



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-2007-474-EBU
Issue Date: May 25, 2007
Expiration Date: June 26, 2007

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 USC 403) and Section 404 of the Clean Water Act (33 U.S.C. 1344).

APPLICANT: HFI Realty LLC
c/o Irwin Krasnow
1055 Stewart Avenue
Suite 9
Bethpage, New York 11714

ACTIVITY: Install floating docks, finger floats and mooring piles

WATERWAY: Woodcleft Canal, Hempstead Bay

LOCATION: Village of Freeport, Town of Hempstead, Nassau 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.

Any person may request, in writing, before this public notice expires, that a public hearing be held 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 of 1996 (16 U.S.C. 1855 (b)), requires all federal agencies to consult with the National Oceanic and Atmospheric Administration (NOAA) Fisheries Service on all actions, or proposed actions, permitted, funded, or undertaken by the agency, that may adversely affect Essential Fish Habitat (EFH). A complete description of the proposed activity is given in the enclosed Work Description. The Corps of Engineers has made the preliminary determination that the site specific adverse effects are not likely to be substantial. Further consultation with NOAA Fisheries Service regarding EFH impacts and conservation recommendations will be concluded prior to the final permit 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.

Reviews of activities pursuant to Section 404 of the Clean Water Act will include application of the guidelines promulgated by the Administrator, U.S. Environmental Protection Agency, under authority of Section 404 (b) of the Clean Water Act and the applicant will obtain a water quality certificate or waiver from the appropriate state agency in accordance with Section 401 of the Clean Water Act prior to a permit decision.

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, 41 State Street, 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:

- Town of Hempstead
- 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) 790-8513 and ask for Denise Butts.

