



DEPARTMENT OF THE ARMY  
CORPS OF ENGINEERS, JACKSONVILLE DISTRICT  
1520 ROYAL PALM  
FORT MYERS, FLORIDA 33919

January 15, 2019

Regulatory Division  
West Branch  
Fort Myers Permits Section

## ***PUBLIC NOTICE***

Permit Application No. SAJ-2003-12543(SP/MOD-RMG)

TO WHOM IT MAY CONCERN: The Jacksonville District of the U.S. Army Corps of Engineers (Corps) has received an application for a Department of the Army permit pursuant to Section 404 of the Clean Water Act (33 U.S.C. §1344) as described below:

APPLICANT: Oak Creek Bayshore Florida, LLC  
c/o Mr. Wade Light  
104 South Wynstone Park Drive  
North Barrington, Illinois 60010

WATERWAY AND LOCATION: The project would affect waters of the United States associated with Daughtery Creek, which connects to the Caloosahatchee River. The project site is located north of Bayshore Road (S.R. 78) and west of Interstate 75, in Sections 17 & 23, Township 43 South, Range 25 East, North Fort Myers, Lee County, Florida.

Directions to the site are as follows: Take Interstate 75 to exit 143, Bayshore Road (State Route 78). Proceed west on Bayshore Road (S.R. 78) for 1.23 miles. There will be an access gate on the north side of Bayshore Road to an unimproved road that transects the parcel.

APPROXIMATE CENTRAL COORDINATES: Latitude 26.72224°  
Longitude -81.83961°

### **PROJECT PURPOSE:**

Basic: The construction of a multi-family residential development.

Overall: The construction of a multi-family residential development in northern Lee County

EXISTING CONDITIONS: The parcel for the proposed development totals 304.2 acres in size and is composed of a variety of upland and wetland vegetative communities. Upland communities occupy 236.74 acres of the site and are dominated by 163.05 acres of improved pastureland (FLUCFS 211). The remaining uplands are a mosaic of vegetative types and communities (FLUCFS 261,321,411,422,428,740). The upland vegetation species composition is varied but dominated by bahia grass (*Paspalum*

*notatum*), scrub oak (*Quercus inopina*), Brazilian pepper (*Schinus terebinthifolius*), saw palmetto (*Serenoa repens*), sabal palm (*Sabal palmetto*), and slash pine (*Pinus ellioti*). This parcel of property is currently being utilized as pastureland for ranging cattle. The wetland systems total 36.41 acres of the parcel. Of these 36.41 acres, a total of 19.37 acres are jurisdictional wetlands dominated by a mixture of invasive and native plant species. The wetland communities that are to be affected are dominated by slash pine (*Pinus ellioti*), sawgrass (*Cladium jamaicense*), pickerel weed (*Pontederia cordata*), arrowhead (*Sagittaria latifolia*), maidencane (*Panicum hemitomon*), Brazilian pepper (*Schinus terebinthifolius*), and melaleuca (*Melaleuca quinquenervia*). The upland communities are characterized by an array of plant species dominated by bahia grass (*Paspalum notatum*), scrub oak (*Quercus inopina*), Brazilian pepper (*Schinus terebinthifolius*), saw palmetto (*Serenoa repens*), sabal palm (*Sabal palmetto*), and slash pine (*Pinus ellioti*). This parcel of property is currently being utilized as pastureland for ranging cattle. The existing area surrounding the project area consists of areas of commercial development and an associated rail line to the east and pasture, single family residences, and scattered areas of forested wetlands and uplands in all other cardinal directions.

**BACKGROUND:** The original Department of the Army permit, SAJ-2003-12543 issued on 4 April 2008, authorized the development of a 304.2 acre parcel through the construction of a multi-family residential development with an associated 5.62 acre access road, a 0.72 Emergency Access Road stipulated by Lee County during the zoning process, a storm water management system, and the creation of a conservation easement within the parcel totaling 64.73 acres. A total of 8.08 acres of Corps jurisdictional wetlands were permitted to be impacted by the proposed project. A permit modification was issued on 8 January 2014 at the request of the applicant for a 2 year time extension and permit transfer. This time extension expired on 20 October 2015. This prior time extension has thus expired and the applicant submitted an application for a 5 year time extension for this permit instrument. Construction of the proposed multi-family residential development has not commenced. The original permit instrument specified as a special condition that on-site mitigation for the unavoidable impacts to Corps jurisdictional wetlands associated with the project commence as soon as these wetlands are disturbed by construction activities. Therefore, mitigation actions have not begun.

**PROPOSED WORK:** The applicant seeks authorization to extend the current permit duration for an additional 5 years.

**AVOIDANCE AND MINIMIZATION INFORMATION** – The applicant has provided the following information in support of efforts to avoid and/or minimize impacts to the aquatic environment:

The applicant originally intended to impact a total of 8.63 acres of wetlands but reduced that area to 8.08 acres of unavoidable impacts to wetlands, out of a total of 36.41 acres. This 8.08 acres includes 0.21 acres of wetland impacts from the required Lee County Emergency Access road that was not part of the original design. Additionally, more than

half of the wetland impacts are to wetlands that are heavily dominated by invasive species such as Brazilian pepper and Melaleuca and are therefore deemed low quality in terms of function.

**COMPENSATORY MITIGATION** – The applicant has offered the following compensatory mitigation plan to offset unavoidable functional loss to the aquatic environment:

The Permittee shall preserve areas identified in the Compensatory Mitigation Special Condition which was included in the previous permit modification. This includes the preservation and/or enhancement of 28.54 acres of wetlands, 1.08 acres of other waters of the United States, and 35.11 acres of uplands in perpetuity by recording a conservation easement within the boundaries and in accordance with procedures outlined in Special condition No. 36-06013-P of the South Florida Water Management District (SFWMD) permit. This conservation easement was incorporated into the original Corps permit instrument as part of the Compensatory Mitigation Special Condition. These natural preserve areas will not be disturbed by any dredging, filling, land clearing, agricultural activities, planting, or other construction work whatsoever except as required or authorized by this permit. The permittee agrees that the only future utilization of the preserved areas in question will be as a purely natural area. Any deviation from the established conservation easement cannot be performed without a modification to this permit instrument. If the conservation easement is removed for any reason, the Permittee shall provide appropriate federal mitigation credits at a Corps approved mitigation bank to offset the loss of these wetlands.

#### **CULTURAL RESOURCES:**

The Corps has determined the permit area has been extensively modified by previous work and there is little likelihood a historic property may be affected.

#### **ENDANGERED SPECIES:**

##### **1) Eastern Indigo Snake (*Drymarchon corais couperi*)**

The Corps has determined that the proposed project will result in a “may affect” determination for the Eastern indigo snake. The Corps will request initiation of formal consultation with the United States Fish and Wildlife Service pursuant to Section 7 of the Endangered Species Act by separate letter.

##### **2) Florida Bonneted Bat (*Eumops floridanus*)**

The Corps has determined that the proposed project will result in a “may affect” determination for the Florida bonneted bat. The Corps will request initiation of formal consultation with the United States Fish and Wildlife Service pursuant to Section 7 of the Endangered Species Act by separate letter.

3) Wood Stork (*Mycteria americana*)

The Corps has determined that the proposed project will result in a “may affect” determination for the wood stork. The Corps will request initiation of formal consultation with the United States Fish and Wildlife Service pursuant to Section 7 of the Endangered Species Act by separate letter.

4) Florida Scrub Jay (*Aphelocoma coerulescens*)

The Corps has determined that the proposed project will result in a “may affect” determination for the Florida scrub jay. The Corps will request initiation of formal consultation with the United States Fish and Wildlife Service pursuant to Section 7 of the Endangered Species Act by separate letter.

5) Red-cockaded Woodpecker (*Picoides borealis*)

The Corps has determined that the proposed project will result in a “may affect” determination for the red-cockaded woodpecker. The Corps will request initiation of formal consultation with the United States Fish and Wildlife Service pursuant to Section 7 of the Endangered Species Act by separate letter.

ESSENTIAL FISH HABITAT (EFH): This notice initiates consultation with the National Marine Fisheries Service on EFH as required by the Magnuson-Stevens Fishery Conservation and Management Act 1996. Our initial determination is that the proposed action would not have a substantial adverse impact on EFH or Federally managed fisheries in the Gulf of Mexico. The project site is approximately 2.20 miles from the estuarine environment of the Caloosahatchee River. Our final determination relative to project impacts and the need for mitigation measures is subject to review by and coordination with the National Marine Fisheries Service.

NOTE: This public notice is being issued based on information furnished by the applicant. This information has not been verified or evaluated to ensure compliance with laws and regulation governing the regulatory program. The jurisdictional line has been verified by Corps personnel.

AUTHORIZATION FROM OTHER AGENCIES: Water Quality Certification may be required from the Florida Department of Environmental Protection and/or one of the state Water Management Districts.

COMMENTS regarding the potential authorization of the work proposed should be submitted in writing to the attention of the District Engineer through the Fort Myers Permits Section, 1520 Royal Palm Square Blvd., Fort Myers, FL, 33919 within 21 days from the date of this notice.

The decision whether to issue or deny this permit application will be based on the information received from this public notice and the evaluation of the probable impact to the associated wetlands. This is based on an analysis of the applicant's avoidance and minimization efforts for the project, as well as the compensatory mitigation proposed.

QUESTIONS concerning this application should be directed to the project manager, Robert Gerwig, in writing at the Fort Myers Permits Section, 1520, Fort Myers, FL 33919; by electronic mail at [robert.m.gerwig@usace.army.mil](mailto:robert.m.gerwig@usace.army.mil); by facsimile transmission at (239)334-0797; or, by telephone at (239)334-1975.

**IMPACT ON NATURAL RESOURCES:** Coordination with U.S. Fish and Wildlife Service, Environmental Protection Agency (EPA), the National Marine Fisheries Services, and other Federal, State, and local agencies, environmental groups, and concerned citizens generally yields pertinent environmental information that is instrumental in determining the impact the proposed action will have on the natural resources of the area.

