

**REPORT OF PHASE I
ENVIRONMENTAL SITE ASSESSMENT
AND GEPA EVALUATION**

**ABRAHAM BALDWIN AGRICULTURAL
COLLEGE
STUDENT HOUSING PROJECT (SITE "A")**

TIFTON, GEORGIA

submitted to

**ABRAHAM BALDWIN AGRICULTURAL COLLEGE
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TTL Project No. 060705251

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geotechnical • analytical • materials • environmental

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EXECUTIVE SUMMARY

TTL was retained by Abraham Baldwin Agricultural College (ABAC) to perform a Phase I Environmental Site Assessment (ESA) and Georgia Environmental Policy Act (GEPA) Evaluation of the property located off of Farm Road, just west of the intersection of Farm Lane and Perimeter Road at the existing ABAC campus in Tifton, Georgia. TTL has performed the Phase I Environmental Site Assessment in general accordance with the scope and limitations of ASTM Practice E 1527-00 of the above referenced site. Noted exceptions to, or deletions from this practice are described in Section 1.3 of this report.

The GEPA Evaluation was performed in general accordance with the Board of Regent’s criteria for Combined Preliminary Environmental Site Assessments and Georgia Environmental Policy Act Evaluations. The GEPA segment was intended to consider potential adverse impacts associated with the planned development/construction at the subject site.

The following summarizes TTL’s findings from the Phase I ESA and GEPA and our recommendations. For your convenience, we have prepared this Executive Summary of our findings and recommendations. However, this summary should not be used apart from, or in lieu of the entire report.

SUMMARY OF FINDINGS

TTL performed a site reconnaissance of the 10.5± acre site on December 1, 2005. During the site reconnaissance, TTL observed the presence of some miscellaneous trash and maintenance equipment along the south end of the site. There is currently one structure located at the subject property. This structure is located along the west end of the site and is a covered, wood framed pavilion that is used as a picnic shelter.

TTL reviewed the Natural Areas Map findings provided in the EDR NEPA Check report and found that four (4) endangered animal species and five (5) endangered plant species are recognized for the general vicinity, including the ABAC Campus. The endangered animal species listed in the NEPA report are:

- Bald Eagle
- Wood Stork
- Red-Cockaded Woodpecker
- Eastern Indigo Snake

The endangered plant species listed in the NEPA report are:

- Purple Honeycomb Head- *Balduina atropurpurea*
- Pan-american Balmscale- *Elyonurus tripsacoides*
- Savanna Cowbane- *Oxypolis ternata*
- Yellow Flytrap- *Sarracenia flava*
- Hooded Pitcherplant- *Sarracenia minor*

The subject site has been developed into a golf driving range and picnic/recreational area. Few trees currently exist on the site and the shrubs are part of the landscaping design. The site also has automotive and pedestrian traffic almost on a daily basis, which is not consistent with the types of habitat necessary for the existence of the above listed animal species. For these reasons, protected/endangered species of this nature would not be expected to exist on the site. A copy of the NEPA report is presented in Appendix VI.

This assessment has revealed no evidence of recognized environmental conditions in connection with the property as described in ASTM E 1527-00. The overall environmental condition of the property is considered to be good. Environmental risk associated with current and past on-site activities is considered to be limited based on current information known to TTL.

RECOMMENDATIONS

Please note that no environmental assessment can absolutely preclude the presence of hazardous materials on a site. The conclusions in this report are based on reasonably ascertainable historical site information and conditions observed during our site visit of the subject property. Future changes in environmental conditions and site characteristics/usage may occur with the passage of time, in which case the conclusions in this report may require re-evaluation.

This report will assist the client and the client's legal counsel in evaluating and allocating the environmental risks that are always present with any real estate transaction. However, it is the responsibility of the client and the client's legal counsel to determine, based on the client's experience, whether additional information is required in order to meet the investigative burdens placed on real estate owners by state and federal agencies.

Based on our findings in completing this Phase I ESA, it is TTL's opinion that further environmental assessment of the subject property is not warranted at this time.

1.0 INTRODUCTION

TTL was retained by Abraham Baldwin Agricultural College (ABAC) to perform a Phase I Environmental Site Assessment (ESA) and Georgia Environmental Policy Act (GEPA) Evaluation of the property located off of Farm Lane, just west of the intersection of Farm Lane and Perimeter Road at the existing ABAC campus in Tifton, Georgia. TTL has performed the Phase I Environmental Site Assessment in general accordance with the scope and limitations of ASTM Practice E 1527-00 of the above referenced site.

The GEPA Evaluation was performed in general accordance with the Board of Regent’s criteria for Combined Preliminary Environmental Site Assessments and Georgia Environmental Policy Act Evaluations. The GEPA segment was intended to consider potential adverse impacts associated with the planned development/construction at the subject site.

Mr. Melvin Merrill authorized TTL’s services on this project by executing TTL Proposal No. 0705-263E(R) on December 9, 2005. This report presents the findings of the Phase I ESA and GEPA Evaluation performed at the subject property in general accordance with American Society for Testing and Materials (ASTM) specification ASTM E 1527-00, *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process* and the Board of Regent’s criteria for Combined Preliminary Environmental Site Assessments and Georgia Environmental Policy Act Evaluations, respectively.

1.1 Purpose

The purpose of this Phase I ESA is to convey a professional opinion regarding whether past or present, on-site or off-site activities have caused or could potentially cause a release of hazardous substances or petroleum products into the soils, ground water, or surface water of the subject property (recognized environmental conditions – as defined below). TTL’s professional opinion stated herein is based on our review of readily available site information; including historical resources, site/vicinity observations, interviews with knowledgeable persons, and on our experience on similar projects.

ASTM E 1527-00 defines a “*recognized environmental condition*” 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, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to public health or the environment and that would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies.”

The GEPA Evaluation was performed to comply with the Board of Regent’s (BOR) criteria for Combined Preliminary Environmental Site Assessments and Georgia Environmental Policy Act

Evaluations. The GEPA segment is intended to consider potential adverse impacts associated with the planned development/construction at the subject site.

1.2 SCOPE OF SERVICES

This Phase I ESA was performed in general accordance with the scope of accepted standard practices as defined by ASTM E 1527-00 and included the following tasks:

- An evaluation of the site's physical setting characteristics, including a review of published topographic and geologic maps (as they are readily available) and area observations to characterize the site's drainage.
- A review of historical documents, maps, and aerial photographs to evaluate present and past site land uses. These historical resources were obtained from sources that are considered both readily available and reasonably ascertainable per the ASTM standard.
- A review of environmental lists published by state and federal agencies to assess whether the site or off-site properties (within a specific radii of the site as determined by the ASTM Standard) may be listed as having present or past environmental problems, under investigation, or regulated by state or federal environmental regulatory agencies.
- A site and area reconnaissance (via walking/driving), to include interviews with persons familiar with the site including the key site manager(s), site owner(s), and others, to look for obvious indications of present or past activities, such as waste handling, solid waste disposal, hazardous materials usage, waste water treatment, discharge, or disposal, or the presence of underground storage tanks, which have or could have contaminated the site.
- Preparation of a report presenting our findings, conclusions and recommendations.

In addition to the above scope of work, according to the February 2000 Criteria for Combined ESA/GEPA Evaluations, the GEPA segment of the evaluation must "consider the history and the current status of the subject property as it relates to the Board of Regents (BOR) proposed plans for site development and/or construction." At a minimum, TTL has addressed the twenty-four (24) GEPA subjects (see Section 8.0) outlined in the February 2000 Criteria for Combined ESA/GEPA Evaluations.

1.3 Project Limitations/Exceptions

No significant deviations from the ASTM standard for a Phase I ESA occurred during the course of this assessment.

1.4 Non-Scope Considerations

The ASTM E 1527-00 standard does not address non-scope considerations such as, but not limited to, asbestos, indoor air quality, radon, lead-based paint, lead in drinking water, endangered/threatened species, and wetlands. In addition, it does not include the sampling and/or analysis of soils, ground water, or building materials. For this reason, TTL did not address these non-scope items in the Phase I ESA.

1.5 Special Terms and Conditions

The findings and opinions presented are relative to the dates of our site work and should not be relied on to represent conditions at later dates. The opinions included herein are based on information obtained during this study and our experience. If additional information becomes available which might impact our environmental conclusions, we request the opportunity to review the information, reassess the potential concerns, and modify our opinions, if warranted. If this assessment includes a review of documents prepared by others, it must be recognized that TTL bears no responsibility for the accuracy of the information contained in such documents.

Although this assessment has attempted to identify the potential for environmental impacts to the subject property, potential sources of contamination may have escaped detection due to: (1) the limited scope of this assessment; (2) the inaccuracy of public records; (3) the presence of undetected or unreported environmental incidents; (4) inaccessible areas; and/or (5) deliberate concealment of information.

According to the ASTM Standard, no ESA can wholly eliminate uncertainty regarding the potential for recognized environmental conditions in connection with a property. Performance of this ESA is intended to reduce, but not necessarily eliminate uncertainty regarding the potential for recognized environmental conditions in connection with the site, with recognition to reasonable limits of time and costs.

It was not the purpose of this study to determine the actual presence, degree, or extent of contamination, if any, at the site. This determination could require additional exploratory work, including sampling and laboratory analysis.

1.6 User Reliance

This Phase I ESA was performed for the exclusive use of Abraham Baldwin Agricultural College subject to the terms and conditions that accompanied TTL Proposal No. 0705-263E(R). This Phase I ESA report may not be relied upon by, or transferred to, any other party without written authorization from TTL. Should it be desired that additional parties obtain reliance on this report, then such parties must sign a TTL Secondary Client Agreement. TTL's Secondary Client Agreement establishes the terms and conditions for other parties to obtain reliance on this work product.

2.0 SITE AND VICINITY INFORMATION

2.1 Site Location, Description, and Current Use

The subject property consists of approximately 10.5 acres of land located off of Farm Lane, just west of the intersection of Farm Lane and Perimeter Road at the existing ABAC campus in Tifton, Georgia (Figure 2). A review of the USGS 7.5-Minute Quadrangle Map “Tifton West, 1988” (Figure 1) indicates the site is at an elevation of approximately 375 feet above mean sea level (MSL) and surface topography at the site and the surrounding area consists of a gradual slope to the west-southwest. The subject site is currently a grassed field with the eastern half of the site surrounded by a chain-link fence. The eastern half of the site is currently utilized for a golf driving range and the western portion is used as a picnic/recreational area that is primarily comprised of a covered pavilion, several concrete slabs with grills and a sand volleyball area. Aerial photographs depict the property as farmland and a grassed field dating back to 1937 (Appendix I).

2.2 Current Uses of Adjacent/Immediately Surrounding Properties

Properties adjacent/immediately surrounding the subject site are described in this section with respect to the four major compass directions (north, south, east and west) from the subject site. All properties directly adjacent to the subject site are associated with the existing ABAC campus.

Farm Lane borders the site to the immediate north and is the major access road to the site. A farm is also located north of the subject property, across Farm Lane. The property to the south is currently a vacant, grassed field with the western portion of the property comprised of a pond. A residential house (Alumni House) and remaining portions of the golf driving range are located southeast and east, respectively, of the subject property. The portion of the golf driving range not lying within the subject property currently consists of two small single-story structures and a grassed putting range. The structure located on the north end of this property, according to Mr. Duane Weeks with ABAC Physical Plant, contains a septic tank that is currently being used at the golf facility.

3.0 USER PROVIDED INFORMATION

3.1 Owner, Site Manager, and Occupant Information

The subject property is currently owned by the University System of Georgia Board of Regent in Atlanta, Georgia. The site currently contains no occupied structures.

3.2 Interviews

TTL conducted several interviews with persons familiar with the property and public agencies. The interview records are provided in Appendix II and summarized in this section.

A phone interview was held with Mr. Melvin Merrill of ABAC on December 20, 2005 concerning the subject property. Mr. Merrill was asked about his knowledge of past uses of the subject property. Mr. Merrill stated that to his knowledge the subject property has been used for

it's current purposes for at least the last 25 to 30 years. Prior to the property's current use Mr. Merrill stated that the property was used as farm or timber land. He stated that in 1968 the existing lake had been enlarged and sometime in the 1970's the golf driving range was constructed. Mr. Merrill stated that to his knowledge no underground storage tanks (USTs) had ever existed on the subject property. Mr. Merrill did point out that he thought a septic tank currently exists on the adjacent property to the east, next to the primary building associated with the driving range.

A phone interview was held with Mr. Duane Weeks with the ABAC Physical Plant on December 21, 2005 concerning the subject property. Mr. Weeks was asked about his knowledge about the subject property. Mr. Weeks stated that he has been employed by ABAC since 1983 and that the site since that time has always been used as a driving range and picnic area. He stated that to his knowledge no UST's have existed on the subject site. Mr. Weeks stated that a septic tank is located on the adjacent property to the east at the existing golf driving range.

A phone interview was held with Mr. Bob Reinhardt of the law office of Reinhardt, Whitley, Summerlin & Pittman, P.C on January 4, 2006 concerning the subject property. Mr. Reinhardt submitted the chain-of-title letter on behalf of the owner. He stated that based on his research and the chain-of-title letter dated June 17, 1999, the subject property was part of the original land transaction that occurred between Mr. Henry H. Tift and what is now the Board of Regents on February 14, 1907. The 315 acres of land deeded by Mr. Tift currently contains the ABAC campus and the subject property.

3.3 Review of Previous Assessment Reports

No previous assessment report was provided to TTL by the user for this report.

4.0 BOARD OF REGENTS PROPOSED PROJECT DESCRIPTION

Based on our conversations with Mr. Melvin Merrill, it is our understanding that the proposed site will be developed for use as a student housing facility. The proposed project will include the construction of six buildings and associated parking areas.

5.0 REGULATORY RECORDS REVIEW

TTL contracted Environmental Data Resources, Inc. (EDR) to conduct a site-specific radius search for regulatory information pertaining to the subject site, and addressing properties situated within a defined radii of the subject property(as established by the ASTM standard). EDR's complete report is contained in Appendix III, and includes a summary of the data sources and date of the database version. TTL provided EDR with basic site information (address, latitude/longitude) to conduct this research. TTL relied on the regulatory records search by EDR which was based on information published by State and Federal regulatory agencies and was conducted based on ASTM-established search distances. EDR provided TTL with a map of locations and specific regulatory reports for those facilities that were identified within the ASTM search radii. This information was used to evaluate whether the site (or properties within the ASTM radii) was listed as having a past or present record of actual or potential environmental impact. Please note that regulatory listings include only those sites that are known to the

regulatory agencies at the time of publication to be: 1) contaminated; 2) in the process of evaluation for potential contamination; or 3) regulated. The referenced EDR database version used in this report is dated December 13, 2005.

5.1 EPA National Priorities List (NPL)

The Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) established the Environmental Protection Agency (EPA) National Priorities List (NPL) of federal "superfund" sites. These are the contaminated sites that have been assigned a high ranking, in terms of potential public health effects, by the EPA. The subject property does not appear on the NPL and there are no facilities listed on the NPL within a one-mile radius of the site.

5.2 EPA Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) LIST

The EPA Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) List identifies documented and suspected contamination sites throughout the nation which were not ranked high enough to be listed on the NPL. The subject property does not appear on the CERCLIS List and there are no facilities listed on the CERCLIS List within a one-half-mile radius of the site.

5.3 CERCLIS No Further Remedial Action Planned (NFRAP) List

The CERCLIS-NFRAP is a listing of sites designated "No Further Remedial Action Planned" which have been removed from CERCLIS. NFRAP sites may be sites where, after an initial investigation, no contamination was found, contamination was removed quickly without the need for the site to be placed on the NPL, or the contamination was not serious enough to require Federal Superfund action or NPL consideration. The subject property does not appear on the CERCLIS-NFRAP list and there are no facilities listed on the CERCLIS-NFRAP list that adjoin the subject site.

5.4 EPA Resource Conservation & Recovery Information System (RCRIS) List

RCRIS is the EPA database of facilities that generate, transport, treat, store, or dispose of hazardous wastes. Generators and transporters are found on the RCRIS List of Generators/Notifiers. Treatment, Storage, and Disposal (TSD) facilities are found on the RCRIS non-CORRACTS TSD List. TSD facilities requiring corrective action are found on the RCRIS CORRACTS TSD List. The subject property does not appear on the RCRIS list. According to the EDR the following facility was listed on the RCRIS list that is located between ½ - mile and one mile of the subject property.

- Coastal Plains Treating Co, Inc. Rt. 2 Box 418 Tifton, Georgia

The Coastal Plains Treating Co., Inc. facility is listed as small quantity generators (SQG) within the RCRIS database. According to the EDR Report, seven violations were reported for the facility on the date of December 20, 1983. Based on the EDR, the facility achieved compliance for all violations on January 1, 1985. Based on the database groundwater contamination was

recorded at the Coastal Plains Treating facility. However, based on a September 28, 2001 evaluation of the site data, it was determined that migration of contaminated groundwater was under control. Because the facility is located between one-half (1/2) and one (1) mile from the subject site and all RCRA violations have been corrected, detrimental environmental impact to the subject property as a result of RCRA operations at this facility is not expected.

5.5 EPA Emergency Response Notification System (ERNS) List

The EPA Emergency Response Notification System (ERNS) List is a list of hazardous material spills reported to various State agencies. The subject property does not appear on the ERNS list and there are no facilities listed on the ERNS list that adjoin the subject property.

5.6 EPA Enforcement and Compliance History Online (ECHO) Database

No EPA Enforcement or compliance history is available for the subject property. However, two (2) facilities were listed on the ECHO database as being RCRA (Resource Conservation and Recovery Act) facilities. The RCRA Info database documents facilities that either generate, store, treat or dispose of hazardous waste as defined under the Resource Conservation and Recovery Act (RCRA). The following facilities were identified on the ECHO database:

- | | |
|--|--------------------|
| • Abraham Baldwin Agricultural College | 2802 Moore Highway |
| • UGA Coastal Plain Experiment Station | Moore Highway |

Both facilities are listed as small quantity generators (SQG) within the RCRA Info database. According to the ECHO database, no violations have been reported for the ABAC facility within the last 3 years. The UGA Coastal Plain Experiment Station facility received four (4) violations within the last 3 years. According to the ECHO database, the violations occurred between the approximate dates of November 10 to December 17, 2004 and have since achieved compliance. Because no RCRA violations or releases have been reported for the ABAC facility and the UGA Coastal Plain Experiment Station is located more than a ½ mile from the subject site and has resolved all reported RCRA violations, detrimental environmental impact to the subject property as a result of RCRA operations at the facilities is not expected.

5.7 State Landfill List

Lists of active and inactive landfills, artificial fills, and disposal sites are maintained by the Georgia Environmental Protection Division. The landfill listing does not include unpermitted landfills or dumps. The subject property does not appear on the Landfill List and there are no adjacent facilities listed on the Landfill list that adjoin the subject property.

5.8 State Leaking Underground Storage Tank (LUST) List

The State Leaking Underground Storage Tank (LUST) List is a listing of UST systems within the State of Georgia that have reported releases of UST contents. This list is maintained by the Georgia EPD. The subject property does not appear on the LUST list and there are no facilities listed on the LUST list that adjoin the subject property.

5.9 State Underground Storage Tank (UST) List

The State Underground Storage Tank (UST) List is a listing of underground storage tank systems that are registered with the Georgia EPD. The subject property does not appear on the UST list and there are no facilities on the UST list that adjoin the subject property.

5.10 State Hazardous Waste Sites (SHWS) List

The Georgia State Hazardous Waste Site (SHWS) List is maintained by the Georgia EPD. The subject property does not appear on State Hazardous Waste Sites (SHWS) List and there are no facilities listed on the SHWS List within a one-mile radius of the subject site.

5.11 EDR Orphan Summary

“Orphan Sites” are regulatory-listed facilities that, because of incomplete addresses, cannot be plotted with accuracy on a map. EDR provides a summary of Orphan Sites that are located within the subject site’s zip code or general area. Based on a review of the address data provided by EDR and a driving reconnaissance of the area, none of the Orphan Sites listed appear to be located adjacent to the subject property or within the ASTM-specified search radii for the subject site.

6.0 HISTORICAL RECORDS RESEARCH

As part of our research on this project, TTL reviewed historical records and documents to gather information pertaining to the historical usage and development of the site. The findings from our review of these resources are summarized in this section.

6.1 Aerial Photography

TTL reviewed aerial photographs of the subject property and surrounding area dated 1937, 1948, 1962, 1969, 1972, 1988 and 1993 (Appendix I, Figures 3 through 7). Based on the 1937 to 1972 aerial photographs the subject property appears to be an undeveloped grassed field with no apparent structures. The 1988 and 1993 aerial photographs depict the subject property as it generally appears today. According to the 1969 and 1972 aerial photographs, a dirt path or road ran through the center portion of the site. The pavilion currently located at the northwest end of the site appears to have been constructed prior to 1988. Based on this review of the aerial photographs, no evidence of environmental concerns was noted on the subject property.

6.2 City Directories

Based on the City Directories provided by EDR, no address was listed for the target property. Documentation of the City Directories is provided in Appendix III, A.

6.3 Sanborn Fire Insurance Maps

No Sanborn Fire Insurance maps were available for the property. Documentation of the Sanborn Fire Insurance map coverage is provided in Appendix III, B.

6.4 Topographic Maps

TTL reviewed the 1973 and 1988 photorevised 7.5-minute topographic quadrangle "Tifton West, Georgia" depicting the site vicinity (Appendix III, C). The 1973 and 1988 topographic maps do not depict any structures on the subject property.

6.5 Summary Chain-of-Title

Past ownership information for the subject property was provided by Mr. Bob Reinhardt with the law office of Reinhardt, Whitley, Wilmot, Summerlin & Pittman, P.C. Mr. Reinhardt provided a copy of a letter submitted to the Senior Assistant Attorney General for the State of Georgia dated June 17, 1999 concerning the title of the subject property. According to this letter, on February 14, 1907 Mr. Henry H. Tift deeded 315 acres, more or less, to what is now the Board of Regents. According to Mr. Reinhardt the subject property was part of the original land deeded to the Board of Regents and has remained in their possession. On the bases of this document provided by Mr. Reinhardt, no indications of environmental concern were noted concerning the subject property.

6.6 Other Historical Resources

No other historical resources were utilized during this Phase I ESA.

7.0 SITE RECONNAISSANCE

7.1 Methodology and Limiting Conditions

The site reconnaissance was completed within the general scope of accepted standard practices defined by ASTM E 1527-00. TTL personnel completed both a walking reconnaissance of the site and a vehicular reconnaissance of an approximate one-mile radius of the area around the site to observe the location of regulated sites that may pose an environmental liability to the subject site. Selected photographs of the site may be referenced in Appendix V. TTL was able to access and observe all of the site that is the subject of this Phase I ESA.

7.2 General Site Setting

The subject property is primarily an open, grassed field with several medium to large trees and shrubs located at the west end of the property. A chain-link fence currently surrounds the middle and eastern portions of the site. A covered pavilion and picnic area along with several concrete slabs containing picnic tables were observed at the west end of the property.

The site is bordered to the north by a dirt road (Farm Lane) and to the east by the existing golf driving range. The existing Alumni house and a grassed field border the property to the south.

Baldwin Lake and an electrical utility easement borders the site to the southwest and west, respectively.

7.3 Building Observations (Interior)

There is currently one structure located on the subject property. The structure consists of a covered, wood framed pavilion supported on a concrete slab (See photographs in Appendix V).

7.4 Property Observations (Exterior)

During the site reconnaissance, some miscellaneous trash was found along the southwest corner of the property, adjacent to Baldwin Lake. Several pieces of machinery were observed at the southeast end of the property. It appears the machinery is primarily used for the existing driving range. A row of concrete blocks were observed partially buried in the ground just southeast of the covered pavilion. During our site reconnaissance, buried electrical and water lines (marked by utility locators) were observed crossing the property from east to west.

7.5 Specific Property Considerations

Underground/Above-Ground Storage Tanks

TTL did not note the presence of any underground/above ground storage tanks on the subject property during our reconnaissance.

Hazardous and Petroleum Products Storage

TTL did not note the presence of hazardous waste or petroleum storage containers on the site during our reconnaissance.

Septic Tanks/Cesspools

TTL did not note the evidence of any septic tanks on the subject property during our reconnaissance. It should be noted that during our site reconnaissance, indications of a septic tank were observed located adjacent to the subject property, to the northeast at the existing golf driving range. Based on our phone interviews with Mr. Melvin Merrill and Mr. Duane Weeks with ABAC, a septic tank is in use at the main driving range building located northeast of the subject property.

Pits, Ponds, Lagoons and Surface Waters

TTL did not note the presence of any pits, ponds, lagoons and surface waters at the subject property during our reconnaissance of the site. A pond (Baldwin Lake) was observed bordering the subject property along the southwest end of the site.

Water Supply and Water Wells

TTL did not note the presence of any water supply or water wells on the subject property during our site reconnaissance.

Drains and Sumps

TTL did not observe evidence of drains or sumps on the subject property during our reconnaissance.

Solid Waste Disposal

TTL did not observe evidence of solid waste disposal on the subject property during our reconnaissance.

Contracted Maintenance Services

TTL did not observe any evidence of contracted maintenance performed on the property. However, sprayers and lawn mowers were observed on the subject property and appear to be used by ABAC personnel for maintenance purposes.

Electrical Transformers

TTL did not observe the presence of any electrical transformers at the subject property during our reconnaissance.

Hydraulic Equipment

TTL did not observe the presence of hydraulic equipment at the subject property during our reconnaissance.

Stressed Vegetation and Stained Soils/Pavement

TTL did observe areas of stressed vegetation along the southwest end of the property during our site reconnaissance. This area was along the property line directly adjacent to Baldwin Lake. It appears that the stressed vegetation was sprayed with a weed killer/herbicide as part of the maintenance program at the facility.

Unusual Odors

TTL did not observe any unusual odors during our site reconnaissance.

Other Noted Environmental Concerns

TTL did not observe any other environmental concerns during our site reconnaissance.

8.0 GEPA EVALUATION

GEPA site reconnaissance, records review, personnel interviews and aerial photograph reviews were made in conjunction with the Phase I ESA and are discussed in Sections 7.0 of this report. The following are TTL’s findings in relation to the GEPA Evaluation.

- **Wetlands** –TTL reviewed the National Wetlands Inventory Maps provided in the EDR NEPA and Radius Search reports and found that no wetlands are located on the subject site. However, the adjacent pond (Lake Baldwin) to the south is listed as a wetland area and several wetland areas are depicted between 1/8 and 1/4 mile north and west of the subject site. If erosion control measures are properly employed during construction, degradation to the wetlands areas is not anticipated. A copy of the NEPA report is presented in Appendix VI.
- **Floodplain/River Corridor** – TTL reviewed the Flood Plain Maps provided in the EDR NEPA and Radius Search reports. Based on a one-mile search radius around the subject site, the Flood Plain Maps indicate that no flood plains exist in the vicinity of the ABAC Campus. A copy of the NEPA report is presented in Appendix VI.
- **Water Supply** – An increase in water demand is expected with this project; however, the ABAC water system will compensate for the demand increase.
- **Water Resources** – Not applicable to this project.
- **Groundwater Recharge Area** – According to the United States Geological Survey – Hydrologic Atlas 18 – titled Most Significant Groundwater Recharge Areas of Georgia, a north-south trending strip of land surface in a groundwater recharge area for miocene/pliocene – recent unconfined aquifers is located west of the ABAC campus. However, the ABAC campus area does not appear to be located within the recharge area.
- **Storm water** – An increase in the volume of storm water runoff generated from the new facility would be expected if additional impervious surfaces were to be constructed. The project construction plan should consider whether the current storm water routing utilities are adequate for the future construction and implement additional storm water utilities as appropriate.
- **Wastewater** – Additional wastewater will consist of domestic sewage.
- **Air Quality** – Air quality issues during construction of the facility will consist of excess construction dust. Measures should be taken by the contractor to minimize and control construction dust. Air quality issues should be of no concern subsequent to the building construction.
- **Solid Wastes** – An increase in domestic waste is expected.

