



COASTAL RESOURCES DIVISION
ONE CONSERVATION WAY · BRUNSWICK, GA 31520 · 912-264-7218

WALTER RABON
COMMISSIONER

DOUG HAYMANS
DIRECTOR

JUN 15 2026

James & Brittain Bacon
624 Japonica Dr.
Midway, GA 31320

Re: Letter of Permission (LOP) and Revocable License (RL), Maintenance and Repairs of an Existing Bank Stabilization, 624 Japonica Drive, Halfmoon River, Liberty County, Georgia, (GPS 31.69882°N/ -81.28098°W), (SAS-2026-00436).

Dear Bacon Family:

This Letter of Permission (LOP) is in response to your request dated April 30, 2026, for maintenance and repairs to approximately 860sq.ft. (31.9 CY) of existing serviceable riprap in Coastal Marshlands Protection Act (CMPA) jurisdiction located at 624 Japonica Drive in Liberty County. Supplemental rip rap will be placed within the exiting project footprint to restore the topography for erosion control as depicted in the attached project drawing. This project will be accomplished from the upland. The project will begin no sooner than (15) days from the date of this letter and be completed within six (6) months.

The Department authorizes the maintenance and repairs in its originally permitted footprint as depicted in the attached description and drawings. No unauthorized equipment, materials, or debris may be placed in, 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. Any incidental impacts associated with this project must be rectified by fully restoring areas to their pre-construction topographic and vegetative states.

Please find enclosed a fully executed revocable license for the above-described project. This license serves as authorization to utilize state owned tidal water bottoms for your project as per the dimensions and configuration described. 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 license and in required removal of the materials and related structures. 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.

If you have any further questions or concerns, please contact Maitland Bass at (912)-264-7218.

Sincerely,



Jill Andrews
Chief, Coastal Management Section

Enclosures: Federal Consistency Certification Statement
Revocable License
Project Request and Site Photographs

Cc: Anne.E.Sexton-Paperno@usace.army.mil

File: LOP20260046

FEDERAL CONSISTENCY CERTIFICATION STATEMENT

Printed Name of Applicant(s): James Bacon

Applicant Email: jamesb@sminc.net Phone: (404) 323-1895

Agent Name (if applicable): Samuel LaBarba Phone: (912) 215-1255

To Whom It May Concern:

This is to certify that I have made application to the U.S. Army Corps of Engineers (USACE) for authorization to impact Waters of the United States and that such proposed work is, to the best of my knowledge, consistent with Georgia's Coastal Management Program.

I understand I must provide this Consistency Certification Statement, along with a copy of my permit application submitted to USACE, to the Georgia Department of Natural Resources Coastal Resources Division (CRD) before they can begin evaluating my proposed project for consistency with Georgia's enforceable policies. I understand additional information may be required to facilitate review.


Once any required authorizations or permits from CRD have been issued, and CRD has concurred with my findings by signing this Consistency Certification Statement, CRD must submit it to USACE in order for them to issue any required federal permits or authorizations, or to validate any provisional authorizations they have already issued. A USACE provisional authorization or permit will not be valid until they receive this Certification Statement signed by CRD.

Attached is a copy of my application to USACE (required)

Signature of Applicant:   Date: 5/12/2026 5/12/2026

FOR AGENCY INTERNAL USE ONLY:	Date Received (Commencement Date):
USACE Authorization/Permit Number (assigned by USACE):	<u>SAS-2026-00436</u>
USACE Authorization Type (select one):	<input type="checkbox"/> Individual Permit <input type="checkbox"/> General Permit # <u>3A</u> <input checked="" type="checkbox"/> NWP # <u>3A</u>
USACE Project Manager:	<u>Anne Sexton-Puperno</u>
CRD Authorization/Permit Number (assigned by CRD):	<u>Lop 20260046</u>
CRD Project Manager:	<u>Maitland Bass</u>

