



DEPARTMENT OF THE ARMY
U.S. ARMY CORPS OF ENGINEERS, SAVANNAH DISTRICT
4751 BEST ROAD, SUITE 140
COLLEGE PARK, GEORGIA 30337-5600

November 9, 2022

Regulatory Division
SAS-2022-01024

JOINT PUBLIC NOTICE
Savannah District/State of Georgia

The Savannah District has received an application for a Department of the Army Permit, pursuant to Section 404 of the Clean Water Act (33 U.S.C. § 1344), as follows:

The comment period for the Department of the Army Permit application will close 30 days from the date of this public notice. Written comments, including suggestions for modifications or objections to the proposed work, stating reasons thereof, are being solicited from anyone having interest in this permit, and must be submitted so as to be received on or before the last day of the comment period. Written comments concerning this Department of the Army Permit application must reference the Applicant's name and the Permit Application Number and be forwarded to the US Army Corps of Engineers (Corps) at the above address, or via the email listed at the end of this notice.

This Joint Public Notice announces a request for authorizations from both the U.S. Army Corps of Engineers and the State of Georgia. The applicant's proposed work may also require local governmental approval.

Application Number: SAS-2022-01024

Applicant: Mr. Chad Parker
East Lake Golf Course
2575 Alston Drive SE
Atlanta, Georgia 30317

Agent: Ms. Torren Hoyord
Corblu Ecology Group, LLC
3225 South Cherokee Lane
Building 800
Woodstock, Georgia 30188

Location of Proposed Work: The project site consists of the existing, 180-acre East Lake Golf Course (ELGC) located at 2575 Alston Drive SE, in Atlanta, DeKalb County, Georgia. The nearest named waterbody is Doolittle Creek, which is impounded within the site and exits the dam as a stream within the site boundary. The central site coordinates are latitude 33.741589 north and longitude -84.302281 west.

Description of Work Subject to the Jurisdiction of the Corps: The applicant proposes improvements to the East Lake Golf Course. The stated proposed improvements and their impacts to aquatic resources are:

- to improve Professional Golfers' Association (PGA) TOUR Championship tournament spectator safety and expand the PGA TOUR Championship sponsorship facilities through the filling of a portion of a pond and the widening of an access road which would impact 1.76 acre of open water pond; and
- to remove accumulated sediment from ELGC's lake and ponds to improve irrigation capacity through the removal of a total of approximately 60,000 cubic yards of accumulated lake/pond sediments in order to create additional storage volume. This would result in impacts to 0.51 acre of wetland and 563 linear feet (0.12-acre) of intermittent stream.

The applicant proposes to offset impacts to open water resources by expanding the existing lake/ponds into their adjacent uplands. The applicant proposes to offset the loss of stream and wetland through the purchase 2,026.80 legacy stream credits from Little Sandy Creek 3 Mitigation Bank, located in the primary service area (PSA) of the project. Wetland credits are not currently available at Little Sandy Creek 3 or other mitigation banks in the PSA or the secondary service area (SSA) at this time; therefore, the applicant will purchase and 0.26 riverine/lacustrine fringe wetland credits (2018) from the Georgia Alabama Land Trust.

STATE OF GEORGIA

Water Quality Certification: The Georgia Department of Natural Resources, Environmental Protection Division will review the proposed project for Water Quality Certification, in accordance with the provisions of Section 401 of the Clean Water Act. The applicant has not yet requested a Water Quality Certification from the State of Georgia. Prior to issuance of a Department of the Army Permit for a project located in, on, or adjacent to the waters of the State of Georgia, review for Water Quality Certification in accordance with Section 401 of the Clean Water Act is required. A reasonable period of time, which shall not exceed one year, is established under the Clean Water Act for the State to act on a request for Water Quality Certification, after which, issuance of such a Department of the Army Permit may proceed. This public notice serves as notification to the Administrator of the U.S. Environmental Protection Agency (USEPA) pursuant to section 401(a)(2) of the Clean Water Act for neighboring jurisdiction review and begins the 30-day clock for USEPA to notify affected states.

