



DEPARTMENT OF NATURAL RESOURCES
COASTAL RESOURCES DIVISION
ONE CONSERVATION WAY • BRUNSWICK, GA 31520 • 912.264.7218
COASTAL.GADNR.ORG

MARK WILLIAMS
COMMISSIONER

DOUG HAYMANS
DIRECTOR

JAN 10 2022

Warsaw Bluff Condominiums Homeowners Association
c/o Market South Management, Debra Parker
1901 Bull Street
Savannah, GA 31401

Re: Letter of Permission (LOP) and Revocable License (RL) for Community Dock Maintenance, Coastal Marshlands Protection Act Jurisdiction, 3005 River Drive, Wilmington River, Chatham County, Georgia (GPS 32.02820°N/-81.04986°W)

Dear Ms. Parker:

This Letter of Permission (LOP) is in response to your request, received October 18, 2021, for partial replacement and maintenance of a community dock. The project consists of rebuilding a 5ft. x 24ft. staircase leading from the upland to the dock walkway, rebuilding a 10ft. x 16ft. ramp landing dock, rebuilding a 6ft. x 135ft. floating dock on the south side of the ramp landing, and rebuilding a 6ft. x 155ft. floating dock on the north side of the ramp landing. Electrical components and plumbing for water will be reinstalled on the new floats using pedestals. All structures will be replaced within the existing approved footprint. The project will begin no sooner than fifteen (15) days from the receipt of this letter and be completed no later than six (6) months after the date of this letter.

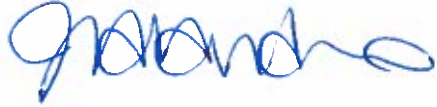
The Department authorizes the maintenance of the community dock facility in the current footprint as depicted in the attached description and drawings. **No unauthorized equipment, materials, or debris may be placed, disposed of, or stored in jurisdictional areas.** All material removed must be disposed of at an appropriate upland disposal area. Any visible alterations in marsh topography will be restored immediately using low impact hand tools. Any damage to the marsh vegetation that has not recovered naturally during the next growing season may require restoration by a method acceptable to the Department.

Please find enclosed a fully executed Revocable License (RL) for the project described above. This license serves as authorization to utilize state owned tidal water bottoms for your project. Any change in the use, location, dimensions, or configuration of the approved project, without prior notification and approval from this office could result in revocation of this permission and in the required removal of the related structures.

This authorization does not relieve you from obtaining any other required federal, state, or local permits. Tidal water bottoms and marshlands of coastal Georgia are public trust lands controlled by the State, except for such lands where a validated Crown Grant or State Grant exists.

Please contact Beth Byrnes at (912) 264-7218 should you require more information.

Sincerely,



Jill Andrews
Chief, Coastal Management Section

Enclosures: Project Description, Drawings, and Revocable License

Cc: Todd Krull – Expert Marine
Chatham County Building Department

File: LOP20210170

STATE OF GEORGIA

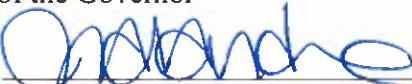
REVOCABLE LICENSE FOR THE USE OF TIDAL WATERBOTTOMS

APPLICANT NAME(S): Warsaw Bluff Condominium Association Inc.
MAILING ADDRESS: c/o MSM, 1901 Bull St., Savannah, GA 31401
(Street) (City) (State) (Zip)
PROJECT ADDRESS/LOCATION: 3005 River Drive, Thunderbolt, GA 31404
COUNTY: Chatham WATERWAY: Wilmington River
LOT, BLOCK & SUBDIVISION NAME FROM DEED: Warsaw Bluff

The State of Georgia hereby grants you a revocable license not coupled with an interest¹. This area may now or in the future be utilized by boats employing power drawn nets under the provisions for commercial or sport bait shrimping. In its occupancy and use of the premises, licensee shall not discriminate against any person on the basis of race, gender, color, national origin, religion, age, or disability. This covenant by licensee may be enforced by termination of this license, by injunction, and/or by any other remedy available at law to the Georgia Department of Natural Resources.

Attached hereto as Attachments A and B and made a part of this license are the project description, drawing(s), and terms and conditions that are the subject of this license. The project approved for this license must be constructed and completed within the specified timeframe noted in the terms and conditions and must be maintained in serviceable condition. Otherwise, action will be initiated to revoke this license and all structures must be removed immediately at the licensee's expense.

STATE OF GEORGIA
Office of the Governor

By: 
For: Mark Williams
Commissioner-DNR

Date: JAN 10 2022

Enclosures: Attachment A: Project Description, Terms and Conditions
Attachment B: Project Drawing(s)

¹ Tidal water bottoms and marshlands of coastal Georgia are public trust lands owned by the State, except where ownership of such lands is demonstrated through an unbroken chain of title to a valid Crown or State Grant, which explicitly conveys the beds of such tidewaters. The Revocable License authorizes use of lands presumed to be owned by the State of Georgia, and which are under control of the State. This Revocable License is issued with the understanding and condition that it could be rendered invalid should another person demonstrate ownership to such lands pursuant to a valid Crown Grant or State Grant. This Revocable License is issued with the understanding that such lands are subject to the public trust doctrine.

EXPERT MARINE CONSTRUCTION



29 Flinn Dr. Savannah, GA 31406

912.655.7545 912.356.9125(fax)

GADNR

Attn: Paul Tobler,

Paul,

The HOA of Warsaw Bluff Condominiums have requested that Expert Marine rebuild parts of their dock.

The proposed construction consists of:

- Rebuild all floating docks.
 1. 10'x16' ramp landing dock
 2. 6'x135' south floating dock
 3. 6'x155' north floating dock

- Rebuild the staircase that starts on the high bluff and ends on the dock walkway.
 1. 5'x24' staircase with 2 piling

- Everything that is rebuilt will be put back in the existing footprint.

I have enclosed a google earth picture of the existing docks and an old RL for this property. Thanks for the help.

Todd Krull

Expert Marine

912.655.7545

Warsaw Bluff Dock

Write a description for your map.

KIAKI DL

KIAKI DL

Wilmington River

Wilmington River

500 ft



Legend

