



**US Army Corps
of Engineers®**
New England District
**696 Virginia Road
Concord, MA 01742-2751**

PUBLIC NOTICE

Comment Period Begins: June 13, 2023
Comment Period Ends: July 13, 2023
File Number: NAE-2022-00115
In Reply Refer To: Jana Jacobson
Phone: (207) 233-2117
E-mail: jana.l.jacobson@usace.army.mil

The District Engineer has received a permit application to conduct work in waters of the United States from Yale University. This work is proposed in freshwater wetlands at 200 Conrad Drive, New Haven, Connecticut. The site coordinates are: Latitude 41.32081, Longitude -72.97978.

The work involves the placement of fill in freshwater wetlands in order to restore the Yale Golf Course to its original design. Work would involve the restoration of bunkers and green complexes, drainage improvements, the maintenance of existing tees and construction of new tees, restoration of turf, and vegetation management. A temporary haul road would be installed during construction in order to gain access to the site and minimize construction traffic on local roads.

New Championship Tees would be constructed. Existing tees would be extended, and forward and middle tees would be added. Greens would be reshaped, and turf would be expanded and re-established. Existing bunkers would be re-shaped, and new bunkers would be added.

Tree removal would occur in order to accommodate the expansion of the fairways and realignment of the cart path. Tree thinning would occur in select areas to create an open line of site between fairways.

Sediment would be removed from two ponds within the project area during the winter months to increase storage capacity of the ponds as a water conservation measure, and the sediment would be placed in an upland location onsite. Construction mats would be used to gain access to the ponds. An existing cart path would be realigned which includes areas of new construction.

Drainage features would be added throughout the project area. Trenching would occur throughout the course for the installation of the irrigation and underdrainage systems. Trenches would be backfilled once the systems are in place.

Approximately 106,524 square feet/2.45 acres of permanent fill and 40,697 square feet/0.93 acres of temporary fill would be placed in wetlands. Secondary impacts would total approximately 329,225 square feet/7.56 acres of wetlands. This includes fill in areas that have been previously impacted by the golf course and are continuously maintained.

The work is shown on the enclosed plans entitled "Golf Course Restoration Project," on 15 sheets, and dated "March 15, 2023."

The applicant has demonstrated that the project has avoided and minimized impacts to the greatest extent possible. In order to compensate for unavoidable impacts to wetlands, the applicant is proposing to utilize the Connecticut In-Lieu Fee Program.

AUTHORITY

Permits are required pursuant to:

- ☐ Section 10 of the Rivers and Harbors Act of 1899
- ☒ Section 404 of the Clean Water Act
- ☐ Section 103 of the Marine Protection, Research and Sanctuaries Act.
- ☐ Section 14 of the Rivers and Harbors Act of 1899 (33 USC 408)

The decision whether to issue a permit will be based on an evaluation of the probable impact of the proposed activity on the public interest. That decision will reflect the national concern for both protection and utilization of important resources. The benefit which may reasonably 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 the cumulative effects thereof; among those are: conservation, economics, aesthetics, general environmental concerns, wetlands, cultural value, fish and wildlife values, flood hazards, flood plain value, land use, navigation, shoreline erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food production and, in general, the needs and welfare of the people.

The U.S. Army Corps of Engineers, New England District (USACE), 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. The USACE will consider all comments received to determine whether to issue, modify, condition, or deny a permit for this proposal. To make this decision, comments are used to assess impacts on endangered species, historic properties, water quality, general environmental effects, and the other public interest factors listed above. Comments are used in the preparation of an Environmental Assessment and/or an Environmental Impact Statement pursuant to the National Environmental Policy Act. Comments are also used to determine the need for a public hearing and to determine the overall public interest of the proposed activity.

Where the activity involves the discharge of dredged or fill material into waters of the United States or the transportation of dredged material for the purpose of disposing it in ocean waters, the evaluation of the impact of the activity in the public interest will also include application of the guidelines promulgated by the Administrator, U.S Environmental Protection Agency, under authority of Section 404(b) of the Clean Water Act, and/or Section 103 of the Marine Protection Research and Sanctuaries Act of 1972, as amended.

NATIONAL HISTORIC PRESERVATION ACT

Based on the initial review, the District Engineer has determined that little likelihood exists for the proposed work to impinge upon properties with cultural or Native American significance, or listed in, or eligible for listing in, the National Register of Historic Places. Therefore, no further consideration of the requirements of Section 106 of the National Historic Preservation Act of 1966, as amended, is necessary. This determination is based upon one or more of the following:

- a. The permit area has been extensively modified by previous work.
- b. The permit area has been recently created.
- c. The proposed activity is of limited nature and scope.

- d. Review of the latest published version of the National Register shows that no presence of registered properties listed as being eligible for inclusion therein are in the permit area or general vicinity.
- e. Coordination with the State Historic Preservation Officer and/or Tribal Historic Preservation Officer(s).

ENDANGERED SPECIES CONSULTATION

The USACE is reviewing the application for the potential impact on Federally-listed threatened or endangered species and their designated critical habitat pursuant to section 7 of the Endangered Species Act as amended. Our review will be concluded prior to the final decision.

OTHER GOVERNMENT AUTHORIZATIONS

The states of Connecticut, Maine, Massachusetts, New Hampshire, and Rhode Island have approved Coastal Zone Management Programs. Where applicable, the applicant states that any proposed activity will comply with and will be conducted in a manner that is consistent with the approved Coastal Zone Management Program. By this Public Notice, we are requesting the State concurrence or objection to the applicant's consistency statement.

The following authorizations have been applied for, or have been, or will be obtained:

- (X) Permit, license or assent from State.
- (X) Water Quality Certification in accordance with Section 401 of the Clean Water Act.

COMMENTS

In order to properly evaluate the proposal, we are seeking public comment. Anyone wishing to comment is encouraged to do so. Comments should be submitted in writing by the above date. If you have any questions, please contact Jana Jacobson at (207) 233-2117.

Any person may request, in writing, within the comment period specified in this notice, that a public hearing be held to consider the application. Requests for a public hearing shall specifically state the reasons for holding a public hearing. The USACE holds public hearings for the purpose of obtaining public comments when that is the best means for understanding a wide variety of concerns from a diverse segment of the public.

The initial determinations made herein will be reviewed in light of facts submitted in response to this notice. All comments will be considered a matter of public record. Copies of letters of objection will be forwarded to the applicant who will normally be requested to contact objectors directly in an effort to reach an understanding.

THIS NOTICE IS NOT AN AUTHORIZATION TO DO ANY WORK.