State-owned Property and Resources: The applicant may also require assent from the State of Georgia, which may be in the form of a license, easement, lease, permit or another appropriate instrument.

U.S. ARMY CORPS OF ENGINEERS

The Savannah District must consider the purpose and the impacts of the applicant's proposed work, prior to a decision on issuance of a Department of the Army Permit.

Cultural Resources Assessment: The Applicant contracted a Phase I cultural resource survey of the proposed project site, in order to assess if archaeological sites, historic structures, or cultural resources listed or eligible for listing on the National Register of Historic Places may be present within the general vicinity of the proposed work area. The Corps is presently reviewing the accompanying report in conjunction with the current application submittal. Presently unknown archaeological, scientific, prehistorical or historical data may also be located at the site and could be affected by the proposed work.

Endangered Species: Pursuant to Section 7(c) of the Endangered Species Act of 1973, as amended (16 U.S.C. § 1531 et seq.), we request information from the U.S. Department of the Interior, Fish and Wildlife Service, the U.S. Department of Commerce, National Oceanic and Atmospheric Administration, National Marine Fisheries Service; or, any other interested party, on whether any species listed or proposed for listing may be present in the area. Based on the submitted *IPaC Trust Resource Report* for the project site, and the Agent's site assessment, one endangered species, Michaux's sumac (*Rhus michauxii*) has the potential to occur on the subject property.

Public Interest Review: The decision whether to issue a permit will be based on an evaluation of the probable impact, including cumulative impacts, of the proposed activity on the public interest. That decision will reflect the national concern for both protection and utilization of important resources. The benefit, which reasonably may be expected to accrue from the proposal, must be balanced against its reasonably foreseeable detriments. All factors that may be relevant to the proposal will be considered, including the cumulative effects thereof; among those are: conservation, economics, aesthetics, general environmental concerns, wetlands, historic properties, fish and wildlife values, flood hazards, floodplain values, land use, navigation, shoreline erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food and fiber production, mineral needs, considerations of property ownership, and in general, the needs and welfare of the people.

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

Application of Section 404(b)(1) Guidelines: The proposed activity involves the discharge of dredged or fill material into the waters of the United States. The Savannah District's evaluation of the impact of the activity on the public interest will include application of the guidelines promulgated by the Administrator, Environmental Protection Agency, under the authority of Section 404(b) of the Clean Water Act, including an evaluation of practicable alternatives. In the Applicant's current proposal, one off-site alternative and three on-site alternatives (including the preferred alternative layout) have been proposed.

