region 9  
Number of Days to Update: 48                                      Telephone: 415-972-3368  
Last EDR Contact :01/31/2011

### **INDIAN VCP R1: Voluntary Cleanup Priority Listing**

Standard Environmental Record Source: State and tribal voluntary cleanup sites

Search Distance: 0.5 Mile

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 09/01/2010                      Source: EPA, Region 1  
Number of Days to Update: 75                                      Telephone: 617-918-1102  
Last EDR Contact :04/05/2011

### **INDIAN VCP R7: Voluntary Cleanup Priority Listing**

Standard Environmental Record Source: State and tribal voluntary cleanup sites

## RECORD SOURCES AND CURRENCY

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008

Source: EPA, Region 7

Number of Days to Update: 27

Telephone: 913-551-7365

Last EDR Contact :04/20/2009

### **LIENS 2: CERCLA Lien Information**

Standard Environmental Record Source: Federal CERCLIS

Search Distance: Property

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 11/09/2010

Source: Environmental Protection Agency

Number of Days to Update: 92

Telephone: 202-564-6023

Last EDR Contact :01/31/2011

### **LUCIS: Land Use Control Information System**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005

Source: Department of the Navy

Number of Days to Update: 31

Telephone: 843-820-7326

Last EDR Contact :02/22/2011

### **MINES: Mines Master Index File**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.25 Mile

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 08/04/2010

Source: Department of Labor, Mine Safety and Health Administration

Number of Days to Update: 84

Telephone: 303-231-5959

Last EDR Contact :03/09/2011

### **MLTS: Material Licensing Tracking System**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 03/18/2010

Source: Nuclear Regulatory Commission

Number of Days to Update: 51

Telephone: 301-415-7169

Last EDR Contact :03/14/2011

### **NPL: National Priority List**

Standard Environmental Record Source: Federal NPL

Search Distance: 1 Mile

## RECORD SOURCES AND CURRENCY

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 12/31/2010

Source: EPA

Number of Days to Update: 15

Telephone: Not Reported

Last EDR Contact :04/13/2011

### **NPL Site Boundaries**

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)  
Telephone: 202-566-0690

EPA Region 1  
Telephone: 617-918-1102

EPA Region 2  
Telephone: 212-637-4293

EPA Region 3  
Telephone: 215-814-5418

EPA Region 4  
Telephone: 404-562-8681

EPA Region 5  
Telephone: 312-353-1063

EPA Region 6  
Telephone: 214-655-6659

EPA Region 7  
Telephone: 913-551-7247

EPA Region 8  
Telephone: 303-312-6118

EPA Region 9  
Telephone: 415-947-4579

EPA Region 10  
Telephone: 206-553-4479

### **NPL LIENS: Federal Superfund Liens**

Standard Environmental Record Source: Federal NPL

Search Distance: Property

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991

Source: EPA

Number of Days to Update: 56

Telephone: 202-564-4267

Last EDR Contact :02/14/2011

### **ODI: Open Dump Inventory**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985

Source: Environmental Protection Agency

Number of Days to Update: 39

Telephone: 800-424-9346

## RECORD SOURCES AND CURRENCY

Last EDR Contact :06/09/2004

### **PADS: PCB Activity Database System**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 11/01/2010

Source: EPA

Number of Days to Update: 98

Telephone: 202-566-0500

Last EDR Contact :01/21/2011

### **PCB TRANSFORMER: PCB Transformer Registration Database**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 01/01/2008

Source: Environmental Protection Agency

Number of Days to Update: 100

Telephone: 202-566-0517

Last EDR Contact :02/04/2011

### **Proposed NPL: Proposed National Priority List Sites**

Standard Environmental Record Source: Federal NPL

Search Distance: 1 Mile

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 12/31/2010

Source: EPA

Number of Days to Update: 15

Telephone: Not Reported

Last EDR Contact :04/13/2011

### **RAATS: RCRA Administrative Action Tracking System**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995

Source: EPA

Number of Days to Update: 35

Telephone: 202-564-4104

Last EDR Contact :06/02/2008

### **RADINFO: Radiation Information Database**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 01/11/2011

Source: Environmental Protection Agency

Number of Days to Update: 34

Telephone: 202-343-9775

## RECORD SOURCES AND CURRENCY

Last EDR Contact :04/13/2011

### **RCRA-CESQG:** RCRA - Conditionally Exempt Small Quantity Generators

Standard Environmental Record Source: Federal RCRA generators list

Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-LQG:** RCRA - Large Quantity Generators

Standard Environmental Record Source: Federal RCRA generators list

Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-NonGen:** RCRA - Non Generators

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-SQG:** RCRA - Small Quantity Generators

Standard Environmental Record Source: Federal RCRA generators list

Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-TSDF:** RCRA - Treatment, Storage and Disposal

Standard Environmental Record Source: Federal RCRA TSD facilities list

Search Distance: 0.5 Mile

## RECORD SOURCES AND CURRENCY

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 02/17/2010  
Number of Days to Update: 87  
Last EDR Contact :04/05/2011

Source: Environmental Protection Agency  
Telephone: 703-308-0035

### **ROD: Records Of Decision**

Standard Environmental Record Source: Federal NPL  
Search Distance: 1 Mile

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 02/25/2011  
Number of Days to Update: 5  
Last EDR Contact :03/16/2011

Source: EPA  
Telephone: 703-416-0223

### **SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.5 Mile

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 08/31/2010  
Number of Days to Update: 92  
Last EDR Contact :02/22/2011

Source: Environmental Protection Agency  
Telephone: 615-532-8599

### **SSTS: Section 7 Tracking Systems**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2009  
Number of Days to Update: 77  
Last EDR Contact :01/31/2011

Source: EPA  
Telephone: 202-564-4203

### **TRIS: Toxic Chemical Release Inventory System**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2009  
Number of Days to Update: 94  
Last EDR Contact :03/01/2011

Source: EPA  
Telephone: 202-566-0250

## RECORD SOURCES AND CURRENCY

### **TSCA: Toxic Substances Control Act**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2006

Source: EPA

Number of Days to Update: 64

Telephone: 202-260-5521

Last EDR Contact :03/29/2011

### **UMTRA: Uranium Mill Tailings Sites**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 09/14/2010

Source: Department of Energy

Number of Days to Update: 99

Telephone: 505-845-0011

Last EDR Contact :03/04/2011

### **US BROWNFIELDS: A Listing of Brownfields Sites**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 12/29/2010

Source: Environmental Protection Agency

Number of Days to Update: 81

Telephone: 202-566-2777

Last EDR Contact :03/29/2011

### **US CDL: Clandestine Drug Labs**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 12/03/2010

Source: Drug Enforcement Administration

Number of Days to Update: 48

Telephone: 202-307-1000

Last EDR Contact :03/08/2011

### **US ENG CONTROLS: Engineering Controls Sites List**

Standard Environmental Record Source: Federal institutional controls / engineering controls registries

## RECORD SOURCES AND CURRENCY

Search Distance: 0.5 Mile

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 01/05/2011

Source: Environmental Protection Agency

Number of Days to Update: 14

Telephone: 703-603-0695

Last EDR Contact :03/14/2011

### US HIST CDL: National Clandestine Laboratory Register

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/01/2007

Source: Drug Enforcement Administration

Number of Days to Update: 131

Telephone: 202-307-1000

Last EDR Contact :03/23/2009

### US INST CONTROL: Sites with Institutional Controls

Standard Environmental Record Source: Federal institutional controls / engineering controls registries

Search Distance: 0.5 Mile

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 01/05/2011

Source: Environmental Protection Agency

Number of Days to Update: 14

Telephone: 703-603-0695

Last EDR Contact :03/14/2011

### DOD: Department of Defense Sites

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 1 Mile

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005

Source: USGS

Number of Days to Update: 62

Telephone: 703-692-8801

Last EDR Contact :01/21/2011

### INDIAN RESERV: Indian Reservations

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 1 Mile

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2005

Source: USGS

Number of Days to Update: 34

Telephone: 202-208-3710

Last EDR Contact :01/21/2011

### PWS: Public Water System Data

Standard Environmental Record Source: Other Standard Environmental Records

## RECORD SOURCES AND CURRENCY

Search Distance: Property

This Safe Drinking Water Information System (SDWIS) file contains public water systems name and address, population served and the primary source of water

Date of Government Version: 04/12/2007

Source: EPA

Number of Days to Update: N/A

Telephone: Not Reported

Last EDR Contact :03/14/2011

## RECORD SOURCES AND CURRENCY

### HISTORICAL USE RECORDS

#### **Manufactured Gas Plants: EDR Proprietary Manufactured Gas Plants**

Standard Environmental Record Source: Former manufactured Gas Plants

Search Distance: 1 Mile

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: 08/28/2009

Source: EDR, Inc.

Number of Days to Update: 55

Telephone: Not Reported

Last EDR Contact :01/14/2011

## RECORD SOURCES AND CURRENCY

### TOPOGRAPHIC INFORMATION

#### **USGS 7.5' Digital Elevation Model (DEM)**

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5' minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

### HYDROLOGIC INFORMATION

**Flood Zone Data:** This data, available in select counties across the country, was obtained by EDR in 1999 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

**NWI:** National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

### HYDROGEOLOGIC INFORMATION

#### **AQUIFLOW® Information System**

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW® Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

### GEOLOGIC INFORMATION

#### **STATSGO: State Soil Geographic Database**

Source: Department of Agriculture, Natural Resources Conservation Services. The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

#### **SSURGO: Soil Survey Geographic Database**

Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

### STREET AND ADDRESS INFORMATION

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**APPENDIX F:**  
**Regulatory Environmental**  
**Search Information**

**Village At Winding Rd.,Ip-St. Marys**

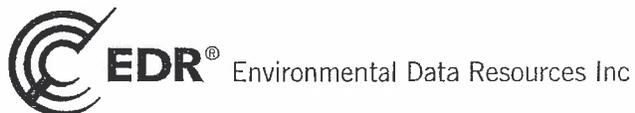
Winding Rd.

Saint Marys, GA 31558

Inquiry Number: 3042289.2s

April 15, 2011

**The EDR Radius Map™ Report with GeoCheck®**



440 Wheelers Farms Road  
Milford, CT 06461  
Toll Free: 800.352.0050  
[www.edrnet.com](http://www.edrnet.com)

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***Thank you for your business.***  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-05) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

### TARGET PROPERTY INFORMATION

#### ADDRESS

WINDING RD.  
SAINT MARYS, GA 31558

#### COORDINATES

Latitude (North):	30.786100 - 30° 47' 10.0"
Longitude (West):	81.612700 - 81° 36' 45.7"
Universal Transverse Mercator:	Zone 17
UTM X (Meters):	441376.0
UTM Y (Meters):	3405874.2
Elevation:	25 ft. above sea level

### USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map:	30081-G5 HARRIETTS BLUFF, GA
Most Recent Revision:	1994
West Map:	30081-G6 KINGSLAND, GA
Most Recent Revision:	1993

### AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from:	2005, 2006, 2007
Source:	USDA

### TARGET PROPERTY SEARCH RESULTS

The target property was not listed in any of the databases searched by EDR.

### DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the search radius around the target property for the following databases:

### STANDARD ENVIRONMENTAL RECORDS

#### *Federal NPL site list*

NPL..... National Priority List

## EXECUTIVE SUMMARY

Proposed NPL..... Proposed National Priority List Sites  
NPL LIENS..... Federal Superfund Liens

### ***Federal Delisted NPL site list***

Delisted NPL..... National Priority List Deletions

### ***Federal CERCLIS list***

CERCLIS..... Comprehensive Environmental Response, Compensation, and Liability Information System  
FEDERAL FACILITY..... Federal Facility Site Information listing

### ***Federal CERCLIS NFRAP site List***

CERC-NFRAP..... CERCLIS No Further Remedial Action Planned

### ***Federal RCRA CORRACTS facilities list***

CORRACTS..... Corrective Action Report

### ***Federal RCRA non-CORRACTS TSD facilities list***

RCRA-TSDF..... RCRA - Treatment, Storage and Disposal

### ***Federal RCRA generators list***

RCRA-LQG..... RCRA - Large Quantity Generators  
RCRA-SQG..... RCRA - Small Quantity Generators  
RCRA-CESQG..... RCRA - Conditionally Exempt Small Quantity Generator

### ***Federal institutional controls / engineering controls registries***

US ENG CONTROLS..... Engineering Controls Sites List  
US INST CONTROL..... Sites with Institutional Controls

### ***Federal ERNS list***

ERNS..... Emergency Response Notification System

### ***State- and tribal - equivalent CERCLIS***

SHWS..... Hazardous Site Inventory  
GA NON-HSL..... Non-Hazardous Site Inventory

### ***State and tribal landfill and/or solid waste disposal site lists***

SWF/LF..... Solid Waste Disposal Facilities

### ***State and tribal leaking storage tank lists***

LUST..... List of Leaking Underground Storage Tanks  
INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

### ***State and tribal registered storage tank lists***

UST..... Underground Storage Tank Database

## EXECUTIVE SUMMARY

AST..... Above Ground Storage Tanks  
INDIAN UST..... Underground Storage Tanks on Indian Land  
FEMA UST..... Underground Storage Tank Listing

### ***State and tribal institutional control / engineering control registries***

INST CONTROL..... Public Record List

### ***State and tribal voluntary cleanup sites***

INDIAN VCP..... Voluntary Cleanup Priority Listing  
VIC..... Voluntary Cleanup Program site

### ***State and tribal Brownfields sites***

BROWNFIELDS..... Brownfields Public Record List

### **ADDITIONAL ENVIRONMENTAL RECORDS**

#### ***Local Brownfield lists***

US BROWNFIELDS..... A Listing of Brownfields Sites

#### ***Local Lists of Landfill / Solid Waste Disposal Sites***

DEBRIS REGION 9..... Torres Martinez Reservation Illegal Dump Site Locations  
ODI..... Open Dump Inventory  
HIST LF..... Historical Landfills  
INDIAN ODI..... Report on the Status of Open Dumps on Indian Lands

#### ***Local Lists of Hazardous waste / Contaminated Sites***

US CDL..... Clandestine Drug Labs  
DEL SHWS..... Delisted Hazardous Site Inventory Listing  
US HIST CDL..... National Clandestine Laboratory Register

#### ***Local Land Records***

LIENS 2..... CERCLA Lien Information  
LUCIS..... Land Use Control Information System

#### ***Records of Emergency Release Reports***

HMIRS..... Hazardous Materials Information Reporting System  
SPILLS..... Spills Information

#### ***Other Ascertainable Records***

RCRA-NonGen..... RCRA - Non Generators  
DOT OPS..... Incident and Accident Data  
DOD..... Department of Defense Sites  
FUDS..... Formerly Used Defense Sites  
CONSENT..... Superfund (CERCLA) Consent Decrees  
ROD..... Records Of Decision

## EXECUTIVE SUMMARY

UMTRA	Uranium Mill Tailings Sites
MINES	Mines Master Index File
TRIS	Toxic Chemical Release Inventory System
TSCA	Toxic Substances Control Act
FTTS	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
HIST FTTS	FIFRA/TSCA Tracking System Administrative Case Listing
SSTS	Section 7 Tracking Systems
ICIS	Integrated Compliance Information System
PADS	PCB Activity Database System
MLTS	Material Licensing Tracking System
RADINFO	Radiation Information Database
FINDS	Facility Index System/Facility Registry System
RAATS	RCRA Administrative Action Tracking System
NPDES	NPDES Wastewater Permit List
DRYCLEANERS	Drycleaner Database
AIRS	Permitted Facility and Emissions Listing
TIER 2	Tier 2 Data Listing
INDIAN RESERV	Indian Reservations
SCRD DRYCLEANERS	State Coalition for Remediation of Drycleaners Listing
COAL ASH	Coal Ash Disposal Site Listing
COAL ASH DOE	Steam-Electric Plan Operation Data
PCB TRANSFORMER	PCB Transformer Registration Database
COAL ASH EPA	Coal Combustion Residues Surface Impoundments List
FINANCIAL ASSURANCE	Financial Assurance Information Listing

### EDR PROPRIETARY RECORDS

#### *EDR Proprietary Records*

Manufactured Gas Plants..... EDR Proprietary Manufactured Gas Plants

### SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were not identified.

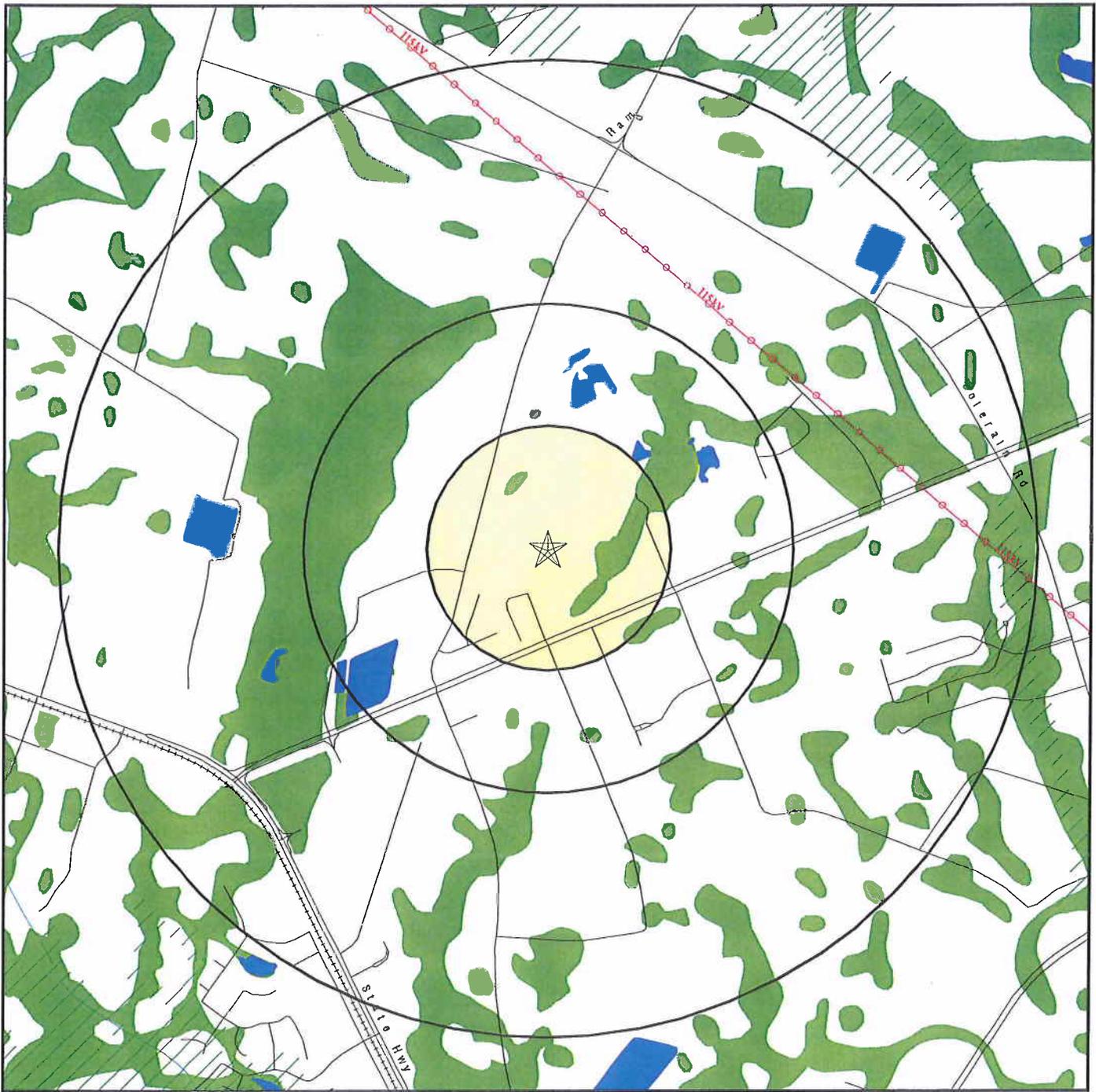
Unmappable (orphan) sites are not considered in the foregoing analysis.

## EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 30 records.

<u>Site Name</u>	<u>Database(s)</u>
ST MARYS (SCRUBBY BLUFF)	NPDES
PICK-KWICK CONVENIENCE STORE	LUST, UST, FINANCIAL ASSURANCE
CAMDEN COUNTY SHERIFF DEPT SUB S	UST, FINANCIAL ASSURANCE
MURPHY USA #6634	UST, FINANCIAL ASSURANCE
ST MARYS PLUMBING CO	LUST, UST, FINANCIAL ASSURANCE
ST MARYS WASTEWATER TREATMENT PL	LUST, UST, FINANCIAL ASSURANCE
SAINT MARYS LANDFILL	CERC-NFRAP
FLASH FOODS #188	FINDS, LUST
CITY OF KINGSLAND	AST
NATIONAL PROPANE, L.P.(CLOSED)	AST
FLASH FOODS #124	AST
BRUNSWICK GAS/JOE'S SEAFOOD	AST
GENIE'S #1	AST
CAMDEN FUEL OIL #1	AST
JAMES RIVER'S CORPORATION (CLOSED)	AST
K - MART	AST
WAL-MART #0836	AST
KINGS BAY ACE HARDWARE (CLOSED)	AST
AMERIGAS DBA CALGAS (CLOSED)	AST
WRIGHT & EVANS, INC. (CLOSED)	AST
A BIG WHEEL RV PARK	AST
BUBBLES DRY CLEANERS INC	DRYCLEANERS
COSTELLO INDUSTRIES	RCRA-NonGen, FINDS
ALL AMERICAN PETROLEUM & SVC	RCRA-NonGen, FINDS
TIRE KINGDOM INC #172	RCRA-CESQG
BENNETT CHEVEROLET	RCRA-CESQG, FINDS
1024 HARRIETS BLUFF RD OFF I95	ERNS
ST MARYS -POINT PETER	FINDS
GILMAN PAPER-ST MARYS KRAFT	TSCA
ST. MARYS AIRPORT	TIER 2

# OVERVIEW MAP - 3042289.2s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- ☒ National Priority List Sites
- ☒ Dept. Defense Sites

- ☒ Indian Reservations BIA
- ⚡ Power transmission lines
- ⚡ Oil & Gas pipelines
- ☒ 100-year flood zone
- ☒ 500-year flood zone
- 🌿 National Wetland Inventory

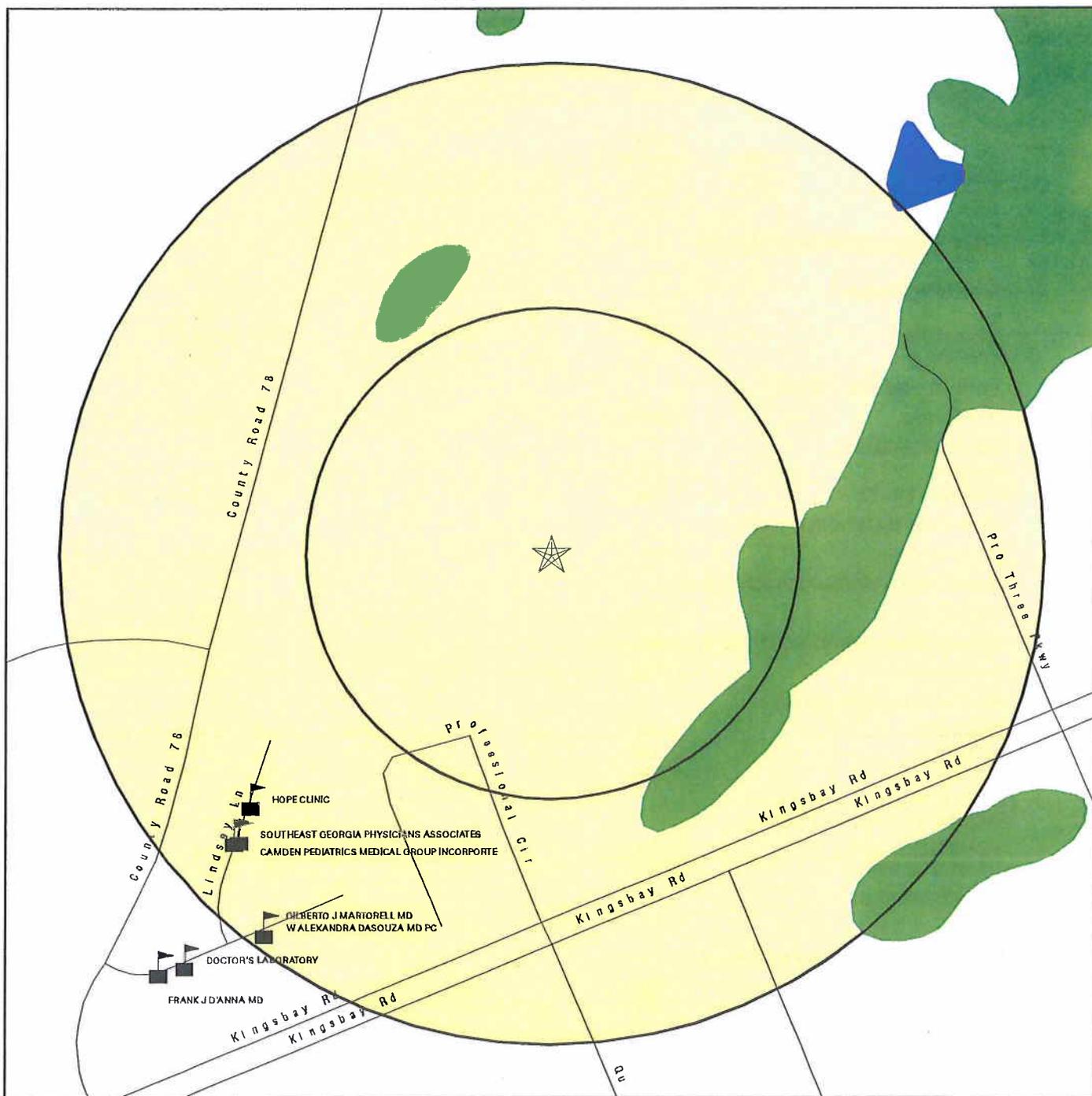


This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Village At Winding Rd.,lp-St. Marys  
 ADDRESS: Winding Rd.  
 Saint Marys GA 31558  
 LAT/LONG: 30.7861 / 81.6127

CLIENT: Geotechnical & Envntl. Cons.  
 CONTACT: Tameka Gordon  
 INQUIRY #: 3042289.2s  
 DATE: April 15, 2011 11:09 am

DETAIL MAP - 3042289.2s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- ⚡ Sensitive Receptors
- ☒ National Priority List Sites
- ☒ Dept. Defense Sites

- ▨ Indian Reservations BIA
- ⚡ Oil & Gas pipelines
- ▨ 100-year flood zone
- ▨ 500-year flood zone
- National Wetland Inventory

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

<p>SITE NAME: Village At Winding Rd., Ip-St. Marys          ADDRESS: Winding Rd.          Saint Marys GA 31558          LAT/LONG: 30.7861 / 81.6127</p>	<p>CLIENT: Geotechnical &amp; Envtl. Cons.          CONTACT: Tameka Gordon          INQUIRY #: 3042289.2s          DATE: April 15, 2011 11:09 am</p>
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## MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<b><u>STANDARD ENVIRONMENTAL RECORDS</u></b>								
<b><i>Federal NPL site list</i></b>								
	NPL	1.000	0	0	0	0	NR	0
	Proposed NPL	1.000	0	0	0	0	NR	0
	NPL LIENS	TP	NR	NR	NR	NR	NR	0
<b><i>Federal Delisted NPL site list</i></b>								
	Delisted NPL	1.000	0	0	0	0	NR	0
<b><i>Federal CERCLIS list</i></b>								
	CERCLIS	0.500	0	0	0	NR	NR	0
	FEDERAL FACILITY	1.000	0	0	0	0	NR	0
<b><i>Federal CERCLIS NFRAP site List</i></b>								
	CERC-NFRAP	0.500	0	0	0	NR	NR	0
<b><i>Federal RCRA CORRACTS facilities list</i></b>								
	CORRACTS	1.000	0	0	0	0	NR	0
<b><i>Federal RCRA non-CORRACTS TSD facilities list</i></b>								
	RCRA-TSDF	0.500	0	0	0	NR	NR	0
<b><i>Federal RCRA generators list</i></b>								
	RCRA-LQG	0.250	0	0	NR	NR	NR	0
	RCRA-SQG	0.250	0	0	NR	NR	NR	0
	RCRA-CESQG	0.250	0	0	NR	NR	NR	0
<b><i>Federal institutional controls / engineering controls registries</i></b>								
	US ENG CONTROLS	0.500	0	0	0	NR	NR	0
	US INST CONTROL	0.500	0	0	0	NR	NR	0
<b><i>Federal ERNS list</i></b>								
	ERNS	TP	NR	NR	NR	NR	NR	0
<b><i>State- and tribal - equivalent CERCLIS</i></b>								
	SHWS	1.000	0	0	0	0	NR	0
	GA NON-HSI	1.000	0	0	0	0	NR	0
<b><i>State and tribal landfill and/or solid waste disposal site lists</i></b>								
	SWF/LF	0.500	0	0	0	NR	NR	0
<b><i>State and tribal leaking storage tank lists</i></b>								
	LUST	0.500	0	0	0	NR	NR	0
	INDIAN LUST	0.500	0	0	0	NR	NR	0
<b><i>State and tribal registered storage tank lists</i></b>								
	UST	0.250	0	0	NR	NR	NR	0

## MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
AST		0.250	0	0	NR	NR	NR	0
INDIAN UST		0.250	0	0	NR	NR	NR	0
FEMA UST		0.250	0	0	NR	NR	NR	0
<b>State and tribal institutional control / engineering control registries</b>								
INST CONTROL		0.500	0	0	0	NR	NR	0
<b>State and tribal voluntary cleanup sites</b>								
INDIAN VCP		0.500	0	0	0	NR	NR	0
VIC		0.500	0	0	0	NR	NR	0
<b>State and tribal Brownfields sites</b>								
BROWNFIELDS		0.500	0	0	0	NR	NR	0
<b>ADDITIONAL ENVIRONMENTAL RECORDS</b>								
<b>Local Brownfield lists</b>								
US BROWNFIELDS		0.500	0	0	0	NR	NR	0
<b>Local Lists of Landfill / Solid Waste Disposal Sites</b>								
DEBRIS REGION 9		0.500	0	0	0	NR	NR	0
ODI		0.500	0	0	0	NR	NR	0
HIST LF		0.500	0	0	0	NR	NR	0
INDIAN ODI		0.500	0	0	0	NR	NR	0
<b>Local Lists of Hazardous waste / Contaminated Sites</b>								
US CDL	TP		NR	NR	NR	NR	NR	0
DEL SHWS	1.000		0	0	0	0	NR	0
US HIST CDL	TP		NR	NR	NR	NR	NR	0
<b>Local Land Records</b>								
LIENS 2	TP		NR	NR	NR	NR	NR	0
LUCIS	0.500		0	0	0	NR	NR	0
<b>Records of Emergency Release Reports</b>								
HMIRS	TP		NR	NR	NR	NR	NR	0
SPILLS	TP		NR	NR	NR	NR	NR	0
<b>Other Ascertainable Records</b>								
RCRA-NonGen		0.250	0	0	NR	NR	NR	0
DOT OPS	TP		NR	NR	NR	NR	NR	0
DOD	1.000		0	0	0	0	NR	0
FUDS	1.000		0	0	0	0	NR	0
CONSENT	1.000		0	0	0	0	NR	0
ROD	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
MINES	0.250		0	0	NR	NR	NR	0

## MAP FINDINGS SUMMARY

Database	Target Property	Search Distance (Miles)	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
TRIS		TP	NR	NR	NR	NR	NR	0
TSCA		TP	NR	NR	NR	NR	NR	0
FTTS		TP	NR	NR	NR	NR	NR	0
HIST FTTS		TP	NR	NR	NR	NR	NR	0
SSTS		TP	NR	NR	NR	NR	NR	0
ICIS		TP	NR	NR	NR	NR	NR	0
PADS		TP	NR	NR	NR	NR	NR	0
MLTS		TP	NR	NR	NR	NR	NR	0
RADINFO		TP	NR	NR	NR	NR	NR	0
FINDS		TP	NR	NR	NR	NR	NR	0
RAATS		TP	NR	NR	NR	NR	NR	0
NPDES		TP	NR	NR	NR	NR	NR	0
DRYCLEANERS		0.250	0	0	NR	NR	NR	0
AIRS		TP	NR	NR	NR	NR	NR	0
TIER 2		TP	NR	NR	NR	NR	NR	0
INDIAN RESERV		1.000	0	0	0	0	NR	0
SCRD DRYCLEANERS		0.500	0	0	0	NR	NR	0
COAL ASH		0.500	0	0	0	NR	NR	0
COAL ASH DOE		TP	NR	NR	NR	NR	NR	0
PCB TRANSFORMER		TP	NR	NR	NR	NR	NR	0
COAL ASH EPA		0.500	0	0	0	NR	NR	0
FINANCIAL ASSURANCE		TP	NR	NR	NR	NR	NR	0

### EDR PROPRIETARY RECORDS

#### *EDR Proprietary Records*

Manufactured Gas Plants	1.000	0	0	0	0	NR	0
-------------------------	-------	---	---	---	---	----	---

#### NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

NO SITES FOUND

Count: 30 records.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
KINGSLAND	A100328373	CITY OF KINGSLAND	HWY 17 N	31548	AST
KINGSLAND	A100328343	NATIONAL PROPANE, L.P. (CLOSED)	HWY 17 N	31548	AST
KINGSLAND	1001960340	COSTELLO INDUSTRIES	158 HWY 17	31548	RCRA-NonGen, FINDS
KINGSLAND	A100346496	FLASH FOODS #124	5408 HWY 17	31548	AST
KINGSLAND	S109505278	BUBBLES DRY CLEANERS INC	940 HWY 40	31548	DRYCLEANERS
KINGSLAND	A100328377	BRUNSWICK GAS/JOE'S SEAFOOD	HWY 40	31548	AST
KINGSLAND	A100328379	GENIE'S #1	HWY 40 & N HWY	31548	AST
KINGSLAND	A100328383	CAMDEN FUEL OIL #1	HWY 40	31548	AST
KINGSLAND	1008402582	TIRE KINGDOM INC #172	HWY 40 & KINGS BAY RD	31548	RCRA-CESQG
KINGSLAND	1004686178	BENNETT CHEVEROLET	1974 HWY 40 E	31548	RCRA-CESQG, FINDS
KINGSLAND	1006781075	FLASH FOODS #188	1321 HWY 40 E	31548	FINDS, LUST
KINGSLAND	1004686381	ALL AMERICAN PETROLEUM & SVC	455 HWY 40 E	31548	RCRA-NonGen, FINDS
KINGSLAND	96468658	1024 HARRIETS BLUFF RD OFF I95	1024 HARRIETS BLUFF RD OFF I95	31548	ERNS
SAINT MARYS	A100351124	JAMES RIVER'S CORPORATION (CLOSED)	HWY 40	31558	AST
SAINT MARYS	A100351129	K - MART	1601 HWY 40 E	31558	AST
SAINT MARYS	A100351130	WAL-MART #0836	6586 HWY 40 E	31558	AST
SAINT MARYS	U003920944	PICK-KWICK CONVENIENCE STORE	HWY 40	31558	LUST, UST, FINANCIAL ASSURANCE
SAINT MARYS	A100328364	KINGS BAY ACE HARDWARE (CLOSED)	1292 HWY 40 E	31558	AST
SAINT MARYS	A100346495	AMERIGAS DBA CALGAS (CLOSED)	RT 40 E	31558	AST
SAINT MARYS	U003763207	CAMDEN COUNTY SHERIFF DEPT SUB S	6350 HWY 40 E	31558	UST, FINANCIAL ASSURANCE
SAINT MARYS	U003763213	MURPHY USA #6634	6438 HWY 40 E	31558	UST, FINANCIAL ASSURANCE
SAINT MARYS	A100328366	WRIGHT & EVANS, INC. (CLOSED)	684 CHARLIE SMITH SR HWY	31558	AST
SAINT MARYS	S1105922235	ST. MARYS AIRPORT	DANDY ST	31558	TIER 2
SAINT MARYS	S109823302	ST MARYS (SCRUBBY BLUFF)	HADDOCK RD	31558	NPDES
SAINT MARYS	A100328371	A BIG WHEEL RV PARK	6031 HIGHWAY	31558	AST
SAINT MARYS	1003867904	SAINT MARYS LANDFILL	INSIDE CITY LIMIT	31558	CERC-NFRAP
SAINT MARYS	1007647944	ST MARYS -POINT PETER	300 NORTH RIVER CAUSEWAY	31558	FINDS
SAINT MARYS	U001489944	ST MARYS PLUMBING CO	GA ST & JULIA S	31558	LUST, UST, FINANCIAL ASSURANCE
SAINT MARYS	U003727959	ST MARYS WASTEWATER TREATMENT PL	WEED ST & NORTH ST	31558	LUST, UST, FINANCIAL ASSURANCE
SAINT MARYS	1005928870	GILMAN PAPER-ST MARYS KRAFT	P O BOX 878	31558	TSCA

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

**Number of Days to Update:** Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

## STANDARD ENVIRONMENTAL RECORDS

### *Federal NPL site list*

NPL: National Priority List

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 12/31/2010	Source: EPA
Date Data Arrived at EDR: 01/13/2011	Telephone: N/A
Date Made Active in Reports: 01/28/2011	Last EDR Contact: 04/13/2011
Number of Days to Update: 15	Next Scheduled EDR Contact: 07/25/2011
	Data Release Frequency: Quarterly

NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)  
Telephone: 202-564-7333

EPA Region 1  
Telephone 617-918-1143

EPA Region 6  
Telephone: 214-655-6659

EPA Region 3  
Telephone 215-814-5418

EPA Region 7  
Telephone: 913-551-7247

EPA Region 4  
Telephone 404-562-8033

EPA Region 8  
Telephone: 303-312-6774

EPA Region 5  
Telephone 312-886-6686

EPA Region 9  
Telephone: 415-947-4246

EPA Region 10  
Telephone 206-553-8665

Proposed NPL: Proposed National Priority List Sites

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 12/31/2010	Source: EPA
Date Data Arrived at EDR: 01/13/2011	Telephone: N/A
Date Made Active in Reports: 01/28/2011	Last EDR Contact: 04/13/2011
Number of Days to Update: 15	Next Scheduled EDR Contact: 07/25/2011
	Data Release Frequency: Quarterly

NPL LIENS: Federal Superfund Liens

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 02/14/2011
Number of Days to Update: 56	Next Scheduled EDR Contact: 05/30/2011
	Data Release Frequency: No Update Planned

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ***Federal Delisted NPL site list***

### **DELISTED NPL: National Priority List Deletions**

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 12/31/2010	Source: EPA
Date Data Arrived at EDR: 01/13/2011	Telephone: N/A
Date Made Active in Reports: 01/28/2011	Last EDR Contact: 04/13/2011
Number of Days to Update: 15	Next Scheduled EDR Contact: 07/25/2011
	Data Release Frequency: Quarterly

## ***Federal CERCLIS list***

### **CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System**

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 11/30/2010	Source: EPA
Date Data Arrived at EDR: 12/30/2010	Telephone: 703-412-9810
Date Made Active in Reports: 02/25/2011	Last EDR Contact: 03/01/2011
Number of Days to Update: 57	Next Scheduled EDR Contact: 06/13/2011
	Data Release Frequency: Quarterly

### **FEDERAL FACILITY: Federal Facility Site Information listing**

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA's Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 12/10/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/11/2011	Telephone: 703-603-8704
Date Made Active in Reports: 02/16/2011	Last EDR Contact: 04/15/2011
Number of Days to Update: 36	Next Scheduled EDR Contact: 07/25/2011
	Data Release Frequency: Varies

## ***Federal CERCLIS NFRAP site List***

### **CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned**

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

Date of Government Version: 10/28/2010	Source: EPA
Date Data Arrived at EDR: 12/01/2010	Telephone: 703-412-9810
Date Made Active in Reports: 02/25/2011	Last EDR Contact: 03/01/2011
Number of Days to Update: 86	Next Scheduled EDR Contact: 06/13/2011
	Data Release Frequency: Quarterly

## ***Federal RCRA CORRACTS facilities list***

### **CORRACTS: Corrective Action Report**

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 05/25/2010  
Date Data Arrived at EDR: 06/02/2010  
Date Made Active in Reports: 10/04/2010  
Number of Days to Update: 124

Source: EPA  
Telephone: 800-424-9346  
Last EDR Contact: 02/14/2011  
Next Scheduled EDR Contact: 05/30/2011  
Data Release Frequency: Quarterly

## ***Federal RCRA non-CORRACTS TSD facilities list***

### **RCRA-TSDF: RCRA - Treatment, Storage and Disposal**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (404) 562-8651  
Last EDR Contact: 04/05/2011  
Next Scheduled EDR Contact: 07/18/2011  
Data Release Frequency: Quarterly

## ***Federal RCRA generators list***

### **RCRA-LQG: RCRA - Large Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (404) 562-8651  
Last EDR Contact: 04/05/2011  
Next Scheduled EDR Contact: 07/18/2011  
Data Release Frequency: Quarterly

### **RCRA-SQG: RCRA - Small Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (404) 562-8651  
Last EDR Contact: 04/05/2011  
Next Scheduled EDR Contact: 07/18/2011  
Data Release Frequency: Quarterly

### **RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators**

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010  
Date Data Arrived at EDR: 02/19/2010  
Date Made Active in Reports: 05/17/2010  
Number of Days to Update: 87

Source: Environmental Protection Agency  
Telephone: (404) 562-8651  
Last EDR Contact: 04/05/2011  
Next Scheduled EDR Contact: 07/18/2011  
Data Release Frequency: Varies

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## *Federal institutional controls / engineering controls registries*

### US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 01/05/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/14/2011	Telephone: 703-603-0695
Date Made Active in Reports: 01/28/2011	Last EDR Contact: 03/14/2011
Number of Days to Update: 14	Next Scheduled EDR Contact: 06/27/2011
	Data Release Frequency: Varies

### US INST CONTROL: Sites with Institutional Controls

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 01/05/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/14/2011	Telephone: 703-603-0695
Date Made Active in Reports: 01/28/2011	Last EDR Contact: 03/14/2011
Number of Days to Update: 14	Next Scheduled EDR Contact: 06/27/2011
	Data Release Frequency: Varies

## *Federal ERNS list*

### ERNS: Emergency Response Notification System

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/2010	Source: National Response Center, United States Coast Guard
Date Data Arrived at EDR: 01/07/2011	Telephone: 202-267-2180
Date Made Active in Reports: 03/21/2011	Last EDR Contact: 04/05/2011
Number of Days to Update: 73	Next Scheduled EDR Contact: 07/18/2011
	Data Release Frequency: Annually

## *State- and tribal - equivalent CERCLIS*

### SHWS: Hazardous Site Inventory

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 07/01/2010	Source: Department of Environmental Protection
Date Data Arrived at EDR: 07/26/2010	Telephone: 404-657-8600
Date Made Active in Reports: 09/09/2010	Last EDR Contact: 04/07/2011
Number of Days to Update: 45	Next Scheduled EDR Contact: 07/18/2011
	Data Release Frequency: Annually

### NON HSI: Non-Hazardous Site Inventory

This list was obtained by EDR in 1998 and contains property listings that have reported contamination of soil or groundwater under the Georgia Hazardous Site Response Act (HSRA). These sites were not placed on the Georgia Priority list (Hazardous Site Inventory or HSI) because their hazard evaluation scores did not exceed the threshold levels established for sites posing an imminent threat to health or the environment. Disclaimer provided by Rindt-McDuff Associates - the database information has been obtained from publicly available sources produced by other entities. While reasonable steps have been taken to insure the accuracy of the data, RMA does not guarantee the accuracy of the data. No claim is made for the actual existence of pollution at any site. This data does not constitute a legal opinion.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 12/31/2010  
Date Data Arrived at EDR: 01/04/2011  
Date Made Active in Reports: 01/17/2011  
Number of Days to Update: 13

Source: Rindt-McDuff Associates, Inc.  
Telephone: N/A  
Last EDR Contact: 03/14/2011  
Next Scheduled EDR Contact: 06/27/2011  
Data Release Frequency: Annually

### ***State and tribal landfill and/or solid waste disposal site lists***

#### **SWF/LF: Solid Waste Disposal Facilities**

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 03/15/2010  
Date Data Arrived at EDR: 05/12/2010  
Date Made Active in Reports: 07/09/2010  
Number of Days to Update: 58

Source: Department of Natural Resources  
Telephone: 404-362-2696  
Source: Center for GIS, Georgia Institute of Technology  
Telephone: 404-385-0900  
Last EDR Contact: 02/11/2011  
Next Scheduled EDR Contact: 05/23/2011  
Data Release Frequency: Semi-Annually

### ***State and tribal leaking storage tank lists***

#### **LUST: List of Leaking Underground Storage Tanks**

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 01/04/2011  
Date Data Arrived at EDR: 03/23/2011  
Date Made Active in Reports: 03/31/2011  
Number of Days to Update: 8

Source: Environmental Protection Division  
Telephone: 404-362-2687  
Last EDR Contact: 03/23/2011  
Next Scheduled EDR Contact: 07/04/2011  
Data Release Frequency: Quarterly

#### **INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land**

LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 02/04/2011  
Date Data Arrived at EDR: 02/04/2011  
Date Made Active in Reports: 03/21/2011  
Number of Days to Update: 45

Source: EPA Region 8  
Telephone: 303-312-6271  
Last EDR Contact: 01/31/2011  
Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Quarterly

#### **INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land**

LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 11/04/2009  
Date Data Arrived at EDR: 05/04/2010  
Date Made Active in Reports: 07/07/2010  
Number of Days to Update: 64

Source: EPA Region 7  
Telephone: 913-551-7003  
Last EDR Contact: 05/04/2010  
Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Varies

#### **INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land**

LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 02/03/2011  
Date Data Arrived at EDR: 02/04/2011  
Date Made Active in Reports: 03/21/2011  
Number of Days to Update: 45

Source: EPA Region 6  
Telephone: 214-665-6597  
Last EDR Contact: 01/31/2011  
Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Varies

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 09/01/2010	Source: EPA Region 1
Date Data Arrived at EDR: 11/05/2010	Telephone: 617-918-1313
Date Made Active in Reports: 01/28/2011	Last EDR Contact: 02/03/2011
Number of Days to Update: 84	Next Scheduled EDR Contact: 05/16/2011
	Data Release Frequency: Varies

### INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 02/03/2011	Source: EPA Region 10
Date Data Arrived at EDR: 02/04/2011	Telephone: 206-553-2857
Date Made Active in Reports: 03/21/2011	Last EDR Contact: 01/31/2011
Number of Days to Update: 45	Next Scheduled EDR Contact: 05/16/2011
	Data Release Frequency: Quarterly

### INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 01/31/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/01/2011	Telephone: 415-972-3372
Date Made Active in Reports: 03/21/2011	Last EDR Contact: 01/31/2011
Number of Days to Update: 48	Next Scheduled EDR Contact: 05/16/2011
	Data Release Frequency: Quarterly

### INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 08/27/2010	Source: EPA Region 4
Date Data Arrived at EDR: 08/30/2010	Telephone: 404-562-8677
Date Made Active in Reports: 10/04/2010	Last EDR Contact: 02/16/2011
Number of Days to Update: 35	Next Scheduled EDR Contact: 05/16/2011
	Data Release Frequency: Semi-Annually

### *State and tribal registered storage tank lists*

#### UST: Underground Storage Tank Database

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 09/14/2010	Source: Environmental Protection Division
Date Data Arrived at EDR: 09/21/2010	Telephone: 404-362-2687
Date Made Active in Reports: 11/29/2010	Last EDR Contact: 03/25/2011
Number of Days to Update: 69	Next Scheduled EDR Contact: 07/04/2011
	Data Release Frequency: Annually

#### AST: Above Ground Storage Tanks

A listing of LP gas tank site locations.

Date of Government Version: 03/03/2011	Source: Office of Insurance & Safety Fire Commissioner
Date Data Arrived at EDR: 03/04/2011	Telephone: 404-656-5875
Date Made Active in Reports: 03/11/2011	Last EDR Contact: 02/28/2011
Number of Days to Update: 7	Next Scheduled EDR Contact: 06/13/2011
	Data Release Frequency: Varies

#### INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/11/2010      Source: EPA Region 5  
Date Data Arrived at EDR: 02/11/2010      Telephone: 312-886-6136  
Date Made Active in Reports: 04/12/2010      Last EDR Contact: 01/31/2011  
Number of Days to Update: 60      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Varies

## INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 09/01/2010      Source: EPA, Region 1  
Date Data Arrived at EDR: 11/05/2010      Telephone: 617-918-1313  
Date Made Active in Reports: 01/28/2011      Last EDR Contact: 02/03/2011  
Number of Days to Update: 84      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Varies

## INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 02/03/2011      Source: EPA Region 10  
Date Data Arrived at EDR: 02/04/2011      Telephone: 206-553-2857  
Date Made Active in Reports: 03/21/2011      Last EDR Contact: 01/31/2011  
Number of Days to Update: 45      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Quarterly

## INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 11/01/2010      Source: EPA Region 7  
Date Data Arrived at EDR: 12/02/2010      Telephone: 913-551-7003  
Date Made Active in Reports: 01/28/2011      Last EDR Contact: 02/03/2011  
Number of Days to Update: 57      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Varies

## INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 02/04/2011      Source: EPA Region 8  
Date Data Arrived at EDR: 02/04/2011      Telephone: 303-312-6137  
Date Made Active in Reports: 03/21/2011      Last EDR Contact: 01/31/2011  
Number of Days to Update: 45      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Quarterly

## INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 01/31/2011      Source: EPA Region 9  
Date Data Arrived at EDR: 02/01/2011      Telephone: 415-972-3368  
Date Made Active in Reports: 03/21/2011      Last EDR Contact: 01/31/2011  
Number of Days to Update: 48      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Quarterly

## INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 02/03/2011      Source: EPA Region 6  
Date Data Arrived at EDR: 02/04/2011      Telephone: 214-665-7591  
Date Made Active in Reports: 03/21/2011      Last EDR Contact: 01/31/2011  
Number of Days to Update: 45      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Semi-Annually

### INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 08/27/2010      Source: EPA Region 4  
Date Data Arrived at EDR: 08/30/2010      Telephone: 404-562-9424  
Date Made Active in Reports: 10/04/2010      Last EDR Contact: 02/16/2011  
Number of Days to Update: 35      Next Scheduled EDR Contact: 05/16/2011  
Data Release Frequency: Semi-Annually

### FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010      Source: FEMA  
Date Data Arrived at EDR: 02/16/2010      Telephone: 202-646-5797  
Date Made Active in Reports: 04/12/2010      Last EDR Contact: 01/17/2011  
Number of Days to Update: 55      Next Scheduled EDR Contact: 05/02/2011  
Data Release Frequency: Varies

### **State and tribal institutional control / engineering control registries**

#### INST CONTROL: Public Record List

Sites on the Public Record Listing that have institutional controls or limitations on use are sites with Risk Reduction Standards of 3, 4, and 5.

Date of Government Version: 12/30/2010      Source: Department of Natural Resources  
Date Data Arrived at EDR: 02/17/2011      Telephone: 404-657-8600  
Date Made Active in Reports: 03/15/2011      Last EDR Contact: 02/14/2011  
Number of Days to Update: 26      Next Scheduled EDR Contact: 05/30/2011  
Data Release Frequency: Varies

### **State and tribal voluntary cleanup sites**

#### INDIAN VCP R1: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 09/01/2010      Source: EPA, Region 1  
Date Data Arrived at EDR: 01/05/2011      Telephone: 617-918-1102  
Date Made Active in Reports: 03/21/2011      Last EDR Contact: 04/05/2011  
Number of Days to Update: 75      Next Scheduled EDR Contact: 07/18/2011  
Data Release Frequency: Varies

#### INDIAN VCP R7: Voluntary Cleanup Priority Listing

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008      Source: EPA, Region 7  
Date Data Arrived at EDR: 04/22/2008      Telephone: 913-551-7365  
Date Made Active in Reports: 05/19/2008      Last EDR Contact: 04/20/2009  
Number of Days to Update: 27      Next Scheduled EDR Contact: 07/20/2009  
Data Release Frequency: Varies

#### VCP: Voluntary Cleanup Program site

Georgia's Voluntary Remediation Program Act was created to encourage voluntary investigation and remediation of contaminated properties.

Date of Government Version: 03/07/2011  
 Date Data Arrived at EDR: 03/08/2011  
 Date Made Active in Reports: 03/15/2011  
 Number of Days to Update: 7

Source: DNR  
 Telephone: 404-657-8600  
 Last EDR Contact: 03/08/2011  
 Next Scheduled EDR Contact: 06/20/2011  
 Data Release Frequency: Varies

***State and tribal Brownfields sites***

**BROWNFIELDS: Brownfields Public Record List**

The Brownfields Public Record lists properties where response actions under the Georgia Hazardous Site Reuse and Redevelopment Act are planned, ongoing or completed.

Date of Government Version: 12/30/2010  
 Date Data Arrived at EDR: 02/17/2011  
 Date Made Active in Reports: 03/15/2011  
 Number of Days to Update: 26

Source: Department of Natural Resources  
 Telephone: 404-657-8600  
 Last EDR Contact: 02/14/2011  
 Next Scheduled EDR Contact: 05/30/2011  
 Data Release Frequency: Varies

**ADDITIONAL ENVIRONMENTAL RECORDS**

***Local Brownfield lists***

**US BROWNFIELDS: A Listing of Brownfields Sites**

Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 12/29/2010  
 Date Data Arrived at EDR: 12/30/2010  
 Date Made Active in Reports: 03/21/2011  
 Number of Days to Update: 81

Source: Environmental Protection Agency  
 Telephone: 202-566-2777  
 Last EDR Contact: 03/29/2011  
 Next Scheduled EDR Contact: 07/11/2011  
 Data Release Frequency: Semi-Annually

***Local Lists of Landfill / Solid Waste Disposal Sites***

**ODI: Open Dump Inventory**

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985  
 Date Data Arrived at EDR: 08/09/2004  
 Date Made Active in Reports: 09/17/2004  
 Number of Days to Update: 39

Source: Environmental Protection Agency  
 Telephone: 800-424-9346  
 Last EDR Contact: 06/09/2004  
 Next Scheduled EDR Contact: N/A  
 Data Release Frequency: No Update Planned

**DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations**

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009  
 Date Data Arrived at EDR: 05/07/2009  
 Date Made Active in Reports: 09/21/2009  
 Number of Days to Update: 137

Source: EPA, Region 9  
 Telephone: 415-947-4219  
 Last EDR Contact: 03/28/2011  
 Next Scheduled EDR Contact: 07/11/2011  
 Data Release Frequency: No Update Planned

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### HIST LF: Historical Landfills

Landfills that were closed many years ago.

