



DEPARTMENT OF THE ARMY
JACKSONVILLE DISTRICT CORPS OF ENGINEERS
P. O. BOX 4970
JACKSONVILLE, FLORIDA 32232-0019

REPLY TO
ATTENTION OF

Regulatory Division
North Permits Branch
Atlantic Permits Section

PUBLIC NOTICE
Permit Application No. SAJ-2004-9213-BAL **SEP 30 2004**

TO WHOM IT MAY CONCERN: This district has received an application for a Department of the Army permit pursuant to Section 404 of the Clean Water Act (33 U.S.C. §1344) as described below:

APPLICANT: Charles and Lois Haines Revocable Trust
1545 Chevron Drive
Jacksonville, Florida 30350

WATERWAY & LOCATION: The proposed project is located in waters of the United States, including wetlands, associated with an unnamed tributary to the Ortega River. More specifically, the proposal is located in the southeastern quadrant of the intersection of Townsend Road and Blanding Boulevard, Section 30, Township 3 South, Range 26 East, Jacksonville, Duval County, Florida.

LATITUDE & LONGITUDE: Latitude: 30° 13' 4.5" North
Longitude: 81° 46' 18.8" West

PROJECT PURPOSE:

Basic: The basic project purpose is to construct a Walgreens store.

Overall: The overall project purpose is to construct a commercial store in the Ortega River area of Jacksonville.

WORK & PURPOSE: The applicant proposes to impact 1.42 acres of wetlands for the construction of a Walgreens store with associated parking and storm water facilities. The impact area consists of approximately 0.81 acres of vegetated non-forested wetlands and the remaining impacts would be to transitional mixed wetland hardwoods. The property has been previously disturbed by clear-cutting and ditching.

MITIGATION: As mitigation, the applicant would contract with Kendale Land Development, Inc. to secure 1.00 acre of forest

wetland creation and 11.70 acres of wetland preservation at the Sierra Oaks mitigation site. The creation and preservation proposed would enhance a portion of the Trout River floodplain along with an unnamed tributary that extended into the mitigation property.

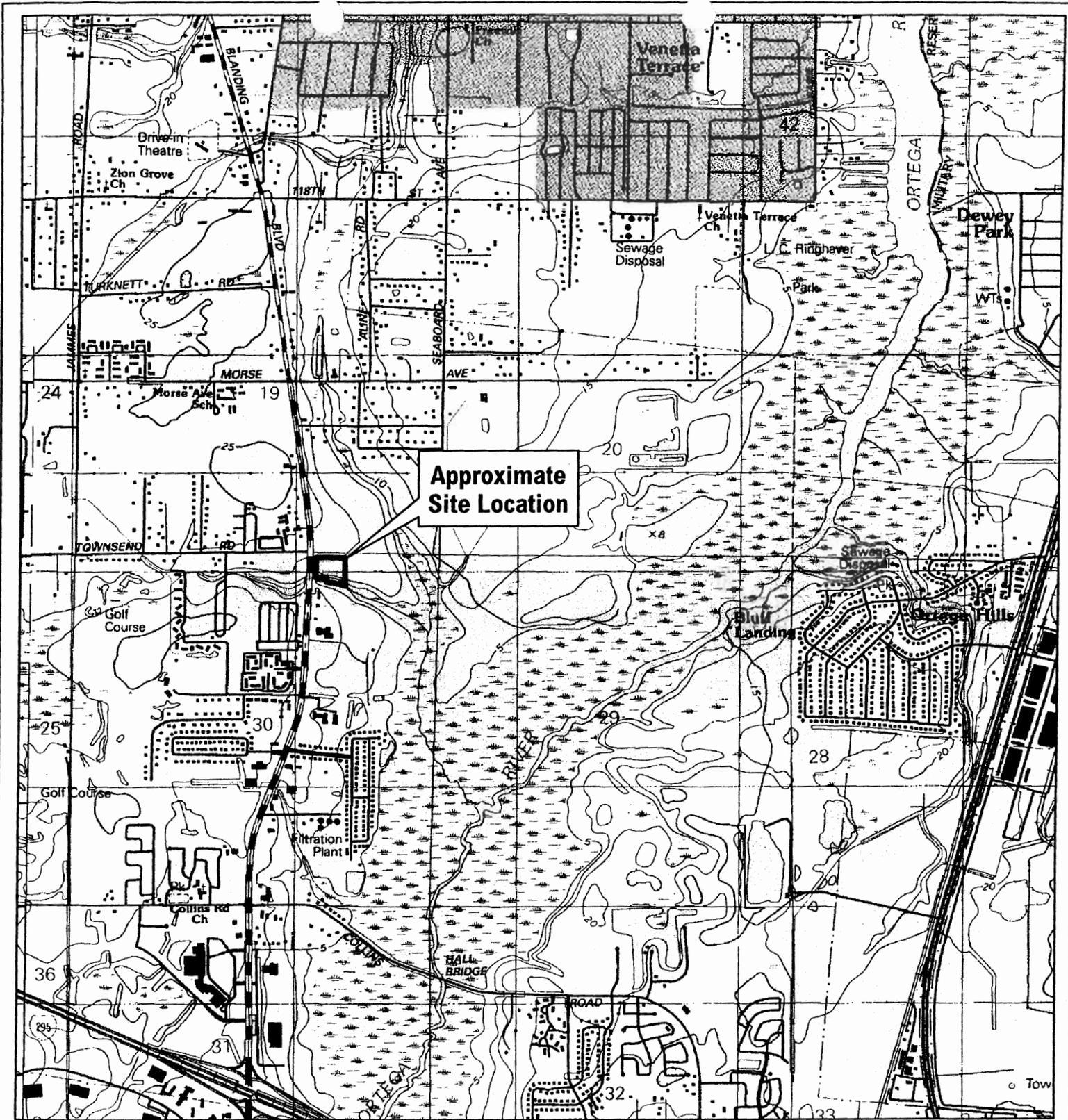
Endangered Species: The U.S. Army Corps of Engineers has determined the proposal would have no effect on any listed threatened or endangered species or designated critical habitat.