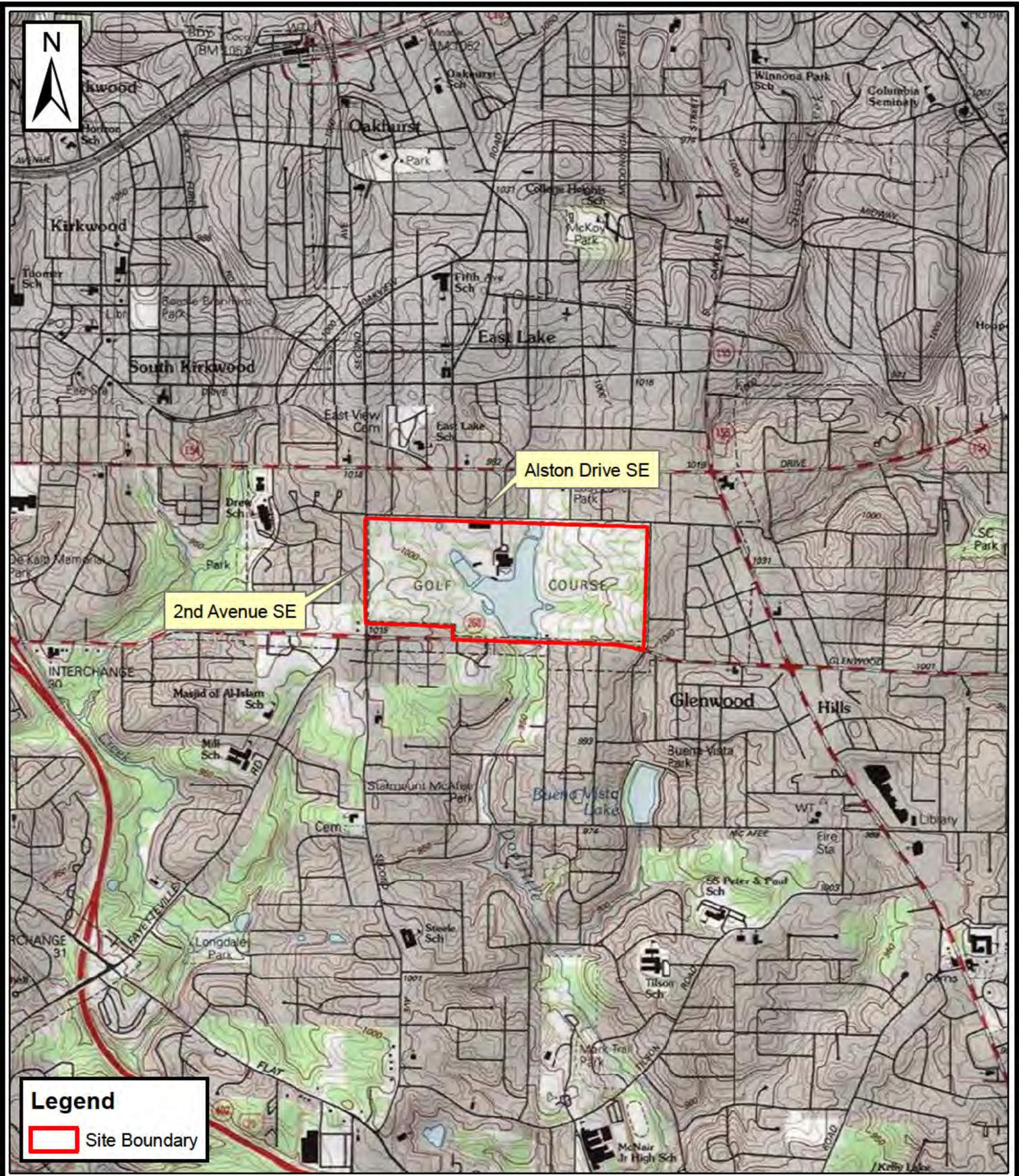
Public Hearing: Any person may request, in writing, within the comment period specified in this notice, that a public hearing be held to consider this application for a Department of the Army permit. Requests for public hearings shall state, with particularity, the reasons for requesting a public hearing. The decision whether to hold a public hearing is at the discretion of the District Engineer, or his designated appointee, based on the need for additional substantive information necessary for evaluating the proposed project.

Comment Period: Anyone wishing to comment on this application for a Department of the Army Permit should submit comments via email to amy.k.egoroff@usace.army.mil or in writing to: Commander, U.S. Army Corps of Engineers, Savannah District, Attention: Amy Egoroff, 4751 Best Road, Suite 140, College Park, Georgia 30337-5600, no later than **30 days** from the date of this notice. Please refer to the Applicant's name (East Lake Golf Course) and the assigned Regulatory file number (SAS-2022-01024) in your comments.

If you have any further questions concerning this public notice, please contact Amy K. Egoroff, Project Manager, Piedmont Branch at 678-422-6751, or amy.k.egoroff@usace.army.mil.

