

**JOINT**  
**PUBLIC NOTICE**

CHARLESTON DISTRICT, CORPS OF ENGINEERS  
69A Hagood Avenue  
Charleston, South Carolina 29403-5107  
and  
THE S.C. DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL  
Office of Environmental Quality Control  
Water Quality Certification and Wetlands Programs Section  
2600 Bull Street  
Columbia, South Carolina 29201

REGULATORY DIVISION  
Refer to: P/N #2002-1H-539-C

10 January 2003

Pursuant to Section 10 of the Rivers and Harbors Act of 1899 (33 U.S.C. 403), Sections 401 and 404 of the Clean Water Act (33 U.S.C. 1344), the South Carolina Coastal Zone Management Act (48-39-10 et seq.), and the S.C. Construction in Navigable Waters Permit Program (R. 19-450, et seq., 1976 S.C. Code of Laws, as amended), an application has been submitted to the Department of the Army and the S.C. Department of Health and Environmental Control by

SPANISH MOSS DEVELOPMENT  
C/O BRAD JENKINS, PRESIDENT  
1478 PICKEREL ROAD  
GEORGETOWN, SOUTH CAROLINA 29440

for a permit to construct a 158 slip marina and boat ramp in the

**SAMPIT RIVER**

located adjacent to a tract referred to as Harmony, near Pickerel Road, west of the Highway 17, Sampit River Bridge, Georgetown County, South Carolina (Latitude: 33.35804°, Longitude: 79.33201°).

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 both of the above mentioned offices until

**12 O'CLOCK NOON, MONDAY, 10 FEBRUARY 2003**

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

The proposed work consists of constructing a 158-slip marina with a pile-supported clubhouse, a boat ramp, and associated amenities. The floating facilities are proposed in two phases, each providing 79 slips, and access is via the proposed clubhouse facility. For further detail in regards to the floating facilities, please refer to the project plans. The proposed clubhouse with decking is a pile-supported structure, 58' by 80' overall, and connected to uplands via an 8' by 70' fixed walkway. The concrete boat ramp is proposed as 6" thick by 22' wide by 89'-1" long and will require excavation of approximately 60 cubic yards material. The purpose of the proposed project as stated by the applicant is to provide river access to the residents of Harmony by a community dock and clubhouse, a community boat ramp and sales of deeded boat slips.

10 January 2003

**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**

The District Engineer has concluded that the discharges associated with this project, both direct and indirect, should be reviewed by the South Carolina Department of Health and Environmental Control in accordance with provisions of Section 401 of the Clean Water Act. As such, this notice constitutes a request, on behalf of the applicant, for certification that this project will comply with applicable effluent limitations and water quality standards. The work shown on this application must also be certified as consistent with applicable provisions of the Coastal Zone Management Program (15 CFR 930). The District Engineer will not process this application to a conclusion until such certifications are received. This activity may also require evaluation for compliance with the S.C. Construction in Navigable Waters Permit Program. State review, permitting and certification is conducted by the S.C. Department of Health and Environmental Control. The applicant is hereby advised that supplemental information may be required by the State to facilitate the review. Persons wishing to comment or object to State certification or the navigable waters permit must submit all comments in writing to the S.C. Department of Health and Environmental Control at the above address within thirty (30) days of the date of this notice.

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 impact 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.

The District Engineer has 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. Consultation of the National Register constitutes the extent of cultural resource investigations by the District Engineer, and he is otherwise unaware of the presence of such resources. Presently unknown archaeological, scientific, prehistorical, or historical data may be lost or destroyed by the work to be accomplished under the requested permit.

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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.

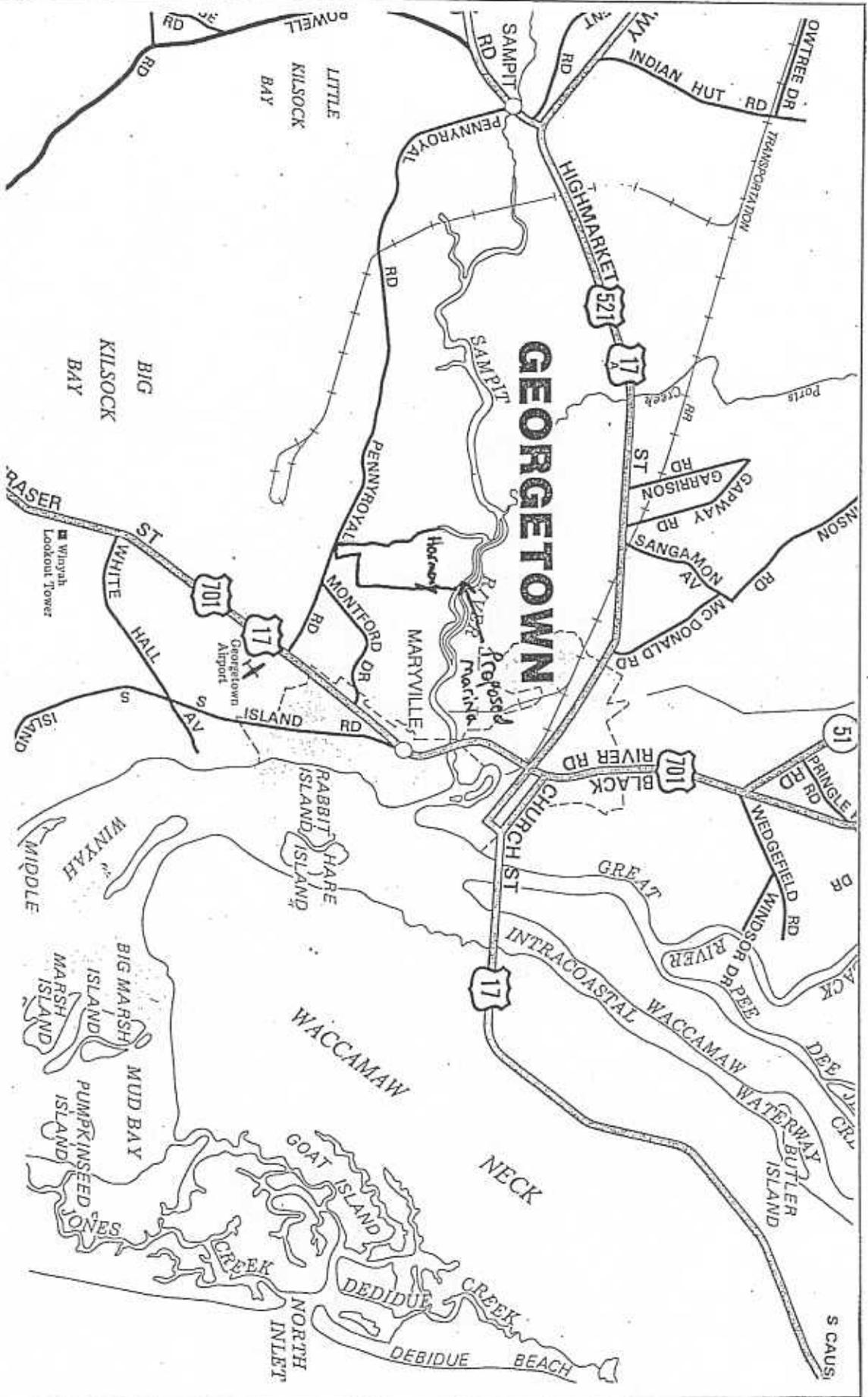
The decision whether to issue a permit will be based on an evaluation of the probable impact including cumulative impacts of the activity on the public interest and will include application of the guidelines promulgated by the Administrator, Environmental Protection Agency (EPA), under authority of Section 404(b) of the Clean Water Act and, as appropriate, the criteria established under authority of Section 102 of the Marine Protection, Research and Sanctuaries Act of 1972, as amended. 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 me at 843-329-8044 or toll free at 1-866-329-8187.



