



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

WALTER RABON
COMMISSIONER

DOUG HAYMANS
DIRECTOR

JUN 15 2026

Randall Gowen
327 Gowen Dr.
Woodbine, GA 34569

Re: Letter of Permission (LOP) and Revocable License (RL), Maintenance and Repairs of an Existing Bank Stabilization Project, 327 Gowen Drive (Lot 1), Harriets Bluff, Crooked River, Camden County, Georgia, (GPS 30.87404/ -81.57307), (SAS-2017-00971).

Dear Gowen Family:

This Letter of Permission (LOP) is in response to your request dated June 4, 2026, for maintenance and repairs to approximately 92 linear feet (1,104 sq.ft.) of existing serviceable riprap in Coastal Marshlands Protection Act (CMPA) jurisdiction located at 327 Gowen Drive in Camden 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: Jared.k.chrisp@usace.army.mil

File: LOP20260052

FEDERAL CONSISTENCY CERTIFICATION STATEMENT

Printed Name of Applicant(s): Randall W. Gowen, Jr.

Applicant Email: hbluff@tds.net Phone: 912-729-4308

Agent Name (if applicable): _____ Phone: _____

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: R.W. Gowen, Jr. Date: 5/26/26

FOR AGENCY INTERNAL USE ONLY:	Date Received (Commencement Date): _____
USACE Authorization/Permit Number (assigned by USACE):	<u>8AS-2017-00971</u>
USACE Authorization Type (select one):	<input type="checkbox"/> Individual Permit <input type="checkbox"/> General Permit # _____ WNP # <u>36</u>
USACE Project Manager:	<u>Jared Chrisp</u>
CRD Authorization/Permit Number (assigned by CRD):	<u>WPARABO052</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: Jill Andrews 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): Randall W. Gowen, Jr.
MAILING ADDRESS: 327 Gowen Drive. Woodbine, GA 31569
(Street) (City) (State) (Zip)
PROJECT ADDRESS/LOCATION: 327 Gowen Drive. Woodbine, GA 31569
COUNTY: Camden WATERWAY: Crooked River
LOT, BLOCK & SUBDIVISION NAME FROM DEED: Lot 1, Harriet's 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: Walter Rabon
Commissioner-DNR

Date: JUN 15 2026

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

LOP20260052

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.

Randy Gowen, Jr.
327 Gowen Drive
Woodbine, Georgia 31569

Paul Tobler
Coastal Permit Coordinator
Coastal Resources Division
One Conservation Way
Brunswick, Georgia 31520

I request permission/permit to service/reinforce the riprap bulkhead that was installed in the 1980s on our lot. The lot is located in the 31st G. M. District, Camden County, Georgia. Described according to a plat dated January 3, 1975, by John R. McDonald, surveyor, all of lot or parcel (2) contained 1.07 acres. The approximate length of the serviceable riprap is 92 feet and the width is approximately 12 feet. The riprap will be installed from the high ground.

Sincerely,
Randall Gowen, Jr.

R. W. Gowen, Jr.
12-4-2025

STATE OF GEORGIA

REQUEST FOR A REVOCABLE LICENSE FOR THE USE OF TIDAL WATERS/TTDOMS

APPLICANT NAME(S): RANDALL W. GOWEN, JR.
 MAILING ADDRESS: 327 GOWEN DRIVE, WOODBINE, GA. 31869
(Street) (City) (State) (Zip)
 PROJECT ADDRESS/LOCATION: 327 GOWEN DRIVE
 COUNTY: CAMDEN WATERWAY: CROOKED RIVER
 LOT, BLOCK & SUBDIVISION NAME FROM DEED: 31ST. G.M. DISTRICT, PARCEL 2
1.07 ACRES

Georgia Department of Natural Resources
 Coastal Resources Division
 One Conservation Way
 Brunswick, Georgia 31520-8887

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: R.W. Gowen, Jr.
 Signature of Applicant

