

# JOINT PUBLIC NOTICE

October 31, 2016

United States Army  
Corps of Engineers  
New Orleans District  
Attn: Regulatory Branch  
7400 Leake Ave.  
New Orleans, Louisiana 70118-3651

State of Louisiana  
Department of Environmental Quality  
Attn: Water Quality Certifications  
Post Office Box 4313  
Baton Rouge, Louisiana 70821-4313

Project Manager:  
Bobby Quebedeaux  
(504) 862-2224  
bobby.d.quebedeaux@usace.army.mil  
Application #: MVN-2014-2189-WJJ

Project Manager:  
Elizabeth Hill  
(225) 219-3225  
WQC Application Number:  
WQC-161018-03

Interested parties are hereby notified that a permit application has been received by the New Orleans District of the U.S. Army Corps of Engineers pursuant to: [ ] Section 10 of the Rivers and Harbors Act of March 3, 1899 (30 Stat. 1151; 33 USC 403); and/or [X] Section 404 of the Clean Water Act (86 Stat. 816; 33 USC 1344).

The application has also been mailed to the Louisiana Department of Environmental Quality, for a Water Quality Certification (WQC) in accordance with statutory authority contained in Louisiana Revised Statute 30:2074 A(3), and provisions of Section 401 of the Clean Water Act (P.L. 95-17).

## **RESIDENTIAL DEVELOPMENT IN CALCASIEU PARISH**

**NAME OF APPLICANT:** JC Homes & Development, c/o: Tetra Tech, Attn: Benjamin Richard, 748 Main Street, Suite B, Baton Rouge, Louisiana 70802

**LOCATION OF WORK:** 4515 Lake Avenue in Lake Charles, Louisiana, in Calcasieu Parish (30.185086, -93.185239), as shown within the attached drawings (HUC 08080206, Lower Calcasieu Watershed)

**CHARACTER OF WORK:** Clear, grade and deposit fill to construct a residential subdivision; fill operations will include the deposition of approximately 32,369 cubic yards of earthen material. Project implementation would impact approximately 7.0 acres of bottomland hardwood wetlands. If a Department of the Army permit is warranted, the applicant has proposed to mitigate any unavoidable wetlands impacts at an approved and acceptable mitigation bank within the N.O. District.

The comment period for the Department of the Army Permit and the Louisiana Department of Environmental Quality WQC will close **20 days** from the date of this joint public notice. Written comments, including suggestions for modifications or objections to the proposed work, stating reasons thereof, are being solicited from anyone having interest in this permit and/or this WQC request and must be submitted so as to be received before or by the last day of the comment period. Letters concerning the Corps of Engineers permit application must reference the applicant's name and the Permit Application Number, and be forwarded to the Corps of Engineers at the address above, **ATTENTION: REGULATORY BRANCH.** **Individuals or parties may request an extension of time in which to comment on the proposed work by writing or e-mailing the Corps of Engineers Project Manager listed above. Any request must be specific and substantively supportive of the requested extension, and received by this office prior to the end of the initial comment period. The Section Chief will review the request and the requestor will be promptly notified of the decision to grant or deny the request. If granted, the time extension will be continuous to the initial comment period and, inclusive of the initial comment period, will not exceed a total of 30 calendar days.** Letters concerning the Water Quality Certification must reference the applicant's name and the WQC Application number and be mailed to the Louisiana Department of Environmental Quality at the address above.

The application for this proposed project is on file with the Louisiana Department of Environmental Quality and may be examined during weekdays between 8:00 a.m. and 4:30 p.m. Copies may be obtained upon payment of costs of reproduction.

### **Corps of Engineers Permit Criteria**

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

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

The New Orleans District is unaware of properties listed on the National Register of Historic Places near the proposed work. The possibility exists that the proposed work may damage or destroy presently unknown archeological, scientific, prehistorical, historical sites, or data. Copies of this public notice are being sent to the State Archeologist and State Historic Preservation Officer regarding potential impacts to cultural resources.