Travis G. Hughes  
Project Manager  
Regulatory Division  
U.S. Army Corps of Engineers



A PORTION OF THE GENERAL HIGHWAY MAP OF GEORGETOWN COUNTY SC BY DOLPH MAP CO., INC. 1998

**FRIENDFIELD MARINA AT HARMONY**

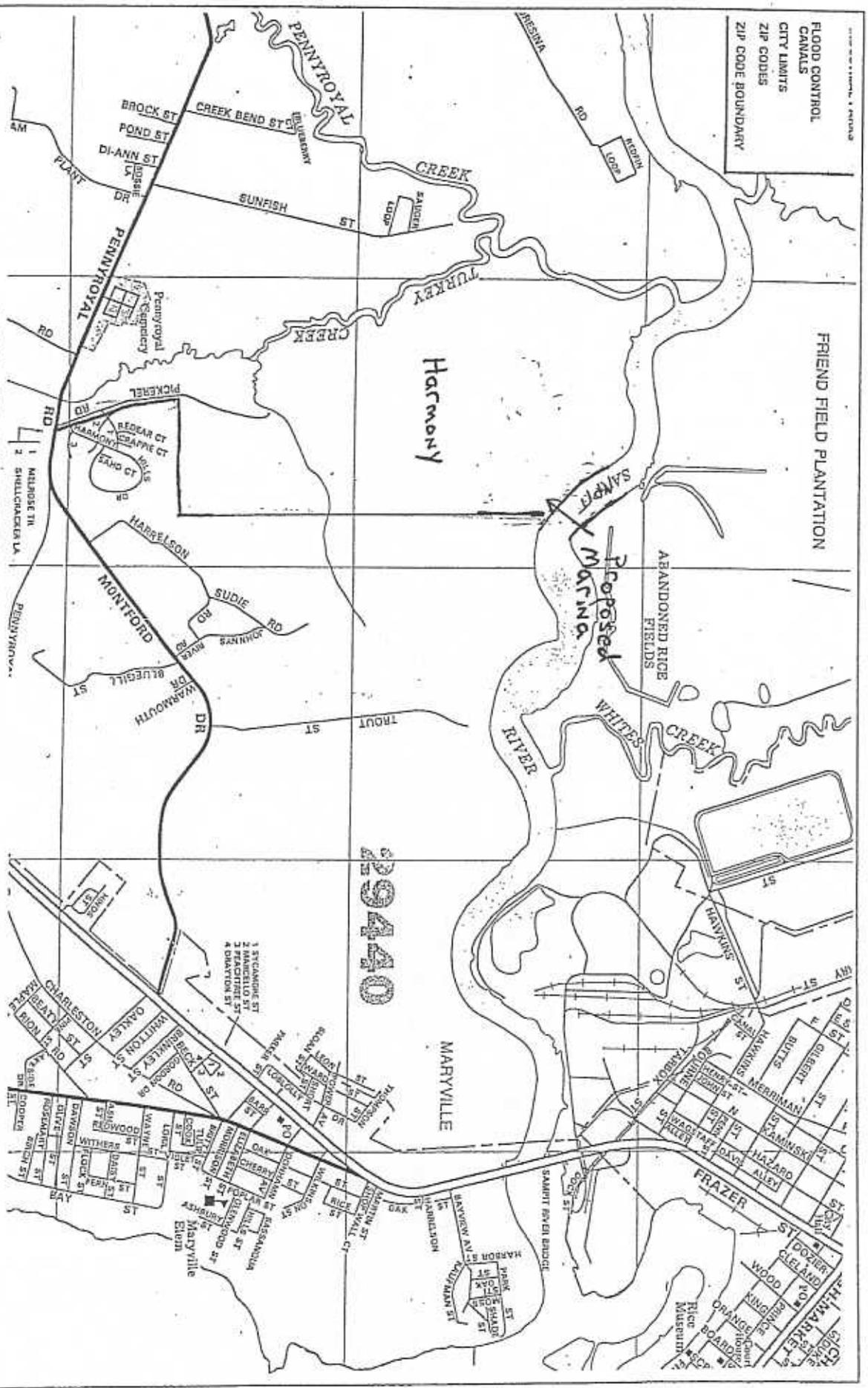
**MARINA LOCATION MAP #1**

A PROPOSED MARINA ON THE SAMPIT RIVER

HARMONY, GEORGETOWN COUNTY, SC

PREPARED BY CYPRESS CONSTRUCTION  
MALCOLM BALDWIN, PE

DATE: 12/04/02  
SCALE: 1"=0.5 MILES SHEET 1 OF 12



FLOOD CONTROL  
 CANALS  
 CITY LIMITS  
 ZIP CODES  
 ZIP CODE BOUNDARY

A MAP OF GEORGETOWN SC AND VICINITY BY DOLPH MAP CO., INC. 1998