Date: 6-7-2026

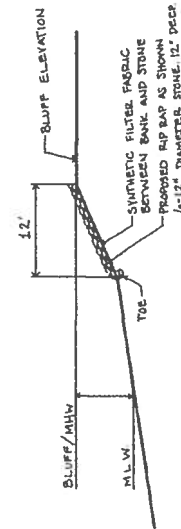
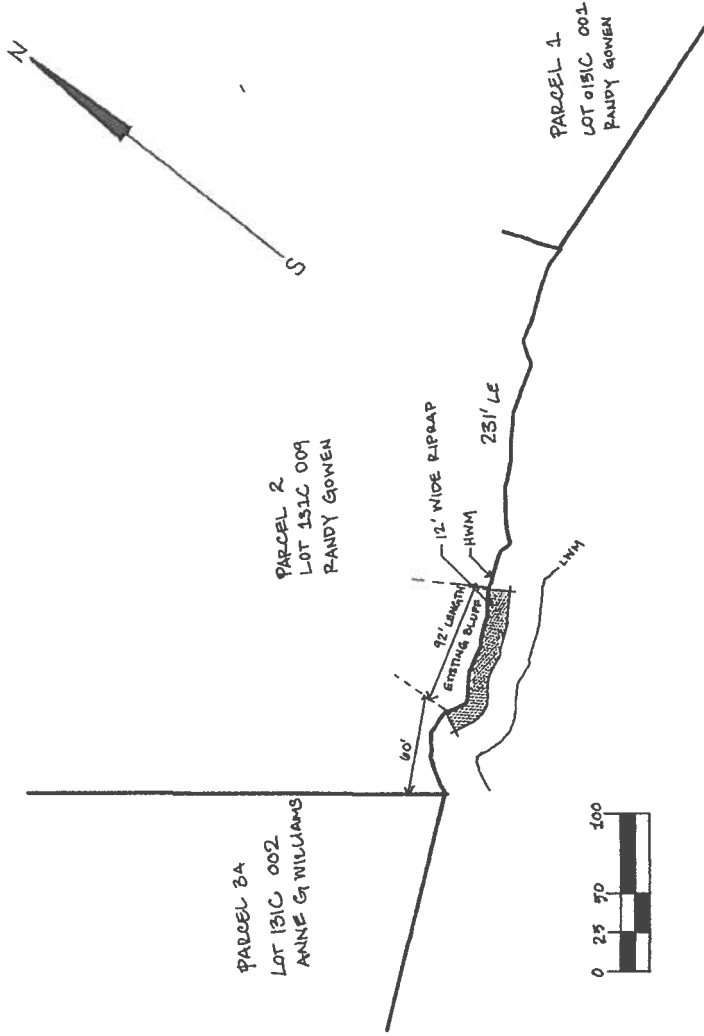
OWNER
 Title, if applicable

By: _____
 Signature of Applicant

Date: _____

 Title, if applicable

Attachments



Jun 10, 2025 at 2:34:25 PM
Woodbine GA 31569
United States



DOC#:2025-002982
FILED IN OFFICE
5/5/2025 3:25:00 PM
BK:2339 PG:869-870
JOY LYNN TURNER
CLERK, SUPERIOR COURT
CAMDEN COUNTY, GA



RETURN RECORDED DOCUMENT TO:
MCQUIGG, SMITH & CORRY, LLC
504 BEACHVIEW DRIVE, SUITE 3-D
ST. SIMONS ISLAND, GA 31522

TRANSFER TAX
PAID: \$75.00

PT-61 020-2025-001095

PARCEL NO. 131C 009

STATE OF GEORGIA

COUNTY OF CAMDEN

LIMITED WARRANTY DEED

THIS INDENTURE made the 21st day of April, 2025, between **Robert P. Killian and Lynne G. Killian**, of Glynn County, Georgia, as party of the first part, hereinafter called Grantor, and **Randall W. Gowen, Jr. and Frances R Gowen**, of Camden County, Georgia, as party of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor, for and in consideration of the sum of Ten 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, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee the following described property, to-wit:

All that certain lot, tract or parcel of land situate, lying and being in the 31st G.M District, Camden County, Georgia, being more particularly described as **PARCEL 2**, as shown on a plat of survey of lands at Harrietts Bluff, prepared for B.A. Gowen, et. al, dated January 3, 1975, certified and approved by John R. MacDonnell, GRLS No. 165, a copy of said plat being recorded in Deed Book 550, page 415, in the Office of the Clerk of Superior Court of Camden County, Georgia, said plat by this reference being incorporated herein for descriptive and all other purposes.

