

Pre-Construction Notification

Lot 66 Reesidential Development, Trout Lake, San Miguel County, Colorado
Nationwide Permit

**Prospective
Permittee:**

Justin Meyer
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303.669.3787

**Existing
Corps ID:**

None

Project

Location:

Lot 66, Trout Lake, San Miguel County, Colorado.

**Coordinate
of Proposed
Action:**

37.81773 ° N, -107.87676° W

Project

Description:

The proposed development of Lot 66 includes all infrastructure normally associated with a residential development project, including; a driveway and contemporaneous sitewide drainage, utility trenching, and a vehicle turnaround in front of the proposed structure. The Trout Lake Land Company (TLLC) has established Building Envelopes (BE) for each development unit, and the BE for Lot 66 is located on a hill slope at the south end of the lot as depicted on the Location Map (attached in Wetland Delineation).

The location of the Lot 66 residential development is in the Lake Fork drainage just upstream of Trout Lake. A wetland complex to the north limits the BE to the hillslopes directly above Lake Fork. No alternate driveway access to the BE exists and the proposed action will have the minimum impact on WOTUS.

Access to Lot 66 is off Marmot Way and there is a narrow corridor for the driveway between an adjacent lot and a large wetland complex. A small drainage channel exits, identified as WOTUS (palustrine wetlands), and crosses the southern portion of the access corridor. The proposed action will require limited grading adjacent to the drainage and the installation of a 12" trench drain for the development of the driveway. There will be a disturbance to 806.6 square feet of palustrine wetland in this location.

In order to accommodate the OWTS and properly grade site drainage, the elevation of the existing drainage adjacent to the proposed cabin footprint (hardened bottom channel) will be raised to match grade around the construction site. Overland flow will be maintained in the channel. There will be a

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disturbance to 267.5 square feet of ephemeral channel in this location.

Cumulative impact to WOTUS on Lot 66 is anticipated to be approximately 1,074 s.f. or .025 acres.

A formal mitigation plan has not been developed for the activity because the cumulative acreage total for the wetland impacts is below the .10 acre threshold. Local San Miguel County zoning requirements will necessitate the development of wetland mitigation as a part of their Wetland Special Use permit process. An area adjacent to WOTUS has been identified and may allow up to 1200 square feet of wetland mitigation in the vicinity just north of Lot 66 on Trout Lake Land Company Open Space.

Best Management Practices will be used to protect the existing WOTUS during construction and the mitigation wetland establishment. Standard BMP installations will include silt and construction fencing for containment of disturbance and capture of mobile silts and straw wattles/bales for use as hydrologic check-dams.

Permits:

The Trout Lake Land Company board will consider the preliminary design plans for the residential structure and the proposed mitigation on TLLC Open Space land. San Miguel County will require a Wetland Special Use permit for development within 100 feet of WOTUS and for the proposed impacts to WOTUS.

The possible Nationwide Permits identified for the project are;

- (1) **NWP 29** for Residential Development.

We are relying on the USACE to make a determination on the most appropriate permit, should one be approved.

General Conditions:

1. Navigation – The construction activities associated with the action will not impede navigation because there are no navigable channels on Lot 66.
2. Aquatic Life Movements – There is currently no movement of aquatic species through the palustrine wetlands or through the natural intermittent drainage.