CRD HAS REVIEWED AND CONCURS WITH THIS CONSISTENCY CERTIFICATION STATEMENT TO THE EXTENT THE USACE AUTHORIZED PROJECT DESCRIPTION IS CONSISTENT WITH THE AUTHORIZED PROJECT DESCRIPTION FOR ANY CRD PERMIT ISSUED FOR THIS PROJECT

CRD Signature:  Date: JUN 15 2026
Printed Name: Jill Andrews Title: Chief

For questions regarding consistency with the Georgia Coastal Management Program, please contact the Federal Consistency Coordinator at (912) 264-7218 or visit www.CoastalGADNR.org.

STATE OF GEORGIA

REVOCABLE LICENSE FOR THE USE OF TIDAL WATERBOTTOMS

APPLICANT NAME(S): James Bacon and Brittain Bacon
MAILING ADDRESS: 624 Japonica Dr. Midway, GA 31320
(Street) (City) (State) (Zip)
PROJECT ADDRESS/LOCATION: 624 Japonica Dr. Midway, GA 31320
COUNTY: Liberty WATERWAY: Halfmoon River
LOT, BLOCK & SUBDIVISION NAME FROM DEED: Lot 3, Block 1, Suligres S/D

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 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: Walter Rabon
Commissioner-DNR

Date: JUN 15 2026

Enclosures:

LOP20260046

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.

April 30, 2026

Georgia Department of Natural Resources
Coastal Resources Division
Attn: Cheyenne Osborne
One Conservation Way
Brunswick, Georgia 31520

Subject: LOP-NWP13 Request
624 Japonica Dr.
Midway, GA 31320

Dear Ms. Osborne,

LaBarba Environmental Services, on behalf of James Bacon and Brittain Bacon, is submitting the attached request for a Revocable License and Letter of Authorization to maintain an existing rip rap at 624 Japonica Dr, Midway, Liberty County, GA. The existing rip rap is in serviceable condition but needs maintenance due to its age. The new rip rap will be installed in the same location and footprint of the existing structure. All equipment will be operated from the high ground, and any work seaward of the rip rap will be completed on foot using hand tools.

Enclosures:

- Pre-Construction Notification
- Marsh Jurisdiction Request Form
- Revocable License Request Form
- Federal Consistency Certification Statement
- Application for Department of the Army Permit
- USACE Agent Authorization Form
- USACE Right of Entry Form
- NWP General Conditions
- NWP Regional Conditions
- Deed and Plat
- Parcel Tax Map and Data
- Additional Site Maps
- NOAA Nautical Chart
- IPaC Report
- EDGES Forms
- Site Photos
- Permit Exhibits

We appreciate your assistance on this project. If you have any questions or require additional information, please contact me at (912) 215-1255.

Sincerely,

Samuel LaBarba
LaBarba Environmental Services

A survey has not been completed.



PROJECT LOCATION
31.888781° /
-81.280874°

VICINITY MAP (NTS)

LEGEND

These standard symbols will be found in this drawing.

- MEAN LOW WATER
- EXTENDED PL
- MEAN HIGH WATER
- MARSH VEGETATION
- WOOD DECKING
- RAMP
- ROOFLINE

EXISTING RIP RAP

100 LF x VARIED WIDTH
860 SF

NORTH NEWPORT RIVER

AERIAL IMAGERY 3/27/26

EXISTING RIP RAP

1065.31'

1021.56'

GRAPHIC SCALE



(1" = 100')

1 inch = 100 ft.

This exhibit should be used for permitting purposes only and is not intended to be construction drawings.

Prepared For:
James Bacon
624 Japonica Road
Midway, GA

LABARBA ENVIRONMENTAL SERVICES

PROJECT LOCATION

A survey has not been completed.



PROJECT LOCATION
 31.898791° / -81.280974°

VICINITY MAP (NTS)

LEGEND

These standard symbols will be found in the drawing.