Date of Government Version: 01/15/2003	Source: Department of Natural Resources
Date Data Arrived at EDR: 01/20/2004	Telephone: 404-362-2696
Date Made Active in Reports: 02/06/2004	Last EDR Contact: 01/20/2004
Number of Days to Update: 17	Next Scheduled EDR Contact: N/A
	Data Release Frequency: Varies

### INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/03/2007	Telephone: 703-308-8245
Date Made Active in Reports: 01/24/2008	Last EDR Contact: 02/08/2011
Number of Days to Update: 52	Next Scheduled EDR Contact: 05/23/2011
	Data Release Frequency: Varies

### *Local Lists of Hazardous waste / Contaminated Sites*

#### US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 12/03/2010	Source: Drug Enforcement Administration
Date Data Arrived at EDR: 12/30/2010	Telephone: 202-307-1000
Date Made Active in Reports: 02/16/2011	Last EDR Contact: 03/08/2011
Number of Days to Update: 48	Next Scheduled EDR Contact: 06/20/2011
	Data Release Frequency: Quarterly

#### DEL SHWS: Delisted Hazardous Site Inventory Listing

A listing of sites delisted from the Hazardous Site Inventory.

Date of Government Version: 07/01/2010	Source: Department of Natural Resources
Date Data Arrived at EDR: 07/26/2010	Telephone: 404-657-8636
Date Made Active in Reports: 09/09/2010	Last EDR Contact: 04/07/2011
Number of Days to Update: 45	Next Scheduled EDR Contact: 10/18/2010
	Data Release Frequency: Annually

#### US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/01/2007	Source: Drug Enforcement Administration
Date Data Arrived at EDR: 11/19/2008	Telephone: 202-307-1000
Date Made Active in Reports: 03/30/2009	Last EDR Contact: 03/23/2009
Number of Days to Update: 131	Next Scheduled EDR Contact: 06/22/2009
	Data Release Frequency: No Update Planned

### *Local Land Records*

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## LIENS 2: CERCLA Lien Information

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 11/09/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 11/16/2010	Telephone: 202-564-6023
Date Made Active in Reports: 02/16/2011	Last EDR Contact: 01/31/2011
Number of Days to Update: 92	Next Scheduled EDR Contact: 05/16/2011
	Data Release Frequency: Varies

## LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005	Source: Department of the Navy
Date Data Arrived at EDR: 12/11/2006	Telephone: 843-820-7326
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 02/22/2011
Number of Days to Update: 31	Next Scheduled EDR Contact: 06/06/2011
	Data Release Frequency: Varies

## *Records of Emergency Release Reports*

### HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 12/31/2010	Source: U.S. Department of Transportation
Date Data Arrived at EDR: 01/05/2011	Telephone: 202-366-4555
Date Made Active in Reports: 02/25/2011	Last EDR Contact: 04/05/2011
Number of Days to Update: 51	Next Scheduled EDR Contact: 07/18/2011
	Data Release Frequency: Annually

### SPILLS: Spills Information

Oil or Hazardous Material Spills or Releases.

Date of Government Version: 12/31/2010	Source: Department of Natural Resources
Date Data Arrived at EDR: 01/21/2011	Telephone: 404-656-6905
Date Made Active in Reports: 02/23/2011	Last EDR Contact: 04/04/2011
Number of Days to Update: 33	Next Scheduled EDR Contact: 07/18/2011
	Data Release Frequency: Quarterly

## *Other Ascertainable Records*

### RCRA-NonGen: RCRA - Non Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 02/17/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/19/2010	Telephone: (404) 562-8651
Date Made Active in Reports: 05/17/2010	Last EDR Contact: 04/05/2011
Number of Days to Update: 87	Next Scheduled EDR Contact: 07/18/2011
	Data Release Frequency: Varies

### DOT OPS: Incident and Accident Data

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 10/13/2010  
Date Data Arrived at EDR: 12/10/2010  
Date Made Active in Reports: 02/25/2011  
Number of Days to Update: 77

Source: Department of Transportation, Office of Pipeline Safety  
Telephone: 202-366-4595  
Last EDR Contact: 02/11/2011  
Next Scheduled EDR Contact: 05/23/2011  
Data Release Frequency: Varies

### DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005  
Date Data Arrived at EDR: 11/10/2006  
Date Made Active in Reports: 01/11/2007  
Number of Days to Update: 62

Source: USGS  
Telephone: 703-692-8801  
Last EDR Contact: 01/21/2011  
Next Scheduled EDR Contact: 05/02/2011  
Data Release Frequency: Semi-Annually

### FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 08/12/2010  
Date Made Active in Reports: 12/02/2010  
Number of Days to Update: 112

Source: U.S. Army Corps of Engineers  
Telephone: 202-528-4285  
Last EDR Contact: 03/15/2011  
Next Scheduled EDR Contact: 06/27/2011  
Data Release Frequency: Varies

### CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 10/01/2010  
Date Data Arrived at EDR: 10/29/2010  
Date Made Active in Reports: 01/28/2011  
Number of Days to Update: 91

Source: Department of Justice, Consent Decree Library  
Telephone: Varies  
Last EDR Contact: 04/04/2011  
Next Scheduled EDR Contact: 07/18/2011  
Data Release Frequency: Varies

### ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 02/25/2011  
Date Data Arrived at EDR: 03/16/2011  
Date Made Active in Reports: 03/21/2011  
Number of Days to Update: 5

Source: EPA  
Telephone: 703-416-0223  
Last EDR Contact: 03/16/2011  
Next Scheduled EDR Contact: 08/27/2011  
Data Release Frequency: Annually

### UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 09/14/2010  
Date Data Arrived at EDR: 10/21/2010  
Date Made Active in Reports: 01/28/2011  
Number of Days to Update: 99

Source: Department of Energy  
Telephone: 505-845-0011  
Last EDR Contact: 03/04/2011  
Next Scheduled EDR Contact: 06/13/2011  
Data Release Frequency: Varies

### MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 08/04/2010  
Date Data Arrived at EDR: 09/09/2010  
Date Made Active in Reports: 12/02/2010  
Number of Days to Update: 84

Source: Department of Labor, Mine Safety and Health Administration  
Telephone: 303-231-5959  
Last EDR Contact: 03/09/2011  
Next Scheduled EDR Contact: 06/20/2011  
Data Release Frequency: Semi-Annually

### TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 12/17/2010  
Date Made Active in Reports: 03/21/2011  
Number of Days to Update: 94

Source: EPA  
Telephone: 202-566-0250  
Last EDR Contact: 03/01/2011  
Next Scheduled EDR Contact: 06/13/2011  
Data Release Frequency: Annually

### TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2006  
Date Data Arrived at EDR: 09/29/2010  
Date Made Active in Reports: 12/02/2010  
Number of Days to Update: 64

Source: EPA  
Telephone: 202-260-5521  
Last EDR Contact: 03/29/2011  
Next Scheduled EDR Contact: 07/11/2011  
Data Release Frequency: Every 4 Years

### FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances  
Telephone: 202-566-1667  
Last EDR Contact: 02/28/2011  
Next Scheduled EDR Contact: 06/13/2011  
Data Release Frequency: Quarterly

### FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA  
Telephone: 202-566-1667  
Last EDR Contact: 02/28/2011  
Next Scheduled EDR Contact: 06/13/2011  
Data Release Frequency: Quarterly

### HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Date Data Arrived at EDR: 03/01/2007  
Date Made Active in Reports: 04/10/2007  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: 202-564-2501  
Last EDR Contact: 12/17/2007  
Next Scheduled EDR Contact: 03/17/2008  
Data Release Frequency: No Update Planned

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/01/2007	Telephone: 202-564-2501
Date Made Active in Reports: 04/10/2007	Last EDR Contact: 12/17/2008
Number of Days to Update: 40	Next Scheduled EDR Contact: 03/17/2008
	Data Release Frequency: No Update Planned

### SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2009	Source: EPA
Date Data Arrived at EDR: 12/10/2010	Telephone: 202-564-4203
Date Made Active in Reports: 02/25/2011	Last EDR Contact: 01/31/2011
Number of Days to Update: 77	Next Scheduled EDR Contact: 05/16/2011
	Data Release Frequency: Annually

### ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 01/07/2011	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/21/2011	Telephone: 202-564-5088
Date Made Active in Reports: 03/21/2011	Last EDR Contact: 03/28/2011
Number of Days to Update: 59	Next Scheduled EDR Contact: 07/11/2011
	Data Release Frequency: Quarterly

### PADS: PCB Activity Database System

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 11/01/2010	Source: EPA
Date Data Arrived at EDR: 11/10/2010	Telephone: 202-566-0500
Date Made Active in Reports: 02/16/2011	Last EDR Contact: 01/21/2011
Number of Days to Update: 98	Next Scheduled EDR Contact: 05/02/2011
	Data Release Frequency: Annually

### MLTS: Material Licensing Tracking System

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 03/18/2010	Source: Nuclear Regulatory Commission
Date Data Arrived at EDR: 04/06/2010	Telephone: 301-415-7169
Date Made Active in Reports: 05/27/2010	Last EDR Contact: 03/14/2011
Number of Days to Update: 51	Next Scheduled EDR Contact: 06/27/2011
	Data Release Frequency: Quarterly

### RADINFO: Radiation Information Database

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/11/2011  
Date Data Arrived at EDR: 01/13/2011  
Date Made Active in Reports: 02/16/2011  
Number of Days to Update: 34

Source: Environmental Protection Agency  
Telephone: 202-343-9775  
Last EDR Contact: 04/13/2011  
Next Scheduled EDR Contact: 07/25/2011  
Data Release Frequency: Quarterly

## FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 04/14/2010  
Date Data Arrived at EDR: 04/16/2010  
Date Made Active in Reports: 05/27/2010  
Number of Days to Update: 41

Source: EPA  
Telephone: (404) 562-9900  
Last EDR Contact: 03/14/2011  
Next Scheduled EDR Contact: 06/27/2011  
Data Release Frequency: Quarterly

## RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995  
Date Data Arrived at EDR: 07/03/1995  
Date Made Active in Reports: 08/07/1995  
Number of Days to Update: 35

Source: EPA  
Telephone: 202-564-4104  
Last EDR Contact: 06/02/2008  
Next Scheduled EDR Contact: 09/01/2008  
Data Release Frequency: No Update Planned

## BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2007  
Date Data Arrived at EDR: 02/25/2010  
Date Made Active in Reports: 05/12/2010  
Number of Days to Update: 76

Source: EPA/NTIS  
Telephone: 800-424-9346  
Last EDR Contact: 03/01/2011  
Next Scheduled EDR Contact: 06/13/2011  
Data Release Frequency: Biennially

## NPDES: NPDES Wastewater Permit List

A listing of NPDES wastewater permits issued by the Watershed Protection Branch.

Date of Government Version: 01/27/2011  
Date Data Arrived at EDR: 02/15/2011  
Date Made Active in Reports: 02/23/2011  
Number of Days to Update: 8

Source: Department of Natural Resources  
Telephone: 404-362-2680  
Last EDR Contact: 02/15/2011  
Next Scheduled EDR Contact: 05/30/2011  
Data Release Frequency: Varies

## DRYCLEANERS: Drycleaner Database

A list of drycleaners in the state. The listing includes drycleaner facilities, that use perchloroethylene, that responded to the Notification of Compliance Status forms. It also includes those businesses that are pick-up stores only and do not conduct dry cleaning on site.

Date of Government Version: 09/18/2009  
Date Data Arrived at EDR: 09/18/2009  
Date Made Active in Reports: 10/09/2009  
Number of Days to Update: 21

Source: Department of Natural Resources  
Telephone: 404-363-7000  
Last EDR Contact: 03/18/2011  
Next Scheduled EDR Contact: 05/30/2011  
Data Release Frequency: Varies

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### AIRS: Permitted Facility & Emissions Listing

A listing of permitted Air facilities and emissions data.

Date of Government Version: 12/31/2008	Source: Department of Natural Resources
Date Data Arrived at EDR: 03/01/2011	Telephone: 404-363-7000
Date Made Active in Reports: 03/16/2011	Last EDR Contact: 02/28/2011
Number of Days to Update: 15	Next Scheduled EDR Contact: 06/13/2011
	Data Release Frequency: Varies

### TIER 2: Tier 2 Data Listing

A listing of facilities which store or manufacture hazardous materials and submit a chemical inventory report.

Date of Government Version: 12/31/2009	Source: Department of Natural Resources
Date Data Arrived at EDR: 09/24/2010	Telephone: 404-656-4852
Date Made Active in Reports: 11/24/2010	Last EDR Contact: 03/07/2011
Number of Days to Update: 61	Next Scheduled EDR Contact: 06/20/2011
	Data Release Frequency: Varies

### INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2005	Source: USGS
Date Data Arrived at EDR: 12/08/2006	Telephone: 202-208-3710
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 01/21/2011
Number of Days to Update: 34	Next Scheduled EDR Contact: 05/02/2011
	Data Release Frequency: Semi-Annually

### SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 08/31/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 09/01/2010	Telephone: 615-532-8599
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 02/22/2011
Number of Days to Update: 92	Next Scheduled EDR Contact: 05/09/2011
	Data Release Frequency: Varies

### FINANCIAL ASSURANCE: Financial Assurance Information Listing

A listing of financial assurance information for underground storage tank facilities.

Date of Government Version: 09/14/2010	Source: Department of Natural Resources
Date Data Arrived at EDR: 09/21/2010	Telephone: 404-362-4892
Date Made Active in Reports: 11/24/2010	Last EDR Contact: 03/25/2011
Number of Days to Update: 64	Next Scheduled EDR Contact: 07/04/2011
	Data Release Frequency: Annually

### FEDLAND: Federal and Indian Lands

Federally and Indian administered lands of the United States. Lands included are administered by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 12/31/2005	Source: U.S. Geological Survey
Date Data Arrived at EDR: 02/06/2006	Telephone: 888-275-8747
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 01/21/2011
Number of Days to Update: 339	Next Scheduled EDR Contact: 05/02/2011
	Data Release Frequency: N/A

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### PCB TRANSFORMER: PCB Transformer Registration Database

The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 01/01/2008	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/18/2009	Telephone: 202-566-0517
Date Made Active in Reports: 05/29/2009	Last EDR Contact: 02/04/2011
Number of Days to Update: 100	Next Scheduled EDR Contact: 05/16/2011
	Data Release Frequency: Varies

### COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 08/17/2010	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/03/2011	Telephone: N/A
Date Made Active in Reports: 03/21/2011	Last EDR Contact: 03/18/2011
Number of Days to Update: 77	Next Scheduled EDR Contact: 06/27/2011
	Data Release Frequency: Varies

### COAL ASH DOE: Sleam-Electric Plan Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005	Source: Department of Energy
Date Data Arrived at EDR: 08/07/2009	Telephone: 202-586-8719
Date Made Active in Reports: 10/22/2009	Last EDR Contact: 01/18/2011
Number of Days to Update: 76	Next Scheduled EDR Contact: 05/02/2011
	Data Release Frequency: Varies

### COAL ASH: Coal Ash Disposal Site Listing

A listing of coal ash landfills.

Date of Government Version: 08/30/2010	Source: Department of Natural Resources
Date Data Arrived at EDR: 08/30/2010	Telephone: 404-362-2537
Date Made Active in Reports: 09/09/2010	Last EDR Contact: 02/07/2011
Number of Days to Update: 10	Next Scheduled EDR Contact: 05/23/2011
	Data Release Frequency: Varies

## **EDR PROPRIETARY RECORDS**

### *EDR Proprietary Records*

#### Manufactured Gas Plants: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A	Source: EDR, Inc.
Date Data Arrived at EDR: N/A	Telephone: N/A
Date Made Active in Reports: N/A	Last EDR Contact: N/A
Number of Days to Update: N/A	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

#### CT MANIFEST: Hazardous Waste Manifest Data

Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 12/31/2007  
Date Data Arrived at EDR: 08/26/2009  
Date Made Active in Reports: 09/11/2009  
Number of Days to Update: 16

Source: Department of Environmental Protection  
Telephone: 860-424-3375  
Last EDR Contact: 02/25/2011  
Next Scheduled EDR Contact: 06/06/2011  
Data Release Frequency: Annually

#### NJ MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 07/22/2010  
Date Made Active in Reports: 08/26/2010  
Number of Days to Update: 35

Source: Department of Environmental Protection  
Telephone: N/A  
Last EDR Contact: 01/21/2011  
Next Scheduled EDR Contact: 05/02/2011  
Data Release Frequency: Annually

#### NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 12/31/2010  
Date Data Arrived at EDR: 02/09/2011  
Date Made Active in Reports: 03/04/2011  
Number of Days to Update: 23

Source: Department of Environmental Conservation  
Telephone: 518-402-8651  
Last EDR Contact: 02/09/2011  
Next Scheduled EDR Contact: 05/23/2011  
Data Release Frequency: Annually

#### PA MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2008  
Date Data Arrived at EDR: 12/01/2009  
Date Made Active in Reports: 12/14/2009  
Number of Days to Update: 13

Source: Department of Environmental Protection  
Telephone: 717-783-8990  
Last EDR Contact: 04/04/2011  
Next Scheduled EDR Contact: 07/06/2011  
Data Release Frequency: Annually

#### RI MANIFEST: Manifest information

Hazardous waste manifest information

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 07/19/2010  
Date Made Active in Reports: 08/26/2010  
Number of Days to Update: 38

Source: Department of Environmental Management  
Telephone: 401-222-2797  
Last EDR Contact: 02/28/2011  
Next Scheduled EDR Contact: 06/13/2011  
Data Release Frequency: Annually

#### WI MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2009  
Date Data Arrived at EDR: 07/06/2010  
Date Made Active in Reports: 07/26/2010  
Number of Days to Update: 20

Source: Department of Natural Resources  
Telephone: N/A  
Last EDR Contact: 03/21/2011  
Next Scheduled EDR Contact: 07/04/2011  
Data Release Frequency: Annually

**Oil/Gas Pipelines:** This data was obtained by EDR from the USGS in 1994. It is referred to by USGS as GeoData Digital Line Graphs from 1:100,000-Scale Maps. It was extracted from the transportation category including some oil, but primarily gas pipelines.

**Electric Power Transmission Line Data**

Source: Rextag Strategies Corp.

Telephone: (281) 769-2247

U.S. Electric Transmission and Power Plants Systems Digital GIS Data

**Sensitive Receptors:** There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

**AHA Hospitals:**

Source: American Hospital Association, Inc.

Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

**Medical Centers: Provider of Services Listing**

Source: Centers for Medicare & Medicaid Services

Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

**Nursing Homes**

Source: National Institutes of Health

Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

**Public Schools**

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

**Private Schools**

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

**Daycare Centers: Child Care Centers**

Source: Department of Human Resources

Telephone: 404-651-5562

**Flood Zone Data:** This data, available in select counties across the country, was obtained by EDR in 2003 & 2009 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

**NWI:** National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

**Scanned Digital USGS 7.5' Topographic Map (DRG)**

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### STREET AND ADDRESS INFORMATION

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# GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

## GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

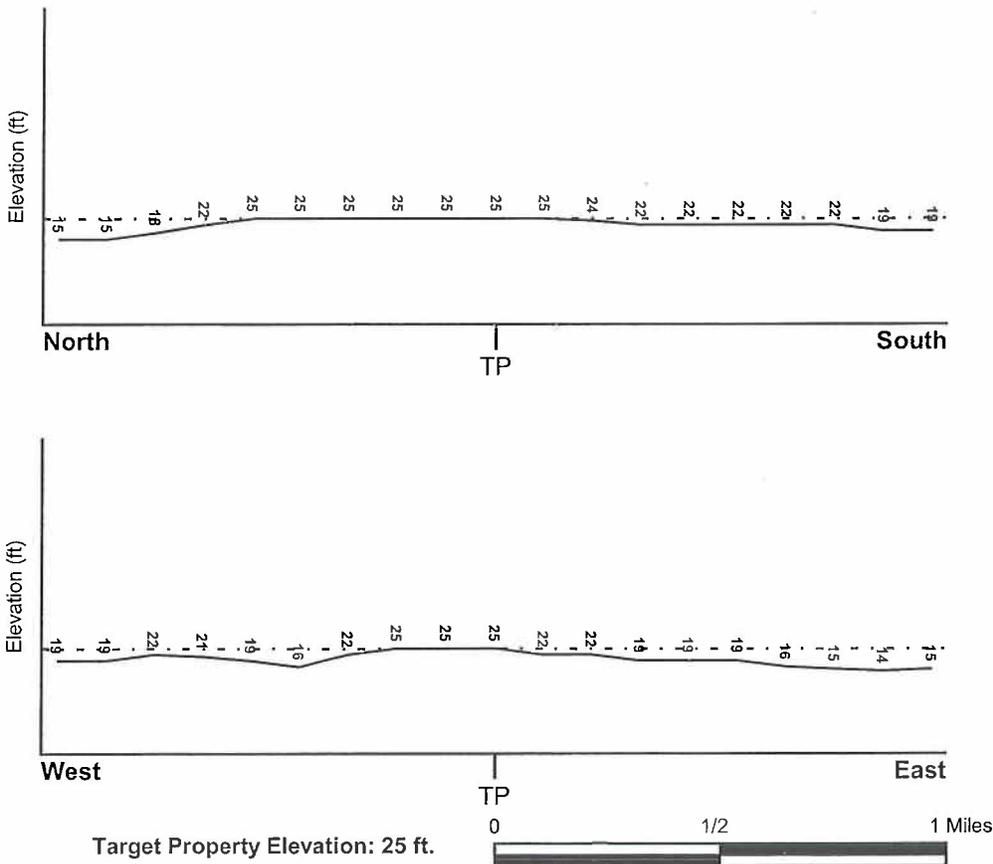
## TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

## TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General SE

## SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

## GEOCHECK® - PHYSICAL SETTING SOURCE ADDENDUM

### TARGET PROPERTY ADDRESS

VILLAGE AT WINDING RD.,LP-ST. MARYS  
WINDING RD.  
SAINT MARYS, GA 31558

### TARGET PROPERTY COORDINATES

Latitude (North): 30.78610 - 30° 47' 10.0"  
Longitude (West): 81.6127 - 81° 36' 45.7"  
Universal Tranverse Mercator: Zone 17  
UTM X (Meters): 441376.0  
UTM Y (Meters): 3405874.2  
Elevation: 25 ft. above sea level

### USGS TOPOGRAPHIC MAP

Target Property Map: 30081-G5 HARRIETTS BLUFF, GA  
Most Recent Revision: 1994  
  
West Map: 30081-G6 KINGSLAND, GA  
Most Recent Revision: 1993

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

### **FEMA FLOOD ZONE**

<u>Target Property County</u> CAMDEN, GA	FEMA Flood <u>Electronic Data</u> YES - refer to the Overview Map and Detail Map
Flood Plain Panel at Target Property:	13039C - FEMA DFIRM Flood data
Additional Panels in search area:	Not Reported

### **NATIONAL WETLAND INVENTORY**

<u>NWI Quad at Target Property</u> HARRIETTS BLUFF	NWI Electronic <u>Data Coverage</u> YES - refer to the Overview Map and Detail Map
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### HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

### **AQUIFLOW®**

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
Not Reported		

## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

### GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

#### ROCK STRATIGRAPHIC UNIT

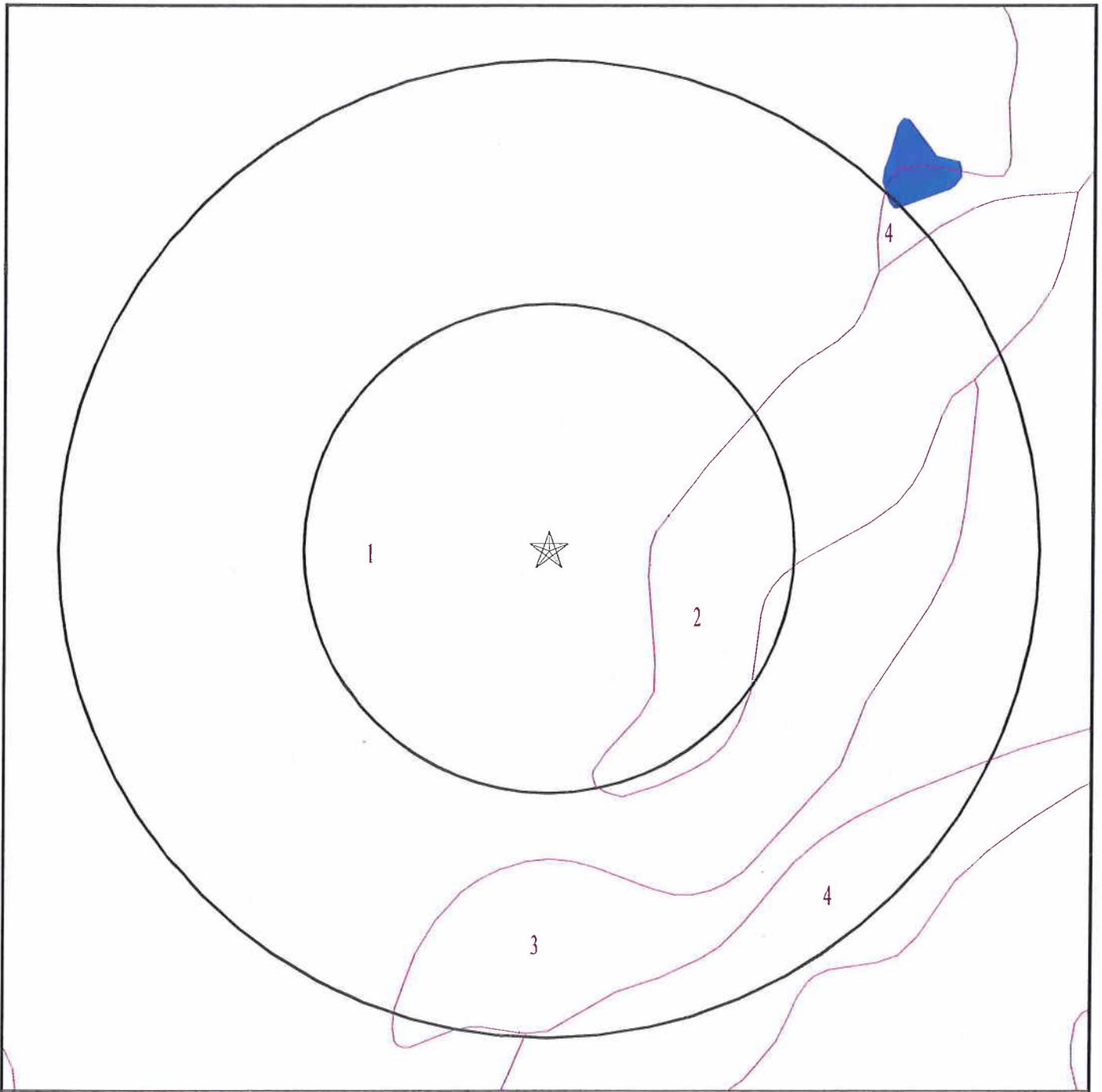
Era:	Cenozoic
System:	Quaternary
Series:	Holocene
Code:	Qh <i>(decoded above as Era, System &amp; Series)</i>

#### GEOLOGIC AGE IDENTIFICATION

Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

# SSURGO SOIL MAP - 3042289.2s



- ★ Target Property
- ∩ SSURGO Soil
- ∩ Water



SITE NAME: Village At Winding Rd., Ip-St. Marys  
ADDRESS: Winding Rd.  
Saint Marys GA 31558  
LAT/LONG: 30.7861 / 81.6127

CLIENT: Geotechnical & Envtl. Cons.  
CONTACT: Tameka Gordon  
INQUIRY #: 3042289.2s  
DATE: April 15, 2011 11:10 am

## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

#### Soil Map ID: 1

Soil Component Name: Mandarin

Soil Surface Texture: fine sand

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Somewhat poorly drained

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: Moderate

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 77 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	18 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6
2	18 inches	33 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6
3	33 inches	61 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6
4	61 inches	79 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6

## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

**Soil Map ID: 2**

Soil Component Name: Rutlege

Soil Surface Texture: sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Very poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 8 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	14 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6
2	14 inches	70 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6

**Soil Map ID: 3**

Soil Component Name: Pottsburg

Soil Surface Texture: sand

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Somewhat poorly drained

## GEOCHECK<sup>®</sup> - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 84 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6
2	9 inches	62 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6
3	62 inches	79 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6

**Soil Map ID: 4**

Soil Component Name: Pelham

Soil Surface Texture: loamy sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
A2	USGS2278602	1/2 - 1 Mile SSW

### FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No PWS System Found		

Note: PWS System location is not always the same as well location.

### STATE DATABASE WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
A1	0000001123	1/2 - 1 Mile SSW

## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 15 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	25 inches	loamy sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5
2	25 inches	40 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5
3	40 inches	75 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5

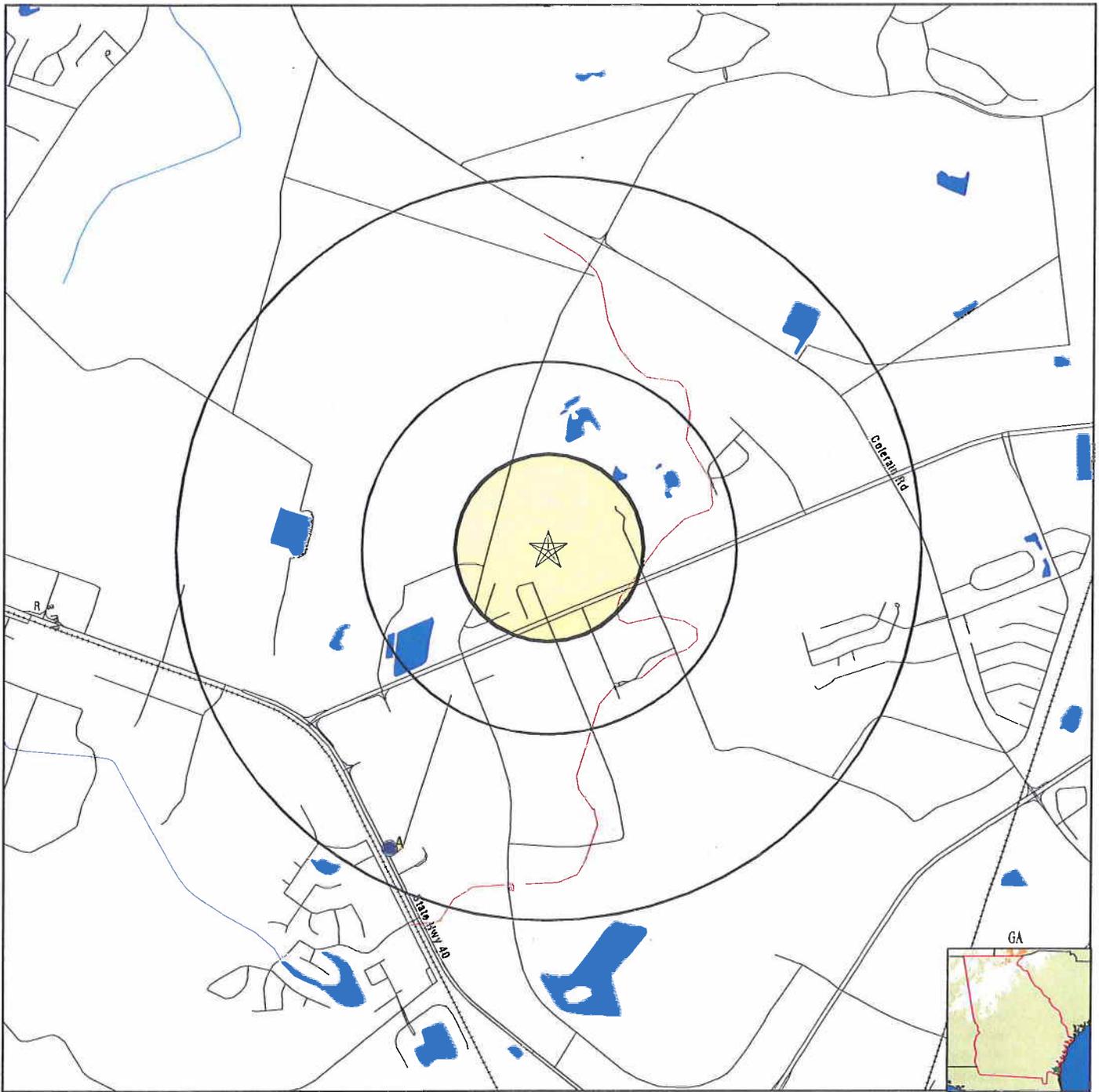
### LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

### WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

# PHYSICAL SETTING SOURCE MAP - 3042289.2s



- County Boundary
- Major Roads
- Contour Lines
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons

- Groundwater Flow Direction
- Wildlife Areas
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location



<p><b>SITE NAME:</b> Village At Winding Rd., Ip-St. Marys  <b>ADDRESS:</b> Winding Rd.                  Saint Marys GA 31558  <b>LAT/LONG:</b> 30.7861 / 81.6127</p>	<p><b>CLIENT:</b> Geotechnical &amp; Envtl. Cons.  <b>CONTACT:</b> Tameka Gordon  <b>INQUIRY #:</b> 3042289.2s  <b>DATE:</b> April 15, 2011 11:10 am</p>
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## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID  
Direction  
Distance  
Elevation

Database      EDR ID Number

**A1**  
**SSW**      **GA WELLS**      **0000001123**  
1/2 - 1 Mile  
Lower

Well #:	33E002	County FIPS:	039
Remarks:	RAYONIER, INC		
Latitude:	304627	Longitude:	0813712
Altitude:	22.00	Depth:	474
Depth to bottom of Casing:	80.00	Diameter of Casing:	4.00
Casing Material:	Not Reported	Discharge:	Not Reported
Type of Openings:	Open hole	Date Built:	1930
Depth to top of this open interval:			80.00
Depth to bottom of this open interval:			474.00
Primary Use:	Unused		
Aquifer:	MIOCENE - LOWER MIOCENE		

**A2**  
**SSW**      **FED USGS**      **USGS2278602**  
1/2 - 1 Mile  
Lower

Agency cd:	USGS	Site no:	304627081371201
Site name:	33E002		
Latitude:	304627	EDR Site id:	USGS2278602
Longitude:	0813712	Dec lat:	30.77440174
Dec lon:	-81.61982256	Coor meth:	M
Coor accr:	F	Latlong datum:	NAD27
Dec latlong datum:	NAD83	District:	13
State:	13	County:	039
Country:	US	Land net:	Not Reported
Location map:	HARRIETTS BLUFF	Map scale:	24000
Altitude:	22.00		
Altitude method:	Interpolated from topographic map		
Altitude accuracy:	2.5		
Altitude datum:	National Geodetic Vertical Datum of 1929		
Hydrologic:	St. Marys, Florida, Georgia. Area = 1610 sq.mi.		
Topographic:	Not Reported		
Site type:	Ground-water other than Spring	Date construction:	19300101
Date inventoried:	Not Reported	Mean greenwich time offset:	EST
Local standard time flag:	N		
Type of ground water site:	Single well, other than collector or Ranney type		
Aquifer Type:	Confined multiple aquifers		
Aquifer:	Not Reported		
Well depth:	474	Hole depth:	474
Source of depth data:	Not Reported		
Project number:	Not Reported		
Real time data flag:	0	Daily flow data begin date:	0000-00-00
Daily flow data end date:	0000-00-00	Daily flow data count:	0
Peak flow data begin date:	0000-00-00	Peak flow data end date:	0000-00-00
Peak flow data count:	0	Water quality data begin date:	1984-11-02
Water quality data end date:	1990-05-15	Water quality data count:	3
Ground water data begin date:	1958-01-01	Ground water data end date:	2000-09-11
Ground water data count:	21		

## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Ground-water levels, Number of Measurements: 21

Date	Feet below Surface	Feet to Sealevel	Date	Feet below Surface	Feet to Sealevel
2000-09-11	-1.51		2000-08-03	1.22	
1998-05-15	-10.68		1995-05-15	-9.04	
1990-05-15	-5.83		1989-05-17	-6.50	
1988-10-21	-6.78		1986-10-20	-7.60	
1985-05-15	-6.00		1985-05-14	-7.00	
1984-11-02	-7.21		1984-09-24	-6.25	
1984-05-23	-12.70		1983-11-11	-7.55	
1983-05-11	-13.50		1982-10-20	-10.15	
1982-05-12	-8.80		1980-05-05	-9.27	
1973-11-28	-11.63		1973-10-11	-12.41	
1958-01-01	-20.20				

## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

### AREA RADON INFORMATION

Federal EPA Radon Zone for CAMDEN County: 3

Note: Zone 1 indoor average level > 4 pCi/L.  
 : Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.  
 : Zone 3 indoor average level < 2 pCi/L.

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Federal Area Radon Information for Zip Code: 31558

Number of sites tested: 5

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	0.240 pCi/L	100%	0%	0%
Living Area - 2nd Floor	Not Reported	Not Reported	Not Reported	Not Reported
Basement	Not Reported	Not Reported	Not Reported	Not Reported

# PHYSICAL SETTING SOURCE RECORDS SEARCHED

## TOPOGRAPHIC INFORMATION

### USGS 7.5' Digital Elevation Model (DEM)

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

### Scanned Digital USGS 7.5' Topographic Map (DRG)

Source: United States Geologic Survey

A digital raster graphic (DRG) is a scanned image of a U.S. Geological Survey topographic map. The map images are made by scanning published paper maps on high-resolution scanners. The raster image is georeferenced and fit to the Universal Transverse Mercator (UTM) projection.

## HYDROLOGIC INFORMATION

**Flood Zone Data:** This data, available in select counties across the country, was obtained by EDR in 2003 & 2009 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

**NWI:** National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

## HYDROGEOLOGIC INFORMATION

### AQUIFLOW<sup>R</sup> Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

## GEOLOGIC INFORMATION

### Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

### STATSGO: State Soil Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services

The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

### SSURGO: Soil Survey Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

# PHYSICAL SETTING SOURCE RECORDS SEARCHED

## LOCAL / REGIONAL WATER AGENCY RECORDS

### FEDERAL WATER WELLS

#### PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

#### PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

#### USGS Water Wells: USGS National Water Inventory System (NWIS)

This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

### STATE RECORDS

#### Georgia Public Supply Wells

Source: Georgia Department of Community Affairs

Telephone: 404-894-0127

#### USGS Georgia Water Wells

Source: USGS, Georgia District Office

Telephone: 770-903-9100

#### DNR Managed Lands

Source: Department of Natural Resources

Telephone: 706-557-3032

This dataset provides 1:24,000-scale data depicting boundaries of land parcels making up the public lands managed by the Georgia Department of Natural Resources (GDNR). It includes polygon representations of State Parks, State Historic Parks, State Conservation Parks, State Historic Sites, Wildlife Management Areas, Public Fishing Areas, Fish Hatcheries, Natural Areas and other specially-designated areas. The data were collected and located by the Georgia Department of Natural Resources. Boundaries were digitized from survey plats or other information.

## OTHER STATE DATABASE INFORMATION

### RADON

#### Area Radon Information

Source: USGS

Telephone: 703-356-4020

The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey.

The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

#### EPA Radon Zones

Source: EPA

Telephone: 703-356-4020

Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

### OTHER

#### Airport Landing Facilities: Private and public use landing facilities

Source: Federal Aviation Administration, 800-457-6656

#### Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration

## PHYSICAL SETTING SOURCE RECORDS SEARCHED

### STREET AND ADDRESS INFORMATION

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**APPENDIX G:  
Record of Communications &  
Interviews**

**GEC**

Suggested Format for User Interview Questionnaire

Date: April 11, 2010

PropertyName: The Villages At Winding Road

Name, Address, and Telephone Number of User:

W. H. Gross

P. O.Box 365

Kingsland, GA 31548

(912) 729-3564

Name of Interviewer: Paula Lower

1. Does the user have in his/her possession or control any title records for the Property?

No

Yes

If Yes, please provide information below and attach copies of title records to the User Interview Questionnaire.

Warranty Deed attached.

2. Is the user aware of any environmental liens?

No

Yes

If Yes, please provide information below and attach any copies of evidence of environmental liens to the User Interview Questionnaire.

3. Is the user aware of any deed restrictions, engineering or institutional controls, or other activity and use limitations for the Property?

No

Yes

If Yes, please provide information below and attach any copies of evidence of activity and use limitations to the User Interview Questionnaire.

4. Does the user possess any actual or specialized knowledge or experience that is material to any potential recognized environmental conditions in connection with the Property?

No

Yes

If Yes, please provide information below.

5. Is the user aware of any commonly known or reasonably ascertainable information within the local community that is material to any potential recognized environmental conditions in connection with the Property?

No

Yes

If Yes, please provide information below.

6. What is the user's reason for having the Phase I site assessment performed?

Purchase

Lease

Loan

Pre-sale assessment

Tax credits

Other (please explain below)

7. If the Property is being purchased, is the purchase price of the Property:

Less than the fair market value

More than the fair market value

The same as the fair market value

Relationship to the fair market value is unknown

If the purchase price is *less than* the fair market value, is the user aware of any reason, environmental or otherwise, which would explain the differential?

No

Yes

If Yes, please provide information below

Camden County, Georgia  
Real Estate Transfer Tax

Paid \$ 222.90  
Date May 26, 2004

STATE OF GEORGIA  
Camden County

Deputy Clerk of Superior Court  
Please return to:  
Smith & Floyd  
Attorneys at Law  
P. O. Drawer 766  
St. Marys, GA 31558

I hereby certify that this instrument  
was filed for record in the Clerk's  
office, Superior Court, said County on  
the 25<sup>th</sup> day of May 2004  
at 9:30 o'clock a.m. and recorded  
in Book No. 1048 Page 393-394  
the 25<sup>th</sup> day of May 2004

Prof. Park J

6109  
STATE OF GEORGIA  
COUNTY OF CAMDEN

DCSC

1048-393

WARRANTY DEED

THIS INDENTURE, made this 25<sup>th</sup> day of May, 2004,  
between BCAD, INC., a Georgia corporation, of the first part, and  
W.H. GROSS CONSTRUCTION COMPANY, a Georgia corporation, of the  
second part.

WITNESSETH: that the said party of the first part, for and  
in consideration of the sum of \$10.00 and other valuable  
considerations, in hand paid at and before the sealing and  
delivery of these presents, the receipt whereof is hereby  
acknowledged, has granted, bargained, sold and conveyed, and by  
these presents does grant, bargain, sell and convey unto the said  
party of the second part, its successors and assigns, all that  
lot, tract, or parcel of land lying and being in the City of St.  
Marys, 29th G. M. District, Camden County, Georgia, more  
particularly described as follows:

TO ARRIVE AT A POINT OF BEGINNING, from a point in the  
easterly right-of-way line of Winding Road (80-foot  
right-of-way) which is at the northwest corner of Lot 5  
of South Georgia Professional Park Phase II, as shown  
on that plat recorded in Plat Cabinet 2, File No. 187-  
H, Camden County, Georgia, records, extend North 13°  
51' 20" East along the easterly right-of-way line of  
Winding Road 60 feet to an iron pipe which is the point  
of beginning; AND FROM SAID POINT OF BEGINNING, running  
North 13° 51' 20" East along the easterly right-of-way  
line of Winding Road 196.19 feet to an iron pipe;  
thence, running North 67° 05' 36" East 1484.55 feet to  
an iron pipe; thence, running South 22° 56' 39" East  
450 feet to an iron pipe in the northerly line of a 60-  
foot right-of-way for the city of St. Marys sewer  
system, as described in Deed Book 668, page 571,  
aforesaid records; thence, running South 67° 05' 36"  
West along the northerly line of said right-of-way  
971.05 feet to an iron pipe; thence, running in a  
westerly direction along the arc of a curve concave to  
the north and having a radius of 720.01 feet, along  
said northerly right-of-way, a chord distance of 454.09  
feet to an iron pipe (the bearing of the aforesaid  
chord being South 85° 28' 28" West); thence, running  
North 76° 08' 40" West along the northerly line of said  
right-of-way 250.02 feet to an iron pipe which is the  
point of beginning. Containing 14.88 acres, more or

survey by Ernest R. Bennett, Jr., Georgia Registered Surveyor No. 2893, dated April 22, 2004.

SUBJECT NEVERTHELESS to covenants and easements of record, if any.

TO HAVE AND TO HOLD the said bargained premises, together with all and singular the rights, members and appurtenances thereof, to the same being, belonging or in anywise appertaining, to the only proper use, benefit and behoof of the said party of the second part, its successors and assigns, forever, IN FEE SIMPLE.

And the said party of the first part, for itself, its successors and assigns, will warrant and forever defend the right and title to the above described property unto the said party of the second part, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said party of the first part has executed this deed and affixed its seal through its duly authorized officers, the day and year first above written.

BCAD, INC.

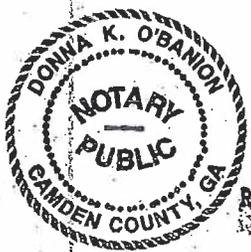
By: Richard L Brandon (SEAL)  
Its President

Attest: Kathleen Z Brandon (SEAL)  
Its Secretary

Signed, sealed, and delivered in the presence of:

Maryland Bingham  
Witness

Donna K O'Banion  
Notary Public



RECORDED MAY 26 2004  
GRANTOR: BCAD, INC. GRANTEE: ...  
Timothy Head  
CAMDEN COUNTY, GEORGIA

MY COMMISSION EXPIRES 2-19-2005

04/13/2011 13:27 GEC

FAX 478 757 1608

P.002/003

# GEC

GEOTECHNICAL & ENVIRONMENTAL  
CONSULTANTS, INC.

April 13, 2011

APR 23, 2011 VIA FACSIMILE: (912) 673-6416

**SUBJECT:** Information Questionnaire - Fire & HAZMAT Responses  
Village at Winding Road  
Winding Road  
St. Mary's, Camden County, Georgia  
GEC Job #110220.210

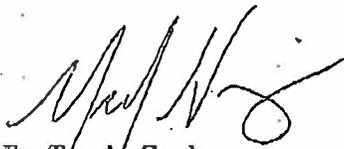
Attention: Robert T. Horton  
City of St. Mary's Fire Department

Geotechnical & Environmental Consultants, Inc. (GEC) is currently conducting a Phase I Environmental Site Assessment (ESA) on the above referenced site located east of Winding road, north of Kings Bay road and west of Tranquility Drive in the city of St. Mary's, GA. For the purposes of our assessment, please mark and/or briefly answer the following questions and return to GEC via fax at 478-757-1608 or email at [tgordon@gecconsultants.com](mailto:tgordon@gecconsultants.com).

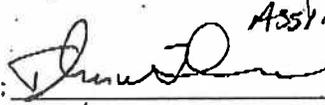
1. Is there any record of environmentally related fires, hazardous materials responses, or additional known environmental concerns at the subject property or in the immediate site vicinity?  
( ) Yes; (  ) No; If Yes, please elaborate.  
\_\_\_\_\_
2. Are you aware of any storage tanks (above or underground) currently or formerly located on the subject property or adjacent to it? ( ) Yes; (  ) No If Yes, please elaborate.  
\_\_\_\_\_
3. Are you aware of any site history, including its past usage and/or any past tenants (i.e. businesses) and their current/former usage of the property?  
No  
\_\_\_\_\_

The subject property is noted on the attached location map. Thanks for your assistance in this matter. If you have any questions or desire any further information, please contact our office.

Sincerely,

  
For Tameka Gordon  
Environmental Specialist

Form Completed by:

 Asst. Chief  
Print: THOMAS LACKNER  
Date: 4/19/11

# GEC

GEOTECHNICAL & ENVIRONMENTAL  
CONSULTANTS, INC.

April 13, 2011

VIA FACSIMILE: (912) 729-6793

**SUBJECT: Information Questionnaire** – Environmental Health Responses  
Village at Winding Road  
Winding Road  
St. Mary's, Camden County, Georgia  
**GEC Job #110220.210**

*Attention:* **Environmental Health  
Camden County Environmental Health Department**

Geotechnical & Environmental Consultants, Inc. (GEC) is currently conducting a Phase I Environmental Site Assessment (ESA) on the above referenced site located east of Winding road, north of Kings Bay road and west of Tranquility Drive in the city of St. Mary's, GA. For the purposes of our assessment, please mark and/or briefly answer the following questions and return to GEC via fax at 478-757-1608 or email at [awohlrabe@geconsultants.com](mailto:awohlrabe@geconsultants.com).

1. Is there any record of environmental/health responses or other known environmental concerns at the subject property or in the immediate site vicinity?  
 Yes;  No      If Yes, please elaborate.

---

---

2. Utilities serving the subject property. Mark all that apply.  
 city water       well water       unknown/do not know  
 city sewer       septic system  
 previous water well on site?       previous septic system on site?

3. Please elaborate if you are aware of any site history such as past tenants and/or past property usage?

---

---

The subject property is noted on the attached location map. Thanks for your assistance in this matter. If you have any questions or desire any further information, please contact our office.

Sincerely,



**Tameka Gordon  
Environmental Specialist**

Form Completed by: \_\_\_\_\_

Print: \_\_\_\_\_

Date: \_\_\_\_\_

# Send Result Report



MFP

TASKalfa 420i

Firmware Version 2KS\_2F00.005.004 2010.04.13

04/20/2011 09:51  
[2KS\_1000.005.001] [2KS\_1100.001.002] [2KS\_7000.005.001]

Job No.: 024856

Total Time: 0°00'42"

Page: 003

## Complete

Document: doc02485620110420095031

# GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS

FAX NO. (478) 757-1608

### FACSIMILE TRANSMITTAL SHEET

<b>TO:</b> Environmental Health	<b>FROM:</b> Mark Harris
<b>COMPANY:</b> Camden County Department of Health	<b>DATE:</b> April 18, 2011
<b>FAX NUMBER:</b> (912) 729-6056	<b>TOTAL NO. OF PAGES INCLUDING COVER</b> 3
<b>PHONE NUMBER:</b> 912-729-6012	<b>SENDER'S REFERENCE NUMBER:</b> 110220.210
<b>RE: INFORMATION REQUEST FOR PROPOSED ST. MARY'S SITE</b>	

No.	Date and Time	Destination	Times	Type	Result	Resolution/ECM
001	04/20/11 09:51	19127296056	0°00'42"	FAX	OK	200x100 Normal/On

# GEC

GEOTECHNICAL & ENVIRONMENTAL  
CONSULTANTS, INC.

June 8, 2011

VIA FACSIMILE: (912) 729-8793

SUBJECT: Information Questionnaire – Environmental Health Responses  
Village at Winding Road  
Winding Road  
St. Mary's, Camden County, Georgia  
GEC Job #110220.210

Attention: Mr. Terry Ferrell  
Camden County Environmental Health Department

Geotechnical & Environmental Consultants, Inc. (GEC) is currently conducting a Phase I Environmental Site Assessment (ESA) on the above referenced site located east of Winding road, north of Kings Bay road and west of Tranquility Drive in the city of St. Mary's, GA. For the purposes of our assessment, please mark and/or briefly answer the following questions and return to GEC via fax at 478-757-1608 or email at [awohlrahe@geconsultants.com](mailto:awohlrahe@geconsultants.com).

Is there any record of environmental/health responses or other known environmental concerns at the subject property or in the immediate site vicinity?

( ) Yes;  No

If Yes, please elaborate.

Utilities serving the subject property. Mark all that apply.

- ( ) city water                      ( ) well water
- unknown/do not know
- ( ) city sewer                      ( ) septic system
- ( ) previous water well on site?
- ( ) previous septic system on site?

Please elaborate if you are aware of any site history such as past tenants and/or past property usage?

City water & sewer nearby, but not available at present.  
No record of ~~water~~ water well or septic

The subject property is noted on the attached location map. Thanks for your assistance in this matter. If you have any questions or desire any further information, please contact our office.

Sincerely,



For Tameka Gordon  
Environmental Specialist

Form Completed by: Terry Ferrell

Print: Terry Ferrell

Date: 6/8/11



**CITY OF ST. MARYS**

418 OSBORNE STREET  
ST. MARYS, GEORGIA 31558

TELEPHONE: 912-510-4032 FAX: 912-510-4014  
PLANNING, BUILDING AND ZONING DEPARTMENT: 912-510-4032  
\*\*\*

Roger A. Weaver, Planning and Building Director

roger.weaver@ci.st-marys.ga.us

Georgia Department of Community Affairs  
Office of Affordable Housing  
60 Executive Park South NE  
Atlanta, GA 30329

May 27, 2011

RE: Zoning Certification for 2.06 acres adjacent to the Village on a portion of Parcel Number 121 077 located off Winding Road, in St. Marys, Camden County, Georgia

To Whom it May Concern:

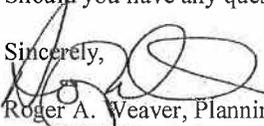
Please be advised that the property referenced above is currently zoned R-3, Medium and High Density Multifamily Residential District, as according to the official zoning map of the City of St. Marys, Georgia. The designation allows for the construction and operation of multifamily apartment units in accordance with Part III, Chapter 110, Article II, Division 2, Sec. 110-64 of the St. Marys, Georgia, Code of Ordinances.

The City of St. Marys is aware that the applicant may be requesting HOME funds. In accordance, the project will not be developing any prime or unique farmland.

There are no outstanding zoning violations with this property at the current time. All development plans will require review and conformance with all city regulations for zoning, construction codes, and any other regulations existing at the time of development as applicable.

Should you have any questions on the above, please contact this office.

Sincerely,

  
Roger A. Weaver, Planning and Building Director  
City of St. Marys





BOBBY MARR  
*Public Works Director*



TELEPHONE  
912/882-4415  
FAX: 912/673-6681

DEPARTMENT OF PUBLIC WORKS  
418 OSBORNE STREET \* ST. MARYS, GEORGIA 31558

June 9, 2011

W.H. Gross Construction Co.  
P.O. Box 365  
Kingsland, Georgia 31548

RE: Water and Sewer Availability  
Village at Winding Road  
Located on Parcel Numbers 121-077, 121- 077A and 121- 077B located off Winding  
Road, in St. Marys, Camden County, Georgia

To Whom It May Concern:

Please be advised that water and sanitary sewer capacities are available to Tax Map Parcel No. 121-077, 121-077A and 121-077B. The proposed development is within the City of St. Marys Service Delivery Strategy Area, see attached map. The extension of water and sanitary sewer to the above referenced property will be the responsibility of the developer and subject to Georgia EPD approval as well as the City of St. Marys.

