

rec 4/23/26

MSR10 _____
(NUMBER TO BE ASSIGNED BY STATE)

APPLICANT IS THE: OWNER PRIME CONTRACTOR

OWNER CONTACT INFORMATION

OWNER CONTACT PERSON: Bill Benson
OWNER COMPANY LEGAL NAME: Lee County Economic Development District
OWNER STREET OR P.O. BOX: 398 East Main Street
OWNER CITY: Tupelo STATE: MS ZIP: 38804
OWNER PHONE #: (662) 842-4521 OWNER EMAIL: bbenson@co.lee.ms.us

PREPARER CONTACT INFORMATION

IF NOI WAS PREPARED BY SOMEONE OTHER THAN THE APPLICANT
CONTACT PERSON: Bailee Ozbirn
COMPANY LEGAL NAME: Cook Coggin Engineers
STREET OR P.O. BOX: 703 Crossover Road
CITY: Tupelo STATE: MS ZIP: 38801
PHONE # () (662) 842-7381 EMAIL: bozbirn@cookcoggin.com

PRIME CONTRACTOR CONTACT INFORMATION

PRIME CONTRACTOR CONTACT PERSON: _____
PRIME CONTRACTOR COMPANY LEGAL NAME: _____
PRIME CONTRACTOR STREET OR P.O. BOX: _____
PRIME CONTRACTOR CITY: _____ STATE: _____ ZIP: _____
PRIME CONTRACTOR PHONE #: () _____ PRIME CONTRACTOR EMAIL: _____

FACILITY SITE INFORMATION

FACILITY SITE NAME: Shannon Rail Site
FACILITY SITE ADDRESS (If the physical address is not available, please indicate the nearest named road. For linear projects indicate the beginning of the project and identify all counties the project traverses.)
STREET: MS HWY 145
CITY: Shannon STATE: MS COUNTY: Lee ZIP: 38868
FACILITY SITE TRIBAL LAND ID (N/A If not applicable): _____
LATITUDE: 34 degrees 8 minutes 42 seconds LONGITUDE: -88 degrees 42 minutes 56.5 seconds
LAT & LONG DATA SOURCE (GPS (Please GPS Project Entrance/Start Point) or Map Interpolation): Map Interpolation
TOTAL ACREAGE THAT WILL BE DISTURBED ¹: 157.14

IS THIS PART OF A LARGER COMMON PLAN OF DEVELOPMENT? YES NO

IF YES, NAME OF LARGER COMMON PLAN OF DEVELOPMENT: _____
 AND PERMIT COVERAGE NUMBER: MSR10 _____

ESTIMATED CONSTRUCTION PROJECT START DATE: 2026-07-06
 YYYY-MM-DD

ESTIMATED CONSTRUCTION PROJECT END DATE: 2026-12-06
 YYYY-MM-DD

DESCRIPTION OF CONSTRUCTION ACTIVITY: Clearing and grading of 115 acre pad then planting hay and construction of a two detention ponds

PROPOSED DESCRIPTION OF PROPERTY USE AFTER CONSTRUCTION HAS BEEN COMPLETED:
Rail Site

SIC Code: 0139 NAICS Code 111940

NEAREST NAMED RECEIVING STREAM: Louisa Creek

IS RECEIVING STREAM ON MISSISSIPPI'S 303(d) LIST OF IMPAIRED WATER BODIES? (The 303(d) list of impaired waters and TMDL stream segments may be found on MDEQ's web site: http://www.deq.state.ms.us/MDEQ.nsf/page/TWB_Total_Maximum_Daily_Load_Section) YES NO

HAS A TMDL BEEN ESTABLISHED FOR THE RECEIVING STREAM SEGMENT? YES NO

FOR WHICH POLLUTANT:

ARE THERE RECREATIONAL STREAMS, PRIVATE/PUBLIC PONDS OR LAKES WITHIN 1/2 MILE DOWNSTREAM OF PROJECT BOUNDARY THAT MAY BE IMPACTED BY THE CONSTRUCTION ACTIVITY? YES NO

EXISTING DATA DESCRIBING THE SOIL (for linear projects please describe in SWPPP):
Majority soils are as follows: Quitman silt loam, Mashulaville silt loam, leeper silty clayloam

WILL FLOCCULANTS BE USED TO TREAT TURBIDITY IN STORM WATER? YES NO

IF YES, INDICATE THE TYPE OF FLOCCULANT. ANIONIC POLYACRYLIMIDE (PAM)
 OTHER _____

IF YES, DOES THE SWPPP DESCRIBE THE METHOD OF INTRODUCTION, THE LOCATION OF INTRODUCTION AND THE LOCATION OF WHERE FLOCCULATED MATERIAL WILL SETTLE?

IS A SDS SHEET INCLUDED FOR THE FLOCCULATE? YES NO

WILL THERE BE A 50 FT BUFFER BETWEEN THE PROJECT DISTURBANCE AND THE WATERS OF THE STATE? YES NO

IF NOT, PROVIDE EQUIVALENT CONTROL MEASURES IN THE SWPPP.

¹ Acreage for subdivision development includes areas disturbed by construction of roads, utilities and drainage. Additionally, a housesite of at least 10,000 ft² per lot (entire lot, if smaller) shall be included in calculating acreage disturbed.

DOCUMENTATION OF COMPLIANCE WITH OTHER REGULATIONS/REQUIREMENTS
 COVERAGE UNDER THIS PERMIT WILL NOT BE GRANTED UNTIL ALL OTHER REQUIRED
 MDEQ PERMITS AND APPROVALS ARE SATISFACTORILY ADDRESSED

IS LCNOI FOR A FACILITY THAT WILL REQUIRE OTHER PERMITS?

YES NO

IF YES, CHECK ALL THAT APPLY: AIR HAZARDOUS WASTE PRETREATMENT
 WATER STATE OPERATING INDIVIDUAL NPDES OTHER: _____

IS THE PROJECT REROUTING, FILLING OR CROSSING A WATER CONVEYANCE OF ANY KIND? (If yes, contact the U.S. Army Corps of Engineers' Regulatory Branch for permitting requirements.) YES NO

IF THE PROJECT REQUIRES A CORPS OF ENGINEER SECTION 404 PERMIT, PROVIDE APPROPRIATE DOCUMENTATION THAT:

- The project has been approved by individual permit, or
- The work will be covered by a nationwide permit and NO NOTIFICATION to the Corps is required, or
- The work will be covered by a nationwide or general permit and NOTIFICATION to the Corps is required

IS THE PROJECT REROUTING, FILLING OR CROSSING A STATE WATER CONVEYANCE OF ANY KIND? (If yes, please provide an antidegradation report.) YES NO

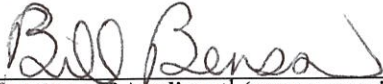
IS A LAKE REQUIRING THE CONSTRUCTION OF A DAM BEING PROPOSED? (If yes, provide appropriate approval documentation from MDEQ Office of Land and Water, Dam Safety.) YES NO

IF THE PROJECT IS A SUBDIVISION OR A COMMERCIAL DEVELOPMENT, HOW WILL SANITARY SEWAGE BE DISPOSED? Check one of the following and attach the pertinent documents.

- Existing Municipal or Commercial System. Please attach plans and specifications for the collection system and the associated "Information Regarding Proposed Wastewater Projects" form or approval from County Utility Authority in Hancock, Harrison, Jackson, Pearl River and Stone Counties. If the plans and specifications can not be provided at the time of LCNOI submittal, MDEQ will accept written acknowledgement from official(s) responsible for wastewater collection and treatment that the flows generated from the proposed project can and will be transported and treated properly. The letter must include the estimated flow.
- Collection and Treatment System will be Constructed. Please attach a copy of the cover of the NPDES discharge permit from MDEQ or indicate the date the application was submitted to MDEQ (Date: _____.)
- Individual Onsite Wastewater Disposal Systems for Subdivisions Less than 35 Lots. Please attach a copy of the Letter of General Acceptance from the Mississippi State Department of Health or certification from a registered professional engineer that the platted lots should support individual onsite wastewater disposal systems.
- Individual Onsite Wastewater Disposal Systems for Subdivisions Greater than 35 Lots. A determination of the feasibility of installing a central sewage collection and treatment system must be made by MDEQ. A copy of the response from MDEQ concerning the feasibility study must be attached. If a central collection and wastewater system is not feasible, then please attach a copy of the Letter of General Acceptance from the State Department of Health or certification from a registered professional engineer that the platted lots should support individual onsite wastewater disposal systems.

