

KANSAS GEOLOGICAL SURVEY

1930 Constant Ave., Campus West
The University of Kansas
Lawrence, Kansas 66047-3726
phone 785-864-3965
fax 785-864-5317

October 25, 2005

Mr. Jeff Schminke
USDA, Rural Development
2615 Farm Bureau Road
Manhattan, Kansas 66502

RE: Agency Review Transmittal Form for B & R, Inc—Bluestem Electric Cooperative Assn., Inc.

Dear Mr. Schminke:

I have received your request for comment by the Kansas Geological Survey (KGS) on an application to USDA Rural Development from Bluestem Electric Cooperative Assn., Inc to assist B & R, Inc. The loan will be used to assist in the construction and associated supplies and equipment of a grocery store. The business will be located in the City of St. Marys, Pottawatomie County, Kansas (within NW¼ NW¼ S14 T10S R12E).

I examined the USGS St Marys 7½-minute topographic map, a 2002 orthophotograph, the NRCS Pottawatomie County Soil Survey, and a US Geological Survey report on the geology of Pottawatomie County (Scott, Foster, and Crumpton, 1959, USGS Bulletin 1060-C). The geologic map indicates that the site is on Quaternary Terrace deposits. Terrace deposits are composed on stream and river alluvium and could be aquifers. Care should be exercised in the handling of any hazardous materials at this site in order to protect the aquifer. The site is on Chase soils, which are fine-grained soils on stream terraces. Chase soils have moderate to high shrink-swell potential. This issue should be addressed in the design phase of the structure. The site is not located along a stream or river; however, an unnamed tributary of the Kansas River exits from the north bluff across from the proposed building site. Currently, the stream flows in a channel on the opposite side of the Union Pacific Railroad tracks, and may not affect the building site. The Kansas Geological Survey has no knowledge of other geologic issues affecting this application. The geologic issues should not delay this project, but should be addressed during the design phase. I have signed and enclosed the Agency Review Transmittal Form.

If you have any questions, please contact me at (785) 864-2194 or ohlmac@kgs.ku.edu.

Sincerely,

Gregory Ohlmacher, P.G.
Associate Scientist

Enc: Agency Review Transmittal Form

Comments by: G. Ohlmacher
Ks. Geological Survey
1930 Constant Avenue
Lawrence, Ks. 66047

Transmittal Date: October 5, 2005

PROJECT TITLE: B & R, Inc.
Bluestem Electric Cooperative, Inc.
CONTACT PERSON:

☐ Notification of Intent
☐ Preapplication
☐ Final Application
☐ Direct Development

This form provides notification and the opportunity for your agency to review and comment on this proposed project required by executive Order 12372. Please complete Parts II & III as appropriate. Your prompt response will be appreciated.

RETURN TO: **USDA RURAL
DEVELOPMENT,
2615 Farm Bureau Road
Manhattan, KS. 66502
Attn: Jeff Schminke**

PART I

REVIEW AGENCIES/COMMISSIONS

☐ Aging	☐ Education	☐ State Forester
☐ Agriculture-DWR	☒ Geological Survey, KS	☐ Transportation
☐ Biological Survey, KS	☐ Health & Environment	☐ Water Office, Kansas
☐ Conservation Commission	☐ Historical Society	☐ Wildlife & Parks
☐ Corporation Commission	☐ Human Resources	☐
☐ Commerce	☐ Social & Rehab. Services	☐

PART II (To be completed by review agency and returned to contact person)

AGENCY REVIEW COMMENTS

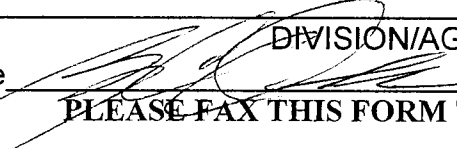
COMMENTS: *See Cover Letter for comments*

PART III (To be completed by review agency and returned to contact person)

RECOMMENDED ACTION COMMENTS

☐ Clearance of the project should be granted.	☒ Clearance of the project should not be delayed but the Applicant should be (in the final application) address and clarify the questions or concerns indicated above.
☐ Clearance of the project should not be granted.	
☐ Clearance of the project should be delayed. until the issues or questions have been clarified.	☐ Request the opportunity to review final application prior to submission to the federal funding agency.
☐ Request a State Process Recommendation in concurrence with above comments.	