Our initial finding is that the proposed work would neither affect any species listed as endangered by the U.S. Departments of Interior or Commerce, nor affect any habitat designated as critical to the survival and recovery of any endangered species. Based on the South Louisiana **Standard Local Operating Procedure for Endangered Species (SLOPES)**, as signed on October 22, 2014, between the U.S. Army Corps of Engineers, New Orleans and the U.S. Fish and Wildlife Service, it has been determined that the project would have no effect to any listed species.

This notice initiates the Essential Fish Habitat (EFH) consultation requirements of the Magnuson-Stevens Fishery Conservation and Management Act. The applicant's proposal may result in the destruction or alteration of **N/A** acres of EFH utilized by various life stages of red drum and penaeid shrimp. Our initial determination is that the proposed action would not have a substantial adverse impact on EFH or federally managed fisheries in the Gulf of Mexico. Our final determination relative to project impacts and the need for mitigation measures is subject to review by and coordination with the National Marine Fisheries Service.

If the proposed work involves deposits of dredged or fill material into navigable waters, the evaluation of the probable impacts will include the application of guidelines established by the Administrator of the Environmental Protection Agency. Also, a certification that the proposed activity will not violate applicable water quality standards will be required from the Department of Environmental Quality, before a Department of the Army permit is issued.

Any person may request, in writing, within the comment period specified in this notice, that a public hearing be held to consider this application. Requests for public hearings shall state, with particularity, the reasons for holding a public hearing.

You are invited to communicate the information contained in this notice to any other parties whom you deem likely to have interest in the matter.

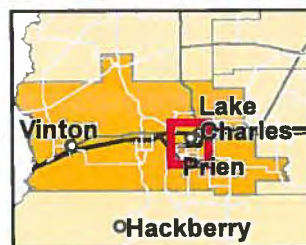
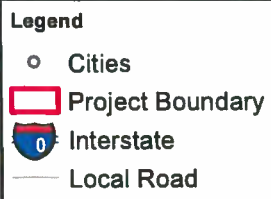
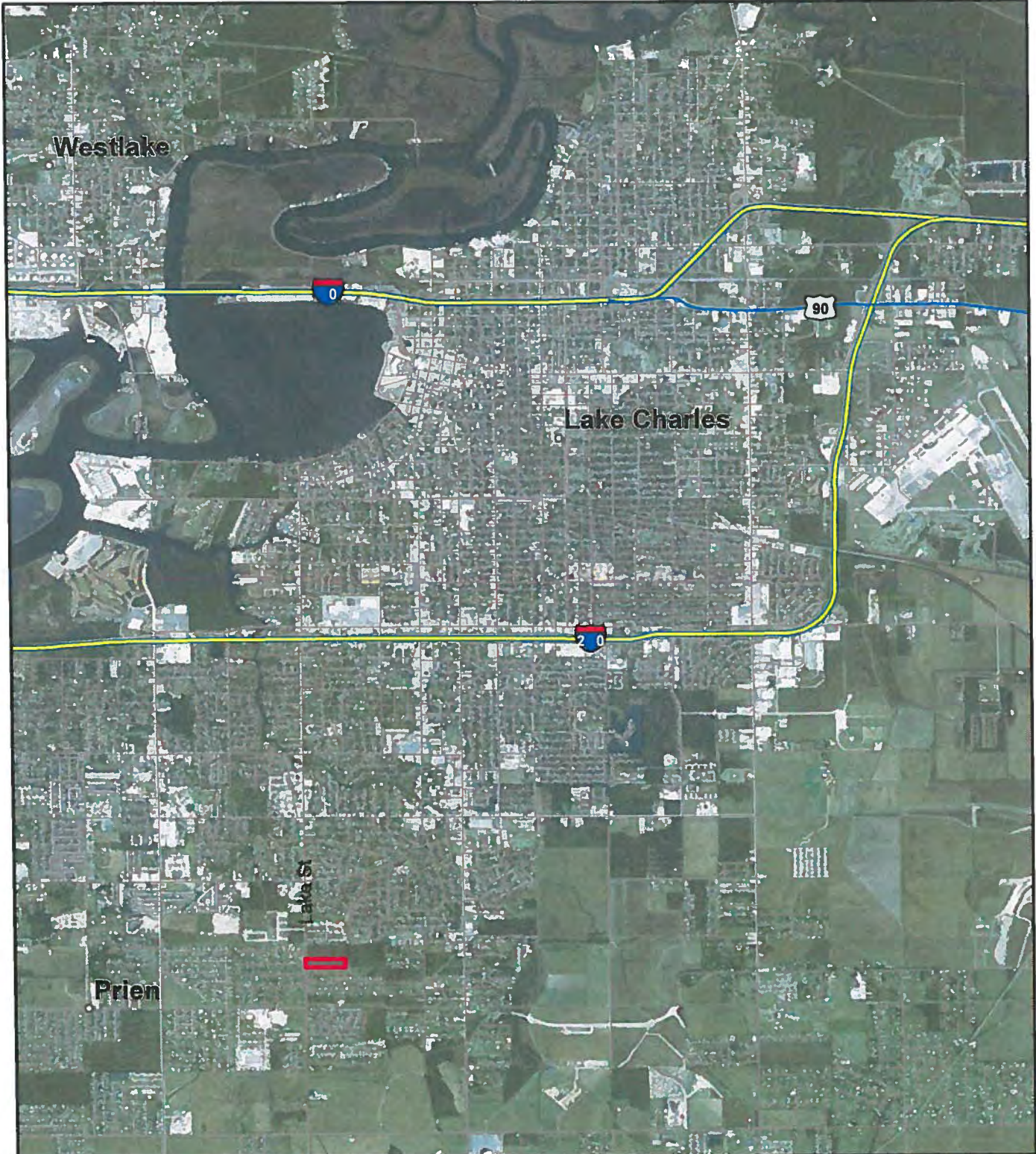
Darrell S. Barbara  
Chief, Western Evaluation Section  
Regulatory Branch