INDICATE ANY LOCAL STORM WATER ORDINANCE (I.E. MS4) WITH WHICH THE PROJECT MUST COMPLY:

I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.



Signature of Applicant¹ (owner or prime contractor)

4/20/2026

Date Signed

Bill Benson

Printed Name¹

Chairman

Title

¹This application shall be signed as follows:

- For a corporation, by a responsible corporate officer.
- For a partnership, by a general partner.
- For a sole proprietorship, by the proprietor.

For a municipal, state or other public facility, by principal executive officer, mayor, or ranking elected official

Please submit the LCNOI form to:

Chief, Environmental Permits Division
MS Department of Environmental Quality, Office of Pollution Control
P.O. Box 2261
Jackson, Mississippi 39225

Electronically:

<https://www.mdeq.ms.gov/construction-stormwater/>

Revised 3/23/22



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APR 23 2026

MDEQ

MISSISSIPPI DEPARTMENT OF
ENVIRONMENTAL QUALITY

LARGE CONSTRUCTION NOTICE OF INTENT (LCNOI) FOR COVERAGE UNDER THE LARGE CONSTRUCTION STORM WATER GENERAL NPDES PERMIT

INSTRUCTIONS

The Large Construction Notice of Intent (LCNOI) is for coverage under the Large Construction General Permit for land disturbing activities of five (5) acres or greater; or for land disturbing activities, which are part of a larger common plan of development or sale that are initially less than five (5) acres but will ultimately disturb five (5) or more acres. Applicant must be the owner or operator. For construction activities, the operator is typically the prime contractor. The owner(s) of the property and the prime contractor associated with regulated construction activity on the property have joint and severable responsibility for compliance with the Large Construction Storm Water General Permit MSR10.

If the company seeking coverage is a corporation, a limited liability company, a partnership, or a business trust, attach proof of its registration with the Mississippi Secretary of State and/or its Certificate of Good Standing. This registration or Certificate of Good Standing must be dated within twelve (12) months of the date of the submittal of this coverage form. Coverage will be issued in the company name as it is registered with the Mississippi Secretary of State.

Completed LCNOIs should be filed at least thirty (30) days prior to the commencement of construction. Discharge of storm water from large construction activities without written notification of coverage is a violation of state law.

Submittals with this LCNOI must include:

- A site-specific Storm Water Pollution Prevention Plan (SWPPP) developed in accordance with ACT5 of the General Permit
- A detailed site-specific scaled drawing showing the property layout and the features outlined in ACT5 of the General Permit
- A United States Geological Survey (USGS) quadrangle map or photocopy, extending at least one-half mile beyond the facility property boundaries with the site location and outfalls outlined or highlighted. The name of the quadrangle map must be shown on all copies. Quadrangle maps can be obtained from the MDEQ, Office of Geology at 601-961-5523.

Additional submittals may include the following, if applicable:

- Appropriate Section 404 documentation from U.S. Army Corps of Engineers
- Appropriate documentation concerning future disposal of sanitary sewage and sewage collection system construction
- Appropriate documentation from the MDEQ Office of Land & Water concerning dam construction and low flow requirements
- Approval from County Utility Authority in Hancock, Harrison, Jackson, Pearl River and Stone Counties
- Antidegradation report for disturbance within Waters of the State

ALL QUESTIONS MUST BE ANSWERED (Answer "NA" if the question is not applicable)

STORM WATER POLLUTION PREVENTION PLAN

**Shannon Rail Site
Clearing and Grading
Lee County, Mississippi**

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APR 23 2026

MDEQ

Prepared for:

**Lee County Economic Development District
398 East Main Street
Tupelo, MS 38804**

Prepared by:



**Cook Coggin Engineers, Inc.
703 Crossover Road
Tupelo, Mississippi
(662) 842-7381**

STORM WATER POLLUTION PREVENTION PLAN
SHANNON RAIL SITE
TUPELO, MISSISSIPPI

SITE INFORMATION

The Lee County Economic Development District is proposing clear and grade the proposed rail site property at this site (Figure 1 – Project Vicinity Map). Below is a brief overview of the proposed construction activities. Site drainage follows natural topography toward to the southwest toward a roadside ditch that leads into Coonewah Creek.

The project will include clearing and grading of an approximately 114.92-acre area along with the construction of two retention pond (Figure 2 – Project Location map). The northern retention pond will collect drainage from the northern portion of the site from approximately 29.48 acres. The south retention pond will receive drainage from approximately 93.51 acres. This cleared area will be covered completely in hay in preparation for future development. Total disturbed acreage for the project is estimated at 157.14 acres.

GENERAL NOTES

All construction activity shall comply with the Mississippi Department of Environmental Quality (MDEQ) Large Construction General Permit. This SWPPP in no way relieves the contractor of his responsibility to comply with the Large Construction General Permit.

Soil Characteristics

Soils encountered in the project area include Leeper silty clay loam, Mashulaville silt loam, and Quitman silt loam.

- The **Leeper** series consists of very deep, somewhat poorly drained, very slowly permeable soils that formed in clayey alluvium. They are on level to very gently sloping flood plains of streams draining the Alabama, Mississippi, and Arkansas Blackland Prairie Major Land Resource Area (MLRA 135A). Slopes range from 0 to 3 percent.
- The **Mashulaville** series consists of deep, poorly drained soils that formed in loamy sediments. Permeability is slow. These soils have a fragipan that perches water in wet seasons. These are nearly level to very gently sloping soils on uplands and on stream terraces of the Southern Coastal Plain Major Land Resource Area. Slopes range from 0 to 3 percent.
- The **Quitman** series consists of very deep, somewhat poorly drained moderately slowly permeable soils on terraces and uplands of the Southern Coastal Plain. They formed in loamy marine or fluvial sediments. Slopes range from 0 to 5 percent.

EROSION CONTROL

Buffer Zone: Control perimeters as shown on the Erosion Control Sheet will be installed to ensure that any erosion that may occur will remain on the construction site.

Vegetative Controls: Hay will be applied to all disturbed areas within the project boundary. Prior to the application of any vegetation materials, the ground shall be thoroughly pulverized. Any disturbed areas that will be laid-up for 14 or more calendar days shall be seeded **immediately**. Where possible, areas covered with hay will act as a natural buffer zone for controlling sediment runoff. Swales will be used as another form of vegetative control in addition to the hay. Along with both of these measures, two wet detention pond system will be utilized on the site. Where the vegetative best management practices set forth are insufficient to control runoff, temporary silt fence or other erosion control measures will be installed.

Structural Controls: Existing topography at this site is relatively flat. Stormwater flows as sheet flow along the topography, eventually draining into Coonewah Creek. Should controls be insufficient to impede off-site sediment transport as earthwork proceeds, additional erosion controls shall be added accordingly. Post construction, stormwater runoff at this site will be directed to ditches, that depending on the drainage area will convey the stormwater into the forebay of either the northwest or south retention pond. Both retention ponds were designed in accordance with the Recommended Design Criteria for Storm Water Management. These wet detention systems are comprised of a sediment forebay that facilitates localized clean-out will have an outlet that directs the discharge to the permanent pool which consists of a riser pipe and trash rack to control the discharge rate and prevent clogging of the primary orifice. The forebay for each retention pond will be cleaned out at least every five (5) years unless sediment removal is needed prior to that.

Stockpiled soil should be covered with plastic or tarps at the end of each workday, or surrounded with silt fence or straw bales. Stockpiles shall not be located near a water conveyance.

In the case that a staging area will be required, extreme care shall be taken to maintain construction entrances/exits. The entrances/exits should be constructed of 3 to 6 inch gravel placed over a geotextile fabric. At the end of each day, any soil tracked onto the highway will be swept or scraped up.