- MEAN LOW WATER
- EXTENDED PL
- MEAN HIGH WATER
- MARSH VEGETATION
- WOOD DECKING
- RAMP
- ROOFLINE

EXISTING RIP RAP

100 LF x VARIED WIDTH
 860 SF
 1' THICK
 31.9 CY



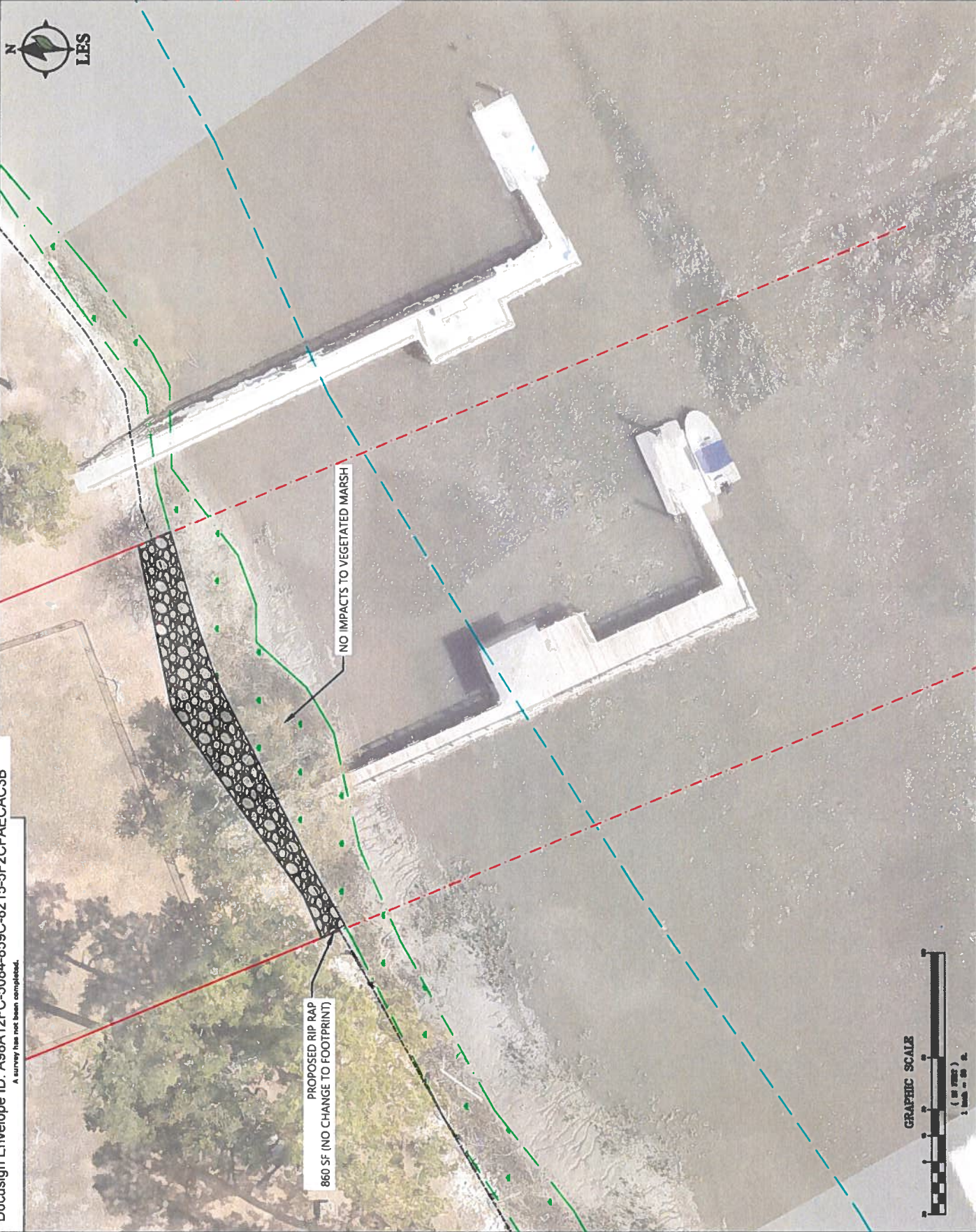
This exhibit should be used for permitting purposes only and is not intended to be construction drawings.

