

PUBLIC NOTICE

US Army Corps
of Engineers
New York District
Jacob K. Javits Federal Building
New York, N.Y. 10278-0090
ATTN: Regulatory Branch

In replying refer to:
Public Notice Number: NAN-2014-00244-EHA
Issue Date: February 5, 2015
Expiration Date: March 9, 2015

To Whom It May Concern:

The New York District, Corps of Engineers has received an application for a Department of the Army permit pursuant to Section 10 of the Rivers and Harbors Act of 1899 (33 U.S.C. 403).

APPLICANT: Chelsea Piers Management
936 Broadway
New York, New York 10010

ACTIVITY: Relocate existing dock structures and install new dock structures.

WATERWAY: Hudson River

LOCATION: Borough of Manhattan, New York County, New York.

A detailed description and plans of the applicant's activity are enclosed to assist in your review.

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, considerations 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 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.

ALL COMMENTS REGARDING THE PERMIT APPLICATION MUST BE PREPARED IN WRITING AND MAILED TO REACH THIS OFFICE BEFORE THE EXPIRATION DATE OF THIS NOTICE, otherwise, it will be presumed that there are no objections to the activity. Comments provided will become a part of the public record for this action.

Any person may request, in writing, before this public notice expires, that a public hearing be held

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to collect information necessary to consider this application. Requests for public hearings shall state, with particularity, the reasons why a public hearing should be held. It should be noted that information submitted by mail is considered just as carefully in the permit decision process and bears the same weight as that furnished at a public hearing.

Our preliminary determination is that the activity for which authorization is sought herein is not likely to affect any Federally endangered or threatened species or their critical habitat. However, pursuant to Section 7 of the Endangered Species Act (16 U.S.C. 1531), the District Engineer is consulting with the appropriate Federal agency to determine the presence of and potential impacts to listed species in the project area or their critical habitat.

The Magnuson-Stevens Fishery Conservation and Management Act, as amended by the Sustainable Fisheries Act (Public Law 104-267), requires all Federal agencies to consult with the National Oceanic and Atmospheric Administration Fisheries Service (NOAA/FS) on all actions, or proposed actions, permitted, funded, or undertaken by the agency, that may adversely affect Essential Fish Habitat (EFH). The proposed work, fully described in the attached work description, could cause the disruption of habitat for various lifestages of some EFH-designated species as a result of a temporary increase in turbidity during construction. However, the New York District has made the preliminary determination that the site-specific adverse effects are not likely to be substantial because it is expected that fish populations would avoid the small area of disturbance. Further consultation with NOAA/FS regarding EFH impacts and conservation recommendations being conducted and will be concluded prior to the final decision.

Based upon a review of the latest published version of the National Register of Historic Places, there are no known sites eligible for, or included in, the Register within the permit area. Presently unknown archeological, scientific, prehistorical, or historical data may be lost by work accomplished under the required permit.

Pursuant to Section 307 (c) of the Coastal Zone Management Act of 1972 as amended [16 U.S.C. 1456 (c)], for activities under consideration that are located within the coastal zone of a state which has a federally approved coastal zone management program, the applicant has certified in the permit application that the activity complies with, and will be conducted in a manner that is consistent with, the approved state coastal zone management program. By this public notice, we are requesting the state's concurrence with, objection to, or waiver of the applicant's certification. No permit decision will be made until one of these actions occur. For activities within the coastal zone of New York State, the applicant's certification and accompanying information is available from the Consistency Coordinator, New York State Department of State, Division of Coastal Resources and Waterfront Revitalization, Coastal Zone Management Program, One Commerce Plaza, 99 Washington Avenue, Albany, New York 12231, Telephone (518) 474-6000. Comments regarding the applicant's certification, and copies of any letters to this office commenting upon this proposal, should be so addressed.

In addition to any required water quality certificate and coastal zone management program concurrence, the applicant has obtained or requested the following governmental authorization for the activity under consideration:

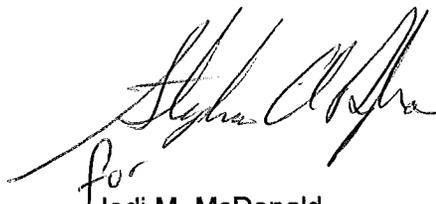
- New York State Department of Environmental Conservation

It is requested that you communicate the foregoing information concerning the activity to any persons known by you to be interested and who did not receive a copy of this notice. If you have any questions concerning this application, you may contact this office at (917) 790-8523 and ask for Naomi Handell.

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In order for us to better serve you, please complete our Customer Service Survey located at <http://www.nan.usace.army.mil/Missions/Regulatory/CustomerSurvey.aspx>.

For more information on New York District Corps of Engineers programs, visit our website at <http://www.nan.usace.army.mil>.

A handwritten signature in black ink, appearing to read "Jodi M. McDonald". The signature is written in a cursive style with a large, sweeping initial "J".

for
Jodi M. McDonald
Chief, Regulatory Branch

Enclosures

WORK DESCRIPTION

The applicant, Chelsea Piers Management, has requested Department of the Army authorization for the relocation of existing dock structures and installation of new dock structures in the Hudson River, Borough of Manhattan, New York County, New York.

The work would involve:

Relocation of existing structures:

From the north side of Pier 59: relocate (4) 10' wide by 40' long existing floating docks to the south side of Pier 61.

From the south side of Pier 61: relocate an existing 5' wide by 15' long platform and 5' wide by 35' long gangway 40 feet east.