**EVALUATION:** The decision whether to issue a permit will be based on an evaluation of the probable impact including cumulative impacts of the proposed activity on the public interest. That decision will reflect the national concern for both protection and utilization of important resources. The benefits, which reasonably may be expected to accrue from the proposal, must be balanced against its reasonably foreseeable detriments. All factors which may be relevant to the proposal will be considered including cumulative impacts thereof; among these are conservation, economics, esthetics, general environmental concerns, wetlands, historical properties, fish and wildlife values, flood hazards, floodplain values, land use, navigation, shoreline erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food, and fiber production, mineral needs, considerations of property ownership, and in general, the needs and welfare of the people. Evaluation of the impact of the activity on the public interest will also include application of the guidelines promulgated by the Administrator, EPA, under authority of Section 404(b) of the Clean Water Act or the criteria established under authority of Section 102(a) of the Marine Protection Research and Sanctuaries Act of 1972. A permit will be granted unless its issuance is found to be contrary to the public interest.

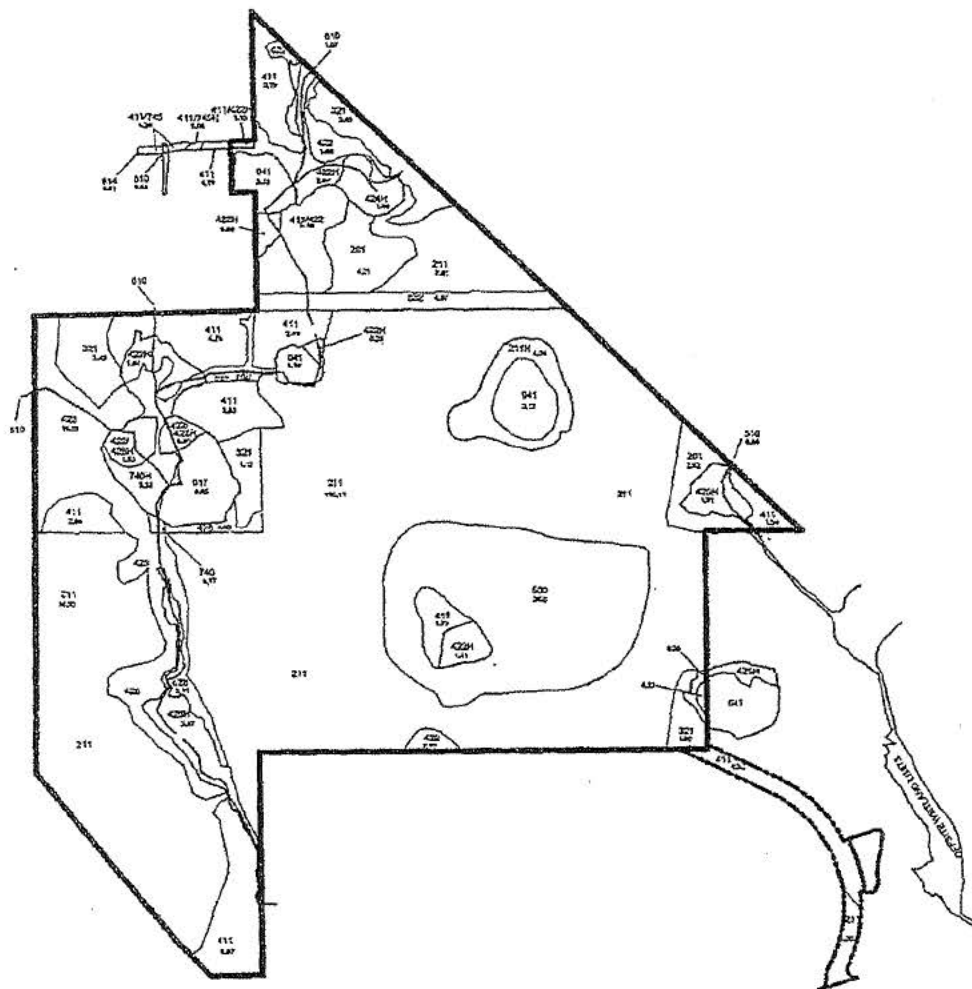
The US Army Corps of Engineers (Corps) is soliciting comments from the public; Federal, State, and local agencies and officials; Indian Tribes; and other Interested parties in order to consider and evaluate the impacts of this proposed activity. Any comments received will be considered by the Corps to determine whether to issue, modify, condition, or deny a permit for this proposal. To make this determination, comments are used to assess impacts to endangered species, historic properties, water quality, general environmental effects, and the other public interest factors listed above. Comments are also used to determine the need for a public hearing and to determine the overall public interest of the proposed activity.

**COASTAL ZONE MANAGEMENT CONSISTENCY:** In Florida, the State approval constitutes compliance with the approved Coastal Zone Management Plan. In Puerto Rico, a Coastal Zone Management Consistency Concurrence is required from the Puerto Rico Planning Board. In the Virgin Islands, the Department of Planning and Natural Resources permit constitutes compliance with the Coastal Zone Management Plan.

**REQUEST FOR PUBLIC HEARING:** Any person may request a public hearing. The request must be submitted in writing to the District Engineer within the designated comment period of the notice and must state the specific reasons for requesting the public hearing.



Scale: 1" = 1000'



#### OAK CREEK

FLUCFCS	DESCRIPTION	UPLAND AC	WETLAND AC	D.W.
211	IMPROVED PASTURE	16.05 AC		
211H	PASTURE WETLANDS		4.34 AC	
211	FALLOW AG LANDS	7.13 AC		
221	PALMETTO PRUNGS	16.08 AC		
411	PINE FLATWOODS	24.77 AC		
411H	D. PINE FLATWOODS	5.18 AC		
422	SWAMPY PINE	2.46 AC		
422H	D. PINE WETLANDS		1.13 AC	
422H	S. PINE - C. PALM WETLANDS		2.42 AC	
422H	MELALEUCA WETLANDS		1.94 AC	
422H	C. PALM - OAK - PINE	16.20 AC		
422H	C. PALM - LAUREL OAK WETLANDS		6.13 AC	
422H	DOCKWOOD AREAS		22.52 AC	
422H	CUT SWALES - DITCHES		1.24 AC	
422H	C. PALM - LAUREL OAK - POND APPLE		4.06 AC	
422H	PIN LAUREL		5.84 AC	
422H	PREVIOUSLY CLEARED	1.00 AC		
422H	PREVIOUSLY CLEARED WETLANDS	4.37 AC		
422H	FPL FALLOWING			
TOTAL		230.24 AC	36.47 AC	35.86 AC

#### ACCESS ROAD

FLUCFCS	DESCRIPTION	UPLAND AC	WETLAND AC	D.W.
211	IMPROVED PASTURE	1.30 AC		
411	PINE FLATWOODS	4.33 AC		
TOTAL		6.63 AC	0.0 AC	0.0 AC

#### KRAWCHEK EMERGENCY ACCESS PARCEL

FLUCFCS	DESCRIPTION	UPLAND AC	WETLAND AC	D.W.
411	PINE FLATWOODS	0.19 AC		
411H	D. PINE FLATWOODS		0.13 AC	
411H	IMPROVED PINE FLATWOODS	0.31 AC		
411H	IMPROVED PINE FLATWOODS		0.08 AC	
411H	DITCH			0.83 AC
411H	PAVED ROAD	0.11 AC		
TOTAL		0.61 AC	0.21 AC	0.83 AC

PN:SAJ-2003-12543 (IP-CAS)

DATE: March 26, 2008

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PM: CHARLES A. SCHNEPEL

#### NOTES:

FLUCFCS LINES ESTIMATED FROM 1"=200' AERIAL PHOTOGRAPHS AND LOCATIONS APPROXIMATED.

FLUCFCS PER FLORIDA LAND USE, COVER AND FORMS CLASSIFICATION SYSTEM (FLUCFCS) (FDC 1999).

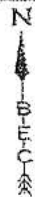
PROPERTY BOUNDARY WAS ACQUIRED FROM BANKARD AND ASSOCIATES, INC. DRAWING NO. 217197ERP00.DWG DATED 11/1/05.

**Boylan Environmental Consultants, Inc.**  
Wetland & MARINE SURVEY, ENVIRONMENTAL PERMITTING, AND LAND ACQUISITION  
11001 North Parkway, Suite 6, Ft. Myers, FL 33906 (813) 418-0071

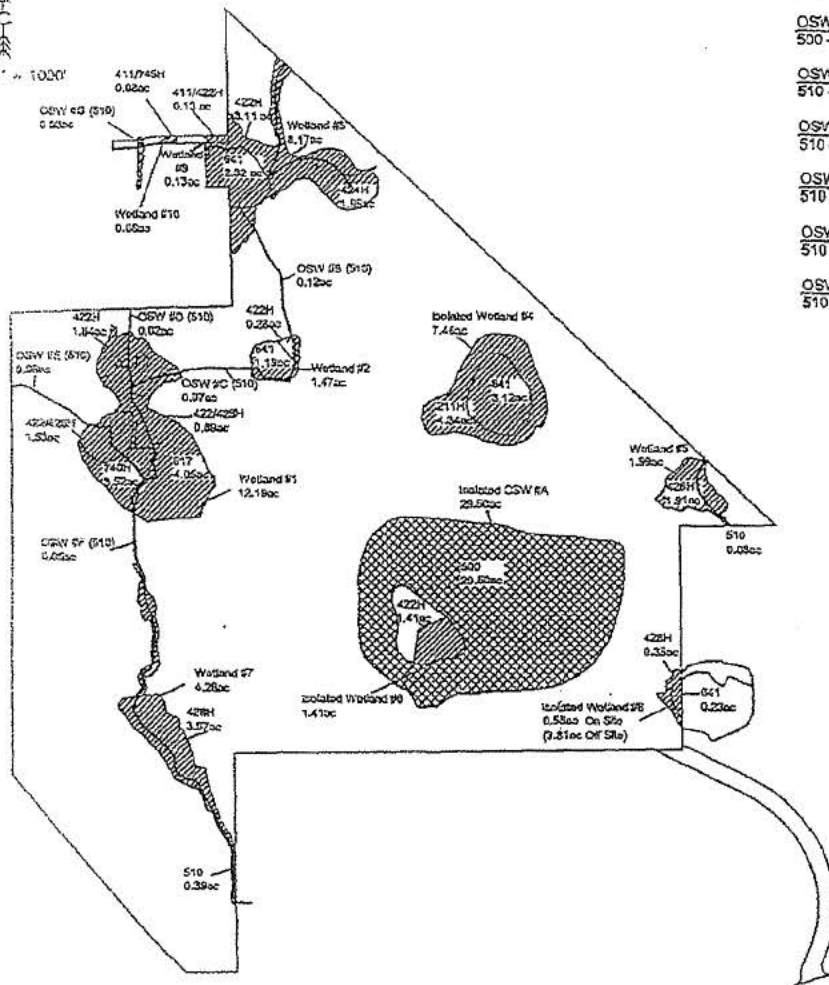
Drawn By: **JDK** Date: **8/24/05** Category: **FLUCFCS**  
Job Number: **020087** Scale: **1" = 1000'**  
S/IR County: **Lee**

