

JOINT PUBLIC NOTICE

February 25, 2019

United States Army Corps of Engineers
New Orleans District
Regulatory Branch
7400 Leake Avenue
New Orleans, Louisiana 70118

(504) 862-1288
Project Manager
Zachary Steinkoenig
zachary.j.steinkoenig@usace.army.mil
MVN 2018-01370-CF

State of Louisiana
Department of Environmental Quality
Water Permits Division
Post Office Box 4313
Baton Rouge, Louisiana 70821-4313

(225) 219-3225
Project Manager
Elizabeth Hill
WQC Application Number
WQC #190214-03

Interested parties are hereby notified that a permit application has been received by the New Orleans District of the US Army Corps of Engineers pursuant to [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 LRS 30:2074 A(3) and provisions of Section 401 of the Clean Water Act.

PROPOSED SUBDIVISION DEVELOPMENT IN ASCENSION PARISH

NAME OF APPLICANT: BHHS United Properties, 8440 Jefferson Highway, Suite 100, Baton Rouge, Louisiana, 70809

LOCATION OF WORK: In a property adjacent to Bayou Francois, Section 30, T9S-R3E, approximately 1.26 miles southwesterly from Gonzales, Louisiana, in Ascension Parish, within the Lake Maurepas Basin in hydrologic unit (HUC 08070204), as shown on the attached drawings.

CHARACTER OF WORK: The applicant has requested a Department of the Army authorization to clear, grade, and deposit fill and/or aggregate material to construct a 90-lot single family residential subdivision (Cambre Oaks) with access roads, improved drainage, and subsurface utilities. Approximately 350 cubic yards of onsite earthen material will be filled in wetlands and 1,800 cubic yards of onsite earthen material will be filled in other waters of the United States to attain the desired contours. The proposed development is situated on an approximately 30.5-acre tract of which all is to be developed. Of this, approximately 0.38 acres of "other waters" of the United States and 0.16 acres of emergent wetlands will be impacted by the development. Approximately 0.16 acres of "other waters" of the United States will be avoided. It is anticipated that the proposed action would have minimal impact on adjacent wetlands.

The applicant is claiming that the proposed project has been designed to avoid and minimize direct and secondary adverse impacts to the maximum extent practicable. As compensation for unavoidable wetland impacts, the applicant proposes to use a Corps approved mitigation bank within the watershed of impact.

The comment period for the Department of Army Permit and the Louisiana Department of Environmental Quality will close in **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. 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.

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 notice are being sent to the State Archeologist and State Historic Preservation Officer.

Our initial finding is that the proposed work would not affect any species, nor affect any habitat designated as critical to the survival and recovery of such species, listed as endangered by the U.S. Department of Commerce.

Our initial finding is that the proposed work would not affect any species, nor affect any habitat designated as critical to the survival and recovery of such species, listed as endangered by the U.S. Department of Interior. 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.

