



PUBLIC NOTICE

Comment Period Begins: September 12, 2023

Comment Period Ends: October 12, 2023

File Number: NAE-2021-00313

In Reply Refer to: Michael S. Adams

Phone: (802) 872-2893

Email: Michael.s.adams@usace.army.mil

The District Engineer, U.S. Army Corps of Engineers, New England District (USACE), has received a permit application, file number NAE-2021-00313, to conduct work in waters of the United States from Malletts Bay Boat Club located at 662 & 598 West Lakeshore Drive in Colchester, Vermont. This work is proposed in Malletts Bay of Lake Champlain off West Lakeshore Drive in Colchester, Vermont. The site coordinates are: Latitude 44.551078° N, Longitude -73.226007° W.

The work involves the expansion and retention of an existing commercial mooring and docking facility in Malletts Bay of Lake Champlain. The work will involve the following:

- a. Place and maintain a 10' wide, 72' long floating dock accessed by a 4' wide, 39' long pile-supported pier and 4' wide, 18' long ramp extending a maximum of 116' beyond the ordinary high water mark (OHWM). The floating dock will be held in place by four (4) concrete blocks.
- b. Place and maintain a 6' wide, 86' long floating dock attached to the existing 37'-7" wide, 142' long bulkhead/ramp (circa 1967).
- c. Expand, retain, and maintain the existing main floating dock (circa 1968). An 8' wide, 122' long main dock, with a 32' x 20' platform and 8' wide, 40' long finger at its lakeward end, and two 4' wide, 40' long fingers and one 3' wide, 96' dinghy dock will extend a maximum of 211' beyond OHWM. The dock is accessed by a 95' long ramp which extends over an existing concrete pier. The dock is held in place by seven (7) concrete blocks.
- d. Retain and maintain 186 existing moorings anchored by concrete blocks with Hazelett elastic rode to aluminum spar buoys. The moorings extend a maximum of 1750' beyond OHWM.

The docks are bundled together and left in place during the winter months. The purpose of the project is to provide recreational boating access to Lake Champlain.

The work is shown on the enclosed plans entitled "PROPOSAL TO RETAIN AND MAINTAIN PIER, DOCK & MOORINGS" on ten sheets, and dated "07/26/23."

The work involves the expansion and retention of an existing docking and mooring facility at an existing commercial marina in Malletts Bay of Lake Champlain. The applicant does not propose any compensatory mitigation because there would be no permanent loss of waters of the U.S.

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 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.

NATIONAL HISTORIC PRESERVATION ACT

Based on our initial review of the proposed project, it appears there is little likelihood that a historic property exists or may be affected due to the nature, scope, and magnitude of the work, and/or structures to be permitted. This is based upon the following: the permit area has been extensively modified by previous work and the proposed activity is of limited nature and scope. The project will involve no ground disturbance and the retention of existing structures. Additional review and consultation to fulfill requirements under Section 106 of the National Historic Preservation Act of 1966, as amended, will be ongoing as part of the permit review process.

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

- ☒ (X) Permit, license or assent from State.
- ☐ () Permit from local wetland agency or conservation commission.
- ☐ () Water Quality Certification in accordance with Section 401 of the Clean Water Act.

COMMENTS

The Corps of Engineers 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 of Engineers 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. People submitting comments are advised that all comments received will be available for public review in their entirety and will be considered a matter of public record.

Comments should be submitted in writing by the above date. If you have any questions, please contact Michael S. Adams at michael.s.adams@usace.army.mil, (802) 872-2893.

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.