## OAK CREEK FLUCFCS-WETLAND MAP

Revisions	Date:	Page
Revised as per new site plan	10/27/05	
Revised as per new site plan	11/1/05	
		Exhibit



Scale: 1" = 1000'



### OAK CREEK PARCEL

OSW ID	Wetland ID
OSW A - 29.50ac 500 - 29.50	Wetland 1 - 12.19ac 422H - 1.84 422/428H - 2.42 510 - 0.38 617 - 4.05 740H - 3.52
OSW B - 0.11ac 510 - 0.11	Wetland 2 - 1.57ac 422H - 0.28 510 - 0.10 641 - 1.19
OSW C - 0.07ac 510 - 0.07	Wetland 3 - 8.17ac 422H - 3.60 424H - 1.98 510 - 0.29 641 - 2.32
OSW D - 0.02ac 510 - 0.02	Wetland 4 - 7.46ac 211H - 4.34 641 - 3.12
OSW E - 0.09 510 - 0.09	Wetland 5 - 1.98ac 428H - 1.91 510 - 0.08
OSW F - 0.05ac 510 - 0.05	Wetland 6 - 1.41ac 422H - 1.41
	Wetland 7 - 4.25ac 428H - 3.87 510 - 0.39
	Wetland 8 - 0.58ac 428H - 0.35 641 - 0.23

### KRAWCHECK EMERGENCY ACCESS PARCEL

OSW ID	Wetland ID
OSW G - 0.03ac 510 - 0.03	Wetland 9 - 0.13ac 411/422H - 0.13
	Wetland 10 - 0.08ac 411/745H - 0.08

#### OAK CREEK WETLANDS

FLUCFCS	DESCRIPTION	UPLAND AC	WETLAND AC	TOTAL
211H	FACTURE WETLANDS	4.34 AC		
422H	S. PEPPER WETLANDS	7.13 AC		
422/428H	S. PEPPER - C. PALM WETLANDS	2.42 AC		
428H	WETLAND WETLANDS	1.91 AC		
428H	C. PALM - LAUREL OAK WETLANDS	4.13 AC		
510	SODDOW AREAS		25.80 AC	
510	OUTSHADES - BIRCHES		1.84 AC	
617	C. PALM - LAUREL OAK - POND APPLE		1.66 AC	
641	PY MARSH		1.86 AC	
740H	PREVIOUSLY CLEARED WETLANDS		3.52 AC	
	TOTAL	34.41 AC	37.68 AC	

#### KRAWCHECK EMERGENCY ACCESS PARCEL WETLANDS

FLUCFCS	DESCRIPTION	UPLAND AC	WETLAND AC	TOTAL
411/422H	S. PEPPER WETLANDS	0.13 AC		
411/745H	DEVELOPED WETLANDS	0.08 AC		
510	WETLAND		0.03 AC	
	TOTAL	0.21 AC	0.03 AC	



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1" = 1000' SCALE. PROJECTIONS AND LOCATIONS APPROXIMATED.

FLUCFCS PER FLORIDA LAND USE, COVER AND FORMS CLASSIFICATION SYSTEM (FLUCFCS) (FOOT 1999).

PROPERTY BOUNDARY WAS ACQUIRED FROM BARRETT AND ASSOCIATES, INC. DRAWING NO. 217197ER03.DWG DATED 11/1/06.

**Boylan Environmental Consultants, Inc.**  
Wetland & Wildlife Survey, Environmental Planning, Impact Assessment  
11000 Morris Parkway, Suite C, Ft. Myers, FL 33904 (239) 616-0871

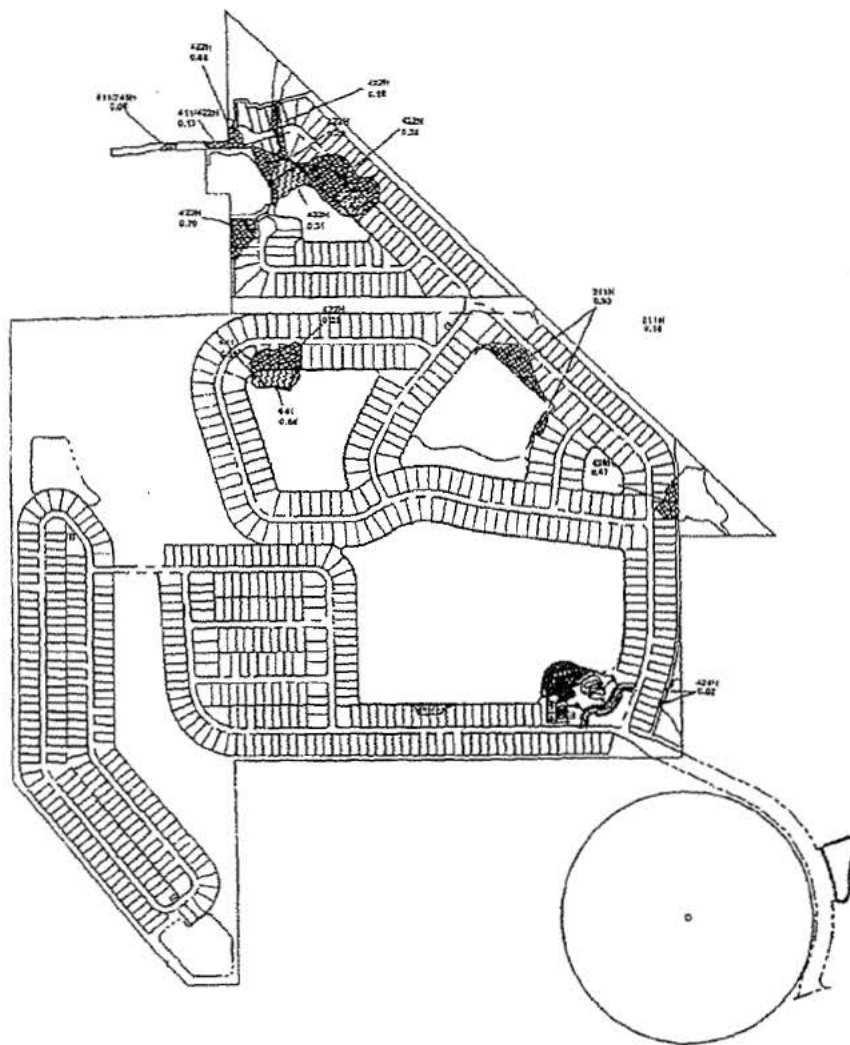
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Job Number:		Scale:
020087		1" = 1000'
S/T/R		County:
		Lee

17.18,20/43S/25E

### OAK CREEK WETLAND ID MAP

Revisions	Date:	Page:
Revised as per new site plan	10/27/06	
Revised as per new site plan	11/1/06	
		Exhibit





**WETLAND FILL, 6.71 ACRES**  
 FILL/CEFS 251K, 5.11 AC  
 FILL/CEFS 622N, 2.81 AC  
 FILL/CEFS 194K, 0.84 AC  
 FILL/CEFS 414K, 0.49 AC  
 FILL/CEFS 841, 0.38 AC  
 FILL/CEFS 11735K, 0.13 AC (EMERGENCY ACCESS 33 ROAD)  
 FILL/CEFS 11734K, 0.88 AC (EMERGENCY ACCESS 33 ROAD)

**WETLAND DEGRADATION, 1.38 ACRES**  
 FILL/CEFS 233K, 0.71 AC  
 FILL/CEFS 841, 0.68 AC

**NO WETLANDS**  
 FILL IN DITCHES, 0.47 ACRES

**FILL IN CENTRAL BOWSHOOT LAKE, 1.29 ACRES**

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FLUCFCS LINES ESTIMATED FROM  
1"=200' AERIAL PHOTOGRAPHS AND  
LOCATIONS APPROXIMATED.

FLUCFCS PER FLORIDA LAND USE,  
COVER AND FORMS CLASSIFICATION  
SYSTEM (FLUCFCS) (FDOT 1999).

PROPERTY BOUNDARY WAS ACQUIRED  
FROM BARRACLOUGH AND ASSOCIATES, INC.  
DRAWING NO. 217197ERP00.DWG  
DATED 11/1/06.

Boylan  
Environmental  
Consultants, Inc.



