

COASTAL CONSTRUCTION CONTROL LINE TEMPORARY ARMORING IN ST. JOHNS COUNTY



To expedite hurricane recovery and response following Hurricane Irma, the Department has issued Emergency Final Orders (EFOs) that provided terms and conditions to reduce the regulatory permitting burden to impacted communities and homeowners. This guidance document provides property owners and local governments with an overview of temporary armoring options and instructions to receive an expedited temporary coastal armoring permit. For specific questions related to temporary armoring, please contact the Department at 850-245-8336.

Temporary Armoring Under the Emergency Final Orders

- The Department's original Hurricane Irma [Emergency Final Order](#), OGC No. 17-0989, provides that local governments can issue permits to homeowners for temporary armoring. That Order further provides that if temporary armoring is to be maintained permanently, then the owner must seek a permit from the Department to keep it in place.
- The Department issued an Emergency Final Order (EFO) for **Additional Protective Measures for Major Structures in St. John County** ([OGC Nos. 17-1001](#) and [17-0989](#)), which has been amended and extended to November 3, 2017. The EFO waives the following rules:
 - The requirement that structure must be "eligible" in order to apply for a coastal armoring permit;
 - Permit application fees; and
 - Written evidence from the local government that the activity does not contravene local setback provisions is not required for DEP to issue a temporary armoring permit; however, the applicant must still ensure that it meets those setbacks.
- The Florida Fish and Wildlife Conservation Commission has provided the [FWC Guidelines for coastal construction during marine turtle nesting season](#), that will allow for activities to proceed on the beach during turtle nesting season if certain conditions are met. The construction of coastal armoring in St. Johns County is authorized in the [FWC Guidelines for Supplemental EFO in St. Johns County](#).

What are the options for temporary armoring?

- The type of temporary protective measure must be the minimum required to protect residences and public infrastructure from imminent collapse. Construction debris **is not** to be used as part of installation, nor is any debris resulting from the storm event to be buried.
- One or a combination of, the following protective measures may be authorized:
 - Placing sandbags, filled with upland beach compatible material, to create a temporary barrier seaward of threatened residence or public infrastructure.
 - Wooden retaining walls, cantilever sheet pile walls, or similar structures seaward of the threatened building.

What criteria must the temporary armoring meet?

All temporary protective measures shall be installed in a manner that minimizes adverse impacts to the coastal system native vegetation, and adjacent properties. The temporary protective measures shall be sited at, or landward of the dune escarpment and, as close to a threatened residence or public

infrastructure as practicable. In addition to the above, other factors that will influence the location include:

- The type of protective material(s) to be used;
- Construction methods;
- Site topography;
- Severity of erosion threat;
- Distance to and height of the post-storm dune escarpment;
- Proximity of structures on adjacent properties to the proposed protective measure;
- Presence/absence of sea turtle nesting habitat and/or marked nests; and
- Other site-specific conditions.

Generally, the temporary armoring should be sited no farther than **15 feet** from the seaward most foundation corner of a threatened building (See figures 1 and 2).

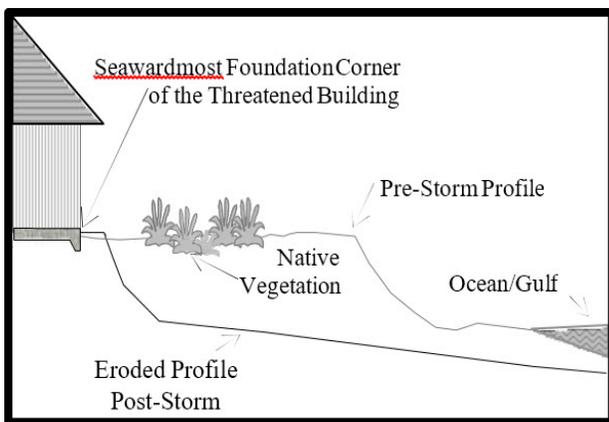


Figure 1 - Pre and Post-Storm Profiles

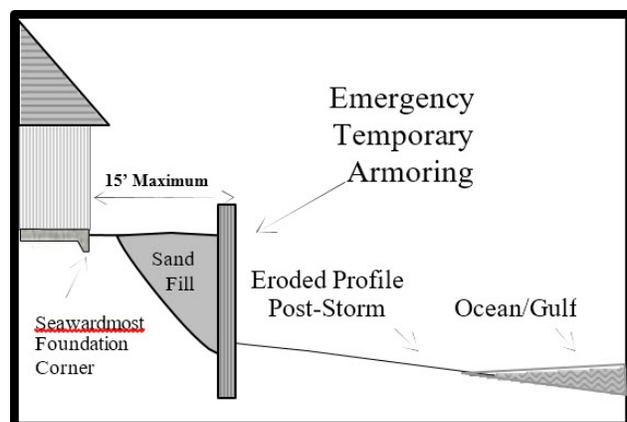


Figure 2 - Temporary Armoring Location

How do I apply for a temporary armoring permit?

- Property owners must submit a complete application to DEP. The application can be found at: [Emergency Permit Application](#)
 - NOTE: Item 5 of the Emergency Permit Application is waived under the EFO (OGC No. 17-0989)
- Submit the completed application to CCCL@dep.state.fl.us.
- The following **MUST** be included for your application to be processed:
 - Sufficient evidence of ownership and a legal description of the property (Recorded warranty deeds are preferred).
 - The most recent copy of a survey of the subject property.
 - Construction plans.
 - Cross-sections.
 - An anticipated construction schedule.
 - The permit number or a copy of a previous Department CCCL permit for work on the property, if any.
 - Photograph(s) or other supporting documents