

22 May 2026



Georgia Department of Economic Development
Attn: Mr. Lindsay Martin
75 5th Street NW, Suite 1200
Atlanta, GA 30308

**Subject: Threatened & Endangered Species Survey Report
 Satilla Park
 Coffee County, Georgia**

RLC# 11-033.9

Dear Mr. Martin:

Resource & Land Consultants (RLC) completed a threatened and endangered species assessment for Satilla Park located north of Osborn Mills Road and south/southeast of Brantley Boulevard, Coffee County, Georgia (31.470809°, -82.840243°). The assessment was conducted to determine the potential for occurrence of animal and plant species currently listed as threatened or endangered under the Endangered Species Act 1973 (ESA) located within the project area.

RLC reviewed available state and federal records to determine if any listed species were known to occur within and/or in the general vicinity of the project area. Following review of available information, RLC conducted a pedestrian survey of the project area to document existing habitats and the potential for existing habitats to support any federally listed species.

The United States Fish and Wildlife Service (USFWS) Information for Planning and Consultation (IPaC) database indicated that three (3) species federally proposed for listing and one (1) listed threatened species may occur within the project area. A review of the Georgia Natural, Archaeological, and Historic Resources GIS (GNAHRGIS) database confirmed the absence of documented occurrences of federally listed threatened, endangered, or candidate species within the project area.

Tricolored bat, monarch butterfly, and southern hognose snake are proposed for listing under the ESA but have not yet been formally listed as threatened or endangered. Individuals and federal agencies are not required to consult on species proposed for listing under ESA with USFWS under section 7(a)(2). Section 7(a)(4) requires federal agencies to confer (rather than consult) with the USFWS on actions that are likely to jeopardize the continued existence of a species proposed for listing, except on National Wildlife Refuge System or National Park System lands, where they are treated as threatened species. Because the site is located entirely on private land, no further coordination with the USFWS is required for species listed as proposed under the ESA based on the current status. Should any of these species be formally listed under the ESA in the future, additional coordination with USFWS may be required to ensure compliance.

Eastern indigo snake is federally listed as threatened. No final critical habitat has been designated for this species; however, this species is closely associated with longleaf pine habitats in sandhills and turkey oak scrub. These species will also utilize stump holes and gopher tortoise burrows in the winter. During warmer months, the species utilizes floodplains and the periphery of cypress ponds when adjacent to or interspersed by sandy upland. Although soils suitable for the gopher tortoise were identified onsite by the USDA NRCS soil survey, these areas have been managed and manipulated for agricultural purposes. No gopher tortoise burrows were identified within the project area. Therefore, habitat requirements are not met within the project area; therefore, it is our opinion that development would be not likely to affect this species.

Based on our findings, development of this project area should not be restricted by federally listed species, given current listing information and observed habitat conditions. However, federally proposed, listed, and candidate species, as well as designated or proposed critical habitat, may change over time due to shifts in species distribution, abundance, habitat conditions, or regulatory updates. Should such changes occur, additional review or survey efforts may be necessary to confirm species' presence or evaluate potential project effects.

We greatly appreciate the opportunity to assist with this project. If you have any questions or require any additional information, please contact us at (912) 443-5896.

Sincerely,

Russell Parr, Sr., PWS
Principal
Resource & Land Consultants

May 2026

Threatened & Endangered Species Survey

**Satilla Park
Coffee County, GA**

Prepared For: **Douglas-Coffee County Economic Development Authority**



RESOURCE+LAND
CONSULTANTS

Resource + Land Consultants
41 Park of Commerce Way, Suite 101
Savannah, Georgia 31405
912.443.5896 | www.rlandc.com
RLC No. 11-033.9

Satilla Park Coffee County, Georgia

Threatened & Endangered Species Survey Report

Prepared for: Douglas-Coffee County Economic Development Authority

RESOURCE+LAND
CONSULTANTS

TABLE OF CONTENTS

I.	PROJECT OVERVIEW	1
	A. Introduction	1
	B. Survey Methodology	1
	C. Habitats and Land Use Areas	1
II.	FEDERALLY THREATENED AND ENDANGERED SPECIES	2
III.	CONCLUSION	3

Appendices

Appendix A - Figures/Site Maps

Appendix B – Site Photographs

Appendix C - U.S. Fish and Wildlife Service, Trust Resources List Information for Planning and Consultation (IPaC), GNAHRGIS Ecology Environmental Review, and EDGES Forms

I. PROJECT OVERVIEW

A. Introduction

In February 2026, Resource & Land Consultants (RLC) completed a threatened and endangered species survey for Satilla Park located north of Osborn Mills Road and south/southeast of Brantley Boulevard, Coffee County, Georgia (31.470809°, - 82.840243°). The assessment was conducted to determine the potential for occurrence of animal and plant species currently listed as Threatened or Endangered by the Endangered Species Act 1973 (ESA) located within the project area.

B. Survey Methodology

RLC reviewed available state and federal records to determine if any listed species were known to occur within and/or in the general vicinity of the project area. Available resources such as aerial photographs, U.S. Geological Survey topographic maps, National Wetlands Inventory (NWI) Maps, and Natural Resource Conservation Service (NRCS) Soil Survey were examined to complete a preliminary determination of existing habitats prior to the field visit (Figures 1-8). A review of the U.S. Fish and Wildlife Service's (USFWS) Information, Planning, and Conservation System (IPaC) and the Georgia's Natural, Archaeological, and Historic Resources GIS (GNAHRGIS) Ecology Environmental Review (Appendix C) was also conducted to identify species that are known to occur within or near the project area. Following the desktop review, RLC conducted a pedestrian survey of the project site to verify existing habitats and assess their potential to support any federally listed species. During the survey, the age and species composition of on-site habitats were characterized.

C. Habitats and Land Use Areas

This site is characterized by eight habitat types which include Agricultural Field, Cleared/Graded Land, Mixed Pine/Hardwood Upland, Hardwood Wetland, Cypress Swamp, Road, Pond, and Ditch. A brief description of each habitat type is included below and an exhibit depicting the general location and limits of each habitat is provided in Appendix A (Figure 8).

Agricultural Field: Approximately 88.4 acres of agricultural field are present within the project area and are actively managed.

Cleared/Graded Land: Approximately 29.3 acres of cleared/graded future development lots are present within the project area.

Mixed Pine/Hardwood Upland: Approximately 9.0 acres of mixed pine/hardwood upland are present within the project area. The overstory consists of loblolly pine (*Pinus taeda*), water oak (*Quercus nigra*) and sweetgum (*Liquidambar styraciflua*). The understory consists of wax myrtle (*Morella cerifera*), red bay (*Persea borbonia*), muscadine (*Vitis rotundifolia*), bracken fern (*Pteridium aquilinum*), and ebony spleenwort (*Asplenium platyneuron*).

Hardwood Wetland: Approximately 6.0 acres of hardwood wetland are present within the property. Tree species within this area are 20+ years of age and are the dominant stratum. The overstory consists of black gum (*Nyssa biflora*), sweetgum, water oak, bald cypress (*Taxodium distichum*), and sweetbay magnolia (*Magnolia virginica*). The understory consists of soft rush (*Juncus effusus*), netted chainfern (*Woodwardia areolata*), and Virginia chainfern (*Woodwardia virginica*).

Cypress Swamp: Approximately 4.2 acres of cypress swamp are present within the property. Bald cypress are the dominant species with some areas containing black gum in the overstory. The majority of these wetlands contain standing water with no understory species.

Road: Approximately 3.1 acres of roads are present within the property.

Pond: Approximately 3.0 acre of pond are present within the property.

Ditch: Approximately 578 linear feet of upland cut ditch are present within the property.