Wetland & Wildlife Services, Environmental Permitting,  
Regulatory Assistance

11500 West Parkway, Suite 4, Ft. Myers, FL 33956 (239) 418-0671

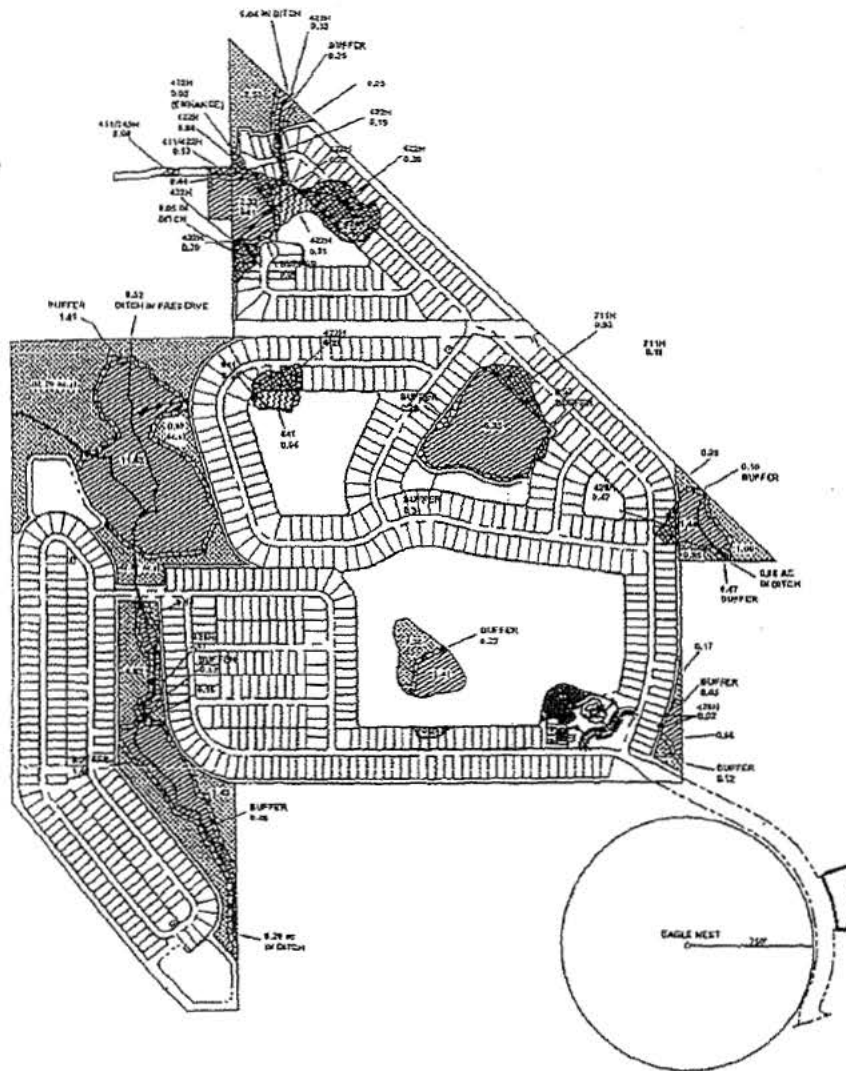
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17.18.20/43S/25E		County
		Lee

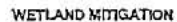
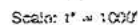
# OAK CREEK

## Impact Map

Revisions	Date:	Page
Revised as per new site plan	10/27/06	
Revised as per new site plan	11/11/06	
		Exhibit

N  
B  
E  
C  
A  
Scale: 1" = 1000'



 WETLAND ENHANCEMENT, 2.02 ACRES

FLUCCS 217H, 3.25 AC  
FLUCCS 422H, 4.00 AC  
FLUCCS 423427H, 2.42 AC  
FLUCCS 423H, 5.64 AC  
FLUCCS 417, 4.05 AC  
FLUCCS 417, 5.07 AC  
FLUCCS 742H, 2.62 AC

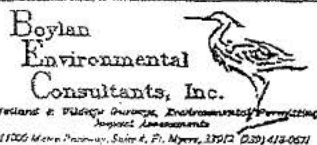
 UPWARD DIFFERENTIAL 6.25 AC

UPLAND PRESERVE ABOVE / BEYOND EUPHORIA BEARS A.C.

NO MARCH DITCHES WITHIN PRESERVE, 1000 AC

TOTAL WETLANDS, UPLANDS, AND DITCHES  
TO BE PLACED UNDER CONSERVATION EASEMENT = 64.73 ACRES

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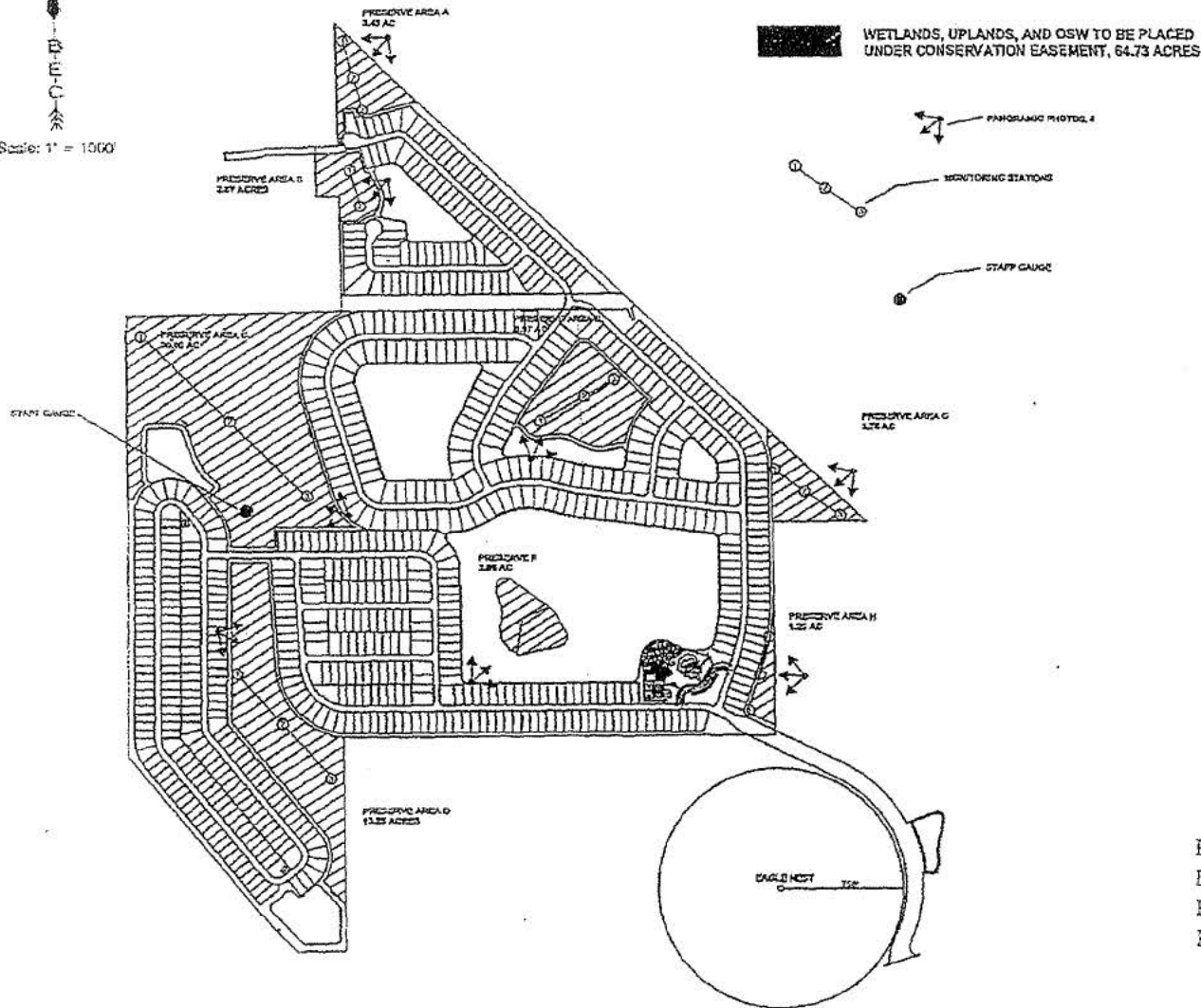
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JDK	1/25/06	m189
Job Number		Scale:
020087		1" = 1000'
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17.16.20/43S/25E		Lee

# OAK CREEK MITIGATION MAP

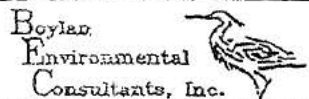
Revisions	Date:	Page:
Revised as per new site plan	11/1/06	
		Exhibit



Scale: 1" = 1000'



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Boylan Environmental Consultants, Inc.  
 Wetland & Filling Survey, Environmental Permitting, Impact Assessments  
 11000 North Parkway, Suite 4, Ft. Myers, 33966 (239) 412-2671

Drawn By:	Date:	Category:
JDK	1/25/05	MMP9
Job Number:		Scale:
020087		1" = 1000'
S/R		County:
17,18,20/43S/25E		Lee

## OAK CREEK MONITORING MAP

Revisions	Date:	Page
Revised with new site plan	11/18/06	
		Exhibit

N  
P  
E  
C  
K  
NTS

# PRESERVE "A" 3.43 AC

- WETLANDS TO BE REPLANTED, 0.30 AC  
144 TREES (10' CENTERS)  
144 SHRUBS (10' CENTERS)
- BUFFERS TO BE REPLANTED, 0.71 AC  
309 TREES (10' CENTERS)  
309 SHRUBS (10' CENTERS)
- SEE MITIGATION PLAN  
FOR SPECIES & SIZE

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422 (0.57 Ac.±)  
422H (0.18 Ac.±)  
510 (0.04 Ac.±)  
422H (0.15 Ac.±)  
422 (0.14 Ac.±)  
411-NO PLANTINGS (2.12 Ac.±)  
321-NO PLANTINGS (0.20 Ac.±)

422H (0.03 Ac.±)

Preserve fencing will be at  
Top Of Slope of the Access  
Easement

422H (0.29 Ac.±)  
841-NO PLANTINGS (1.07 Ac.±)  
422H (0.03 Ac.±)  
WETLAND 1  
510 (0.05 Ac.±)  
641 (0.35 Ac.±)  
422H (0.05 Ac.±)  
411/422 (0.08 Ac.±)  
422H (0.04 Ac.±)

# PRESERVE "B" 2.87 AC

- WETLANDS TO BE REPLANTED, 0.41 AC  
88 TREES (10' CENTERS)  
88 SHRUBS (10' CENTERS)
- BUFFERS TO BE REPLANTED, 0.06 AC  
20 TREES (10' CENTERS)  
20 SHRUBS (10' CENTERS)
- SEE MITIGATION PLAN  
FOR SPECIES & SIZE

Note:  
All plantings will be at grade.

