



# 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-2019-00805-EMI**  
Issue Date: **December 11, 2020**  
Expiration Date: **January 10, 2021**

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

APPLICANT: Vincent Mai  
50 Cornwall Lane  
Sands Point, New York 11050

ACTIVITY: Wetland Restoration, Beach Nourishment and Installation of Dock Structures

WATERWAY: Manhasset Bay, a tributary of Long Island Sound

LOCATION: 50 Cornwall Lane, Sands Point, Town of North 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

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AND EMAILED 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 submitted in response to this notice will be fully considered during the public interest review for this permit application. Comments provided will become part of the public record for this permit application. All written comments, including contact information, will be made a part of the administrative record, available to the public under the Freedom of Information Act. The Administrative Record, or portions thereof, may also be posted on a Corps of Engineers internet web site. Due to resource limitations, this office will normally not acknowledge the receipt of comments or respond to individual letters of comment.

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 email 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 is 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.

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

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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. Please send all comments and questions concerning this application to [Christopher.W.Minck@usace.army.mil](mailto:Christopher.W.Minck@usace.army.mil).

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>.



**FOR AND IN BEHALF OF**  
Stephan A. Ryba  
Chief, Regulatory Branch

Enclosures

### **WORK DESCRIPTION**

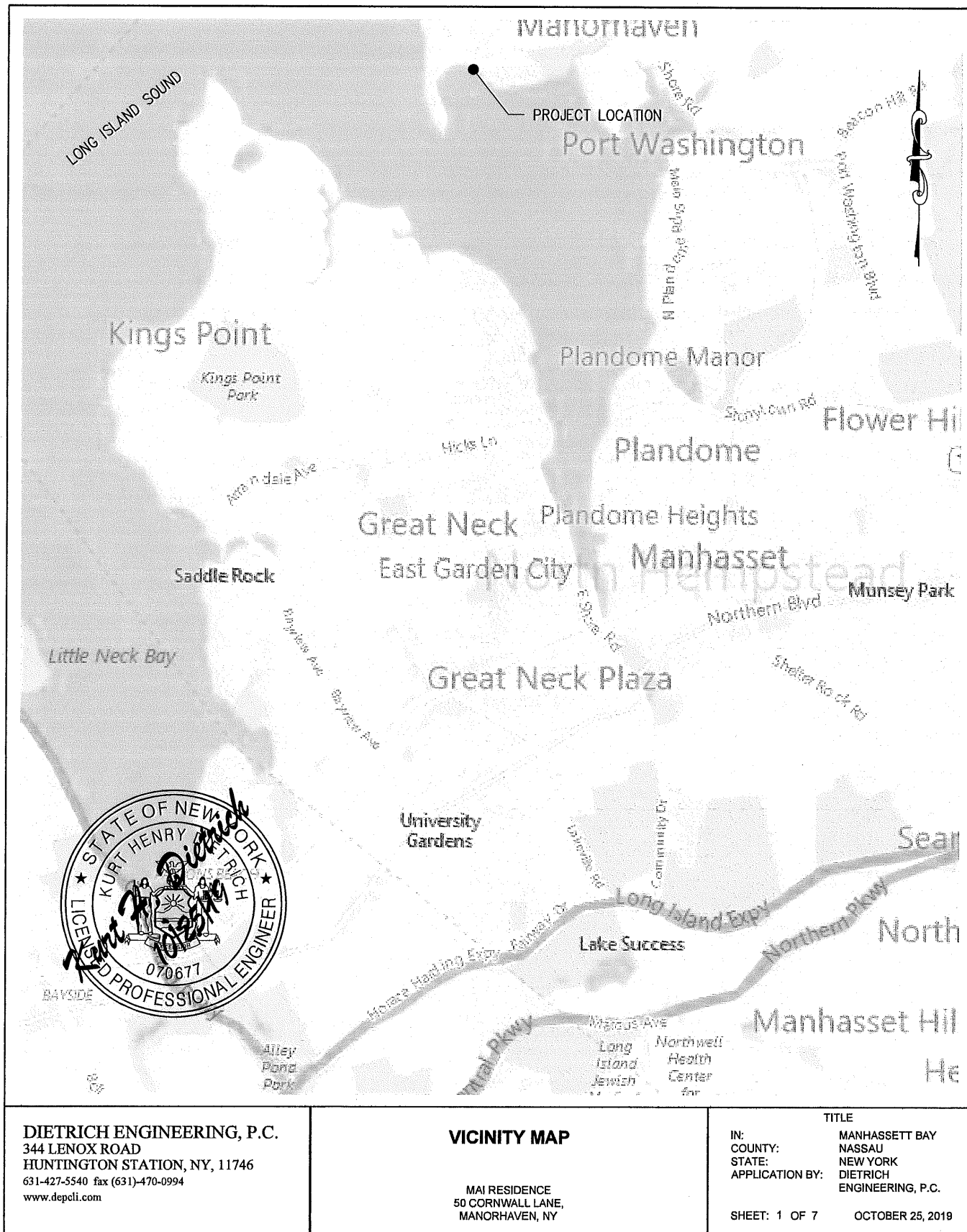
The permit applicant, Vincent Mai, has requested Department of the Army authorization for installation of dock structures, wetland restoration and beach nourishment in Manhasset Bay, a tributary of the Long Island Sound at 50 Cornwall Lane, Sands Point, Town of North Hempstead, Nassau County, New York.

