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## **REVISED FINDING OF NO SIGNIFICANT IMPACT TENNESSEE VALLEY AUTHORITY**

APPALACHIAN REGIONAL COMMISSION GRANT PROPOSAL FOR EMORY VALLEY CENTER  
ANDERSON COUNTY, TENNESSEE

The Emory Valley Center (EVC) is a non-profit agency in Oak Ridge, Tennessee, that serves children and adults with physical and learning disabilities. The EVC applied for a \$500,000 grant from the Appalachian Regional Commission (ARC) to support the construction of a new multi-purpose building on EVC's property in Oak Ridge. Under an existing agreement, the Tennessee Valley Authority (TVA) administers ARC grants in the TVA area. Thus, the proposed federal action by TVA is to administer the ARC grant. Utilizing the ARC grant, the EVC proposed to demolish an existing building on its property and construct a new building onsite.

In 2015, TVA completed an environmental assessment (EA) of the proposed actions, including the building demolition and the construction of the new multi-purpose building. Subsequently, TVA issued a finding of no significant impact (FONSI) on March 15, 2015. Both the EA and the FONSI are incorporated by reference.

However, since the completion of the EA and FONSI, the EVC has changed plans and now proposes to acquire an adjacent 2.8-acre commercial property as the site of the new building. The ARC funds would be used toward the purchase of the property and the construction of the proposed multi-purpose building. Consequently, TVA has prepared a supplemental environmental assessment (SEA) to document any potential environmental consequences of implementing the proposed changes. The SEA is incorporated by reference.

For the purposes of the environmental review documented by the SEA, the two alternatives described in the EA remain valid. As stated in the EA, the EVC could secure alternate funding. Provided adequate funding is obtained, the EVC could proceed with constructing the new multi-purpose facility as planned. Thus, the overall environmental consequences of implementing the No Action Alternative would be similar to those expected under the Action Alternative.

Under the Action Alternative considered in the EA, TVA would administer the ARC grant and the EVC would use the funds toward the construction of the new building. Consequently, the EVC may or may not demolish the Work Training Center building as originally planned, and would purchase the adjacent 2.8-acre property as the site for the proposed multi-purpose building. The Action Alternative is TVA's preferred alternative.

Because the EVC's revised plan is similar in many respects to the original proposed actions addressed in the EA, potential effects to most of the resources considered in the EA would be similar under either scenario. In the SEA, additional analyses were undertaken to assess potential effects of construction on the vacant lot to water quality, terrestrial life, threatened and endangered species, wetlands, cultural resources, transportation, and aesthetic qualities. Findings in the EA with respect to potential effects to air quality, socioeconomic conditions, environmental justice, and solid and hazardous wastes remain appropriate and valid.

The approximately 2.8-acre site contains no streams; however, a small (2,000 square feet) stormwater runoff detention basin is situated on the northeast corner of the property. This basin may be retained in place, replaced or expanded, depending on the EVC's Stormwater Pollution Prevention Plan. No degradation of surface water or groundwater quality is anticipated, and any loss of aquatic habitat would be minor and insignificant. The Tennessee Department of Environment and Conservation stated that the detention basin is not classified as a wetland, and TVA concurs with this determination. Therefore, the proposed project would not affect wetlands.

The 2.8-acre site is a mowed, vacant lot and does not provide any high-quality habitat for terrestrial species. Thus, no adverse effects to terrestrial life (plant or animal) are expected from the proposed action. No federally listed or state-listed threatened or endangered species would be affected by the new proposed action.

One architectural resource is recorded in the architectural area of potential effect: the Emory Valley School (EVS) complex. TVA finds that proposed undertaking would have a visual effect on the EVS. However, this effect would not be adverse due to the presence of modern industrial development within view of the complex and the development of the Emory Valley Road into a major, divided, four-lane roadway, both of which have altered the setting such that it no longer possess historic integrity. As a result of these more recent changes in the setting, the property already has experienced a loss of integrity. TVA finds that no historic properties eligible for or listed on the NRHP would be adversely affected by the proposed undertaking. The Tennessee State Historic Preservation Officer (SHPO) concurred with this finding in a letter dated September 15, 2015.

Siting the multi-purpose building on the 2.8-acre property would likely cause less traffic congestion and provide a slightly higher margin of safety to traffic on Emory Valley Road due to the improved access of the new site compared to the original location. Although the new site is completely open, the visual character of a free-standing building on the property would be consistent with that of the immediately surrounding area. Other changes in visual or aesthetic character of the area were addressed in the EA and remain valid.

TVA consulted with the Tennessee SHPO by letter seeking concurrence with its determination that the proposed action will not adversely affect historic resources. The State Historic Preservation Officer SHPO concurred with TVA's findings in a letter of September 15, 2015. The federally recognized tribes listed in the EA were also consulted.

### **Mitigation**

The EVC would remain responsible for ensuring that any proposed demolition and the proposed construction are conducted in an environmentally responsible manner, including the implementation of appropriate BMPs, best construction practices, and all measures stipulated in its Construction Storm Water Permit and other applicable permits, TVA has not identified any non-routine measures necessary to prevent or compensate for adverse environmental effects.

### **Conclusion and Findings**

Based on the findings listed above and the analyses in the EA and SEA, we conclude that the proposed action of administering a \$500,000 ARC grant to the EVC, as well as the resultant acquisition of an adjacent approximately 2.8-acre property and the construction of a multi-purpose facility on that site, would not be a major federal action significantly affecting the environment. Accordingly, an environmental impact statement is not required.



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**October 22, 2015**

Date Signed