Essential Fish Habitat (EFH): This notice initiates consultation with the National Marine Fisheries Service on EFH as required by the Magnuson-Stevens Fishery Conservation and Management Act 1996. The proposal would impact approximately 1.42 acres of freshwater wetlands. Our initial determination is that the proposed action would not have a substantial adverse impact on EFH or Federally managed fisheries. 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.

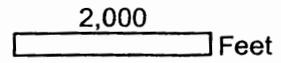
NOTE: This public notice is being issued based on information furnished by the applicant. This information has not been verified. The jurisdictional line has not been verified by Corps personnel.

AUTHORIZATION FROM OTHER AGENCIES: The St. John's River Water Management District application number is 4-031-91691-1.

Comments regarding the application should be submitted in writing to the District Engineer at the above address or via internet at beverlee.a.lawrence@saj02.usace.army.mil within 30 days from the date of this notice. If you have any questions concerning this application, you may contact Bev Lawrence of this office by telephone at (904) 232-2517.



Section: 30
 Township: 3 South
 Range: 26 East



Environmental Resource Solutions Inc.
 1597 The Greens Way,
 Suite 200
 Jacksonville Beach, FL 32260

**Townsend/Blanding V
 Location Ma**

Source: USGS 7.5' Orange Park, FL
 Topographic Quadrangle

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Soils Legend

- 38 - Mascotte fine sand
- 51 - Pelham fine sand
- 63 - Sapelo fine sand
- 66 - Surrency loamy fine sand, depressional
- 69 - Urban land

200 Feet



Environmental
Resource
Solutions Inc.
1597 The Greens Way,
Suite 200
Jacksonville Beach, FL 32250

**Townsend/Blanding Walgi
Soils Map**

Source: USDA-NRCS (1998),
AerialsExpress (2002)