Table 1. Habitat Acreage Summary

Habitat Type	Area (ac)
Agricultural Field	88.4
Clear/Graded Land	29.3
Mixed Pine/Hardwood Upland	9.0
Hardwood Wetland	6.0
Cypress Swamp	4.2
Road	3.1
Pond	3.0
Total	143.0

II. FEDERALLY THREATENED AND ENDANGERED SPECIES

In compliance with Section 7 of the ESA, RLC surveyed for the presence of threatened and endangered species, presence of their designated critical habitat, and provided a determination of potential impact. Table 2. contains the species identified by IPaC that may occur within the project site.

Table 2. Federally Listed Species

Species	Status
Tricolored Bat (<i>Perimyotis subflavus</i>)	Proposed Endangered
Whooping Crane (<i>Grus americana</i>)	Experimental Population
Eastern Indigo Snake (<i>Drymarchon corais couperi</i>)	Threatened
Southern Hognose Snake (<i>Heterodon simus</i>)	Proposed Threatened
Monarch Butterfly (<i>Danaus plexippus</i>)	Proposed Threatened

The following provides a general description of each species, whether preferred habitat is present and the likelihood for the species to occur within the survey area.

Tricolored Bat (*Perimyotis subflavus*): The tricolored bat is a small species of bat that is yellowish brown in color with pink forearms and black wings. Each individual hair is “tricolored”, giving the species its name. They have rounded ears and a short and blunt tragus. Total length is 40-48 mm (1.75 in), the forearm length is 31-35 mm (1.25 in), and the weight is 3-6 g. The calcar is not keeled. The winter roosts are composed of caves, mines, cave like tunnels, trees, or roadway culverts. Summer roosts are mainly in dead or live tree foliage, but may also be in caves, mines, rock crevices, bridges, and culverts. This species also typically roosts within riparian areas.

The project area is located within Zone 2 of the year-round active range for the tricolored bat and contains habitat that could potentially support this species and site development could affect this species. However, given the species’ extensive range and general habitat requirements—such as the presence of trees greater than 3 inches in diameter at breast height (DBH)—the available habitats within the project area are not considered unique or of high-quality relative to the surrounding landscape. At this time, the tricolored bat is proposed for listing as endangered under the ESA, but it has not yet been formally listed.

Based on current information, development of the site will not jeopardize the continued existence of the tricolored bat. Future consultation with USFWS may be required if the tricolored bat becomes formally listed. Should the tricolored bat be formally listed under the ESA, consultation with USFWS may result in the following recommendations/requirements:

1. Limited or no clearing of trees ≥3-inch DBH during the summer occupancy (May 1 - July 31) or the winter roosting period (December 15 to February 15).
2. Restricted new or production blasting during the summer occupancy (May 1 - July 31) or the winter roosting period (December 15 to February 15).
3. Use of Best Management Practices for water quality and permanent stormwater management provides benefits to bats by protecting their aquatic insect prey base.
4. Nighttime construction noise and lighting should be avoided whenever possible, and permanent nighttime lighting that is pointed down and away from forested areas is preferred.

Whooping Crane (*Grus americana*): The whooping crane occurs only in North America and is North America's tallest bird, with males approaching 1.5 m (5 ft) when standing erect. The whooping crane adult plumage is snowy white except for black primaries, black or grayish alula, sparse black bristly feathers on the carmine crown and malar region, and a dark gray-black wedge-shaped patch on the nape. Whooping cranes currently exist in the wild at 3 locations and in captivity at 12 sites. The July 2010 total wild population was estimated at 383. There is only one self-sustaining wild population.

The Fish and Wildlife Service consider this species to be an experimental population and non-essential; therefore, no further evaluation of the species was conducted.

Eastern Indigo Snake (*Drymarchon corais couperi*): Indigo snakes in Georgia are closely associated with longleaf pine habitats, such as sandhills and turkey oak scrubs. Stump holes and gopher tortoise burrows provide winter retreats. Within the Altamaha Grit areas of Georgia, fissures within sandstone outcroppings often prove suitable for shelters. Floodplains or the periphery of cypress ponds, either adjacent to or interspersed within the sandy uplands, are used during the warmer months.

Although the USDA NRCS soil survey and GNAHRGIS database indicate the presence of soils suitable for gopher tortoises on site, existing and historic land management practices preclude utilization of the site by the species. The project area does not contain well drained sandhill habitat typically associated with the eastern indigo snake and no active or abandoned gopher tortoise's burrows were observed. While the wetlands on the property have the potential to be used by the indigo snake, no unique habitats are offered and no evidence of the snake was found during the field survey. Thus, land use changes within the project area are not likely to adversely impact the eastern indigo snake.

Southern Hognose Snake (*Heterodon simus*): Southern hognose snakes are predominately associated with fire-maintained, xeric habitats over well-drained, sandy soils dominated by longleaf pine and turkey oaks but have also been observed within ruderal habitats—such as fallow fields—that are directly adjacent to their preferred upland habitat. Because southern hognose snakes are a highly fossorial species, remaining underground for a significant portion of their lives, any habitat considered suitable for the species would be expected to contain well-drained, sandy soils.

The site does not contain xeric, fire-maintained habitats suitable for the southern hognose snake; therefore, development of the site will have no effect on this species. This species is proposed for listing as a threatened species. In the event the southern hognose snake is uplisted, additional coordination with the USFWS may be required.

Monarch Butterfly (*Danaus plexippus*): Adult monarch butterflies are large and conspicuous, with bright orange wings surrounded by a black border and covered with black veins. During the breeding season, monarchs lay their eggs on their obligate milkweed host plant (primarily *Asclepias* spp.), and larvae emerge after two to five days. Larvae develop through five larval instars (intervals between molts) over a period of 9 to 18 days, feeding on milkweed and sequestering toxic chemicals (cardenolides) as a defense against predators. The larva then pupates into a chrysalis before emerging 6 to 14 days later as an adult butterfly. Individual monarchs in temperate climates, such as eastern and western North America, undergo long-distance migration, and live for an extended period. Monarch butterflies may be found throughout North America feeding on milkweed, their toxic host plant. Monarch butterflies live mainly in prairies, meadows, grasslands and along roadsides, across most of North America.

At no time were individuals of this species or their obligatory host plants observed during the survey. Based on the current site conditions, it is our opinion that future land use changes and development of the project area is not likely to adversely affect the long-term sustainability of this species.

III. Conclusion

In summary, RLC completed a threatened and endangered species assessment for Satilla Park. The IPaC database identified five species that could potentially occur within the site. The GNAHRGIS Ecology Environmental Review confirmed that no records of federally listed species are found within the subject site.

Tricolored bat, southern hognose snake, and monarch butterfly are proposed for listing under the ESA but have not yet been formally listed as threatened or endangered. Individuals and federal agencies are not required to consult on species proposed for listing under ESA with USFWS under section 7(a)(2). Section 7(a)(4) requires federal agencies to confer (rather than consult) with the USFWS on actions that are likely to jeopardize the continued existence of a species proposed for listing, except on National Wildlife Refuge System or National Park System lands, where they are treated as threatened species. Because the site is located entirely on private land, no further coordination with the USFWS is required for the ESA proposed species based on the current listing status. Should any of these species be formally listed under the ESA in the future, additional coordination with USFWS may be required to ensure compliance.

