



**DEPARTMENT OF THE ARMY**  
U.S. ARMY CORPS OF ENGINEERS, MOBILE DISTRICT  
P.O. BOX 2288  
MOBILE, AL 36628-0001

**CESAM-RD-A**  
**PUBLIC NOTICE NO. SAM-2000-03240-DCH**

**April 14, 2022**

**JOINT PUBLIC NOTICE**  
**U.S. ARMY CORPS OF ENGINEERS AND**  
**STATE OF ALABAMA**  
**DEPARTMENT OF ENVIRONMENTAL MANAGEMENT**

**REQUEST TO PERFORM MAINTENANCE DREDGING AND CONSTRUCT**  
**NEW BOAT SLIP AND LAUNCH STRUCTURES WITHIN AN EXISTING 3-**  
**ACRE MARINA BASIN ON THE GULF INTRACOASTAL WATERWAY IN**  
**GULF SHORES, BALDWIN COUNTY, ALABAMA**

**TO WHOM IT MAY CONCERN:** This District has received an application for a Department of the Army (DA) permit pursuant to Section 10 of the Rivers and Harbors Act of 1899 (33 U.S.C. 403). Please communicate this information to interested parties.

**APPLICANT:** Legendary Marine  
Attention: Mr. Rodney Chamberlain  
4471 Legendary Drive  
Destin, Florida 32541

**AGENT:** Dewberry Engineers  
Attention: Ms. Cathy S. Barnette  
25353 Friendship Road  
Daphne, Alabama 36526

**LOCATION:** Gulf Intracoastal Waterway (GIWW); 340 25<sup>th</sup> Avenue West; within Section 8, Township 9 South, Range 6 East; at Latitude 30.280463, Longitude -87.694062; Mobile, Mobile County, Alabama

**PROJECT PURPOSE:** The basic project purpose is to construct a multi-use marina complex on an existing basin. The overall project purpose is to restore navigable depth and create mooring space and dry storage launch capabilities at an existing marina basin on the GIWW as part of a multi-use marina complex.

**PROPOSED WORK:** The applicant proposes to construct a new multi-use marina development utilizing a previously excavated marina basin on the north side of the GIWW. The existing marina basin was previously authorized by Corps of Engineers permit AL00-03240-U in February 2002. The proposed work involves the construction and reconfiguration of wet slips, construction of bridges for launching dry storage vessels, construction of fuel docks and sewage pump-out facilities, construction of fixed and floating docks, and maintenance dredging of the existing marina basin to restore navigable depth. The reconfigured marina would include 28 permanent wet slips, 28 transient/staging slips, and 3 temporary mooring spaces at the main fuel dock. Four (4) 18-foot-wide by 43-foot-long

launch bridges would be constructed at the northeast corner of the marina basin to provide launch capabilities for a proposed 750-vessel dry storage facility on-site. The maximum number of daily launches from dry storage during peak use is estimated at approximately 95-100 vessels, for a combined wet and dry slip maximum launch capability of 128 vessels per day during peak use. Launch and retrieval of dry storage vessels would be accomplished via marine forklift at launch bridges. Launches would be controlled by app-based reservation system and marina dispatch. Returning vessels would be staged and retrieved from transient slips to avoid staging vessels in the GIWW.

The proposed fixed and floating pile-supported dock structures are detailed on Table 1 below:

Table 1. Dock/Piling Summary

<b>Proposed Dock Summary</b>				
<b>Floating Docks</b>				
Mark	Length (ft)	Width (ft)	Quantity	Anchored By
A-Dock	182.56	7.83	1	H-beam mounted to existing bulkhead
A-Dock (finger)	60.85	7.83	1	16" dia. steel pipe anchor pile
Floating Fuel Dock (B-Dock)	110.42	18.10	1	18" dia steel pipe anchor pile
D-Dock	126.08	7.83	1	24" dia. steel pipe anchor pile
E-Dock	126.08	7.83	1	24" dia. steel pipe anchor pile
F-Dock	75.08	7.83	1	16" dia. steel pipe anchor pile
G-Dock	75.08	7.83	1	16" dia. steel pipe anchor pile
H-Dock	130.42	7.83	1	H-beam mounted to existing bulkhead
J2-Dock	40.0	11.25	1	16" dia. steel pipe anchor pile
J-Dock	150.17	7.83	1	16" dia. steel pipe anchor pile
<b>Fixed Docks</b>				
Location	Length (ft)	Width (ft)	Quantity	Supported By
Center Main Dock (B-Dock)	322.11	10.0	1	Existing concrete piling
VIP Dock at end of B-Dock	110.42	18.11	1	Proposed and existing concrete piling
Finger Docks on B-Dock	28.17	4.17	10	Existing concrete piling
Platform at end of B-Dock	10.0	10.0	1	Proposed concrete piling
West Finger Docks (C-Dock)	42.000	4.17	7	Existing concrete piling
<b>Gangways and Platform</b>				
Mark	Length (ft)	Width (ft)		
A2	20.92	4.0		
D2	60.0	5.0		
E2	60.0	5.0		
F1	20.92	4.0		
G1	20.92	4.0		
H1	20.92	4.0		
J1	20.92	4.0		
B28	20.92	4.0		

B29	20.92	4.0
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In addition to the new dock construction, the applicant proposes to dredge 18,000 cubic yards of accumulated sediment from an approximately 140,000 square foot (3.21-acre) area within the existing marina basin and entrance channel to achieve a final depth of -7.5 feet below the plane of Mean Low Water (MLW), as shown on Table 2 below:

Table 2. Dredging Calculations

Dredging	
Plan Area	140,000 SF
Existing Bot. Elevation (avg.)	-5.0
Proposed Bot. Elevation	-8.5
Final Depth	7.5ft at MLW
Dredge Volume	18,000 CY
All depths measured relative to NAVD 88 datum	

**AVOIDANCE & MINIMIZATION:** The applicant has avoided impacts to waters of the United States by utilizing a previously excavated marina basin in its current dimensions, thus avoiding impacts associated with creation of a new basin or physical expansion of the existing basin. The applicant has proposed transient mooring space within the marina basin for launching and retrieving dry storage vessels in order to minimize the potential for waterway traffic congestion in the GIWW. The U.S. Army Corps of Engineers (USACE) has not determined the adequacy of the applicant's avoidance and minimization efforts for the proposed activity.

**MITIGATION:** The provision of compensatory mitigation has not been proposed. The applicant has not proposed impacts to any special aquatic sites such as wetlands or vegetated shallows, and the proposed work is not anticipated to have an adverse effect on essential fish habitat.