The regulated work would involve the installation of a new four-foot-wide by 45-foot-long fixed pier and a four-foot-wide by 20-foot-long ramp leading to an existing eight-foot-wide by 135-foot-long section of float and a 10-foot-wide by 80-foot-long section of float, secured by six-timber piles.

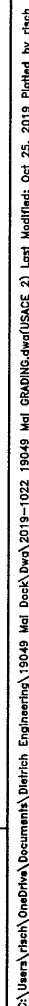
The regulated work would additionally involve the excavation of approximately 400-cubic yards of material from two locations totaling 3,610 square feet (460 square feet and 3,150 square feet) below the Spring High Water line. The 400 cubic yards of material will be relocated to the south of the property over an area of 3,650 square feet to re-nourish the eroded beach area below the Spring High Water line. The excavated areas will be re-graded at a 3:1 slope or flatter and would be re-planted with native wetland vegetation. The 460-square foot area will be planted with *Spartina alterniflora* and the 3,150 square foot area will be planted with *Baccharis halimifolia* at the higher elevation and *Spartina alterniflora* at the lower elevation.

The applicant has stated that they have avoided, minimized, and mitigated for potential impacts proposed, to the maximum extent practicable by placing the excavated material as nourishment during low tide, planting wetland vegetation in the excavated areas, and using land based excavation machinery.

The purpose of this project is to restore safe recreational access to the waterway, prevent further erosion on the property and prevent further degradation of existing tidal marshes.