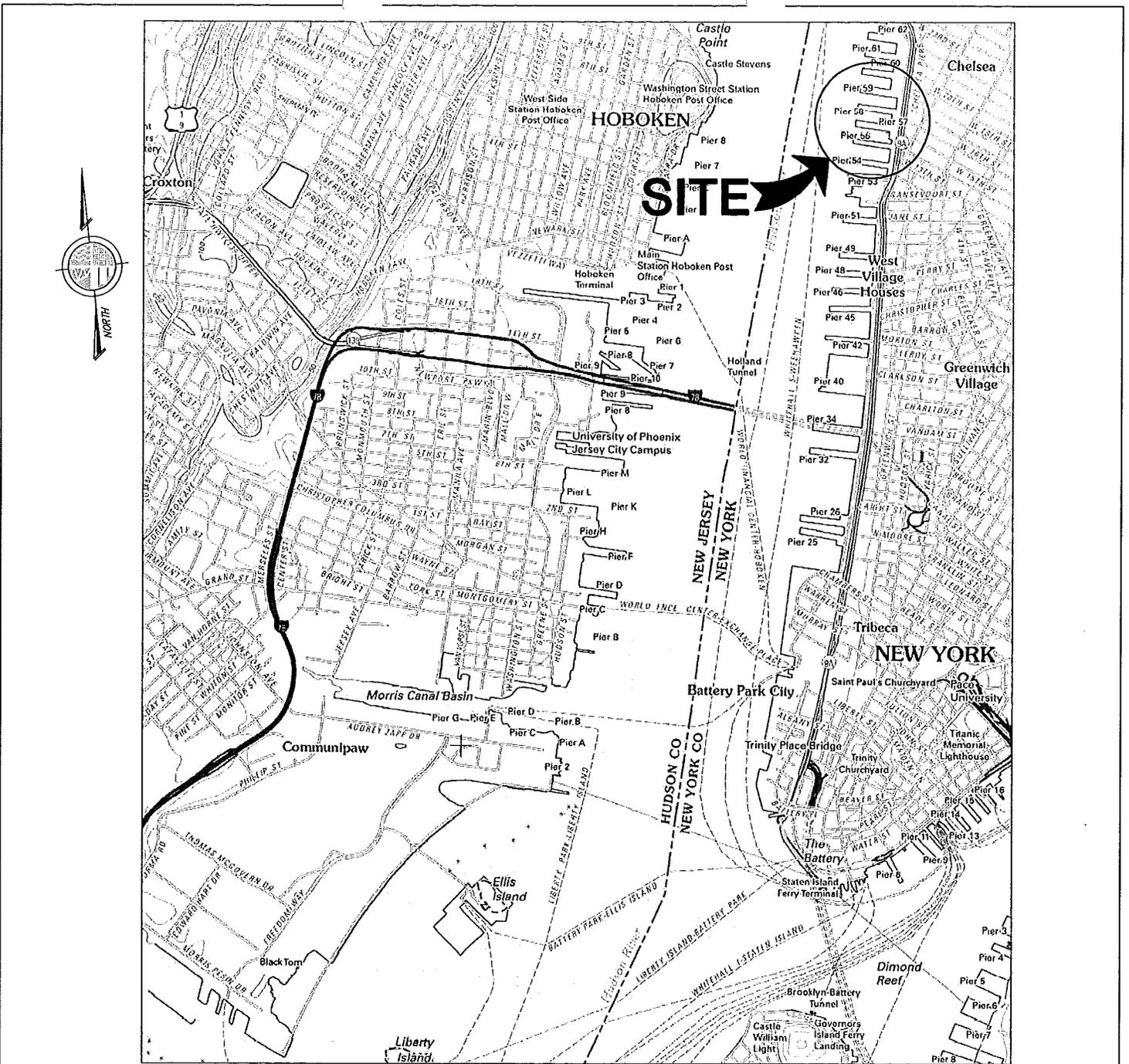
New structures:

On the north side of Pier 59, install four new 10' wide by 40' long floating docks.

Between Pier 61 and Pier 62, along the bulkhead, install three new floating docks, measuring 10' wide by 20' long, 10' wide by 25' long and 10' wide by 25' long, in a t-configuration at the south end of the existing floating dock.

The applicant has stated that they have avoided, minimized and mitigated for impacts proposed to the maximum extent practicable by reusing existing structures and use of a no work window to avoid impacts to aquatic species.

The stated purpose of this project is to provide additional docking space for marina users to access the Hudson River.



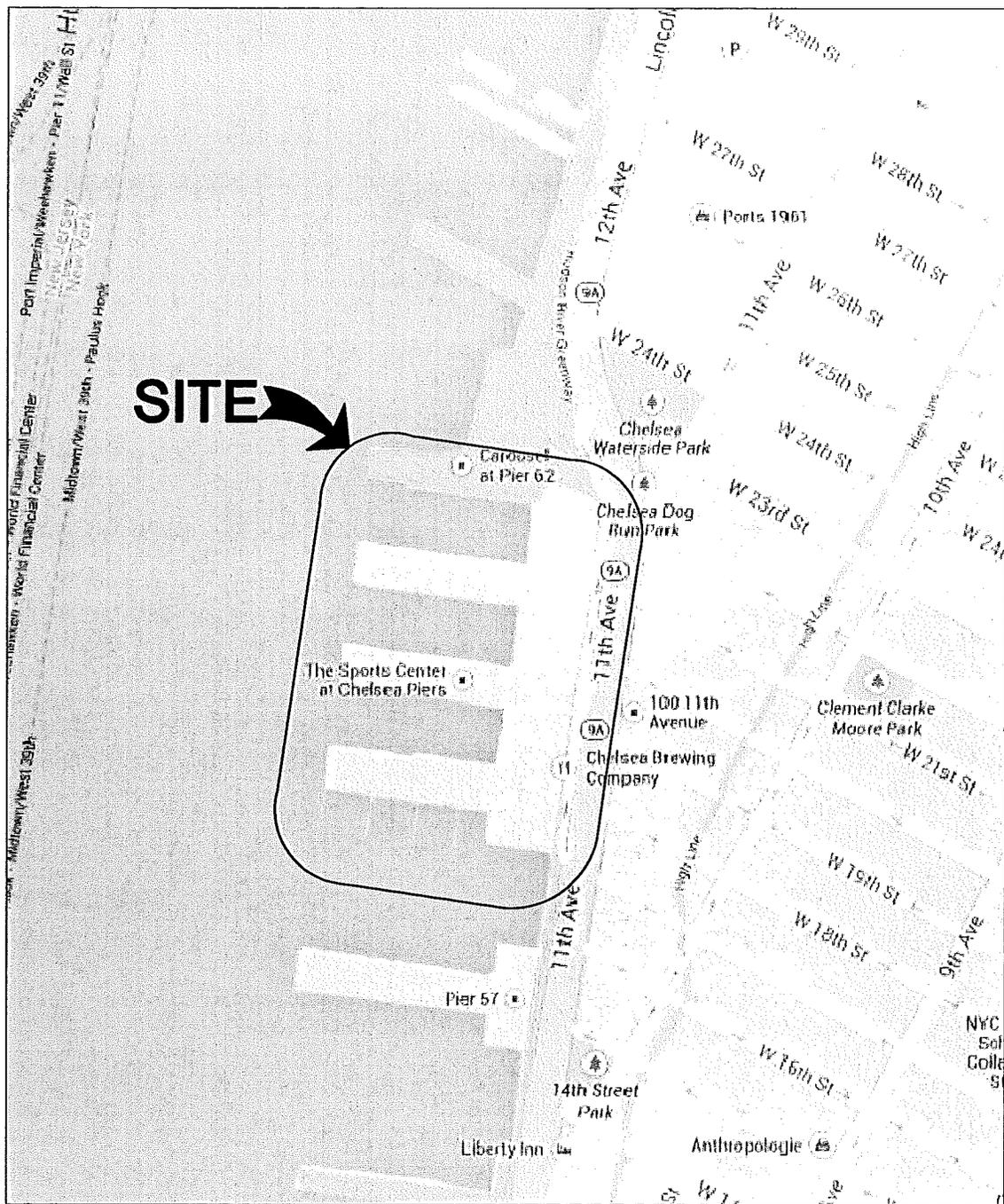
VICINITY PLAN

N.T.S.