Staff Training: Effective management of storm water pollution will require each operator to assemble a “stormwater team” to carry out compliance activities. Furthermore, day-to-day proper use of BMPs by all personnel is essential for the success of the SWPPP. The designated Pollution Prevention Team Leader (PPTL) will be responsible for implementation of the guidelines established in the SWPPP and must ensure that personnel understand any requirements of this permit that may be affected by the work they are contracted to perform.

At a minimum, members of the stormwater team must be trained to understand the following if related to the scope of their job duties (e.g., only personnel responsible for conducting inspections need to understand how to conduct inspections):

- The permit deadlines associated with installation, maintenance, and removal of stormwater

controls and with stabilization; The location of all stormwater controls on the site required by this permit and how they are to be maintained;

- The proper procedures to follow with respect to the permit's pollution prevention requirements; and
- When and how to conduct inspections, record applicable findings, and take corrective actions.

Each member of the stormwater team must have easy access to an electronic or paper copy of applicable portions of this permit, the most updated copy of the SWPPP, and other relevant documents or information that must be kept with the SWPPP.

Staff Training conducted to meet the permit requirements shall be documented. Training records shall include employee's name, date of training, brief content/nature of training, and the employee's signature acknowledging training was received. Staff training associated with this permit may be documented on the Employee Training Log that is provided on the MDEQ website at www.mdeq.ms.gov/construction-stormwater/. The permittee may use an alternative form to record this information, so long as it includes all of the information on the above referenced form. Employee training documentation shall be maintained on-site with the SWPPP and made available to MDEQ personnel for inspection upon request.

Housekeeping Practices: The site will be inspected daily for generated waste and properly disposed. Fertilizers and any other potentially toxic materials will not be stored on the job site. Equipment shall be inspected daily for spill and leak prevention. Contractor shall maintain a spill kit within a work vehicle at all times. Should a spill or leak occur, the area is to be immediately contained by isolating the discharge source and minimizing further flow. Impacted soil shall be properly removed and disposed in accordance with applicable federal, state, and local regulations. Maintenance and repair of equipment will be performed off site. Material wash out areas will be off site. Portable restrooms will be located at a minimum of 150 feet away from any receiving water body.

Post Construction Control Measures: Silt fence will remain until seeding has been established. Once vegetation is established, the contractor will remove silt fence, and other erosion control measures from the disturbed area.

IMPLEMENTATION SEQUENCE

Prior to the start of earthwork activities, temporary silt fence and other perimeter controls will be installed in low-lying areas, areas downgradient of the construction site any other areas that are deemed as an erosion risk. The disturbed areas will be dressed and seeded every 10-12 days. Additional silt fence and other erosion controls will be installed as needed throughout the earth-moving activities. Seeding and mulching will be completed on each section before moving to another section.

The appropriate permanent vegetative practices shall be implemented **immediately** when an area is completed. The contractor shall not wait until the project is complete to apply all permanent seeding. All temporary erosion control measures will be removed after the project site has been stabilized with permanent erosion control.

MAINTENANCE PLAN

The project area, and erosion and sediment controls will be checked periodically no less than once per week for a total of four (4) per month as well as after each significant rainfall event that produces a discharge. All inspections will be recorded on the provided report forms. Any repairs will be made within 24 hours of inspection. Sediment will be removed from the silt fences when it reaches $\frac{1}{3}$ to $\frac{1}{2}$ height of the control. Damaged silt fence will be replaced. Any soil tracked onto streets from construction vehicles will be swept or scraped up at the end of each day.

RETENTION OF RECORDS

All records, reports, forms and information resulting from activities required by this permit shall be retained for a period of at least three (3) years from the date that the document(s) was generated. Any documents required by this permit may be kept electronically but must be readily available during site inspection or upon request.

Appendix A

Large Construction General Permit

Site Inspection and Certification Form



State of Mississippi
Mississippi Department of Environmental Quality (MDEQ)



LARGE CONSTRUCTION GENERAL PERMIT

FOR LAND DISTURBING ACTIVITIES OF FIVE (5) OR MORE ACRES

THIS CERTIFIES THAT

PROJECTS ISSUED A CERTIFICATE OF COVERAGE UNDER THIS PERMIT ARE GRANTED PERMISSION TO DISCHARGE STORM WATER FROM REGULATED CONSTRUCTION ACTIVITIES INTO STATE WATERS

in accordance with effluent limitations, inspection requirements and other conditions set forth in herein. This permit is issued in accordance with the provisions of the Mississippi Water Pollution Control Law (Section 49-17-1 et seq., Mississippi Code of 1972), and the regulations and standards adopted and promulgated thereunder, and under authority granted pursuant to Section 402(b) of the Federal Water Pollution Control Act.

Mississippi Environmental Quality Permit Board

Krystal Rudolph
Authorized Signature

Mississippi Department of Environmental Quality

Issued: February 4, 2022

Permit No. MSR10

Expires: January 31, 2027

AI# 24066

Keep a Copy Available at the Permitted Facility or Locally Available
Submit the Inspection Reports Only if Requested by the Mississippi Department of Environmental Quality (MDEQ)

**LARGE CONSTRUCTION GENERAL PERMIT
 SITE INSPECTION AND CERTIFICATION FORM
 COVERAGE NUMBER (MSR10 _____)**



INSTRUCTIONS

Results of construction storm water inspections required by ACT6 of this permit shall be recorded on this report form and kept with the Storm Water Pollution Prevention Plan (SWPPP) in accordance with the inspection documentation provisions of ACT9 of the this permit. Inspections shall be performed at least weekly for a minimum of four inspections per month. The coverage number must be listed at the top of all Inspection and Certification Forms.

COVERAGE RECIPIENT INFORMATION

OWNER/PRIME CONTRATOR NAME: _____

PROJECT NAME: _____

PROJECT STREET ADDRESS: _____

PROJECT CITY: _____ PROJECT COUNTY: _____

OWNER/PRIME CONTRACTOR MAILING ADDRESS: _____

MAILING CITY: _____ STATE: _____ ZIP: _____

CONTACT PERSON: _____ CONTACT PHONE NUMBER: (____) _____

EMAIL ADDRESS: _____

INSPECTION DOCUMENTATION

DATE (mo/day/yr)	TIME (hr:min AM/PM)	ANY DEFICIENCIES? (CHECK IF YES)	INSPECTOR(S)
		<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	
		<input type="checkbox"/>	

Deficiencies Noted During any Inspection (give date(s); attach additional sheets if necessary): _____

Corrective Action Taken or Planned (give date(s); attach additional sheets if necessary): _____

Based upon this inspection, which I or personnel under my direct supervision conducted, I certify that all erosion and sediment controls have been implemented and maintained, except for those deficiencies noted above, in accordance with the Storm Water Pollution Prevention Plan (SWPPP) and sound engineering practices as required by the above referenced permit. I further certify that the LCNOI and SWPPP information is up to date.

I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. Based on my inquiry of the person or persons responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fines and imprisonment for knowing violations.

Authorized Signature

Date

Printed Name

Title

**Proof of Coverage Under the
State of Mississippi's
Storm Water Construction Permit**

Use this form to display proof of coverage under Mississippi's Storm Water Construction Permit at a conspicuous site (accessible to the public) on or at the edge of the construction site. If the construction project is a linear construction project (e.g., pipeline, highway, etc.), the proof of coverage must be placed in a publicly accessible location near where construction is actively underway and moved as necessary. If exposed to the weather please laminate before posting.