Prepared For:
 James Bacon
 624 Japonica Road
 Midway, GA

LABARBA ENVIRONMENTAL SERVICES

EXISTING RIP RAP

A survey has not been completed.



PROJECT LOCATION
 31.698791° /
 -81.280874°

VICINITY MAP (NTS)

LEGEND

These standard symbols will be found in the drawing.

- MEAN LOW WATER
- EXTENDED PL
- MEAN HIGH WATER
- MARSH VEGETATION
- WOOD DECKING
- RAMP
- ROOFLINE

PROPOSED RIP RAP

100 LF x VARIED WIDTH
 860 SF
 2' THICK
 63.7 CY

NO IMPACTS TO VEGETATED MARSH

PROPOSED RIP RAP
 860 SF (NO CHANGE TO FOOTPRINT)



This exhibit should be used for permitting purposes only and is not intended to be construction drawings.

Prepared For:
 James Bacon
 624 Japonica Road
 Midway, GA

LABARBA ENVIRONMENTAL SERVICES

PROPOSED MAINTENANCE



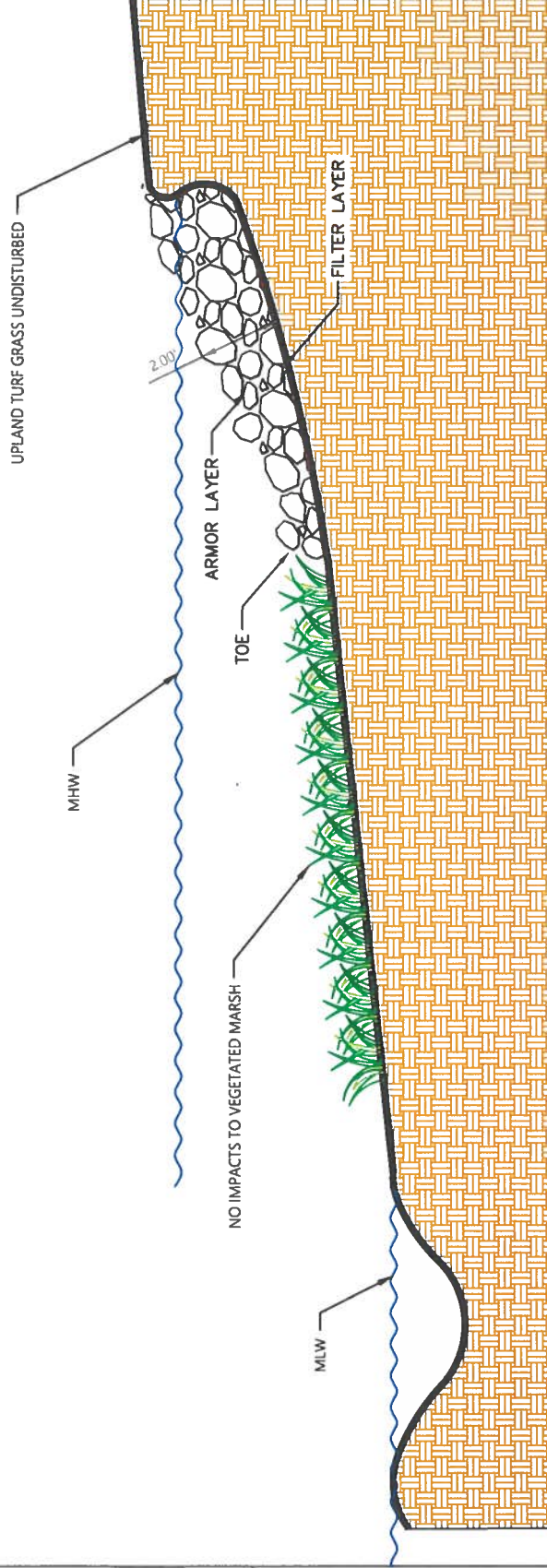
VICINITY MAP (NTS)

LEGEND

These standard symbols will be found in the drawing.