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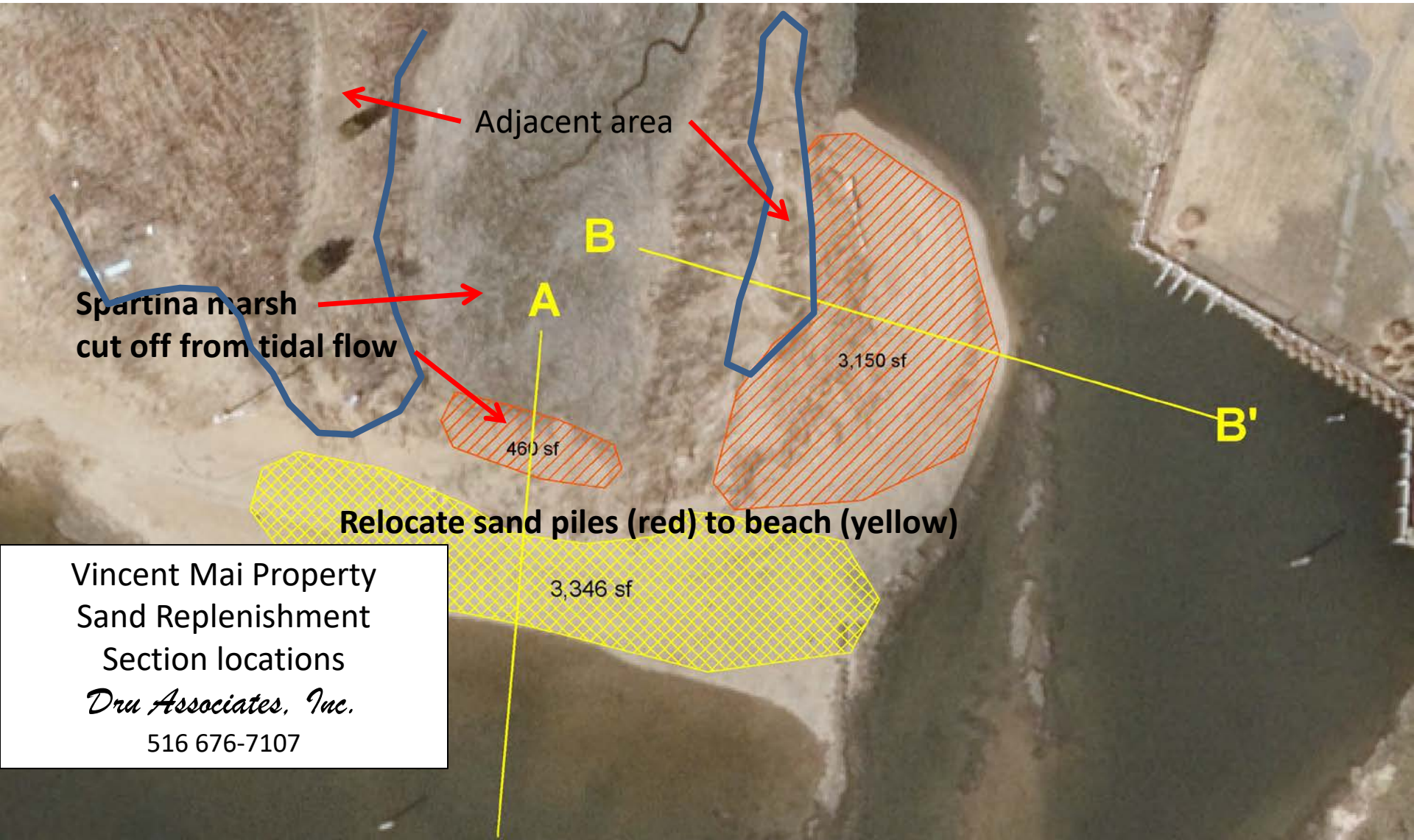
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