

# PUBLIC NOTICE



**US Army Corps  
of Engineers  
Kansas City District**

**Permit No. NWK-2012-1546  
Issue Date: January 14, 2013  
Expiration Date: February 4, 2013**

**21-Day Notice**

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**JOINT PUBLIC NOTICE:** This public notice is issued jointly with the Kansas Department of Health and Environment. The Department of Health and Environment will use the comments to this notice in deciding whether to grant Section 401 water quality certification. Commenter's are requested to furnish a copy of their comments to the Kansas Department of Health and Environment, Bureau of Water - - Watershed Management Section, 1000 SW Jackson Street, Suite 420, Topeka, Kansas 66612-1367.

**APPLICANT:** BK Properties, LLC  
c/o Block Real Estate Services, LLC  
700 West 47<sup>th</sup> Street, Suite 200  
Kansas City, Missouri 64112

**PROJECT LOCATION** (As shown on the attached drawings): The project is located on a parcel of land on the southwest corner of College Boulevard and Renner Boulevard in Johnson County, Kansas. The project is located in USGS Quad OLATHE at Latitude: 38.92383° - Longitude: -94.784274°.

**AUTHORITY:** Section 404 of the Clean Water Act (33 USC 1344)

**ACTIVITY** (As shown on the attached drawings): Proposed: The applicant proposes to construct a new commercial development, the Lenexa Business Centre, near the intersection of College Boulevard and Renner Boulevard in Johnson County, Kansas. Construction of the new commercial development requires fill placement in wetlands (3.04 acres) and an open water pond (0.20 acres) associated with Mill Creek.

**WETLANDS/AQUATIC HABITAT:** The applicant's consultant has provided the following information concerning waters of the United States within the project area, "approximately 3.04 acres of wetlands and 0.20 acres of open water pond exist within project boundary".

**APPLICANT'S STATEMENT OF AVOIDANCE, MINIMIZATION, AND COMPENSATORY MITIGATION FOR UNAVOIDABLE IMPACTS TO AQUATIC RESOURCES:** The applicant has proposed purchasing credits from an approved mitigation bank for unavoidable impacts to jurisdictional waters of the US. In addition, the applicant is proposing the development of 8.6 acres of extended wetland detention basin floor within public benefit conservation corridor protected by local conservation easement.

**ADDITIONAL INFORMATION:** Additional information about this application may be obtained by contacting Michael Daehler at the US Army Corps of Engineers, Kansas City Regulatory Office, 601 East 12<sup>th</sup> Street, Room 402, Kansas City, Missouri 64106 or by phone at 816-389-3211, or by email [Michael.A.Daehler@usace.army.mil](mailto:Michael.A.Daehler@usace.army.mil). All comments to this public notice should be directed to the above address.

**CULTURAL RESOURCES:** Kansas City District will comply with the National Historic Preservation Act of 1966 and 36 CFR 800. We have checked the National Register of Historic Places and the Federal Register and no property listed in the Register or proposed for listing is located in the permit area. This is the extent of our knowledge about historic properties in the permit area at this time. However, we will evaluate input by the State Historic Preservation Officer, Tribal Historic Preservation Officers (or Tribe designated representative) and the public in response to this public notice, and we may conduct or require a reconnaissance survey of the permit area to check for unknown historic properties, if warranted.

**ENDANGERED SPECIES:** In compliance with the Endangered Species Act, a preliminary determination has been made that the described work will not affect species designated as threatened or endangered or adversely affect critical habitat. In order to complete our evaluation of this activity, comments are solicited from the U.S. Fish and Wildlife Service and other interested agencies and individuals.

**FLOODPLAINS:** This activity is being reviewed in accordance with Executive Order 11988, Floodplain Management, which discourages direct or indirect support of floodplain development whenever there is a practicable alternative. By this public notice, comments are requested from individuals and agencies that believe the described work will adversely impact the floodplain.

