



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

CESAM-RD-I  
PUBLIC NOTICE NO. SAM-2008-00952-NSB

Date: 22-July-2008

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

ADDENDUM  
PROPOSED FILLING OF US WATERS FOR A  
RESIDENTIAL DEVELOPMENT,  
LINCOLN HARBOR, TALLADEGA COUNTY, ALABAMA

TO WHOM IT MAY CONCERN: This District has received an application for a Department of the Army permit pursuant to Section 10 of the Rivers and Harbors Act of 1899. Please communicate this information to interested parties.

**APPLICANT:** Shoreline Real Estate, LLC  
Attention: Mr. Jason Kauffman  
402 Adamson Square  
Carrollton, Georgia 30117

**AGENT:** Crawford & Associates, Inc.  
Attention: Mr. Douglas Crawford  
105 Corporate Drive  
Carrollton, Georgia 30117

**LOCATION:** The 160.76 acre project site is located near Stemley Road and River Forest Lane, at latitude 33° 30.024' North and longitude 86° 13.597' West, adjacent to Logan Martin Lake, near Pell City, Talladega County, Alabama.

**WORK:** The proposed project is for a planned waterfront development. The development has been approved by the local authorities for 952 residential units. The applicant requests authorization to construct 15 docks (to include 176 boat slips), to construct a 30 foot wide by 240 linear foot long boat ramp, to construct a boat launch area measuring 30 feet wide by 24 feet long, to construct a boardwalk 8 feet wide by 4, 284 foot along the shoreline, and to riprap 7,525 linear feet of shoreline for erosion control. These activities are projected to take place within approximately the 465 MSL of Logan Martin Lake, a Section 10 Waterway.

Coordination letters for this project have been received from the Alabama Power Company, the US Fish & Wildlife Service, the Alabama Department of Conservation & Natural Resources, and the Alabama State Historic Preservation Officer.

Please note that this addendum provides a correction that clarifies that the applicant has applied for certification from the State of Alabama in accordance with Section 401(a)(1) of the Clean Water Act.

**CESAM-RD-I**

**Date: 22-July-2008**

**PUBLIC NOTICE NUMBER: SAM-2008-00952-NSB**

The applicant has applied for certification from the **State of Alabama** in accordance with Section 401(a)(1) of the Clean Water Act, and upon completion of the required advertising, a determination relative to certification will be made.

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

CESAM-RD-I

Date: 22-July-2008

**PUBLIC NOTICE NUMBER: SAM-2008-00952-NSB**

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. The district engineer remains the final decision authority.

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

**Correspondence concerning this Public Notice should refer to Public Notice Number: SAM-2008-00952-NSB and should be directed to:**

**Department of the Army  
Mobile District, Corps of Engineers  
Attention: Mr. Nicholas Baggett  
Regulatory Division/Birmingham Field Office  
218 Summit Parkway, Suite 222  
Homewood, Alabama 35209**

**with a copy to the:**

**Alabama Department of Environmental Management  
NPDES Permits  
1400 Coliseum Blvd.  
Post Office Box 301463  
Montgomery, AL 36130-1463**