Enclosure



# Site Location

## Proposed Lake Street Development, Calcasieu Parish, LA





SECTION 29

SECTION 30

SECTION 30, T 10 S - R 08 E  
CALCASIEU PARISH, LOUISIANA  
PHASE I OF ??? SUBDIVISION

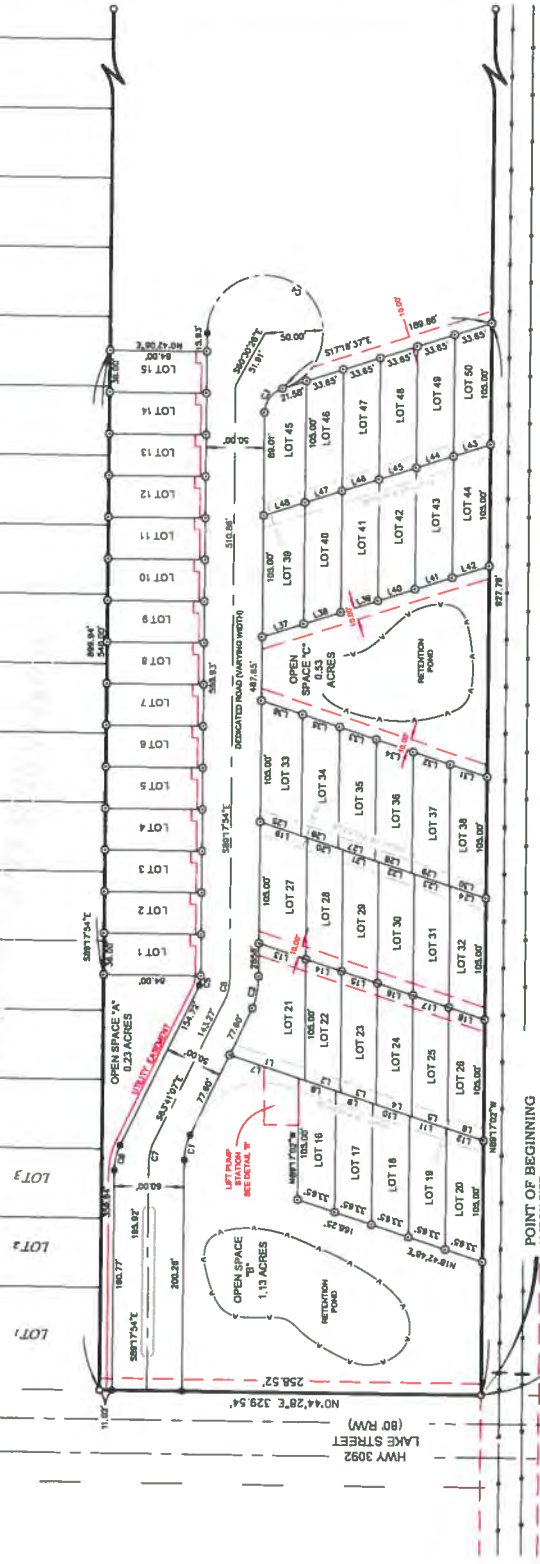
PROJECT AREA



CALCASIEU DRIVE (IN CONSTRUCTION)

VICINITY MAP  
(NOT TO SCALE)

LEGAL DESCRIPTIONS



POINT OF BEGINNING  
1" IRON PIPE  
N 68°17'42"E  
E 268°07'33" S  
Lat 30° 9' 31.29"  
Long 93° 13' 55.82"

POINT OF COMMENCEMENT  
DOTD CONCRETE MONUMENT  
N 68°03'38.57"E  
E 268°07'33" S  
Lat 30° 9' 31.29"  
Long 93° 13' 55.82"

NUM	RADIUS	BEARING	DISTANCE
C1	50.00'	N 17°29'11"W	22.11'
C2	75.00'	S 77°04'10"E	28.18'
C3	22.00'	N 85°18'19"W	25.89'
C4	25.00'	S 88°57'01"E	8.18'
C5	50.00'	N 17°29'11"W	22.11'
C6	50.00'	N 17°29'11"W	22.11'
C7	50.00'	N 17°29'11"W	22.11'
C8	50.00'	S 77°04'10"E	28.18'

LOT TABLE

LOT	ACREAGE	50 FT	LOT	ACREAGE	50 FT
1	0.07	3,024.00	26	0.10	3,256.84
2	0.07	3,024.00	27	0.07	3,256.00
3	0.07	3,024.00	28	0.07	3,256.00
4	0.07	3,024.00	29	0.07	3,256.00
5	0.07	3,024.00	30	0.07	3,256.00
6	0.07	3,024.00	31	0.07	3,256.00
7	0.07	3,024.00	32	0.07	3,256.00
8	0.07	3,024.00	33	0.09	3,741.75
9	0.07	3,024.00	34	0.09	3,741.75
10	0.07	3,024.00	35	0.09	3,741.75
11	0.07	3,024.00	36	0.09	3,741.75
12	0.07	3,024.00	37	0.09	3,741.75
13	0.07	3,024.00	38	0.09	3,741.75
14	0.07	3,024.00	39	0.09	3,741.75
15	0.09	3,741.75	40	0.09	3,741.75
16	0.09	3,741.75	41	0.09	3,741.75
17	0.09	3,741.75	42	0.09	3,741.75
18	0.09	3,741.75	43	0.09	3,741.75
19	0.09	3,741.75	44	0.09	3,741.75
20	0.09	3,741.75	45	0.09	3,741.75
21	0.11	4,504.18	46	0.09	3,741.75
22	0.07	3,256.00	47	0.09	3,741.75
23	0.07	3,256.00	48	0.09	3,741.75
24	0.07	3,256.00	49	0.09	3,741.75
25	0.07	3,256.00	50	0.09	3,741.75
TOTAL ACREAGE:					5.00