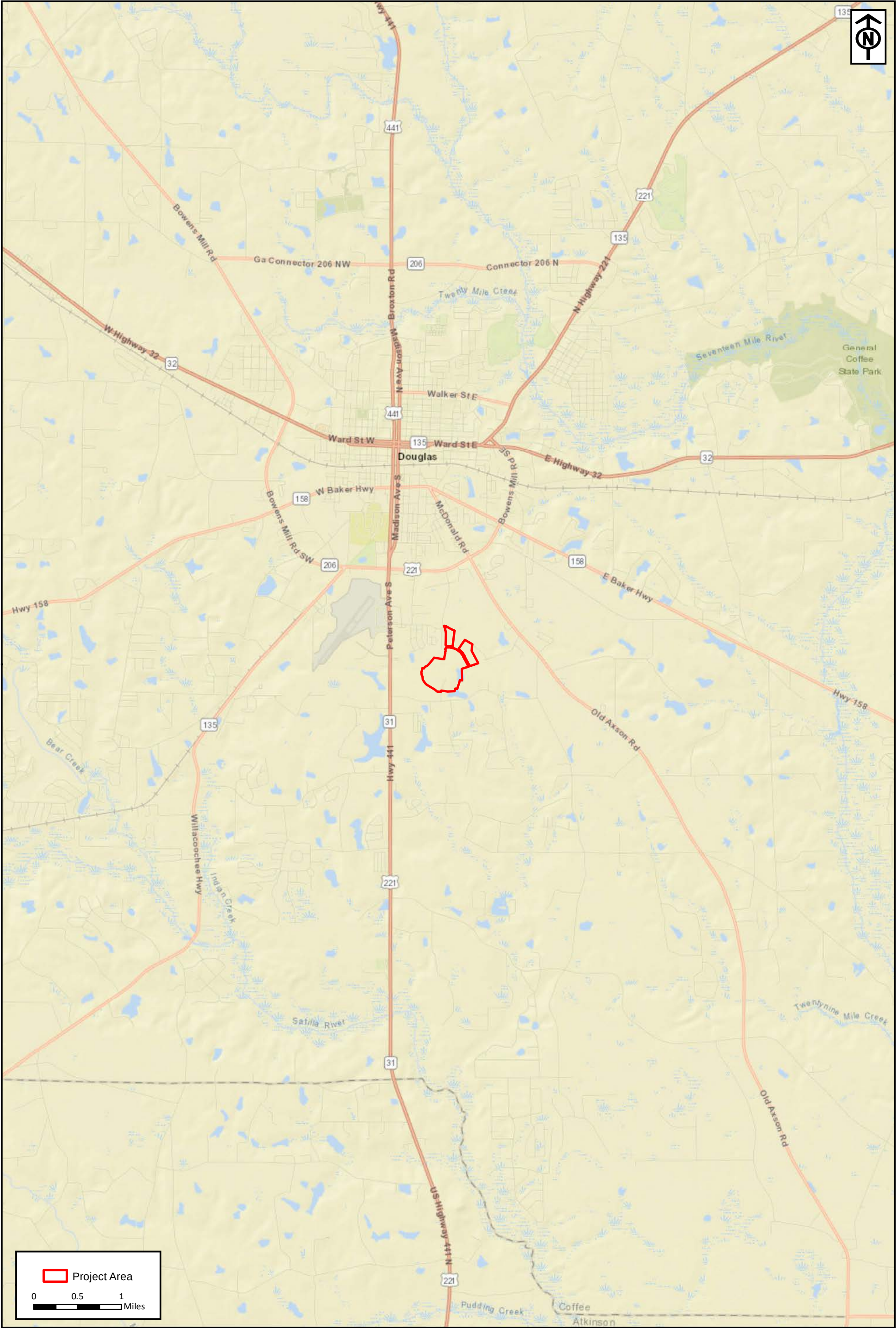
Eastern indigo snakes are federally listed as threatened. No final critical habitat has been designated for this species; however, this species is closely associated with longleaf pine habitats in sandhills and turkey oak scrub. This species also utilizes stump holes and gopher tortoise burrows in the winter. During warmer months, the species utilizes floodplains and the periphery of cypress ponds when adjacent to or interspersed by sandy upland. Although soils suitable for the gopher tortoise were identified onsite by the USDA NRCS soil survey, these areas have been managed and manipulated for agricultural purposes. No gopher tortoise burrows were identified within the project area. Therefore, habitat requirements are not met within the project area. Due to the lack of suitable habitat within the project area, it is our opinion that development would be not likely to affect this species.

It is important to note that federally proposed, listed, and candidate species, as well as federally designated and proposed critical habitat can change based on abundance and distribution of species, habitat conditions, or other factors and those changes may require additional survey efforts to confirm the presence or absence of a particular species or the potential for a project to adversely affect a listed species.



RESOURCE+LAND
CONSULTANTS

APPENDIX A: Figures/Site Maps



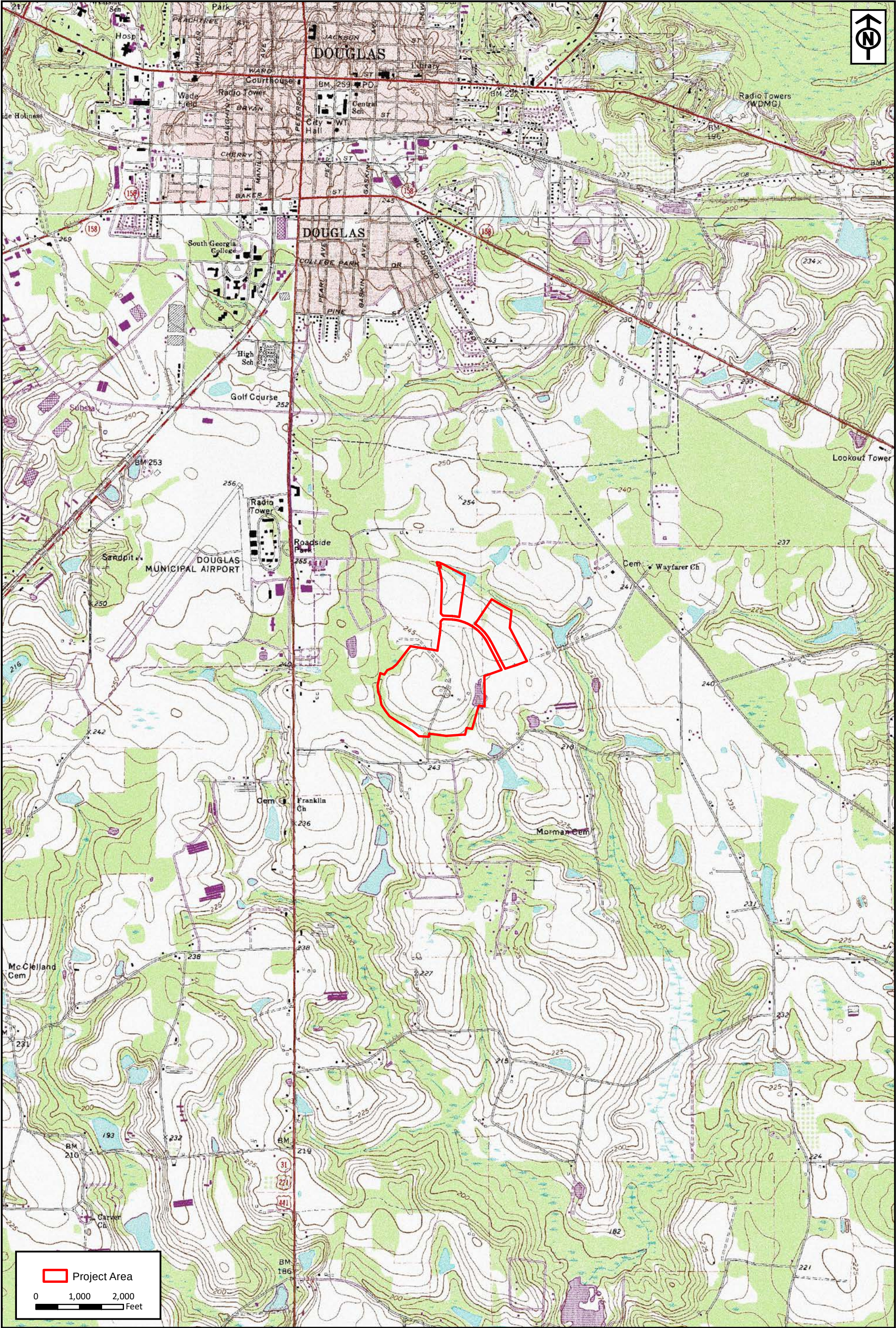
RLC Project No.:	11-033.9
Figure No.:	1
Prepared By:	JP
Sketch Date:	2/18/2026
Map Scale :	1 inch = 1 miles

