



DEPARTMENT OF THE ARMY
MOBILE DISTRICT, CORPS OF ENGINEERS
P.O. BOX 2288
MOBILE, AL 36628-0001

CESAM-RD-N
PUBLIC NOTICE NO. SAM-2014-00663-JMT

DATE 3 July 2014

JOINT PUBLIC NOTICE
U.S. ARMY CORPS OF ENGINEERS AND
STATE OF ALABAMA
DEPARTMENT OF ENVIRONMENTAL MANAGEMENT

**REQUEST FOR THE FILLING OF WATERS OF THE UNITED STATES ASSOCIATED WITH
THE CONSTRUCTION OF A COMMERCIAL FACILITY, JEFFERSON COUNTY, ALABAMA**

TO WHOM IT MAY CONCERN: This District has received an application for a Department of the Army permit pursuant to Section 404 of the Clean Water Act (33 USC 1344). Please communicate this information to interested parties.

APPLICANT: BT Gardendale Associates, LLC.
Attention: Mr. Brad Thomason
943 Oak Valley Lane
Nashville, Tennessee 37220

AGENT: Terracon Consultants, Inc.
Attention: Mr. Stephen Howard
110 12th Street North
Birmingham, Alabama 35203

LOCATION: The proposed project site is located on the western side of Decatur Highway (U.S. Hwy 31) in Gardendale, Alabama. Specifically, the project site is located in Section 35, Township 15 South, Range 3 West and is centered at coordinates N33.6907, W-86.8200. Impacts to waters of the United States are located in the Locust Fork watershed (HUC 03160111).

WORK: The applicant proposes to fill 1.17 acres of emergent wetlands. **Preliminary review of the applicant's wetland delineation indicates the possibility of stream impacts also being associated with this project that were not identified in the delineation report.**

PURPOSE AND NEED: The applicant stated: "The purpose of the proposed development is to provide a Tractor Supply Company store north of the Birmingham area. The proposed Gardendale location will provide additional store coverage and needed customer support along the Interstate 65 corridor. The city of Gardendale has also expressed great desire for Tractor Supply Company to develop the site with a retail store. The new store will provide increased tax revenue and jobs for the surrounding community."

AVOIDANCE AND MINIMIZATION: The applicant states that the proposed site build-out represents a typical Tractor Supply Company retail store design and reflects the required size for the proposed location. Including paved parking and drive space and septic system field lines, the development footprint covers approximately 2.7 acres of the 3.5 acre site. Because of this and the

location of the wetland area through the central part of the site, impacts to the entire 1.17 acres of identified wetlands are unavoidable.

MITIGATION: The applicant is proposing to purchase credits at a Corps approved mitigation bank for impacts associated with this project.

The applicant has not yet applied for certification from the State of Alabama in accordance with Section 401(a)(1) of the Clean Water Act.

This public notice is being distributed to all known interested persons in order to assist in developing facts on which a decision by the U.S. Army Corps of Engineers can be based. For accuracy and completeness of the record, all data in support of or in opposition to the proposed work should be submitted in writing setting forth sufficient detail to furnish a clear understanding of the reasons for support or opposition. The decision whether to issue a permit will be based on an evaluation of the probable impact, including cumulative impacts, of the proposed activity on the public interest. That decision will reflect the national concern for both protection and use of important resources. The benefit which reasonably may be expected to accrue from the proposal must be balanced against its reasonably foreseeable detriments. All factors which may be relevant to the proposal will be considered, including the cumulative effects thereof; among those are conservation, economics, aesthetics, general environmental concerns, wetlands, cultural values, fish and wildlife values, flood hazards, flood plain values, land use, navigation, shoreline erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food production, and in general, the needs and welfare of the people.

The Corps is soliciting comments from the public; Federal, State, and local agencies and officials; Indian Tribes; and other interested parties in order to consider and evaluate the impacts of this proposed activity. Any comments received will be considered by the Corps to determine whether to issue, modify, condition or deny a permit for this proposal. To make this decision, comments are used to assess impacts on endangered species, historic properties, water quality, general environmental effects, and the other public interest factors listed above. Comments are used in the preparation of an Environmental Assessment and/or an Environmental Impact Statement pursuant to the National Environmental Policy Act. Comments are also used to determine the need for a public hearing and to determine the overall public interest of the proposed activity.