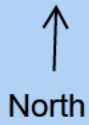
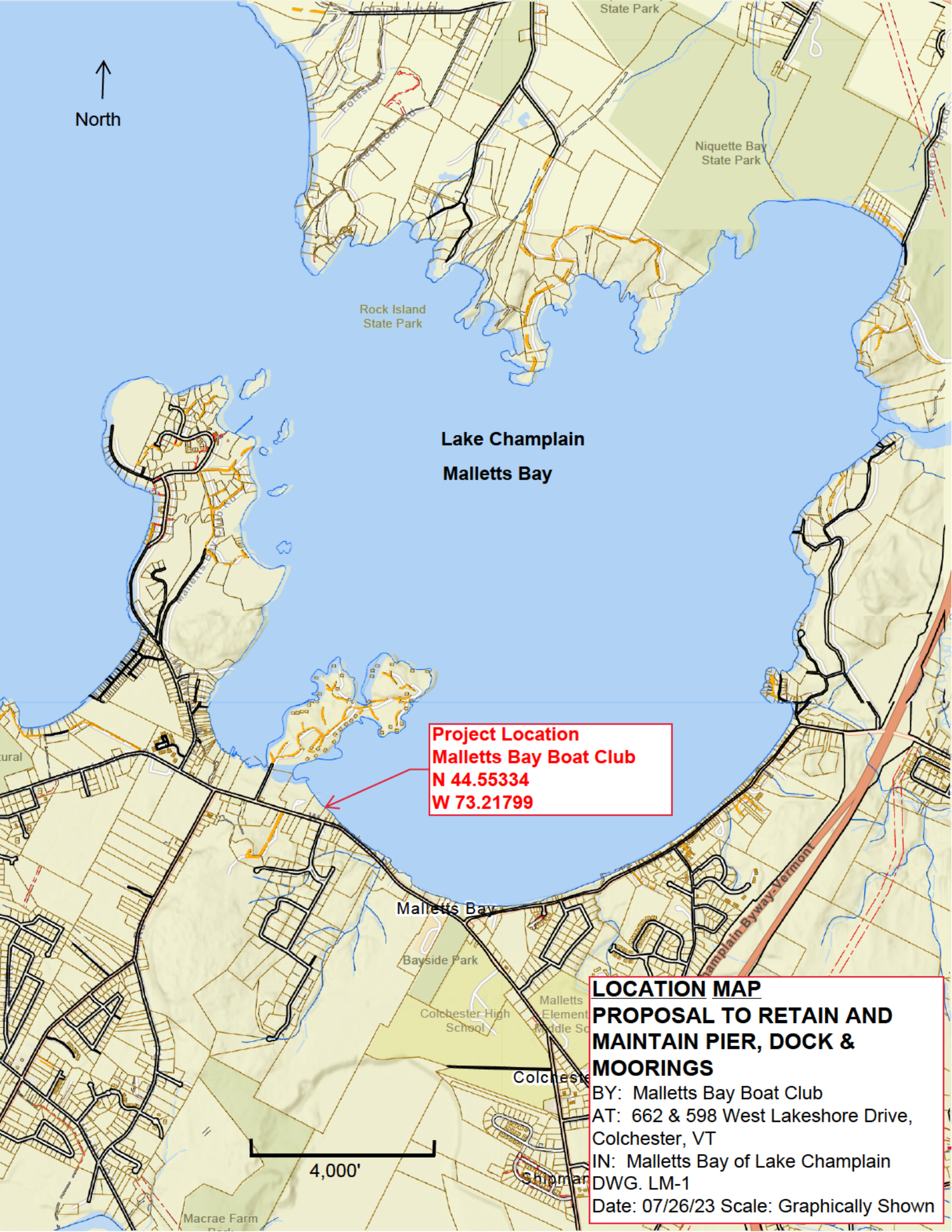
CENAE-R
File No. NAE-2021-00313

The initial determinations made herein will be reviewed in light of facts submitted in response to this notice. 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.

Frank J. DelGiudice
Chief, NH & VT Section
Regulatory Division

Please contact Ms. Tina Chaisson at bettina.m.chaisson@usace.army.mil or (978) 318-8058 if you would like to be removed from our public notice mailing list.



Rock Island
State Park

Niquette Bay
State Park

Lake Champlain
Malletts Bay

Project Location
Malletts Bay Boat Club
N 44.55334
W 73.21799

Malletts Bay

Bayside Park

Colchester High
School

Colchester

Malletts
Element
Middle School

4,000'

LOCATION MAP
PROPOSAL TO RETAIN AND
MAINTAIN PIER, DOCK &
MOORINGS

BY: Malletts Bay Boat Club
AT: 662 & 598 West Lakeshore Drive,
Colchester, VT
IN: Malletts Bay of Lake Champlain
DWG. LM-1
Date: 07/26/23 Scale: Graphically Shown