LINE TABLE

NUM	DISTANCE	BEARING	NUM	DISTANCE	BEARING
L1	68.44'	S 18°42'48"W	L25	37.45'	S 18°42'48"W
L2	32.59'	S 18°42'48"W	L26	33.65'	S 18°42'48"W
L3	32.59'	S 18°42'48"W	L27	33.65'	S 18°42'48"W
L4	32.59'	S 18°42'48"W	L28	33.65'	S 18°42'48"W
L5	32.59'	S 18°42'48"W	L29	33.65'	S 18°42'48"W
L6	32.59'	S 18°42'48"W	L30	33.65'	S 18°42'48"W
L7	63.23'	S 18°42'48"W	L31	33.65'	S 18°42'48"W
L8	33.65'	S 18°42'48"W	L32	33.65'	S 18°42'48"W
L9	33.65'	S 18°42'48"W	L33	33.65'	S 18°42'48"W
L10	33.65'	S 18°42'48"W	L34	33.65'	S 18°42'48"W
L11	33.65'	S 18°42'48"W	L35	37.48'	S 18°42'48"W
L12	33.65'	S 18°42'48"W	L36	37.48'	S 18°42'48"W
L13	42.68'	S 18°42'48"W	L37	37.50'	S 17°18'37"E
L14	32.59'	S 18°42'48"W	L38	33.65'	S 17°18'37"E
L15	32.59'	S 18°42'48"W	L39	33.65'	S 17°18'37"E
L16	32.59'	S 18°42'48"W	L40	33.65'	S 17°18'37"E
L17	32.59'	S 18°42'48"W	L41	33.65'	S 17°18'37"E
L18	32.59'	S 18°42'48"W	L42	33.65'	S 17°18'37"E
L19	42.71'	S 18°42'48"W	L43	33.65'	S 17°18'37"E
L20	32.59'	S 18°42'48"W	L44	33.65'	S 17°18'37"E
L21	32.59'	S 18°42'48"W	L45	33.65'	S 17°18'37"E
L22	32.59'	S 18°42'48"W	L46	33.65'	S 17°18'37"E
L23	32.59'	S 18°42'48"W	L47	33.65'	S 17°18'37"E
L24	32.59'	S 18°42'48"W	L48	37.52'	S 17°18'37"E



REFERENCE DOCUMENTS:  
1. PLAT OF SURVEY SHOWING A REDVISION OF A PORTION OF THE  
PROPERTY BELONGING TO ASHLAND LAND PARTNERSHIP BY CHARES  
MCDONALD DATED SEPT. 18, 1987

NOTES:  
THERE MAY BE ADDITIONAL UTILITIES NOT SHOWN HEREON  
SURVEYOR HAS MADE NO INVESTIGATION OR INSPECTION FOR EASEMENTS OF  
RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP, TITLE, OR ANY OTHER  
FACTS AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. OTHER DOCUMENTS OF  
RECORD MAY EXIST THAT WOULD AFFECT THIS PROJECT.

THIS PROPERTY IS LOCATED IN FLOOD ZONE "X" ACCORDING TO FEMA MAP 222018C0400 F  
PANEL 480 OF THE DATED FEBRUARY 11, 2013. THIS IS AN AREA SHOWN TO BE OUTSIDE THE 1%  
FLOOD CHANCE ON AN UNDATED FLOOD HAZARD  
COORDINATES AND BEARINGS ARE BASED ON LOUISIANA STATE PLANE COORDINATE SYSTEM  
(LA 83011) ZONE 14NAD83(11) DERIVED FROM GPS AND NETWORK.

COURTNEY L. CANE, L.S., IS A MEMBER CERTIFIED THAT THIS PLAT WAS PREPARED  
FROM A FIELD SURVEY CONDUCTED BY ME OR UNDER MY SUPERVISION AND  
WITH USE OF THE REFERENCE DOCUMENTS LISTED. THE PLAT AND FIELD  
SURVEY DATA ARE THE PROPERTY OF THE SURVEYOR AND WILL BE KEPT IN THE  
SURVEYOR'S OFFICE FOR A PERIOD OF 10 YEARS AFTER THE DATE OF RECORDATION.  
THIS CERTIFICATION IS SPECIFICALLY RESTRICTED TO THE CLIENT BROWN HENSON AND  
SHOULD NOT BE USED FOR ANY OTHER PROJECT OR PURPOSE.