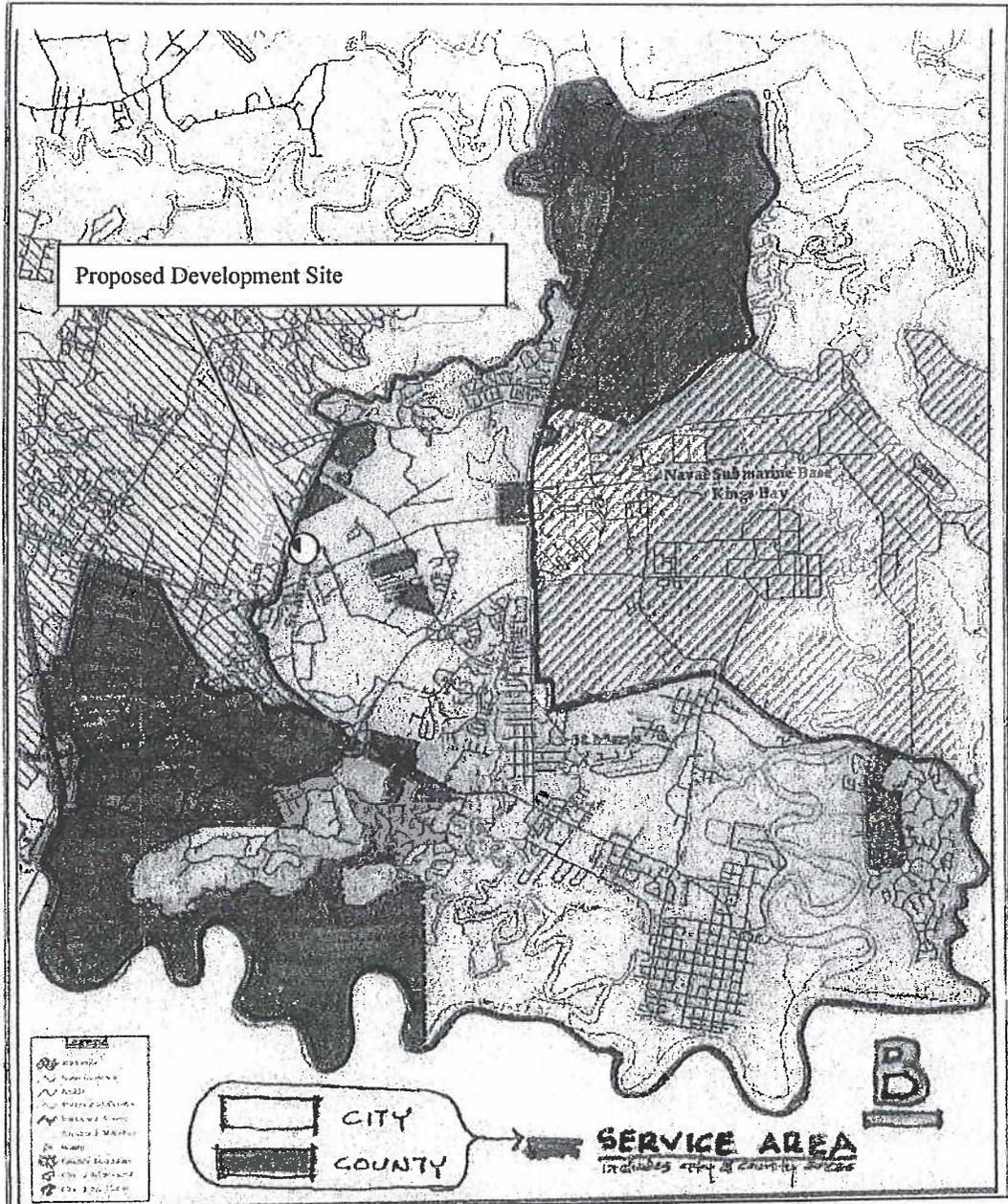
If you have any questions please feel free to give me a call.

Thanks,

A handwritten signature in black ink, appearing to read "Bobby Marr", with a long horizontal flourish extending to the right.

Bobby Marr

Public Works Director



Proposed Development Site

Naval Submarine Base  
Kings Bay

- Legend**
- Water
  - Highway
  - Road
  - City Boundary
  - County Boundary
  - Water
  - City Boundary
  - City Boundary
  - City Boundary

CITY  
COUNTY

**SERVICE AREA**  
Includes city & county services

**B**

**CITY OF ST. MARYS MAP B**

Solid Red Line is Service Delivery Area for Services covered by this Map.

135 North Gross Road  
Kingsland, Georgia 31548



May 5, 2011

W. H. Gross Construction Company  
P.O. Box 365  
Kingsland, GA 31548

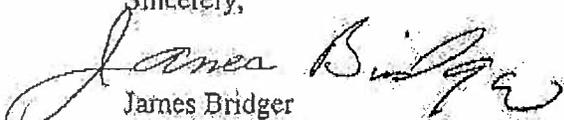
Attn: Bill Gross

RE: Village at Winding Rd.  
50 Units

In response to your request concerning the availability and capacity of electrical service for the above referenced project, we have power available at Winding Rd. Electrical service will be in accordance with the Rates, Rules, and Regulations as set forth by the Georgia Public Service Commission. Also when plans are available, please submit them to us to insure that the project can be served within the Georgia Power Company policy cost guidelines. It is possible that there could be additional costs based on the details shown in the plans.

Please call the engineer, James Bridger at 912/576-6012 if you have questions.

Sincerely,

  
James Bridger  
Power Delivery

**APPENDIX H:  
Author Credentials,  
Documentation of Qualification as  
an Environmental Professional**

## Thomas E. Driver, P.E.

President/Senior Engineer

### Professional Memberships

- American Society of Civil Engineers
- National Society of Professional Engineers
- Georgia Society of Professional Engineers
- Consulting Engineers Council of Georgia
- American Consulting Engineers Council
- American Concrete Institute

### Education

- Bachelor of Civil Engineering, Auburn University, 1983

### Experience

Mr. Driver has over 27 years of experience in the fields of environmental and geotechnical engineering and construction quality control and assurance testing. Mr. Driver is the founder and President of Geotechnical & Environmental Consultants, Inc. and is responsible for the overall operation of the firm. In addition, Mr. Driver also assumes project duties and acts as Senior Engineer on numerous projects.

### Environmental Experience

- Senior Engineer responsible for over 1,000 Phase I/Phase II Environmental Site Assessments in Georgia.
- Project or Senior Engineer responsible for closure testing on over 100 UST removal projects throughout the southeast.
- Project or Senior Engineer responsible for preparation and implementation of Corrective Action Plans on over 50 confirmed UST contamination sites throughout Georgia and Alabama.
- Senior Engineer for design of SPCC and SWPPP plans throughout Georgia.

### Geotechnical & Construction Related Experience

- **Georgia National Fairgrounds, Perry, Georgia** – Provided construction quality control testing services overview including numerous buildings. Special construction techniques included inspection of drilled piers for uplift control.
- **Quad/Graphics Printing Plant, Thomaston, Georgia** – Senior engineer for geotechnical design and construction quality control for ultimately over one million square foot plant. Special services included auger cast pile design and monitoring, detail rock contouring, settlement analysis and monitoring, pavement design, percolation field assessment, and wetlands evaluation.

### Professional Registrations

- Alabama #16513
- Florida #67040
- Georgia #17394
- Kentucky #25290
- North Carolina #19125
- South Carolina #26429
- Tennessee #103642

### Continuing Education

- Hazwoper Training
- Inspecting Buildings for Asbestos Containing Materials
- Landfill Design Short Course
- Leaking Underground Storage Tank Workshop
- Pile and Pier Analysis, Design and Installation
- Real Estate Transaction Environmental Evaluation Training
- SPCC Outreach Program Seminar
- NPDES Construction Permitting Qualified Personnel Training
- Site Analysis for On-Site Sewage Disposal
- Design of Roller Compacted Concrete Dams
- In-Situ Soil Improvement using Geopier Foundations
- Level 1B Certified Inspector for Georgia NPDES General Permit for Construction Activities

# GEC

## Solid Waste Experience

- **CQA Engineer of Record for the following Subtitle D projects:**
  - Atkinson County Landfill
  - City of Fitzgerald Landfill
  - Clayton County Landfill
  - Forsyth County Landfill
  - Habersham County Landfill
  - Hall County Landfill
  - Houston County MSW Landfill
  - Southern States Landfill
  - Telfair County Landfill
  - Tifton/Tift County Landfill
  - Toombs County Landfill
  - Washington County Landfill
  
- **Senior Engineer for Hydrogeological Site Assessments for the following facilities:**
  - Dillon Road Landfill Solid Waste Facility
  - Effingham County Landfill Solid Waste Facility
  - Greene County Landfill Solid Waste Facility
  - Griffin Construction & Demolition Landfill Facility
  - Habersham County Landfill Solid Waste Facility
  - Houston County MSW Landfill Solid Waste Facility
  - Interstate Paper Landfill Solid Waste Facility
  - Johnson County Landfill Solid Waste Facility
  - Medusa Cement Industrial Waste Landfill Facility
  - Pulaski County Landfill Solid Waste Facility
  - Spalding County Sanitary Landfill Expansion
  - Statesboro Solid Waste Landfill Facility
  - Taylor County Landfill Solid Waste Facility
  - Washington County Landfill Solid Waste Facility
  - Wilcox County Landfill Solid Waste Facility
  
- **Senior Engineer for Groundwater and/or Methane Monitoring Well Installation and/or Monitoring:**
  - Burke County Landfill
  - Chadwick Road Landfill
  - City of Barnesville Landfill
  - City of LaGrange Landfill
  - Crawford County Landfill
  - Greene County Landfill
  - Macon County Landfill
  - Monroe County Landfill
  - Peach County Landfill
  - Twiggs/Wilkinson County Landfill
  - Wilcox County Landfill

- **CQA Engineer of Record for Landfill Closure**

- Dodge County Landfill
- Effingham County Landfill
- Englehard Landfill
- Evans Clay Landfill
- Laurens County Landfill
- Peach County Landfill
- Pike County Landfill
- Treutlen-Wheeler County Landfill
- Wilcox County Landfill

# Mary A. Brooks

Wetlands Services Director/Senior Environmental Specialist

## Education

- A.A. Degree, Santa Fe Community College, Gainesville, Florida, 1988
- Bachelor of Science, Resource Conservation, University of Florida, 1990

## Continuing Education

- U.S. Department of Housing and Urban Development – Environmental Review Procedures for Responsible Entities, February 2-4, 2010
- Georgia Environmental Conference, August 26-28, 2009
- NPDES Permit Requirements: Plain & Simple How to Comply with Permits & Minimize Financial Liabilities, October 11, 2007
- Middle Georgia Safety & Environmental Conference, July 28, 2006
- Atlas Systems, March 30, 2005
- Southeast and Georgia Wetlands & Water Law (Several Years)
- Georgia's NPDES General Permit for Construction – Home Builders Association of Georgia, August 24, 2000
- Wetlands and 404 Permitting, Several Years since 1998
- Stormwater Permitting – Middle Georgia Chapter of the Georgia Society of Professional Engineers, October 27, 1998
- Permeability/Hydraulic Conductivity & Triaxial Testing, January, 1997
- Permeability/Hydraulic Conductivity and Triaxial Testing – Boat Longyear, December 12-13, 1996
- The Real Mold Issue: What's Your Facility Risk? Audio Conference, October 2004

## Professional Memberships

- Society of Wetland Scientists
- American Water Resources Association, Inc.
- Bleckley Leadership Training
- Leadership Macon
- Macon Chamber of Commerce Safety and Environmental Committee – Past Chairperson
- Bleckley County Chamber of Commerce Board
- Environmental Information Association Georgia Chapter

## Certifications

- EPA Lead Renovation, Repair & Painting, October 23, 2009
- NHI-142005 NEPA & Transportation Decision Making, May, 2009
- Lead Inspector #1394, GEPD 60 INSO 0709 5930
- Asbestos Inspector #11589
- NITON XRF Analyzer, February 8, 2007
- Miners Safety Training (MNSHA) 30 CFR Part 46, November 2001
- DOT Worksite Erosion Control Supervisor
- 8-Hour Hazardous Materials/Waste Site Operations, Updates (Yearly)
- 40-Hour Hazardous Materials/Waste Site, March, 1992
- First Aid Training
- CPR Training

The logo for GEC, consisting of the letters 'GEC' in a large, bold, serif font.

## Experience

Mary A. Brooks, is a Senior Environmental Specialist for the Macon office. Mary graduated from the University of Florida with a bachelor's degree in Resource Conservation in 1990. Mary has twenty years of experience in the consulting field. She has played the primary management and development role in providing all consulting services that pertain to natural and water resources, including surface water identification, all Clean Water Act/404 assessments, including wetlands services. Serving as the Wetland Services Director, she is responsible for all operations associated with delivery of wetland services including their identification, delineation, and management, as well as overseeing the quality assurance, wetlands personnel development, and playing a major role in market development for GEC. Mary has worked with local issuing authorities in an attempt to establish wetland banks to promulgate existing industries in those areas. As a part of the Department of Community Affairs Tax Credit Application process she has worked with several clients to determine if they have wetlands on their property, and if so, to what extent. As a result, she has written approximately 65 Housing and Urban Development Applications, which include the results of those wetland delineations if warranted, and the completion of the Housing and Urban Development Authority's 8-step wetland process. Mary's responsibilities also include keeping current on the state and federal regulations pertaining to wetlands and consulting as needed with clients and potential clients on these regulations. Mary has also work on Watershed Assessment and Watershed Protection Plans as well as conduct the annual biological sampling including macroinvertebrate and fisheries sampling as required. In addition to being the Wetlands Services Director, she is a Senior Environmental Professional, ASTM E.P., a Lead-Based Paint Inspector, and an Asbestos Inspector.

The logo for GEC, consisting of the letters 'GEC' in a large, bold, serif font.

# Tameka Gordon

## Environmental Specialist

### Education

- Associate of Science in Business Administration, Macon State College, 2007
- Pursuing a Bachelor's of Science in Business & Information Technology, major track in Management, Macon State College, Macon, Georgia

### Continuing Education

- Environmental Data Resources, Inc. Due Diligence at Dawn Worksho, Atlanta, 2005
- 40-Hour Hazardous Waste Site Training, Certification 2008
- 8-Hour Hazardous Waste Site Training, Updates (Yearly)
- Phase I Environmental Site Assessments, Certification 2009
- HUD – Environmental Review Procedures for Responsible Entities Training, 2010
- Environmental Due Diligence 101 (EDD 101), Certificate 2010
- Vapor Encroachment Screening on Property Involved in Real Estate Transactions, 2010

### Experience

Tameka has six years experience and related education in general business, research, and writing techniques. For the past six years she has worked directly in the environmental field, providing project management and environmental consulting services. Her environmental field experience has included Phase I environmental site assessments, Georgia Department of Community Affairs (DCA) and Housing and Urban Development guided environmental assessments, and field sampling. She has performed a number of Georgia Board of Education school site assessments and hazard assessments utilizing the ALOHA (Areal Locations of Hazardous Atmospheres) computer program designed especially for the use by people responding to chemical releases, as well as for emergency planning and training. Tameka has performed numerous Board of Regent's GEPA (Georgia Environmental Policy Act) / NEPA (National Environmental Policy Act) site assessments for University and College projects in surrounding counties. Tameka is a member of the Women in Affordable Housing Network and Macon's Young Professional Network. She serves on the board for Leadership Macon with the Macon-Bibb County Chamber of Commerce.

### Professional Memberships

- Leadership Macon
- Macon Chamber of Commerce Young Professional Network
- Women in Affordable Housing Network

The logo for GEC, consisting of the letters 'GEC' in a large, bold, serif font.

**APPENDIX I:  
Previous Phase I Environmental  
Reports**

**GEC**

**Not Applicable – No previous Phase I Environmental Report/s was/were available, provided, or reviewed for this DCA Phase I ESA.**

**GEC**

**APPENDIX J:**  
**Noise Assessment Documentation**

**GEC**

**Worksheet A  
Site Evaluation**

**Noise Assessment Guidelines**

Site Location

WINDING ROAD  
Program

Project Name

VILLAGE AT WINDING ROAD  
Locality

File Number

ST. MARY'S, CAMDEN

Sponsor's Name

Phone

Street Address

City, State

	Acceptability Category	DNL	Predicted for Operations in Year
1. Roadway Noise	ACCEPTABLE	<65	2021 NO MAJOR ROADS WITHIN 1000 FEET
2. Aircraft Noise	ACCEPTABLE	<55	2011 65dB CONTOUR 2.6 MILES SEPARATE
3. Railway Noise	ACCEPTABLE	<65	2011 NO RAILWAYS WITHIN 3000 FEET
		<65	

} PER MAPS

Value of DNL for all noise sources: (see page 3 for combination procedure)

Final Site Evaluation (circle one)

Acceptable

Normally Unacceptable

Unacceptable

ALL LOCATIONS ARE LESS THAN 65 DNL  
THEREFORE NO EXTERIOR OR INTERIOR  
NOISE MITIGATION IS REQUIRED PER  
GUIDELINES (NAG).

Signature

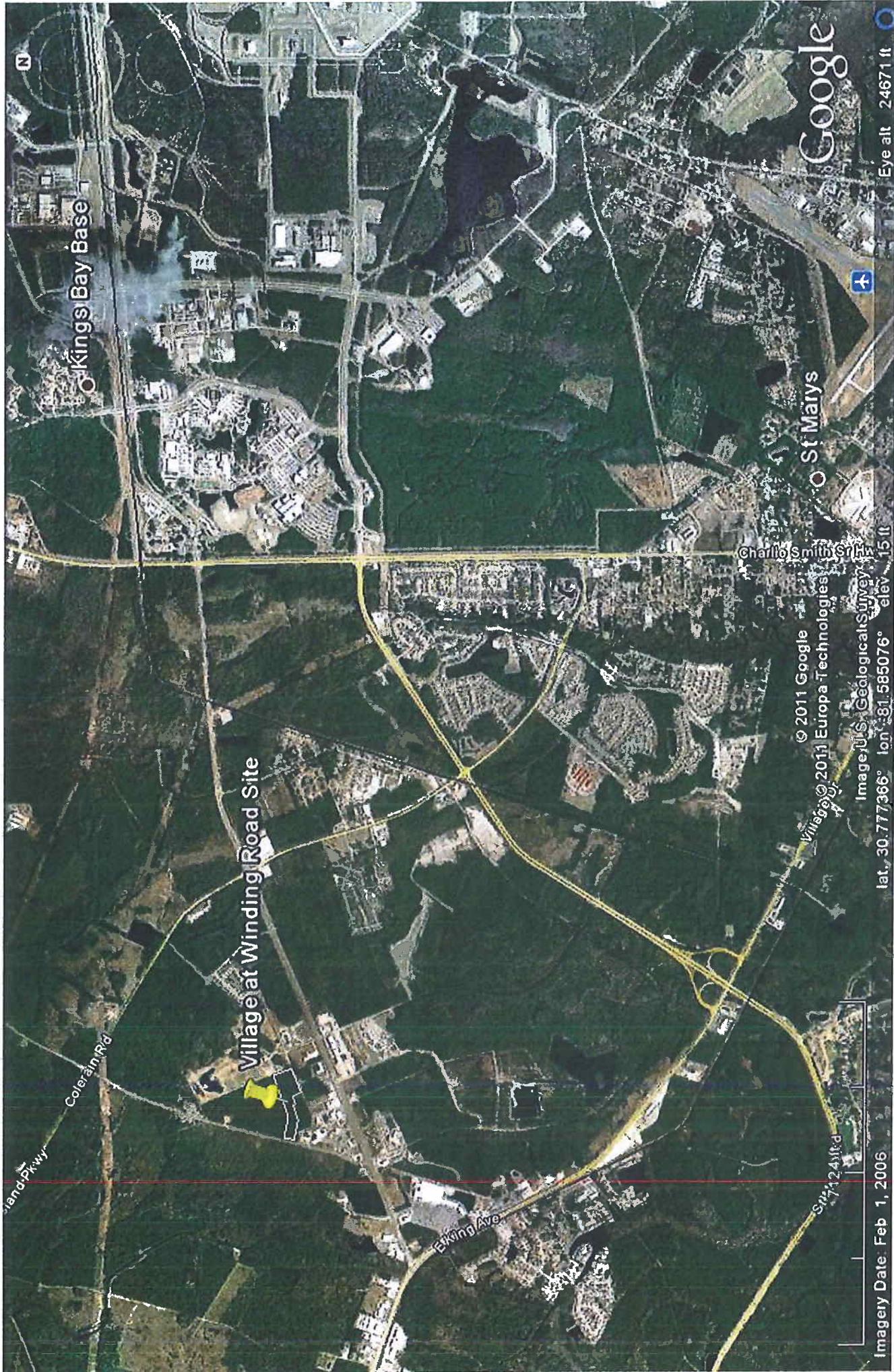
*Cynthia EHL*

Date

4/22/11

Clip this worksheet to the top of a package containing Worksheets B-E and Workcharts 1-7 that are used in the site evaluations

*WED 4/22/11*



Google

Eye alt 24671 ft

© 2011 Google

© 2011 Europa Technologies

Image US Geological Survey

lat. 30.777366° lon. -81.585076° elev. 15 ft

Imagery Date: Feb 1, 2006

# ALL NALS

List all major roads within 1000 feet of the site:

1. NO MAJOR ROADS WITHIN 1000 FEET OF SITE PER MAPS

2: \_\_\_\_\_

3: \_\_\_\_\_

4: \_\_\_\_\_

**Necessary Information:**

Road 1      Road 2      Road 3      Road 4

1. Distance in feet from the NAL to the edge of the road

N/A

a. nearest lane

b. farthest lane

c. average (effective distance)

2. Distance to stop sign

3. Road gradient in percent

4. Average speed in mph

a. Automobiles

b. heavy trucks - uphill

c. heavy trucks - downhill

5. 24 hour average number of automobiles and medium trucks in both directions (ADT)

a. automobiles

b. medium trucks

c. effective ADT (a + (10xb))

6. 24 hour average number of heavy trucks

a. uphill

b. downhill

c. total

7. Fraction of nighttime traffic (10 p.m. to 7 a.m.)

8. Traffic projected for what year?

2021

< 65

Omar H. H. H.

4/22/2011

ALL NALS

Worksheet B  
Aircraft Noise

Noise Assessment Guidelines

List all airports within 15 miles of the site:

1. ST MARYS AIRPORT 3.4 MILES SE
  2. FERNANDINA BEACH MUNICIPAL 14.5 MILES SE
  3. NO OTHER CIVIL OR MILITARY AIRPORTS WITHIN 15 MILES OF SITE PER MAPS
- (CIVIL AIRPORTS OVER 5 MILES ARE NOT CONSIDERED PER GUIDELINES (NAC))

Necessary Information:

	Airport 1	Airport 2	Airport 3
1. Are DNL, NEF or CNR contours available? (yes/no)	No	N/A	
2. Any supersonic aircraft operations? (yes/no)	No		
3. Estimating approximate contours from Figure 3:			
a. number of nighttime jet operations	N/A		
b. number of daytime jet operations	0.66		
c. effective number of operations (10 times a + b)	0.66		
d. distance A for 65 dB	1330		
70dB			
75 dB			
e. distance B for 65 dB	5000		
70 dB			
75 dB			
4. Estimating DNL from Table 2:			
a. distance from 65 dB contour to flight path, D <sup>1</sup>			
b. distance from NAL to flight path, D <sup>2</sup>			
c. D <sup>2</sup> divided by D <sup>1</sup>			
d. DNL	< 55		
5. Operations projected for what year?	2011	2011	
6. Total DNL from all airports		< 55	

SITE 2.6 MILES NW OF 65 dB CONTOUR

Signed

*[Signature]*

Date

4/22/2011

airports without supersonic aircraft is as follows:

Determine the "effective" number of jet operations at the airport by first multiplying the number of nighttime jet operations by 10.

Then add the number of daytime jet operations to obtain an effective total (see Example 3, page 4).

On a map of the area showing the principal runways, mark the location of the site and, using the diagram and charts of Figure 3 on page 5, construct approximate DNL contours of 65, 70, and 75 dB for the major runways and flight paths most likely to affect the site. (see Figure 2, page 5.)

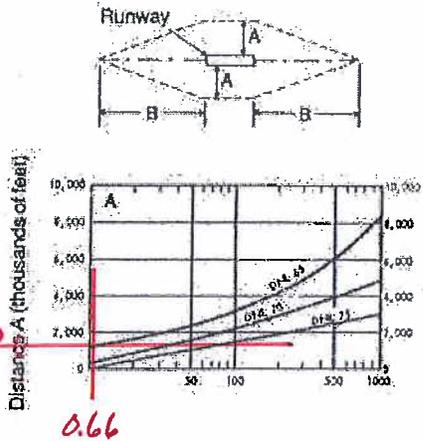
Although a site may be Acceptable for exposure to aircraft noise; exposure to other sources of noise, when combined with the aircraft noise, may make the site Unacceptable. Therefore, if necessary, values of aircraft noise exposure less than 65 dB can be estimated from Table 2. Scale the shortest

distance  $D^2$  from the NAL to the flight path, as in Figure 2. Scale the distance  $D^1$  from the 65 dB contour to the flight path. Divide  $D^2$  by  $D^1$  and enter this value into the following table to find the approximate DNL at the NAL.

$D^2/D^1$	DNL dB
1.00	65
1.12	64
1.26	63
1.41	62
1.58	61
1.78	60
2.00	59
2.24	58
2.51	57
2.82	56
3.16	55

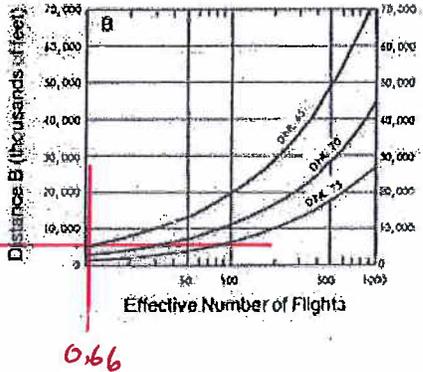
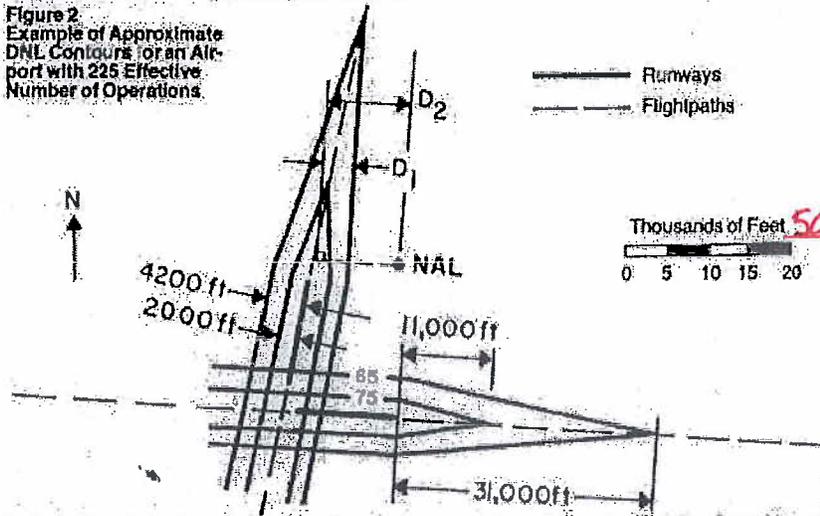
*SITE 2.6 MILES FROM 133D  
65 dB CONTOUR*

Figure 3  
Charts for Estimating  
DNL for Aircraft Operations



*0.66*

Figure 2  
Example of Approximate  
DNL Contours for an Airport  
with 225 Effective  
Number of Operations.



*0.66*

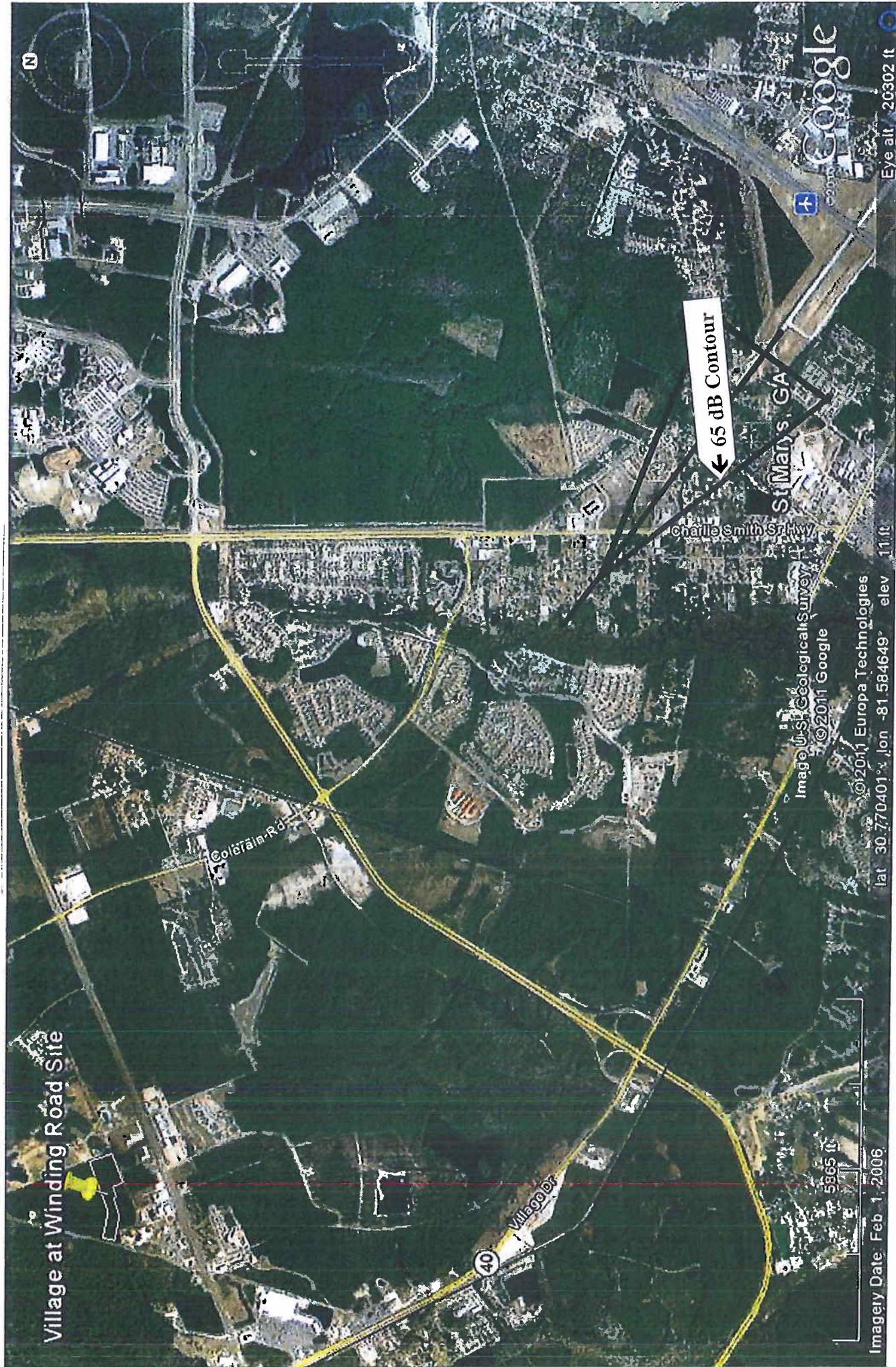
read up to the DNL curves; read across the chart to the left to obtain distances A and B from the vertical scales on the charts.

We find from Figure 3, for example, that for 225 effective operations, distance A is 4200 feet for the 65 dB contour and 2000 feet for the 75 dB contour. Distance B is 31,000 feet for the 65 dB contour and 11,000 feet for the 75 dB contour.

**Example 4a:** The NAL shown in Figure 2 is outside the 65 dB contour. The distance  $D^2$  from the NAL to the flight path is 9700 feet. The distance  $D^1$  from the 65 dB contour to the flight path, measured perpendicularly from the contour, is 3700 feet. The ratio  $D^2/D^1$  is  $9700/3700 = 2.62$ . From Table 2 we find the DNL from the airport to be 56.6 dB. We do not know whether the site is Acceptable or not, however, since we must also assess the contribution of roadway and train noise to the total DNL at the site.

**Example 4b:** We observe that the perpendicular distance ( $D^2$ ) from NAL number 2 (Figure 1) to the flight path is more than 3 times the distance ( $D^1$ ) from the 65 dB contour to the flight path. From Table 2 we find that the contribution of the airport to the DNL at NAL number 2 is less than 55 decibels. We need not consider the airport further in accessing the noise environment at this site.

# St. Mary's Airport Contour Map





Main Menu

K4J6 Airport/FBO Info

New Airport ID:

Find by Airport or City Name:

K4J6 Airport:

[Compact](#)

**HOTELS**

[Printout](#)

ST MARYS ST MARYS GA

Time Zone: **Eastern**

Lat: N 3045.2 Long: W 08133.5 Elev: 23 Var: +06 Longest Runway: 5021

CTAF: 122.8

### FBO & Flight Services info for K4J6:

[FBOs: Update your Fuel Prices](#)

ST MARY'S AVIA

Ph: 912-882-4359

Fax: 912-882-1668

Freq: 122.8

Service Jet 100LL 80/87 MoGas Fuel Avail: Self-serve 24 hrs. Call for assistance after hours.

Full 5.85 6.45

Last Update: 04/20/2011 09:00

Self 6.45

If you are an FBO, call 1-203-262-8900 to update your info or email: [Support@FitPlan.com](mailto:Support@FitPlan.com)

### Runway & Approach Info for K4J6

Rwy	Length	Land Dist Avail**	Approach*	Rwy	Length	Land Dist Avail**	Approach*
04	5021x100	4263'		22	5021x100	4040'	
13	4000x75	3301'		31	4000x75	3300'	

\* only ILS, LOC, LDA, and SDF approaches to a specific runway are shown

\*\* For any Declared Landing Distance Available, please see A/FD or Approach plates

### Runway Weight Capability (lbs.)

[more info on Runway Weight Capability](#)

Runway ID	Single Wheel	Double Wheel	Double Tandem Wheel	Dual Double Wheel
04/22	20,000	N/A	N/A	N/A
13/31	N/A	N/A	N/A	N/A

These numbers are Advisory and are not limits. The Airport Manager should have more accurate Weight Limits  
Please email [Support@FitPlan.com](mailto:Support@FitPlan.com) for further information.

### Approach Charts for K4J6

View Approaches for K4J6 (for fast viewing)

View Approaches for K4J6 (PDF format for printing.)

### Current Weather (Metars, TAFs, Notams, NWS Forecast, PIREPS, and nearby weather)

(Metars, TAFs, Notams, NWS Forecast, PIREPS, and nearby weather)

### Customs Information

( Send updates to [Support@FitPlan.com](mailto:Support@FitPlan.com) )

Click here to view [A/FD \(Airport/Facility Directory\)](#) for ST MARYS

Database effective date: 03/10/2011

Facility Name: **STMARYS**  
City Name: ST MARYS  
County: CAMDEN  
State abbrev: GA  
State Name: GEORGIA

Ownership: PUBLICLY OWNED  
Use: OPEN TO THE PUBLIC  
Owner's Name: ST MARY'S AIRPORT AUTHORITY  
Address: CITY HALL, 418 OSBORNE ST.  
ST MARYS, GA 31558  
Owner's Phone: 912-882-3645

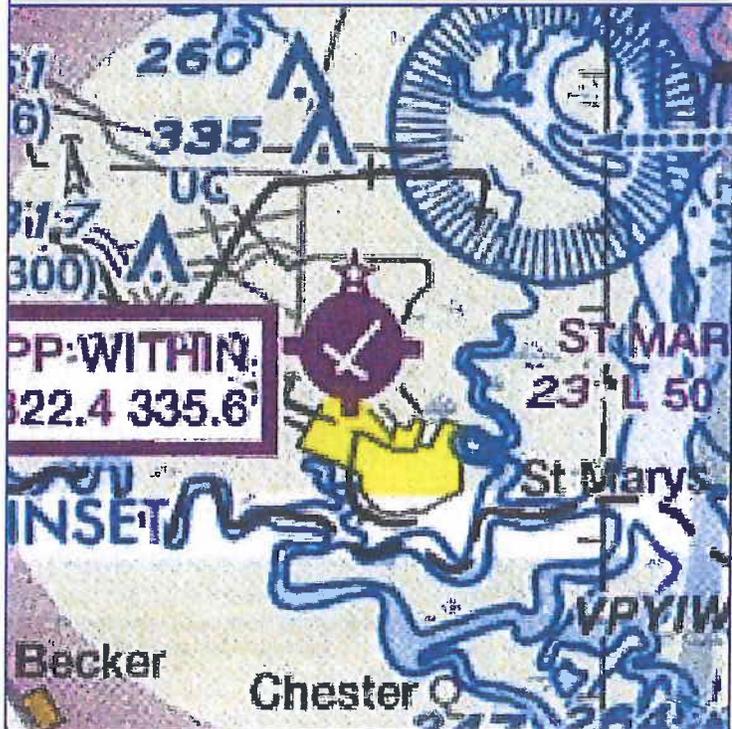
Manager's Name: BILL SHANAHAN, CITY MANAGER  
Address: 418 OSBORNE STREET  
ST MARYS, GA 31558  
Phone: 912-510-4041

FAA Region: SOUTHERN  
FAA Field Office: ATL

**No Aerial Photo Available**

Have an aerial photo of this airport that you would like to share with other FltPlan.com users?

**Click here to find out how to submit your photo.**



[Click here for full scale & interactive Sectional view of K4J6](#)

-Map Control Panel (click to open/close)

Change Base Map:

Available Map Layers:

- Airports       Weather Radar  
 Grid Fixes       Jet Airways  
 Airspace & TFRs       Victor Airways  
 State Outlines

[Click For Full Size Map](#)

### Sunrise / Sunset times for: ST MARYS

Date:	Sunrise	Sunset	Date:	Sunrise	Sunset
04/20/11 Wednesday	6:53	19:57	04/27/11 Wednesday	6:46	20:02
<b>04/21/11 Thursday</b>	<b>6:52</b>	<b>19:58</b>	04/28/11 Thursday	6:45	20:03
04/22/11 Friday	6:51	19:59	04/29/11 Friday	6:44	20:03
04/23/11 Saturday	6:50	19:59	04/30/11 Saturday	6:43	20:04
04/24/11 Sunday	6:49	20:00	05/01/11 Sunday	6:42	20:05
04/25/11 Monday	6:48	20:01	05/02/11 Monday	6:42	20:05
04/26/11 Tuesday	6:47	20:01	05/03/11 Tuesday	6:41	20:06

### Airport Facilities

Airport Attendance Schedule: 7 Days A Week 0800-1630

Airport Status: OPERATIONAL (This Status can change at any time - please check NOTAMS)

Airport Lighting Schedule: DUSK-DAWN; MIRL RY 04/22 PRESET LOW INTST; TO INCR INTST ACTVT - CTAF.

Airport Storage Available: Tie Downs

Extra Services Available: Parachute Jumping, Aircraft Sales

Wind Indicator: YES - (lighted)

Control Tower: NO

CTAF Frequency: 122.800

Unicom Frequency: 122.800

Rotating Beacon Color: CLEAR-GREEN (Light Land Airport)

Segmented Circle: **YES**

Landing Fee: NO

**Airport Services**

Type of Fuel Available: Grade 100LL, JET A-1 (icing inhibitor, freeze point -50C); 100LL SELF SERVICE FUEL WITH CREDIT CARD.  
 Airframe Repair Service: None  
 Power Plant Repair Service: None

**Geographic Data**

Latitude: **N3045.2** Longitude: **W08133.5** (ESTIMATED)  
 Arpt Elevation: **23ft** (SURVEYED)  
 Magnetic Variation: **06W**  
**2 miles N of ST MARYS**  
 Traffic Pattern Altitude:  
 Sectional Chart: JACKSONVILLE

**Aircraft Data**

Operations (reported)	Yearly	Avg. Daily	Aircraft based on Field	
General Aviation transient:	7000	19	General Aviation Singles:	18
General Aviation Local:	4000	11	General Aviation Multi:	1
Air Taxi:	0	0	Jet Aircraft:	0
Commerical:	0	0	General Aviation Helicopters:	0
Commuter:	0	0	Military Aircraft:	0
Military:	200	1	Gliders:	0
			Ultralights:	10

**FAA Services**

FSS on field: NO  
 FSS tie-in: MACON  
 FSS Phone: 1-800-WX-BRIEF  
 Who issues Notams: MCN  
 Notam **D** service at airport: **YES**  
 ARTCC Name: JACKSONVILLE

**Federal Status**

Airport Certification:  
 Aircraft Rescue & Firefighting Index: None  
 Airport of Entry: No  
 Custom Landing Rights: No  
 Joint Civil/Military: No  
 Military Landing rights: YES

**Runway Identification: 04/22**

**Length:** 5021 ft  
**Width:** 100 ft  
**Surface:** ASPHALT-GOOD CONDITION  
**Edge lights:** Medium Intensity

**Runway: 04**

Mag heading: 42°  
 Rwy Slope: -.04% Down  
 Approach:  
 Pattem: Left Traffic  
 Markings: NONPRECISION INSTRUMENT  
 Marking Condition: GOOD  
 Arresting Dev:  
 Lat & Long: N3044.9 W08133.7  
 Elev: 20.7 ft. MSL  
 TCH:  
 Visual Glide Path:  
 Displaced Threshold: 758 feet  
 Touchdown Zone: **YES**  
 Touchdown Elev.: 23 feet  
 Visual Glide Slope:  
 RVR Equipment:

**Runway: 22**

Mag heading: 222°  
 Rwy Slope: .04% Up  
 Approach:  
 Pattern: Left Traffic  
 Markings: NONPRECISION INSTRUMENT  
 Marking Condition: GOOD  
 Arresting Dev:  
 Lat. & Long.: N3045.6 W08133.1  
 Elev: 18.7 ft. MSL  
 TCH:  
 Visual Glide Path:  
 Displaced Threshold: 981 feet  
 Touchdown Zone: NO  
 Touchdown Elev.:  
 Visual Glide Slope:  
 RVR Equipment:

**RVR Equipment:** NO  
**Approach Lights:** NO  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** OTHER THAN UTILITY RUNWAY WITH A NON PRECISION APPROACH HAVING VISIBILITY MINIMUMS GREATER THAN 3/4 MILE  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 10:1; RY 04 APCH RATIO 34:1 TO DSPLCD THLD; 47 FT TREES 1598 FT FM DSPLCD THLD 480 FT R.  
**Obstruction height:** 62 feet AGL  
**Dist. from runway:** 820 feet  
**Centerline offset:** 330 left of centerline  
**Comments:**

**RVR Equipment:** NO  
**Approach Lights:** NO  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** OTHER THAN UTILITY RUNWAY WITH A VISUAL APPROACH  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 9:1; APCH RATIO 22:1 TO DSPLCD THLD; 38 FT TREES 836 FT FM DSPLCD THLD AND 310 FT LEFT.  
**Obstruction height:** 51 feet AGL  
**Dist. from runway:** 659 feet  
**Centerline offset:** 260 feet right of centerline  
**Comments:**

## Runway Identification: 13/31

**Length:** 4000 ft  
**Width:** 75 ft  
**Surface:** ASPHALT-GOOD CONDITION  
**Edge lights:**

### Runway: 13

**Mag heading:** 132°  
**Rwy Slope:** -.07% Down  
**Approach:**  
 Pattern: Left Traffic  
**Markings:** NONPRECISION INSTRUMENT  
**Marking Condition:** GOOD  
**Arresting Dev:**  
**Lat & Long:** N3045.3 W08133.9  
**Elev:** 23.0 ft. MSL  
**TCH:**  
**Visual Glide Path:**  
**Displaced Threshold:** 699 feet  
**Touchdown Zone:** YES  
**Touchdown Elev.:** 23 feet  
**Visual Glide Slope:**  
**RVR Equipment:**  
**RVV Equipment:** NO  
**Approach Lights:**  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** UTILITY RUNWAY WITH A NONPRECISION APPROACH  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 11:1; APCH RATIO 12:1 TO DISPLACED THLD, TREES 384 FT OUT AND 300 FT LEFT.  
**Obstruction height:** 66 feet AGL  
**Dist. from runway:** 926 feet  
**Centerline offset:** 350 right of centerline  
**Comments:**

### Runway: 31

**Mag heading:** 312°  
**Rwy Slope:** .07% Up  
**Approach:**  
 Pattern: Left Traffic  
**Markings:** NONPRECISION INSTRUMENT  
**Marking Condition:** GOOD  
**Arresting Dev:**  
**Lat. & Long.:** N3044.9 W08133.3  
**Elev:** 20.4 ft. MSL  
**TCH:**  
**Visual Glide Path:**  
**Displaced Threshold:** 700 feet  
**Touchdown Zone:** YES  
**Touchdown Elev.:** 23 feet  
**Visual Glide Slope:**  
**RVR Equipment:**  
**RVV Equipment:** NO  
**Approach Lights:**  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** UTILITY RUNWAY WITH A NONPRECISION APPROACH  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 6:1; APCH RATIO 11:1 TO DISPLACED THLD, TREES 451 FT OUT AND 305 FT RT.  
**Obstruction height:** 83 feet AGL  
**Dist. from runway:** 698 feet  
**Centerline offset:** 310 feet right of centerline  
**Comments:**

### Remarks

- (A40-02) LIGHTING DOES NOT INDICATE DSPLCD THLD.
- RECOMMEND TWO-WAY RADIO COMMUNICATIONS BE UTILIZED WITH THE CONTROLLING AGENCIES, WHILE FLYING IN THE VICINITY OF ST. MARY'S ARPT DUE TO A FLIGHT RESTRICTION 1/2 TO 2-1/2 MI N, NE OF ARPT (SEE NOTAMS/TFR).

**Federal Agreements**

- NATIONAL PLAN OF INTEGRATED AIRPORT SYSTEMS (NPIAS)
- GRANT AGREEMENTS UNDER FAAP/ADAP/AIP
- ASSURANCES PURSUANT TO TITLE VI, CIVIL RIGHTS ACT OF 1964
- AGREEMENT UNDER DLAND OR DCLA HAS EXPIRED.

**Airport Inspection Data**

Airport Inspected: STATE - performed by STATE AERONAUTICAL PERSONNEL  
Inspection Date: 05/14/2009

**Airport Communications & Frequencies:**

**CTAF Frequency: 122.800**  
**Unicom Frequency: 122.800**

JACKSONVILLE Primary <b>Approach</b> Frequencies:		
	127.0	322.4
JACKSONVILLE Primary <b>Departure</b> Frequencies:		
	127.0	322.4

3/3/5

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ALL NALS

List All Railways within 3000 feet of the site:

1: NO RAILWAYS WITHIN 3000 FEET OF SITE PER MAPS

2: \_\_\_\_\_

3: \_\_\_\_\_

Necessary information:

Railway No. 1    Railway No. 2    Railway No. 3

1. Distance in feet from the NAL to the railway track: \_\_\_\_\_

2. Number of trains in 24 hours: \_\_\_\_\_

a. diesel \_\_\_\_\_

b. electrified \_\_\_\_\_

3. Fraction of operations occurring at night (10 p.m. – 7 a.m.): \_\_\_\_\_

4. Number of diesel locomotives per train: \_\_\_\_\_

5. Number of rail cars per train: \_\_\_\_\_

a. diesel trains \_\_\_\_\_

b. electrified trains \_\_\_\_\_

6. Average train speed: \_\_\_\_\_

7. Is track welded or bolted? \_\_\_\_\_

8. Are whistles or horns required for grade crossings? \_\_\_\_\_

N/A

2011  
265

*Stanley G. Hall*

4/22/11

**APPENDIX K:**  
**Additional Home Requirements**

# HOME and HUD ENVIRONMENTAL QUESTIONNAIRE

**Instructions:** The following questionnaire must be completed and included as part of the Phase I Report at Application Submission for HOME/HUD funded Projects, including but not limited to PBRA and NSP. All appropriate documentation, including the Owner Environmental Questionnaire and Disclosure Statement, should be used in completing the questionnaire.

Part A of this form should be completed by the Applicant, while Part B of this form should be completed by the Environmental Professional and Part C should be completed jointly by the Applicant and the Environmental Professional.

Please note that, if this project is funded, the completion of this Questionnaire facilitates DCA's ability to quickly complete the Request for the Release of Funds Process, which must be submitted to the US Department of Housing and Urban Development for approval before DCA can release the HOME funds (See 2011 Qualified Allocation Plan, Threshold Criteria, Section 6, Subsection C (3)). The Comments and Source Documentation categories should be used to detail review findings and list the sources of such findings. Source documentation should clearly list the name of the reference document and the corresponding page number where the information can be located. N/A is not an acceptable response for Part C questions. **Tabbing of reference materials is strongly encouraged to expedite the review. Incomplete questionnaires may result in significant delays in the Request for the Release of Funds.**

## **PART A—TO BE COMPLETED BY THE APPLICANT**

Project Name: Village at Winding Road

Project Location Address: Winding Road

City: St. Mary's, County: Camden, State: Georgia Zip: 31558

Contact person: Paula Lower with WH Gross Telephone number: (912) 729-3564

Estimated Project Costs (from Application): \$6,790,000

Has the project completed a federal environmental review and received a clearance (i.e. 4128)? NO If so, who performed the review? \_\_\_\_\_

\*Make sure to attach it to this document

Project site is in a location described as (check all that applies):

Central city \_\_\_\_\_  
Suburban \_\_\_\_\_  
Infill urban development \_\_\_\_\_  
New construction X  
Other \_\_\_\_\_

Rehabilitation \_\_\_\_\_  
In developing rural area X  
In undeveloped area \_\_\_\_\_

Project Description-should provide location specific information and geographic boundaries, as well as a delineation of all activities included in the overall scope of the project. Also include funding sources.

**The Village at Winding Rokad is located at the corner of Winding Road and Krayons Court in the City of St. Mary's, Georgia. The project will include 50 units, single level, for seniors over 55. It is within ¼ to ½ mile of the hospital, numerous doctor's offices and pharmacies. It is also within walking distance of the local Walmart Shopping Center, Dollar General and other stores. Our funding will come from 9% tax credits and an equity partner.**

**Planning/Zoning (complete only if new construction)**

Yes No  
(X) ( ) Is the project in compliance or conformance with the local zoning?

Comments: **The property is zoned R-3, Medium and High Density Multifamily Residential District**

Source Documentation: **See attached zoning letter from the City of St. Marys**

Attach a zoning map with the project location(s) identified or a letter from the Local Unit of Government or Municipality

**Water, Supply, Sanitary Sewers, and Solid Waste Disposal (complete only if new construction)**

Yes No  
(X) ( ) Is the site served by an adequate and acceptable water supply  
(X) ( ) Municipal Private sanitary sewers and waste water disposal systems  
(X) ( ) Municipal Private trash collection and solid waste disposal  
( ) (X) Municipal Private If the water supply is non-municipal, has an acceptable "system" been approved by appropriate authorities and agencies?  
( ) (X) If the sanitary sewers and waste water disposal systems are non-municipal, has an acceptable "system" been approved by appropriate authorities and agencies?

Comments:

Source Documentation: **Letters from appropriate authorities granting approval if a non-municipal water supply system, sanitary sewer and/or waste water disposal system will be used.**

**Schools, Parks, Recreation, and Social Services (complete only if new construction)**

Yes No  
(X) ( ) Will the local school system have the capability to service the potential school age children from the project?  
(X) ( ) Are parks and play spaces available on site or nearby?  
(X) ( ) Will social services be available on site or nearby for residents of the proposed project?

Comments: **Senior Living**

Source Documentation:

**Emergency Health Care, Fire and Police Services (complete only if new construction)**

Yes No  
(X) ( ) Are emergency health care providers located within reasonable proximity to the proposed project?  
(X) ( ) Are police services located within reasonable proximity to the proposed project?  
(X) ( ) Is fire fighting protection municipal volunteer adequate and equipped to service the project?

Comments:

**Response times are 5 to 10 minutes. See attached maps.**

Source Documentation:

**Commercial/Retail and Transportation (complete only if new construction)**

Yes No  
(X) ( ) Are commercial/retail shopping services nearby? Provide approximate distances  
(X) ( ) Is the project accessible to employment, shopping and services by public transportation or private vehicle?  
Specify if whether it is public or private transportation.  
(X) ( ) Is the project accessible to employment, shopping and services by public transportation or private vehicle?  
Specify if whether it is public or private transportation.  
(X) ( ) Is adequate public transportation available from the project to these facilities?  
(X) ( ) Are the approaches to the project convenient, safe and attractive?

Comments:

Source Documentation:

**Nuisances and Hazards (complete only if new construction)**

Will the project be affected by natural hazards:

Yes	No		Yes	No	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Faults, fracture	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Slope-failures from rains
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Wind/sand storm concerns	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Poisonous plants, insects, animals
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Fire hazard materials	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Unprotected water bodies
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Cliffs, bluffs, crevices	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Hazardous terrain features

Will the project be affected by built hazards and nuisances:

Yes	No		Yes	No	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Hazardous street	<input type="checkbox"/>	<input checked="" type="checkbox"/>	High-pressure gas or liquid petroleum transmission lines on site
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Inadequate screened drainage catchments	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Inadequate street lighting
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Dangerous intersection	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Overhead transmission lines
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Hazards in vacant lots	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Quarries or other excavations
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Through traffic	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Hazardous cargo transportation routes
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Chemical tank-car terminals	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Dumps/sanitary landfills or mining
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Inadequate separation of pedestrian / vehicle traffic	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Oil or gas wells
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Other hazardous chemical storage	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Railroad crossing
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Children's play areas located next to freeway or other high traffic way	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Industrial operations
					Other (specify): _____

Will the project be affected by any of the following nuisances:

<input type="checkbox"/>	<input checked="" type="checkbox"/>	Gas, smoke, fumes	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Glare from parking area
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Unightly land uses	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Vermin infestation
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Odors	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Vacant/boarded-up buildings
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Front-lawn parking	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Industrial nuisances
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Vibration	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Other (specify): _____
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Abandoned vehicle			

Comments:

Source Documentation:

**Newspaper Contact Information**

Name of local newspaper: Tribune and Georgian

Address: 206 Osborne Road

City: St. Mary's State: Georgia

Telephone number: (912) 882-4926 Fax number: 912-882-6519

Contact name for Classifieds/Legal/Public Notice: Sheila Etheridge

Contact email address for Classifieds/Public Notice: www.tribune-georgian.com

## PART B—TO BE COMPLETED BY THE ENVIRONMENTAL PROFESSIONAL

### Environmental Laws and Authorities Resource Guide

Along with the 2009 Environmental Manual, the list that follows is to assist the Environmental Professional in the completion of this Questionnaire.