Town of Colchester, VT

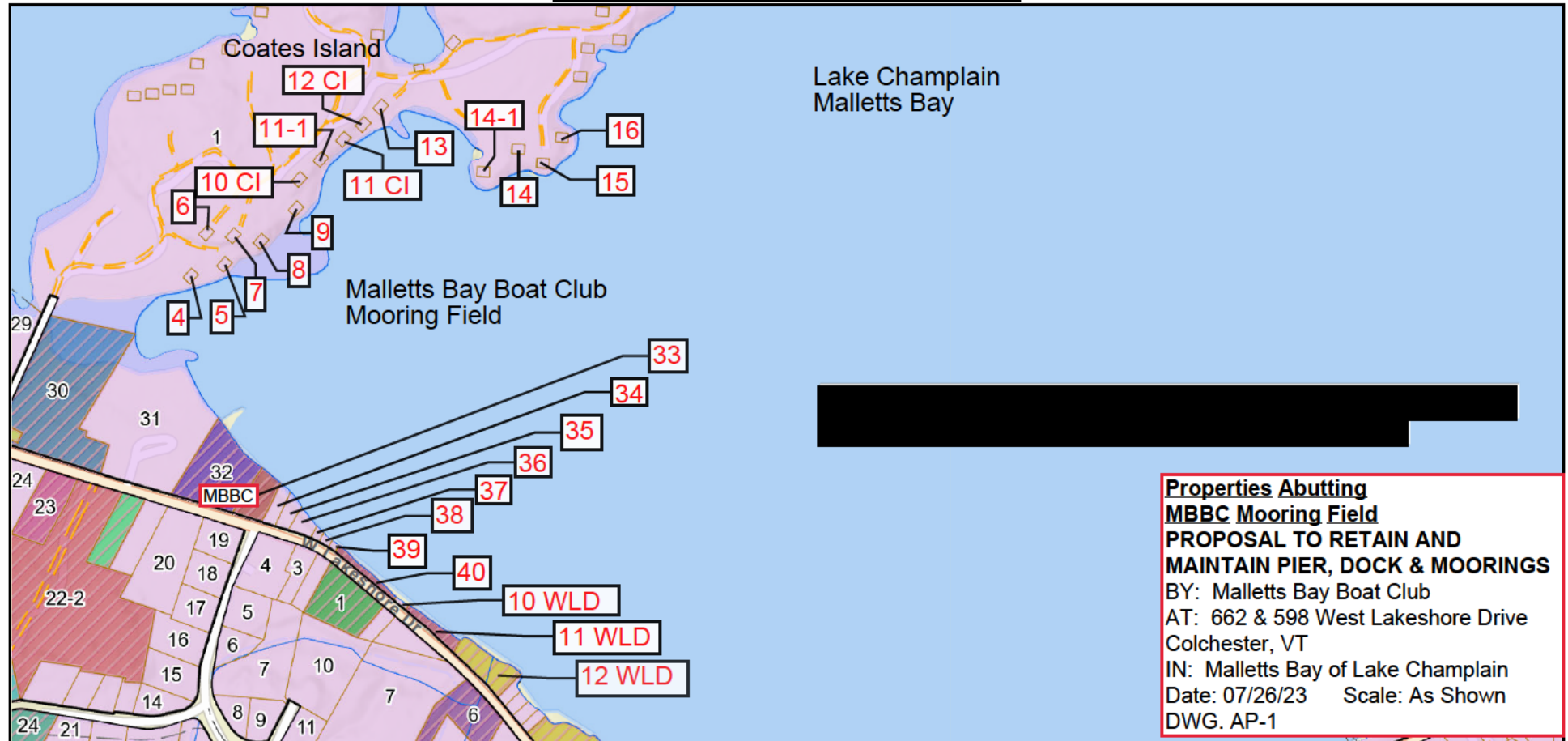
1 inch = 752 Feet



July 27, 2023

www.cai-tech.com

0 752 1504 2256



Parcel - Poly	Private Road ROW	No	MARINAS	Single Family Lake Front	World Hillshade
Condo	Right of Way	COMMERCIAL PROPERTY	OTHER CULT	VACANT TELCOM OB	
PWater	Property Hook	DEVEL LAND	SHOPNGMALL	Vac Land - Non Dev LF	
Property Line	WaterLines	HRDWARE ST	SUPERMKT	YACHT CLUB	
Public Road	Lake Champlain	LEASED LAND	Single Family	<all other values>	

Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.