Boylan  
Environmental  
Consultants, Inc.  
Wetland & Wildlife Survey, Environmental Permitting,  
Impact Assessment  
1100 Main Parkway, Suite 4, Ft. Meigs, 39117 (334) 418-6671


Drawn By: B.K.M. Date: 12/20/05  
Job Number: 020087  
S/T/R  
Category: Plantings  
Scale: NTS  
County: Lee  
17 1R 20/43S/25E


Oak Creek  
Preserve "A" & "B" Planting Plan

Revisions	Date	Page
Revised with new site plan	1/26/08	
Revised with new site plan	1/16/09	
Added Preserve Fencing	11/16/00	Exhibit

N  
B  
E  
C  
K  
N  
T  
S

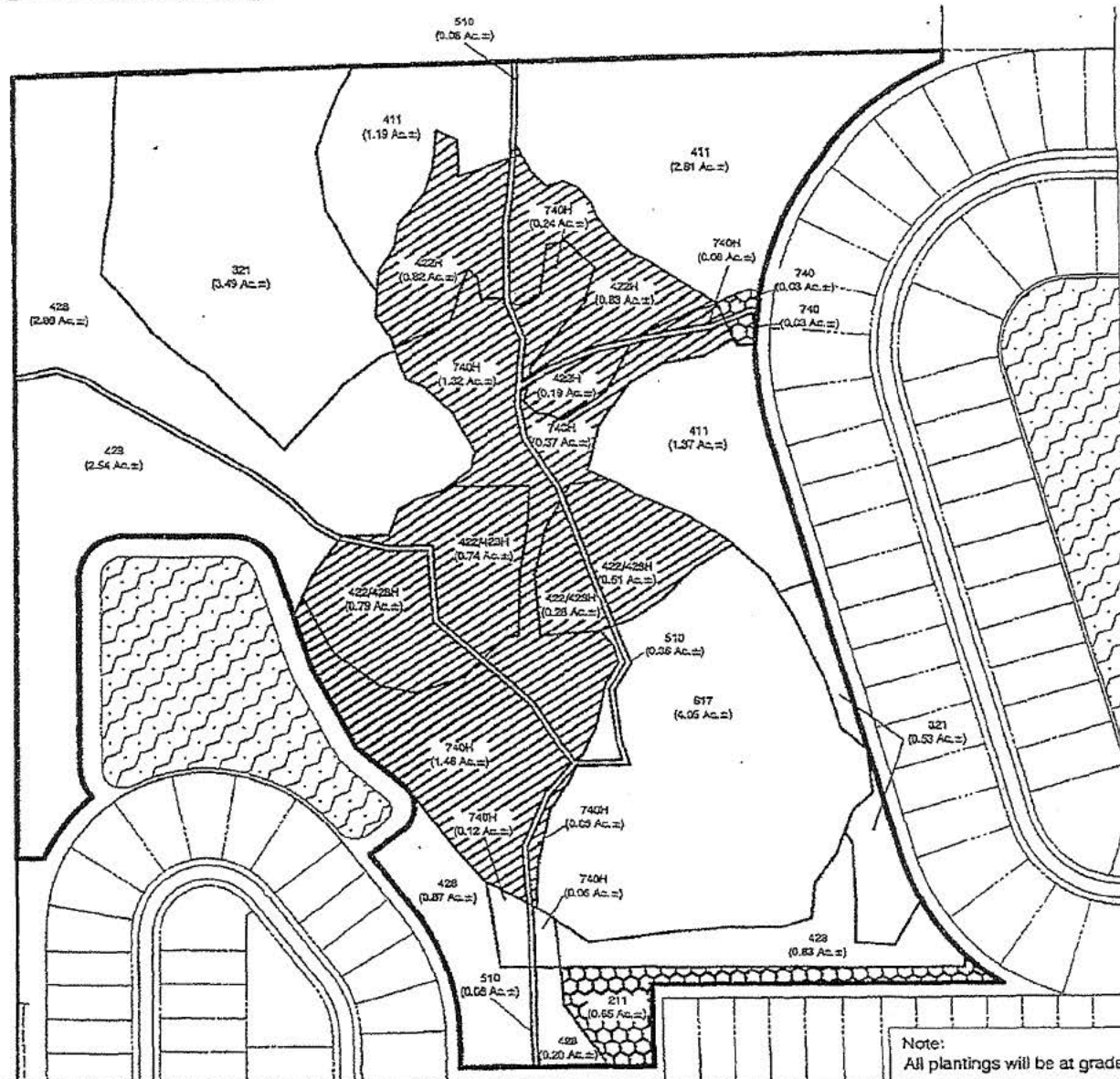
# PRESERVE "C" 30.06 AC

 VETCHLAND TO BE REPLANTED, 7.76 AC  
(36 TREES 20' CENTERS)

 PLOTS TO BE REPLANTED, 2.71 AC  
77 TREES 20' CENTERS

SEE MITIGATION PLAN  
FOR SPECIES & SIZE

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PM: CHARLES A. SCHNEPEL



Note:  
All plantings will be at grade.

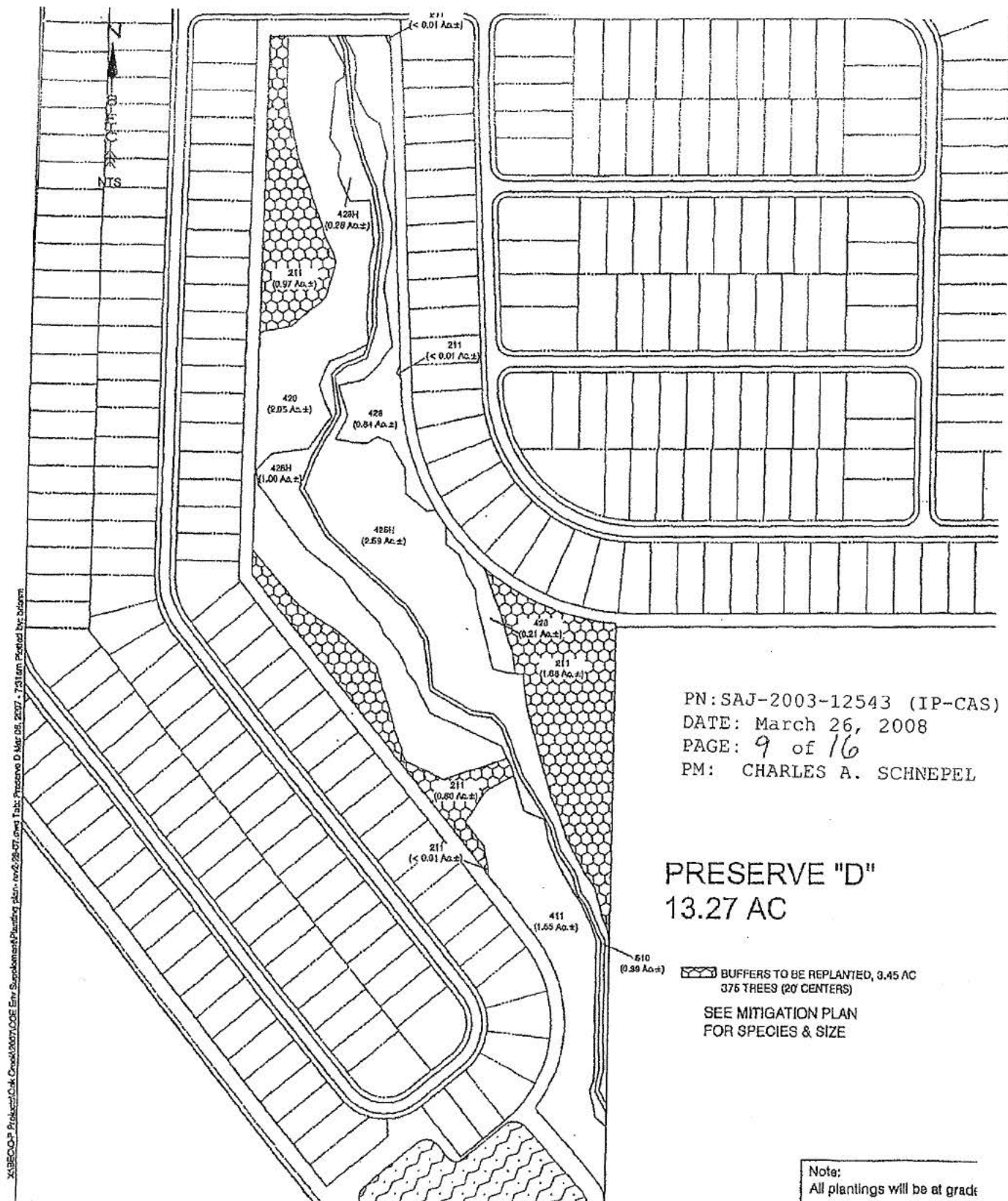
Boylan  
Environmental  
Consultants, Inc.  
Wildlife Surveys, Environmental Permitting,  
Project Assessments  
11000 11th Avenue, Suite 200, Broomfield, CO 80020-1100

Drawn By:	Date:	Category
JDK	12/20/05	Plantings
Job Number		Scale:
020087		NTS
S/T/R		County
17 10 201495/25E		1 ac

## Oak Creek Preserve "C" Planting Plan

Revisions	Date:	Page
Revised with new site plan	1/26/06	
Revised with new site plan	11/16/06	Exhibit
		2