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



Richard L. Tomer
Chief, Regulatory Branch

Enclosures

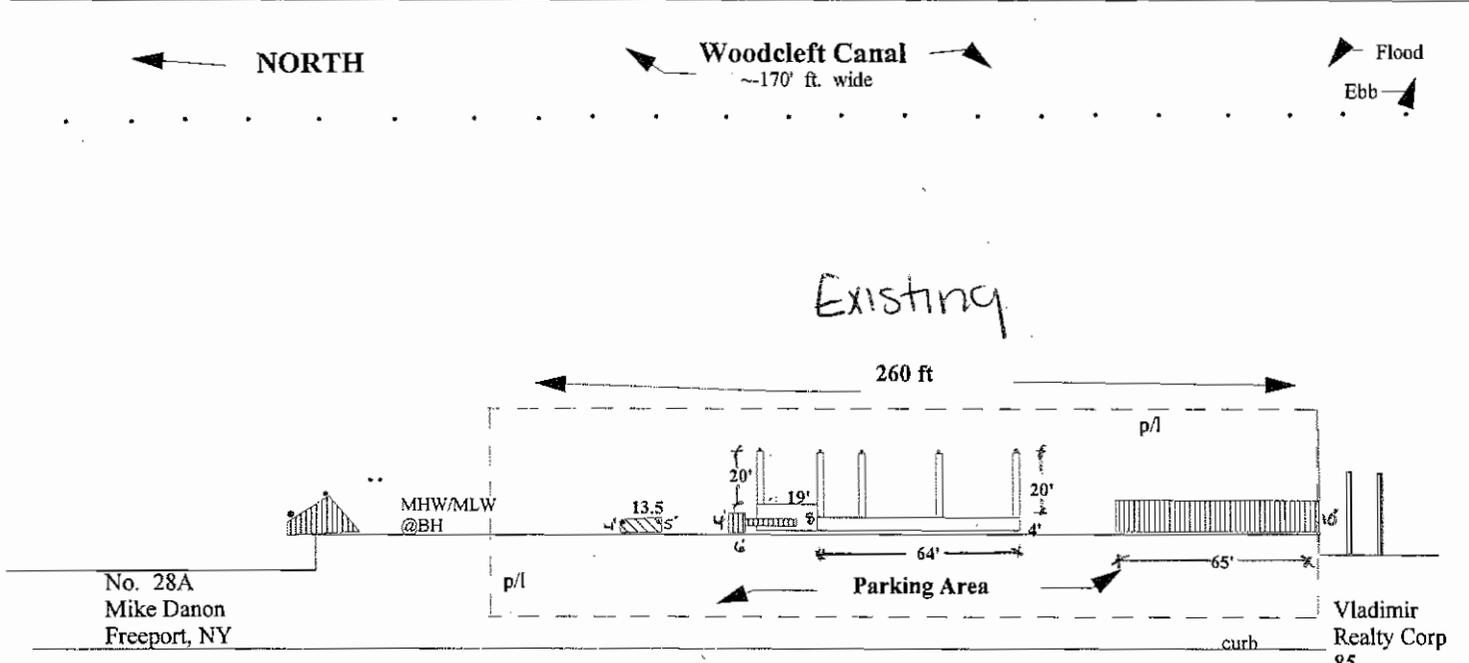
WORK DESCRIPTION

The applicant, HFI Realty LLC, has requested Department of the Army authorization to install finger floats and mooring pilings in Woodcleft Canal, Hempstead Bay located in the Village of Freeport, Town of Hempstead, Nassau County, New York.

The work would involve the modification of an existing floating dock facility by removing a 4-foot wide by 64-foot long float with three (3) 2-foot wide by 20-foot long finger floats and install a 3-foot wide by 16-foot long ramp leading to floating docks consisting of a 4-foot wide by 90-foot long float with three (3) 2.5-foot wide by 20-foot long finger floats, an existing 8-foot wide by 20-foot long float with two (2) 2.5-foot wide by 16-foot long finger floats, a 4-foot wide by 59-foot long float with a 2.5-foot wide by 20-foot long finger float. Install a 6-foot wide by 18-foot long float with a 2.5-foot wide by 18-foot long finger float section, a 4-foot wide by 70-foot long float with three (3) 2.5-foot wide by 14-foot long finger floats and install nine (9) mooring piles.

The stated purpose of the project is to enhance recreational access at waterfront restaurant.

SITE PLAN FOR FLOATING DOCK ASSEMBLY -EXISTING CONDITIONS



Woodcleft Ave.

42 Woodcleft
Restaurant

**NYSDEC:1-2820-01048/0
0003, USACE:
2005-01118-L3,
NYSDOS:F2005-0816

Vladimir
Realty Corp
85
Woodcleft
c/o 578
Guy
Lombardo
Ave.,
Freeport,
NY 11520



US Army Corps
of Engineers
New York District

Corps #: NAN-2007-474-EB4
Project Name: HFI Realty LLC
Sheet 1 of 4

Applicant: HFI Realty LLC

At: Freeport, NY

Proposal: Floating dock facility
Reconstruct bulkhead

Appl. By: **Ocean Consulting**
262 Weidner Ave.
Oceanside, NY 11572
(516) 764-8534

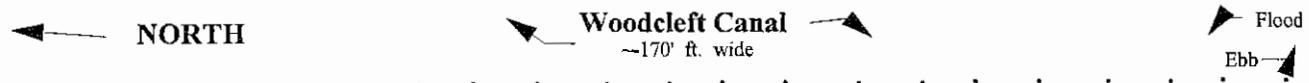
Date: 1-DEC-06 REV: 25-APR-07, 11-MAY-07