- HUD and HOME Environmental Questionnaire Guidance
- HUD website (www.hud.gov)
- HUD Handbook 1390.2 (available at <http://www.hud.gov/offices/adm/hudclips/handbooks/cpdh/1390.2/index.cfm>)
- Floodplain Management (24 CFR Part 55)
- Historic Preservation (36 CFR Part 800)
- Noise Abatement (24 CFR Part 51 Subpart B)
- Hazardous Operations (24 CFR Part 51 Subpart C)
- Airport Hazards (24 CFR Part 51 Subpart D)
- Protection of Wetlands and Floodplains (E.O. 11990 and E. O. 11988)
- Toxic Chemicals & Radioactive Materials (§50.3(i))
- Other § 50.4 authorities – see HUD website (e.g., endangered species, farmlands protection, flood, insurance, environmental justice)

### Unique Natural Features and Areas

- | Yes                      | No                                  |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the site near natural features (i.e., coastal bluffs, waterfalls or cliffs) or near public or private scenic areas? |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Are other natural resources visible on site or in vicinity?  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Will any such resources be adversely affected or will they adversely affect the project?                               |

Comments:

Source Documentation: **Site Reconnaissance April 3, 2011**

### Site Suitability, Access, and Compatibility with Surrounding Development

- | Yes                                 | No                                  |  |
|-------------------------------------|-------------------------------------|--|
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Has the site has been used as a dump, sanitary landfill or mine waste disposal area? |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Is there paved access to the site? If yes, please explain below                      |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Are there other unusual conditions on site? If yes, please explain below             |

Is there indication of:

- | Yes                                 | No                                  |  |
|-------------------------------------|-------------------------------------|--|
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | distressed vegetation                    |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | oil/chemical spills                      |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | waste material/containers:               |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | abandoned machinery, cars, refrigerators |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | soil staining, pools of liquid           |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | transformers, fill/vent pipes, pipelines |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | drainage structures                      |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | loose/empty drums, barrels               |

Will the project be unduly influenced by:

- | Yes                      | No                                  |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Building deterioration   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Transition of land uses  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Postponed maintenance  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Incompatible land uses   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Obsolete public facilities   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Inadequate off-street parking  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Are there air pollution generators nearby which would adversely affect the site? |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Heavy industry Incinerators  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Power generating plants  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Cement plants?   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Large parking facilities (1000 or more cars)?                                    |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Heavy traveled highway (6 or more lanes)?  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Oil refineries   |
| <input type="checkbox"/> | <input type="checkbox"/>            | Other(specify)? _____  |

Comments:

**The 10.05-acre parcel is currently vacant; however, approximately 8-acres of the site was cleared in 2006. A detention pond was constructed on the southeast portion of the property. Old concrete pipe and concrete debris as well as a tractor-trailer is currently located on the subject site; however, GEC does not anticipate an environmental concern from this debris.**

Source Documentation: **Site Reconnaissance April 3, 2011**

**Soil Stability, Erosion, and Drainage**

		<u>Slopes:</u>	Not Applicable ____	Steep ____	Moderate ____	Slight <u>X</u> ____
Yes	No					
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Is there evidence of slope erosion or unstable slope conditions on or near the site?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Is there evidence of ground subsidence, high water table, or other unusual conditions on the site?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Is there any visible evidence of soil problems (foundations cracking or settling, basement flooding, etc.) in the neighborhood of the site?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Have soil studies or borings been made for the project site or the area?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Do the soil studies or borings indicate marginal or unsatisfactory soil conditions?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Is there indication of cross-lot runoff, swales, drainage flows on the property?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Are there visual indications of filled ground? If your answer is Yes, please attach a 79(g) report/analysis.
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Are there active rills and gullies on site?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Is a soils report (other than structural) needed?
<input type="checkbox"/>	<input checked="" type="checkbox"/>					Are structural borings or a dynamic soil analysis/geological study needed?

Comments:

Source Documentation: **Site Reconnaissance April 3, 2011**

**Wetland Protection**

Yes	No	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Are there drainage ways, streams, rivers, or coastlines on or near the site? Please provide site map.
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Is the property located in a wetland?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Is an incidental portion of the property within a wetland?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Will disturbance of the wetland exceed 1/10th of one acre?
<input checked="" type="checkbox"/>	<input type="checkbox"/>	Are there ponds, marshes, bogs, swamps or other wetlands on or near the site?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Is the project located within a wetland designated on a National Wetlands Inventory map of the Department of the Interior (DOI)?
<input type="checkbox"/>	<input checked="" type="checkbox"/>	Will proposed construction/landscaping activities disturb the wetland?

If your answer is "Yes" to any of the above listed questions, please attach the following:

1. Wetlands maps for the proposed site;
2. Statement from engineer or architect of record that the proposed construction and/or landscaping activities will not occupy or modify the wetland area; and
3. Documentation from Environmental Professional regarding direct and indirect impacts associated with constructing the project on or near a wetland and proposed mitigation strategies and/or alternative designs.

In addition, if you answered "Yes" to the last question, please attach the following:

4. Required notices from the Wetlands Management Requirements (8 step process, see §55.20; not required to be submitted at pre-application, but must be submitted by September 30, 2009).

**Comments:** According to the National Wetlands Inventory Map there are no wetlands on the subject property; however, others delineated approximately 1.43 acres of wetlands in the southeast corner of the property. The development has incorporated a 100-foot buffer from around this wetland area. The pond that is currently on the subject property was constructed after 2006 following the clearing of the property. Based on the attached site plan, GEC does not believe that the wetlands on the subject property will be impacted from this development.

Mr. Michael Riley with Martin Riley Associates indicated in the attached letter that, "no wetlands or state waters will be adversely impacted by this development".

Source Documentation:

**Wetland Letter – Michael Riley, Martin Riley Associates**  
**GEC's Site Reconnaissance April 3, 2011**  
**National Wetland Inventory Map – <http://www.fws.gov/wetlands/data/mapper>**  
**U.S.G.S Topographic Map**

### Coastal Barrier Resources

- | Yes                                 | No                                  |   |
|-------------------------------------|-------------------------------------|---|
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Is the project located within a coastal barrier designated on a current FEMA flood map or Department of Interior coastal barrier resources map? |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Is the project located within a coastal management zone (CZM)?  |

Georgia's six coastal counties and five "inland tier" counties include: Chatham, Effingham, Bryan, Liberty, McIntosh, Long, Glynn, Wayne, Brantley, Camden and Charlton counties.

**Comments:** The Georgia Coastal Resources Division was contacted on June 21, 2011 and requested to make a determination as to whether the subject property was in compliance with the approved State coastal zone management program. A response from the Georgia Coastal Resources Division has not been received at this time but will be forwarded to you upon receipt. A copy of GEC request for consultation is attached with this application.

Source Documentation: **Georgia Coastal Program Brunswick, Georgia**  
<http://costalmanagement.noaa.gov/mystate/ga.html>

### Historic Preservation

- | Yes                                 | No                                  |  |
|-------------------------------------|-------------------------------------|--|
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Has the SHPO been notified of the project and requested to provide comments?   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Is the subject property/project structure more than 50 years old?  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Does the Application currently include Historic Tax Credits?   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Will Historic Tax Credits be applied for?  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Is the property listed on or eligible for listing on the National Register of Historic Places?   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Is the property located within or directly adjacent to an historic district?   |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Does the property's area of potential effects include an historic district or property?  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | If the proposed properties are affected, have you contracted with a Preservation Professional?   |
| <input checked="" type="checkbox"/> | <input type="checkbox"/>            | Has the SHPO been or is being advised of HUD's finding?  |
| <input type="checkbox"/>            | <input checked="" type="checkbox"/> | Is the project located in any of the following counties: Burke, Chatham, Effingham, Richmond and Screven? If so, Catawba Indian Nation must be consulted as required under Section 106 of the National Historic Preservation Act projects. |

If your answer is "Yes" to any of the above questions, consult with the State Historic Preservation Officer (SHPO) and comply with 36 CFR Part 800. Review DCA's Environmental Manual for further instructions and provide the following at Application Submission by attaching to this Questionnaire:

1. Documentation from the local SHPO office to determine eligibility. (This may include evidence of the 106 process completion, or any other information pertinent to the property development.);
2. If it is determined that the proposed project will affect historic properties, you must employ a qualified professional or contract with a qualified professional(s) such as a Preservation Professional. Please provide the qualified professional's documentation.
3. Documentation from the local SHPO office and Preservation Professional that the proposed project development and work scope meets the requirements of the National Register of Historic Places; and
4. A statement from the architect or Preservation Professional of record regarding direct or indirect impacts associated with the property development on the neighborhood and existing buildings, giving the proposed mitigation and or alternatives.
5. Documentation from the local SHPO office and Preservation Professional that the Georgia Historic Preservation Division Environmental Review Form has been submitted.
6. As part of the supporting documentation to DCA, please include the following: Detail site location map of the area in which the development is to occur, one photo of each structure and/or site (house, building, etc.) to be impacted and information on the age of any structures located on the site

**Comments:** The Georgia State Historic Preservation Office (SHPO) was contacted on June 9, 2011 regarding a 36 CFR 800 SHPO consultation for this project. A response from SHPO has not been received at this time but will be forwarded to you upon receipt. Since there are no structures on the subject property there should be no negative affects from a historical standpoint from the construction of this project.

A statement from Mr. Michael Riley with Martin Riley Associates is included as an attachment to this submittal stating that the proposed site plan will not have an adverse affect on the surrounding neighborhood and is compatible with other developments in the area.

Historic Preservation Environmental Review Record – In compliance with 24 C.F.R. Part 58, Section 106 documentation is included showing a public resolution of support from the City of St. Marys, St. Marys Board of County Commissioners.

Source Documentation: **Historic Letter – Mr. Michael Riley, Martin Riley Associates**  
**City of St. Marys Resolution of Support Letter**

### Floodplain Management

- | Yes                      | No                                  |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is an incidental portion of the property within a floodplain?                          |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the project located within a floodplain designated on a current FEMA flood map?     |
|                          |                                     | Identify FEMA flood map used to make this finding: <u>13039C0415F</u>                  |
|                          |                                     | Community Name and Number: <u>Camden County, Georgia</u>                               |
|                          |                                     | Map Panel Number: <u>Panel 415 of 505</u>  |
|                          |                                     | Date of Map Panel: <u>December 16, 2008</u>  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Will the proposed construction/landscaping activities occupy or modify the floodplain? |

If your answer is "Yes" to any of above questions, please attach documentation below to Questionnaire:

1. Floodplain maps for the proposed site;
2. Statement from the engineer or architect of record that proposed construction and/or landscaping activities will not occupy or modify the floodplain;
3. A conditional LOMA or LOMR if it has been provided by FEMA; and
4. Documentation from Environmental Professional regarding direct and indirect impacts associated with constructing the project on or near a floodplain and proposed mitigation strategies and/or alternative designs.

In addition, if you answered "Yes" to the last question, please attach the following:

5. Required notices from the Flood Plain Management Requirements (8 step process, see 42 C.F.R. § 55.20) (not required to be submitted at pre-application, but must be submitted by September 30, 2009).

Comments: **According to the FIRM map, the subject property is located in Zone X-white, which is defined as areas determined to be outside the 0.2% annual chance floodplain. GEC, therefore, does not anticipate that a flooding hazard will deter the development of this project.**

Source Documentation: **National Flood Insurance Program Flood Insurance Rate Map – Camden County, Georgia Panel 415 of 505. (<http://msc.fema.gov/webapp/wcs/stores>)**

### Flood Insurance

- | Yes                      | No                                  |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the building located or to be located within a Special Flood Hazard Area identified on a current Flood Insurance Rate Map (FIRM)? |

If your answer is "Yes", flood insurance protection is required for buildings located or to be located within a Special Flood Hazard Area as a condition of approval of the project. In addition, compliance with § 55.12 and the floodplain management decision-making process (§ 55.20) is required (refer to floodplain management section above). Document the map used to determine Special Flood Hazard Area in above item #17 pertaining to community name and number, map panel number and date of map panel.

Comments:

Source Documentation: **National Flood Insurance Program Flood Insurance Rate Map – Camden County, Georgia Panel 415 of 505. (<http://msc.fema.gov/webapp/wcs/stores>)**

**Endangered Species**

Yes No

(X) ( ) Has the Department of Interior list of Endangered Species and Critical Habitats been reviewed?

( ) (X) Is the project likely to affect any listed or proposed endangered or threatened species or critical habitats?

If your answer is "Yes" to the second question, compliance is required with Section 7 of the Endangered Species Act, which mandates consultation with the Fish and Wildlife Service in order to preserve the species.

Comments:

Source Documentation: **U.S. Fish & Wildlife Service Listed Species for Camden County**  
[www.fws.gov/athens/endangered/counties/miller\\_county.html](http://www.fws.gov/athens/endangered/counties/miller_county.html)

**Wild and Scenic Rivers/Unique Natural Features and Areas**

Yes No

(X) ( ) Is the project new construction? If so please answer the following questions.

( ) (X) Is the site near natural features (i.e., bluffs or cliffs) or public or private scenic areas?

( ) (X) Are other natural resources visible on site or in vicinity? Will any such resources be adversely affected or will they adversely affect the project?

( ) (X) Is the project site located within one mile of the Chattooga Wild and Scenic River?  
If so, please provide a map clearly delineating both the project site and the Wild and Scenic River.

Comments:

Source Documentation: **National Park Service Rivers, Trails & Conservation Assistance**

**Clean Air Act**

Yes No

( ) (X) Is the project located in the Atlanta Metropolitan area or one of the below listed counties?

(X) ( ) Is the project in compliance with the air quality State Implementation Plan (SIP)?

If the answer is "Yes", please verify whether the project in compliance with the air quality State Implementation Plan (SIP). (Metro Atlanta (including Barrow, Bartow, Carrol, Cherokee, Clayton, Cobb, Coweta, DeKalb, Douglas, Fayette, Forsyth, Fulton, Gwinnett, Hall, Heard, Henry, Newton, Paulding, Putnam, Rockdale, Spalding, Walton), Macon (Bibb, Monroe), Others Catoosa, Walker, Floyd)

Comments: **Camden County is in the 8-Hour Attainment Ozone Designation.**

Source Documentation: **Environmental Protection Agency 8-Hour Ground level Ozone Designations updated September 18, 2009** ([www.epa.gov/ozonedesignations/region4desig.htm](http://www.epa.gov/ozonedesignations/region4desig.htm))

**Farmlands Protection (complete only if new construction)**

Yes No

(X) ( ) Is the project new construction? If so please answer the following questions.

( ) (X) Is the site or the area where the site is located presently being farmed?

Comments: **The subject property is zoned R-3 (Medium and High Density Multifamily Residential District); therefore, farmland protection is not applicable for this project. See attached zoning letter. The attached zoning letter from the City of St. Marys indicates that this area is not prime or unique farmland.**

Source Documentation: **City of St. Marys Zoning Letter**  
<http://websoilsurvey.nrcs.usda.gov>

**Environmental Justice**

Yes No

- ( ) (X) Does project require any mitigation plans or measures to be taken? If so please list below. Mitigation measures could include excessive noise, any abatement, toxic conditions etc.
- (X) ( ) Is the project new construction? If so please answer the following questions.
- ( ) (X) Is the project located in a predominantly minority and low-income neighborhood? If so, please provide narrative in supporting documentation.
- ( ) (X) Is there an adverse environmental impact caused by the proposed action, or is the proposed action subject to adverse environmental impact?
- ( ) (X) Does the project site or neighborhood suffer from disproportionately adverse environmental effects on minority and low-income populations relative to the community at-large?

If your answer is "Yes" to any of the above questions, compliance is required with E.O. 12898, Federal Actions to Address Environmental Justice. Attach documentation to show that the environmental review considered mitigation or avoidance of adverse impacts from the project to the extent practicable.

(See <http://www.hud.gov/offices/cpd/energyenvirom/environment/subjects/justice/index.cfm>)

Comments: **The FFIEC report for Camden County Tract Code 0104 is attached with this application.**

Source Documentation: [www.ffeic.gov](http://www.ffeic.gov)

**Noise Abatement**

- | Yes | No  |  |
|-----|-----|--|
| ( ) | (X) | Is the project within 1000 feet of a major road/highway/freeway (i.e. a roadway with an average daily traffic count of 10,000 or greater)? |
| ( ) | (X) | Is the project within 3000 feet of a railroad?   |
| ( ) | (X) | Is the project within 15 miles of a military airfield?   |
| (X) | ( ) | Is the project within 5 miles of a civil airport?  |
| ( ) | (X) | Is noise a problem on the site and/or is expected to be in the future?<br>Noise is <u>&lt;65</u> dnl.                                      |

If any of the above are checked "Yes", please attach the following:

1. A noise assessment conforming to the HUD Noise Assessment Guidelines (NAG) and 24 C.F.R § 51.100 *et seq.* prepared by the Environmental Professional or other qualified engineering professional (for airports, use the adopted DNL contours). Please refer to the Department of Housing and Urban Development's Noise Guidebook, located at: <http://www.hud.gov/offices/cpd/energyenvirom/environment/resources/guidebooks/noise/index.cfm>.
2. A noise attenuation plan produced by an engineering professional to describe the proposed mitigation to meet HUD sound guidelines.
3. Attach a map showing the project location and the locations of any relevant roads, railroads, or airports, along with their approximate distance from the project site; (2) If applicable, attach a copy of the Noise Assessment Guidelines worksheets.

Comments: **During GEC's site reconnaissance on April 3, 2011, GEC assessed noise levels at the subject site to determine if noise levels would exceed the HUD limitations for exterior and interior locations. By use of web-based, on-line data and mapping and in accordance with HUD guidance, GEC found one civil airport to be a potential contributor to noise at the subject site. No major roads were found within 1,000 feet, no railways were found within 3,000 feet, no other civil airports were found within five miles, and no military airfields were found within 15 miles of the subject site.**

**St. Mary's Airport is located approximately 3.4 miles southeast of the subject site. Completion of the Noise Assessment Guidelines (NAG) worksheets indicates an Acceptable (per the NAG) exterior day night level (DNL) of less than 65 decibels as a result of this potential noise source.**

**GEC found that the HUD noise limitations for exterior locations at the subject site would not be exceeded by this listed source, therefore, GEC does not anticipate that noise issues will be a concern that would preclude the development of the subject property as a DCA-funded project.**

Source Documentation: [GEC's NAG Worksheets](#)  
[U.S.G.S. Topographic Maps](#)  
[Google Earth Web Site](#)  
[Georgia Department of Transportation \(GDOT\) Web Site](#)

**Explosive and Flammable/Hazardous Industrial Operations**

Yes No

- Are industrial facilities handling explosive or fire-prone materials such as liquid propane, gasoline or other storage tanks adjacent to or visible from the project site?  
(attach ASD worksheets)

If your answer is "Yes", use the HUD Hazards Guide and comply with 24 CFR Part 51, Subpart C ([www.hudclips.org](http://www.hudclips.org)).

Comments:

Source Documentation: **GEC's Site Reconnaissance April 3, 2011**

If your answer is YES, use HUD Hazards Guide and comply with 24 CFR Part 51, Subpart C and attach Acceptable Separation Distance worksheets from the HUD Hazards Guide.

### Hazards and Toxic Chemicals

- | Yes                      | No                                  |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Are industrial facilities handling explosive or fire-prone materials such as liquid propane, gasoline, or other storage tanks visible from or near the project site? |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the project located near a dump or landfill site?   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the project near an industry disposing of chemicals or hazardous wastes?  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Are there issues that require a special/specific Phase II report before completing the environmental assessment?   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is site listed on an EPA Superfund National Priorities, CERCLA, or equivalent State list?  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the site located within 3,000 feet of a toxic or solid waste landfill site?   |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Does the site have an underground storage tank?  |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Are there any unresolved concerns that could lead to HUD being determined to be a Potential Responsible Party (PRP)?   |

If your answer is "Yes" to any of the above questions, use current techniques by qualified professionals to undertake investigations determined necessary and comply with § 50.3(i). Attach Phase I (ASTM) Report) Documentation from the Environmental Professional, including any applicable mitigation measures, that the project will be located at an acceptable distance from the hazardous site.

Comments:

Source Documentation: **GEC's Site Reconnaissance April 3, 2011**

### Airport Hazards

- | Yes                      | No                                  |  |
|--------------------------|-------------------------------------|--|
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the project within 3,000 feet from the end of a runway at a civil airport?      |
| <input type="checkbox"/> | <input checked="" type="checkbox"/> | Is the project within 2-1/2 miles from the end of a runway at a military airfield? |
- If your answer is "Yes" to either of the above questions, comply with 24 CFR Part 51, Subpart D.

Comments:

Source Documentation: **GEC's NAG Worksheets**  
**U.S.G.S. Topographic Maps**  
**Google Earth Web Site**  
**Georgia Department of Transportation (GDOT) Web Site**

### Vapor Encroachment

Yes No

( ) (X) Has a Tier I vapor intrusion assessment (VIA) revealed a vapor encroachment condition exists that may present a an unacceptable health risk to occupants?

If your answer is yes, then additional assessment must be performed according to ASTM E 2600-10 standards.

For more guidance, please refer to ASTM E 2600.

Comments:

**GEC's methodology for performing this vapor encroachment screening consisted of assessing all the information collected in the Phase I investigation, including information collected in site reconnaissance, interviews, and actual or probable chemical usage on the target property or nearby property.**

**Tier 1 of the ASTM E 2600-10 Standard Practice for Assessment of Vapor Encroachment Screening on Property Involved in Real Estate Transactions in accordance with Sections 8.1.3.1 through 8.1.3.9 of the Practice was performed during this assessment.**

**The Vapor Encroachment (VE) Screen report did not identify any Federal, State, or Local databases within the ASTM E 2600 prescribed search radii of the subject property.**

**GEC is of the opinion that vapor encroachment is unlikely to be an issue of concern in connection with existing or planned structures on the subject property. Refer to Appendix E (EDR Vapor Encroachment Screen) for further details.**

Source Documentation: **Environmental Data Resources, Inc. (EDR)**

## **PART C—TO BE COMPLETED BY APPLICANT & ENVIRONMENTAL PROFESSIONAL**

### **COMPLETE ONLY IF PROJECT IS NEW CONSTRUCTION**

*Please answer the below questions. Attach additional sheets as necessary.*

**Alternatives and Project Modifications Considered:** *Identify other reasonable courses of action that were considered and not selected, such as other sites, design modifications, or other uses of the subject site. Describe the benefits and adverse impacts to the human environment of each alternative and the reasons for rejecting it.*

DCA is not looking for actual specific site locations but alternatives and/or project modifications considered, for example, closer to desirables or public transportation. Examples of project modifications may include smaller/larger density, zoning and high rise vs. garden style.

**The initial site available to us constrained the proposed 50 senior garden style apartments in a way that could have put the development closer to wetland areas than we were comfortable with. As an alternative we were able to contract for an additional acreage from an adjacent land seller to shift the site and allow for a 100' buffering of a wetland area coming on the SE corner of the site.**

**No Action Alternative:** *Discuss the benefits and adverse impacts to the human environment of not implementing the preferred alternative.*

Discuss why the project site you chose benefits the human environment or discuss alternative would have been is a less desirable location or presented issues like minority concentration. In cases, where an alternative does not apply, list why.

**The location we chose benefits the human environment over an available alternative because it allows site access in a preferred location and moves the site even closer to amenities and buffers significantly any wetland areas near the site.**

**Mitigation Measures Recommended:** *Are there feasible ways in which the proposal or its external factors should be modified in order to minimize adverse environmental impacts and restore or enhance environmental quality?*

**We are placing 100' buffer on any wetland/floodplain area on or near our site. This will ensure our proposal will minimize any adverse impact to any wetlands in the area of our project.**

**Additional Studies Performed:** *Please identify any additional studies or work performed.*

#### **Wetland Delineation**

**Phase I Environmental Site Assessment – GEC**

**Noise Assessment – GEC**

List of Sources, Agencies and Persons Consulted:

**Environmental Data Resources Vapor Encroachment Screen**

**Georgia Department of Community Affairs Website**

**City of St. Marys Zoning Department**

**City of St. Marys Public Works– Water & Sewer Availability Letter**

**Wallace Architects – Ben Moore**

**GEC Environmental Consultants**

**Georgia Historic Preservation Division**

**U.S.G.S. Topographic Maps**

**DeLorme Topo USA 8**

**Google**

**National Flood Insurance Program Flood Insurance Rate Map – Camden County**

**Federal Financial Institutions Examination Council – Camden County**

**GEC's Site Reconnaissance – April 3, 2011**

**Georgia Department of Transportation (GDOT) Webpage**

**U.S. Fish & Wildlife Service Listed Species for Camden County**

**U.S. Fish & Wildlife Service National Wetlands Inventory Map**

**CERTIFICATION**

**APPLICANT:** I certify to the best of my knowledge and belief that the above statements and facts submitted are true, accurate and complete.

Signed, seated and delivered this \_\_\_\_ day of \_\_\_\_\_, 2011, in the Presence of:

By:

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Applicant

\_\_\_\_\_  
Notary Public

\_\_\_\_\_  
Name

My commission Expires on:

\_\_\_\_\_  
(Notary Seal)

**ENVIRONMENTAL PROFESSIONAL:** I certify to the best of my knowledge and belief that the above statements and facts submitted are true, accurate and complete.

Signed, seated and delivered this <sup>22ND</sup> day of June, 2011, in the Presence of:

By:

Ana Marie Davis  
Witness

Mary Brooks  
Environmental Professional

Ylice Crews  
Notary Public

Mary Brooks  
Name

My commission Expires on:

\_\_\_\_\_  
(Notary Seal)





**CITY OF ST. MARYS**

418 OSBORNE STREET  
ST. MARYS, GEORGIA 31558

TELEPHONE: 912-510-4032 FAX: 912-510-4014  
PLANNING, BUILDING AND ZONING DEPARTMENT: 912-510-4032

\*\*\*

Roger A. Weaver, Planning and Building Director

roger.weaver@ci.st-marys.ga.us

Office of Affordable Housing  
Georgia Department of Community Affairs  
60 Executive Park South, N.E.  
Atlanta, Georgia 30329-2231

May 2, 2011

RE: Zoning Certification for The Village at Winding Road  
Winding Road, St. Marys, Georgia

To Whom it May Concern:

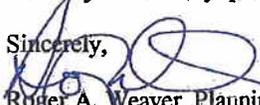
Please be advised that the property referenced above is currently zoned R-3, Medium and High Density Multifamily Residential District, as according to the official zoning map of the City of St. Marys, Georgia. The designation allows for the construction and operation of multifamily apartment units in accordance with Part III, Chapter 110, Article II, Division 2, Sec. 110-64 of the St. Marys, Georgia, Code of Ordinances.

The City of St. Marys is aware that the applicant may be requesting HOME funds. In accordance, the project will not be developing any prime or unique farmland.

There are no outstanding zoning violations with this property at the current time. All development plans will require review and conformance with all city regulations for zoning, construction codes, and any other regulations existing at the time of development as applicable.

Should you have any questions on the above, please contact this office.

Sincerely,

  
Roger A. Weaver, Planning and Building Director  
City of St. Marys

BOBBY MARR  
Public Works Director



TELEPHONE  
912/882-4415  
FAX: 912/673-6681

DEPARTMENT OF PUBLIC WORKS  
418 OSBORNE STREET \* ST. MARYS, GEORGIA 31558

May 5, 2011

W.H. Gross Construction Co.  
P.O. Box 365  
Kingsland, Georgia 31548

RE: Water and Sewer Availability  
Village at Winding Road  
Located on Parcel Number 121- 077A and 121- 077B located off Winding Road, in St.  
Marys, Camden County, Georgia

To Whom It May Concern:

Please be advised that water and sanitary sewer capacity is available to Tax Map Parcel No. 121-077A and 121-077B. The proposed development is within the City of St. Marys Service Delivery Strategy Area, see attached map. The extension of water and sanitary sewer to the above referenced property will be subject to Georgia EPD approval as well as the City of St. Marys.

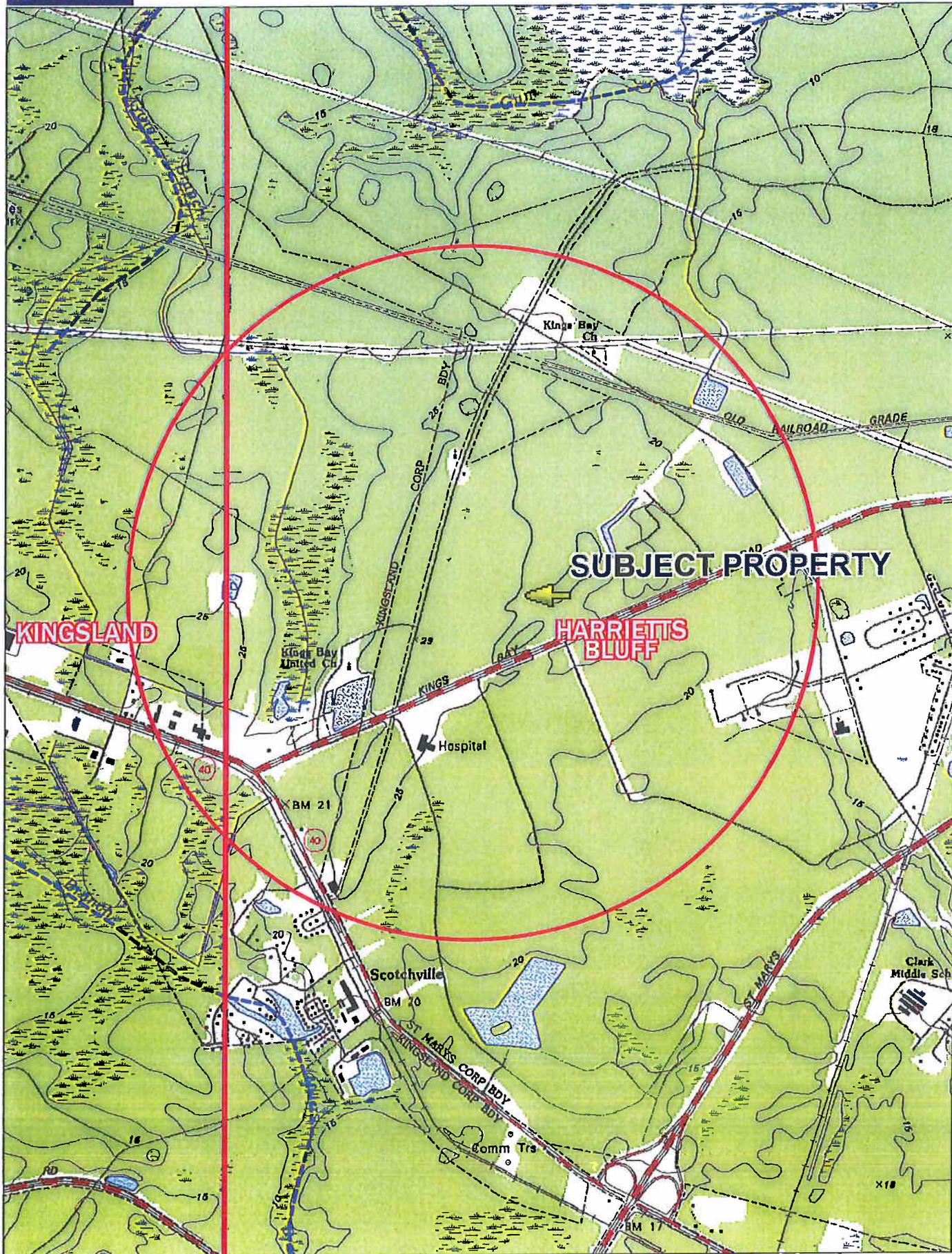
If you have any questions please feel free to give me a call.

Thanks,

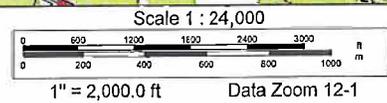
A handwritten signature in black ink, appearing to read "Bobby Marr", written over a horizontal line.

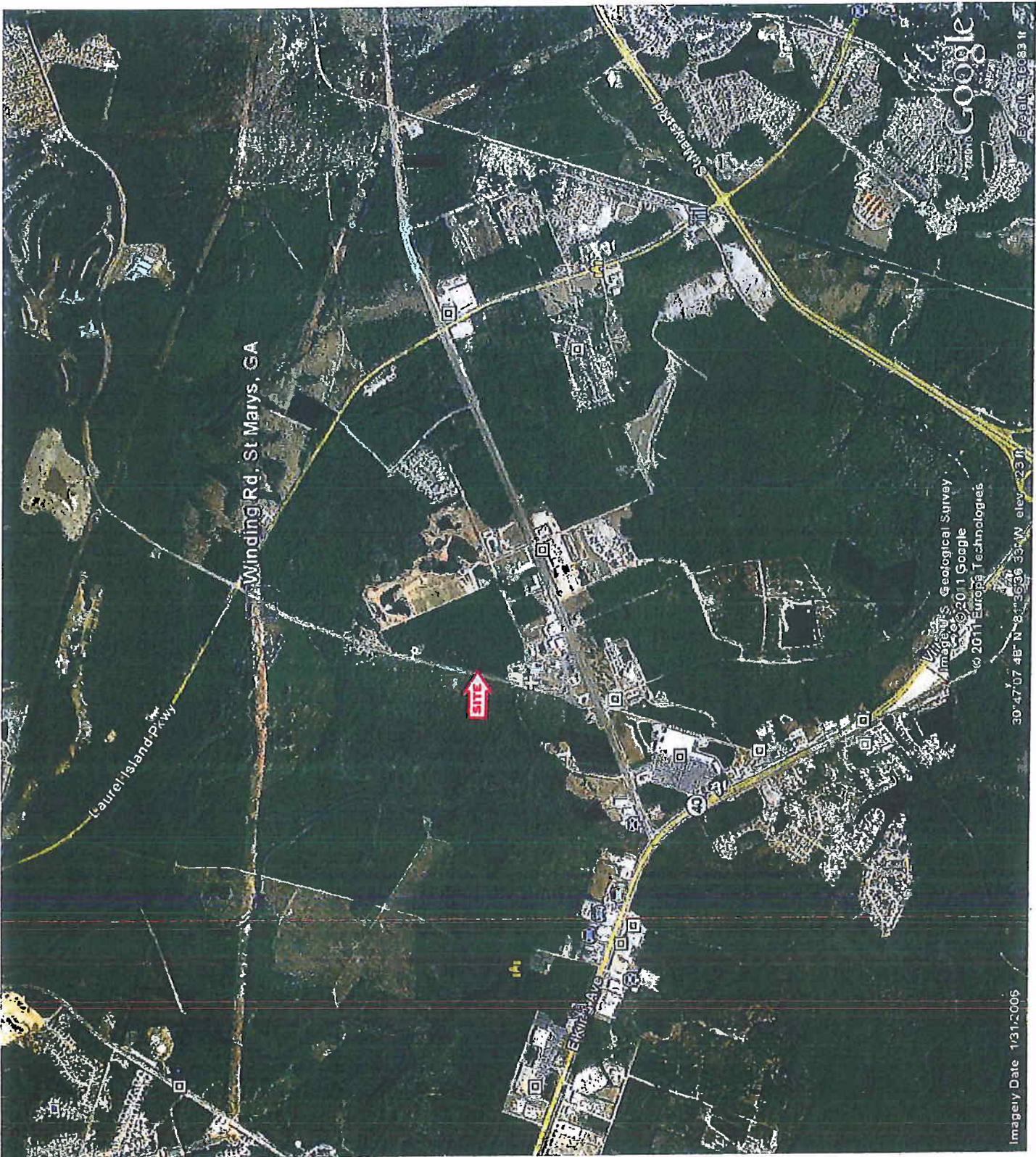
Bobby Marr

Public Works Director



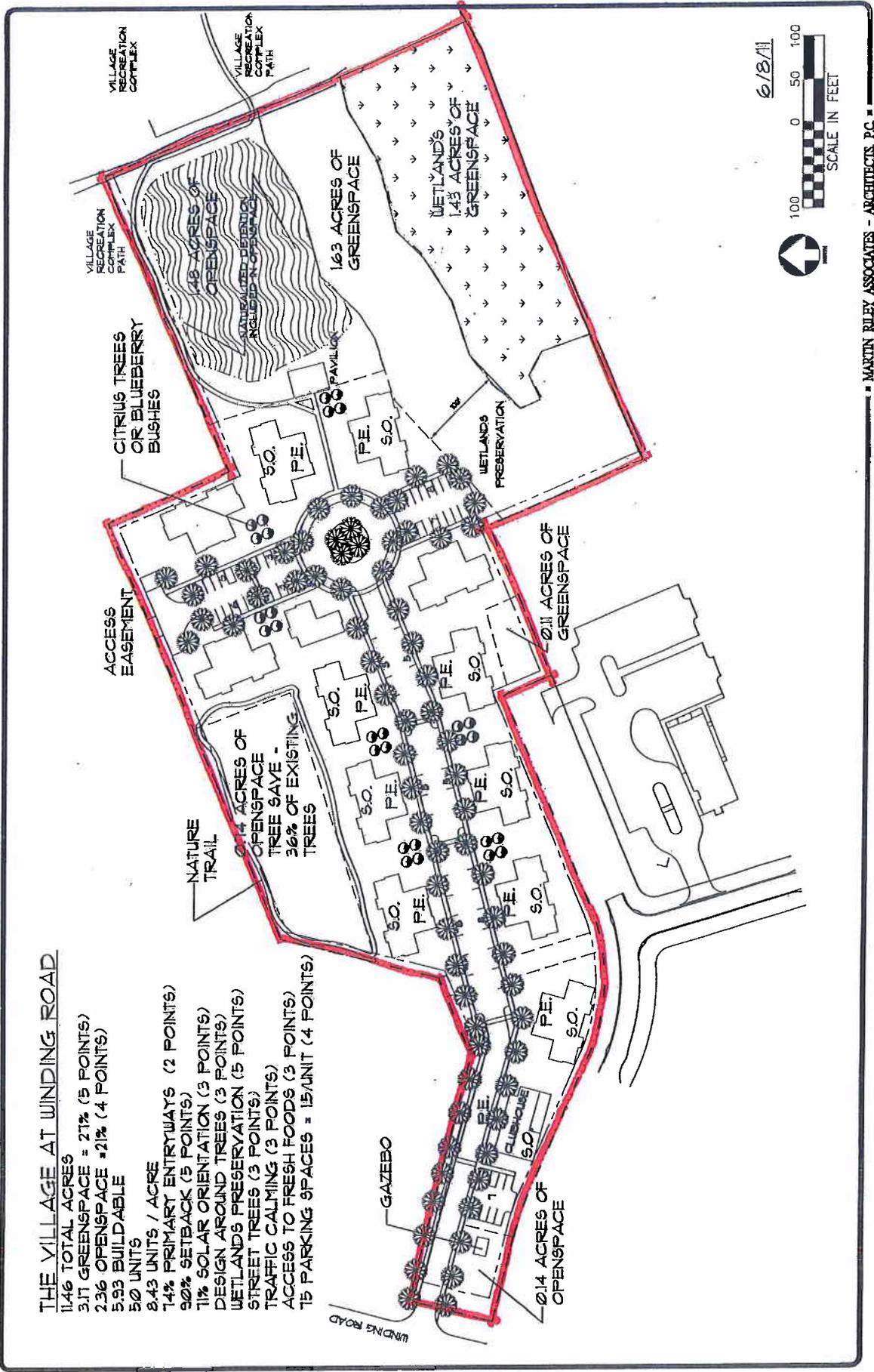
Data use subject to license.  
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 www.delorme.com





**THE VILLAGE AT WINDING ROAD**

- 11.46 TOTAL ACRES
- 3.17 GREENSPACE = 27% (5 POINTS)
- 2.36 OPENSAPCE = 21% (4 POINTS)
- 5.93 BUILDABLE
- 50 UNITS
- 8.43 UNITS / ACRE
- 14% PRIMARY ENTRIWAYS (2 POINTS)
- 90% SETBACK (5 POINTS)
- 1% SOLAR ORIENTATION (3 POINTS)
- DESIGN AROUND TREES (3 POINTS)
- WETLANDS PRESERVATION (5 POINTS)
- STREET TREES (3 POINTS)
- TRAFFIC CALMING (3 POINTS)
- ACCESS TO FRESH FOODS (3 POINTS)
- 15 PARKING SPACES = 15/UNIT (4 POINTS)



MARTIN RILEY ASSOCIATES - ARCHITECTS, P.C.



U.S. Fish and Wildlife Service

# National Wetlands Inventory

Village at Winding  
Road



Jun 8, 2011

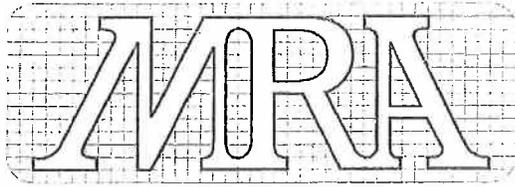
## Wetlands

- Freshwater Emergent
- Freshwater Forested/Shrub
- Estuarine and Marine Deepwater
- Estuarine and Marine
- Freshwater Pond
- Lake
- Riverine
- Other



This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

User Remarks:



JACKIE L. MARTIN ARCHITECT  
MICHAEL T. RILEY ARCHITECT  
PATRICK L. FLY, JR. ARCHITECT  
JOHN R. O'CONNELL ARCHITECT  
DAVID E. THOMPSON ARCHITECT  
ALAN SALZMAN 1928 - 1989

June 20, 2011

---

RE: Village of Winding Road  
St. Marys, GA

To Whom It May Concern:

The wetlands on this site will not be disturbed. To the best of my professional knowledge and judgment no wetlands or state waters will be adversely impacted by this development.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "MTR", is written over the text "Respectfully Submitted,".

Michael T. Riley  
Vice President  
Martin Riley Associates - Architects, P.C.

# GEC

GEOTECHNICAL  
&  
ENVIRONMENTAL  
CONSULTANTS, INC

June 9, 2011

**Dr. David Crass**  
**Division Director**  
**Deputy State Historic Preservation Officer**  
**Georgia Department of Natural Resources**  
**Historic Preservation Division**  
**254 Washington Street, SW, Ground Floor**  
**Atlanta, GA 30334**

**SUBJECT:** 36 CFR 800 SHPO Consultation for a Department of Community Affairs Phase I  
Environmental Site Assessment  
The Village at Winding Road  
Winding Road  
St. Mary's, Camden County, Georgia  
**GEC Job #110220.210**

**Dear Dr. Crass:**

Geotechnical & Environmental Consultants, Inc. (GEC) is conducting a Phase I Environmental Site Assessment (ESA) for the Department of Community Affairs on the proposed Village at Winding Road located off Winding Road (County Road 78) in St. Mary's, Georgia. This letter is a request for consultation regarding the proposed project in accordance with 36 CFR 800. The subject site is approximately 10.05-acres and is predominantly cleared with two acres of planted pine in the northern portion of the property. A storm water detention pond was constructed on the eastern portion of the property in 2006. The property is bordered by timberland, recreational, and commercial/residential properties. A 50-unit senior apartment complex is proposed for this site. Details of the project include:

Applicant: The Village at Winding Road  
Ms. Paula Lower  
P.O. Box 365  
Kingsland, Georgia 31548  
phlower@whgross.com  
(912) 729-3564

Contact: Geotechnical & Environmental Consultants, Inc.  
Mary Brooks  
514 Hillcrest Industrial Blvd.  
Macon, Georgia 31204  
mbrooks@geconsultants.com  
(478) 757-1606

Enclosed are copies of an U.S.G.S. Topographic Quadrangle Map, an aerial photograph, street map, site plan, City of St. Marys Resolution of support, historical aerial photographs, photograph-key map, and photographs of the subject property and vicinity taken during site reconnaissance on May 3, 2011. The goal of this inquiry is to determine whether or not the purchase of this property and construction of the senior living apartment complex, will disturb or affect any historical property/ies and/or cultural resources.

Due to the expediency in which DCA needs this information to complete the Home/HUD application, we would appreciate it if you could respond as quickly as possible. If you have any questions or need any further information, please contact our office at 478 757-1606, or email at mbrooks@geconsultants.com. Thanks for your assistance in this matter.

Sincerely,

**GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS, INC.**



Mary Brooks  
Senior Environmental Specialist

Attachments

cc: Ms. Paula Lower, W H Gross

**GEC**

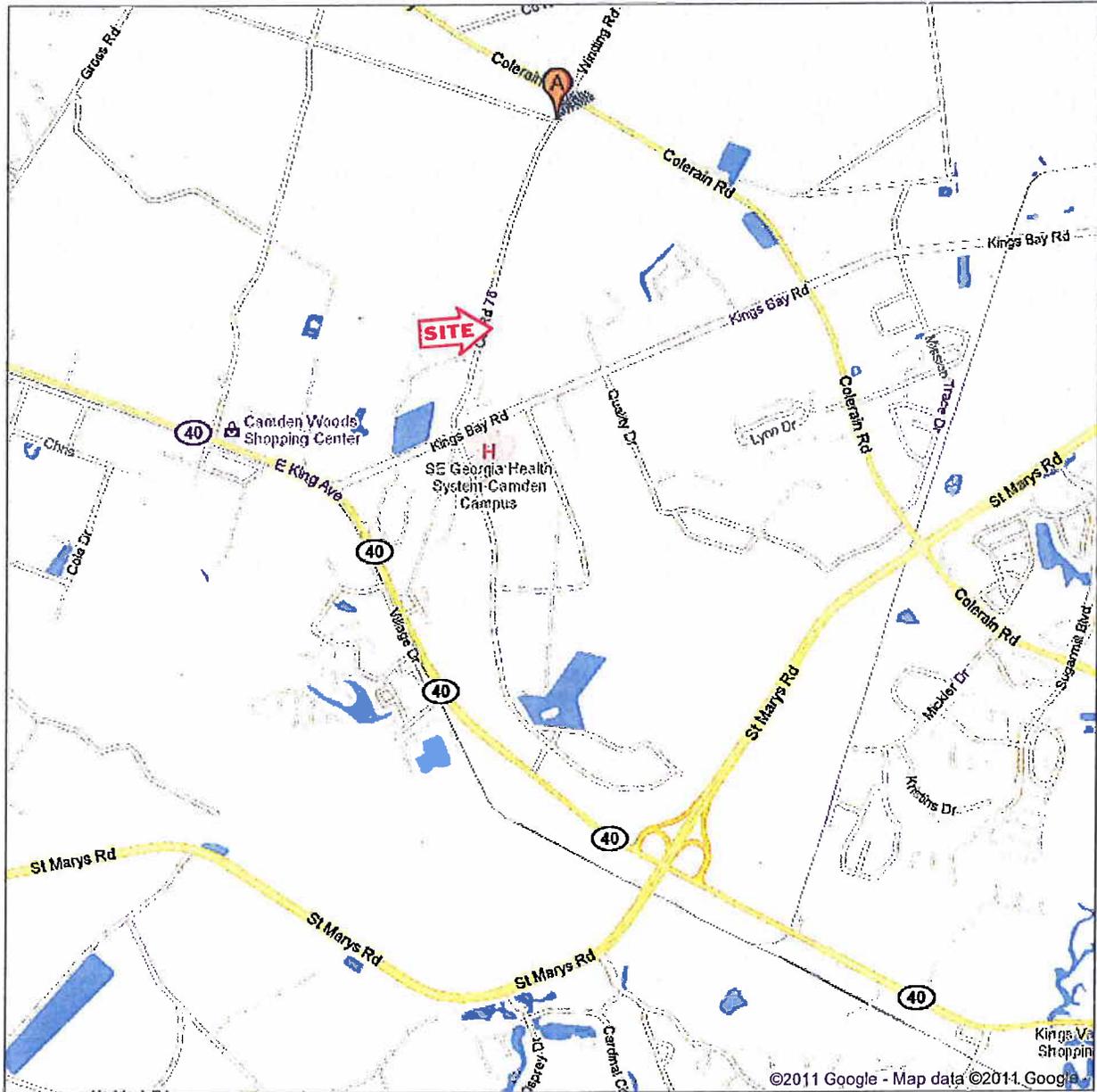


Address Winding Rd  
St Marys, GA

Get Google Maps on your phone



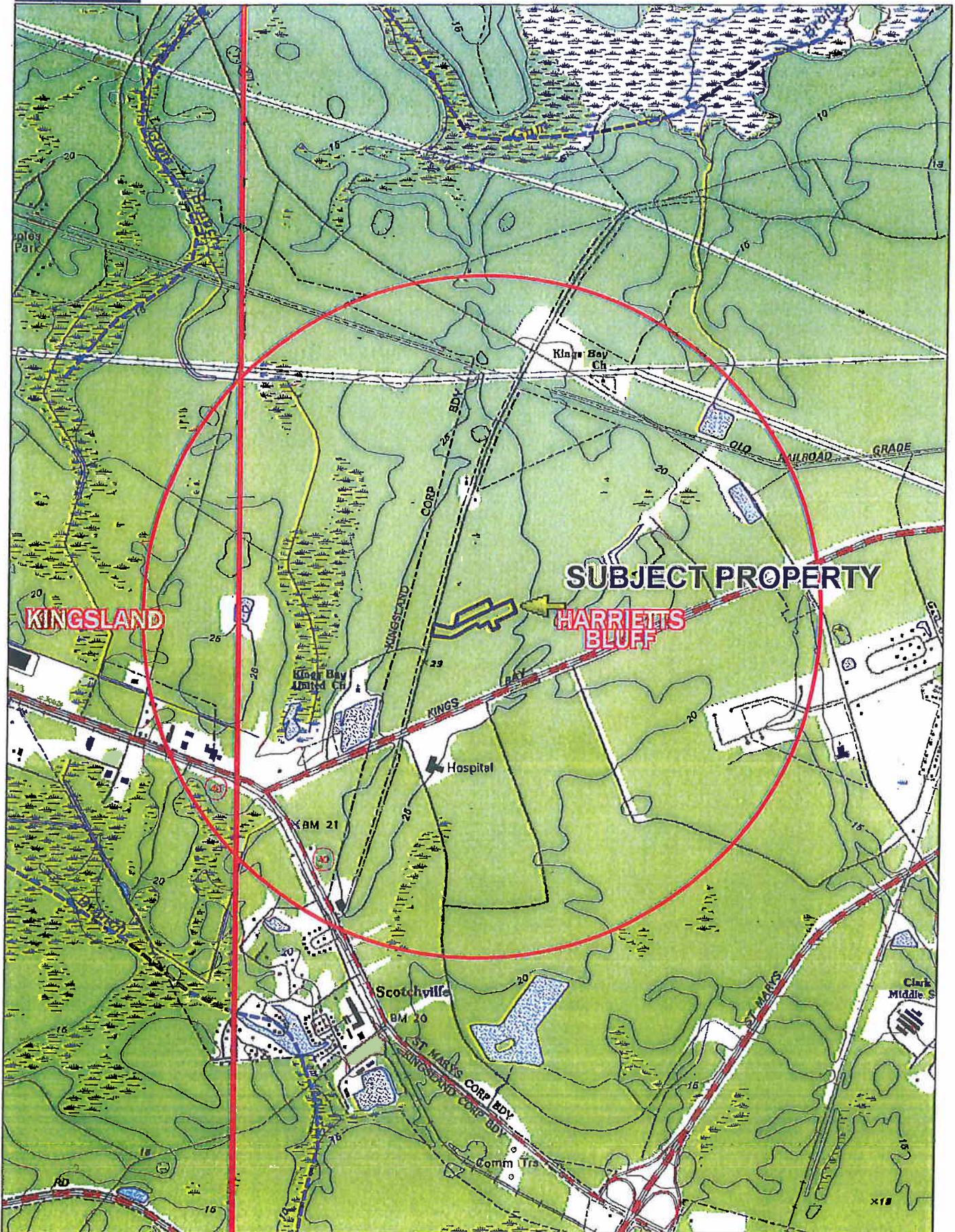
Text the word "GMAPS" to 466453



**Recent floods and tornadoes**

Maps related to the recent tornadoes

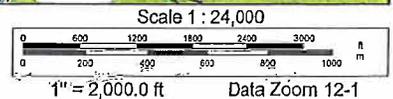
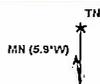
Maps related to the Mississippi River floods

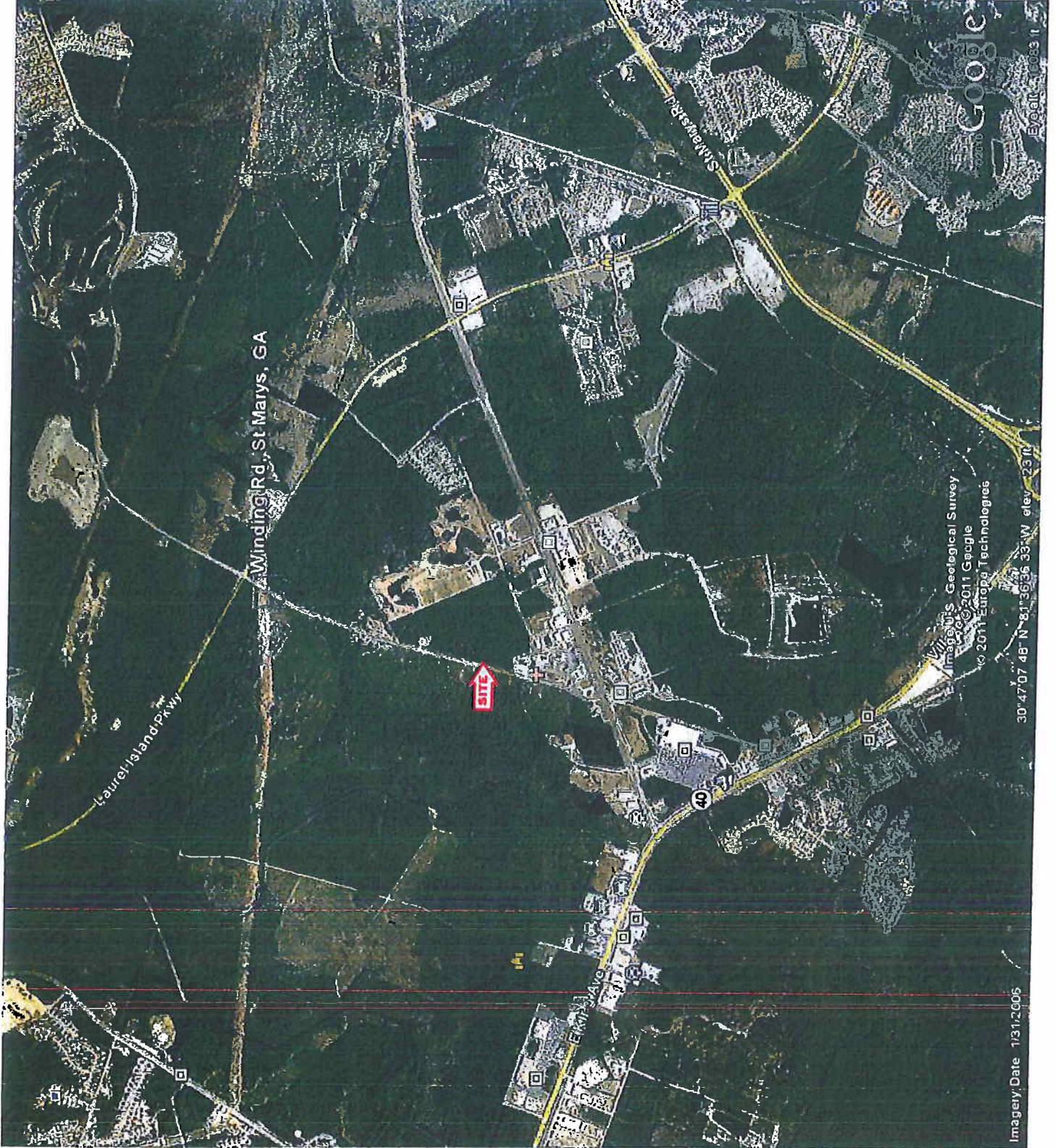


Data use subject to license.