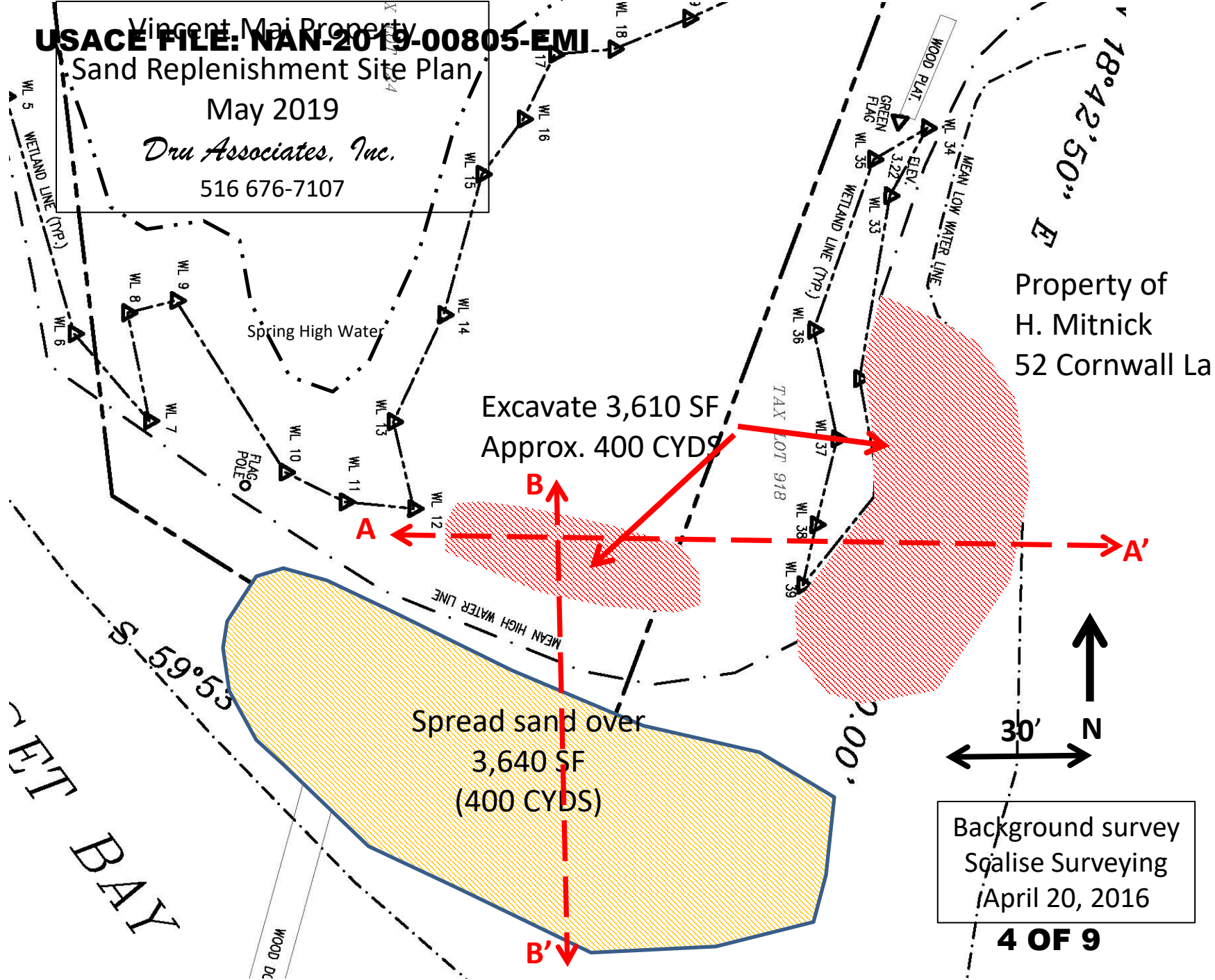
Vincent Mai Property  
**USACE FILE: NAN-2019-00805-EMI**

