

**JOINT**  
**PUBLIC NOTICE**

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

REGULATORY DIVISION

Refer to: P/N SAC-2019-01910

November 21, 2019

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), and the South Carolina Coastal Zone Management Act (48-39-10 et.seq.), the proposed Independent Republic Heritage Preserve Wetland Mitigation Bank Prospectus has been submitted to the Department of the Army (Corps) and the South Carolina Interagency Review Team (IRT) by

**Horry County Government**  
**Attn: Steve Gosnell**  
**4401 Privetts Road**  
**Conway, SC 29526**

for a proposal to establish and operate a wetland mitigation bank that is near the

**Waccamaw River**

at a location near the Carolina Forest community adjacent to and west of Lewis Ocean Bay Heritage Preserve, immediately west of International Drive, Horry County, South Carolina (Latitude: 33.825 °, Longitude: -78.888 °), Nixonville, SC Quadsheet.

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 the **Corps** until

**30 Days from the Date of this Notice**

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

The proposed project consists of establishing a freshwater mitigation bank in the Waccamaw watershed (8-digit Hydrologic Unit Code 03040206) located in the Level III Lower Coastal Plain Ecoregion. The proposed 3707.6-acre-acre mitigation site includes approximately 3,264.9 acres of wetlands.

The proposal is to enhance 2233.0 acres of predominantly wet pine savannah wetlands by re-initiation of prescribed burning to enhance the biotic integrity of rare wetland systems and associated plant communities. When prescribed burning is unavailable, mechanical or chemical treatment is proposed until fire can be re-introduced to the system. The remaining 964.7 acres of fully functional wet pine savannah, Carolina Bay, and non-alluvial swamp forest which are

ineligible for prescribed burning will be preserved and buffered. Once the mitigation work is complete, the bank sponsor proposes to monitor the mitigation site to ensure that the restoration areas are performing as expected and meeting the necessary performance standards. The bank sponsor, using a restrictive covenant, will protect the mitigation bank site.

**NOTE: This public notice and associated plans are available on the Corps' website at:**  
<http://www.sac.usace.army.mil/Missions/Regulatory/PublicNotices> .

Also, according to the Prospectus, the proposed mitigation bank will provide in-kind compensatory mitigation for authorized impacts to aquatic resources located within the Waccamaw, Carolina Coastal-Sampit, Little Pee Dee, Lumber, Black, and Lynches watersheds as shown on the attached Service Area Map. The work required to complete the proposed activities on the mitigation site may be authorized under Nationwide Permit #27 after reviews by the Corps, the South Carolina Department of Health and Environmental Control, and the Interagency Review Team.

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 applicant is hereby advised that supplemental information may be required by the State to facilitate the review.

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 not impact estuarine substrates and emergent wetlands utilized by various life stages of species comprising the shrimp, and snapper-grouper management complexes. The District Engineer's 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). The District Engineer's final determination relative to project impacts and the need for mitigation measures is subject to review by and coordination with the NMFS.

Pursuant to the Section 7 of the Endangered Species Act of 1973 (as amended), the Corps has reviewed the project area, examined all information provided by the applicant, and the District Engineer 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 Section 106 of the NHPA, the District Engineer has consulted South Carolina ArchSite (GIS), for the presence or absence of historic properties (as defined in 36 C.F.R. 800.16)(1)), and has initially determined that there are historic properties present, but they will not be affected; therefore, there will be no effect on historic properties. To ensure that other historic properties 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 and other interested parties to provide any information they may have with regard to historic properties. This public notice serves as a request for concurrence within 30 days from the SHPO (and/or Tribal Historic Preservation Officer).

The District Engineer's final eligibility and effect determination will be based upon coordination with the SHPO and/or THPO, as appropriate and required and with full consideration given to the proposed undertaking's potential direct and indirect effects on historic properties within the Corps-identified permit area.

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.

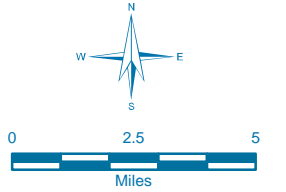
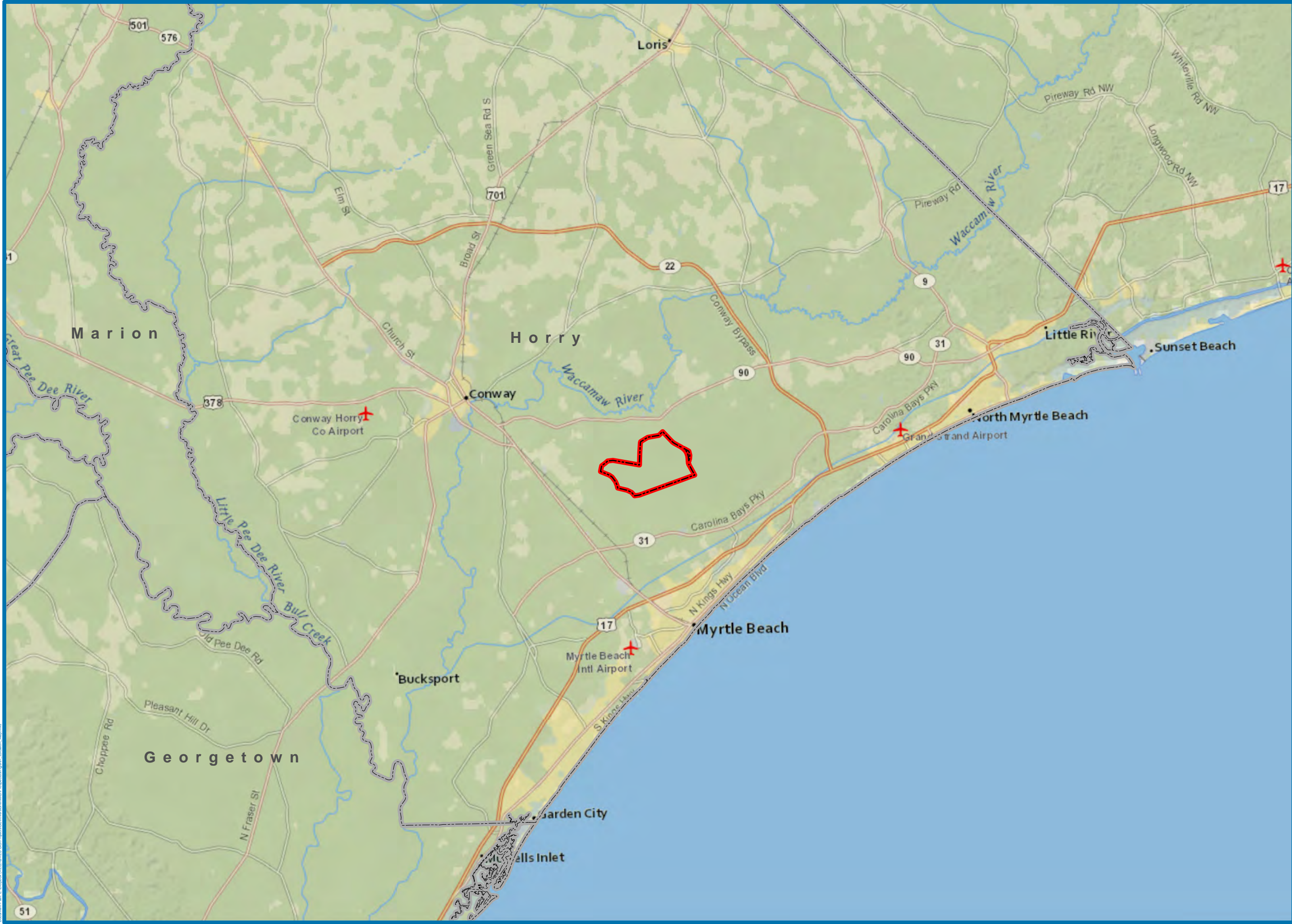
The decision whether to approve or deny the proposed mitigation bank will be based on an evaluation of the probable impact including cumulative impacts of the activity on the public interest. The benefit which reasonably may be expected to accrue from the project must be balanced against its reasonably 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. In cases of conflicting property rights, the Corps cannot undertake to adjudicate rival claims.