**WATER QUALITY / COASTAL ZONE MANAGEMENT:** The applicant will apply for certification from the State of Alabama in accordance with Section 401(a)(1) of the Clean Water Act, as well as Coastal Zone Management (CZM) consistency certification in accordance with the Alabama Coastal Zone Management Program. Upon completion of the required advertising and public comment review, a determination relative to water quality certification and CZM consistency will be made by the Alabama Department of Environmental Management (ADEM) within an established reasonable period of time.

**HISTORIC PROPERTIES:** In accordance with Section 106 of the National Historic Preservation Act and Appendix C of 33 CFR Part 325, the undertaking defined in this notice is being considered for the potential to affect cultural and historic properties within the permit area. In accordance with Appendix C of 33 CFR Part 325, the Mobile District has determined the permit area consists of the entire undertaking in waters of the United States, which

includes the footprints of the proposed areas of dredging and pile-supported structures that would be disturbed by construction of the project. The permit area was expanded to include upland portions of the project which would not occur but for the proposed undertaking and are directly associated and integrally related to the work in waters of the United States. The National Register of Historic Places will be consulted for properties listed, or eligible for listing, in the National Register, which are known to exist and would be affected by the proposed work. The Mobile District is seeking comments regarding the existence, or the potential for existence, of significant cultural and historic properties within the permit area. At this time, the USACE, Mobile District has made no determination regarding potential effects of the project on cultural/historic resources. Further coordination with the State Historic Preservation Officer and/or federally-recognized American Indian tribes will be performed as determined to be appropriate.

In addition, we are seeking comments from local historical societies, museums, universities, the U.S. Department of the Interior, National Park Service, Division of Archeological Services and concerned citizens regarding the existence or the potential for existence of significant cultural and historic properties within the permit area.

**ESSENTIAL FISH HABITAT:** This notice initiates the Essential Fish Habitat (EFH) consultation requirements of the Magnuson-Stevens Fishery Conservation and Management Act. The proposed project would result in temporary maintenance dredging and construction impacts within an existing marina basin. Our initial determination is that the proposed action would have no adverse effect on EFH or federally managed fisheries. Our final determination relative to project impacts and the need for mitigative measures is subject to review by and coordination with the National Marine Fisheries Service (NMFS).

**ENDANGERED SPECIES:** Preliminary review of this application and the U.S. Department of the Interior's List of Endangered and Threatened Wildlife and Plants indicate the following federally-listed species are known or expected to occur within the 12-digit Hydrologic Unit Code (HUC-12) of the project area: Alabama Beach Mouse (E), West Indie Manatee (T), Piping Plover (T), Red Knot (T), Wood Stork (T), Alabama Red Belly Turtle (E), Eastern Indigo Snake (T), Green Sea Turtle (T), Kemp's Ridley Sea Turtle (E), Loggerhead Sea Turtle (T), and Gulf sturgeon (T). There is no designated critical habitat within the project action area. At this time, the USACE, Mobile District has made no final determination regarding effects of the project on the above-listed species. Further coordination with the U.S. Fish and Wildlife Service (USFWS) and NMFS will be performed as determined to be appropriate.

**COMMENTS:** This public notice is being distributed to all known interested persons in order to assist in developing facts on which a decision by the USACE can be based. The Mobile District 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 USACE to determine whether to issue, 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 the other public interest factors listed below. 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. 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. For accuracy and completeness of the record, all data in support of or in opposition to the proposed work should be submitted in writing, setting forth sufficient detail to furnish a clear understanding of the reasons for support or opposition.

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 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, 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. Evaluation of the probable impacts involving deposits of dredged or fill material into waters of the United States will also include the application of guidelines established by the Administrator of the U.S. Environmental Protection Agency.

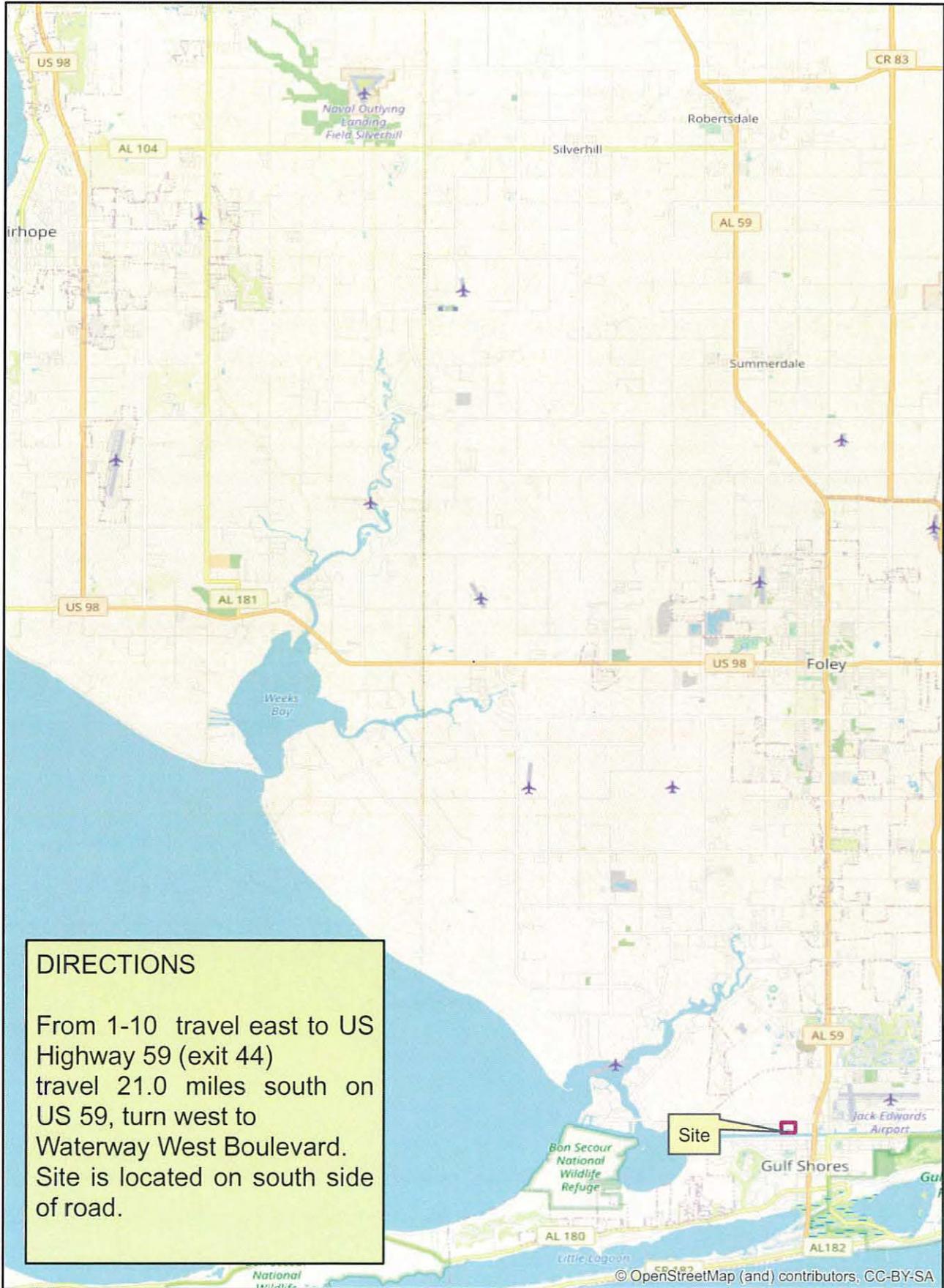
Correspondence concerning this notice should refer to Public Notice Number **SAM- 2000-03240-DCH**, and should be directed to the District Engineer, Mobile District, Regulatory Division, Attention: **Mr. Dylan C. Hendrix**, Post Office Box 2288, Mobile, Alabama 36628-0001, or by e-mail at [dylan.c.hendrix@usace.army.mil](mailto:dylan.c.hendrix@usace.army.mil), or (251) 694-3772. Copies of all comments should be furnished to the ADEM at [coastal@adem.alabama.gov](mailto:coastal@adem.alabama.gov), or sent to: Alabama Department of Environmental Management, Mobile Branch, Coastal Section, 3664 Dauphin Street, Suite B, Mobile, Alabama 36608.