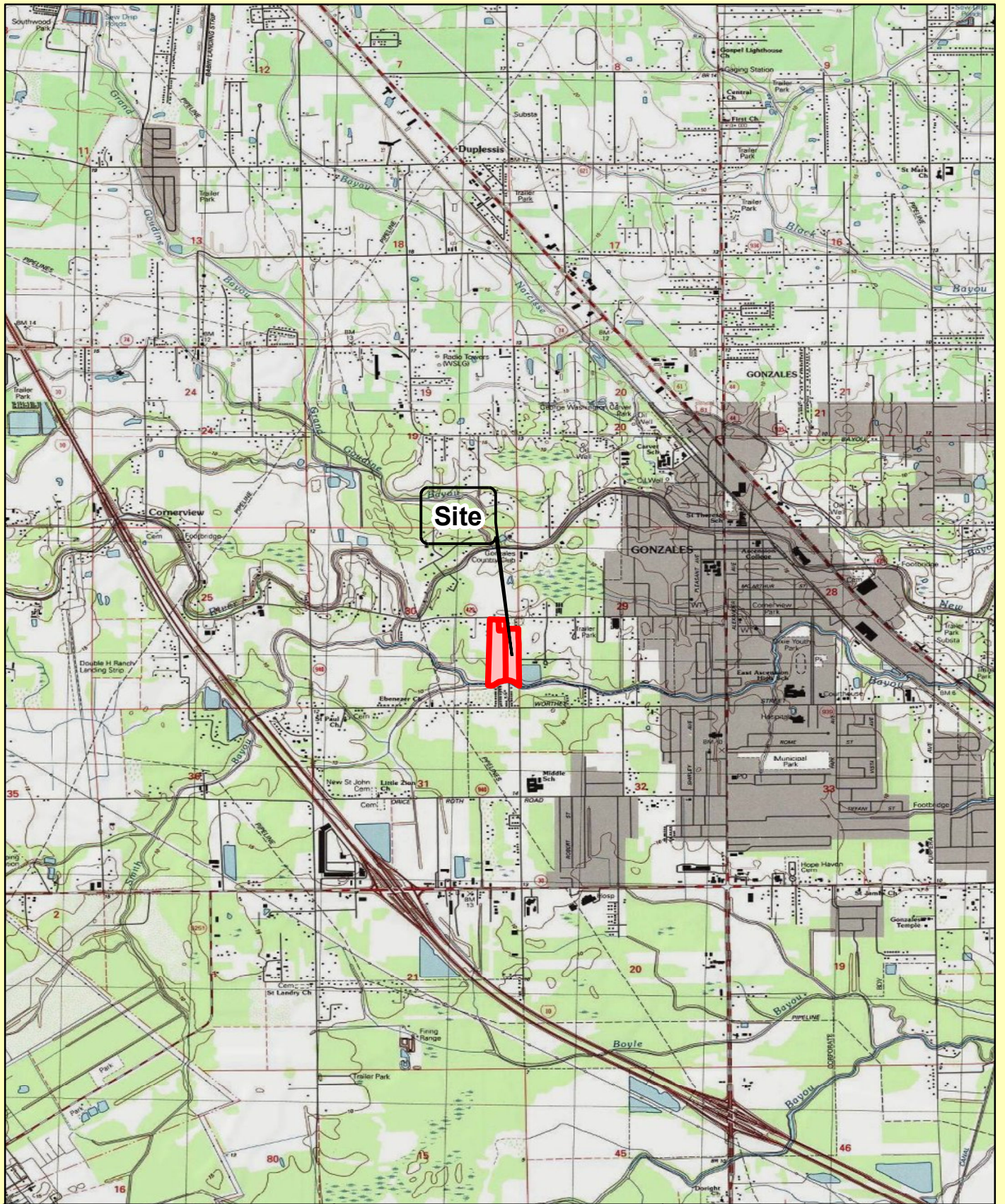
This notice initiates the Essential Fish Habitat (EFH) consultation requirements of the Magnuson-Stevens Fishery Conservation and Management Act. The applicant's proposal would result in the destruction or alteration of up to 0 acres of EFH utilized by various life stages of red drum and penaeid shrimp. 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 water quality standards will be required from the Department of Environmental Quality, Office of Environmental Services 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.

JOHN M. HERMAN
Chief, Central Evaluation Section
Regulatory Branch

Enclosures



Legend

 Property

Site Map

Templet/Landry's Cornerview, LLC Tracts
 Section 30; T9S, R3E
 Ascension Parish, Louisiana





