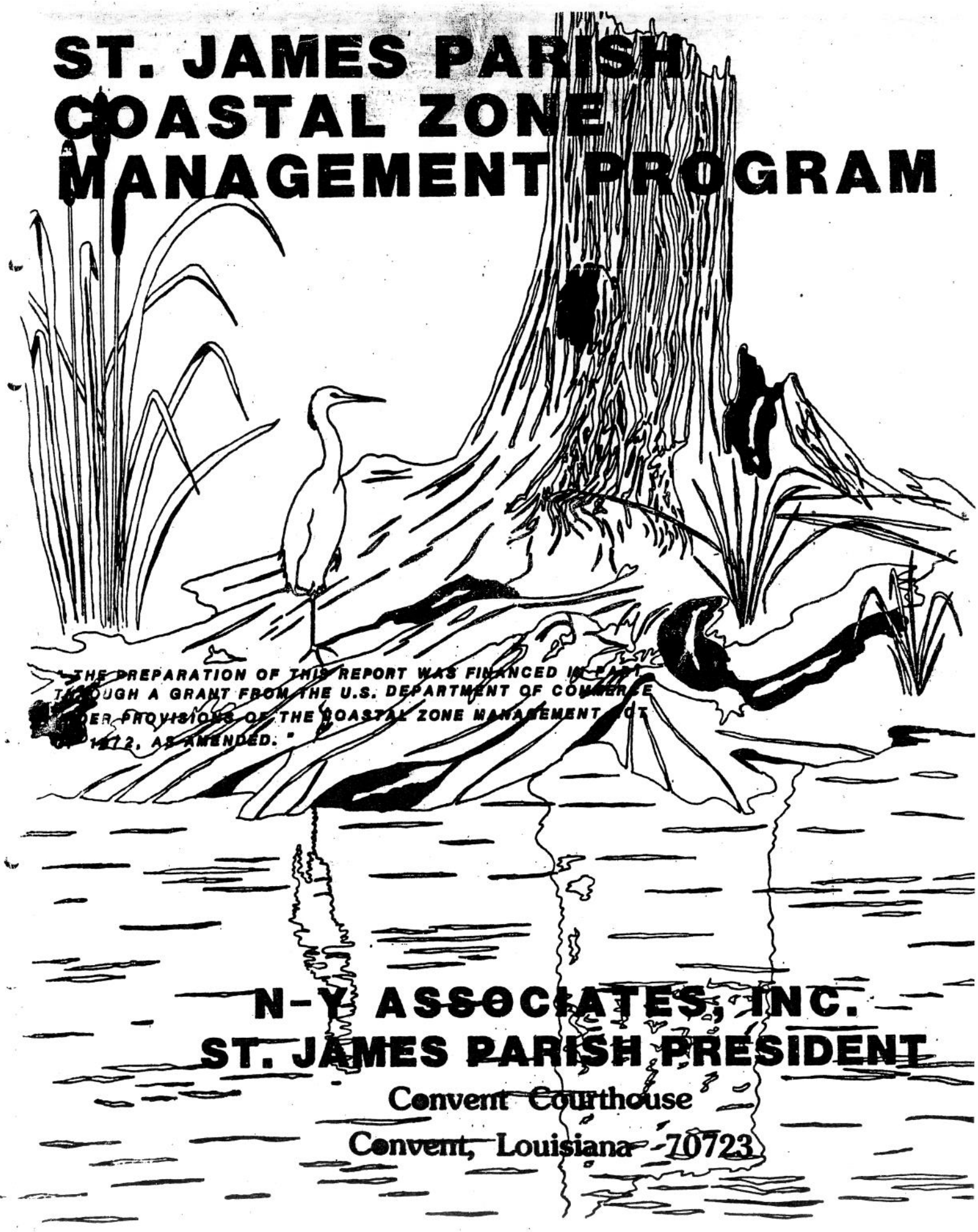
# ST. JAMES PARISH COASTAL ZONE MANAGEMENT PROGRAM



"THE PREPARATION OF THIS REPORT WAS FINANCED IN PART THROUGH A GRANT FROM THE U.S. DEPARTMENT OF COMMERCE UNDER PROVISIONS OF THE COASTAL ZONE MANAGEMENT ACT OF 1972, AS AMENDED."