Kevin R Kotelly

Kevin Kotelly
Chief, Permits and Enforcement Branch
Regulatory Division

If you would prefer not to continue receiving Public Notices by email, please contact Ms. Tina Chaisson at (978) 318-8058 or e-mail her at bettina.m.chaisson@usace.army.mil.



- OVERALL EXISTING CONDITIONS PLAN NOTES**
1. UNDERGROUND UTILITY, STRUCTURE AND FACILITY LOCATIONS DEPICTED HEREON HAVE BEEN COMPILED, IN PART, FROM RECORD MAPPING AND OTHER DATA SUPPLIED BY THE RESPECTIVE UTILITY COMPANIES, GOVERNMENTAL AGENCIES AND/OR OTHER SOURCES. THESE LOCATIONS MUST BE CONSIDERED APPROXIMATE IN NATURE. ADDITIONALLY, OTHER SUCH DATA MAY EXIST ON SITE, THE EXISTENCE OF WHICH ARE UNKNOWN TO TIGHE & BOND. THE EXISTENCE, SIZE AND LOCATION OF ALL SUCH FEATURES MUST BE DETERMINED AND VERIFIED IN THE FIELD BY APPROPRIATE AUTHORITIES PRIOR TO CONSTRUCTION @ CALL-BEFORE-YOU-DIG 1-800-922-4455.
 2. REFERENCE IS MADE TO PLAN ENTITLED "SURVEY, YALE GOLF COURSE, 200 CONRAD DRIVE, NEW HAVEN, CONNECTICUT, 06515" BY MARTIN SURVEYING ASSOCIATES, LLC, DATED JULY 8, 2022.
 3. REFERENCE IS MADE TO PLAN ENTITLED "EXISTING CONDITIONS MAP, FOR YALE GOLF COURSE, NEW HAVEN, CT" DATED JULY 20, 2017 PREPARED BY KRATZERT, JONES & ASSOCIATES, INC.
 4. WETLANDS WERE FLAGGED BY A TIGHE & BOND SOIL SCIENTIST FROM 3/2022 TO 5/2022.
 5. VERTICAL DATUM IS BASED ON NAVD83.
 6. HORIZONTAL DATUM IS BASED ON NAD83.

Yale

Yale Golf Course

200 Conrad Drive
New Haven, CT 06515

Tighe&Bond

213 Court Street
Suite 1100
Middletown, CT 06457
(860) 704-4760

PERMIT SET
NOT FOR
CONSTRUCTION

3	03/15/2023	PERMITTING ADDENDUM 3
2	12/06/2022	PERMITTING ADDENDUM 2
1	11/01/2022	PERMITTING ADDENDUM
NO.	DATE	REVISION
ISSUE/REVISION		

PROJECT NAME
**GOLF COURSE
RESTORATION
PROJECT**

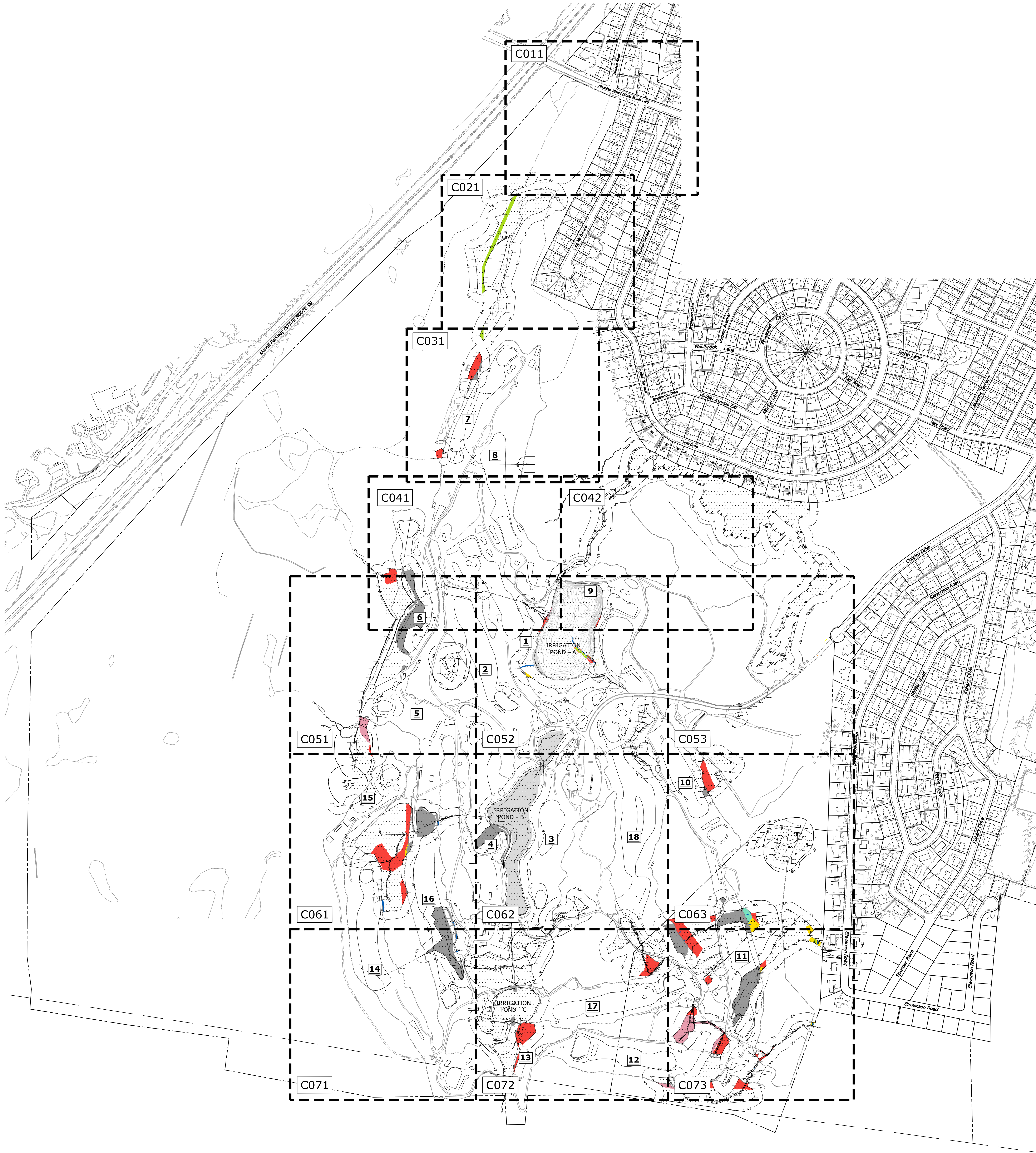
BUILDING NAME & ADDRESS
Yale Golf Course