**Properties Abutting MBBC Mooring Field: Drone Aerial
Image at Lake Level 98.5' (by Jeff LeFebvre)
PROPOSAL TO RETAIN AND MAINTAIN PIER, DOCKS &
MOORINGS**

**BY: Malletts Bay Boat Club
AT: 662 & 598 West Lakeshore Drive
Colchester, VT
IN: Malletts Bay of Lake Champlain
Date: 7/15/2023 Scale: NTS
DWG. AP-3**



MBBC Docks Drone Aerial Image at Lake Level 96' (by Jeff LeFebvre)
PROPOSAL TO RETAIN AND MAINTAIN PIER, DOCKS & MOORINGS
BY: Malletts Bay Boat Club
AT: 662 & 598 West Lakeshore Drive
Colchester, VT
IN: Malletts Bay of Lake Champlain
Date: 7/9/2023 Scale: NTS
DWG. AP-3

211' from OHW to end of dock

95' long ramp over exist. concrete pier

122' x 8' wide main dock

3 - 4' to 8' wide x 30' to 40' long finger docks

Ordinary High Water (OHW) 98' (NVGD 1929)
located 11' from end of concrete walkway

TOP PLAN: FLOATING DOCK

SCALE: 1/8" = 1'-0"

NOTES:
1. ALL EXISTING DIMENSIONS ARE AS SHOWN.
2. CONCRETE BASES ARE APPROXIMATE.

3' wide x 96' floating plastic dinghy dock anchored w/ 2-18 lb Danforth anchors SE end

Floating dock attached to concrete anchor blocks with chain (Typical of 7 Locations)

32' x 20' platform and 8' finger

Lake Champlain
Malletts Bay

SIDE PLAN: FLOATING DOCK

SCALE: 1/8" = 1'-0"

NOTES:
1. ALL EXISTING DIMENSIONS ARE AS SHOWN.
2. CONCRETE BASES ARE APPROXIMATE.

20'

NOTE:

1. Dock dimensions; anchor notes; and OHW added 07/21/2023

MAIN DOCK PLAN AND SIDE VIEW PROPOSAL TO RETAIN PIER, DOCK & MOORINGS

BY: Malletts Bay Boat Club

AT: 662 & 598 West Lakeshore Drive

Colchester, VT

IN: Malletts Bay of Lake Champlain

Date: 07/26/23

Scale: Graphically Shown

DWG. MD-1

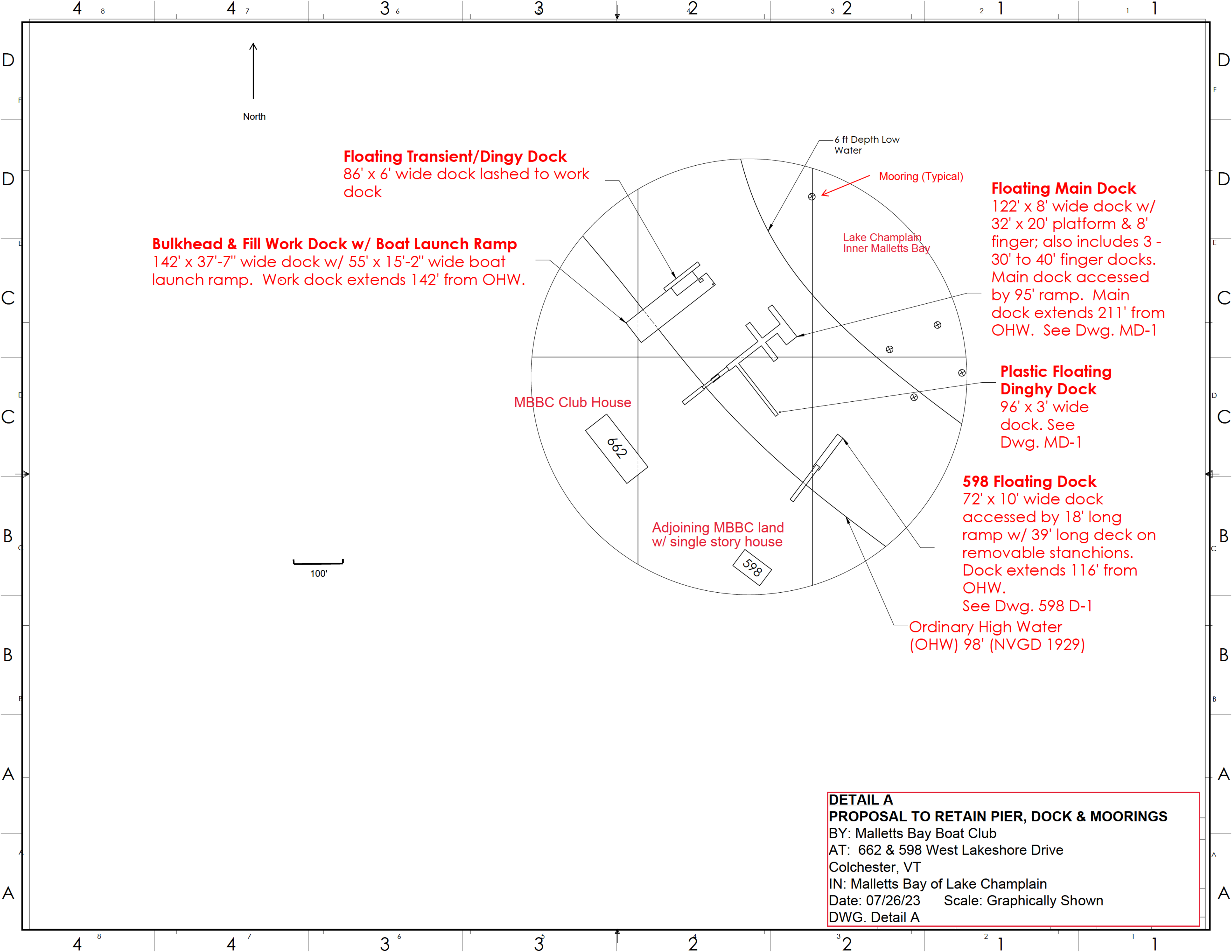
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RoseCAdesign
123 Lakeshore Dr.
Colchester, Vermont 05445