N-Y ASSOCIATES, INC.

ST. JAMES PARISH PRESIDENT

Convent Courthouse

Convent, Louisiana 70723

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## SUMMARY

The St. James Parish Coastal Zone Management Committee (CZMAC) has developed the goals and policies of the parish coastal zone management program during the past six years. At the same time, the state program was being developed and revised. The modification of the state coastal boundary resulted in the removal of the west bank of St. James Parish from the coastal zone. The west bank was reinstated at a later date. The entire parish is now included in the state coastal zone.

A prioritized list of problems was identified by the CZMAC and is presented in Figure 2.3. Ten of the eleven problems are directly related to development and its impact on natural habitat. In order to address these problems, the following goals have been established for the parish CZM program.

1) To protect, develop, and where feasible, restore or enhance the resources of the parish's coastal zone.

2) To support and encourage multiple use of coastal resources consistent with the maintenance and enhancement of renewable resource management and productivity, the need to provide for adequate economic growth and development, and the minimization of adverse effects of one resource use upon another without imposing any undue restriction on any user.

3) To employ procedures and practices that resolve conflicts among competing uses within the coastal zone in accordance with the purpose of this ordinance and simplify administrative procedures.

4) To develop and implement a coastal resources management program which is based on consideration of our resources, the environment, the needs of the people of the state, the nation, and the local government.

5) To enhance opportunities for the use and enjoyment of the recreational values of the coastal zone.

6) To express certain regulatory and non-regulatory policies for the coastal zone management program. Regulatory policies are to form a basis for administrative decisions to approve or disapprove activities only to the extent that such policies are contained in the articles of the ordinance.

7) To develop and implement a reasonable and equitable coastal resources management program with sufficient expertise, technical proficiency, and legal authority to enable St. James Parish to determine the future course of development and conservation of the coastal zone.

The parish is divided into seven management units. There are two general environmental categories: alluvial ridge units and swamp units. While

differing in specific details, units exhibit similar characteristics within each category. Alluvial ridge units are those lands located on the natural levees of the Mississippi River. The swamp units are the interdistributary drainage basins, or back swamps, sloping away from the natural levees. Problems inherent in each unit have been delineated by the CZMAC (see Table 2.1). Policies for management of the management units were developed by the CZMAC and are presented in Figure 2.7.

Major resource/use conflicts in St. James Parish are the exploration and development of wetland areas for oil and gas, and the absorption of agricultural land into industrial development. The policies for the different management units address these major issues and set forth guidelines by which to regulate, not prohibit, such activities.

Several particular areas have been designated in the parish: 5 Indian mounds, the Blind River Natural and Scenic River, the St. James Boat Club Area and the batture of the Mississippi River. Special management policies for these areas have been developed by the CZMAC. Additionally, one of the two Special Areas designated in the State CZM Act, the Louisiana Offshore Oil Port (LOOP), pipeline terminates on the west bank of St. James Parish. The state CZM Act sets forth procedures for the special management of these areas.

Areas requiring coastal use permits in St. James Parish include all swamps, fresh marshes, brackish marshes and all bottom-land hardwood areas subject to frequent flooding. Activity on areas generally not requiring permits include all urbanized areas, fastlands, agricultural land, land used for silviculture (excluding swamps) and aquaculture, all areas with an elevation greater than 5 feet MSL, and land already developed below the 5 foot contour but with no protective levee.