**Storm Water General NPDES Permit
No. MSR10 _____**

(Print all Information)

Contact Name:

Company Name:

Tel. # _____

Project Name:

Project Description:

Storm Water Pollution Prevention Plan Location:

To report complaints concerning sediment, trash or other pollutants call:

Mississippi Department of Environmental Quality

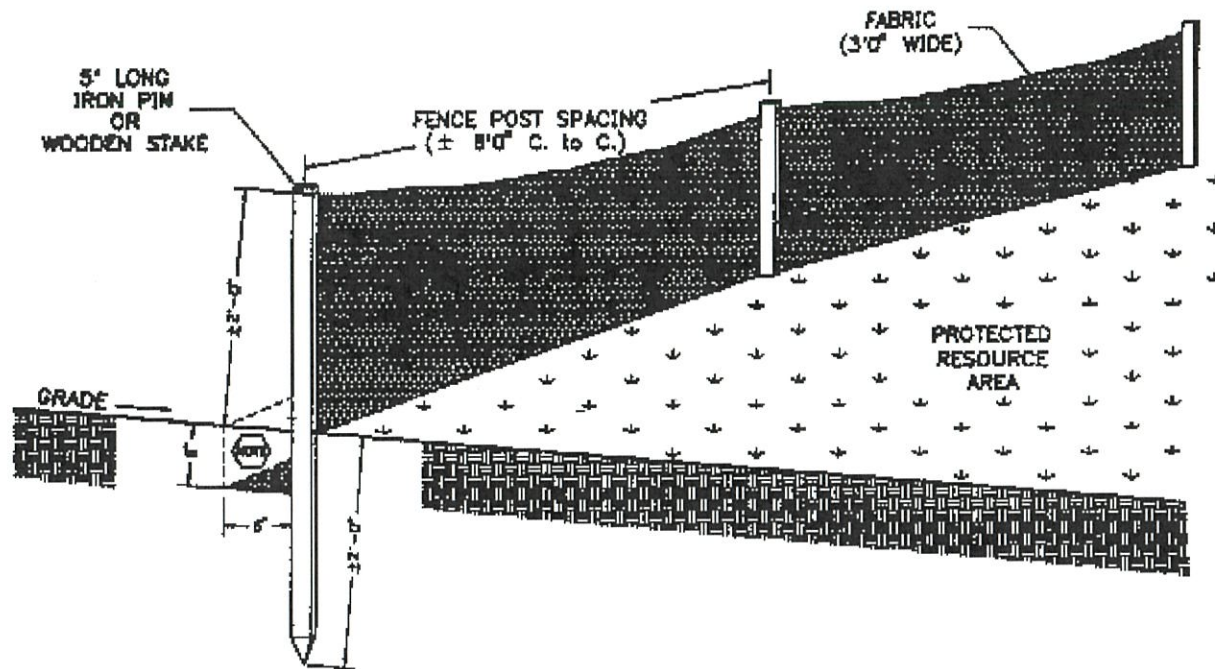
601-961-5171

or write:

Environmental Compliance and Enforcement Division, Office of Pollution Control, P.O. Box 10385, Jackson, Mississippi 39289-0385

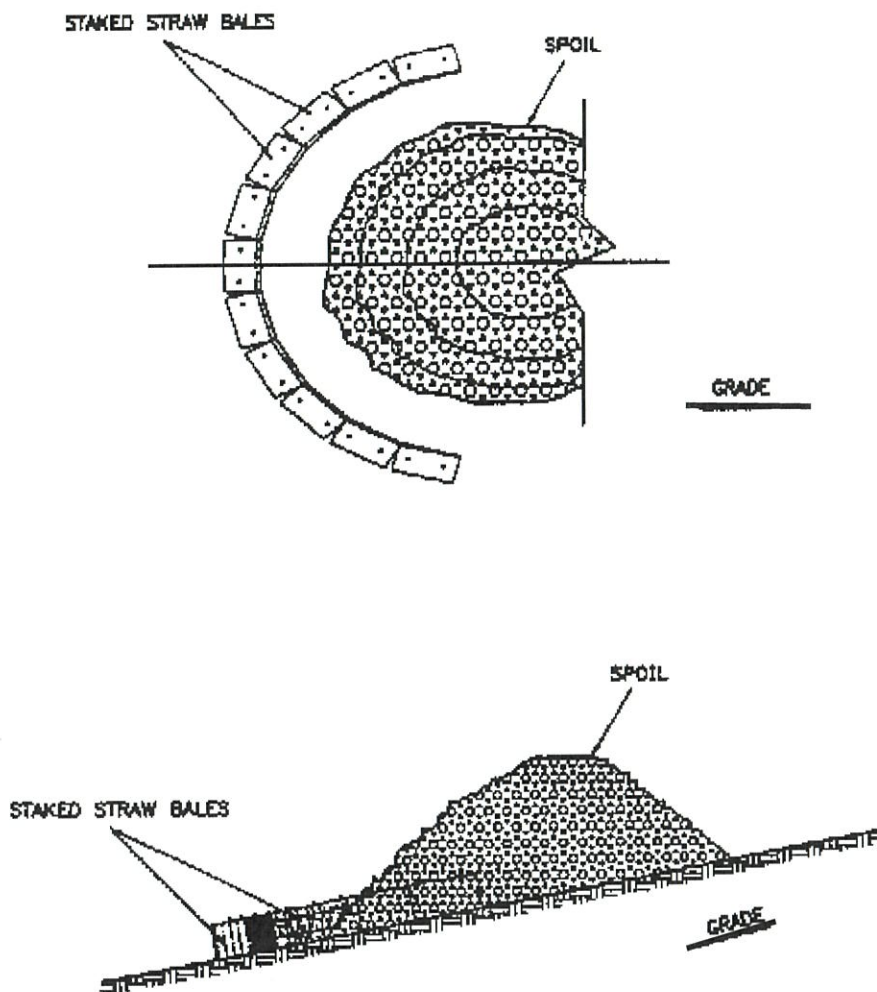
Appendix B
Selected Diagrams for
Installation of Controls

Construction of a Silt Fence



NOTE DIG A 6' WIDE BY 4" DEEP TRENCH, BURY BOTTOM 1'0" OF FABRIC AND TAMP IN PLACE

Dust Pile Sediment Barrier

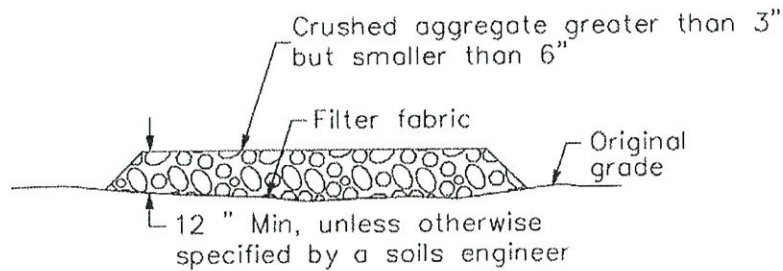


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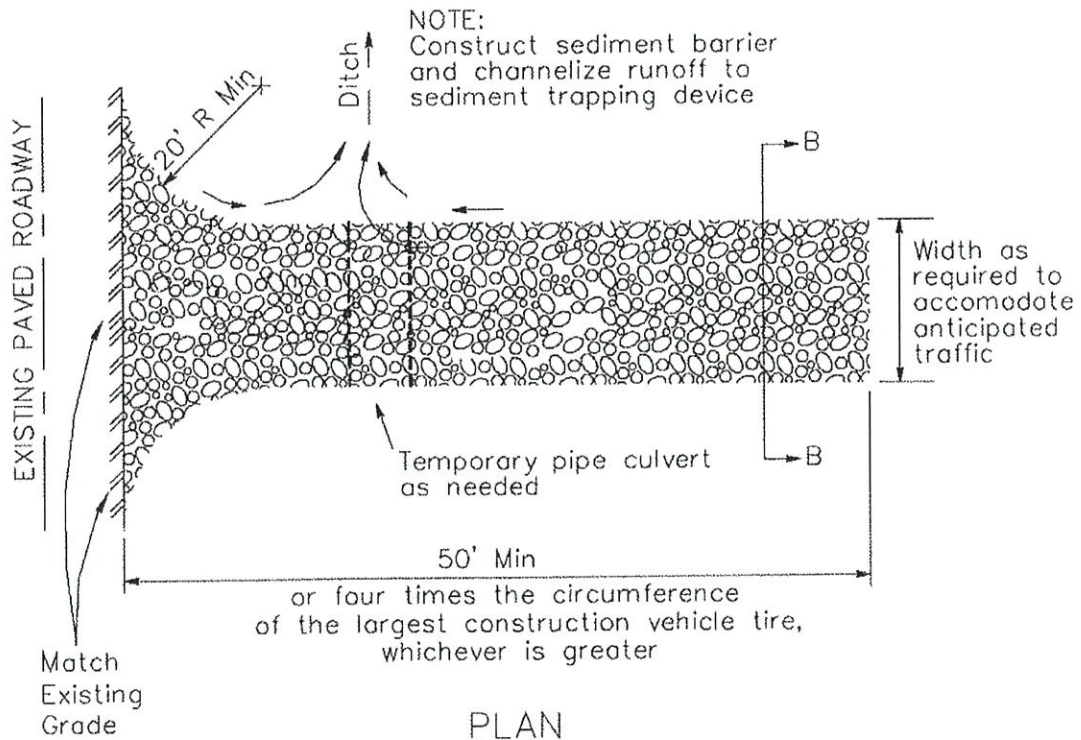
1. Containment berms (silt, fence, haybales, or, if necessary, both) care to be used where instream spoil could re-enter the watercourse directly or indirectly.
2. Care should be taken that the spoil pile does not overtop the containment berm.
3. Where possible, natural vegetation to be maintained.
4. Care and attention must be taken to ensure spoil containment berms are maintained
5. Full consideration for overall slope stability is required when selecting a spoil containment location.

