



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-2021-00949-EVI**

Issue Date:

Expiration Date:

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: Fire Island Summer Club Condominium
Attn: Gordon Graber
6701 Gulf of Mexico Drive, Unit 331
Longboat Key, FL 34228

WATERWAY: Great South Bay

LOCATION: Western Terminus of Club Walk, Ocean Beach, Town of Islip, Suffolk County, New York

ACTIVITY: Installation of Fixed Piers, Finger Piers and Mooring Piles

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

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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 EMAILED TO ROBERT.T.VIETRI@USACE.ARMY.MIL 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 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 adversely 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 life stages 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.

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

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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. On September 29, 2021 the New York State Department of State (NYS DOS) determined that pursuant to 15 CFR Part 930.6, it concurs with the consistency certification (F-2021-0484) for the proposed work.

In addition to the required 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) 790-8379 and ask for Robert T. Vietri.

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

Encl

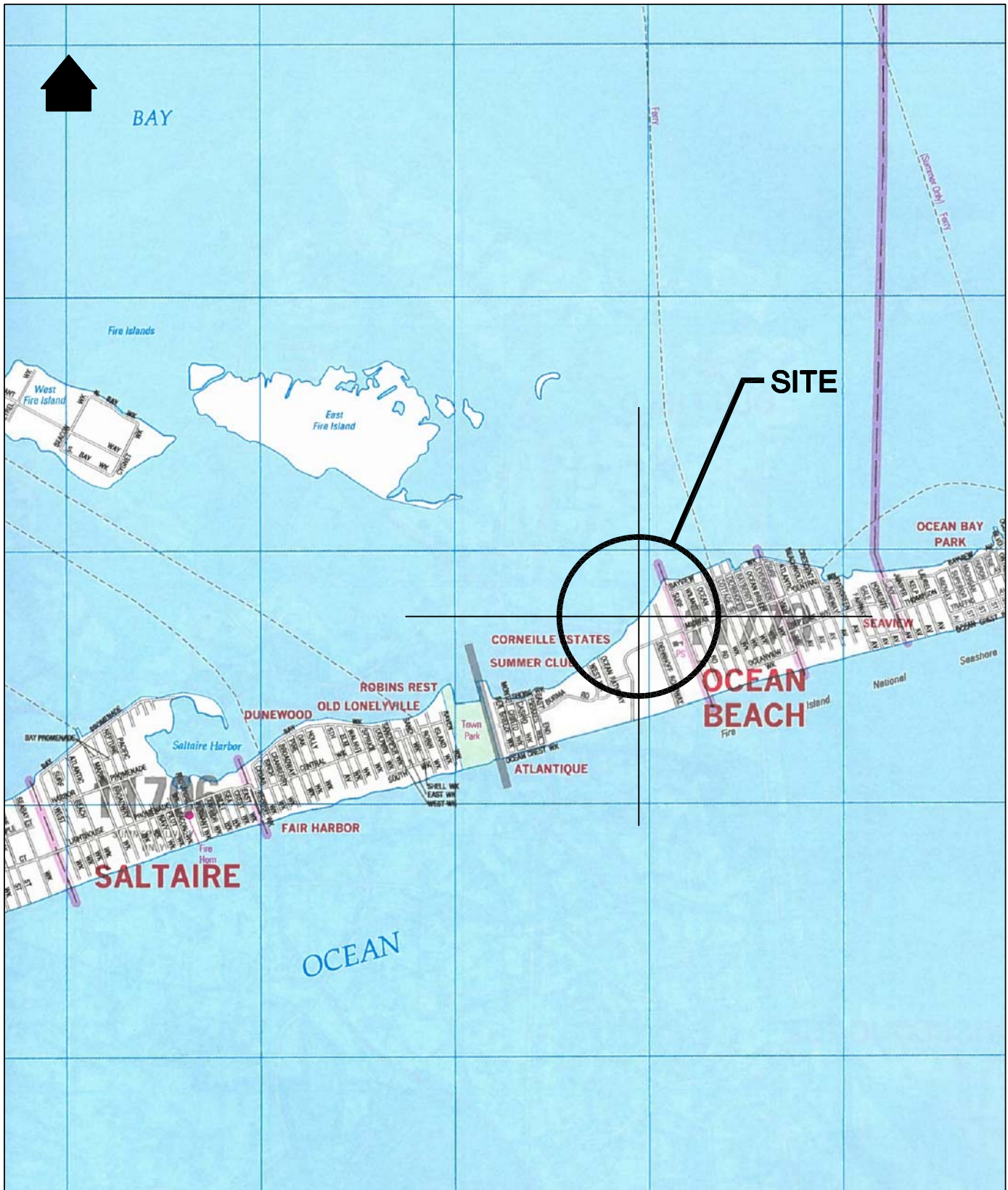
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WORK DESCRIPTION

