

# JOINT PUBLIC NOTICE

March 20, 2017

United States Army  
Corps of Engineers  
New Orleans District  
Regulatory Branch  
7400 Leake Avenue  
New Orleans, La. 70118-3651

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

(504) 862-2548/ FAX (504) 862-2574  
Project Manager  
Johnny Duplantis  
Permit Application Number  
MVN-2013-02176-WPP

(225) 219-3225/FAX (225) 325-8125  
Project Manager  
Elizabeth Hill  
WQC Application Number  
WQC # 170313-01

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).

Application has also been made to the Louisiana Department of Environmental Quality, for a Water Quality Certification (WQC) in accordance with statutory authority contained in Louisiana Revised Statutes of 1950, Title 30, Chapter 11, Part IV, Section 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:** Guidry Land Development, LLC, c/o Trusted Compliance, LLC, 104 Innisbrook Drive, Broussard, Louisiana 70518.

**LOCATION:** Centered at Latitude 30.172042, Longitude -93.195964, in the community of Lake Charles, in Calcasieu Parish, Louisiana.

**DESCRIPTION:** Construct a proposed 36.07 acre residential subdivision site. The proposed subdivision site would be cleared and graded to allow for the construction of single family homesites. Approximately 1.67 acres of jurisdictional forested wetlands and 0.22 acres of jurisdictional emergent wetlands would be permanently impacted by this proposed development. Prior to issuance of a permit, the applicant shall purchase the required credits from an approved mitigation bank to offset any unavoidable losses to wetland functions caused by project implementation.

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 mailed 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 mailed to the Corps of Engineers at the address above, **ATTENTION: REGULATORY BRANCH**. Similar 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 5:00 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. Issuance of this public notice solicits input from 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. Utilizing Standard Local Operating Procedure for Endangered Species in Louisiana (SLOPES), dated October 22, 2014, between the U.S. Army Corps of Engineers, New Orleans and U.S. Fish and Wildlife Service, Ecological Services Office, the Corps has determined that the proposed activity would have no effect on 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 would result in the destruction or alteration of 0.00 acre(s) 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.