Tax map: Sec: 62 Blk: 177 Lot: 28-31

Location: 42 Woodcleft Ave.
Freeport, NY 11520

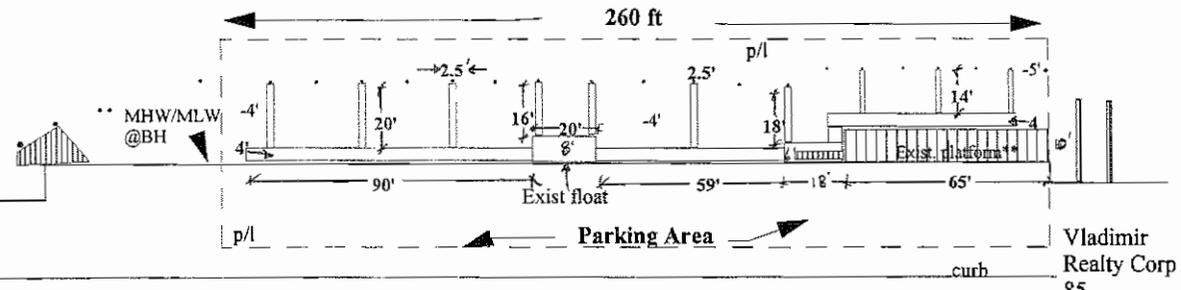
Datum: Mean Low Water
Scale: 1 inch = 60 feet

SITE PLAN FOR FLOATING DOCK ASSEMBLY -PROPOSED CONDITIONS



Proposed

Install floating dock assembly: 3'x16' ramp, 6'x18' float, 4'x60' float w/ (3) 2.5'x14' fingers, 4'x5' connecting float, 4'x59' float w/ (2) 2.5'x20' fingers, 4'x90' float w/ (3) 2.5'x20' fingers and 9 mooring piles. Existing 8'x 20' float w/ (2) 2.5'x16' fingers to remain.



No. 28A
Mike Danon
Freeport, NY

Woodcleft Ave.

Vladimir Realty Corp
85
Woodcleft
c/o 578
Guy Lombardo Ave.,
Freeport,
NY 11520

42 Woodcleft
Restaurant

**NYSDEC:1-2820-01048/00003,
USACE: 2005-01118-L3,
NYSDOS:F2005-0816



US Army Corps
of Engineers
New York District

Corps #: NAN-2007-474-6B4
Project Name: HFI Realty LLC
Sheet 2 of 4

Applicant: HFI Realty LLC

At: Freeport, NY

Proposal: Floating dock facility
Reconstruct bulkhead

Appl. By: **Ocean Consulting**
262 Weidner Ave.
Oceanside, NY 11572
(516) 764-8534