The applicant, Fire Island Summer Club Condominium, has requested Department of the Army (DA) authorization to install new fixed piers, finger piers and mooring piles to create 24 slips. The project is located within the Great South Bay at the western terminus of Club Walk, Ocean Beach, Town of Islip, Suffolk County, New York.

Install a new eight-foot-wide by 480-foot-long fixed pier leading to eight-foot-wide by 188-foot-long fixed pier in a "L" shaped configuration. A six-foot-wide by 30-foot-long fixed pier will be installed extending south from the terminus of the eight-foot-wide by 188-foot-long pier. The proposed work also includes installing twelve (12), two-foot-wide by 16-foot-long finger piers spaced approximately 25 feet apart on the south side of the proposed piers along with twenty-four (24), 12-inch diameter timber mooring piles spaced approximately 12.5 feet apart creating twenty-four (24) slips. Approximately 356 linear feet of wave break will be installed along the northern end of fixed pier configuration.

The stated purpose of this project is to provide safe mooring for recreational vessels.



REV. 1 - SEPT. 2021

PURPOSE: FIXED DOCKS
 DATUM: NAVD 1988
 TAX MAP #: DISTRICT 500
 SECTION 496, BLK. 2, LOT 8.77
 ADJ. PROPERTY OWNERS:
 1.
 2.
 3. FIRE ISLAND NATIONAL SEASHORE