**FRIENDFIELD MARINA AT HARMONY**

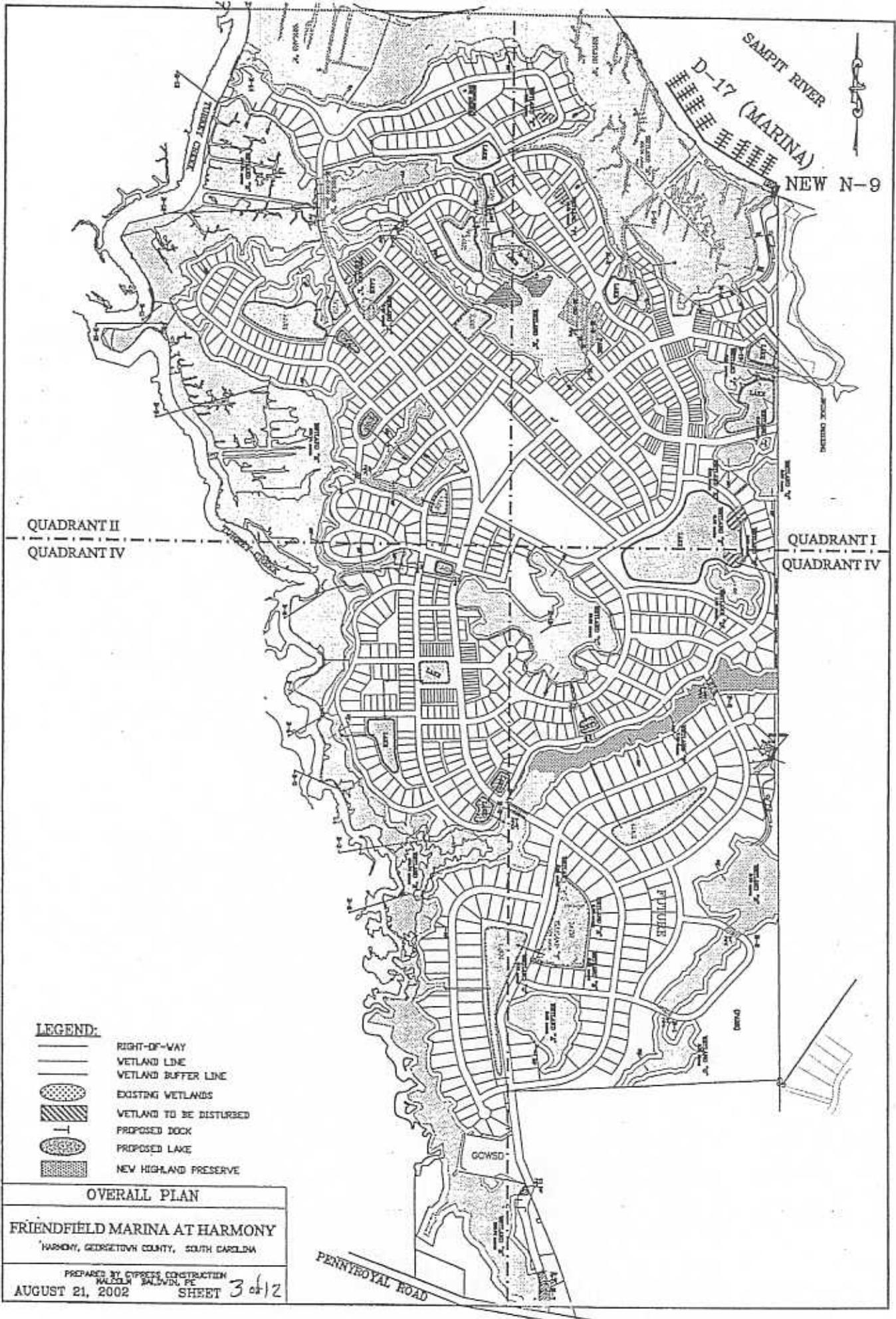
A PROPOSED MARINA ON THE SAMPT RIVER

**MARINA LOCATION MAP #2**

HARMONY, GEORGETOWN COUNTY, SC

PREPARED BY CYPRESS CONSTRUCTION  
 MALCOLM BALDWIN, PE

DATE: 12/04/02  
 SCALE: 1"=0.5 MILES SHEET 2 OF 12



QUADRANT II  
QUADRANT IV

QUADRANT I  
QUADRANT IV

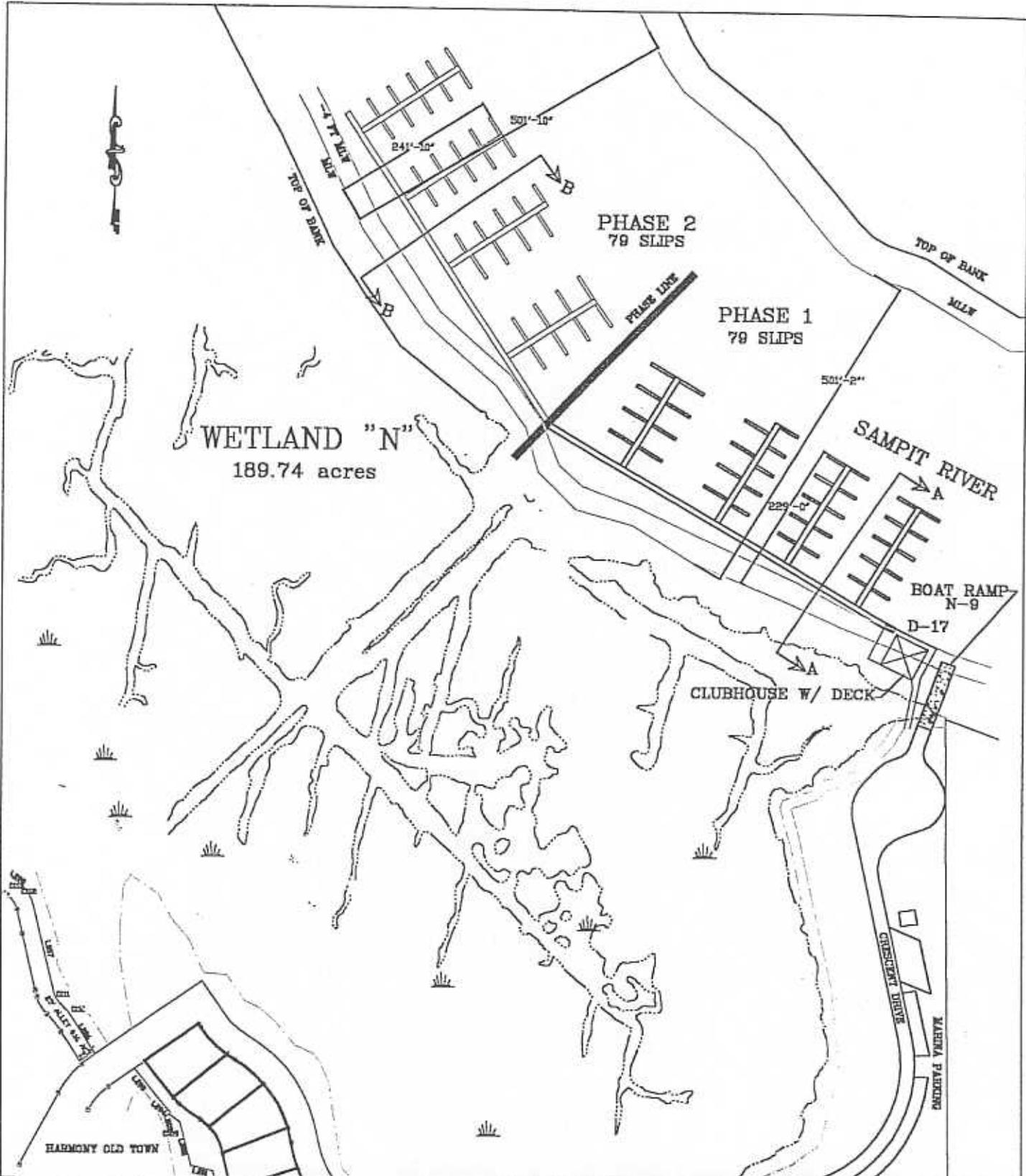
**LEGEND:**

-  RIGHT-OF-WAY
-  WETLAND LINE
-  WETLAND BUFFER LINE
-  EXISTING WETLANDS
-  WETLAND TO BE DISTURBED
-  PROPOSED DOCK
-  PROPOSED LAKE
-  NEW HIGHLAND PRESERVE