200 Conrad Drive, New Haven, CT
PROJECT NUMBER
Y5000-088

DRAWING TITLE
**OVERALL EXISTING
CONDITIONS PLAN**

SCALE AS NOTED	DRAWN BY AVC
CAD FILENAME Y5000-088-C-010-EXCN.dwg	DATE 08/04/2022
DRAWING NUMBER	

C010



WETLANDS & WATERCOURSE IMPACTS LEGEND

- GENERAL GRADING (GG)
- TREE CLEARING (TC)
- TREE THINNING (TT)
- TRENCHING (TR)
- SOIL EROSION AND SEDIMENT CONTROL (SESC)
- DREDGING (DR)
- FAIRWAY (FW)
- UNDERDRAINAGE (UD)
- TIMBER MATTING (TM)
- MAINTAINED COURSE AREAS
 - "IN PLAY" AREA
 - IRRIGATION POND

0 250' 500'
SCALE: 1" = 250'

Plot Sheet: 01/12/2023 11:49am B:_A\Clark
Tighe & Bond: 21Y5000 Yale University\088 Yale Golf Course\Drawings_Figures\AutoCAD\Sheet\5000-088-C-010-EXCN.dwg



(FOR CONTINUATION SEE SHEET C021)

EXISTING CONDITIONS PLAN NOTES

- SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

Yale

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New Haven, CT 06515

Tighe&Bond

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Middletown, CT 06457
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PERMIT SET NOT FOR CONSTRUCTION

3	03/15/2023	PERMITTING ADDENDUM 3
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ISSUE/REVISION		

PROJECT NAME GOLF COURSE RESTORATION PROJECT

BUILDING NAME & ADDRESS
Yale Golf Course
200 Conrad Drive, New Haven, CT
PROJECT NUMBER
Y5000-088

DRAWING TITLE EXISTING CONDITIONS PART PLAN

SCALE AS NOTED	DRAWN BY AVC
CAD FILENAME Y5000-088-C-010-EXCN.dwg	DATE 08/04/2022
DRAWING NUMBER	

C011

PERMIT SET
NOT FOR
CONSTRUCTION

3	03/15/2023	PERMITTING ADDENDUM 3
2	12/06/2022	PERMITTING ADDENDUM 2
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NO.	DATE	REVISION

PROJECT NAME
GOLF COURSE
RESTORATION
PROJECT

BUILDING NAME & ADDRESS Yale Golf Course
200 Conrad Drive, New Haven, CT
PROJECT NUMBER Y5000-088

DRAWING TITLE
EXISTING
CONDITIONS
PART PLAN

SCALE AS NOTED	DRAWN BY AVC
CAD FILENAME Y5000-088-C-010-EXCN.dwg	DATE 08/04/2022

DRAWING NUMBER
C031

EXISTING CONDITIONS PLAN NOTES

- SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

WETLANDS & WATERCOURSE IMPACTS LEGEND

- GENERAL GRADING (GG)
- TREE CLEARING (TC)
- TREE THINNING (TT)
- TRENCHING (TR)
- SOIL EROSION AND SEDIMENT CONTROL (SESC)
- DREDGING (DR)
- FAIRWAY (FW)
- UNDERDRAINAGE (UD)
- TIMBER MATTING (TM)
- MAINTAINED COURSE AREAS
- "IN PLAY" AREA
- IRRIGATION POND

0 40' 80'
SCALE: 1" = 40'

(FOR CONTINUATION SEE SHEET C021)

7

8

(FOR CONTINUATION SEE SHEET C041)

(FOR CONTINUATION SEE SHEET C042)

3	03/15/2023	PERMITTING ADDENDUM 3
2	12/06/2022	PERMITTING ADDENDUM 2
1	11/03/2022	PERMITTING ADDENDUM
NO.	DATE	REVISION
ISSUE/REVISION		

EXISTING CONDITIONS PLAN NOTES

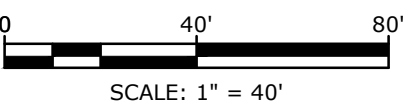
- SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.



(FOR CONTINUATION SEE SHEET C042)

WETLANDS & WATERCOURSE IMPACTS LEGEND

- GENERAL GRADING (GG)
- TREE CLEARING (TC)
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Yale

Yale Golf Course

200 Conrad Drive
New Haven, CT 06515

Tighe&Bond

213 Court Street
Suite 1100
Middletown, CT 06457
(860) 704-4760

PERMIT SET
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PROJECT

BUILDING NAME & ADDRESS
Yale Golf Course
200 Conrad Drive, New Haven, CT
PROJECT NUMBER
Y5000-088

