



**DEPARTMENT OF THE ARMY**  
U.S. ARMY CORPS OF ENGINEERS, SAVANNAH DISTRICT  
4751 BEST ROAD, SUITE 140  
COLLEGE PARK, GEORGIA 30337

February 13, 2024

Regulatory Division  
SAS-2023-00435



Dear [REDACTED]:

I refer to the submittal dated October 10, 2023, and supplemental information received on December 15, 2023 and January 23, 2024 submitted on your behalf by [REDACTED], requesting an Approved Jurisdictional Determination (AJD) for an approximately 0.5-acre review area within a 15.5-acre property located north of McEver Road, south of Allen Road, southwest of J White Road, and northwest of Allen Circle in Oakwood, Hall County, Georgia (centered at approximately longitude: 34.2286 longitude: -83.9062). This project has retained its previously assigned number SAS-2023-00435, and it is important that you refer to this number in all communication concerning this matter.

We have completed a JD for a portion of the site. I have enclosed an "Approved JD Form," which details whether streams, wetlands and/or other waters present on the site are subject to the jurisdiction of the U.S. Army Corps of Engineers and how the Corps determined jurisdiction.

The feature on the subject property identified within the red boundary identified as "AJD Review Area", as depicted on the exhibit entitled, "HCSD Replacement Elementary School #2", prepared by [REDACTED] [REDACTED] dated October 16, 2023, is not a water of the United States and is therefore not within the jurisdiction of Section 404 of the Clean Water Act (33 United States Code § 1344). This approved JD will remain valid for a period of 5-years unless new information warrants revision prior to that date. The placement of dredged or fill material into this water would not require prior Department of the Army authorization pursuant to Section 404.

You may request an administrative appeal for any approved JD under the Corps regulations at 33 Code of Federal Regulations (CFR) Part 331. Enclosed you will find a Notification of Administrative Appeal Options and Process and Request for Appeal form.

The delineation included herein has been conducted to identify the location and extent of the aquatic resource boundaries and/or the jurisdictional status of aquatic

resources for purposes of the Clean Water Act for the particular site identified in this request. This delineation and/or jurisdictional determination may not be valid for the Wetland Conservation Provisions of the Food Security Act of 1985, as amended. If you or your tenant are USDA program participants, or anticipate participation in USDA programs, you should discuss the applicability of a certified wetland determination with the local USDA service center, prior to starting work.

If you intend to sell property that is part of a project that requires Department of the Army Authorization, it may be subject to the Interstate Land Sales Full Disclosure Act. The Property Report required by Housing and Urban Development Regulation must state whether, or not a permit for the development has been applied for, issued or denied by the U.S. Army Corps of Engineers (Part 320.3(h) of Title 33 of the C.F.R.).

This communication does not convey any property rights, either in real estate or material, or any exclusive privileges. It does not authorize any injury to property, invasion of rights, or any infringement of federal, state or local laws, or regulations. It does not obviate your requirement to obtain state or local assent required by law for the development of this property. If the information you have submitted, and on which the U.S. Army Corps of Engineers has based its decision is later found to be in error, this decision may be revoked.

A copy of this letter is being provided to the following party: [REDACTED]

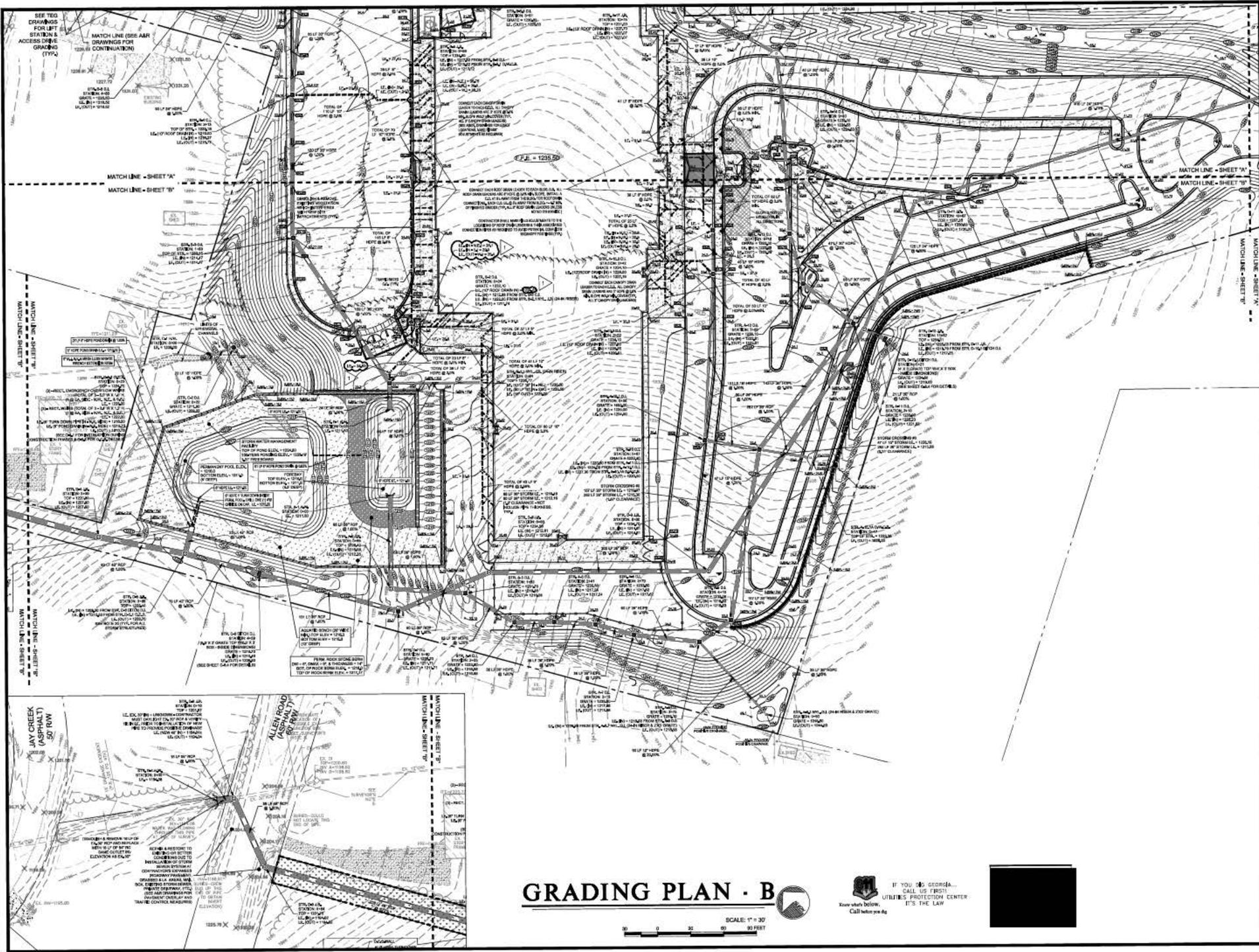
Thank you in advance for completing our on-line Customer Survey Form located at <https://regulatory.ops.usace.army.mil/customer-service-survey/>. We value your comments and appreciate your completion of a survey each time you interact with our office.

If you have any questions, please contact me by telephone at [REDACTED]

Sincerely,

[REDACTED]

Enclosures



# GRADING PLAN - B

SCALE: 1" = 30'  
 0 30 60 90 FEET



PROJECT: HCS D REPLACEMENT ELEMENTARY SCHOOL #2  
 LOCATION: OAKWOOD, GEORGIA  
 SHEET: GRADING PLAN - B  
 DATE: 10/16/2023  
 DRAWING NO: 22179  
 SCALE: C-2B