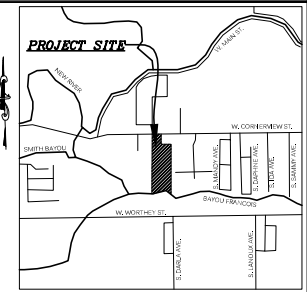
Legend

- Property
- Ascension Parcels
- Lidar data (2 ft contours)
- Waterways

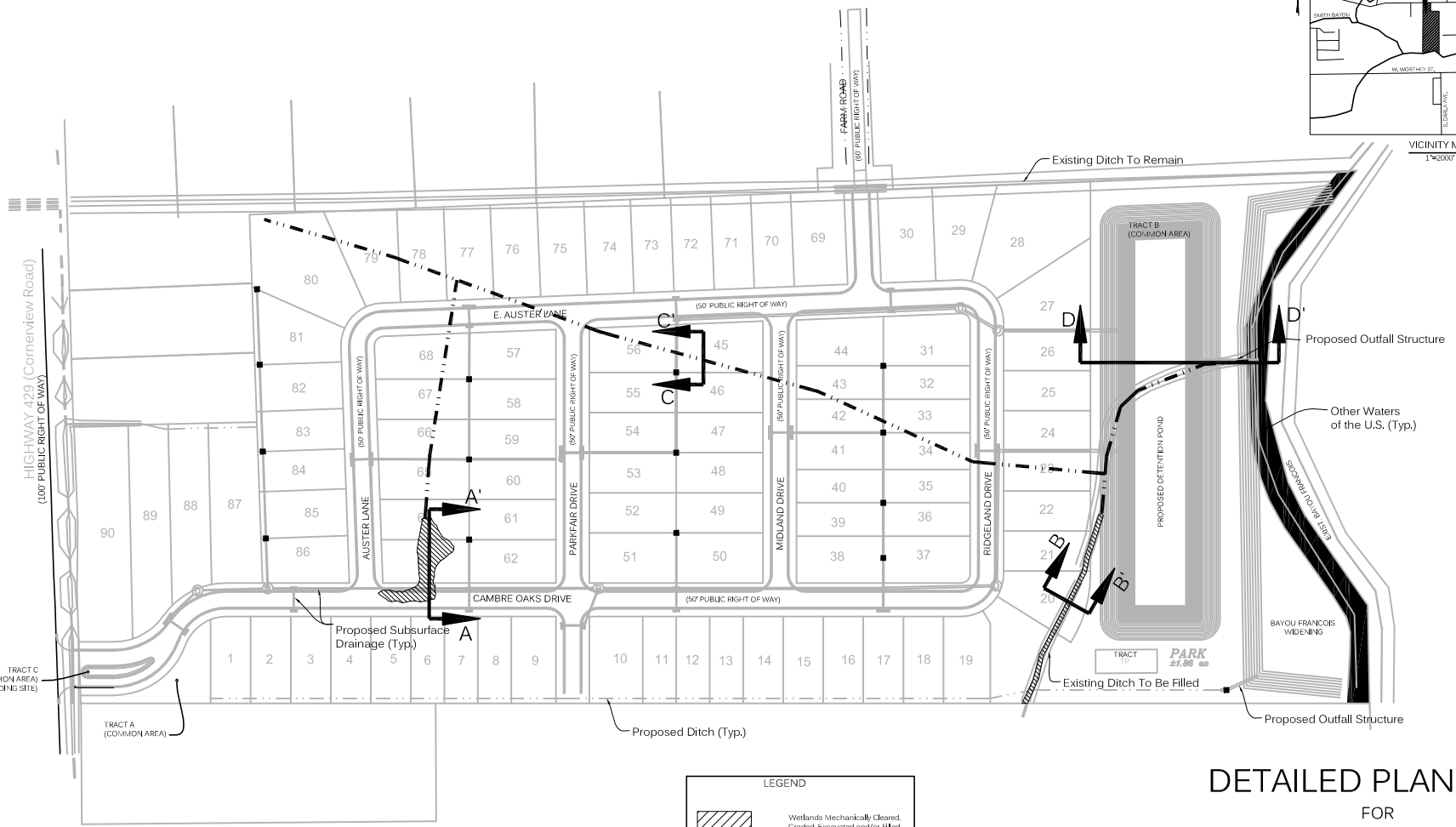
Site Map

Templet/Landry's Cornerview, LLC Tracts
 Section 30; T9S, R3E
 Ascension Parish, Louisiana








VICINITY MAP
1" = 2000'



LEGEND

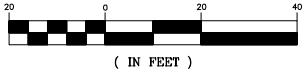
-  Wetlands Mechanically Cleared, Graded, Excavated and/or Filled (0.16 acres - Project Total)
-  Other Waters of the U.S., Not Impacted To Remain (0.16 acres - 980' linear feet) (Project Total)
-  Other Waters of the U.S., Mechanically Cleared, Graded, Excavated and/or Filled (0.38 acres - 2,250' linear feet) (Project Total)

NOTE:
IN ACCORDANCE WITH THE FEMA FIRM, COMMUNITY PANEL NUMBER 2200SC0150E, DATED 08-16-2007, THIS PROPERTY LIES WITHIN FLOOD ZONES AE & X.