NOTE: THE VICINITY MAP WAS TAKEN FROM USGS MAP OF THE JERSEY CITY QUADRANGLE NEW JERSEY-NEW YORK 7.5 MINUTE SERIES.
 LAT: 40°44'51.21"N
 LONG: 74°0'39.85"W

NAN-2014-00244-EHA

<p>PURPOSE: FLOATING DOCK INSTALLATION</p> <p>DATUM: NGVD 29</p>	<p>INSTALLATION OF FLOATING DOCKS AT PIER 59, 61 & 62</p> <p>APPLICANT: CHELSEA PIERS, L.P. 936 BROADWAY C/O CHELSEA PIER MANAGMENT NEW YORK, N.Y. 10010</p> <p>AGENT: M.G. McLAREN, P.C. 100 SNAKE HILL ROAD WEST NYACK, N.Y. 10994</p>	<p>VICINITY PLAN</p> <p>IN: MANHATTAN, NY AT: MANHATTAN COUNTY OF: NEW YORK STATE: NY</p> <p>SHT 1 OF 11 01/30/2014</p>
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LOCATION PLAN

N.T.S.

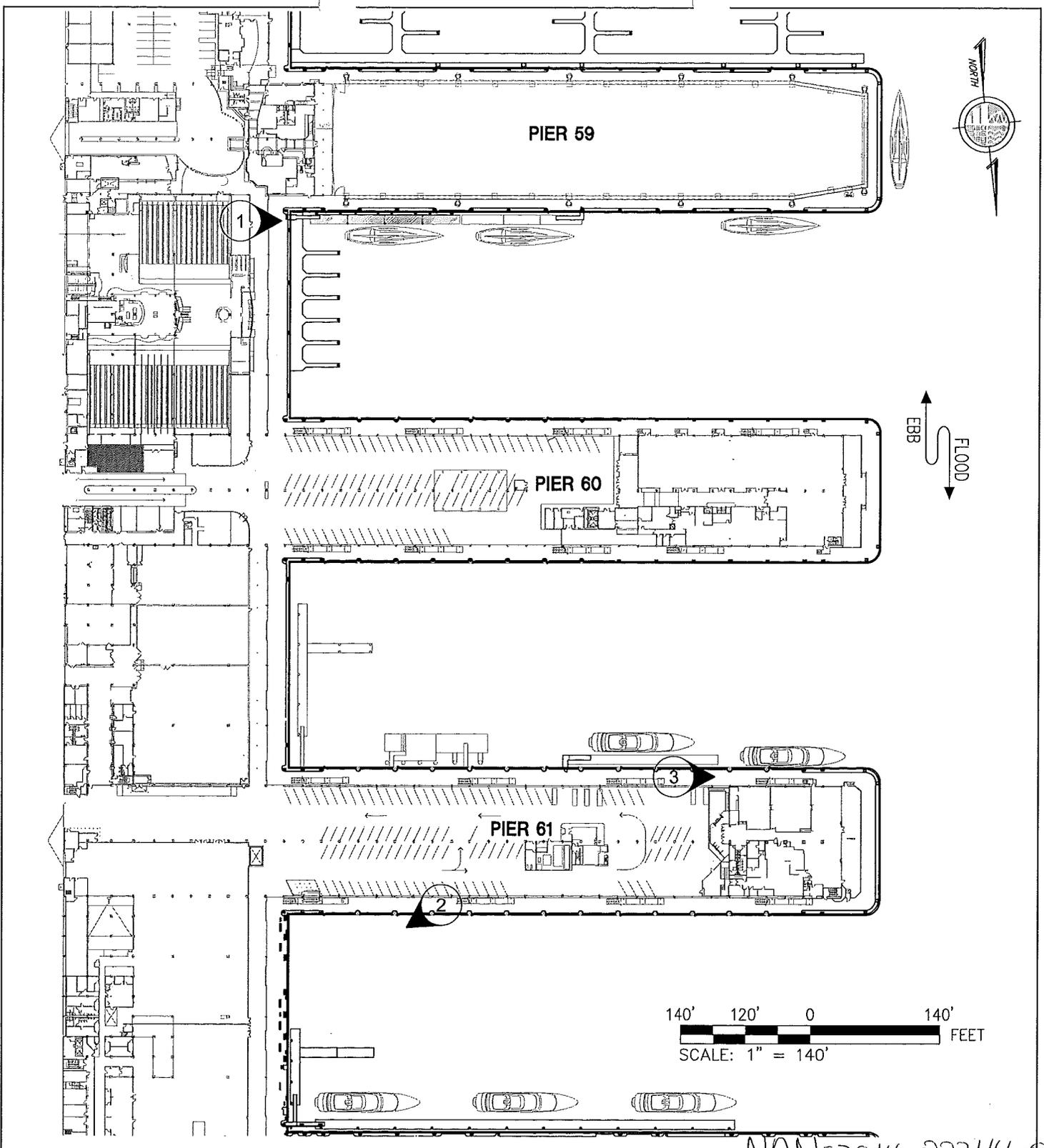
NOTE: MAP WAS TAKEN FROM GOOGLE MAPS

LAT: 40°44'51.21"N

LONG: 74°0'39.85"W

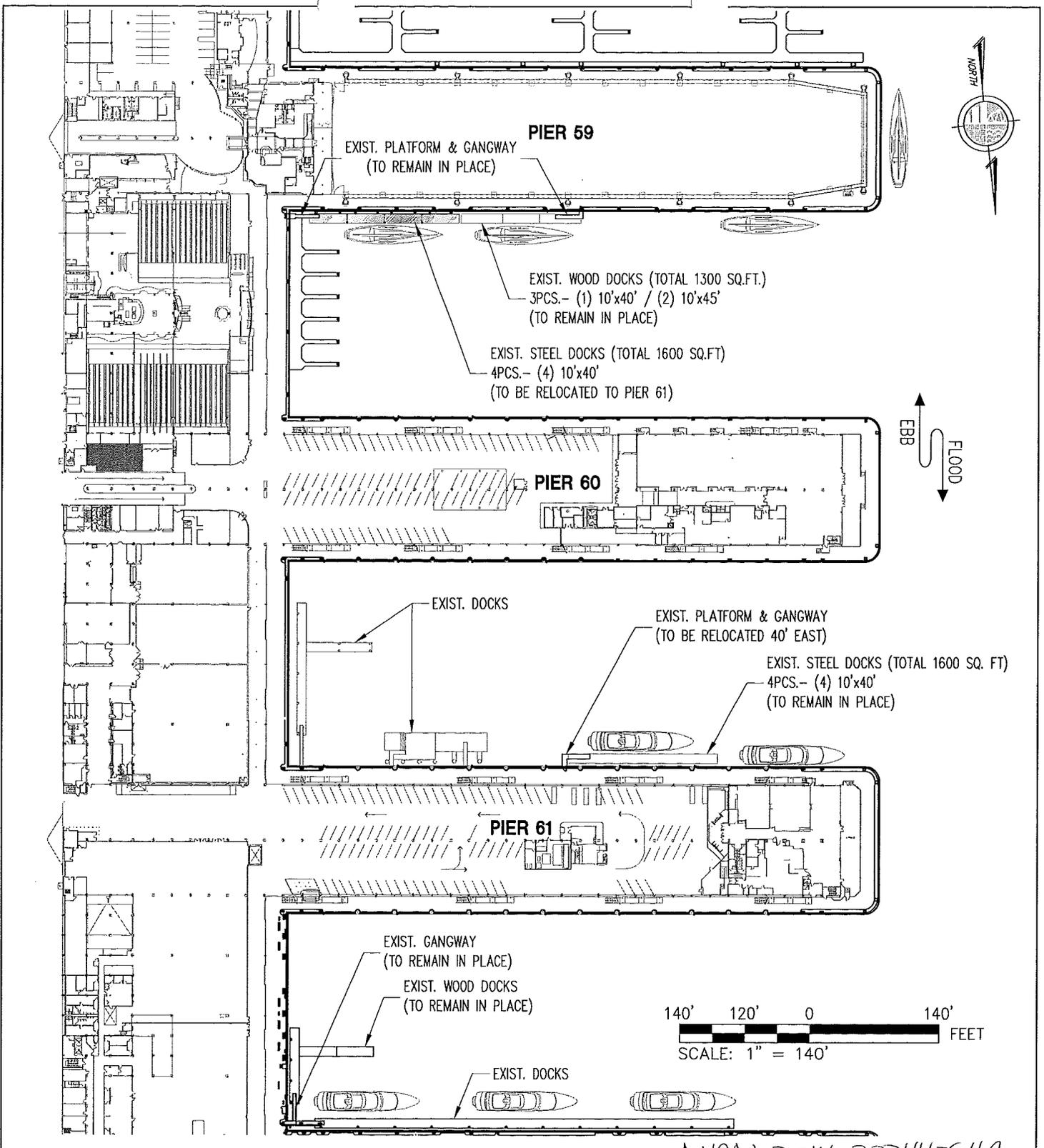
NAN-2014-00244-ETHA

<p>PURPOSE: FLOATING DOCK INSTALLATION</p> <p>DATUM: NGVD 29</p>	<p>INSTALLATION OF FLOATING DOCKS AT PIER 59, 61 & 62</p> <p>APPLICANT: CHELSEA PIERS, L.P. 936 BROADWAY C/O CHELSEA PIER MANAGMENT NEW YORK, N.Y. 10010</p> <p>AGENT: M.G. McLAREN, P.C. 100 SNAKE HILL ROAD WEST NYACK, N.Y. 10994</p>	<p style="text-align: center;">SITE PLAN</p> <p>IN: MANHATTAN, NY AT: MANHATTAN COUNTY OF: NEW YORK STATE: NY</p> <p style="text-align: right;">SHT 2 OF 11 01/30/2014</p>