- **Soil Stability/Erodibility** – Most of the site surface area slopes toward the west-southwest. All local and state regulations governing storm water runoff should be followed in order to minimize the detrimental impact to the nearby wetland and pond areas.
- **Protected Mountains** – Not applicable to this project.
- **Protected Species** - TTL reviewed the Natural Areas Map findings provided in the EDR NEPA Check report and found that four (4) endangered animal species and five (5) endangered plant species are recognized for the general vicinity, including the ABAC Campus. The endangered animal species listed in the NEPA report are:
 - Bald Eagle
 - Wood Stork
 - Red-Cockaded Woodpecker
 - Eastern Indigo Snake

The endangered plant species listed in the NEPA report are:

- Purple Honeycomb Head- *Balduina atropurpurea*
- Pan-american Balmscale- *Elyonurus tripsacoides*
- Savanna Cowbane- *Oxypolis ternata*
- Yellow Flytrap- *Sarracenia flava*
- Hooded Pitcherplant- *Sarracenia minor*

The subject site has been developed into a golf driving range and picnic/recreational area. Few trees currently exist on the site and the shrubs are part of the landscaping design. The site also has automotive and pedestrian traffic almost on a daily basis, which is not consistent with the types of habitat necessary for the existence of the above listed animal species. For these reasons, protected/endangered species of this nature would not be expected to exist on the site. A copy of the NEPA report is presented in Appendix VI.

- **Critical Habitats** - Not applicable to this project.
- **Historical** - TTL reviewed the Historic Sites Map findings provided in the EDR NEPA Check report and found that no mapped sites were found in EDR's search of available government records within the search radius around the target property. A copy of the NEPA report is presented in Appendix VI.
- **Archaeological** – Data obtained from the Georgia Archaeological Site File, located at the University of Georgia, did not indicate an archaeological site within the subject property. Documentation of the requested half-mile radius search performed by the Georgia Archaeological Site File personnel is presented in Appendix VIII.

Although research conducted at the Georgia Archaeological Site File is useful for gaining preliminary understanding of the distribution of archaeological resources in a given area,

there are important limits to this data that must be understood to evaluate the data properly. First, the presence of a few sites in the area of interest does not by any means imply that the location of all sites in the area are known. In most cases the data are incomplete. Second, the absence of archaeological sites in the area of interest does not necessarily mean that no sites are present, but simply that none have been reported to the Site File. Archaeological salvage and mitigation work on known sites may ultimately turn out to be less expensive than the mitigation of unknown sites discovered later in a project. Human settlement has traditionally been centered upon well-drained soils on level ground with a nearby fresh water supply. While areas meeting these obvious criteria are certainly more likely locations for archaeological sites than other locations within a project area, there may be sites located anywhere within a given area. In light of these factors, it is often prudent to seek consultation of a professional archaeologist to assess the possible impact of a proposed project on its cultural resources.

- **Parks/Recreation** –Not Applicable to this project.
- **Energy Supplies** –Additional energy supplies will be needed for the new facility; however, current utilities are considered sufficient to supply the needed increase.
- **Beaches** –Not Applicable to this project.
- **Dunes** –Not Applicable to this project.
- **Shoreline** –Not Applicable to this project.
- **Coastal Marshlands** –Not Applicable to this project.
- **Forest Land** –Not Applicable to this project.
- **Barrier Island** –Not Applicable to this project.
- **Aquatic Life/Trout Streams** –Not Applicable to this project.

9.0 CONCLUSIONS AND RECOMMENDATIONS

TTL has performed a Phase I Environmental Site Assessment in general accordance with the scope and limitations of ASTM Practice E 1527-00 of the 10.5 ± acre site located off of Farm Lane, just west of the intersection of Farm Lane and Perimeter Road at the existing ABAC campus in Tifton, Georgia. Any exceptions to, or deletions from this practice are described in Section 1.3 of this report.

Please note that no environmental assessment can absolutely preclude the presence of hazardous materials on a site. The conclusions in this report are based on reasonably ascertainable historical site information and conditions observed during our site visit. Future changes in environmental conditions and site characteristics/usage may occur with the passage of time, in which case the conclusions in this report may require re-evaluation.

This report will assist the client and the client’s legal counsel in evaluating and allocating the environmental risks that are always present with any real estate transaction. However, it is the responsibility of the client and the client’s legal counsel to determine, based on the client’s experience, whether additional information is required in order to meet the investigative burdens placed on real estate owners by state and federal agencies.

Based on our findings in completing this Phase I ESA, it is TTL’s opinion that further environmental assessment of the subject property is not warranted at this time.

10.0 SIGNATURES OF ENVIRONMENTAL PROFESSIONALS

TTL has performed this Phase I Environmental Site Assessment (ESA) in general accordance with the scope and limitations of ASTM Practice E 1527-00 of the property located off of Farm Lane, just west of the intersection of Farm Lane and Perimeter Road at the existing ABAC campus in Tifton, Georgia referred to within this report as “the subject property”. Our findings, conclusions and recommendations are based on TTL’s competent environmental professionals’ judgment and should be considered relevant only for the purposes of this project description and for the time frame of the issuance of this report. The professional resumes of the personnel responsible for conducting this Phase I ESA can be found in Appendix IX.



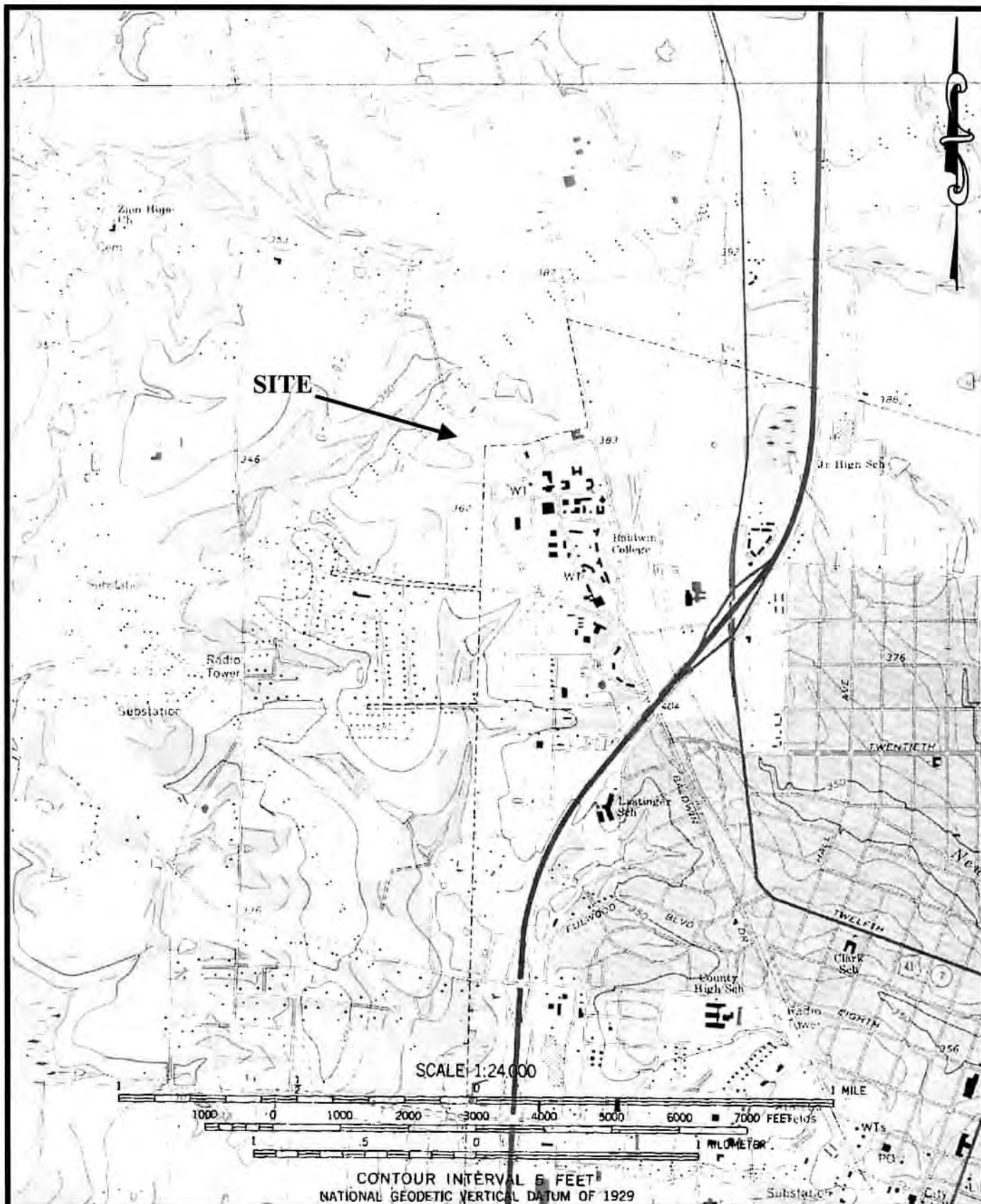
Matthew L. Gaston, E.I.T.
Project Engineer



Keith H. Reaves, P.E.
Environmental Group Leader

Appendix I

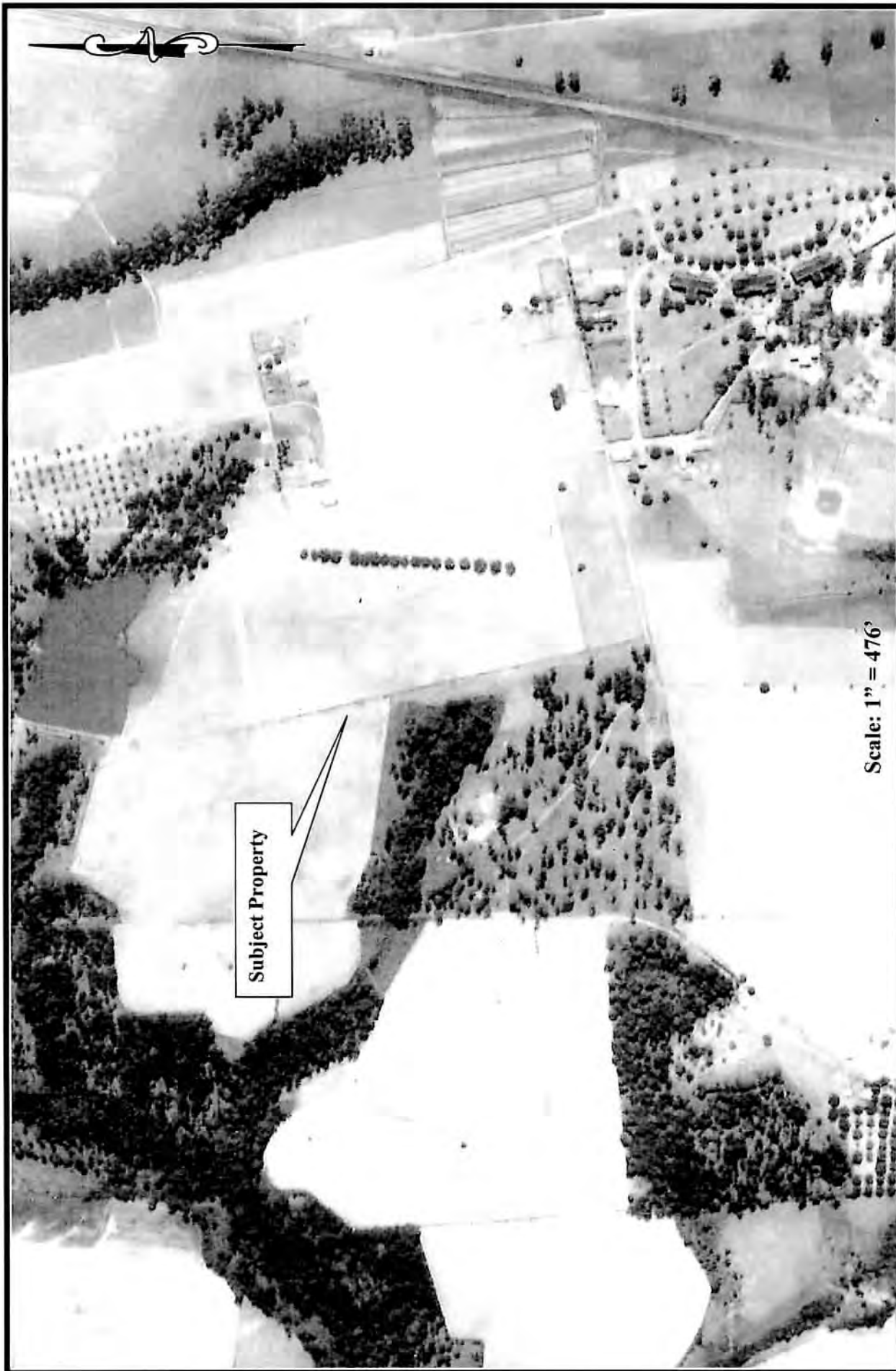
Figures



TTL

geotechnical • analytical • materials • environmental

Figure 1
SITE LOCATION AND VICINITY
 ABAC – Student Housing Project (Site "A")
 Tifton, Georgia
 TTL Project No.: 060705251



Scale: 1" = 476'

Figure 3
1937 Aerial Photograph
ABAC – Student Housing Project (Site "A")
Tifton, Georgia
TTL Project No.: 060705251

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Figure 4
1948 Aerial Photograph
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No.: 060705251

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Figure 5

1962 Aerial Photograph
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No.: 060705251

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Scale: 1" = 476'

Figure 6

1969 Aerial Photograph
ABAC – Student Housing Project (Site "A")
Tifton, Georgia
TTL Project No.: 060705251

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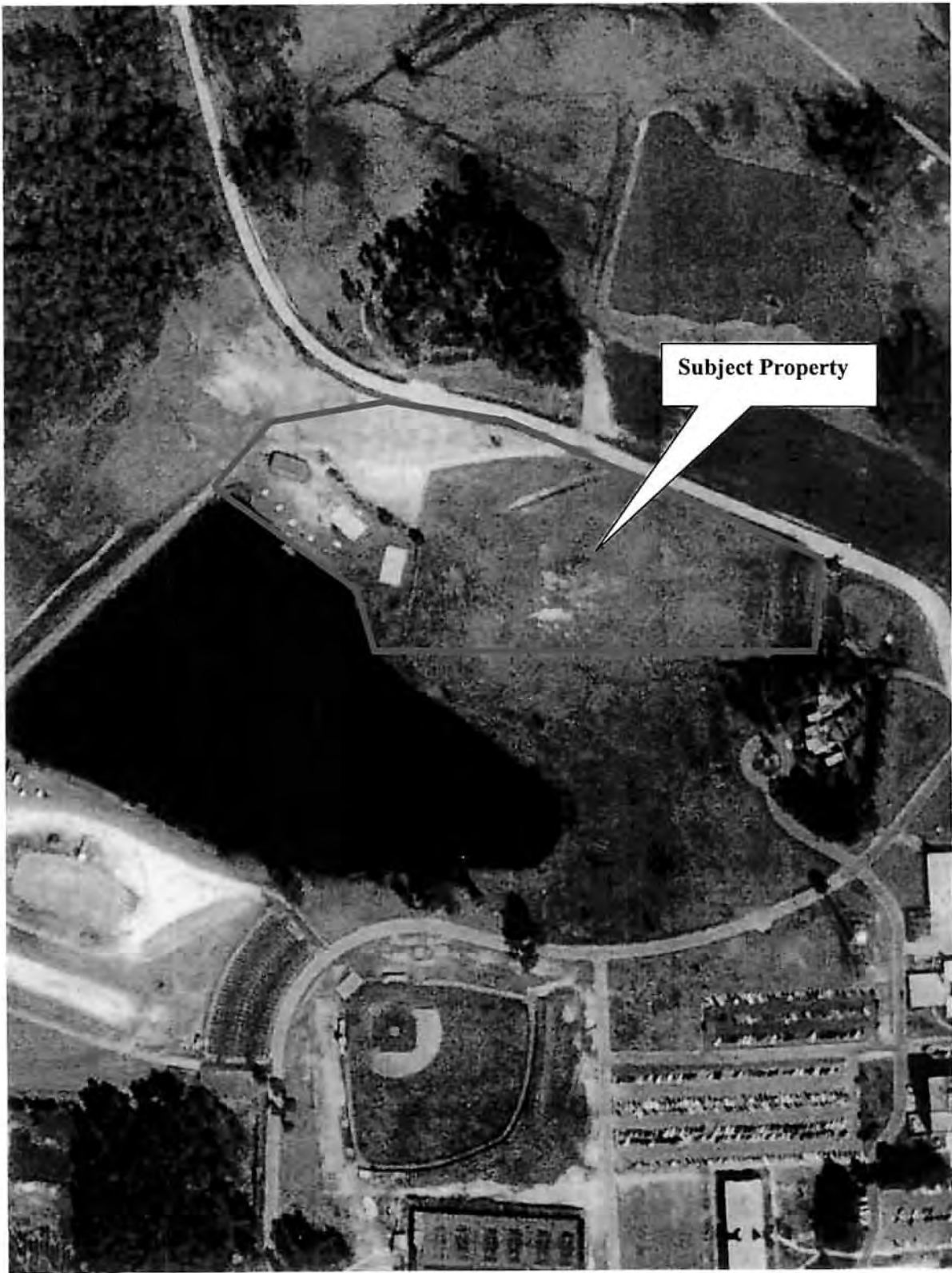
Figure 7
1972 Aerial Photograph
ABAC - Student Housing Project (Site "A")
Tifton, Georgia
TTL Project No.: 060705251



Figure 8
1988 Aerial Photograph
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No.: 060705251

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Figure 9
1993 Aerial Photograph
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No.: 060705251

Appendix II: Interview Records

PHONE CONVERSATION RECORD

DATE: December 20, 2005

TIME: 2:00 pm

PERSON CONTACTED: Mr. Melvin Merrill, Abraham Baldwin Agricultural College

PHONE: 229-391-4894

PROJECT NO.: 060705251

PROJECT NAME/LOCATION: ABAC – Student Housing Project (Site “A”)

CONTACTED BY: Matthew L. Gaston, E.I.T.

NOTES:

A phone interview was held with Mr. Melvin Merrill of ABAC on December 20, 2005 concerning the subject property. Mr. Merrill was asked about his knowledge of past uses of the subject property. Mr. Merrill stated that to his knowledge the subject property has been used for its current purposes for at least the last 25 to 30 years. Prior to the property's current use Mr. Merrill stated that the property was used as farm or timber land. He stated that in 1968 the existing lake had been enlarged and sometime in the 1970's the golf driving range was constructed. Mr. Merrill stated that to his knowledge no underground storage tanks (USTs) had ever existed on the subject property. Mr. Merrill did point out that he thought a septic tank currently exists on the adjacent property to the east, next to the primary building associated with the driving range.

PHONE CONVERSATION RECORD

DATE: December 21, 2005

TIME: 9:00 am

PERSON CONTACTED: Mr. Duane Weeks, Abraham Baldwin Agricultural College

PHONE: 229-391-5000

PROJECT NO.: 060705251

PROJECT NAME/LOCATION: ABAC – Student Housing Project (Site “A”)

CONTACTED BY: Matthew L. Gaston, E.I.T.

NOTES:

A phone interview was held with Mr. Duane Weeks with the ABAC Physical Plant on December 21, 2005 concerning the subject property. Mr. Weeks was asked about his knowledge about the subject property. Mr. Weeks stated that he has been employed by ABAC since 1983 and that the site since that time has always been used as a driving range and picnic area. He stated that to his knowledge no UST's have existed on the subject site. Mr. Weeks stated that a septic tank is located on the adjacent property to the east at the existing driving range.

PHONE CONVERSATION RECORD

DATE: January 4, 2006

TIME: 2:00 pm

PERSON CONTACTED: Mr. Bob Reinhardt, Reinhardt, Whitley, Summerlin & Pittman, P.C

PHONE: 229-382-6135

PROJECT NO.: 060705251

PROJECT NAME/LOCATION: ABAC – Student Housing Project (Site “A”)

CONTACTED BY: Matthew L. Gaston, E.I.T.

NOTES:

A phone interview was held with Mr. Bob Reinhardt of the law office of Reinhardt, Whitley, Summerlin & Pittman, P.C on January 4, 2006 concerning the subject property. Mr. Reinhardt explained the chain-of-title letter that he submitted on behalf of the owner. He stated that based on his research and the chain-of-title letter dated June 17, 1999, the subject property was part of the original land transaction that occurred between Mr. Henry H. Tift and what is now the Board of Regents on February 14, 1907. The 315 acres of land deeded by Mr. Tift currently contains the ABAC campus and the subject property.

Appendix III:
EDR Radius Map with Geocheck



EDR® Environmental
Data Resources Inc

The EDR Radius Map with GeoCheck®

**ABAC - Student Housing (Site A)
Farm Road
Tifton, GA 31793**

Inquiry Number: 1573935.2s

December 13, 2005

The Standard in Environmental Risk Management Information.

**440 Wheelers Farms Road
Milford, Connecticut 06461**

Nationwide Customer Service

**Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: 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

FARM ROAD
TIFTON, GA 31793

COORDINATES

Latitude (North):	31.485500 - 31° 29' 7.8"
Longitude (West):	83.531200 - 83° 31' 52.3"
Universal Transverse Mercator:	Zone 17
UTM X (Meters):	259548.4
UTM Y (Meters):	3485999.0
Elevation:	375 ft. above sea level

USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property:	31083-D5 TIFTON WEST, GA
Source:	USGS 7.5 min quad index

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:

FEDERAL RECORDS

NPL.....	National Priority List
Proposed NPL.....	Proposed National Priority List Sites
Delisted NPL.....	National Priority List Deletions
NPL Liens.....	Federal Superfund Liens
CERCLIS.....	Comprehensive Environmental Response, Compensation, and Liability Information System
CERC-NFRAP.....	CERCLIS No Further Remedial Action Planned
RCRA-TSDF.....	Resource Conservation and Recovery Act Information
RCRA-LQG.....	Resource Conservation and Recovery Act Information
RCRA-SQG.....	Resource Conservation and Recovery Act Information

EXECUTIVE SUMMARY

ERNS.....	Emergency Response Notification System
HMIRS.....	Hazardous Materials Information Reporting System
US ENG CONTROLS.....	Engineering Controls Sites List
US INST CONTROL.....	Sites with Institutional Controls
DOD.....	Department of Defense Sites
FUDS.....	Formerly Used Defense Sites
US BROWNFIELDS.....	A Listing of Brownfields Sites
CONSENT.....	Superfund (CERCLA) Consent Decrees
ROD.....	Records Of Decision
UMTRA.....	Uranium Mill Tailings Sites
ODI.....	Open Dump Inventory
TRIS.....	Toxic Chemical Release Inventory System
TSCA.....	Toxic Substances Control Act
FTTS INSP.....	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
SSTS.....	Section 7 Tracking Systems
PADS.....	PCB Activity Database System
MLTS.....	Material Licensing Tracking System
MINES.....	Mines Master Index File
FINDS.....	Facility Index System/Facility Registry System
RAATS.....	RCRA Administrative Action Tracking System

STATE AND LOCAL RECORDS

SHWS.....	Hazardous Site Inventory
GA NON-HSL.....	Non-Hazardous Site Inventory
SWF/LF.....	Solid Waste Disposal Facilities
HIST LF.....	Historical Landfills
LUST.....	List of Leaking Underground Storage Tanks
UST.....	Underground Storage Tank Database
GA Spills.....	Spills Information
INST CONTROL.....	Public Record List
DRYCLEANERS.....	Drycleaner Database
BROWNFIELDS.....	Brownfields Public Record List

TRIBAL RECORDS

INDIAN RESERV.....	Indian Reservations
--------------------	---------------------

EDR PROPRIETARY RECORDS

Coal Gas.....	Coal Gas
---------------	----------

SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified.

Elevations have been determined from the USGS 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. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property. Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

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

EXECUTIVE SUMMARY

FEDERAL RECORDS

CORRACTS: CORRACTS is a list of handlers with RCRA Corrective Action Activity. This report shows which nationally-defined corrective action core events have occurred for every handler that has had corrective action activity.