Reviewer's Name

 DIVISION/AGENCY/COMMISSION

Date: *10/25/05*

PLEASE FAX THIS FORM TO 785-539-2733 As Soon As Possible.



**United States Department of Agriculture
Rural Development**

October 5, 2005

G. Ohlmacher
Ks. Geological Survey
1930 Constant Avenue
Lawrence, Ks. 66047

RE: B & R, Inc. – Bluestem Electric Cooperative Association, Inc.

The Bluestem Electric Cooperative Association, Inc., Wamego, Kansas has submitted an application for a Rural Economic Development Loan to USDA-Rural Development to assist B & R, Inc. The purpose of the proposed loan will be to assist in the construction and associated supplies and equipment of a grocery store in the City of St. Marys, Pottawatomie County, Kansas.

The site is not in a 100 or 500 year flood plain. Surrounding land is agricultural and commercial along highway frontage.

The legal description is:

Lot 2 and Lot 3 in Sandy Hook Industrial Park, City of St. Marys, Pottawatomie County, Kansas.

I have enclosed a plat map, as well as a more complete legal description of that tract of land.

This letter is providing notification of the above-proposed project, as well as the opportunity for your agency to review and comment on the proposed project as required by Executive order 12372.

More specific information describing the proposal may be obtained from the following contacts:

APPLICANT

Bluestem Electric Cooperative Inc.
Ron Dickey, Services Manager
PO Box 5
Wamego, Kansas 66547
800-558-1580

ULTIMATE RECEIPIENT

B & R Inc.
Bryan McCartney
602 Woodland Drive
Washington, KS 66968
785-325-3608

2615 Farm Bureau Road • Manhattan, KS 66502
(785) 776-7582 • Fax (785) 539-2733 • www.rurdev.usda.gov/ks

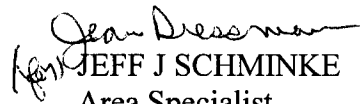
Committed to the future of rural communities

Rural Development is an Equal Opportunity Lender, Provider, and Employer. Complaints of discrimination should be sent to USDA, Director, Office of Civil Rights, Washington, D. C. 20250-9410

Please provide your comments to this office, attention Jeff Schminke, Area Specialist, no later than 11-5-05. Faxed responses are acceptable.

Rural Development will not obligate funds for this project until we have completed an Environmental Assessment of the project.

