

STATE OF GEORGIA

REQUEST FOR A REVOCABLE LICENSE FOR THE USE OF TIDAL WATERBOTTOMS

APPLICANT NAME(S): Alfred W. Jones III

MAILING ADDRESS: 135 Sinclair Plantation Drive Saint Simons Island Georgia 31522
(Street) (City) (State) (Zip)

PROJECT ADDRESS/LOCATION: 135 Sinclair Plantation Drive Saint Simons Island GA

COUNTY: Glynn WATERWAY: Brailsford Creek

LOT, BLOCK & SUBDIVISION NAME FROM DEED: Lot 2, Oatland Plantation, and Lot 4, Sinclair Tract

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: 
Signature of Applicant

Date: 6/28/2023

Title, if applicable

By: _____
Signature of Applicant

Date: _____

Title, if applicable

Attachments

JOINT APPLICATION
 FOR
 A DEPARTMENT OF THE ARMY, CORPS OF ENGINEERS PERMIT,
 STATE OF GEORGIA MARSHLAND PROTECTION PERMIT,
 REVOCABLE LICENSE AGREEMENT
 AND REQUEST FOR
 WATER QUALITY CERTIFICATION
 AS APPLICABLE

INSTRUCTIONS FOR SUBMITTING APPLICATION:

Every Applicant is Responsible to Complete the Permit Application and Submit as Follows: One copy each of application, location map, drawings, copy of deed and any other supporting information to addresses 1, 2, and 3 below. If water quality certification is required, send only application, location map and drawing to address No. 4.

1. For Department of the Army Permit, mail to: Commander, U.S. Army Engineer District, Savannah ATTN: CESAS-RD, 100 W. Oglethorpe Avenue, Savannah, Georgia 31401-3640. Phone (912)652-5347 and/or toll free, Nationwide 1-800-448-2402.

2. For State Permit - State of Georgia (six coastal counties only) mail to: Habitat Management Program, Coastal Resources Division, Georgia Department of Natural Resources, 1 Conservation Way, Brunswick, Georgia 31523. Phone (912) 264-7218.

3. For Revocable License - State of Georgia (six coastal counties plus Effingham, Long, Wayne, Brantley and Charlton counties only) - Request must have State of Georgia's assent or a waiver authorizing the use of State owned lands. All applications for dock permits in the coastal counties, or for docks located in tidally influenced waters in the counties listed above need to be submitted to Real Estate Unit. In addition to instructions above, you must send two signed form letters regarding revocable license agreement to: Ecological Services Coastal Resources Division, Georgia Department of Natural Resources, 1 Conservation Way, Brunswick, Georgia 31523. Phone (912) 264-7218.

4. For Water Quality Certification State of Georgia, mail to: Water Protection Branch, Environmental Protection Division, Georgia Department of Natural Resources, 4220 International Parkway, Suite 101, Atlanta, Georgia 30354 (404)675-1631.

The application must be signed by the person authorized to undertake the proposed activity. The applicant must be the owner of the property or be the lessee or have the authority to perform the activity requested. Evidence of the above may be furnished by copy of the deed or other instrument as may be appropriate. The application may be signed by a duly authorized agent if accompanied by a statement from the applicant designating the agent. See item 6, page 2.

1. Application No. _____

2. Date _____

3. For Official Use Only _____

4. Name and address of applicant. Alfred W. Jones III
 135 Sinclair Plantation Dr.
 St. Simons Island, Georgia 31522

5. Location where the proposed activity exists or will occur

Lat. 31.23408° Long. -81.34865°

Glynn	33	St. Simons Island
County	Military District	In City or Town

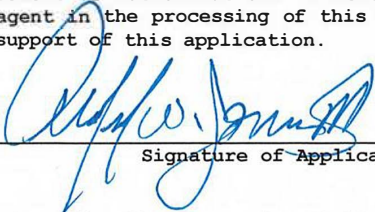
German Village	lot 3 Oatland Plantation & Lot 4 Sinclair Tract	3 & 4
Near City or Town	Subdivision	Lot No.

11.1 acres	+/-10'	Georgia
Lot Size	Approximate Elevation of Lot	State

Brailsford Creek	Hampton River
Name of Waterway	Name of Nearest Creek, River, Sound, Bay or Hammock

6. Name, address, and title of applicant's authorized agent for permit application coordination.
 Resource & Land Consultants
 Attn: Daniel Bucey
 41 Park of Commerce Drive, Suite 101
 Savannah, Georgia 31405
 (912) 480-4403

Statement of Authorization: I Hereby designate and authorize the above named person to act in my behalf as my agent in the processing of this permit application and to furnish, upon request, supplemental information in support of this application.



6/28/2023

Signature of Applicant

Date

7. Describe the proposed activity, its purpose and intended use, including a description of the type of structures, if any to be erected on fills, piles, of float-supported platforms, and the type, composition and quantity of materials to be discharged or dumped and means of conveyance. If more space is needed, use remarks section on page 4 or add a supplemental sheet. (See Part III of the Guide for additional information required for certain activities.)
 444' woodbulkhead requiring 444 sq.ft. / 5.42 cyds of backfill below HTL.