The 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 activity. Any comments received will be considered by the Corps 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. **Please submit comments in writing, identifying the project of interest by public notice number, to the following address:**

**US Army Corps of Engineers  
Attention: Regulatory Division  
69A Hagood Avenue  
Charleston, South Carolina 29403**

The Prospectus for the proposed mitigation bank is available for review by appointment between the hours of 9:00 am and 4:00 pm Monday through Friday at the address listed above. If there are any questions concerning the proposed mitigation bank or the information included in this public notice please contact David B. Wilson by e-mail at [david.b.wilson@usace.army.mil](mailto:david.b.wilson@usace.army.mil) or by telephone at 843-329-8044.





**Figure 1**

**Location Map**

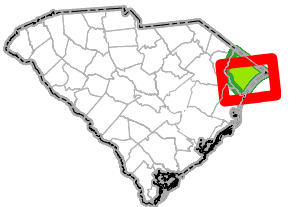
**Horry County  
Independent Republic  
Heritage Preserve  
Mitigation Bank  
Prospectus**

Horry County,  
South Carolina

Date: 2/8/2019	Drawn by: BL
Checked by: RD	

**LEGEND**

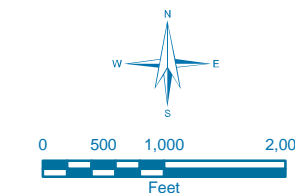
 Riverstone Boundary (3,707.6 Ac)



**REFERENCE**

- 1.) Imagery National Geographic World Map.
- 2.) Horizontal Datum is State Plane South Carolina, NAD83.