DRAWING TITLE
EXISTING
CONDITIONS
PART PLAN

SCALE
AS NOTED
CAD FILENAME
Y5000-088-C-010-EXCN.dwg

DRAWING NUMBER
C042

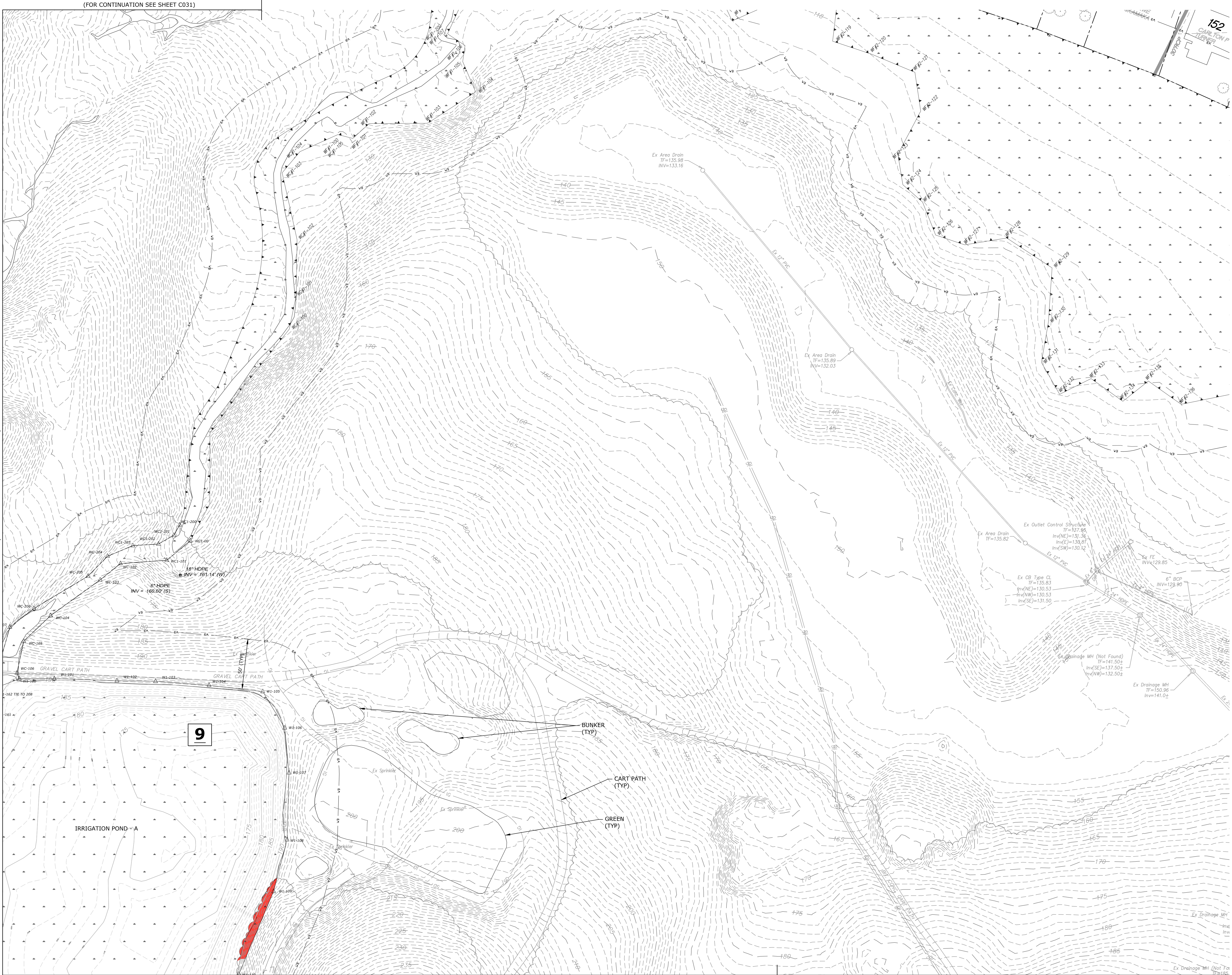
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EXISTING CONDITIONS PLAN NOTES

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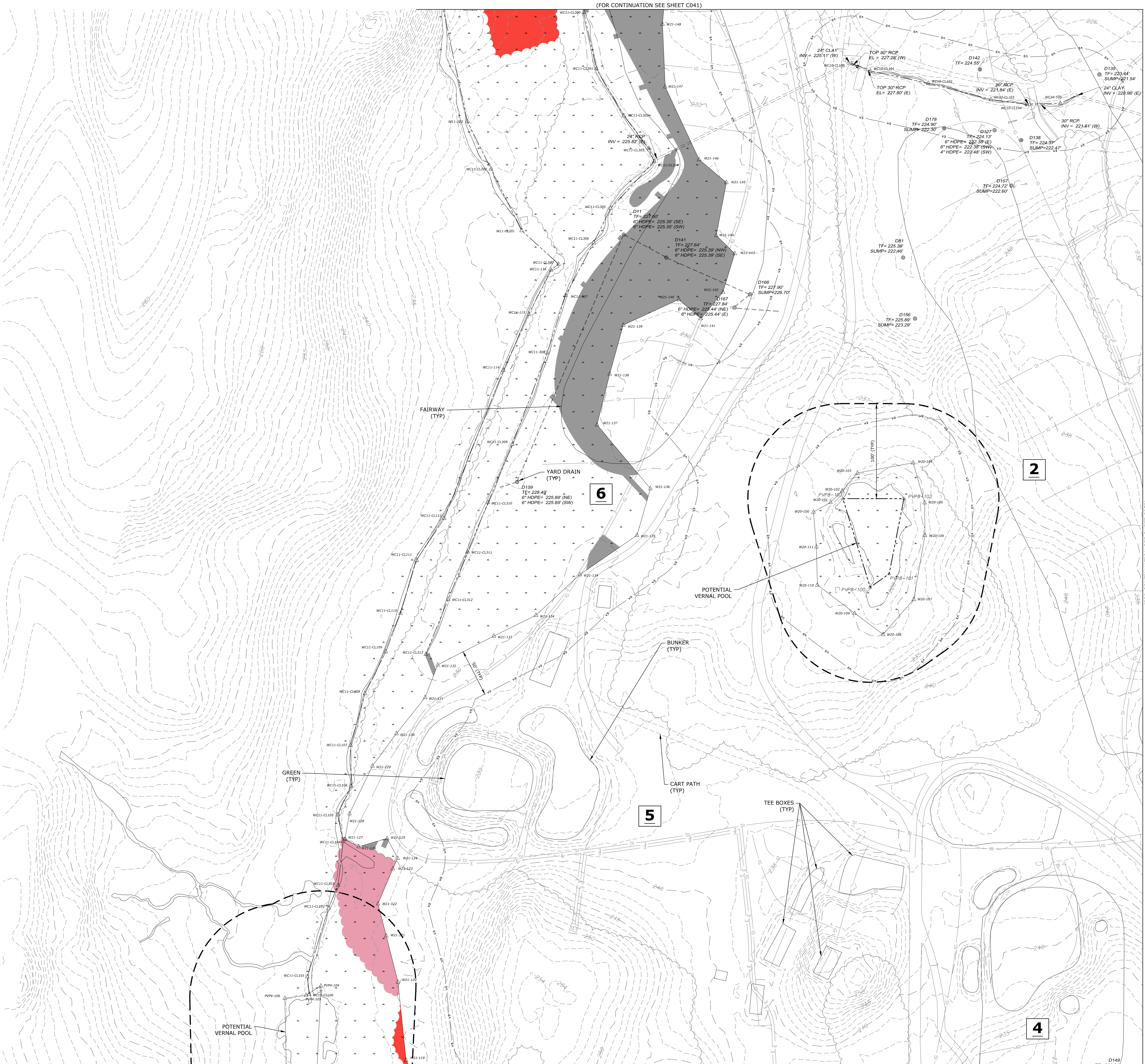
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Plot Sheet: 4/15/2023
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EXISTING CONDITIONS PLAN NOTES

1. SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

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PERMIT SET
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CONSTRUCTION