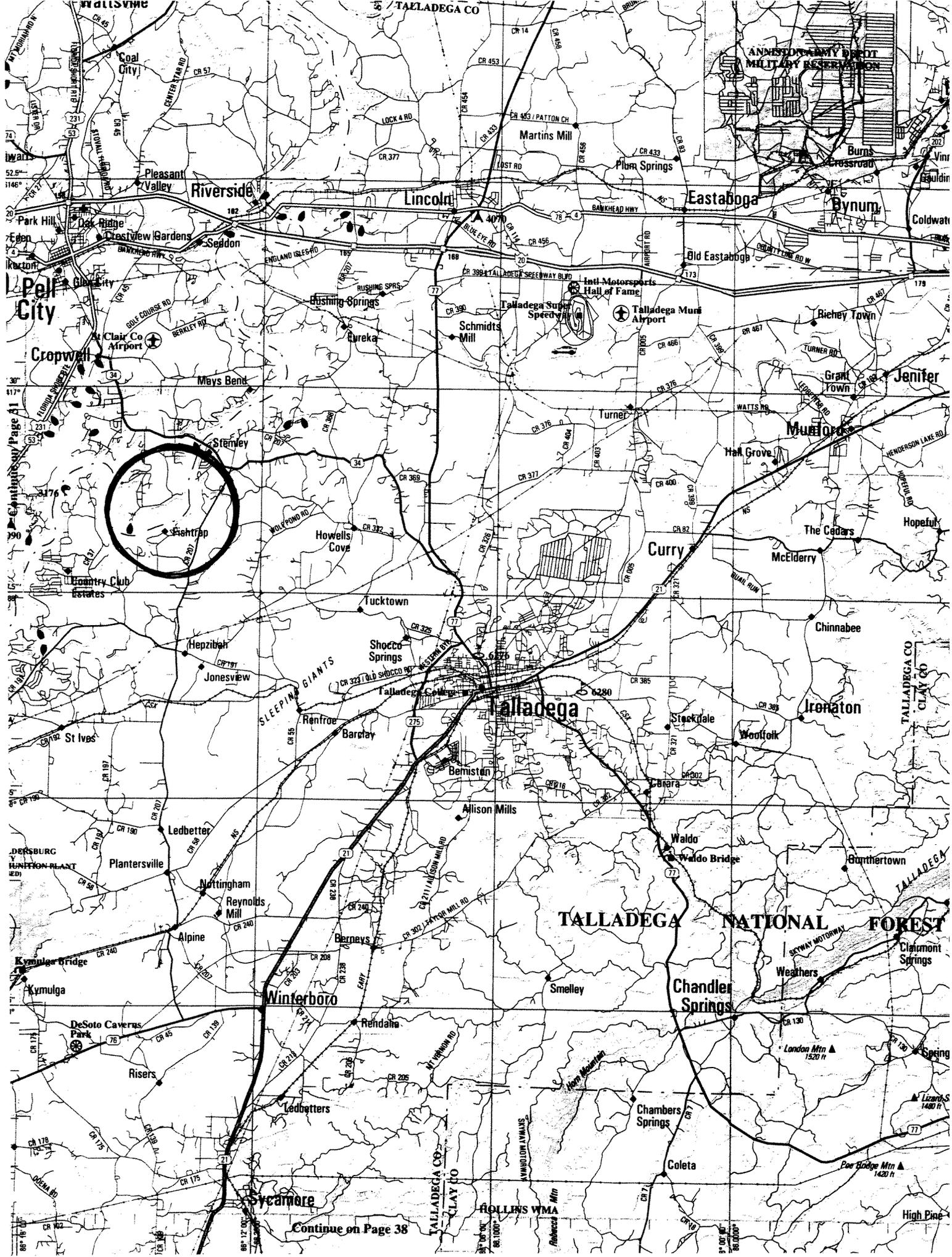
**Comments should be received no later than 30 days from the date of this Public notice.**

**If you have any questions concerning this publication, you may contact the project manager via e-mail to Mr. Nicholas Baggett at [nicholas.s.baggett@usace.army.mil](mailto:nicholas.s.baggett@usace.army.mil) or telephone number 662-327-2142(Ext 288). Please refer to the above Public Notice number.**