## Property Map

Horry County,  
South Carolina

Date: 2/8/2019

Drawn by: BL

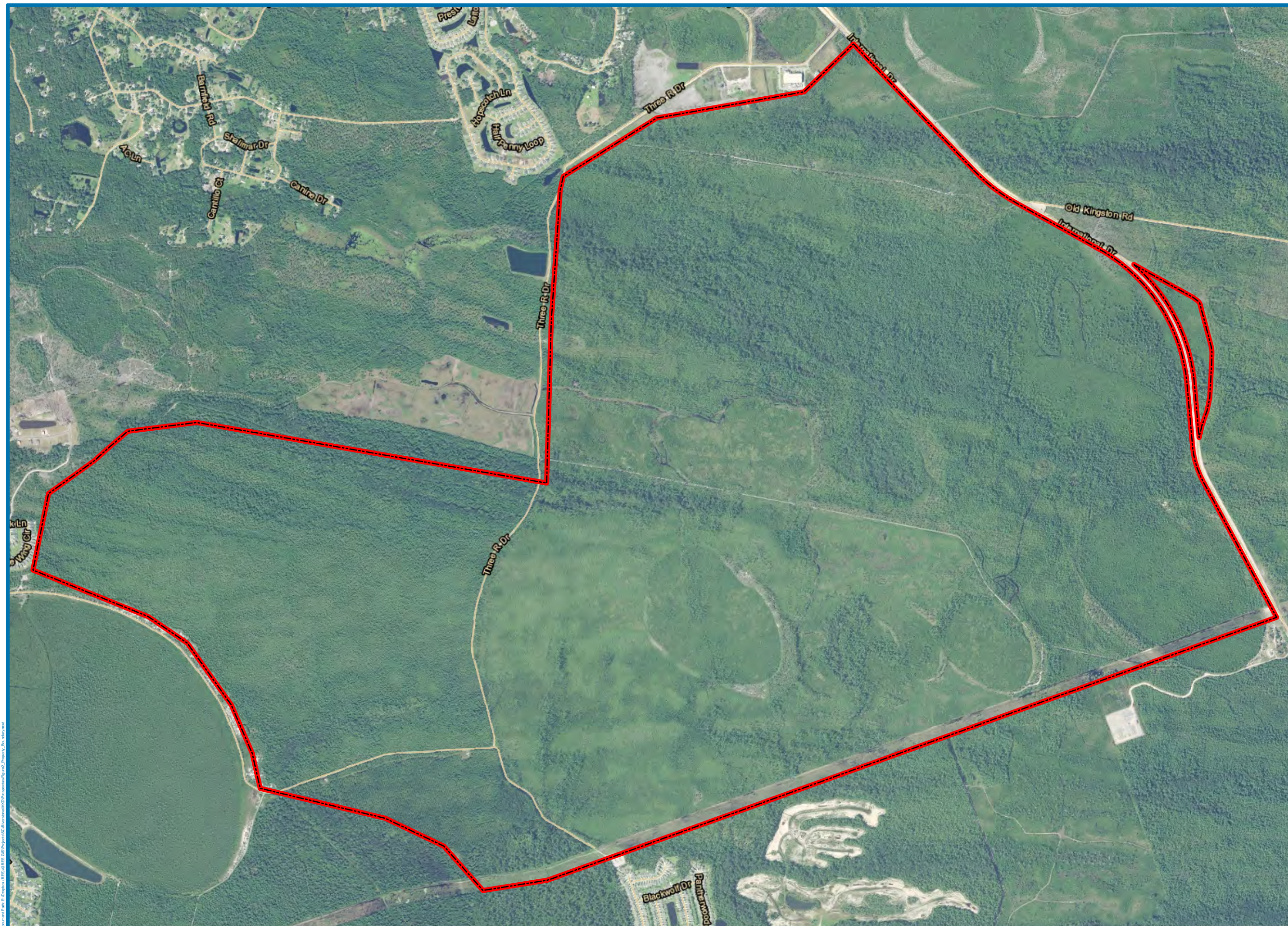
Checked by: RD

### LEGEND

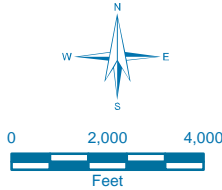
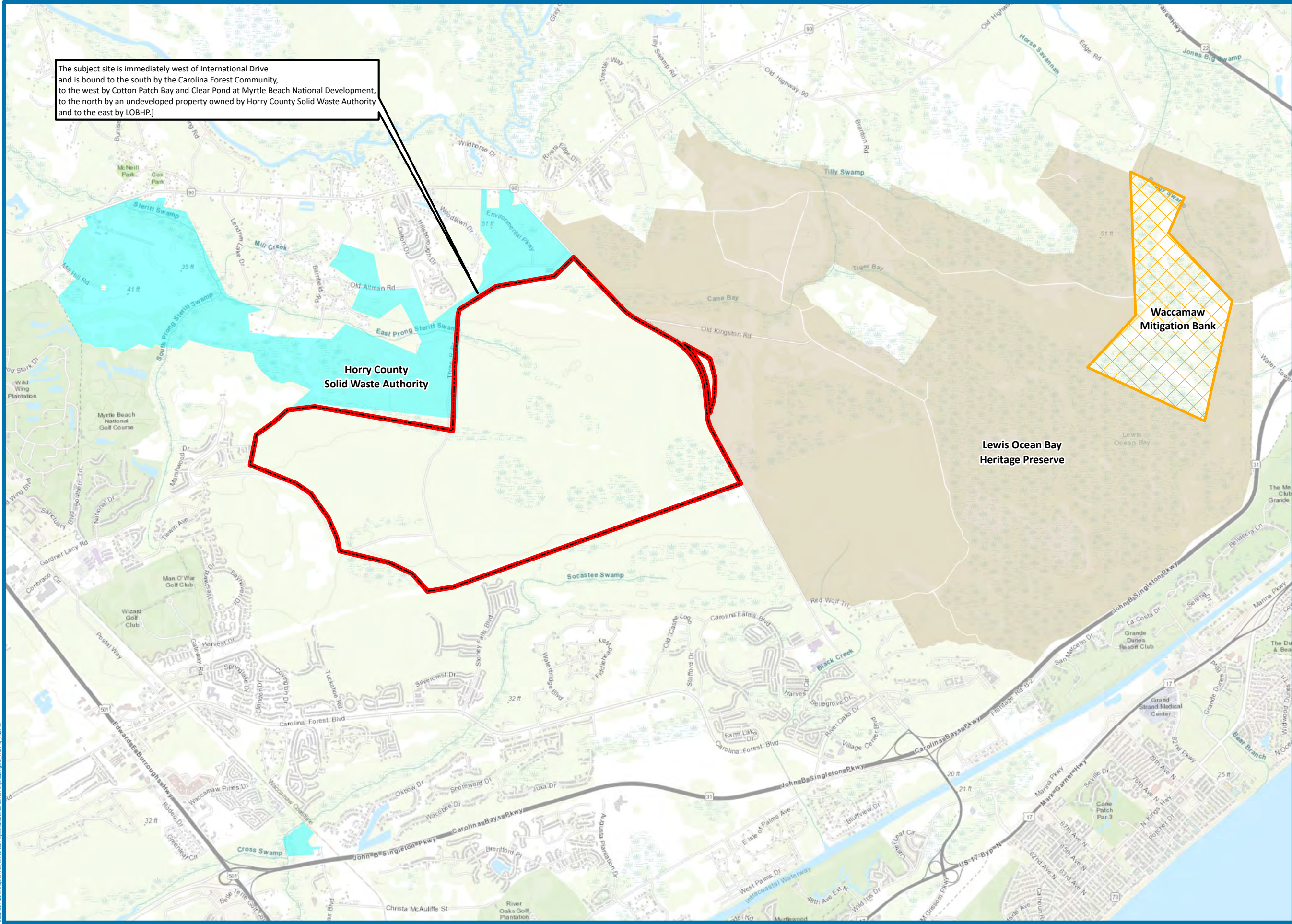
 Riverstone Boundary (3,707.6 Ac)

## REFERENCE

- 1.) Imagery: 2017 NAIP image service.
- 2.) Horizontal Datum is State Plane South Carolina, NAD83.





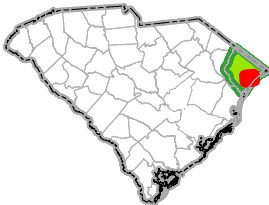


**Figure 3**  
**Proximity Map**  
**Horry County**  
**Independent Republic**  
**Heritage Preserve**  
**Mitigation Bank**  
**Prospectus**  
  
Horry County,  
South Carolina

Date: 4/10/2019	Drawn by: BL
Checked by: RD	

**LEGEND**

- Riverstone Boundary (3,707.6 Ac)
- Waccamaw Mitigation Bank
- Horry County Solid Waste Authority
- Lewis Ocean Bay Heritage Preserve



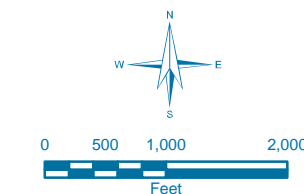
**REFERENCE**

- 1.) Imagery ESRI World Topographic Map.
- 2.) Horizontal Datum is State Plane South Carolina, NAD83.