3	03/15/2023	PERMITTING ADDENDUM 3
2	12/06/2022	PERMITTING ADDENDUM 2
1	11/01/2022	PERMITTING ADDENDUM
NO.	DATE	REVISION

PROJECT NAME	GOLF COURSE RESTORATION PROJECT
BUILDING NAME & ADDRESS	Yale Golf Course
200 Conrad Drive, New Haven, CT	
PROJECT NUMBER	Y5000-088

DRAWING TITLE	EXISTING CONDITIONS PART PLAN
SCALE	AS NOTED
CAD FILENAME	Y5000-088-C-010-EXCN.dwg
DRAWING NUMBER	C052

C052

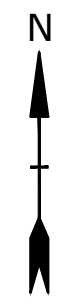
WETLANDS & WATERCOURSE IMPACTS LEGEND

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(FOR CONTINUATION SEE SHEET C041)

(FOR CONTINUATION SEE SHEET C042)



EXISTING CONDITIONS PLAN NOTES

- SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

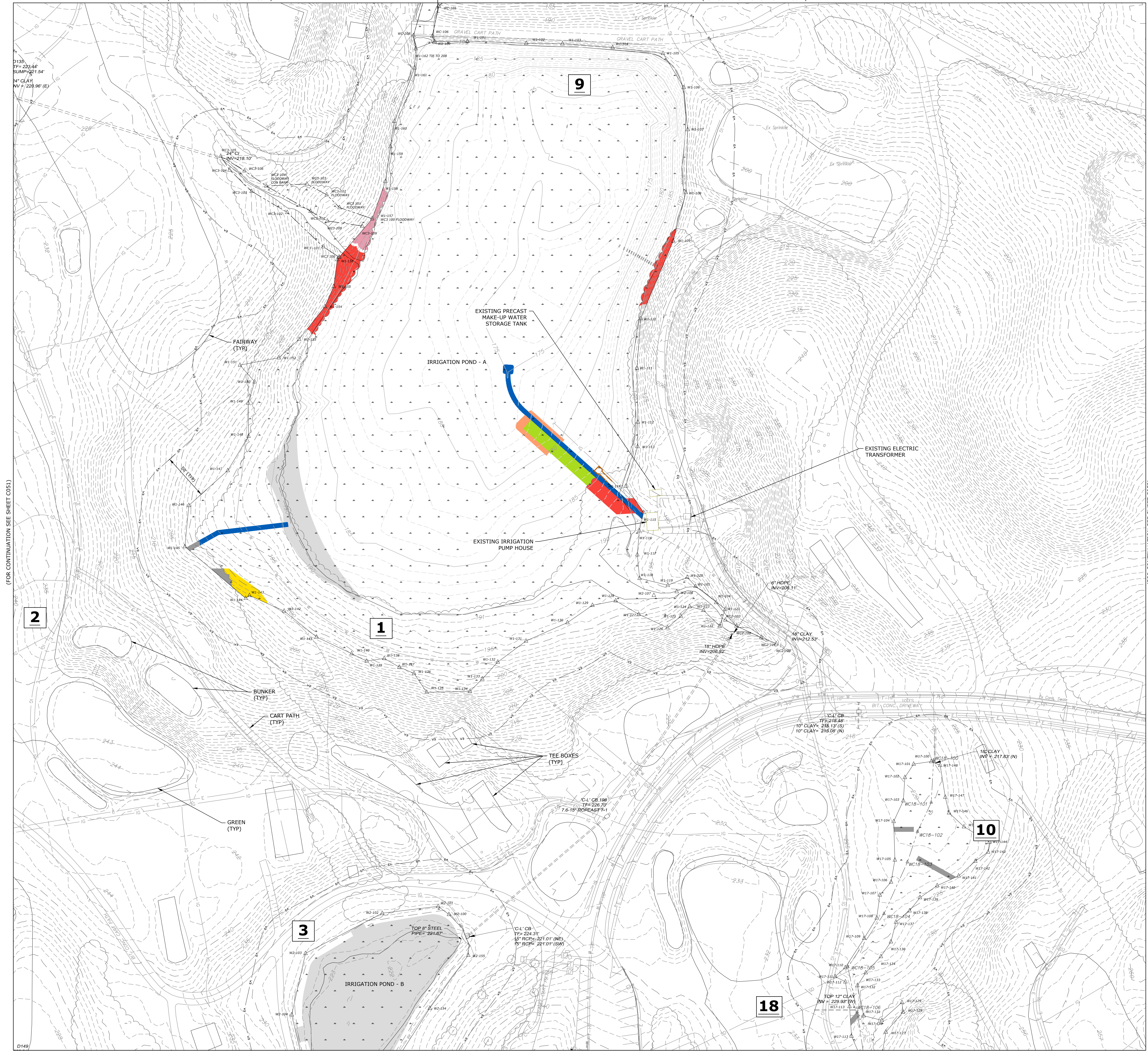
Yale

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PERMIT SET NOT FOR CONSTRUCTION

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GOLF COURSE RESTORATION PROJECT

BUILDING NAME & ADDRESS
Yale Golf Course
200 Conrad Drive, New Haven, CT
PROJECT NUMBER
Y5000-088

DRAWING TITLE EXISTING CONDITIONS PART PLAN

SCALE	DRAWN BY
AS NOTED	AVC
CAD FILENAME	DATE
Y5000-088-C-010-EXCN.dwg	08/04/2022

DRAWING NUMBER
C052

(FOR CONTINUATION SEE SHEET C042)

(FOR CONTINUATION SEE SHEET C063)

EXISTING CONDITIONS PLAN NOTES

1. SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

Yale

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200 Conrad Drive
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213 Court Street
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PERMIT SET
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PROJECT NAME
GOLF COURSE
RESTORATION
PROJECT

BUILDING NAME & ADDRESS
Yale Golf Course
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DRAWING TITLE
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CONDITIONS
PART PLAN

