

PUBLIC NOTICE

**CHARLESTON DISTRICT, CORPS OF ENGINEERS
69A Hagood Avenue
Charleston, South Carolina 29403-5107**

REGULATORY DIVISION

Refer to: P/N #2002-1H-348 (Revised)
SAC#2002-2692

May 23, 2008

Pursuant to Section 10 of the Rivers and Harbors Act of 1899 (33 U.S.C. 403), revised drawings for an existing application have been submitted to the Department of the Army by

**DONALD SMITH
RIVERSIDE DEVELOPMENT
SMITH LAND COMPANY
558 HAMMOCK AVENUE
MURRELLS INLET, SOUTH CAROLINA 29576**

for a permit to construct a linear marina, boardwalk and access bridge adjacent to the

SAMPIT RIVER

at a location on a 41.4-acre tract, southeast of the U.S. Highway 17 Sampit River Bridge, Georgetown, Georgetown County, South Carolina; Latitude: 33.356760; Longitude: -79.28863

In order to give all interested parties an opportunity to express their views

NOTICE

is hereby given that written statements regarding the proposed work will be received by our office until

12 O'CLOCK NOON, MONDAY, JUNE 23, 2008

from those interested in the activity and whose interests may be affected by the proposed work.

NOTE: This project was initially advertised in 2002. It was revised and re-advertised in 2004. The State permit was subsequently appealed. The project has again been revised and the state permit was issued in March 2008. **PRESENT DESCRIPTION AS PERMITTED BY THE STATE:** The project now includes a 30' wide x 120' long access bridge over a tidal tributary on the eastern side of the development, (The bridge was included in previous public notices), an "L" shaped community pier (8' x 74' x 8' x 55') located near the US highway 17 bridge, an 8' wide boardwalk that will be located along the rim of the development adjacent to the Sampit River (of which 815' will be located over the marsh as either a connector boardwalk or shore parallel boardwalk), and the construction of a marina that will consist of 18 swing lifts, 42 straight floating docks (type "A") that are 5' wide with varying lengths, 3 "L" shaped floating docks (type "B") 5' wide with varying lengths, and 3 "T" shaped floating docks (type "C") 5' wide with varying lengths. The varying lengths are due to the offset from the Federal channel which is controlling over any dimension reflected in the attached drawings. The total number of slips cannot exceed 107. Incidental bulkheads are also shown on the plans (along Road A), but they must be constructed landward of the approved critical line. All proposed dredging has been eliminated from the project.

NOTE: Plans depicting the work described in this notice are available and will be provided, upon receipt of a written request, to anyone that is interested in obtaining a copy of the plans for the specific project. The request must identify the project of interest by public notice number and a self-addressed stamped envelope must also be provided for mailing the drawings to you. Your request for drawings should be addressed to the

**U.S. Army Corps of Engineers
ATTN: REGULATORY DIVISION
69A Hagood Avenue
Charleston, South Carolina 29403-5107**

This notice initiates the Essential Fish Habitat (EFH) consultation requirements of the Magnuson-Stevens Fishery Conservation and Management Act. Implementation of the proposed project would result in shading impact of approximately 0.5 acre of estuarine substrates and emergent wetlands utilized by various life stages of species comprising the red drum, shrimp, and snapper-grouper management complexes. Our initial determination is that the proposed action would not have a substantial individual or cumulative adverse impact on EFH or fisheries managed by the South Atlantic Fishery Management Council and the National Marine Fisheries Service (NMFS). Our final determination relative to project impacts and the need for mitigation measures is subject to review by and coordination with the NMFS.

Pursuant to Section 7(c) of the Endangered Species Act of 1973 (as amended), the District Engineer has consulted the most recently available information and has determined that the project is not likely to adversely affect any Federally endangered, threatened, or proposed species or result in the destruction or adverse modification of designated or proposed critical habitat. This public notice serves as a request for written concurrence from the U.S. Fish and Wildlife Service and/or the National Marine Fisheries Service on this determination.

Pursuant to Section 106 of the National Historic Preservation Act (NHPA), this public notice also constitutes a request to Indian Tribes to notify the District Engineer of any historic properties of religious and cultural significance to them that may be affected by the proposed undertaking.

In accordance with the NHPA, the District Engineer has also consulted the latest published version of the National Register of Historic Places for the presence or absence of registered properties, or properties listed as being eligible for inclusion therein, and this worksite is not included as a registered property or property listed as being eligible for inclusion in the Register. To insure that other cultural resources that the District Engineer is not aware of are not overlooked, this public notice also serves as a request to the State Historic Preservation Office to provide any information it may have with regard to historic and cultural resources.

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 a public hearing shall state, with particularity, the reasons for holding a public hearing.

The decision whether to issue a permit will be based on an evaluation of the probable impact including cumulative impacts of the 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 project must be balanced against its reasonably foreseeable detriments. All factors which may be relevant to the project 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, flood plain values, land use, navigation, shoreline erosion and accretion, recreation,

water supply and conservation, water quality, energy needs, safety, food and fiber production and, in general, the needs and welfare of the people. A permit will be granted unless the District Engineer determines that it would be contrary to the public interest. In cases of conflicting property rights, the Corps of Engineers cannot undertake to adjudicate rival claims.

The 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 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 project. To make 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 activity.

If there are any questions concerning this public notice, please contact Robin Collier-Socha at 843-329-8044 or toll free at 1-866-329-8187.

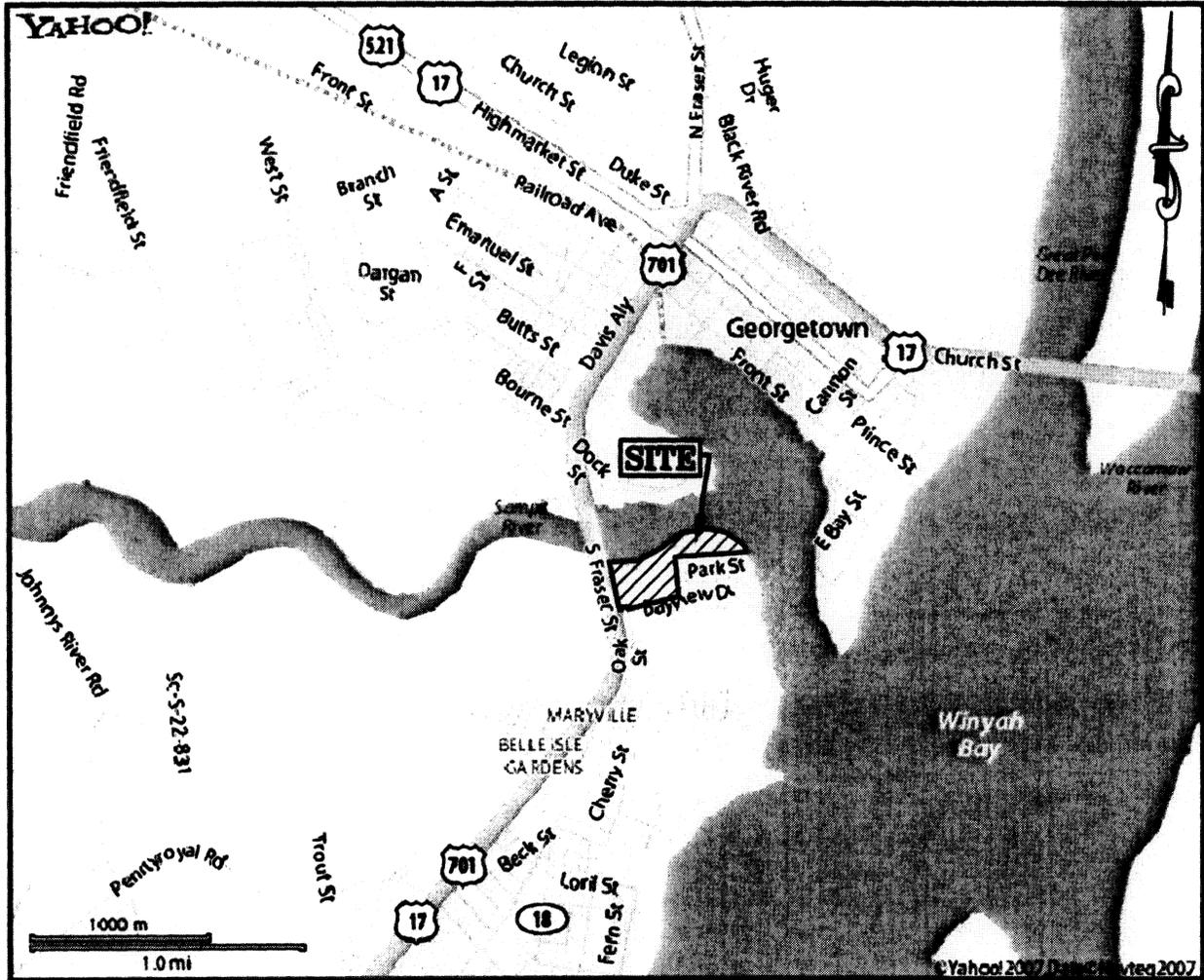
Riverside Development

INDEX TO DWGS.