**OVERALL PLAN**

**FRIENDFIELD MARINA AT HARMONY**  
HARMONY, GEORGETOWN COUNTY, SOUTH CAROLINA

PREPARED BY CYPRESS CONSTRUCTION  
RALEIGH, BALDWIN, PE  
AUGUST 21, 2002 SHEET 3 of 12



**FRIENDFIELD MARINA AT HARMONY**

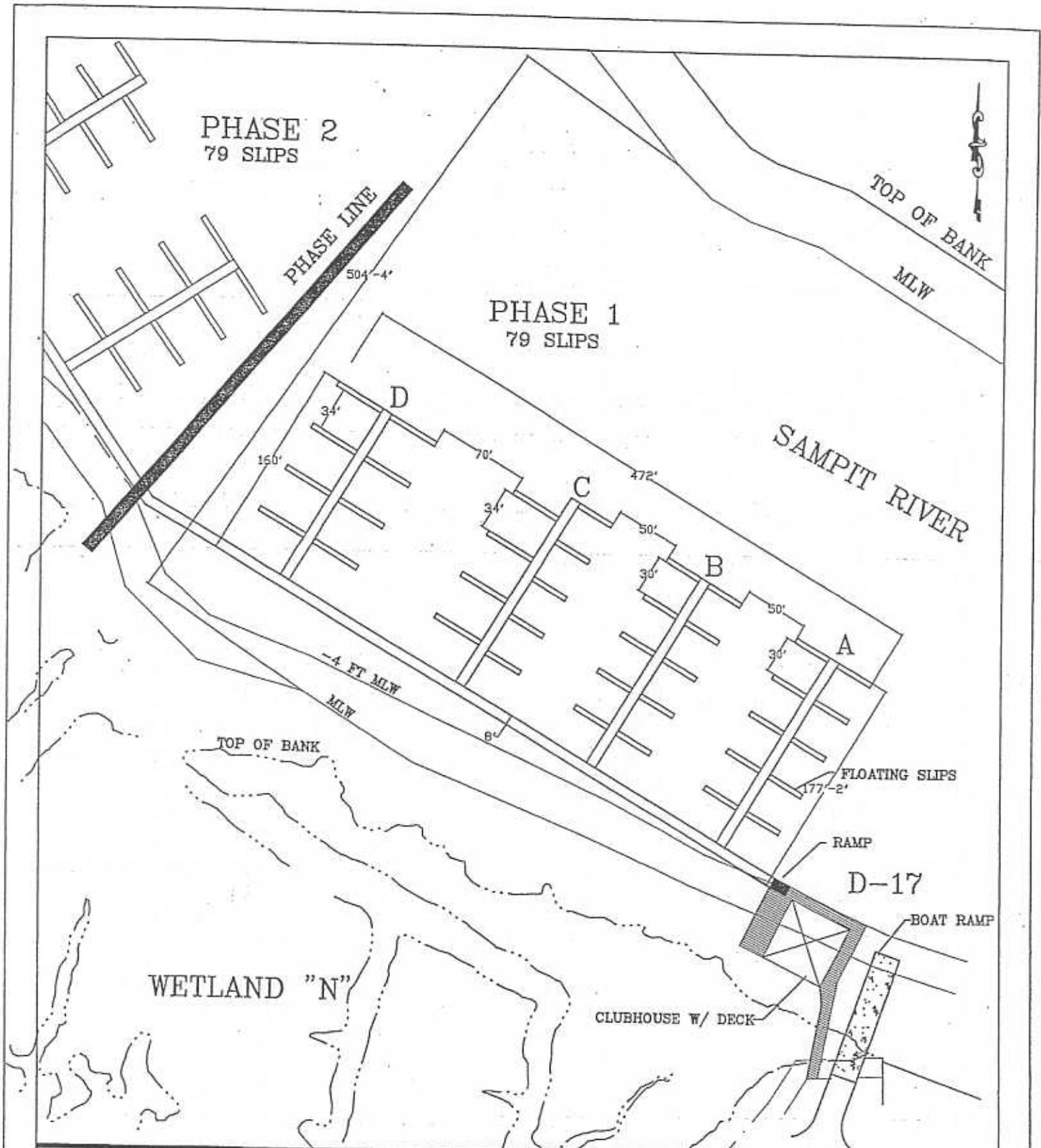
**MARINA SITE PLAN**

A PROPOSED MARINA ON THE SAMPIT RIVER

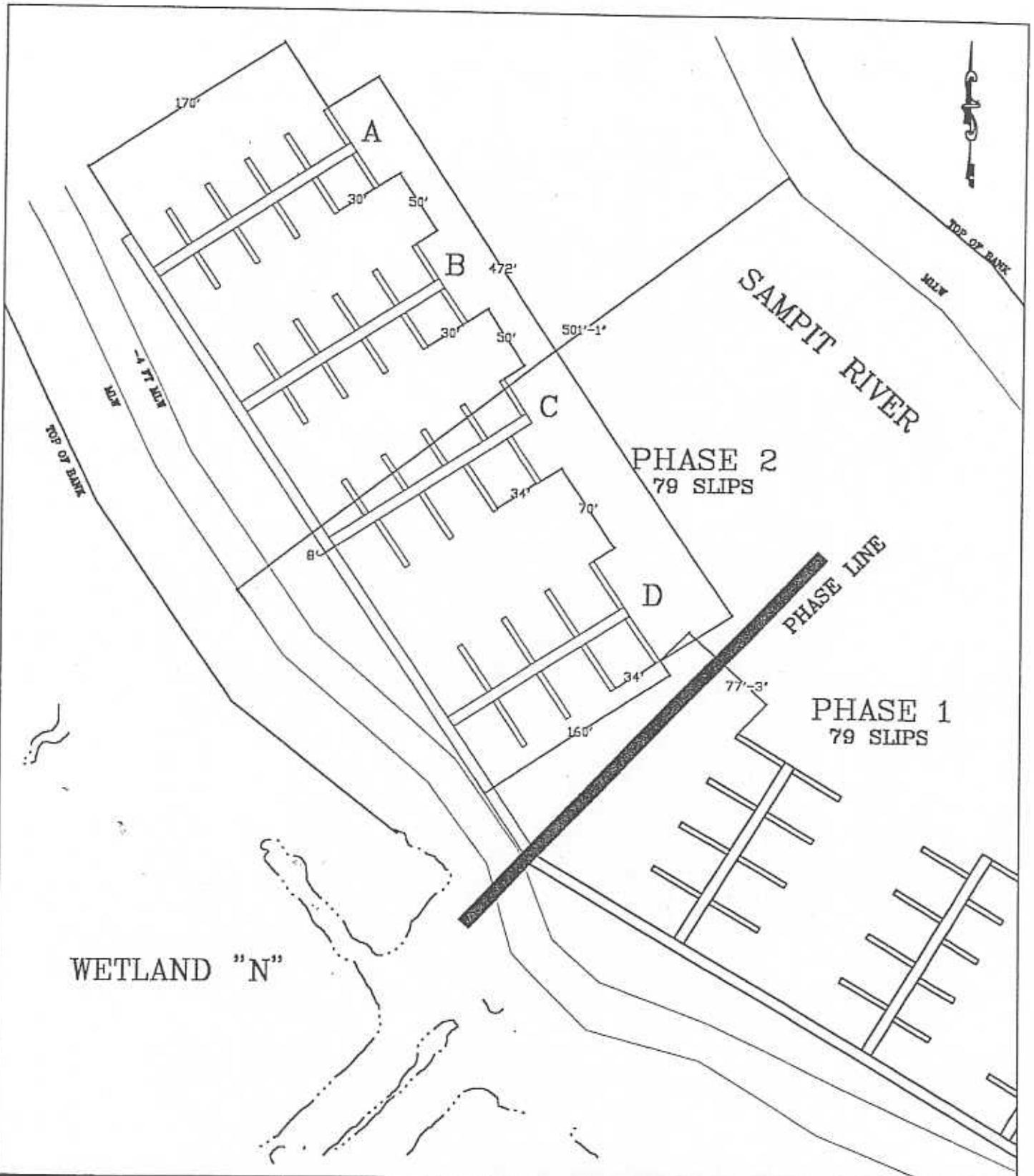
HARMONY, GEORGETOWN COUNTY, SC

PREPARED BY CYPRESS CONSTRUCTION  
MALCOLM BALDWIN, PE

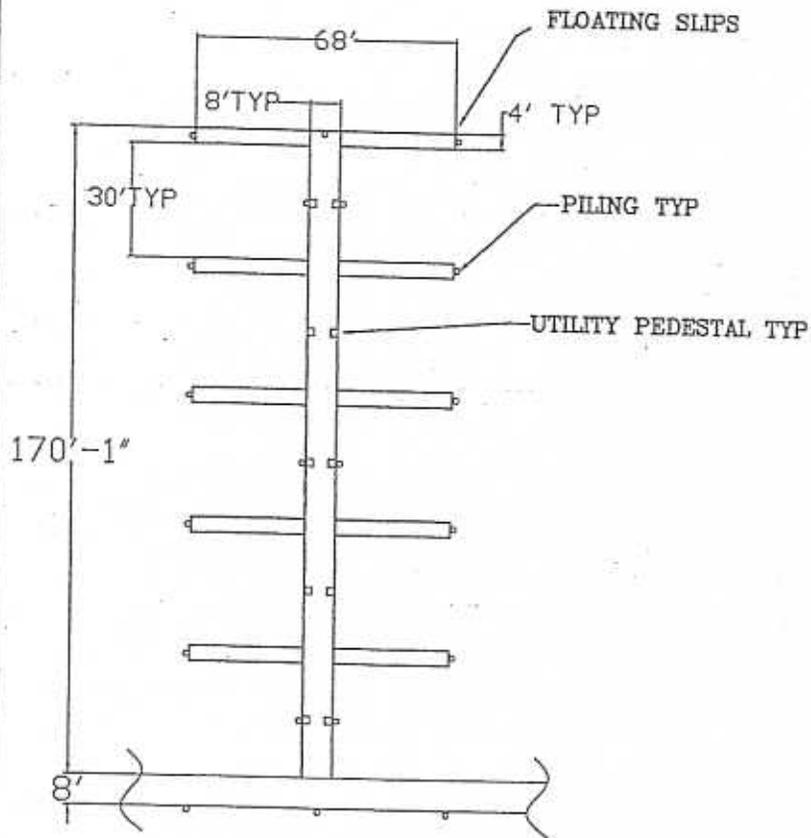
REV. DATE: 12/04/02  
SCALE: 1"=200' SHEET 4 OF 12



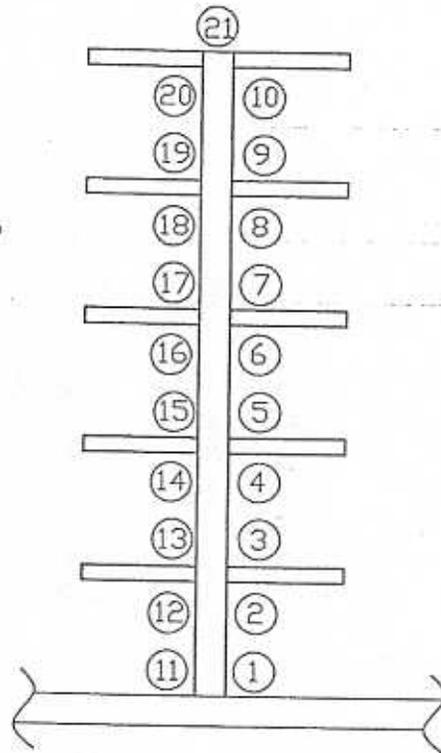