Satilla Park
Coffee County, Georgia

Project Location Map
Prepared For: Douglas-Coffee County
Economic Development Authority



RESOURCE+LAND
CONSULTANTS
41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Project Area

0

1,000

2,000

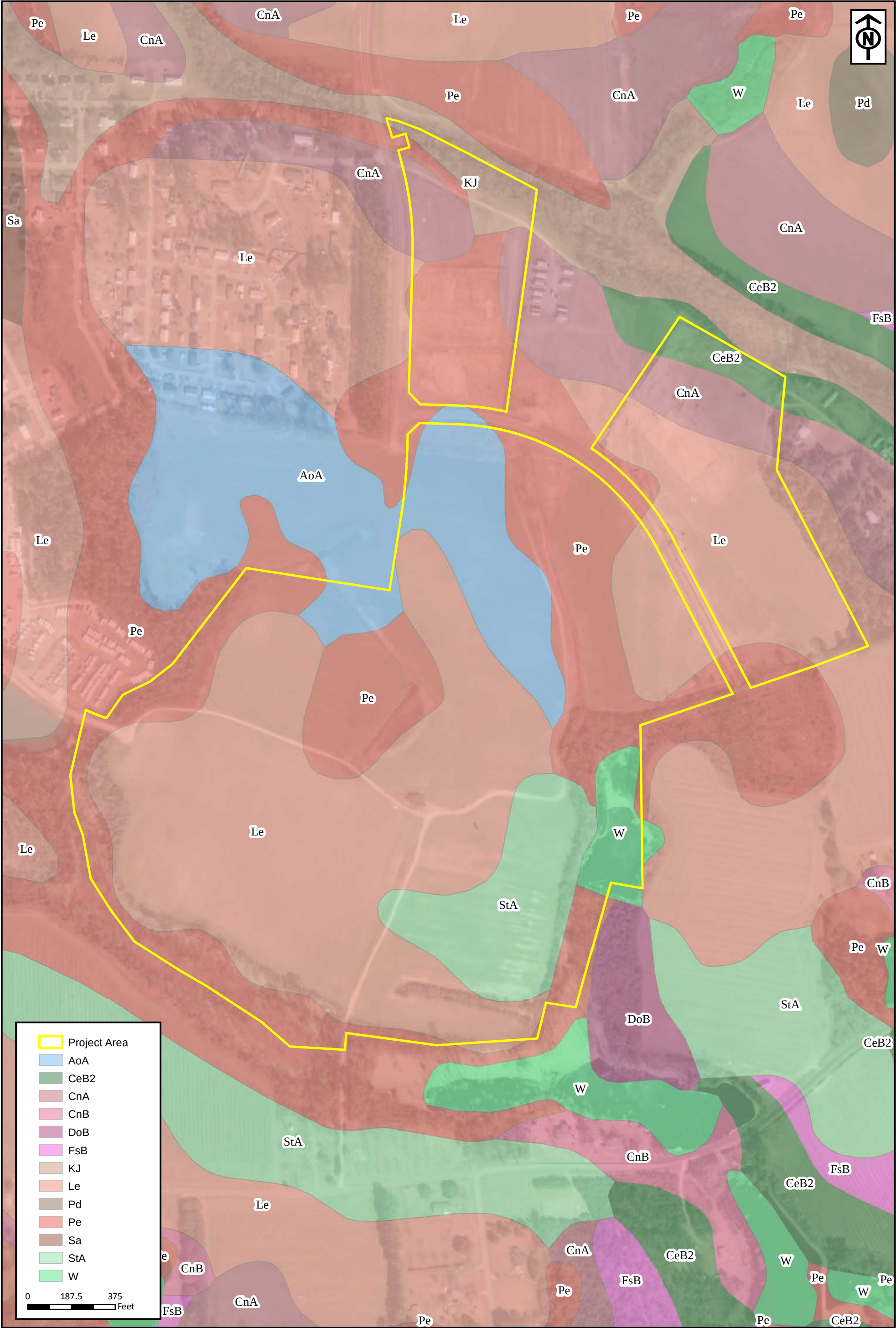
Feet

RLC Project No.: 11-033.9
Figure No.: 2
Prepared By: JP
Sketch Date: 2/18/2026
Map Scale: 1 inch = 2,000 feet

Satilla Park
Coffee County, Georgia

USGS Topographic Map
Prepared For: Douglas-Coffee County
Economic Development Authority

RESOURCE+LAND
CONSULTANTS
41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



RLC Project No.:	11-033.9
Figure No.:	3
Prepared By:	JP
Sketch Date:	2/18/2026
Map Scale :	1 inch = 375 feet

Satilla Park
Coffee County, Georgia

NRCS Soil Map
Prepared For: Douglas-Coffee County
Economic Development Authority



RESOURCE+LAND
CONSULTANTS

41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Project Area

NWI Wetlands

0

187.5

375

Feet

RLC Project No.:	11-033.9
Figure No.:	4
Prepared By:	JP
Sketch Date:	2/18/2026
Map Scale :	1 inch = 375 feet

Satilla Park
Coffee County, Georgia

National Wetlands Inventory
Prepared For: Douglas-Coffee County
Economic Development Authority

RLC

RESOURCE+LAND
CONSULTANTS
41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Project Area

0 187.5 375
Feet

RLC Project No.:	11-033.9
Figure No.:	5
Prepared By:	JP
Sketch Date:	2/18/2026
Map Scale :	1 inch = 375 feet

Satilla Park
Coffee County, Georgia

2024 Ortho Aerial
Prepared For: Douglas-Coffee County
Economic Development Authority



RESOURCE+LAND
CONSULTANTS

41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Project Area

0

187.5

375

Feet

RLC Project No.:	11-033.9
Figure No.:	6
Prepared By:	JP
Sketch Date:	2/18/2026
Map Scale :	1 inch = 375 feet

Satilla Park

Coffee County, Georgia

1999 Color-Infrared Imagery

Prepared For: Douglas-Coffee County
Economic Development Authority



RESOURCE+LAND
CONSULTANTS

41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Project Area

High : 249.196

Low : 226.645

0187.5375

Feet

RLC Project No.:	11-033.9
Figure No.:	7
Prepared By:	JP
Sketch Date:	2/18/2026
Map Scale :	1 inch = 375 feet

