



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

CESAM-RD-M
PUBLIC NOTICE NO. SAM-2021-01119-RCV

October 22, 2021

JOINT PUBLIC NOTICE

U.S. ARMY CORPS OF ENGINEERS

MISSISSIPPI DEPARTMENT OF ENVIRONMENTAL QUALITY
OFFICE OF POLLUTION CONTROL (MDEQ)

MISSISSIPPI DEPARTMENT OF MARINE RESOURCES

**PROPOSED WETLAND FILL FOR CONSTRUCTION OF A RETAIL COMMERCIAL
DEVELOPMENT IN HURLEY, JACKSON COUNTY, MISSISSIPPI**

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 USC 1344)., Please communicate this information to interested parties.

APPLICANT: Mr. Doug Green
21180 MS Hwy 13
Hurley Mississippi 39555

WATERWAY AND LOCATION: Located in wetlands abutting an unnamed tributary to Cunningham Branch Creek at Section 33, Township 4 South, Range 5 West, Hurley Jackson County, Mississippi at latitude 30.650042°N, longitude -88.491178° W.

PROPOSED WORK: The applicant proposes to fill 2.14 acres of wetlands associated with the construction of 8 retail units on a 3.0-acre tract located adjacent to the east side of MS Hwy 13 in Hurley, Jackson County, Mississippi.

The proposed project consists of 8 retail units, ranging in size from 1050 sq. ft. to 2400 sq. ft. A total of 109 parking slots will be provided in the concrete parking lot. The project also has a detention basin (Figure 2), which will be located between the building and the wetlands area to remain unimpacted. A typical detention pond will be constructed as shown in Figure 4. The detention pond will have an area of approximately 700 ft² 0.16 acre.

A total of 0.86 acre of the wetlands will be avoided. The applicant proposes to provide in-kind compensatory mitigation through a mitigation bank.]

The applicant has applied for state water quality (WQ) certification in accordance with Section 401(a)(1) of the Clean Water Act, and for coastal zone (CZ) consistency in accordance with the State Coastal Zone Management Program. Upon completion of the required advertising and public comment review, a determination relative to WQ certification and CZ consistency will be made by the Mississippi Department of Environmental Quality and the Mississippi Department of Marine Resources.

This public notice is being distributed to all known interested persons in order to assist in developing facts on which a decision by the U.S. Army Corps of Engineers can be based. 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, 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, consideration of property ownership and, in general, the needs and welfare of the people.

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 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 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.

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.

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

In accordance with Section 106 of the National Historic Preservation Act, and Appendix C of 33 CFR 325, the undertaking defined in this notice is being considered for the potential

to affect historic properties. In accordance with Appendix C of 33 CFR 325, the Corps has determined the permit area consists of [the entire project site. The National Register of Historic Places has been consulted and no properties listed in or eligible for the National Register are known to exist which would be affected by the proposed work]. The Corps has made a preliminary determination that the proposed project would have no effect on historic properties]. However, we are seeking comment from the State Historic Preservation Officer, federally-recognized American Indian tribes, local historical societies, museums, universities, the National Park Service, and the general public regarding the existence or the potential for existence of significant cultural and historic properties which may be affected by the work. This action constitutes the full extent of cultural resources investigations unless comment to this notice is received documenting that significant sites or properties exist which may be affected by this work, or that adequately documents that a potential exists for the location of significant sites or properties within the project area.

A preliminary review of this application, the U.S. Department of the Interior List of Endangered and Threatened Wildlife and Plants and the National Marine Fisheries Service list of Mississippi's Threatened and Endangered Species indicate the proposed activity will have no effect on endangered or threatened species, or their critical habitat. This notice serves as request to the U.S. Fish and Wildlife Service and National Marine Fisheries Service for information on whether any listed or proposed to be listed endangered or threatened species may be present in the area which would be affected by the proposed activity.

Correspondence concerning this Public Notice should refer to Public Notice Number SAM-2021-01119-RCV and should be directed to the District Engineer, U.S. Army Engineer District, Mobile, Post Office Box 2288, Mobile, Alabama 36628-0001, Attention: South Mississippi Branch, with a copy to the Mississippi Department of Environmental Quality, Office of Pollution Control, Post Office Box 2261, Jackson, Mississippi 39225, and the Mississippi Department of Marine Resources, 1141 Bayview Avenue, Biloxi, Mississippi 39530, in time to be received within **30 days** of the date of this public notice.

If you have any questions concerning this publication, you may contact the project manager for this application, **Mr. Rudolph Villarreal (rudolph.c.villarreal@usace.army.mil)**, **phone (251) 690-3246**. Please refer to the above Public Notice number.

For additional information about our Regulatory Program, please visit our website at: www.sam.usace.army.mil and please take a moment to complete our customer satisfaction survey while you're there. Your responses are appreciated and will allow us to improve our services.