Any person may request, in writing, within the comment period specified in this notice, that a public hearing be held to consider this application. Requests for public hearings shall state with particularity, the reasons for holding a public hearing.

Evaluation of the probable impacts involving deposits of dredged or fill material into waters of the United States will include the application of guidelines established by the Administrator of the U.S. Environmental Protection Agency.

In accordance with Section 106 of the National Historic Preservation Act, and Appendix C of 33 CFR 325, the undertaking defined in this notice is being considered for the potential to effect cultural and historic properties within the permit area. Although the extent of federal control and responsibility for these considerations are confined to the limits of the permit area for this particular project, the potential indirect effects that may occur to historic properties as a result of this undertaking are also being considered. We are seeking comment from the State Historic Preservation Officer, federally-recognized

American Indian tribes, local historical societies, museums, universities, the National Park Service, and concerned citizens regarding the existence or the potential for existence of significant cultural and historic properties within the permit area. Historic architectural or archaeological investigations may be necessary to ascertain the existence of such resources. Efforts will be made through the consultation process to avoid, minimize, or mitigate any adverse effects to significant cultural and historic properties that may occur as a result of this undertaking.

Preliminary review of this application and the U.S. Department of the Interior List of Endangered and Threatened Wildlife and Plants indicate that the proposed activity most likely will not affect listed endangered or threatened species, or their critical habitat

Correspondence concerning this Public Notice should refer to Public Notice Number SAM-2014-00663-JMT and should be directed to:

U.S. Army Engineer District, Mobile
Birmingham Field Office
Attention: Mr. Joseph Tanko
218 Summit Parkway, Suite 222
Homewood, Alabama 35209

with a copy to the:

Alabama Department of Environmental Management
Field Operations Division
Post Office Box 301463
Montgomery, Alabama 36120

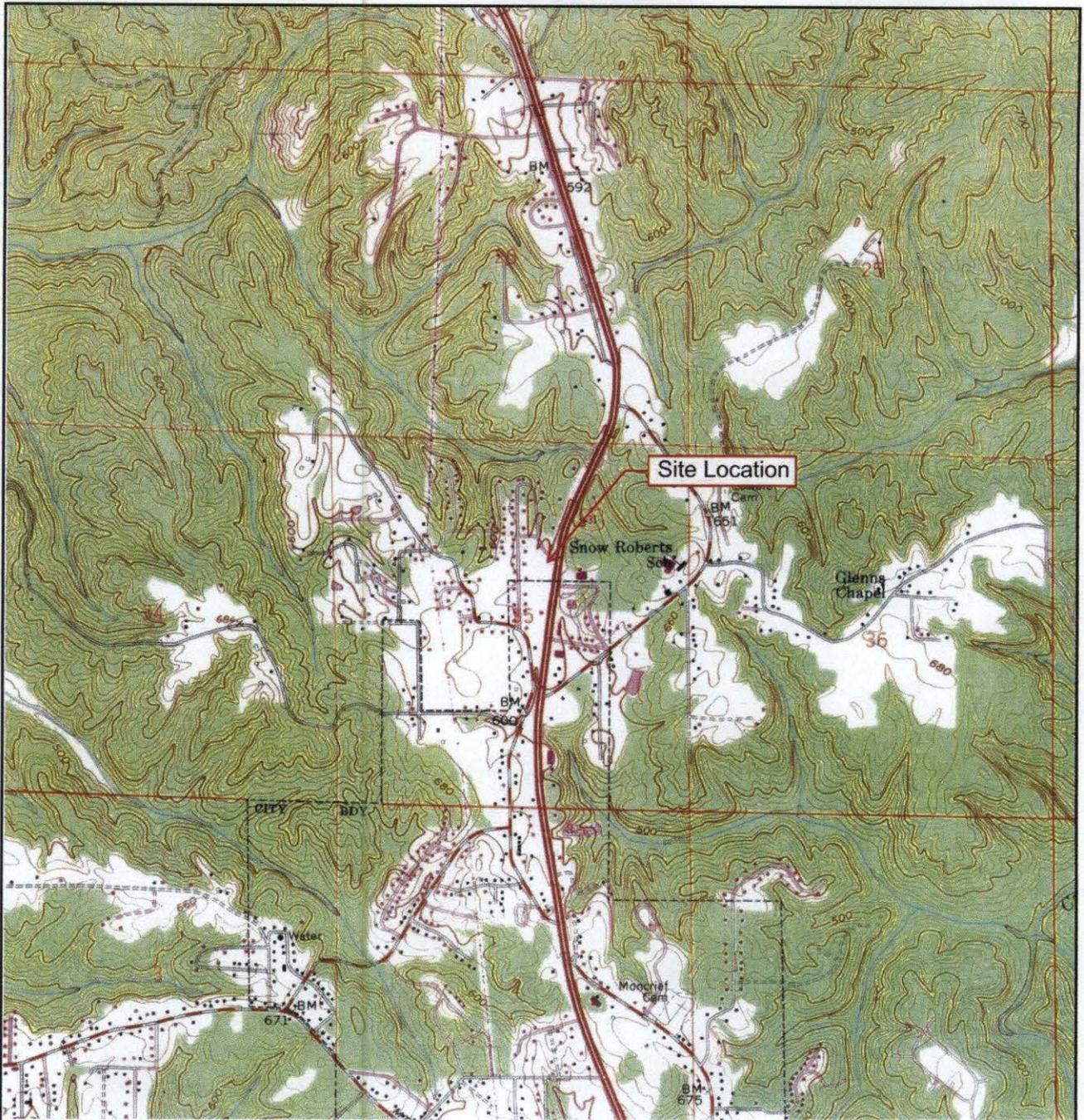
Comments should be received no later than **30 days** from the date of this Public Notice.