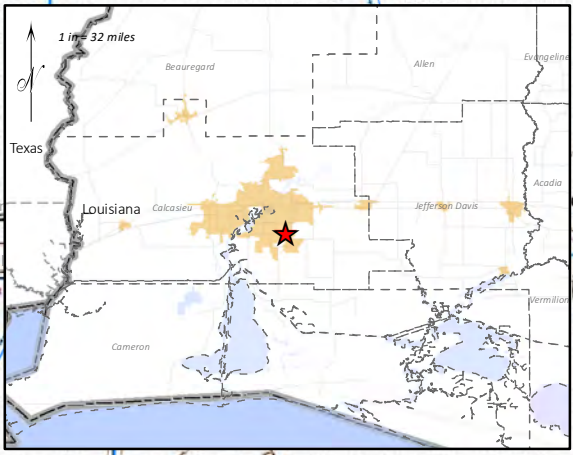
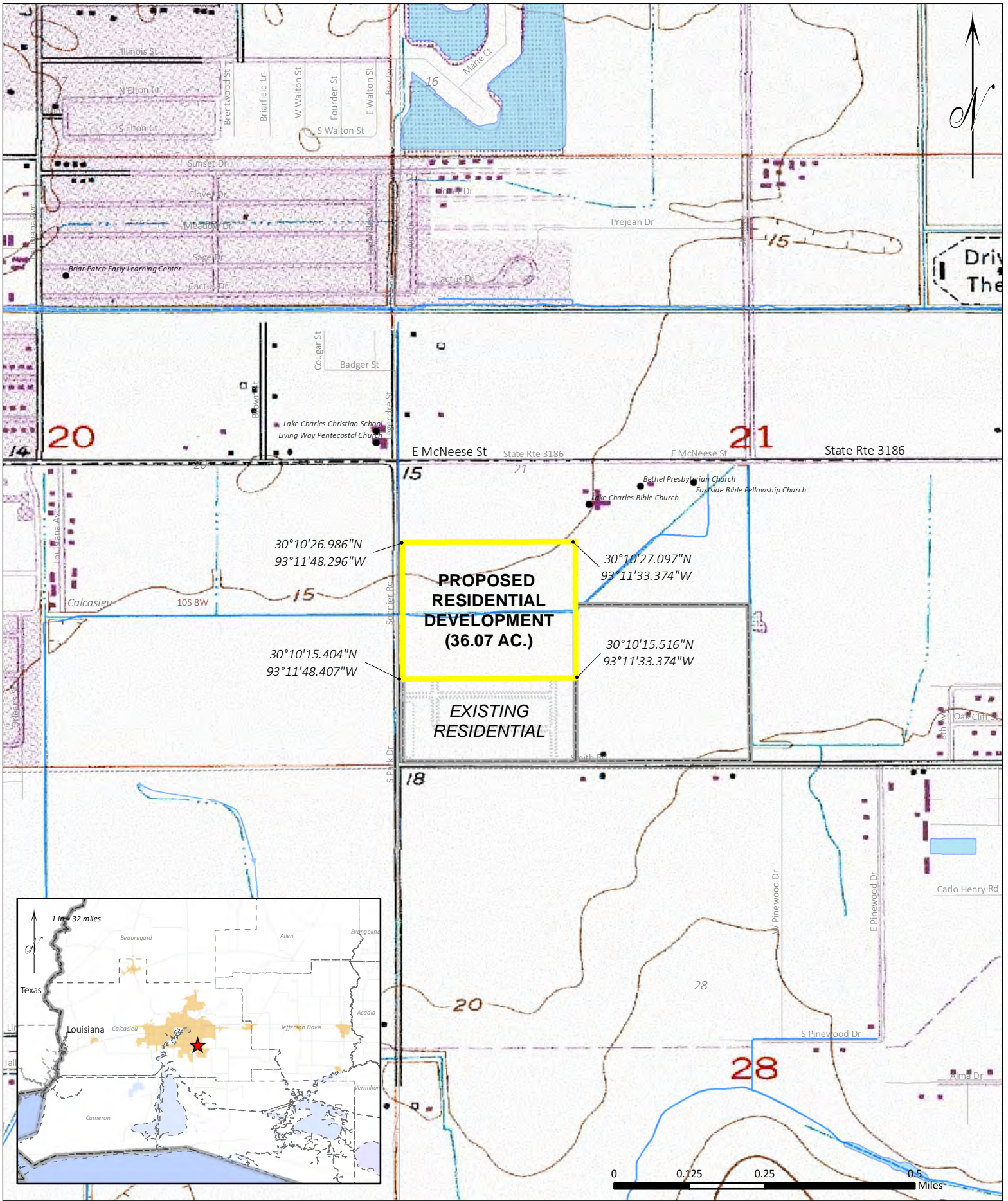
If the proposed work involves deposits of dredged or fill material into navigable waters, the evaluation of the probable impacts will include the application of guidelines established by the Administrator of the Environmental Protection Agency. Also, a certification that the proposed activity will not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