- MEAN LOW WATER
- EXTENDED PL
- MEAN HIGH WATER
- MARSH VEGETATION
- WOOD DECKING
- RAMP
- ROOFLINE

PROPOSED RIP RAP
 100 LF x VARIED WIDTH
 860 SF
 2' THICK
 63.7 CY



This exhibit should be used for permitting purposes only and is not intended to be construction drawings.

Prepared For:
James Bacon
624 Japonica Road
Midway, GA

LABARBA ENVIRONMENTAL SERVICES

PROFILE

STATE OF GEORGIA

REQUEST FOR A REVOCABLE LICENSE FOR THE USE OF TIDAL WATERBOTTOMS

APPLICANT NAME(S): James Bacon and Brittain Bacon

MAILING ADDRESS: 624 Japonica Dr. Midway, GA 31320
(Street) (City) (State) (Zip)

PROJECT ADDRESS/LOCATION: 624 Japonica Dr. Midway, GA 31320

COUNTY: Liberty WATERWAY: North Newport River

LOT, BLOCK & SUBDIVISION NAME FROM DEED: Lot 3 Block 1. Suligres Subdivision.

Georgia Department of Natural Resources
Coastal Resources Division
One Conservation Way
Brunswick, Georgia 31520-8687

I am requesting that I be granted a revocable license from the State of Georgia to encroach on the beds of tidewaters, which are state owned property. Attached hereto and made a part of this request is a copy of the plans and description of the project that will be the subject of such a license. I certify that all information submitted is true and correct to the best of my knowledge and understand that willful misrepresentation or falsification is punishable by law.

I understand that if permission from the State is granted, it will be a revocable license and will not constitute a license coupled with an interest. I acknowledge that this revocable license does not resolve any actual or potential disputes regarding the ownership of, or rights in, or over the property upon which the subject project is proposed, and shall not be construed as recognizing or denying any such rights or interests. I acknowledge that such a license would relate only to the property interests of the State and would not obviate the necessity of obtaining any other State license, permit, or authorization required by State law. I recognize that I waive my right of expectation of privacy and I do not have the permission of the State of Georgia to proceed with such project until the Commissioner of DNR or his/her designee has executed a revocable license in accordance with this request.

Sincerely,

By: James Bacon
Signature of Applicant

Date: 5/12/2026

Title, if applicable

By: Brittain Bacon
Signature of Applicant

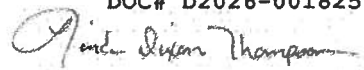
Date: 5/12/2026

Title, if applicable

Attachments

BK: 2462 PG: 470-471
Filed and Recorded
03-13-2026 11:01 AM
DOC# D2026-001825

Prepared by:
McManamy Jackson Hollis, LLC
2591 U.S. Hwy 17, Suite 202
Richmond Hill, GA 31324
Phone: (912) 691-0943
Fax: (912) 480-0803


LINDA DIXON THOMPSON
CLERK OF SUPERIOR COURT
LIBERTY COUNTY
Real Estate Transfer Tax
Paid : \$ 670.00
PT-61 089-2026-000507

LIMITED WARRANTY DEED

THIS INDENTURE, made and entered into as of 13th day of March, 2026, by and between

Charlie Tremain Lovering and Christopher Fortenberry
(Hereinafter referred to as the "Grantor"), and

James Bacon and Brittain Bacon, as joint tenants with right of survivorship
(hereinafter referred to as "Grantee")

WITNESSETH, THAT:

GRANTOR, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed by these presents does grant, bargain, sell, and convey and confirm unto said Grantee:

ALL that certain lot, tract, or parcel of land situate, lying and being in the 1339th G.M. District of Liberty County, Georgia, known as the Western one-half (1/2) of Lot No. 3, Block No. 1, Suligres Subdivision on Colonel's Island. Said Western 1/2 of said lot has a Southern frontage of 100 feet on low water mark of the Half Moon (North Newport) River, and extending in a general northerly and northwesterly direction a distance of 300 feet along the common boundary line of Lot 2 and 3, said Block and Subdivision; and is bounded now as follows: North by Japonica Drive; East by the Eastern 1/2 of said Lot No. 3 of said block and subdivision; on the South by the low water mark of the Half Moon (North Newport) River; and on the West by Lot No. 2 of said Block and Subdivision. The Eastern boundary line of the said Western 1/2 of said lot is parallel to the Western boundary line of said lot and runs in a generally Northern direction from the Southern boundary line to the right of way line of Japonica Drive. Reference is hereby made to that certain plat of said subdivision prepared by J.H. Eve, Jr, Surveyor, and recorded in the Office of the Clerk of the Superior Court of Liberty County, Georgia in Plat Book 1, Page 260, now recorded in Plat Book A17, Page 260, aforesaid Clerk's Office and to a revised plat of said Subdivision dated November 17, 1948, recorded in Plat Book A19, Page 284, aforesaid Clerk's Office. Said property was conveyed to Charlie Tremain Lovering and Christopher Fortenberry by Limited Warranty Deed dated May 2, 2022, recorded in Deed Book 2229, Page 114, aforesaid Clerk's Office. Said plat and deed are incorporated herein by specific reference. Containing improvements thereon known as 624 Japonica Road, Midway, Georgia. PIN #353C007

Subject to the Reservations and Restrictions dated July 11, 1947, and recorded in said Clerk's office in Deed Book AAQ, page 189-190.

This conveyance is also subject to Evalan C. Eve's reservation of easement for an artesian water pipeline described in that certain warranty deed from Evalan C. Eve to Myrtle M. Anderson, dated June 24, 1948, and recorded in the Clerk's office in Deed Book 172-173.

Subject, however, to the right, title, or claims of the State of Georgia or others to any portion of the said herein described property, determined to be, marshlands within the estuarine area as defined in the Coastal Marshland Protection Act of 1970, as amended, and/or right, title or claim to any portion of the herein described real property now or hereafter determined to be marshlands, wetlands, tidelands, filled lands or waters of the USA


Subject to all restrictions, easements and rights of way of record.
(hereinafter referred to as the "Property")

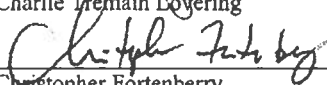
SUBJECT, however, to certain restrictions, covenants and easements of record or evidenced by use.

TO HAVE AND TO HOLD the said described Property, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, only to the proper use, benefit and behoof of the said Grantee forever in FEE SIMPLE.

AND THE SAID GRANTOR will warrant and forever defend the right and title to the above described Property unto the said Grantee against the claims of all persons and entities claiming by, through or under Grantor, but against none other.

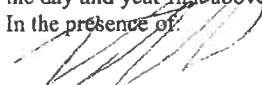
IN WITNESS WHEREOF, Grantor has signed and sealed this Deed on the day and year first above written.



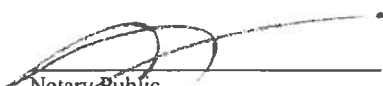
Charlie Tremain Doyering (SEAL)


Christopher Fortenberry (SEAL)

Signed, sealed and delivered before me on the day and year first above written, In the presence of:



Unofficial Witness



Notary Public
(NOTARIAL SEAL)





May 21, 2026 at 10:19:43 AM
673 Japonica Dr
Midway GA 31320
United States



May 21, 2026 at 10:19:47 AM
673 Japonica Dr
Midway GA 31320
United States