

1.0 Introduction

Robert Dow Hoffman & Rhonda Hoffman (Applicant) are seeking authorization under the Coastal Marshlands Protection Act of 1970 (CMPA) to construct a rip-rap revetment to protect the shoreline along a section of Sylvan Island Road, on Williamson Creek, in Thunderbolt, Chatham County, Georgia (32.01954 N, -81.04795 W). The proposed revetment would occupy 4,080 ft² of non-vegetated tidal waters and thus would be considered a minor alteration in accordance with O.C.G.A. §12-5-282(9).

2.0 Existing Conditions

The project is located on the west side of Sylvan Island Road on Williamson Creek approximately 2,300' south of Falligant Avenue. The causeway provides the only access for residents of Sylvan Island. The existing Sylvan Island Road vehicular bridge spanning Williamson Creek is located approximately 1,300' downstream of the proposed project. No docks or other structures are located upstream of the project area.

The limits of CMPA jurisdiction have been delineated and were field verified by Georgia Department of Natural Resources Coastal Resources Division staff. A hydrographic survey of the project area was performed by Thomas & Hutton.

The project area consists of a steep highly eroded non-vegetated bank along Williamson Creek (see photographs Attachment F). Over the last several years erosion has accelerated leading to the loss of greater than 10' of shoreline. Portions of the existing road are now within +/-15' of the eroding bank. Several large trees have fallen into the creek, and remaining trees are being undercut rapidly.

3.0 Project Description

The proposed rock revetment will provide shoreline protection along a portion of Sylvan Island Road. The marshlands component consists of the placement of rip-rap in tidal waters within the project area. In accordance with Rule 391-2-3-.02(2)(q), an upland component is not applicable to this project.

3.1 Marshlands Component

The marshlands component of the project consists of the placement of Class B and Class C rip-rap over filter fabric in jurisdiction along approximately 209' of the Williamson Creek shoreline. The rip-rap would occupy 4,080 ft² of tidal waters within jurisdiction with a quantity of 480 CYDS (see Table 1). The proposed activity is depicted on the attached drawings produced by Thomas & Hutton titled *Sylvan Island Road Shoreline Stabilization* dated June 11, 2024 (Attachment C). Work will be conducted with heavy equipment from uplands adjacent to the project site. No materials will be stored in or transported through jurisdictional areas.

Table 1: Dock Components

IMPACT TYPE	AREA (SF)	LENGTH (LF)	CYDS/FT	TOTAL CYDS
RIP-RAP BELOW CMPA LINE	4,080	209	2.3	480
RIP-RAP BELOW MHW	3,160	209	1.8	376

4.0 Alternative Sites Considered

The project purpose is to arrest the severe erosion at the section of Williamson Creek that is in close proximity to Sylvan Island Road. Preventing ongoing erosion of the shoreline at this location cannot be carried out at an alternate site, or in a non-marsh location. The project requires shoreline protection to insure that Sylvan Island Road remains intact for access for residents, to insure access for fire and medical services, refuse removal, deliveries, and other public services.

5.0 Supplemental Information

This additional information is provided for compliance with Coastal Marshlands Protection Act of 1970 information requirements:

OCGA 12-5-286. Permits to fill, drain, etc., marshlands.

(b) Each application for such permit shall be properly executed, filed with the department on forms as prescribed by the department, and shall include:

(1) *The name and address of the applicant-*

Charles H. Morris, Sr.
27 Abercorn St.
Savannah, Georgia 31401

(2) *A plan or drawing showing the applicant's proposal and the manner or method by which such proposal shall be accomplished. Such plan shall identify the coastal marshlands affected-* Please refer to attached drawings produced by Thomas & Hutton titled *Sylvan Island Road Shoreline Stabilization* dated June 11, 2024 (Attachment C). The work will be accomplished by equipment operating from the adjacent upland.

(3) *A plat of the area in which the proposed work will take place-* Site plans produced by Thomas & Hutton depict the base-layer hydrographic survey and CMPA jurisdiction survey limits (Attachment C).

(4) *A copy of the deed or other instrument under which the applicant claims title to the property or, if the applicant is not the owner, then a copy of the deed or other*

instrument under which the owner claims title together with written permission from the owner to carry out the project on his land. In lieu of a deed or other instrument referred to in this paragraph, the committee may accept some other reasonable evidence of ownership of the property in question or other lawful authority to make use of the property; The committee will not adjudicate title disputes concerning the property which is the subject of the application; provided, however, the committee may decline to process an application when submitted documents show conflicting deeds- Deed conveying the subject parcel from Joseph Pearce Reeve and Debbie Reeve Barton as Co-Executors of the Last Will and Testament of Virginia W. Reeve to Robert Dow Hoffman and Rhonda Hoffman recorded in the Office of the Clerk of Superior Court for Chatham County, Georgia on August 12, 2021 (Deed Book 2488 page 781-784) is included in Attachment B.