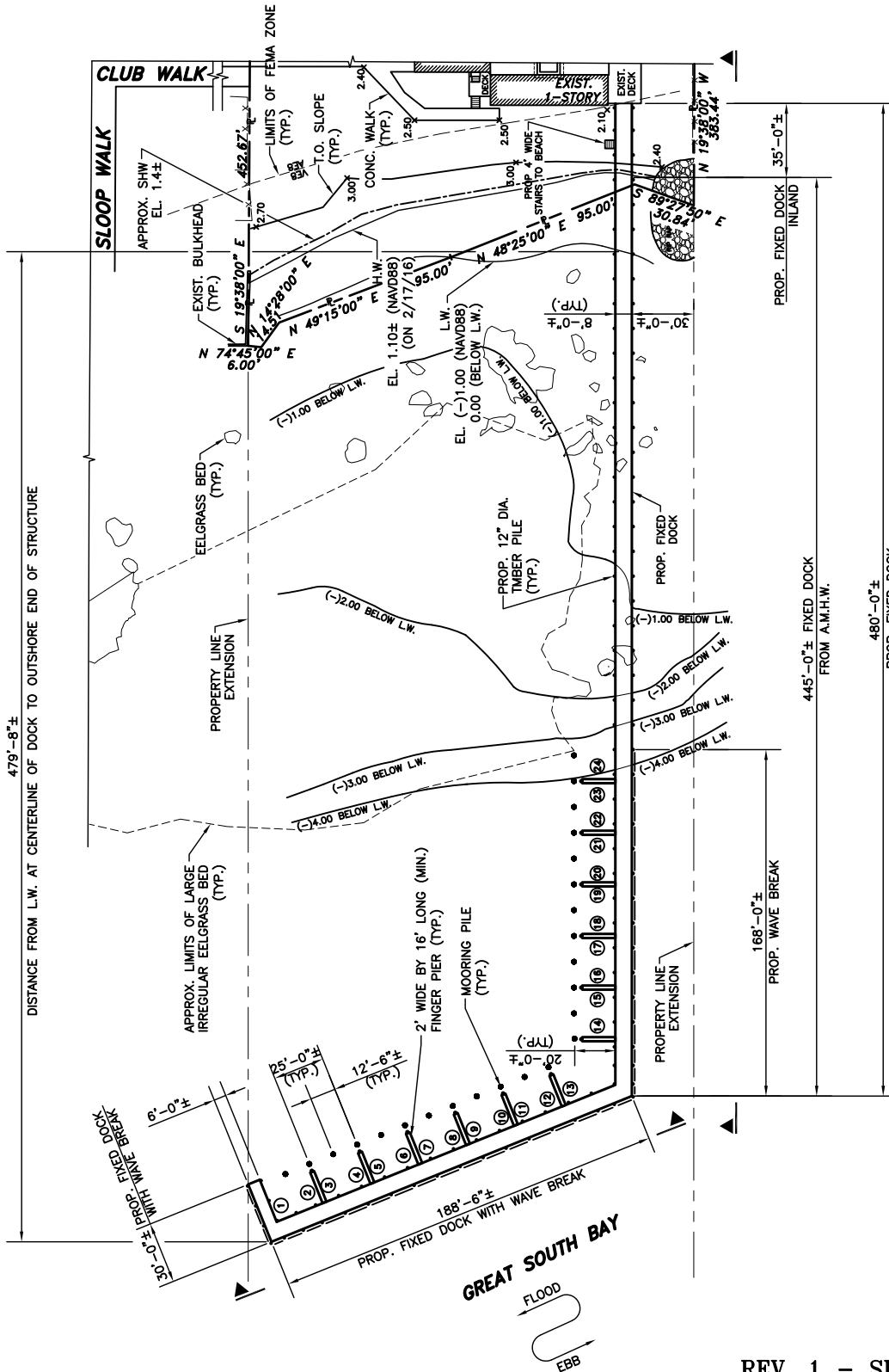
VICINITY MAP

N.T.S.

VACHRIS
ENGINEERING

370 OLD COUNTRY ROAD
 GARDEN CITY, NEW YORK

PROPOSED FIXED DOCKS
 IN: GREAT SOUTH BAY
 AT: SUMMER CLUB
 FIRE ISLAND, NY
 COUNTY OF: SUFFOLK
 APP. BY: SUMMER CLUB CONDO.
 DATE: SEPTEMBER 2020
 SHT. 1 OF 6