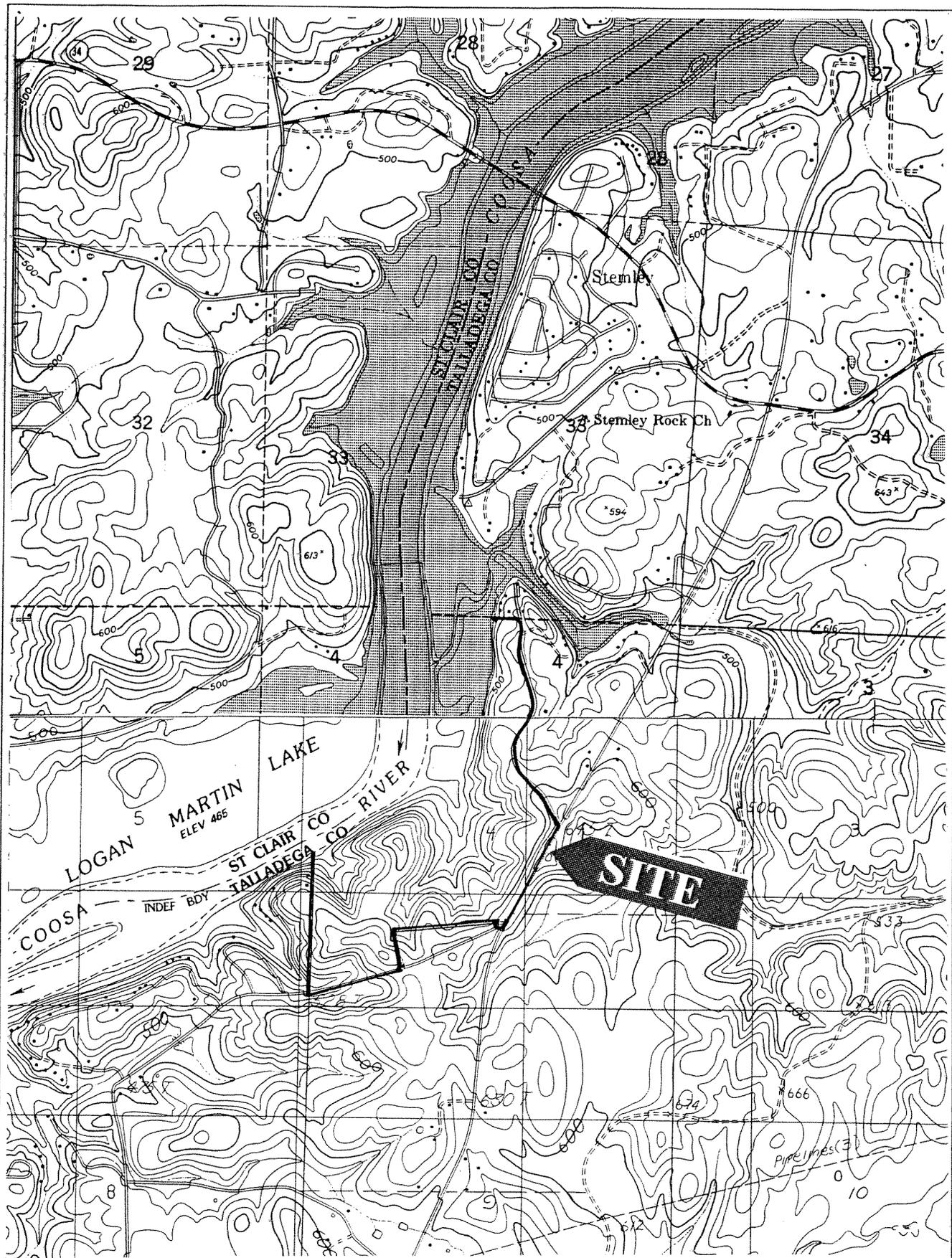
For additional information about our Regulatory Program, please visit our web site at [www.sam.usace.army.mil/RD/reg](http://www.sam.usace.army.mil/RD/reg), and please take a moment to complete our customer satisfaction survey while you're there. Your responses are appreciated and will allow us to improve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