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PRESERVE "D"  
13.27 AC

SEE MITIGATION PLAN  
FOR SPECIES & SIZE

Note:  
All plantings will be at grade

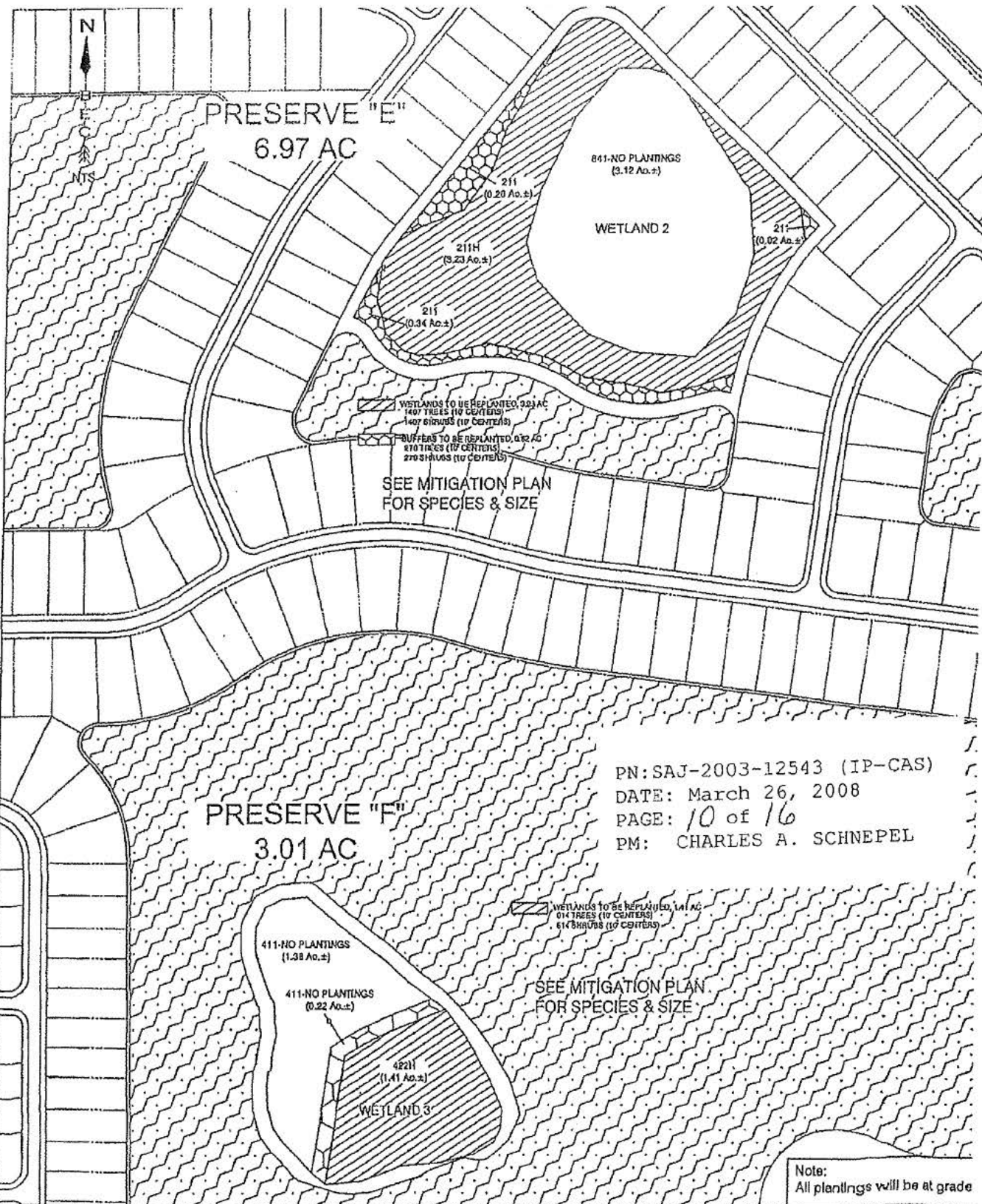
**Boylan  
Environmental  
Consultants, Inc.**  
*Nelson & Wildlife Surveys, Environmental Permitting,  
Impact Assessments*

Drawn By:	Date:	Category
B.K.M.	12/20/05	Plantings
Job Number		Scale:
020087		NTS
S/TR		County
12-10-00/1025055		100

Oak Creek  
Preserve "D" Planting Plan

Revisions	Date	Page
Revised on new sample	1/25/90	
		Exhibit
		2

X:\SEDCAP Projects\Oak Creek\2007\ODE EIR Supplement\Planting plan - 10/2/2007.dwg, Title Preserve E & F, May 06, 2007 - 7:31 am, Printed by DWTM



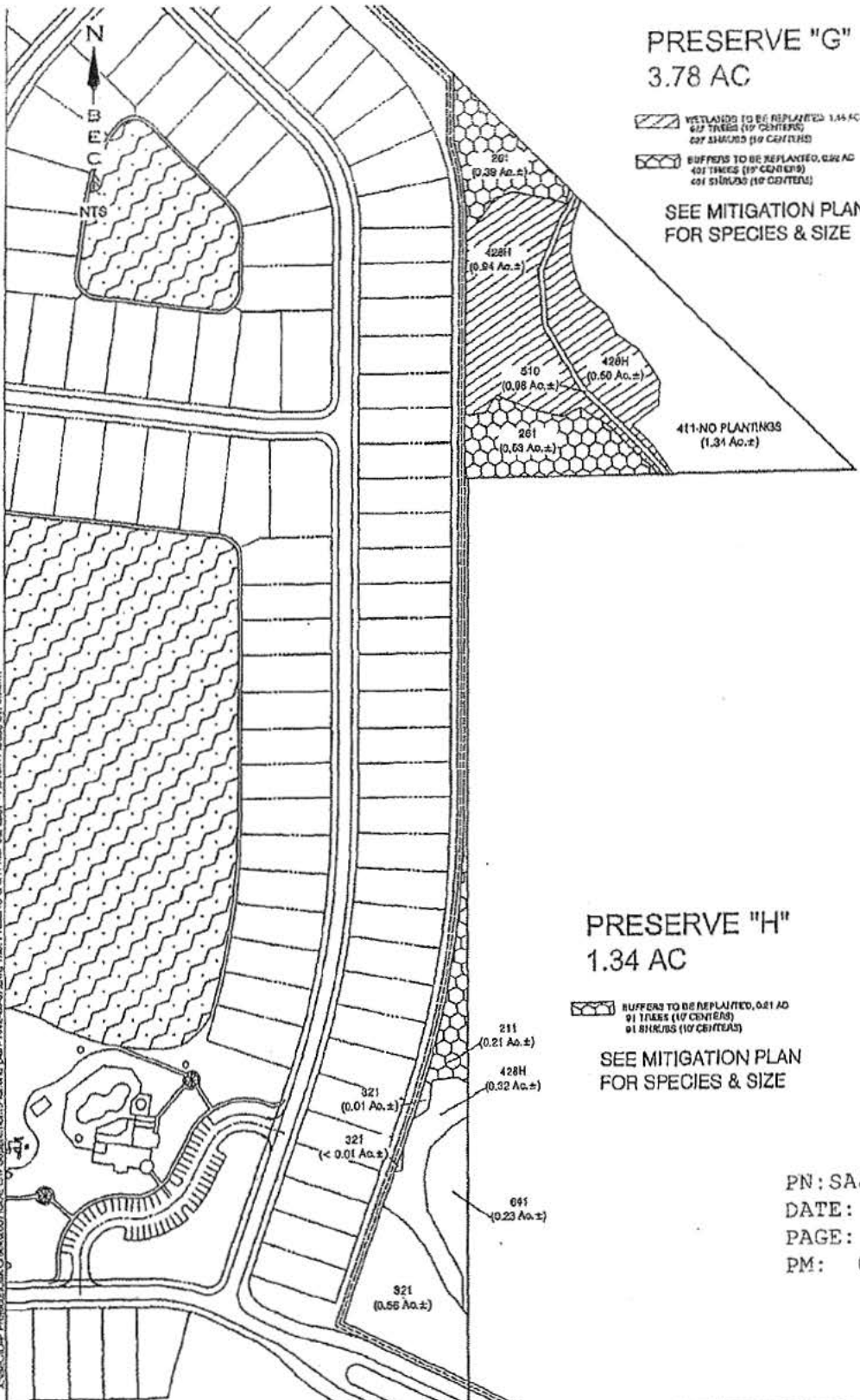
**Boylan Environmental Consultants, Inc.**  
Wetland & Wildlife Surveys, Environmental Permitting, Impact Assessments  
11000 Heico Parkway, Suite 4, Ft. Myers, 33912 (813) 418 0871

Drawn By:	Date:	Category
B.K.M.	12/20/05	Plantings
Job Number		Scale:
020087		NTS
S/TJR		County
17.18.20/43S/25F		Line

**Oak Creek**  
Preserve "E" & "F" Planting Plan

Revisions	Date	Page
Revised with new site plan	1/25/06	
		Exhibit
		4





# PRESERVE "G" 3.78 AC

WETLANDS TO BE REPLANTED, 1.34 AC  
417 TIMES (10' CENTERS)  
427 STAKES (10' CENTERS)

BUFFERS TO BE REPLANTED, 0.21 AC  
431 TIMES (10' CENTERS)  
431 STAKES (10' CENTERS)

SEE MITIGATION PLAN  
FOR SPECIES & SIZE

# PRESERVE "H" 1.34 AC

BUFFERS TO BE REPLANTED, 0.21 AC  
431 TIMES (10' CENTERS)  
431 STAKES (10' CENTERS)