## Wetland Assessment Map

# Horry County Independent Republic Heritage Preserve Mitigation Bank Prospectus


Horry County,  
South Carolina

Date: 2/8/2019

Drawn by: BL

Checked by: RD

### LEGEND

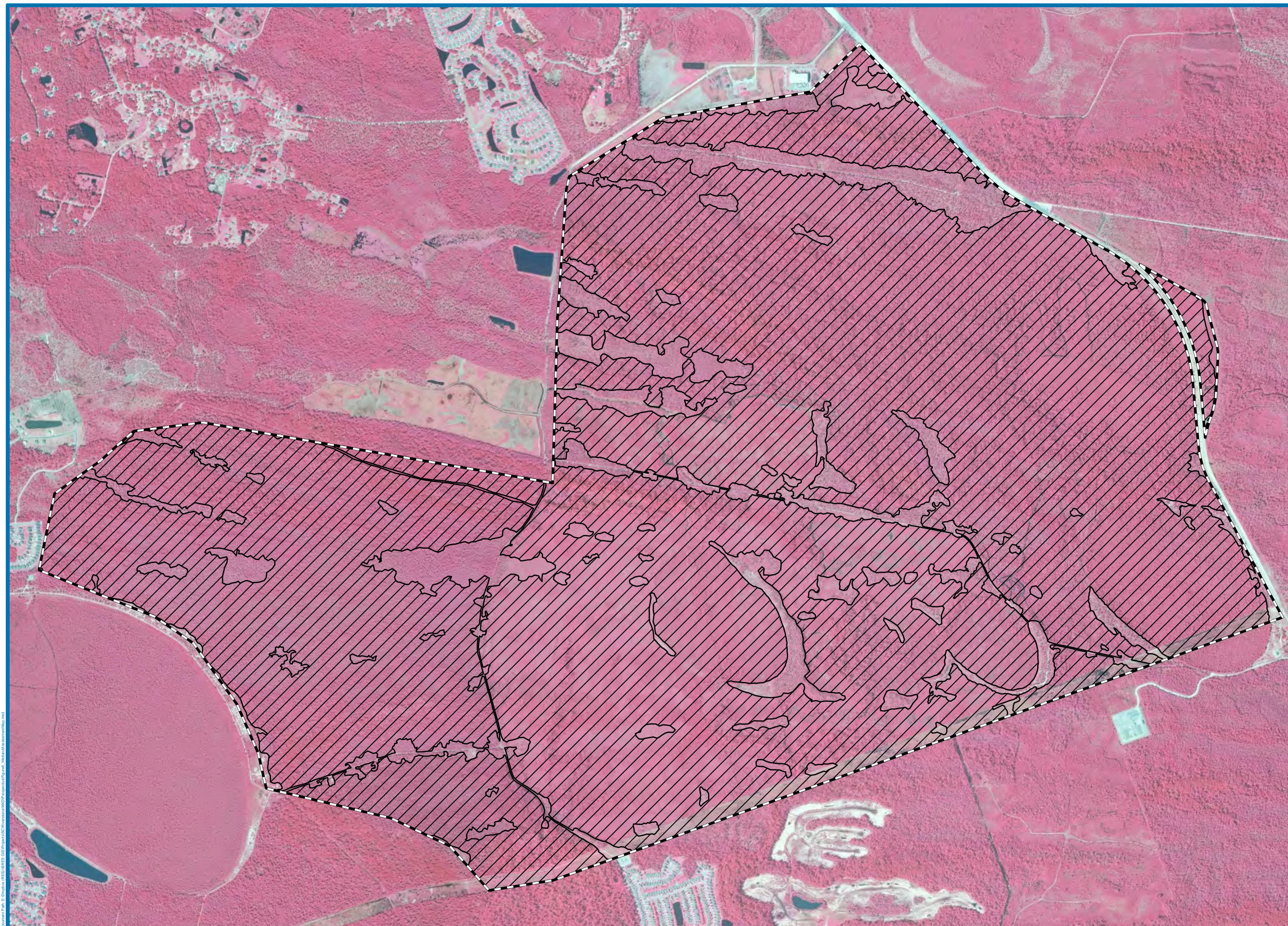
 Riverstone Boundary  
(3,707.6 Ac) Wetlands (3,264.9 ac)