A review of the CORRACTS list, as provided by EDR, has revealed that there is 1 CORRACTS site within approximately 1 mile of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Dist / Dir</u>	<u>Map ID</u>	<u>Page</u>
COASTAL PLAINS TREATING CO INC	RT 2 BOX 418	1/2 - 1 NW	1	6

EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped:

<u>Site Name</u>	<u>Database(s)</u>
BALL FARMS SOUTH/MAGNOLIA SITE	SHWS
TIFTON - OMEGA / ELDORADO ROAD MSWL	SHWS
S&M SCRAP METAL	RCRA-SQG, FINDS,
	CERC-NFRAP
	CERC-NFRAP
TIFTON MACHINE WORKS INC	CERC-NFRAP
9TH STREET DUMP SITE	FINDS, LUST, UST
HANDY ANDY #104	LUST, UST
GA ARNG OMS	FINDS, LUST
E Z MART	FINDS, LUST
TIFTON CO BRIDGE MAINT HQ/GA DOT	LUST, UST
PO BOYS INC	FINDS, UST
EXCELSIOR GROCERY	FINDS, UST
QUICK BUYS #142	UST
RACHELS MINI SUPER	FINDS, UST
SPEEDETTE CITGO #1	FINDS, UST
AVERITT EXPRESS INC	UST
WEBB BROTHERS PROPANE	UST
PEACH CREEK	UST
WEBB BROTHERS PROPANE	UST
ATKINSON RD HUFF TRACT	UST
CARRS GROCERY	UST
MURPHY USA #6720	FINDS, UST
GA DEPT OF AGRICULTURE TIFTON	RCRA-SQG, FINDS
TIFTON GAARNG ARMORY	RCRA-SQG, FINDS
PRINCE HONDA	RCRA-SQG, FINDS
PRINCE BODY SHOP	RCRA-SQG, FINDS
UNKNOWN - DIESEL SPILL	GA Spills

OVERVIEW MAP - 1573935.2s - TTL, Inc



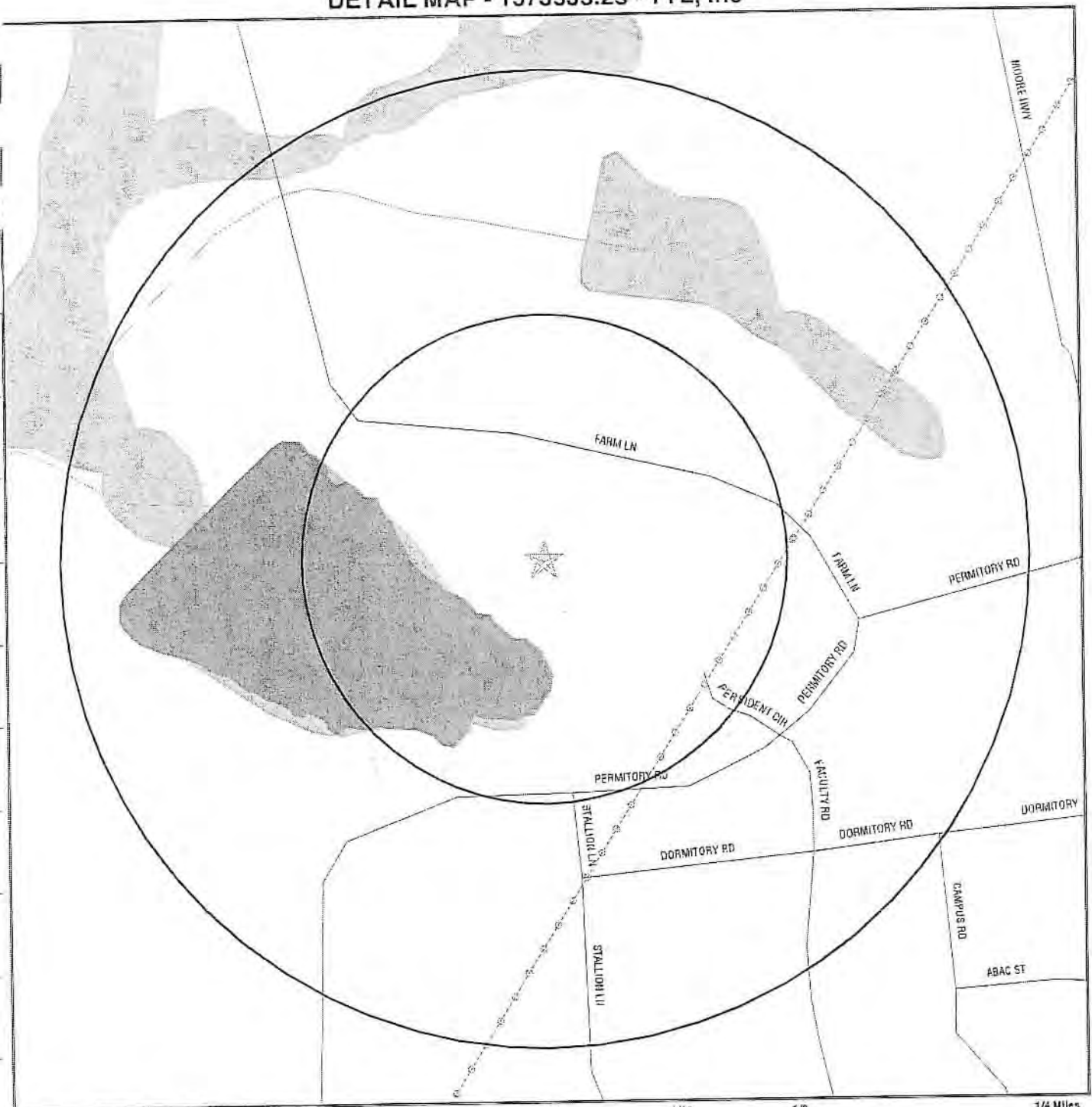
- ☆ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- National Priority List Sites
- Landfill Sites
- Dept. Defense Sites

- Indian Reservations BIA
- Power transmission lines
- Oil & Gas pipelines
- Federal Wetlands

TARGET PROPERTY: ABAC - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.2s
 DATE: December 13, 2005 1:17 pm

DETAIL MAP - 1573935.2s - TTL, Inc



- ★ Target Property
- ▲ Sites at elevations higher than or equal to the target property
- ◆ Sites at elevations lower than the target property
- ▲ Coal Gasification Sites
- Sensitive Receptors
- National Priority List Sites
- Landfill Sites
- Dept. Defense Sites

- Indian Reservations BIA
- Power transmission lines
- Oil & Gas pipelines
- Federal Wetlands

0 1/16 1/8 1/4 Miles



TARGET PROPERTY: ABAC - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.2s
 DATE: December 13, 2005 1:17 pm

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
<u>FEDERAL RECORDS</u>								
NPL		1.000	0	0	0	0	NR	0
Proposed NPL		1.000	0	0	0	0	NR	0
Delisted NPL		1.000	0	0	0	0	NR	0
NPL Liens	TP		NR	NR	NR	NR	NR	0
CERCLIS		0.500	0	0	0	NR	NR	0
CERC-NFRAP		0.500	0	0	0	NR	NR	0
CORRACTS		1.000	0	0	0	1	NR	1
RCRA TSD		0.500	0	0	0	NR	NR	0
RCRA Lg. Quan. Gen.		0.250	0	0	NR	NR	NR	0
RCRA Sm. Quan. Gen.		0.250	0	0	NR	NR	NR	0
ERNS	TP		NR	NR	NR	NR	NR	0
HMIRS	TP		NR	NR	NR	NR	NR	0
US ENG CONTROLS		0.500	0	0	0	NR	NR	0
US INST CONTROL		0.500	0	0	0	NR	NR	0
DOD		1.000	0	0	0	0	NR	0
FUDS		1.000	0	0	0	0	NR	0
US BROWNFIELDS		0.500	0	0	0	NR	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
ODI		0.500	0	0	0	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
MINES		0.250	0	0	NR	NR	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
<u>STATE AND LOCAL RECORDS</u>								
State Haz. Waste		1.000	0	0	0	0	NR	0
Non-HSI		1.000	0	0	0	0	NR	0
State Landfill		0.500	0	0	0	NR	NR	0
HIST LF		0.500	0	0	0	NR	NR	0
LUST		0.500	0	0	0	NR	NR	0
UST		0.250	0	0	NR	NR	NR	0
GA Spills	TP		NR	NR	NR	NR	NR	0
INST CONTROL		0.500	0	0	0	NR	NR	0
DRYCLEANERS		0.250	0	0	NR	NR	NR	0
BROWNFIELDS		0.500	0	0	0	NR	NR	0
<u>TRIBAL RECORDS</u>								
INDIAN RESERV		1.000	0	0	0	0	NR	0
<u>EDR PROPRIETARY RECORDS</u>								
COAL GAS		1.000	0	0	0	0	NR	0

MAP FINDINGS SUMMARY

<u>Database</u>	<u>Target Property</u>	<u>Search Distance (Miles)</u>	<u>< 1/8</u>	<u>1/8 - 1/4</u>	<u>1/4 - 1/2</u>	<u>1/2 - 1</u>	<u>> 1</u>	<u>Total Plotted</u>
-----------------	----------------------------	--	-----------------	------------------	------------------	----------------	---------------	--------------------------

NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database

Map ID
 Direction
 Distance
 Distance (ft.)
 Elevation

MAP FINDINGS

Database(s)
 EDR ID Number
 EPA ID Number

Coal Gas Site Search: No site was found in a search of Real Property Scan's ENVIROHAZ database.

1	COASTAL PLAINS TREATING CO INC	RCRA-SQG	1000387703
NW	RT 2 BOX 418	FINDS	GAD981015449
1/2-1	TIFTON, GA 31794	CORRACTS	
4650 ft.			

Relative: CORRACTS Data:
 Lower

Actual: 339 ft.	EPA Id:	GAD981015449
	Region:	04
	Area Name:	ENTIRE FACILITY
	Actual Date:	01/01/1988
	Corrective Action:	CA210SF - CA Responsibility Referred To A Non-RCRA Federal Authority, Corrective Action at the facility or area referred to CERCLA
	2002 NAICS Title:	Not reported
	EPA Id:	GAD981015449
	Region:	04
	Area Name:	ENTIRE FACILITY
	Actual Date:	03/31/2000
	Corrective Action:	CA725YE - Current Human Exposures Under Control, Yes, Current Human Exposures Under Control has been verified
	2002 NAICS Title:	Not reported
	EPA Id:	GAD981015449
	Region:	04
	Area Name:	ENTIRE FACILITY
	Actual Date:	03/31/2000
	Corrective Action:	CA750IN - Migration of Contaminated Groundwater under Control , More information is needed to make a determination
	2002 NAICS Title:	Not reported
	EPA Id:	GAD981015449
	Region:	04
	Area Name:	ENTIRE FACILITY
	Actual Date:	05/16/1985
	Corrective Action:	CA150 - RFI Workplan Approved
	2002 NAICS Title:	Not reported
	EPA Id:	GAD981015449
	Region:	04
	Area Name:	ENTIRE FACILITY
	Actual Date:	06/24/1993
	Corrective Action:	CA075HI - CA Prioritization, Facility or area was assigned a high corrective action priority
	2002 NAICS Title:	Not reported

[Click this hyperlink](#) while viewing on your computer to access 2 additional CORRACTS record(s) in the EDR Site Report.

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

COASTAL PLAINS TREATING CO INC (Continued)

1000387703

RCRA Info Corrective Action Summary:

Event: Migration of Contaminated Groundwater under Control, Yes, Migration of Contaminated Groundwater Under Control has been verified. Based on a review of information contained in the EI determination, it has been determined that migration of contaminated groundwater is under control at the facility. Specifically, this determination indicates that the migration of contaminated groundwater is under control, and that monitoring will be conducted to confirm that contaminated groundwater remains within the existing area of contaminated groundwater. This determination will be re-evaluated when the Agency becomes aware of significant changes at the facility.

Event Date: 09/28/2001

Event: Current Human Exposures under Control, Yes, Current Human Exposures Under Control has been verified. Based on a review of information contained in the EI determination, current human exposures are expected to be under control at the facility under current and reasonably expected conditions. This determination will be re-evaluated when the Agency/State becomes aware of significant changes at the facility.

Event Date: 03/31/2000

Event: Migration of Contaminated Groundwater under Control, More information is needed to make a determination.

Event Date: 03/31/2000

Event: Stabilization Measures Evaluation, This facility is not amenable to stabilization activity at the present time for reasons other than 1) it appears to be technically infeasible or inappropriate (NF) or 2) there is a lack of technical information (IN). Reasons for this conclusion may be the status of closure at the facility, the degree of risk, timing considerations, the status of corrective action work at the facility, or other administrative considerations.

Event Date: 09/30/1993

Event: CA Prioritization, Facility or area was assigned a high corrective action priority.

Event Date: 06/24/1993

Event: CA Responsibility Referred To A Non-RCRA Federal Authority, Corrective Action at the facility or area referred to CERCLA.

Event Date: 01/01/1988

Event: RFA Completed

Event Date: 08/04/1986

Event: RFI Workplan Approved

Event Date: 05/16/1985

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

COASTAL PLAINS TREATING CO INC (Continued)

1000387703

RCRAInfo:

Owner: OPERNAME
(404) 555-1212
EPA ID: GAD981015449

Contact: Not reported

Classification: Small Quantity Generator
TSDF Activities: Not reported

Violation Status: Violations exist

Regulation Violated: Not reported
Area of Violation: TSD-GROUNDWATER MONITORING REQUIREMENTS
Date Violation Determined: 12/20/1983
Actual Date Achieved Compliance: 09/29/1986

Enforcement Action: FINAL 3008(A) COMPLIANCE ORDER
Enforcement Action Date: 05/16/1985
Penalty Type: Not reported

Enforcement Action: STATE RCRA TO EPA CERCLA
Enforcement Action Date: 01/01/1988
Penalty Type: Not reported

Regulation Violated: Not reported
Area of Violation: TSD-CLOSURE/POST-CLOSURE REQUIREMENTS
Date Violation Determined: 12/20/1983
Actual Date Achieved Compliance: 01/01/1985

Enforcement Action: STATE RCRA TO EPA CERCLA
Enforcement Action Date: 01/01/1985
Penalty Type: Not reported

Enforcement Action: FINAL 3008(A) COMPLIANCE ORDER
Enforcement Action Date: 05/16/1985
Penalty Type: Not reported

Enforcement Action: STATE RCRA TO EPA CERCLA
Enforcement Action Date: 01/01/1988
Penalty Type: Not reported

Regulation Violated: Not reported
Area of Violation: TSD-FINANCIAL RESPONSIBILITY REQUIREMENTS
Date Violation Determined: 12/20/1983
Actual Date Achieved Compliance: 01/01/1985

Enforcement Action: STATE RCRA TO EPA CERCLA
Enforcement Action Date: 01/01/1985
Penalty Type: Not reported

Enforcement Action: FINAL 3008(A) COMPLIANCE ORDER
Enforcement Action Date: 05/16/1985
Penalty Type: Not reported

Enforcement Action: STATE RCRA TO EPA CERCLA
Enforcement Action Date: 01/01/1988
Penalty Type: Not reported

Regulation Violated: Not reported
Area of Violation: TSD-OTHER REQUIREMENTS (OVERSIGHT)
Date Violation Determined: 12/20/1983
Actual Date Achieved Compliance: 01/01/1985

Enforcement Action: STATE RCRA TO EPA CERCLA

Map ID
Direction
Distance
Distance (ft.)
Elevation Site

MAP FINDINGS

Database(s) EDR ID Number
EPA ID Number

COASTAL PLAINS TREATING CO INC (Continued)

1000387703

Enforcement Action Date:	01/01/1985
Penalty Type:	Not reported
Enforcement Action:	FINAL 3008(A) COMPLIANCE ORDER
Enforcement Action Date:	05/16/1985
Penalty Type:	Not reported
Enforcement Action:	STATE RCRA TO EPA CERCLA
Enforcement Action Date:	01/01/1988
Penalty Type:	Not reported
Regulation Violated:	Not reported
Area of Violation:	FORMAL ENFORCEMENT AGREEMENT
Date Violation Determined:	12/20/1983
Actual Date Achieved Compliance:	01/01/1985
Enforcement Action:	STATE RCRA TO EPA CERCLA
Enforcement Action Date:	01/01/1985
Penalty Type:	Not reported
Enforcement Action:	FINAL 3008(A) COMPLIANCE ORDER
Enforcement Action Date:	05/16/1985
Penalty Type:	Not reported
Enforcement Action:	STATE RCRA TO EPA CERCLA
Enforcement Action Date:	01/01/1988
Penalty Type:	Not reported
Regulation Violated:	Not reported
Area of Violation:	TSD-CORRECTIVE ACTION COMPLIANCE SCHEDULE
Date Violation Determined:	12/20/1983
Actual Date Achieved Compliance:	01/01/1985
Enforcement Action:	STATE RCRA TO EPA CERCLA
Enforcement Action Date:	01/01/1985
Penalty Type:	Not reported
Enforcement Action:	FINAL 3008(A) COMPLIANCE ORDER
Enforcement Action Date:	05/16/1985
Penalty Type:	Not reported
Enforcement Action:	STATE RCRA TO EPA CERCLA
Enforcement Action Date:	01/01/1988
Penalty Type:	Not reported
Regulation Violated:	Not reported
Area of Violation:	TSD-OTHER REQUIREMENTS (OVERSIGHT)
Date Violation Determined:	12/20/1983
Actual Date Achieved Compliance:	01/01/1985
Enforcement Action:	STATE RCRA TO EPA CERCLA
Enforcement Action Date:	01/01/1985
Penalty Type:	Not reported
Enforcement Action:	FINAL 3008(A) COMPLIANCE ORDER
Enforcement Action Date:	05/16/1985
Penalty Type:	Not reported
Enforcement Action:	STATE RCRA TO EPA CERCLA
Enforcement Action Date:	01/01/1988
Penalty Type:	Not reported
Enforcement Action:	WRITTEN INFORMAL
Enforcement Action Date:	01/10/1984
Penalty Type:	Not reported

Map ID
Direction
Distance
Distance (ft.)
Elevation

MAP FINDINGS

Database(s)
EDR ID Number
EPA ID Number

COASTAL PLAINS TREATING CO INC (Continued)

1000387703

Enforcement Action: WRITTEN INFORMAL
Enforcement Action Date: 01/30/1984
Penalty Type: Not reported

Enforcement Action: WRITTEN INFORMAL
Enforcement Action Date: 02/23/1984
Penalty Type: Not reported

There are 7 violation record(s) reported at this site:

<u>Evaluation</u>	<u>Area of Violation</u>	<u>Date of Compliance</u>
Compliance Evaluation Inspection	TSD-GROUNDWATER MONITORING REQUIREMENTS	19860929
	TSD-CLOSURE/POST-CLOSURE REQUIREMENTS	19850101
	TSD-FINANCIAL RESPONSIBILITY REQUIREMENTS	19850101
	TSD-OTHER REQUIREMENTS (OVERSIGHT)	19850101
	FORMAL ENFORCEMENT AGREEMENT	19850101
	TSD-CORRECTIVE ACTION COMPLIANCE SCHEDULE	19850101
	TSD-OTHER REQUIREMENTS (OVERSIGHT)	19850101

FINDS:

Other Pertinent Environmental Activity Identified at Site:
RESOURCE CONSERVATION AND RECOVERY ACT INFORMATION SYSTEM

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
TIFTON	1006781019	EXCELSIOR GROCERY	RTE 1 BX 2240	31794	FINDS, UST
TIFTON	1006792906	QUICK BUYS #142	RTE 2 BOX 466 13 HWY 125 S	31794	FINDS, UST
TIFTON	1006772573	RACHELS MINI SUPER	2712 HWY 41 SOUTH	31794	UST
TIFTON	1006795474	SPEEDETTE CITGO #1	3131 HWY 41 S	31794	FINDS, UST
TIFTON	1004687198	GA DEPT OF AGRICULTURE TIFTON	HWY 41 SOUTH	31793	RCRA-SQG, FINDS
TIFTON	1004688036	TIFTON GAARING ARMORY	3111 HWY 41 S	31793	RCRA-SQG, FINDS
TIFTON	1006778591	HANDY ANDY #104	2302 HWY 42 N	31793	FINDS, LUST, UST
TIFTON	1006772537	AVERITT EXPRESS INC	RTE 6 BOX 818	31794	FINDS, UST
TIFTON	1001218349	PRINCE HONDA	1501 HWY 82 W	31794	RCRA-SQG, FINDS
TIFTON	1004687574	PRINCE BODY SHOP	1410 HWY 82 W	31794	RCRA-SQG, FINDS
TIFTON	1006772561	WEBB BROTHERS PROPANE	3615 HWY 82 W	31794	UST
TIFTON	U003763538	PEACH CREEK	1310 HIGHWAY 82 W	31794	UST
TIFTON	U003921068	WEBB BROTHERS PROPANE	3615 HWY 82 WEST	31794	UST
TIFTON	1001218407	S&M SCRAP METAL	HWY 82	31793	RCRA-SQG, FINDS, CERC-NFRAP
TIFTON	1006791999	ATKINSON RD HUFF TRACT	ATKINSON RD & STATE HWY 120	31794	UST
TIFTON	1006780604	CARRS GROCERY	4325 GEORGIA HWY 125 N	31794	UST
TIFTON	1006772418	MURPHY USA #6720	1852 US HWY 82W	31794	FINDS, UST
TIFTON	1006772472	GA ARWG OMS	US HWY 41	31794	LUST, UST
TIFTON	1006778581	E Z MART	US HWY 82 @ CARPENTER RD/SW QUAD	31794	FINDS, LUST
TIFTON	1006780253	TIFTON CO BRIDGE MAINT HQ/GA DOT	GA HWY 125 S 1/4 MI FROM US 41	31794	FINDS, LUST
TIFTON	U001484553	PO BOYS INC	US HWY 82 W	31794	LUST, UST
TIFTON	S105565361	BALL FARMS SOUTHMAGNOLIA SITE	OAK RIDGE ROAD		SHWS
TIFTON	1003867855	TIFTON MACHINE WORKS INC	OCILLA HWY	31794	CERC-NFRAP
TIFTON	S105565400	TIFTON - OMEGA / ELDORADO ROAD MSWL	OMEGA - ELDORADO ROAD	31793	SHWS
TIFTON	S102444188	UNKNOWN - DIESEL SPILL	REST AREA # 5		GA Spills
TIFTON	1003869667	9TH STREET DUMP SITE	9TH STREET, HWY 319 NORTH	31794	CERC-NFRAP

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 this EDR report meets or exceeds the 90-day updating requirement of the ASTM standard.

STATE AND LOCAL RECORDS

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: 07/01/05
Date Data Arrived at EDR: 09/26/05
Date Made Active in Reports: 10/24/05
Number of Days to Update: 28

Source: Department of Environmental Protection
Telephone: 404-657-8600
Last EDR Contact: 09/09/05
Next Scheduled EDR Contact: 12/05/05
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.

Date of Government Version: 10/01/05
Date Data Arrived at EDR: 10/21/05
Date Made Active in Reports: 11/08/05
Number of Days to Update: 18

Source: Rindt-McDuff Associates, Inc.
Telephone: N/A
Last EDR Contact: 10/20/05
Next Scheduled EDR Contact: 01/02/06
Data Release Frequency: Annually

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: 09/06/05
Date Data Arrived at EDR: 09/06/05
Date Made Active in Reports: 09/27/05
Number of Days to Update: 21

Source: Department of Natural Resources
Telephone: 404-362-2696
Source: Center for GIS, Georgia Institute of Technology
Telephone: 404-385-0900
Last EDR Contact: 08/29/05
Next Scheduled EDR Contact: 11/28/05
Data Release Frequency: Semi-Annually

HIST LF: Historical Landfills

Landfills that were closed many years ago.

Date of Government Version: 01/15/03
Date Data Arrived at EDR: 01/20/04
Date Made Active in Reports: 02/06/04
Number of Days to Update: 17

Source: Department of Natural Resources
Telephone: 404-362-2696
Last EDR Contact: 01/20/04
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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: 07/28/05
Date Data Arrived at EDR: 10/12/05
Date Made Active in Reports: 10/24/05
Number of Days to Update: 12

Source: Environmental Protection Division
Telephone: 404-362-2687
Last EDR Contact: 10/12/05
Next Scheduled EDR Contact: 01/09/06
Data Release Frequency: Quarterly

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: 01/21/05
Date Data Arrived at EDR: 01/27/05
Date Made Active in Reports: 02/23/05
Number of Days to Update: 27

Source: Environmental Protection Division
Telephone: 404-362-2687
Last EDR Contact: 01/27/05
Next Scheduled EDR Contact: 10/10/05
Data Release Frequency: Annually

SPILLS: Spills Information

Oil or Hazardous Material Spills or Releases.

Date of Government Version: 07/31/05
Date Data Arrived at EDR: 08/16/05
Date Made Active in Reports: 09/14/05
Number of Days to Update: 29

Source: Department of Natural Resources
Telephone: 404-656-6905
Last EDR Contact: 08/08/05
Next Scheduled EDR Contact: 10/24/05
Data Release Frequency: Quarterly

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: 09/09/05
Date Data Arrived at EDR: 09/09/05
Date Made Active in Reports: 10/13/05
Number of Days to Update: 34

Source: Department of Natural Resources
Telephone: 404-657-8600
Last EDR Contact: 09/07/05
Next Scheduled EDR Contact: 12/05/05
Data Release Frequency: Varies

DRYCLEANERS: Drycleaner Database

A listing of drycleaners in Georgia.

Date of Government Version: 06/23/05
Date Data Arrived at EDR: 06/24/05
Date Made Active in Reports: 07/14/05
Number of Days to Update: 20

Source: Department of Natural Resources
Telephone: 404-363-7000
Last EDR Contact: 06/24/05
Next Scheduled EDR Contact: N/A
Data Release Frequency: Varies

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: 09/09/05
Date Data Arrived at EDR: 09/09/05
Date Made Active in Reports: 10/13/05
Number of Days to Update: 34

Source: Department of Natural Resources
Telephone: 404-657-8600
Last EDR Contact: 09/07/05
Next Scheduled EDR Contact: 12/05/05
Data Release Frequency: Varies

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

EDR PROPRIETARY HISTORICAL DATABASES

Former Manufactured Gas (Coal Gas) Sites: The existence and location of Coal Gas sites is provided exclusively to EDR by Real Property Scan, Inc. ©Copyright 1993 Real Property Scan, Inc. For a technical description of the types of hazards which may be found at such sites, contact your EDR customer service representative.

Disclaimer Provided by Real Property Scan, Inc.

The information contained in this report has predominantly been obtained from publicly available sources produced by entities other than Real Property Scan. While reasonable steps have been taken to insure the accuracy of this report, Real Property Scan does not guarantee the accuracy of this report. Any liability on the part of Real Property Scan is strictly limited to a refund of the amount paid. No claim is made for the actual existence of toxins at any site. This report does not constitute a legal opinion.

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.

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: PennWell Corporation

Telephone: (800) 823-6277

This map includes information copyrighted by PennWell Corporation. This information is provided on a best effort basis and PennWell Corporation does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of PennWell.

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.

GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

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 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 from the U.S. Fish and Wildlife Service.

STREET AND ADDRESS INFORMATION

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GEOCHECK® - PHYSICAL SETTING SOURCE ADDENDUM

TARGET PROPERTY ADDRESS

ABAC - STUDENT HOUSING (SITE A)
FARM ROAD
TIFTON, GA 31793

TARGET PROPERTY COORDINATES

Latitude (North):	31.485500 - 31° 29' 7.8"
Longitude (West):	83.531197 - 83° 31' 52.3"
Universal Transverse Mercator:	Zone 17
UTM X (Meters):	259548.4
UTM Y (Meters):	3485999.0
Elevation:	375 ft. above sea level

EDR's GeoCheck Physical Setting Source Addendum has been developed to assist the environmental professional with the collection of physical setting source information in accordance with EPA's Standards and Practices for All Appropriate Inquiries (AAI) and ASTM E 1527-05, Section 8.2.3.

Section 8.2.3 requires that a current USGS 7.5 Minute Topographic Map (or equivalent, such as the USGS Digital Elevation Model) be reviewed. It also requires that one or more additional physical setting sources be sought when (1) conditions have been identified in which hazardous substances or petroleum products are likely to migrate to or from the property, and (2) more information than is provided in the current USGS 7.5 Minute Topographic Map (or equivalent) is generally obtained, pursuant to local good commercial or customary practice, to assess the impact of migration of recognized environmental conditions in connection with the property. Such additional physical setting sources generally include information about the topographic, hydrologic, hydrogeologic, and geologic characteristics of a site, and wells in the area.

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. 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.

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).