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 SAC# 2002-2692
 May 19, 2008
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SHEET TITLE: COVER SHEET	APPLICANT: SMITH LAND COMPANY	JOB NO. W908	DATE: OCT. 24, 2007	SCALE: N.T.S.
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET:	1 OF 19

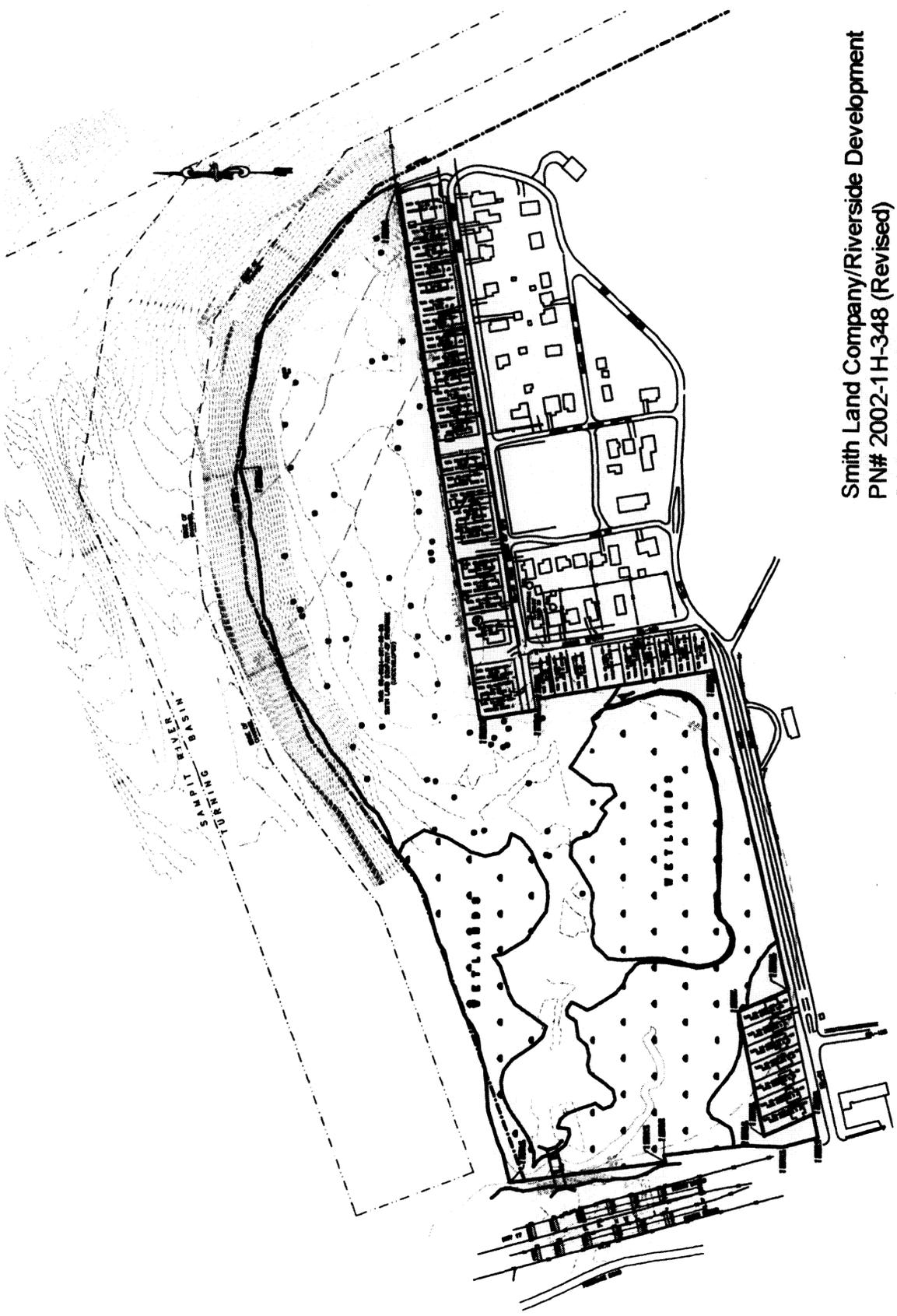


LOCATION MAP

N.T.S.

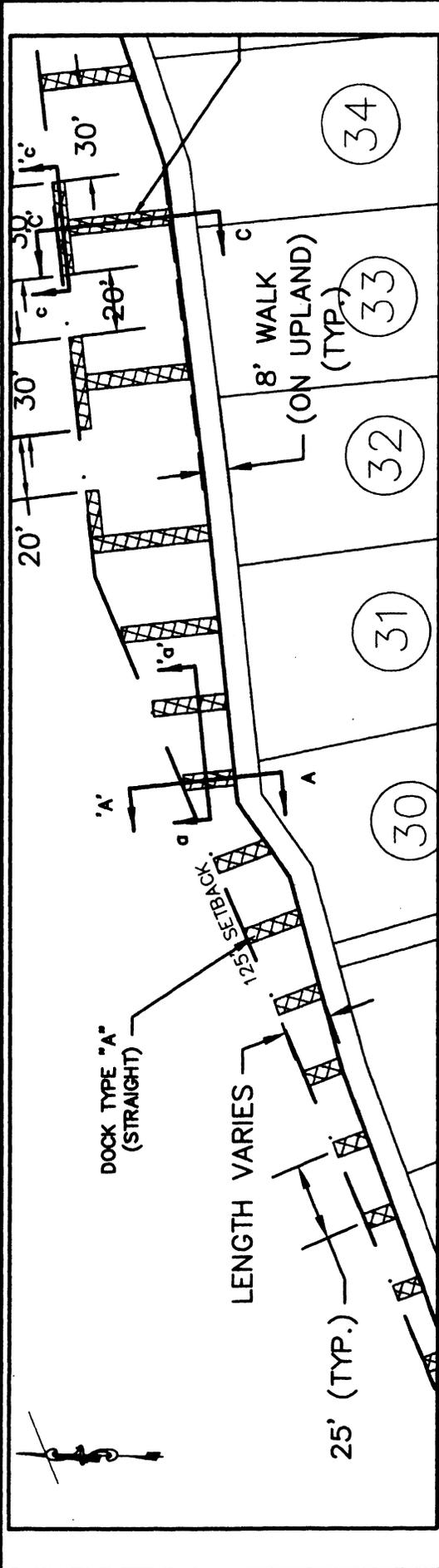
Smith Land Company/Riverside Development
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SHEET TITLE: LOCATION MAP	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: WB12 OCT. 24, 2007	SCALE: N.T.S.
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 2 OF 19

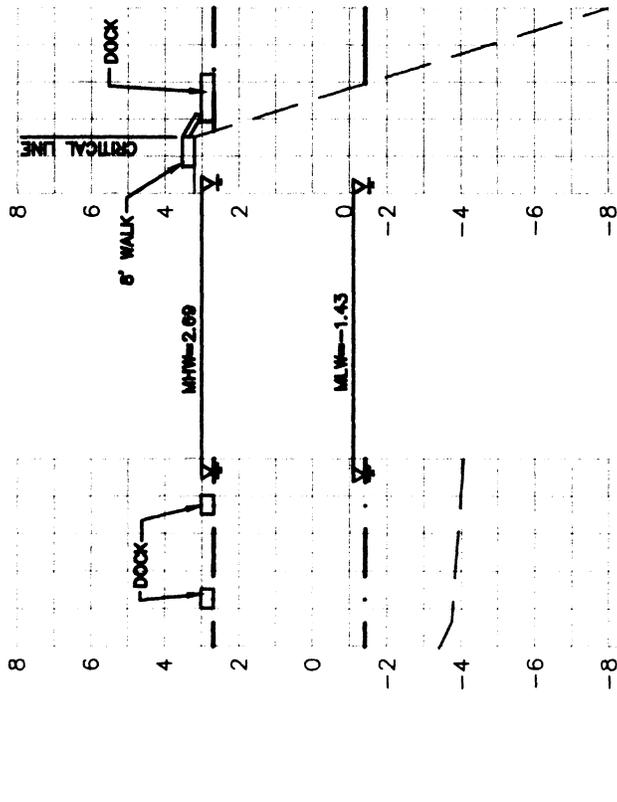


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SHEET TITLE: EXISTING CONDITIONS	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	SCALE: 1" = 400'
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 3 OF 19