## REFERENCE

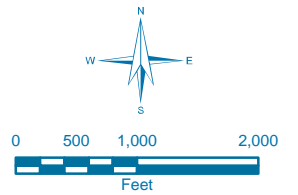
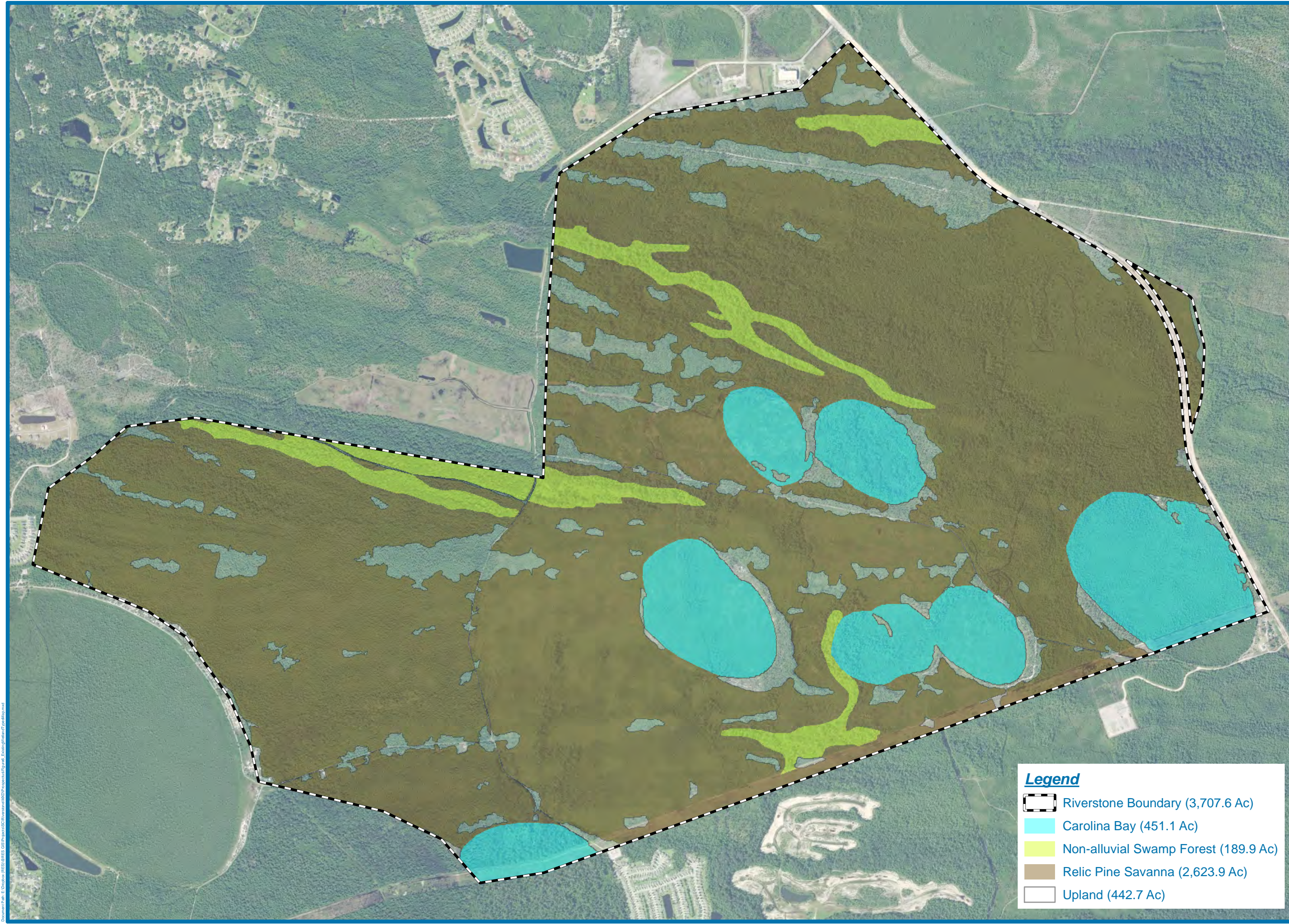
- 1.) All wetlands identified are based on the combination of an ongoing wetland delineation in conjunction with a wetland assessment of the site conducted in June through October 2018

2.) Imagery: 2017 NAIP image service.

3.) Horizontal Datum is State Plane South Carolina, NAD83.







**Figure 6**

**Wetland  
Types Map**

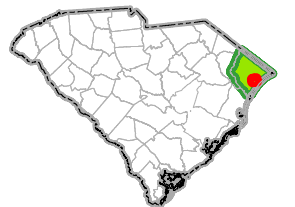
**Horry County  
Independent Republic  
Heritage Preserve  
Mitigation Bank  
Prospectus**

Horry County,  
South Carolina

Date: 2/8/2019

Drawn by: BL

Checked by: RD



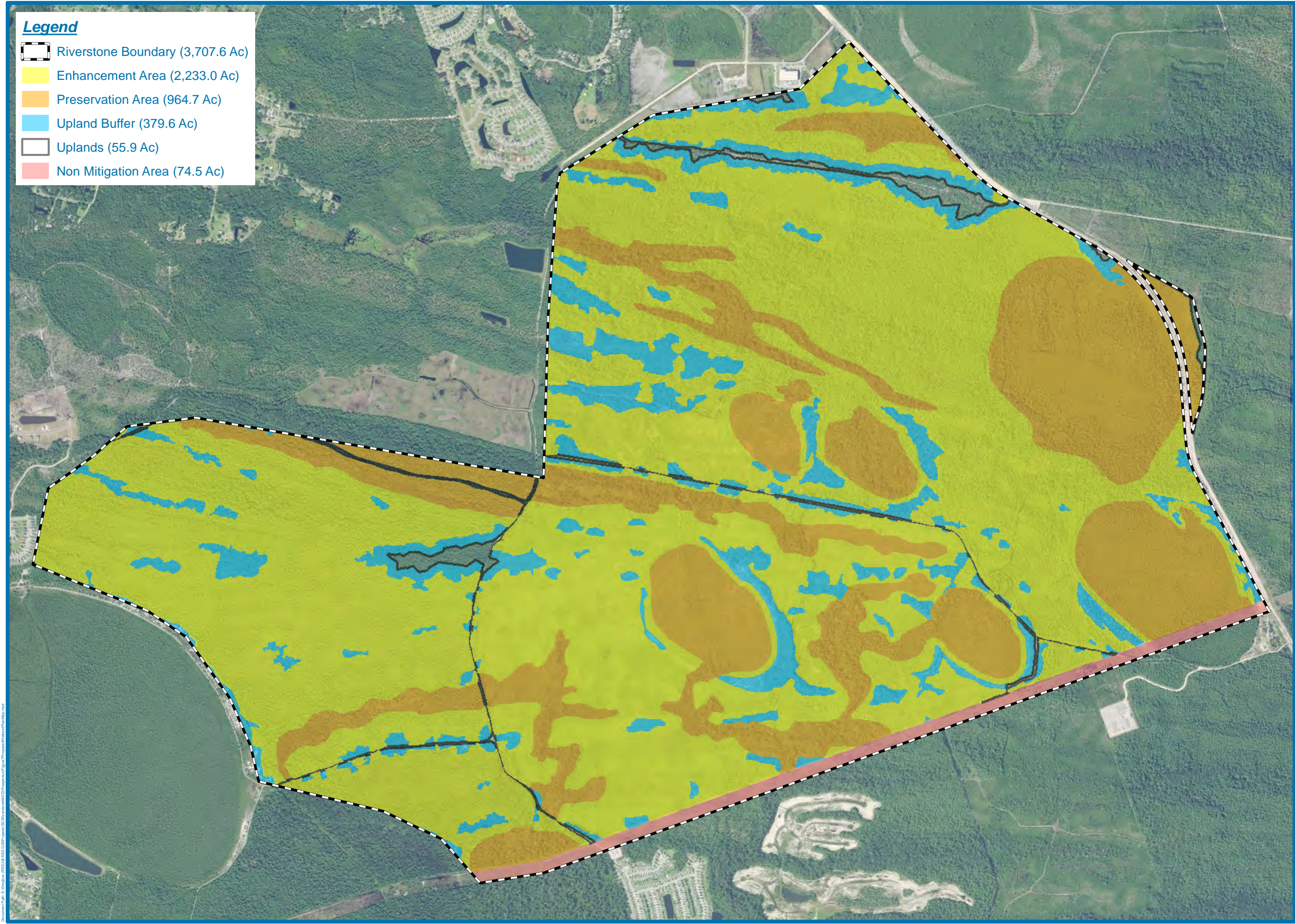
**Legend**

- Riverstone Boundary (3,707.6 Ac)
- Carolina Bay (451.1 Ac)
- Non-alluvial Swamp Forest (189.9 Ac)
- Relic Pine Savanna (2,623.9 Ac)
- Upland (442.7 Ac)