LEGEND:
 • PROP. MOORING PILE
 • PROP. 12" DIA. TIMBER PIER PILE
 --- PROP. WAVE BREAK
 (C) PROP. SLIP NUMBER

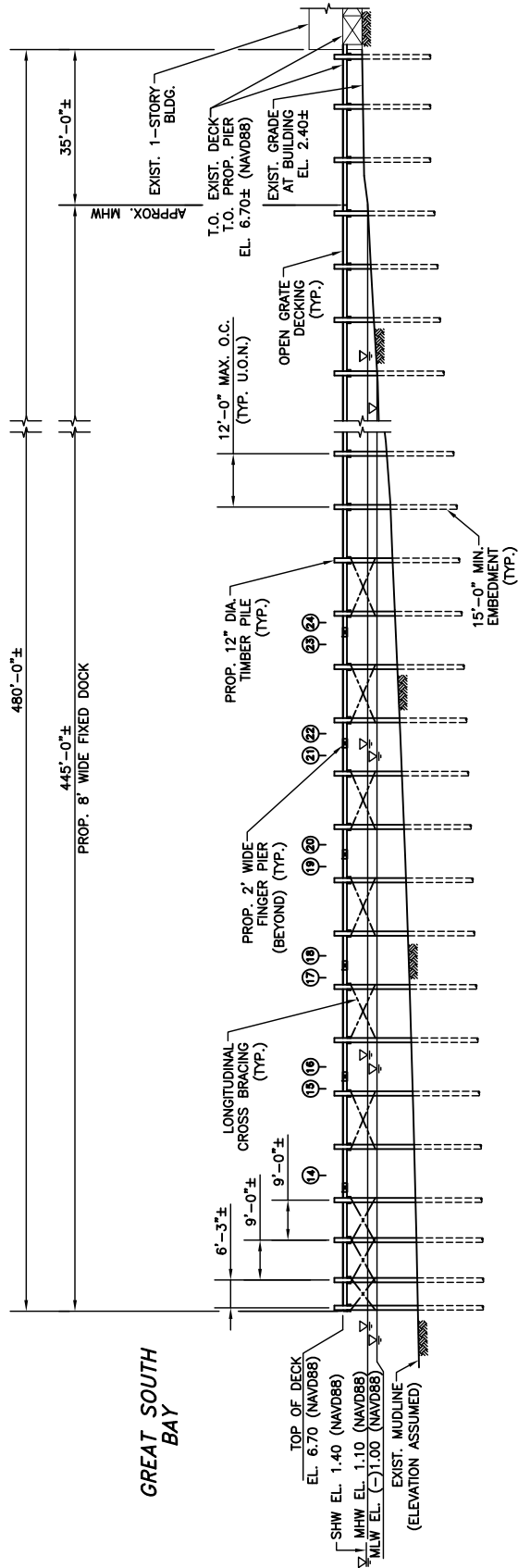
NOTES:
 1. SURVEY TAKEN FROM DRAWING NO. 47373 SHEET NO. 1 OF 2, DATED FEBRUARY 20, 2016, AND DRAWING NO. 47373 SHEET NO. 2 OF 2, DATED MARCH 10, 2016, BY JOHN C. MAYER, L.S.

REV. 1 - SEPT. 2021

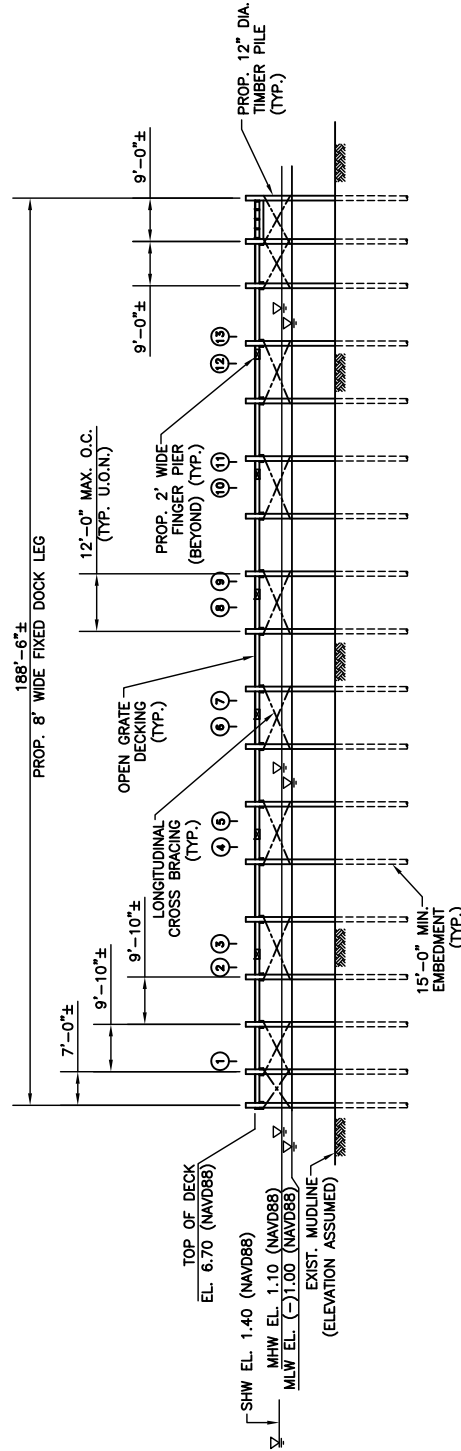
PURPOSE: FIXED DOCKS
 DATUM: NAVD 1988
 TAX MAP #: DISTRICT 500
 SECTION 496, BLK. 2, LOT 8.77
 ADJ. PROPERTY OWNERS:
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 2.
 3. FIRE ISLAND NATIONAL SEASHORE