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3. Spawning Areas – There is no spawning in the area of the proposed action.
4. Migratory Bird Breeding Areas – There is no migratory bird breeding in the area of the proposed action.
5. Shellfish Beds – there are not any shellfish beds in the area of the proposed action.
6. Suitable Materials – Fill materials used (if any) will be structural fills suitable for driveway construction.
7. Water Supply Intakes – There are not any public water supply intakes in the proximity of the proposed action.
8. Adverse Effects from Impoundment – There is not any impoundment associated with the permitted portion of the proposed action.
9. Management of Water Flows – The proposed action will not affect the management of water flows.
10. Fills Within 100-Year Floodplains – The proposed action will not impact flows within any mapped 100-year floodplain.
11. Equipment – Equipment used will maintain presence in upland areas
12. Soil Erosion and Sediment Controls – All areas of the project will be protected using ordinary and expected Best Management Practices.
13. Removal of Temporary Fills – There will not be any temporary fills associated with the action.
14. Proper Maintenance – The transplant zone will be properly protected and maintained to minimize invasive species and allow the transplants to thrive.
15. Single and Complete Project – The proposed action is part of a single and complete project.
16. Wild and Scenic Rivers – The unnamed tributary is not a Wild and Scenic River.
17. Tribal Rights – There are no Tribal Rights that will be affected by the proposed action.
18. Endangered Species – No endangered species were observed in the area of the proposed action, and the habitat in the area will not have permanent adverse effects.
19. Migratory birds and Golden and Bald Eagles – U.S. Fish and Wildlife will be contacted to ensure that a “take” permit will not be required for the proposed action.
20. Historic Properties – There are not any Historic Properties that will be affected by the proposed actions.
21. Discovery of Previously Unknown Remains and Artifacts – If any remains or artifacts are encountered during construction activities authorized under the Nationwide Permit, the

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- construction activities will be stopped and the District Engineer will be contacted.
22. Designated Critical Water Resources – Lake Fork corridor and unnamed wetland and intermittent channel are not designated as a Critical Resource Water within the State of Colorado.
 23. Mitigation – The cumulative impact to WOTUS proposed on Lot 66 is .025 acre and below the threshold for required wetland mitigation under the NWP structure. Compensatory mitigation will be required by San Miguel County under local zoning requirements and a small-scale mitigation area has been identified just north of Lot 66 in the portions of the Trout Lake Land Company Open Space adjacent to identified WOTUS. No impacts to WOTUS will occur with the development of the mitigation area, and all mitigation will be out of identified WOTUS locations.
 24. Safety of Impoundment Structures – no impoundment structures are associated with the proposed action.
 25. Water Quality – The State of Colorado does not require Section 401 Certification with the application for the proposed Nationwide Permits and no pollutants are proposed as a part of the action.
 26. Coastal Zone Management – The proposed action is not within a Coastal Zone.
 27. Regional and Case-By-Case Conditions – Regional Conditions are addressed below.
 28. Use of Multiple Nationwide Permits – There is only one Nationwide permit associated with the proposed action, and the action is part of a single and complete project.
 29. Transfer of Nationwide Permit Verifications – The applicant will abide by the transfer conditions if a transfer of permits is required.
 30. Compliance Certification – A Compliance Certification will be completed when the proposed action is finished.
 31. Pre-Construction Notification – The PCN is being submitted with the hope of completing the action in the Fall of 2021.

Regional Conditions (Colorado):

6. A copy of the locally approved FEMA Map is included with the PCN submittal. All mapped floodplains are on main-stem channels which are spatially removed from the project site. The FEMA map does not provide accurate information concerning

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the Trout Lake area other than classifying it as Zone X.

7. Spawning Areas – There are not any identified spawning areas within the proposed action area.

8. Removal of Temporary Fills – All temporary fills in wetland areas will be removed and the natural surface will remain undisturbed apart from any compaction that may occur under the temporary fill.

9. Fens – There are not any fens located in the immediate vicinity of the project area.

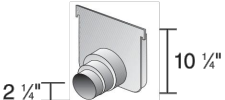
10. Springs – No springs are located within 100 feet of the proposed action.

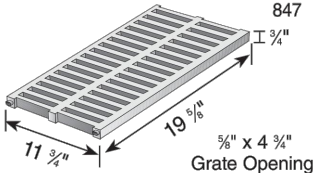
11. Suitable Fill – No temporary fills are required at the site.

