



US Army Corps
of Engineers.

SAN FRANCISCO DISTRICT

PUBLIC NOTICE

NUMBER: 27645N

DATE: January 19, 2004

RESPONSE REQUIRED BY: February 19, 2004

Regulatory Branch
333 Market Street

DESMOND MITIGATION BANK

San Francisco, CA 94105-2197

PERMIT MANAGER: John Knudsen Phone: 415-977-8437/E-mail: jknudsen@spd.usace.army.mil

1. INTRODUCTION: Mr. Christopher Desmond (Contact: Mr. Charlie Patterson at 925-938-5263) has proposed to construct a wetland mitigation Bank, the Desmond Bank, on a 60-acre parcel of land located approximately 3 miles southwest of Santa Rosa, Sonoma County, California at 9800 Llano Road (Assessor Parcel Number 062-024-033). Mr. Desmond is the owner of the parcel. The site is bisected by Hessel Creek which a tributary to the Laguna de Santa Rosa. Scattered rural residential housing exists to the west. The Laguna de Santa Rosa and Laguna Waste Water Treatment Plant border the site to the north, Llano Road to the east, and California State Highway 116 to the south. A residence and a dog kennel with training facilities have been constructed on an elevated upland topographical feature midway along the eastern parcel boundary near Llano Road. These features would be excluded from the Bank. Approximately 49 acres of the 60-acre parcel would be preserved as the Bank. No discharge of dredged or fill material into waters of the United States, including wetlands, would occur during construction of Bank's wetlands. Possessors of wetland fill authorizations pursuant to the provisions of Section 404 of the Clean Water Act (33 U.S.C. 1344) could satisfy a portion or all of their mitigation requirements at the Bank.

2. PROJECT DESCRIPTION: Wetlands currently found on the parcel total approximately 8.3 acres of high quality vernal pool and swale habitat (Figure 4). These wetland areas would be preserved. The proponent would construct approximately 9.0 acres of additional seasonal wetlands on upland soils on the parcel (Figure 5). The preserved and constructed wetlands would be sold to mitigate for projects that have been or would be constructed on the Santa Rosa Plain as a condition for a Department of the Army, a U.S. Fish and Wildlife Service, a California

Department of Fish and Game, or other permit. The Bank would be administered pursuant to a Bank Enabling Instrument between Mr. Christopher Desmond, the U.S. Army Corps of Engineers, the U.S. Fish and Wildlife Service, the U.S. Environmental Protection Agency, the California Department of Fish and Game, and the North Coast Regional Water Quality Control Board.

Dominant plant species observed in the existing wetland swales and pools on the parcel include rye grass (*Lolium* sp), Mediterranean barley (*Hordeum hystrix*), and scattered patches of brown-head rush (*Juncus phaeocephalus*). Other plant species observed in the wetlands on the parcel include semaphore grass (*Pleuropogon californicus*), slender rush (*Juncus bufonius*), common downingia (*Downingia concolor*), coyote thistle (*Eryngium aristulatum*), popcornflower (*Plagiobothrys bracteatus*), and curly dock (*Rumex crispus*).

Sebastopol meadowfoam (*Limnanthes vinculans*) is the dominant plant species along the margins of several existing vernal pools. It is also found in several wetland regions elsewhere on the parcel. This species is a federally listed endangered plant. The wetlands supporting the endangered plants would not be impacted by construction of the Bank project. The wetlands constructed on the site could be expected to provide additional habitat for this and potentially other endangered plant species. Existing wetlands would not be filled during construction of the new wetlands.

The Bank's credits would be sold to mitigate for wetlands that would be filled by applicants seeking permits to construct residential or commercial projects in the area. The Bank would service the

central and southern regions of the Santa Rosa Plain (Figure 6).

Long term monitoring and management of the Bank would initially be the responsibility of Mr. Christopher Desmond. At the conclusion of the five-year monitoring period and successful attainment of Bank performance criteria, the Bank would be deeded to either the California Department of Fish and Game or another agency approved public trust entity. An endowment fund for the long-term monitoring, maintenance, and management of the Bank would be established. The wetland habitat values of the site are anticipated to increase with the construction of new wetlands.

3. FOR MORE INFORMATION: Additional details may be obtained by contacting the proponent whose address is indicated in the first paragraph of this notice, or by contacting John Knudsen of our office at telephone 415-977-8437 or by email at jknudsen@spd.usace.army.mil. Details on any changes of a minor nature which are made in the final mitigation Bank documents would be provided on request.

The detailed construction and management plan for the Bank may be reviewed at our San Francisco office.