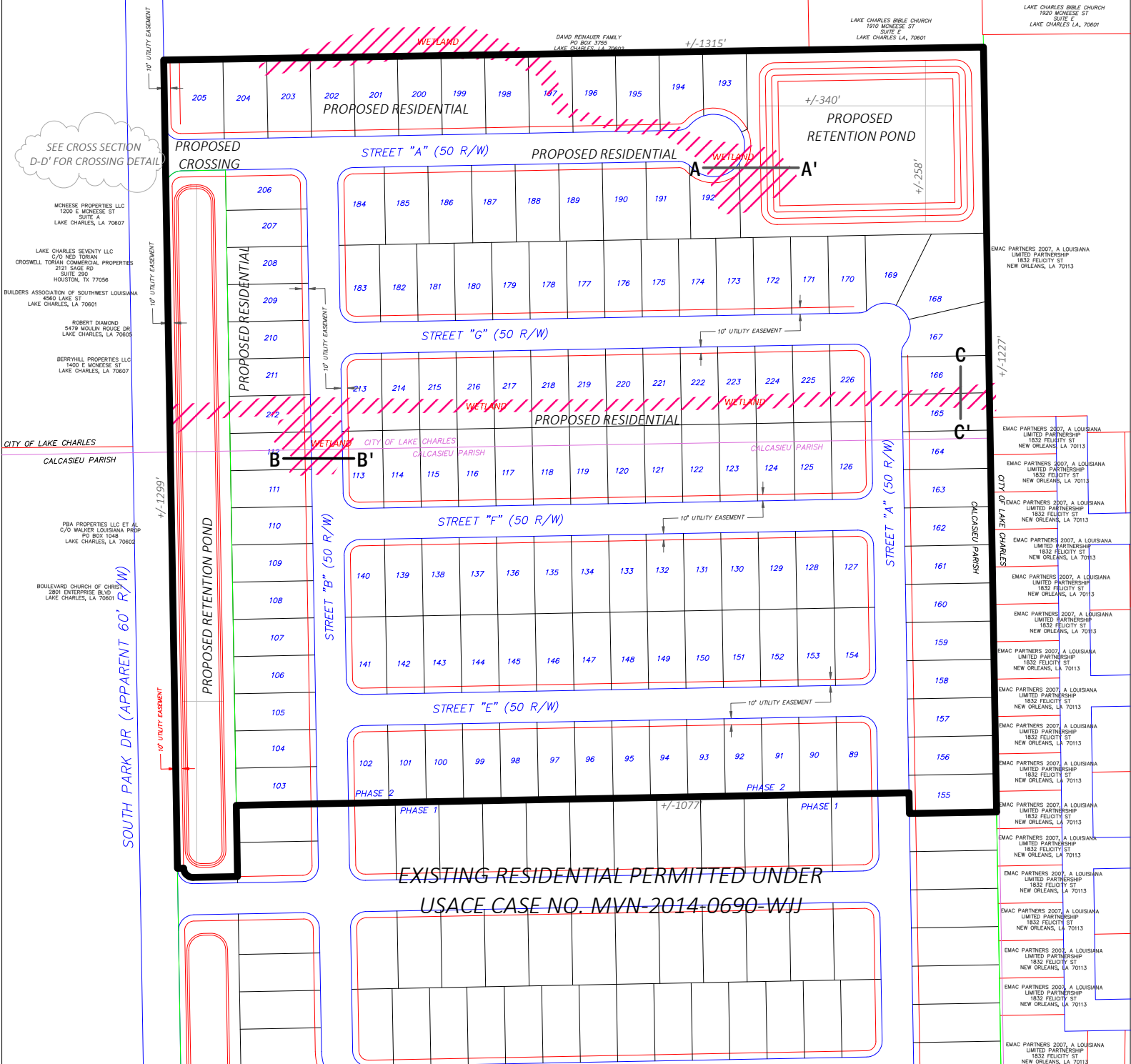
Attachments



REV	DATE	DESCRIPTION	DWN	QC



## WETLANDS INDICATED AS PER USACE CASE NO. MVN-2013-02176 ISSUED 05/05/2013



SEE CROSS SECTION D-D' FOR CROSSING DETAIL

MONESSE PROPERTIES LLC  
1200 E MONESSE ST  
LAKE CHARLES, LA 70607

LAKE CHARLES SEVENTY LLC  
C/O NED TORIAN  
CROSMELL TORIAN COMMERCIAL PROPERTIES  
2121 SAGE RD  
SUITE 200  
HOUSTON, TX 77056