MOBILE DISTRICT
U.S. Army Corps of Engineers

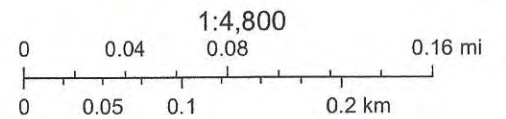
Enclosures

FIGURE 1. SITE LOCATION MAP FOR DOUG GREEN PROPERTY, HURLEY, MS

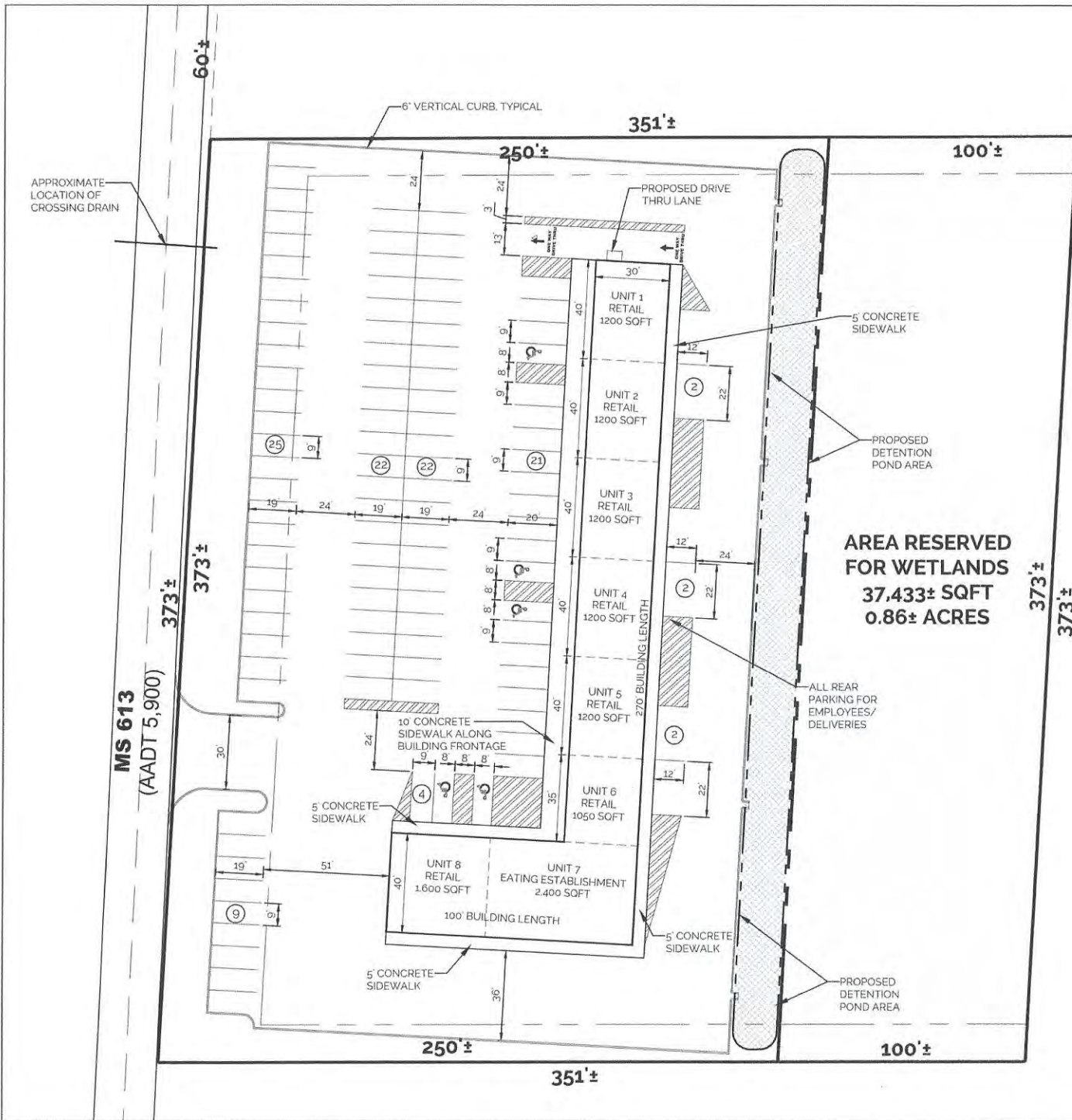


June 18, 2021

- Parcels
- Primary Roads
- City Limits
- Major
- Center Lines



Jackson County GIS , 1



Prepared By:
W
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 228-990-3082



CHOPPING BLOCK CENTER
 MS HWY 613
 HURLEY (MOSS POINT), MS

Sheet Title
Site Plan

Site Data Summary

Zoning:
 C2- COMMUNITY COMMERCIAL

Property Size:
 3.00 Acres ± 130,679 SF ±

Area Summary:
 Building Size: 10,200± SF
Proposed Wetlands: 37,433± SF
 Concrete Pavement: 59,525± SF
 Sidewalks and Aprons: 4,575± SF