**All comments should be received no later than 30 days from the date of this Public Notice.**

For additional information about our Regulatory Program, please visit our web site at [www.sam.usace.army.mil/Missions/Regulatory.aspx](http://www.sam.usace.army.mil/Missions/Regulatory.aspx).

MOBILE DISTRICT  
U.S. Army Corps of Engineers

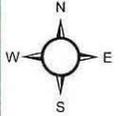
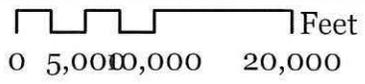
Attachments

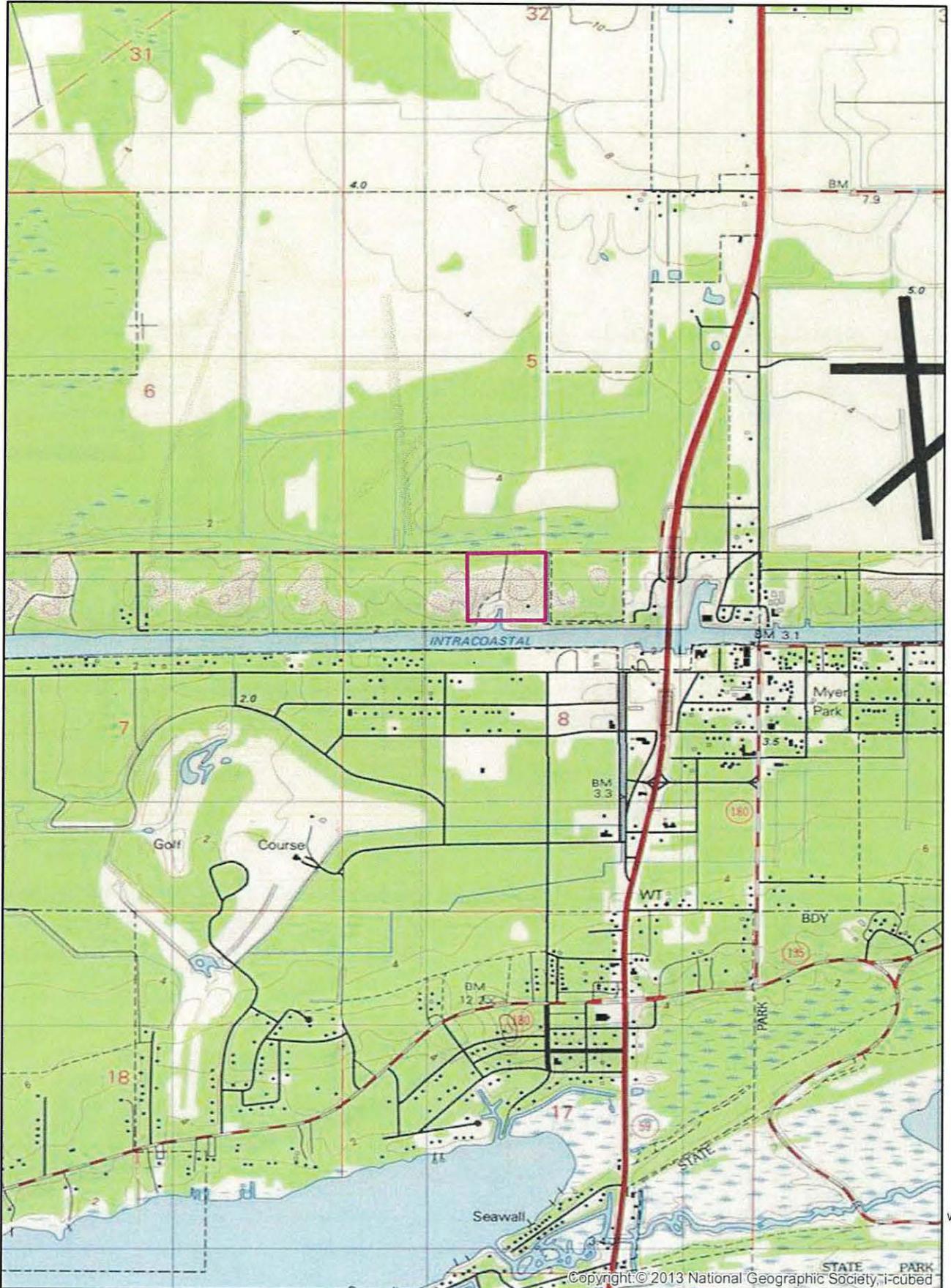


**DIRECTIONS**

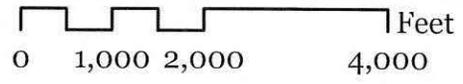
From 1-10 travel east to US Highway 59 (exit 44)  
 travel 21.0 miles south on US 59, turn west to Waterway West Boulevard.  
 Site is located on south side of road.