<b>FRIENDFIELD MARINA AT HARMONY</b>	<b>MARINA PHASE 1 DETAIL</b>
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	DATE: 08/21/02 SCALE: 1"=100' SHEET 5 OF 12



<b>FRIENDFIELD MARINA AT HARMONY</b>	<b>MARINA PHASE 2 DETAIL</b>
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	REV DATE: 12/04/02 SCALE: 1"=100' SHEET 6 OF 12



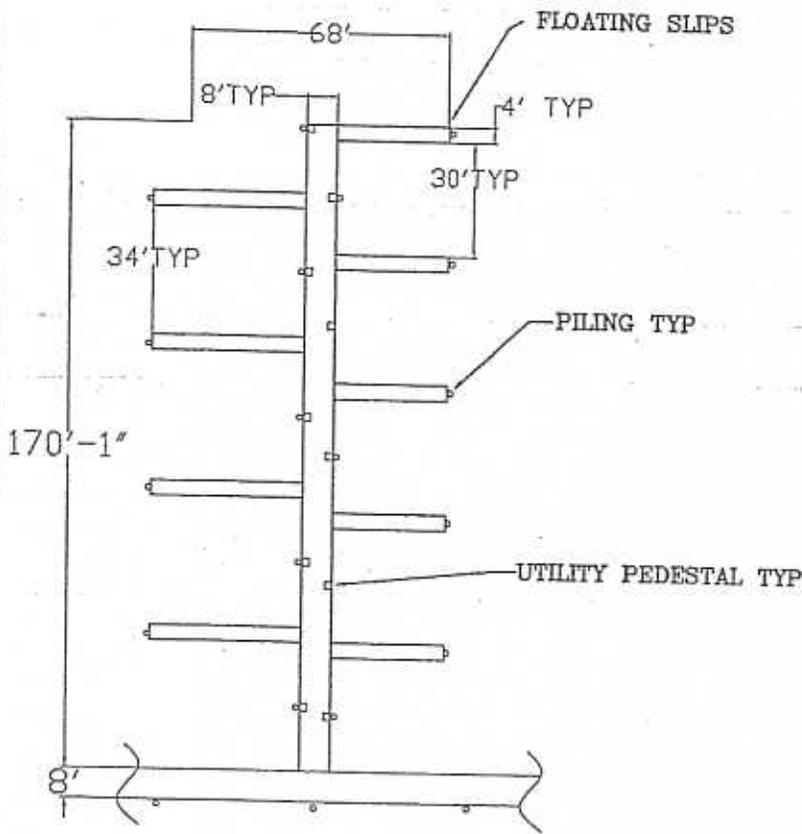
**DETAIL**



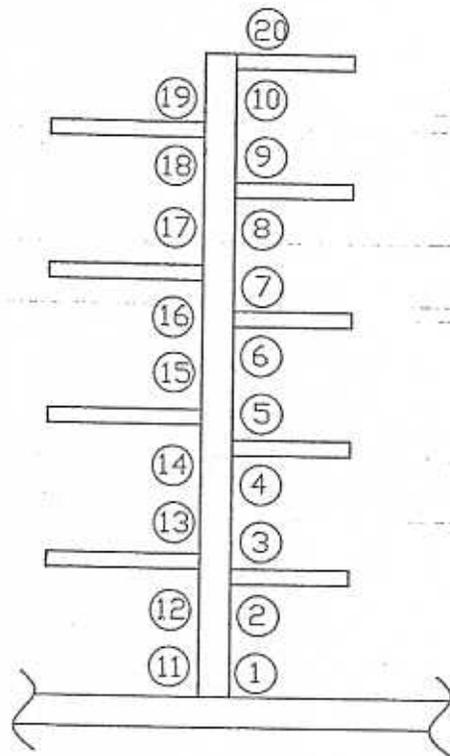
**SLIP COUNT**

**DOCKS A & B,**  
**PHASES 1 AND 2**

<b>FRIENDFIELD MARINA AT HARMONY</b>	<b>MARINA DETAILS</b>
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	DATE: 08/21/02 SCALE: 1"=50' SHEET 7 OF 12