PLAN VIEW: 1"=50'



DATEM. ELEV. -10.00

0+00 0+50 0+00 0+50

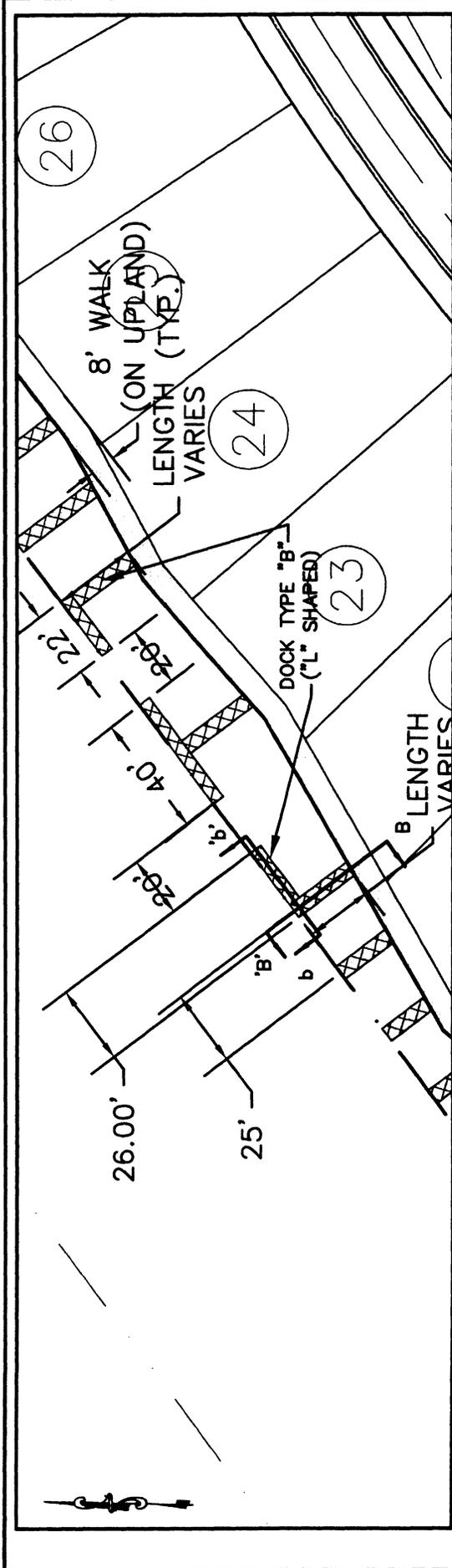
PROFILE A-A'
DOCK TYPE "A"

PROFILE A-A'
DOCK TYPE "A"

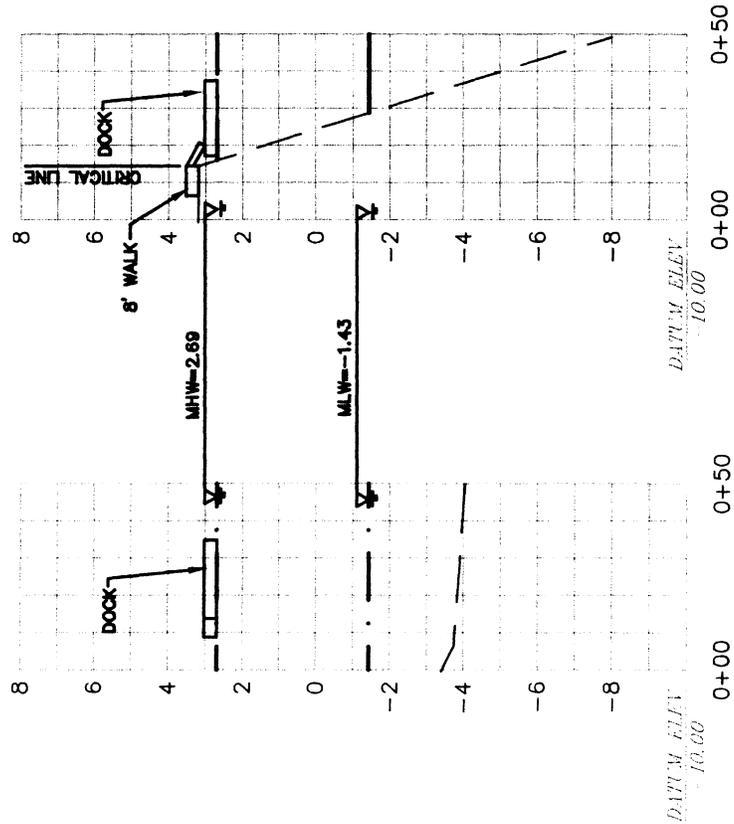
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PROFILE SCALES:
 SCALE (HORIZONTAL): 1"=50'
 SCALE (VERTICAL): 1"=5'

SHEET TITLE: DOCK TYPE "A" PLAN & PROFILES	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	SCALE: AS NOTED
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 5 OF 19



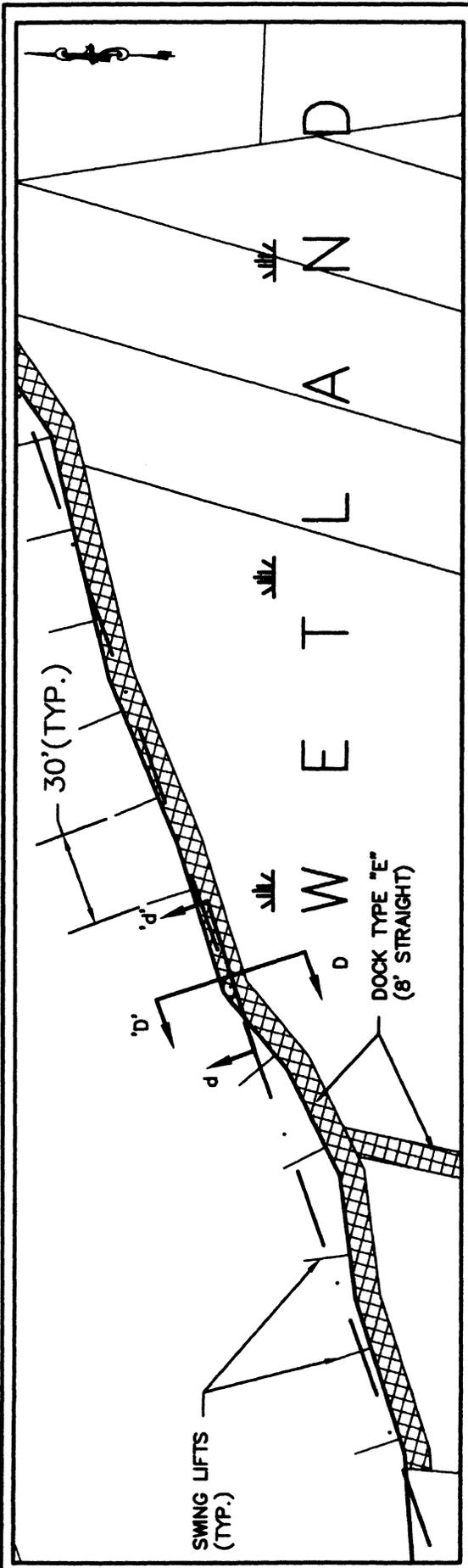
PLAN VIEW: 1"=50'