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www.delorme.com





Winding Rd, St. Marys, GA

Laurel Island Pkwy

49

SITE

Imagery © 2011 Google  
© 2011 Europa Technologies

Imagery Date 1/31/2005

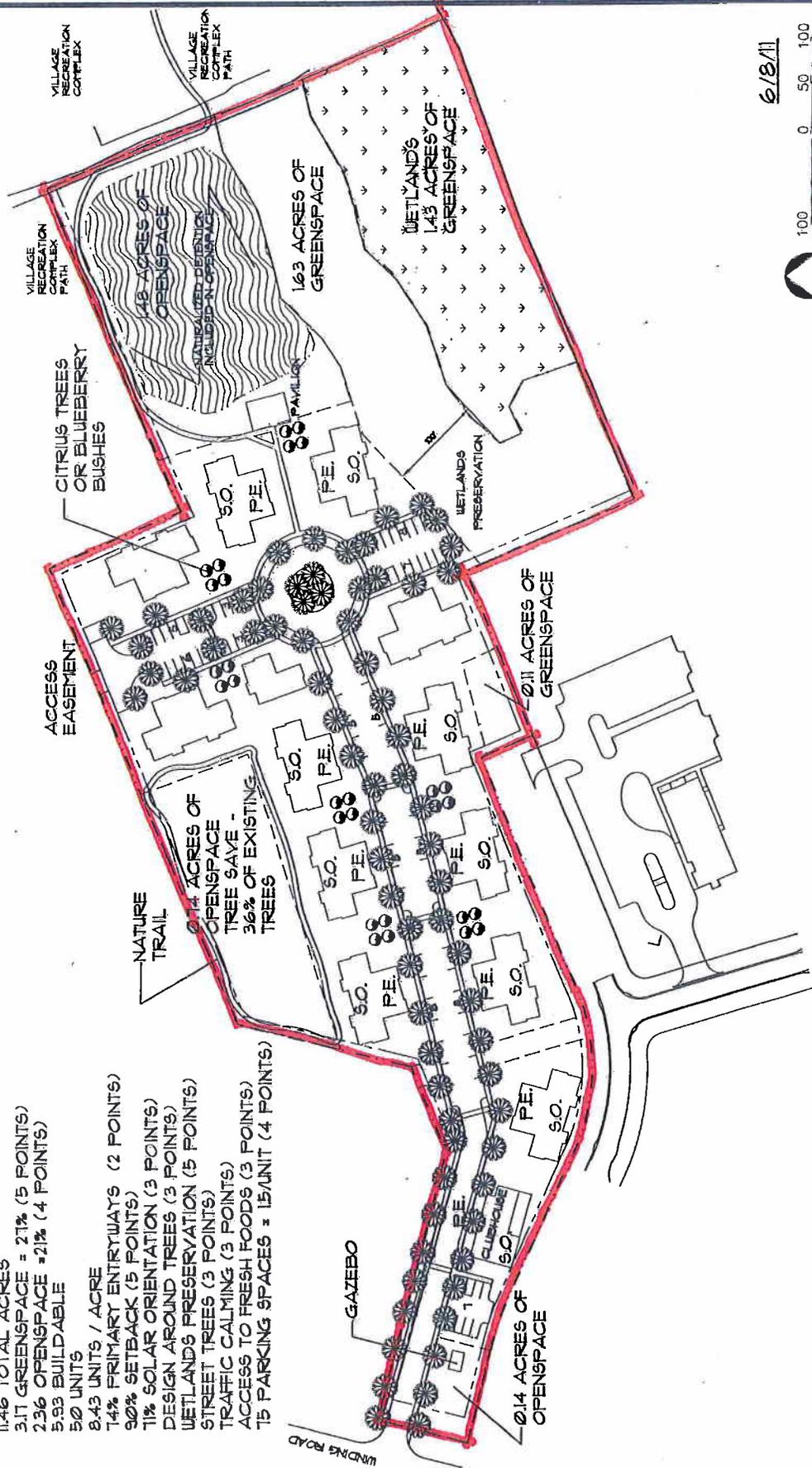
30°47'07.48" N - 81°36'36.33" W elev. 23 ft

Google

Earth 6083 1

**THE VILLAGE AT WINDING ROAD**

- 11.46 TOTAL ACRES
- 3.11 GREENSPACE = 27% (5 POINTS)
- 2.36 OPENSPACE = 21% (4 POINTS)
- 5.93 BUILDABLE
- 50 UNITS
- 8.43 UNITS / ACRE
- 14% PRIMARY ENTRYWAYS (2 POINTS)
- 90% SETBACK (5 POINTS)
- 11% SOLAR ORIENTATION (3 POINTS)
- DESIGN AROUND TREES (3 POINTS)
- WETLANDS PRESERVATION (5 POINTS)
- STREET TREES (3 POINTS)
- TRAFFIC CALMING (3 POINTS)
- ACCESS TO FRESH FOODS (3 POINTS)
- 75 PARKING SPACES = 15/UNIT (4 POINTS)



MARTIN RILEY ASSOCIATES - ARCHITECTS, P.C.



# Board of County Commissioners

## Office of the County Administrator

P.O. Box 99/200 East 4<sup>th</sup> Street • Woodbine, GA 31569

Phone: (912) 576.4021 • Fax: (912) 576.5647 • [www.co.camden.ga.us](http://www.co.camden.ga.us)

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April 06, 2011

Office of Affordable Housing  
Georgia Department of Community Affairs  
60 Executive Park South, NE  
Atlanta, Georgia 30329-2231

RE: The Village at Winding Road  
Georgia Institute for Community Housing Community – Camden County, GA

Dear Sir or Madam:

Camden County has applied for and obtained designation as a Georgia Institute for Community Housing (GICH) Community. Part of our mission as a designee in the GICH program is to develop and implement plans and strategies that will promote safe and affordable housing for persons of low to moderate income within our community.

The need for affordable housing within our community is evident. The proposed development of the site on Krayon Court in St Marys, Georgia into affordable residential housing units as Housing for Older Persons is indicative of our community's affordable housing goals and meets the objectives of the Camden County GICH Plan.

Sincerely,

Steve L. Howard, CPM, CPPO  
County Administrator

*"Leadership that Listens"*

---

STEVE L. HOWARD  
County Administrator

O. BRENT GREEN  
County Attorney

WILLIS R. KEENE JR.  
Commissioner, District 1

CHUCK CLARK  
Commissioner, District 2

JIMMY STARLINE  
Commissioner, District 3

GARY BLOUNT  
Commissioner, District 4

DAVID L. RAINER  
Commissioner, District 5



INQUIRY #: 3042289.5

YEAR: 2006

— = 604'





INQUIRY #: 3042289.5

YEAR: 2005

| = 604'



SITE

INQUIRY #: 3042289.5  
YEAR: 1993  
= 950'

N





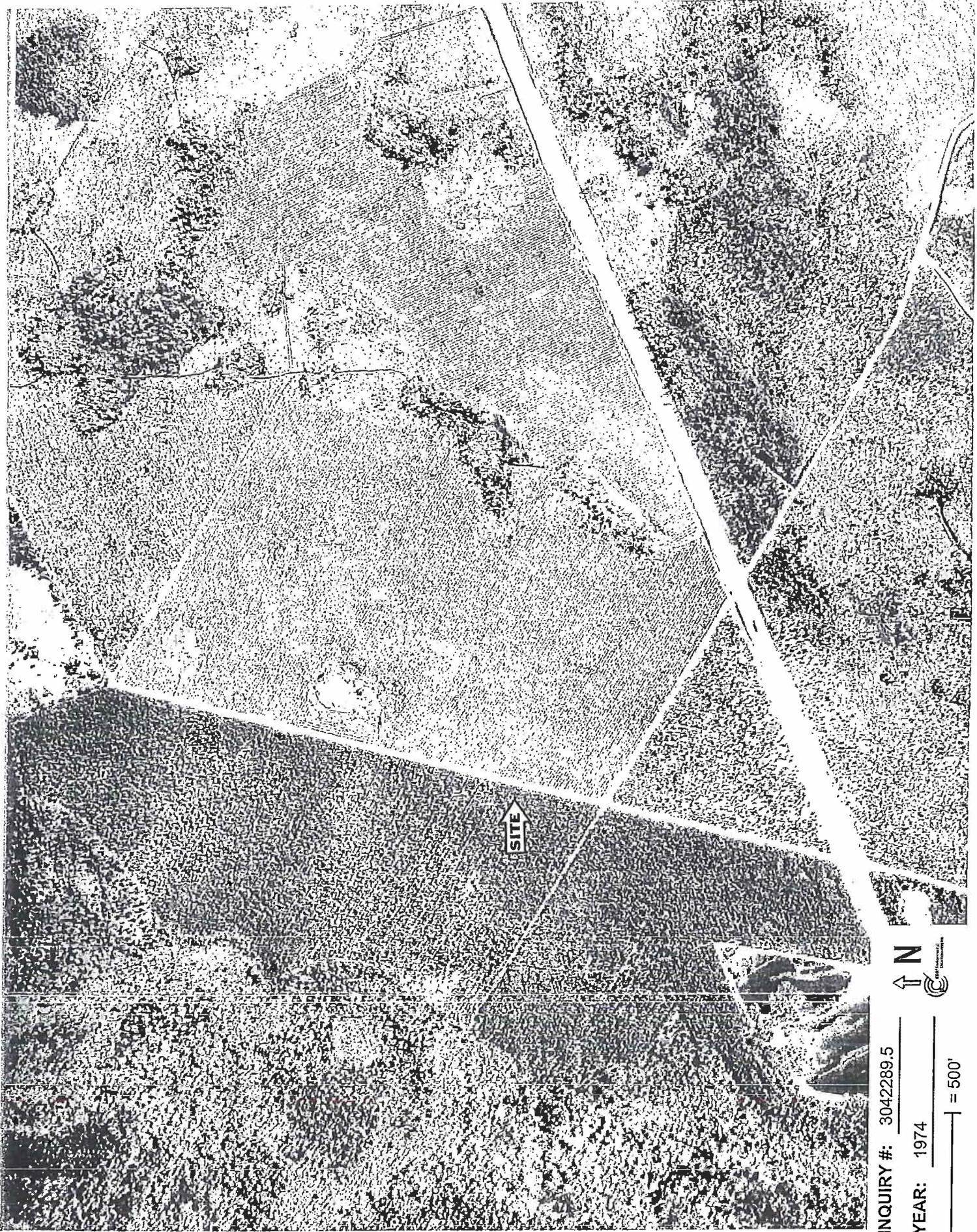
INQUIRY #: 3042289.5

YEAR: 1988

— = 950'



SITE

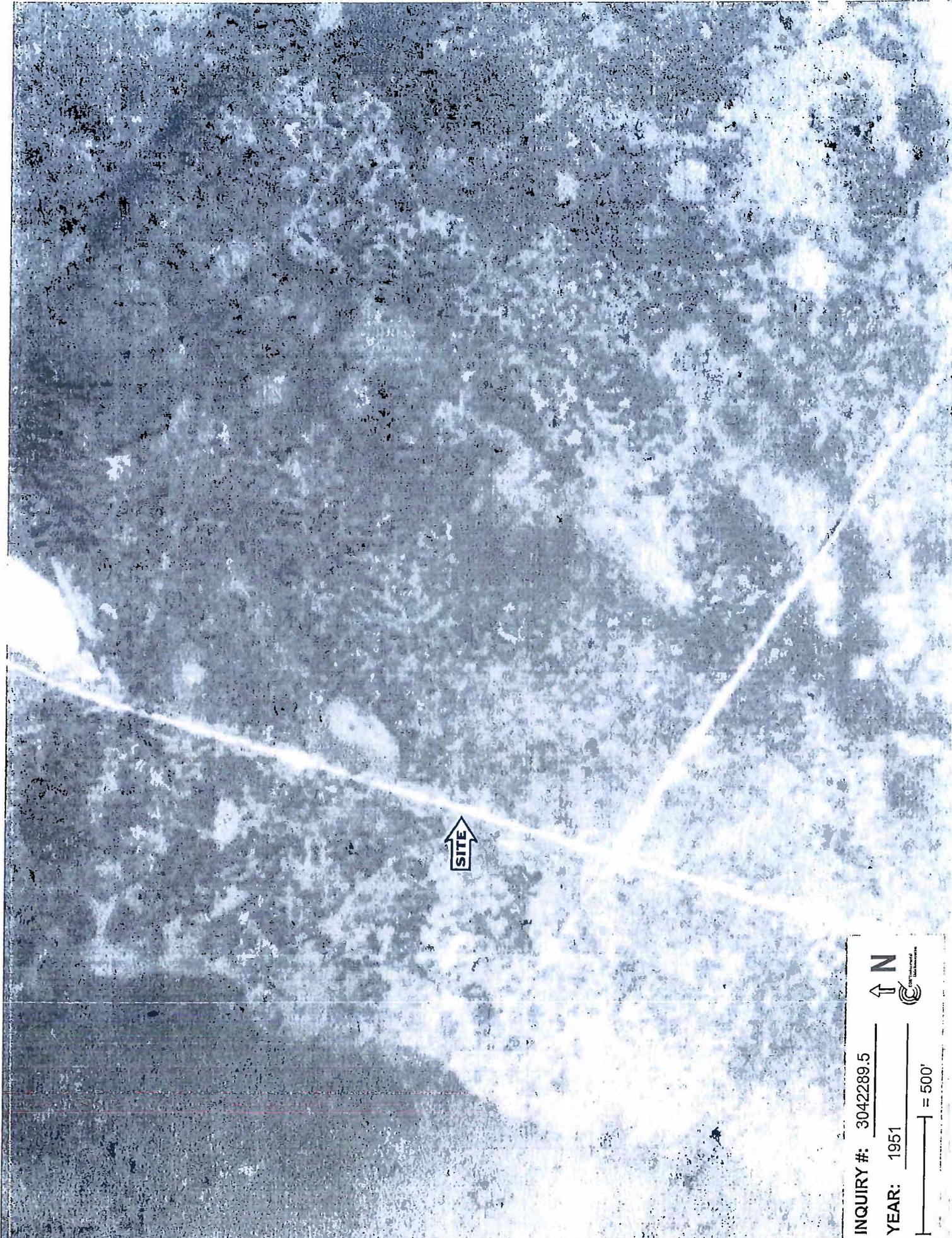


INQUIRY #: 3042289.5

YEAR: 1974

| = 500'





SITE

INQUIRY #: 3042289.5

YEAR: 1951

— = 500'



# NATIONAL REGISTER OF HISTORIC PLACES

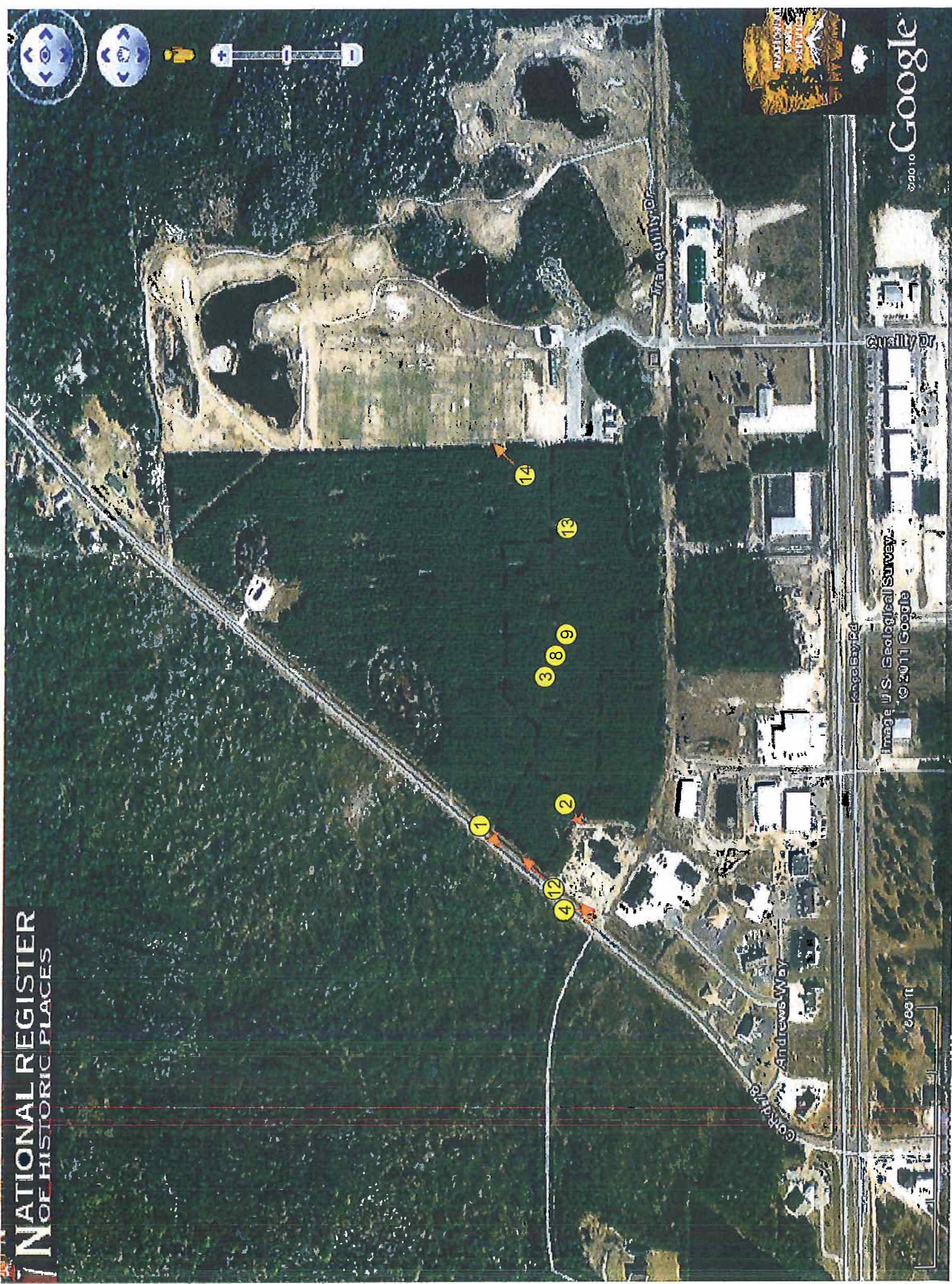


Image © U.S. Geological Survey  
© 2011 Google

Google  
© 2010



**Picture 1. View along Winding Road looking south from north property line. Site is to the east of Winding Road to the left of the photo.**



**Picture 2. View of Krayons Academy II (Daycare) just south of Carnegie Road and site.**



**Picture 3. Interior view of property looking from cleared area into wooded area of site**



**Picture 4. View of Kingdom Hall of Jehovah's Witnesses south of site along Carnegie Road**



**Picture 5. Interior view of timber debris on site. This was left over from clearing operations on and adjacent to site.**



**Picture 6. Another view of timber debris on site.**



**Picture 7. View of timber debris and old construction trailer in interior portion of site.**



**Picture 8. Cleared area of site, clearing debris to left of photo, timbered area to the right.**



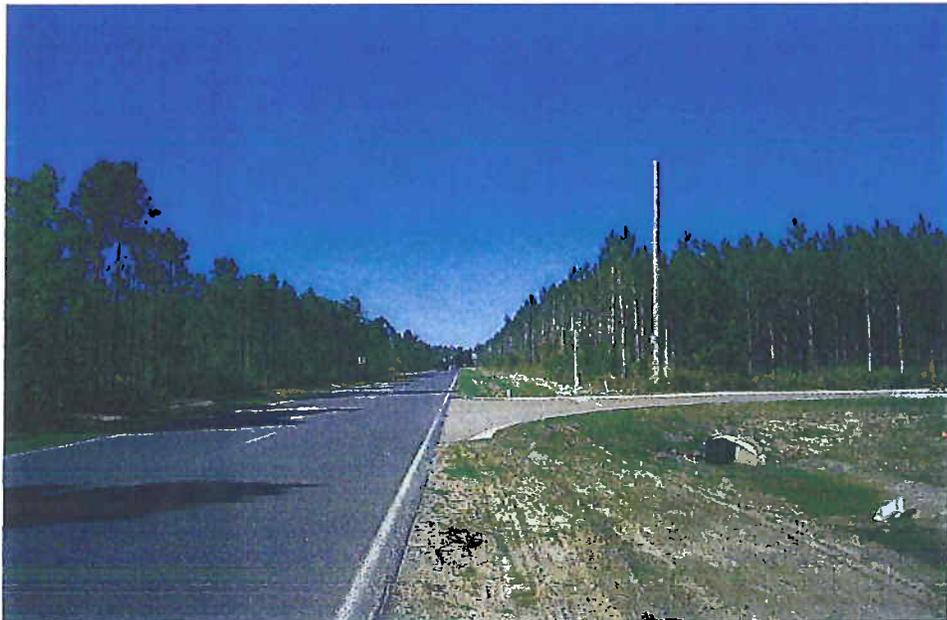
**Picture 9. Interior view of timber portion of property.**



**Picture 10. Old concrete pipe and concrete debris being stored on site by owner.**



**Picture 11. Old pipe and culverts being stored on property by owner.**



**Picture 12. View of site along Winding Road looking to the north from south of Carnegie road. Property is to the right of photo past the road entering from the right of photo.**



**Picture 13. View of detention pond on property. This is in the area of the proposed detention pond for the new development.**



**Picture 14. View of soccer complex entrance to the northeast of property.**

Ruler

Line Path

Measure the distance between two points on the ground

Length: 2.09 Miles

Heading: 77.52 degrees

Mouse Navigation Save Clear

4, st. marys, ga

**McIntosh, John Houstoun, Sugarhouse**

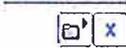
Historic Place Name: McIntosh, John Houstoun, Sugarhouse  
Address: Ga. Spur 40, 6 mi. N of St Marys  
City: St. Marys  
County: Camden  
State: GEORGIA

**Geographic Coordinates:**  
Latitude: 30.79313  
Longitude: -81.57834

**HPS Reference Number:** 92000167  
**Date Listed:** 19920402  
**Notes:**  
**Type:** point  
**Geocode Match:** 0

A Service of  
National Register of Historic Places  
National Park Service

Directions: [To here](#) - [From here](#)



Earth Gallery >>

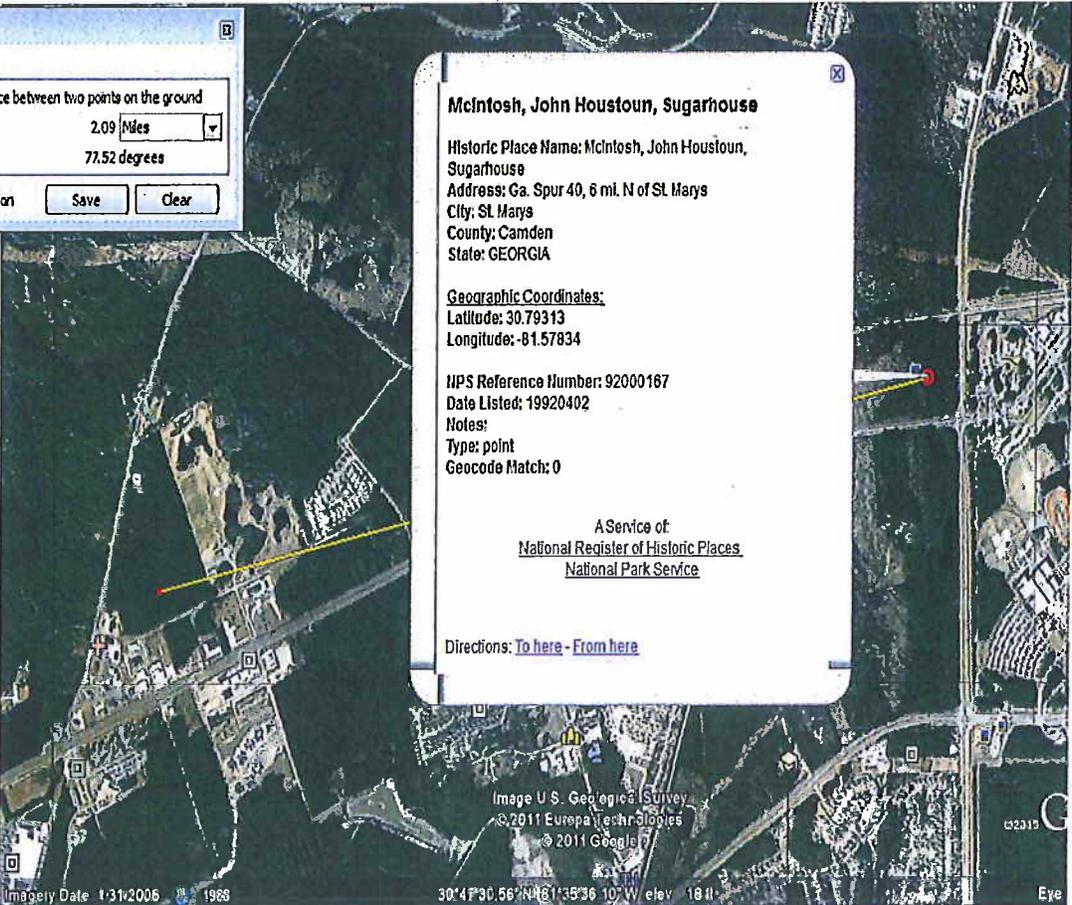


Image U.S. Geological Survey  
© 2011 Europa, Inc. All Rights Reserved  
© 2011 Google

Imagery Date 1/31/2006 1968 30°47'30.56"N 81°35'36.10"W elev 18 ft Eye



**CITY OF ST. MARYS**  
418 OSBORNE STREET  
ST. MARYS, GEORGIA 31558

Office of Affordable Housing  
Georgia Department of Community Affairs  
60 Executive Park South, N.E.  
Atlanta, Georgia 30329-2231

May 2, 2011

**RE: The Village at Winding Road  
Winding Road  
St. Marys, Georgia**

Dear Sir or Madam:

WH Gross Construction, the developer of the referenced proposed development, has notified the **City of St. Marys** of its intention to develop and to apply to the Georgia Department of Community Affairs (DCA) for Low Income Housing Tax Credit (Credit) and/or financing through the HOME Investment Partnerships Program (HOME) for the development of units affordable to low income residents.

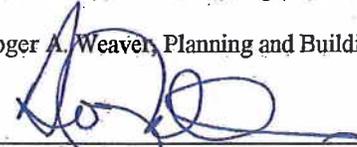
The purpose of this letter is to convey our understanding of the details of the project, as stipulated in the State of Georgia's 2011 Qualified Allocation Plan. The details are as follows:

Project Name:	<u>The Village at Winding Road</u>
Project Address and/or Lot Number:	<u>Winding Road St. Marys, GA</u>
Owner/Developer Name:	<u>WH Gross Construction</u>
Owner/Developer Address:	<u>P.O. Box 365</u> <u>Kingsland, GA 31548</u>
Total Number of Units:	<u>40</u>
Total Number of Units Set Aside for Low Income Residents:	<u>40</u>
Project Type (New Construction/Rehabilitation):	<u>New Construction</u>
Tenancy (Family/Elderly/Special Needs):	<u>Senior</u>

I hereby certify that the chief elected official of this jurisdiction and the City Council of the City of St. Marys support the proposed development as presented, as evidenced by the attached resolution of support.

Finally, I understand that I will also be notified by DCA when the Owner/Developer submits its application for Credit and/or HOME funding, and be given 30 days to provide additional comments on the application.

Roger A. Weaver, Planning and Building Director

  
\_\_\_\_\_  
City of St. Marys



# Board of County Commissioners

Office of the County Administrator

P.O. Box 99/200 East 4<sup>th</sup> Street • Woodbine, GA 31569

Phone: (912) 576.4021 • Fax: (912) 576.5647 • www.co.camden.ga.us

---

April 06, 2011

Office of Affordable Housing  
Georgia Department of Community Affairs  
60 Executive Park South, NE  
Atlanta, Georgia 30329-2231

RE: The Village at Winding Road  
Georgia Institute for Community Housing Community – Camden County, GA

Dear Sir or Madam:

Camden County has applied for and obtained designation as a Georgia Institute for Community Housing (GICH) Community. Part of our mission as a designee in the GICH program is to develop and implement plans and strategies that will promote safe and affordable housing for persons of low to moderate income within our community.

The need for affordable housing within our community is evident. The proposed development of the site on Krayon Court in St Marys, Georgia into affordable residential housing units as Housing for Older Persons is indicative of our community's affordable housing goals and meets the objectives of the Camden County GICH Plan.

Sincerely,

Steve L. Howard, CPM, CPPO  
County Administrator

*“Leadership that Listens”*

---

STEVE L. HOWARD  
County Administrator

O. BRENT GREEN  
County Attorney

WILLIS R. KEENE JR.  
Commissioner, District 1

CHUCK CLARK  
Commissioner, District 2

JIMMY STARLINE  
Commissioner, District 3

GARY BLOUNT  
Commissioner, District 4

DAVID L. RAINER  
Commissioner, District 5



**CITY OF ST. MARYS**  
418 OSBORNE STREET  
ST. MARYS, GEORGIA 31558  
TELEPHONE: (912) 510-4027  
FAX: (912) 510-4012

**CLERK'S CERTIFICATION**

**STATE OF GEORGIA**  
**COUNTY OF CAMDEN**  
**CITY OF ST. MARYS**

I, DARLENE M. ROELLIG, the duly appointed Clerk of Council for the City of St. Marys, Georgia, do hereby certify that the attached "City Council Minutes dated April 4, 2011", adopted in regular City Council session on April 18, 2011, is a true and correct copy as same appears of record and on file in the Official Records for the City of St. Marys, Georgia.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said City this 9<sup>th</sup> day of May, 2011.

BY: *Darlene M. Roellig*  
Darlene M. Roellig  
CITY CLERK

(CITY SEAL)

hearing on the issue. Councilmember Hase further amended her motion to reflect the Planning Commission making their recommendation after holding the public hearing. Voting was unanimous in favor of the motion.

**C. GRAND JURY ANNOUNCEMENT (ADDED)**

Mayor DeLoughy read a selected portion of the Grand Jury's decision as follows; "We, the Grand Jury were requested by a group of St Marys citizens to review matters pertaining to decisions made by City of St Marys officials. The conclusions; during the next session of the grand jury we, the grand jury met with the city officials of St. Marys along with their attorney. Questions were asked for the city officials using the bank of questions previously given to the St Marys attorney. After hearing the answers to the questions, and consulting with the two district attorneys present, we the Grand Jury voted no more information was needed to come to our conclusion. We the Grand Jury found that with the evidence we were given, that there were no criminal acts perpetrated. Again, this finding was after careful consideration of the law and the expert knowledge of the law given to us by the assistant district attorney".

Councilmember Trader commented that he hoped that in the future these and other matters can be discussed in a more civil manner with representation that is more factual as opposed to accusations, innuendos, omissions and false statements. He requested that a Grand Jury Discussion agenda item be added to the next council meeting to further discuss the issue where needed.

**NEW BUSINESS:**

- A. RESOLUTION(\*): *Joint Comprehensive Multi-Hazard Mitigation Plan Update*  
To adopt the plan update**

Councilmember Bird made a motion to approve the Joint Comprehensive Multi-Hazard Mitigation Plan Update Resolution. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

- B. PEPPER'S MEXICAN RESTAURANT & GRILL (\*): *Cinco de Mayo Special Event*  
Council consideration to approve a one-day event for temporary open container alcohol sales**

Councilmember Bird made a motion to approve Peppers' Mexican Restaurant & Grill Cinco de Mayo Special Event. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

- C. AFFORDABLE HOUSING RESOLUTION (\*): *St. Marys Senior Housing Project*  
The W. H. Gross Construction Company has requested a resolution supporting a 50 unit affordable senior citizen housing project to be located on tax parcels 121-077A and 121-077B located adjacent to Winding Road and Krayons Street.**

Councilmember Bird made a motion to approve the Affordable Housing Resolution for the St. Marys Senior Housing Project. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

**D. CITY SOLICITOR**

Consideration to not have a solicitor in municipal court to reduce costs

Municipal Court Administrator Gibbs presented former city manager Shannahan's suggestion to move forward with the consideration. Mayor DeLoughy and Chief Hatch explained the basis for the consideration. Ms. Gibbs explained there was no state law requirement for a solicitor and sister cities had no solicitor in their municipal courts.

Councilmember Bird moved to terminate the position of city solicitor effective at an appropriate time to be determined by the city attorney. Councilmember Hase seconded the motion for discussion. Councilmembers discussed the motion, the effect on municipal court administration and the projected savings. The city attorney commented on the time frame to implement the motion. Voting was unanimous in favor of the motion.

**E. EROSION CONTROL ORDINANCE (\*):**

To update the City's Soil Erosion, Sedimentation and Pollution Control Ordinance

Councilmember Bird made a motion to approve the Erosion Control Ordinance. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

**F. ARTS & MUSIC STROLL: Special Event**

Council consideration to approve a one-day event for temporary open container alcohol sales

Chief Hatch made a presentation about the city department heads discussion of the consideration and noted it would be the first use of the new open container amendment. Councilmember Trader moved to approve. Councilmember Post seconded the motion. Councilmembers discussed the venue length. Voting was recorded as follows:

FOR

Councilmember Bird  
Councilmember Howell  
Councilmember Morrissey  
Councilmember Post  
Councilmember Trader

OPPOSED

Councilmember Hase

## RESOLUTION

**WHEREAS**, the City of St. Marys has experienced damage from wildfires, thunderstorms & wind, drought, coastal erosion, tornadoes, floods, hurricanes, and coastal storms, and, on many occasions in the past, resulting in property loss, loss of life, economic hardship, and threats to public health and safety; and has the potential to suffer from, hazardous material spills, and radiological accidents; and

**WHEREAS**, a Joint Comprehensive Multi-Hazard Mitigation Plan Update has been developed after approximately one year of research and work by the Joint Comprehensive Multi-Hazard Mitigation Planning Committee and the people of the community; and

**WHEREAS**, the updated Plan recommends mitigation goals, objectives and action steps that will protect the people and property affected by natural hazards facing the City of St. Marys; and

**WHEREAS**, two public meetings were held to review the Plan Update as required by law;

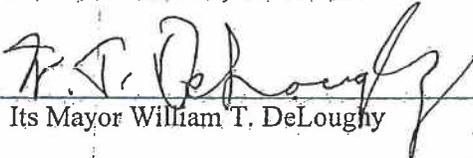
**NOW THEREFORE BE IT RESOLVED** by the governing authority of the City of St. Marys, Georgia:

1. The Joint Comprehensive Multi-Hazard Mitigation Plan Update is hereby adopted as the official Plan of the City of St. Marys;
2. The respective officials identified in the strategy of the Plan are hereby directed to implement the recommended actions assigned to them in the Plan. These officials will report as directed in this Plan on their activities;
3. The Joint Comprehensive Multi-Hazard Mitigation Planning Committee will provide progress reports (as directed in the Plan) on the status of the implementation of the Plan to the Camden County Board of Commissioners.

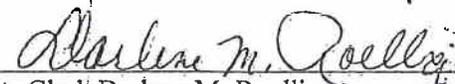
**RESOLVED** this 4<sup>th</sup> day of April, 2011

CITY OF ST. MARYS, GEORGIA

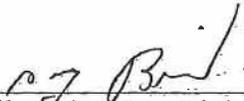
BY:

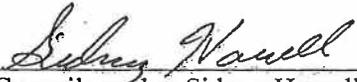
  
Its Mayor William T. DeLoughy

ATTEST:

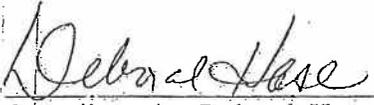
  
Its Clerk Darlene M. Roellig

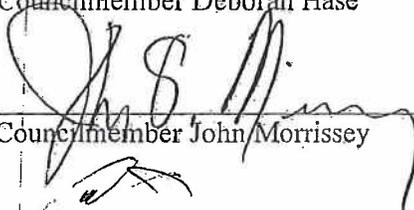
(SEAL)

  
\_\_\_\_\_  
Councilmember Greg Bird

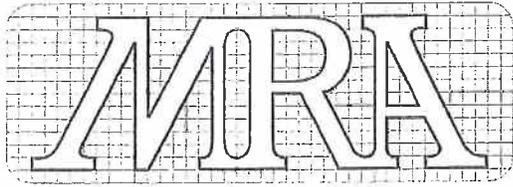
  
\_\_\_\_\_  
Councilmember Sidney Howell

  
\_\_\_\_\_  
Councilmember Keith Post

  
\_\_\_\_\_  
Councilmember Deborah Hase

  
\_\_\_\_\_  
Councilmember John Morrissey

  
\_\_\_\_\_  
Councilmember Chuck Trader



JACKIE L. MARTIN  
MICHAEL T. RILEY  
PATRICK L. FLY, JR.  
JOHN R. O'CONNELL  
DAVID E. THOMPSON  
ALAN SALZMAN

ARCHITECT  
ARCHITECT  
ARCHITECT  
ARCHITECT  
ARCHITECT  
1928 -- 1989

June 20, 2011

---

RE: The Village at Winding Road  
St. Marys, GA

To Whom It May Concern:

Please use this letter as certification that to the best of my professional knowledge and judgment the design of this new proposed development will not detract from, will be compatible with, and will have no adverse effect on the surrounding neighborhood.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read 'MTR', is written over the typed name of Michael T. Riley.

Michael T. Riley  
Vice President  
Martin Riley Associates – Architects, P.C.

Listed Species in Camden County (updated May 2004)				
Species	Federal Status	State Status	Habitat	Threats
<b>Mammal</b>				
<b>Humpback whale</b> <i>Megaptera novaeangliae</i>	E	E	Coastal waters during migration	Entanglement in commercial fishing gear and collisions/disturbance associated with boats and barges
<b>Right whale</b> <i>Eubalaena glacialis</i>	E	E	Mate and calve in shallow coastal waters; critical habitat designated from the mouth of Altamaha River south to Sebastian Inlet, FL (from shoreline east 5-15 nautical miles)	Initial decreases probably due to overharvesting. Slow population growth after exploitation halted may be due to collisions/disturbance associated with boats and barges, inbreeding, inherently low reproductive rates, or a reduction in population below a critical size for successful reproduction.
<b>Round-tailed muskrat</b> <i>Neofiber alleni</i>	No Federal Status	T	Bogs and ponds; creates pyramid-shaped nest in vegetation	
<b>West Indian manatee</b> <i>Trichechus manatus</i>	E	E	Coastal waters, estuaries, and warm water outfalls	Initial decreases probably due to overharvesting for meat, oil and leather. Current mortality due to collisions with boats and barges and from canal lock operations. Declines also related to coastal development and loss of suitable habitat, particularly destruction of seagrass beds.
<b>Bird</b>				
<b>Bachman's warbler</b> <i>Vermivora bachmanii</i>	E	E	Probably extinct; last seen in Georgia in 1976	
<b>Bald eagle</b> <i>Haliaeetus leucocephalus</i>	T	E	Inland waterways and estuarine areas in Georgia. Active eagle nests were located in Camden County 1988-1992, 1994, 1996-1999 and 2000-2002	Major factor in initial decline was lowered reproductive success following use of DDT. Current threats include habitat destruction, disturbance at the nest, illegal shooting, electrocution, impact injuries, and lead poisoning.
<b>Gull-billed tern</b> <i>Sterna nilotica</i>	No Federal Status	T	Nests in colonies on sandy sites; forages over salt marsh, dunes and other grassy areas for insects, spiders, and other invertebrates	
<b>Piping plover</b>			Winter on Georgia's coast; prefer areas with expansive	Habitat alteration and destruction and human disturbance in nesting colonies.

<i>Charadrius melodus</i>	T	T	sand or mudflats (foraging) in close proximity to a sand beach (roosting)	Recreational and commercial development have contributed greatly to loss of breeding habitat.
<b>Red-cockaded woodpecker</b> <i>Picoides borealis</i>	E	E	Nest in mature pine with low understory vegetation (<1.5m); forage in pine and pine hardwood stands > 30 years of age, preferably > 10" dbh	Reduction of older age pine stands and encroachment of hardwood midstory in older age pine stands due to fire suppression
<b>Wood stork</b> <i>Mycteria americana</i>	E	E	Primarily feed in fresh and brackish wetlands and nest in cypress or other wooded swamps. Active rookeries were located in Camden County 1991-2002.	Decline due primarily to loss of suitable feeding habitat, particularly in south Florida. Other factors include loss of nesting habitat, prolonged drought/flooding, raccoon predation on nests, and human disturbance of rookeries.
<b>Reptile</b>				
<b>Eastern indigo snake</b> <i>Drymarchon corais couperi</i>	T	T	During winter, den in xeric sandridge habitat preferred by gopher tortoises; during warm months, forage in creek bottoms, upland forests, and agricultural fields	Habitat loss due to uses such as farming, construction, forestry, and pasture and to overcollecting for the pet trade
<b>Gopher tortoise</b> <i>Gopherus polyphemus</i>	No Federal Status	T	Well-drained, sandy soils in forest and grassy areas; associated with pine overstory, open understory with grass and forb groundcover, and sunny areas for nesting	Habitat loss and conversion to closed canopy forests. Other threats include mortality on highways and the collection of tortoises for pets.
<b>Green sea turtle</b> <i>Chelonia mydas</i>	T	T	Rarely nests in Georgia; migrates through Georgia's coastal waters	Exploitation for food, high levels of predation, loss of nesting habitat due to human encroachment, hatchling disorientation due to artificial lights on beaches, and drownings when trapped in fishing and shrimping nets
<b>Hawksbill sea turtle</b> <i>Eretmochelys imbricata</i>	E	E	Migrates through Georgia's coastal waters	Primary causes of population decline are development and modification of nesting beaches and exploitation for the shell. Secondary causes include egg consumption, use of the skin for leather, and heavy predation of eggs and hatchlings.
<b>Kemp's ridley sea turtle</b> <i>Lepidochelys kempii</i>	E	E	Migrates through Georgia's coastal waters	Overharvesting of eggs and adults for food and skins and drowning when caught in shrimp nets
<b>Leatherback</b>				Human exploitation, beach development,

<b>sea turtle</b> <i>Dermochelys coriacea</i>	E	E	Rarely nests in Georgia; migrates through Georgia's coastal waters	high predation on hatchlings, and drowning when caught in nets of commercial shrimp and fish trawls and longline and driftnet fisheries
<b>Loggerhead sea turtle</b> <i>Caretta caretta</i>	T	T	Nests on Georgia's barrier island beaches; forages in warm ocean waters and river mouth channels	Loss of nesting beaches due to human encroachment, high natural predation, drownings when turtles trapped in fishing and shrimping trawls, and marine pollution
Fish				
<b>Shortnose sturgeon<sup>1</sup></b> <i>Acipenser brevirostrum</i>	E	E	Atlantic seaboard rivers	Construction of dams and pollution, habitat alterations from discharges, dredging or disposal of material into rivers, and related development activities.
Plant				
<b>Ball-moss</b> <i>Tillandsia recurvata</i>	No Federal Status	T	Branches of live oak in Georgia, especially near the coast	
<b>Climbing buckthorn</b> <i>Sageretia minutiflora</i>	No Federal Status	T	Calcareous rocky bluffs, forested shell middens on barrier islands, and evergreen hammocks along streambanks and coastal marshes	
<b>Hartwrightia</b> <i>Hartwrightia floridana</i>	No Federal Status	T	Peaty muck of pine flatwoods, sedge meadows, and wettest parts of poorly drained ditches/sloughs; often with water-spider orchid ( <i>Habenaria repens</i> )	
<b>Pondspice</b> <i>Litsea aestivalis</i>	No Federal Status	T	Margins of swamps, cypress ponds, and sandhill depression ponds and in hardwood swamps	
<b>Wagner spleenwort</b> <i>Asplenium heteroresiliens</i>	No Federal Status	T	Marl outcrops, damp limestone ledges, and tabby masonry	

<sup>1</sup>This species is the responsibility of the National Marine Fisheries Service.

**Round Tailed Muskrat**



**Bachman's Warbler**



**Gull-billed tern**



**Red-cockaded Woodpecker**



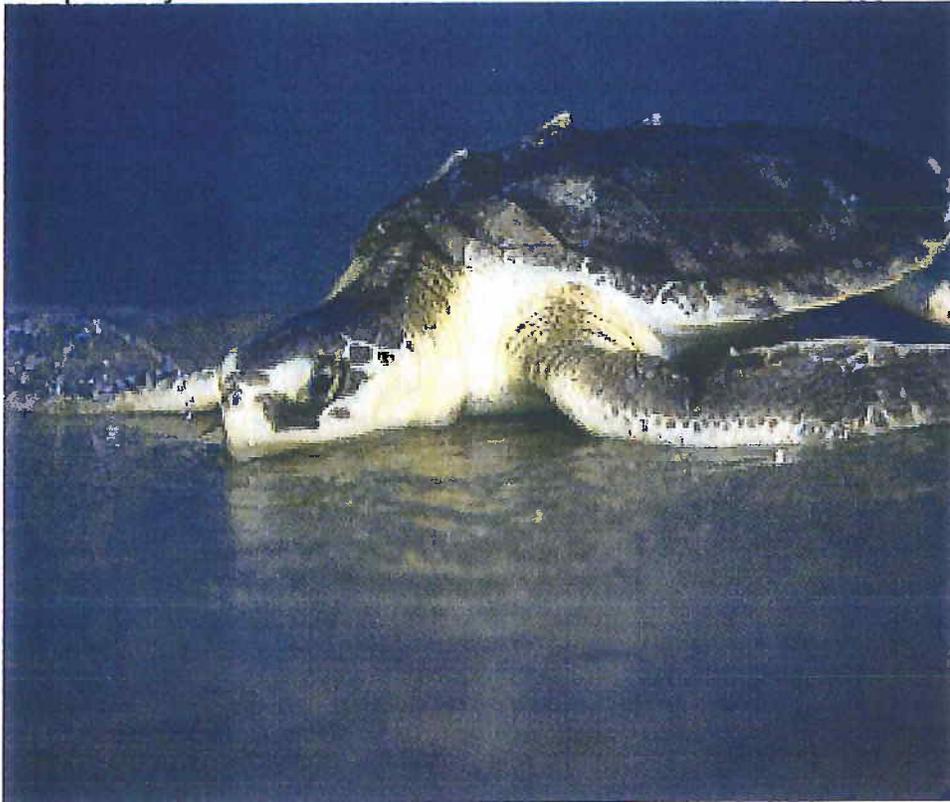
**Wood stork**



**Hawksbill sea turtle**



**Kemp's ridley sea turtle**



**Leather Back sea turtle**





MAP SCALE 1" = 1000'



**NFIP** NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0415F

**FIRM**

FLOOD INSURANCE RATE MAP  
CAMDEN COUNTY,  
GEORGIA  
AND INCORPORATED AREAS  
PANEL 415 OF 505

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
CAMDEN COUNTY	130262	0415	F
KINGSLAND, CITY OF	130038	0415	F
ST. MARYS, CITY OF	130027	0415	F

Notice to User: The Map Number shown below should be used when placing map orders; the Community Number shown above should be used on insurance applications for the subject community.



MAP NUMBER  
13039C0415F  
MAP REVISED  
DECEMBER 16, 2008

Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at [www.msc.fema.gov](http://www.msc.fema.gov)

# LEGEND

## SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD



The 1% annual flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equalled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. Areas of Special Flood Hazard include Zones A, AE, AH, AO, AR, A99, V, and VE. The Base Flood Elevation is the water-surface elevation of the 1% annual chance flood.

**ZONE A** No Base Flood Elevations determined.

**ZONE AE** Base Flood Elevations determined.

**ZONE AH** Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevations determined.

**ZONE AO** Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.

**ZONE AR** Special Flood Hazard Area formerly protected from the 1% annual chance flood by a flood control system that was subsequently deteriorated. Zone AR indicates that the former flood control system is being restored to provide protection from the 1% annual chance or greater flood.

**ZONE A99** Area to be protected from 1% annual chance flood by a Federal flood protection system under construction; no Base Flood Elevations determined.

**ZONE V** Coastal flood zone with velocity hazard (wave action); no Base Flood Elevations determined.

**ZONE VE** Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.



## FLOODWAY AREAS IN ZONE AE

The floodway is the channel of a stream plus any adjacent floodplain areas that must be kept free of encroachment so that the 1% annual chance flood can be carried without substantial increases in flood heights.



## OTHER FLOOD AREAS

**ZONE X** Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood.

## OTHER AREAS

**ZONE X** Areas determined to be outside the 0.2% annual chance floodplain.

**ZONE D** Areas in which flood hazards are undetermined, but possible.



MAP SCALE 1" = 500'



## COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS OTHERWISE PROTECTED AREAS (OPAs)

CBRS areas and OPAs are normally located within or adjacent to Special Flood Hazard Areas.

1% annual chance floodplain boundary

0.2% annual chance floodplain boundary

Floodway boundary

Zone D boundary

CBRS and OPA boundary

Boundary dividing Special Flood Hazard Areas of different Base Flood Elevations; flood depths or flood velocities

Limit of Moderate Wave Action

Base Flood Elevation line and value; elevation in feet

Base Flood Elevation value where uniform within zone; elevation in feet

Referenced to the North American Vertical Datum of 1988

Cross-section line

Transsect line

Geographic coordinates referenced to the North American Datum of 1983 (NAD 83), West Hemisphere

100-meter Universal Transverse Mercator grid values, zone 16

500-foot grid values; Georgia State Plane coordinate system, West zone (EPSZONE 1003), Transverse Mercator projection

Bench mark (see explanation in Notes to Users Section of this FIRM panel)

River Mile

MAP REPOSITORY

Refer to listing of Map Repositories on Map Index

EFFECTIVE DATE OF COUNTYWIDE

FLOOD INSURANCE RATE MAP

December 17, 2010

EFFECTIVE DATE(S) OF REVISION(S) TO THIS PANEL

For community map revision history prior to countywide mapping, refer to the Community Map History table located in the Flood Insurance Study report for this jurisdiction.

To determine if flood insurance is available in this community, contact your insurance agent or call the National Flood Insurance Program at 1-800-638-6644.

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT Off-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps, check the FEMA Flood Map Store at [www.msc.fema.gov](http://www.msc.fema.gov).



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[Back to Geocode](#)
[Search](#)
[Contact Us](#)
[Privacy Policy](#)
[Disclaimer](#)
[FFIEC Home](#)

## Geocoding System

MSA Code: <u>NA</u>	State Code: <u>13</u>	County Code: <u>039</u>	Tract Code: <u>0104.00</u>
---------------------	-----------------------	-------------------------	----------------------------

### Summary Census Demographic Information

Tract Income Level	Upper	Tract Population	13230
Underserved or Distressed Tract	No	Tract Minority %	24.11
2010 HUD Estimated MSA/MD/non-MSA/MD Median Family Income	\$46,400	Minority Population	3190
2010 Est. Tract Median Family Income	\$65,276	Owner-Occupied Units	2662
2000 Tract Median Family Income	\$52,500	1- to 4-Family Units	4204
Tract Median Family Income %	140.68		

[CENSUS DATA](#) | 
 [INCOME DATA](#) | 
 [POPULATION DATA](#) | 
 [HOUSING DATA](#)

Last update: 08/04/2010 07:30 AM

Maintained by the FFIEC. For suggestions regarding this site, Contact Us.

**Worksheet A  
Site Evaluation**

**Noise Assessment Guidelines**

Site Location

WINDING ROAD  
Program

Project Name

VILLAGE AT WINDING ROAD  
Locality

ST. MARY'S, CAMDEN  
File Number

Sponsor's Name

Phone

Street Address

City, State

	Acceptability Category	DNL	Predicted for Operations in Year
1. Roadway Noise	ACCEPTABLE	<65	2021 NO MAJOR ROADS WITHIN 1000 FEET
2. Aircraft Noise	ACCEPTABLE	<55	2011 65 DBC OUTR 2.6 MILES SEPARATE
3. Railway Noise	ACCEPTABLE	<65	2011 NO RAILWAYS WITHIN 3000 FEET
		<65	

} PER MAPS

Value of DNL for all noise sources: (see page 3 for combination procedure)

Final Site Evaluation (circle one)

Acceptable

Normally Unacceptable

Unacceptable

ALL LOCATIONS ARE LESS THAN 65 DNL  
THEREFORE NO EXTERIOR OR INTERIOR  
NOISE MITIGATION IS REQUIRED PER  
GUIDELINES (NAG).

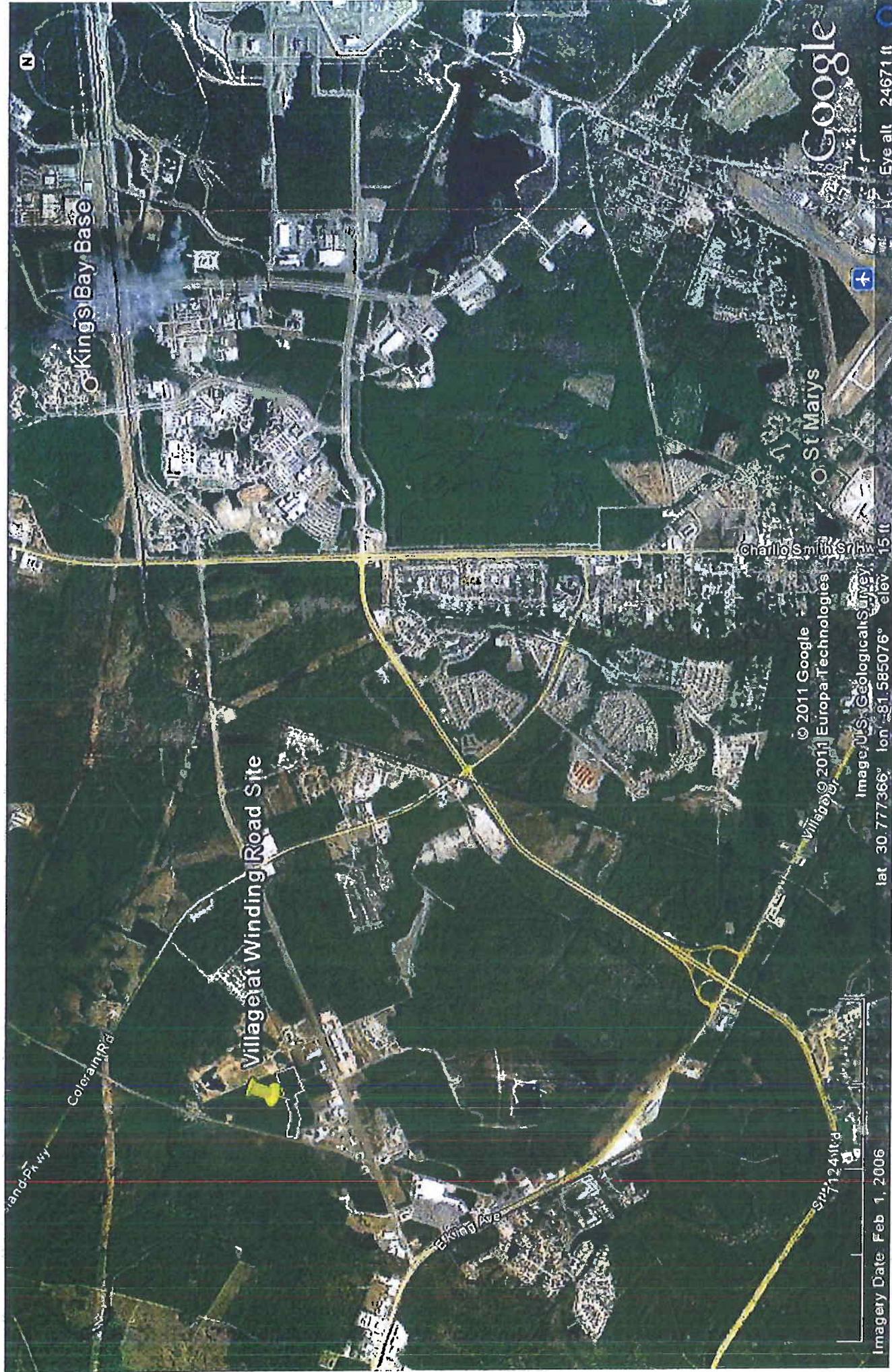
Signature

*Cynthia Hill*

Date

4/22/11

Clip this worksheet to the top of a package containing Worksheets B-E and Workcharts 1-7 that are used in the site evaluations



N

Kings Bay Base

Village at Winding Road Site

St Mairs

Google

© 2011 Google

Image © 2011 Europa Technologies

Image © 2011 Geological Survey

lat. 30.777366° lon. -81.585076° elev. 15 ft

Imagery Date Feb 1, 2006

Eye alt 24671 ft

Winding Rd

Coleman Rd

Kings Bay Ave

124 ft



# ALL NALS

List all major roads within 1000 feet of the site:

1. NO MAJOR ROADS WITHIN 1000 FEET OF SITE PER MAPS

2. \_\_\_\_\_

3. \_\_\_\_\_

4. \_\_\_\_\_

Necessary Information:

Road 1    Road 2    Road 3    Road 4

1. Distance in feet from the NAL to the edge of the road

N/A

a. nearest lane

b. farthest lane

c. average (effective distance)

2. Distance to stop sign

3. Road gradient in percent

4. Average speed in mph

a. Automobiles

b. heavy trucks - uphill

c. heavy trucks - downhill

5. 24 hour average number of automobiles and medium trucks in both directions (ADT)

a. automobiles

b. medium trucks

c. effective ADT (a + (10x b))

6. 24 hour average number of heavy trucks

a. uphill

b. downhill

c. total

7. Fraction of nighttime traffic (10 p.m. to 7 a.m.)

8. Traffic projected for what year?

2021

65

*Omaha 5/1/11*

4/22/2011

# ALL NALS

## Worksheet B Aircraft Noise

## Noise Assessment Guidelines

List all airports within 15 miles of the site:

1. ST MARYS AIRPORT 3.4 MILES SE
  2. FERNANDINA BEACH MUNICIPAL 14.5 MILES SE
  3. NO OTHER CIVIL OR MILITARY AIRPORTS WITHIN 15 MILES OF SITE PER MAPS
- (CIVIL AIRPORTS OVER 5 MILES ARE NOT CONSIDERED PER GUIDELINES (NAC))

**Necessary Information:**

	Airport 1	Airport 2	Airport 3
1. Are DNL, NEF or CNR contours available? (yes/no)	No	N/A	
2. Any supersonic aircraft operations? (yes/no)	No		
3. Estimating approximate contours from Figure 3:			
a. number of nighttime jet operations	N/A		
b. number of daytime jet operations	0.66		
c. effective number of operations (10 times a + b)	0.66		
d. distance A for 65 dB	1330		
70dB			
75 dB			
e. distance B for 65 dB	5000		
70 dB			
75 dB			
4. Estimating DNL from Table 2:			
a. distance from 65 dB contour to flight path, D <sup>1</sup>			
b. distance from NAL to flight path, D <sup>2</sup>			
c. D <sup>2</sup> divided by D <sup>1</sup>			
d. DNL	< 55		
5. Operations projected for what year?	2011	2011	
6. Total DNL from all airports		< 55	

SITE 2.6 MILES NW OF 65 dB CONTOUR

Signed *Anthony S. King*

Date 4/22/2011

airports without supersonic aircraft is as follows:

Determine the "effective" number of jet operations at the airport by first multiplying the number of nighttime jet operations by 10.