8. Proposed use: Private Public _____ Commercial _____ Other _____ (Explain)

9. Names and addresses of adjoining property owners whose property also adjoins the waterway.
 Upstream & downstream:
 St. Simons Sinclair Plantation Reserve, LLC
 1266 W Paces Ferry Rd. NW 560
 Atlanta, GA 30327

10. Date activity is proposed to commence. Upon receipt of authorization to proceed.
 Date activity is expected to be completed. 3 years

11. Is any portion of the activity for which authorization is sought now complete Y X N
 A. If answer is "Yes", give reasons in the remarks in the remarks section. Indicate the existing work on the drawings.
 B. If the fill or work is existing, indicate date of commencement and completion.
 C. If not completed, indicate percentage completed.

12. List of approvals or certifications required by other Federal, State or local agencies for any structures, construction discharges, deposits or other activities described in this application. Please show zoning approval or status of zoning for this project.

<u>Issuing Agency</u>	<u>Type Approval</u>	<u>Identification No.</u>	<u>Date/Application</u>	<u>Date/Approval</u>
CMPC	CMPA TBD		concurrent	Pending

13. Has any agency denied approval for the activity described herein or for any activity directly related to the activity described herein? ___ Yes X NO (If "yes", explain).

Note: Items 14 and 15 are to be completed if you want to bulkhead, dredge or fill. N/A

14. Description of operation: (If feasible, this information should be shown on the drawing).

A. Purpose of excavation or fill shoreline stabilization

1. Access channel : length _____ depth _____ width _____

2. Boat basin : length _____ depth _____ width _____

3. Fill area : length 444' depth _____ width _____

4. Other _____ : length _____ depth _____ width _____

(Note: If channel, give reasons for need of dimensions listed above.)

B. If bulkhead, give dimensions 444' x 1'

-Type of bulkhead construction (material) wood

1. Backfill required: Yes x No _____ Cubic yards 5.43

2. Where obtained Upland source

C. Excavated material :

1. Cubic yards N/A

2. Type of material N/A

15. Type of construction equipment to be used: excavator with vibratory hammer

A. Does the area to be excavated include any wetland? Yes ___ No ___ N/A

B. Does the disposal area contain any wetland? Yes ___ No ___ N/A

C. Location of disposal area N/A

D. Maintenance dredging, estimated amounts, frequency, and disposal sites to be utilized: N/A

E. Will dredged material be entrapped or encased? N/A

F. Will wetlands be crossed in transporting equipment to project site? N/A

G. Present rate of shoreline erosion (if known) N/A

16. Description of Avoidance, Minimization and Compensation: Provide a brief explanation describing how impacts to waters of the United States are being avoided and minimized on the project site. Also, provide a brief description of how impacts to waters of the United States will be compensated for, or a brief statement explaining why compensatory mitigation should not be required for those impacts.

Proposed bulkhead will closely follow the shoreline and result in minimal loss of waters of the U.S.

17. WATER QUALITY CERTIFICATION: In some cases, Federal law requires that a Water Quality Certification from the State of Georgia be obtained prior to issuance of a Federal license or permit. Applicability of this requirement to any specific project is determined by the permitting Federal agency. The information requested below is generally sufficient for the Georgia Environmental Protection Division to issue such a certification if required. Any item which is not applicable to a specific project should be so marked. Additional information will be requested if needed.

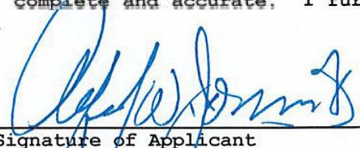
A. Please submit the following:

1. A plan showing the location and size of any facility, existing or proposed, for handling any sanitary or industrial waste waters generally on your property. N/A
2. A plan of the existing or proposed project and your adjacent property for which permits are being requested. Bulkhead plan attached.
3. A plan showing the location of all points where petro-chemical products (gasoline, oils, cleaners) used and stored. Any above-ground storage areas must be diked, and there should be no storm drain catch basins within the diked areas. All valving arrangements on any petro-chemical transfer lines should be shown. N/A
4. A contingency plan delineating action to be taken by you in the event of spillage of petro-chemical products or other materials from your operation. N/A
5. Plan and profile drawings showing limits of areas to be dredged, areas to be used for placement of spoil, locations of any dikes to be constructed showing locations of any weir(s), and typical cross sections of the dikes. N/A

B. Please provide the following statements:

1. A statement that all activities will be performed in a manner to minimize turbidity in the stream.
All activities will be performed in a manner to minimize turbidity in the stream.
2. A statement that there will be no oils or other pollutants released from the proposed activities which will reach the stream.
No oils or other pollutants released from the proposed activities which will reach the stream.
3. A statement that all work performed during construction will be done in a manner to prevent interference with any legitimate water uses.
All work performed during construction will be done in a manner to prevent interference with any legitimate water uses.

18. Application is hereby made for a permit or permits to authorize the activities described herein, Water Quality Certification from the Georgia Environmental Protection Division is also requested if needed. I certify that I am familiar with the information contained in this application, and that to the best of my knowledge and belief such information is true, complete and accurate. I further certify that I possess the authority to undertake the proposed activities.



Signature of Applicant

19. U.S.C. Section 1001 provides that: Whoever, in any matter within the jurisdiction of any department or agency of the United States, knowingly and willfully falsifies, conceals, or covers up by any trick, scheme, or device a material fact or makes any false, fictitious, or fraudulent statements or representations, or makes or uses false writing or document knowing same to contain any false, fictitious or fraudulent statement or entry, shall be fined no more than \$10,000 or imprisoned not more than 5 years or both.