The CZMAC has adopted the Coastal Zone Resources Management Ordinance for regulation of coastal areas in St. James Parish (see Section 2.11). The Office of the Parish President will administer the ordinance and issue permits under the direction of the Parish Council. The CZMAC will be composed of nine (9) members and act in a review capacity. The duties of the CZMAC are to review and comment on rules and regulations relative to coastal resource management, permit applications which do not conform to the permit criteria provided to the Office of the President, and modifications to the parish Coastal Zone Resources Management Ordinance. The Office of the President has the authority to issue, deny or modify permits and to inspect and/or investigate conditions relating to the parish Coastal Zone Resources Management Ordinance. It is the duty of the Parish President to enforce the ordinance.

The procedure for applying for a coastal zone development permit is as follows:

1. All applications are made on form(s) prescribed by the U. S. Army Corps of Engineers as the standard permit form and submitted to the Office of the President at the St. James Parish Courthouse in Convent or the State of Louisiana Coastal Resources Management Office.

2. All applications are accompanied by a fee, maps of the property, plans for the proposed project, a summary of all other permits applied for, description of any water course or natural drainage to be altered, and a detailed description of any dredging (see Article 6, Section 2 for specific details). The Council or Parish President may also request additional information when the action is determined to be a major action significantly affecting the quality of the environment. Such additional information will be at the applicant's expense.

3. Within 10 days of receipt of any application for a development permit, the Office of the President shall publish notice of such application in the official journal of the parish. The notice will state that public comments may be made to the CZMAC within 25 days of publication.

4. The Office of the President will determine within two days if the proposed development is of state of local concern and forward copies of the completed application to the administrator.

5. If the proposed development is of <u>state</u> concern the CZMAC and the Parish Council will be notified and will provide comments and a recommendation to the state agency issuing the permit.

6. If the proposed development is determined to be of <u>local</u> concern, the Parish President will issue the permit if it falls within the guidelines set forth by the Council. If the proposed development does not fall within the set guidelines, the Parish President will forward the application to the CZMAC for their review and evaluation. The findings of the CZMAC shall be forwarded to the Parish President"s office where the permit shall be issued or denied.

7. A public hearing will be held on a permit application if the CZMAC determines it would assist the committee in making its recommendations to the Parish President, if anyone residing in the parish makes a written request during the comment period, or if the Council determines it would assist the Council in making a decision to grant or deny a permit.

8. The Office of the Parish President will make a decision

to grant, deny or grant with modifications the development permit within 30 days from the giving of Public Notice or within 15 days after the closing of a record of a Public Hearing.

9. A development permit is valid for two years from date of issuance and can be renewed by the CZMAC.

10. Any interested person may appeal the decision of the Office of the President to issue or deny a permit to the St. James Parish CZMAC with the next appeal through the St. James Parish Council. Appeals must be filed in writing within ten days of the publication of the previous permit decision.

11. The appeal hearing will be held within 15 days of the date of receipt of the appeal and notice of the appeal hearing will be given publication in the official journal of the parish prior to the hearing.

12. The CZMAC will make a decision to grant or deny an appeal within ten days of the appeal hearing and notice of the decision will be made by publication in the official journal. The same procedure applies when the decision is appealed to the Council.

13. Final decisions by the Council are subjected to reconsideration by the Secretary of the Department of Natural Resources as prescribed by Act 408 of the 1984 legislature. The applicant, local governing body or an affected person who has taken a substantial role in the administrative appeal is entitled to Secretary review as prescribed under Act 408.

14. A permit may be revoked for non-compliance, violation of the requirements of the permit or violation of the St. James Parish Coastal Resources Management Ordinance.

# PART 1

# BACKGROUND

## 1.1 HISTORY OF ST. JAMES PARISH

St. James Parish was one of the original 29 parishes created in 1807 by the Orleans Territorial Legislature. Originally, with Ascension Parish, it formed the "Comet' D' Acadia," the County of Acadia. The area was also commonly known as the First and Second Acadian Coasts (Bourgeois, 1957).

When the first white settlers arrived, Indian tribes living in the area included the Muskhogean (in particular, the Houmas Indians) and Chitimacha groups. In the 1769 French Census of the Acadian Coast, individuals of several tribes are listed including the Tensa, Chitimacha, Pahana, Alibamu and Houmas(Bourgeois, 1957).