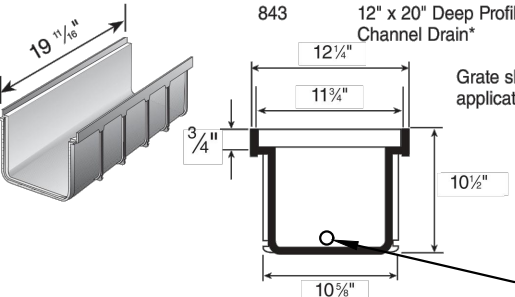
GENERAL NOTES

1. ALL EXISTING TOPOGRAPHIC, BOUNDARY, AND UTILITY INFORMATION PROVIDED BY BACK COUNTRY SURVEYING INC. BENCHMARK: NO. 5 REBAR AND 1.5" ALUMINUM CAP MONUMENT AT THE OLD BUILDING SITE CENTER POINT FOR SITE 65, TROUT LAKE LAND COMPANY WITH A NAVD ELEVATION OF 9795.75 FEET. CONTACT DAVE FOLEY AT 970-728-9998 FOR MORE BENCHMARK OR BOUNDARY INFORMATION.
2. THESE PLANS ARE FOR WETLAND PERMITTING ONLY.
3. ALPINE LAND CONSULTING WAS A DRAFTING SERVICE FOR THE TERRA FIRM ONLY.

TRENCH DRAIN (SEE SHEET 3)

	Part No.	Description	Color	Pkg. Qty.	Wt. Ea. (lbs.)	Product Class	Specifications
	844	12" Deep Profile End Cap/ 4" S&D SPT Knock Out End Outlet*	Light Gray	1	1.60	25IN	NDS #844, 12" Wide Deep Profile high impact PVC End Cap/End Outlet.

	Part No.	Description	Color	Pkg. Qty.	Wt. Ea. (lbs.)	Product Class	Specifications
	847	12" x 20" Light Traffic Channel Grate* (See pg. 48)	Gray	1	4.64	25IN	NDS #847, 12" Wide UV protected high impact PVC light traffic channel grate. Open surface area 48.77 square inch/foot. 63.89 GPM per foot.

	Part No.	Description	Color	Pkg. Qty.	Wt. Ea. (lbs.)	Product Class	Specifications
	843	12" x 20" Deep Profile Channel Drain* Grate should be recessed 1/8" below finish grade in non traffic applications. Grate should be recessed 1/4" in traffic applications.	Light Gray	1	6.00	25IN	NDS #843, 12" Wide Deep Profile UV protected high impact PVC channel drain with mechanical interlocking joints.

WETLAND DELINEATION
SITE 66 TROUT LAKE

SHEET 1 OF 4

PROJECT MANAGER: CH DATE: SEPTEMBER 7, 2021
DRAWN BY: GEA PROJECT #: 2018008

THE TERRA
FIRM, INC.