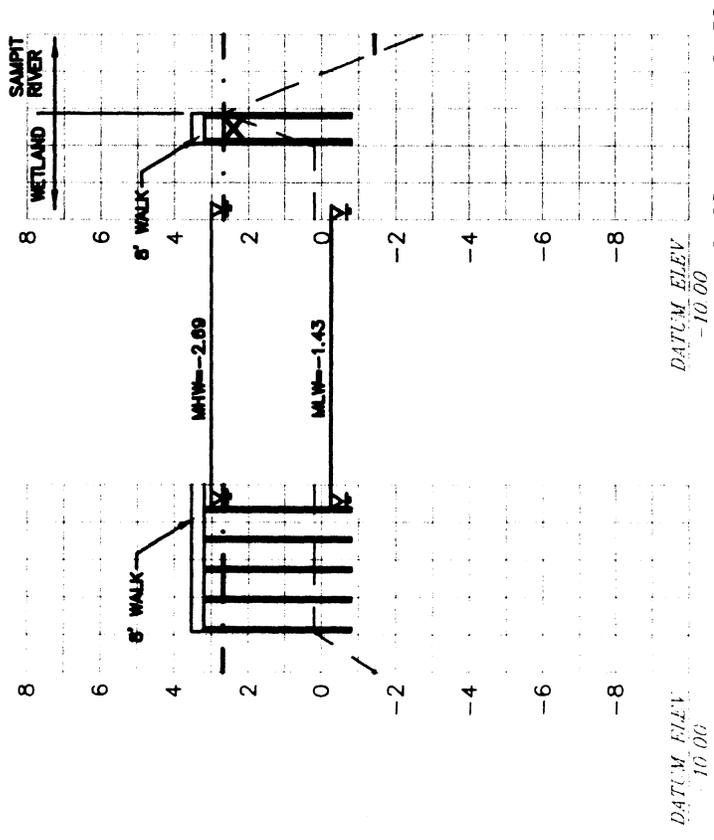
Smith Land Company/Riverside Development
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PROFILE SCALES:
 SCALE (HORIZONTAL): 1"=50'
 SCALE (VERTICAL): 1"=5'

SHEET TITLE: DOCK TYPE "B" APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	AS NOTED
PLAN & PROFILES	PROJECT TITLE: RIVERSIDE DEVELOPMENT	SHEET: 6 OF 19
PROJECT LOCATION: GEORGETOWN, SC	APPLICATION NO.	



PLAN VIEW: 1"=50'

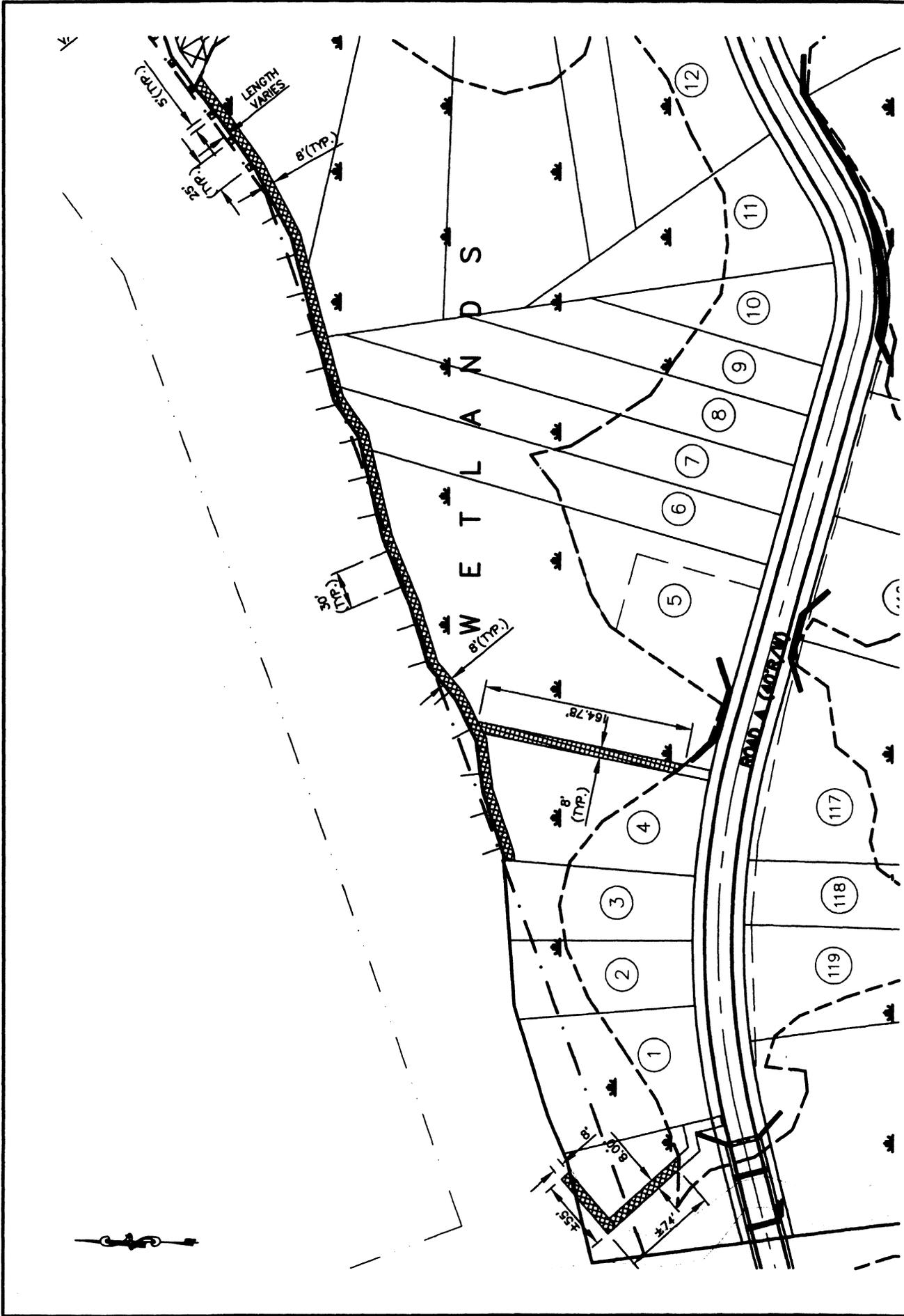


PROFILE d-d'
DOCK TYPE 'D'

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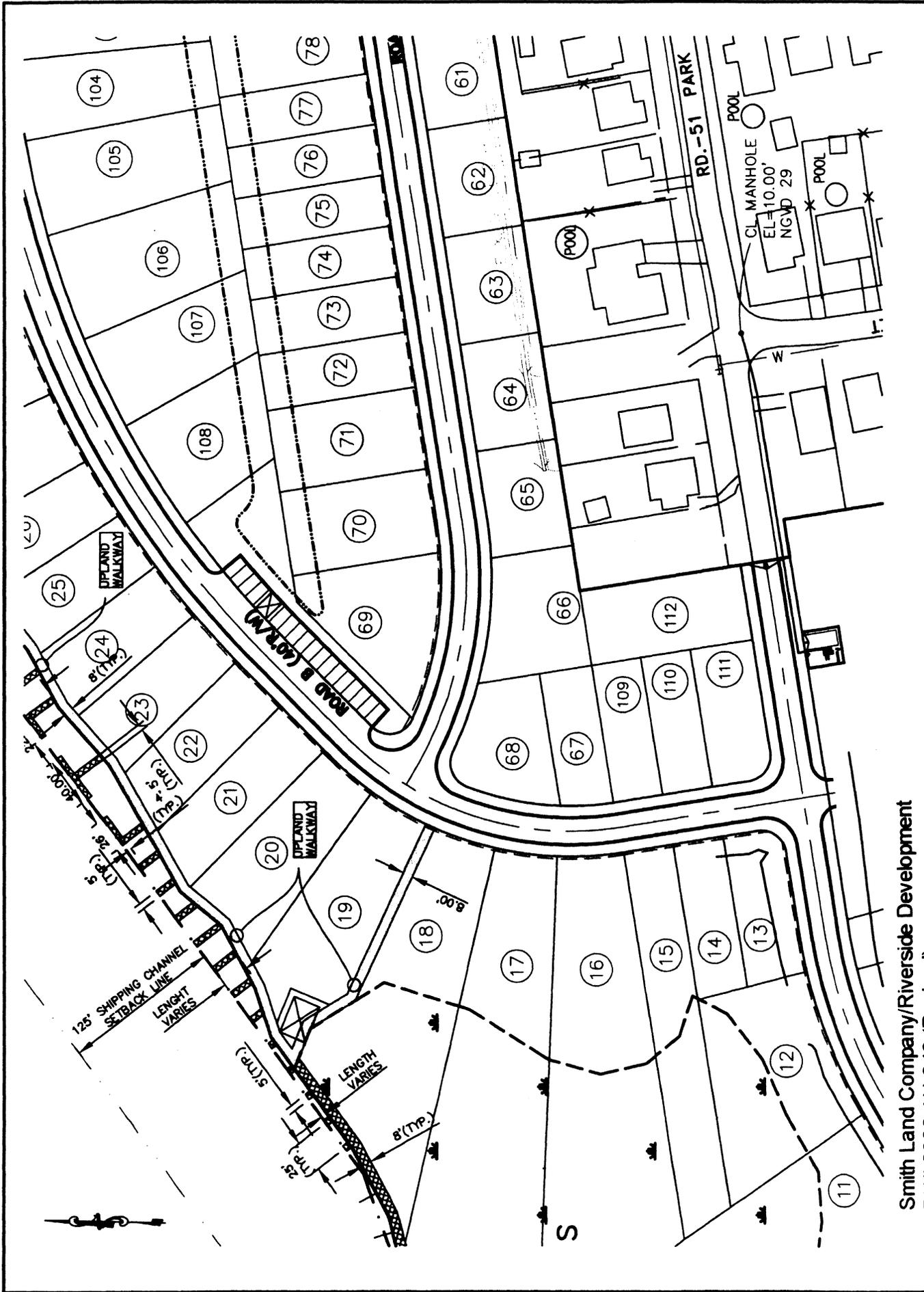
PROFILE SCALES:
 SCALE (HORIZONTAL): 1"=50'
 SCALE (VERTICAL): 1"=5'