SEE MITIGATION PLAN  
FOR SPECIES & SIZE

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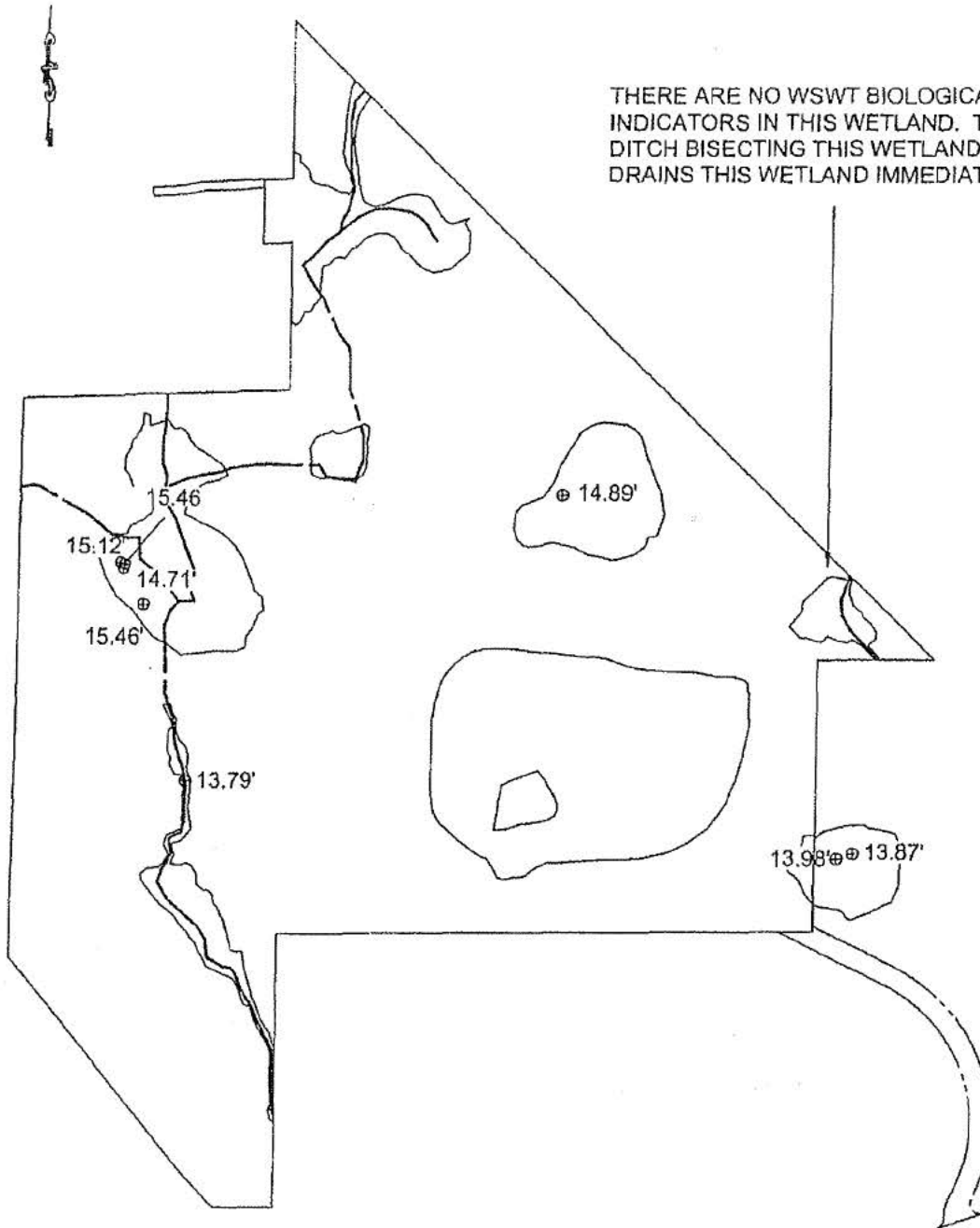
Note:  
All plantings will be at grade

Boylan  
Environmental  
Consultants, Inc.  
Wetland & Wildlife Surveys, Environmental Permitting,  
Impact Assessments  
11000 Main Parkway, Suite 4, Ft. Myers, FL 33911 (941) 418-0671

Drawn By: B.K.M. Date: 12/20/05 Category: Plantings  
Job Number: 020087 Seal: NTS  
S/R/R County: Lee  
17 1R 20/435/25F

Oak Creek  
Preserve "G" & "H" Planting Plan

Revisions	Date	Page
Revised with new site plan	1/28/08	
		Exhibit
		6



THERE ARE NO WSWT BIOLOGICAL INDICATORS IN THIS WETLAND. THE DITCH BISECTING THIS WETLAND DRAINS THIS WETLAND IMMEDIATELY.

**Boylan Environmental Consultants, Inc.**  
Wetland & Wildlife Surveys, Environmental Permitting, Impact Assessments  
11000 Metro Parkway, Suite 4, Ft. Myers, FL 33906 (239) 418-0671

COUNTY LEE  
SEC 17 & 20  
TWP 43S  
RNG 25E

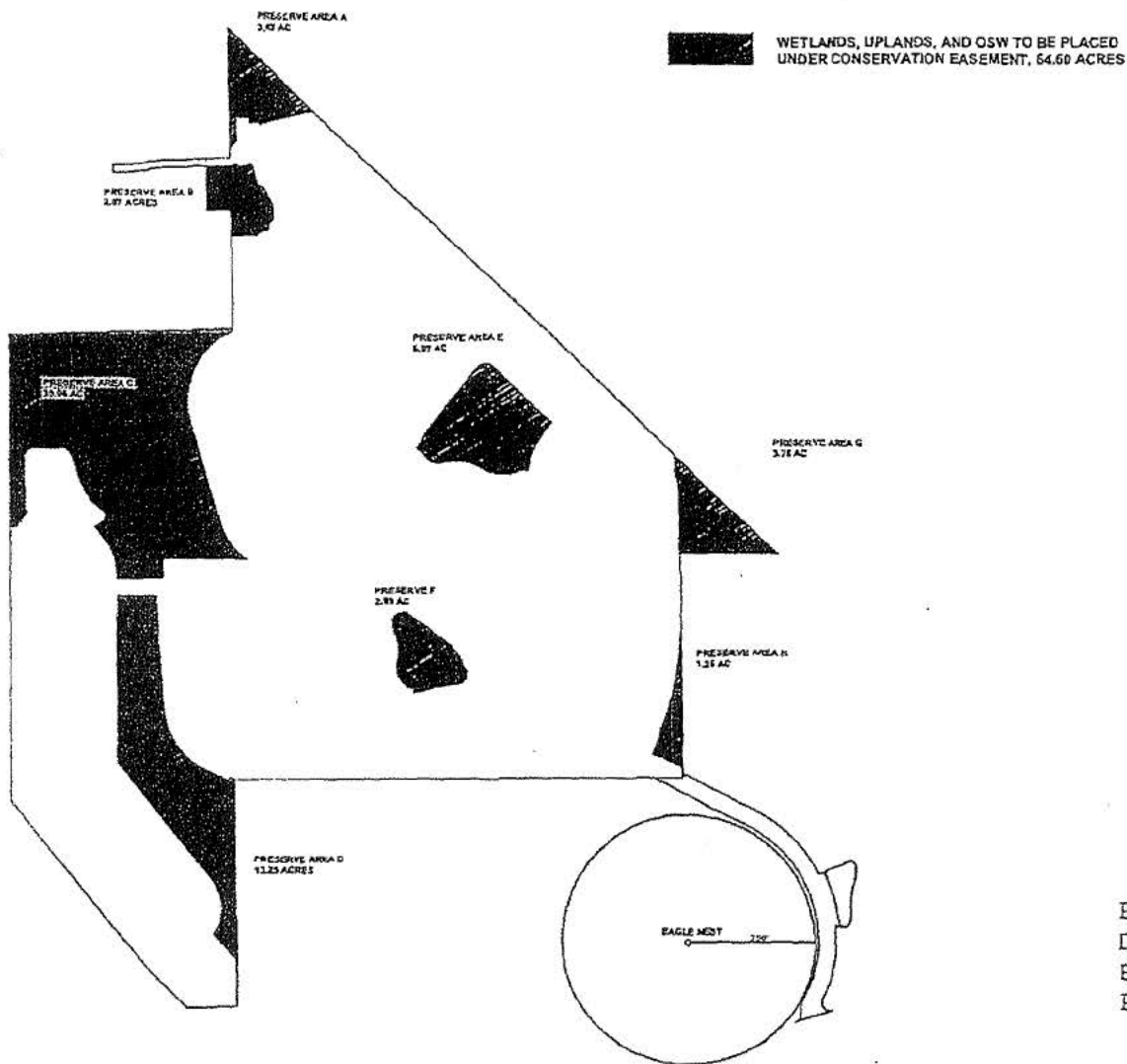
OAKCREEK  
WSWT NAILS IN NGVD

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JOB # 020087  
SCALE 1"=800'  
FILE WSWT  
DRAWN BY JJK  
DATE 1/14/05



Scale: 1" = 1000'



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 Environmental  
 Consultants, Inc.