**REFERENCE**


- 1.) All wetlands identified are based on the combination of an ongoing wetland delineation in conjunction with a wetland assessment of the site conducted in June through October 2018.
- 2.) Imagery: 2017 NAIP image service.
- 3.) Horizontal Datum is State Plane South Carolina, NAD83.






**Legend**

- Riverstone Boundary (3,707.6 Ac)
- Enhancement Area (2,233.0 Ac)
- Preservation Area (964.7 Ac)
- Upland Buffer (379.6 Ac)
- Uplands (55.9 Ac)
- Non Mitigation Area (74.5 Ac)





05001,0002,000

Feet

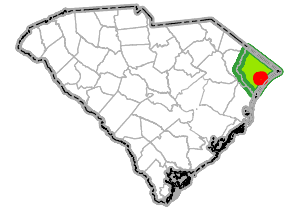
**Figure 7**

**Proposed Wetland Plan Map**

**Horry County Independent Republic Heritage Preserve Mitigation Bank Prospectus**

Horry County, South Carolina

Date: 2/8/2019	Drawn by: BL
Checked by: RD	



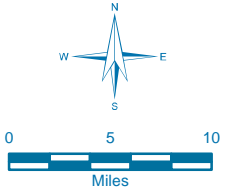
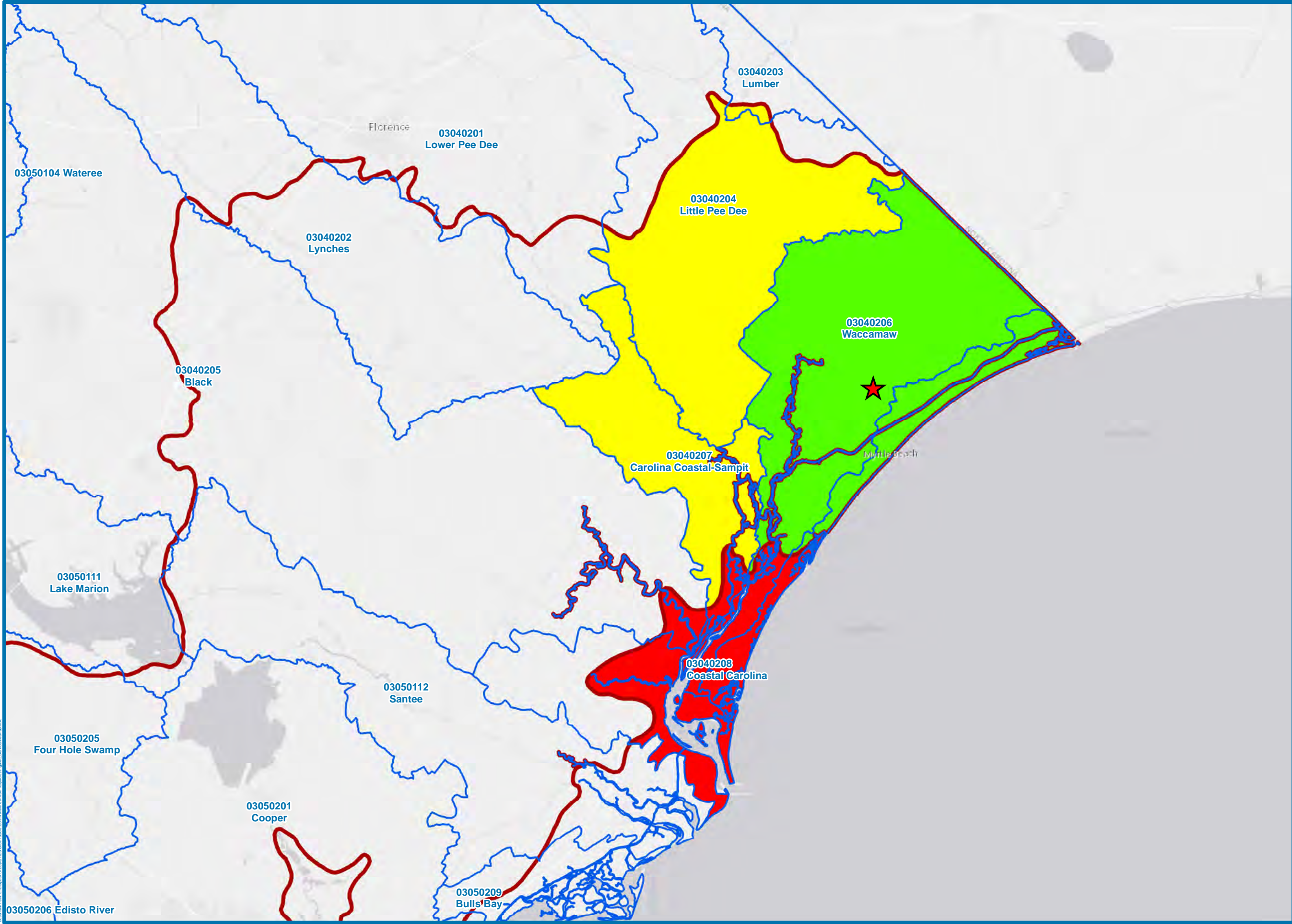
**REFERENCE**

1.) All wetlands identified are based on the combination of an ongoing wetland delineation in conjunction with a wetland assessment of the site conducted in June through October 2018

2.) Imagery: 2017 NAIP image service.

3.) Horizontal Datum is State Plane South Carolina, NAD83.





