



**DONALD W. MCINTOSH
ASSOCIATES, INC.**

December 17, 2019
Via E-permit

Nicole Martin
Senior Regulatory Scientist
Division of Regulatory, Engineering and Environmental Services
St. Johns River Water Management District
Maitland Service Center
601 South Lake Destiny Road, Suite 200
Maitland, FL 32751

Re: Hartwood Marsh
Application Number: 158467-1

Dear Nicole,

We are in receipt of your request for additional information sent December 9, 2019 via e-mail and have addressed each of your concerns in our responses below listed. The following information has been provided to supplement our previous submittal.

CIVIL ENGINEERS

LAND PLANNERS

SURVEYORS

- Hartwood Marsh Residential Final Engineering Plans revised December 9, 2019 (partial sheets (Sealed))
- Stormwater Management and Secondary Collection System Calculations revised December 10, 2019 (sealed)
- Environmental Report as prepared by BioTech Consulting, Inc. dated December 10, 2019

Our responses are as follows:

1. Based on the review of the information provided, RAI Comment No. 3 is still incomplete. The environmental report was not updated to include the all the community types identified within the project boundaries and referenced on the submitted Wetland Table. In addition, the wetland table shows that there is a direct impact of 0.02 acre to the surface water. Based on the site inspection, this area contains aquatic vegetation, provides ecological value to fish and wildlife, and is connected to the wetland system on the north end of the site; therefore, the project does not meet 10.2.2.2 and mitigation will be require. Secondary impacts were not addressed in the response. The District must have reasonable assurance that the remaining wetlands and/or buffers will remain undisturbed. Many applicant's propose to install signs along the landward side of the upland buffers every 50-feet or turn in direction whichever is less, and where the buffer backs up to residential lots, then every other lot line. I have included an included an example of a sign below.

2200 Park Ave. North

Winter Park, FL

32789-2355

Fax 407-644-8318

407-644-4068

If the applicant does not wish to install signs, other options to provide the District with reasonable assurance that the remaining wetlands/buffers will remain undisturbed are the installation of fencing or to a conservation easement. All applicable plan and environmental figures, must be revised to clearly demonstrate which method will be used, locations and details.

If the conservation easement is an option, please let me know and I will send you the conservation easement package for all the information and documentation needed to obtain a perpetual recorded conservation easement.



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Please provide the revised environmental report and the mitigation plan to offset the adverse impacts proposed.

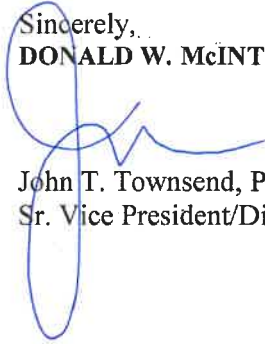
Because of the missing information, the response received on November 15, 2019 is considered a partial. Please provide the missing items no later than December 31, 2019.

Please note that Sandy has not completed her review of the information provided on November 15th and therefore additional comments/questions may follow.

Response: Please see revised environmental report as prepared by Bio-Tech Consulting indicating that conservation signage will be provided as mitigation for the small surface water impact associated with the development. See attached revised construction plans for locations of required conservation signs. Please note that the master stormwater management calculations have been provided to clarify an update to the pre-development basin divides at the southeast corner of the development.

We trust this information comprehensively responds to your Request for Additional Information. Should you need anything further please do not hesitate to contact our office. Thank you for your time on this project.

Sincerely,
DONALD W. McINTOSH ASSOCIATES, INC.


John T. Townsend, P.E.
Sr. Vice President/Director of Engineering

C: Jeff Fuqua
John M. Florio, P.E.

DONALD W. McINTOSH Associates, Inc.

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