SHEET TITLE: DOCK TYPE 'D' PLAN & PROFILES	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	SCALE: AS NOTED
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 8 OF 19



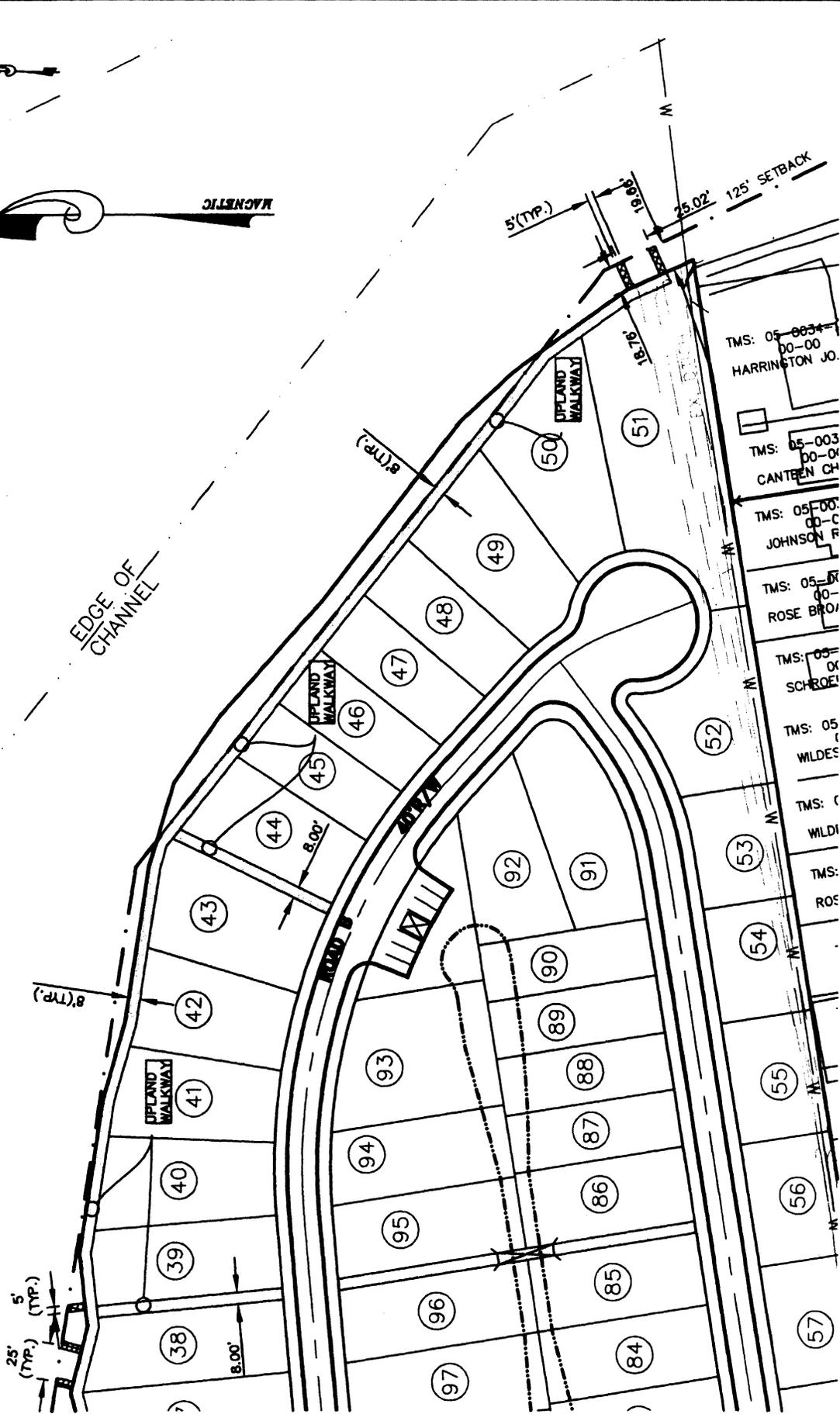
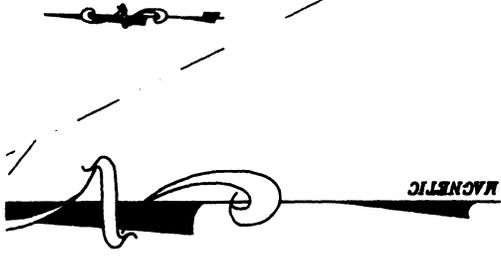
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SHEET TITLE: DIMENSION DETAIL "A"	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	SCALE: 1"=100'
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 9 OF 19



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SHEET TITLE: DIMENSION DETAIL "B"	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: WB08 OCT. 24, 2007	SCALE: 1"=100'
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.:	SHEET: 10 OF 19



TMS: 05-0034
DO-00
HARRINGTON JO.

TMS: 05-003
DO-01
CANTEN CH

TMS: 05-001
DO-C
JOHNSON R

TMS: 05-001
DO-01
ROSE BRO

TMS: 05-001
DO-01
SCHROFF

TMS: 05-001
WILDES

TMS: 05-001
WILDI

TMS: 05-001
ROE

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SHEET TITLE:	DIMENSION DETAIL "D"	APPLICANT:	SMITH LAND COMPANY	JOB NO. DATE:	W906 OCT. 24, 2007	SCALE:	1" = 100'
PROJECT LOCATION:	GEORGETOWN, SC	PROJECT TITLE:	RIVERSIDE DEVELOPMENT	APPLICATION NO.:		SHEET:	12 OF 19

DOCK TYPE "A" (STRAIGHT)
DOCK TYPE "B" ("L" SHAPED)
DOCK TYPE "C" ("T" SHAPED)

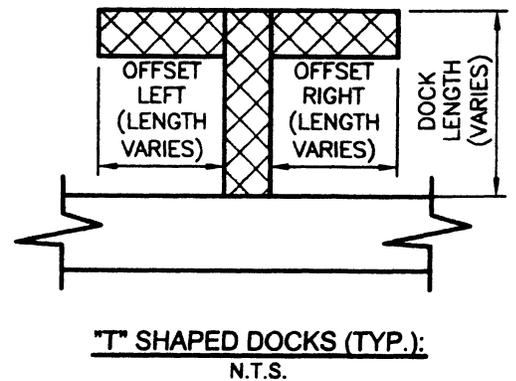
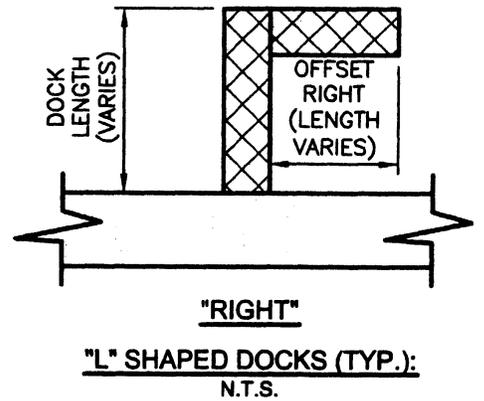
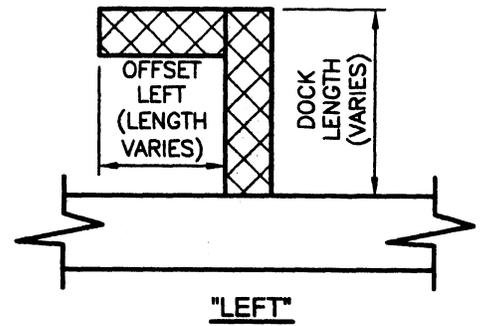
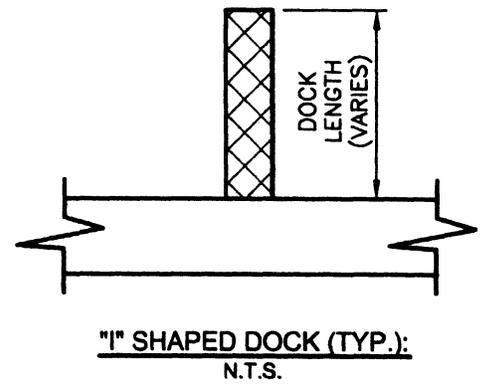
DOCK BREAKDOWN BY LOT		
LOT NUMBER:	DOCK TYPE	TOTAL NO. OF DOCKS EMINATING FROM THIS LOT
18	A	4
19	A	3
20	A	3
21	A	2
22	B	1
23	C	1
24	A	1
24	B	1
25	A	2
26	A	3
27	A	2
28	A	3
29	A	3
30	A	3
31	A	2
32	B	1
33	C	1
34	A	1
34	C	1
35	A	2
36	A	2
37	A	2
38	A	2
39	A	1
51	A	2