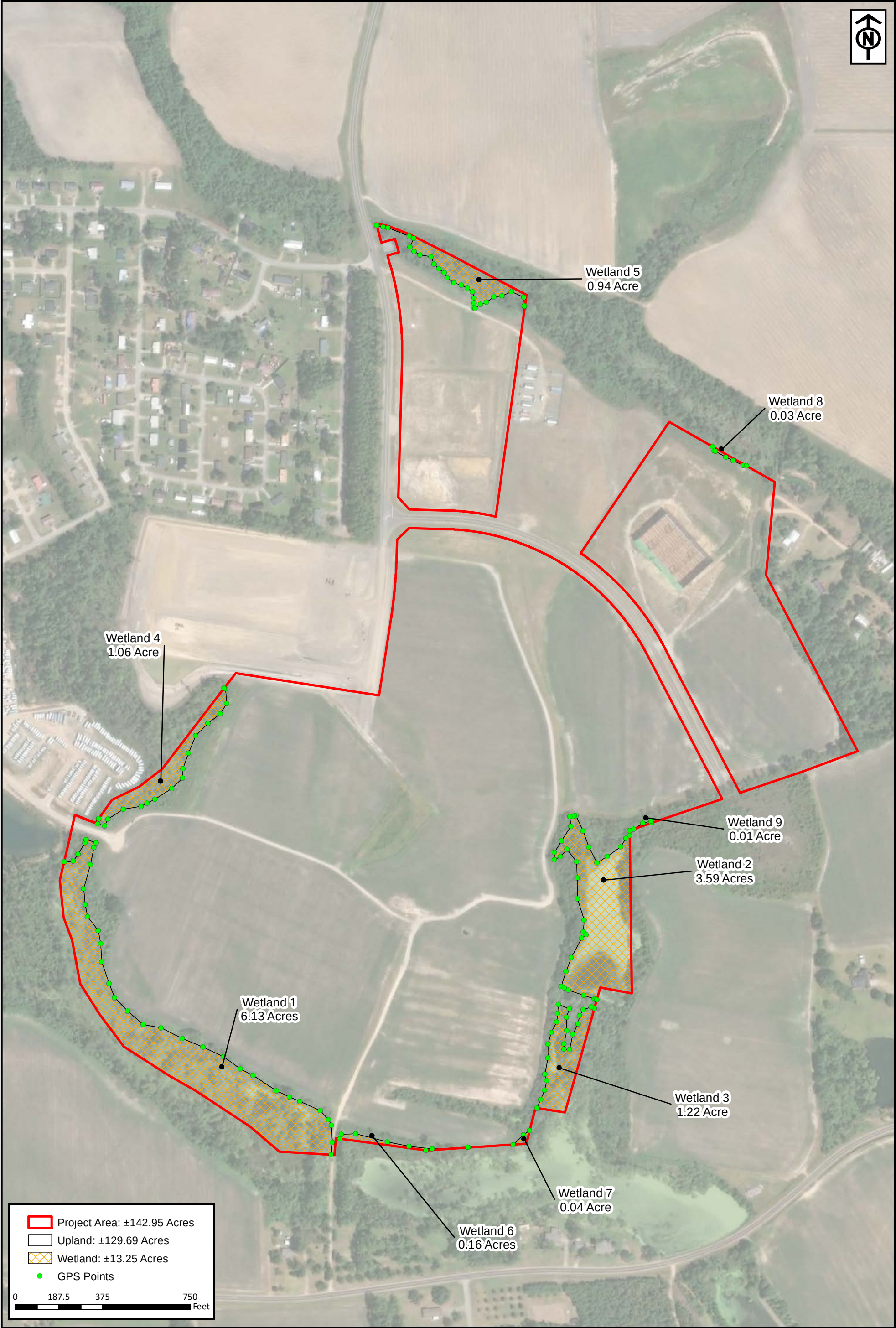
Satilla Park
Coffee County, Georgia

NOAA Topographic Lidar
Prepared For: Douglas-Coffee County
Economic Development Authority

RLC

RESOURCE+LAND
CONSULTANTS

41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



RLC Project No.:	11-033.9
Figure No.:	8
Prepared By:	JP
Sketch Date:	2/27/2026
Map Scale :	1 inch = 375 feet

Satilla Park
Coffee County, Georgia

**Aquatic Resource GPS
Delineation Exhibit**
Prepared For: Douglas-Coffee County
Economic Development Authority

RLC

**RESOURCE+LAND
CONSULTANTS**
41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Project Area: ±1423.0Acres

<all other values>

Agricultural Field: ±89.2 Acres

Cleared/Graded Land: ±29.2 Acres

Hardwood Wetland: ±5.8 Acres

Mixed Pine/Hardwood Upland: ±8.3 Acres

Pond: ±2.8 Acres

Road: ±3.1 Acres

0187.5375750

Feet

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

RLC Project No.:	11-033.9
Figure No.:	8
Prepared By:	JP
Sketch Date:	4/17/2026
Map Scale :	1 inch = 375 feet

Satilla Park

Coffee County, Georgia

Aquatic Resource GPS
Delineation Exhibit

Douglas-Coffee County
Economic Development Authority

RLC

RESOURCE+LAND
CONSULTANTS

41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



RESOURCE+LAND
CONSULTANTS

APPENDIX B: Site Photographs



Photo 1: Agricultural Field



Photo 2: Cleared/Graded Land



Photo 3: Mixed Pine/Hardwood Upland



Photo 4: Mixed Pine/Hardwood Upland

RLC Project No.:	11-033.9
Figure No.:	10
Prepared By:	JP
Photo Date:	2/20/2026
Exhibit Date:	4/17/2026

Satilla Park

Coffee County, Georgia

Site Photographs
Prepared For: Douglas-Coffee County
Economic Development Authority



RESOURCE+LAND
CONSULTANTS

41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Photo 5: Hardwood Wetland



Photo 6: Hardwood Wetland



Photo 7: Cypress Swamp



Photo 8: Cypress Swamp

RLC Project No.:	11-033.9
Figure No.:	11
Prepared By:	JP
Photo Date:	2/20/2026
Exhibit Date:	4/17/2026

Satilla Park

Coffee County, Georgia

Site Photographs
Prepared For: Douglas-Coffee County
Economic Development Authority



RESOURCE+LAND
CONSULTANTS

41 Park of Commerce Way, Ste 101
Savannah, GA 31405
tel 912.443.5896 fax 912.443.5898



Photo 9: Road



Photo 10: Pond

RLC Project No.:	11-033.9
Figure No.:	12
Prepared By:	JP
Photo Date:	2/20/2026
Exhibit Date:	4/23/2026

Satilla Park

Coffee County, Georgia

Site Photographs
 Prepared For: Douglas-Coffee County
 Economic Development Authority



RESOURCE+LAND
 CONSULTANTS

41 Park of Commerce Way, Ste 101
 Savannah, GA 31405
 tel 912.443.5896 fax 912.443.5898

APPENDIX C:

U.S. Fish and Wildlife Service, Trust Resource List Information for
Planning and Consultation (IPaC),
GNARHRGIS Ecology Environmental Review, & EDGES Forms



United States Department of the Interior



FISH AND WILDLIFE SERVICE
Georgia Ecological Services Field Office
355 East Hancock Avenue
Room 320
Athens, GA 30601-2523
Phone: (706) 613-9493 Fax: (706) 613-6059
Email Address: gaes_assistance@fws.gov

In Reply Refer To:

03/20/2026 17:21:43 UTC

Project Code: 2026-0065772

Project Name: Satilla Park

Subject: List of threatened and endangered species that may occur in your proposed project location or may be affected by your proposed project

To Whom It May Concern:

Thank you for requesting information on federally listed species and important wildlife habitats that may occur in your project area. The U.S. Fish and Wildlife Service (Service) is responsible for managing certain species of wildlife under the Endangered Species Act (ESA) of 1973 as amended (16 USC 1531 et seq.), Migratory Bird Treaty Act (MBTA) as amended (16 USC 701-715), Fish and Wildlife Coordination Act (48 Stat. 401, as amended; 16 U.S.C. 661 et seq.) and Bald and Golden Eagle Protection Act as amended (16 USC 668-668c). We provide the following guidance for understanding which federally protected species and critical habitats may occur within your project area and to recommend conservation measures for your project if you determine those species or designated critical habitats may be affected by the project activities.