Encls

MOBILE DISTRICT  
U.S. Army Corps of Engineers



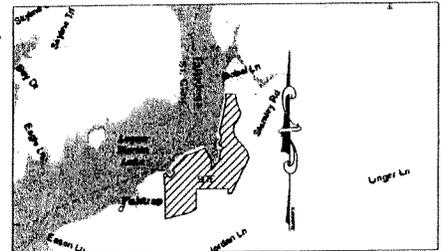
Continue on Page 38



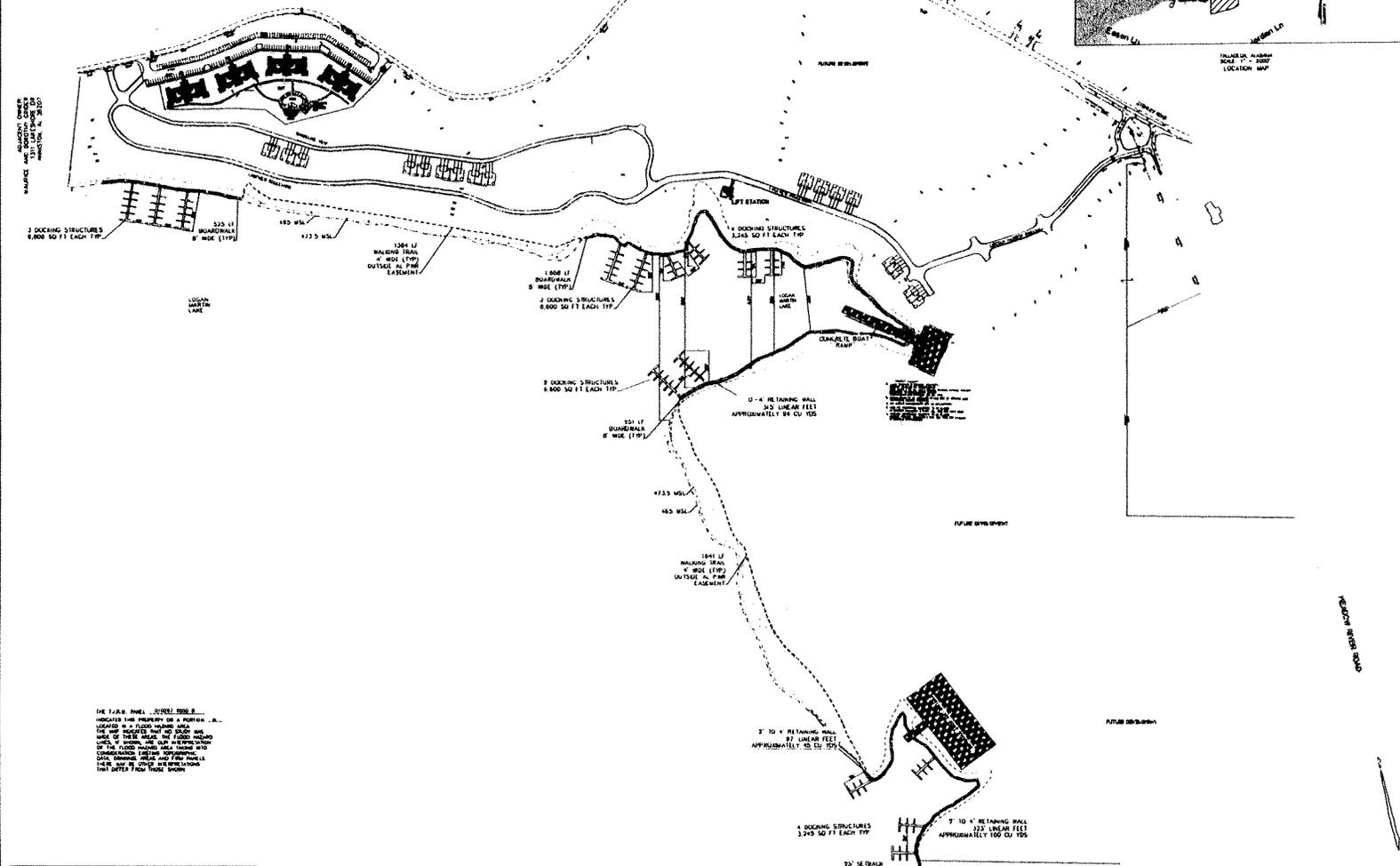
Lincoln Harbor  
Coosa River, Logan Martin Lake, Talladega County, Alabama  
Source: USGS Quadrangle Riverside and Sleeping Giants, AL (1972, 1987)

OWNER \ DEVELOPER  
 24 HOUR CONTACT PERSON  
 KAUPPI PROPERTIES  
 ATTN: JASON KAUFFMAN  
 402 ADAMSON SQUARE  
 CARROLLTON, GA 30117  
 TEL: 770-836-1178 EXT 28  
 MOBILE: 678-656-5025  
 FAX: 770-836-0204  
 E-MAIL: JASON\_KAUFFMAN@HOTMAIL.COM

NORMAL POOL ELEV. ELEV. 465.0  
 HIGH WATER EASEMENT ELEV. ELEV. 473.5  
 100 YEAR FLOOD HAZARD ELEV. ELEV. 476.0



IF YOU DIG ALABAMA  
 CALL US FIRST!  
 1-800-292-8525  
 IT'S THE LAW



THE 100 YEAR FLOOD HAZARD...  
 INDICATED THE PROPERTY OR A PORTION...  
 LOCATED IN A FLOOD HAZARD ZONE...  
 AND OF THESE ZONES, THE FLOOD HAZARD...  
 ZONE, IS SHOWN. THE MAP REPRESENTS...  
 THE FLOOD HAZARD ZONE...  
 DATA OBTAINED FROM THE FLOOD...  
 MAP, MAY BE DIFFERENT FROM...  
 THAT OBTAIN FROM THOSE SOURCES

LEGEND	
[Symbol]	100 YEAR FLOOD HAZARD
[Symbol]	WALKING BEAM
[Symbol]	DOCKING STRUCTURE
[Symbol]	RETAINING WALL
[Symbol]	EASEMENT
[Symbol]	ADJACENT PROPERTY
[Symbol]	EXISTING ROAD
[Symbol]	PROPOSED ROAD
[Symbol]	PROPOSED UTILITY
[Symbol]	PROPOSED STRUCTURE
[Symbol]	PROPOSED EASEMENT
[Symbol]	PROPOSED WALKING BEAM
[Symbol]	PROPOSED DOCKING STRUCTURE
[Symbol]	PROPOSED RETAINING WALL
[Symbol]	PROPOSED EASEMENT

GENERAL SITE NOTES  
 1. SITE AREA 160.78 ACRES  
 2. ZONING DISTRICT, RESIDING - F10  
 3. SET BACKS: FRONT- 25', REAR- 10', SIDE- 10'