Also conveyed herein are the Grantor's interest in the following: 30-foot right-of-way (shown on the above-referenced plat) for ingress and egress to Parcel 1 and Parcel 2, shallow water well, septic tank and drain field, R.E.A. Electric Service, approximately 80 feet of granite rock rip-rap seawall, 12'x12' metal roofed gazebo, and paid initial fee to the City of Kingsland for city water hookup.

TO HAVE AND TO HOLD the said tract, lot or parcel of land with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantees, as joint tenants with survivorship, (as defined and created by Georgia Laws 1976, pages 1438 and 1439 for and during their joint lives, and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and the right of reversion, and to the heirs and assigns of said survivor; excepting the following: 1) zoning ordinances; 2) utility easements; and 3) restrictions, reservations, conditions and limitations imposed upon the use of said property.

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 claiming under, by or through Grantor, and not otherwise, subject, however, to the exceptions above referenced.

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

Signed, sealed and delivered
in the presence of:

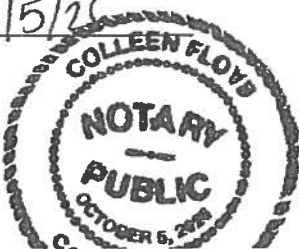
Donald Medlock
(Unofficial Witness)

Colleen Floy
Notary Public

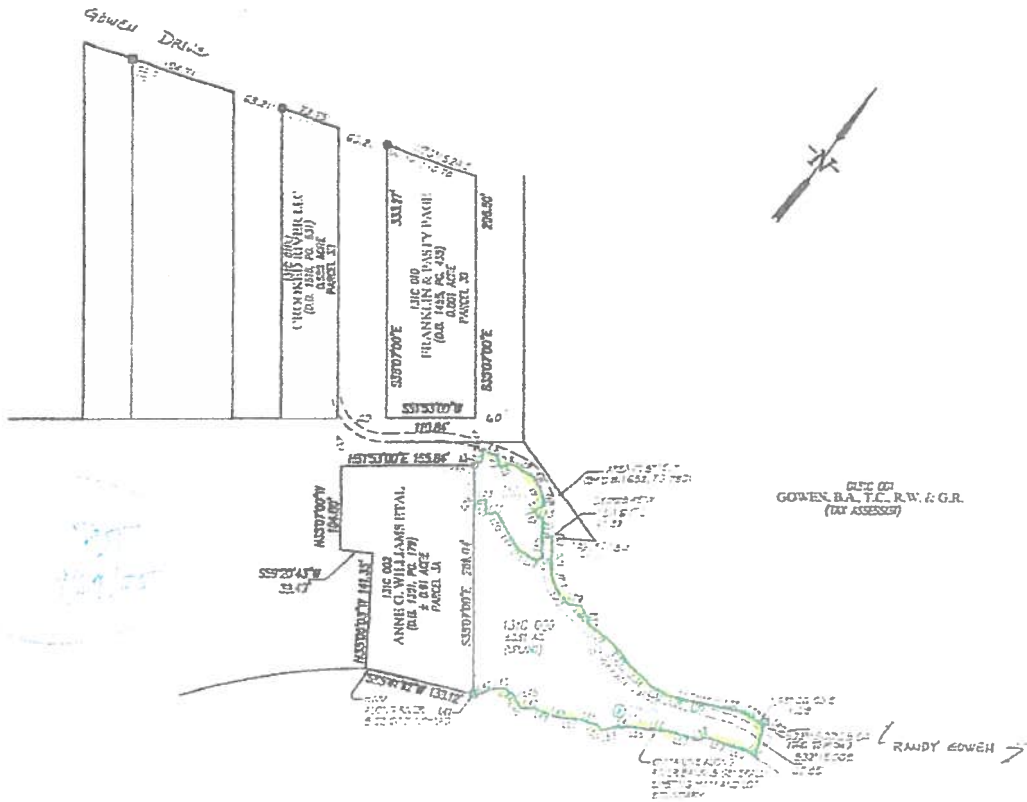
Commission expires: 10/5/26
(Seal of Notary)