**Figure 8**  
**Service Area Map**

**Horry County  
Independent Republic  
Heritage Preserve  
Mitigation Bank  
Prospectus**

Horry County,  
South Carolina

Date: 4/4/2019  
Checked by: RD

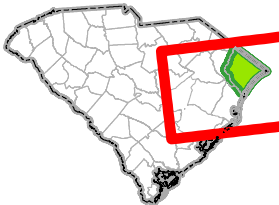
Drawn by: BL

**LEGEND**

★ Site Location

**Waccamaw River  
Lower Coastal Plain**

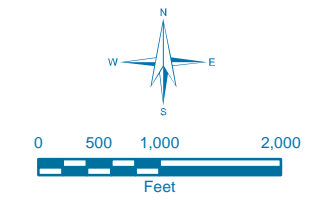
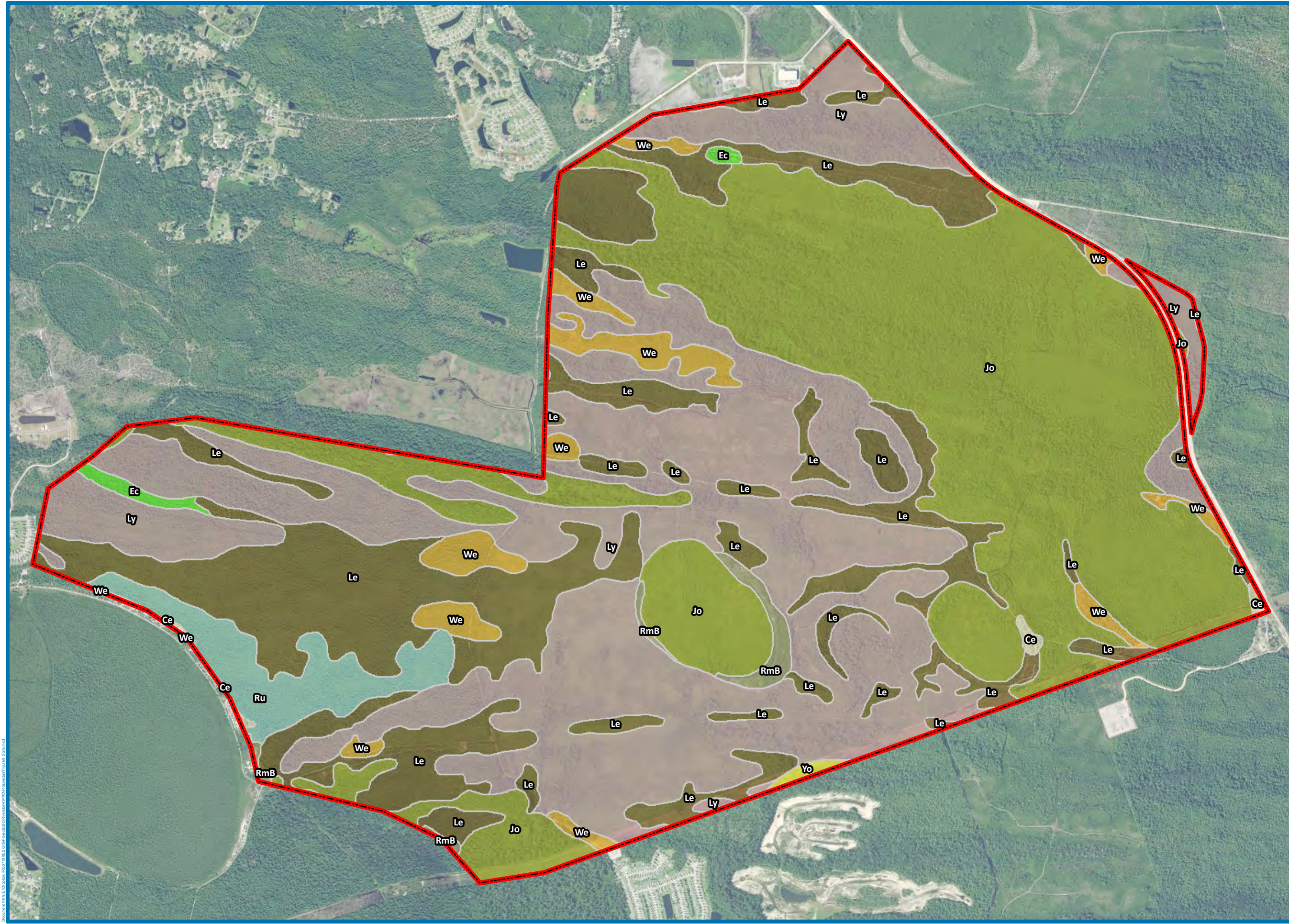
- Primary Service Area
- Secondary Service Area
- Tertiary Service Area
- USGS 8-Digit HUC
- Middle Atlantic Coastal Plain Ecoregion Break



**REFERENCE**

- 1.) Imagery ESRI Map.
- 2.) Horizontal Datum is State Plane South Carolina, NAD83.





**Figure 9**

**NRCS Soils Map**

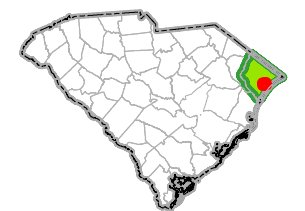
**Horry County  
Independent Republic  
Heritage Preserve  
Mitigation Bank  
Prospectus**