PRIVACY ACT NOTICE

The Department of the Army permit program is authorized by Section 10 of the Rivers and Harbors Act of 1899, Section 404 of the Clean Water Act and Section 103 of the Marine Protection, Research and Sanctuaries Act of 1972. These laws require permits authorizing structures and work in or affecting navigable waters of the United States, the discharge of dredged or fill material into waters of the United States, and the transportation of dredged material for the purpose of dumping it into ocean waters. Information provided will be used in evaluating the application for a permit. Information in the application is made a matter of public record through issuance of a public notice. Disclosure of the information requested is voluntary, however, the data requested are necessary in order to communicate with the applicant and to evaluate the permit application. If necessary information is not provided, the permit application cannot be processed nor can a permit be issued.

SUPPORTING REMARKS:

ATTACHMENT B

D: DEED B: 4449 P: 170
05/13/2021 03:02 PM
0632021007628 Pages: 2 Recording Fee: \$25.00
Transfer Tax: \$800.00
Ronald M. Adams
Clerk of Superior Court, Glynn County, GA

AFTER RECORDING RETURN TO:
GILBERT, HARRELL, SUMERFORD & MARTIN, P.C.
777 GLOUCESTER STREET, SUITE 200
BRUNSWICK, GEORGIA 31520

PARCEL ID NUMBER 04-10329

GEORGIA, GLYNN COUNTY

LIMITED WARRANTY DEED

A CONVEYANCE, made this May 3, 2021, from JAMES MACDONALD JONES, a resident of the State of Georgia ("Grantor") to ALFRED W. JONES III, a resident of the State of Georgia ("Grantee").

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00) and other valuable consideration paid to Grantor at or before the sealing and delivery of these presents, the receipt and sufficiency of which are hereby acknowledged, Grantor hereby grants, bargains, sells, conveys and confirms unto Grantee, Grantee's heirs and assigns, all of Grantor's interest in the following described property ("Property"), and being an undivided one-third interest, to-wit:

All that certain lot, tract or parcel of land situate, lying and being on St. Simons Island, in Glynn County, Georgia, consisting of 11.189 acres, as more particularly described on that certain plat of said property prepared by Robert N. Shupe, Georgia Registered Land Surveyor No. 2224, dated June 1, 1999, and recorded in the Office of the Clerk of Superior Court, Glynn County, Georgia, at Plat Drawer 26, Page 1, as ALL OF LOT NO. FOUR (4), SINCLAIR TRACT.

This being the same real property conveyed by that certain deed of even date herewith, now or shortly to be recorded in said Clerk's Office, from Ann Jones Chandler, Alfred W. Jones III, and James Macdonald Jones, as Trustees of the Betty Macdonald Jones Revocable Trust dated June 17, 2009, as finally amended and restated September 19, 2013, to Ann Jones Chandler, individually, Alfred W. Jones III, individually, and James Macdonald Jones, individually.

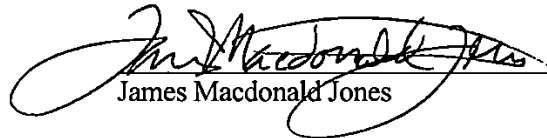
Also conveyed hereby is the non-exclusive easement for ingress, egress, utilities and other uses incident to the ownership of the property from Sea Island Company to Betty M. Jones, et al., dated June 23, 2001, recorded in said Clerk's Office in Deed Book 802, Page 286.

Reference is made to said plat, said deed, said easement and to the record of each for further description and identification of said real property and for all other purposes.


TO HAVE AND TO HOLD the Property, together with any improvements thereon, and all and singular the rights, members and appurtenances thereunto belonging or in any manner appertaining unto Grantee, Grantee's successors and assigns, forever in fee simple; subject only to the following permitted exceptions ("Permitted Exceptions"): (a) zoning, (b) general utility, sewer, and drainage easements of record upon which any improvements on the Property do not encroach, and (c) declarations of covenants, conditions and restrictions of record.

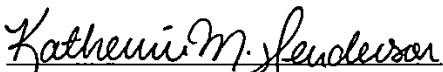
AND GRANTOR HEREBY WARRANTS and will forever defend unto Grantee, Grantee's heirs and assigns, the right and title to the Property against the claims of any persons owning, holding or claiming by, through or under Grantor, except for claims arising under or by virtue of the Permitted Exceptions.

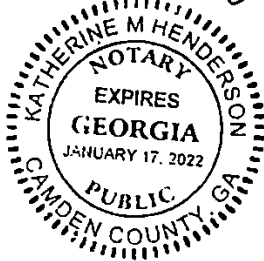
IN WITNESS WHEREOF, Grantor has signed, sealed and delivered these presents under seal as of the date above.

 (SEAL)
James Macdonald Jones

Signed, sealed and delivered
in the presence of:


Unofficial Witness


Notary Public.
My Commission Expires: January 17, 2022
(NOTARIAL SEAL)



D: DEED B: 4449 P: 172
05/13/2021 03:02 PM
0632021007629 Pages: 2 Recording Fee: \$25.00
Transfer Tax: \$800.00
Ronald M. Adams
Clerk of Superior Court, Glynn County, GA

AFTER RECORDING RETURN TO:
GILBERT, HARRELL, SUMERFORD & MARTIN, P.C.
777 GLOUCESTER STREET, SUITE 200
BRUNSWICK, GEORGIA 31520

PARCEL ID NUMBER 04-10329

GEORGIA, GLYNN COUNTY

LIMITED WARRANTY DEED

A CONVEYANCE, made this May 3, 2021, from ANN JONES CHANDLER, a resident of the State of Georgia ("Grantor") to ALFRED W. JONES III, a resident of the State of Georgia ("Grantee").