**WATER QUALITY CERTIFICATION:** Section 401 of the Clean Water Act (33 USC 1341) requires that all discharges of dredged or fill material must be certified by the appropriate state agency as complying with applicable effluent limitations and water quality standards. This public notice serves as an application to the state in which the discharge site is located for certification of the discharge. The discharge must be certified before a Department of the Army permit can be issued. Certification, if issued, expresses the state's opinion that the discharge will not violate applicable water quality standards.

**PUBLIC INTEREST REVIEW:** The decision to issue a permit will be based on an evaluation of the probable impact including the 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 the cumulative effects thereof; among those are conservation, economics, esthetics, general environmental concerns, wetlands, cultural values, 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 and, in general, the needs and welfare of the people. The evaluation of the impact of the activity on the public interest will include application of the guidelines promulgated by the Administrator, Environmental Protection Agency under authority of Section 404(b) of the Clean Water Act (33 USC 1344). 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 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.

**COMMENTS:** This notice is provided to outline details of the above-described activity so this District may consider all pertinent comments prior to determining if issuance of a permit would be in the public interest. Any interested party is invited to submit to this office written facts or objections relative to the activity on or before the public notice expiration date. Comments both favorable and unfavorable will be accepted and made a part of the record and will receive full consideration in determining whether it would be in the public interest to issue the Department of the Army permit. Copies of all comments, including names and addresses of commenters, may be provided to the applicant. Comments should be mailed to the address shown on page 2 of this public notice.

**PUBLIC HEARING:** Any person may request, in writing, prior to the expiration date of this public notice, that a public hearing be held to consider this application. Such requests shall state, with particularity, the reasons for holding a public hearing.