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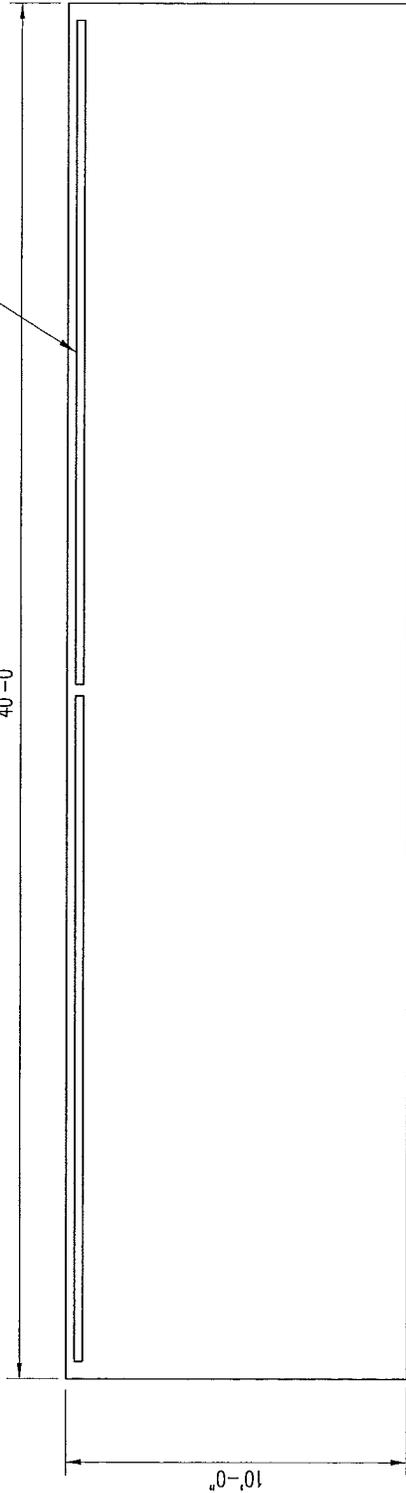
<p>PURPOSE: FLOATING DOCK INSTALLATION</p> <p>DATUM: NGVD 29</p>	<p>INSTALLATION OF FLOATING DOCKS AT PIER 59, 61 & 62</p> <p>APPLICANT: CHELSEA PIERS, L.P. 936 BROADWAY C/O CHELSEA PIER MANAGMENT NEW YORK, N.Y. 10010</p> <p>AGENT: M.G. McLAREN, P.C. 100 SNAKE HILL ROAD WEST NYACK, N.Y. 10994</p>	<p>PHOTO LOCATION PLAN</p> <p>IN: MANHATTAN, NY AT: MANHATTAN COUNTY OF: NEW YORKSTATE: NY</p> <p>SHT 3/11 01/30/2014</p>
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<p>PURPOSE: FLOATING DOCK INSTALLATION</p> <p>DATUM: NGVD 29</p>	<p>INSTALLATION OF FLOATING DOCKS AT PIER 59, 61 & 62</p> <p>APPLICANT: CHELSEA PIERS, L.P. 936 BROADWAY C/O CHELSEA PIER MANAGMENT NEW YORK, N.Y. 10010</p> <p>AGENT: M.G. McLAREN, P.C. 100 SNAKE HILL ROAD WEST NYACK, N.Y. 10994</p>	<p>EXISTING PLAN</p> <p>IN: MANHATTAN, NY AT: MANHATTAN COUNTY OF: NEW YORKSTATE: NY</p> <p>SHT 4/11 01/30/2014</p>
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STEEL RAILING