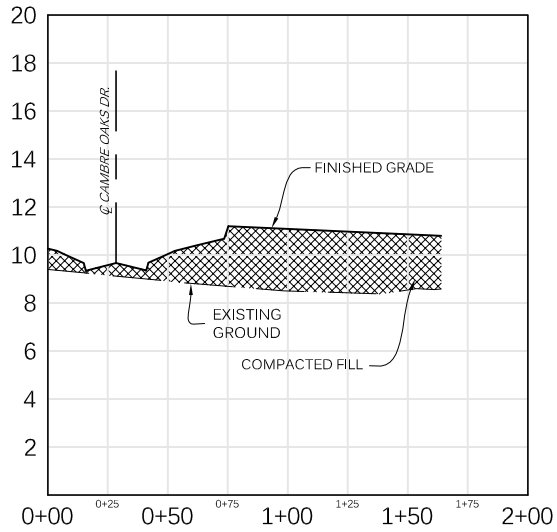
**DETAILED PLAN VIEW
FOR
CAMBRE OAKS
SUBDIVISION**

CENTERLINE
ENGINEERING & LAND SURVEYING, LLC
200 Government St., Ste. 200 Baton Rouge, LA 70802
(225) 412-4848 centerline.com

DATE: 12-13-10 | REVISIONS: 8-B | CHECKED: BUB | FILE: 13-2010-0178



Section A-A' PROFILE



8.9	8.5	8.5
10.04	11.09	10.86
0+50	1+00	1+50

Notes (A-A):

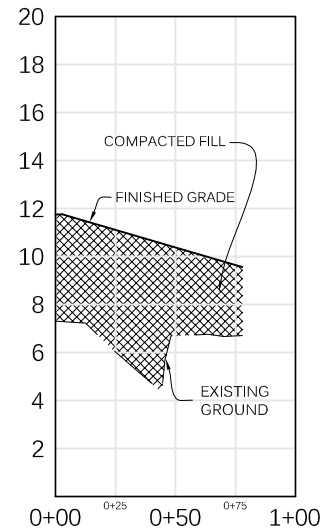


Approximately 350 C.Y. of Onsite Earthen Material Deposited Within 0.16 AC. of Wetlands To Grade the Site

ELEVATION DATUM:

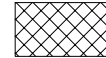
LA STATE PLANE GRID, SOUTH ZONE 1702
GEOID 2012 A

Section B-B' PROFILE



6.7
10.38
0+50

Notes (B-B):



Approximately 350 C.Y. of Onsite Earthen Material Deposited Within 0.16 AC. of Wetlands To Grade the Site