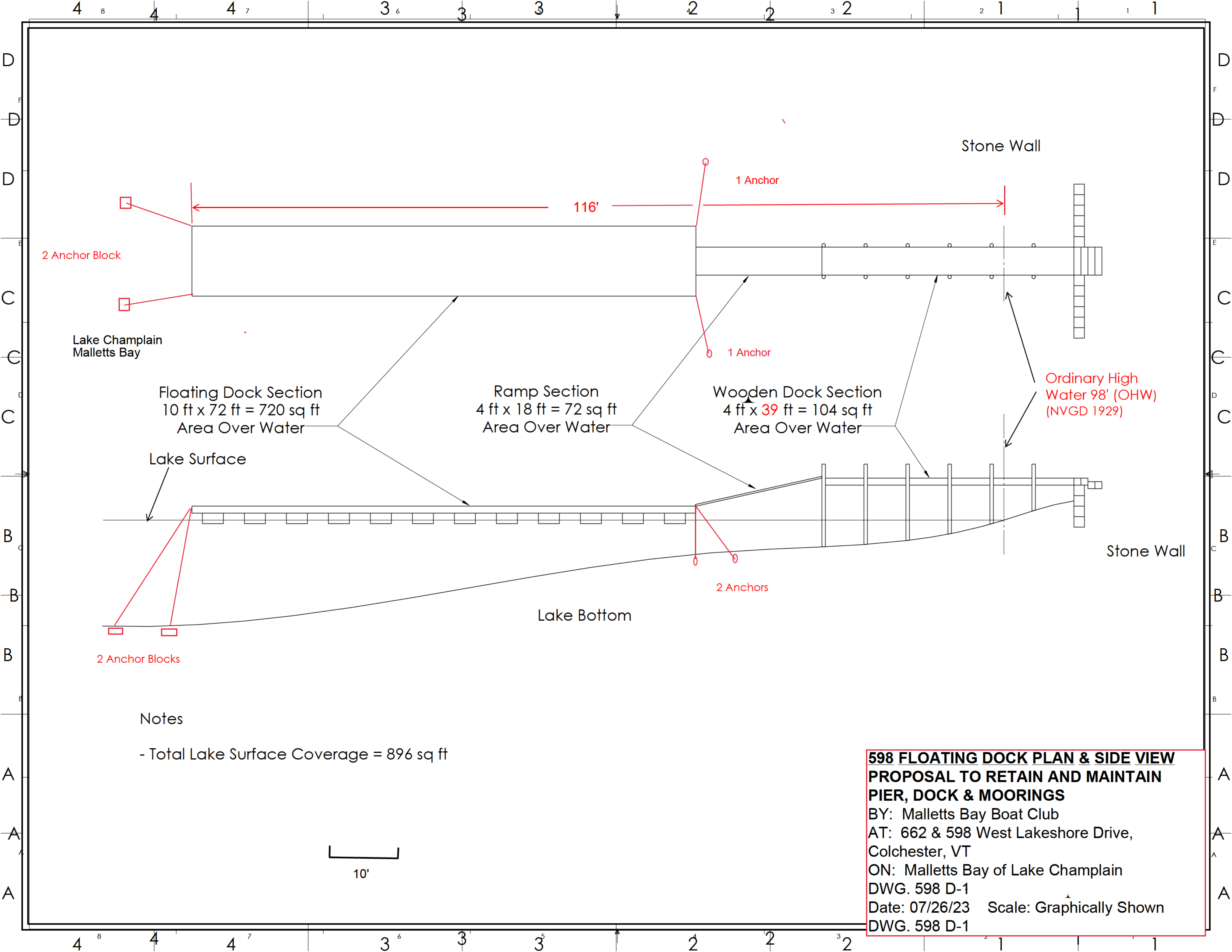
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Client: Colchester, Vermont