NO. 1	DOCKING STRUCTURE	1
NO. 2	DOCKING STRUCTURE	1
NO. 3	DOCKING STRUCTURE	1
NO. 4	DOCKING STRUCTURE	1
NO. 5	DOCKING STRUCTURE	1
NO. 6	DOCKING STRUCTURE	1
NO. 7	DOCKING STRUCTURE	1
NO. 8	DOCKING STRUCTURE	1
NO. 9	DOCKING STRUCTURE	1
NO. 10	DOCKING STRUCTURE	1
NO. 11	DOCKING STRUCTURE	1
NO. 12	DOCKING STRUCTURE	1
NO. 13	DOCKING STRUCTURE	1
NO. 14	DOCKING STRUCTURE	1
NO. 15	DOCKING STRUCTURE	1
NO. 16	DOCKING STRUCTURE	1
NO. 17	DOCKING STRUCTURE	1
NO. 18	DOCKING STRUCTURE	1
NO. 19	DOCKING STRUCTURE	1
NO. 20	DOCKING STRUCTURE	1
NO. 21	DOCKING STRUCTURE	1
NO. 22	DOCKING STRUCTURE	1
NO. 23	DOCKING STRUCTURE	1
NO. 24	DOCKING STRUCTURE	1
NO. 25	DOCKING STRUCTURE	1
NO. 26	DOCKING STRUCTURE	1
NO. 27	DOCKING STRUCTURE	1
NO. 28	DOCKING STRUCTURE	1
NO. 29	DOCKING STRUCTURE	1
NO. 30	DOCKING STRUCTURE	1
NO. 31	DOCKING STRUCTURE	1
NO. 32	DOCKING STRUCTURE	1
NO. 33	DOCKING STRUCTURE	1
NO. 34	DOCKING STRUCTURE	1
NO. 35	DOCKING STRUCTURE	1
NO. 36	DOCKING STRUCTURE	1
NO. 37	DOCKING STRUCTURE	1
NO. 38	DOCKING STRUCTURE	1
NO. 39	DOCKING STRUCTURE	1
NO. 40	DOCKING STRUCTURE	1
NO. 41	DOCKING STRUCTURE	1
NO. 42	DOCKING STRUCTURE	1
NO. 43	DOCKING STRUCTURE	1
NO. 44	DOCKING STRUCTURE	1
NO. 45	DOCKING STRUCTURE	1
NO. 46	DOCKING STRUCTURE	1
NO. 47	DOCKING STRUCTURE	1
NO. 48	DOCKING STRUCTURE	1
NO. 49	DOCKING STRUCTURE	1
NO. 50	DOCKING STRUCTURE	1
NO. 51	DOCKING STRUCTURE	1
NO. 52	DOCKING STRUCTURE	1
NO. 53	DOCKING STRUCTURE	1
NO. 54	DOCKING STRUCTURE	1
NO. 55	DOCKING STRUCTURE	1
NO. 56	DOCKING STRUCTURE	1
NO. 57	DOCKING STRUCTURE	1
NO. 58	DOCKING STRUCTURE	1
NO. 59	DOCKING STRUCTURE	1
NO. 60	DOCKING STRUCTURE	1
NO. 61	DOCKING STRUCTURE	1
NO. 62	DOCKING STRUCTURE	1
NO. 63	DOCKING STRUCTURE	1
NO. 64	DOCKING STRUCTURE	1
NO. 65	DOCKING STRUCTURE	1
NO. 66	DOCKING STRUCTURE	1
NO. 67	DOCKING STRUCTURE	1
NO. 68	DOCKING STRUCTURE	1
NO. 69	DOCKING STRUCTURE	1
NO. 70	DOCKING STRUCTURE	1
NO. 71	DOCKING STRUCTURE	1
NO. 72	DOCKING STRUCTURE	1
NO. 73	DOCKING STRUCTURE	1
NO. 74	DOCKING STRUCTURE	1
NO. 75	DOCKING STRUCTURE	1
NO. 76	DOCKING STRUCTURE	1
NO. 77	DOCKING STRUCTURE	1
NO. 78	DOCKING STRUCTURE	1
NO. 79	DOCKING STRUCTURE	1
NO. 80	DOCKING STRUCTURE	1
NO. 81	DOCKING STRUCTURE	1
NO. 82	DOCKING STRUCTURE	1
NO. 83	DOCKING STRUCTURE	1
NO. 84	DOCKING STRUCTURE	1
NO. 85	DOCKING STRUCTURE	1
NO. 86	DOCKING STRUCTURE	1
NO. 87	DOCKING STRUCTURE	1
NO. 88	DOCKING STRUCTURE	1
NO. 89	DOCKING STRUCTURE	1
NO. 90	DOCKING STRUCTURE	1
NO. 91	DOCKING STRUCTURE	1
NO. 92	DOCKING STRUCTURE	1
NO. 93	DOCKING STRUCTURE	1
NO. 94	DOCKING STRUCTURE	1
NO. 95	DOCKING STRUCTURE	1
NO. 96	DOCKING STRUCTURE	1
NO. 97	DOCKING STRUCTURE	1
NO. 98	DOCKING STRUCTURE	1
NO. 99	DOCKING STRUCTURE	1
NO. 100	DOCKING STRUCTURE	1