SCALE
AS NOTED
CAD FILENAME
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DRAWN BY
AVC
DATE
08/04/2022

DRAWING NUMBER

C053

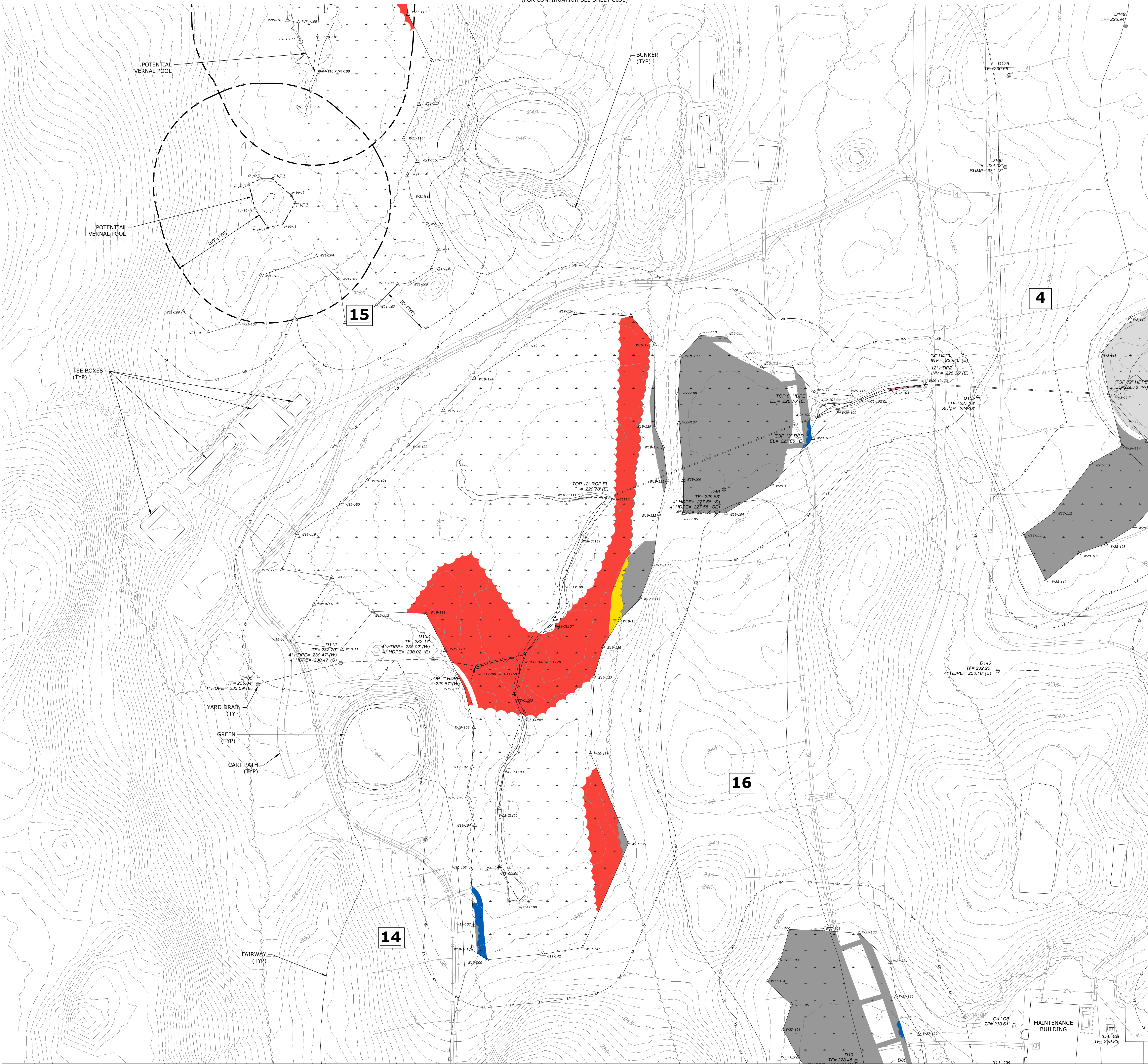
WETLANDS & WATERCOURSE IMPACTS LEGEND

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- MAINTAINED COURSE AREAS
 - "IN PLAY" AREA
 - IRRIGATION POND

0 40' 80'
SCALE: 1" = 40'



(FOR CONTINUATION SEE SHEET C051)



(FOR CONTINUATION SEE SHEET C071)

EXISTING CONDITIONS PLAN NOTES

- SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

Yale

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Tighe & Bond

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PROJECT NAME	GOLF COURSE RESTORATION PROJECT
BUILDING NAME & ADDRESS	Yale Golf Course
200 Conrad Drive, New Haven, CT	
PROJECT NUMBER	Y5000-088