Stabilized Construction Entrance/Exit

(Source: California Stormwater BMP Handbook, January 2003)



SECTION B-B
NTS



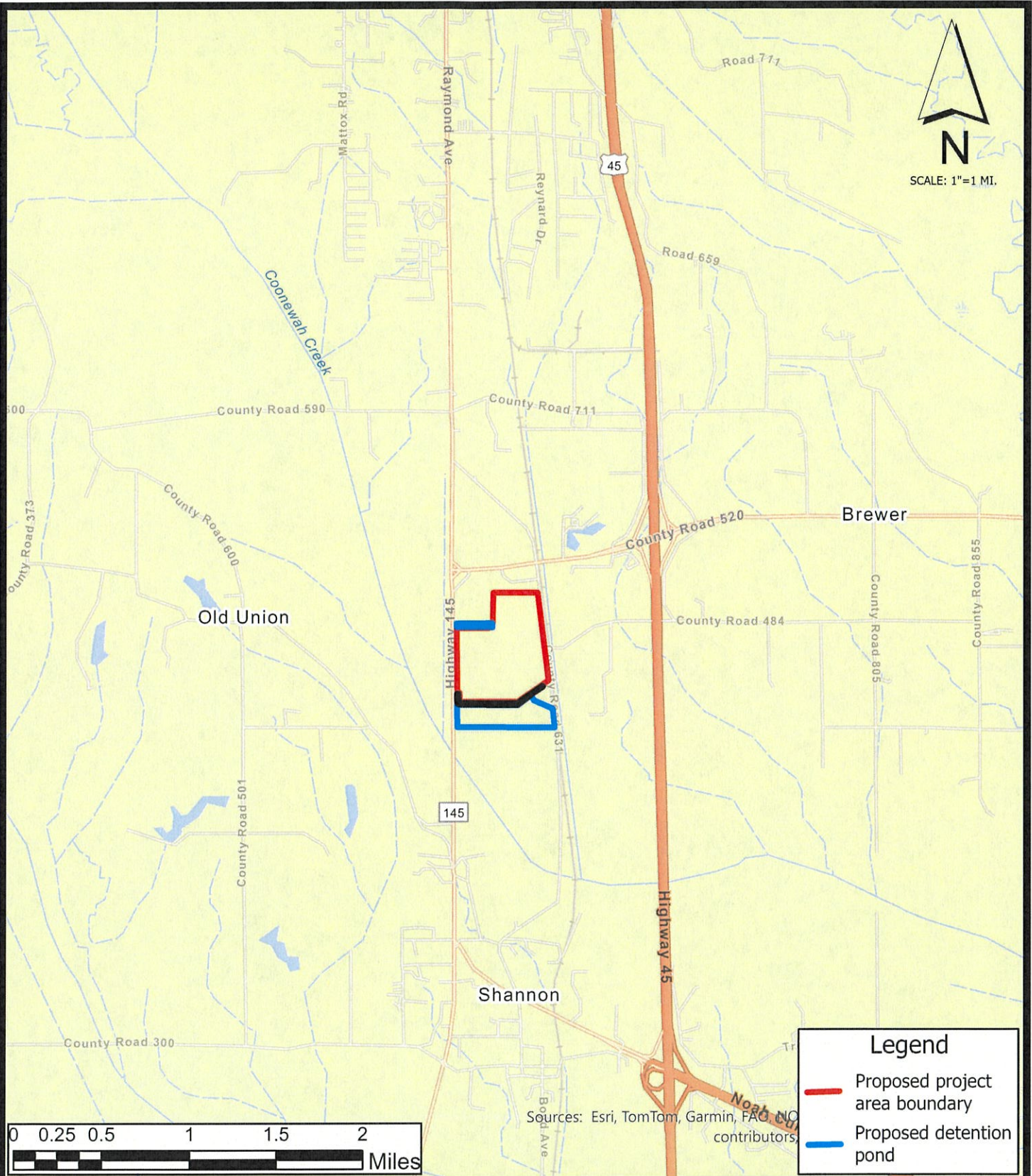


STORM DRAIN PROTECTION – wattle surrounding drain inlet



Wattle across storm drainage preventing downstream sediment transport

Figures

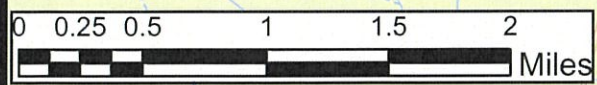


SCALE: 1"=1 MI.

Legend

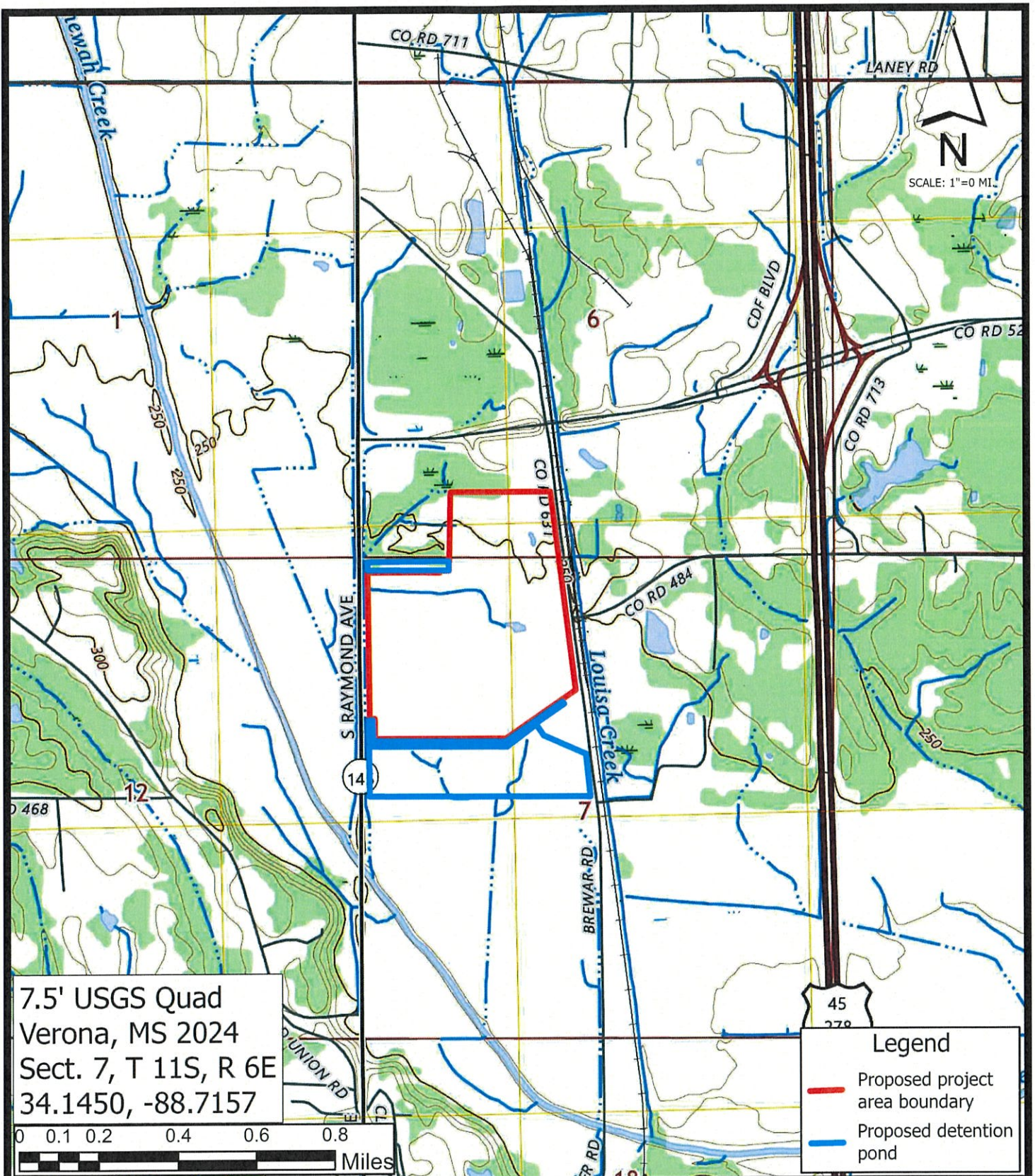
- Proposed project area boundary
- Proposed detention pond