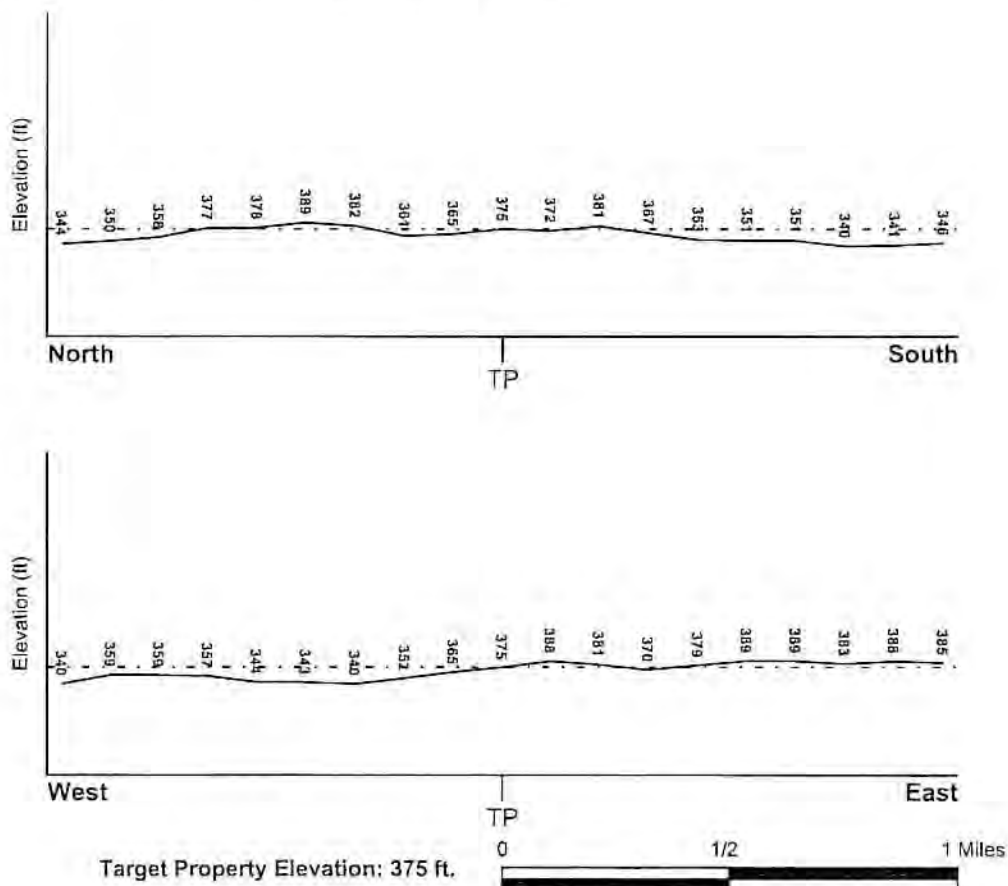
TOPOGRAPHIC INFORMATION

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

USGS Topographic Map: 31083-D5 TIFTON WEST, GA
General Topographic Gradient: General WNW
Source: USGS 7.5 min quad index

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 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

Target Property County
TIFT, GA

FEMA Flood
Electronic Data
Not Available

Flood Plain Panel at Target Property:

Not Reported

Additional Panels in search area:

Not Reported

NATIONAL WETLAND INVENTORY

NWI Quad at Target Property
TIFTON WEST

NWI Electronic
Data Coverage
YES - refer to the Overview Map and Detail Map

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: Tertiary
Series: Miocene
Code: Tm (decoded above as Era, System & Series)

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).

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. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps. The following information is based on Soil Conservation Service STATSGO data.

Soil Component Name: TIFTON

Soil Surface Texture: loamy sand

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Well drained. Soils have intermediate water holding capacity. Depth to water table is more than 6 feet.

Hydric Status: Soil does not meet the requirements for a hydric soil.

Corrosion Potential - Uncoated Steel: LOW

Depth to Bedrock Min: > 60 inches

Depth to Bedrock Max: > 60 inches

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
	Boundary			Classification			
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil	Permeability Rate (in/hr)	Soil Reaction (pH)
1	0 inches	10 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, Silty Sand.	Max: 20.00 Min: 6.00	Max: 6.00 Min: 4.50
2	10 inches	18 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 20.00 Min: 6.00	Max: 6.00 Min: 4.50
3	18 inches	33 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: 2.00 Min: 0.60	Max: 6.00 Min: 4.50
4	33 inches	64 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: 0.60 Min: 0.20	Max: 5.50 Min: 4.50
5	64 inches	85 inches	sandy clay loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Clayey sand.	Max: 0.60 Min: 0.20	Max: 5.50 Min: 4.50

OTHER SOIL TYPES IN AREA

Based on Soil Conservation Service STATSGO data, the following additional subordinant soil types may appear within the general area of target property.

Soil Surface Textures: sandy loam

Surficial Soil Types: sandy loam

Shallow Soil Types: sandy clay loam
loam
fine sandy loam

Deeper Soil Types: sandy loam

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

LOCAL / REGIONAL WATER AGENCY RECORDS

According to ASTM E 1527-05, Section 8.2.2, "To enhance and supplement the standard environmental record sources in 8.2.1, local records and/or additional state or tribal records shall be checked when, in the judgment of the environmental professional, such additional records (1) are reasonably ascertainable, (2) are sufficiently useful, accurate, and complete in light of the objective of the records review (see 8.1.1), and (3) are generally obtained, pursuant to local good commercial or customary practice, in initial environmental site assessments in the type of commercial real estate transaction involved." One of the records sources listed in 8.2.2 is water well information. Water well information can be used 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.

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

FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No Wells Found		

FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

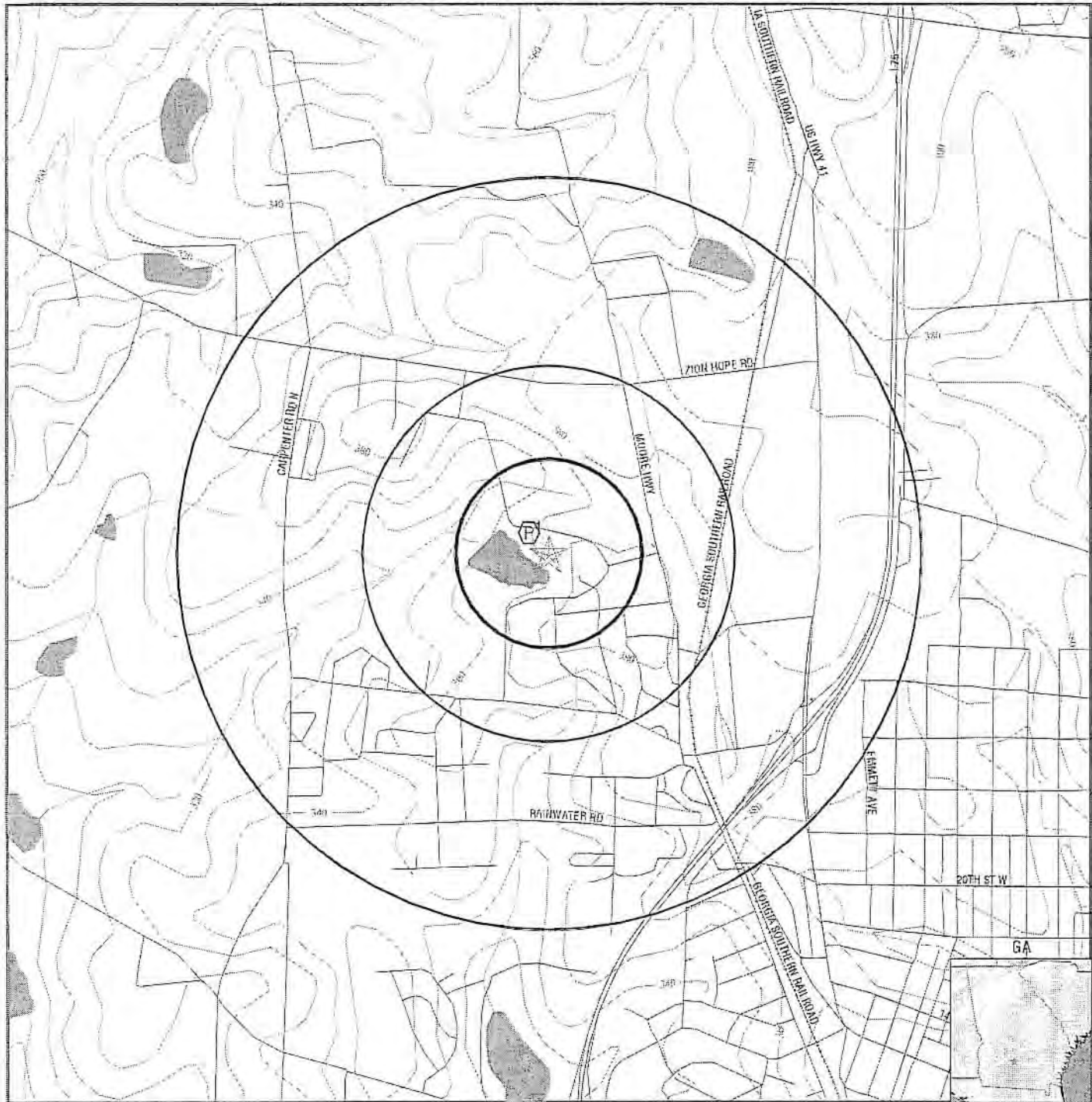
<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
1	GA2770004	0 - 1/8 Mile NW

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>
No Wells Found		

PHYSICAL SETTING SOURCE MAP - 1573935.2s



- 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
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location
- Wildlife Areas

TARGET PROPERTY: ABAC - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.2s
 DATE: December 13, 2005 1:17 pm

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID
Direction
Distance
Elevation

Database EDR ID Number

1
NW
0 - 1/8 Mile
Lower

FRDS PWS GA2770004

PWS ID: GA2770004 PWS Status: Not Reported
Date Initiated: Not Reported Date Deactivated: Not Reported
PWS Name: ABRAHAM BALDWIN AGRI. COLLEGE
ABRAHAM BALDWIN AGRI COLLEGE
2802 MOORE HIGHWAY, ABAC 46
TIFTON, GA 317942601

Source: Ground water

Treatment Objective: DISINFECTION

Process: HYPOCHLORINATION, POST

Addressee / Facility: Not Reported

Facility Latitude: 31 29 10.0000

Facility Longitude: 83 31 56.0000

City Served: Not Reported

Treatment Class: Treated

Population: 3000

PWS currently has or had major violation(s) or enforcement: Yes

VIOLATIONS INFORMATION:

Violation ID:	9400002	Source ID:	Not Reported	PWS Phone:	Not Reported
Vio. beginning Date:	12/01/93	Vio. end Date:	12/31/93	Vio. Period:	001 Months
Num required Samples:	Not Reported	Number of Samples Taken:	Not Reported		
Analysis Result:	Not Reported	Maximum Contaminant Level:	Not Reported		
Analysis Method:	Not Reported				
Violation Type:	Monitoring, Routine Minor (TCR)				
Contaminant:	COLIFORM (TCR)				
Vio. Awareness Date:	Not Reported				

ENFORCEMENT INFORMATION:

System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-08-01 - 2001-08-31	Analytical Value:	0
Violation ID:	0100201	Enforcement ID:	0108923
Enforcement Date:	2001-09-20	Enf. Action:	State Violation/Reminder Notice
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-08-01 - 2001-08-31	Analytical Value:	0
Violation ID:	0100201	Enforcement ID:	0108923
Enforcement Date:	2001-09-20	Enf. Action:	State Violation/Reminder Notice
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-08-01 - 2001-08-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0108924
Enforcement Date:	2001-09-20	Enf. Action:	State Public Notif Requested

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

ENFORCEMENT INFORMATION:

System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-08-01 - 2001-08-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0108924
Enforcement Date:	2001-09-20	Enf. Action:	State Public Notif Requested
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-08-01 - 2001-08-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0200593
Enforcement Date:	2001-10-05	Enf. Action:	State Public Notif Received
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-08-01 - 2001-08-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0200593
Enforcement Date:	2001-10-05	Enf. Action:	State Public Notif Received
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-12-01 - 2001-12-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0200594
Enforcement Date:	2002-02-21	Enf. Action:	State Public Notif Received
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-12-01 - 2001-12-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0200594
Enforcement Date:	2002-02-21	Enf. Action:	State Public Notif Received
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-12-01 - 2001-12-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0210883
Enforcement Date:	2002-02-01	Enf. Action:	State Violation/Reminder Notice
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-12-01 - 2001-12-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0210883
Enforcement Date:	2002-02-01	Enf. Action:	State Violation/Reminder Notice
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-12-01 - 2001-12-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0210884
Enforcement Date:	2002-02-01	Enf. Action:	State Public Notif Requested
System Name:	ABRAHAM BALDWIN AGRI. COLLEGE		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	2001-12-01 - 2001-12-31	Analytical Value:	0
Violation ID:	0200203	Enforcement ID:	0210884
Enforcement Date:	2002-02-01	Enf. Action:	State Public Notif Requested

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

ENFORCEMENT INFORMATION:

System Name:	ABRAHAM BALDWIN AGRI. COLL		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	1994-10-01 - 1994-10-31	Analytical Value:	00000000.00
Violation ID:	9500100	Enforcement ID:	9500100
Enforcement Date:	1994-11-24	Enf. Action:	State Public Notif Requested
System Name:	ABRAHAM BALDWIN AGRI. COLL		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	1994-10-01 - 1994-10-31	Analytical Value:	00000000.00
Violation ID:	9500100	Enforcement ID:	9500200
Enforcement Date:	1994-12-12	Enf. Action:	State Public Notif Received
System Name:	ABRAHAM BALDWIN AGRI. COLL		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	1998-10-01 - 1998-10-31	Analytical Value:	0000000.000000000
Violation ID:	99000100	Enforcement ID:	99000200
Enforcement Date:	1998-11-23	Enf. Action:	State Public Notif Received
System Name:	ABRAHAM BALDWIN AGRI. COLL		
Violation Type:	Monitoring, Routine Major (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	1998-12-01 - 1998-12-31	Analytical Value:	0000000.000000000
Violation ID:	99000100	Enforcement ID:	99000300
Enforcement Date:	1999-01-26	Enf. Action:	State Public Notif Requested
System Name:	ABRAHAM BALDWIN AGRI. COLL		
Violation Type:	Monitoring, Routine Major (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	1998-12-01 - 1998-12-31	Analytical Value:	0000000.000000000
Violation ID:	99000100	Enforcement ID:	99000400
Enforcement Date:	1999-02-04	Enf. Action:	State Public Notif Received
System Name:	ABRAHAM BALDWIN AGRI. COLL		
Violation Type:	MCL, Monthly (TCR)		
Contaminant:	COLIFORM (TCR)		
Compliance Period:	1998-10-01 - 1998-10-31	Analytical Value:	0000000.000000000
Violation ID:	99000200	Enforcement ID:	99000100
Enforcement Date:	1998-11-03	Enf. Action:	State Public Notif Requested

GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS RADON

AREA RADON INFORMATION

Federal EPA Radon Zone for TIFT County: 3

Note: Zone 1 indoor average level > 4 pCi/L.

Zone 2 indoor average level $\geq$ 2 pCi/L and $\leq$ 4 pCi/L.

Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for TIFT COUNTY, GA

Number of sites tested: 5

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area - 1st Floor	0.900 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. 7.5-Minute DEMs correspond to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps.

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 from the U.S. Fish and Wildlife Service.

HYDROGEOLOGIC INFORMATION

AQUIFLOW^R 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.

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

PHYSICAL SETTING SOURCE RECORDS SEARCHED

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

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



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US Environmental Protection Agency - Office of Enforcement and Compliance Assurance

Facility Permits and Identifiers

[Data Dictionary](#)

Statute	System	Source ID	Facility Name	Street Address	City	State	Zip
	FRS	110013125082	ABRAHAM BALDWIN AGRI. COLLEGE	2802 MOORE HWY	TIFTON	GA	31794
CWA	AFS	1327700034	ABRAHAM BALDWIN AGRICULTURAL COLLEGE	ABAC STATION	TIFTON	GA	31794
RCRA	RCR	GAD095849741	ABRAHAM BALDWIN AGRICULTURAL COLLEGE	ABAC STATION	TIFTON	GA	31793
RCRA	RCR	GA0000597146	ABRAHAM BALDWIN COLLEGE	2802 MOORE HWY	TIFTON	GA	31794

Facility Characteristics

[Data Dictionary](#)

Statute	Source ID	Facility Status	Permit Expiration Date	Lat/Long	Indian Country?	SIC Codes	NAICS Codes
	110013125082			LRT lat: 31.4397 LRT long: -83.4638	NA		
CWA	1327700034	Operating, Minor (Not Fed. Rep.)			NA	8222 8222	
RCRA	GAD095849741				No	8221	61131
RCRA	GA0000597146	SQG			No		

If the CWA permit is past its expiration date, this normally means that the permitting authority has not yet issued a new permit. In these situations, the expired permit is normally administratively extended and kept in effect until the new permit is issued.

Inspection and Enforcement Summary Data

[Data Dictionary](#)

Statute	Source ID	RECAP Insp. Last 03Yrs	Date of Last Inspection	Formal Enf Act Last 03 Yrs	Penalties Last 03 Yrs
CWA	1327700034	0	Never	0	\$00
RCRA	GAD095849741	0	Never	0	\$00
RCRA	GA0000597146	0	Never	0	\$00

Inspection History (03 years)

[Data Dictionary](#)

Statute	Source ID	Inspection Type	Lead Agency	Date
No data records returned.				

Entries in *italics* are not considered inspections in Reporting for Enforcement and Compliance Assurance Priorities (RECAP) official counts.

Compliance Summary Data

[Data Dictionary](#)

Information on the nature of alleged violations is available on the FAQ page.

Statute	Source ID	Current SNC/HPV?	Current As Of	Description	Qtrs in NC (of 12)
CWA	1327700034	N/A	12/10/2005		
RCRA	GAD095849741	NO	12/09/2005		0
RCRA	GA0000597146	NO	12/09/2005		0

Three Year Compliance Status by Quarter

[Data Dictionary](#)

Violations shown in a given quarter do not necessarily span the entire 3 months. Information on the nature of alleged violations is available on the FAQ page, and information on the duration of non-compliance is available at the end of this report.

AIR Compliance Status												
Statute/Source ID CAA: 132770034	QTR1 Jan-Mar03	QTR2 Apr-Jun03	QTR3 Jul-Sep03	QTR4 Oct-Dec03	QTR5 Jan-Mar04	QTR6 Apr-Jun04	QTR7 Jul-Sep04	QTR8 Oct-Dec04	QTR9 Jan-Mar05	QTR10 Apr-Jun05	QTR11 Jul-Sep05	QTR12 Oct-Dec05
HPV History												
Program/Pollutant in Current Violation												
SIP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP	C-INSP

High Priority Violator (HPV) History section: "Unaddr" means the facility has not yet been addressed with a formal enforcement action. "Addr" means the facility has been addressed with a formal enforcement action, but its violations have not been resolved. Lead Agency designated can be US EPA, State, Both, or No Lead Determined. If HPV History is blank, then the facility was not a High Priority Violator. C=Compliance; V=Violation; S=Compliance Schedule.

Notices of Violation or Informal Enforcement - AFS, PCS, RCRAInfo (03 year history) [Data Dictionary](#)

Statute	Source ID	Type of Action	Lead Agency	Date
- No data records returned.				

Formal Enforcement Actions - AFS, PCS, RCRAInfo, NCDB (03 year history) [Data Dictionary](#)

Statute	Source ID	Type of Action	Lead Agency	Date	Penalty	Penalty Description
- No data records returned.						

In some cases, formal enforcement actions may be entered both at the initiation and final stages of the action. These may appear more than once above. Entries in *italics* are not "formal" actions under the PCS definitions but are either the initiation of an action or penalties assessed as a result of a previous action. This section includes US EPA and State formal enforcement actions under CAA, CWA and RCRA.

EPA Formal Enforcement Actions - ICIS (03 year history) [Data Dictionary](#)

Primary Law/Section	Case Number	Case Type	Case Name	Issued/Filed Date	Settlement Date	Penalty	SEP Cost
- No data records returned.							

Federal enforcement actions and penalties shown in this section are from the Integrated Compliance Information System (ICIS). These actions may duplicate records in the Formal Enforcement Actions section.

Demographic Profile of Surrounding Area (3 Miles) [Data Dictionary](#)

Open more detailed information in a new window (links leave ECHO): [1 Mi](#) [3 Mi](#) or [5 Mi](#).

This section provides demographic information regarding the community surrounding the facility. ECHO compliance data alone are not sufficient to determine whether violations at a particular facility had negative impacts on public health or the environment. Statistics are based upon the 2000 US Census data, and are accurate to the extent that the facility latitude and longitude listed below are correct. The latitude and longitude are obtained from the EPA [Locational Reference Table \(LRT\)](#) when available.

Radius of Area:	3 Miles	Land Area:	99.08%	Households in area:	4,216
Center Latitude:	31.4397	Water Area:	0.92%	Housing units in area:	4,717
Center Longitude:	-83.4638	Population Density:	416.60/sq. mi.	Households On Public Assistance:	227
Total Persons:	11,673	Percent Minority:	55.74%	Persons Below Poverty Level:	3,359

Race Breakdown	Persons (%)	Age Breakdown:	Persons (%)
White:	5,450 (46.69%)	Child 5 years and less:	1,225 (10.49%)
African-american:	5,441 (46.61%)	Minors 17 years and younger:	3,646 (31.23%)
Hispanic-Origin:	875 (7.50%)	Adults 18 years and older:	8,026 (68.76%)
Asian/Pacific Islander:	82 (0.70%)	Seniors 65 years and older:	1,422 (12.18%)
American Indian:	28 (0.24%)		
Other/Multiracial:	521 (4.46%)		

Education Level (Persons 25 & older)	Persons (%)	Income Breakdown:	Households (%)
Less than 9th grade:	943 (15.12%)	Less than \$15,000:	1,412 (33.49%)
9th-12th grades:	1,761 (28.23%)	\$15,000-\$25,000:	728 (17.27%)
High School Diploma:	2,163 (34.67%)	\$25,000-\$50,000:	1,300 (30.83%)
Some College/2-yr:	842 (13.50%)	\$50,000-\$75,000:	418 (9.91%)
B.S./B.A. or more:	529 (8.48%)	Greater than \$75,000:	377 (8.94%)

Please note: Entries in gray denote records that are not federally required to be reported to EPA. These data may not be reliable.

— Notice About Duration of Violations — The duration of violations shown on this report is an estimate of the actual duration of the violations that might be alleged or later determined in a legal proceeding. For example, the start date of the violation as shown in the ECHO database is normally when the government first became aware of the violation, not the first date that the violation occurred, and the facility may have corrected the violation before the end date shown. In some situations, violations may have been corrected by the facility, but EPA or the State has not verified the correction of these violations. In other situations, EPA does not remove the violation flag until an enforcement action has been resolved.

— **Map Returned Facility**

— This report was generated by the Integrated Data for Enforcement Analysis (IDEA) system, which updates its information from program databases monthly. The data were last updated: AFS: 12/10/2005. RCRAInfo: 12/09/2005. FRS: 12/09/2005.

— Some regulated facilities have expressed an interest in explaining data shown in the Detailed Facility Reports in ECHO. Please check company web sites for such explanations.

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 US Environmental Protection Agency - Office of Enforcement and Compliance Assurance

Facility Permits and Identifiers

[Data Dictionary](#)

Statute	System	Source ID	Facility Name	Street Address	City	State	Zip
	FRS	110006863493	UNIVERSITY OF GEORGIA COASTAL PLAIN EXPERIMENT STA	MOORE HIGHWAY	TIFTON	GA	31793
RCRA	RCR	GAD000648204	UGA COASTAL PLAIN EXPERIMENT STATION	MOORE HWY	TIFTON	GA	31793

Facility Characteristics

[Data Dictionary](#)

Statute	Source ID	Facility Status	Permit Expiration Date	Lat/Long	Indian Country?	SIC Codes	NAICS Codes
	110006863493			LRT lat: 34.3867 LRT long: -83.6650	NA		
RCRA	GAD000648204				No	7391	

If the CWA permit is past its expiration date, this normally means that the permitting authority has not yet issued a new permit. In these situations, the expired permit is normally administratively extended and kept in effect until the new permit is issued.

Inspection and Enforcement Summary Data

[Data Dictionary](#)

Statute	Source ID	RECAP Insp. Last 03Yrs	Date of Last Inspection	Formal Enf Act Last 03 Yrs	Penalties Last 03 Yrs
RCRA	GAD000648204	1	11/10/2004	0	\$00

Inspection History (03 years)

[Data Dictionary](#)

Statute	Source ID	Inspection Type	Lead Agency	Date
RCRA	GAD000648204	COMPLIANCE EVALUATION INSPECTION ON-SITE	State	11/10/2004

Entries in *italics* are not considered inspections in Reporting for Enforcement and Compliance Assurance Priorities (RECAP) official counts.

Compliance Summary Data

[Data Dictionary](#)

Information on the nature of [alleged violations](#) is available on the FAQ page.

Statute	Source ID	Current SNC/HPV?	Current As Of	Description	Qtrs in NC (of 12)
RCRA	GAD000648204	NO	12/09/2005		1

Three Year Compliance Status by Quarter

[Data Dictionary](#)

Violations shown in a given quarter do not necessarily span the entire 3 months. Information on the nature of [alleged violations](#) is available on the FAQ page, and information on the duration of non-compliance is available at the end of this report.

RCRA Compliance Status													
Statute;Source ID		QTR1 Jan- Mar03	QTR2 Apr- Jun03	QTR3 Jul- Sep03	QTR4 Oct- Dec03	QTR5 Jan- Mar04	QTR6 Apr- Jun04	QTR7 Jul- Sep04	QTR8 Oct-Dec04	QTR9 Jan- Mar05	QTR10 Apr- Jun05	QTR11 Jul- Sep05	QTR12 Oct- Dec05
RCRA; GAD000648204													
Facility Level Status		Compl	Compl	Compl	Compl	Compl	Compl	Compl	In Viol	Compl	Compl	Compl	Compl
Area of Violation	Agency												
GENERATOR-SQG REQUIREMENTS	GA								11/10/04-12/17/04				
GENERATOR-OTHER REQUIREMENTS	GA								11/10/04-12/17/04				
GENERATOR-OTHER									11/10/04-				

REQUIREMENTS	GA								12/17/04				
GENERATOR-OTHER REQUIREMENTS	GA								11/10/04-12/17/04				
GENERATOR-OTHER REQUIREMENTS	GA								11/10/04-12/17/04				

The first date displayed for a RCRA Area of Violation corresponds to the violation determination date, and the next to the resolution date (if the violation has been resolved).

Notices of Violation or Informal Enforcement - AFS, PCS, RCRAInfo (03 year history) [Data Dictionary](#)

Statute	Source ID	Type of Action	Lead Agency	Date
RCRA	GAD000648204	WRITTEN INFORMAL	State	11/19/2004

Formal Enforcement Actions - AFS, PCS, RCRAInfo, NCDB (03 year history) [Data Dictionary](#)

Statute	Source ID	Type of Action	Lead Agency	Date	Penalty	Penalty Description
- No data records returned.						

In some cases, formal enforcement actions may be entered both at the initiation and final stages of the action. These may appear more than once above. Entries in *italics* are not "formal" actions under the PCS definitions but are either the initiation of an action or penalties assessed as a result of a previous action. This section includes US EPA and State formal enforcement actions under CAA, CWA and RCRA.

EPA Formal Enforcement Actions - ICIS (03 year history) [Data Dictionary](#)

Primary Law/Section	Case Number	Case Type	Case Name	Issued/Filed Date	Settlement Date	Penalty	SEP Cost
- No data records returned.							

Federal enforcement actions and penalties shown in this section are from the Integrated Compliance Information System (ICIS). These actions may duplicate records in the Formal Enforcement Actions section.

Demographic Profile of Surrounding Area (3 Miles) [Data Dictionary](#)

Open more detailed information in a new window (links leave ECHO): [1 Mi](#) [3 Mi](#) or [5 Mi](#).

This section provides demographic information regarding the community surrounding the facility. ECHO compliance data alone are not sufficient to determine whether violations at a particular facility had negative impacts on public health or the environment. Statistics are based upon the 2000 US Census data, and are accurate to the extent that the facility latitude and longitude listed below are correct. The latitude and longitude are obtained from the EPA [Locational Reference Table \(LRT\)](#) when available.