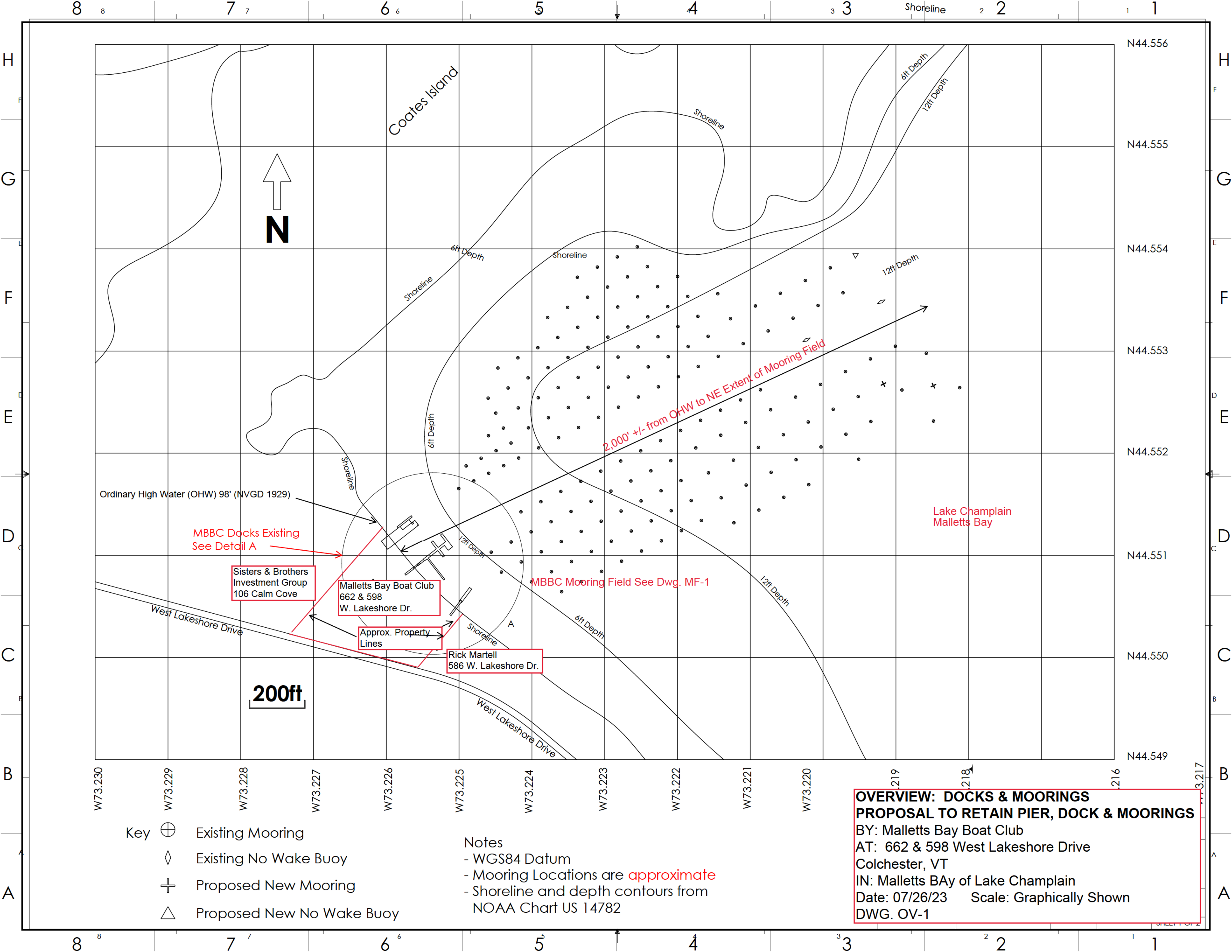
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SCALE: 1/8" = 1'-0"
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CHECKED BY: JMT