40'-0"



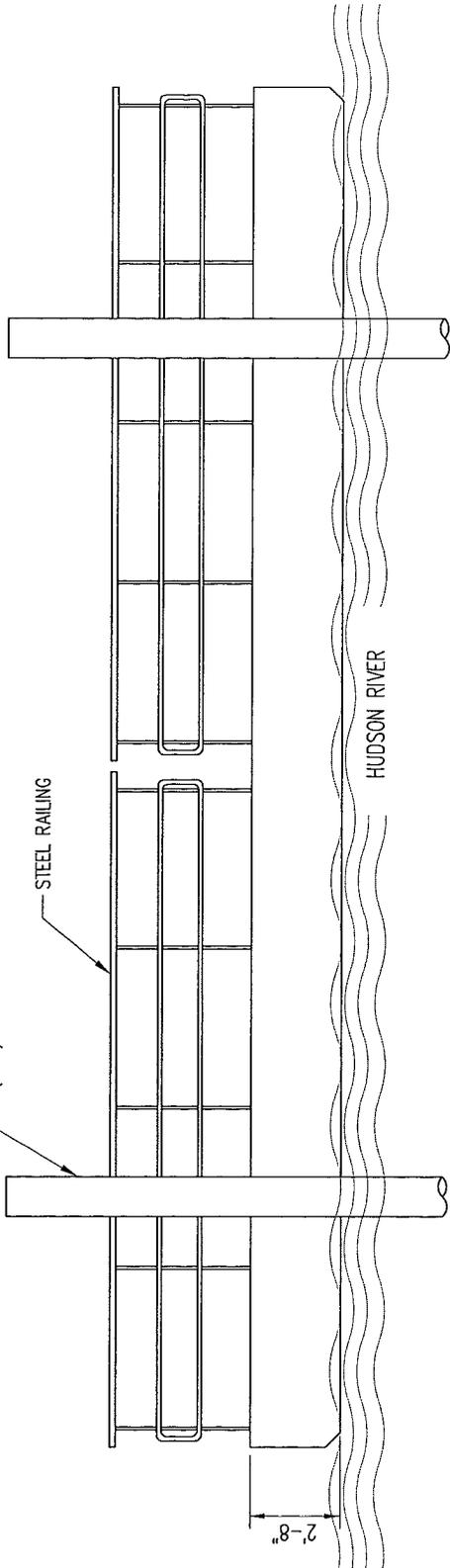
10'-0"

TYPICAL STEEL DOCK PLAN



14" Ø STEEL PIPE PILE
(TYP.)

STEEL RAILING



HUDSON RIVER

TYPICAL STEEL DOCK ELEVATION



NOTE: SEE SHEET 5 FOR TYPICAL CROSS SECTION.