- (5) A list of all adjoining landowners together with such owners' addresses, provided that if the names or addresses of adjoining landowners cannot be determined, the applicant shall file in lieu thereof a sworn affidavit that a diligent search, including, without limitation, a search of the records for the county tax assessor's office, has been made but that the applicant was not able to ascertain the names or addresses, as the case may be, of adjoining landowners-*** Adjacent landowner information is provided in Attachment E.
- (6) A letter from the local governing authority of the political subdivision in which the property is located, stating that the applicant's proposal is not in violation of any zoning law;*** An inquiry to Chatham County has been sent, reply pending.
- (7) A non-refundable application fee to be set by the board in an amount necessary to defray the administrative cost of issuing such permit. Renewal fees shall be equal to application fees, which shall not exceed \$1,000.00 for any one proposal and shall be paid to the department.*** Check for \$250.00 is attached.
- (8) A description from the applicant of alternative sites and why they are not feasible and a discussion of why the permit should be granted-*** Please refer to Section 5.0 for discussion of alternative sites considered.
- (9) A statement from the applicant that he has made inquiry to the appropriate authorities that the proposed project is not over a landfill or hazardous waste site and that the site is otherwise suitable for the proposed project-*** A review of the Hazardous Site Index for Chatham County, Georgia indicates that the subject property does not contain hazardous waste sites or landfills.
- (10) A copy of the water quality certification issued by the department if required for the proposed project-*** Water Quality Certification (WQC) will be initiated during processing of the application by USACE.
- (11) Certification by the applicant of adherence to soil and erosion control responsibilities if required for the proposed project-*** The project will conform to all

required building, land disturbing, and stormwater management permits as required by Chatham County.

(12) Such additional information as is required by the committee to properly evaluate the application- This application has been prepared with consideration for the interests of the general public of the State of Georgia as defined in OCGA 12-5-286(g):

OCGA 12-5-286. Permits to fill, drain, etc. marshlands.

(g) In passing upon the application for permit, the committee shall consider the public interest, which, for purposes of this part shall be deemed to be the following considerations:

- (1) Whether or not unreasonably harmful obstruction to or alteration of the natural flow of navigational water within the affected area will arise as a result of the proposal-** The shoreline stabilization project will closely follow the existing Williamson Creek shoreline and will not unreasonably obstruct or alter the natural flow.
- (2) Whether or not unreasonably harmful or increased erosion, shoaling of channels, or stagnant areas of water will be created-** The shoreline stabilization project will minimize the existing severe erosion along this portion of Williamson Creek which will reduce sediments from entering the creek and causing shoaling. The installation of rip-rap will closely follow the existing shoreline and will not create areas of stagnant water.
- (3) Whether or not the granting of a permit and the completion of the applicant's proposal will unreasonably interfere with the conservation of fish, shrimp, oysters, crabs, clams, or other marine life, or wildlife, or other resources, including but not limited to water and oxygen supply-** The shoreline stabilization project will reduce erosion into Williamson Creek which will reduce the negative effects of siltation such as restriction of tidal exchange and water velocity, which can reduce available oxygen supply. The rip-rap installation will closely follow the shoreline and will not unreasonably reduce existing habitat along this portion of the creek and therefore will not interfere with the conservation of fish, shrimp, oysters, crabs, clams, or other marine life, or wildlife, or other resources, nor affect water and oxygen supply. Standard manatee protection measures will be implemented during construction.



CHATHAM COUNTY DEPARTMENT OF BUILDING SAFETY AND REGULATORY SERVICES

1117 EISENHOWER DRIVE, SAVANNAH, GA 31406
P.O. Box 8161, Savannah, GA. 31412-8161
912 201 4300 – Fax 912 201 4301

August 20, 2024

Daniel Bucey
Resource and Land Consultants
Savannah, Georgia

RE: Sylvan Island Road Shoreline Stabilization
Parcel: 10273 01001

Dear Mr. Bucey

The above referenced improvements and those identified on the attached documents do not represent a violation of the Chatham County Zoning Ordinance. This letter references the attached drawings dated 08/18/2024.

If there are questions, I can be reached at 912 201 4315.

Sincerely,

Marcus Letson, Office of Zoning Administration
Assistant Director, Building Safety and Regulatory Services.

Attachments

2:31:2013101:00026NONFERROUSPERMITFORAMKINGSCONCON0813101:0000:04-24-AM:EDGE:DNR:DNM:Jun 11, 2024 - 10:35 AM



EDGE OF MARSH GRASS

CMPA JURISDICTIONAL WETLAND LINE

EDGE OF EXISTING PAVEMENT

APPROXIMATE LOCATION
N: 736.423.4727
E: 1,002.943.8228
LAT: N032.019826
LONG: W081.047768

PROPOSED RIPRAP BELOW CMPA
AREA = 4,080 SF
QTY = 2.3 CY PER LF

WILLIAMSON CREEK

SYLVAN ISLAND ROAD

MLW

MHW

CMPA JURISDICTIONAL WETLAND LINE

APPROXIMATE LOCATION
N: 736,263.2747
E: 1,002,795.4505
LAT: N032.019390
LONG: W081.048252

GRAPHIC SCALE



(IN FEET)
1 inch = 40 ft.