Radius of Area:	3 Miles	Land Area:	98.83%	Households in area:	977
Center Latitude:	34.3867	Water Area:	1.17%	Housing units in area:	1,055
Center Longitude:	-83.6650	Population Density:	96.35/sq. mi.	Households On Public Assistance:	13
Total Persons:	2,692	Percent Minority:	9.25%	Persons Below Poverty Level:	276

Race Breakdown	Persons (%)	Age Breakdown:	Persons (%)
White:	2,516 (93.46%)	Child 5 years and less:	256 (9.51%)
African-american:	111 (4.12%)	Minors 17 years and younger:	718 (26.67%)
Hispanic-Origin:	130 (4.83%)	Adults 18 years and older:	1,975 (73.37%)
Asian/Pacific Islander:	3 (0.11%)	Seniors 65 years and older:	239 (8.88%)
American Indian:	1 (0.04%)		
Other/Multiracial:	54 (2.01%)		

Education Level (Persons 25 & older)	Persons (%)	Income Breakdown:	Households (%)
Less than 9th grade:	71 (4.47%)	Less than \$15,000:	139 (14.23%)
9th-12th grades:	397 (25.02%)	\$15,000-\$25,000:	96 (9.83%)
High School Diploma:	687 (43.29%)	\$25,000-\$50,000:	336 (34.39%)
Some College/2-yr:	297 (18.71%)	\$50,000-\$75,000:	259 (26.51%)
B.S./B.A. or more:	135 (8.51%)	Greater than \$75,000:	150 (15.35%)

Please note: Entries in gray denote records that are not federally required to be reported to EPA. These data may not be reliable.

Notice About Duration of Violations -- The duration of violations shown on this report is an estimate of the actual duration of

the violations that might be alleged or later determined in a legal proceeding. For example, the start date of the violation as shown in the ECHO database is normally when the government first became aware of the violation, not the first date that the violation occurred, and the facility may have corrected the violation before the end date shown. In some situations, violations may have been corrected by the facility, but EPA or the State has not verified the correction of these violations. In other situations, EPA does not remove the violation flag until an enforcement action has been resolved.

Map Returned Facility

This report was generated by the Integrated Data for Enforcement Analysis (IDEA) system, which updates its information from program databases monthly. The data were last updated: RCRAInfo: 12/09/2005. FRS: 12/09/2005.

Some regulated facilities have expressed an interest in explaining data shown in the Detailed Facility Reports in ECHO. Please check company web sites for such explanations.

[EPA Home](#) | [Privacy and Security Notice](#) | [Contact Us](#)

View the graphical version of this page at: <http://www.epa.gov/cgi-bin/get1cReport.cgi?tool=echo&IDNumber=110006863493>

This page was generated on Tuesday, January 3, 2006

View the graphical version of this page at: <http://www.epa.gov/cgi-bin/get1cReport.cgi?tool=echo&IDNumber=110006863493>

Appendix III,A:
City Directory



EDR® Environmental
Data Resources Inc

The EDR-City Directory *Abstract*

ABAC - Student Housing (Site A)
Farm Road
Tifton, GA 31794

Inquiry Number: 1573935.5

Thursday, December 15, 2005

The Standard in Environmental Risk Management Information

440 Wheelers Farms Road
Milford, Connecticut 06461

Nationwide Customer Service

Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: www.edrnet.com

City Directory Abstract

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. The city directory is a sophisticated tool for locating individuals and businesses. With each address, the directory lists the name of the corresponding occupant.

References

To meet the prior use requirements of ASTM E 1527-05, Section 8.3.2, the following *standard historical sources* may be used: aerial photographs, fire insurance maps, property tax files, land title records (although these cannot be the sole historical source consulted), topographic maps, city directories, building department records, or zoning/land use records. ASTM E 1527-05, Section 8.3 on Historical Use Information, identifies the prior use requirements for a Phase I environmental site assessment. ASTM E 1527-05 requires *"All obvious uses of the property shall be identified from the present, back to the property's first developed use, or back to 1940, whichever is earlier. This task requires reviewing only as many of the standard historical sources as are necessary and both reasonably ascertainable and likely to be useful."* (ASTM E 1527-05, Section 8.3.2) *Reasonably ascertainable means information that is publicly available, obtainable from a source within reasonable time and cost constraints, and practically reviewable.*

EPA's Standards and Practices for All Appropriate Inquiries (AAI), Section § 312.24, identifies the historical sources of information necessary to achieve the objectives and performance factors of § 312.20. According to AAI, *"historical documents and records may include, but are not limited to, aerial photographs, fire insurance maps, building department records, chain of title documents, and land use records."*

Data Gaps

In order to address data gaps, additional sources of information may be consulted. According to the AAI, Section § 312.20 (g), *"to the extent there are data gaps (as defined in § 312.10) in the information developed...that affect the ability of persons (including the environmental professional) conducting the all appropriate inquiries to identify conditions indicative of releases or threatened releases...such persons should identify such data gaps, identify the sources of information consulted to address such data gaps, and comment upon the significance of such data gaps."* According to ASTM E 1527-05, Section 8.3.2.3, *"historical research is complete when either: (1) the objectives in 8.3.1 through 8.3.2.2 are achieved; or (2) data failure is encountered. Data failure occurs when all of the standard historical sources that are reasonably ascertainable and likely to be useful have been reviewed and yet the objectives have not been met....If data failure is encountered, the report shall document the failure and, if any of the standard historical sources were excluded, give the reasons for their exclusion."*

Thank you for your business.

Please contact EDR at 1-800-352-0050
with any questions or comments.

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SUMMARY

- *City Directories:*

Business directories including city, cross reference and telephone directories were reviewed, if available, at approximately five year intervals for the years spanning 1966 through 2003. (These years are not necessarily inclusive.) A summary of the information obtained is provided in the text of this report.

Date EDR Searched Historical Sources: 12/15/2005

Target Property:

Farm Road
Tifton, GA 31794

<u>Year</u>	<u>Uses</u>	<u>NAICS</u>	<u>Source</u>
1966	Address Not Listed in Research Source	N/A	Miller's City Directory
1972	Address Not Listed in Research Source	N/A	Mullin-Kille's City Directory
1979	Address Not Listed in Research Source	N/A	Johnson's City Directory
1985	Address Not Listed in Research Source	N/A	Johnson's City Directory
1990	Address Not Listed in Research Source	N/A	Johnson's City Directory
1998	Address Not Listed in Research Source	N/A	Polk's City Directory
2003	Address Not Listed in Research Source	N/A	Polk's City Directory

Adjoining Properties

SURROUNDING

Multiple Addresses
Tifton, GA 31794

<u>Year</u>	<u>Uses</u>	<u>NAICS</u>	<u>Source</u>
1966	Address Not Listed in Research Source	N/A	Miller's City Directory
1972	Address Not Listed in Research Source	N/A	Mullin-Kille's City Directory
1979	Address Not Listed in Research Source	N/A	Johnson's City Directory
1985	<u>**Moore Highway**</u>	N/A	Johnson's City Directory
	No address listings beyond 2015 Moore Highway	N/A	Johnson's City Directory
	<u>**Davis Road**</u>	N/A	Johnson's City Directory
	Residence (2802)	N/A	Johnson's City Directory
	Residence (2803)	N/A	Johnson's City Directory

<u>Year</u>	<u>Uses</u>	<u>NAICS</u>	<u>Source</u>
1985	No other listings 2801 - 2803 Davis Road	N/A	Johnson's City Directory
	<u>**Zion Hope Road**</u>	N/A	Johnson's City Directory
	No address listings beyond 18 Zion Hope Road	N/A	Johnson's City Directory
1990	<u>**Moore Highway**</u>	N/A	Johnson's City Directory
	No address listings beyond 2015 Moore Highway	N/A	Johnson's City Directory
	<u>**Davis Road**</u>	N/A	Johnson's City Directory
	Residence (2802)	N/A	Johnson's City Directory
	Residence (2803)	N/A	Johnson's City Directory
	No other listings 2801 - 2803 Davis Road	N/A	Johnson's City Directory
	<u>**Zion Hope Road**</u>	N/A	Johnson's City Directory
	No address listings beyond 18 Zion Hope Road	N/A	Johnson's City Directory
1998	<u>**Moore Highway**</u>	N/A	Polk's City Directory
	No address listings 2700 - 2802 Moore Highway	N/A	Polk's City Directory
	Abraham Baldwin Agricultural Junior College (2802)	N/A	Polk's City Directory
	U S P S ABAC Station USPS (gov ofc) (2802)	N/A	Polk's City Directory
	University of Georgia (college) (2802)	N/A	Polk's City Directory
	No address listings 2802 - 2999 Moore Highway	N/A	Polk's City Directory
	<u>**Davis Road**</u>	N/A	Polk's City Directory
	Residence (2801)	N/A	Polk's City Directory
	Residence (2802)	N/A	Polk's City Directory
	Residence (2803)	N/A	Polk's City Directory

<u>Year</u>	<u>Uses</u>	<u>NAICS</u>	<u>Source</u>
1998	<u>**Zion Hope Road**</u>	N/A	Polk's City Directory
	Residence (110)	N/A	Polk's City Directory
	Residence (171)	N/A	Polk's City Directory
	No other listings 110 - 177 Zion Hope Road	N/A	Polk's City Directory
2003	<u>**Moore Highway**</u>	N/A	Polk's City Directory
	No address listings 2700 - 2802 Moore Highway	N/A	Polk's City Directory
	Abraham Baldwin Agricultural Junior College (2802)	N/A	Polk's City Directory
	Tift County Educational Youth 9gov ofc (2802)	N/A	Polk's City Directory
	Education Dept (state gov) (2802)	N/A	Polk's City Directory
	No address listings 2802 - 2999 Moore Highway	N/A	Polk's City Directory
	<u>**Davis Road**</u>	N/A	Polk's City Directory
	Residence (2801)	N/A	Polk's City Directory
	Apartments (4 apts) (2802)	N/A	Polk's City Directory
	Residence (2803)	N/A	Polk's City Directory
	<u>**Zion Hope Road**</u>	N/A	Polk's City Directory
	Residence (110)	N/A	Polk's City Directory
	Residence (171)	N/A	Polk's City Directory
	Tifton Baptist Mission (church) (177)	N/A	Polk's City Directory

Appendix III, B:
Sanborn Fire Insurance Maps



EDR® Environmental
Data Resources Inc

"Linking Technology with Tradition"®

Sanborn® Map Report

Ship To: Matthew Gaston
TTL, Inc
1309A Edgewood Drive
Valdosta, GA 31601

Order Date: 12/13/2005 Completion Date: 12/13/2005

Inquiry #: 1573935.3

P.O. #: NA

Site Name: ABAC - Student Housing (Site A)

Address: Farm Road

City/State: Tifton, GA 31794

Cross Streets:

Customer Project: 060705251
1040799BAS 229-245-8619

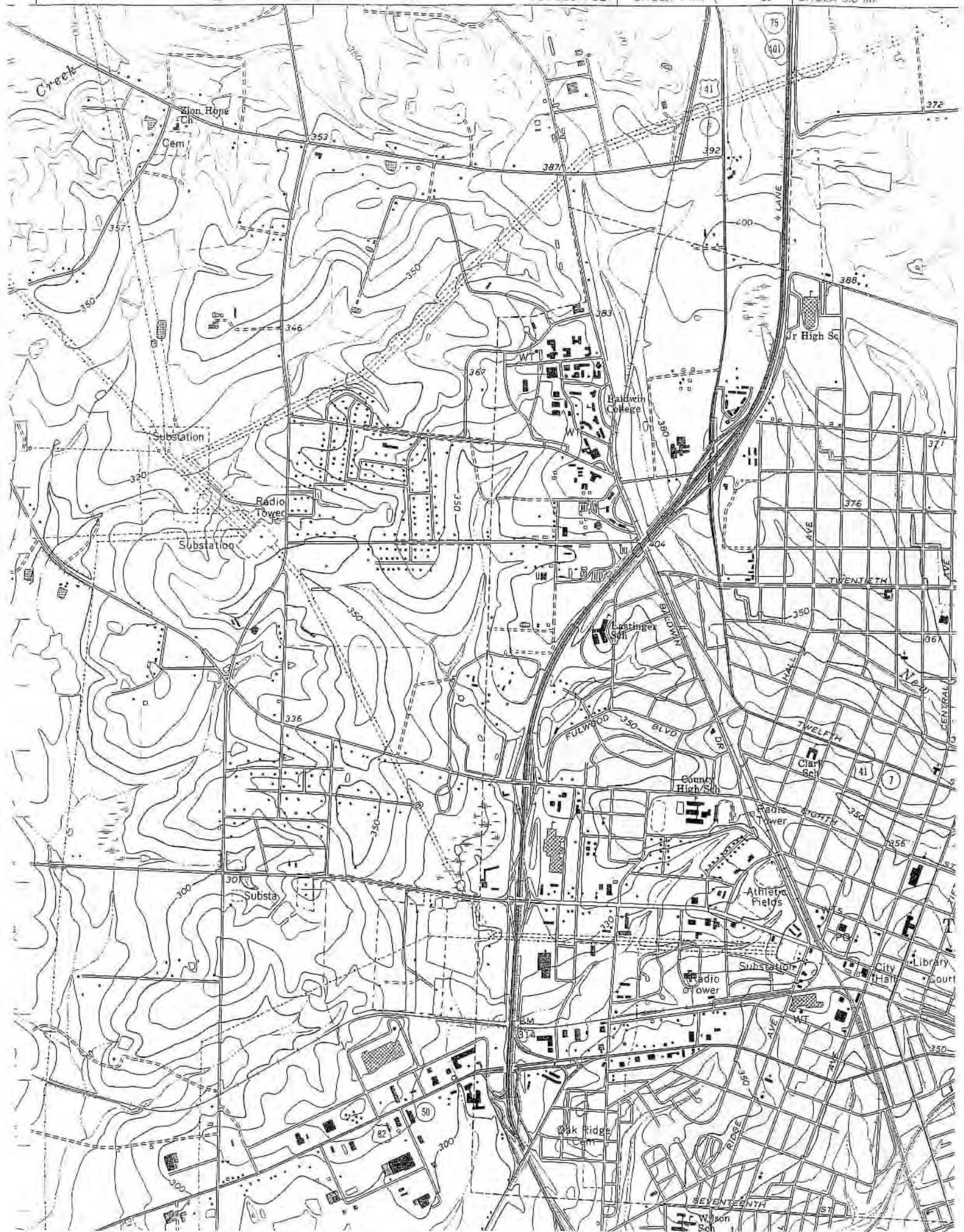
This document reports that the largest and most complete collection of Sanborn fire insurance maps has been reviewed based on client supplied information, and fire insurance maps depicting the target property at the specified address were not identified.

NO COVERAGE

This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this report that coverage information for the target and surrounding properties does not exist from other sources. NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OF DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT. Purchaser accepts this Report AS IS. Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction or forecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

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Appendix III, C: Topographic Maps





EDR® Environmental
Data Resources Inc

EDR Historical Topographic Map Report

**ABAC - Student Housing (Site A)
Farm Road
Tifton, GA 31794**

Inquiry Number: 1573935.4

December 13, 2005

The Standard in Environmental Risk Management Information

440 Wheelers Farms Road
Milford, Connecticut 06460

Nationwide Customer Service

Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: www.edrnet.com

EDR Historical Topographic Map Report

Environmental Data Resources, Inc.'s (EDR) Historical Topographic Map Report is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR Historical Topographic Map Report includes a search of available public and private color historical topographic map collections. For more than a century, the USGS has been creating and revising topographic maps for the entire country at a variety of scales. There are about 60,000 U.S. Geological Survey (USGS) produced topographic maps covering the United States.

References

To meet the prior use requirements of ASTM E 1527-05, Section 8.3.2, the following *standard historical sources* may be used: aerial photographs, fire insurance maps, property tax files, land title records (although these cannot be the sole historical source consulted), topographic maps, city directories, building department records, or zoning/land use records. ASTM E 1527-05, Section 8.3 on Historical Use Information, identifies the prior use requirements for a Phase I environmental site assessment. ASTM E 1527-05 requires *"All obvious uses of the property shall be identified from the present, back to the property's first developed use, or back to 1940, whichever is earlier. This task requires reviewing only as many of the standard historical sources as are necessary and both reasonably ascertainable and likely to be useful."* (ASTM E 1527-05, Section 8.3.2) *Reasonably ascertainable means information that is publicly available, obtainable from a source within reasonable time and cost constraints, and practically reviewable.*

EPA's Standards and Practices for All Appropriate Inquiries (AAI), Section § 312.24, identifies the historical sources of information necessary to achieve the objectives and performance factors of § 312.20. According to AAI, *"historical documents and records may include, but are not limited to, aerial photographs, fire insurance maps, building department records, chain of title documents, and land use records."*

References

In order to address data gaps, additional sources of information may be consulted. According to the AAI, Section § 312.20 (g), *"to the extent there are data gaps (as defined in § 312.10) in the information developed...that affect the ability of persons (including the environmental professional) conducting the all appropriate inquiries to identify conditions indicative of releases or threatened releases...such persons should identify such data gaps, identify the sources of information consulted to address such data gaps, and comment upon the significance of such data gaps."* According to ASTM E 1527-05, Section 8.3.2.3, *"historical research is complete when either: (1) the objectives in 8.3.1 through 8.3.2.2 are achieved; or (2) data failure is encountered. Data failure occurs when all of the standard historical sources that are reasonably ascertainable and likely to be useful have been reviewed and yet the objectives have not been met....If data failure is encountered, the report shall document the failure and, if any of the standard historical sources were excluded, give the reasons for their exclusion."*

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Appendix IV:
Summary Chain-of-Title

**REINHARDT, WHITLEY, WILMOT,
SUMMERLIN & PITTMAN, P.C.**

ATTORNEYS AT LAW

1001 NORTH CENTRAL AVENUE
P.O. DRAWER 1287
LITTON, GEORGIA 31793-1287
TELEPHONE (229) 382-6135
FAX NO. (229) 386-9960

BOB REINHARDT
GLENN WHITLEY
ROB REINHARDT
JOHN REINHARDT

ROB WILMOT
BILL REINHARDT
KAREN SUMMERLIN
HANK PITTMAN

WRITER'S EXT. 11
EMAIL: breinhardt@rwws.com

FAX MEMMO

January 4, 2006

**TO: MATT GASTON
(229) 245-8170**

FROM: BOB REINHARDT

RE: TCDA/PRIVATIZED HOUSING 2

BACKGROUND TITLE INFORMATION ATTACHED.

THANKS.

June 17, 1999

Ms. Cathy Cox-Brakefield
Senior Assistant Attorney General
Department of Law
State of Georgia
40 Capitol Square SW
Atlanta, Georgia 30334-1300

Re: **Project No. I-24, Renovation/Addition to Old AET Building**
Abraham Baldwin Agricultural College, Tifton, Tift County, Georgia
Law Dept. File No. 62-AA-MI-02RCA-1769-99 (341579)

Dear Cathy:

On May 17, 1999, you requested that I examine the title to a specific tract of land located on the campus of Abraham Baldwin Agricultural College and to render a title opinion.

Our title examination reveals that on February 14, 1907, Henry H. Tift deeded to certain named trustees of an industrial and agricultural school to be established in Tift County, Georgia (pursuant to an Act of the General Assembly approved August 18, 1906) the following property:

All of Land Lot No. 245 in the Sixth Land District of Tift County, Georgia lying west of the right-of-way of the Georgia, Southern and Florida Railroad, containing 315 acres, more or less.

There is no deed of record out of the trustees.

Under the Reorganization Act (Ga. Laws 1931, pp. 7, 26), the Board of Regents of the University System of Georgia was created and the several boards of trustees and directors of the branches of the University System of Georgia were abolished. Title to all real, personal and mixed property owned by each branch of the University of Georgia became vested in the Board of Regents. (Ga. Laws 1931, p. 7 § 71; O. C. G. A. § 20-3-57). This act may explain the missing link in the chain of title.

Ms. Cathy Cox-Brakefield

June 17, 1999

Page 2

There were a couple of decds from the Board of Regents to Georgia Education Authority (University), formerly University System Building Authority, in connection with bond issues to construct buildings at ABAC, but the property has now been decded back to the Board of Regents.

Title appears to be vested in the Board of Regents, and the only exception noted is a power line easement in favor of Georgia Power Company.

I await your further instructions.

Very truly yours,

Glenn Whitley
Special Assistant Attorney General

/pcs

H:\DATA\MSW\()RD\0051\99272\braketld.doc\pcs

Appendix V:
Selected Site Photographs

**Phase I Environmental Site Assessment
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No: 060705251**



Photograph 1
View from the southeast – facing west



Photograph 2
View from the southeast – facing northwest



Photograph 3
View from the northwest – facing west

**Phase I Environmental Site Assessment
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No: 060705251**



Photograph 4
View from the northeast – facing southwest



Photograph 5
View from the south end – facing northwest



Photograph 6
View from the northwest corner – facing east

**Phase I Environmental Site Assessment
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No: 060705251**



Photograph 7
View from the southwest corner – facing north



Photograph 8
View from the southwest corner – facing east



Photograph 9
**Fence line separating the driving range and picnic area. View
from the south - facing north.**

**Phase I Environmental Site Assessment
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No: 060705251**



Photograph 10
Pavilion located at the southwest end of the site.



Photograph 11
**Picnic tables and covered pavilion located at the southwest
end of the site.**



Photograph 12
Interior view of the pavilion.

**Phase I Environmental Site Assessment
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No: 060705251**



Photograph 14
**Miscellaneous trash observed along the southwest
boundary line.**



Photograph 15
**Stressed vegetation observed along the southwest
end of the property.**



Photograph 16
**Buried concrete block observed at the south end of
the property.**

**Phase I Environmental Site Assessment
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No: 060705251**



Photograph 17
Concrete monument observed northwest of pavilion.



Photograph 18
**Various maintenance equipment observed at the
southeast end of the site.**



Photograph 19
Sprayer observed at the southeast corner of the site.

**Phase I Environmental Site Assessment
ABAC – Student Housing Project (Site “A”)
Tifton, Georgia
TTL Project No: 060705251**



Photograph 20

**Structure located at the adjacent golf driving range.
Septic tank observed at the northwest end of the building.**



Photograph 21

Alumni house located southeast of the subject site.



Photograph 22

Existing ABAC campus located south of the subject site.

Appendix VI: NEPA Check

EDR NEPACheck®

**ABAC - Student Housing (Site A)
Farm Road
Tifton, GA 31793**

Inquiry Number: 1573935.7s

December 13, 2005



**EDR® Environmental
Data Resources Inc**

**The Standard in
Environmental Risk
Management Information**

440 Wheelers Farms Road
Milford, Connecticut 06461

Nationwide Customer Service

Telephone: 1-800-352-0050
Fax: 1-800-231-6802
Internet: 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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EDR NEPACheck® DESCRIPTION

The National Environmental Policy Act of 1969 (NEPA) requires that Federal agencies include in their decision-making processes appropriate and careful consideration of all environmental effects and actions, analyze potential environmental effects of proposed actions and their alternatives for public understanding and scrutiny, avoid or minimize adverse effects of proposed actions, and restore and enhance environmental quality as much as possible.

The EDR NEPACheck provides information which may be used, in conjunction with additional research, to determine whether a proposed site or action will have significant environmental effect.

The report provides maps and data for the following items (where available). Search results are provided in the Map Findings Summary on page 2 of this report.

Section	Regulation
Natural Areas Map	
• Federal Lands Data:	
- Officially designated wilderness areas	47 CFR 1.1307(1)
- Officially designated wildlife preserves, sanctuaries and refuges	47 CFR 1.1307(2)
- Wild and scenic rivers	40 CFR 6.302(e)
- Fish and Wildlife	40 CFR 6.302
• Threatened or Endangered Species, Fish and Wildlife, Critical Habitat Data (where available)	47 CFR 1.1307(3); 40 CFR 6.302
Historic Sites Map	
• National Register of Historic Places	47 CFR 1.1307(4); 40 CFR 6.302
• State Historic Places (where available)	
• Indian Reservations	
Flood Plain Map	
• National Flood Plain Data (where available)	47 CFR 1.1307(6); 40 CFR 6.302
Wetlands Map	
• National Wetlands Inventory Data (where available)	47 CFR 1.1307(7); 40 CFR 6.302
FCC & FAA Map	
• FCC antenna/tower sites, AM Radio Towers, FAA Markings and Obstructions, AM Radio Interference Zones, Airports, Topographic gradient	47 CFR 1.1307(8)
Key Contacts and Government Records Searched	

MAP FINDINGS SUMMARY

The databases searched in this report are listed below. Database descriptions and other agency contact information is contained in the Key Contacts and Government Records Searched section on page 31 of this report.