Smith Land Company/Riverside Development
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SHEET TITLE: DOCK BREAKDOWN CHART	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	SCALE: N.T.S.
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 13 OF 19

DOCK LENGTHS:

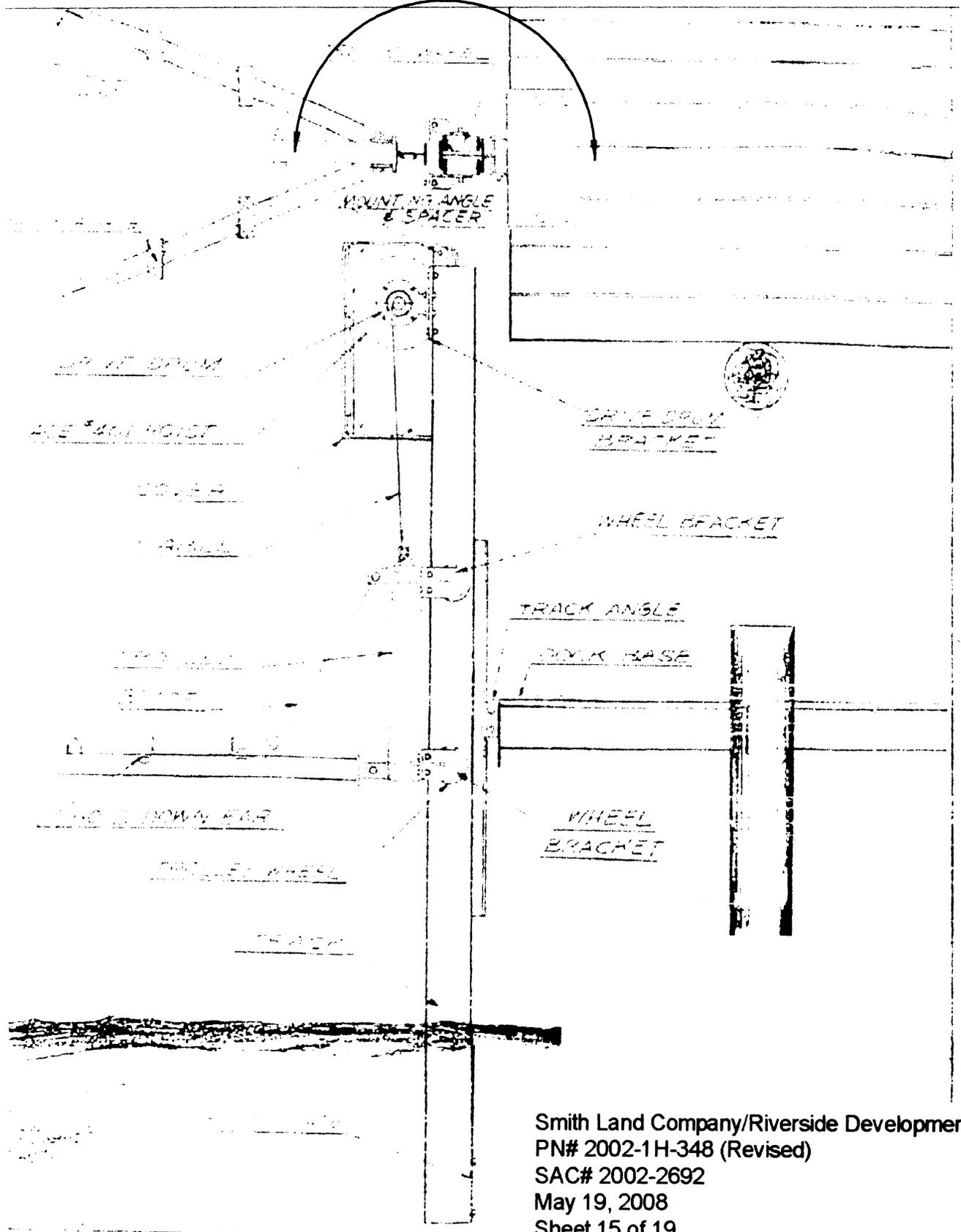
<u>DOCK:</u>	<u>DOCK SHAPE:</u>	<u>DOCK LENGTH:</u>	<u>LEFT OFFSET:</u>	<u>RIGHT OFFSET:</u>
A	"I"	4.89'		
B	"I"	4.90'		
C	"I"	4.91'		
D	"I"	4.91'		
E	"I"	4.90'		
F	"I"	11.43'		
G	"I"	18.40'		
H	"I"	22.00'		
I	"I"	25.00'		
J	"I"	19.17'		
K	"I"	16.81'		
L	"I"	19.86'		
M	"L"	22.90'		21.00' R
N	"T"	29.03'	17.50' L	17.50' R
O	"L"	26.45'	17.00' L	
P	"I"	30.26'		
Q	"I"	32.96'		
R	"I"	29.20'		
S	"I"	25.18'		
T	"I"	22.67'		
U	"I"	19.16'		
V	"I"	19.16'		
W	"I"	8.54'		
X	"I"	7.83'		
Y	"I"	8.89'		
Z	"I"	9.95'		
a	"I"	11.01'		
b	"I"	12.42'		
c	"I"	15.74'		
d	"I"	19.07'		
e	"I"	18.62'		
f	"I"	16.87'		
g	"I"	24.52'		
h	"I"	32.18'		
i	"L"	39.09'		15.00' R
j	"T"	38.45'	12.50' L	12.50' R
k	"T"	37.59'	12.50' L	12.50' R
l	"I"	30.82'		
m	"I"	27.61'		
n	"I"	31.09'		
o	"I"	33.69'		
p	"I"	29.72'		
q	"I"	24.95'		
r	"I"	20.29'		
s	"I"	11.62'		
t	"I"	14.06'		
u	"I"	11.86'		
v	"I"	18.76'		
w	"I"	19.66'		
x	"T"	174.98'	52.65' L	539.09' R
y	"L"	73.72'		47.00' R



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DOCK GTHS CHART	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	SCALE: N.T.S.
N: TOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 14 OF 19