Horry County,  
South Carolina

Date: 2/8/2019	Drawn by: BL
Checked by: RD	

**LEGEND**

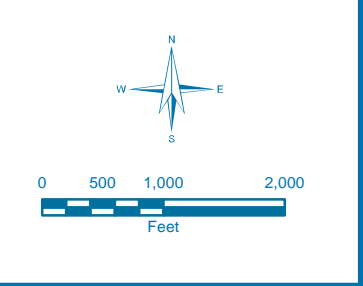
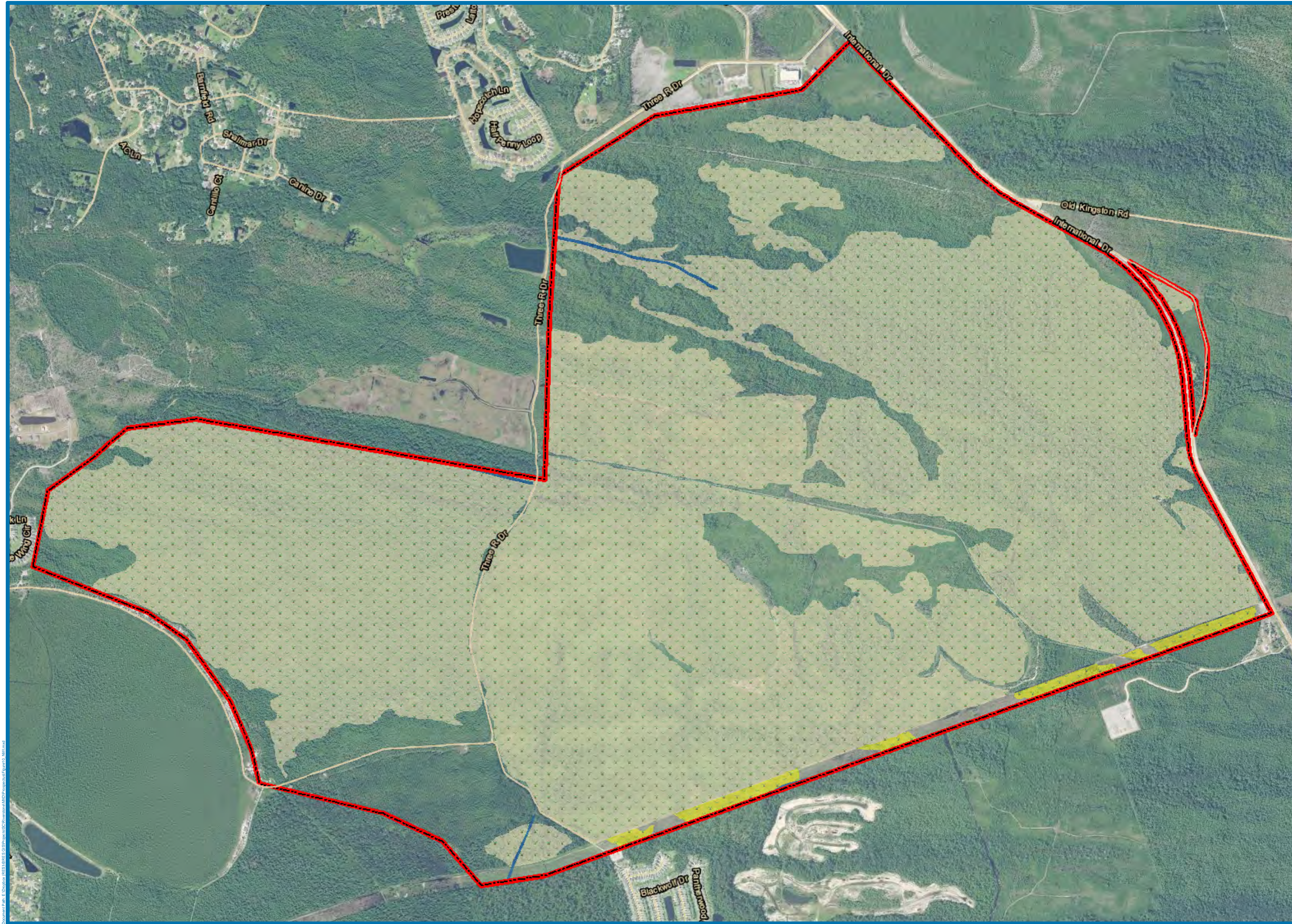
- Riverstone Boundary (3,707.6 Ac)
- NRCS Soils**
- Ce - Centenary fine sand (9.9 Ac)
- Ec - Echaw sand (14.4 Ac)
- Jo - Johnston loam (1,306.8 Ac)
- Le - Leon fine sand (814.2 Ac)
- Ly - Lynn Haven sand (1,295.1 Ac)
- RmB - Rimini sand, 0 to 6 percent slopes (27.5 Ac)
- Ru - Rutlege loamy sand (113.1 Ac)
- We - Witherbee sand (120.3 Ac)
- Yo - Yonges fine sandy loam (6.4 Ac)



**REFERENCE**

- 1.) Imagery: 2017 NAIP image service.
- 2.) Horizontal Datum is State Plane South Carolina, NAD83.





**Figure 10**

**National Wetlands Inventory Map**

**Horry County Independent Republic Heritage Preserve Mitigation Bank Prospectus**

Horry County, South Carolina

Date: 2/8/2019	Drawn by: BL
Checked by: RD	

**LEGEND**

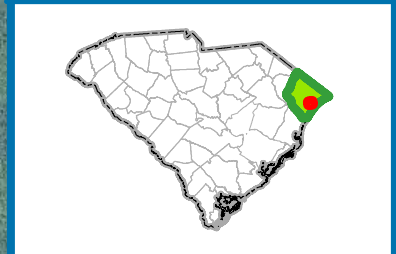
Riverstone Boundary (3,707.6 Ac)

**National Wetlands Inventory**

Freshwater Emergent Wetland (36.8 Ac)

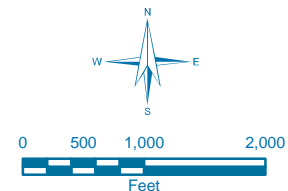
Freshwater Forested/Shrub Wetland (2,790.5 Ac)

Riverine (3.6 Ac)



- REFERENCE**
- 1.) Imagery: 2017 NAIP image service.
  - 2.) Horizontal Datum is State Plane South Carolina, NAD83.





**Figure 11**

**1951 Historical  
Aerial Map**

**Horry County  
Independent Republic  
Heritage Preserve  
Mitigation Bank  
Prospectus**

Horry County,  
South Carolina

Date: 2/8/2019	Drawn by: BL
Checked by: RD	

**LEGEND**

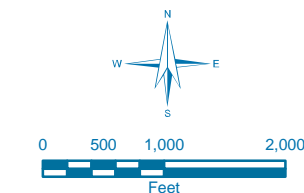
 Riverstone Boundary (3,707.6 Ac)



**REFERENCE**

- 1.) Imagery: 1951 USGS Aerial.
- 2.) Horizontal Datum is State Plane South Carolina, NAD83.





## 1994 Historical Aerial Map

# Horry County Independent Republic Heritage Preserve Mitigation Bank Prospectus

Horry County,  
South Carolina

Date: 2/8/2019

Drawn by: BL

Checked by: RD

### LEGEND

 Riverstone Boundary (3,707.6 Ac)

## REFERENCE

- 1.) Imagery: 1994 USGS DOQQ.
- 2.) Horizontal Datum is State Plane South Carolina, NAD83.