If you have any questions concerning this publication, you may contact the project manager via e-mail at joseph.m.tanko@usace.army.mil or telephone number **(205) 290-9096**. Please refer to the above Public Notice number.

For additional information about our Regulatory Program, please visit our web site at www.sam.usace.army.mil/Home/reg, and please take a moment to complete our customer satisfaction survey while you're there. Your responses are appreciated and will allow us to improve our services.

MOBILE DISTRICT
U.S. Army Corps of Engineer

Enclosures



TARGET QUAD
 NAME: GARDENDALE
 MAP YEAR: 1979
 PHOTOREVISED FROM :1959
 SERIES: 7.5
 SCALE: 1:24000

Project Manager: STH
 Drawn By: STH
 Checked By: STH
 Approved By: STH

Project No. E1147104
 Scale: As Shown
 File Name: E11470104
 Date: 06/06/14

Terracon
 Consulting Engineers & Scientists

110 12th Street North Birmingham, Alabama 35203
 PH. (205) 942-1289 FAX. (205) 443-5302

Site Vicinity Map

SAM2014-00663-JMT

Exhibit

1

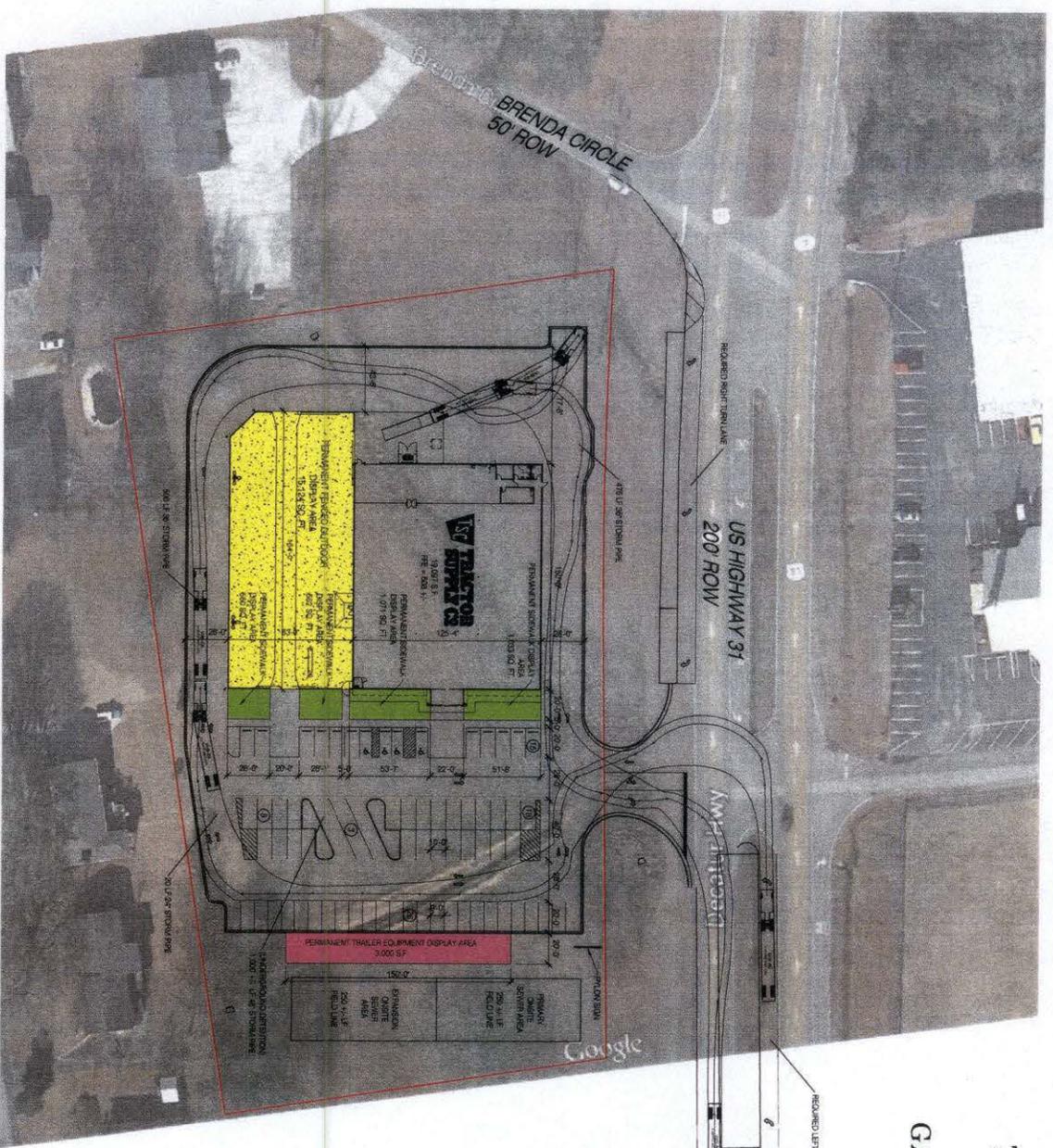


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TRACTOR SUPPLY COMPANY
 GARDENDALE
 ALABAMA

TRACTOR SUPPLY CO.
 PROPOSED DEVELOPMENT
Proposed Property
GARDENDALE, ALABAMA
 Prepared by Insite Engineering, LLC
 April, 2014



INSITE ENGINEERING
 CIVIL / GIS
 INFRASTRUCTURE
 ENVIRONMENTAL
 PLANNING
 COMMERCIAL
 RESIDENTIAL

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 info@inseeengineering.com

SAM2014-00663-JMT

Date: 09/07/14
 Revision: 2
 Sheet Number: 09/07/14

Soil Map—Jefferson County, Alabama



Map Scale: 1:1,010 if printed on A portrait (8.5" x 11") sheet.
 0 10 20 40 60 Meters
 0 45 90 180 270 Feet
 Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 16N WGS84

Natural Resources Conservation Service

Web Soil Survey
National Cooperative Soil Survey

6/4/2014
Page 1 of 3

Project Manager: STH
 Drawn By: STH
 Checked By: STH
 Approved By: STH

Project No. E1147104
 Scale: As Shown
 File Name: E11470104
 Date: 06/06/14

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Soil Survey Map
SAM2014-00663-JMT

Exhibit
3