Sincerely,


JEFF J SCHMINKE
Area Specialist

CC. David Kramer, B&CP Specialist, Topeka, KS

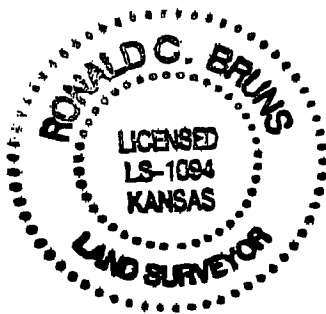
Attachments

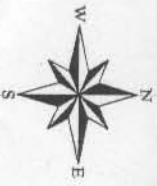
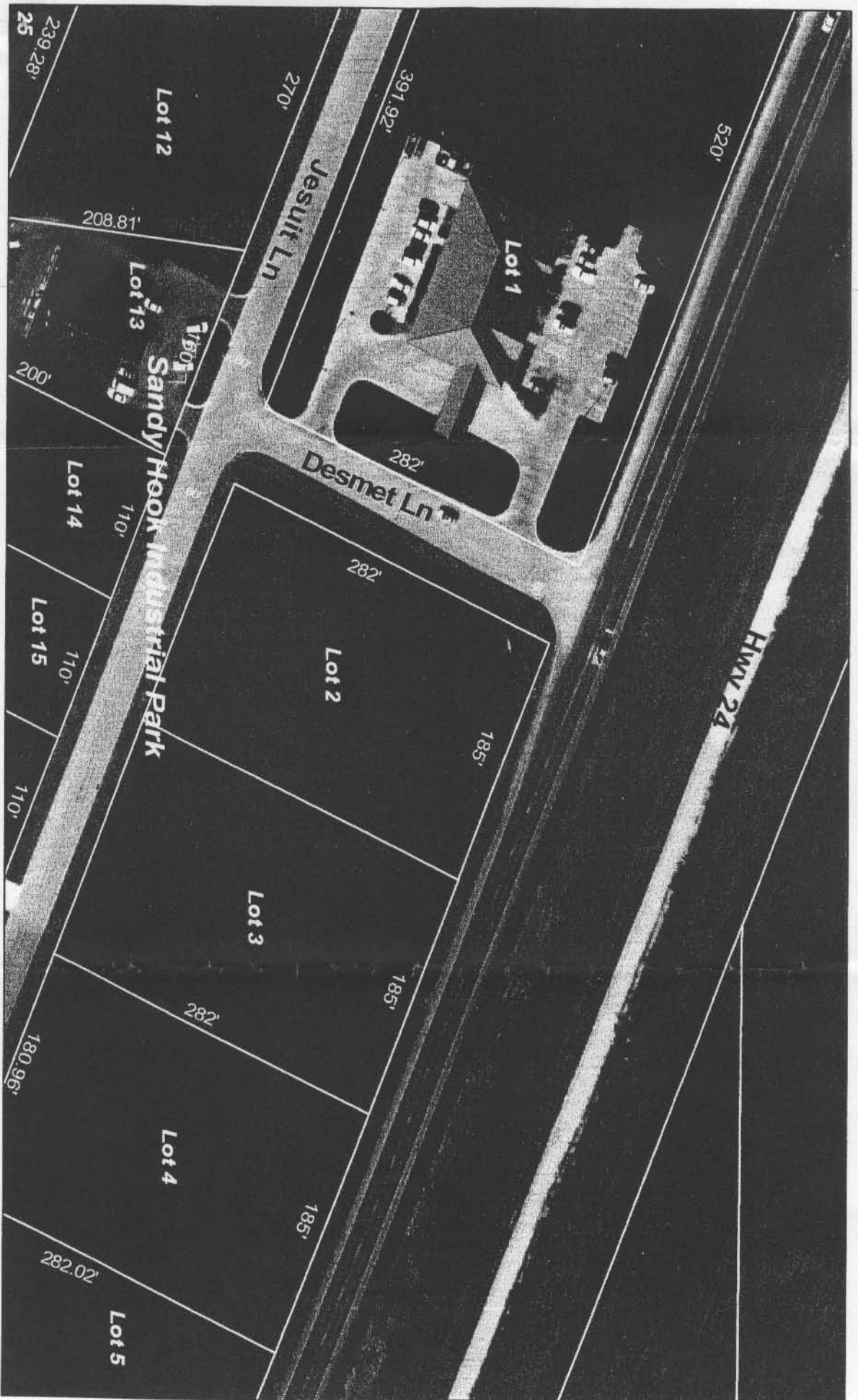
JJSchminke:js

Ronald C. Bruns, P.E., L.S.
515 N. Fourth Street, P.O. Box 8, St. Marys, Kansas 66536
Telephone (913) 437-2405

Legal for 50 Acre Parcel

Commencing at the Northwest corner of Section 14, Township 10 South, Range 12 East of the 6th P.M.; thence South 01°08'27" West 1835.05 feet along the west boundary of said Section 14, thence South 88°51'33" East 1333.05 feet to the east boundary of the West half of the Northwest Quarter of said Section 14;
thence North 01°02'14" East 1333.83 feet along said east boundary of the West Half of the Northwest Quarter of Section 14 to the Southerly right-of-way line to U.S. Highway 24, thence North 64°27'38" West 1461.36 feet along the said Southerly right-of-way line of U.S. Highway 24 to the west boundary of Section 11, also the Northeast corner of Lot 9 of St. Marys Industrial Park Unit Three,
thence South 01°01'19" West 102.35 feet to the point of beginning.
Containing 50 acres more or less.





0 50 100 200 Feet

Lot 2 Sandy Hook Industrial Park

St Marys, Kansas

Legend

Parcel Boundary

Parcel Dimensions