BUILDERS ASSOCIATION OF SOUTHWEST LOUISIANA  
4500 LAKE ST  
LAKE CHARLES, LA 70601

ROBERT DIAMOND  
5479 MOULIN ROUGE DR  
LAKE CHARLES, LA 70607

BERRYHILL PROPERTIES LLC  
1400 E MONESSE ST  
LAKE CHARLES, LA 70607

CITY OF LAKE CHARLES

CALCASIEU PARISH

PBA PROPERTIES LLC ET AL  
C/O WALKER LOUISIANA PROP  
PO BOX 1048  
LAKE CHARLES, LA 70602

BOULEVARD CHURCH OF CHRIST  
2801 ENTERPRISE BLVD  
LAKE CHARLES, LA 70601

**GUIDRY LAND DEVELOPMENT**

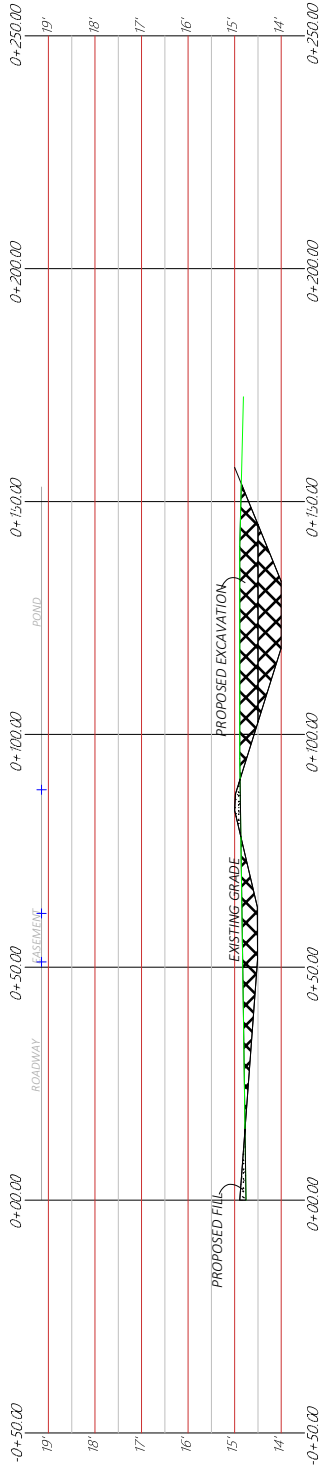
### PLAN VIEW

GUIDRY LAND DEVELOPMENT, LLC  
USACE Section 404 Permit Application

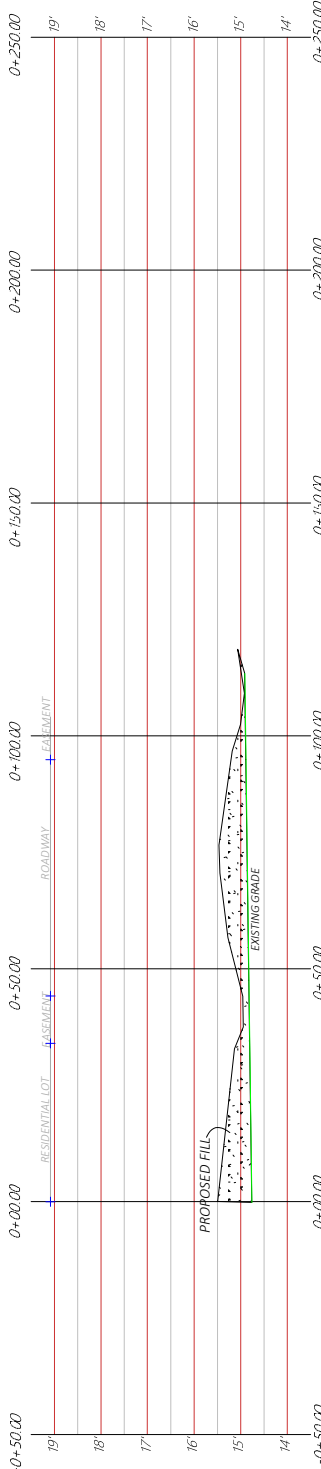
Proposed Residential Development  
Beau Blanc Estates (Phase 2)  
Calcasieu Parish, Louisiana  
Section 21 Township 10 S, Range 8 W