 = Site/Project Boundaries



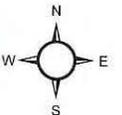


 = Site/Project Boundaries





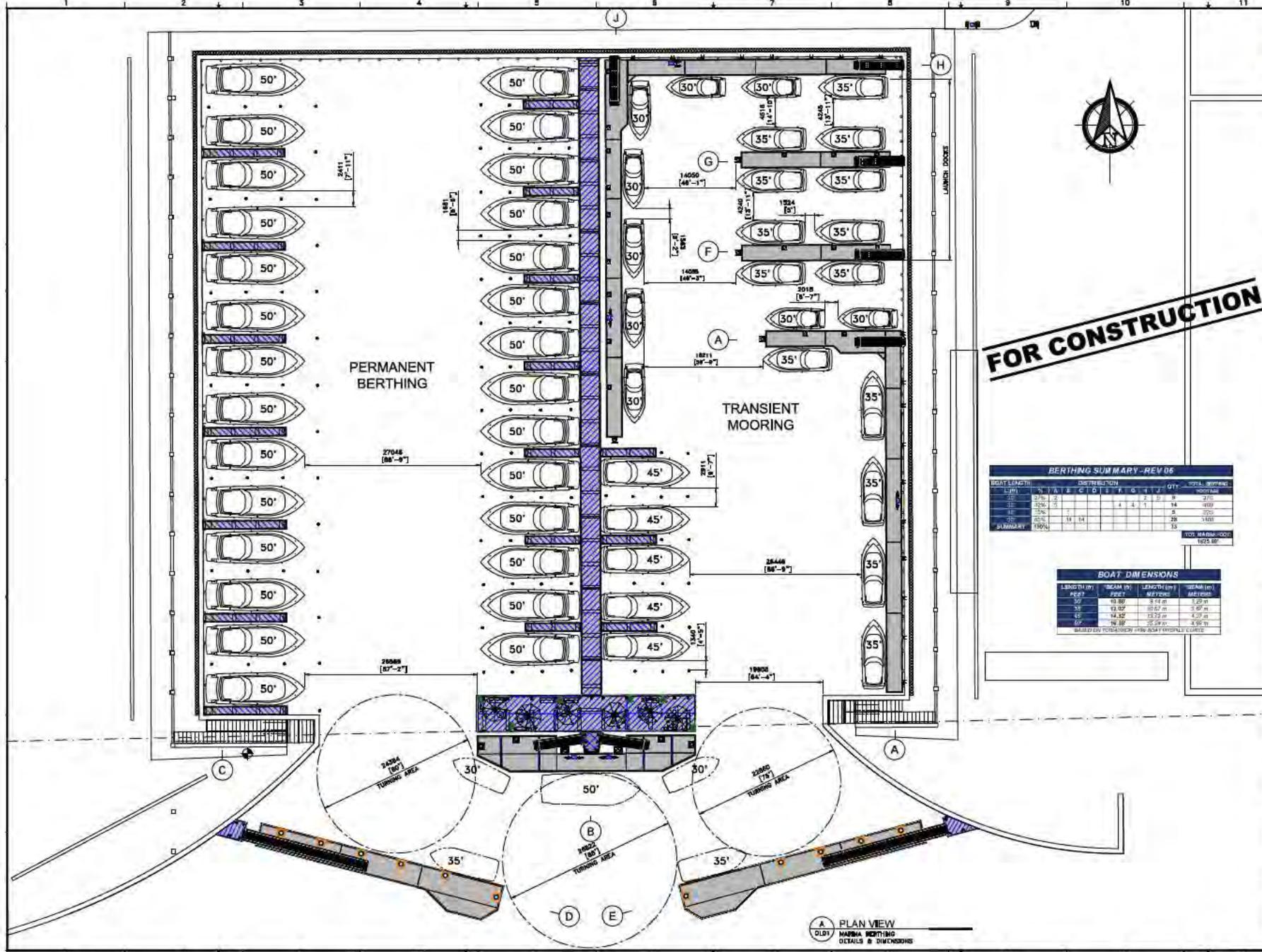
Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



 = Site/Project Boundaries

0 500 1,000 Feet





**FOR CONSTRUCTION**

**BERTHING SUMMARY - REV 06**

BOAT LENGTH (m)	DISTRIBUTION											QTY	TOTAL BERTHING CAPACITY		
	1	2	3	4	5	6	7	8	9	10	11				
30	2	2	2	2	2	2	2	2	2	2	2	2	2	2	22
35	2	2	2	2	2	2	2	2	2	2	2	2	2	2	22
45	2	2	2	2	2	2	2	2	2	2	2	2	2	2	22
50	2	2	2	2	2	2	2	2	2	2	2	2	2	2	22
<b>SUMMARY</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>

**BOAT DIMENSIONS**

LENGTH (m)	WIDTH (m)	LENGTH (ft)	WIDTH (ft)
30	10.00	97.92	32.81
35	10.00	114.83	32.81
45	10.00	137.33	32.81
50	10.00	157.48	32.81

**LEGEND**

- ALUMINUM FLOATING DOCKS
- ALUMINUM FIXED DOCKS
- ALUMINUM MAB GANGWAY
- EXTERNAL PILE GUIDES
- INTERNAL PILE GUIDES
- H-BEAM GUIDES

**DESIGN CRITERIA**

**NOTES**

ALL DIMENSIONS ARE BETWEEN DOCK ALUMINUM EXTRUSIONS ONLY AND DO NOT TAKE INTO ACCOUNT THE FENDER WIDTHS UNLESS NOTED.