P.O. BOX 362
TELLURIDE, CO 81435
970-708-1221

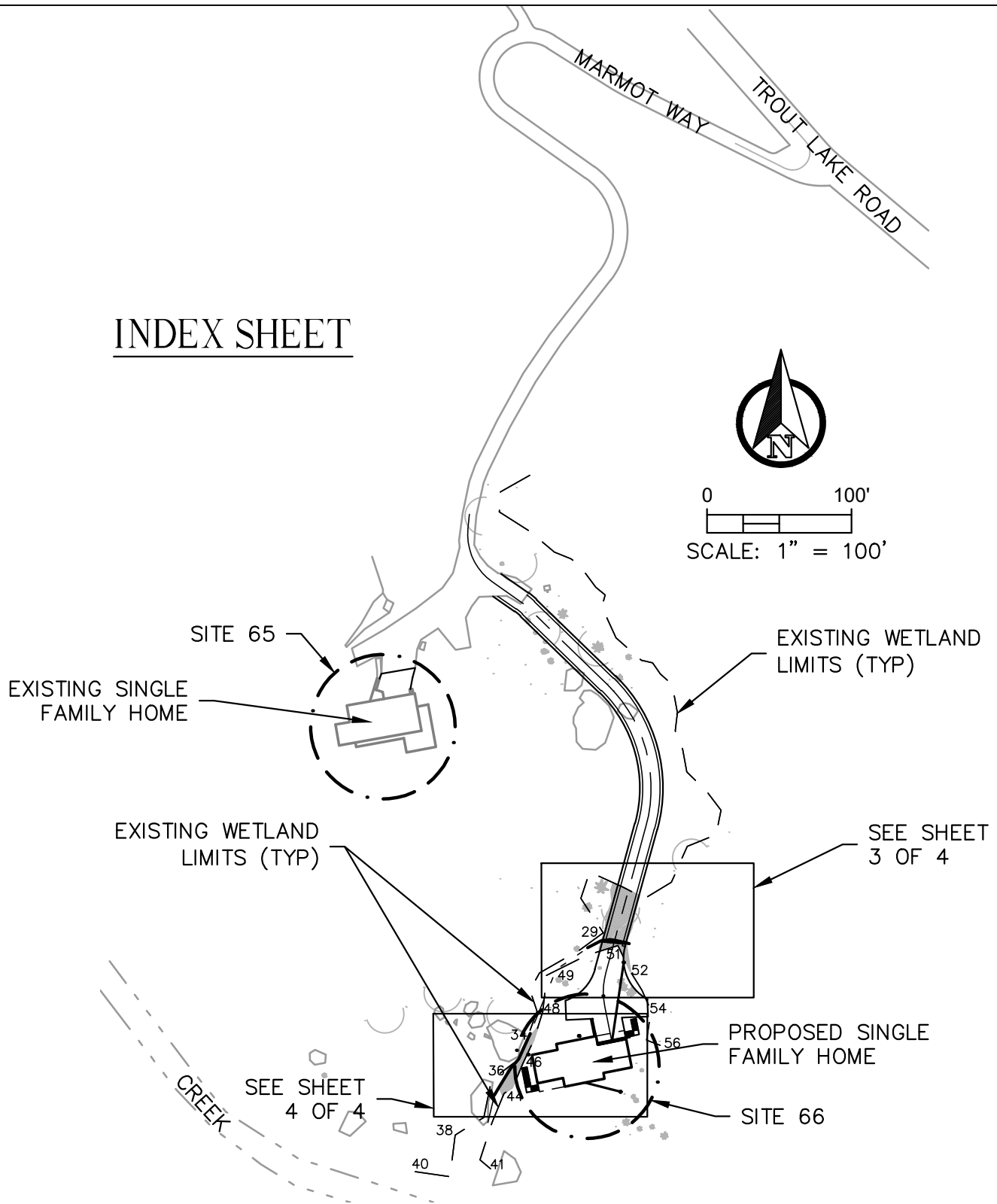
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INDEX SHEET