TARGET PROPERTY ADDRESS

ABAC - STUDENT HOUSING (SITE A)
FARM ROAD
TIFTON, GA 31793

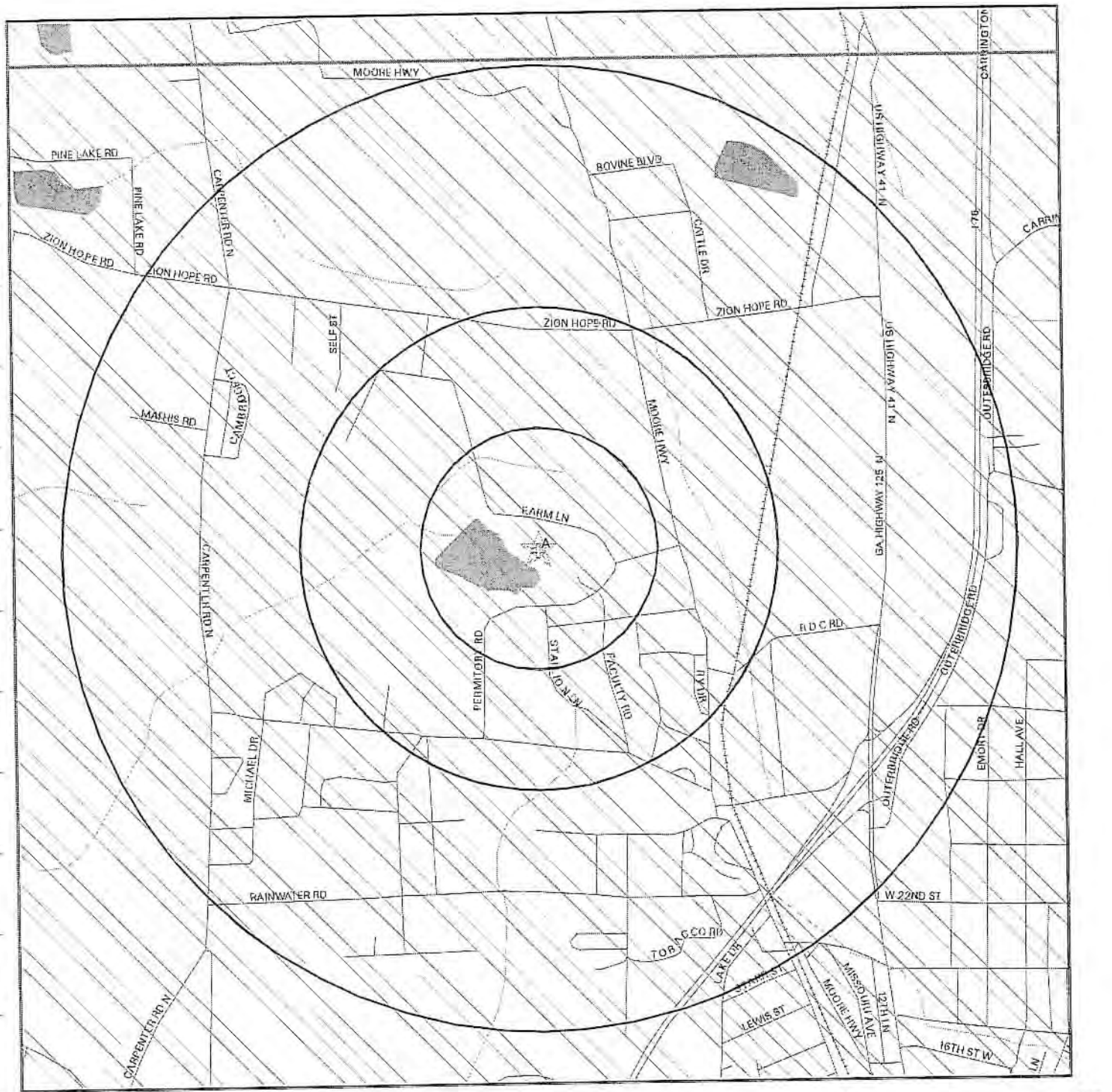
Inquiry #: 1573935.7s
Date: 12/13/5

TARGET PROPERTY COORDINATES

Latitude (North): 31.485500 - 31° 29' 7.8"
Longitude (West): 83.531197 - 83° 31' 52.3"
Universal Transverse Mercator: Zone 17
UTM X (Meters): 259548.4
UTM Y (Meters): 3485999.0

Applicable Regulation from 47 CFR/FCC Checklist	Database	Search Distance (Miles)	Within Search	Within 1/8 Mile
NATURAL AREAS MAP				
1.1307a (1) Officially Designated Wilderness Area	US Federal Lands	1.00	NO	NO
1.1307a (2) Officially Designated Wildlife Preserve	US Federal Lands	1.00	NO	NO
1.1307a (2) Officially Designated Wildlife Preserve	GA Public Lands	1.00	NO	NO
1.1307a (3) Threatened or Endangered Species or Critical Habitat	GA Endangered Species	1.00	YES	YES
1.1307a (3) Threatened or Endangered Species or Critical Habitat	County Endangered Species	County	YES	N/A
HISTORIC SITES MAP				
1.1307a (4) Listed or eligible for National Register	National Register Hist. Places	1.00	NO	NO
	Indian Reservation	1.00	NO	NO
	APPAL_TRAIL	1.00	NO	NO
FLOODPLAIN MAP				
1.1307 (6) Located in a Flood Plain	FLOODPLAIN	1.00	NO	NO
WETLANDS MAP				
1.1307 (7) Change in surface features (wetland fill)	NWI	1.00	YES	YES
FCC & FAA SITES MAP				
	FCC Cellular	1.00	NO	NO
	FCC Antenna	1.00	YES	NO
	FCC Tower	1.00	YES	NO
	FCC AM Tower	1.00	NO	NO
	FAA DOF	1.00	YES	NO
	Airports	1.00	NO	NO
	Power Lines	1.00	YES	YES

Natural Areas Map



- * Target Property
- ~ Roads
- ~ County Boundary
- ~ Waterways
- Water
- ⊕ Locations
- ▨ Federal Areas
- ▨ Federal Linear Features
- ▨ State Areas
- ▨ State Linear Features



TARGET PROPERTY: ABAC - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.7s
 DATE: December 13, 2005 TC1573935.7s Page 3 of 37

NATURAL AREAS MAP FINDINGS

Endangered Species Listed for: TIFT County, GA.

Source: EPA Endangered Species Protection Program Database

BIRD: EAGLE, BALD
 BIRD: STORK, WOOD
 BIRD: WOODPECKER, RED-COCKADED
 REPTILE: SNAKE, EASTERN INDIGO

Map ID
 Direction
 Distance
 Distance (ft.)

EDR ID
 Database

A1 North 0-1/8 mi 0	NOTE: The GA Endangered Species database contains multiple large areas, each approximately 3.5mi. x 4.5mi. The search radius for this report falls within one or more of these areas. The following data is provided: Kingdom: Plant Subgroup: Dicot Scientific name: <i>Balduina atropurpurea</i> Common name: Purple Honeycomb Head US Status: Not Reported State Status: Listed as rare Global Rank: G2G3 State Rank: S2 Quadname: TIFTON WEST, GA Quadname2: Tifton West Quadcode: 3108345 Quadcode2: 31083D5 Ggs Survey Code: 805 Qqname: Tifton West_NE Qqname code: tifton_west_ne Indexcode: 3183D52 Qrrquad: NE County code: GATIFT Fips: 13277 County: Tift	GAEN008299 GA Endangered Species
------------------------------	---	-------------------------------------

A2 North 0-1/8 mi 0	NOTE: The GA Endangered Species database contains multiple large areas, each approximately 3.5mi. x 4.5mi. The search radius for this report falls within one or more of these areas. The following data is provided: Kingdom: Plant Subgroup: Monocot Scientific name: <i>Elyonurus tripsacoides</i> Common name: Pan-american Balsamscale US Status: Not Reported State Status: Not Reported Global Rank: G5? State Rank: SH Quadname: TIFTON WEST, GA Quadname2: Tifton West Quadcode: 3108345 Quadcode2: 31083D5 Ggs Survey Code: 805 Qqname: Tifton West_NE Qqname code: tifton_west_ne Indexcode: 3183D52 Qrrquad: NE County code: GATIFT Fips: 13277 County: Tift	GAEN008300 GA Endangered Species
------------------------------	--	-------------------------------------

NATURAL AREAS MAP FINDINGS

A3
North
0-1/8 mi
0

NOTE: The GA Endangered Species database contains multiple large areas, each approximately 3.5mi. x 4.5mi. The search radius for this report falls within one or more of these areas. The following data is provided:

GAEN008301
GA Endangered Species

Kingdom: Plant
Subgroup: Dicot
Scientific name: Oxypolis ternata
Common name: Savanna Cowbane
US Status: Not Reported
State Status: Not Reported
Global Rank: G3
State Rank: S2
Quadname: TIFTON WEST, GA
Quadname2: Tifton West
Quadcode: 3108345
Quadcode2: 31083D5
Ggs Survey Code: 805
Qqname: Tifton West_NE
Qqname code: tifton_west_ne
Indexcode: 3183D52
Qrtrquad: NE
County code: GATIFT
Fips: 13277
County: Tift

A4
North
0-1/8 mi
0

NOTE: The GA Endangered Species database contains multiple large areas, each approximately 3.5mi. x 4.5mi. The search radius for this report falls within one or more of these areas. The following data is provided:

GAEN008302
GA Endangered Species

Kingdom: Plant
Subgroup: Dicot
Scientific name: Sarracenia flava
Common name: Yellow Flytrap
US Status: Not Reported
State Status: Listed as unusual
Global Rank: G5?
State Rank: S3S4
Quadname: TIFTON WEST, GA
Quadname2: Tifton West
Quadcode: 3108345
Quadcode2: 31083D5
Ggs Survey Code: 805
Qqname: Tifton West_NE
Qqname code: tifton_west_ne
Indexcode: 3183D52
Qrtrquad: NE
County code: GATIFT
Fips: 13277
County: Tift

A5
North
0-1/8 mi
0

NOTE: The GA Endangered Species database contains multiple large areas, each approximately 3.5mi. x 4.5mi. The search radius for this report falls within one or more of these areas. The following data is provided:

GAEN008303
GA Endangered Species

Kingdom: Plant
Subgroup: Dicot
Scientific name: Sarracenia minor
Common name: Hooded Pitcherplant
US Status: Not Reported
State Status: Listed as unusual
Global Rank: G4

NATURAL AREAS MAP FINDINGS

State Rank: S4
Quadname: TIFTON WEST, GA
Quadname2: Tifton West
Quadcode: 3108345
Quadcode2: 31083D5
Ggs Survey Code: 805
Qqname: Tifton West_NE
Qqname code: tifton_west_ne
Indexcode: 3183D52
Qrtrquad: NE
County code: GATIFT
Fips: 13277
County: Tift

Historic Sites Map



- ★ Target Property
- Streets
- County Boundary
- Waterways
- Water

- ◆ Historic Sites
- ▨ Federal Historic Areas
- ▨ State Historic Areas
- ▨ US Indian Reservations
- Scenic Trail



TARGET PROPERTY: ABAC - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.7s
 DATE: December 13, 2005

TC1573935.7s Page 7 of 37

HISTORIC SITES MAP FINDINGS

Map ID
Direction
Distance
Distance (ft.)

EDR ID
Database

No mapped sites were found in EDR's search of available government records within the search radius around the target property.

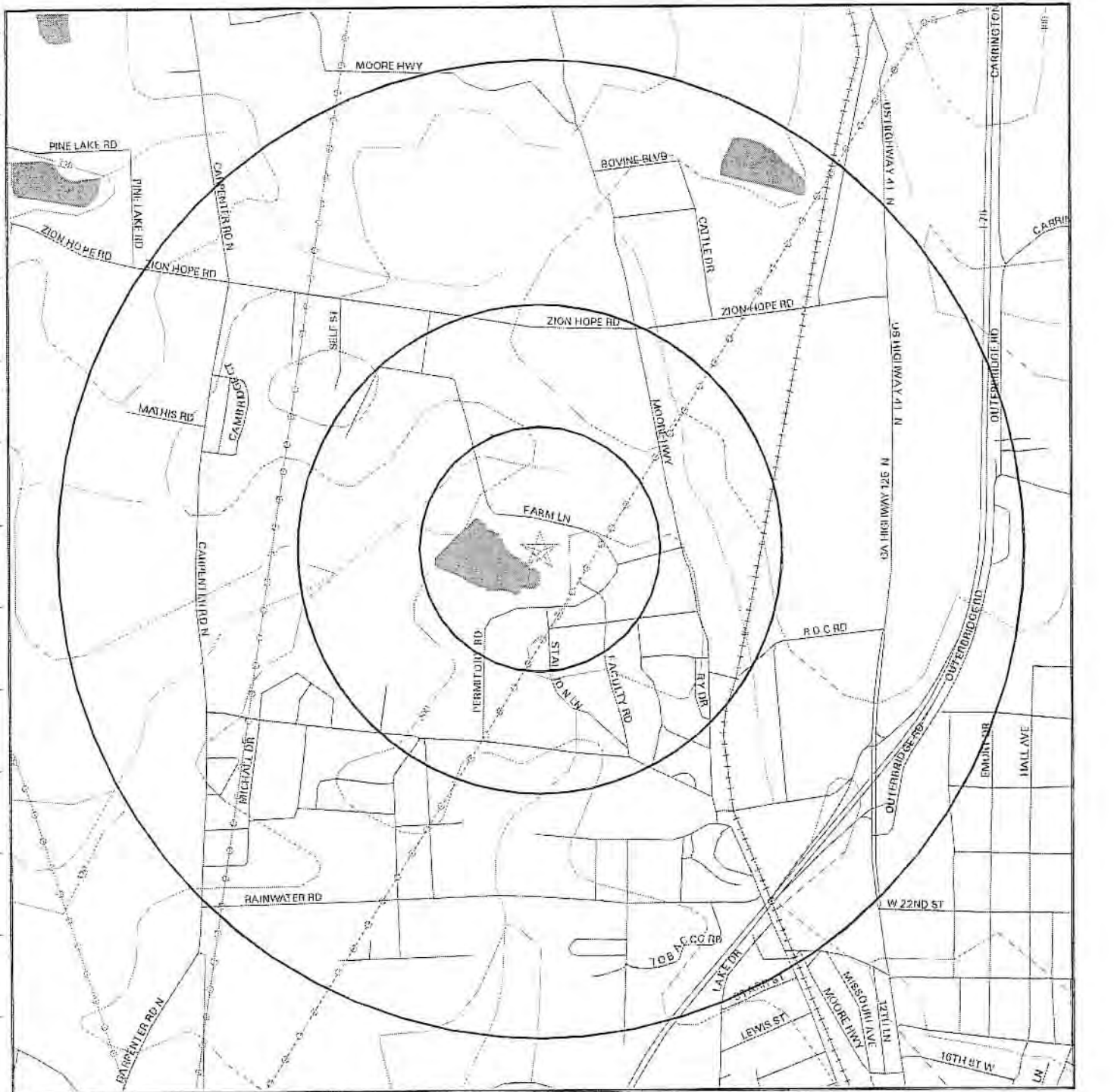
UNMAPPABLE HISTORIC SITES

Due to poor or inadequate address information, the following sites were not mapped:

Status
EDR ID
Database

No unmapped sites were found in EDR's search of available government records.

Flood Plain Map



- Major Roads
- Contour Lines
- Waterways
- County Boundary

- Power Lines
- Pipe Lines
- Fault Lines

- Water
- 100-year flood zone
- 500-year flood zone
- Electronic FEMA data available
- Electronic FEMA data not available

0 1/4 1/2 1 Miles

TARGET PROPERTY: ABAG - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.7s
 DATE: December 13, 2005 TC1573935.7s Page 10 of 37

FLOOD PLAIN MAP FINDINGS

Source: FEMA Q3 Flood Data

County

FEMA flood data electronic coverage

TIFT, GA

NO

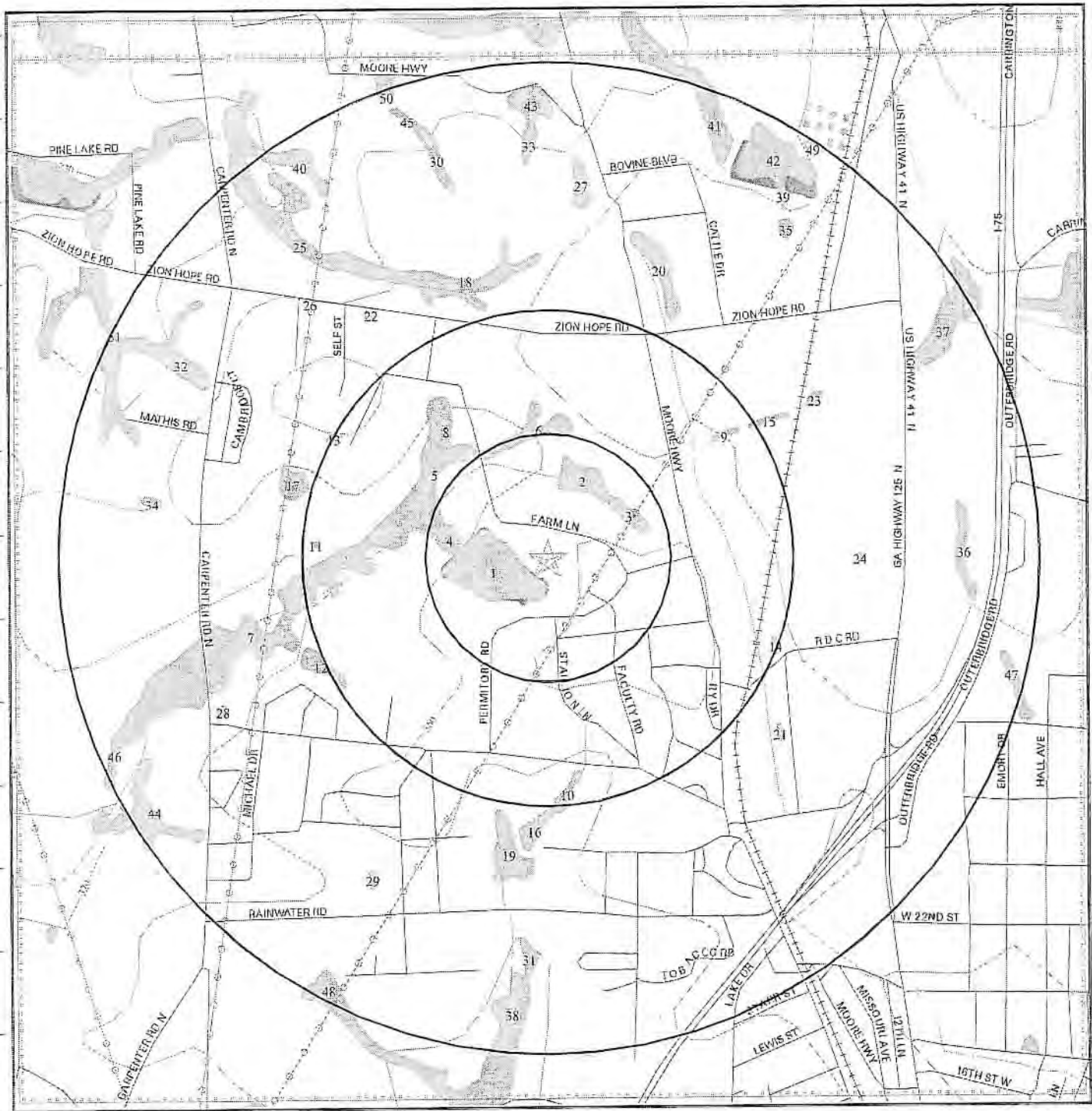
Flood Plain panel at target property:

None Reported

Additional Flood Plain panel(s) in search area:

None Reported

National Wetlands Inventory Map



- Major Roads
- Contour Lines
- Waterways
- County Boundary

- Power Lines
- Pipe Lines
- Fault Lines

- Water
- Federal Wetlands
- Electronic NWI data available
- Electronic NWI data not available

0 1/4 1/2 1 Miles



TARGET PROPERTY: ABAC - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.7s
 DATE: December 13, 2005 TC1573935.7s Page 12 of 37

WETLANDS MAP FINDINGS

Source: Fish and Wildlife Service NWI data

NWI hardcopy map at target property: Tifton West

Additional NWI hardcopy map(s) in search area:

Not reported in source data

Map ID

Direction

Distance

Distance (ft.)

Code and Description*

Database

1	PUBHh	NWI
SW	[P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h]	
0-1/8 mi	Diked/Impounded	
238		

2	PUBHh	NWI
North	[P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h]	
1/8-1/4 mi	Diked/Impounded	
736		

3	PFO4A	NWI
NE	[P] Palustrine, [FO] Forested, [4] Needle-Leaved Evergreen, [A] Temporarily Flooded	
1/8-1/4 mi		
846		

4	PSS1C	NWI
West	[P] Palustrine, [SS] Scrub-Shrub, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	
1/8-1/4 mi		
926		

5	PFO4C	NWI
WNW	[P] Palustrine, [FO] Forested, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded	
1/8-1/4 mi		
1165		

6	PEM1Cd	NWI
NNW	[P] Palustrine, [EM] Emergent, [1] Persistent, [C] Seasonally Flooded, [d] Partially	
1/8-1/4 mi	Drained/Ditched	
1223		

7	PFO1C	NWI
WNW	[P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	
1/4-1/2 mi		
1507		

8	PSS1F	NWI
NW	[P] Palustrine, [SS] Scrub-Shrub, [1] Broad-Leaved Deciduous, [F] Semipermanently	
1/4-1/2 mi	Flooded	
1588		

9	PUBHx	NWI
NE	[P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [x] Excavated	
1/4-1/2 mi		
2124		

*See Wetland Classification System for additional information.

WETLANDS MAP FINDINGS

Map ID Direction Distance Distance (ft.)	Code and Description*	Database
10 South 1/4-1/2 mi 2280	PSS3Ch [P] Palustrine, [SS] Scrub-Shrub, [3] Broad-Leaved Evergreen, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
11 West 1/4-1/2 mi 2454	PUBHx [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [x] Excavated	NWI
12 WSW 1/4-1/2 mi 2524	PUBHh [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h] Diked/Impounded	NWI
13 WNW 1/4-1/2 mi 2546	PUBHx [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [x] Excavated	NWI
14 ESE 1/4-1/2 mi 2546	PUBHx [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [x] Excavated	NWI
15 ENE 1/4-1/2 mi 2554	PUBHx [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [x] Excavated	NWI
16 South 1/4-1/2 mi 2640	PUBHh [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h] Diked/Impounded	NWI
17 WNW 1/2-1 mi 2678	PEM1Ch [P] Palustrine, [EM] Emergent, [1] Persistent, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
18 NNW 1/2-1 mi 2716	PFO1C [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	NWI
19 SSW 1/2-1 mi 2725	PSS1C [P] Palustrine, [SS] Scrub-Shrub, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	NWI

*See Wetland Classification System for additional information.

WETLANDS MAP FINDINGS

Map ID Direction Distance Distance (ft.)	Code and Description*	Database
20 NNE 1/2-1 mi 2845	PEM1Cd [P] Palustrine, [EM] Emergent, [1] Persistent, [C] Seasonally Flooded, [d] Partially Drained/Ditched	NWI
21 SE 1/2-1 mi 3034	PUBHx [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [x] Excavated	NWI
22 NW 1/2-1 mi 3131	PUBHh [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h] Diked/Impounded	NWI
23 ENE 1/2-1 mi 3210	PFO4Cd [P] Palustrine, [FO] Forested, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded, [d] Partially Drained/Ditched	NWI
24 East 1/2-1 mi 3308	PUBHx [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [x] Excavated	NWI
25 NNW 1/2-1 mi 3397	PFO4/1C [P] Palustrine, [FO] Forested, [4] Needle-Leaved Evergreen / , [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	NWI
26 NW 1/2-1 mi 3669	PSS1Ch [P] Palustrine, [SS] Scrub-Shrub, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
27 North 1/2-1 mi 3716	PEM1Cd [P] Palustrine, [EM] Emergent, [1] Persistent, [C] Seasonally Flooded, [d] Partially Drained/Ditched	NWI
28 WSW 1/2-1 mi 3777	PEM1C [P] Palustrine, [EM] Emergent, [1] Persistent, [C] Seasonally Flooded	NWI
29 SSW 1/2-1 mi 3804	PAB3Hx [P] Palustrine, [AB] Aquatic Bed, [3] Rooted Vascular, [H] Permanently Flooded, [x] Excavated	NWI

*See Wetland Classification System for additional information.

WETLANDS MAP FINDINGS

Map ID Direction Distance Distance (ft.)	Code and Description*	Database
30 NNW 1/2-1 mi 4025	PFO1Ch [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
31 South 1/2-1 mi 4035	PFO1C [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	NWI
32 WNW 1/2-1 mi 4068	PFO1/4C [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous / , [FO] Forested, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded	NWI
33 North 1/2-1 mi 4179	PEM1C [P] Palustrine, [EM] Emergent, [1] Persistent, [C] Seasonally Flooded	NWI
34 West 1/2-1 mi 4183	PFO1F [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [F] Semipermanently Flooded	NWI
35 NE 1/2-1 mi 4234	PSS1/4Ch [P] Palustrine, [SS] Scrub-Shrub, [1] Broad-Leaved Deciduous / , [SS] Scrub-Shrub, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
36 East 1/2-1 mi 4366	PFO1Ch [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
37 ENE 1/2-1 mi 4376	PFO1/4Ch [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous / , [FO] Forested, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
38 South 1/2-1 mi 4415	PSS1/4C [P] Palustrine, [SS] Scrub-Shrub, [1] Broad-Leaved Deciduous / , [SS] Scrub-Shrub, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded	NWI
39 NE 1/2-1 mi 4485	PFO4Ch [P] Palustrine, [FO] Forested, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded, [h] Diked/Impounded	NWI

*See Wetland Classification System for additional information.

WETLANDS MAP FINDINGS

Map ID Direction Distance Distance (ft.)	Code and Description*	Database
40 NNW 1/2-1 mi 4523	PFO4A [P] Palustrine, [FO] Forested, [4] Needle-Leaved Evergreen, [A] Temporarily Flooded	NWI
41 NNE 1/2-1 mi 4546	PFO1/4C [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous / , [FO] Forested, [4] Needle-Leaved Evergreen, [C] Seasonally Flooded	NWI
42 NNE 1/2-1 mi 4551	PUBHh [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h] Diked/Impounded	NWI
43 North 1/2-1 mi 4555	PUBHh [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h] Diked/Impounded	NWI
44 SW 1/2-1 mi 4685	PFO1C [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	NWI
45 NNW 1/2-1 mi 4709	PFO1Fh [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [F] Semipermanently Flooded, [h] Diked/Impounded	NWI
46 WSW 1/2-1 mi 4927	PEM1C [P] Palustrine, [EM] Emergent, [1] Persistent, [C] Seasonally Flooded	NWI
47 ESE 1/2-1 mi 4953	PFO1Ch [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded, [h] Diked/Impounded	NWI
48 SSW 1/2-1 mi 4970	PFO1C [P] Palustrine, [FO] Forested, [1] Broad-Leaved Deciduous, [C] Seasonally Flooded	NWI
49 NNE 1/2-1 mi 5137	PUBHh [P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h] Diked/Impounded	NWI

*See Wetland Classification System for additional information.

WETLANDS MAP FINDINGS

Map ID

Direction

Distance

Distance (ft.)

Code and Description*

Database

50

NNW

1/2-1 mi

5144

PUBHh

[P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h]
Diked/Impounded

NWI

51

WNW

1/2-1 mi

5207

PUBHh

[P] Palustrine, [UB] Unconsolidated Bottom, [H] Permanently Flooded, [h]
Diked/Impounded

NWI

*See Wetland Classification System for additional information.

WETLANDS CLASSIFICATION SYSTEM

National Wetland Inventory Maps are produced by the U.S. Fish and Wildlife Service, a sub-department of the U.S. Department of the Interior. In 1974, the U.S. Fish and Wildlife Service developed a criteria for wetland classification with four long range objectives:

- to describe ecological units that have certain homogeneous natural attributes,
- to arrange these units in a system that will aid decisions about resource management,
- to furnish units for inventory and mapping, and
- to provide uniformity in concepts and terminology throughout the U.S.

High altitude infrared photographs, soil maps, topographic maps and site visits are the methods used to gather data for the productions of these maps. In the infrared photos, wetlands appear as different colors and these wetlands are then classified by type. Using a hierarchical classification, the maps identify wetland and deepwater habitats according to:

- system
- subsystem
- class
- subclass
- modifiers

(as defined by Cowardin, et al. U.S. Fish and Wildlife Service FWS/OBS 79/31. 1979.)

The classification system consists of five systems:

1. marine
2. estuarine
3. riverine
4. lacustrine
5. palustrine

The marine system consists of deep water tidal habitats and adjacent tidal wetlands. The riverine system consists of all wetlands contained within a channel. The lacustrine systems includes all nontidal wetlands related to swamps, bogs & marshes. The estuarine system consists of deepwater tidal habitats and where ocean water is diluted by fresh water. The palustrine system includes nontidal wetlands dominated by trees and shrubs and where salinity is below .5% in tidal areas. All of these systems are divided in subsystems and then further divided into class.

National Wetland Inventory Maps are produced by transferring gathered data on a standard 7.5 minute U.S.G.S. topographic map. Approximately 52 square miles are covered on a National Wetland Inventory map at a scale of 1:24,000. Electronic data is compiled by digitizing these National Wetland Inventory Maps.