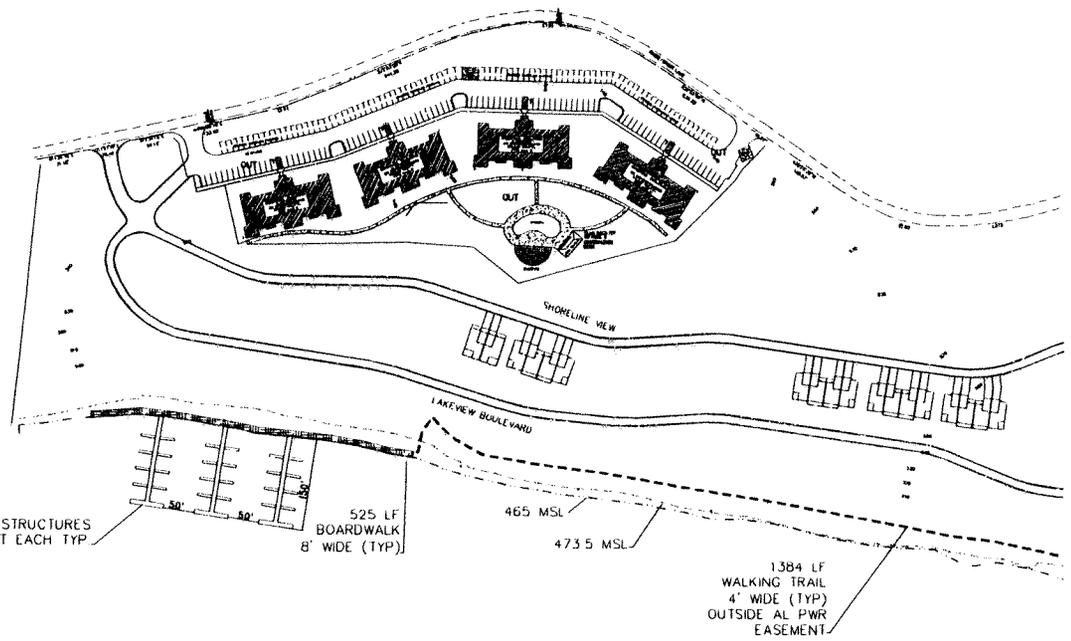
PLANNING...  
 ENGINEERING...  
 SURVEYING...  
 LAND SURVEYING & LAND PLANNING

Crawford & Associates  
 C. H. F., INC.  
 ENGINEERING, LAND SURVEYING & LAND PLANNING  
 1000 W. GULF BLVD., SUITE 100  
 DUBLIN, GA 31028