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00) and other valuable consideration paid to Grantor at or before the sealing and delivery of these presents, the receipt and sufficiency of which are hereby acknowledged, Grantor hereby grants, bargains, sells, conveys and confirms unto Grantee, Grantee's heirs and assigns; all of Grantor's interest in the following described property ("Property"), and being an undivided one-third interest, to-wit:

All that certain lot, tract or parcel of land situate, lying and being on St. Simons Island, in Glynn County, Georgia, consisting of 11.189 acres, as more particularly described on that certain plat of said property prepared by Robert N. Shupe, Georgia Registered Land Surveyor No. 2224, dated June 1, 1999, and recorded in the Office of the Clerk of Superior Court, Glynn County, Georgia, at Plat Drawer 26, Page 1, as ALL OF LOT NO. FOUR (4), SINCLAIR TRACT.

This being the same real property conveyed by that certain deed of even date herewith, now or shortly to be recorded in said Clerk's Office, from Ann Jones Chandler, Alfred W. Jones III, and James Macdonald Jones, as Trustees of the Betty Macdonald Jones Revocable Trust dated June 17, 2009, as finally amended and restated September 19, 2013, to Ann Jones Chandler, individually, Alfred W. Jones III, individually, and James Macdonald Jones, individually.


Also conveyed hereby is the non-exclusive easement for ingress, egress, utilities and other uses incident to the ownership of the property from Sea Island Company to Betty M. Jones, et al., dated June 23, 2001, recorded in said Clerk's Office in Deed Book 802, Page 286.

Reference is made to said plat, said deed, said easement and to the record of each for further description and identification of said real property and for all other purposes.

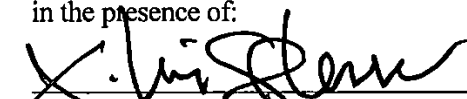
TO HAVE AND TO HOLD the Property, together with any improvements thereon, and all and singular the rights, members and appurtenances thereunto belonging or in any manner appertaining unto Grantee, Grantee's successors and assigns, forever in fee simple; subject only to the following permitted exceptions ("Permitted Exceptions"): (a) zoning, (b) general utility, sewer, and drainage easements of record upon which any improvements on the Property do not encroach, and (c) declarations of covenants, conditions and restrictions of record.

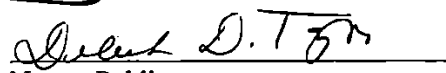
AND GRANTOR HEREBY WARRANTS and will forever defend unto Grantee, Grantee's heirs and assigns, the right and title to the Property against the claims of any persons owning, holding or claiming by, through or under Grantor, except for claims arising under or by virtue of the Permitted Exceptions.

IN WITNESS WHEREOF, Grantor has signed, sealed and delivered these presents under seal as of the date above.

 (SEAL)
Ann Jones Chandler

Signed, sealed and delivered
in the presence of:


Unofficial Witness


Notary Public.
My Commission Expires: 8-10-21
(NOTARIAL SEAL)





*A Golden Past.
A Shining Future.*

*COMMUNITY DEVELOPMENT DEPARTMENT
1725 Reynolds Street, Suite 200, Brunswick, GA 31520
Phone: 912-554-7428/Fax: 1-888-252-3726*

June 8, 2023

Josh Noble
Marsh and Shore Management Program Manager
Georgia DNR, Coastal Resources Division
One Conservation Way
Brunswick, GA 31520

RE: 135 Sinclair Plantation Drive
St. Simons Island, GA 31522
Parcel 04-10329

Dear Mr. Noble:

Pursuant to the request for a zoning certification letter (ZCL5490) by Daniel H. Bucey regarding 135 Sinclair Plantation Drive, St. Simons Island, GA 31522, Parcel 04-10329, please find the following:

The proposed +/- 444 LF bulkhead, as depicted in the attached drawings, does not conflict with current Glynn County zoning laws.