SYSTEM

MARINE

SUBSYSTEM

1 - SUBTIDAL

CLASS	Subclass	RB-ROCK BOTTOM	UB-UNCONSOLIDATED BOTTOM	AB-AQUATIC BED	RF-REEF	OW-OPEN WATER / Unknown Bottom	AB-AQUATIC BED	RF-REEF	RS-ROCKY SHORE	US-UNCONSOLIDATED SHORE
		1 Bedrock 2 Rubble	1 Cobble-Gravel 2 Sand 3 Mud 4 Organic	1 Algal 3 Rooted Vascular 5 Unknown Submergent	1 Coral 3 Worm		1 Algal 3 Rooted Vascular 5 Unknown Submergent	1 Coral 3 Worm	1 Bedrock 2 Rubble	1 Cobble-Gravel 2 Sand 3 Mud 4 Organic

2 - INTERTIDAL

SYSTEM

E - ESTUARINE

SUBSYSTEM

1 - SUBTIDAL

CLASS	Subclass	RB-ROCK BOTTOM	UB-UNCONSOLIDATED BOTTOM	AB-AQUATIC BED	RF-REEF	OW-OPEN WATER / Unknown Bottom
		1 Bedrock 2 Rubble	1 Cobble-Gravel 2 Sand 3 Mud 4 Organic	1 Algal 3 Rooted Vascular 4 Floating Vascular 5 Unknown Submergent 6 Unknown Surface	2 Mollusk 3 Worm	

SUBSYSTEM

2 - INTERTIDAL

CLASS	Subclass	AB-AQUATIC BED	RF-REEF	SB - STREAMBED	RS-ROCKY SHORE	US-UNCONSOLIDATED SHORE	EM-EMERGENT	SS-SCRUB SHRUB	FO-FORESTED
		1 Algal 3 Rooted Vascular 4 Floating Vascular 5 Unknown Submergent 6 Unknown Surface	2 Mollusk 3 Worm	1 Cobble-Gravel 2 Sand 3 Mud 4 Organic	1 Bedrock 2 Rubble	1 Cobble-Gravel 2 Sand 3 Mud 4 Organic	1 Persistent 2 Nonpersistent	1 Broad-Leaved Deciduous 2 Needle-Leaved Deciduous 3 Broad-Leaved Evergreen 4 Needle-Leaved Evergreen 5 Dead 6 Deciduous 7 Evergreen	1 Broad-Leaved Deciduous 2 Needle-Leaved Deciduous 3 Broad-Leaved Evergreen 4 Needle-Leaved Evergreen 5 Dead 6 Deciduous 7 Evergreen

SYSTEM

R - RIVERINE

SUBSYSTEM

1 - TIDAL 2 - LOWER PERENNIAL 3 - UPPER PERENNIAL 4 - INTERMITTENT 5 - UNKNOWN PERENNIAL

CLASS

RB-ROCK BOTTOM 1 Bedrock 2 Rubble 3 Mud 4 Organic

UB-UNCONSOLIDATED BOTTOM 1 Bedrock 2 Rubble 3 Cobble-Gravel 4 Sand 5 Mud 6 Organic 7 Vegetated

AB-AQUATIC BED 1 Algal 2 Aquatic Moss 3 Rooted Vascular 4 Floating Vascular 5 Unknown Submergent 6 Unknown Surface

RS-ROCKY SHORE 1 Bedrock 2 Rubble

US-UNCONSOLIDATED SHORE 1 Cobble-Gravel 2 Sand 3 Mud 4 Organic 5 Vegetated

**EM-EMERGENT 2 Nonpersistent

OW-OPEN WATER/Unknown Bottom

Subclass

* STREAMBED is limited to TIDAL and INTERMITTENT SUBSYSTEMS, and comprises the only CLASS in the INTERMITTENT SUBSYSTEM.

** EMERGENT is limited to TIDAL and LOWER PERENNIAL SUBSYSTEMS.

SYSTEM

L - LACUSTRINE

SUBSYSTEM

1 - LIMNETIC

CLASS

RB-ROCK BOTTOM 1 Bedrock 2 Rubble

UB-UNCONSOLIDATED BOTTOM 1 Cobble-Gravel 2 Sand 3 Mud 4 Organic

AB-AQUATIC BED 1 Algal 2 Aquatic Moss 3 Rooted Vascular 4 Floating Vascular 5 Unknown Submergent 6 Unknown Surface

OW-OPEN WATER/Unknown Bottom

Subclass

SUBSYSTEM

2 - LITTORAL

CLASS

RB-ROCK BOTTOM 1 Bedrock 2 Rubble

UB-UNCONSOLIDATED BOTTOM 1 Cobble-Gravel 2 Sand 3 Mud 4 Organic

AB-AQUATIC BED 1 Algal 2 Aquatic Moss 3 Rooted Vascular 4 Floating Vascular 5 Unknown Submergent 6 Unknown Surface

RS-ROCKY SHORE 1 Bedrock 2 Rubble

US-UNCONSOLIDATED SHORE 1 Cobble-Gravel 2 Sand 3 Mud 4 Organic 5 Vegetated

**EM-EMERGENT 2 Nonpersistent

OW-OPEN WATER/Unknown Bottom

Subclass

SUBSYSTEM

P - PALUSTRINE

CLASS	RB--ROCK BOTTOM	UB--UNCONSOLIDATED BOTTOM	AB--AQUATIC BED	US--UNCONSOLIDATED SHORE	ML--MOSS- LICHEN	EM--EMERGENT	SS--SCRUB-SHRUB	FO--FORESTED	OW--OPEN WATER/ Unknown
Bottom									
Subclass	1 Bedrock 2 Rubble 3 Mud 4 Organic	1 Cobble-Gravel 2 Sand	1 Algal 2 Aquatic Moss 3 Rooted Vascular 4 Floating Vascular 5 Unknown 6 Submergent 6 Unknown Surface	1 Cobble-Gravel 2 Sand 3 Mud 4 Organic 5 Vegetated	1 Moss 2 Lichen	1 Persistent 2 Nonpersistent	1 Broad-Leaved Deciduous 2 Needle-Leaved Deciduous 3 Broad-Leaved Evergreen 4 Needle-Leaved Evergreen 5 Dead 6 Deciduous 7 Evergreen		

MODIFIERS

In order to more adequately describe wetland and deepwater habitats one or more of the water regime, water chemistry, soil, or special modifiers may be applied at the class or lower level in the hierarchy. The named modifier may also be applied to the ecological system.

WATER REGIME			WATER CHEMISTRY		SOIL	SPECIAL MODIFIERS
Non-Tidal	Tidal	Coastal/Inland/Salinity/PH/Modifiers for	1 Hyperhaline 2 Eubaline 3 Mixohaline (Brackish) 4 Polyhaline 5 Mesohaline 6 Oligohaline 0 Fresh	7 Hypersaline 8 Eusaline 9 Mixosaline 0 Fresh	g Organic n Mineral	b Beaver d Partially Drained/Ditched f Farmed h Diked/Impounded r Artificial Substrate s Spoil x Excavated
A Temporally Flooded B Saturated C Seasonally Flooded D Seasonally Flooded/ Well Drained E Seasonally Flooded/ Saturated F Semi-permanently Flooded G Intermittently Exposed	H Permanently Flooded J Intermittently Flooded K Artificially Flooded W Intermittently Flooded/Temporary Y Saturated/Semi-permanent/ Seasonal Z Intermittently Exposed/Permanent U Unknown	K Artificially Flooded L Subtidal M Irregularly Exposed N Regularly Flooded P Irregularly Flooded *S Temporary-Tidal *R Seasonal-Tidal *T Semi-permanent -Tidal V Permanent -Tidal U Unknown *These water regimes are only used in tidally influenced, freshwater systems.		all Fresh Water a Acid t Circumneutral i Alkaline		

Source: U.S. Department of the Interior
Fish and Wildlife Service
National Wetlands Inventory

FCC & FAA Sites Map



- Streets
- Contour Lines
- County Boundary
- Waterways
- Power Lines
- Water
- Sites
- Omni Directional AM Interference
- Directional AM Interference



TARGET PROPERTY: ABAC - Student Housing (Site A)
 ADDRESS: Farm Road
 CITY/STATE/ZIP: Tifton GA 31793
 LAT/LONG: 31.4855 / 83.5312

CUSTOMER: TTL, Inc
 CONTACT: Matthew Gaston
 INQUIRY #: 1573935.7s
 DATE: December 13, 2005 TC1573935.7s Page 23 of 37

FCC & FAA SITES MAP FINDINGS TOWERS

Map ID
Direction
Distance
Distance (ft.)

EDR ID
Database

A1
North
1/4-1/2 mi
2235

ANT100000018330
ANTREG

Tower ID:	1018784		
Address:	ZION CHURCH RD, TIFTON, GA		
Lat (NAD 27):	312929	Lon (NAD 27):	0833149
Lat (NAD 83):	312930	Lon (NAD 83):	0833149
Construction Date:	Jun 1 1988	Dismantled Date:	
Nepa Flag:	N	FAA ID:	
Structure Type:	TOWER	Elevation (M):	118.87
Structure Hgt (M):	76.00	Hgt Above Ground:	76.00
Hgt Above Ground (M):		Hgt Above Mean Sea Level (M):	
Date Activated:	Jun 24 1997	License Issue Date:	Jun 24 1997
Date Keyed:	Apr 14 1997	Date Printed:	Jun 25 1997
Date Processed:	Apr 15 1997	Date Received:	Apr 14 1997
Licensee Signature	FRANK D BUGG		
Nature of Modification:		Purpose:	R
Company (DBA) Name:	WABR FM		
Owner Name:	GEORGIA PUBLIC TELECOMMUNICATIONS COMMISSION		
Attention:	DON MITCHELL		
Owner Address:	, PELHAM, GA 31779		
Owner PO Box:	249	Phone Number:	9122946501
E-Mail Address:			
Internet Domain:			
Painting & Lighting Specs:		Date of Last Remarks:	
Special Conditions #1:			
Special Conditions #2:			
Key Remarks:			

This record is for a license, and it may or may not indicate a site which has been built.

FCC & FAA SITES MAP FINDINGS TOWERS

Map ID
Direction
Distance
Distance (ft.)

EDR ID
Database

A2
North
1/4-1/2 mi
2335

TOW100000072367
TOWER

Tower ID:	64264		
Tower Owner Name:	GA PUBLIC TELECOMMUNICATIONS COMMISSION		
	2 MILES NW OF, TIFTON, GA		
Latitude:	31 29' 113370"	Latitude (in seconds):	113370
Longitude:	83 31' 49"	Longitude (in seconds):	300709
Transmitter Latitude:	312930	Transmitter Longitude	0833149
Construction Date:	12/28/1987	Activation Date:	Jul 23 1985
FAA Date:		FCC Date:	Jul 18 1985
File Number:	BPED-850618MD	FAA ID:	85-ASO-78-OE
Antenna Height:	0.0000	Antenna Height (M):	0.0000
Beacon Height:	0.0000	Beacon Height (M):	0.0000
Elevation:	640.0000	Elevation FAA:	640.0000
Elevation FAA (M):	195.1000	Elevation (M):	195.1000
Structure Height:	250.0000	Structure Height (M):	76.2000
Structure Height FAA:	250.0000	Structure Height FAA (M):	76.2000
Supporting Struct Hgt:	0.0000	Supporting Struct Hgt (M):	0.0000
Tower Height:	0.0000	Tower Height (M):	0.0000
Structure Type:	TOW	Tower Type:	E
Key Remarks:		Date:	
Key Site:	12507	Record Action:	ADD
ID Exam:		ID_ASB_ACC:	A
Paint and Lighting Specs:	1 11 21 3		
Special Conditions/Remarks:			

This record is for a license, and it may or may not indicate a site which has been built.

A3
North
1/4-1/2 mi
2435

DOF000000023093
FAA DOF

Unique ID:	111432	Obstruction #:	1432
City:	TIFTON	State:	Georgia
Verification Status:	unverified	Obstruction Type:	TOWER
Latitude:	31 29 31N	Longitude:	083 31 49W
Frequency:	Not Reported	Type of Lighting:	Not Reported
Above Ground Level Height (Ft.):			0250
Above Mean Sea Level Height (Ft.):			00640
Horizontal Accuracy:	Not Reported	Vertical Accuracy:	Not Reported
Painted/Marked:	Not Reported	FAA Study #:	85SO0078

FCC & FAA SITES MAP FINDINGS TOWERS

Map ID
Direction
Distance
Distance (ft.)

EDR ID
Database

4					DOF000000023705
SSE					FAA DOF
1/4-1/2 mi					
2575					
Unique ID:	116028	Obstruction #:	6028		
City:	TIFTON	State:	Georgia		
Verification Status:	unverified	Obstruction Type:	TOWER		
Latitude:	31 28 45N	Longitude:	083 31 38W		
Frequency:	Not Reported	Type of Lighting:	Not Reported		
Above Ground Level Height (Ft.):			0143		
Above Mean Sea Level Height (Ft.):			00670		
Horizontal Accuracy:	Not Reported	Vertical Accuracy:	Not Reported		
Painted/Marked:	Not Reported	FAA Study #:	Not Reported		

B5					DOF000000022255
SW					FAA DOF
1/2-1 mi					
5159					
Unique ID:	110525	Obstruction #:	0525		
City:	TIFTON	State:	Georgia		
Verification Status:	verified	Obstruction Type:	TOWER		
Latitude:	31 28 33N	Longitude:	083 32 37W		
Frequency:	Not Reported	Type of Lighting:	Medium Intensity White Strobe Lighting		
Above Ground Level Height (Ft.):			0300		
Above Mean Sea Level Height (Ft.):			00644		
Horizontal Accuracy:	+250'	Vertical Accuracy:	+50'		
Painted/Marked:	No	FAA Study #:	71SQ0867		

FCC & FAA SITES MAP FINDINGS TOWERS

Map ID
Direction
Distance
Distance (ft.)

EDR ID
Database

B6
SW
1/2-1 mi
5160

TOW100000002145
TOWER

Tower ID:	104066		
Tower Owner Name:	GEORGIA POWER COMPANY		
	COUNTY RD, TIFTON, GA		
Latitude:	31 28' 113313"	Latitude (in seconds):	113313
Longitude:	83 32' 37"	Longitude (in seconds):	300757
Transmitter Latitude:	312833	Transmitter Longitude	0833237
Construction Date:	03/05/1990	Activation Date:	Sep 17 1992
FAA Date:	Jan 23 1990	FCC Date:	
File Number:	WLR 20	FAA ID:	71-SO-867-OE
Antenna Height:	0.0000	Antenna Height (M):	0.0000
Beacon Height:	0.0000	Beacon Height (M):	0.0000
Elevation:	644.0000	Elevation FAA:	644.0000
Elevation FAA (M):	196.3000	Elevation (M):	196.3000
Structure Height:	300.0000	Structure Height (M):	91.4000
Structure Height FAA:	300.0000	Structure Height FAA (M):	91.4000
Supporting Struct Hgt:	0.0000	Supporting Struct Hgt (M):	0.0000
Tower Height:	300.0000	Tower Height (M):	91.4000
Structure Type:	TOW	Tower Type:	E
Key Remarks:		Date:	
Key Site:	12468	Record Action:	MOD
ID Exam:	ASB8	ID_ASB_ACC:	Y
Paint and Lighting Specs:	A H I		
Special Conditions/Remarks:	PARAGRAPH A MODIFIED TO REQUIRE USE OF L-865 MEDIUM INTENSITY LIGHTS IN LIEU OF L-856. LIGHTS SHALL EMIT A PEAK INTENSITY OF APPROXIMATELY 2,000 CANDELAS AT NIGHT IN LIEU OF 4,000.		

This record is for a license, and it may or may not indicate a site which has been built.

FCC & FAA SITES MAP FINDINGS TOWERS

Map ID
Direction
Distance
Distance (ft.)

EDR ID
Database

B7
SW
1/2-1 mi
5226

ANT100000027365
ANTREG

Tower ID:	1027857		
Address:	AT POWER SUBSTATION ON N-S CO RD NW OF TIFTON, TIFTON, GA		
Lat (NAD 27):	312832	Lon (NAD 27):	0833237
Lat (NAD 83):	312833	Lon (NAD 83):	0833237
Construction Date:	Aug 12 1997	Dismantled Date:	
Nepa Flag:	N	FAA ID:	97-ASO-3216-OE
Structure Type:	TOWER	Elevation (M):	103.30
Structure Hgt (M):	100.60	Hgt Above Ground:	104.20
Hgt Above Ground (M):	104.242866	Hgt Above Mean Sea Level (M):	207.571319
Date Activated:	Feb 2 1999	License Issue Date:	Sep 2 1997
Date Keyed:	Aug 18 1997	Date Printed:	Sep 3 1997
Date Processed:	Aug 18 1997	Date Received:	Aug 18 1997
Licensee Signature	RICHARD M. BURLEY		
Nature of Modification:		Purpose:	R
Company (DBA) Name:			
Owner Name:	GEORGIA POWER COMPANY		
Attention:	RICHARD M. BURLEY		
Owner Address:	333 PIEDMONT AVE., ATLANTA, GA 30308		
Owner PO Box:	BIN 10030	Phone Number:	4045263808
E-Mail Address:	RICH.M.BURLEY@GPC.COM		
Internet Domain:	GPC.COM		
Painting & Lighting Specs:	Date of Last Remarks:		
Special Conditions #1:			
Special Conditions #2:			
Key Remarks:			

This record is for a license, and it may or may not indicate a site which has been built.

FCC & FAA SITES MAP FINDINGS AIRPORTS

EDR ID
Database

No Sites Reported.

FCC & FAA SITES MAP FINDINGS POWERLINES

EDR ID
Database

POW0003033
POWERLINES

Msid: MSX1006573- 1
Range: 0
Type: AC
Corridor: N
Own_name: Not Reported
Ownr_flg: S
Physaddress: Not Reported
Physstate: Not Reported
Mailaddress: Not Reported
Mailstate: Not Reported
Phone: Not Reported
Webpage: Not Reported

Voltage: 230
Hi_range: 0
Status: AC
Ownr_id: Not Reported
Opr_id: Not Reported
Coname: Not Reported
Physcity: Not Reported
Physlpost: Not Reported
Mailcity: Not Reported
Mailpostal: Not Reported
Fax: Not Reported

POW0003032
POWERLINES

Msid: MSX1000009- 1
Range: 0
Type: AC
Corridor: N
Own_name: Not Reported
Ownr_flg: S
Physaddress: Not Reported
Physstate: Not Reported
Mailaddress: Not Reported
Mailstate: Not Reported
Phone: Not Reported
Webpage: Not Reported

Voltage: 500
Hi_range: 0
Status: AC
Ownr_id: Not Reported
Opr_id: Not Reported
Coname: Not Reported
Physcity: Not Reported
Physlpost: Not Reported
Mailcity: Not Reported
Mailpostal: Not Reported
Fax: Not Reported

POW0003034
POWERLINES

Msid: MSX1000082- 1
Range: 0
Type: AC
Corridor: N
Own_name: Not Reported
Ownr_flg: S
Physaddress: Not Reported
Physstate: Not Reported
Mailaddress: Not Reported
Mailstate: Not Reported
Phone: Not Reported
Webpage: Not Reported

Voltage: 230
Hi_range: 0
Status: AC
Ownr_id: Not Reported
Opr_id: Not Reported
Coname: Not Reported
Physcity: Not Reported
Physlpost: Not Reported
Mailcity: Not Reported
Mailpostal: Not Reported
Fax: Not Reported

KEY CONTACTS & GOVERNMENT RECORDS SEARCHED

Various Federal laws and executive orders address specific environmental concerns. NEPA requires the responsible offices to integrate to the greatest practical extent the applicable procedures required by these laws and executive orders. EDR provides key contacts at agencies charged with implementing these laws and executive orders to supplement the information contained in this report.

NATURAL AREAS

Officially designated wilderness areas

Government Records Searched in This Report

FED_LAND: Federal Lands

Source: USGS

Telephone: 703-648-5094

Federal data from Bureau of Land Management, National Park Service, Forest Service, and Fish and Wildlife Service.

- National Parks

- Forests

- Monuments

- Wildlife Sanctuaries, Preserves, Refuges

- Federal Wilderness Areas.

Date of Government Version: 12/31/2004

Federal Contacts for Additional Information

National Park Service, Southeast Region

100 Alabama Street SW, 1924 Building

Atlanta, GA 30303

404-562-3100

USDA Forest Service, Southern

1720 Peachtree Road, N.W.

Atlanta, GA 30367

404-347-2384

BLM - Eastern States Office

7450 Boston Blvd.

Springfield, VA 22153

703-440-1713

BLM - Eastern States Office

7450 Boston Blvd.

Springfield, VA 22153

703-440-1713

Fish & Wildlife Service, Region 4

Budget and Finance 1875 Century Boulevard

Atlanta, GA 30345

404-679-4096

Officially designated wildlife preserves, sanctuaries and refuges

Government Records Searched in This Report

FED_LAND: Federal Lands

Source: USGS

Telephone: 703-648-5094

Federal data from Bureau of Land Management, National Park Service, Forest Service, and Fish and Wildlife Service.

- National Parks

- Forests

- Monuments

- Wildlife Sanctuaries, Preserves, Refuges

- Federal Wilderness Areas.

Date of Government Version: 12/31/2004

KEY CONTACTS & GOVERNMENT RECORDS SEARCHED

GA Public Lands: Public Lands

Polygon representations of National, State and county parks; National and State historic sites; National Wildlife Refuges; National Wilderness Areas; Wildlife Management Areas; Wild and Scenic Areas; archaeological sites; off-road vehicle areas; US Department of Agriculture land; and other areas

Source: Georgia GIS Data Clearinghouse.

Telephone: 706-542-0246

GA Public Lands: Natural Heritage Program Database

Locations of rare animals, plants, and natural communities

Source: Department of Natural Resources.

Telephone: 770-918-6411

Federal Contacts for Additional Information

Fish & Wildlife Service, Region 4

Budget and Finance 1875 Century Boulevard

Atlanta, GA 30345

404-679-4096

State Contacts for Additional Information

Dept. of Natural Resources 770-918-6400

Wild and scenic rivers

Government Records Searched in This Report

FED_LAND: Federal Lands

Source: USGS

Telephone: 703-648-5094

Federal data from Bureau of Land Management, National Park Service, Forest Service, and Fish and Wildlife Service.

- National Parks

- Forests

- Monuments

- Wildlife Sanctuaries, Preserves, Refuges

- Federal Wilderness Areas.

Date of Government Version: 12/31/2004

Federal Contacts for Additional Information

Fish & Wildlife Service, Region 4

Budget and Finance 1875 Century Boulevard

Atlanta, GA 30345

404-679-4096

Endangered Species

Government Records Searched in This Report

Endangered Species Protection Program Database

A listing of endangered species by county.

Source: Environmental Protection Agency

Telephone: 703-305-5239

GA Endangered Species: GA Natural Heritage Program Database

Source: Dept. of Natural Resources.

Telephone: 770-918-6411

KEY CONTACTS & GOVERNMENT RECORDS SEARCHED

Federal Contacts for Additional Information

Fish & Wildlife Service, Region 4
Budget and Finance 1875 Century Boulevard
Atlanta, GA 30345
404-679-4096

State Contacts for Additional Information

Natural Heritage Program, Dept. of Natural Resources 706-557-3032

LANDMARKS, HISTORICAL, AND ARCHEOLOGICAL SITES

Historic Places

Government Records Searched in This Report

National Register of Historic Places:

The National Register of Historic Places is the official federal list of districts, sites, buildings, structures, and objects significant in American history, architecture, archeology, engineering, and culture. These contribute to an understanding of the historical and cultural foundations of the nation.

The National Register includes:

- All prehistoric and historic units of the National Park System;
- National Historic Landmarks, which are properties recognized by the Secretary of the Interior as possessing national significance; and
- Properties significant in American, state, or local prehistory and history that have been nominated by State Historic Preservation Officers, federal agencies, and others, and have been approved for listing by the National Park Service.

Date of Government Version: 03/15/2000

Federal Contacts for Additional Information

Park Service; Advisory Council on Historic Preservation
1849 C Street NW
Washington, DC 20240
Phone: (202) 208-6843

State Contacts for Additional Information

Historic Preservation Division 404-656-2840

Indian Religious Sites

Government Records Searched in This Report

Indian Reservations:

This map layer portrays Indian administrated lands of the United States that have any area equal to or greater than 640 acres.

Source: USGS

Phone: 888-275-8747

Date of Government Version: 10/01/2003

KEY CONTACTS & GOVERNMENT RECORDS SEARCHED

Federal Contacts for Additional Information

Department of the Interior- Bureau of Indian Affairs
Office of Public Affairs
1849 C Street, NW
Washington, DC 20240-0001
Office: 202-208-3711
Fax: 202-501-1516

National Association of Tribal Historic Preservation Officers
1411 K Street NW, Suite 700
Washington, DC 20005
Phone: 202-628-8476
Fax: 202-628-2241

State Contacts for Additional Information

A listing of local Tribal Leaders and Bureau of Indian Affairs Representatives can be found at:
<http://www.doi.gov/bia/areas/agency.html>

Scenic Trails

Government Records Searched in This Report

APPAL_TRAIL: Appalachian Trail
Source: Appalachian Trail Conference
Telephone: (304) 535-6331
Appalachian Trail centerline.

State Contacts for Additional Information

Appalachian Trail Conference
799 Washington Street P.O. Box 807
Harpers Ferry, WV 25425-0807
(304) 535-6331

FLOOD PLAIN, WETLANDS AND COASTAL ZONE

Flood Plain Management

Government Records Searched in This Report

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.

Federal Contacts for Additional Information

Federal Emergency Management Agency 877-3362-627

State Contacts for Additional Information

Georgia Emergency Management Agency 404-635-7000

KEY CONTACTS & GOVERNMENT RECORDS SEARCHED

Wetlands Protection

Government Records Searched in This Report

NWI: National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002 from the U.S. Fish and Wildlife Service.

Federal Contacts for Additional Information

Fish & Wildlife Service 813-570-5412

State Contacts for Additional Information

Dept. of Natural Resources 770-918-6400

Coastal Zone Management

Government Records Searched in This Report

CAMA Management Areas

Dept. of Env., Health & Natural Resources
919-733-2293

Federal Contacts for Additional Information

Office of Ocean and Coastal Resource Management
N/ORM, SSMC4
1305 East-West Highway
Silver Spring, Maryland 20910
301-713-3102

State Contacts for Additional Information

Dept. of Natural Resources, Coastal Resources Division 912-264-7218

FCC & FAA SITES MAP

For NEPA actions that come under the authority of the FCC, the FCC requires evaluation of Antenna towers and/or supporting structures that are to be equipped with high intensity white lights which are to be located in residential neighborhoods, as defined by the applicable zoning law.

Government Records Searched in This Report

Cellular

Federal Communications Commission

Mass Media Bureau
2nd Floor - 445 12th Street SW
Washington DC 20554 USA
Telephone (202) 418-2700

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Tower

Federal Communications Commission

Mass Media Bureau
2nd Floor - 445 12th Street SW
Washington DC 20554 USA
Telephone (202) 418-2700

Portions copyright (C) 1999 Percon Corporation. All rights reserved.

Antenna Registration

Federal Communications Commission

Mass Media Bureau
2nd Floor - 445 12th Street SW
Washington DC 20554 USA
Telephone (202) 418-2700

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KEY CONTACTS & GOVERNMENT RECORDS SEARCHED

AM Tower

Federal Communications Commission
Mass Media Bureau
2nd Floor - 445 12th Street SW
Washington DC 20554 USA
Telephone (202) 418-2700

FAA Digital Obstacle File

National Oceanic and Atmospheric Administration
Telephone: 301-436-8301
Describes known obstacles of interest to aviation users in the US. Used by the Federal Aviation Administration (FAA) and the National Oceanic and Atmospheric Administration to manage the National Airspace System.

Airport Landing Facilities

Federal Aviation Administration
Telephone (800) 457-6656
Private and public use landing facilities.

Electric Power Transmission Line Data

PennWell Corporation
Telephone: (800) 823-6277
This map includes information copyrighted by PennWell Corporation. This information is provided on a best effort basis and PennWell Corporation does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of PennWell.