PURPOSE: FLOATING DOCK
INSTALLATION

DATUM: NGVD 29

INSTALLATION OF FLOATING DOCKS AT PIER 59, 61 & 62

APPLICANT: CHELSEA PIERS, L.P.
936 BROADWAY
C/O CHELSEA PIER MANAGEMENT
NEW YORK, N.Y. 10010

AGENT: M.G. McLAREN, P.C.
100 SNAKE HILL ROAD
WEST NYACK, N.Y. 10994

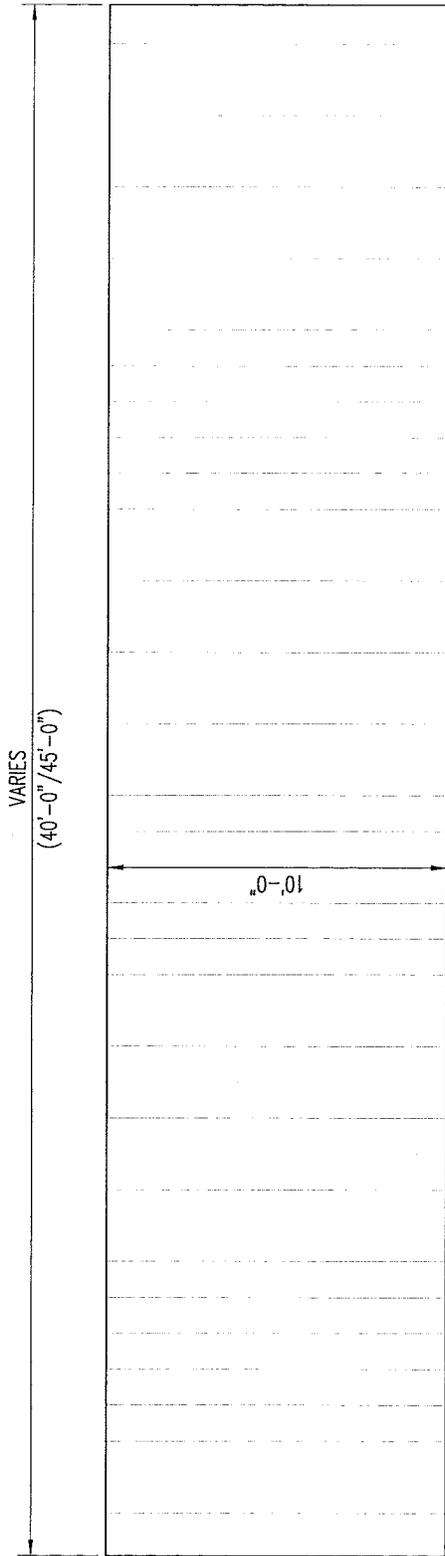
TYPICAL STEEL DOCK PLAN AND ELEVATION

IN: MANHATTAN, NY
AT: MANHATTAN
COUNTY OF: NEW YORK STATE: NY

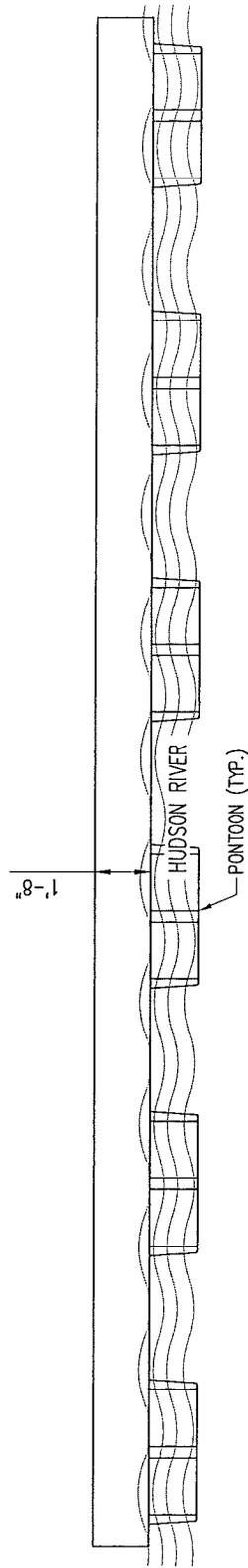
SHT

6/11

01/30/2014



TYPICAL WOOD DOCK PLAN



TYPICAL WOOD DOCK ELEVATION



NOTE: SEE SHEET 5 FOR TYPICAL CROSS SECTION.

PURPOSE: FLOATING DOCK
INSTALLATION
DATUM: NGVD 29

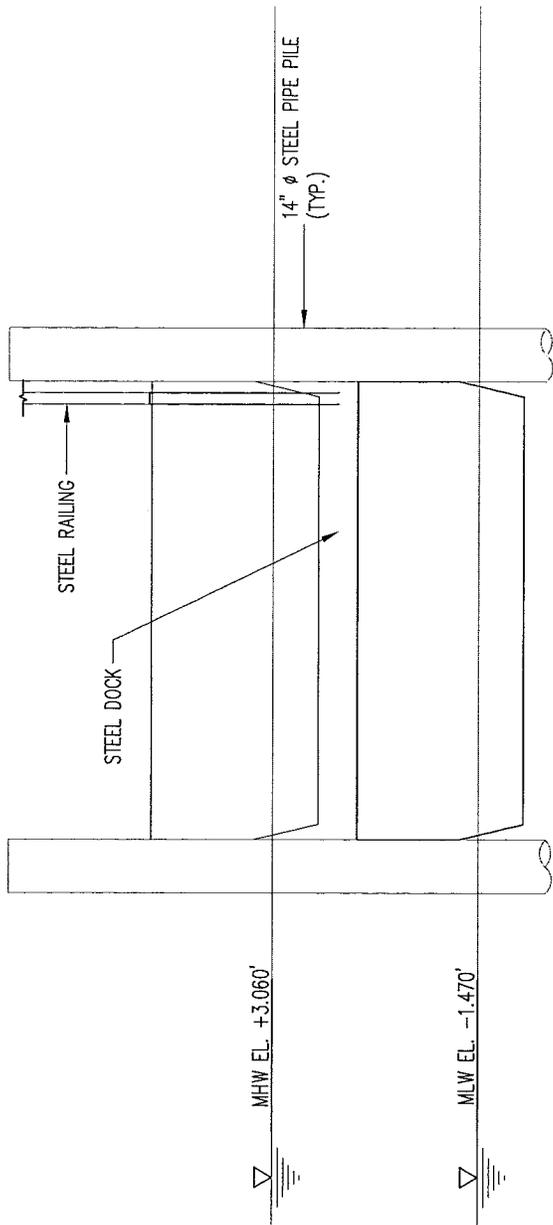
**INSTALLATION OF FLOATING DOCKS
AT PIER 59, 61 & 62**

APPLICANT: CHELSEA PIERS, L.P.
936 BROADWAY
C/O CHELSEA PIER MANAGMENT
NEW YORK, N.Y. 10010
AGENT: M.G. McLAREN, P.C.
100 SNAKE HILL ROAD
WEST NYACK, N.Y. 10994

**TYPICAL WOODEN DOCK
PLAN & ELEVATION**

IN: MANHATTAN, NY
AT: MANHATTAN
COUNTY OF: NEW YORK STATE: NY

SHT 7/11 01/30/2014

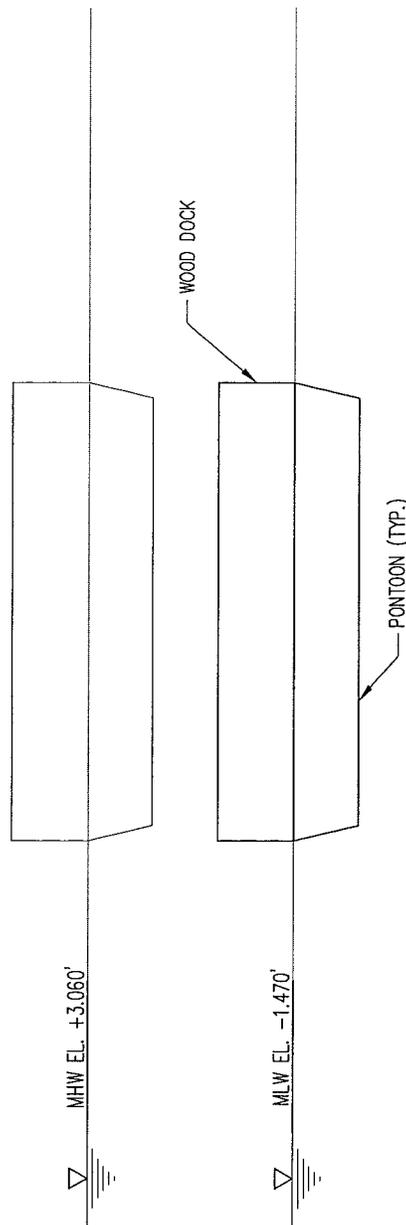


MHW EL. +3.060'

MLW EL. -1.470'

A TYPICAL STEEL DOCK CROSS SECTION

5



MHW EL. +3.060'

MLW EL. -1.470'