R P Killian
Robert P. Killian

Lynne G Killian
Lynne G. Killian



RECORDING INFORMATION



Marsh Line Table

Line #	Length	Direction
L1	12.67	S01°31'11"E
L2	11.37	S02°21'23"W
L3	11.17	S02°14'47"E
L4	14.75	S33°01'04"E
L5	8.07	S02°23'24"E
L6	8.57	S02°45'53"E
L7	21.53	S04°13'51"E
L8	13.17	S72°21'22"E
L9	15.75	S27°47'03"E
L10	12.37	S04°57'44"E
L11	12.51	S17°25'45"W
L12	8.74	S04°03'23"E
L13	5.83	S02°11'53"E
L14	21.87	S38°47'53"E
L15	23.75	S07°47'57"E
L16	7.57	S21°22'11"W
L17	8.71	S08°52'07"W
L18	21.37	S27°43'37"W
L19	23.47	S07°21'54"W
L20	24.17	S27°01'07"W

Marsh Line Table

Line #	Length	Direction
L21	11.53	S27°27'07"W
L22	11.33	S47°13'07"W
L23	7.27	S27°03'37"W
L24	10.83	S27°03'37"W
L25	14.33	S27°23'47"E
L26	21.47	S27°23'07"E
L27	21.47	S24°43'37"E
L28	21.16	S72°21'47"E
L29	13.04	S27°07'37"E
L30	12.63	S27°03'17"E
L31	8.47	S25°57'07"E
L32	32.77	S27°23'37"E
L33	21.57	S77°15'37"E
L34	21.77	S27°23'07"E
L35	21.27	S27°17'47"E
L36	21.27	S27°01'37"E
L37	45.27	S23°23'37"E
L38	21.87	S27°23'37"E
L39	21.17	S27°23'37"E
L40	12.17	S27°23'47"E

CPMA Line Table

Line #	Length	Direction
L41	31.57	S21°47'07"E
L42	23.63	S27°01'27"E
L43	14.17	S02°23'27"E
L44	15.17	S27°11'57"E
L45	6.07	S23°54'57"E
L46	11.27	S72°21'47"E
L47	12.17	S25°24'27"E
L48	12.47	S02°01'27"E
L49	11.94	S27°23'37"E
L50	13.17	S24°07'37"E
L51	23.63	S27°23'37"E
L52	8.24	S27°23'37"E
L53	11.17	S47°15'17"E
L54	22.67	S07°23'27"E
L55	12.67	S27°23'27"E
L56	23.47	S27°23'07"E
L57	32.07	S27°43'57"E
L58	12.17	S27°43'07"E
L59	34.17	S27°23'37"E
L60	12.17	S27°07'07"E

LIST OF
GOWEN, B.A., T.C., R.W. & G.R.
(TAX ASSESSOR)

CROOKED CREEK

REFERENCES:

- 1. G.O. 1981-1982 OF PARCELS 2A, 2B, 2C
- 2. G.O. 1981-1982 OF PARCELS 2A, 2B, 2C

NOTES:

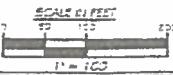
- 1. THIS SURVEY WAS CONDUCTED BY BRANDON ASSOCIATES, INC. ON BEHALF OF RANDY GOWEN.
- 2. THIS SURVEY WAS CONDUCTED BY BRANDON ASSOCIATES, INC. ON BEHALF OF RANDY GOWEN.
- 3. THIS SURVEY WAS CONDUCTED BY BRANDON ASSOCIATES, INC. ON BEHALF OF RANDY GOWEN.

FLOOD CERTIFICATE:

THIS PROPERTY IS LOCATED IN AN UNDESIGNATED FLOOD HAZARD AREA AS SHOWN ON THE FLOOD INSURANCE RATE MAP (FIRM) FOR THE AREA.

LEGEND:

- - CURB POINT
- - PROPERTY CORNER
- - CORNER MARKER
- - CORNER MARKER



EDGE OF MARSH SURVEY FOR:
RANDY GOWEN
A PORTION OF THE B.A. GOWEN ESTATE
EAST END OF HARRIETS BLUFF
CAMDEN COUNTY, G.A. 31 GEORGIA

BRANDON ASSOCIATES
SURVEYING - LAND PLANNING
1014 1/2 S. ...
...
DATE: _____