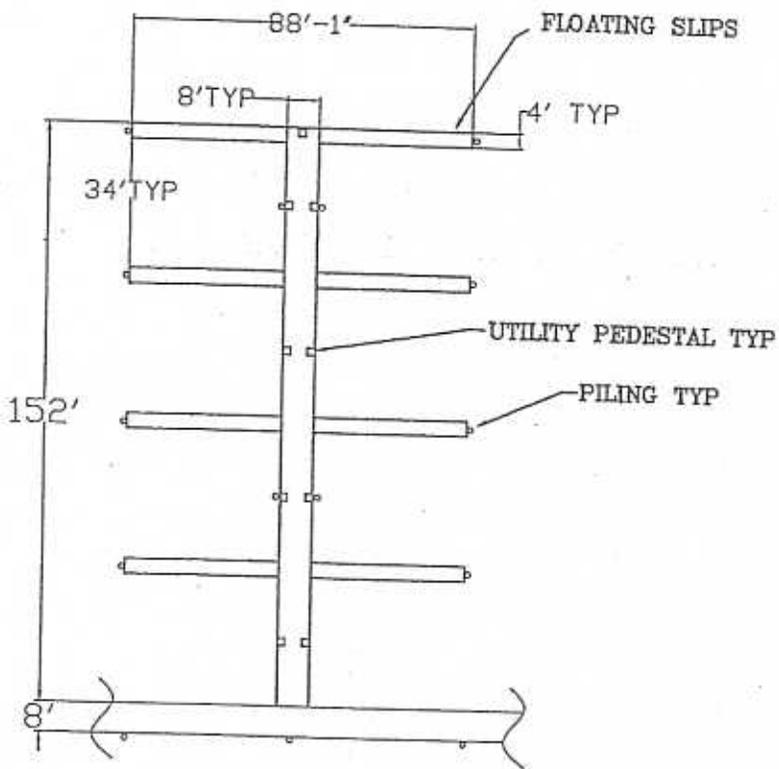
**DETAIL**



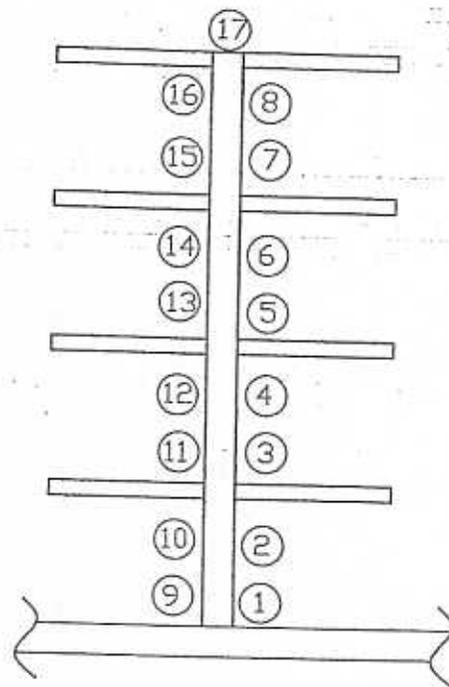
**SLIP COUNT**

**DOCK C, PHASES**  
**1 AND 2**

<b>FRIENDFIELD MARINA AT HARMONY</b>	<b>MARINA DETAILS</b>
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	DATE: 08/21/02 SCALE: 1"=50' SHEET 8 OF 12



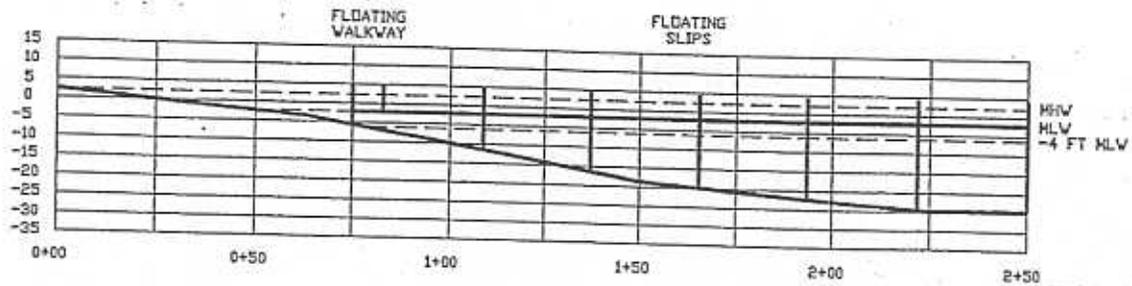
**DETAIL**



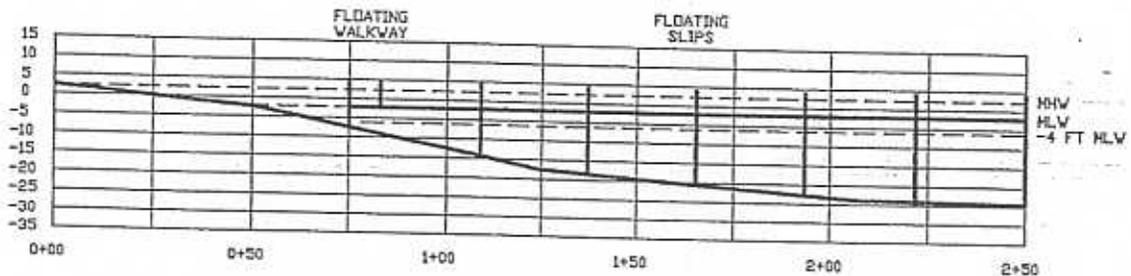
**SLIP COUNT**

**DOCK D, PHASES**  
**1 AND 2**

<b>FRIENDFIELD MARINA AT HARMONY</b>	<b>MARINA DETAILS</b>
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	DATE: 08/21/02 SCALE: 1"=50' SHEET 9 OF 12