Encls

1. Figure 1: Site Location Map
2. Figure 3: Site Waters Map
3. Figure 4: Site Waters Impacts Map
4. Exhibit Alt 3: Preferred Site Layout Impact Plan



Base Map Source: USA Topo Maps

1:24,000

2,700 1,350 0 2,700 Feet

East Lake Golf Club Improvements
Atlanta, Georgia



Figure 1
Site Location Map
Project No. 02-111121



Pond 1
0.22 acre

Pond 2
1.19 acres

Pond 3
2.45 acres

Wet A
0.51 acre

S1
563 linear feet

Pond 4
0.19 acre

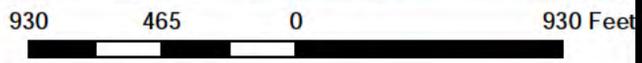
Lake 1 (aka East Lake)
18.99 acres

Legend

-  Site Boundary
-  Intermittent Stream
-  Wetland

Base Map Source: USA Topo Maps

1:8,000



East Lake Golf Club Improvements
Atlanta, Georgia



Figure 3
Site Waters Map
Project No. 02-111121



Pond 1 Impact
N/A

Pond 2 Impact
N/A

Pond 3 Impact
-1.40 acres

Wet A Impact
-0.51 acre

S1 Impact
-563 linear feet

Lake 1 (aka East Lake)
+1.09 acres

Pond 4 Impact
+0.33 acre

Legend

-  Site Boundary
-  Intermittent Stream
-  Wetland

Base Map Source: USA Topo Maps
Please note there is no net loss of open waters

1:8,000

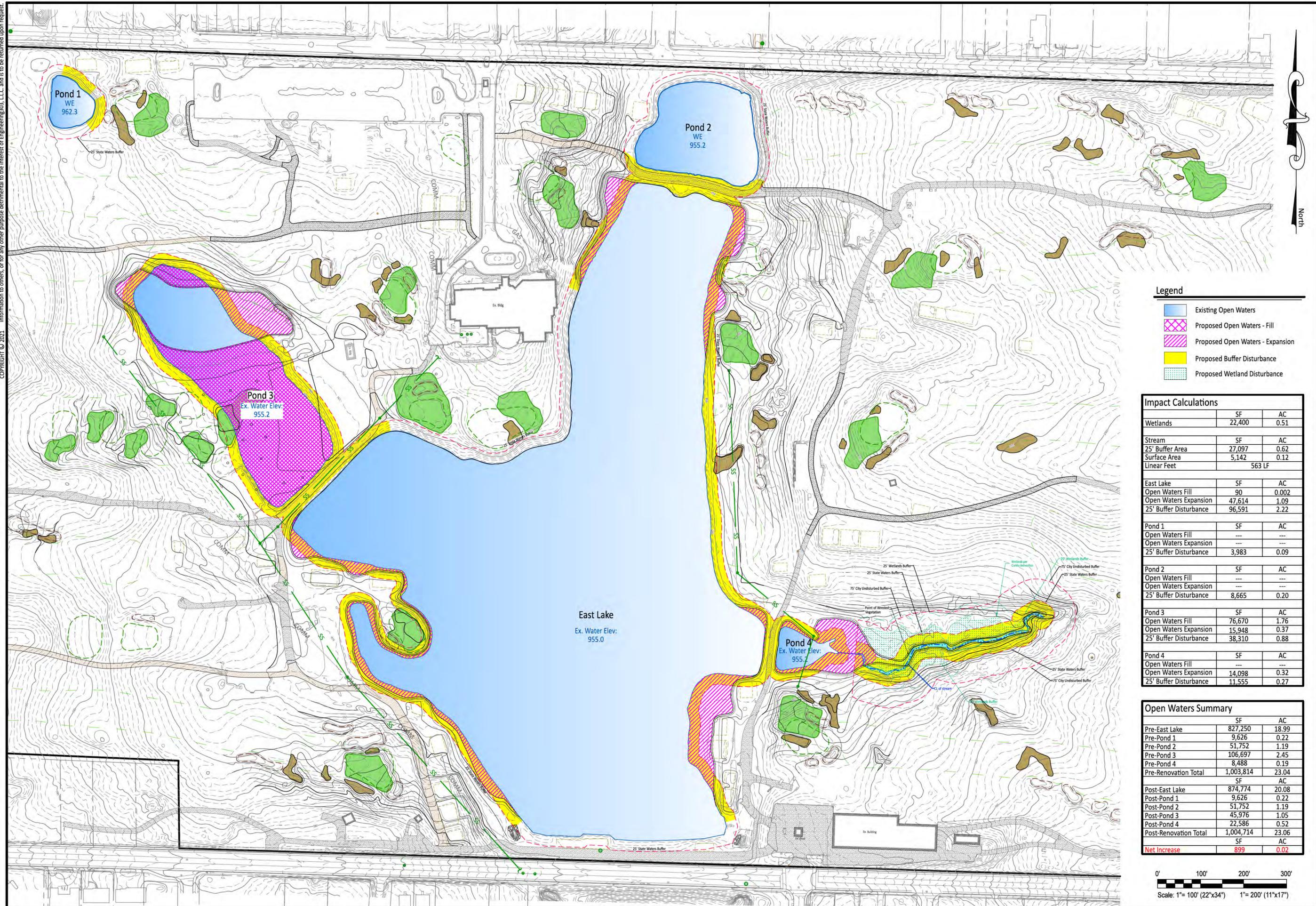


East Lake Golf Club Improvements
Atlanta, Georgia



Figure 4
Site Waters Impacts Map
Project No. 02-111121

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Legend

- Existing Open Waters
- Proposed Open Waters - Fill
- Proposed Open Waters - Expansion
- Proposed Buffer Disturbance
- Proposed Wetland Disturbance

Impact Calculations

	SF	AC
Wetlands	22,400	0.51