439B



DETAIL A
PROPOSAL TO RETAIN PIER, DOCK & MOORINGS
BY: Malletts Bay Boat Club
AT: 662 & 598 West Lakeshore Drive
Colchester, VT
IN: Malletts Bay of Lake Champlain
Date: 07/26/23 Scale: Graphically Shown
DWG. Detail A

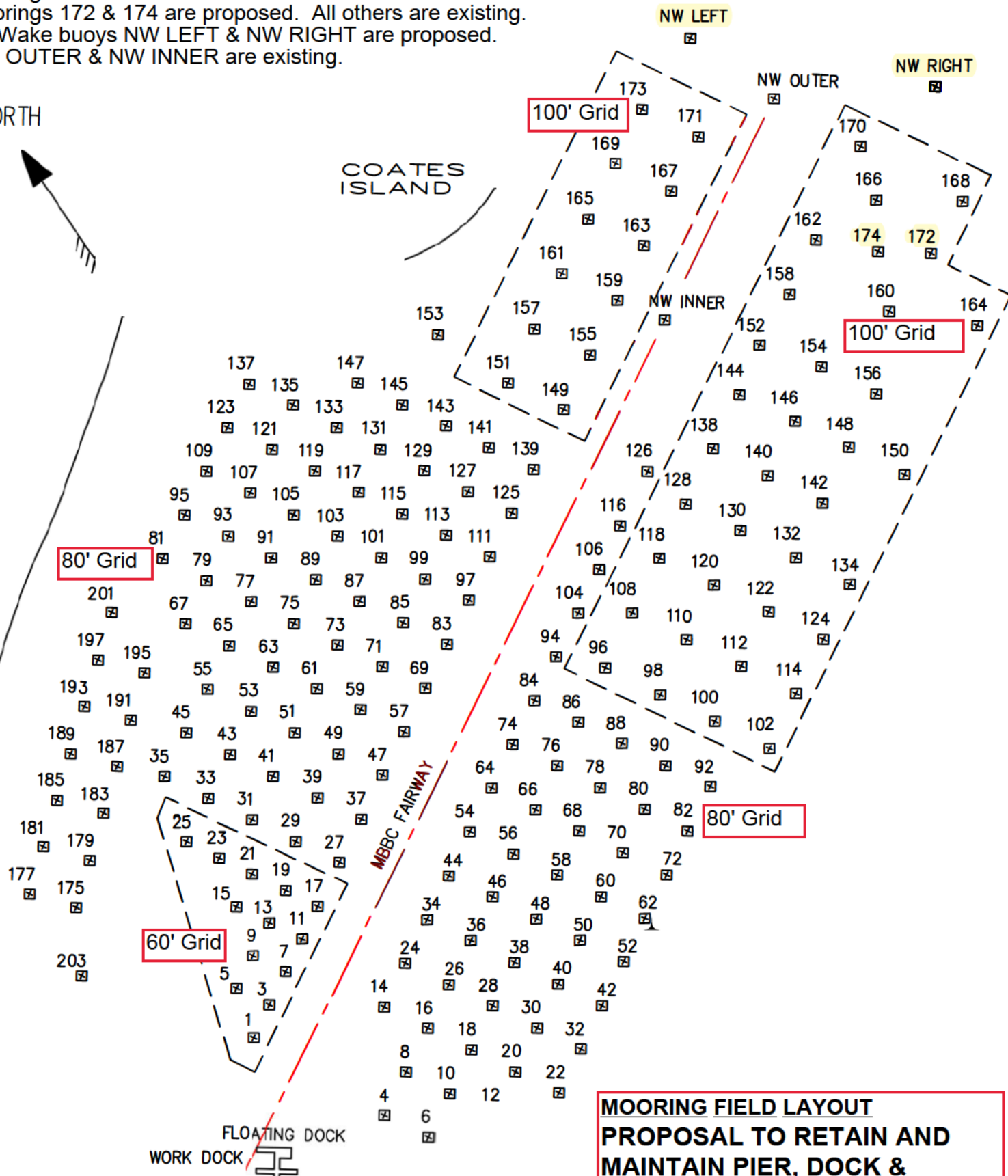




Notes:

1. Mooring locations are schematic.
2. Moorings 172 & 174 are proposed. All others are existing.
3. No Wake buoys NW LEFT & NW RIGHT are proposed.
NW OUTER & NW INNER are existing.