WETLAND DELINEATION SITE 66 TROUT LAKE

SHEET 2 OF 4

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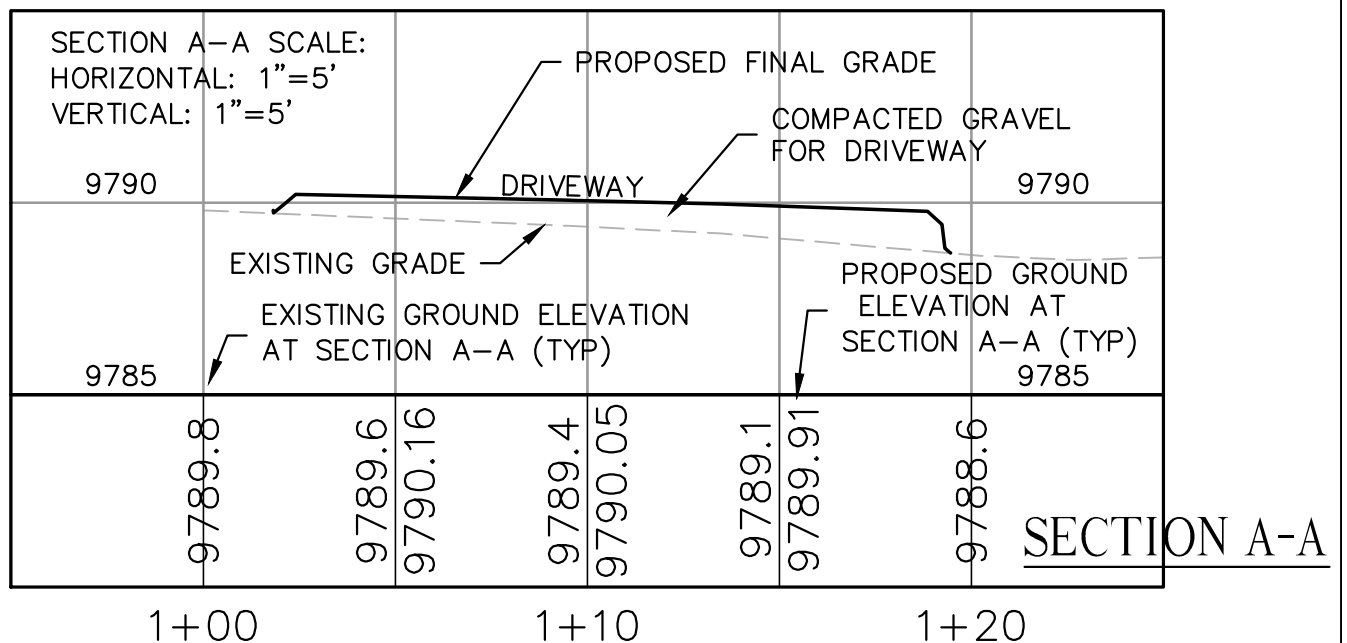