Sand Replenishment Site Plan

May 2019

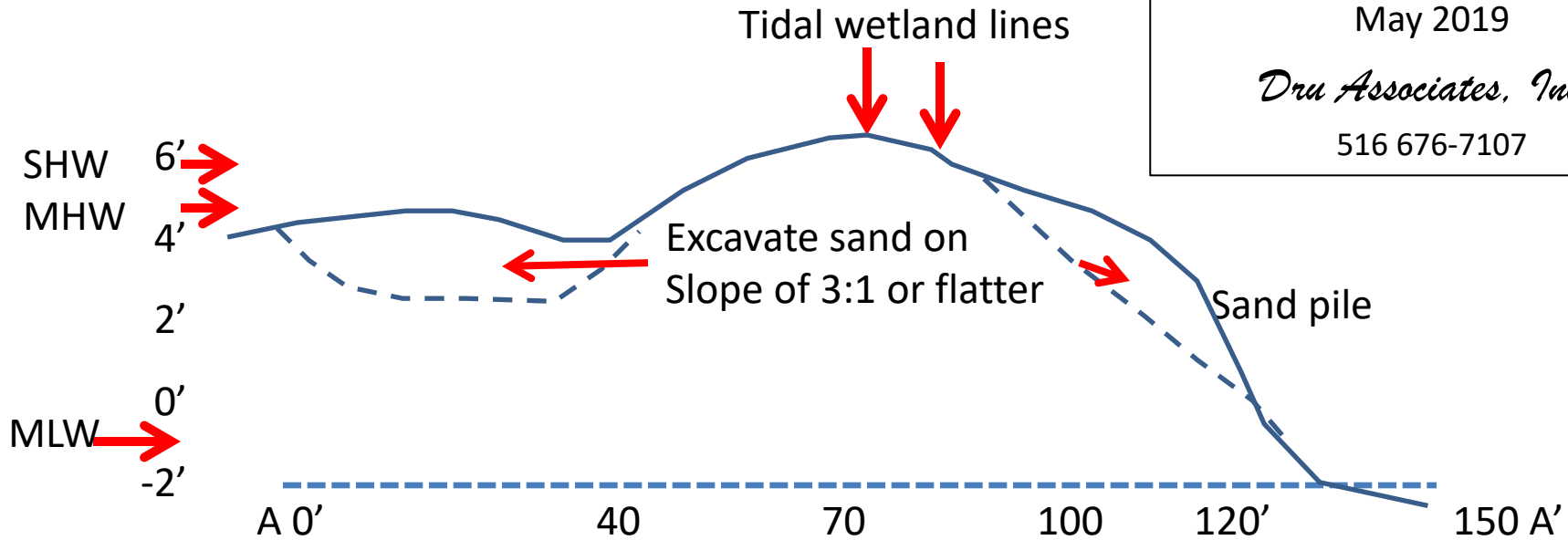
*Dru Associates, Inc.*

516 676-7107

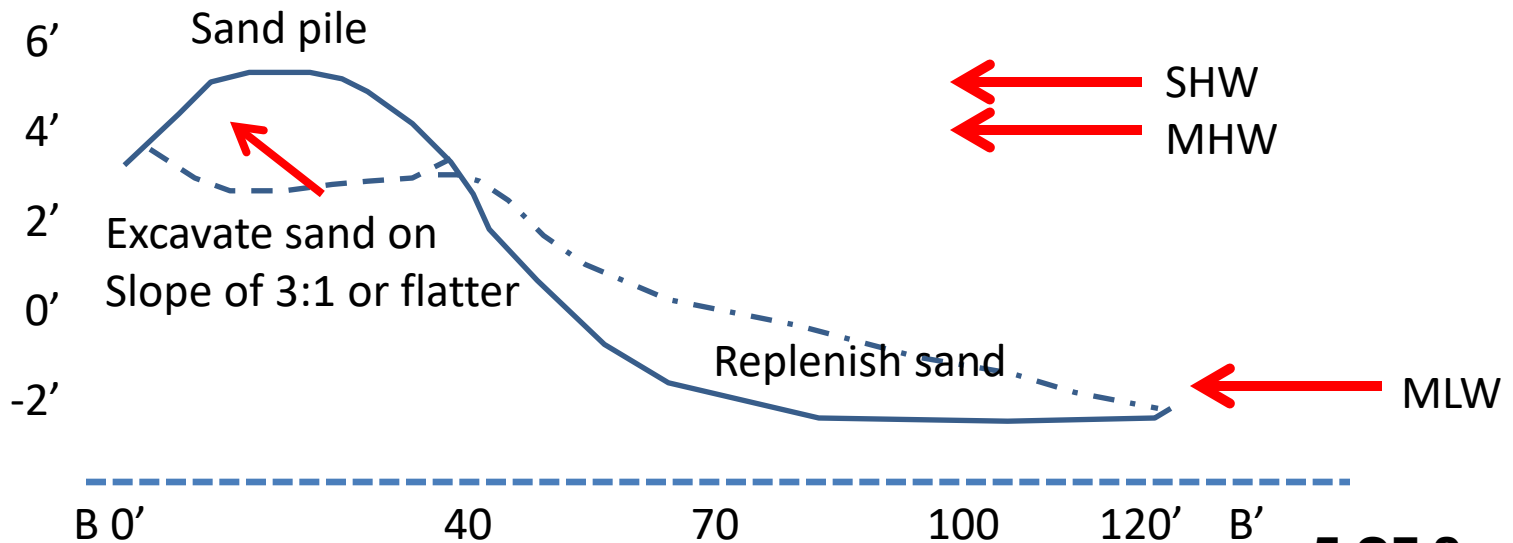


Background survey  
Sgalise Surveying  
April 20, 2016





Scale as shown



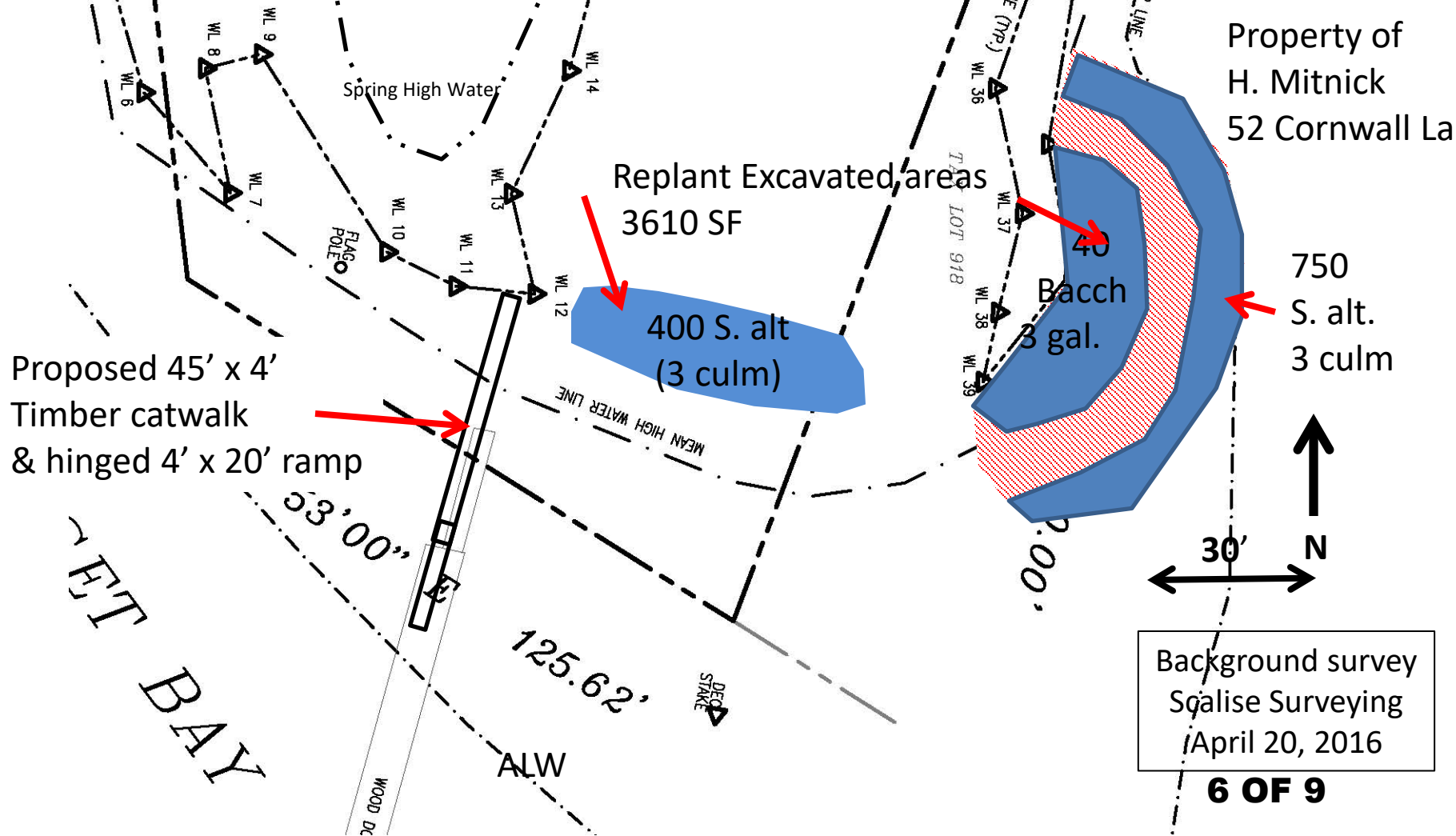
USACE FILE: NAN-2019-00805-EMI

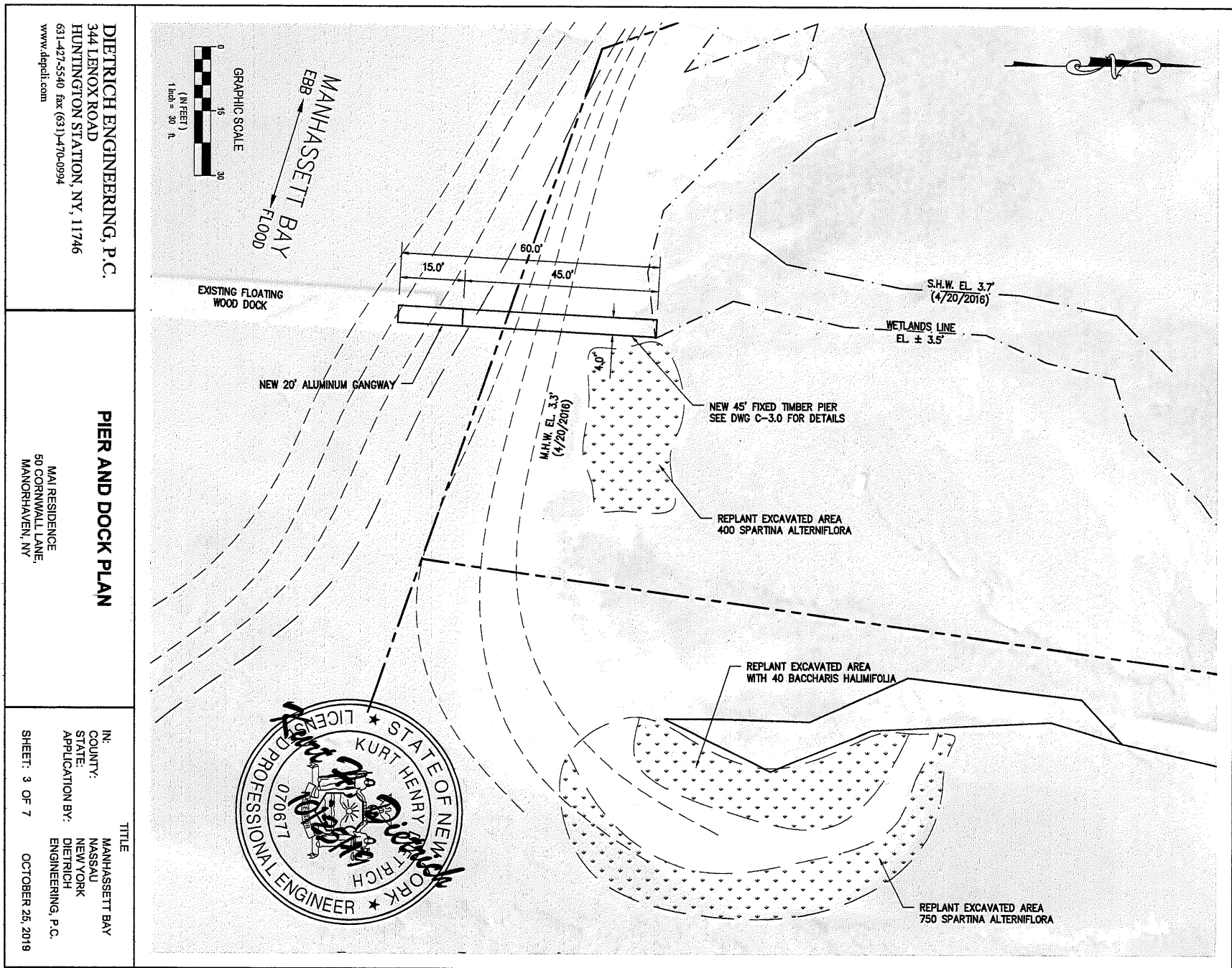