Federally-listed Species and Critical Habitat

Under the ESA, it is the responsibility of the Federal action agency, their designated non-Federal representative, or a project proponent to determine if a proposed action "may affect" endangered, threatened, or proposed species, or designated critical habitat, and if so, to consult with the Service. Similarly, it is the responsibility of the Federal action agency or project proponent, not the Service, to make "no effect" determinations. If you determine that your proposed action will have "no effect" on threatened or endangered species or their respective critical habitat, you do not need to seek concurrence with the Service. Nevertheless, it is a violation of Federal law to harm or harass any federally listed threatened or endangered fish or wildlife species without the appropriate permit. If you need additional guidance to inform your effect determination, please contact the Service.

If you determine that your proposed action may affect federally listed species, please consult with the Service. Through the consultation (for projects seeking Federal funding or permitting) or technical assistance (for non-Federal projects) process, we will work with you to evaluate

information contained in a biological assessment or equivalent documents that you provide. If your proposed action is associated with Federal funding or permitting, consultation will occur with the Federal agency under section 7(a)(2) of the ESA. Otherwise, an incidental take permit pursuant to section 10(a) (1)(B) of the ESA (also known as a Habitat Conservation Plan) may be necessary to exempt "take" of federally listed threatened or endangered fish or wildlife species when it cannot be avoided.

Action Area. The scope of ESA compliance includes direct and indirect effects of project activities (e.g., equipment staging areas, offsite borrow material areas, or utility relocations). The "action area" is the spatial extent of an action's direct and indirect modifications or impacts to the land, water, or air (50 CFR 402.02). Large projects may have effects to land, water, or air outside the immediate footprint of the project, and these areas should be included as part of the action area. Effects to land, water, or air outside of a project footprint could include things like lighting, dust, smoke, and noise. To obtain a complete list of species, the action area should be uploaded or drawn in IPaC rather than just the project footprint. Please note that a lead federal agency may consider an action area that excludes portions of the project footprint. In these cases, further coordination with our office may be required to ensure compliance with the ESA. It is the responsibility of the project proponent to coordinate with the lead federal agency to understand the action and action area being reviewed as part of ESA Section 7 consultation.

New information based on updated surveys, changes in the abundance and distribution of species, changed habitat conditions, or other factors could change this list. Please feel free to contact us if you need more assistance regarding the potential impacts to federally proposed, listed, and candidate species and federally designated and proposed critical habitat. Please note that under 50 CFR 402.12(e) of the regulations implementing section 7 of the Act, the accuracy of this species list should be verified after 90 days. An updated list may be requested through IPaC.

How to Submit a Project Review

If your action may affect any federally listed species and you would like technical assistance from our office, please send us a complete project review package. A step-by-step guide is available below and supplemental guidance is available at the Georgia Ecological Services Project Planning and Review page (<https://www.fws.gov/office/georgia-ecological-services/project-planning-review>).

Requests for threatened and endangered species project reviews must be submitted to our office using the process described below. All steps must be completed to ensure your project is reviewed by a biologist in our office and you receive a timely response.

Step 1. Request an official species list for your project through IPaC. You have just completed this step.

Step 2. Complete applicable Determination Keys (DKey's, for short)

Step 3. Send your complete project review package to gaes_assistance@fws.gov for review if no DKey is applicable or certain project components have not been addressed (i.e. a

species returned by IPaC does not have a DKey). A complete project review package should include:

1. A description of the proposed action, including any measures intended to avoid, minimize, or offset effects of the action. The description shall provide sufficient detail to assess the effects of the action on listed species and critical habitat, such as the purpose of the action; duration and timing of the action; location (latitude and longitude); specific activities involving disturbance to land, water, and air, and how they will be carried out; current description of areas to be affected directly or indirectly by the action; and maps, drawings, or similar schematics of the action. Please submit all areas of a project as one single submission and do not separate into smaller components/submissions.
2. An updated Official Species List and Determination Key results
3. Biological Assessments (may include habitat assessments and information on the presence of listed species in the action area);
4. Description of effects of the action on species in the action area and, if relevant, effect determinations for species and critical habitat;
5. Conservation measures and any other available information related to the nature and scope of the proposed action relevant to its effects on listed species or designated critical habitat (e.g., management plans related to stormwater, vegetation, erosion and sediment plans). Visit the [Georgia Conservation Planning Toolbox](#) for more information.
6. In the email subject line, use the following format to include the Project Code from your IPaC species list and the county in which the project is located (Example: Project Code: 2023-0049730 Gwinnett Co.). For Georgia Department of Transportation related projects, please work with the Office of Environmental Services ecologist to determine the appropriate USFWS transportation liaison.

Our team will respond within approximately 30 days of receipt with technical assistance and recommendations.

Wetlands and Floodplains

Federal agencies are required to minimize the destruction, loss, or degradation of wetlands and floodplains, and preserve and enhance their natural and beneficial values. These habitats should be conserved through avoidance, or mitigated to ensure that there would be no net loss of wetlands function and value. We encourage you to use the [National Wetland Inventory \(NWI\)](#) maps in conjunction with ground-truthing to identify wetlands occurring in your project area. We also recommend you contact the U.S. Army Corps of Engineers for permitting requirements under section 404 of the Clean Water Act if your proposed action could impact floodplains or wetlands.

Migratory Birds

The MBTA prohibits the taking of migratory birds, nests, and eggs, except as permitted by the [Service's Migratory Birds Program](#). To minimize the likelihood of adverse impacts to migratory birds, we recommend construction activities occur outside the general bird nesting season from March through August, or that areas proposed for construction during the nesting season be surveyed, and when occupied, avoided until the young have fledged. Information related to

industry best practices and migratory birds can be found at the Service's [Reducing Impacts to Migratory Birds](#) page.

Bald and Golden Eagles

The Service works to manage and conserve both bald eagle and golden eagle populations. We provide guidance on living and working near eagles, updates on the status of the populations of bald and golden eagles, and permits for the take, possession, or transportation of eagles and their parts, nests, and eggs. For more information, please visit the Service's [Eagle Management](#) page.

Other Species Considerations

Bats. If your species list includes Indiana bat (*Myotis sodalis*), northern long-eared bat (*M. septentrionalis*), or tricolored bat (*Perimyotis subflavus*) and the project is expected to impact forested habitat, tree clearing should occur outside of the periods when bats may be present and most vulnerable. Federally listed bats could be actively present in forested landscapes from spring through fall of any year. In much of Georgia, our winters are mild enough that tricolored bats are likely active on the landscape to some extent year-round. Pups are incapable of flight and vulnerable to disturbance from the spring to summer. Our recommended seasonal clearing restriction windows depend on species and region in Georgia. Please reach out to us for guidance.

Indiana, northern long-eared, tricolored, and gray (*M. grisescens*) bats are all known to utilize bridges and culverts in Georgia. If your project includes maintenance, construction, or any other modification or demolition to transportation structures, a qualified individual should complete a survey of these structures for bats and submit your findings via the “GADNR Bats in Bridges” form in the Survey123 App, free on Apple and Android devices. Please include these findings in any biological assessment(s) or other documentation that is submitted to our office for technical assistance or consultation.