REV #	DATE	DESCRIPTION	DWN	QC

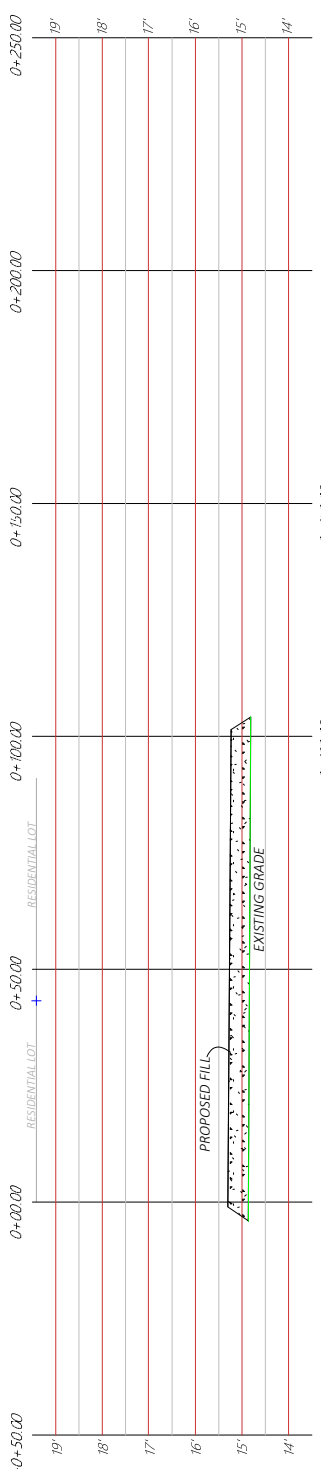
# SECTION A-A'



# SECTION B-B'



# SECTION C-C'



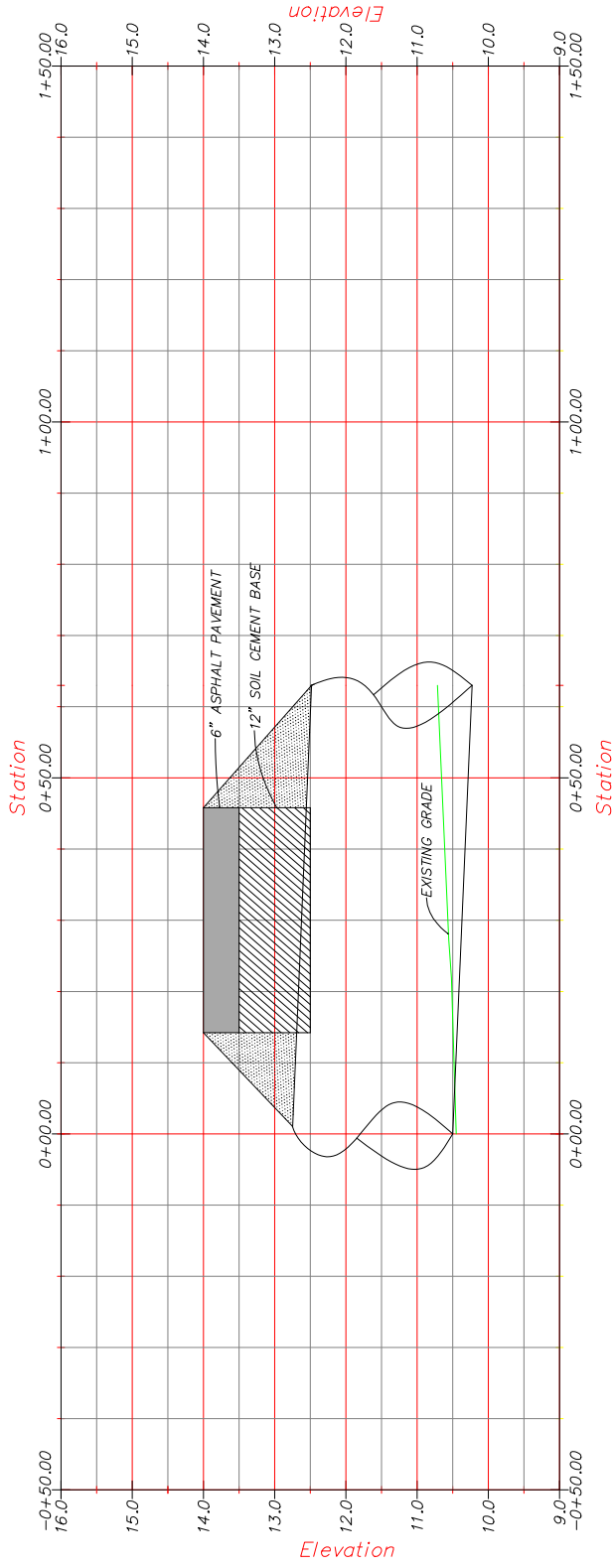
DETAIL		REV		DATE	DESCRIPTION	DWN	QC
<b>GUIDRY LAND DEVELOPMENT, LLC</b> USACE Section 404 Permit Application		Proposed Residential Development Beau Blanc Estates (Phase 2) Calcasieu Parish, Louisiana Section 21, Township 10 S, Range 8 W					