**MAADI**  
MAADI Manufacturing Inc.  
WARRERS, ON CANADA

**Legendary MARINA**

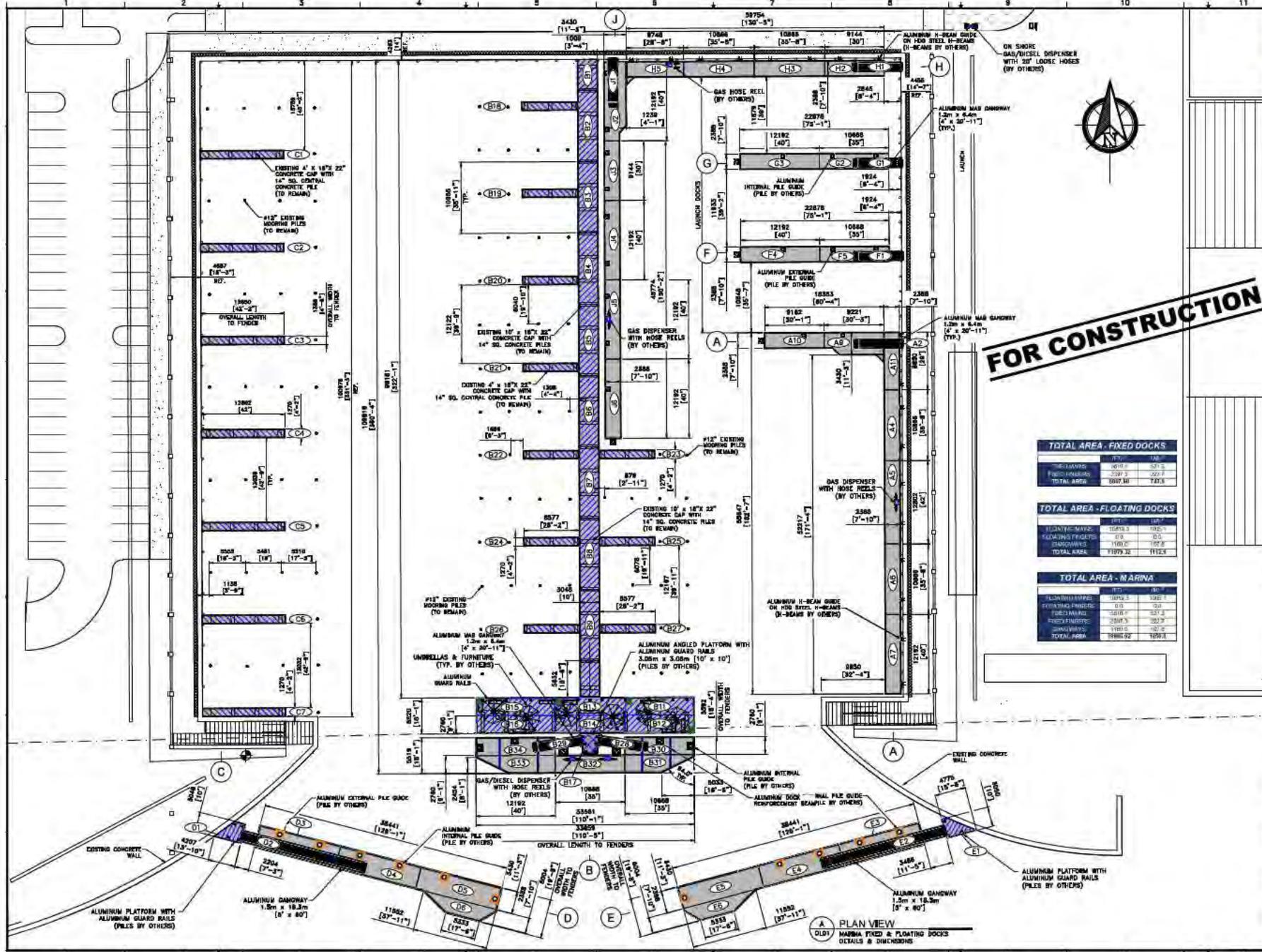
Project: LEGENDARY MARINA GULF SHORES, ALABAMA

Title: BERTHING LAYOUT

No. de Dessin: D1651  
Date: 22/09/2018

Client de projet: O.B.  
Product manager: R.S.  
Dessiné par: R.S.  
No. de Dessin: D1651-BL01-119

**A PLAN VIEW**  
MARINA BERTHING  
DETAILS & DIMENSIONS



**FOR CONSTRUCTION**

**TOTAL AREA - FIXED DOCKS**

DESCRIPTION	AREA	UNIT
FIXED DOCKS	1071	SQ. FT.
FIXED GANGWAYS	207	SQ. FT.
<b>TOTAL AREA</b>	<b>1278</b>	<b>SQ. FT.</b>

**TOTAL AREA - FLOATING DOCKS**

DESCRIPTION	AREA	UNIT
ALUMINUM MAAS	1043.3	SQ. FT.
ALUMINUM FINGERS	0.0	SQ. FT.
GANGWAYS	1100.0	SQ. FT.
<b>TOTAL AREA</b>	<b>3143.3</b>	<b>SQ. FT.</b>

**TOTAL AREA - MARINA**

DESCRIPTION	AREA	UNIT
ALUMINUM FINGERS	1071.0	SQ. FT.
FIXED GANGWAYS	0.0	SQ. FT.
FIXED DOCKS	207.0	SQ. FT.
GANGWAYS	1100.0	SQ. FT.
<b>TOTAL AREA</b>	<b>3378.0</b>	<b>SQ. FT.</b>

- LEGEND**
- ALUMINUM FLOATING DOCKS
  - ALUMINUM FIXED DOCKS
  - ALUMINUM MAB GANGWAY
  - EXTERNAL PILE GUIDES
  - INTERNAL PILE GUIDES
  - H-BEAM GUIDES

**DESIGN CRITERIA**

**NOTES**

ALL DIMENSIONS ARE BETWEEN DOCK ALUMINUM EXTRUSIONS ONLY AND DO NOT TAKE INTO ACCOUNT THE FINGER WIDTHS UNLESS NOTED.

**NOTES**

NO.	DESCRIPTION	DATE
1	ISSUE FOR PERMIT	11/15/17
2	ISSUE FOR CONSTRUCTION	11/15/17
3	ISSUE FOR CONSTRUCTION	11/15/17
4	ISSUE FOR CONSTRUCTION	11/15/17
5	ISSUE FOR CONSTRUCTION	11/15/17
6	ISSUE FOR CONSTRUCTION	11/15/17
7	ISSUE FOR CONSTRUCTION	11/15/17
8	ISSUE FOR CONSTRUCTION	11/15/17
9	ISSUE FOR CONSTRUCTION	11/15/17
10	ISSUE FOR CONSTRUCTION	11/15/17
11	ISSUE FOR CONSTRUCTION	11/15/17
12	ISSUE FOR CONSTRUCTION	11/15/17