Eastern Indigo Snake. The [Standard Protection Measures for the Eastern Indigo Snake \(*Drymarchon couperi*\)](#) include educational materials and training that can help protect the species by making staff working on a project site aware of their presence and traits. In Georgia, indigo snakes are closely associated with the state-listed gopher tortoise (*Gopherus polyphemus*), a reptile that excavates extensive underground burrows that provide the snake shelter from winter cold and summer desiccation. To assist project proponents in avoiding and minimizing potential impact to the eastern indigo snake, the Service provides the [Visual Encounter Survey Protocol for the Eastern Indigo Snake \(*Drymarchon couperi*\) in Georgia](#) for project proponents or their designees to evaluate the possible presence of the Eastern indigo snake at a proposed project site.

Solar Energy Development

The [Recommended Practices for the Responsible Siting and Design of Solar Development in Georgia, Version 2.0](#) (published in May 2024) are intended to provide voluntary guidance to support consideration of natural resources during the development of photovoltaic solar in Georgia. Furthermore, the [Georgia Low Impact Solar Siting Tool \(LISST\)](#) is also available as a map layer in IPaC (Find it in the “Layers” Box > “Environmental Data”) to provide project managers with the data to identify areas that may be preferred for low-impact development. The

tool seeks to support the acceleration of large-scale solar development in areas with less impact to the environment.

State Agency Coordination

Environmental review staff at the Georgia Department of Natural Resources (GA DNR) Wildlife Conservation Section can assist with information requests and the review of Georgia rare species and natural community data for specific projects or actions within the state. Please visit their [Environmental Review](#) page. Additional information that addresses at-risk or high priority natural resources can be found in the [Georgia State Wildlife Action Plan](#), at Georgia Department of Natural Resources, [Wildlife Resources Division Biodiversity Portal](#), [Georgia's Natural, Archaeological, and Historic Resources GIS portal](#) pages.

Thank you for your concern for endangered and threatened species. We appreciate your efforts to identify and avoid impacts to listed and sensitive species in your project area. For further consultation on your proposed activity, please email gaes_assistance@fws.gov and reference the project county and your FWS Project Number. This letter constitutes Georgia Ecological Services' general comments under the authority of the Endangered Species Act.

Attachment(s):

- Official Species List

OFFICIAL SPECIES LIST

This list is provided pursuant to Section 7 of the Endangered Species Act, and fulfills the requirement for Federal agencies to "request of the Secretary of the Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action".

This species list is provided by:

Georgia Ecological Services Field Office

355 East Hancock Avenue

Room 320

Athens, GA 30601-2523

(706) 613-9493

PROJECT SUMMARY

Project Code: 2026-0065772
Project Name: Satilla Park
Project Type: New Constr - Above Ground
Project Description: Satilla Park
Project Location:

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@31.471029350000002,-82.84081831698327,14z>



Counties: Coffee County, Georgia

ENDANGERED SPECIES ACT SPECIES

There is a total of 5 threatened, endangered, or candidate species on this species list.

Species on this list should be considered in an effects analysis for your project and could include species that exist in another geographic area. For example, certain fish may appear on the species list because a project could affect downstream species.

IPaC does not display listed species or critical habitats under the sole jurisdiction of NOAA Fisheries¹, as USFWS does not have the authority to speak on behalf of NOAA and the Department of Commerce.

See the "Critical habitats" section below for those critical habitats that lie wholly or partially within your project area under this office's jurisdiction. Please contact the designated FWS office if you have questions.

-
1. [NOAA Fisheries](#), also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

MAMMALS

NAME	STATUS
Tricolored Bat <i>Perimyotis subflavus</i> No critical habitat has been designated for this species. Species profile: https://ecos.fws.gov/ecp/species/10515	Proposed Endangered

BIRDS

NAME	STATUS
Whooping Crane <i>Grus americana</i> Population: Eastern Migratory NEP - U.S.A. (AL, AR, FL, GA, IL, IN, IA, KY, LA, MI, MN, MS, MO, NC, OH, SC, TN, VA, WI, WV) No critical habitat has been designated for this species. Species profile: https://ecos.fws.gov/ecp/species/758	Experimental Population, Non- Essential

REPTILES

NAME	STATUS
Eastern Indigo Snake <i>Drymarchon couperi</i> No critical habitat has been designated for this species. Species profile: https://ecos.fws.gov/ecp/species/646	Threatened
Southern Hognose Snake <i>Heterodon simus</i> No critical habitat has been designated for this species. Species profile: https://ecos.fws.gov/ecp/species/3248	Proposed Threatened

INSECTS

NAME	STATUS
Monarch Butterfly <i>Danaus plexippus</i> There is proposed critical habitat for this species. Your location does not overlap the critical habitat. Species profile: https://ecos.fws.gov/ecp/species/9743	Proposed Threatened

CRITICAL HABITATS

THERE ARE NO CRITICAL HABITATS WITHIN YOUR PROJECT AREA UNDER THIS OFFICE'S JURISDICTION.

YOU ARE STILL REQUIRED TO DETERMINE IF YOUR PROJECT(S) MAY HAVE EFFECTS ON ALL ABOVE LISTED SPECIES.

IPAC USER CONTACT INFORMATION

Agency: Resource and Land Consultants
Name: Jeremy Plauger
Address: 41 Park of Commerce Way
Address Line 2: Suite 101
City: Savannah
State: GA
Zip: 31405
Email: jplauger@rlandc.com
Phone: 3014014444

DRAFT – Eastern Indigo Snake -- DRAFT

Effects Determination Guidance for Endangered & Threatened Species (EDGES)

South Georgia Coastal Plain Counties

Species Covered by This EDGES: Eastern indigo snake (*Drymarchon couperi*) - Threatened

The Eastern indigo snake (EIS) in Georgia is closely associated with the gopher tortoise (*Gopherus polyphemus*), a reptile that excavates extensive underground burrows that provide the snake shelter from winter cold and summer desiccation. Gopher tortoises are a characteristic species of the longleaf pine and wiregrass community, which includes sandhills, dry flatwoods, and turkey oak scrub. Historically, this community was found in open-canopied forest that allowed abundant sunlight penetration and conditions favorable for a rich growth of herbaceous vegetation. Little of this habitat still exists; many tortoises have been forced into artificial habitats, such as roadsides and old fields that retain the three key habitat



requirements: sandy soil for burrowing, sunlight, and abundant herbaceous vegetation.

During the warmer months, EIS during the day forage on the edge of wetlands where frogs and other snakes typically are abundant. In Georgia, adult EIS may range 1-4 mi from the overwintering sandhill, although they typically return to the same sandhills in winter. Breeding occurs November - April, and females often place eggs in the moist sand of tortoise burrows. Threats to EIS include loss and fragmentation of sandhill habitats that support tortoises, removal of prescribed fire, which maintains suitable understory habitat, and declining gopher tortoise populations.

This EDGES covers maintenance of existing structures and new development, including subdivisions, commercial development, roads, water supply infrastructure, and sewer mains, pipe and powerlines, stream restoration and stabilization (including mitigation banks) and similar projects. It does not cover new drinking water reservoirs, airports, or similar large-impact projects.

Endangered Species Act Consultation Checklist:

Applicant:

1. IPAC indicates EIS may occur in the project area.
 - a. No.....No effect. Provide IPaC information to the Savannah District with application/PCN.
 - b. Yes.....Go to #2.
2. The Fish and Wildlife Service's Georgia Field Office (FWS-GA) provided documentation stating project impacts to EIS were likely to be minimal (FWS-GA signed letter or sticker, T&E survey where FWS-GA provided concurrence with negative findings, or similar documentation).
 - a. No.....Provide completed EDGES Applicant Coordination Slip, with supporting documentation, and a soil map with the project site clearly marked, to the Savannah District with 404 application/PCN.
 - b. Yes.....Provide FWS-GA project review documentation and/or survey data to the Savannah District with application/PCN.