DATUM: NAVD88

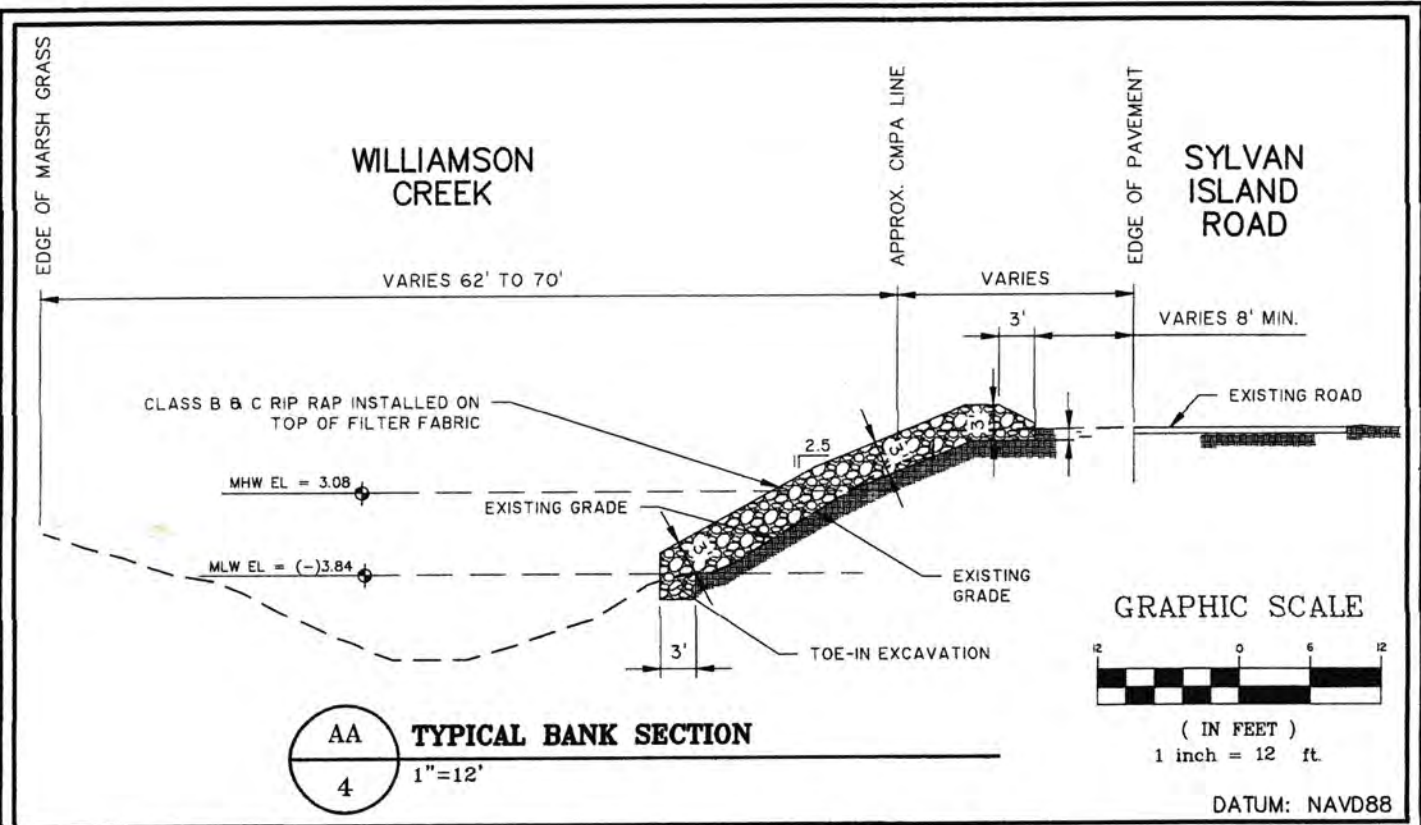


DNR PERMIT
SYLVAN ISLAND ROAD SHORELINE STABILIZATION
SHEET NAME:
SITE PLAN
CLIENT:
SYLVAN ISLAND GROUP
LOCATION: SAVANNAH, GA
DATE: 06/11/2024
JOB NUMBER: J-31201.0000
DRAWN BY: RAS
REVIEWED BY: JAH
SHEET: 3
SCALE: 1" = 40'

THOMAS & HUTTON
682 Johnnie Dodds Blvd. • Suite 100
Mt. Pleasant, SC 29464 • 843.849.0200
www.thomasandhutton.com

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AA
4

TYPICAL BANK SECTION
1"=12'

GRAPHIC SCALE
(IN FEET)
1 inch = 12 ft.

DATUM: NAVD88



DNR PERMIT
 SYLVAN ISLAND ROAD SHORELINE STABILIZATION
 SHEET NAME:
 TYPICAL BANK SECTION
 CLIENT:
 SYLVAN ISLAND GROUP
 LOCATION: SAVANNAH, GA
 DATE: 06/11/2024
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DRAWN BY: RAS
 REVIEWED BY: JAH

SHEET: 4
 SCALE: 1" = 12'

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