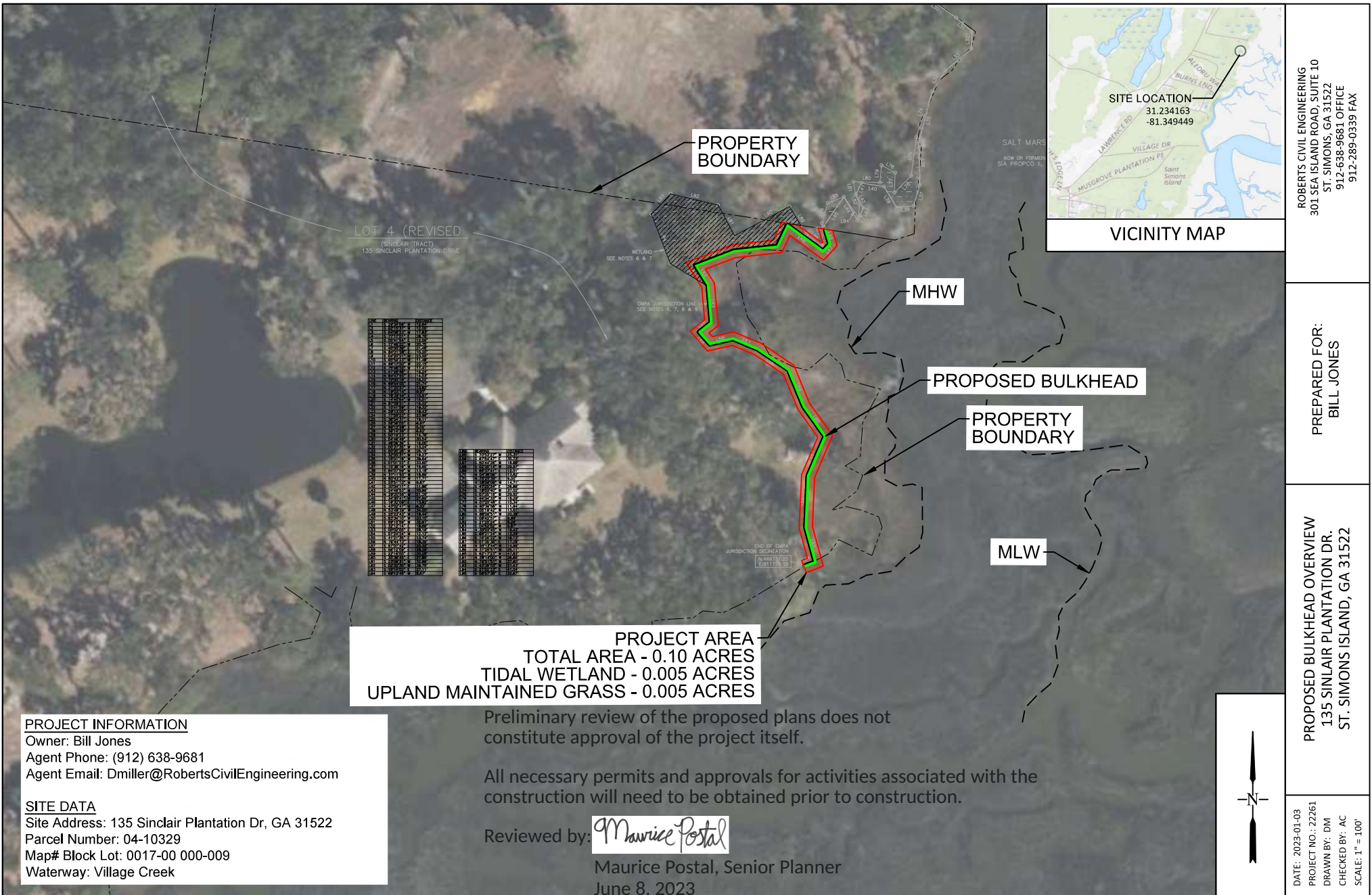
Should you have any additional questions, please feel free to contact me at mpostal@glynncounty-ga.gov.

Sincerely,

Maurice Postal

Maurice Postal, AICP
Senior Planner

The Glynn County Planning and Zoning Division makes every effort to provide the most accurate interpretation possible based on the information available. No warranties, expressed or implied, are provided for the information herein, its use or interpretation. This letter addresses the zoning designation of the property only; other codes and ordinances which may affect the ability to develop this property may apply.



LOT 4 (REVISED)
(SINCLAIR TRACT)
135 SINCLAIR PLANTATION DRIVE

PROPERTY BOUNDARY

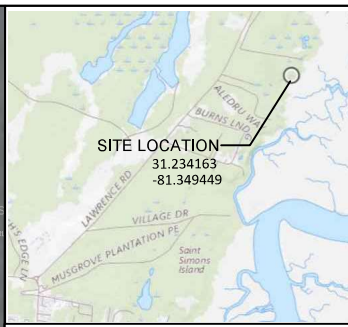
MHW

PROPOSED BULKHEAD

PROPERTY BOUNDARY

MLW

PROJECT AREA
TOTAL AREA - 0.10 ACRES
TIDAL WETLAND - 0.005 ACRES
UPLAND MAINTAINED GRASS - 0.005 ACRES



VICINITY MAP

PROJECT INFORMATION
Owner: Bill Jones
Agent Phone: (912) 638-9681
Agent Email: Dmiller@RobertsCivilEngineering.com

SITE DATA
Site Address: 135 Sinclair Plantation Dr, GA 31522
Parcel Number: 04-10329
Map# Block Lot: 0017-00 000-009
Waterway: Village Creek

Preliminary review of the proposed plans does not constitute approval of the project itself.

All necessary permits and approvals for activities associated with the construction will need to be obtained prior to construction.

Reviewed by: *Maurice Postal*
Maurice Postal, Senior Planner
June 8, 2023

ROBERTS CIVIL ENGINEERING
301 SEA ISLAND ROAD, SUITE 10
ST. SIMONS, GA 31522
912-638-9681 OFFICE
912-289-0339 FAX

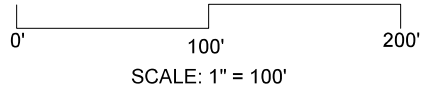
PREPARED FOR:
BILL JONES

PROPOSED BULKHEAD OVERVIEW
135 SINCLAIR PLANTATION DR.
ST. SIMONS ISLAND, GA 31522



DATE: 2023-01-03
PROJECT NO.: 22261
DRAWN BY: DM
CHECKED BY: AC
SCALE: 1" = 100'