PROPOSED CONDITIONS
 PARTIAL PLAN
 1"=80'

 370 OLD COUNTRY ROAD
 GARDEN CITY, NEW YORK

PROPOSED FIXED DOCKS
 IN: GREAT SOUTH BAY
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 FIRE ISLAND, NY
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 DATE: SEPTEMBER 2020
 SHT. 3 OF 6



ELEVATION
(445' N/S FIXED DOCK)



ELEVATION
(188.5' E/W FIXED DOCK LEG)

LEGEND

PROP. SLIP NUMBER

①

REV. 1 - SEPT. 2021

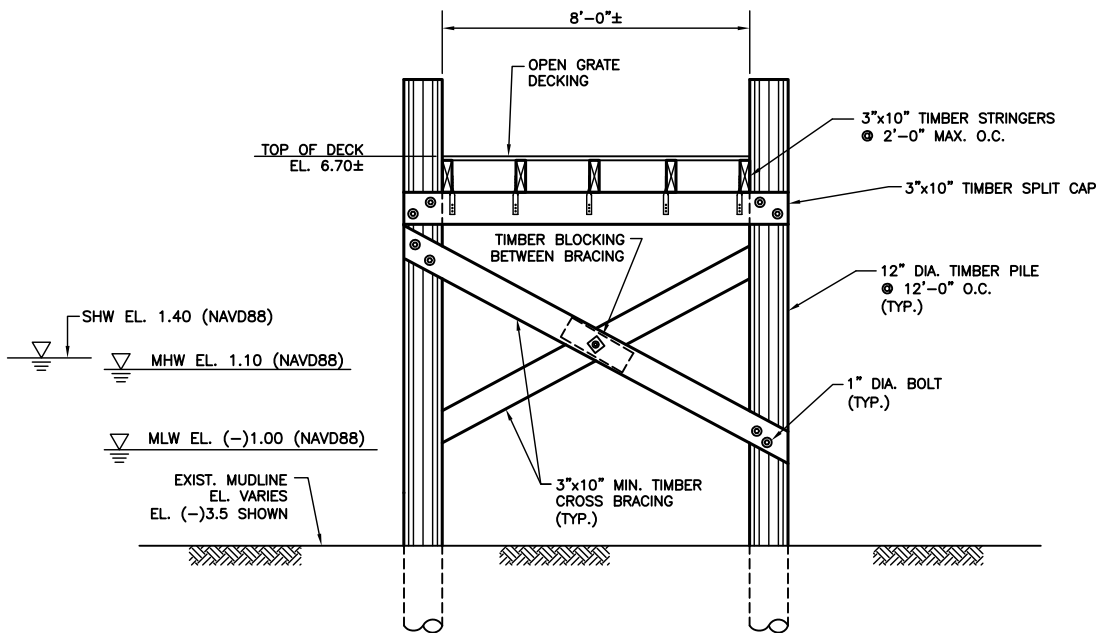
PURPOSE: FIXED DOCKS
 DATUM: NAVD 1988
 TAX MAP #: DISTRICT 500
 SECTION 496, BLK. 2, LOT 8.77
 ADJ. PROPERTY OWNERS:
 1.
 2.
 3. FIRE ISLAND NATIONAL SEASHORE