B TYPICAL WOOD DOCK CROSS SECTION

5



PURPOSE: FLOATING DOCK
INSTALLATION

DATUM: NGVD 29

INSTALLATION OF FLOATING DOCKS
AT PIER 59, 61 & 62

APPLICANT: CHELSEA PIERS, L.P.
936 BROADWAY
C/O CHELSEA PIER MANAGEMENT
NEW YORK, N.Y. 10010

AGENT: M.G. McLAREN, P.C.
100 SNAKE HILL ROAD
WEST NYACK, N.Y. 10994

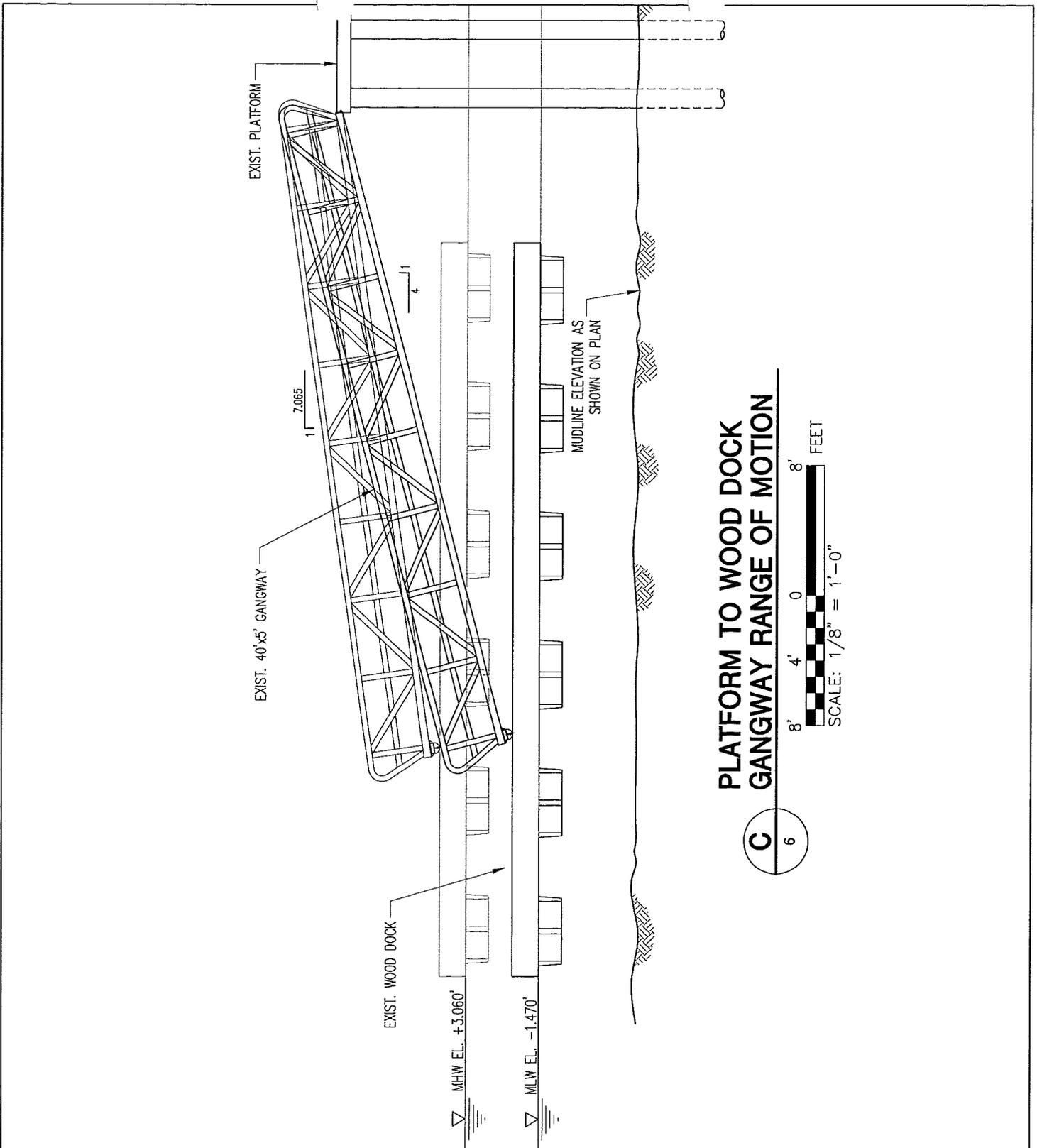
DOCK CROSS SECTIONS

IN: MANHATTAN, NY
AT: MANHATTAN
COUNTY OF: NEW YORKSTATE: NY

SHT

8/14

01/30/2014



PURPOSE: FLOATING DOCK
INSTALLATION

DATUM: NGVD 29

INSTALLATION OF FLOATING DOCKS
AT PIER 59, 61 & 62

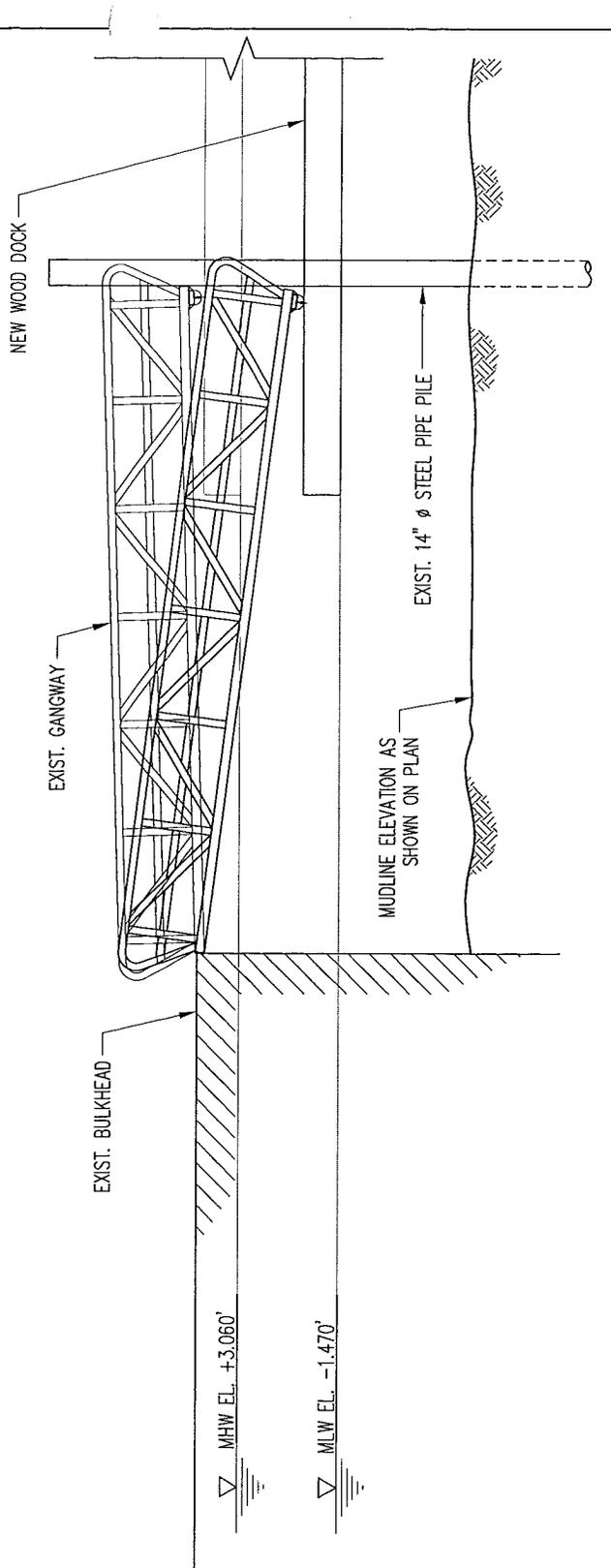
APPLICANT: CHELSEA PIERS, L.P.
936 BROADWAY
C/O CHELSEA PIER MANAGEMENT
NEW YORK, N.Y. 10010