**PRELIMINARY**  
THIS DOCUMENT IS NOT TO BE USED FOR CONSTRUCTION  
UNLESS THE SURVEYOR'S OFFICE IS ADVISED BY THE  
CLIENT.

COURTNEY L. CANE  
DATE: 08/20/2018  
PROFESSIONAL LAND SURVEYOR  
LOUISIANA REGISTRATION NO. 5108  
DATED OF FIELD SURVEY: 08/20/2018

REVISION CHART

NO.	DATE	REVISION
1		
2		
3		
4		
5		
6		
7		
8		

PLAT OF SURVEY SHOWING PROPERTY TO BE  
SUBDIVIDED BY

JC HOMES & DEVELOPMENT, LLC

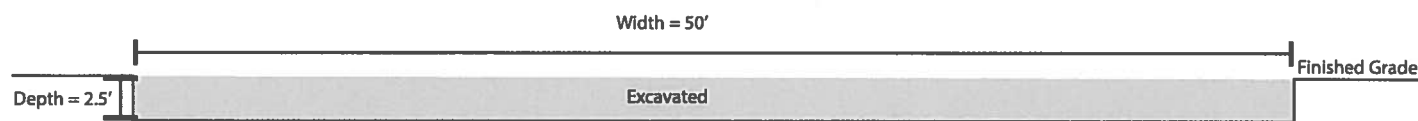
SECTION 30, T10S - R08E  
CALCASIEU PARISH, LOUISIANA



NO.	DATE	REVISION
1		
2		
3		
4		
5		
6		
7		
8		

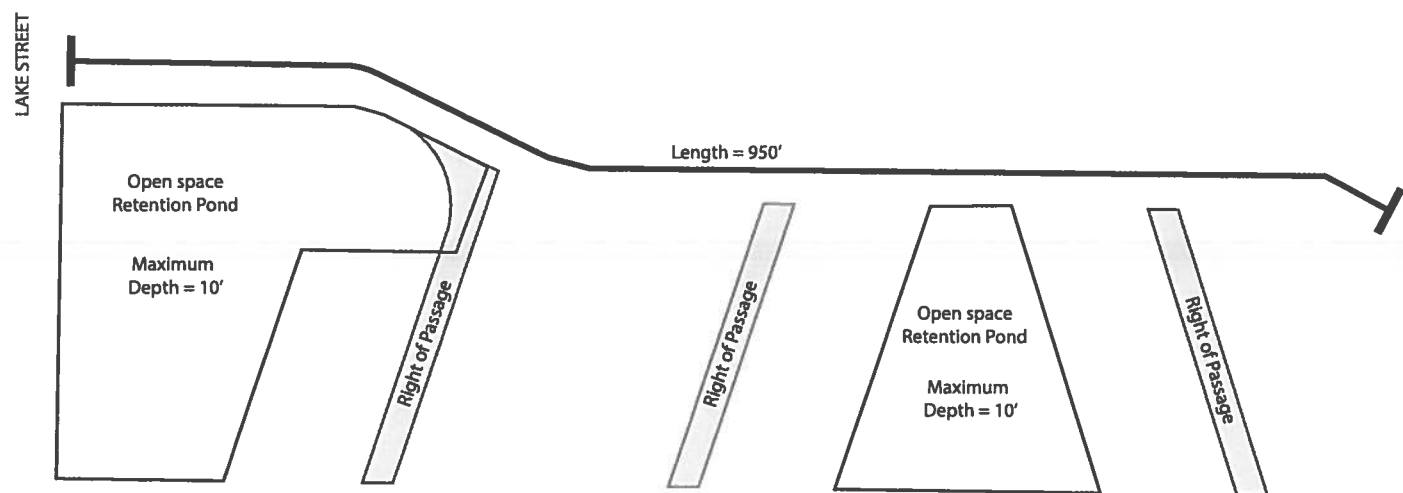
SCALE: 1" = 40'  
DATE: 08/20/2018  
JOB NO.: 10025  
SHEET 1 OF 1  
DRAWN BY: JLC  
CHECKED BY: JLC  
PLANNED: SURVEYOR/CLIENT/ENGINEER/ARCHITECT