FIXED DOCK
 DEVELOPED ELEVATION
 1"=40'

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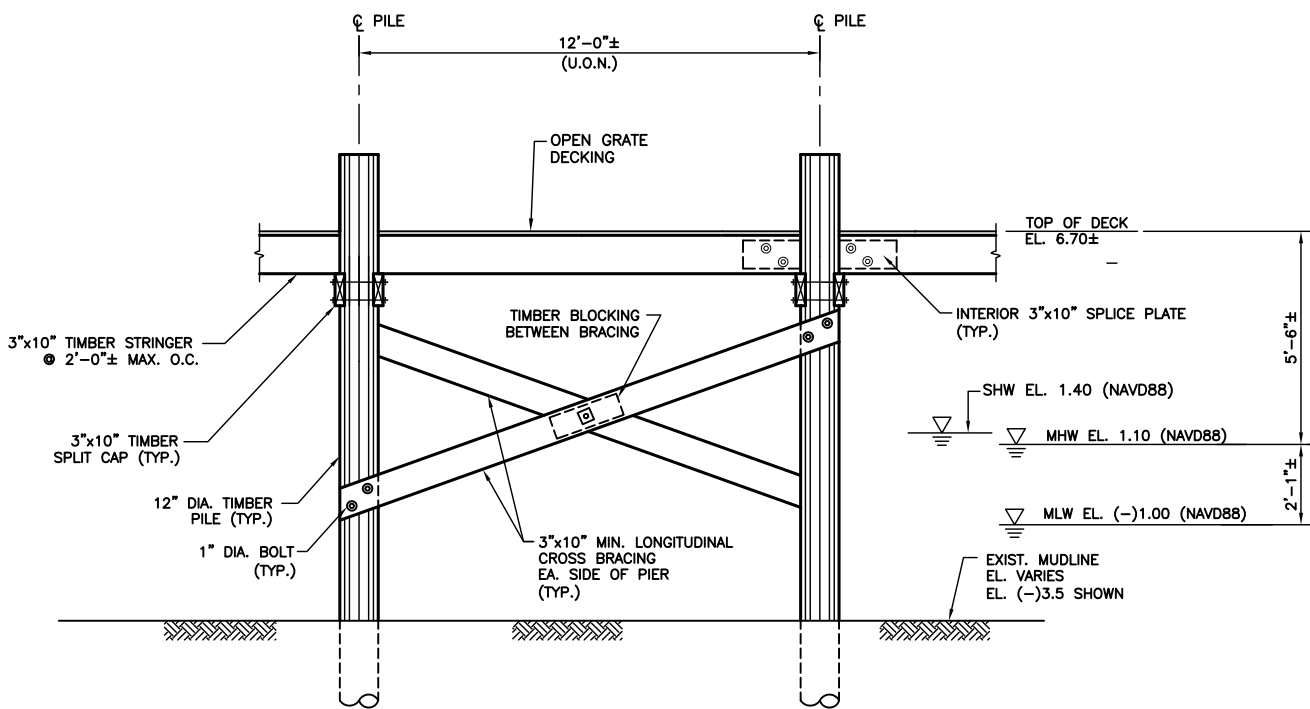
370 OLD COUNTRY ROAD
 GARDEN CITY, NEW YORK

PROPOSED FIXED DOCKS
 IN: GREAT SOUTH BAY
 AT: SUMMER CLUB
 FIRE ISLAND, NY
 COUNTY OF: SUFFOLK
 APP. BY: SUMMER CLUB CONDO.
 DATE: SEPTEMBER 2020
 SHT. 4 OF 6



NOTE:
1. LONGITUDINAL BRACING NOT SHOWN FOR CLARITY.