**MAADI**  
MAADI Manufacturing Inc.  
WARRIOR, AL, CANADA

*Legendary*  
**MARINA**

PROJECT: LEGENDARY MARINA  
GULF SHORES, ALABAMA

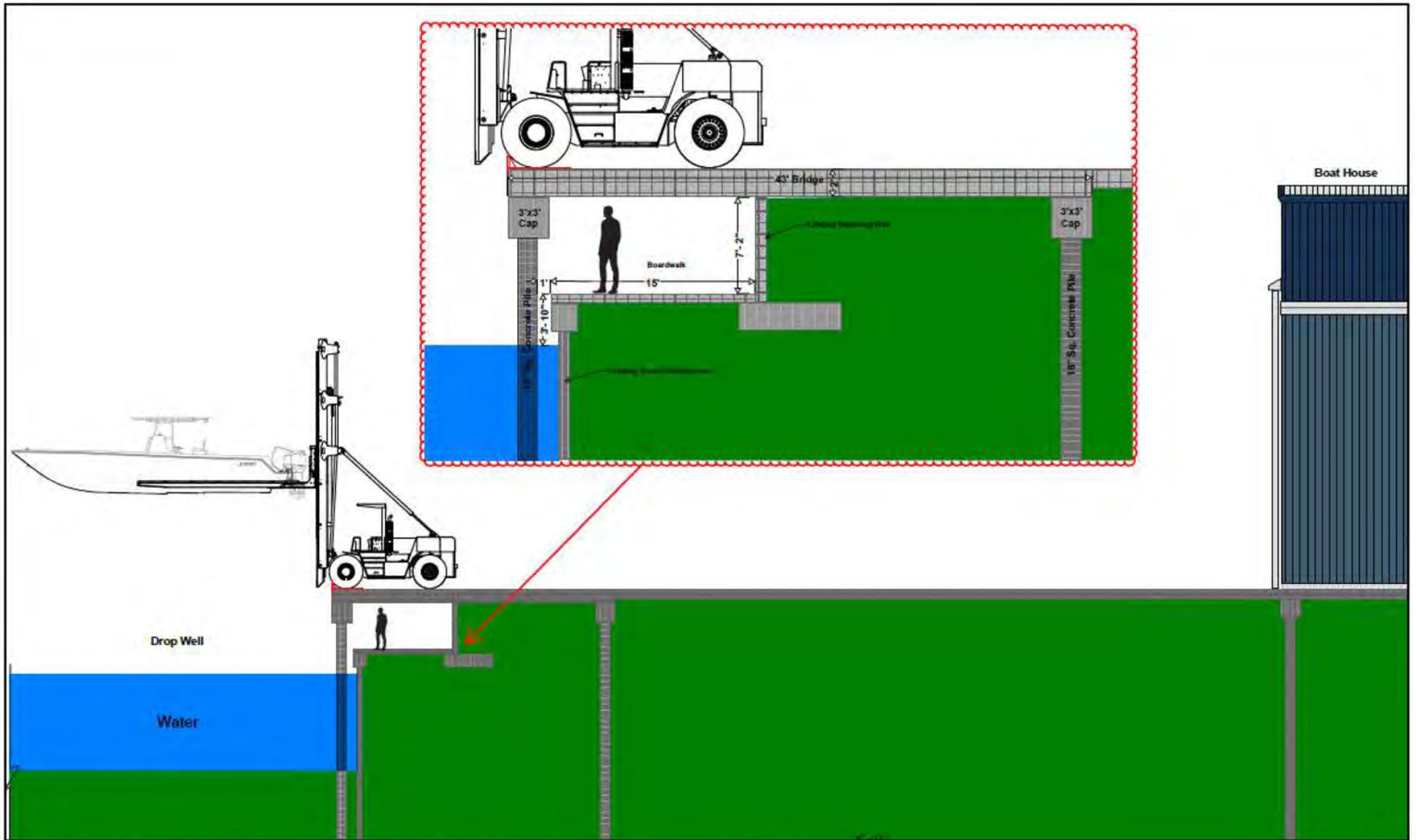
**GENERAL LAYOUT**

NO. OF SHEETS	DATE OF SHEET	BY	FOR
1	01/15/17	R.S.	PROJECT MANAGER
2	02/02/18	R.S.	PROJECT MANAGER
3	02/02/18	R.S.	PROJECT MANAGER
4	02/02/18	R.S.	PROJECT MANAGER
5	02/02/18	R.S.	PROJECT MANAGER
6	02/02/18	R.S.	PROJECT MANAGER
7	02/02/18	R.S.	PROJECT MANAGER
8	02/02/18	R.S.	PROJECT MANAGER
9	02/02/18	R.S.	PROJECT MANAGER
10	02/02/18	R.S.	PROJECT MANAGER
11	02/02/18	R.S.	PROJECT MANAGER
12	02/02/18	R.S.	PROJECT MANAGER