Dedicated Road



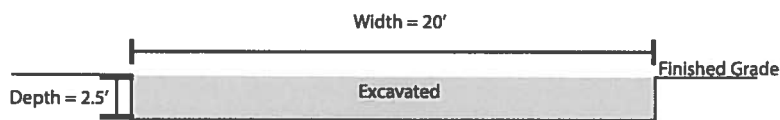
Total Volume Excavated = 4,398 Cubic Yards  
Total Length = 950'  
\*\* NOTE: Excavated material to be placed on site. Dedicated road to be filled with offsite material

Dedicated Road Length and Retention Ponds



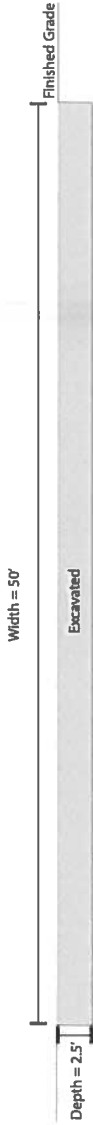
Open Space Retention Ponds  
Total Volume Excavated = 27,781 Cubic Yards

Dedicated Road Right of Passage



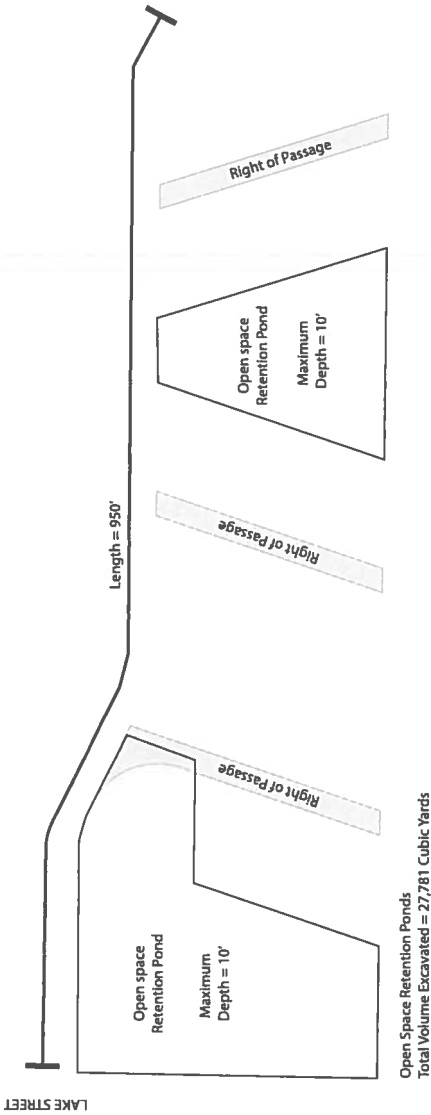
Right of Passage  
Total Volume Excavated = 1,190 Cubic Yards  
Total Length = 643'  
\*\* NOTE: Excavated material to be placed on site. Right of Passage to be filled with offsite material

Dedicated Road



Total Volume Excavated = 4,398 Cubic Yards  
Total Length = 950'  
\*\* NOTE: Excavated material to be placed on site. Dedicated road to be filled with offsite material

Dedicated Road Length and Retention Ponds



Dedicated Road Right of Passage



Right of Passage  
Total Volume Excavated = 1,190 Cubic Yards  
Total Length = 643'  
\*\* NOTE: Excavated material to be placed on site. Right of Passage to be filled with offsite material