NORTH

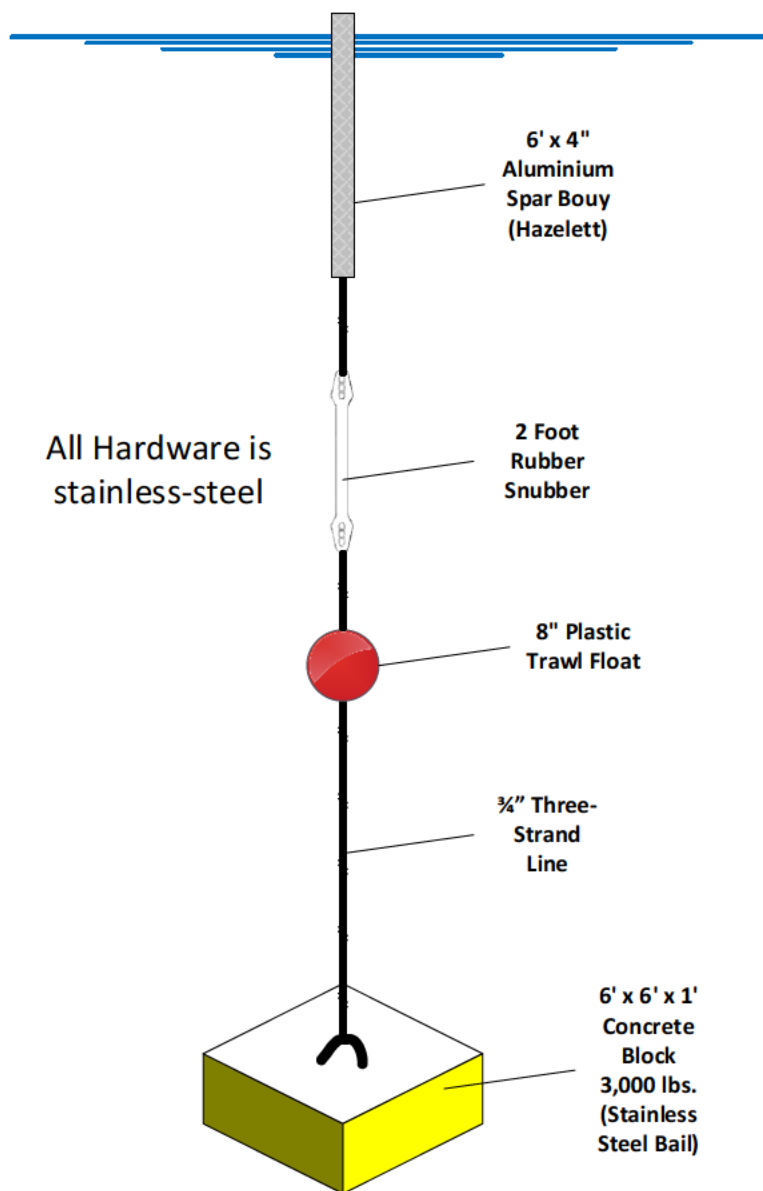


**MOORING FIELD LAYOUT
PROPOSAL TO RETAIN AND
MAINTAIN PIER, DOCK &
MOORINGS**

BY: Malletts Bay Boat Club
AT: 662 & 598 West Lakeshore Drive,
Colchester, VT
ON: Malletts Bay of Lake Champlain
Date: 07/26/23 Scale: NTS
DWG. MF-1

60- and 80-Foot Grid Configuration

Distance between blocks is 60 & 80 feet respectively for boats up to 32 feet LOA



100-Foot Grid Configuration

Distance between blocks is 100 feet for boats from 32 – 40 feet LOA



MOORING SET-UPS FOR 60'/80' & 100' GRIDS **PROPOSAL TO RETAIN AND MAINTAIN PIER, DOCK & MOORINGS**

BY: Malletts Bay Boat Club
AT: 662 & 598 West Lakeshore
Drive, Colchester, VT
ON: Malletts Bay of Lake
Champlain
Date: 07/26/23 Scale: NTS
DWG. MS-1