**PLAN VIEW**  
MARINA FIXED & FLOATING DOCKS  
DETAILS & DIMENSIONS



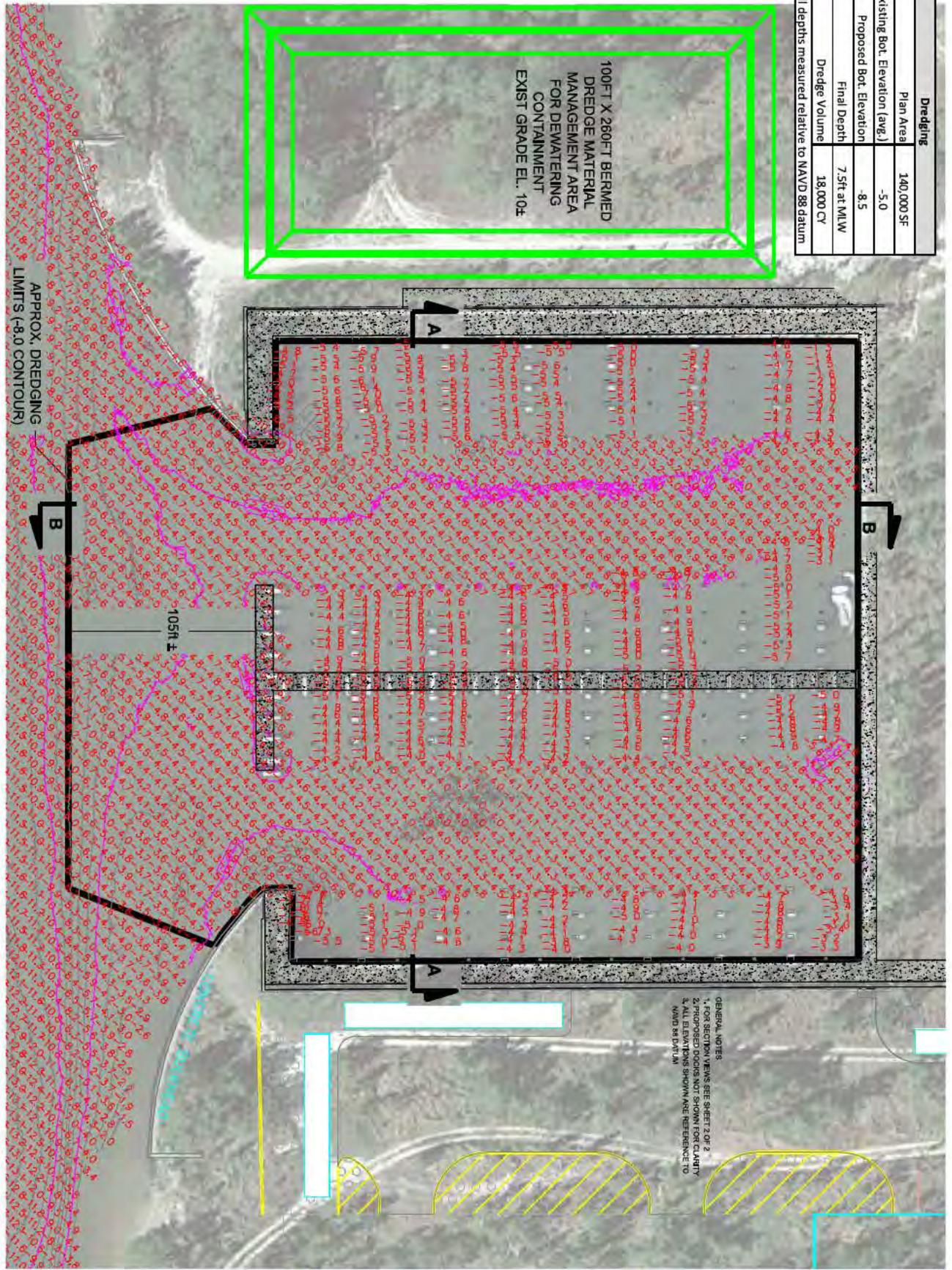




Typical N-S section view showing marina basin, forklift bridge, boardwalk and boat storage building

Dredging	
Plan Area	140,000 SF
Existing Bot. Elevation (avg.)	-5.0
Proposed Bot. Elevation	-8.5
Final Depth	7.5ft at MLW
Dredge Volume	18,000 CY

All depths measured relative to NAVD 88 datum



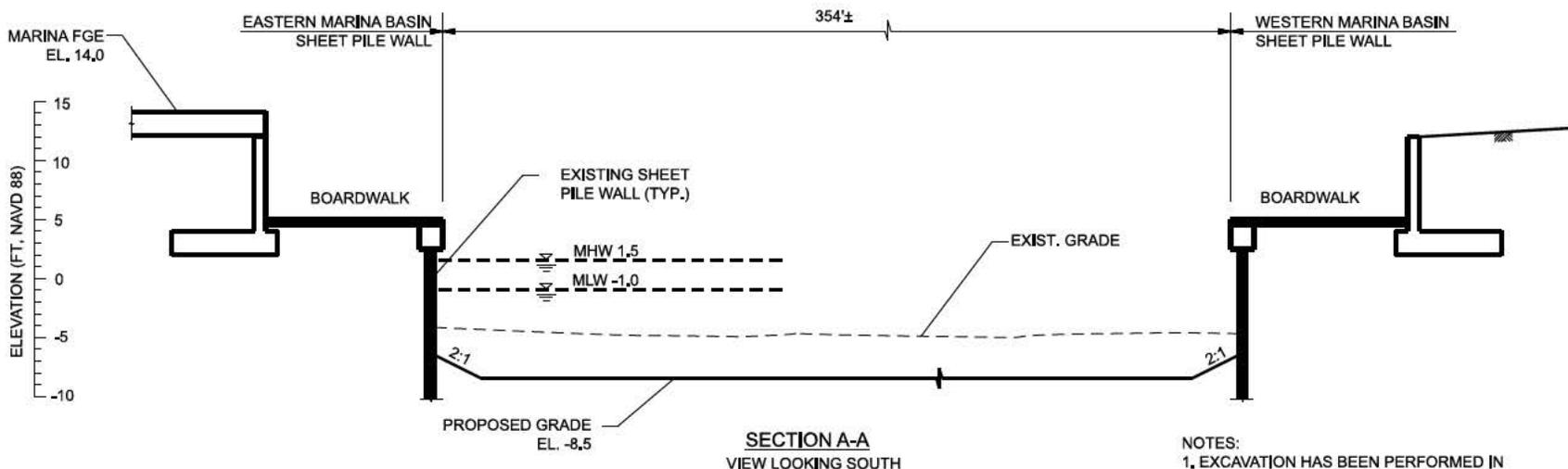
APPROX. DREDGING LIMITS (-8.0 CONTOUR)

GENERAL NOTES  
 1. FOR SECTION VIEWS SEE SHEET 2 OF 2  
 2. PROPOSED DOCKS NOT SHOWN FOR CLARITY  
 3. ALL ELEVATIONS SHOWN ARE REFERENCE TO NAVD 88 DATUM