Revegetation Plan, Catwalk Site Plan

May 2019

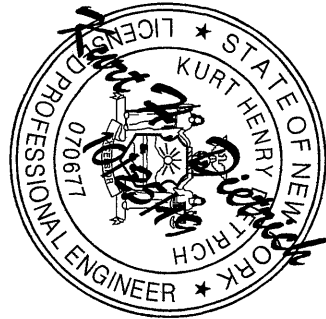
*Dru Associates, Inc.*

516 676-7107





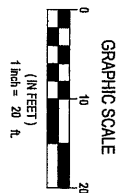
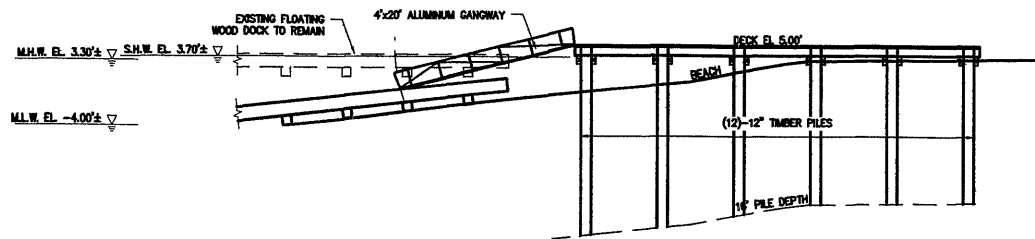
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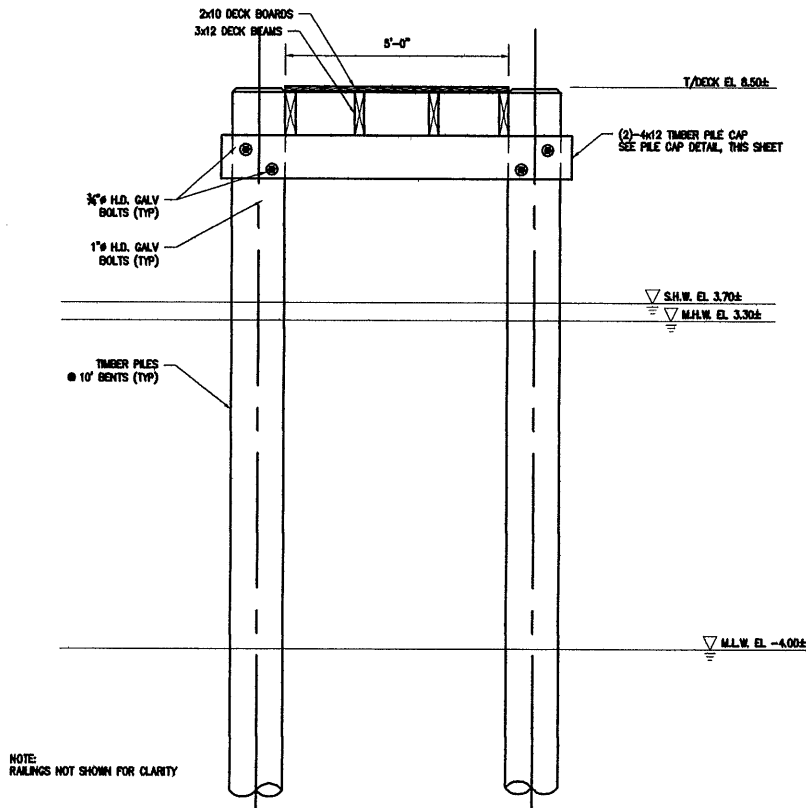
DIETRICH ENGINEERING, P.C.  
344 LENOX ROAD  
HUNTINGTON STATION, NY, 11746  
631-427-5540 fax (631)-470-0994  
www.depdi.com

# PIER AND DOCK PROFILE

MAI RESIDENCE  
50 CORNWALL LANE,  
MANORHAVEN, NY



IN:	MANHASSETT BAY
COUNTY:	NASSAU
STATE:	NEW YORK
APPLICATION BY:	DIETRICH ENGINEERING, P.C.
SHEET: 4 OF 7	OCTOBER 25, 2019



**TYPICAL DOCK SECTION**

SCALE: 1/4"=1'-0"



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## TYPICAL DOCK SECTION

MAI RESIDENCE  
50 CORNWALL LANE,  
MANORHAVEN, NY

## TITLE

IN: MANHASSETT BAY  
COUNTY: NASSAU  
STATE: NEW YORK  
APPLICATION BY: DIETRICH  
ENGINEERING, P.C.

SHEET: 6 OF 7 OCTOBER 25, 2019

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