SECTION



NOTE:
1. CROSS BRACING NOT SHOWN FOR CLARITY.

ELEVATION

REV. 1 - SEPT 2021

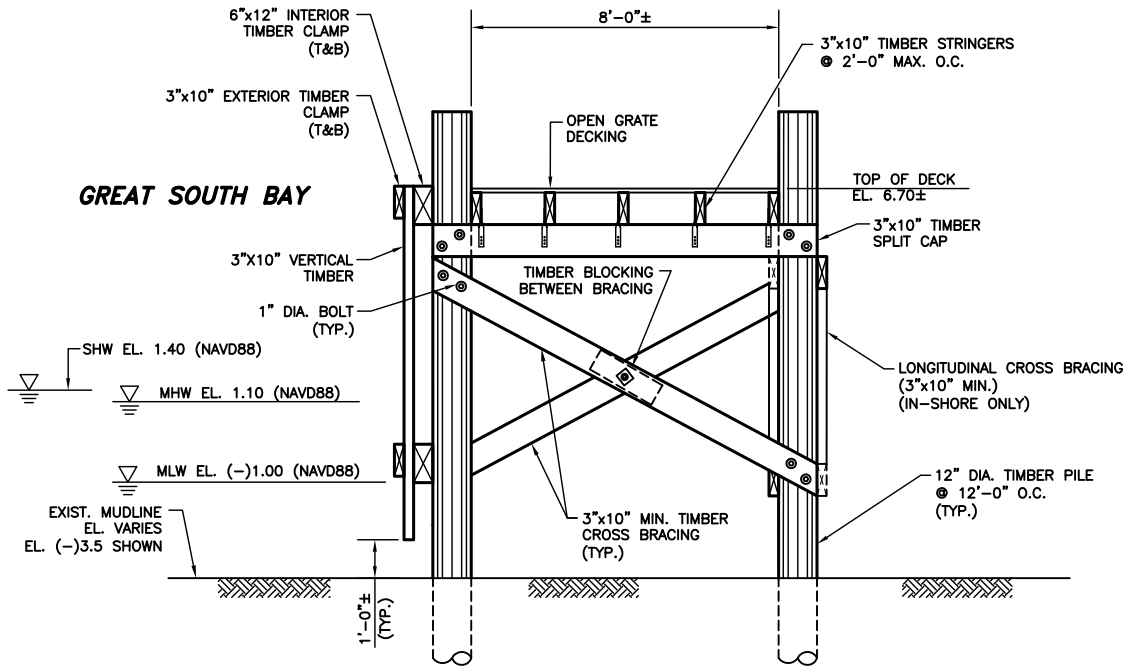
PURPOSE: FIXED DOCKS
DATUM: NAVD 1988
TAX MAP #: DISTRICT 500
SECTION 496, BLK. 2, LOT 8.77
ADJ. PROPERTY OWNERS:
 1.
 2.
 3. FIRE ISLAND NATIONAL SEASHORE