AGENT: M.G. McLAREN, P.C.
100 SNAKE HILL ROAD
WEST NYACK, N.Y. 10994

TYPICAL GANGWAY
RANGE OF MOTION

IN: MANHATTAN, NY
AT: MANHATTAN
COUNTY OF: NEW YORK STATE: NY

SHT 9/11 01/30/2014



**BULKHEAD TO STEEL
GANGWAY RANGE OF MOTION**

D
7



PURPOSE: FLOATING DOCK
INSTALLATION

DATUM: NGVD 29

**INSTALLATION OF FLOATING DOCKS
AT PIER 59, 61 & 62**

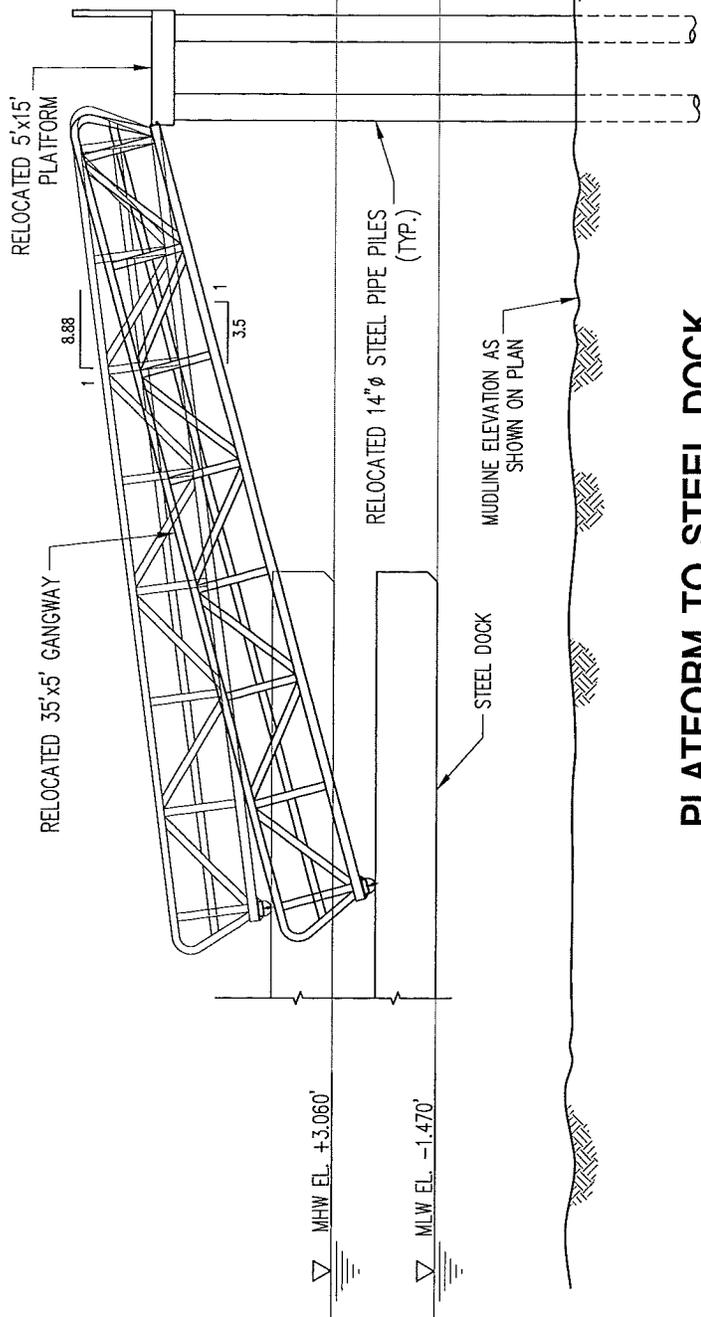
APPLICANT: CHELSEA PIERS, L.P.
936 BROADWAY
C/O CHELSEA PIER MANAGEMENT
NEW YORK, N.Y. 10010

AGENT: M.G. McLAREN, P.C.
100 SNAKE HILL ROAD
WEST NYACK, N.Y. 10994

**TYPICAL BULKHEAD
TO GANGWAY SECTION**

IN: MANHATTAN, NY
AT: MANHATTAN
COUNTY OF: NEW YORK STATE: NY

SHT 10/11 01/30/2014



**PLATFORM TO STEEL DOCK
GANGWAY RANGE OF MOTION**

E
8



PURPOSE: FLOATING DOCK
INSTALLATION
DATUM: NGVD 29

INSTALLATION OF FLOATING DOCKS
AT PIER 59, 61 & 62
APPLICANT: CHELSEA PIERS, L.P.
936 BROADWAY
C/O CHELSEA PIER MANAGMENT
NEW YORK, N.Y. 10010
AGENT: M.G. McLAREN, P.C.
100 SNAKE HILL ROAD
WEST NYACK, N.Y. 10994

TYPICAL GANGWAY
ELEVATION
IN: MANHATTAN, NY
AT: MANHATTAN
COUNTY OF: NEW YORK STATE: NY

SHT **1111** 01/30/2014