- NOTES:
1. THE PLANS SHOWN HEREIN SHALL BE USED ONLY AS AN EXHIBIT FOR PERMITTING WITH THE GEORGIA DEPARTMENT OF NATURAL RESOURCES AND THE ARMY CORPS OF ENGINEERS.
 2. THE DIAGRAM IS NOT INTENDED TO BE USED FOR CONSTRUCTION DRAWINGS



LOT 4 (REVISED)
(SINCLAIR TRACT)
135 SINCLAIR PLANTATION DRIVE

NOW OR FORMERLY
SIA PROPOO II, LLC

LINE	BEARING	DISTANCE
L1	S 29°34'06" W	12.64
L2	S 62°13'53" W	12.08
L3	S 54°08'23" W	17.83
L4	S 77°17'01" E	28.76
L5	S 02°14'54" E	12.89
L6	S 77°46'29" W	20.75
L7	S 20°09'59" E	21.68
L8	N 84°21'28" E	10.20
L9	S 04°20'21" W	23.55
L10	S 65°29'10" W	11.48
L11	N 88°17'06" W	22.15
L12	S 74°48'33" E	17.47
L13	S 41°26'48" E	16.24
L14	N 84°47'55" E	14.03
L15	S 22°01'01" E	16.02
L16	N 89°54'05" E	21.74
L17	N 21°05'01" E	13.87
L18	N 19°03'14" E	9.97
L19	N 78°39'44" E	10.67
L20	S 44°05'54" W	15.01
L21	N 87°08'51" E	16.22
L22	S 10°41'58" E	19.23
L23	N 90°14'05" E	18.43
L24	S 77°59'23" E	23.98
L25	S 86°54'43" E	19.11
L26	S 58°56'05" E	6.97
L27	N 88°17'06" E	5.05
L28	S 90°14'05" E	6.92
L29	S 50°19'23" E	14.76
L30	S 44°46'42" E	30.24
L31	S 48°06'36" E	16.00
L32	S 00°37'35" W	13.24
L33	S 00°02'29" W	76.12
L34	S 32°08'51" W	19.27
L35	S 15°01'11" E	39.84
L36	S 01°01'22" E	33.60
L37	S 19°38'16" W	16.65
L38	S 84°07'59" W	13.18
L39	N 31°11'50" W	18.89
L40	N 89°32'39" W	17.71
L41	S 55°21'13" W	9.97
L42	S 30°04'11" E	11.88
L43	S 44°46'53" W	10.98
L44	N 29°20'58" W	21.28
L45	S 27°09'29" W	22.89
L46	S 16°39'09" W	13.89
L47	S 43°02'43" W	6.33
L48	N 33°48'39" W	14.20
L49	S 22°23'43" W	16.44
L50	S 83°34'10" W	33.10
L51	S 69°10'59" W	32.97
L52	S 32°12'14" E	18.69
L53	S 26°03'09" E	28.18
L54	S 51°24'24" W	12.12
L55	S 41°21'35" E	13.74
L56	N 76°44'12" E	18.32
L57	S 67°07'45" E	26.32
L58	S 56°17'09" E	28.29
L59	S 22°16'09" E	30.28
L60	S 30°36'45" E	27.89
L61	S 33°06'43" E	32.98
L62	S 02°39'35" W	39.75
L63	S 15°14'09" E	41.04
L64	S 69°13'48" W	8.47

LINE	BEARING	DISTANCE
L65	S 70°53'27" W	25.31
L66	S 67°54'47" E	35.73
L67	S 50°44'26" W	18.88
L68	S 02°30'14" W	29.97
L69	S 68°37'41" E	12.51
L70	N 04°38'06" E	13.82
L71	N 22°25'59" E	9.80
L72	N 18°56'09" W	14.71
L73	S 47°26'24" E	26.88
L74	S 19°03'40" W	37.02
L75	S 07°38'18" W	29.92
L76	N 44°32'33" W	18.29
L77	N 01°24'28" W	18.03
L78	N 00°39'58" W	11.94
L79	S 03°19'43" W	13.51
L80	N 88°06'51" W	20.38
L81	S 04°22'55" E	9.92
L82	S 11°02'24" E	8.56
L83	S 04°52'55" W	9.87
L84	N 55°29'45" W	19.43
L85	S 68°21'24" W	13.28
L86	S 18°26'24" W	16.13
L87	S 01°35'56" E	17.28
L88	N 55°13'44" W	14.96
L89	N 12°25'51" W	25.11
L90	S 52°17'23" W	47.83
L91	N 28°14'00" W	26.66
L92	N 76°15'15" W	37.60
L93	S 43°39'03" W	21.43
L94	S 21°02'29" E	41.04
L95	S 58°57'58" E	32.07

PROPERTY BOUNDARY

NON-TIDAL WETLAND
FILL 0.079 ACRES

WETLAND
SEE NOTES 6 & 7

TERMINATE PROPOSED BULKHEAD
AT PROPERTY BOUNDARY

444 LF PROPOSED
WOOD BULKHEAD

CMPA JURISDICTION LINE
SEE NOTES 6, 7, 8 & 9

CMPA / HIGH
TIDE LINE

MHW




MLW

PROPERTY BOUNDARY

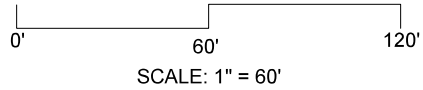
END OF CMPA
JURISDICTION DELINEATION
N:449731.25
E:911778.15