Date: 1-DEC-06 REV: 25-APR-07, 11-MAY-07

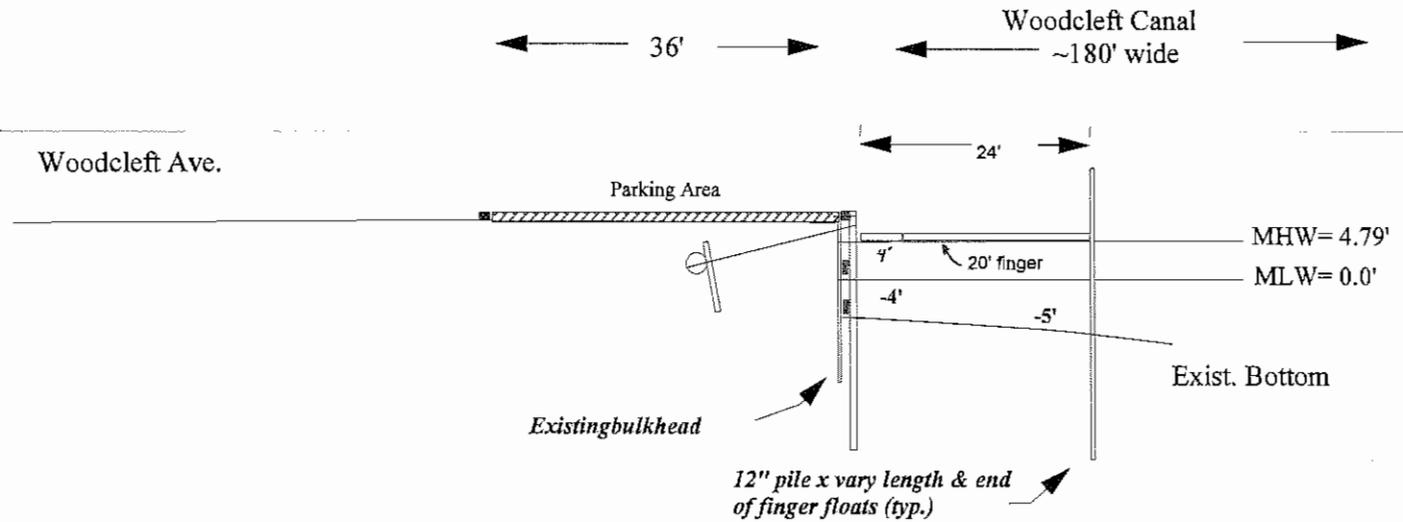
Tax map: Sec: 62 Blk: 177 Lot: 28-31

Location: 42 Woodcleft Ave.
Freeport, NY 11520

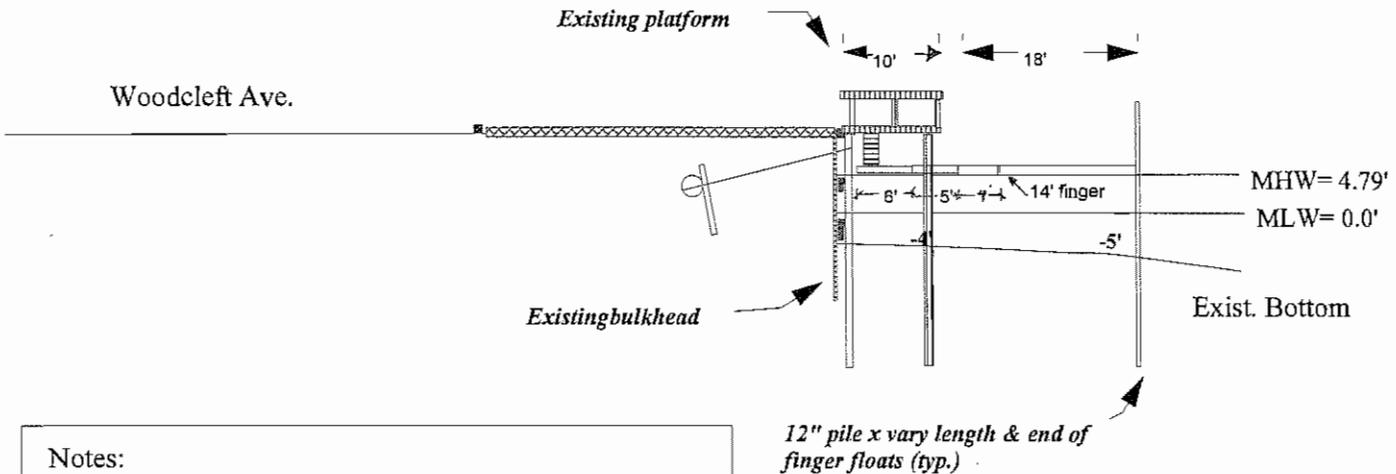
Datum: Mean Low Water
Scale: 1 inch = 60 feet

PROFILE THRU FLOATING DOCK ASSEMBLY

Section at north floats



Section at platform



Notes:

All timber material CCA & Hardware hot-dip galv.
BH/Platform via permits:
NYSDEC 1-2820-01048/00003, ACE 2005-01118-L3



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New York District

Corps #: NAN-2007-472-EBU

Project Name: HPI Realty LLC

PAE Sheet 3 of 4

Purpose: Recreational access

Proposed floating dock facility
in Woodcleft Canal, New York

Date: 1-DEC-06 REV: 11-MAY-07

At: Freeport, NY - Nassau Cty.