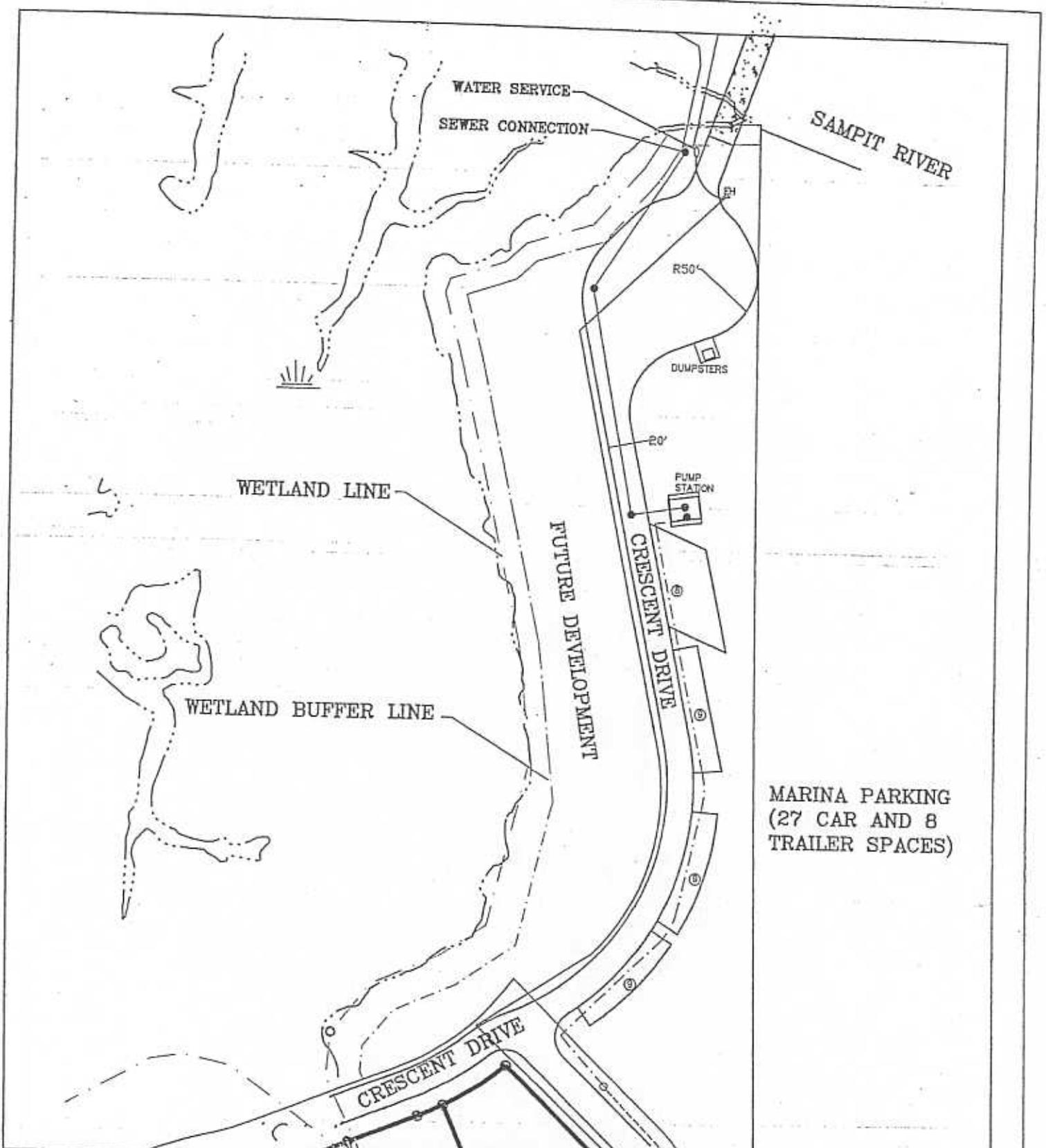
SECTION A-A



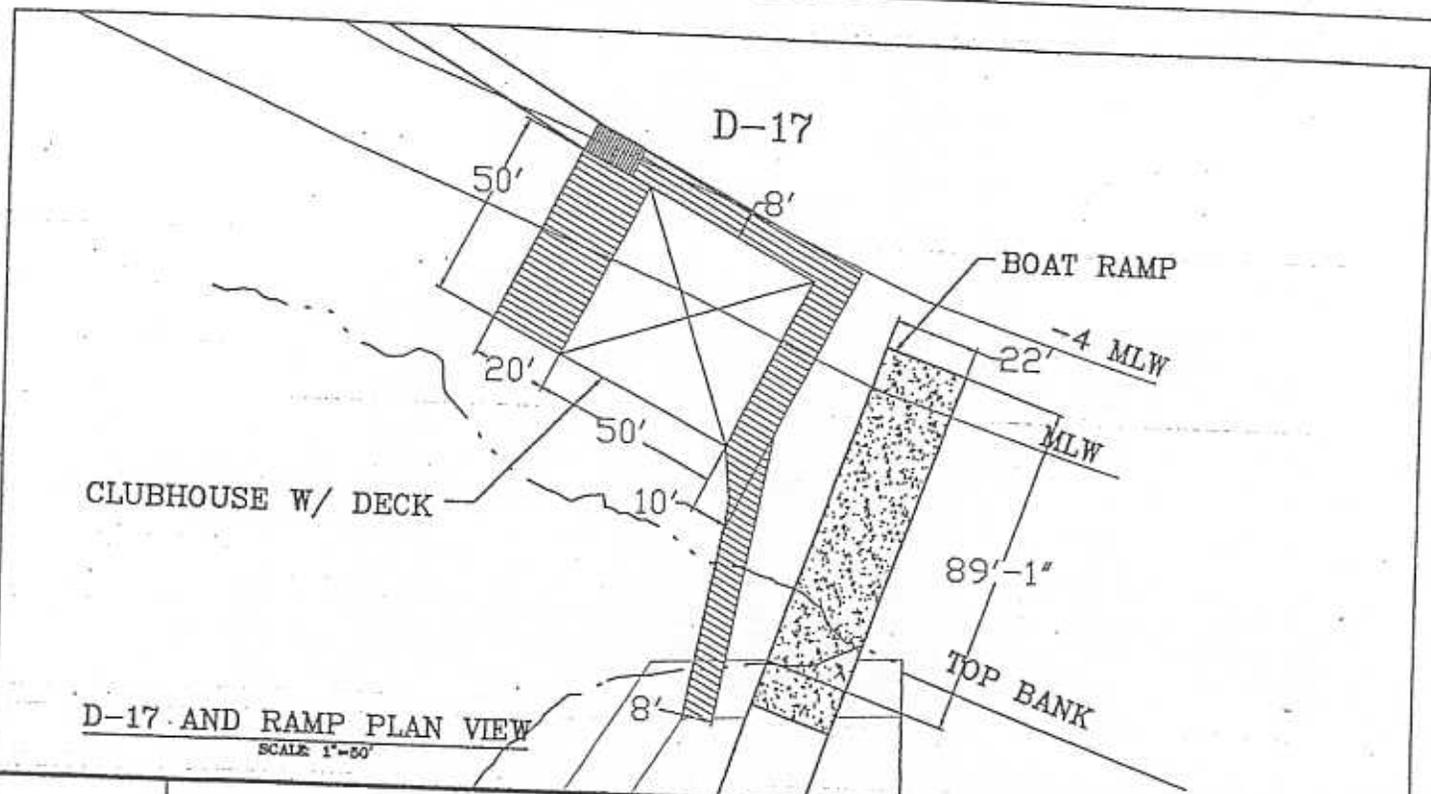
SECTION B-B

1. EACH UTILITY PEDESTAL SHALL HAVE TWO CONNECTIONS FOR WATER, AND ELECTRICAL SERVICE.
2. THE PROPOSED MARINA WILL PROVIDE 158 PERMANENT BOAT SLIPS WITH UTILITY SERVICE.
3. ADDITIONAL TEMPORARY DOCKING SPACES WILL BE AVAILABLE ON THE BACK SIDE OF THE MAIN FLOATING WALKWAY FOR USE BY SMALL BOATS.
4. THE PROPOSED MARINA IS FOR PRIVATE USE OF HARMONY PROPERTY OWNERS, THEREFORE MINIMAL PARKING IS PROPOSED.
5. THE PROPOSED MARINA IS SITUATED IN SUCH A WAY THAT NO DREDGING WILL BE REQUIRED, AND A MINIMUM OF 4 FEET OF WATER WILL BE AVAILABLE AT MEAN LOW WATER.
6. THE PROPOSED BOAT RAMP IS IN ADDITION TO THE BOAT RAMP (N-8) ON TURKEY CREEK.
7. A SEWER PUMP OUT STATION WILL BE AVAILABLE AT THE FIXED DOCK NEXT TO THE CLUBHOUSE. THE SEWER SERVICE WILL ALSO SERVE THE CLUBHOUSE AND FLOW BY GRAVITY TO THE SEWER CONNECTION ON THE HIGHGROUND.