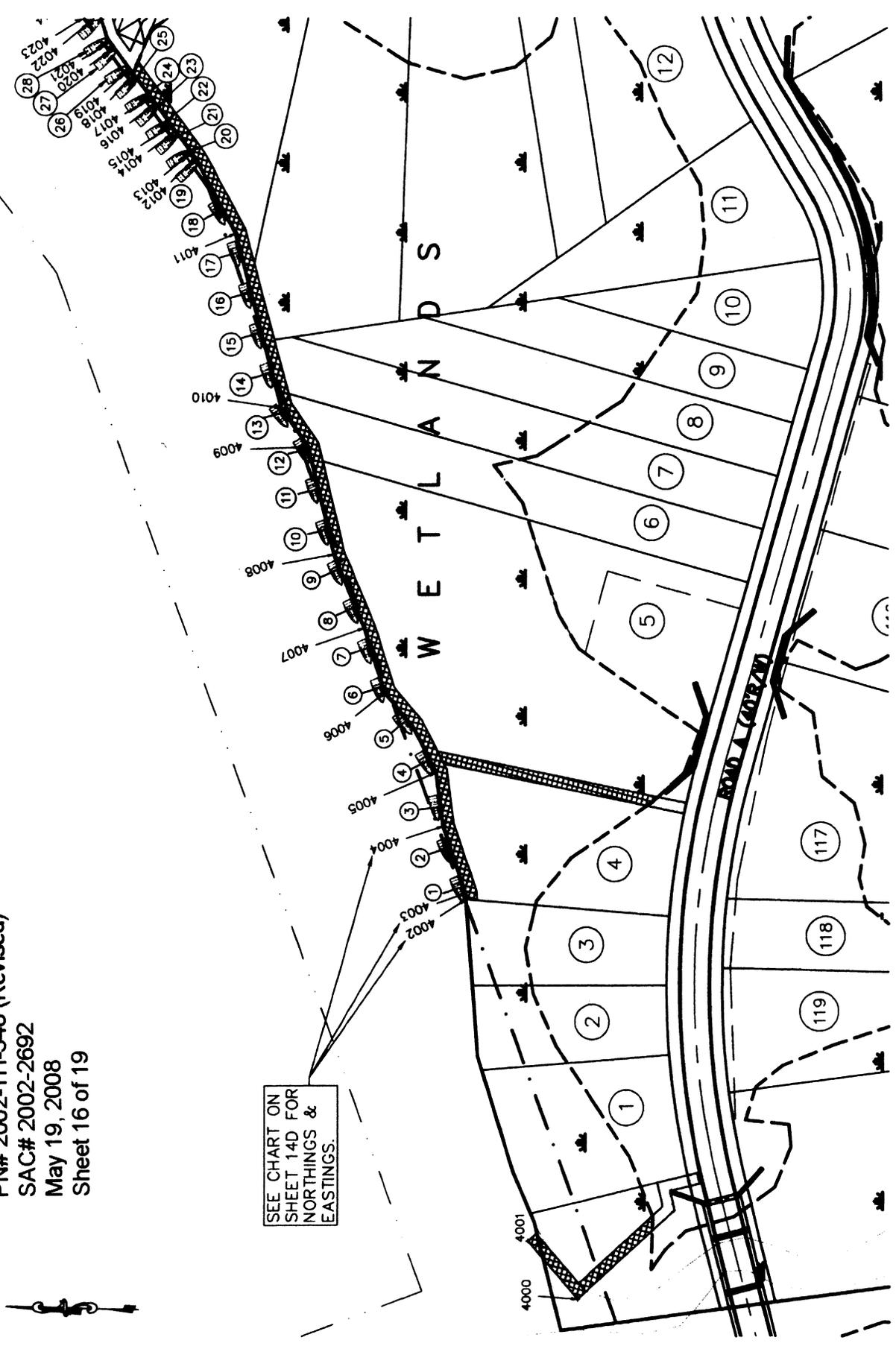
ROTATES 180°



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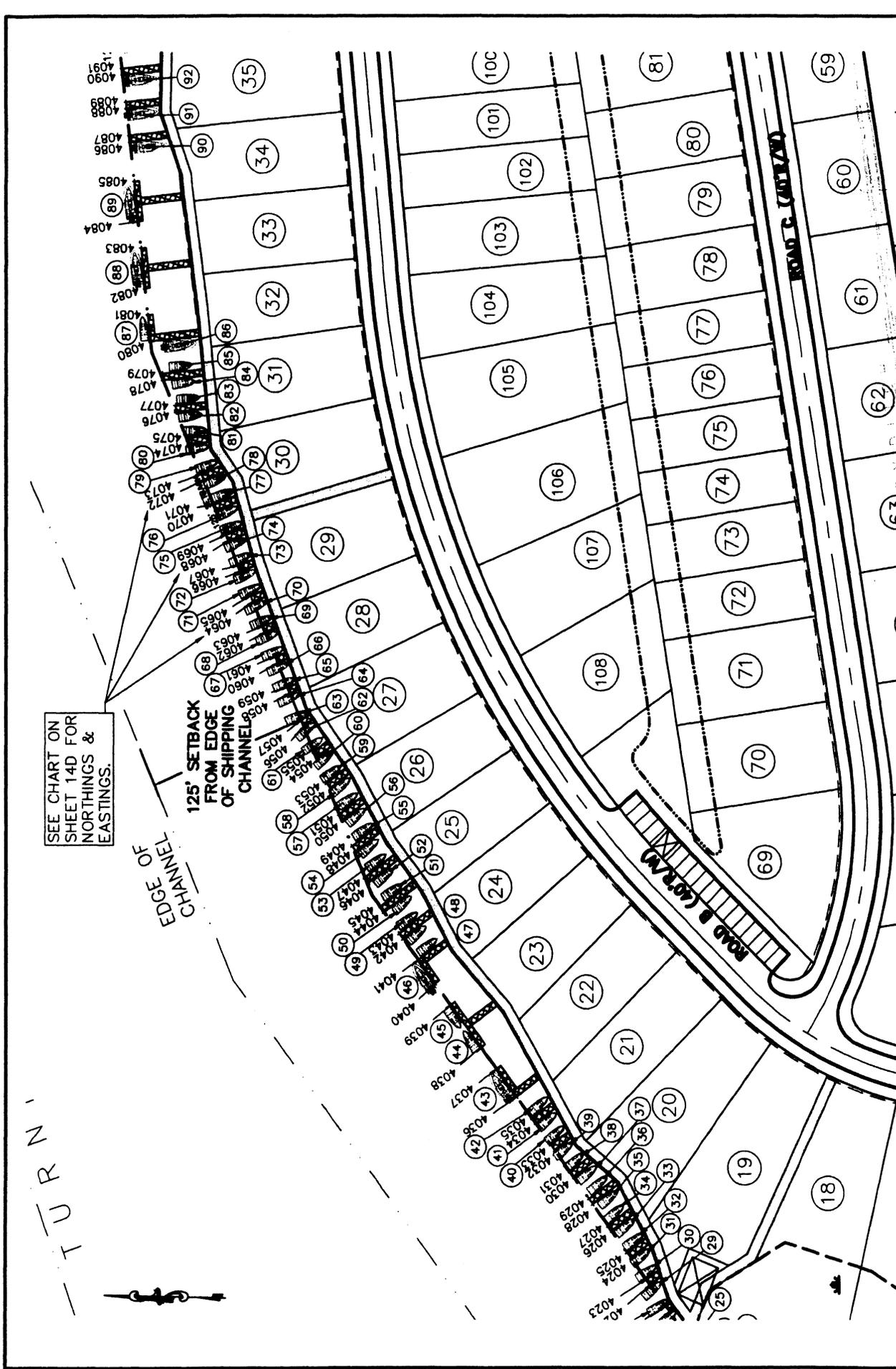
SHEET TITLE: SWING LIFT DETAIL	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 OCT. 24, 2007	SCALE: N.T.S.
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 15 OF 19

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TOTAL NO. BOAT SLIPS = 107

SHEET TITLE: BOAT SLIP COUNT (1)	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 MAY 6, 2008	SCALE: 1" = 100'
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 16 OF 19