Sources: Esri, TomTom, Garmin, FAO, NOAA contributors



PROJECT VICINITY MAP
 Shannon Rail Site
 Lee County Economic Development District
 Lee County, Mississippi

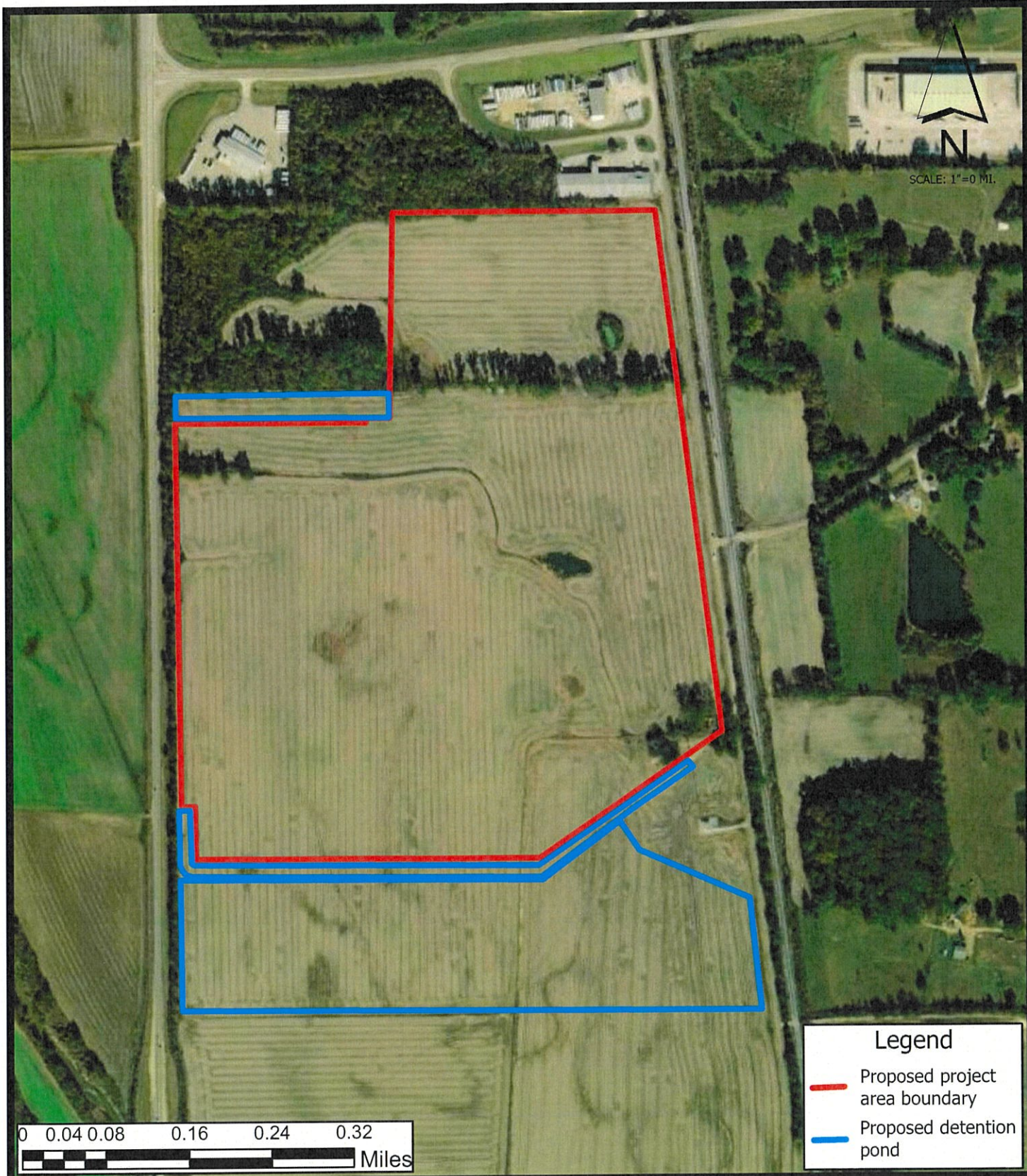

COOK-COGGIN ENGINEERS, INC.
 703 CROSSOVER RD. TUPELO. MS. 38801



PROJECT LOCATION MAP

Shannon Rail Site
 Lee County Economic Development District
 Lee County, Mississippi

CCE
COOK-COGGIN ENGINEERS, INC.
 703 CROSSOVER RD. TUPELO, MS. 38801








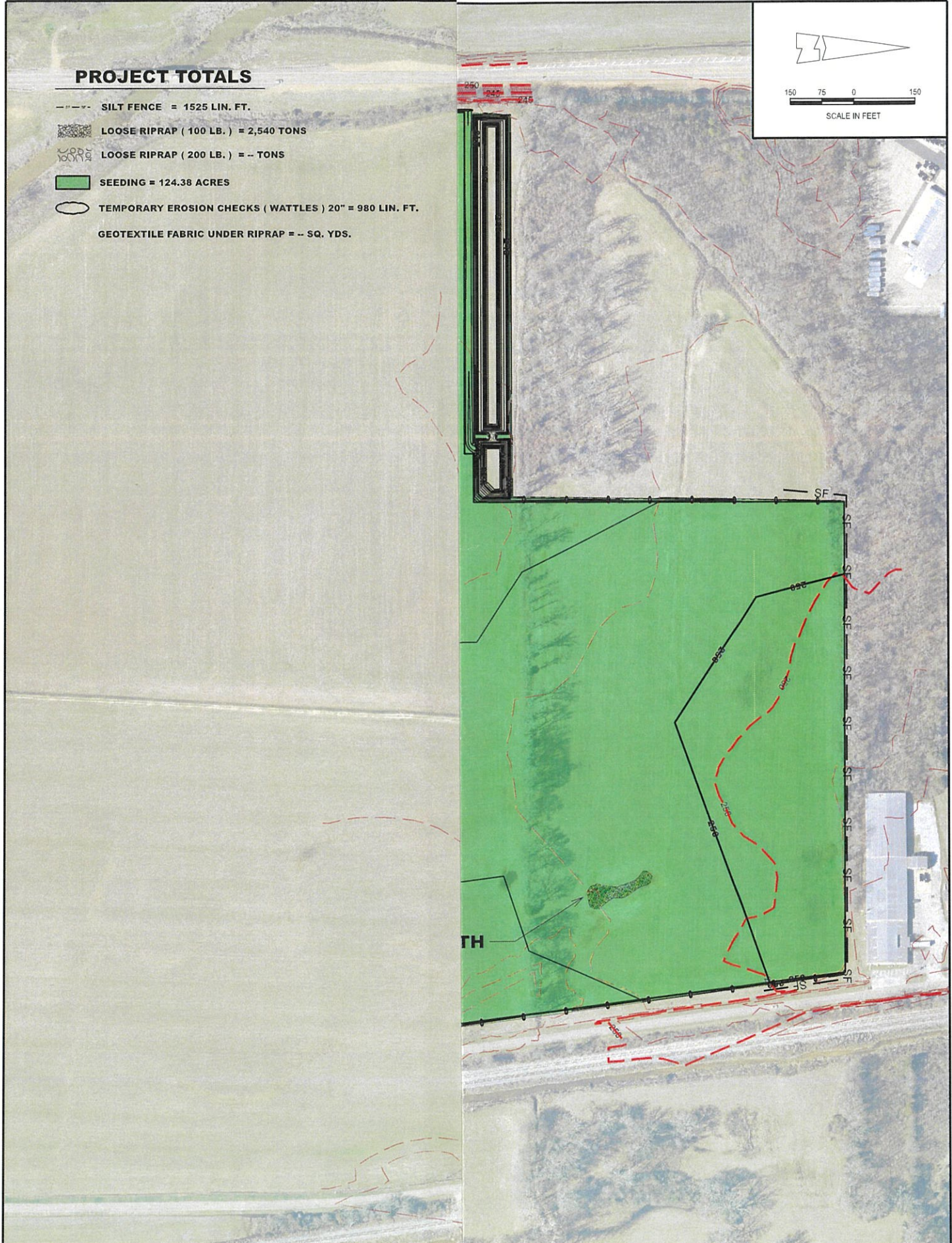
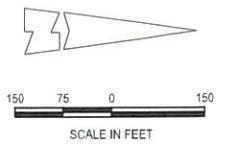
PROJECT AERIAL MAP
 Shannon Rail Site
 Lee County Economic Development District
 Lee County, Mississippi