EXISTING CONDITIONS PART PLAN

SCALE	AS NOTED	DRAWN BY	AVC
CAD FILENAME	Y5000-088-C-010-EXCN.dwg	DATE	08/04/2022

DRAWING NUMBER
C061

WETLANDS & WATERCOURSE IMPACTS LEGEND

- GENERAL GRADING (GG)
- TREE CLEARING (TC)
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- IRRIGATION POND

Tighe&Bond
213 Court Street
Suite 1100
Middletown, CT 06457
(860) 704-4760

C062

Printed: 4/14/2023 4:50 PM

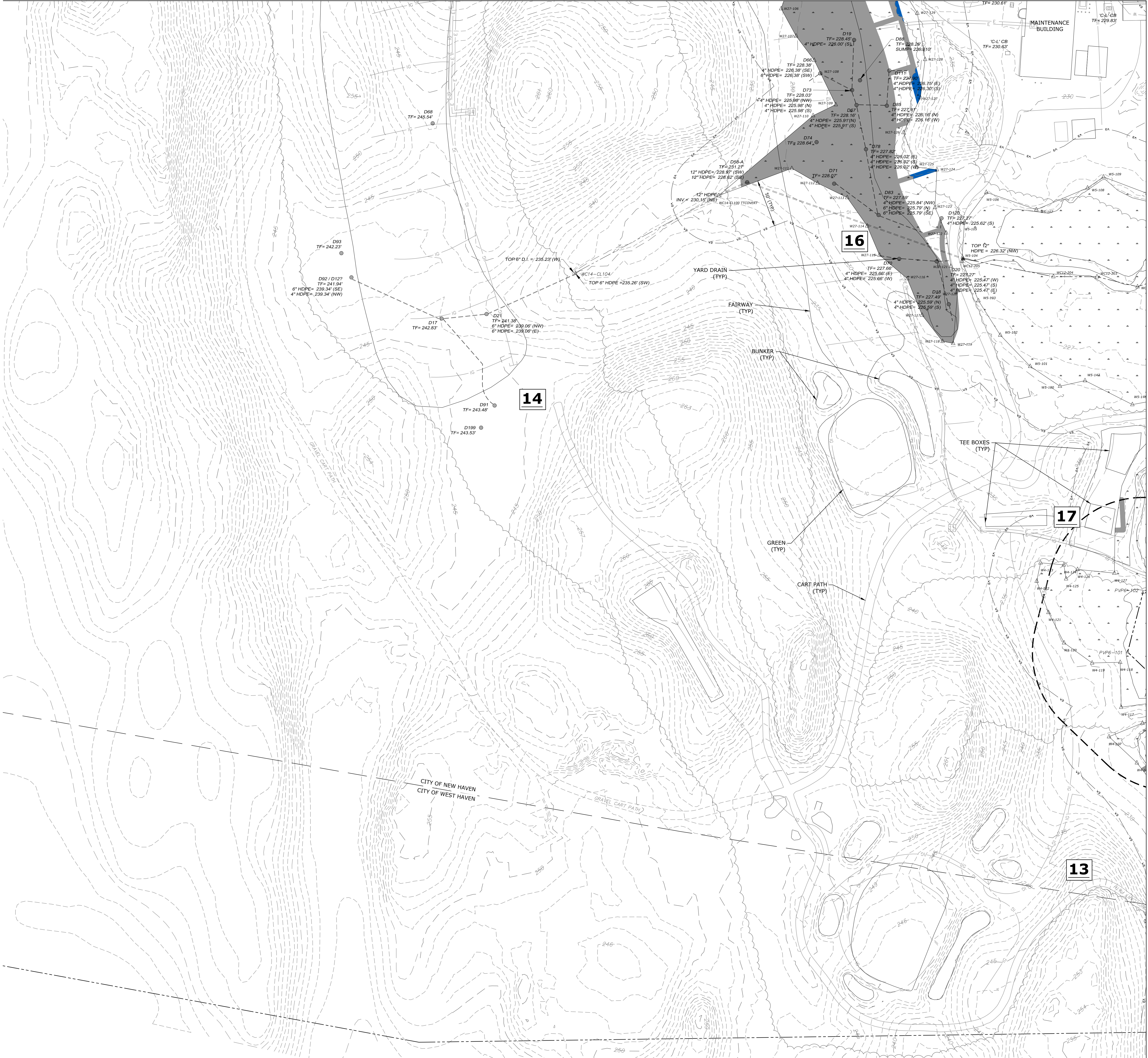
1. SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

200 Conrad Drive
New Haven, CT 06515

213 Court Street
Suite 1100
Middletown, CT 06457
(860) 704-4760

DRAWING NUMBER
C063

(FOR CONTINUATION SEE SHEET C061)



EXISTING CONDITIONS PLAN NOTES

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GOLF COURSE RESTORATION PROJECT

BUILDING NAME & ADDRESS
Yale Golf Course
200 Conrad Drive, New Haven, CT
PROJECT NUMBER
Y5000-088

EXISTING CONDITIONS PART PLAN

SCALE
AS NOTED
CAD FILENAME
Y5000-088-C-010-EXCN.dwg

DRAWN BY
AVC

DATE
08/04/2022

DRAWING NUMBER
C071

WETLANDS & WATERCOURSE IMPACTS LEGEND

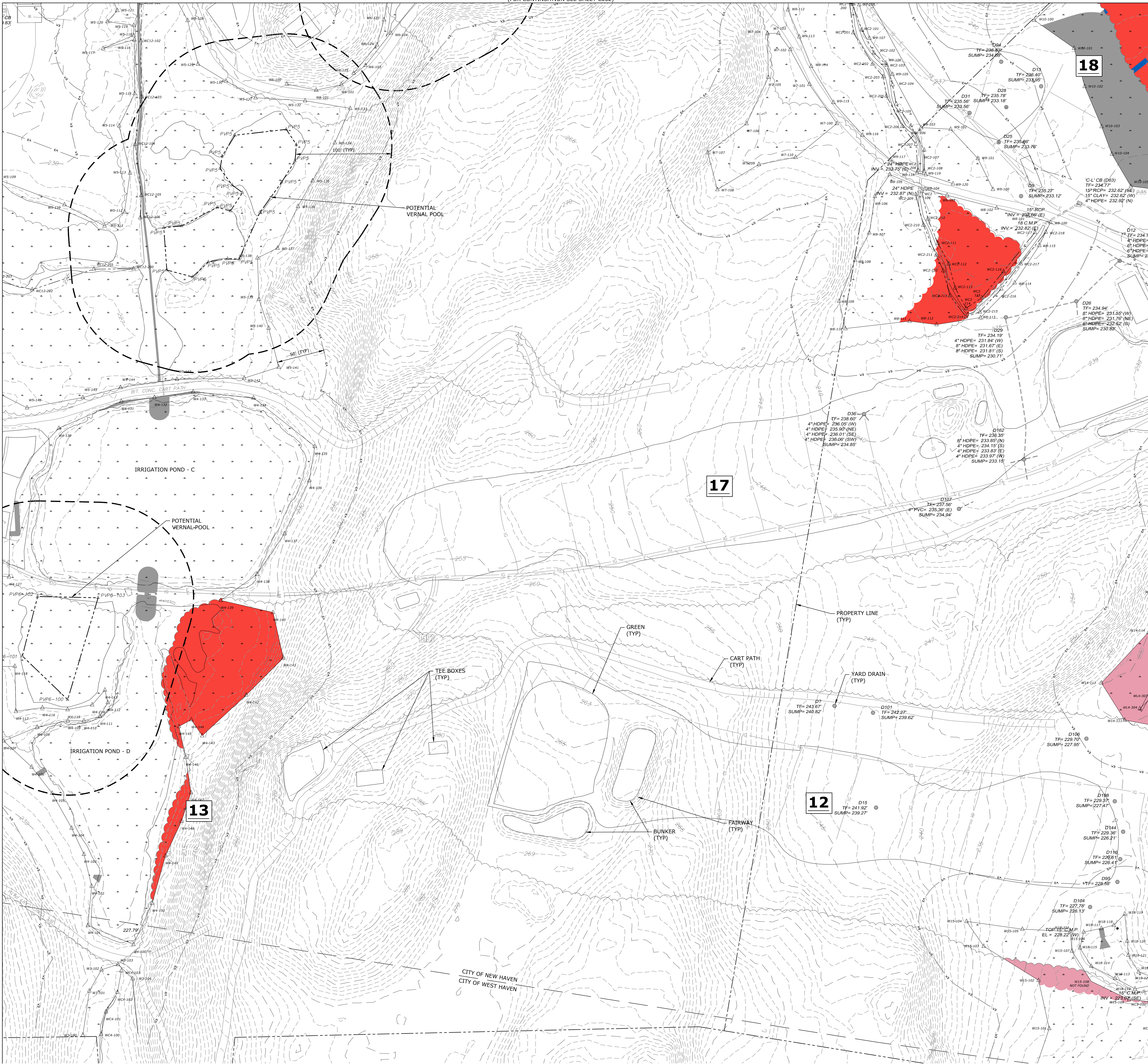
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- TIMBER MATTING (TM)