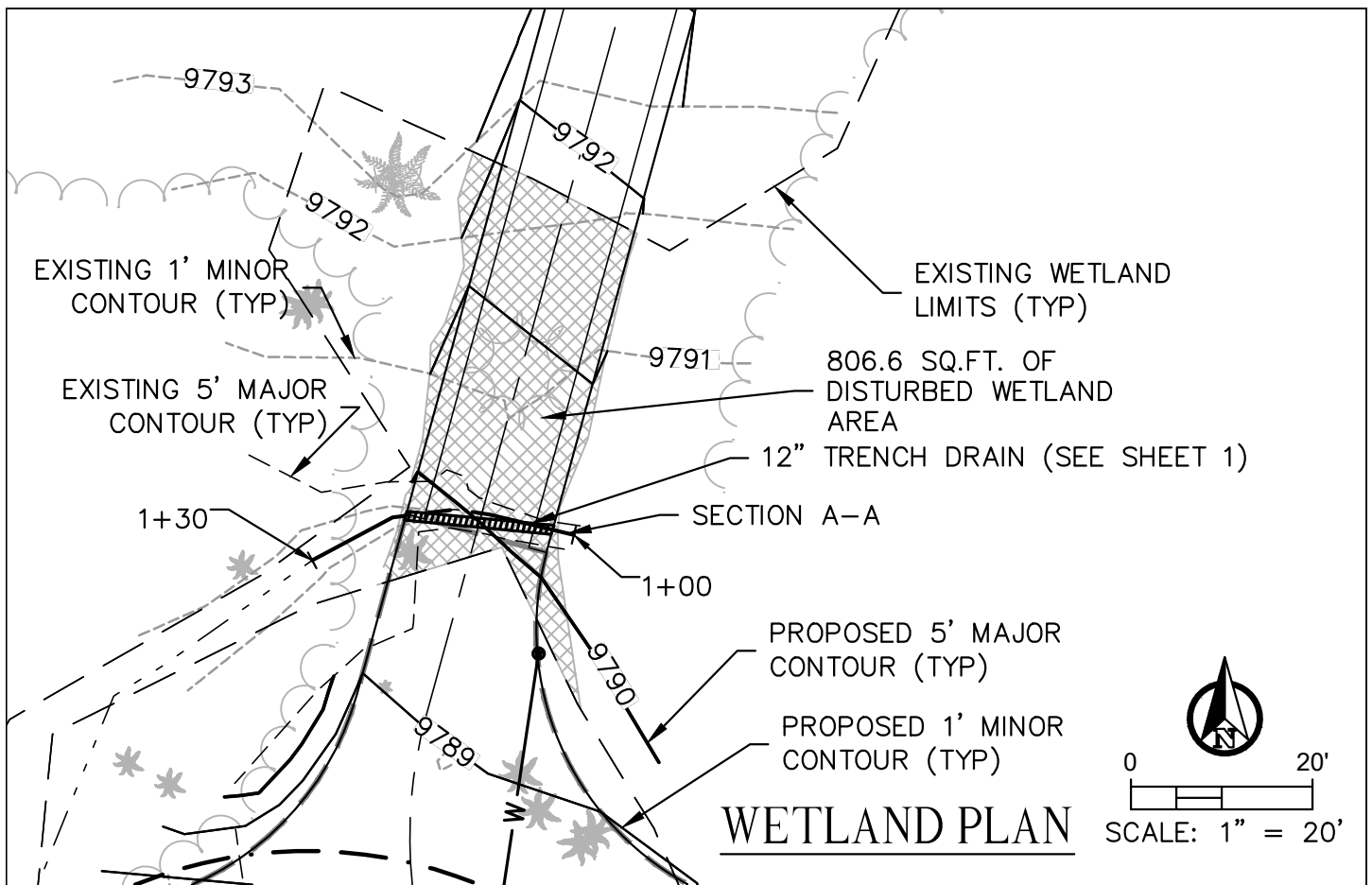
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SHEET 3 OF 4