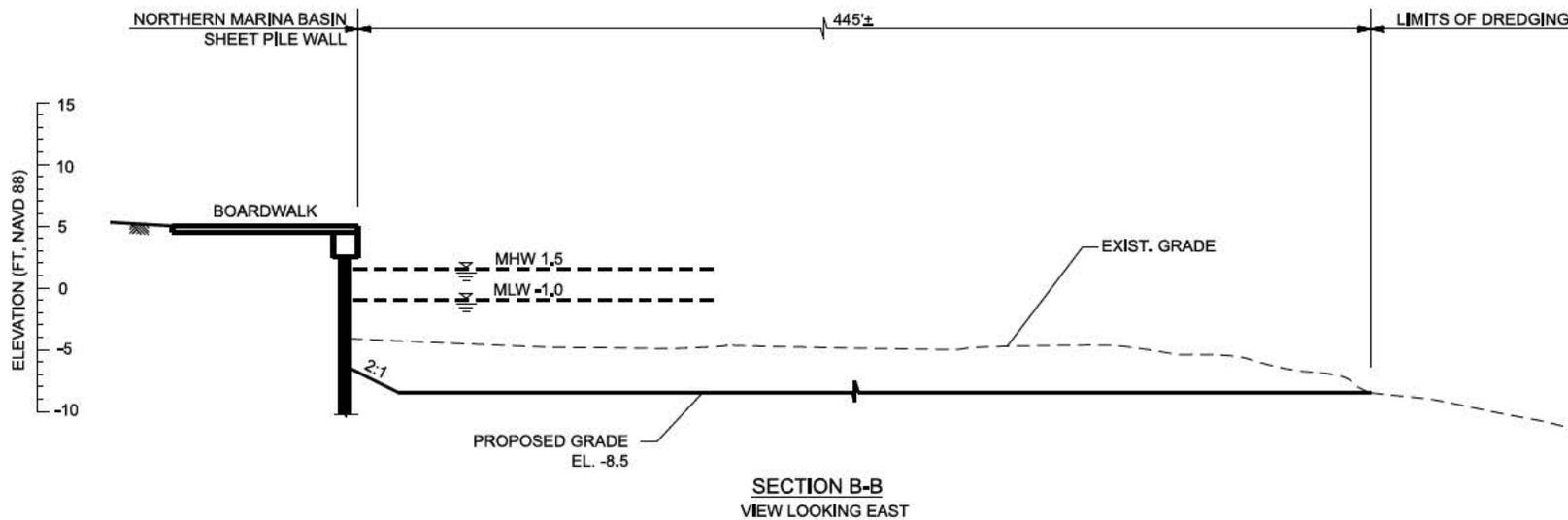


DREDGING DETAILS  
 PLAN VIEW WITH  
 EXISTING DEPTHS

LEGENDARY MARINA  
 GULF SHORES, AL  
 SHEET 1 OF 3



- NOTES:
1. EXCAVATION HAS BEEN PERFORMED IN THE EXISTING MARINA BASIN; FURTHER DREDGING TO EL. -8.5 WILL BE PERFORMED AS PART OF THIS PROJECT.
  2. EXISTING GRADE AS SHOWN ON THIS SHEET IS APPROXIMATE; SEE SHEET 1 OF 2 FOR DEPTH SOUNDINGS.
  3. EXISTING SHEET PILE WALLS AND BULKHEADS SHOWN FOR REFERENCE; EXISTING AND PROPOSED DOCK PILING NOT SHOWN FOR CLARITY.

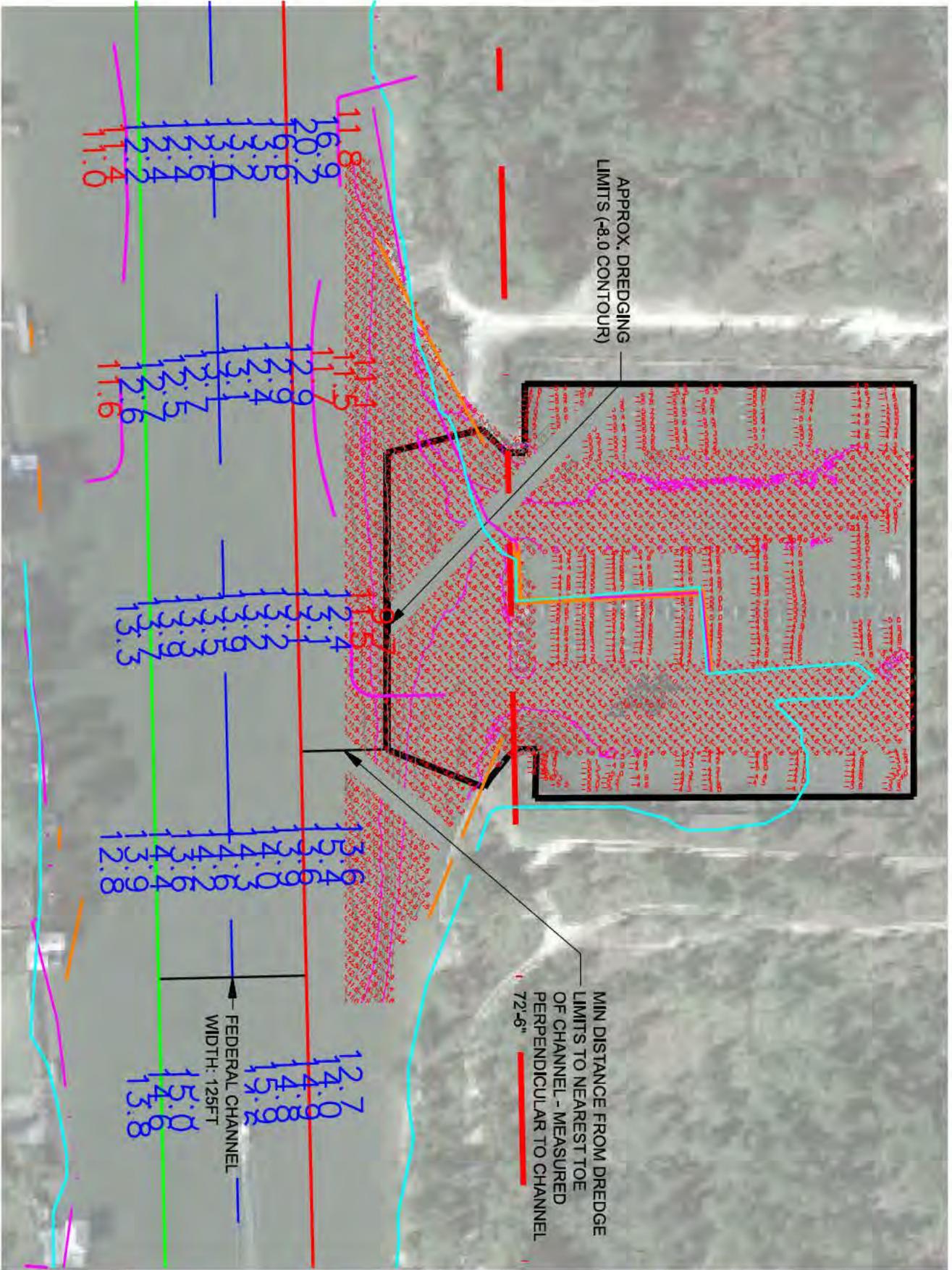


LEGENDARY MARINA  
GULF SHORES, AL

SHEET 2 OF 3

DREDGING DETAILS  
TYPICAL DREDGING  
SECTIONS





DREDGING DETAILS  
 PLAN VIEW WITH  
 FEDERAL CHANNEL SHOWN

LEGENDARY MARINA  
 GULF SHORES, AL

SHEET 3 OF 3