THE OVERALL PLAN...  
 LINCOLN HARBOR  
 LOCATED IN...  
 TALLADEGA COUNTY, ALABAMA

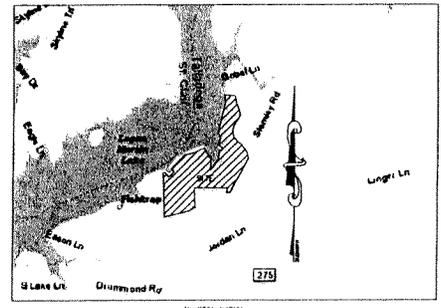
LEGEND	
1.00' to 1.50' Slope	2.00' to 2.50' Slope
3.00' to 3.50' Slope	4.00' to 4.50' Slope
5.00' to 5.50' Slope	6.00' to 6.50' Slope
7.00' to 7.50' Slope	8.00' to 8.50' Slope
9.00' to 9.50' Slope	10.00' to 10.50' Slope
11.00' to 11.50' Slope	12.00' to 12.50' Slope
13.00' to 13.50' Slope	14.00' to 14.50' Slope
15.00' to 15.50' Slope	16.00' to 16.50' Slope
17.00' to 17.50' Slope	18.00' to 18.50' Slope
19.00' to 19.50' Slope	20.00' to 20.50' Slope
21.00' to 21.50' Slope	22.00' to 22.50' Slope
23.00' to 23.50' Slope	24.00' to 24.50' Slope
25.00' to 25.50' Slope	26.00' to 26.50' Slope
27.00' to 27.50' Slope	28.00' to 28.50' Slope
29.00' to 29.50' Slope	30.00' to 30.50' Slope
31.00' to 31.50' Slope	32.00' to 32.50' Slope
33.00' to 33.50' Slope	34.00' to 34.50' Slope
35.00' to 35.50' Slope	36.00' to 36.50' Slope
37.00' to 37.50' Slope	38.00' to 38.50' Slope
39.00' to 39.50' Slope	40.00' to 40.50' Slope
41.00' to 41.50' Slope	42.00' to 42.50' Slope
43.00' to 43.50' Slope	44.00' to 44.50' Slope
45.00' to 45.50' Slope	46.00' to 46.50' Slope
47.00' to 47.50' Slope	48.00' to 48.50' Slope
49.00' to 49.50' Slope	50.00' to 50.50' Slope
51.00' to 51.50' Slope	52.00' to 52.50' Slope
53.00' to 53.50' Slope	54.00' to 54.50' Slope
55.00' to 55.50' Slope	56.00' to 56.50' Slope
57.00' to 57.50' Slope	58.00' to 58.50' Slope
59.00' to 59.50' Slope	60.00' to 60.50' Slope
61.00' to 61.50' Slope	62.00' to 62.50' Slope
63.00' to 63.50' Slope	64.00' to 64.50' Slope
65.00' to 65.50' Slope	66.00' to 66.50' Slope
67.00' to 67.50' Slope	68.00' to 68.50' Slope
69.00' to 69.50' Slope	70.00' to 70.50' Slope
71.00' to 71.50' Slope	72.00' to 72.50' Slope
73.00' to 73.50' Slope	74.00' to 74.50' Slope
75.00' to 75.50' Slope	76.00' to 76.50' Slope
77.00' to 77.50' Slope	78.00' to 78.50' Slope
79.00' to 79.50' Slope	80.00' to 80.50' Slope
81.00' to 81.50' Slope	82.00' to 82.50' Slope
83.00' to 83.50' Slope	84.00' to 84.50' Slope
85.00' to 85.50' Slope	86.00' to 86.50' Slope
87.00' to 87.50' Slope	88.00' to 88.50' Slope
89.00' to 89.50' Slope	90.00' to 90.50' Slope
91.00' to 91.50' Slope	92.00' to 92.50' Slope
93.00' to 93.50' Slope	94.00' to 94.50' Slope
95.00' to 95.50' Slope	96.00' to 96.50' Slope
97.00' to 97.50' Slope	98.00' to 98.50' Slope
99.00' to 99.50' Slope	100.00' to 100.50' Slope
101.00' to 101.50' Slope	102.00' to 102.50' Slope
103.00' to 103.50' Slope	104.00' to 104.50' Slope
105.00' to 105.50' Slope	106.00' to 106.50' Slope
107.00' to 107.50' Slope	108.00' to 108.50' Slope
109.00' to 109.50' Slope	110.00' to 110.50' Slope
111.00' to 111.50' Slope	112.00' to 112.50' Slope
113.00' to 113.50' Slope	114.00' to 114.50' Slope
115.00' to 115.50' Slope	116.00' to 116.50' Slope
117.00' to 117.50' Slope	118.00' to 118.50' Slope
119.00' to 119.50' Slope	120.00' to 120.50' Slope
121.00' to 121.50' Slope	122.00' to 122.50' Slope
123.00' to 123.50' Slope	124.00' to 124.50' Slope
125.00' to 125.50' Slope	126.00' to 126.50' Slope
127.00' to 127.50' Slope	128.00' to 128.50' Slope
129.00' to 129.50' Slope	130.00' to 130.50' Slope
131.00' to 131.50' Slope	132.00' to 132.50' Slope
133.00' to 133.50' Slope	134.00' to 134.50' Slope
135.00' to 135.50' Slope	136.00' to 136.50' Slope
137.00' to 137.50' Slope	138.00' to 138.50' Slope
139.00' to 139.50' Slope	140.00' to 140.50' Slope
141.00' to 141.50' Slope	142.00' to 142.50' Slope
143.00' to 143.50' Slope	144.00' to 144.50' Slope
145.00' to 145.50' Slope	146.00' to 146.50' Slope
147.00' to 147.50' Slope	148.00' to 148.50' Slope
149.00' to 149.50' Slope	150.00' to 150.50' Slope
151.00' to 151.50' Slope	152.00' to 152.50' Slope
153.00' to 153.50' Slope	154.00' to 154.50' Slope
155.00' to 155.50' Slope	156.00' to 156.50' Slope
157.00' to 157.50' Slope	158.00' to 158.50' Slope
159.00' to 159.50' Slope	160.00' to 160.50' Slope
161.00' to 161.50' Slope	162.00' to 162.50' Slope
163.00' to 163.50' Slope	164.00' to 164.50' Slope
165.00' to 165.50' Slope	166.00' to 166.50' Slope
167.00' to 167.50' Slope	168.00' to 168.50' Slope
169.00' to 169.50' Slope	170.00' to 170.50' Slope
171.00' to 171.50' Slope	172.00' to 172.50' Slope
173.00' to 173.50' Slope	174.00' to 174.50' Slope
175.00' to 175.50' Slope	176.00' to 176.50' Slope
177.00' to 177.50' Slope	178.00' to 178.50' Slope
179.00' to 179.50' Slope	180.00' to 180.50' Slope
181.00' to 181.50' Slope	182.00' to 182.50' Slope
183.00' to 183.50' Slope	184.00' to 184.50' Slope
185.00' to 185.50' Slope	186.00' to 186.50' Slope
187.00' to 187.50' Slope	188.00' to 188.50' Slope
189.00' to 189.50' Slope	190.00' to 190.50' Slope
191.00' to 191.50' Slope	192.00' to 192.50' Slope
193.00' to 193.50' Slope	194.00' to 194.50' Slope
195.00' to 195.50' Slope	196.00' to 196.50' Slope
197.00' to 197.50' Slope	198.00' to 198.50' Slope
199.00' to 199.50' Slope	200.00' to 200.50' Slope