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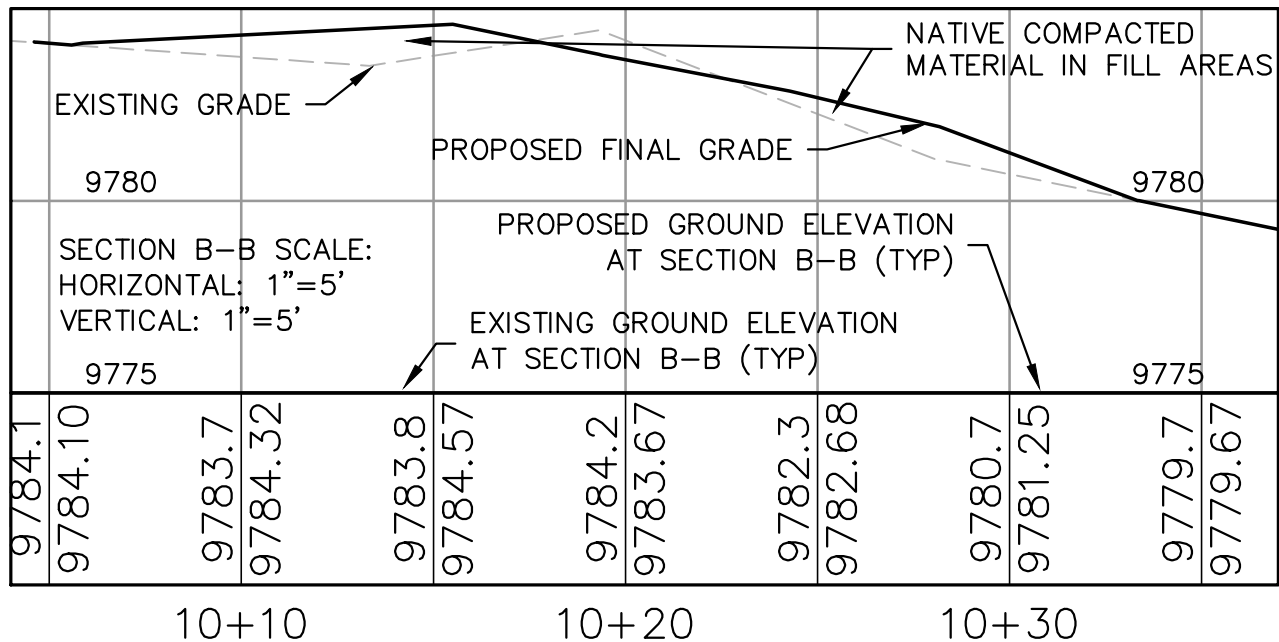
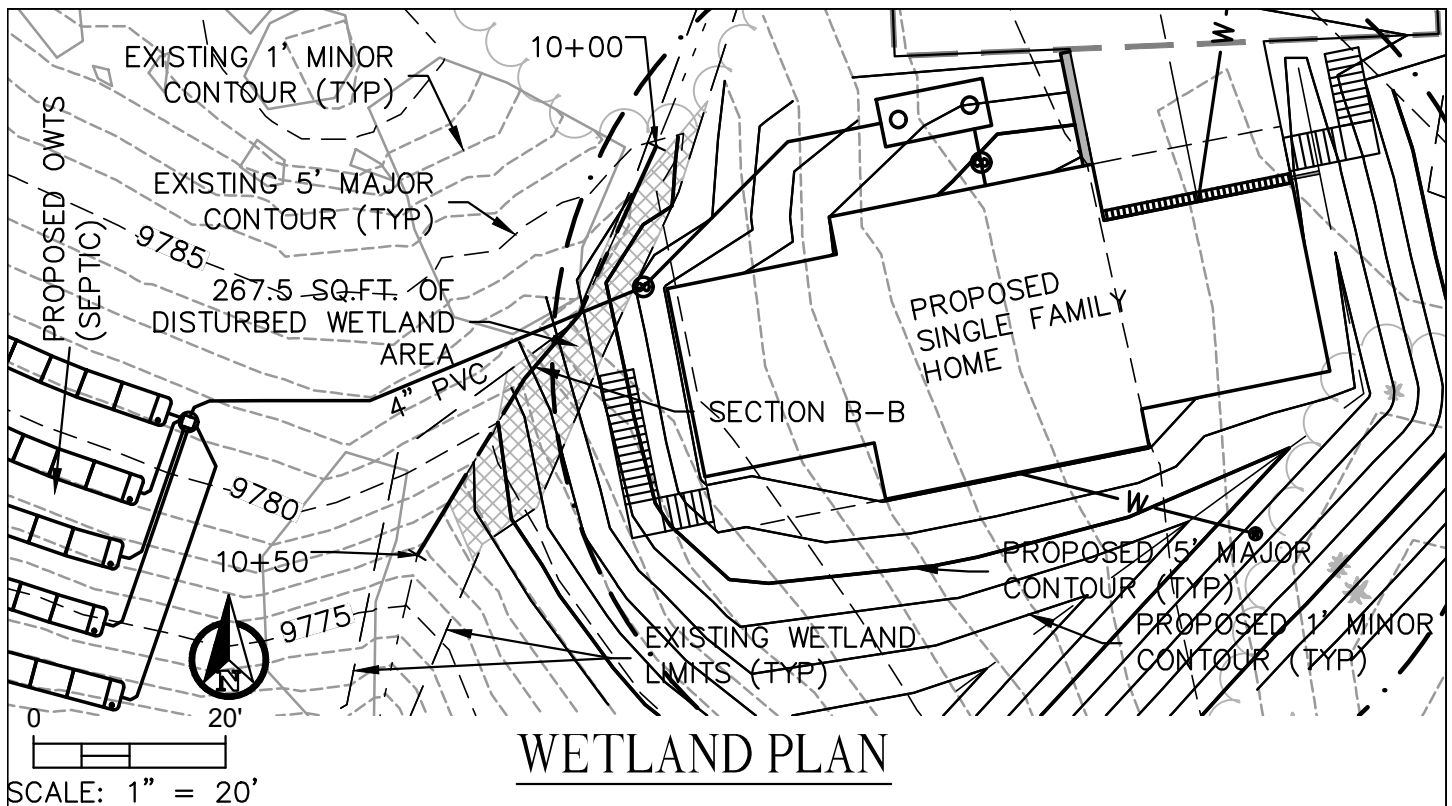
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SECTION B-B

WETLAND DELINEATION
SITE 66 TROUT LAKE

SHEET 4 OF 4

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