0 0.1 0.2 0.4 Miles

**NWK-2012-1546**

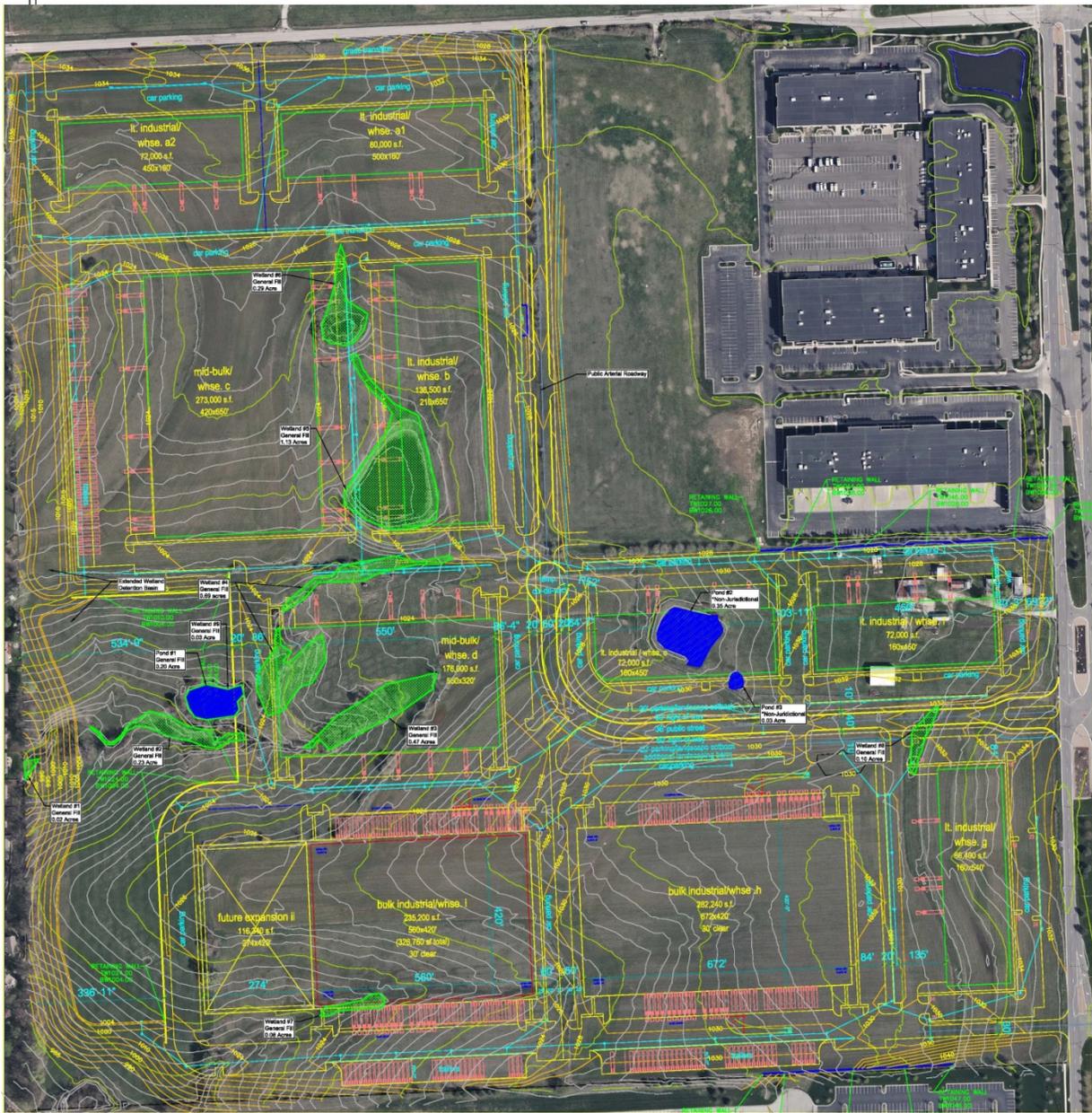
Kansas City Regulatory Office



US Army Corps of Engineers  
Kansas City District

Disclaimer: Data displayed on this map are approximations derived from GIS layers and should not be used in place of survey data or legal land descriptions.

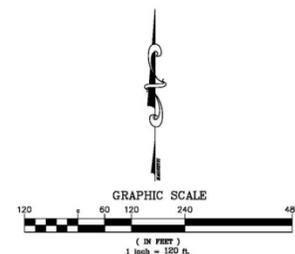
APPLICATION NO. NWK-2012-1546  
BK PROPERTIES, LLC  
COMMERCIAL DEVELOPMENT  
MILL CREEK  
JOHNSON COUNTY, KANSAS  
SHEET 1 OF 3  
DATED 14 JANUARY 2013



NE 1/4, Section 18, T13S, R24E  
 Latitude 38.923583° Longitude -94.784274°  
 Lenexa, Johnson County, Kansas  
 133.89 Acres

Type of Impact		Type of Impact	
Jurisdictional U.S. Waters/Type	General Fill	Jurisdictional U.S. Waters/Type	General Fill
Pond/Open Water #1	0.2 acre	Wetland #1	0.02 acre
<b>Total</b>	<b>0.2 acre</b>	Wetland #2	0.23 acre
		Wetland #3	0.47 acre
		Wetland #4	0.69 acre
		Wetland #5	1.13 acres
		Wetland #6	0.29 acre
		Wetland #7	0.08 acre
		Wetland #8	0.10 acre
		Wetland #9	0.03 acre
		<b>Total</b>	<b>3.04 acres</b>

\* - Non-Jurisdictional water per Preliminary Jurisdictional Determination Permit #2012-1546



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 COMMERCIAL DEVELOPMENT  
 MILL CREEK  
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 SHEET 2 OF 3  
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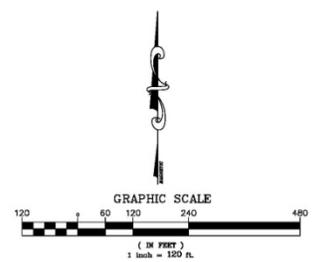


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