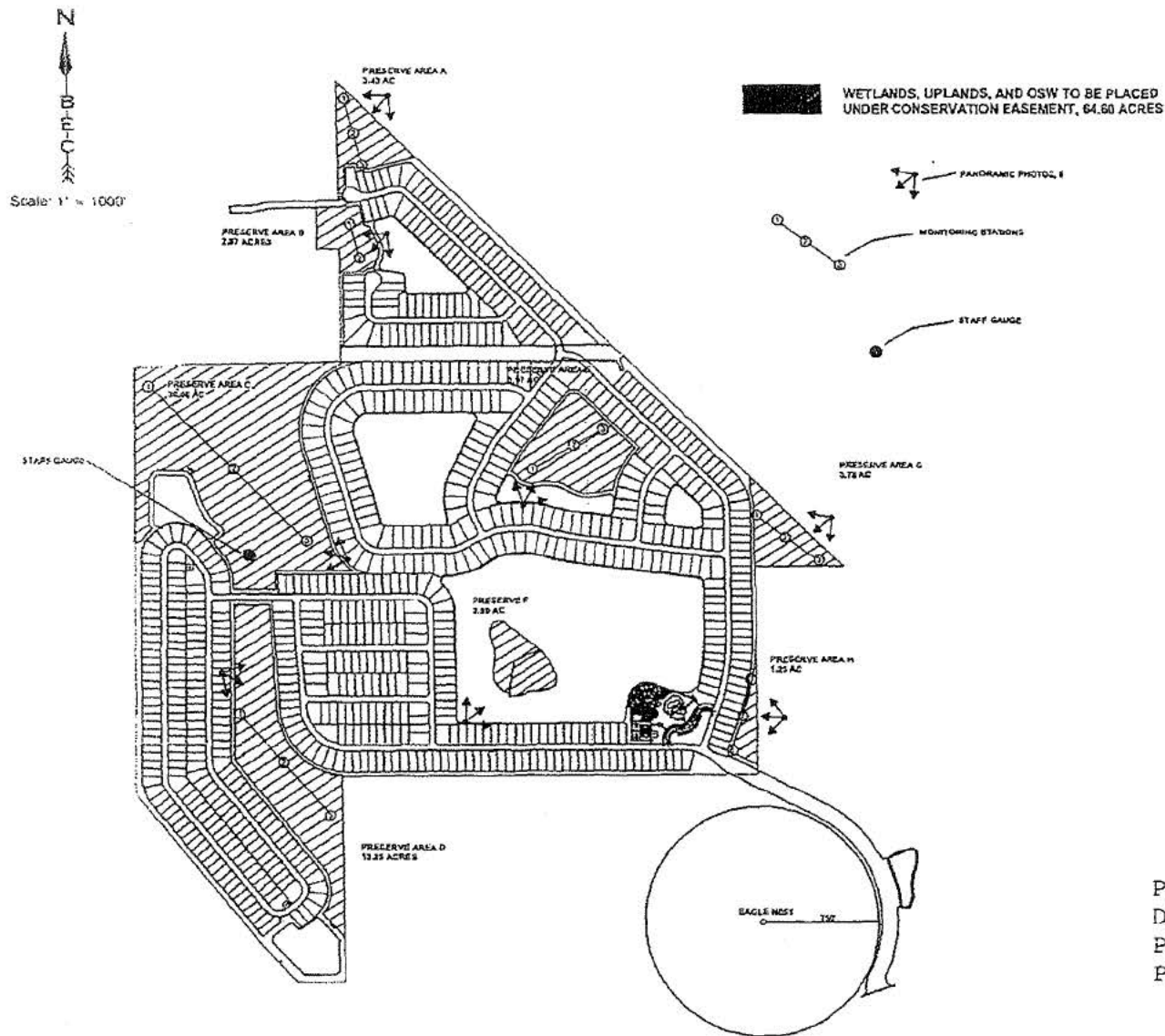
*Wetland & PUD/US Damages, Environmental Permitting,  
 Biological Assessments*

11600 Midway Parkway, Suite 4, Ft. Myers, FL 33906 (239) 418-0071

Drawn By:	Date:	Category:
JDK	1/25/06	CE9
Job Number:		Scale:
020087		1" = 1000'
S/T/R		County:
		Lee

# OAK CREEK CONSERVATION EASEMENT MAP

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		Exhibit



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**Boylan**  
 Environmental  
 Consultants, Inc.

*Wetland & Wildlife Damage, Environmental Permitting,  
 Impact Assessments*

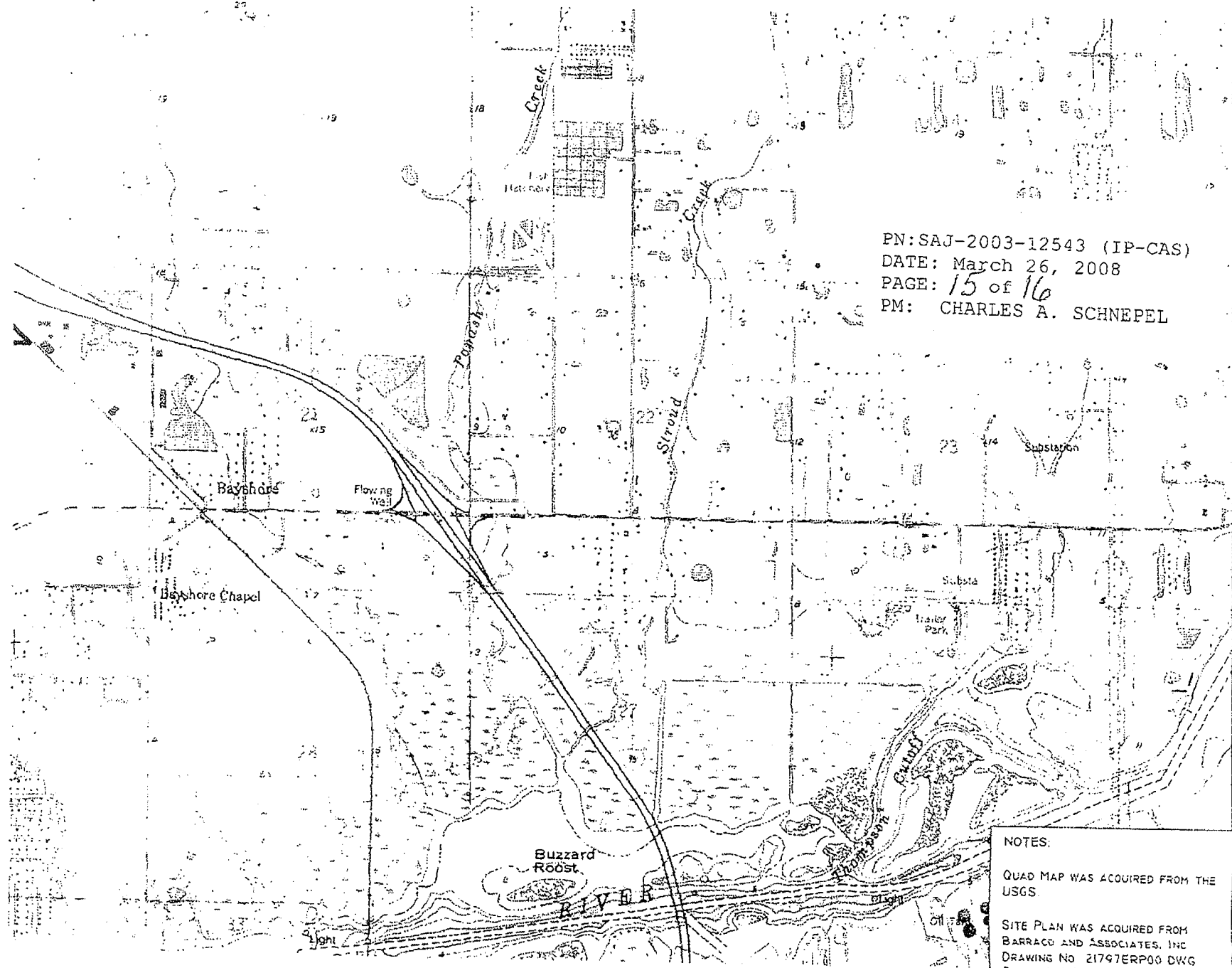
11000 Metro Parkway, Suite C, Ft. Myers, 33906 (239) 418-0671

Drawn By: JOK Date: 1/25/06 Category: MMP9  
 Job Number: 020087 Scale: 1" = 1000'  
 S/T/R County: Lee  
 17,18,20/43S/25E

## OAK CREEK MONITORING MAP

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Revised with new site plan	11/16/05	
		Exhibit

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NOTES:

QUAD MAP WAS ACQUIRED FROM THE  
USGS

SITE PLAN WAS ACQUIRED FROM  
BARRACO AND ASSOCIATES, INC  
DRAWING NO 21747ERP00 DWG



211	IMPROVED PASTURE	163.93 AC		
211H	PASTURE WETLANDS		4.34 AC	
201	FALLOW AG LANDS	7.13 AC		
321	PALMETTO PRAIRIE	10.09 AC		
411	PINE FLATWOODS	24.77 AC		
411/422	B. PEPPER INVADDED FLATWOODS	5.18 AC		
422	BRADSHAW PEPPER	2.46 AC		
422H	B. PEPPER WETLANDS		7.13 AC	
422/422H	B. PEPPER - C. PALM WETLANDS		2.43 AC	
424H	MULLENDUCK WETLANDS		1.96 AC	
478	C. PALM - OAK - PINE	11.59 AC		
426H	C. PALM - LAUREL OAK WETLANDS		6.13 AC	
508	BORROW AREAS			29.52 AC
610	CUT SWALES - DITCHES			1.55 AC
617	C. PALM - LAUREL OAK - POND APPLE		4.03 AC	
641	PY MARSH		6.86 AC	
740	PREVIOUSLY CLEARED	1.09 AC		
740H	PREVIOUSLY CLEARED WETLANDS		3.52 AC	
832	FPL EASEMENT	4.07 AC		
TOTAL		236.74 AC	36.41 AC	31.05 AC

#### ACCESS ROAD

FLUCFCS	DESCRIPTION	UPLAND AC	WETLAND AC	O.S.W.
211	IMPROVED PASTURE	1.36 AC		
411	PINE FLATWOODS	4.22 AC		
TOTAL		5.52 AC	0.0 AC	0.0 AC

#### KRAWCHEK EMERGENCY ACCESS PARCEL

FLUCFCS	DESCRIPTION	UPLAND AC	WETLAND AC	O.S.W.
411	PINE FLATWOODS	0.14 AC		
411/422H	B. PEPPER INVADDED PINE WETLANDS		0.13 AC	
411/745	BURNED PINE FLATWOODS	0.26 AC		
411/745H	BURNED PINE WETLANDS		0.06 AC	
516	DITCH			6.83 AC
914	PAVED ROAD	0.51 AC		
TOTAL		0.48 AC	0.21 AC	6.83 AC

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#### NOTES

FLUCFCS VALUES ESTIMATED FROM  
 1:2500 AERIAL PHOTOGRAPHS AND  
 LOCATIONS APPROXIMATED

FLUCFCS PER FLORIDA LAND USE  
 COLOR AND FORMS CLASSIFICATION  
 SYSTEM (FLUCFCS) (PAGE 1509)

PROPERTY BOUNDARY WAS DETERMINED  
 FROM BARRETT AND ASSOCIATES INC.  
 DRAWING NO. 2101070000 DATED  
 12/10/07