Excessive Radio Frequency Emission

For NEPA actions that come under the authority of the FCC, Commission actions granting construction permits, licenses to transmit or renewals thereof, equipment authorizations or modifications in existing facilities, require the determination of whether the particular facility, operation or transmitter would cause human exposure to levels of radio frequency in excess of certain limits.

Federal Contacts for Additional Information

Office of Engineering and Technology
Federal Communications Commission
445 12th Street SW
Washington, DC 20554
Phone: 202-418-2470

OTHER CONTACT SOURCES

NEPA Single Point of Contact

State Contacts for Additional Information
Georgia State Clearinghouse
270 Washington Street, SW
Atlanta, GA 30334
404-656-3855

KEY CONTACTS & GOVERNMENT RECORDS SEARCHED

STREET AND ADDRESS INFORMATION

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Appendix VII:
Initial GEPA Evaluation Form/Environmental
Checklist

Initial GEPA Evaluation Form

Project No. : 060705251

Project Name: ABAC - Student Housing Project (Site "A")

Institution: Abraham Baldwin Agricultural College

Date of
Assessment: December 1, 2005

Brief Project Description:

It is our understanding that the subject property will be developed into a student housing facility and will consist of six structures and associated pavement areas.

(Sign one statement. Print or type name, organization, and title below signature.)

Having reviewed this proposed project and the Environmental Checklist, there are no significant adverse environmental effects resulting from this project.



Keith H. Reaves, P.E. - Senior Registered Engineer

TTL

Or

Having reviewed this proposed project and the Environmental Checklist, there may be significant adverse environmental effects resulting from this project. These potential adverse environmental effects are referenced on the Checklist and are further described by the attached narrative.

Georgia Environmental Policy Act

Project No. : 060705251

Project Name: ABAC - Student Housing Project (Site "A")

[illegible]

Appendix VIII:
UGA Archaeological Site File Report



The University of Georgia

*Franklin College of Arts and Sciences
Department of Anthropology*

Georgia Archaeological Site File

FACSIMILE TRANSMISSION COVER SHEET

Date: 12/13/05

To: Matt Gaston

Firm /Fax #: Geosciences / 229-245-8170

Re: ABAC Student Housing Site "A"

Sender: Justin Bradshaw

You should receive 13 pages, including this cover sheet. If you do not receive all of the pages, please call 706.542.8737. Thank You. *G.A.S.F.*

Georgia Archaeological Site File
UGA Riverbend Research Labs
110 Riverbend Road
Athens, GA 30602-4702
(office) 706 542-8737
(fax) 706 542-8920
December 13, 2005

Geoscience-TTL
1309 Edgewood Dr.
Valdosta, Ga. 31601

Matt Gaston:

As per your request, a search of the Site File records was completed in order to determine if there are any previously recorded archaeological sites within a mile radius of the following project area:

PROJECT NAME - **ABAC Student Housing Site "A"**
TOPOGRAPHIC QUADRANGLE - **Tifton West**
COUNTY - **Tift**

There are 0 sites located within a mile radius of your project area. There are 2 projects (2553 and 3092) within this area.

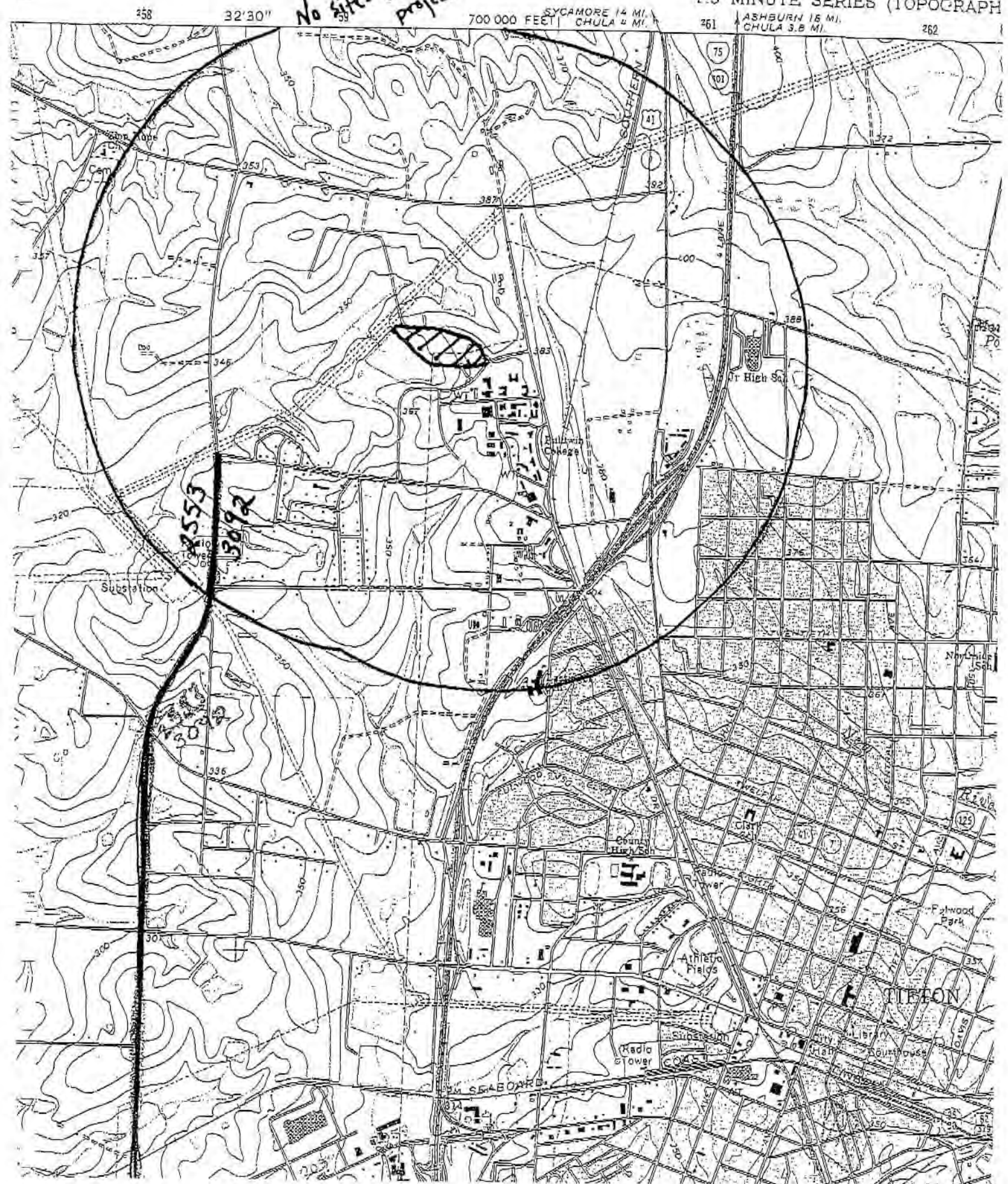
Please be aware that there could possibly be sites that have not been detected in these areas. The limitations of a site search done at the Georgia Archaeological Site File are more completely explained in our Paragraph of Disclaimer. Please know that this search does not fulfill the requirements of the Section 106 laws in the National Historic Preservation Act. If you have questions on the Section 106 law, please contact the Environmental Review Coordinator at the Georgia State Historic Preservation office at (404) 651-6624. Also, if you have any questions or need additional information from the Georgia Archaeological Site Files, do not hesitate to call us at (706) 542-8737.

Sincerely,



Justin Bradshaw
GASF

TIFTON WEST QUADRANGLE
GEORGIA-TIFT CO.
7.5 MINUTE SERIES (TOPOGRAPHIC)





Southwind Archaeological Consortium

CULTURAL RESOURCES ASSESSMENT SURVEY
CARPENTER ROAD,
TIFT COUNTY, GEORGIA

Prepared for

RAKESTRAW & ASSOCIATES

Prepared by

Southwind Archaeological Consortium

Southwind Archaeological Enterprises

Report No. 294

March 18, 2002

Frank N. Charles, Director

2311 Spoonwood Dr., Tallahassee, FL 32303

850-386-2026

Georgia Archaeological

Site File

Report No. 2553

(2553)

CULTURAL RESOURCES ASSESSMENT SURVEY
CARPENTER ROAD,
TIFT COUNTY, GEORGIA

Prepared for:

RAKESTRAW & ASSOCIATES

Prepared by:

Frank N. Charles, RPA, Principal Investigator
SOUTHWIND ARCHAEOLOGICAL ENTERPRISES
and
Lucy B. Wayne, RPA
SOUTHARC, INC.

SOUTHWIND ARCHAEOLOGICAL CONSORTIUM
2311 Spoonwood Drive
Tallahassee, FL 32303
(850)386-2026

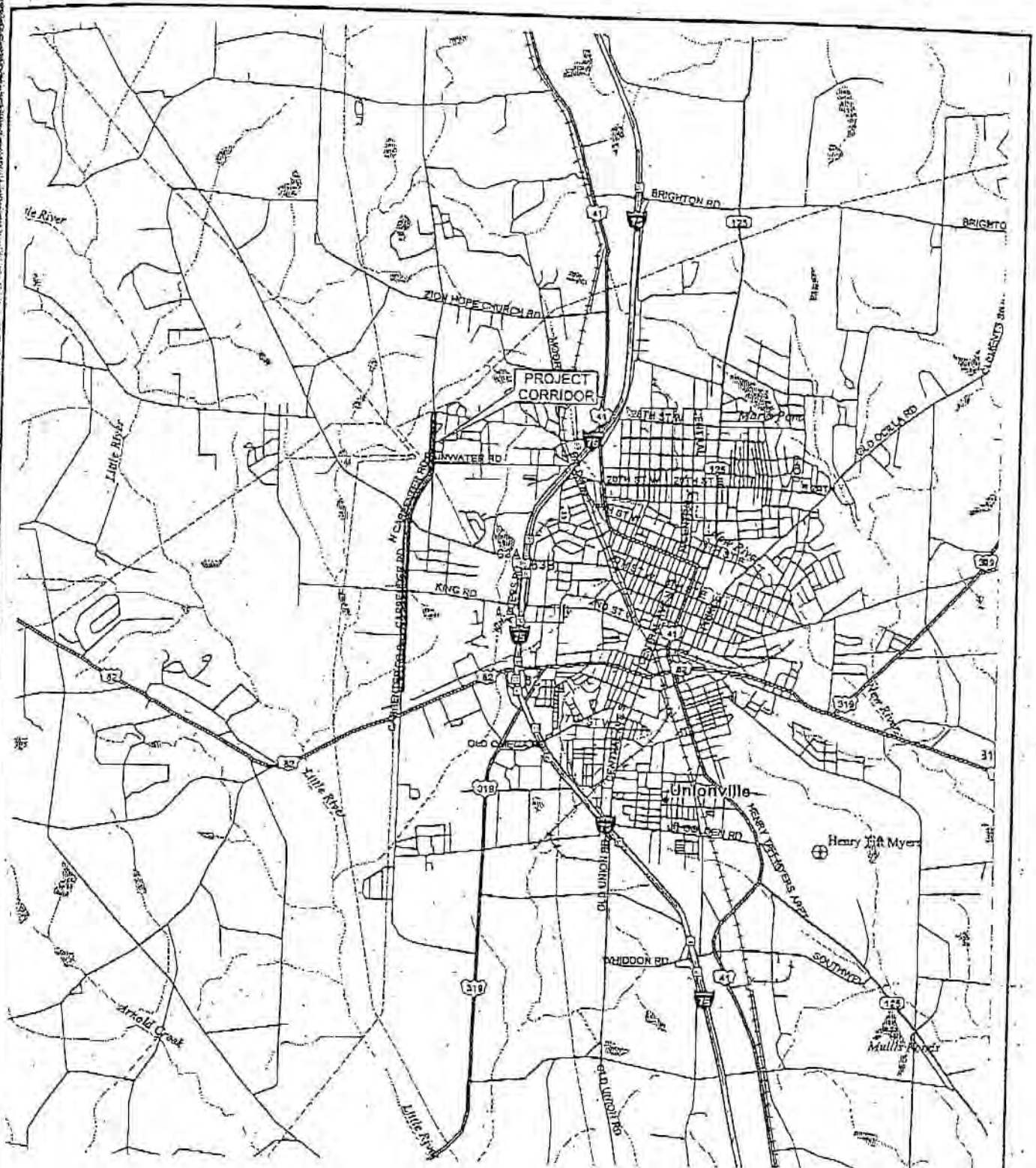
March 18, 2002
225-02-01

Georgia Archaeological
Site File
Report No. 2553

ABSTRACT

Road improvements are planned for a 2.5-mile stretch of Carpenter Road west of Tifton Road. In order to comply with Section 106 of the National Historic Preservation Act of 1966, as amended, a cultural resources survey was completed by Southwind Archaeological Enterprises in February, 2002. This survey included subsurface testing, surface inspection and a survey of potential historic structures.

No evidence of archaeological sites was observed during the survey. One historic structure was recorded, but this residence has been extensively altered to the point that it has lost much of its original fabric. In the opinion of the project staff, it is not significant or eligible for the National Register of Historic Places. A finding of No Adverse Effect is recommended for the proposed road corridor APE.



Scale 1:75,000 (at center)

1 Miles

2 KM

FIGURE 1. PROJECT LOCATION, CARPENTER ROAD,
TIFT COUNTY, GEORGIA

SOURCE: DELORME 1993

SouthArc, Inc.

Archaeological and
Historical Services

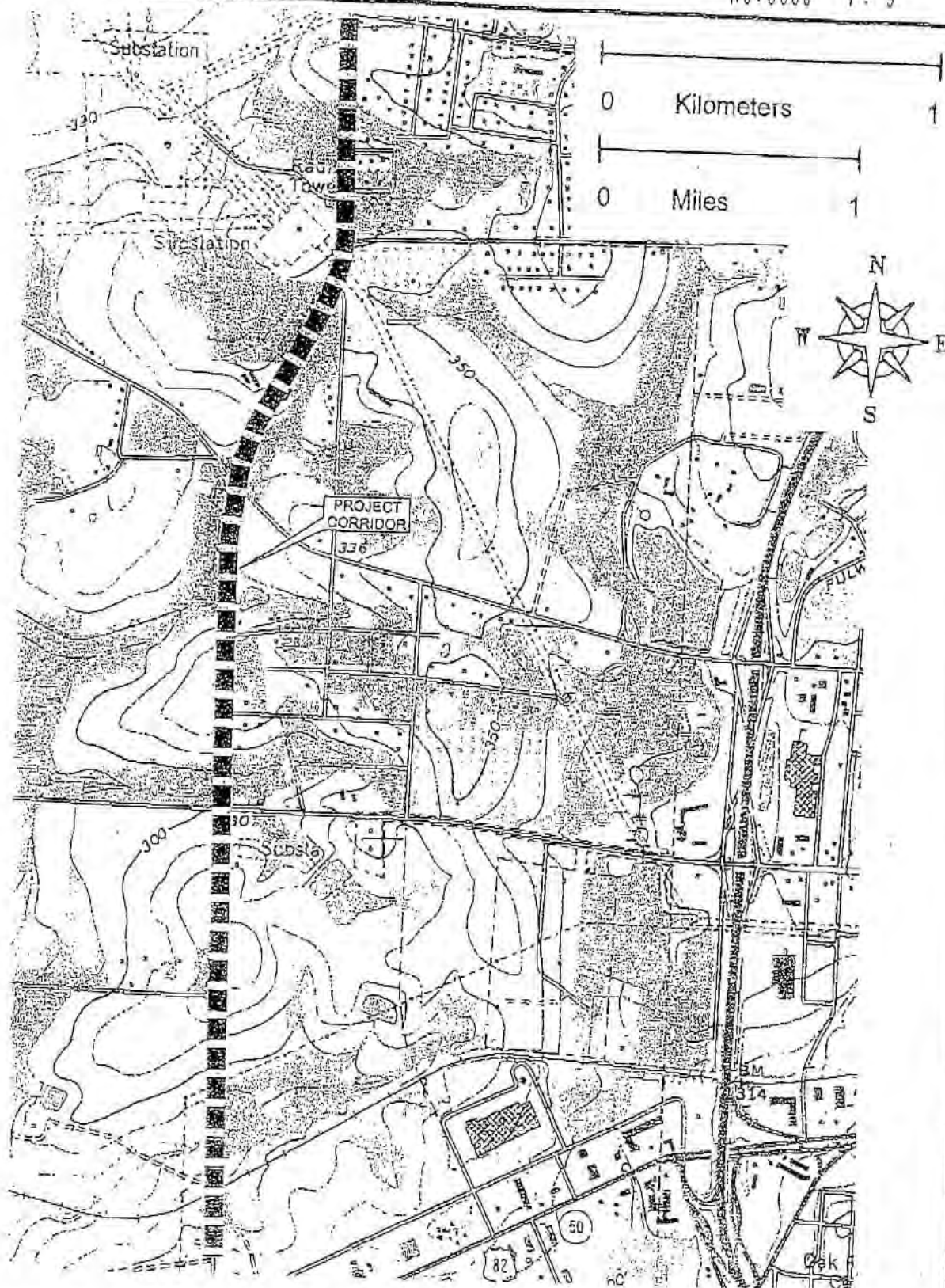


FIGURE 3. TOPOGRAPHIC MAP, CARPENTER ROAD,
TIFT COUNTY, GEORGIA

SOURCE: USGS 1973

SouthArc, Inc.

Archaeological and
Historical Services

RESULTS AND CONCLUSIONS

One potential historic site was noted near the project corridor. Zion Hope Baptist Church is located just west of the north end of the corridor. This church was established in 1859 on land donated by Thomas S. Rigdon and Bailus C. Hutchinson. A new building was constructed in 1884 and enlarged in 1895. In 1897, Norman College, a Christian school, was established at the church. In 1927, a new building was constructed. Twenty-one years later four additional schoolrooms and a pastonium were added. The associated cemetery contains early graves for the Hutchinson and Farmer families (Williams 1948). Since the church and cemetery lie outside the project corridor, they will not be impacted by the proposed improvements.

Archaeological Results

A total of 90 shovel test samples were excavated within the five segments of the project corridor. The major focus was on the intermittent streams and their associated wetlands, along with the adjacent ridges or hillcrests. No cultural materials or features of an archaeological or historic nature were located in any of the test units.

As each series of sampling units was laid out prior to excavating, the soil series to be expected in the area was identified from the soil survey maps and aerial photographs. This series was noted on the test unit form as a working guideline. In the overwhelming majority of cases, after the excavation of a given unit, the appropriate anticipated natural soil profile for that particular unit was not encountered. In some cases, after the sod and root zone was removed and examined, a relatively thin stratum of recent sedimentary deposits lay directly on top of soils that should have occurred deep within the subsoil or B horizon. These tended to occur along the tops of hills and ridges, suggesting extensive erosion has occurred in these areas. In other cases, profiles revealed only recent clay fill associated with the adjacent roadbed. The soil matrix of the filled units were all composed either of highly disturbed soils of the natural horizons or recent deposits associated with the roadfill or artificial drainage ditches. Almost all of these units could be classified as some variant of an urban complex.

This evidence, together with an examination of the road, its drainage ditches and cuts, as well as the overall natural topography through which the road was constructed, suggests that almost no intact, natural "pre-road" soil horizons exist within the right-of-way, and that the entire corridor is virtually devoid of potential significant cultural resources.

Historic Structure

One potential historic structure was identified along the corridor (Figures 9 and 10). This nondescript front-gable frame house has been altered by replacement of the original siding with modern vinyl siding and at least one rear addition (Figure 11). Based on the overall form and proportions, the house probably dates to the first quarter of the 20th century. The house has an

attached hip-roofed porch supported by plain round wood columns and brick piers under the wood deck (Figure 10). The house itself also rests on brick piers. The entry door is off center, flanked by single sash windows. The windows throughout are modern replacement aluminum sash with 2-over-horizontal sash. The addition projects from one side of the house and has a separate entrance, perhaps suggesting an apartment (Figure 11). The small porch has a flat roof, wood deck, brick piers, precast concrete stairs and wrought iron railings and support post.

Due to the extensive alterations, including siding and windows, the house has lost most of its original fabric. It has no distinguishing architectural features and no known historical associations. In the opinion of the project team, the building is not significant or eligible for the National Register of Historic Places.

Conclusions and Recommendations

No evidence of archaeological sites was identified by the survey. The majority of the impact area appears to be significantly disturbed by previous road and ditch construction. The single historic structure identified is not significant due to the extensive alterations which have impacted its integrity. This includes replacement of both siding and windows, as well as an addition. In the opinion of the project staff, no further research is warranted within the proposed impact areas of the project. A No Adverse Impact finding is recommended.



Southwind Archaeological Consortium

**CULTURAL RESOURCES ASSESSMENT SURVEY
of CARPENTER ROAD,
TIFT COUNTY, GEORGIA**

**Addendum to Cultural Resources Assessment Survey
Carpenter Road GDOT Project STP-0003-00 (430); P.I. No. 0003430
Tift County, Georgia**

**Prepared for
RAKESTRAW & ASSOCIATES**

**Prepared by
Southwind Archaeological Consortium
November 4, 2003**

The past serving the future, not obstructing it

Frank N. Charles, Director • 2311 Spoonwood Dr.
Tallahassee, FL 32303 • (904) 386-2026

Georgia Archaeological
Site File
Report No. 3092

Southwind Archaeological Enterprises

Director:
Frank N. Charles

Business Office and Laboratory Address: 2311 Spoonwood Dr., Tallahassee, Florida 32303 • (904) 386-2026

Luke W. Erickson, Archaeologist
Office of Environmental/Location
Georgia Department of Transportation
3993 Aviation Circle
Atlanta, GA 30336-1593

RE: GDOT Project STP-0003-00 (430); P.L. Number 0003430, Tift County, GA

Dear Mr. Erickson:

This is an addendum to the archaeological report dated March 18, 2002, which has already been reviewed by the GDOT and Georgia Department of Natural Resources' Historic Preservation Division. The project consists of reconstruction, rehabilitation, and widening of CR 75/Carpenter Road from US 82 to CR 216, in Tift County. During the previous survey, no archaeological sites were discovered.

The project remains the same, but the proposed alignment at the intersection of CR 75 and Whiddon Mill road has been changed. The proposed change shifts this intersection 100 feet west. As a result, wetlands area #3 will have 1.50 acres impacted. This is a 0.60 acre increase over the original proposed impact of 0.90 acres. This area is within Segment #2 of the field study performed in February 2002 and outlined in the Cultural Resources Assessment Survey. During which no existing or eligible National Register resources were located within the area of the original effect.

- * Due to the proposed change in the alignment of the road in Segment #2, Southwind Archaeological Consortium (SAC) was contacted by Rakestraw and Associates and was asked to evaluate the possibility that this change would impact potential resources.

In October 2003, SAC reexamined the project maps, field notes, photos, and other collected field data regarding the original field study conducted in February 2002. This reexamination revealed several factors pertinent to the impact assessment of the proposed change of alignment. These factors are as follow:

- (1) The original line of test units in Segment #2 passed within approximately 30 meters of the wetland.
- (2) The results of these test units were archaeologically negative.
- (3) The geomorphological profiles of these units revealed that several separate incidences of filling activity had occurred within the last fifty (50) years, and that a number of other disturbances of this fill material had occurred throughout this period.
- (4) A stratigraphic test hole excavated with a manual post hole digger was placed within five (5) meters at the edge of the wetland to determine the feasibility of running another line of test units closer to the wetland. This test hole revealed a stratigraphic profile similar to the formal test units at the 30 meter distance. In addition, this test hole began to fill with water at a depth of between 35 to 40 cm below surface at a rate that exceeded excavation.

With the above factors in mind and considering that the proposed change to the road alignment passes right through the wetland, it is the opinion of SAC that no additional testing of the new alignment be required. In the absence of any indications of archaeological potential, testing in the wetlands would involve an inordinate expense in terms of equipment, personnel, and time that would be difficult to justify, and therefore should be considered cost prohibitive.

Sincerely,


Frank N. Charles, Director
Southwind Archaeological Consortium

Appendix IX:
Resumes of Environmental Professionals



geotechnical • analytical • materials • environmental

KEITH H. REAVES, P.E.

Environmental Engineer
Group Leader
Valdosta, Georgia

Education:

B.S., Civil Engineering, Georgia Institute of Technology, 1995

Experience:

10 Years

Representative Project Experience:

Provides technical and regulatory consultation related to hazardous and solid waste, water supply and waste water; underground storage tank management, investigation, and remediation. Coordinates projects for commercial and industrial clients and state agencies.

Management of UST removal projects and resulting Corrective Action Plans at numerous sites across south Georgia. Prepared numerous Corrective Action Plans for UST facilities which detailed the extent of contamination and proposed cost-effective method of remediation.

Performed Phase I and II Environmental Site Assessments on numerous commercial, industrial, and institutional facilities in accordance with ASTM standards. Industrial facilities assessed have included large and small manufacturing plants, agricultural, and petroleum private facilities. Institutional facilities have included hospitals and other health-care related facilities.

Supervision of drilling projects for municipal solid waste landfills, UST sites and environmental assessments including well design, installation, soil sampling and groundwater sampling. Manages budgets, personnel and technical oversight of groundwater monitoring systems and methane gas monitoring systems for numerous landfill facilities. Duties include design and implementation of horizontal and vertical delineation of contamination work plans, assessment of groundwater monitoring reports, groundwater fate and transport modeling reports.

Has experience with permitting, design, and construction of municipal solid waste, industrial, and construction/demolition landfills. Permitting experience includes site characterization, hydro geologic evaluations, development of ground-water and gas monitoring plans, and preparation of closure plans. Has also provided construction management support during the construction of Subtitle "D" landfills.

Professional Memberships:

National Groundwater Association
Solid Waste Association of North America

Professional Registrations:

- Florida Professional Engineer, License No. 61225
- Georgia Professional Engineer, License No. 25849



geotechnical • analytical • materials • environmental

MATTHEW L. GASTON, E.I.T.

Project Engineer
Valdosta, Georgia

Education:

Georgia Southern University, B.S. Civil Engineering Technology, 1999
Abraham Baldwin Agricultural College, A.S. Biological and Agricultural Engineering, 1997

Experience:

6 Years

Representative Project Experience:

Provides geotechnical engineering, Phase I Environmental Site Assessments (ESA) in accordance with ASTM standards, construction QC management and oversees storm water monitoring program in branch office.

Southside Baptist Church – Waycross, Georgia – Project geotechnical engineer for 30,000 square foot single-story facility. Provided Phase I Environmental Site Assessment (ESA) and geotechnical engineering for the project.

Archbold Memorial Hospital Addition – Thomasville, Georgia – Project geotechnical engineer for four-story addition, \$15 million project.

New Thomas County Middle and Primary Schools – Thomasville, Georgia – Project geotechnical engineer and construction QC management for an 150,000± square foot middle school and 104,000± square foot primary school. Provided Phase I Environmental Site Assessment (ESA), preliminary and final geotechnical studies and construction QC management for the project.

Sanderson Farms – Adel and Moultrie, Georgia – Project geotechnical engineer and construction QC management for various projects that include a new feed mill, hatchery, processing plant, wastewater treatment plant and anaerobic lagoons, \$90+ million project. Provided geotechnical engineering, construction QC management and storm water monitoring for the various projects.

Professional Memberships:

American Council of Engineering Companies of Georgia
American Society of Civil Engineers
Georgia Southern University Industrial Advisory Committee

Professional Registrations:

- State of Georgia Engineer – In – Training, No. 19790
- ACI Field Testing Technician, Grade 1 Certified
- Georgia EPD Qualified Person in NPDES