8. PROPOSED CLUBHOUSE AND FIXED DOCK ARE TO BE AT ELEVATION 6.6, FIVE FEET ABOVE MEAN HIGH WATER LEVEL.

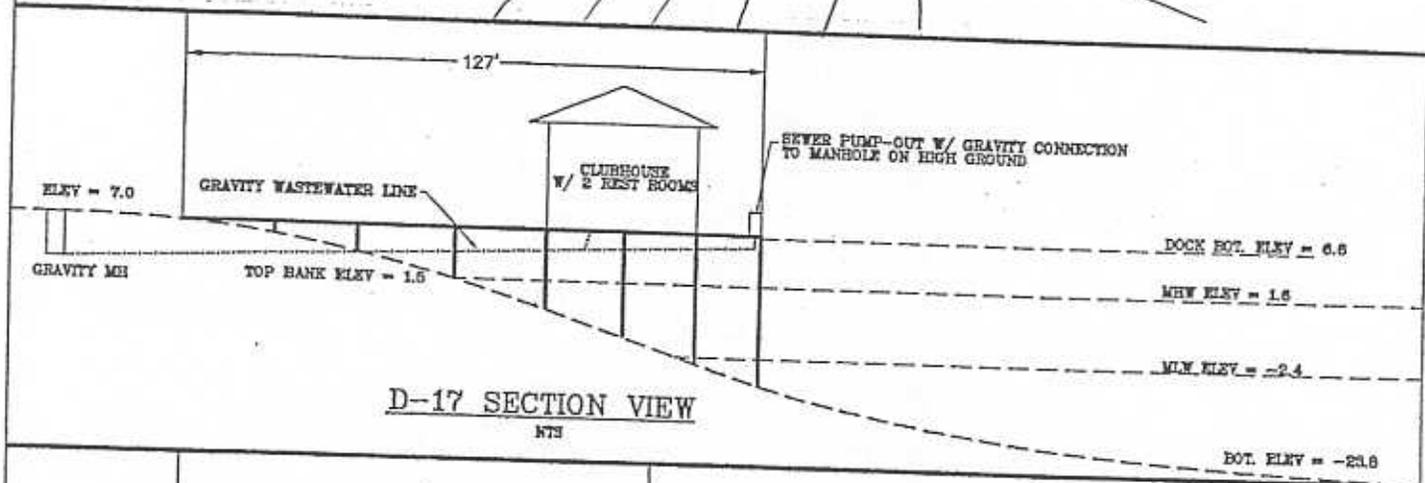
<b>FRIENDFIELD MARINA AT HARMONY</b>	<b>MARINA PROFILES AND NOTES</b>
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	DATE: 08/21/02 SCALE: 1"=50' SHEET 10 OF 12



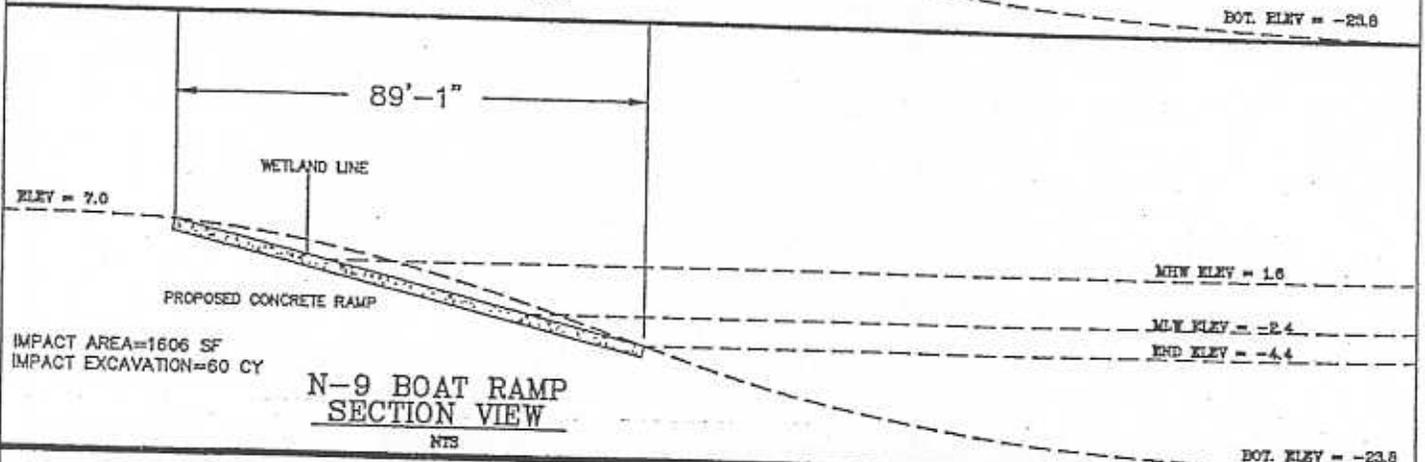
<b>FRIENDFIELD MARINA AT HARMONY</b>	<b>MARINA PARKING AREA</b>
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	DATE: 08/21/02 SCALE: 1"=100' SHEET // OF 12



**D-17 AND RAMP PLAN VIEW**  
SCALE 1"=50'



**D-17 SECTION VIEW**  
NTS



**N-9 BOAT RAMP SECTION VIEW**  
NTS

<b>FRIENDFIELD MARINA AT HARMONY D-17 AND RAMP PLN AND PROFILE</b>	
A PROPOSED MARINA ON THE SAMPIT RIVER	HARMONY, GEORGETOWN COUNTY, SC
PREPARED BY CYPRESS CONSTRUCTION MALCOLM BALDWIN, PE	DATE: 08/21/02 SCALE: AS NOTED SHEET 12 OF 12