Location: 42 Woodcleft Ave

Appl. By: **Ocean Consulting**

Tax map: Sec: 62 Blk: 177 Lot: 28-31

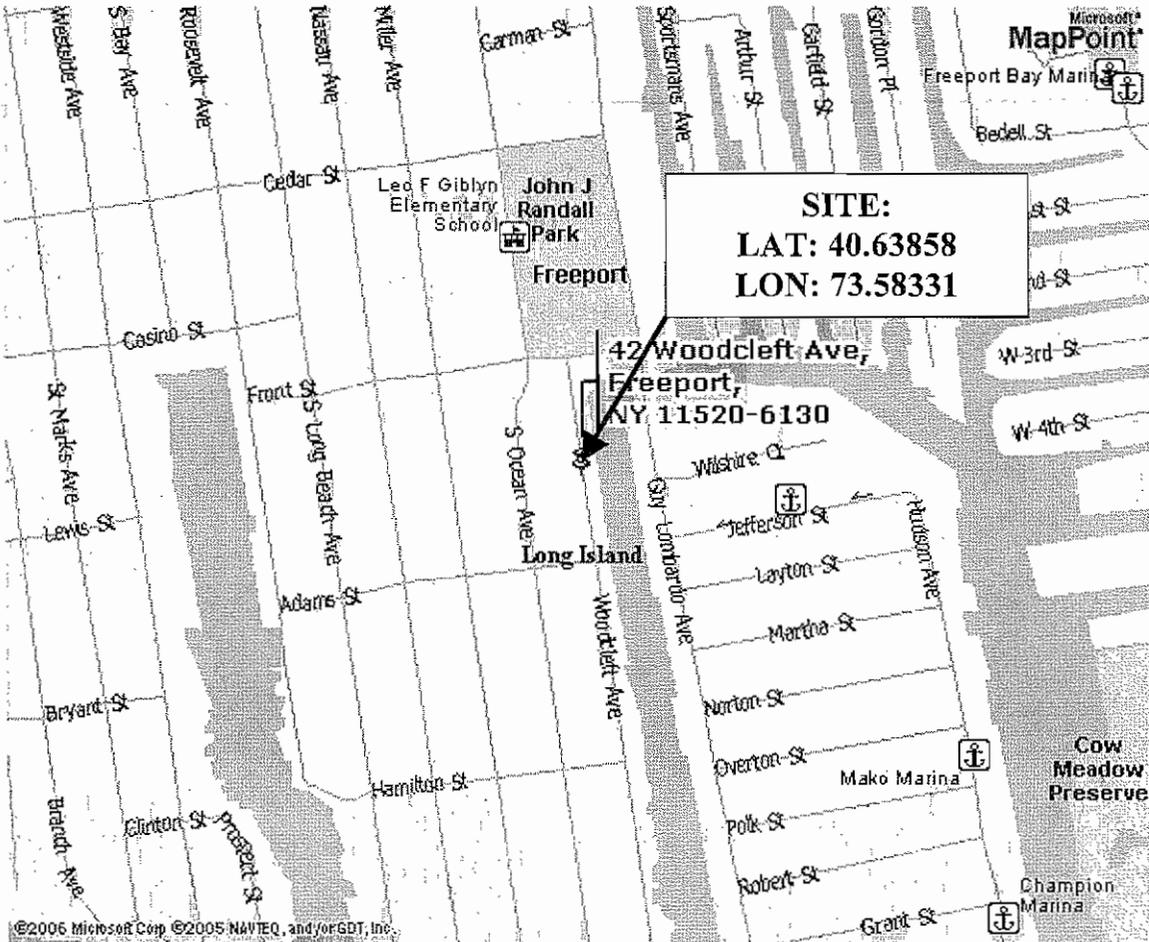
262 Weidner Ave.

Datum: Mean Low Water

Oceanside, NY 11572

Scale: 1 inch = 20 feet

(516) 764-8534



PAGE 4 OF 4
PROPOSED FLOAT DOCK ASSEMBLY

**SITE LOCATION MAP FOR
 HFI REALTY LLC
 42 WOODCLEFT AVE
 FREEPORT, NY**



US Army Corps
 of Engineers
 New York District

Corps #: NAN-2007-474-EBU
 Project Name: HFI Realty LLC
 Sheet 4 of 4