Then add the number of daytime jet operations to obtain an effective total (see Example 3, page 4).

On a map of the area showing the principal runways, mark the location of the site and, using the diagram and charts of Figure 3 on page 5, construct approximate DNL contours of 65, 70, and 75 dB for the major runways and flight paths most likely to affect the site. (see Figure 2, page 5).

Although a site may be Acceptable for exposure to aircraft noise, exposure to other sources of noise, when combined with the aircraft noise, may make the site Unacceptable. Therefore, if necessary, values of aircraft noise exposure less than 65 dB can be estimated from Table 2. Scale the shortest

distance  $D^2$  from the NAL to the flight path, as in Figure 2. Scale the distance  $D^1$  from the 65 dB contour to the flight path. Divide  $D^2$  by  $D^1$  and enter this value into the following table to find the approximate DNL at the NAL.

$D^2/D^1$	DNL, dB
1.00	65
1.12	64
1.26	63
1.41	62
1.58	61
1.78	60
2.00	59
2.24	58
2.51	57
2.82	56
3.16	55

SITE 2.6 MILES FROM 133D  
65 dB CONTOUR

Figure 3  
Charts for Estimating  
DNL for Aircraft Operations

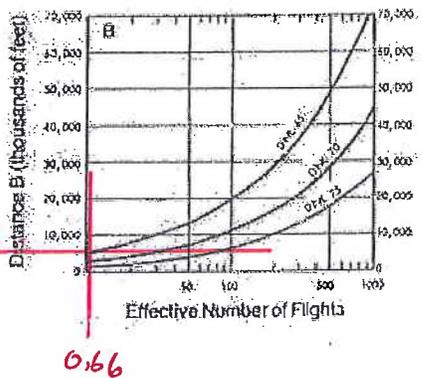
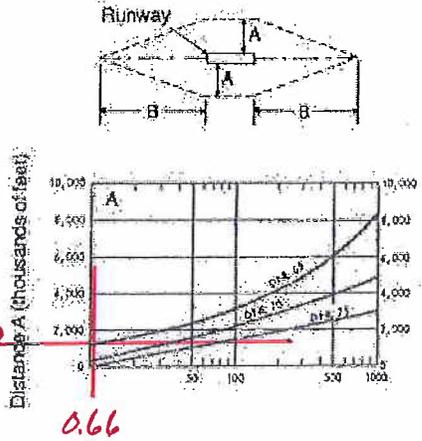
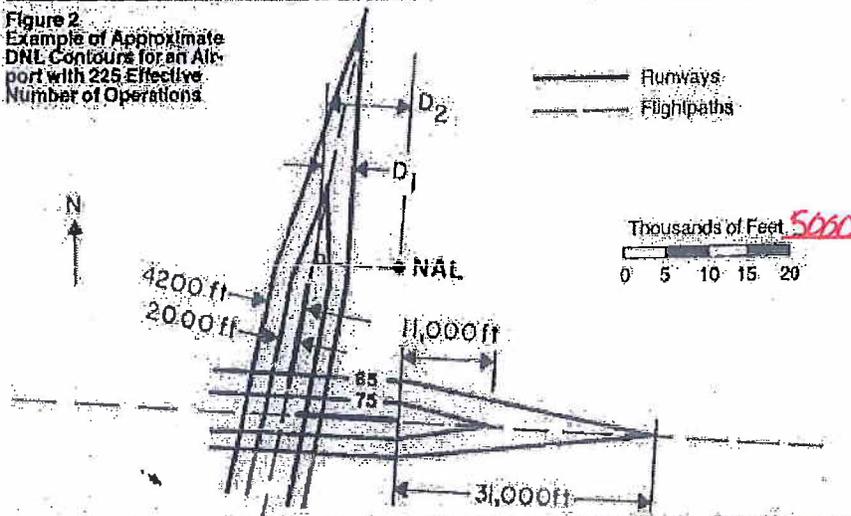


Figure 2  
Example of Approximate  
DNL Contours for an Airport  
with 225 Effective  
Number of Operations



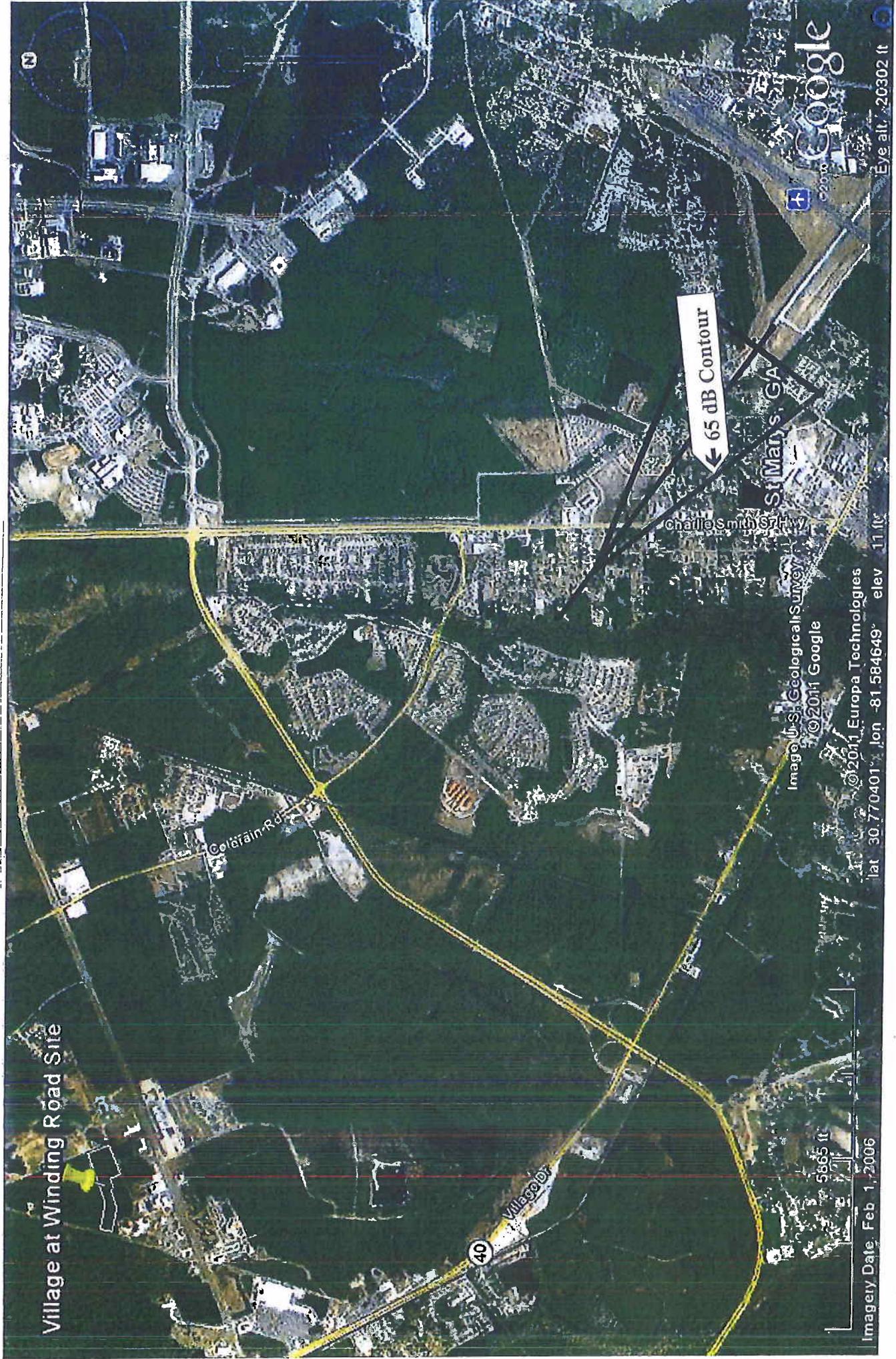
read up to the DNL curves; read across the chart to the left to obtain distances A and B from the vertical scales on the charts.

We find from Figure 3, for example, that for 225 effective operations, distance A is 4200 feet for the 65 dB contour and 2000 feet for the 75 dB contour. Distance B is 31,000 feet for the 65 dB contour and 11,000 feet for the 75 dB contour.

**Example 4a:** The NAL shown in Figure 2 is outside the 65 dB contour. The distance  $D^2$  from the NAL to the flight path is 9700 feet. The distance  $D^1$  from the 65 dB contour to the flight path, measured perpendicularly from the contour, is 3700 feet. The ratio  $D^2/D^1$  is  $9700/3700 = 2.62$ . From Table 2 we find the DNL from the airport to be 56.6 dB. We do not know whether the site is Acceptable or not, however, since we must also assess the contribution of roadway and train noise to the total DNL at the site.

**Example 4b:** We observe that the perpendicular distance ( $D^2$ ) from NAL number 2 (Figure 1) to the flight path is more than 3 times the distance ( $D^1$ ) from the 65 dB contour to the flight path. From Table 2 we find that the contribution of the airport to the DNL at NAL number 2 is less than 55 decibels. We need not consider the airport further in accessing the noise environment at this site.

# St. Mary's Airport Contour Map





Main Menu

K4J6 Airport/FBO Info

New Airport ID:

Find by Airport or City Name:

K4J6 Airport:

[Compact](#)

**HOTELS**

[Printout](#)

ST MARYS ST MARYS GA

Time Zone: **Eastern**

Lat: N 3045.2 Long: W 08133.5 Elev: 23 Var: +06 Longest Runway: 5021

CTAF: 122.8

**FBO & Flight Services info for K4J6:**

[FBOs: Update your Fuel Prices](#)

ST MARY'S AVIA

Ph: 912-882-4359

Fax: 912-882-1668

Freq: 122.8

Service Jet 100LL 80/87 MoGas Fuel Avail: Self-serve 24 hrs. Call for assistance after hours.

Full 5.85 6.45

Last Update: 04/20/2011 09:00

Self 6.45

If you are an FBO, call 1-203-262-8900 to update your info or email: [Support@FitPlan.com](mailto:Support@FitPlan.com)

**Runway & Approach Info for K4J6**

Rwy	Length	Land Dist Avail**	Approach*	Rwy	Length	Land Dist Avail**	Approach*
04	5021x100	4263'		22	5021x100	4040'	
13	4000x75	3301'		31	4000x75	3300'	

\* only ILS, LOC, LDA, and SDF approaches to a specific runway are shown

\*\* For any Declared Landing Distance Available, please see A/FD or Approach plates

**Runway Weight Capability (lbs.)** [more info on Runway Weight Capability](#)

Runway ID	Single Wheel	Double Wheel	Double Tandem Wheel	Dual Double Wheel
04/22	20,000	N/A	N/A	N/A
13/31	N/A	N/A	N/A	N/A

These numbers are Advisory and are not limits. The Airport Manager should have more accurate Weight Limits  
Please email [Support@FitPlan.com](mailto:Support@FitPlan.com) for further information.

**Approach Charts for K4J6**

View Approaches for K4J6 (for fast viewing)

View Approaches for K4J6 (PDF format for printing.)

**Current Weather** (Metars, TAFs, Notams, NWS Forecast, PIREPS, and nearby weather)

(Metars, TAFs, Notams, NWS Forecast, PIREPS, and nearby weather)

**Customs Information**

( Send updates to [Support@FitPlan.com](mailto:Support@FitPlan.com) )

Click here to view [A/FD \(Airport/Facility Directory\)](#) for ST MARYS

Database effective date: 03/10/2011

Facility Name: ST MARYS  
City Name: ST MARYS  
County: CAMDEN  
State abbrev: GA  
State Name: GEORGIA

Ownership: PUBLICLY OWNED  
Use: OPEN TO THE PUBLIC  
Owner's Name: ST MARY'S AIRPORT AUTHORITY  
Address: CITY HALL, 418 OSBORNE ST.  
ST MARYS, GA 31558  
Owner's Phone: 912-882-3645

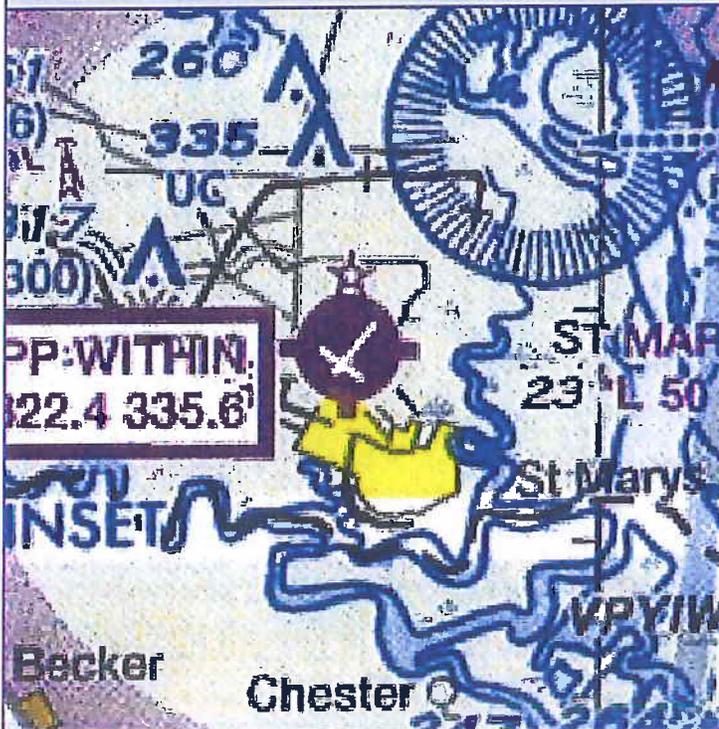
Manager's Name: BILL SHANAHAN, CITY MANAGER  
Address: 418 OSBORNE STREET  
ST MARYS, GA 31558  
Phone: 912-510-4041

FAA Region: SOUTHERN  
FAA Field Office: ATL

**No Aerial Photo Available**

Have an aerial photo of this airport that you would like to share with other FltPlan.com users?

**[Click here to find out how to submit your photo.](#)**



[Click here for full scale & interactive Sectional view of K4J6](#)

-Map Control Panel (click to open/close)

Change Base Map:  

Available Map Layers:

Airports                       Weather Radar

Grid Fixes                       Jet Airways

Airspace & TFRs               Victor Airways

State Outlines

[Click For Full Size Map](#)

**Sunrise / Sunset times for: ST MARYS**

Date:	Sunrise	Sunset	Date:	Sunrise	Sunset
04/20/11 Wednesday	6:53	19:57	04/27/11 Wednesday	6:46	20:02
<b>04/21/11 Thursday</b>	<b>6:52</b>	<b>19:58</b>	04/28/11 Thursday	6:45	20:03
04/22/11 Friday	6:51	19:59	04/29/11 Friday	6:44	20:03
04/23/11 Saturday	6:50	19:59	04/30/11 Saturday	6:43	20:04
04/24/11 Sunday	6:49	20:00	05/01/11 Sunday	6:42	20:05
04/25/11 Monday	6:48	20:01	05/02/11 Monday	6:42	20:05
04/26/11 Tuesday	6:47	20:01	05/03/11 Tuesday	6:41	20:06

**Airport Facilities**

Airport Attendance Schedule: 7 Days A Week 0800-1630

Airport Status: OPERATIONAL (This Status can change at any time - please check NOTAMS)

Airport Lighting Schedule: DUSK-DAWN; MIRLRY 04/22 PRESET LOW INTST; TO INCR INTST ACTVT - CTAF.

Airport Storage Available: Tie Downs

Extra Services Available: Parachute Jumping, Aircraft Sales

Wind Indicator: YES - (lighted)

Control Tower: NO

CTAF Frequency: 122.800

Unicom Frequency: 122.800

Rotating Beacon Color: CLEAR-GREEN (Light Land Airport)

Segmented Circle: **YES**

Landing Fee: NO

**Airport Services**

Type of Fuel Available: Grade 100LL, JET A-1 (icing inhibitor, freeze point -50C); 100LL SELF SERVICE FUEL WITH CREDIT CARD.  
Airframe Repair Service: None  
Power Plant Repair Service: None

**Geographic Data**

Latitude: N3045.2 Longitude: W08133.5 (ESTIMATED)  
Arpt Elevation: 23ft (SURVEYED)  
Magnetic Variation: 06W  
2 miles N of ST MARYS  
Traffic Pattern Altitude:  
Sectional Chart: JACKSONVILLE

**Aircraft Data**

Operations (reported)	Yearly	Avg. Daily	Aircraft based on Field	
General Aviation transient:	7000	19	General Aviation Singles:	18
General Aviation Local:	4000	11	General Aviation Multi:	1
Air Taxi:	0	0	Jet Aircraft:	0
Commerical:	0	0	General Aviation Helicopters:	0
Commuter:	0	0	Military Aircraft:	0
Military:	200	1	Gliders:	0
			Ultralights:	10

**FAA Services**

FSS on field: NO  
FSS tie-in: MACON  
FSS Phone: 1-800-WX-BRIEF  
Who issues Notams: MCN  
Notam D service at airport: YES  
ARTCC Name: JACKSONVILLE

**Federal Status**

Airport Certification:  
Aircraft Rescue & Firefighting Index: None  
Airport of Entry: No  
Custom Landing Rights: No  
Joint Civil/Military: No  
Military Landing rights: YES

**Runway Identification: 04/22**

**Length:** 5021 ft  
**Width:** 100 ft  
**Surface:** ASPHALT-GOOD CONDITION  
**Edge lights:** Medium Intensity

**Runway: 04**

**Mag heading:** 42°  
**Rwy Slope:** -.04% Down  
**Approach:**  
**Pattern:** Left Traffic  
**Markings:** NONPRECISION INSTRUMENT

**Marking Condition:** GOOD  
**Arresting Dev:**  
**Lat & Long:** N3044.9 W08133.7  
**Elev:** 20.7 ft. MSL  
**TCH:**  
**Visual Glide Path:**  
**Displaced Threshold:** 758 feet  
**Touchdown Zone:** YES  
**Touchdown Elev.:** 23 feet  
**Visual Glide Slope:**  
**RVR Equipment:**

**Runway: 22**

**Mag heading:** 222°  
**Rwy Slope:** .04% Up  
**Approach:**  
**Pattern:** Left Traffic  
**Markings:** NONPRECISION INSTRUMENT

**Marking Condition:** GOOD  
**Arresting Dev:**  
**Lat. & Long.:** N3045.6 W08133.1  
**Elev:** 18.7 ft. MSL  
**TCH:**  
**Visual Glide Path:**  
**Displaced Threshold:** 981 feet  
**Touchdown Zone:** NO  
**Touchdown Elev.:**  
**Visual Glide Slope:**  
**RVR Equipment:**

**RVR Equipment:** NO  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** OTHER THAN UTILITY RUNWAY WITH A NON PRECISION APPROACH HAVING VISIBILITY MINIMUMS GREATER THAN 3/4 MILE  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 10:1; RY 04 APCH RATIO 34:1 TO DSPLCD THLD; 47 FT TREES 1598 FT FM DSPLCD THLD 480 FT R.  
**Obstruction height:** 62 feet AGL  
**Dist. from runway:** 820 feet  
**Centerline offset:** 330 left of centerline  
**Comments:**

**RVR Equipment:** NO  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** OTHER THAN UTILITY RUNWAY WITH A VISUAL APPROACH  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 9:1; APCH RATIO 22:1 TO DSPLCD THLD; 38 FT TREES 836 FT FM DSPLCD THLD AND 310 FT LEFT.  
**Obstruction height:** 51 feet AGL  
**Dist. from runway:** 659 feet  
**Centerline offset:** 260 feet right of centerline  
**Comments:**

## Runway Identification: 13/31

**Length:** 4000 ft  
**Width:** 75 ft  
**Surface:** ASPHALT-GOOD CONDITION  
**Edge lights:**

### Runway: 13

**Mag heading:** 132°  
**Rwy Slope:** -.07% Down  
**Approach:**  
**Pattern:** Left Traffic  
**Markings:** NONPRECISION INSTRUMENT  
**Marking Condition:** GOOD  
**Arresting Dev:**  
**Lat & Long:** N3045.3 W08133.9  
**Elev:** 23.0 ft. MSL  
**TCH:**  
**Visual Glide Path:**  
**Displaced Threshold:** 699 feet  
**Touchdown Zone:** YES  
**Touchdown Elev.:** 23 feet  
**Visual Glide Slope:**  
**RVR Equipment:**  
**RVV Equipment:** NO  
**Approach Lights:**  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** UTILITY RUNWAY WITH A NONPRECISION APPROACH  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 11:1; APCH RATIO 12:1 TO DISPLACED THLD, TREES 384 FT OUT AND 300 FT LEFT.  
**Obstruction height:** 66 feet AGL  
**Dist. from runway:** 926 feet  
**Centerline offset:** 350 right of centerline  
**Comments:**

### Runway: 31

**Mag heading:** 312°  
**Rwy Slope:** .07% Up  
**Approach:**  
**Pattern:** Left Traffic  
**Markings:** NONPRECISION INSTRUMENT  
**Marking Condition:** GOOD  
**Arresting Dev:**  
**Lat. & Long.:** N3044.9 W08133.3  
**Elev:** 20.4 ft. MSL  
**TCH:**  
**Visual Glide Path:**  
**Displaced Threshold:** 700 feet  
**Touchdown Zone:** YES  
**Touchdown Elev.:** 23 feet  
**Visual Glide Slope:**  
**RVR Equipment:**  
**RVV Equipment:** NO  
**Approach Lights:**  
**REIL:** NO  
**Centerline Lights:** NO  
**Touchdown lights:** NO  
**Runway Category:** UTILITY RUNWAY WITH A NONPRECISION APPROACH  
**Declared Distances:**  
**Obstructions:** TREES  
 Marked: NOT Marked/Lighted  
**Clearance slope:** 6:1; APCH RATIO 11:1 TO DISPLACED THLD, TREES 451 FT OUT AND 305 FT RT.  
**Obstruction height:** 83 feet AGL  
**Dist. from runway:** 698 feet  
**Centerline offset:** 310 feet right of centerline  
**Comments:**

### Remarks

- (A40-02) LIGHTING DOES NOT INDICATE DSPLCD THLD.
- RECOMMEND TWO-WAY RADIO COMMUNICATIONS BE UTILIZED WITH THE CONTROLLING AGENCIES, WHILE FLYING IN THE VICINITY OF ST. MARY'S ARPT DUE TO A FLIGHT RESTRICTION 1/2 TO 2-1/2 MI N, NE OF ARPT (SEE NOTAMS/IFR).

**Federal Agreements**

- NATIONAL PLAN OF INTEGRATED AIRPORT SYSTEMS (NPIAS)
- GRANT AGREEMENTS UNDER FAAP/ADAP/AIP
- ASSURANCES PURSUANT TO TITLE VI, CIVIL RIGHTS ACT OF 1964
- AGREEMENT UNDER DLAND OR DCLA HAS EXPIRED.

**Airport Inspection Data**

Airport Inspected: STATE - performed by STATE AERONAUTICAL PERSONNEL

Inspection Date: 05/14/2009

**Airport Communications & Frequencies:**

**CTAF** Frequency: 122.800

**Unicom** Frequency: 122.800

JACKSONVILLE Primary **Approach** Frequencies:

127.0

322.4

JACKSONVILLE Primary **Departure** Frequencies:

127.0

322.4

3/3/5

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ALL NALS

List All Railways within 3000 feet of the site:

1. NO RAILWAYS WITHIN 3000 FEET OF SITE PER MAPS

2. \_\_\_\_\_

3. \_\_\_\_\_

Necessary Information:

Railway No. 1    Railway No. 2    Railway No. 3

N/A

1. Distance in feet from the NAL to the railway track: \_\_\_\_\_

2. Number of trains in 24 hours:

a. diesel \_\_\_\_\_

b. electrified \_\_\_\_\_

3. Fraction of operations occurring at night  
(10 p.m. – 7 a.m.): \_\_\_\_\_

4. Number of diesel locomotives per train: \_\_\_\_\_

5. Number of rail cars per train:

a. diesel trains \_\_\_\_\_

b. electrified trains \_\_\_\_\_

6. Average train speed: \_\_\_\_\_

7. Is track welded or bolted? \_\_\_\_\_

8. Are whistles or horns required  
for grade crossings? \_\_\_\_\_

2011  
265

*Stanley G/H*

*4/22/11*

**Village At Winding Rd.,Ip-St. Marys**

Winding Rd.

Saint Marys, GA 31558

Inquiry Number: 3042289.7s

April 30, 2011

## EDR Vapor Encroachment Screen

Prepared using EDR's Vapor Encroachment Worksheet



440 Wheelers Farms Road  
Milford, CT 06461  
Toll Free: 800.352.0050  
[www.edrnet.com](http://www.edrnet.com)

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*Thank you for your business.*  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of the ASTM Standard Practice for Assessment of Vapor Encroachment into Structures on Property Involved in Real Estate Transactions (E 2600).

	Maximum Search Distance*	Summary		
		property	1/10	1/10 - 1/3
<b>STANDARD ENVIRONMENTAL RECORDS</b>				
Federal NPL	1.0	0	0	0
Federal CERCLIS	0.5	0	0	0
Federal RCRA CORRACTS facilities list	1.0	0	0	0
Federal RCRA TSD facilities list	0.5	0	0	0
Federal RCRA generators list	0.25	0	0	0
Federal institutional controls / engineering controls registries	0.5	0	0	0
Federal ERNS list	property	0	-	-
State and tribal - equivalent NPL	not searched	-	-	-
State and tribal - equivalent CERCLIS	1.0	0	0	0
State and tribal landfill / solid waste disposal	0.5	0	0	0
State and tribal leaking storage tank lists	0.5	0	0	0
State and tribal registered storage tank lists	0.25	0	0	0
State and tribal institutional control / engineering control registries	0.5	0	0	0
State and tribal voluntary cleanup sites	0.5	0	0	0
State and tribal Brownfields sites	0.5	0	0	0
Other Standard Environmental Records	1.0	0	0	0
<b>HISTORICAL USE RECORDS</b>				
Former manufactured Gas Plants	1.0	0	0	0
Historical Gas Stations	not searched	-	-	-
Historical Dry Cleaners	not searched	-	-	-

\*Each category may include several separate databases, each having a different search distance. For each category, the table reports the maximum search distance applied. See the section 'Record Sources and Currency' for information on individual databases.

# EXECUTIVE SUMMARY

## TARGET PROPERTY INFORMATION

### ADDRESS

VILLAGE AT WINDING RD.,LP-ST. MARYS  
WINDING RD.  
SAINT MARYS, GA 31558

### COORDINATES

Latitude (North):	30.7861 - 30° 47' 9.961395"
Longitude (West):	81.6127 - 81° 36' 45.725098"
Elevation:	25 ft. above sea level

# EXECUTIVE SUMMARY

## PHYSICAL SETTING INFORMATION

Flood Zone: YES  
 NWI Wetlands: YES

## AQUIFLOW®

Search Radius: 0.333 Mile.

**No Aquiflow sites reported.**

## DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

### Soil Map ID: 1

Soil Component Name: Mandarin  
 Soil Surface Texture: fine sand  
 Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.  
 Soil Drainage Class: Somewhat poorly drained  
 Hydric Status: Partially hydric  
 Corrosion Potential - Uncoated Steel: Moderate  
 Depth to Bedrock Min: > 0 inches  
 Depth to Watertable Min: > 77 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	18 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6

## EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
2	18 inches	33 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6
3	33 inches	61 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6
4	61 inches	79 inches	fine sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	Not reported	Max: 14 Min: 4	Max: 7.3 Min: 3.6

**Soil Map ID: 2**

Soil Component Name: Rutlege

Soil Surface Texture: sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Very poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 8 inches

## EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	14 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6
2	14 inches	70 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 42	Max: 5.5 Min: 3.6

**Soil Map ID: 3**

Soil Component Name: Pottsburg

Soil Surface Texture: sand

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Somewhat poorly drained

Hydric Status: Partially hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 84 inches

## EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6
2	9 inches	62 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6
3	62 inches	79 inches	sand	Granular materials (35 pct. or less passing No. 200), Fine Sand.	COARSE-GRAINED SOILS, Sands, Clean Sands, Poorly graded sand. COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 14	Max: 6 Min: 3.6

### Soil Map ID: 4

Soil Component Name: Pelham

Soil Surface Texture: loamy sand

Hydrologic Group: Class B/D - Drained/undrained hydrology class of soils that can be drained and are classified.

Soil Drainage Class: Poorly drained

Hydric Status: All hydric

Corrosion Potential - Uncoated Steel: High

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 15 inches

## EXECUTIVE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	25 inches	loamy sand	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5
2	25 inches	40 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5
3	40 inches	75 inches	sandy clay loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 14 Min: 1.4	Max: 5.5 Min: 4.5

# EXECUTIVE SUMMARY

**SEARCH RESULTS**

Unmappable (orphan) sites are not considered in the foregoing analysis.

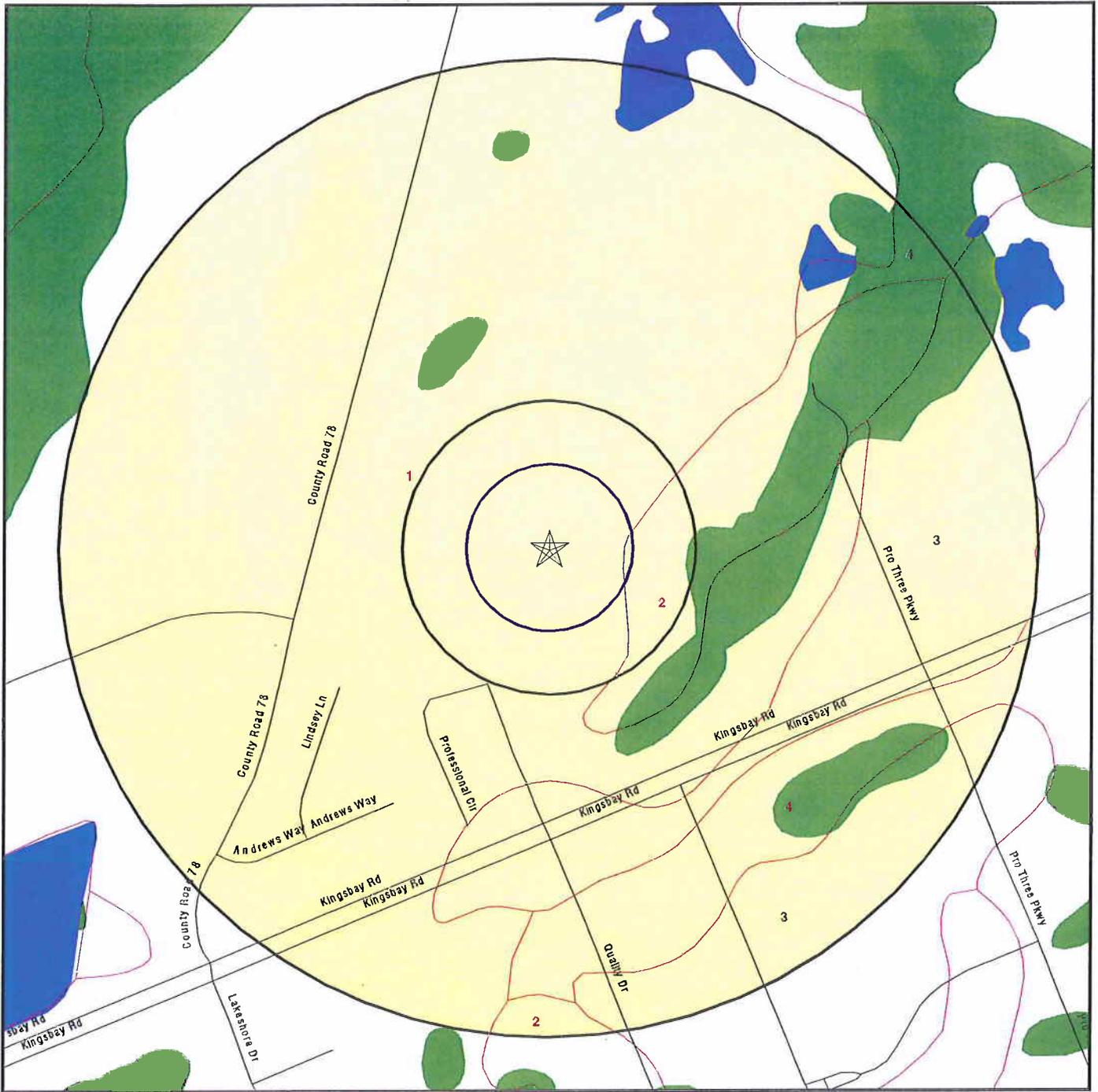
**STANDARD ENVIRONMENTAL RECORDS**

<u>Name</u>	<u>Address</u>	<u>Dist/Dir</u>	<u>Map ID</u>	<u>Page</u>
Not Reported				

**HISTORICAL USE RECORDS**

<u>Name</u>	<u>Address</u>	<u>Dist/Dir</u>	<u>Map ID</u>	<u>Page</u>
Not Reported				

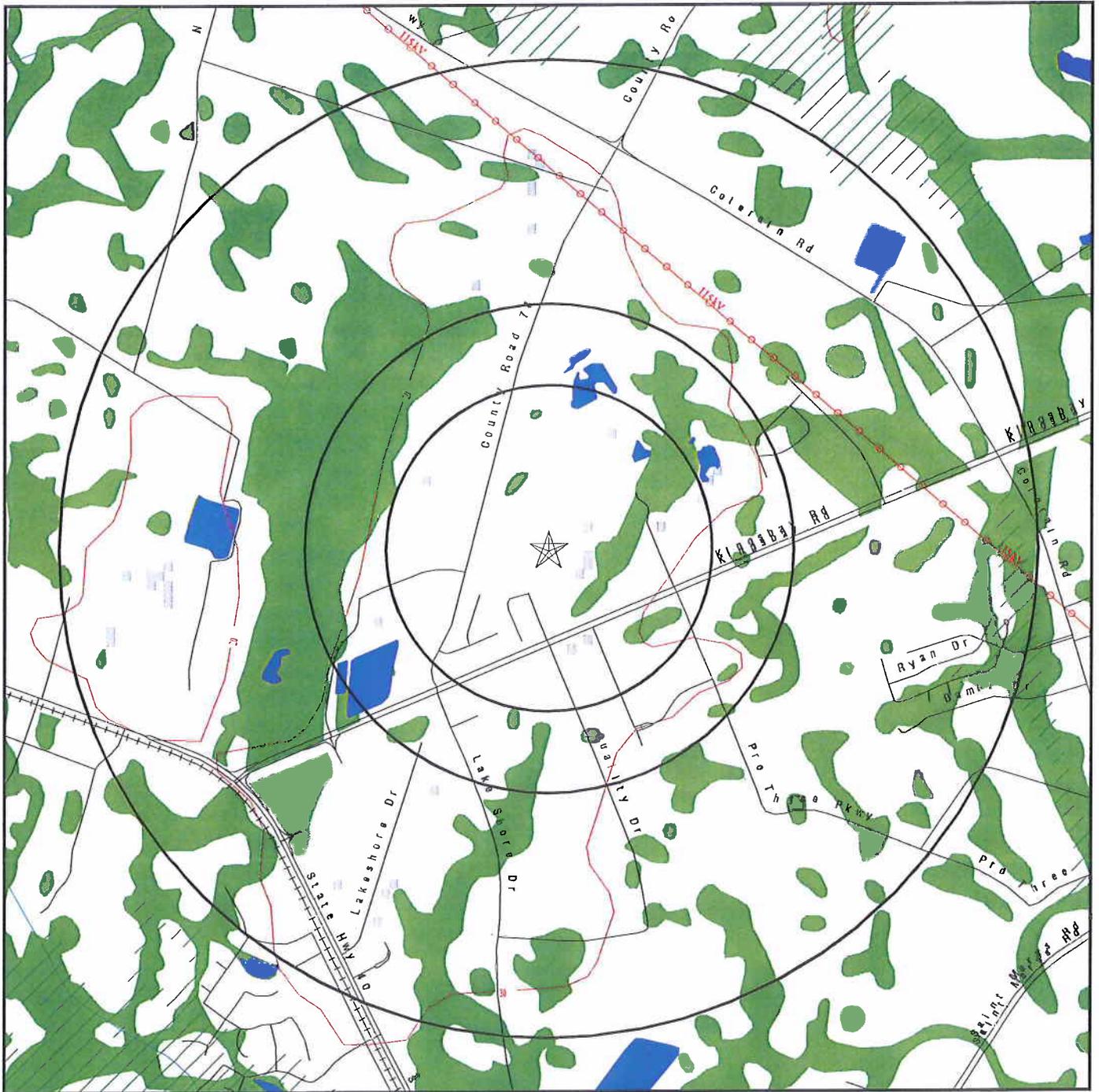
PRIMARY MAP - 3042289.7s



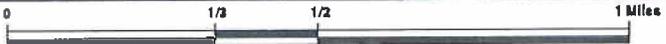
- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ▼ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- ⚡ Sensitive Receptors
- ☒ National Priority List Sites
- ☒ Dept. Defense Sites
- ▨ Indian Reservations BIA
- Ⓜ Oil & Gas pipelines
- ▨ 100-year flood zone
- ▨ 500-year flood zone
- National Wetland Inventory
- Groundwater Flow Direction
- GI Indeterminate Groundwater Flow at Location
- GV Groundwater Flow Varies at Location
- ∇ SSURGO Soil

<p><b>SITE NAME:</b> Village At Winding Rd., Ip-St. Marys  <b>ADDRESS:</b> Winding Rd.                  Saint Marys GA 31558  <b>LAT/LONG:</b> 30.7861 / 81.6127</p>	<p><b>CLIENT:</b> Geotechnical &amp; Env'tl. Cons.  <b>CONTACT:</b> Tameka Gordon  <b>INQUIRY #:</b> 3042289.7s  <b>DATE:</b> April 15, 2011 11:10 am</p>
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# SECONDARY MAP - 3042289.7s



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ▼ Sites at elevations lower than the target property
- ▲ Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- Contour Lines
- Power transmission lines
- Oil & Gas pipelines
- 100-year flood zone
- 500-year flood zone
- National Wetland Inventory
- Upgradient Area



**SITE NAME:** Village At Winding Rd.,lp-St. Marys  
**ADDRESS:** Winding Rd.  
 Saint Marys GA 31558  
**LAT/LONG:** 30.7861 / 81.6127

**CLIENT:** Geotechnical & Envtl. Cons.  
**CONTACT:** Tameka Gordon  
**INQUIRY #:** 3042289.7s  
**DATE:** April 15, 2011 11:09 am

# AERIAL PHOTOGRAPHY - 3042289.7s



0 300 1015ft



**SITE NAME:** Village At Winding Rd., Ip-St. Marys  
**ADDRESS:** Winding Rd.  
Saint Marys GA 31558  
**LAT/LONG:** 30.7861 / 81.6127

**CLIENT:** Geotechnical & Envtl. Cons.  
**CONTACT:** Tameka Gordon  
**INQUIRY #:** 3042289.7s  
**DATE:** April 15, 2011 11:11 am

MAP FINDINGS

**LEGEND**

<b>FACILITY NAME</b>		<b>EDR SITE ID NUMBER</b>	
<b>FACILITY ADDRESS, CITY, ST, ZIP</b>			
<b>▼ MAP ID#</b>	Direction Distance Range	(Distance feet / miles)	ASTM 2600 Record Sources found in this report. Each database searched has been assigned to one or more categories. For detailed information about categorization, see the section of the report Records Searched and Currency.
	Relative Elevation	Feet Above Sea Level	
<b>Worksheet:</b>			
<b>Comments:</b>			
Comments may be added on the online Vapor Encroachment Worksheet.			

DATABASE ACRONYM: Applicable categories (A hoverbox with database description).

## RECORD SOURCES AND CURRENCY

To maintain currency of the following databases, EDR contacts the appropriate agency on a monthly or quarterly basis, as required.

**Number of Days to Update:** Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

### **STANDARD ENVIRONMENTAL RECORDS**

#### **AIRS:** Permitted Facility & Emissions Lising

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

A listing of permitted Air facilities and emissions data.

Date of Government Version: 12/31/2008  
Number of Days to Update: 15  
Last EDR Contact :02/28/2011

Source: Department of Natural Resources  
Telephone: 404-363-7000

#### **AST:** Above Ground Storage Tanks

Standard Environmental Record Source: State and tribal registered storage tank lists  
Search Distance: 0.25 Mile

A listing of LP gas tank site locations.

Date of Government Version: 03/03/2011  
Number of Days to Update: 7  
Last EDR Contact :02/28/2011

Source: Office of Insurance & Safety Fire Commissioner  
Telephone: 404-656-5875

#### **BROWNFIELDS:** Brownfields Public Record List

Standard Environmental Record Source: State and tribal Brownfields sites  
Search Distance: 0.5 Mile

The Brownfields Public Record lists properties where response actions under the Georgia Hazardous Site Reuse and Redevelopment Act are planned, ongoing or completed.

Date of Government Version: 12/30/2010  
Number of Days to Update: 26  
Last EDR Contact :02/14/2011

Source: Department of Natural Resources  
Telephone: 404-657-8600

#### **COAL ASH:** Coal Ash Disposal Site Listing

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.5 Mile

A listing of coal ash landfills.

Date of Government Version: 08/30/2010  
Number of Days to Update: 10  
Last EDR Contact :02/07/2011

Source: Department of Natural Resources  
Telephone: 404-362-2537

#### **DEL SHWS:** Delisted Hazardous Site Inventory Listing

Standard Environmental Record Source: State and tribal - equivalent CERCLIS  
Search Distance: 1 Mile

A listing of sites delisted from the Hazardous Site Inventory.

Date of Government Version: 07/01/2010  
Number of Days to Update: 45

Source: Department of Natural Resources  
Telephone: 404-657-8636

## RECORD SOURCES AND CURRENCY

Last EDR Contact :04/07/2011

### **DRYCLEANERS:** Drycleaner Database

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.25 Mile

A list of drycleaners in the state. The listing includes drycleaner facilities, that use perchloroethylene, that responded to the Notification of Compliance Status forms. It also includes those businesses that are pick-up stores only and do not conduct dry cleaning on site.

Date of Government Version: 09/18/2009  
Number of Days to Update: 21  
Last EDR Contact :03/18/2011

Source: Department of Natural Resources  
Telephone: 404-363-7000

### **FINANCIAL ASSURANCE:** Financial Assurance Information Listing

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

A listing of financial assurance information for underground storage tank facilities.

Date of Government Version: 09/14/2010  
Number of Days to Update: 64  
Last EDR Contact :03/25/2011

Source: Department of Natural Resources  
Telephone: 404-362-4892

### **HIST LF:** Historical Landfills

Standard Environmental Record Source: State and tribal landfill / solid waste disposal  
Search Distance: 0.5 Mile

Landfills that were closed many years ago.

Date of Government Version: 01/15/2003  
Number of Days to Update: 17  
Last EDR Contact :01/20/2004

Source: Department of Natural Resources  
Telephone: 404-362-2696

### **INST CONTROL:** Public Record List

Standard Environmental Record Source: State and tribal institutional control / engineering control registries  
Search Distance: 0.5 Mile

Sites on the Public Record Listing that have institutional controls or limitations on use are sites with Risk Reduction Standards of 3, 4, and 5.

Date of Government Version: 12/30/2010  
Number of Days to Update: 26  
Last EDR Contact :02/14/2011

Source: Department of Natural Resources  
Telephone: 404-657-8600

### **LUST:** List of Leaking Underground Storage Tanks

Standard Environmental Record Source: State and tribal leaking storage tank lists  
Search Distance: 0.5 Mile

Leaking Underground Storage Tank Incident Reports. LUST records contain an inventory of reported leaking underground storage tank incidents. Not all states maintain these records, and the information stored varies by state.

Date of Government Version: 01/04/2011  
Number of Days to Update: 8  
Last EDR Contact :03/23/2011

Source: Environmental Protection Division  
Telephone: 404-362-2687

### **NON HSI:** Non-Hazardous Site Inventory

## RECORD SOURCES AND CURRENCY

Standard Environmental Record Source: State and tribal - equivalent CERCLIS  
Search Distance: 1 Mile

This list was obtained by EDR in 1998 and contains property listings that have reported contamination of soil or groundwater under the Georgia Hazardous Site Response Act (HSRA). These sites were not placed on the Georgia Priority list (Hazardous Site Inventory or HSI) because their hazard evaluation scores did not exceed the threshold levels established for sites posing an imminent threat to health or the environment. Disclaimer provided by Rindt-McDuff Associates - the database information has been obtained from publicly available sources produced by other entities. While reasonable steps have been taken to insure the accuracy of the data, RMA does not guarantee the accuracy of the data. No claim is made for the actual existence of pollution at any site. This data does not constitute a legal opinion.

Date of Government Version: 12/31/2010                      Source: Rindt-McDuff Associates, Inc.  
Number of Days to Update: 13                                      Telephone: Not Reported  
Last EDR Contact :03/14/2011

### NPDES: NPDES Wastewater Permit List

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

A listing of NPDES wastewater permits issued by the Watershed Protection Branch.

Date of Government Version: 01/27/2011                      Source: Department of Natural Resources  
Number of Days to Update: 8                                      Telephone: 404-362-2680  
Last EDR Contact :02/15/2011

### SHWS: Hazardous Site Inventory

Standard Environmental Record Source: State and tribal - equivalent CERCLIS  
Search Distance: 1 Mile

State Hazardous Waste Sites. State hazardous waste site records are the states' equivalent to CERCLIS. These sites may or may not already be listed on the federal CERCLIS list. Priority sites planned for cleanup using state funds (state equivalent of Superfund) are identified along with sites where cleanup will be paid for by potentially responsible parties. Available information varies by state.

Date of Government Version: 07/01/2010                      Source: Department of Environmental Protection  
Number of Days to Update: 45                                      Telephone: 404-657-8600  
Last EDR Contact :04/07/2011

### SPILLS: Spills Information

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Oil or Hazardous Material Spills or Releases.

Date of Government Version: 12/31/2010                      Source: Department of Natural Resources  
Number of Days to Update: 33                                      Telephone: 404-656-6905  
Last EDR Contact :04/04/2011

### SWF/LF: Solid Waste Disposal Facilities

Standard Environmental Record Source: State and tribal landfill / solid waste disposal  
Search Distance: 0.5 Mile

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 03/15/2010                      Source: Department of Natural Resources  
Number of Days to Update: 58                                      Telephone: 404-362-2696

## RECORD SOURCES AND CURRENCY

Last EDR Contact :02/11/2011

### TIER 2: Tier 2 Data Listing

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

A listing of facilities which store or manufacture hazardous materials and submit a chemical inventory report.

Date of Government Version: 12/31/2009                      Source: Department of Natural Resources  
Number of Days to Update: 61                              Telephone: 404-656-4852  
Last EDR Contact :03/07/2011

### UST: Underground Storage Tank Database

Standard Environmental Record Source: State and tribal registered storage tank lists  
Search Distance: 0.25 Mile

Registered Underground Storage Tanks. UST's are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA) and must be registered with the state department responsible for administering the UST program. Available information varies by state program.

Date of Government Version: 09/14/2010                      Source: Environmental Protection Division  
Number of Days to Update: 69                              Telephone: 404-362-2687  
Last EDR Contact :03/25/2011

### VCP: Voluntary Cleanup Program site

Standard Environmental Record Source: State and tribal voluntary cleanup sites  
Search Distance: 0.5 Mile

Georgias Voluntary Remediation Program Act was created to encourage voluntary investigation and remediation of contaminated properties.

Date of Government Version: 03/07/2011                      Source: DNR  
Number of Days to Update: 7                                Telephone: 404-657-8600  
Last EDR Contact :03/08/2011

### CERCLIS: Comprehensive Environmental Response, Compensation, and Liability Information System

Standard Environmental Record Source: Federal CERCLIS  
Search Distance: 0.5 Mile

CERCLIS contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). CERCLIS contains sites which are either proposed to or on the National Priorities List (NPL) and sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 11/30/2010                      Source: EPA  
Number of Days to Update: 57                              Telephone: 703-412-9810  
Last EDR Contact :03/01/2011

### CERCLIS-NFRAP: CERCLIS No Further Remedial Action Planned

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.5 Mile

Archived sites are sites that have been removed and archived from the inventory of CERCLIS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list this site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. This decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be a potential NPL site.

## RECORD SOURCES AND CURRENCY

Date of Government Version: 10/28/2010

Source: EPA

Number of Days to Update: 86

Telephone: 703-412-9810

Last EDR Contact :03/01/2011

### **COAL ASH DOE:** Sleam-Electric Plan Operation Data

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005

Source: Department of Energy

Number of Days to Update: 76

Telephone: 202-586-8719

Last EDR Contact :01/18/2011

### **COAL ASH EPA:** Coal Combustion Residues Surface Impoundments List

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 08/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 77

Telephone: Not Reported

Last EDR Contact :03/18/2011

### **CONSENT:** Superfund (CERCLA) Consent Decrees

Standard Environmental Record Source: Federal NPL

Search Distance: 1 Mile

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 10/01/2010

Source: Department of Justice, Consent Decree Library

Number of Days to Update: 91

Telephone: Varies

Last EDR Contact :04/04/2011

### **CORRACTS:** Corrective Action Report

Standard Environmental Record Source: Federal RCRA CORRACTS facilities list

Search Distance: 1 Mile

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 05/25/2010

Source: EPA

Number of Days to Update: 124

Telephone: 800-424-9346

Last EDR Contact :02/14/2011

### **DEBRIS REGION 9:** Torres Martinez Reservation Illegal Dump Site Locations

Standard Environmental Record Source: State and tribal landfill / solid waste disposal

Search Distance: 0.5 Mile

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009

Source: EPA, Region 9

Number of Days to Update: 137

Telephone: 415-947-4219

Last EDR Contact :03/28/2011

### **DELISTED NPL:** National Priority List Deletions

## RECORD SOURCES AND CURRENCY

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 1 Mile

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 12/31/2010                      Source: EPA  
Number of Days to Update: 15                                      Telephone: Not Reported  
Last EDR Contact :04/13/2011

### **DOT OPS: Incident and Accident Data**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 10/13/2010                      Source: Department of Transportation, Office of Pipeline Safety  
Number of Days to Update: 77                                      Telephone: 202-366-4595  
Last EDR Contact :02/11/2011

### **ERNS: Emergency Response Notification System**

Standard Environmental Record Source: Federal ERNS list  
Search Distance: Property

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 12/31/2010                      Source: National Response Center, United States Coast Guard  
Number of Days to Update: 73                                      Telephone: 202-267-2180  
Last EDR Contact :04/05/2011

### **FEMA UST: Underground Storage Tank Listing**

Standard Environmental Record Source: State and tribal registered storage tank lists  
Search Distance: 0.25 Mile

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010                      Source: FEMA  
Number of Days to Update: 55                                      Telephone: 202-646-5797  
Last EDR Contact :01/17/2011

### **FINDS: Facility Index System/Facility Registry System**

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 04/14/2010                      Source: EPA  
Number of Days to Update: 41                                      Telephone: Not Reported  
Last EDR Contact :03/14/2011

### **FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)**

## RECORD SOURCES AND CURRENCY

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009  
Number of Days to Update: 25  
Last EDR Contact :02/28/2011

Source: EPA/Office of Prevention, Pesticides and Toxic Substances  
Telephone: 202-566-1667

**FTTS INSP:** FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

Standard Environmental Record Source: Other Standard Environmental Records  
A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009  
Number of Days to Update: 25  
Last EDR Contact :02/28/2011

Source: EPA  
Telephone: 202-566-1667

**FUDS:** Formerly Used Defense Sites

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 1 Mile

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 12/31/2009  
Number of Days to Update: 112  
Last EDR Contact :03/15/2011

Source: U.S. Army Corps of Engineers  
Telephone: 202-528-4285

**HIST FTTS:** FIFRA/TSCA Tracking System Administrative Case Listing

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Number of Days to Update: 40  
Last EDR Contact :12/17/2007

Source: Environmental Protection Agency  
Telephone: 202-564-2501

**HMIRS:** Hazardous Materials Information Reporting System

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 12/31/2010  
Number of Days to Update: 51  
Last EDR Contact :04/05/2011

Source: U.S. Department of Transportation  
Telephone: 202-366-4555

**ICIS:** Integrated Compliance Information System

Standard Environmental Record Source: Other Standard Environmental Records

## RECORD SOURCES AND CURRENCY

Search Distance: Property

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 01/07/2011

Source: Environmental Protection Agency

Number of Days to Update: 59

Telephone: 202-564-5088

Last EDR Contact :03/28/2011

### **INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

Search Distance: 0.5 Mile

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 09/01/2010

Source: EPA Region 1

Number of Days to Update: 84

Telephone: 617-918-1313

Last EDR Contact :02/03/2011

### **INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 02/03/2011

Source: EPA Region 10

Number of Days to Update: 45

Telephone: 206-553-2857

Last EDR Contact :01/31/2011

### **INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 08/27/2010

Source: EPA Region 4

Number of Days to Update: 35

Telephone: 404-562-8677

Last EDR Contact :02/16/2011

### **INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 02/03/2011

Source: EPA Region 6

Number of Days to Update: 45

Telephone: 214-665-6597

Last EDR Contact :01/31/2011

### **INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 11/04/2009

Source: EPA Region 7

Number of Days to Update: 64

Telephone: 913-551-7003

Last EDR Contact :05/04/2010

### **INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal leaking storage tank lists

LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

## RECORD SOURCES AND CURRENCY

Date of Government Version: 02/04/2011      Source: EPA Region 8  
Number of Days to Update: 45      Telephone: 303-312-6271  
Last EDR Contact :01/31/2011

**INDIAN LUST R9:** Leaking Underground Storage Tanks on Indian Land  
Standard Environmental Record Source: State and tribal leaking storage tank lists  
LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 01/31/2011      Source: Environmental Protection Agency  
Number of Days to Update: 48      Telephone: 415-972-3372  
Last EDR Contact :01/31/2011

**INDIAN ODI:** Report on the Status of Open Dumps on Indian Lands  
Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.5 Mile  
  
Location of open dumps on Indian land.