GUIDRY LAND DEVELOPMENT, LLC  
 USACE Section 404 Permit Application

3.7'

# SECTION D-D'



WETLANDS DEPICTED DETERMINED JURISDICTIONAL AS PER USACE, NEW ORLEANS DISTRICT FILE NO. MVN-2013-02176 AND DATED 12/05/2013.

PHASE 1 OF THE PROPOSED PROJECT WAS PERMITTED BY THE USACE, NEW ORLEANS DISTRICT UNDER FILE NO. MVN-2014-0690-WJH AND DATED 08/22/2014.

TOTAL PROPOSED PROJECT ACREAGE = ±36.07 AC.  
 FORESTED WETLAND IMPACTS = ±1.67 AC.  
 EMERGENT WETLAND IMPACTS = ±0.22 AC.  
 TOTAL WETLAND IMPACTS = ±1.89 AC.

PROPOSED EXCAVATION = ±450 CU YDS  
 PROPOSED EARTHEN FILL = ±1109 CU YDS  
 PROPOSED SOIL CEMENT FILL = ±140 CU YDS  
 PROPOSED ASPHALT FILL = ±147 CU YDS

THESE DRAWINGS ARE INTENDED EXCLUSIVELY FOR THE PURPOSE OF REGULATORY AUTHORIZATIONS FROM THE USACE, NEW ORLEANS DISTRICT AS REQUIRED BY SECTION 404 OF THE CLEAN WATER ACT (33 U.S.C. 1344). DRAWINGS DO NOT CONSTITUTE A CIVIL SURVEY OR LEGAL DETAIL FOR PURPOSE OF SURFACE ELEVATIONS AND SHOULD NOT BE UTILIZED FOR CONSTRUCTION DETAIL. ADDITIONAL DATA MAY BE REQUIRED IN ORDER TO LEGALLY AND SAFELY CONDUCT OPERATIONS BEING PROPOSED HEREIN.



GUIDRY LAND DEVELOPMENT, LLC  
 USACE Section 404 Permit Application

## DETAIL

Proposed Residential Development  
 Beau Blanc Estates (Phase 2)  
 Calcasieu Parish, Louisiana  
 Section 21, Township 10 S, Range 8 W

REV	DATE	DESCRIPTION	DWN	DC