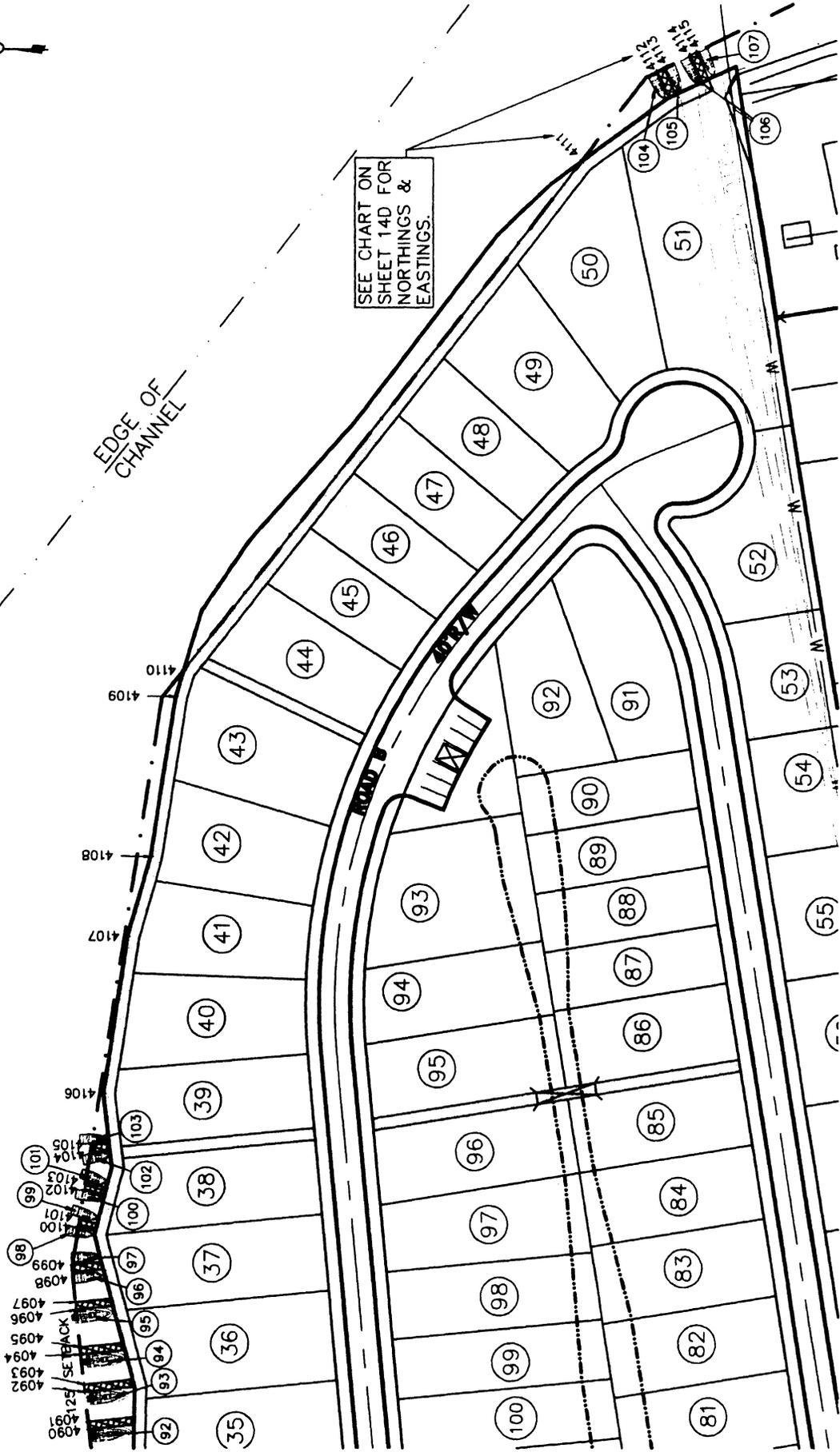
TOTAL NO. BOAT SLIPS = 107

Smith Land Company/Riverside Development
 PN# 2002-1H-348 (Revised)
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SHEET TITLE: BOAT SLIP COUNT	APPLICANT: SMITH LAND COMPANY	JOB NO. DATE: W908 MAY 6, 2008	SCALE: 1"=100'
PROJECT LOCATION: GEORGETOWN, SC	PROJECT TITLE: RIVERSIDE DEVELOPMENT	APPLICATION NO.	SHEET: 17 OF 19

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TOTAL NO. BOAT SLIPS = 107

SHEET TITLE:	BOAT SLIP COUNT	APPLICANT:	JOB NO. DATE:	SCALE:
GEORGETOWN, SC	(3)	SMITH LAND COMPANY	W908 MAY 6, 2008	1" = 100'
PROJECT LOCATION:	PROJECT TITLE:	APPLICATION NO.:	SHEET:	
GEORGETOWN, SC	RIVERSIDE DEVELOPMENT		18 OF 19	

POINT TABLE		
POINT NUMBER	NORTHING	EASTING
4000	558372.1982	2521100.8341
4001	558408.2063	2521142.4982
4002	558453.1083	2521387.8489
4003	558453.4240	2521392.2981
4004	558469.4533	2521440.7979
4005	558474.5414	2521479.7167
4006	558511.8131	2521538.0030
4007	558526.6344	2521584.8651
4008	558549.1209	2521638.4805
4009	558568.0442	2521716.2103
4010	558587.6942	2521744.3482
4011	558621.5410	2521870.0200
4012	558654.8054	2521920.4012
4013	558657.8091	2521924.3985
4014	558669.8237	2521940.3875
4015	558672.8274	2521944.3847
4016	558684.8420	2521960.3738
4017	558687.8456	2521964.3710
4018	558699.8603	2521980.3600
4019	558702.8639	2521984.3573
4020	558714.8785	2522000.3463
4021	558717.8822	2522004.3436
4022	558729.8968	2522020.3326
4023	558732.9005	2522024.3299
4024	558744.9151	2522040.3189
4025	558747.9188	2522044.3161
4026	558759.9334	2522060.3052
4027	558762.9370	2522064.3024
4028	558774.9517	2522080.2914
4029	558779.9553	2522084.2887
4030	558789.9699	2522100.2777
4031	558792.9736	2522104.2750
4032	558804.9882	2522120.2640
4033	558807.9919	2522124.2612
4034	558820.0065	2522140.2503
4035	558823.0102	2522144.2475

4036	558835.0248	2522160.2365
4037	558850.6438	2522181.0223
4038	558862.6584	2522197.0113
4039	558866.6877	2522228.9893
4040	558898.7023	2522244.9784
4041	558911.9184	2522262.9663
4042	558923.9330	2522278.9553
4043	558926.9366	2522282.9526
4044	558938.9513	2522298.9416
4045	558941.9549	2522302.9388
4046	558951.0826	2522320.9272
4047	558954.0863	2522324.9245
4048	558961.1240	2522344.9129
4049	558964.1277	2522348.9102
4050	558971.1855	2522368.8986
4051	558974.1891	2522372.8959
4052	558981.2469	2522391.8843
4053	558984.2505	2522395.8816
4054	558991.3083	2522415.8699
4055	558994.3120	2522419.8672
4056	559001.3697	2522439.8556
4057	559004.3734	2522443.8529
4058	559013.1201	2522463.8412
4059	559014.8763	2522468.8385
4060	559022.8944	2522486.8268
4061	559024.6507	2522491.8241
4062	559032.6688	2522509.8124
4063	559034.4250	2522514.8097
4064	559042.4431	2522532.7980
4065	559044.1994	2522537.7953
4066	559052.2175	2522556.7836
4067	559053.9737	2522560.7809
4068	559061.9919	2522579.7692
4069	559063.7481	2522583.7665
4070	559071.7662	2522602.7548
4071	559073.5224	2522606.7521
4072	559081.5406	2522625.7404
4073	559083.2968	2522629.7377
4074	559092.9771	2522652.7260
4075	559093.4965	2522657.7233

4076	559103.1906	2522676.7195
4077	559103.7100	2522681.7168
4078	559113.4040	2522700.7051
4079	559113.9234	2522705.7024
4080	559123.3920	2522729.6907
4081	559125.4696	2522749.6790
4082	559127.8285	2522769.6673
4083	559130.9448	2522798.6556
4084	559133.3741	2522818.6439
4085	559136.4904	2522848.6322
4086	559139.9733	2522877.6205
4087	559140.4927	2522882.6178
4088	559142.5703	2522902.6061
4089	559143.0897	2522907.6034
4090	559145.5189	2522927.5917
4091	559146.0383	2522932.5890
4092	559148.2917	2522952.5773
4093	559148.8111	2522957.5746
4094	559151.0645	2522977.5629
4095	559151.5839	2522982.5602
4096	559154.3919	2523007.5485
4097	559154.9112	2523012.5458
4098	559156.4784	2523032.5341
4099	559156.9978	2523037.5314
4100	559152.9991	2523062.5197
4101	559151.7485	2523067.5170
4102	559149.1155	2523087.5053
4103	559147.8649	2523092.5026
4104	559143.8484	2523112.4909
4105	559144.4284	2523117.4882
4106	559136.5490	2523151.4765
4107	559120.3357	2523257.4648
4108	559104.9110	2523311.4531
4109	559087.9455	2523419.4414
4110	559082.4344	2523437.4297
4111	558810.4415	2523779.4180
4112	558758.0767	2523838.4063
4113	558753.5043	2523840.3946
4114	558735.5929	2523849.3829
4115	558731.0206	2523851.3712

Smith Land Company/Riverside Development
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 SAC# 2002-2692
 May 19, 2008
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SHEET TITLE:	NORTHING & EASTING DOCK CHART	APPLICANT:	SMITH LAND COMPANY	JOB NO.:	WB08	DATE:	MAY 6, 2008	SCALE:	1"=100'
PROJECT LOCATION:	GEORGETOWN, SC	PROJECT TITLE:	RIVERSIDE DEVELOPMENT	APPLICATION NO.:				SHEET:	19 OF 19