Date of Government Version: 12/31/1998      Source: Environmental Protection Agency  
Number of Days to Update: 52      Telephone: 703-308-8245  
Last EDR Contact :02/08/2011

**INDIAN UST R1:** Underground Storage Tanks on Indian Land  
Standard Environmental Record Source: State and tribal registered storage tank lists  
Search Distance: 0.25 Mile

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 09/01/2010      Source: EPA, Region 1  
Number of Days to Update: 84      Telephone: 617-918-1313  
Last EDR Contact :02/03/2011

**INDIAN UST R10:** Underground Storage Tanks on Indian Land  
Standard Environmental Record Source: State and tribal registered storage tank lists  
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 02/03/2011      Source: EPA Region 10  
Number of Days to Update: 45      Telephone: 206-553-2857  
Last EDR Contact :01/31/2011

**INDIAN UST R4:** Underground Storage Tanks on Indian Land  
Standard Environmental Record Source: State and tribal registered storage tank lists  
The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 08/27/2010      Source: EPA Region 4  
Number of Days to Update: 35      Telephone: 404-562-9424  
Last EDR Contact :02/16/2011

**INDIAN UST R5:** Underground Storage Tanks on Indian Land  
Standard Environmental Record Source: State and tribal registered storage tank lists

## RECORD SOURCES AND CURRENCY

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 02/11/2010  
Number of Days to Update: 60  
Last EDR Contact :01/31/2011

Source: EPA Region 5  
Telephone: 312-886-6136

### **INDIAN UST R6: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 02/03/2011  
Number of Days to Update: 45  
Last EDR Contact :01/31/2011

Source: EPA Region 6  
Telephone: 214-665-7591

### **INDIAN UST R7: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 11/01/2010  
Number of Days to Update: 57  
Last EDR Contact :02/03/2011

Source: EPA Region 7  
Telephone: 913-551-7003

### **INDIAN UST R8: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 02/04/2011  
Number of Days to Update: 45  
Last EDR Contact :01/31/2011

Source: EPA Region 8  
Telephone: 303-312-6137

### **INDIAN UST R9: Underground Storage Tanks on Indian Land**

Standard Environmental Record Source: State and tribal registered storage tank lists

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 01/31/2011  
Number of Days to Update: 48  
Last EDR Contact :01/31/2011

Source: EPA Region 9  
Telephone: 415-972-3368

### **INDIAN VCP R1: Voluntary Cleanup Priority Listing**

Standard Environmental Record Source: State and tribal voluntary cleanup sites

Search Distance: 0.5 Mile

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 09/01/2010  
Number of Days to Update: 75  
Last EDR Contact :04/05/2011

Source: EPA, Region 1  
Telephone: 617-918-1102

### **INDIAN VCP R7: Voluntary Cleanup Priority Listing**

Standard Environmental Record Source: State and tribal voluntary cleanup sites

## RECORD SOURCES AND CURRENCY

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008                      Source: EPA, Region 7  
Number of Days to Update: 27                                      Telephone: 913-551-7365  
Last EDR Contact :04/20/2009

### **LIENS 2:** CERCLA Lien Information

Standard Environmental Record Source: Federal CERCLIS  
Search Distance: Property

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 11/09/2010                      Source: Environmental Protection Agency  
Number of Days to Update: 92                                      Telephone: 202-564-6023  
Last EDR Contact :01/31/2011

### **LUCIS:** Land Use Control Information System

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.5 Mile

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/09/2005                      Source: Department of the Navy  
Number of Days to Update: 31                                      Telephone: 843-820-7326  
Last EDR Contact :02/22/2011

### **MINES:** Mines Master Index File

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.25 Mile

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 08/04/2010                      Source: Department of Labor, Mine Safety and Health  
Administration  
Number of Days to Update: 84                                      Telephone: 303-231-5959  
Last EDR Contact :03/09/2011

### **MLTS:** Material Licensing Tracking System

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: Property

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 03/18/2010                      Source: Nuclear Regulatory Commission  
Number of Days to Update: 51                                      Telephone: 301-415-7169  
Last EDR Contact :03/14/2011

### **NPL:** National Priority List

Standard Environmental Record Source: Federal NPL  
Search Distance: 1 Mile

## RECORD SOURCES AND CURRENCY

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 12/31/2010

Source: EPA

Number of Days to Update: 15

Telephone: Not Reported

Last EDR Contact :04/13/2011

### NPL Site Boundaries

Sources:

EPA's Environmental Photographic Interpretation Center (EPIC)  
Telephone: 202-566-0690

EPA Region 1  
Telephone: 617-918-1102

EPA Region 2  
Telephone: 212-637-4293

EPA Region 3  
Telephone: 215-814-5418

EPA Region 4  
Telephone: 404-562-8681

EPA Region 5  
Telephone: 312-353-1063

EPA Region 6  
Telephone: 214-655-6659

EPA Region 7  
Telephone: 913-551-7247

EPA Region 8  
Telephone: 303-312-6118

EPA Region 9  
Telephone: 415-947-4579

EPA Region 10  
Telephone: 206-553-4479

### NPL LIENS: Federal Superfund Liens

Standard Environmental Record Source: Federal NPL

Search Distance: Property

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991

Source: EPA

Number of Days to Update: 56

Telephone: 202-564-4267

Last EDR Contact :02/14/2011

### ODI: Open Dump Inventory

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.

Date of Government Version: 06/30/1985

Source: Environmental Protection Agency

Number of Days to Update: 39

Telephone: 800-424-9346

## RECORD SOURCES AND CURRENCY

Last EDR Contact :06/09/2004

### **PADS: PCB Activity Database System**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 11/01/2010

Source: EPA

Number of Days to Update: 98

Telephone: 202-566-0500

Last EDR Contact :01/21/2011

### **PCB TRANSFORMER: PCB Transformer Registration Database**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 01/01/2008

Source: Environmental Protection Agency

Number of Days to Update: 100

Telephone: 202-566-0517

Last EDR Contact :02/04/2011

### **Proposed NPL: Proposed National Priority List Sites**

Standard Environmental Record Source: Federal NPL

Search Distance: 1 Mile

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 12/31/2010

Source: EPA

Number of Days to Update: 15

Telephone: Not Reported

Last EDR Contact :04/13/2011

### **RAATS: RCRA Administrative Action Tracking System**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995

Source: EPA

Number of Days to Update: 35

Telephone: 202-564-4104

Last EDR Contact :06/02/2008

### **RADINFO: Radiation Information Database**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.

Date of Government Version: 01/11/2011

Source: Environmental Protection Agency

Number of Days to Update: 34

Telephone: 202-343-9775

## RECORD SOURCES AND CURRENCY

Last EDR Contact :04/13/2011

### **RCRA-CESQG:** RCRA - Conditionally Exempt Small Quantity Generators

Standard Environmental Record Source: Federal RCRA generators list  
Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-LQG:** RCRA - Large Quantity Generators

Standard Environmental Record Source: Federal RCRA generators list  
Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-NonGen:** RCRA - Non Generators

Standard Environmental Record Source: Other Standard Environmental Records  
Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-SQG:** RCRA - Small Quantity Generators

Standard Environmental Record Source: Federal RCRA generators list  
Search Distance: 0.25 Mile

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### **RCRA-TSDF:** RCRA - Treatment, Storage and Disposal

Standard Environmental Record Source: Federal RCRA TSD facilities list  
Search Distance: 0.5 Mile

## RECORD SOURCES AND CURRENCY

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 02/17/2010

Source: Environmental Protection Agency

Number of Days to Update: 87

Telephone: 703-308-0035

Last EDR Contact :04/05/2011

### ROD: Records Of Decision

Standard Environmental Record Source: Federal NPL

Search Distance: 1 Mile

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 02/25/2011

Source: EPA

Number of Days to Update: 5

Telephone: 703-416-0223

Last EDR Contact :03/16/2011

### SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 08/31/2010

Source: Environmental Protection Agency

Number of Days to Update: 92

Telephone: 615-532-8599

Last EDR Contact :02/22/2011

### SSTS: Section 7 Tracking Systems

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2009

Source: EPA

Number of Days to Update: 77

Telephone: 202-564-4203

Last EDR Contact :01/31/2011

### TRIS: Toxic Chemical Release Inventory System

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2009

Source: EPA

Number of Days to Update: 94

Telephone: 202-566-0250

Last EDR Contact :03/01/2011

## RECORD SOURCES AND CURRENCY

### **TSCA: Toxic Substances Control Act**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2006

Source: EPA

Number of Days to Update: 64

Telephone: 202-260-5521

Last EDR Contact :03/29/2011

### **UMTRA: Uranium Mill Tailings Sites**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 09/14/2010

Source: Department of Energy

Number of Days to Update: 99

Telephone: 505-845-0011

Last EDR Contact :03/04/2011

### **US BROWNFIELDS: A Listing of Brownfields Sites**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 0.5 Mile

Included in the listing are brownfields properties addresses by Cooperative Agreement Recipients and brownfields properties addressed by Targeted Brownfields Assessments. Targeted Brownfields Assessments-EPA's Targeted Brownfields Assessments (TBA) program is designed to help states, tribes, and municipalities--especially those without EPA Brownfields Assessment Demonstration Pilots--minimize the uncertainties of contamination often associated with brownfields. Under the TBA program, EPA provides funding and/or technical assistance for environmental assessments at brownfields sites throughout the country. Targeted Brownfields Assessments supplement and work with other efforts under EPA's Brownfields Initiative to promote cleanup and redevelopment of brownfields. Cooperative Agreement Recipients-States, political subdivisions, territories, and Indian tribes become Brownfields Cleanup Revolving Loan Fund (BCRLF) cooperative agreement recipients when they enter into BCRLF cooperative agreements with the U.S. EPA. EPA selects BCRLF cooperative agreement recipients based on a proposal and application process. BCRLF cooperative agreement recipients must use EPA funds provided through BCRLF cooperative agreement for specified brownfields-related cleanup activities.

Date of Government Version: 12/29/2010

Source: Environmental Protection Agency

Number of Days to Update: 81

Telephone: 202-566-2777

Last EDR Contact :03/29/2011

### **US CDL: Clandestine Drug Labs**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 12/03/2010

Source: Drug Enforcement Administration

Number of Days to Update: 48

Telephone: 202-307-1000

Last EDR Contact :03/08/2011

### **US ENG CONTROLS: Engineering Controls Sites List**

Standard Environmental Record Source: Federal institutional controls / engineering controls registries

## RECORD SOURCES AND CURRENCY

Search Distance: 0.5 Mile

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 01/05/2011

Source: Environmental Protection Agency

Number of Days to Update: 14

Telephone: 703-603-0695

Last EDR Contact :03/14/2011

### **US HIST CDL: National Clandestine Laboratory Register**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: Property

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/01/2007

Source: Drug Enforcement Administration

Number of Days to Update: 131

Telephone: 202-307-1000

Last EDR Contact :03/23/2009

### **US INST CONTROL: Sites with Institutional Controls**

Standard Environmental Record Source: Federal institutional controls / engineering controls registries

Search Distance: 0.5 Mile

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 01/05/2011

Source: Environmental Protection Agency

Number of Days to Update: 14

Telephone: 703-603-0695

Last EDR Contact :03/14/2011

### **DOD: Department of Defense Sites**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 1 Mile

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005

Source: USGS

Number of Days to Update: 62

Telephone: 703-692-8801

Last EDR Contact :01/21/2011

### **INDIAN RESERV: Indian Reservations**

Standard Environmental Record Source: Other Standard Environmental Records

Search Distance: 1 Mile

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2005

Source: USGS

Number of Days to Update: 34

Telephone: 202-208-3710

Last EDR Contact :01/21/2011

### **PWS: Public Water System Data**

Standard Environmental Record Source: Other Standard Environmental Records

## RECORD SOURCES AND CURRENCY

Search Distance: Property

This Safe Drinking Water Information System (SDWIS) file contains public water systems name and address, population served and the primary source of water

Date of Government Version: 04/12/2007

Source: EPA

Number of Days to Update: N/A

Telephone: Not Reported

Last EDR Contact :03/14/2011

## RECORD SOURCES AND CURRENCY

### HISTORICAL USE RECORDS

#### **Manufactured Gas Plants: EDR Proprietary Manufactured Gas Plants**

Standard Environmental Record Source: Former manufactured Gas Plants

Search Distance: 1 Mile

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: 08/28/2009

Number of Days to Update: 55

Last EDR Contact :01/14/2011

Source: EDR, Inc.

Telephone: Not Reported

# RECORD SOURCES AND CURRENCY

## TOPOGRAPHIC INFORMATION

### **USGS 7.5' Digital Elevation Model (DEM)**

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5' minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

## HYDROLOGIC INFORMATION

**Flood Zone Data:** This data, available in select counties across the country, was obtained by EDR in 1999 from the Federal Emergency Management Agency (FEMA). Data depicts 100-year and 500-year flood zones as defined by FEMA.

**NWI:** National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 and 2005 from the U.S. Fish and Wildlife Service.

## HYDROGEOLOGIC INFORMATION

### **AQUIFLOW® Information System**

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW® Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

## GEOLOGIC INFORMATION

### **STATSGO: State Soil Geographic Database**

Source: Department of Agriculture, Natural Resources Conservation Services. The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

### **SSURGO: Soil Survey Geographic Database**

Source: Department of Agriculture, Natural Resources Conservation Services (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Services, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.

## STREET AND ADDRESS INFORMATION

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**APPENDIX L:  
Owner Environmental  
Questionnaire**

**GEC**

## OWNER ENVIRONMENTAL QUESTIONNAIRE & DISCLOSURE STATEMENT

The checklist **MUST** be completed and signed by the current property owner, notarized in the spaces indicated and submitted with the application. The Owner must supply and attach evidence of ownership of the property, i.e., a deed. In preparing this document, the property owner must make a good faith effort to correctly answer all questions in this checklist. Care should be taken to check the answers against whatever records are in the owner's possession. If any of the following questions are answered in the affirmative, or if answers are unknown and/or qualified, the Environmental Professional must determine whether further inquiry is warranted. A gap in the Owner's knowledge about any item on the checklist below does not relieve the Environmental Professional from the requirement that the item be fully addressed in the Phase I Report. The property owner must fully document the reason for any affirmative answer, and provide the Environmental Professional with all appropriate supporting information.

Purchaser:	<u>The Village At Winding Road</u>
(Phone)	<u>(912) 729-3564</u>
Owner/seller:	<u>W. H. Gross Construction Company</u>
(Phone)	<u>(912) 729-3564</u>
Subject property:	<u>7.99 Acres off Winding Road</u>
(Phone)	<u>(912) 729-3564</u>

**QUESTIONNAIRE - PART A:**

1. Land use: Is the property, or any adjacent property, used for commercial, industrial or manufacturing purposes including, but not limited to, dry cleaners and gas stations? Adjacent properties include those that border the site and include properties across the street from the site.

Yes  No  Don't Know Please describe:

Provide the name and describe the type of business operating at the property:

Name and type of business operating at the adjacent property to the **north:**

Timber

**south: Church and Medical Offices**

**east: County Sports Complex/Recreation park**

**west: Krayons Academy Daycare**

2. Has the property or any adjacent property been used in the past for commercial, industrial or manufacturing purposes including, but not limited to, dry cleaners and gasoline stations?

Yes  No  Don't Know Please describe:

Owner:

Date(s)

Current Use of property: **Timberland**

Previous use of property: **Timberland**

Previous use of property to **north: Timberland**

**south: Timberland**

**east: Timberland**

**west: Timberland**

3. Are there any pesticides, automotive or industrial batteries, paints or other chemicals stored on the property or at the facility?  
 Yes  No  Don't Know (If yes, please describe)
4. Are there currently any plastics or metal industrial drums (ranging from 5 to 55-gallons) located on the property or at the facility, or were there in the past?  
 Yes  No  Don't Know (If yes, please describe)
5. How and where were items identified in Questions #3 & #4 disposed of (and if you do not know all the specifics, provide names and present employers of people who might be able to provide additional information)?  
N/A
6. Has fill dirt ever been brought onto the site?  
 Yes  No  Don't Know (If yes, please describe)
7. Have any substances identified as hazardous, unidentified waste materials, tires, automotive or industrial batteries or any other waste materials, including construction debris, been dumped above grade, buried and/or burned on the site (where and what disposal took place)?  
 Yes  No  Don't Know (If yes, please describe)
8. Is there any obviously stained soil, or other evidence of past waste disposal on the property (where)?

Yes  No  Don't Know (If yes, please describe)

9. a) Are there any above or underground storage tanks located on the property now (Identify location)?

Yes  No  Don't Know (If yes, please describe)

- b) Are the existing storage tanks empty, out of service, or closed? (If 'yes' provide information on when, give the name of the contractor used, and provide a copy of any report generated).

Yes  No  Don't Know (If yes, please describe)

- c) Have any tanks been removed? (If 'yes' provide information on when, give the name of the contractor used, and provide a copy of any report generated).

Yes  No  Don't Know (If yes, please describe)

10. Provide names and addresses and telephone numbers of any prospective buyers in the past that may have conducted an environmental assessment of the subject property. Provide the name, address and telephone number of **your** Lender on this property. Attach any past environmental reports you have, or provide information on how to locate a copy of the report(s) if you do not have them.

Coastal Bank of Georgia

2601 Osborne Road

St. Marys, GA 31558

(912) 882-3601

11. Does the property discharge waste water (other than storm water) directly to a ditch or stream on or adjacent to the property?

Yes  No  Don't Know (If yes, please describe)

12. Is the property located near or in an area where conventional fuels (e.g., petroleum products) hazardous gases, (e.g. propane) or chemicals (e.g. benzene or hexane) of a flammable nature are stored?

Yes  No  Don't Know (If yes, please describe)

13. Have there been any health complaints related to the indoor or outdoor air at the property or any building located on the property?

Yes  No  Don't Know (If yes, please describe)

14. Does the owner of the property or operator of the facility have any knowledge of environmental liens or governmental notification (including information requests) relating to violations or potential violations of environmental laws with respect to the property or any facility located on the property?

Yes  No  Don't Know (If yes, please describe)

15. Has the owner of the property or operator of the facility been informed of the presence of hazardous substances or environmental violations with respect to the property or any facility located on the property?  
 Yes  No  Don't Know (If yes, please describe)
16. Are you aware of any environmental assessment of the property that indicated the presence of hazardous substances or petroleum products on, in, at, or under the site?  
 Yes  No  Don't Know (If yes, please describe)
17. Are you aware of any environmental assessment of the subject property that has recommended further assessment or testing of the property?  
 Yes  No  Don't Know (If yes, please describe)
18. Are there any past, current, or pending lawsuits or administrative proceedings for alleged damages related to environmental issues or problems involving the property or any owner or tenant of the property?  
 Yes  No  Don't Know (If yes, please describe)
19. Have pesticides, herbicides or other agricultural chemicals ever been stored, mixed on or applied to the property?  
 Yes  No  Don't Know (If yes, please describe)

**QUESTIONNAIRE - PART B:**

1. Are there any structures on the site more than fifty (50) years old, or located in a designated historic district? If yes, please describe & submit photographs of all interior rooms and exterior facades. Include a copy of the proposed rehabilitation work scope and a location map.

Yes  No  Don't Know

2. Is the site located in a 100-year floodplain?

Copy the portion of floodplain map indicating the site location. Attach a copy of the Flood Plain Map and include panel number on the copy.

Yes  No  Don't Know (If yes, please describe below.)

3. Does the site have the potential to affect or be affected by?

	Yes	No
a. Coastal Areas Protection and Management	<input type="checkbox"/>	<input checked="" type="checkbox"/>
b. Runway Clear Zones & Accident Potential Zones	<input type="checkbox"/>	<input checked="" type="checkbox"/>
c. Endangered Species	<input type="checkbox"/>	<input checked="" type="checkbox"/>
d. Farmland Protection	<input type="checkbox"/>	<input checked="" type="checkbox"/>
e. Compatibility with Local Codes, Plans and Zoning	<input type="checkbox"/>	<input checked="" type="checkbox"/>
f. Wetlands/Designated land	<input type="checkbox"/>	<input checked="" type="checkbox"/>
g. Thermal & Explosive Hazards	<input type="checkbox"/>	<input checked="" type="checkbox"/>
h. Toxic Chemicals & Radioactive Materials	<input type="checkbox"/>	<input checked="" type="checkbox"/>
i. Solid Waste Management	<input type="checkbox"/>	<input checked="" type="checkbox"/>
j. Local Zoning Plans Compatibility	<input type="checkbox"/>	<input checked="" type="checkbox"/>

(If yes, please describe.)

4. Is the site within 1000 feet of a major road/highway/freeway (i.e. a roadway which experiences an average daily traffic count of 10,000 or greater)?

Yes  Don't Know (If yes, the following information must be completed. Much of it can be obtained through the City/County Highway or Transportation Department)

- What is the name of the major road/highway/freeway? Kings Bay Road
- List the distance of any stop sign (not a traffic signal) that is less than 600 feet from the site None
- What is the average speed of travel on this major road/highway/freeway?  
45 mph
- List the average number of automobiles for both directions during a 24-hour day 11730
- List the average number of trucks for both directions during a 24-hour day \_\_\_\_\_

5. Is the site within 3000 feet of a railroad?

Yes  No  Don't Know (If yes, the following information must be completed. Much of it can be obtained by contacting the Supervisor of Customer Relations and/or the Engineering Department for the railway)

- What is the name of the railway operating on this line? \_\_\_\_\_
- List the average number of trains for both directions during a 24-hour day \_\_\_\_\_
- List the average number of diesel locomotives per train \_\_\_\_\_
- List the average number of railway cars per train \_\_\_\_\_
- List the average train speed \_\_\_\_\_
- Is the track welded or bolted? \_\_\_\_\_
- Is the site near a grade crossing that requires prolonged use of the train's horn?  Yes  No

- If yes, how far from the grade crossing are the whistle posts located?  
\_\_\_\_\_

6. Is the site within 15 miles of a military airport?

Yes  No  Don't Know (If yes, please attach a copy of the airport's current noise contour information. This information is available for almost all military airports and can be obtained by contacting the Military Agency in Charge of Airport Operations. If noise contours are not available, please obtain the following information)

- List the average number of nighttime jet operations (10 p.m.-7 a.m.)  
\_\_\_\_\_
- List the average number of daytime jet operations (7 a.m. – 10 p.m.)  
\_\_\_\_\_
- List the flight paths of the major runways  
\_\_\_\_\_

7. Is the site within 5 miles of a private/commercial airport or airfield?

Yes  No  Don't Know (If yes, please attach a copy of the airport's current noise contour information. This information is available for almost all private/commercial airports and can be obtained by contacting the FAA Control Tower or Airport Operations. If noise contours are not available, please obtain the following information)

- List the average number of nighttime jet operations (10 p.m. - 7 a.m.)  
\_\_\_\_\_
- List the average number of daytime jet operations (7 a.m. – 10 p.m.)  
\_\_\_\_\_
- List the flight paths of the major runways  
\_\_\_\_\_

**QUESTIONNAIRE - PART C:**

Valuation Reduction: Relationship of the purchase price to the fair market values of the property if it were not contaminated:

1. Have you identified the type of property transaction (for example-- sale, purchase, ground lease, etc.) to the Environmental Professional? purchase
  
2. Does the purchase price being paid for this property reasonably reflect the fair market value of the property? Yes
  - If no, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?

CERTIFICATION

This questionnaire above was completed by:

Owner/Developer/owner Name: W. H. Gross Construction Company  
 Relationship to Site: Owner  
 Address: P. O. Box 365  
Kingsland, GA 31548  
 E-mail Address: whgross@whgross.com  
 Phone Number: (912) 729-3564  
 Date: April 11, 2011

I certify to the best of my knowledge and belief that the above statements and facts submitted are true, accurate and complete.

Signed, sealed and delivered this 11 day  
 of April, 2011, in the  
 Presence of:

By:

Witness

W. H. Gross Construction Company  
 Property Owner

*Paula H. Lower*

Notary Public

Name: W. H. Gross

My commission expires on:

President

Title



**APPENDIX M:**  
**Property Log & Information**  
**Checklist**

**GEC**

## PROPERTY LOG AND INFORMATION CHECKLIST

This form **MUST** be completed by the Qualified Environmental Professional who performed the Phase I and/or Phase II. All entries must be fully documented and explained in the environmental reports. This form, together with all supporting documentation relating to the Phase I, must be submitted to DCA before any application can be accepted for processing.

### PROPERTY LOG

Property Address:

**Village at Winding Road  
Winding Road  
St. Marys, GA 31014**

Developer's Name and Address:

**The Village at Winding Road, L.P.  
c/o W.H. Gross Construction Company  
P.O. Box 365  
Kingsland, Georgia 31548  
Attn: Mr. Bill Gross**

Developer's e-mail Address:

[whgross@whgross.com](mailto:whgross@whgross.com)

Developer's Telephone Number:

**(912)-729-3564**

Qualified Environmental Professional's Name: **Mary A. Brooks**

Qualified Environmental Professional's Telephone Number and e-mail address:

**(478) 757-1606/ [mbrooks@geconsultants.com](mailto:mbrooks@geconsultants.com)**

Environmental Consulting Firm's Name and Address:

**Geotechnical & Environmental Consultants, Inc.  
514 Hillcrest Industrial Boulevard  
Macon, GA 31204-3472**

Date Phase I Environmental Site Assessment Completed: **April 3, 2011**

Summary of Phase I Results:

Based on the findings presented in this report, GEC found no obvious environmental concerns or risks associated with the subject property; therefore, we recommend no further study of the site at this time. **See full report for details.**

## INFORMATION CHECKLIST

Check [√] any information sources used to perform the Phase I Review.

1. Overall Property Description
  - Building Specifications
  - Zoning or Land Use Maps
  - Aerial Photos (e.g., Sanborn)
  - List of Commercial Tenants On-Site
  - Title History
  - Site Survey
  - Verification of Public Water and Sewer
  - Interviews with Local Fire, Health, Land Use or Environmental Officials
  - Interviews with Builder, and/or Property Manager
  - Review of records of local, state and federal regulatory agencies
  - Review of adjacent properties
  - Other (Specify) **Schematic Site Plan**
  
2. Asbestos
  - Dated Building Construction Or Rehabilitation Specifications
  - Engineer's/Consultant's Asbestos Report
  - Other (No structures on Property)
  
3. Polychlorinated Biphenyls
  - Utility Transformer Records
  - Site Survey of Transformers
  - Site Soil and Groundwater PCB Test Results
  - Other (Specify)

4. Radon
- Water Utility Records
  - Gas Utility Records
  - On-Site Radon Test Results
  - Other (Specify): **EPA Publication 402-R-93-030: EPA's Radon Zones Map for Georgia, September, 1993 & EDR environmental database report**
5. Underground Storage Tanks
- Oil, Motor Fuel and Waste Oil Systems Reports, EPD, LUST & ERNS Records
  - CERCLIS/RCRIS Results of Neighborhood search (within radius of one mile)
  - Site Soil and Groundwater Tests
  - Site Tank Survey
  - Other (Site reconnaissance)
6. Waste Sites
- CERCLIS/RCRIS Results of neighborhoods search (within radius of one mile)
  - State EPD site lists for neighborhoods (within radius of one mile)
  - Federal Facilities Docket
  - Site Soil and Groundwater Test Results
  - Other (Specify)
7. Lead Based Paint
- Lead Paint Survey
  - Certification/Compliance Records
  - Site Soil Test Results
  - Other (No structures on property)

8. Additional Hazards

- Urea Formaldehyde Foam Insulation Survey
- Interior Air Test Results
- Lead in Drinking Water Test Results -- N/A (Reviewed annual water quality report)
- Mold Inspection Results
- Other (Specify)

Checklist completed by: 

Name (Type or Print): **Mary A. Brooks**

Date: **June 22, 2011**

**APPENDIX N:  
Proof of Insurance**

**GEC**



# CERTIFICATE OF LIABILITY INSURANCE

OP ID: MD

DATE (MM/DD/YYYY)

04/05/11

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Paragon Insurance Service Inc. 2945 Horizon Park Drive Ste C Suwanee, GA 30024	770-831-5669	<b>CONTACT NAME:</b> Gayle Holcomb <b>PHONE (A/C, No, Ext):</b> 770-831-5669 <b>E-MAIL ADDRESS:</b> GHolcomb@Paragon-Ins.com <b>PRODUCER CUSTOMER ID #:</b> GEOTE-1	<b>FAX (A/C, No):</b> 770-831-3363
	770-831-3363	<b>INSURER(S) AFFORDING COVERAGE</b>	
<b>INSURED</b> Geotechnical & Environmental Consultants, Inc. 514 Hillcrest Industrial Blvd Macon, GA 31204	<b>INSURER A:</b> Endurance American Specialty		<b>NAIC #</b> 41718
	<b>INSURER B:</b>		
	<b>INSURER C:</b>		
	<b>INSURER D:</b>		
	<b>INSURER E:</b>		

**COVERAGES**                      **CERTIFICATE NUMBER:**                      **REVISION NUMBER:**

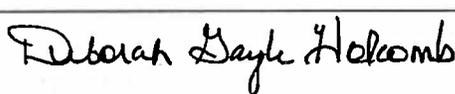
THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
	<b>GENERAL LIABILITY</b> <input type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC						EACH OCCURRENCE \$ DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ PRODUCTS - COMP/OP AGG \$ \$
	<b>AUTOMOBILE LIABILITY</b> <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> NON-OWNED AUTOS						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$ \$
	<b>UMBRELLA LIAB</b> <input type="checkbox"/> OCCUR <b>EXCESS LIAB</b> <input type="checkbox"/> CLAIMS-MADE DEDUCTIBLE RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$ \$
	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				<input type="checkbox"/> WC STATU-TORY LIMITS <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
A	Cont Pollution		X	ECC101004342-02	12/01/10	12/01/11	Claim/Agg 2,000,000
A	Professional Liab			ECC101004342-02	12/01/10	12/01/11	Claim/Agg 2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)  
**Pollution & Professional Claims Made Retro Date 12/1/99, \$50,000 Deds apply.**  
**Pollution & Professional are subject to the \$2,000,000 policy aggregate, these are not separate limits.**

**\*\*SEE ATTACHED HOLDER NOTES PAGE\*\***

**GEC Project: The Village @ Winding Road (110220.210)**

<b>CERTIFICATE HOLDER</b>  GEORG90  The Georgia Housing & Finance Authority/Department of Community Affairs 60 Executive Park South, NE Atlanta, GA 30329-2231	<b>CANCELLATION</b>  SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.  AUTHORIZED REPRESENTATIVE 
--	---

**NOTEPAD:**HOLDER CODE **GEORG90**  
INSURED'S NAME **Geotechnical & Environmental****GEOTE-1**  
**OP ID: MD**PAGE **2**  
DATE **04/05/11**

Certificate holder is additional insured regarding Contractors Pollution when required by written contract per form FEI-319-ECC-0708 Automatic Additional Insured - Owners, Lessees or Contractors attached to the policy and per all terms and conditions in the policy, but only for the project referenced in the contract for which this certificate is being issued. This only applies to the certificate holder's vicarious liability arising out of ongoing operations performed by the insured.

Notwithstanding the appropriate provision of the policy, in the event cancellation of the policy is instigated by the Company for any reason except nonpayment of premium, the Company will provide 30 days advance notice of such cancellation to the certificate holder when required by written contract per form FEI-511-ECC-0708 Amendment of Cancellation Notice Endorsement attached to the policy and per all terms and conditions in the policy.



# CERTIFICATE OF LIABILITY INSURANCE

OP ID: FN

DATE (MM/DD/YYYY)

04/05/11

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER <b>W. S. Pharr and Company</b> P.O. Box 725269 Atlanta, GA 31139 Teddy Gillen	770-434-8440 770-434-0146	CONTACT NAME: PHONE (A/C, No, Ext): E-MAIL ADDRESS: PRODUCER CUSTOMER ID #: <b>GEOTE-1</b>	FAX (A/C, No):
INSURED <b>Geotechnical &amp; Environmental Consultants, Inc.</b> Tom Driver 514 Hillcrest Industrial Blvd Macon, GA 31204-3472		INSURER(S) AFFORDING COVERAGE	NAIC #
		INSURER A: <b>Westfield Companies</b>	<b>24112</b>
		INSURER B: <b>Accident Fund Insurance Compan</b>	<b>10166</b>
		INSURER C:	
		INSURER D:	
		INSURER E:	
		INSURER F:	

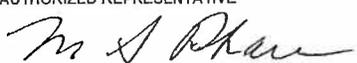
COVERAGES CERTIFICATE NUMBER: REVISION NUMBER: 1

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY CLAIMS-MADE <input type="checkbox"/> OCCUR <input checked="" type="checkbox"/>	X		TRA5561980	12/01/10	12/01/11	EACH OCCURRENCE \$ 1,000,000
	DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 300,000						
	GEN'L AGGREGATE LIMIT APPLIES PER: POLICY <input checked="" type="checkbox"/> PROJECT <input type="checkbox"/> LOC						MED EXP (Any one person) \$ 10,000
							PERSONAL & ADV INJURY \$ 1,000,000
							GENERAL AGGREGATE \$ 2,000,000
							PRODUCTS - COMP/OP AGG \$ 2,000,000
							Pollution \$ EXCLUDED
A	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO			TRA5561980	12/13/10	12/01/11	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000
	ALL OWNED AUTOS						BODILY INJURY (Per person) \$
	SCHEDULED AUTOS						BODILY INJURY (Per accident) \$
	HIRED AUTOS						PROPERTY DAMAGE (Per accident) \$
	NON-OWNED AUTOS						\$
							\$
A	UMBRELLA LIAB <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/>			TRA5561980	12/01/10	12/01/11	EACH OCCURRENCE \$ 4,000,000
	CLAIMS-MADE <input checked="" type="checkbox"/>						AGGREGATE \$ 4,000,000
	DEDUCTIBLE						\$
	RETENTION \$						\$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A	WCV6070335	12/01/10	12/01/11	<input checked="" type="checkbox"/> WC STATUTORY LIMITS <input type="checkbox"/> OTHER
	E.L. EACH ACCIDENT \$ 1,000,000						
	E.L. DISEASE - EA EMPLOYEE \$ 1,000,000						
							E.L. DISEASE - POLICY LIMIT \$ 1,000,000
A	Property Section			TRA5561980	12/01/10	12/01/11	Schedule On File
A	Equipment Floate			TRA5561980	12/01/10	12/01/11	Schedule On File

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)  
Certificate issued 3/31/11 has been revised to show written 30 day notice.  
The Georgia Housing & Finance Authority & Department of Community Affairs is listed as additional insured..... See Next Page

GEC Project: The Village @ Winding Road (110220.210)

CERTIFICATE HOLDER	CANCELLATION
<p>GEORG42</p> <p>The Georgia Housing &amp; Finance Authority Dept of Community Affairs 60 Executive Park South Atlanta, GA 30329</p>	<p>SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.</p> <p>AUTHORIZED REPRESENTATIVE</p> 

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**NOTEPAD:**

HOLDER CODE **GEORG42**  
INSURED'S NAME **Geotechnical & Environmental**

**GEOTE-1**  
**OP ID: FN**

**PAGE 2**  
**DATE 04/05/11**

Certificate holder is additional insured regarding general liability when required by written contract per form CG2033 0704 - Additional Insured, Owners, Lessees or Contractors attached to policy and per all term and conditions in the policy, but only for the projects referenced in the contract for which this certificate is being issued. This only applies to ongoing operations. Policy is endorsed to give Thirty (30) days prior written notice of cancellation/termination/material change per form IL 7035 (attached)

**APPENDIX O:  
Letters of Reference**

**GEC**



March 30, 2011

To Whom It May Concern:

Please allow this letter to serve as a reference for Geotechnical and Environmental Consultants, Inc. (GEC) with whom we enjoy an excellent relationship. We have the highest level of confidence in the work prepared by GEC. Not only do we engage GEC for various bank jobs (including our new office sites) but they are the only provider of geotechnical and environmental services that we recommend here in the Middle Georgia area.

The company always handles its affairs in a professional and timely manner. We are happy to have partnered with GEC on prior and current jobs and look forward to doing so again in the future. If I can be of any assistance answering any questions, please contact me at your convenience.

Sincerely,

CAPITAL CITY BANK

A handwritten signature in black ink, appearing to read "Heather P. Turnbull".

Heather P. Turnbull  
Assistant Vice President

HPT/ms

# WALTHALL

---

OIL COMPANY

March 30, 2011

To Whom It May Concern:

I am writing to recommend Geotechnical and Environmental Consultants, Inc. for your environmental projects. As the President of Walthall Oil Company, I am charged with the responsibility for engaging environmental work to be performed. We have found that Tom Driver and his firm, Geotechnical and Environmental Consultants are the best in the field.

We often require Phase I and Phase II Environmental Site Assessments in connection with real estate transactions of the petroleum properties we are involved with. Tom and his staff have numerous years experience in environmental work. Some of our projects require quick turnaround. Tom has the manpower necessary to provide us with this level of service.

Our projects, when needed for a quick deadline, have been on time. His work product is of the utmost quality and professionalism. GEC has offices in Macon and Columbus. This allows them to provide quick, efficient and localized customer service throughout the state.

Please call me directly at (478) 781-1234 if I can answer any specific questions you may have.

Sincerely,



Frank W. Walthall, III  
President of Walthall Oil Company

# JONES CORK & MILLER LLP

CARR G. DODSON  
TIMOTHY K. ADAMS  
H. JEROME STRICKLAND  
HUBERT C. LOVEIN, JR.  
W. WARREN PLOWDEN, JR.  
RUFUS D. SAMS III  
STEVE L. WILSON  
THOMAS C. ALEXANDER  
ROBERT C. NORMAN, JR.  
H. J. STRICKLAND, JR.  
CATER C. THOMPSON  
THOMAS W. JOYCE  
BRANDON A. OREN  
SHARON HURT REEVES  
MATTHEW T. STRICKLAND  
SHERRY HALL CULVES  
JEFFERY O. MONROE  
CALLIE DICKSON BRYAN  
EUGENE S. HATCHER, JR.

ATTORNEYS AT LAW

Established 1872

Fifth Floor SunTrust Bank Building

435 Second Street

Post Office Box 6437

Macon, Georgia 31208-6437

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OF COUNSEL

FRANK C. JONES  
CHARLES M. CORK, JR.

C. BAXTER JONES  
1895-1968  
CHARLES M. CORK  
1908-1982  
WALLACE MILLER, JR.  
1915-2000

March 31, 2011

To Whom It May Concern  
c/o Thomas E. Driver, P.E., President,  
Geotechnical & Environmental Consultants, Inc.  
514 Hillcrest Industrial Blvd.  
Macon, Georgia 31204

Gentlemen:

This letter is written as a letter of recommendation for Tom Driver and his company, Geotechnical & Environmental Consultants, Inc. I have worked with Tom and other professionals at GEC for a number of years in connection with environmental and real estate projects for which I have provided legal counsel. The work by GEC that I have observed has included environmental assessments of land, soil and groundwater sampling and analysis for various purposes, geotechnical work, contaminated properties assessment and remediation, and other environmental work and advice provided by GEC to our common clients, such as developers, property owners, and lenders. Both my clients and I have found the work of Tom Driver and the other professionals with whom we have worked at GEC to be of high quality in every respect. For this reason, Tom Driver and GEC are the primary environmental consultant I recommend to my clients for the types of environmental work in which GEC is engaged.

If you have any further questions concerning my experience with Tom and GEC, please contact me.

Yours very truly



ROBERT C. NORMAN, JR.

RCN:fb

**APPENDIX P:  
Environmental Certification**

**GEC**

## ENVIRONMENTAL CERTIFICATION

Project Name: Proposed Village at Winding Road

Project Location: Winding Road, Camden County, St. Marys, Georgia

The undersigned being first duly sworn on oath do certify to the Georgia Department of Community Affairs (DCA)/Georgia Housing and Finance Authority (GHFA) that the statements contained in this certification are true and correct. The undersigned also acknowledge that deviations from the requirements contained in the certification and checklist could result in scoring deductions (Page, Section and/or Appendix numbers must be included for each item).

1. The Phase I Report for the above referenced project has been prepared according to the applicable DCA required format. Page/Sec./App. 1-30/A-U
  
2. The Phase I report and/or update was performed under the supervision of an "Environmental Professional" as defined in 40 C.F.R. § 312.10(b) (hereinafter referred to as a Environmental Professional). Résumés, describing the qualifications of all personnel involved with the Phase I environmental site assessment must be included. Page/Sec./App. 5-6/2.4/H
  
3. The Environmental Professional is not affiliated with the Owner/developer or a buyer or seller of the project. Page/Sec./App. 1-2/1.0
  
4. The Phase I report and/or update was prepared less than 180 days prior to Application submission and within 30 days of the site reconnaissance. In addition, the date of the Report appears on the cover page of the Report. Page/Sec./App. 16/5.0/B
  
5. The Georgia Housing and Finance Authority and DCA have the right to rely upon the Phase I and/or Phase II Report prepared for the property in the same way as the Owner, client and any other authorized users of the Report(s). Page/Sec./App. 6/2.6
  
6. The Phase I Report was prepared in accordance with the applicable ASTM and DCA standards. Page/Sec./App. 1-2&4-5/1.0&2.2
  
7. The Environmental Professional employed by the consulting firm has supervised the performance of the Phase I, reviewed, signed and stamped both the Phase I and Phase II Reports (if applicable) and any amendments, addenda and updates thereto. Page/Sec./App. P

8. The Environmental Professional has included a comprehensive historical review of the subject property back to 1940 or the property's first developed use, whichever is earlier.

Page/Sec./App. 21/5.5/D

9. The Phase I includes the professional opinion of the Environmental Professional as to any potential environmental risks and as to any recognized environmental conditions identified during the comprehensive historical review.

Page/Sec./App. 25-26/6.0&7.0

10. The Environmental Professional has:

\* Commercial General Liability insurance, total combined single limits of \$1,000,000.00 per occurrence and \$2,000,000.00 in the aggregate; *and*

Page/Sec./App. N

\* Professional Errors and Omissions Insurance with limits of \$2,000,000.00 each claim and \$2,000,000.00 in the aggregate with coverage extended to include third party liability for death, bodily injury, diminution of value of property and property damage.

Page/Sec./App. N

\*Pollution Liability Insurance with limits of \$2,000,000.00 each claim and \$2,000,000.00 in the aggregate.

Page/Sec./App. N

11. The Georgia Housing and Finance Authority and DCA have been named as 1) an additional insureds and 2) certificate holders on the Accord 25 form (the required insurance certificate) for the commercial liability insurance policy.

Page/Sec./App. N

12. A 30 day cancellation period is included on the insurance certificate.

Page/Sec./App. N

13. The Owner Environmental Questionnaire & Disclosure Statement has been completed by the current Owner of the property and included in the Phase I Report.

Page/Sec./App. L

14. The completed Phase I Documentation: DCA Property Log and Information Checklist has been completed by the Environmental Professional and included in the Phase I Report.

Page/Sec./App. M

15. If required, the HOME and HUD Environmental Questionnaire is completed and included in the Phase I (includes projects applying for HOME funds and projects with other HUD funding sources listed, including PBRA). Page/Sec./App. K

16. If, in accordance with Section II B.5.b. of the DCA standards, a noise assessment is required, the Report includes a noise assessment which was completed in accordance with the HUD Noise Assessment Guidelines ("NAG") and 24 C.F.R. § 51.100 *et seq.* (applies to all projects, whether or not HUD funds are included in the financial structure). Page/Sec./App. 20/5.4.22/J

17. In cases of elevated noise levels, the Report includes a noise attenuation plan completed in accordance with the HUD Noise Assessment Guidelines ("NAG") and 24 C.F.R. § 51.100 *et seq.* (applied to all projects, whether or not HUD funds are included in the financial structure). Page/Sec./App. N/A

18. The Environmental Consultant Signature page has been signed by the Environmental Professional, the Principal of the Consultant, and the Professional Engineer or Professional Geologist and has been stamped by the Professional Engineer or Professional Geologist. The Environmental Consultant Signature page is included in the Phase I and/or Phase II Report. Page/Sec./App. Second Page of Report

\_\_\_\_\_  
Applicant Signature

\_\_\_\_\_  
Date

  
\_\_\_\_\_  
Environmental Consultant Signature & Stamp

6-22-11  
\_\_\_\_\_  
Date



**APPENDIX Q:  
Consumer Confidence Report on  
Water Quality**

**GEC**

**CITY OF ST. MARYS**  
**2009 WATER QUALITY REPORT**  
Georgia Water System ID No.: 0390001

Name of Water System Contact  
Wayne Broxton  
911 Dispatcher

Contact Phone Number  
912-887-4415  
912-729-1442

Summary of Water Quality Information

The City of St. Marys drinking water system is owned and operated by the City of St. Marys. The facility office is located at 418 Osborne Street in St. Marys, Georgia. If there are ever any comments or inquiries to be made, please feel free to contact Wayne Broxton at the number listed above, Monday through Friday, 7:00 AM to 3:30 PM.

Included in this report is information about where your water comes from, what it contains, and how it compares to standards set by regulatory agencies. The City of St. Marys is committed to providing your community with clean, safe, and reliable drinking water. For more information about your water or this report please call Wayne Broxton. **This report is available upon request at City Hall.**

Your water comes from three (3) community *groundwater* wells which have a combined service capacity of approximately 6.0 million gallons per day. The water source for all wells is 800 to 1100 feet deep into what is commonly called the *Upper Floridian Aquifer*. This water source provides ample volumes of water for your community. These wells are located in the **City of St. Marys** on North Dandy Street, Old Jefferson Road or Douglas Drive and on Colerain Road at Mission Trace. These properties are protected from activities which could potentially cause contamination of this water source. Treatment is performed at the wells to include removal of contaminants, chlorine disinfection, and the addition of fluoride.

A *Wellhead Protection Plan* has been completed for the City. This is a report in which the Georgia Department of Natural Resources Environmental Protection Division identifies any types of pollution to which your water supply could be vulnerable and includes information regarding potential sources of contamination in your watershed. This system is considered to be in the higher susceptibility range for pollution. The current plan indicates no potential pollution sources present in the fifteen (15) foot control zone for either well. Cited potential pollution sources in the 100 foot management zone for the wells include electrical transformers and utility poles as well as access and secondary roads. **This report is available upon request at City Hall.**

The **City of St. Marys** conducts laboratory tests for more than eighty (80) drinking water parameters on samples from each of its wells on a periodic basis determined by the Georgia Department of Natural Resources Environmental Protection Division Drinking Water Program and/or the United States Environmental Protection Agency. Generally, samples are collected for analysis of inorganic compounds, volatile organic compounds, radionuclides, and lead and copper once in every three (3) year period whereas nitrates and synthetic organic compounds are sampled once a year. Thirty-one (31) sites have been designated throughout the community for which fifteen (15) samples are also collected on a monthly basis for bacteriological or microbial content. A waiver may be issued for synthetic organic compounds, cyanide and/or asbestos. The **City of St. Marys** has received drinking water monitoring waivers for

containing these Metals. Lead can pose a significant risk to your health if too much of it enters your body.

*If present, elevated levels of lead can cause serious health problems, especially for pregnant women and young children. Lead in drinking water is primarily from materials and components associated with service lines and home plumbing. The City of St. Marys is responsible for providing high quality drinking water, but cannot control the variety of materials used in plumbing components. When your water has been sitting for several hours, you can minimize the potential for lead exposure by flushing your tap for 30 seconds to 2 minutes before using water for drinking or cooking. If you are concerned about lead in your water, you may wish to have your water tested. Information on lead in drinking water, testing methods, and steps you can take to minimize exposure is available from the Safe Drinking Water Hotline or at <http://www.epa.gov/safewater/lead>.*

**To minimize exposure to Lead and/or Copper, the following measures may be taken.**

- When your water has been sitting for several hours, minimize the potential for lead exposure by flushing your tap for 30 seconds to 2 minutes before using water for drinking or cooking.
- Use cold water for drinking or cooking.
- Do not cook with or consume water from the hot water faucet.
- Do not use hot water for making baby formula.
- Use only "lead-free" solder, fluxes and materials in new household plumbing.

Drinking water, including bottled water, may reasonably be expected to contain at least small amounts of some contaminants. The presence of contaminants does not necessarily indicate that water poses a health risk. The EPA has established Maximum Contaminant Levels (MCL's) and Maximum Contaminant Level Goals (MCLG's) for potential contaminants. MCL's are the highest level of a contaminant that is allowed in drinking water. MCLG's are set as close to the MCLG's as feasible using the best available treatment technology. MCLG's are the level of a contaminant in drinking water below which there is no known or expected risk to health. MCLG's allow for a margin of safety. **More information about contaminants and potential health effects can be obtained by calling the EPA's Safe Drinking Water Hotline at 800-426-4791.**

Some people may be more vulnerable to contaminants in drinking water than the general population. Immuno-compromised persons such as persons with cancer undergoing chemotherapy, persons who have undergone organ transplants, people with HIV/AIDS or other immune system disorders, some elderly, and infants can be particularly at risk from infections. These people should seek advice about drinking water from their health care providers. **EPA/CDC guidelines on appropriate means to lessen the risk of infection by Cryptosporidium and other microbial contaminants are available from the Safe Drinking Water Hotline at 800-426-4791.**

The sources of drinking water (both tap water and bottled water) include rivers, lakes, streams, ponds, reservoirs, springs, and wells. As water travels over the surface of the land or through the ground, it dissolves naturally-occurring minerals and, in some cases, radioactive material, and can pick up substances resulting from the presence of animals or from human activity.

Synthetic Organic Compounds, Cyanide and Asbestos through December 31, 2010, because studies show that the distributed drinking water in this area is not vulnerable to contamination from these chemicals. Daily monitoring of chlorine, fluoride and flow are conducted by City personnel.

During 2009, the parameters for which analyses were conducted included monthly analysis for microbial contaminants, annual analysis for nitrates and nitrites, analysis for Total Trihalomethanes & Haloacetic Acids as well as analysis for the presence of Lead and Copper. **We are proud to inform you that the City of St. Marys did not have any violations of water quality parameters during 2009 except Total Coliform.**

Laboratory analyses indicated the presence of Total Coliform bacteria in two (2) of fifteen (15) water samples tested during the compliance period 8/1/2009 to 8/31/2009. Repeat sampling did not indicate the presence of contamination. The State EPD and Federal Drinking Water standards allow no more than five percent (5%) of the samples to be Coliform positive, if 40 or more samples are submitted each month. If fewer than 40 samples are submitted each month, **no more than one (1) sample may be Coliform positive.**

Federal Regulations require specific language in notification for multiple positive Total Coliform samples. The United States Environmental Protection Agency (EPA) sets drinking water standards and has determined that the presence of Coliform bacteria is a possible health concern. **Coliform bacteria are common in the environment and are generally NOT HARMFUL.** The presence of Coliform bacteria in drinking water is generally the result of a problem with water treatment or the pipes which distribute water. They indicate the water may be contaminated with organisms that can cause disease. Disease symptoms may include diarrhea, cramps, nausea, possible jaundice & any associated headaches & fatigue. These systems are not just associated with disease causing organisms in drinking water, but may also be caused by a number of factors other than your drinking water. The EPA has set an enforceable drinking water standard for Coliform bacteria to reduce the risk of these adverse health effects. Under this standard, no more than five percent (5%) of the samples collected during the month can contain Coliform bacteria, except the systems collecting fewer than 40 samples per month that have one (1) Coliform positive sample per month are not violating the standard. Drinking water which meets this standard is usually not associated with a health risk from disease causing bacteria and should be considered safe. **All detected contaminants are delineated in the accompanying charts. Any constituents not listed in the accompanying charts had results less than the detection limits and/or maximum contaminant levels.**

Thirty (30) representative locations have been selected throughout your community where Lead and Copper analyses are conducted on a periodic basis. Analysis for the presence of Lead and Copper indicate the presence of service lines containing these materials in some single family residences, multi-family residences and/or commercial locations. Results indicated **NO** residences selected contained these components which exceeded the action levels for these parameters.

Lead and Copper may be found in household plumbing fixtures such as service lines, pipes, solder and fluxes as well as brass fixtures. Lead is found throughout the environment in the air, soil, water and household dust as well as in consumer products such as lead based paint, pottery and pewter. Lead & Copper enter drinking water as a result of the corrosion or wearing away of materials

Contaminants that may be present in source water include the following:

- **Microbial contaminants**, such as viruses and bacteria which may come from sewage treatment plants, septic systems, agricultural livestock operations, and wildlife.
- **Inorganic contaminants**, such as salts and metals, which can be naturally occurring or result from urban storm runoff, industrial or domestic wastewater discharges, oil and gas production, mining, or farming.
- **Pesticides and herbicides**, which may come from a variety of sources such as agriculture, urban storm water runoff, and residential uses.
- **Organic chemical contaminants**, including synthetic and volatile organic chemicals, which are by-products of industrial processes and petroleum production, and can also come from gas stations, urban storm water runoff, and septic systems.
- **Radioactive contaminants**, which can be naturally occurring or be the result of oil and gas production and mining activities.

In order to ensure that tap water is safe to drink, EPA prescribes regulations which limit the amount of certain contaminants in water provided by public water systems. Food and Drug Administration regulations establish limits for contaminants in bottled water which must provide the same protection for public health.

The City of St. Marys strives to maintain the highest standards of performance and quality possible. In order to maintain a safe and dependable water supply, improvements that benefit the community must be made. Please help keep these costs as low as possible by utilizing good water conservation practices.

**DEFINITION OF TERMS AND ABBREVIATIONS USED IN THIS REPORT**

**Maximum Contaminant Level (MCL):** "The highest level of a contaminant that is allowed in drinking water. MCL's are set as close to the MCLG as feasible using the best available treatment technology."  
**Maximum Contaminant Level Goal (MCLG):** "The level of a contaminant in drinking water below which there is no known or expected risk to health. MCLG's allow for a margin of safety."  
**Action Level (AL):** "The concentration of a contaminant which, if exceeded, triggers treatment or other requirements which a water system must follow."