ADJACENT OWNER:  
MAURICE AND DOROTHY GRIDER  
1311 LAKESHORE DR  
ANNISTON, AL 36207



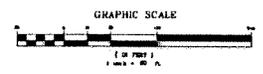
LOGAN  
MARTIN  
LAKE

NORMAL POOL ELEV. ELEV. 465.0  
HIGH WATER EASEMENT ELEV. ELEV. 473.5  
100 YEAR FLOOD HAZARD ELEV. ELEV. 476.0



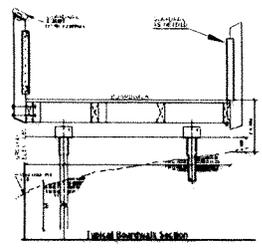
OWNER \ DEVELOPER  
24 HOUR CONTACT PERSON  
KAUHI PROPERTIES  
ATTN: JASON KAUFFMAN  
402 ADAMSON SQUARE  
CARROLLTON, GA 30117  
TEL. 770-836-1178 EXT. 28  
MOBILE 678-656-5025  
FAX 770-836-0204  
E-MAIL JASON\_KAUFFMAN@HOTMAIL.COM

NOTE FOR LINE AND CURVE CHARTS SEE PAGE C-10  
FOR LOT AREAS SEE PAGE C10



GENERAL SITE NOTES  
1. SITE AREA: 160.76 ACRES  
2. ZONING STATUS: EXISTING: FLEX  
3. SET BACKS: FRONT: 25', REAR: 10', SIDE: 10'

THE FLOOR PLAN...  
INDICATES THE PROPOSED USE OF A PORTION...  
LOCATED IN A FLOOD HAZARD AREA...  
THE USER SHOULD CONSULT THE FLOOD HAZARD...  
MAPS OF THE AREA AND OBTAIN NECESSARY...  
PERMITS FROM THE APPROPRIATE AGENCIES...  
BEFORE CONSTRUCTION OF THE PROJECT...  
THE USER SHOULD CONSULT THE FLOOD HAZARD...  
MAPS OF THE AREA AND OBTAIN NECESSARY...  
PERMITS FROM THE APPROPRIATE AGENCIES...  
BEFORE CONSTRUCTION OF THE PROJECT...



**IF YOU DIG ALABAMA  
CALL US FIRST!**  
1-800-292-8525  
IT'S THE LAW

Professional seals and stamps for the engineering and surveying firms.

**Crawford & Associates  
C. H. F., INC.**  
ENGINEERING, LAND SURVEYING & LAND PLANNING  
110 CORPORATE BLVD. SUITE 100  
CARROLLTON, GA 30117  
TEL: 770-836-1178  
FAX: 770-836-0204

PROJECT: LINCOLN HARBOR  
DATE: 05-19-08  
SCALE: AS SHOWN  
DRAWN BY: JKH  
CHECKED BY: JKH  
APPROVED BY: JKH