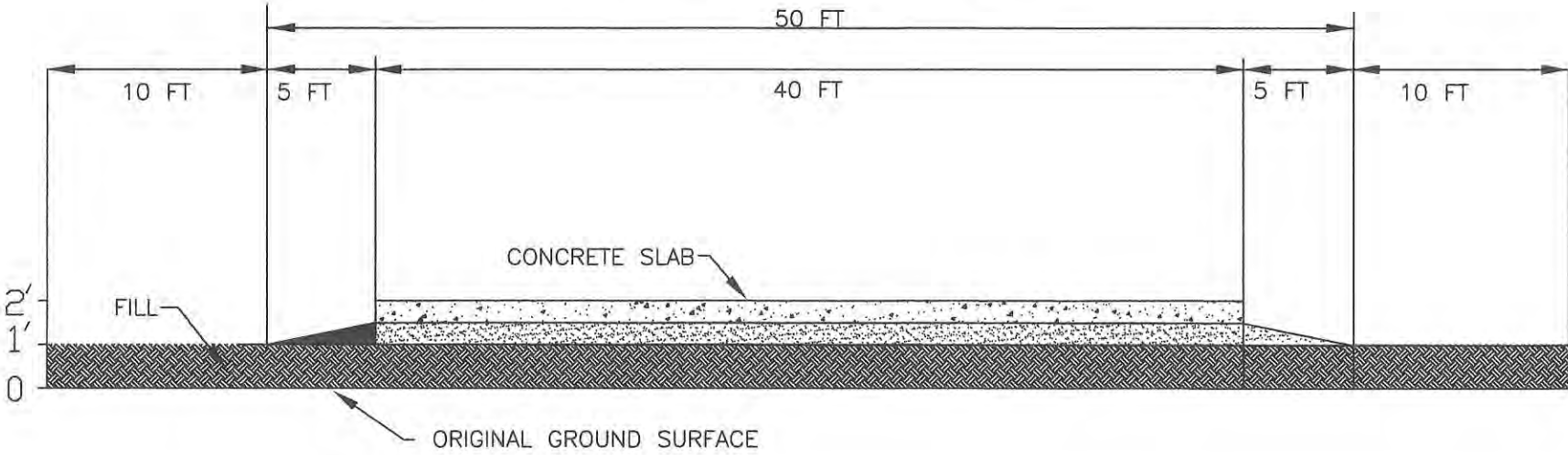
Parking:
 Required: 123
 Proposed: 109

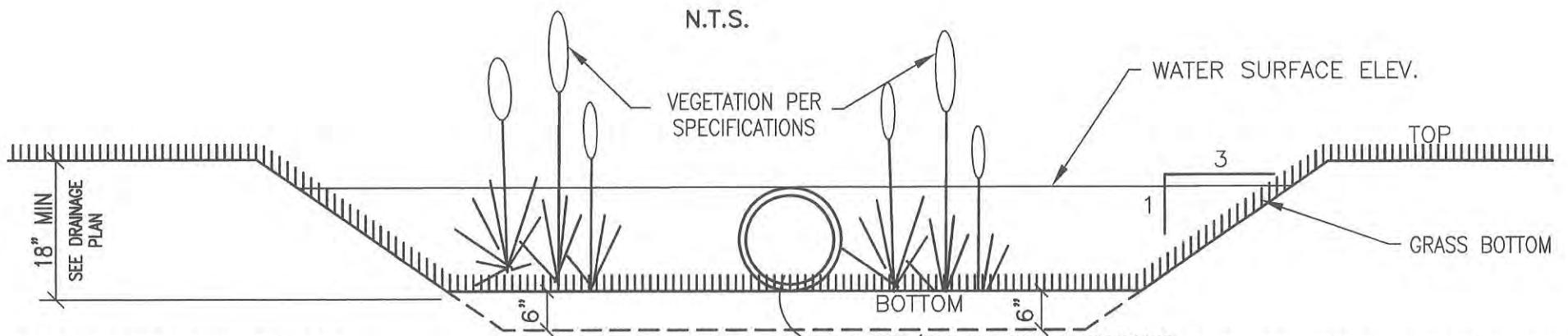
8 Total Units:
 5 Retail Units at 1200 sqft
 1 Retail Units at 1050 sqft
 1 Retail Units at 1600 sqft
 1 Eating Establishment at 2400 sqft

July 26, 2021

Designed for:
CHOPPING BLOCK
 21180 MS-613 UNIT 6
 MOSS POINT, MS, 39562
 228-219-2467

FIGURE 3. CROSS-SECTION OF TYPICAL LOT IN WETLANDS
(VERTICAL SCALE IN FEET ABOVE GROUND SURFACE)





NOTE: CONTRACTOR SHALL EXCAVATE DETENTION POND 6" BELOW DESIGN GRADE TO ALLOW FOR SEDIMENTATION AND PERMANENT GRASS ESTABLISHMENT.

NOTE: SEE GRADING & DRAINAGE PLAN FOR TOP, WATER SURFACE, AND BOTTOM ELEVATIONS.

DETENTION POND CROSS SECTION (TYP.)

N.T.S.