**Secondary Maximum Contaminant Level (SMCL):** reasonable goals for drinking water quality. Exceeding SMCL's may adversely affect odor or appearance, but there is no known risk to human health.  
**Treatment Technique (TT):** "A required process intended to reduce the level of a contaminant in drinking water."

**Maximum Residual Disinfectant Level (MRDL):** "The highest level of a disinfectant allowed in drinking water. There is convincing evidence that addition of a disinfectant is necessary for control of microbiological contaminants."  
**Maximum Residual Disinfectant Level Goal (MRDLG):** "The level of a drinking water disinfectant below which there is no known or expected risk to health. MRDLG's do not reflect the benefits of the use of disinfectants to control microbial contaminants."

**Not Detected (ND):** By regulation, this substance or group of substances was tested for in our finished tap water; however, none was detected at the testing limit.  
**TTHMs (Total Trihalomethanes):** One or more of the organic compounds Chloroform, Bromodichloromethane, Chlorodibromomethane, and/or Bromoform.

**na:** Not applicable to this contaminant.  
**ppb or ug/L:** parts per billion or micrograms per liter.  
**ppm or mg/L:** parts per million or milligrams per liter.  
**pCi/L:** picocuries per liter, a measurement of radiation.

**CITY OF ST. MARYS WATER SYSTEM  
2009 WATER QUALITY DATA**

The table below lists all the drinking water contaminants that have been detected in your drinking water. The presence of these contaminants in the water does not necessarily indicate that the water poses a health risk. The data presented in this table is from testing done during the year noted. The Federal Environmental Protection Agency (EPA) and the Georgia Department of Natural Resources Environmental Protection Division (EPD) requires monitoring for certain contaminants less than once per year because the concentrations of these contaminants are not expected to vary significantly from year to year.

DETECTED INORGANIC CONTAMINANTS TABLE								
PARAMETER	UNITS	MCL [SMCL]	MCLG	St. Marys Water System Results	Range of Detections	Sample Date	Violation No/Yes	Typical Source of Contaminant
Chlorine	ppm	4	n/a	2.06	0 to 3.8 M	2008	No	Water additive used for the control of microbes
Iron	ppb	[300]	n/a	88	0 to 88	2008	No	Erosion of natural deposits
Fluoride	ppm	4 [2]	4	0.74	0.26 to 1.23 M	2008	No	Erosion of natural deposits; promotes strong teeth

DETECTED ORGANIC CONTAMINANTS TABLE								
PARAMETER	UNITS	MCL	MCLG	St. Marys Water System Results	Range of Detections	Sample Date	Violation No/Yes	Typical Source of Contaminant
HAA5	ug/l	80	n/a	14.9	0 to 16.5	2009	No	By product of drinking water chlorination
TTHMs	ug/l	80	n/a	70.7	12.5 to 74	2009	No	By product of drinking water chlorination

OTHER DETECTED UNREGULATED CONTAMINANTS TABLE								
PARAMETER	UNITS	MCL [SMCL]	MCLG	St. Marys Water System Results	Range of Detections	Sample Date	Violation No/Yes	Typical Source of Contaminant
Sodium	ppm	**	**	31	25 to 31	2008	No	Erosion of natural deposits

LEAD AND COPPER MONITORING RESULTS								
PARAMETER	UNITS	Action Level	MCLG	St. Marys 90th Percentile	# of sample sites above Action Level	Sample Date	Violation No/Yes	Typical Source of Contaminant
Lead	ppb	15	0	2.5	0	2009	No	Corrosion of household plumbing
Copper	ppm	1.3	1.3	0.087	0	2009	No	Corrosion of household plumbing

MICROBIOLOGICAL MONITORING RESULTS								
BIOLOGICAL PARAMETER (Presence or Absence of bacteria in sample)	MCL (Number of detections)	MCLG (Number of detections)	St. Marys Water System Results (Number of Detections)	Sample Date (Month/Year)	Violation No/Yes	Typical Source of Contaminant		
Total Coliform	0	0	2	August 2009	Yes	Naturally present in the environment		
Fecal Coliform	0	0	0	15/month	No	Warm blooded animals		

RADIONUCLIDES TABLE								
PARAMETER	UNITS	MCL	MCLG	St. Marys Water System Results	Range of Detections	Sample Date	Violation No/Yes	Typical Source of Contaminant
Alpha emitters	pCi/L	15*	0	5	3 to 5	2006	No	Erosion of natural deposits
Radium 226	pCi/L	5*	0	<1	n/a	2006	No	Erosion of natural deposits
Radium 228	pCi/L	5*	0	<1	n/a	2006	No	Erosion of natural deposits

\* The MCL for alpha emitters is 4 mrem/year. EPA considers 15 pCi/L to be the level of concern for alpha emitters including Radium 226 and/or 5 pCi/L for a combined Radium 226 and Radium 228. FTM = Failure to Monitor \*\*\* Parameters, values and/or sources vary.  
 \*\* No established MCL M = Monitored through State analysis and facility daily R = Resampled, results below action level or not detected

**APPENDIX R:**  
**Endangered Species Documentation**

Listed Species in Camden County (updated May 2004)				
Species	Federal Status	State Status	Habitat	Threats
<b>Mammal</b>				
<b>Humpback whale</b> <i>Megaptera novaeangliae</i>	E	E	Coastal waters during migration	Entanglement in commercial fishing gear and collisions/disturbance associated with boats and barges
<b>Right whale</b> <i>Eubalaena glacialis</i>	E	E	Mate and calve in shallow coastal waters; critical habitat designated from the mouth of Altamaha River south to Sebastian Inlet, FL (from shoreline east 5-15 nautical miles)	Initial decreases probably due to overharvesting. Slow population growth after exploitation halted may be due to collisions/disturbance associated with boats and barges, inbreeding, inherently low reproductive rates, or a reduction in population below a critical size for successful reproduction.
<b>Round-tailed muskrat</b> <i>Neofiber alleni</i>	No Federal Status	T	Bogs and ponds; creates pyramid-shaped nest in vegetation	
<b>West Indian manatee</b> <i>Trichechus manatus</i>	E	E	Coastal waters, estuaries, and warm water outfalls	Initial decreases probably due to overharvesting for meat, oil and leather. Current mortality due to collisions with boats and barges and from canal lock operations. Declines also related to coastal development and loss of suitable habitat, particularly destruction of seagrass beds.
<b>Bird</b>				
<b>Bachman's warbler</b> <i>Vermivora bachmanii</i>	E	E	Probably extinct; last seen in Georgia in 1976	
<b>Bald eagle</b> <i>Haliaeetus leucocephalus</i>	T	E	Inland waterways and estuarine areas in Georgia. Active eagle nests were located in Camden County 1988-1992, 1994, 1996-1999 and 2000-2002	Major factor in initial decline was lowered reproductive success following use of DDT. Current threats include habitat destruction, disturbance at the nest, illegal shooting, electrocution, impact injuries, and lead poisoning.
<b>Gull-billed tern</b> <i>Sterna nilotica</i>	No Federal Status	T	Nests in colonies on sandy sites; forages over salt marsh, dunes and other grassy areas for insects, spiders, and other invertebrates	
<b>Piping plover</b>			Winter on Georgia's coast; prefer areas with expansive	Habitat alteration and destruction and human disturbance in nesting colonies.

<i>Charadrius melodus</i>	T	T	sand or mudflats (foraging) in close proximity to a sand beach (roosting)	Recreational and commercial development have contributed greatly to loss of breeding habitat.
<b>Red-cockaded woodpecker</b> <i>Picoides borealis</i>	E	E	Nest in mature pine with low understory vegetation (<1.5m); forage in pine and pine hardwood stands > 30 years of age, preferably > 10" dbh	Reduction of older age pine stands and encroachment of hardwood midstory in older age pine stands due to fire suppression
<b>Wood stork</b> <i>Mycteria americana</i>	E	E	Primarily feed in fresh and brackish wetlands and nest in cypress or other wooded swamps. Active rookeries were located in Camden County 1991-2002.	Decline due primarily to loss of suitable feeding habitat, particularly in south Florida. Other factors include loss of nesting habitat, prolonged drought/flooding, raccoon predation on nests, and human disturbance of rookeries.
Reptile				
<b>Eastern indigo snake</b> <i>Drymarchon corais couperi</i>	T	T	During winter, den in xeric sandridge habitat preferred by gopher tortoises; during warm months, forage in creek bottoms, upland forests, and agricultural fields	Habitat loss due to uses such as farming, construction, forestry, and pasture and to overcollecting for the pet trade
<b>Gopher tortoise</b> <i>Gopherus polyphemus</i>	No Federal Status	T	Well-drained, sandy soils in forest and grassy areas; associated with pine overstory, open understory with grass and forb groundcover, and sunny areas for nesting	Habitat loss and conversion to closed canopy forests. Other threats include mortality on highways and the collection of tortoises for pets.
<b>Green sea turtle</b> <i>Chelonia mydas</i>	T	T	Rarely nests in Georgia; migrates through Georgia's coastal waters	Exploitation for food, high levels of predation, loss of nesting habitat due to human encroachment, hatchling disorientation due to artificial lights on beaches, and drownings when trapped in fishing and shrimping nets
<b>Hawksbill sea turtle</b> <i>Eretmochelys imbricata</i>	E	E	Migrates through Georgia's coastal waters	Primary causes of population decline are development and modification of nesting beaches and exploitation for the shell. Secondary causes include egg consumption, use of the skin for leather, and heavy predation of eggs and hatchlings.
<b>Kemp's ridley sea turtle</b> <i>Lepidochelys kempii</i>	E	E	Migrates through Georgia's coastal waters	Overharvesting of eggs and adults for food and skins and drowning when caught in shrimp nets
<b>Leatherback</b>				Human exploitation, beach development,

<b>sea turtle</b> <i>Dermochelys coriacea</i>	E	E	Rarely nests in Georgia; migrates through Georgia's coastal waters	high predation on hatchlings, and drowning when caught in nets of commercial shrimp and fish trawls and longline and driftnet fisheries
<b>Loggerhead sea turtle</b> <i>Caretta caretta</i>	T	T	Nests on Georgia's barrier island beaches; forages in warm ocean waters and river mouth channels	Loss of nesting beaches due to human encroachment, high natural predation, drownings when turtles trapped in fishing and shrimping trawls, and marine pollution
Fish				
<b>Shortnose sturgeon<sup>1</sup></b> <i>Acipenser brevirostrum</i>	E	E	Atlantic seaboard rivers	Construction of dams and pollution, habitat alterations from discharges, dredging or disposal of material into rivers, and related development activities.
Plant				
<b>Ball-moss</b> <i>Tillandsia recurvata</i>	No Federal Status	T	Branches of live oak in Georgia, especially near the coast	
<b>Climbing buckthorn</b> <i>Sageretia minutiflora</i>	No Federal Status	T	Calcareous rocky bluffs, forested shell middens on barrier islands, and evergreen hammocks along streambanks and coastal marshes	
<b>Hartwrightia</b> <i>Hartwrightia floridana</i>	No Federal Status	T	Peaty muck of pine flatwoods, sedge meadows, and wettest parts of poorly drained ditches/sloughs; often with water-spider orchid ( <i>Habenaria repens</i> )	
<b>Pondspice</b> <i>Litsea aestivalis</i>	No Federal Status	T	Margins of swamps, cypress ponds, and sandhill depression ponds and in hardwood swamps	
<b>Wagner spleenwort</b> <i>Asplenium heteroresiliens</i>	No Federal Status	T	Marl outcrops, damp limestone ledges, and tabby masonry	

<sup>1</sup>This species is the responsibility of the National Marine Fisheries Service.

**Round Tailed Muskrat**



**Bachman's Warbler**



**Gull-billed tern**



**Red-cockaded Woodpecker**



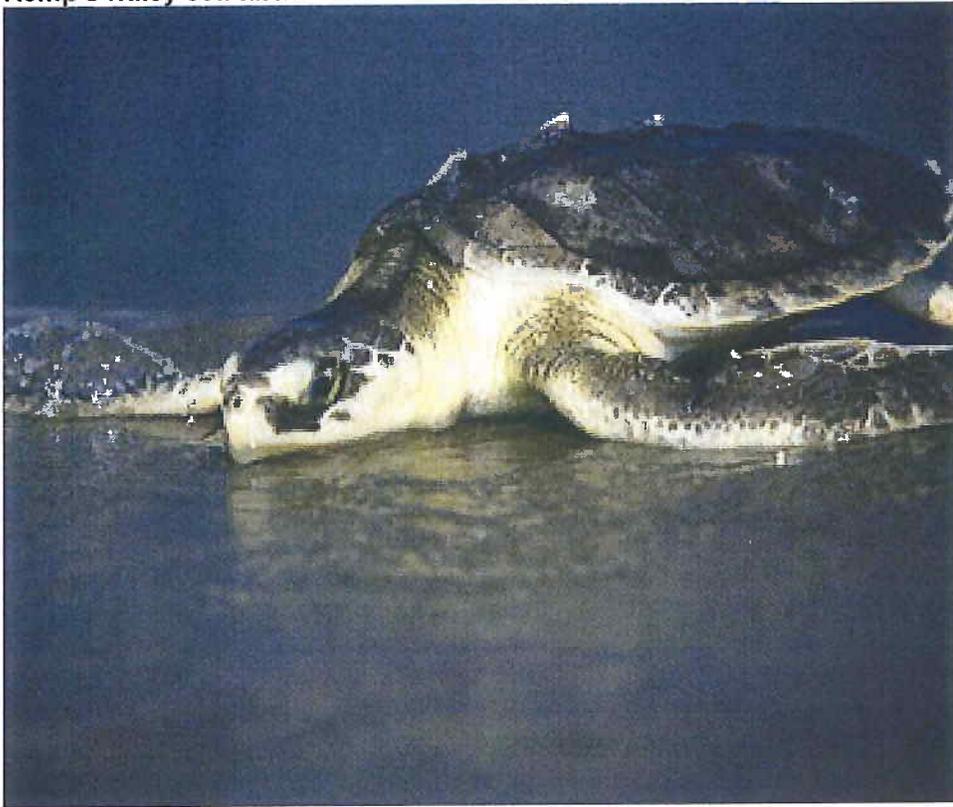
**Wood stork**



**Hawksbill sea turtle**



**Kemp's ridley sea turtle**



**Leather Back sea turtle**



**APPENDIX S:  
SHPO Review Documentation**

**GEC**

# GEC

GEOTECHNICAL  
&  
ENVIRONMENTAL  
CONSULTANTS, INC

June 9, 2011

**Dr. David Crass**  
**Division Director**  
**Deputy State Historic Preservation Officer**  
**Georgia Department of Natural Resources**  
**Historic Preservation Division**  
**254 Washington Street, SW, Ground Floor**  
**Atlanta, GA 30334**

**SUBJECT:** 36 CFR 800 SHPO Consultation for a Department of Community Affairs Phase I  
Environmental Site Assessment  
The Village at Winding Road  
Winding Road  
St. Mary's, Camden County, Georgia  
**GEC Job #110220.210**

**Dear Dr. Crass:**

Geotechnical & Environmental Consultants, Inc. (GEC) is conducting a Phase I Environmental Site Assessment (ESA) for the Department of Community Affairs on the proposed Village at Winding Road located off Winding Road (County Road 78) in St. Mary's, Georgia. This letter is a request for consultation regarding the proposed project in accordance with 36 CFR 800. The subject site is approximately 10.05-acres and is predominantly cleared with two acres of planted pine in the northern portion of the property. A storm water detention pond was constructed on the eastern portion of the property in 2006. The property is bordered by timberland, recreational, and commercial/residential properties. A 50-unit senior apartment complex is proposed for this site. Details of the project include:

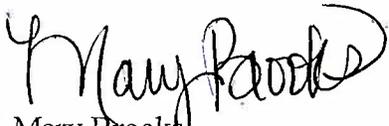
Applicant: The Village at Winding Road  
Ms. Paula Lower  
P.O. Box 365  
Kingsland, Georgia 31548  
phlower@whgross.com  
(912) 729-3564

Contact: Geotechnical & Environmental Consultants, Inc.  
Mary Brooks  
514 Hillcrest Industrial Blvd.  
Macon, Georgia 31204  
mbrooks@geconsultants.com  
(478) 757-1606

Enclosed are copies of an U.S.G.S. Topographic Quadrangle Map, an aerial photograph, street map, site plan, City of St. Marys Resolution of support, historical aerial photographs, photograph-key map, and photographs of the subject property and vicinity taken during site reconnaissance on May 3, 2011. The goal of this inquiry is to determine whether or not the purchase of this property and construction of the senior living apartment complex, will disturb or affect any historical property/ies and/or cultural resources.

Due to the expediency in which DCA needs this information to complete the Home/HUD application, we would appreciate it if you could respond as quickly as possible. If you have any questions or need any further information, please contact our office at 478 757-1606, or email at mbrooks@geconsultants.com. Thanks for your assistance in this matter.

Sincerely,  
**GEOTECHNICAL & ENVIRONMENTAL CONSULTANTS, INC.**



Mary Brooks  
Senior Environmental Specialist

Attachments

cc: Ms. Paula Lower, W H Gross

**GEC**

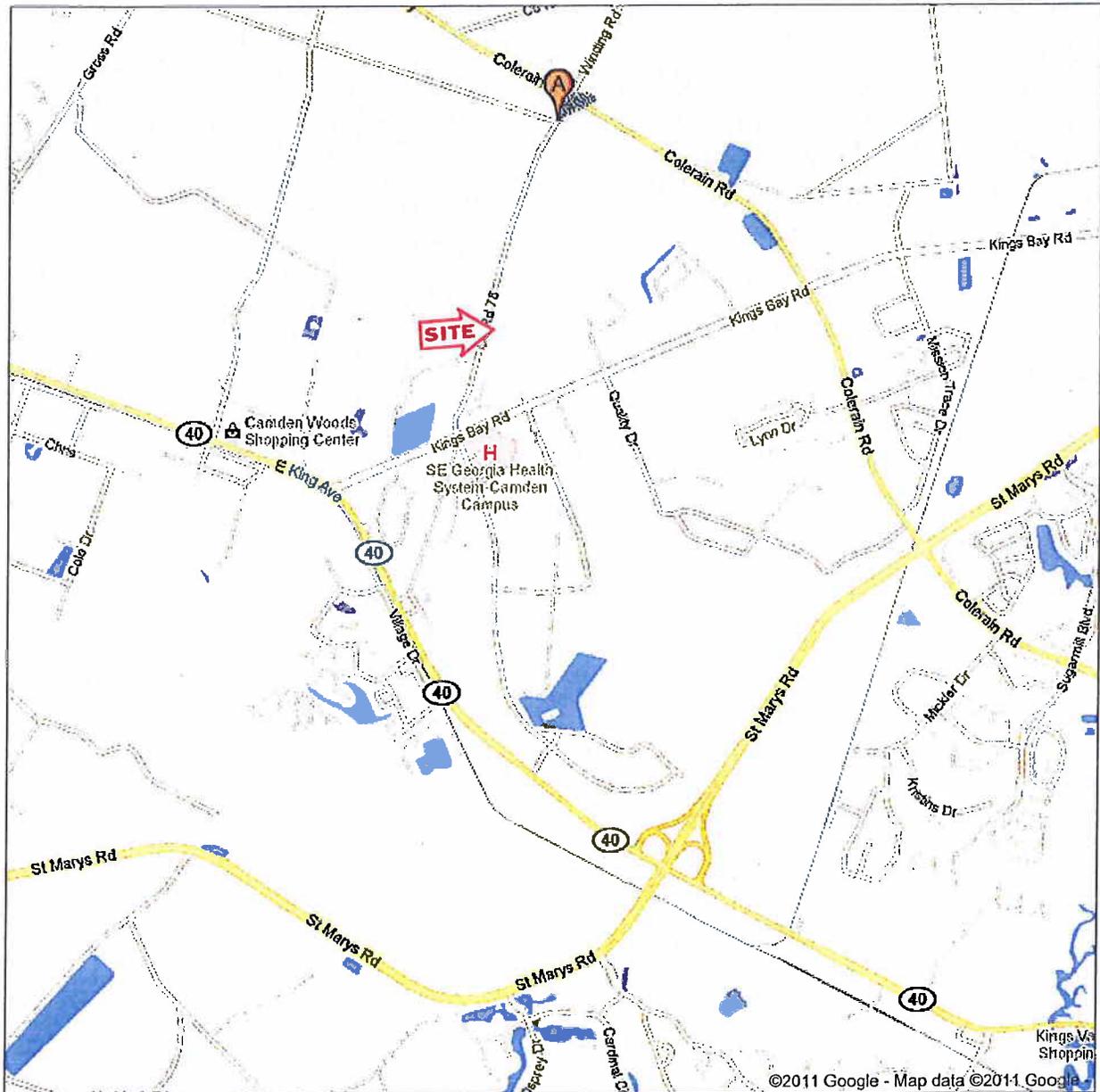


Address Winding Rd  
St Marys, GA

Get Google Maps on your phone



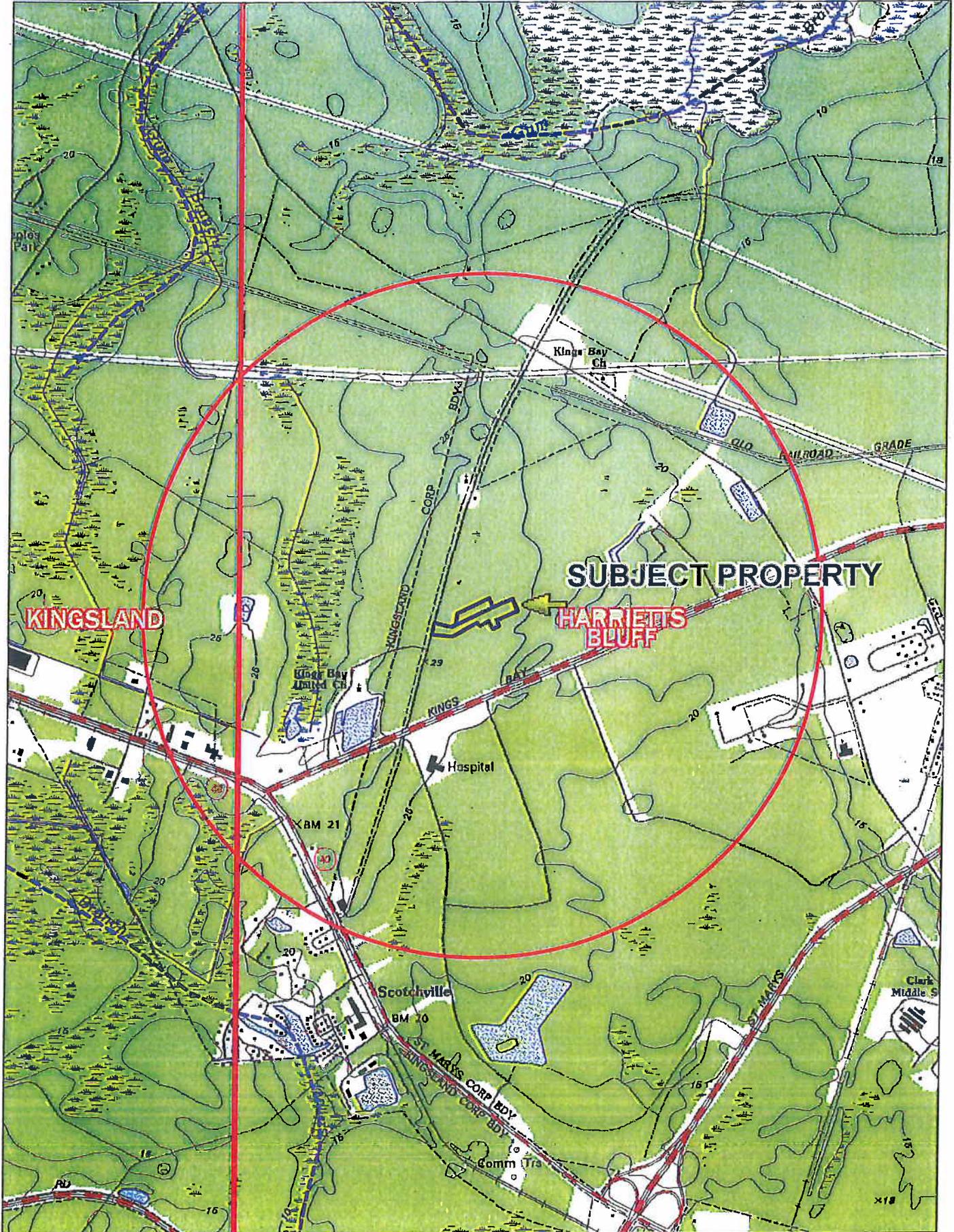
Text the word "GMAPS" to 466453



**Recent floods and tornadoes**

Maps related to the recent tornadoes

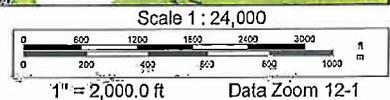
Maps related to the Mississippi River floods

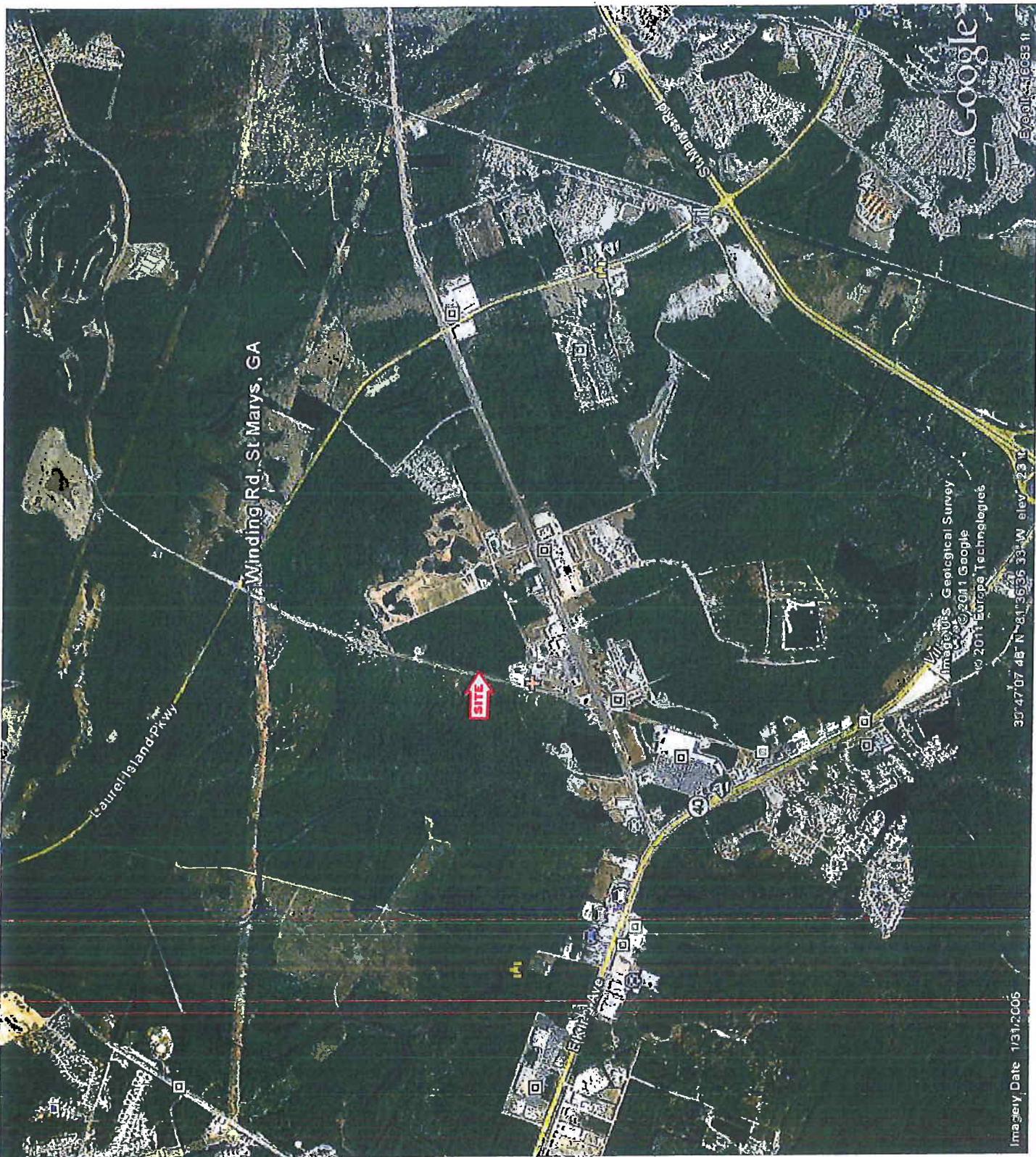


Data use subject to license.

© DeLorme, Topo USA® 8.

[www.delorme.com](http://www.delorme.com)





Winding Rd. St Mays, GA

Laurel Island Pkwy

Elkins Ave

St Mays Rd

Google



Imagery Date: 1/31/2005

© 2011 Google  
© 2011 Europa Technologies

33° 47' 07.48" N - 81° 35' 56.33" W elev: 237 ft





# Board of County Commissioners

Office of the County Administrator

P.O. Box 99/200 East 4<sup>th</sup> Street • Woodbine, GA 31569

Phone: (912) 576.4021 • Fax: (912) 576.5647 • [www.co.camden.ga.us](http://www.co.camden.ga.us)

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April 06, 2011

Office of Affordable Housing  
Georgia Department of Community Affairs  
60 Executive Park South, NE  
Atlanta, Georgia 30329-2231

RE: The Village at Winding Road  
Georgia Institute for Community Housing Community – Camden County, GA

Dear Sir or Madam:

Camden County has applied for and obtained designation as a Georgia Institute for Community Housing (GICH) Community. Part of our mission as a designee in the GICH program is to develop and implement plans and strategies that will promote safe and affordable housing for persons of low to moderate income within our community.

The need for affordable housing within our community is evident. The proposed development of the site on Krayon Court in St Marys, Georgia into affordable residential housing units as Housing for Older Persons is indicative of our community's affordable housing goals and meets the objectives of the Camden County GICH Plan.

Sincerely,

Steve L. Howard, CPM, CPPO  
County Administrator

---

*"Leadership that Listens"*

---

STEVE L. HOWARD  
County Administrator

O. BRENT GREEN  
County Attorney

WILLIS R. KEENE JR.  
Commissioner, District 1

CHUCK CLARK  
Commissioner, District 2

JIMMY STARLINE  
Commissioner, District 3

GARY BLOUNT  
Commissioner, District 4

DAVID L. RAINER  
Commissioner, District 5



INQUIRY #: 3042289.5

YEAR: 2006

 = 604'





INQUIRY #: 3042289.5

YEAR: 2005

— = 604'



SITE

INQUIRY #: 3042289.5

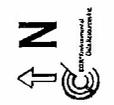
YEAR: 1993

↑ N

↑

Ⓢ

1" = 950'



INQUIRY #: 3042289.5

YEAR: 1988

| = 950'

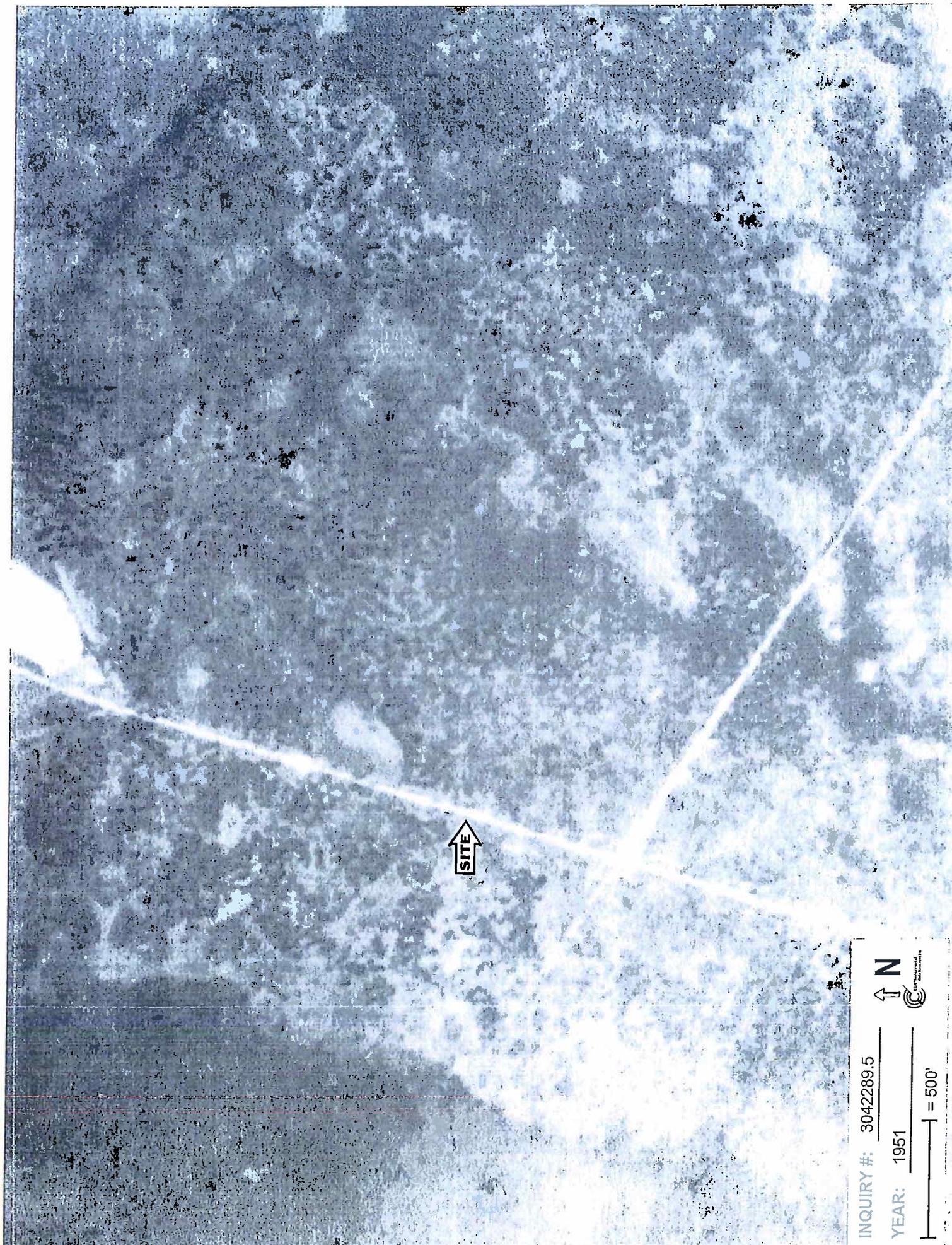


INQUIRY #: 3042289.5

YEAR: 1974

| = 500'





SITE

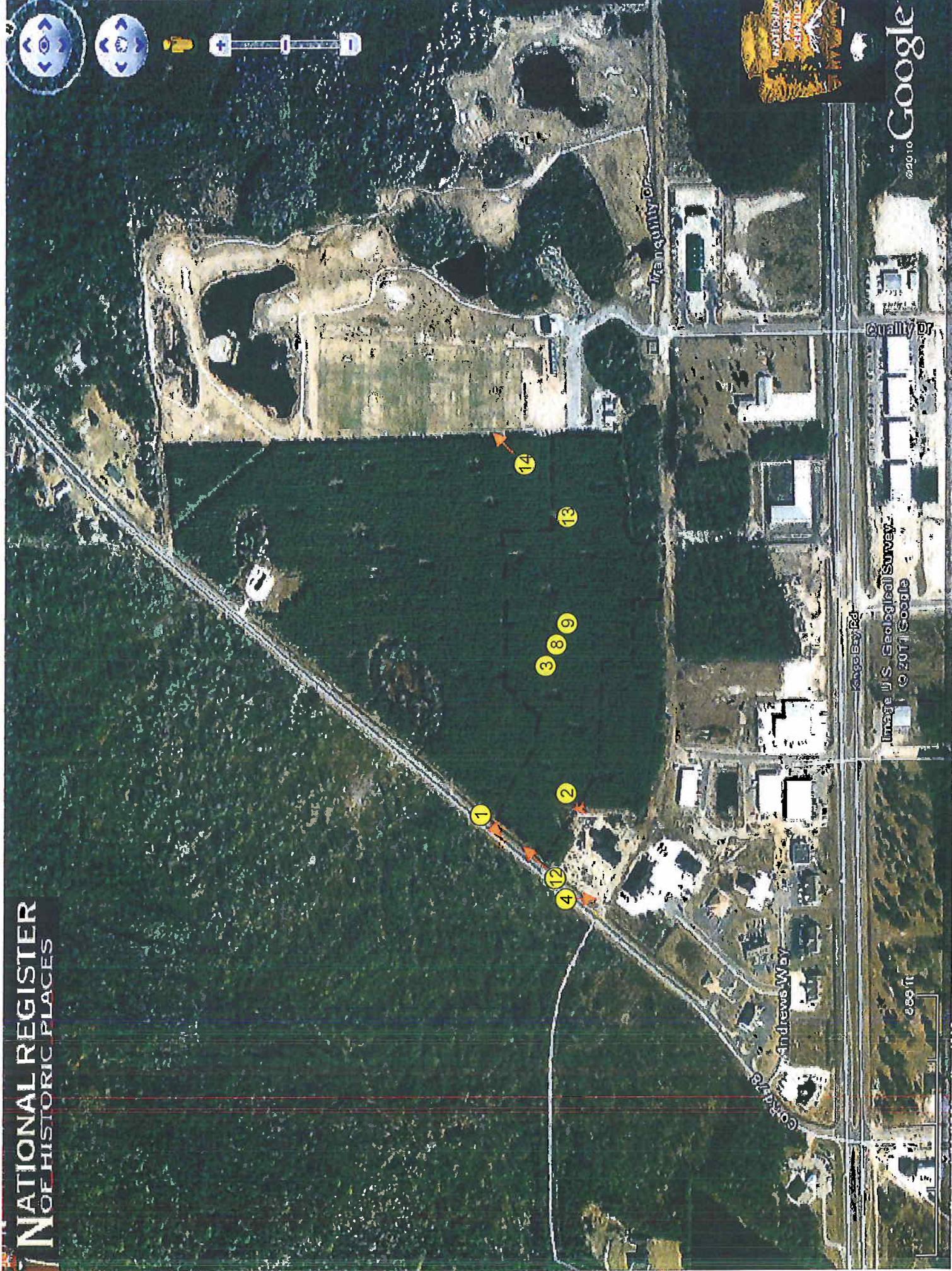
INQUIRY #: 3042289.5

YEAR: 1951

1" = 500'



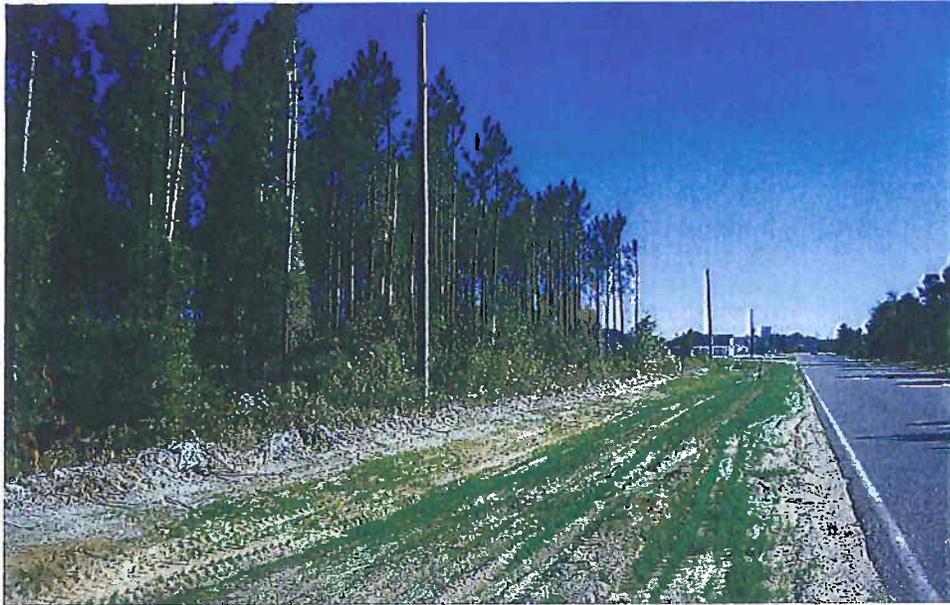
# NATIONAL REGISTER OF HISTORIC PLACES



© 2010 Google

U.S. Geological Survey  
© 2011 Google

200 ft



**Picture 1. View along Winding Road looking south from north property line. Site is to the east of Winding Road to the left of the photo.**



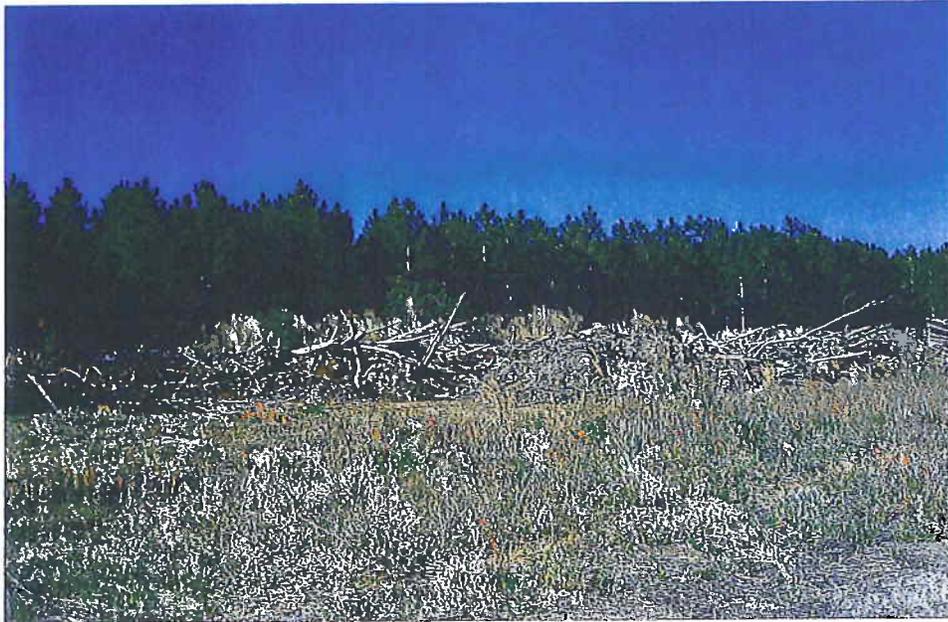
**Picture 2. View of Krayons Academy II (Daycare) just south of Carnegie Road and site.**



**Picture 3. Interior view of property looking from cleared area into wooded area of site.**



**Picture 4. View of Kingdom Hall of Jehovah's Witnesses east of site along Carnegie Road.**



**Picture 5. Interior view of timber debris on site. This was left over from clearing operations on and adjacent to site.**



**Picture 6. Another view of timber debris on site.**



**Picture 7. View of timber debris and old construction trailer in interior portion of site.**



**Picture 8. Cleared area of site, clearing debris to left of photo, timbered area to the right.**



**Picture 9. Interior view of timber portion of property.**



**Picture 10. Old concrete pipe and concrete debris being stored on site by owner.**



**Picture 11. Old pipe and culverts being stored on property by owner.**



**Picture 12. View of site along Winding Road looking to the north from south of Carnegie road. Property is to the right of photo past the road entering from the right of photo.**



**Picture 13. View of detention pond on property. This is in the area of the proposed detention pond for the new development.**



**Picture 14. View of soccer complex entrance to the northeast of property.**



**CITY OF ST. MARYS**  
418 OSBORNE STREET  
ST. MARYS, GEORGIA 31558

Office of Affordable Housing  
Georgia Department of Community Affairs  
60 Executive Park South, N.E.  
Atlanta, Georgia 30329-2231

May 2, 2011

RE: **The Village at Winding Road**  
**Winding Road**  
**St. Marys, Georgia**

Dear Sir or Madam:

WH Gross Construction, the developer of the referenced proposed development, has notified the City of St. Marys of its intention to develop and to apply to the Georgia Department of Community Affairs (DCA) for Low Income Housing Tax Credit (Credit) and/or financing through the HOME Investment Partnerships Program (HOME) for the development of units affordable to low income residents.

The purpose of this letter is to convey our understanding of the details of the project, as stipulated in the State of Georgia's 2011 Qualified Allocation Plan. The details are as follows:

Project Name:	<u>The Village at Winding Road</u>
Project Address and/or Lot Number:	<u>Winding Road St. Marys, GA</u>
Owner/Developer Name:	<u>WH Gross Construction</u>
Owner/Developer Address:	<u>PO Box 365</u> <u>Kingsland, GA 31548</u>
Total Number of Units:	<u>40</u>
Total Number of Units Set Aside for Low Income Residents:	<u>40</u>
Project Type (New Construction/Rehabilitation):	<u>New Construction</u>
Tenancy (Family/Elderly/Special Needs):	<u>Senior</u>

I hereby certify that the chief elected official of this jurisdiction and the City Council of the City of St. Marys support the proposed development as presented, as evidenced by the attached resolution of support.

Finally, I understand that I will also be notified by DCA when the Owner/Developer submits its application for Credit and/or HOME funding, and be given 30 days to provide additional comments on the application.

Roger A. Weaver, Planning and Building Director

  
\_\_\_\_\_  
City of St. Marys

**RESOLUTION**

**WHEREAS**, there is a demonstrable need for affordable senior housing within the City of St. Marys and the City Comprehensive Plan as adopted by Council requires the City to support efforts to provide affordable housing for the Citizens of the City of St. Marys;

**WHEREAS**, the City of St. Marys, Georgia will benefit by private developments that will provide affordable housing for the increasing number of seniors 55 years or older; and

**WHEREAS**, the W.H. Gross Construction Company is proposing to construct a 40 unit affordable housing complex for senior citizens 55 and older to be located on property owned by the W.H. Gross Construction Company on Winding Road that is zoned for this purpose; and

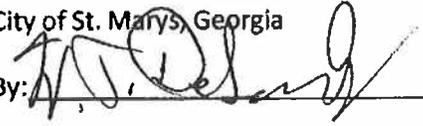
**WHEREAS**, an application for funding of this effort by the W. H. Gross Construction Company will utilize a program under the jurisdiction of the Georgia Department of Community Affairs that requires a resolution to be passed by City Council supporting this effort;

**WHEREAS**, this private endeavor will not use any City funds;

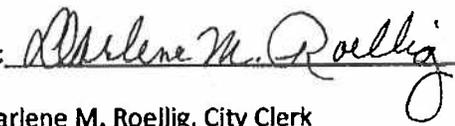
**NOW, THEREFORE, BE IT RESOLVED**, that the City of St. Marys, Georgia supports the application of W. H. Gross Construction Company to provide a 40 unit affordable senior citizen housing project to be located on tax parcels 121-077A and 121-077B located adjacent to Winding Road and Krayons Street.

**ADOPTED**, by the Mayor and Council of the City of St. Marys on this 4<sup>th</sup> day of April, 2011.

City of St. Marys, Georgia

By: 

William T. Deloughy, Mayor

Attest: 

Darlene M. Roellig, City Clerk

To Form

  
\_\_\_\_\_  
City Attorney

[Seal]

hearing on the issue. Councilmember Hase further amended her motion to reflect the Planning Commission making their recommendation after holding the public hearing. Voting was unanimous in favor of the motion.

**C. GRAND JURY ANNOUNCEMENT (ADDED)**

Mayor DeLoughy read a selected portion of the Grand Jury's decision as follows; "We, the Grand Jury were requested by a group of St Marys citizens to review matters pertaining to decisions made by City of St Marys officials. The conclusions; during the next session of the grand jury we, the grand jury met with the city officials of St. Marys along with their attorney. Questions were asked for the city officials using the bank of questions previously given to the St Marys attorney. After hearing the answers to the questions, and consulting with the two district attorneys present, we the Grand Jury voted no more information was needed to come to our conclusion. We the Grand Jury found that with the evidence we were given, that there were no criminal acts perpetrated. Again, this finding was after careful consideration of the law and the expert knowledge of the law given to us by the assistant district attorney".

Councilmember Trader commented that he hoped that in the future these and other matters can be discussed in a more civil manner with representation that is more factual as opposed to accusations, innuendos, omissions and false statements. He requested that a Grand Jury Discussion agenda item be added to the next council meeting to further discuss the issue where needed.

**NEW BUSINESS:**

**A. RESOLUTION(\*): *Joint Comprehensive Multi-Hazard Mitigation Plan Update***

To adopt the plan update

Councilmember Bird made a motion to approve the Joint Comprehensive Multi-Hazard Mitigation Plan Update Resolution. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

**B. PEPPER'S MEXICAN RESTAURANT & GRILL (\*): *Cinco de Mayo Special Event***

Council consideration to approve a one-day event for temporary open container alcohol sales

Councilmember Bird made a motion to approve Peppers' Mexican Restaurant & Grill Cinco de Mayo Special Event. Councilmember Post seconded the motion. Voting was unanimous in favor of the motion.

**C. AFFORDABLE HOUSING RESOLUTION (\*): *St. Marys Senior Housing Project***

The W. H. Gross Construction Company has requested a resolution supporting a 50 unit affordable senior citizen housing project to be located on tax parcels 121-077A and 121-077B located adjacent to Winding Road and Krayons Street.

## RESOLUTION

**WHEREAS**, the City of St. Marys has experienced damage from wildfires, thunderstorms & wind, drought, coastal erosion, tornadoes, floods, hurricanes, and coastal storms, and, on many occasions in the past, resulting in property loss, loss of life, economic hardship, and threats to public health and safety; and has the potential to suffer from, hazardous material spills, and radiological accidents; and

**WHEREAS**, a Joint Comprehensive Multi-Hazard Mitigation Plan Update has been developed after approximately one year of research and work by the Joint Comprehensive Multi-Hazard Mitigation Planning Committee and the people of the community; and

**WHEREAS**, the updated Plan recommends mitigation goals, objectives and action steps that will protect the people and property affected by natural hazards facing the City of St. Marys; and

**WHEREAS**, two public meetings were held to review the Plan Update as required by law;

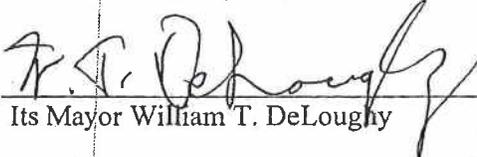
**NOW THEREFORE BE IT RESOLVED** by the governing authority of the City of St. Marys, Georgia:

1. The Joint Comprehensive Multi-Hazard Mitigation Plan Update is hereby adopted as the official Plan of the City of St. Marys;
2. The respective officials identified in the strategy of the Plan are hereby directed to implement the recommended actions assigned to them in the Plan. These officials will report as directed in this Plan on their activities;
3. The Joint Comprehensive Multi-Hazard Mitigation Planning Committee will provide progress reports (as directed in the Plan) on the status of the implementation of the Plan to the Camden County Board of Commissioners.

**RESOLVED** this 4<sup>th</sup> day of April, 2011

CITY OF ST. MARYS, GEORGIA

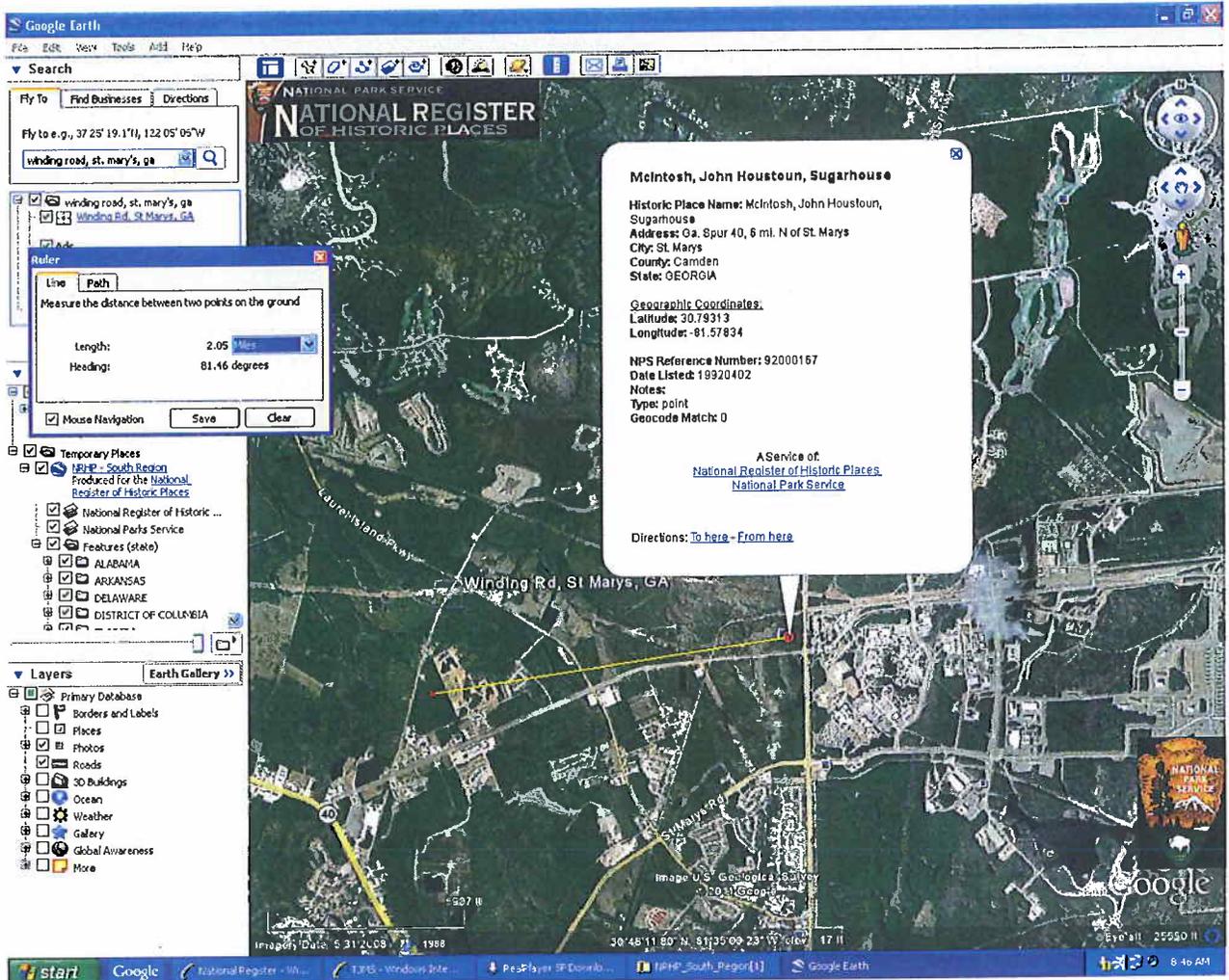
BY:

  
Its Mayor William T. DeLoughy

ATTEST:

  
Its Clerk Darlene M. Roellig

(SEAL)



- McIntosh, John Houston, Sugarhouse  
Distance from site: 2.05 miles

**APPENDIX T:  
Operation and Maintenance  
Manual**

**GEC**

**Not Applicable – Operation and Maintenance Manual was not needed  
for this DCA Phase I ESA.**

**GEC**

**APPENDIX U:**  
**Other**

**GEC**

**Not Applicable – Other Documentation was not needed for this DCA  
Phase I ESA.**

**GEC**