CCCE
 COOK-COGGIN ENGINEERS, INC.
 703 CROSSOVER RD. TUPELO, MS. 38801

Erosion Control Sheets

PROJECT TOTALS

-  SILT FENCE = 1525 LIN. FT.
-  LOOSE RIPRAP (100 LB.) = 2,540 TONS
-  LOOSE RIPRAP (200 LB.) = -- TONS
-  SEEDING = 124.38 ACRES
-  TEMPORARY EROSION CHECKS (WATTLES) 20" = 980 LIN. FT.
- GEOTEXTILE FABRIC UNDER RIPRAP = -- SQ. YDS.



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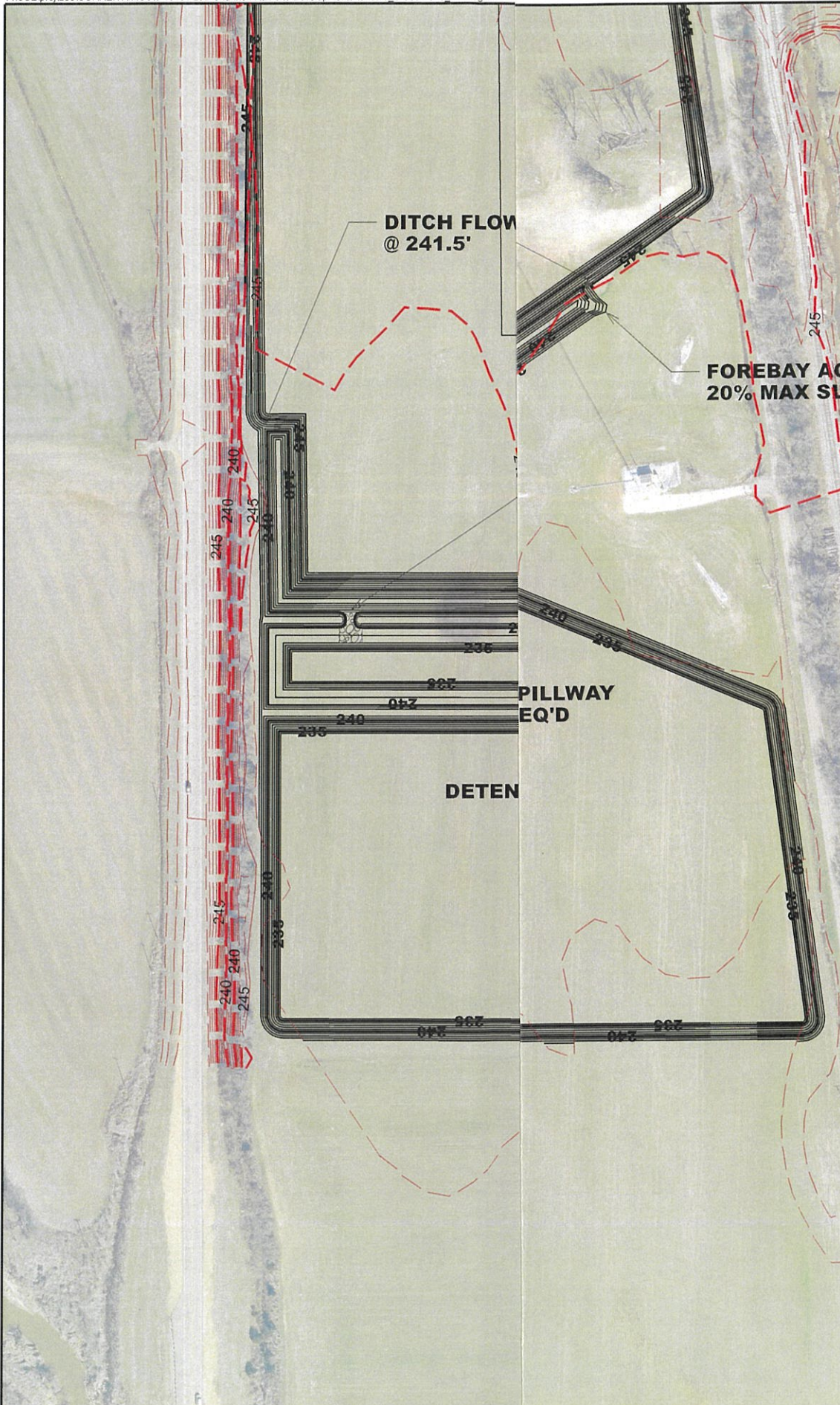
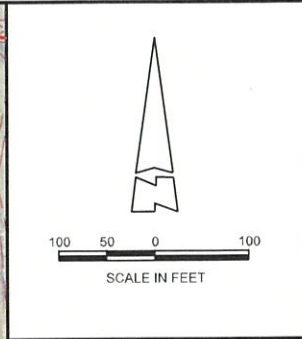
ENG	CH
DGN	PJC
CAD	PJC



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TITLE	DATE	SHEET NO.
EROSION CONTROL PLAN	04/26	18
	REVISION	

TITLE	DATE	SHEET NO.
EROSION CONTROL PLAN	04/26	18
	REVISION	



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ENG	CH
DGN	PJC
CAD	PJC

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TITLE
**SEDIMENT POND -
 PLAN LAYOUT**

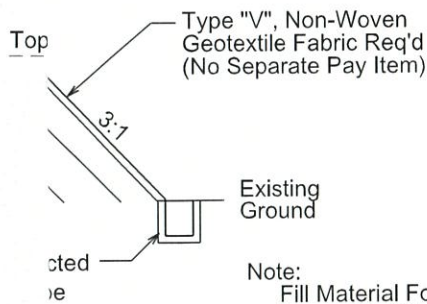
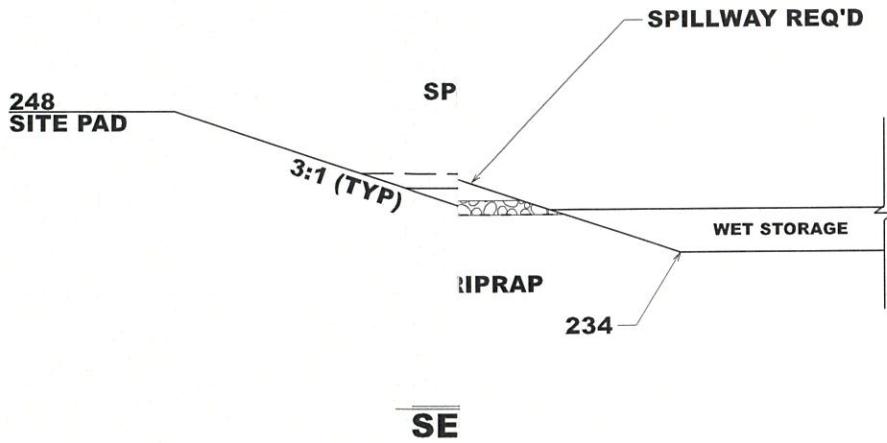
DATE	04/26
REVISION	

SHEET NO.	15
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Sediment Pond Information:

Dry Storage Elevation - 241.5'
Wet Storage Elevation - 240.0'
Bottom Forbay Elevation - 235.50'
Bottom Detention Pond Elevation - 231.00'

Littoral Shelf Top Elevation - 240.0'
Littoral Shelf Bottom Elevation - 238.00'



Note:
 Fill Material For Sediment Pond
 Levee Shall Be Suitable On-site
 Material, Paid Per Cu. Yd. As
 Unclassified Excavation.