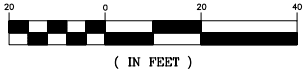
CROSS-SECTIONS FOR CAMBRE OAKS

EXHIBIT 2

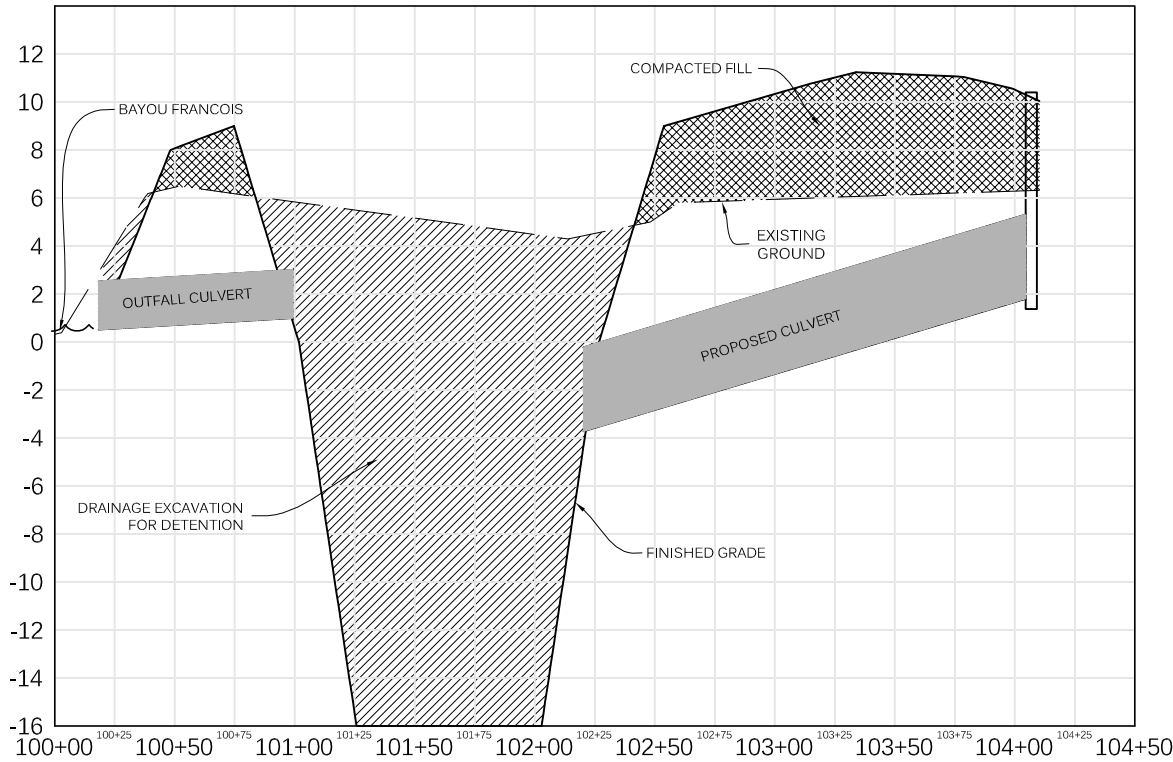
CENTERLINE

ENGINEERING & LAND SURVEYING, LLC
200 Government St., Ste. 200 Baton Rouge, LA 70802
(225) 412-4848 centerline.com

DATE: 01-16-13 DESIGNED: JH CHECKED: BJB FILE: 12-20-13

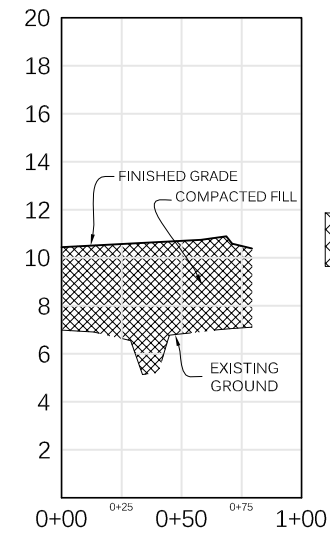


Section D-D' Profile




6.5	8.06	5.8	0.58	5.2	-16.00	4.5	-16.00	5.1	7.74	5.9	10.33	6.1	11.17	6.3	10.51
100+50	101+00	101+50	102+00	102+50	103+00	103+50	104+00								

Section C-C' PROFILE



Notes (C-C'):

 Approximately 1,800 C.Y. of Onsite Earthen Material Deposited Within 0.38 acres of Other Waters

6.8
10.70
0+50

CROSS-SECTIONS FOR CAMBRE OAKS

EXHIBIT 2

CENTERLINE
 ENGINEERING & LAND SURVEYING, LLC
 200 Government St., Ste. 200 Baton Rouge, LA 70802
 (225) 412-4848 centerline.com

DATE: 01-18-18 DESIGNED: JH CHECKED: BJB FILE: 12-2013