TERMINATE PROPOSED BULKHEAD
AT END OF CMPA JD

LEGEND

-  PROPOSED BULKHEAD
-  NON-TIDAL WETLAND FILL
-  PROPERTY BOUNDARY

- NOTES:
- THE PLANS SHOWN HEREIN SHALL BE USED ONLY AS AN EXHIBIT FOR PERMITTING WITH THE GEORGIA DEPARTMENT OF NATURAL RESOURCES AND THE ARMY CORPS OF ENGINEERS.
 - THE DIAGRAM IS NOT INTENDED TO BE USED FOR CONSTRUCTION DRAWINGS



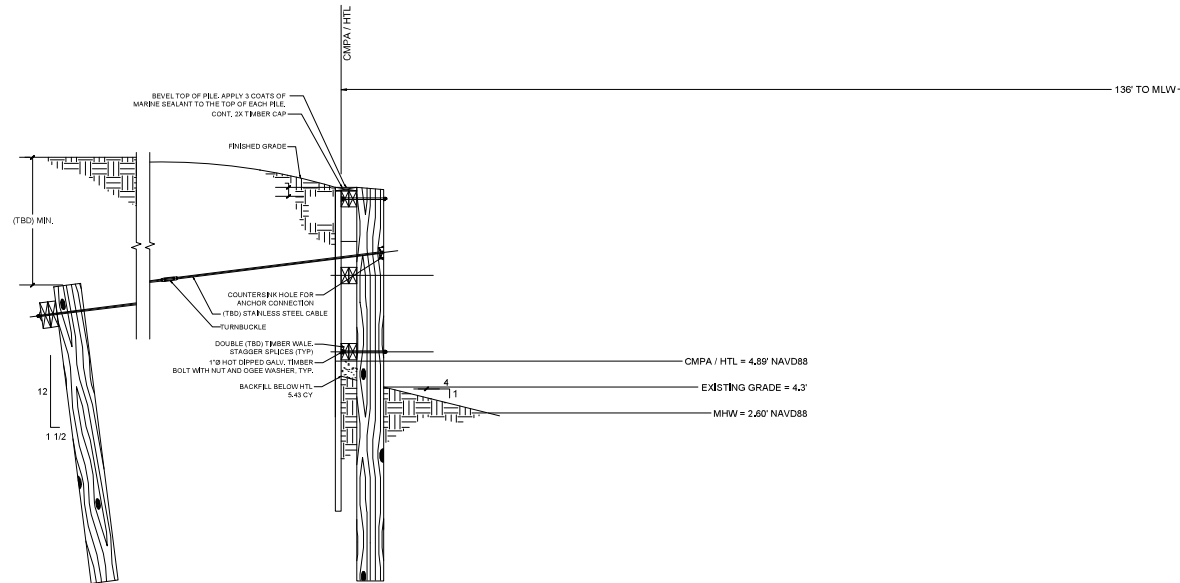
2
MP

ROBERTS CIVIL ENGINEERING
301 SEA ISLAND ROAD, SUITE 10
ST. SIMONS, GA 31522
912-638-9681 OFFICE
912-289-0339 FAX

PREPARED FOR:
BILL JONES

PROPOSED BULKHEAD PLAN
135 SINCLAIR PLANTATION DR.
ST. SIMONS ISLAND, GA 31522

DATE: 2023-01-03
PROJECT NO.: 22261
DRAWN BY: DM
CHECKED BY: AC
SCALE: 1" = 60'



NOTE:
 "TBD" MEANS TO BE DETERMINED BY THE DESIGN PROFESSIONAL

PROPOSED BULKHEAD = 444 LF
 444 LF x 1.0' = 444 SF
 444 SF x 0.33' = 147 / 27 = 5.43 CY OF FILL
 5.43 CY / 444 LF = 0.012 CY OF FILL PER LF