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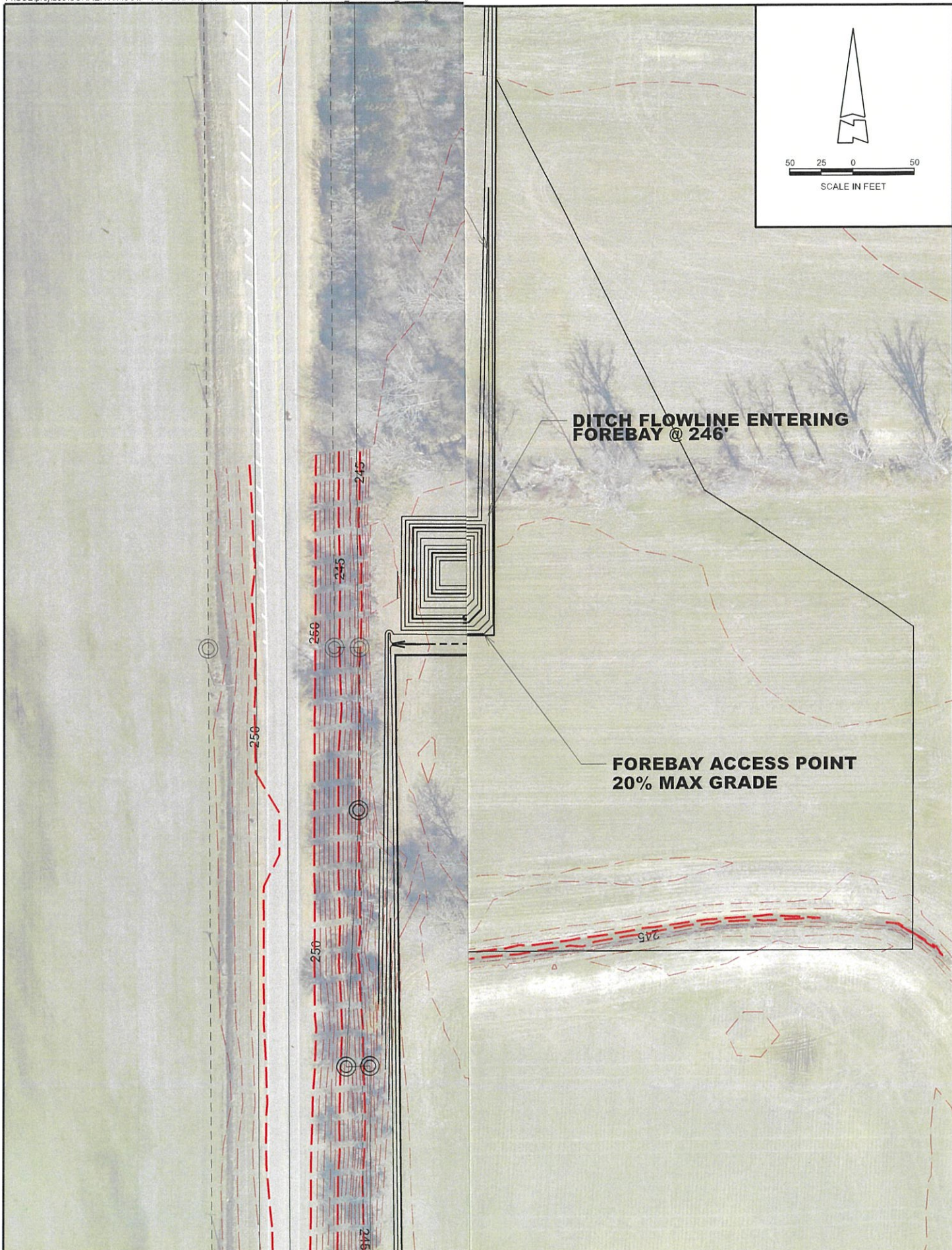
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TITLE
**SEDIMENT POND -
 DETAIL & SECTIONS**

DATE	04/26
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TITLE
**SEDIMENT POND -
 LAN LAYOUT**

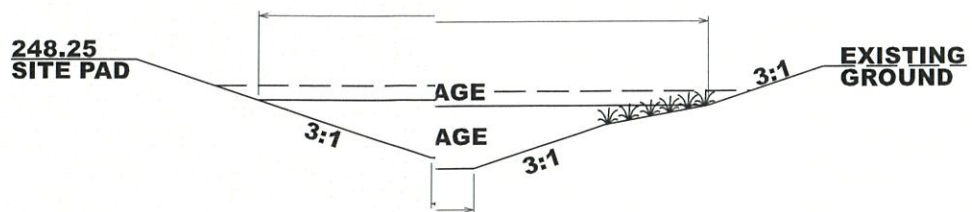
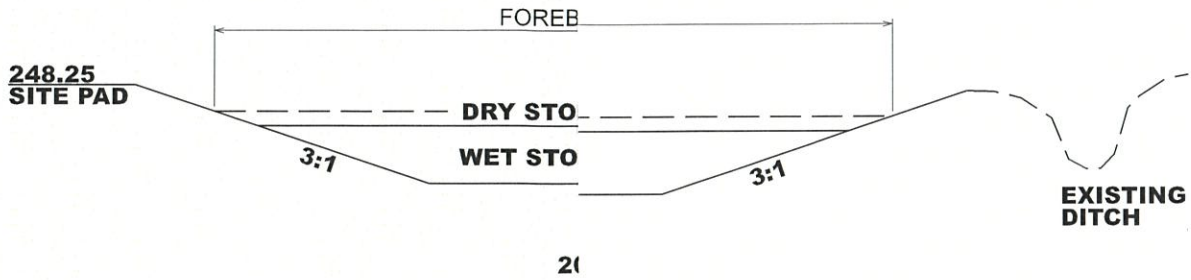
DATE
04/26
 REVISION

SHEET NO.
13

Sediment Pond Information:

Dry Storage Elevation - 245.5'
Wet Storage Elevation - 244.0'
Bottom Forbay Elevation - 238.0'
Bottom Detention Pond Elevation - 23

Littoral Shelf Top Elevation - 244.0'
Littoral Shelf Bottom Elevation - 242.0'

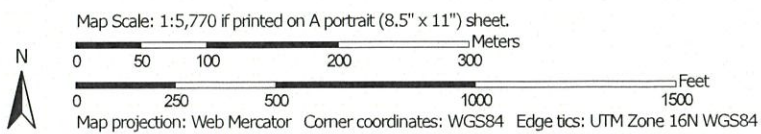


N POND
I VIEW

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	DGN	PJC		SEDIMENT POND - SECTION VIEWS	04/26	14
	CAD	PJC			REVISION	

USDA Soil Map

Soil Map—Lee County, Mississippi



MAP LEGEND

- Area of Interest (AOI)
- Area of Interest (AOI)
- Soils
- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points
- Special Point Features**
- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features
- Water Features**
- Streams and Canals
- Transportation**
- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads
- Background**
- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
 Web Soil Survey URL:
 Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Lee County, Mississippi
 Survey Area Data: Version 22, Sep 8, 2025

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Mar 4, 2021—Mar 6, 2021

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
Lp	Leeper silty clay loam, 0 to 2 percent slopes, occasionally flooded	37.1	29.6%
Mt	Mashulaville silt loam	42.2	33.7%
QuA	Quitman silt loam, 0 to 2 percent slopes (stough)	45.3	36.2%
W	Water area	0.5	0.4%
Totals for Area of Interest		125.1	100.0%