MAINTAINED COURSE AREAS

- "IN PLAY" AREA
- IRRIGATION POND

0 40' 80'
SCALE: 1" = 40'

(FOR CONTINUATION SEE SHEET C062)



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DRAWING TITLE EXISTING CONDITIONS PART PLAN

SCALE	DRAWN BY
AS NOTED	AVC
CAD FILENAME	DATE
Y5000-088-C-010-EXCN.dwg	08/04/2022

DRAWING NUMBER

C072

WETLANDS & WATERCOURSE IMPACTS LEGEND

- GENERAL GRADING (GG)
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- MAINTAINED COURSE AREAS
- "IN PLAY" AREA
- IRRIGATION POND

0 40' 80'
SCALE: 1" = 40'

(FOR CONTINUATION SEE SHEET C063)

EXISTING CONDITIONS PLAN NOTES

1. SEE SHEET C010 FOR OVERALL EXISTING CONDITIONS PLAN NOTES.

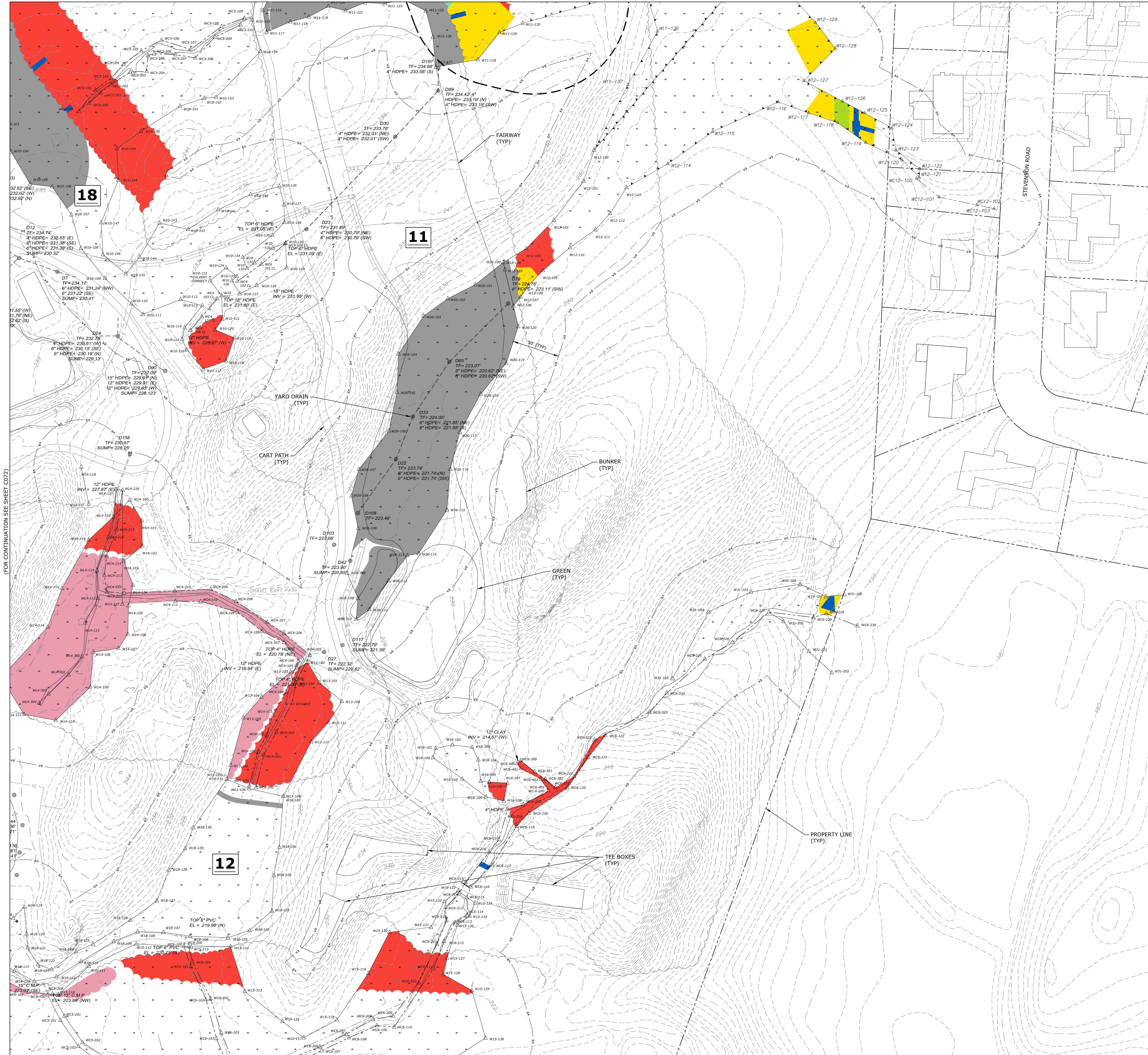
Yale

Yale Golf Course

200 Conrad Drive
New Haven, CT 06515

Tighe&Bond

213 Court Street
Suite 1100
Middletown, CT 06457
(860) 704-4760



WETLANDS & WATERCOURSE IMPACTS LEGEND

- GENERAL GRADING (GG)
- TREE CLEARING (TC)
- TREE THINNING (TT)
- TRENCHING (TR)
- SOIL EROSION AND SEDIMENT CONTROL (SESC)
- DREDGING (DR)
- FAIRWAY (FW)
- UNDERDRAINAGE (UD)
- TIMBER MATTING (TM)

MAINTAINED COURSE AREAS

- "IN PLAY" AREA
- IRRIGATION POND

PERMIT SET
NOT FOR
CONSTRUCTION

3	03/15/2023	PERMITTING ADDENDUM 3
2	12/06/2022	PERMITTING ADDENDUM 2
1	11/01/2022	PERMITTING ADDENDUM
NO.	DATE	REVISION

GOLF COURSE
RESTORATION
PROJECT

BUILDING NAME & ADDRESS
Yale Golf Course
200 Conrad Drive, New Haven, CT
PROJECT NUMBER
Y5000-088

EXISTING
CONDITIONS
PART PLAN

SCALE
AS NOTED
CAD FILENAME
Y5000-088-C-010-EXCN.dwg

DRAWN BY
AVC

DATE
08/04/2022

DRAWING NUMBER

C073

0 40' 80'
SCALE: 1" = 40'