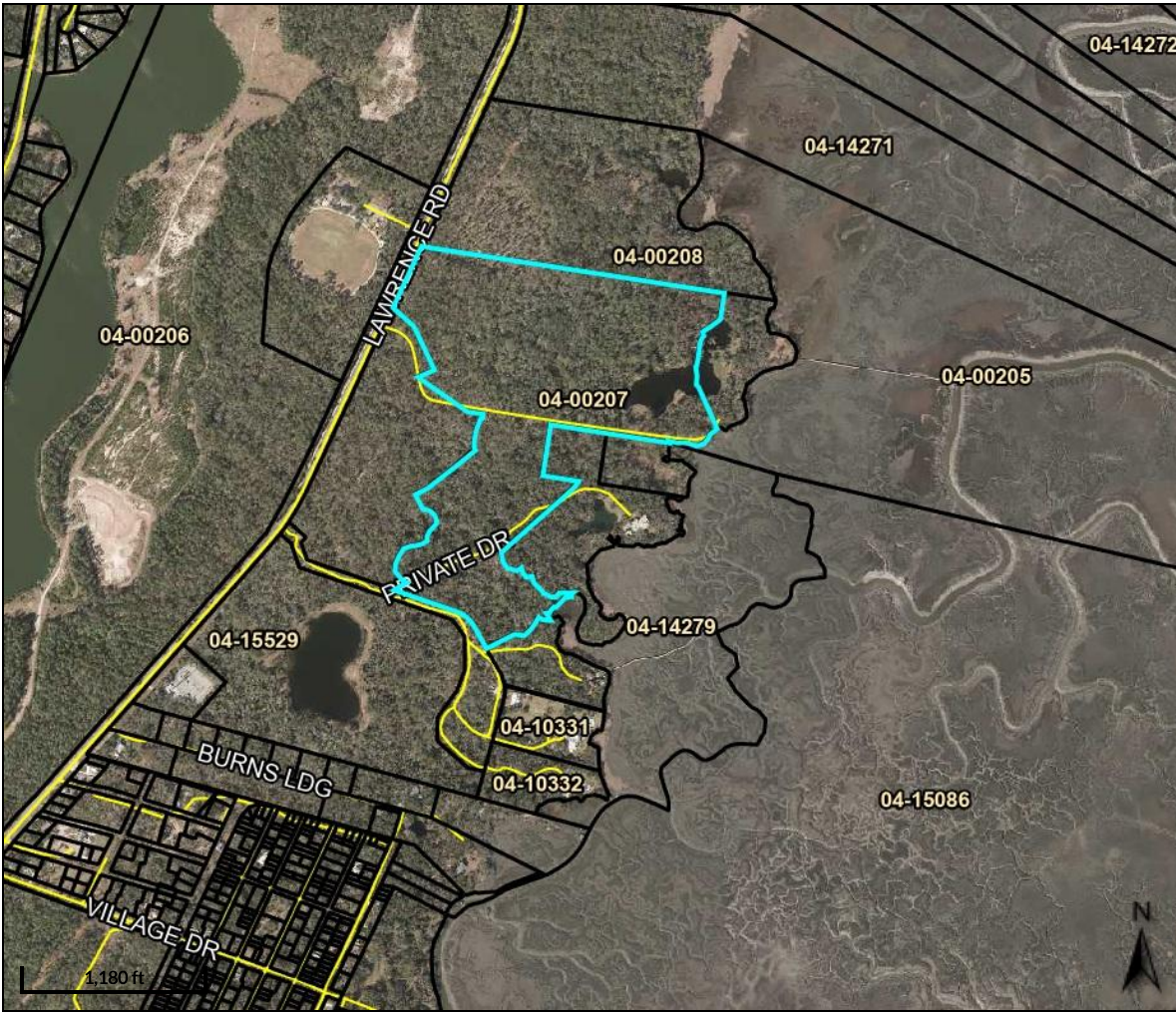
BULK HEAD DETAIL
 NTS

NOTES:

1. THE PLANS SHOWN HEREIN SHALL BE USED ONLY AS AN EXHIBIT FOR PERMITTING WITH THE GEORGIA DEPARTMENT OF NATURAL RESOURCES AND THE ARMY CORPS OF ENGINEERS.
2. THE DIAGRAM IS NOT INTENDED TO BE USED FOR CONSTRUCTION DRAWINGS

N.T.S.





Overview



Legend

- Parcels
- Parcel Numbers
- Address Number
- Roads

Parcel ID	04-00207	Owner	ST SIMONS SINCLAIR PLANTATION RESERVE	Last 2 Sales			
Class Code	Residential		LLC	Date	Price	Reason	Qual
Taxing District	04-St. Simons Island		1266 W PACES FERRY RD NW 560	12/22/2016	0	ESMT	U
	ST SIMONS ISLAND	Physical Address	ATLANTA, GA 30327	11/23/2016	0	n/a	U
		Market Value	2170 LAWRENCE RD				
Acres	59.95		\$179900				

Date created: 1/5/2023
 Last Data Uploaded: 1/2/2023 7:23:06 PM

Developed by **Schneider**
 GEOSPATIAL



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

June 5, 2023

Bill Jones III
135 Sinclair Plantation Drive
St. Simons Island, GA 31522

Re: Coastal Marshlands Protection Act (CMPA), Jurisdictional Determination Verification, 130 Oatland Plantation Drive and 135 Sinclair Plantation Drive, St. Simons Island, Glynn County, Georgia.

Dear Mr. Jones:

Our office received the survey and plat, dated April 13, 2023, prepared by Shupe Surveying Company, P.C., No. 3081 entitled "*Wetland and CMPA Jurisdiction Line Survey of: Lot 2 (REVISED), Oatland Plantation, and a Portion of Lot 4 (REVISED), Sinclair Tract 25th G.M.D. St. Simons Island Glynn County, Georgia*" prepared for Alfred W. Jones III. Based on my site inspection, on October 11, 2022, this plat and survey generally depict the delineation of the coastal marshlands boundary as required by the State of Georgia for jurisdiction under the authority of the Coastal Marshlands Protection Act O.C.G.A. § 12-5-280 et seq.

The Coastal Marshlands Protection Act O.C.G.A. § 12-5-280 et seq. delineation of this parcel is subject to change due to environmental conditions and legislative enactments. This jurisdiction line is valid for one year from date of the delineation. It will normally expire on October 11, 2023 but may be voided should legal and/or environmental conditions change.

This letter does not relieve you of the responsibility of obtaining other state, local, or federal permission relative to the site. Authorization by the Coastal Marshlands Protection Committee or this Department is required prior to any construction or alteration in the marsh jurisdictional area. We appreciate you providing us with this information for our records. If you have any questions, please contact me at (912) 262-3134.

Sincerely,

Paul Tobler
Coastal Permit Coordinator
Marsh and Shore Management Program

Enclosure: *Wetland and CMPA Jurisdiction Line Survey of: Lot 2 (REVISED), Oatland Plantation, and a Portion of Lot 4 (REVISED), Sinclair Tract 25th G.M.D. St. Simons Island Glynn County, Georgia*

File: JDS20220345