Stream		
25' Buffer Area	27,097	0.62
Surface Area	5,142	0.12
Linear Feet	563 LF	

	SF	AC
East Lake		
Open Waters Fill	90	0.002
Open Waters Expansion	47,614	1.09
25' Buffer Disturbance	96,591	2.22

Pond 1	SF	AC
Open Waters Fill	---	---
Open Waters Expansion	---	---
25' Buffer Disturbance	3,983	0.09

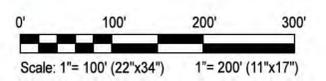
Pond 2	SF	AC
Open Waters Fill	---	---
Open Waters Expansion	---	---
25' Buffer Disturbance	8,665	0.20

Pond 3	SF	AC
Open Waters Fill	76,670	1.76
Open Waters Expansion	15,948	0.37
25' Buffer Disturbance	38,310	0.88

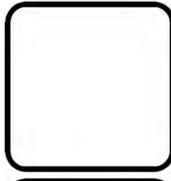
Pond 4	SF	AC
Open Waters Fill	---	---
Open Waters Expansion	14,098	0.32
25' Buffer Disturbance	11,555	0.27

Open Waters Summary

	SF	AC
Pre-East Lake	827,250	18.99
Pre-Pond 1	9,626	0.22
Pre-Pond 2	51,752	1.19
Pre-Pond 3	106,697	2.45
Pre-Pond 4	8,488	0.19
Pre-Renovation Total	1,003,814	23.04
	SF	AC
Post-East Lake	874,774	20.08
Post-Pond 1	9,626	0.22
Post-Pond 2	51,752	1.19
Post-Pond 3	45,976	1.05
Post-Pond 4	22,586	0.52
Post-Renovation Total	1,004,714	23.06
	SF	AC
Net Increase	899	0.02



Impact Exhibit - Alternative 3:
 2575 Alston Drive SE
East Lake Golf Club
 City of Atlanta
 15th District
 DeKalb County, Georgia
 Land Lots 181, 182



Civil Engineering, Land Surveying,
 Stream and Wetland Restoration
 108 Allen Street Cumming, Georgia 30040
 Phone: 770-442-0500 www.engineering303.com

Drawn: ZCT
 Date: 10/21/22
 Sheet
Exhibit - Alt 3
 Project Number
21-4867