**FIXED DOCK
SECTION AND ELEVATION
1"=5'**

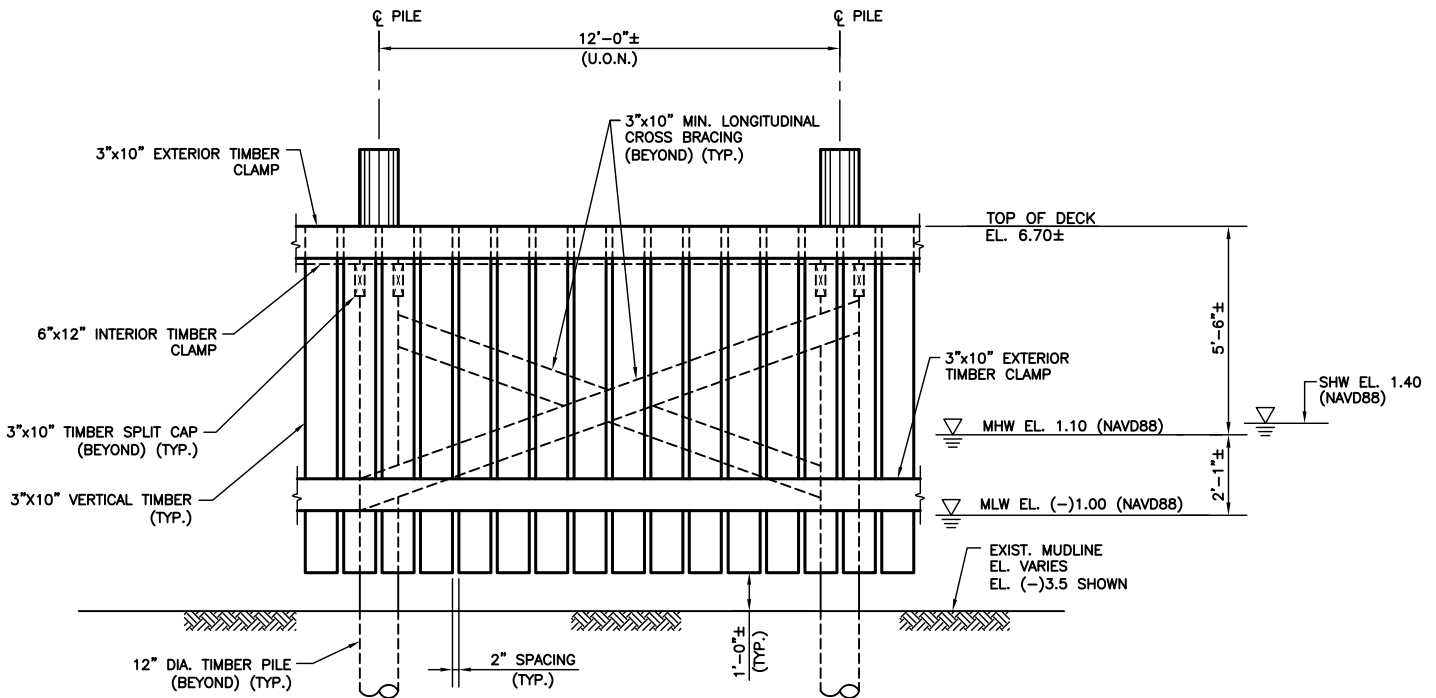
**VACHRIS
ENGINEERING**

370 OLD COUNTRY ROAD
GARDEN CITY, NEW YORK

PROPOSED FIXED DOCKS
IN: GREAT SOUTH BAY
AT: SUMMER CLUB
FIRE ISLAND, NY
COUNTY OF: SUFFOLK
APP. BY: SUMMER CLUB CONDO.
DATE: SEPTEMBER 2020
SHT. 5 OF 6



SECTION



NOTE:
1. CROSS BRACING NOT SHOWN FOR CLARITY.

ELEVATION

REV. 1 - SEPT. 2021

PURPOSE: FIXED DOCKS
 DATUM: NAVD 1988
 TAX MAP #: DISTRICT 500
 SECTION 496, BLK. 2, LOT 8.77
 ADJ. PROPERTY OWNERS:
 1.
 2.
 3. FIRE ISLAND NATIONAL SEASHORE

FIXED DOCK W/ WAVE BREAK
 SECTION AND ELEVATION
 1"=5'

VACHRIS ENGINEERING
 370 OLD COUNTRY ROAD
 GARDEN CITY, NEW YORK

PROPOSED FIXED DOCKS
 IN: GREAT SOUTH BAY
 AT: SUMMER CLUB
 FIRE ISLAND, NY
 COUNTY OF: SUFFOLK
 APP. BY: SUMMER CLUB CONDO.
 DATE: SEPTEMBER 2020
 SHT. 6 OF 6