Savannah District:

3. A soil map, with the site clearly marked (provided by applicant), shows suitable soils for gopher tortoise burrows on site (see list of suitable soils list below).
 - a. No.....NLAA. Consultation complete. FWS-GA concurrence not needed.
 - b. Yes.....Go to #4.
4. There are gopher tortoise burrows on site.
 - a. No.....NLAA. Consultation complete. Further review from FWS-GA not needed.
 - b. Yes or Don't Know.....Go to #5.
5. The area has an open tree canopy AND abundant forb groundcover (see photos below) OR is on a right-of-way, fence row, orchard edge, golf course, old field, or pastureland.
 - a. NoNLAA. Consultation complete. FWS concurrence is needed, in writing, for JPNs, but is assumed for other Savannah District actions if FWS-GA does not respond.
 - b. Yes.....May affect. Consult with FWS-GA



Best Gopher Tortoise Soils	Moderate Gopher Tortoise Soils	Marginal Gopher Tortoise Soils
Bonifay	Bonneau	Ailey
Centenary	Fuquay	Albany
Foxworth	Hurricane	Cowarts
Lakeland	Luch	Norfolk
Lucknow	Mandarin	Orangeburg
Troup	Meldrim	Tifton
Valdosta	Ridgewood	Vaocluse
	Stilson	
	Uchee	



MARK WILLIAMS
COMMISSIONER

TED WILL
DIRECTOR

March 20, 2026

Jeremy Plauger

Resource and Land Consultants
41 Park of Commerce Way
Suite 101
Savannah, GA 31405

Subject: Known occurrences of natural communities, plants and animals of highest priority conservation status on or near Satilla Park in: Coffee County, GA.

Dear Jeremy Plauger:

This is in response to your request of March 20, 2026. Within d three-mile radius of the project site, there are the following Natural Heritage Database occurrences:

Satilla Park Point 1 (Site Center: -82.835742, 31.473970 , WGS84)

US *Acipenser oxyrinchus oxyrinchus* (Atlantic Sturgeon)

4.2 miles SW of site in Satilla River Huc 8 - 03070201

GA *Balduina atropurpurea* (Purple Honeycomb-head) 2.3 miles NE of site

Crotalus adamanteus (Eastern Diamond-backed Rattlesnake) [HISTORIC] 1.5 miles N of site

Crotalus adamanteus (Eastern Diamond-backed Rattlesnake) 2.5 miles N of site

US *Drymarchon couperi* (Eastern Indigo Snake) [HISTORIC] 2.1 miles NE of site

GA *Elliottia racemosa* (Georgia Plume) 2.9 miles SW of site

Oxypolis ternata (Savanna Cowbane) 2.3 miles NE of site

***Rhynchospora macra* (Southern White Beaksedge) [HISTORIC] on site, 31.483068, -82.828614**

Rhynchospora punctata (Pineland Beaksedge) [HISTORIC] 0.4 miles NE of site
(Bridge/culv insp (31.5019, -82.8272) 4/3/2024; Bats pres: no) 1.9 miles N of site

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

***Drymarchon couperi* Eastern Indigo Snake [Conservation Unit] on site**

Gopherus polyphemus (Suitable Soils [Habitat]) 0.1 miles W of site

US *Acipenser oxyrinchus oxyrinchus* (Atlantic Sturgeon)

3.7 miles SW of site in Satilla River Huc 8 - 03070201

GA *Balduina atropurpurea* (Purple Honeycomb-head) 2.5 miles NE of site

Crotalus adamanteus (Eastern Diamond-backed Rattlesnake) [HISTORIC] 1.5 miles N of site

Crotalus adamanteus (Eastern Diamond-backed Rattlesnake) 2.6 miles N of site

US *Drymarchon couperi* (Eastern Indigo Snake) [HISTORIC] 2.3 miles NE of site

GA *Elliottia racemosa* (Georgia Plume) 2.4 miles SW of site

Oxypolis ternata (Savanna Cowbane) 2.5 miles NE of site

***Rhynchospora macra* (Southern White Beaksedge) [HISTORIC] on site, 31.483068, -82.828614**

Rhynchospora punctata (Pineland Beaksedge) [HISTORIC] 0.6 miles NE of site

GA *Sarracenia minor* var. *minor* (Hooded Pitcherplant) 2.9 miles W of site

(Bridge/culv insp (31.5019, -82.8272) 4/3/2024; Bats pres: no) 2 miles N of site

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

***Drymarchon couperi* Eastern Indigo Snake [Conservation Unit] on site**

***Gopherus polyphemus* Suitable Soils [Habitat] on site, 31.469283, -82.838756**

US *Acipenser oxyrinchus oxyrinchus* (Atlantic Sturgeon)

4.2 miles SW of site in Satilla River Huc 8 - 03070201

GA *Balduina atropurpurea* (Purple Honeycomb-head) 2.3 miles NE of site

Crotalus adamanteus (Eastern Diamond-backed Rattlesnake) [HISTORIC] 1.2 miles N of site

Crotalus adamanteus (Eastern Diamond-backed Rattlesnake) 2.4 miles N of site

US *Drymarchon couperi* (Eastern Indigo Snake) [HISTORIC] 2.2 miles NE of site

GA *Elliottia racemosa* (Georgia Plume) 3 miles SW of site

Oxypolis ternata (Savanna Cowbane) 2.3 miles NE of site

***Rhynchospora macra* (Southern White Beaksedge) [HISTORIC] on site, 31.483068, -82.828614**

Rhynchospora punctata (Pineland Beaksedge) [HISTORIC] 0.4 miles NE of site

(Bridge/culv insp (31.5019, -82.8272) 4/3/2024; Bats pres: no) 1.8 miles NE of site

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

US *Drymarchon couperi* (Eastern Indigo Snake)

***Drymarchon couperi* Eastern Indigo Snake [Conservation Unit] on site**

***Gopherus polyphemus* Suitable Soils [Habitat] on site, 31.473876, -82.841250**

Recommendations will be provided in completed letter.

Disclaimer:

Please keep in mind the limitations of our database. The data collected by the Wildlife Conservation Section comes from a variety of sources, including museum and herbarium records, literature, and reports

from individuals and organizations, as well as field surveys by our staff biologists. In most cases the information is not the result of a recent on-site survey by our staff. Many areas of Georgia have never been surveyed thoroughly. Therefore, the Nongame Conservation Section can only occasionally provide definitive information on the presence or absence of rare species on a given site. Our files are updated constantly as new information is received. **Thus, information provided by our program represents the existing data in our files at the time of the request and should not be considered a final statement on the species or area under consideration.**

If you know of populations of highest priority species that are not in our database, please fill out the appropriate data collection form and send it to our office. Forms can be obtained through our web site (<http://georgiawildlife.com/conservation/species-of-concern#rare-locations>) or by contacting our office. If we can be of further assistance, please let us know.

Environmental Review Team, Wildlife Conservation Section
Nongame.Review@dnr.ga.gov, (706) 557-3228

Data Available on the Wildlife Conservation Section Website

- Georgia protected plant and animal profiles are available on our website. These accounts cover basics like descriptions and life history, as well as threats, management recommendations and conservation status. Visit <http://georgiawildlife.com/conservation/species-of-concern#rare-locations>.
- Rare species and natural community information can be viewed by Quarter Quad, County and HUC8 Watershed. To access this information, please visit our GA Rare Species and Natural Community Information page at: <http://georgiabiodiversity.org/>
- Downloadable files of rare species and natural community data by quarter quad and county are also available. They can be downloaded from: <http://georgiabiodiversity.org/natels/natural-element-locations>.