By: J

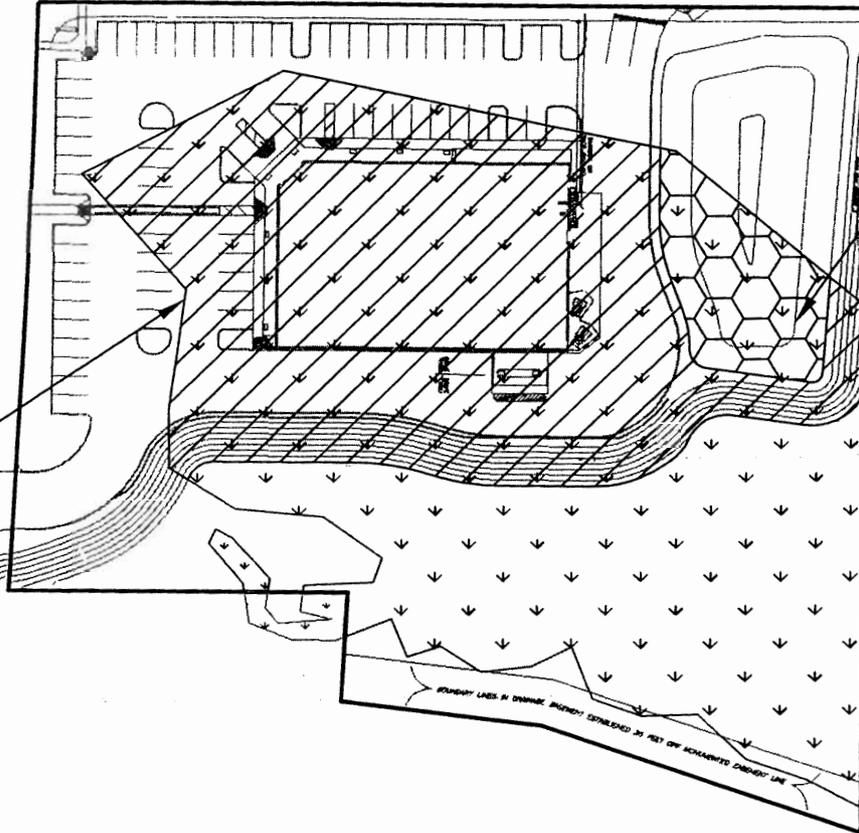
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TOWNSEND ROAD

BLANDING BOULEVARD

Wetland 1, F1
1.26 acres±

Wetland 1, D1
0.16 acres±



LEGEND

	On-Site Wetlands	- 2.26 acres±
	Wetland Fill Impact	- 1.26 acres±
	Wetland Dredge Impact	- 0.16 acres±



Scale 0' ————— 100'



Environmental
Resource
Solutions Inc.
1597 The Greens Way
Suite 200
Jacksonville Beach, FL 32250

**Townsend/Blanding Walgre
Wetland Impact Map**

Source:

File: 03361im

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IMPACT ON NATURAL RESOURCES: Preliminary review of this application indicates that an Environmental Impact Statement will not be required. Coordination with U.S. Fish and Wildlife Service, Environmental Protection Agency (EPA), the National Marine Fisheries Services, and other Federal, State, and local agencies, environmental groups, and concerned citizens generally yields pertinent environmental information that is instrumental in determining the impact the proposed action will have on the natural resources of the area. By means of this notice we are soliciting comments on the potential effects of the project on threatened or endangered species or their habitat.

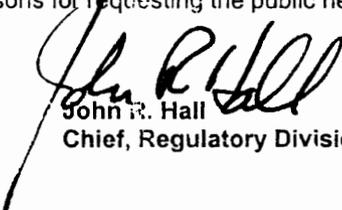
IMPACT ON CULTURAL RESOURCES: Review of the latest published version of the National Register of Historic Places indicates that no registered properties, or properties listed as eligible or inclusion therein, are located at the site of the proposed work. Presently, unknown archeological, scientific, prehistorical, or historical data may be lost or destroyed by the work to be accomplished.

EVALUATION: The decision whether to issue a permit will be based on an evaluation of the probable impact 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 benefits, 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 cumulative impacts thereof; among these are conservation, economics, esthetics, 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. Evaluation of the impact of the activity on the public interest will also include application of the guidelines promulgated by the Administrator, EPA, under authority of Section 404(b) of the Clean Water Act of the criteria established under authority of Section 102(a) of the Marine, Protection, Research, and Sanctuaries Act of 1972. A permit will be granted unless its issuance is found to be contrary to the public interest.

The U.S. Army Corps of Engineers (Corps) 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 Corps of Engineers to determine whether to issue, modify, condition or deny a permit for this proposal. To make or deny this decision, comments are used to assess impacts on endangered species, historic properties, water quality, general environmental effects, and the 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.

COASTAL ZONE MANAGEMENT CONSISTENCY: In Florida, the State approval constitutes compliance with the approved Coastal Zone Management Plan. In Puerto Rico, a Coastal Zone Management Consistency Concurrence is required from the Puerto Rico Planning Board. In the Virgin Islands, the Department of Planning and Natural Resources permit constitutes compliance with approved Coastal Zone Management Plan.

REQUEST FOR PUBLIC HEARING: Any person may request a public hearing. The request must be submitted in writing to the District Engineer within the designated comment period of the notice and must state the specific reasons for requesting the public hearing.


John R. Hall
Chief, Regulatory Division