The first colonists in St. James were French settlers, moving up river from New Orleans. Others were French-Canadians from Illinois Territory. Among them was Jacques Cantrelle, who moved from Natchez to New Orleans in 1720 and then to his indigo plantation, "Cabahannocer, "1 in St. James in the year 1764 or 1765. Cantrelle donated the site at the present community of St. James for the first church, St. Jacques. It is this St. Jacques (or St. James) Church that gave the parish its name (Bourgeois, 1957).

1 A Choctaw Indian word meaning "mallard's roost" or "duck's hut." (Bourgeois: 1957:9)

Acadians were also among the earliest settlers. Some are known to have lived in St. James by at least 1756. By 1767, there were two small Acadian villages located on the Acadian Coast. Lower Vacherie was originally settled by Germans from the Lac Des Allemands region of the "German Coast." The Germans were assimilated into the French and Acadian population, though many of their surnames have survived (Bourgeois, 1957).

Although experiencing a recent decline in economic importance, sugarcane was the predominant crop in St. James Parish for generations. Historic and present-day plantations found on both sides of the Mississippi River include the more well-known Oak Alley, Nita, Bagatelle, Bon Secour, Armant, Welham, Valcour Aime, White Hall, Union, Uncle Sam, Helvetia and Golden Star.

Two incorporated municipalities are located in the parish, Gramercy and Lutcher. Gramercy, incorporated in 1947, was named for Gramercy Park in New York by Mr. Spellman of Colonial Sugars. Incorporated in 1890, Lutcher is named for the founder of the sawmill the town grew around. The parish seat is located on the east bank near the old Sacred Heart Convent, thus the name Convent. Other large unincorporated

communities included St. James, Vacherie and Lower Vacherie (Bourgeois, 1957; and Martin, 1958 and 1960).

St. James Parish is governed by a parish president and seven councilmen. The president is elected at-large with councilmen elected one from each of seven districts, each serving four years. The president's office constitutes the administrative branch of government. The parish established a home rule charter in 1980.

In 1975 the total assessed value of the parish was $43,396,460 and in 1977 the value was $49,067,880. Parish and local taxes totaled $2,520,293 in 1975 and $3,004,767 in 1977 (Louisiana Tax Commission, 1976; and Bourgeois, 1978).

## 1.2 GEOGRAPHIC SETTING

St. James Parish is divided by the Mississippi River, forming the east bank and west bank. Natural levees of the Mississippi slope away from the river to interdistributary swamps on both sides. On the east bank, the levees and swamps drain through the St. James Parish Canal through Blind and New River to Lake Maurepas. Bayous Citamon and Chevreuil drain the west bank levees and swamps, entering into Lac Des Allemands. The parish is divided almost equally between swamp and levee lands. Of a total 165,760 acres, over half is wetland. This is summarized in Table 1.1. In square miles, 144 of 259 square miles are wetlands (Louisiana State Department of Health, 1972: Appendix A-1). Marshes are generally fresh.

Major man-made channels include the two 40-arpent drainage canals on either side of the river, both called St. James Parish Canal.

TABLE 1.1

DISTRIBUTION OF LAND AREA IN ST. JAMES PARISH

| | Acres |
|---|---|
| Water Area | 7,216 |
| Marshland | 951 |
| Forest Land1 | 88,500 |
| Agricultural Land | 53,138 |
| Urban Land | 2,390 |
| Transportation Land | 1,717 |
| Unaccounted Area | 14,848 |
| TOTAL LAND AREA | 165,760 |

1 An examination of "Swamp Land Changes 1960 to 2000," p. 18-10, shows 84,000 acres of swamp in 1960 for St. James. Assuming that swamplands are included in "Forest Lands," this leaves 92,167 acres of wetlands including water area, marshland and swamp.

SOURCE: Louisiana Department of Public Works (no date, 2-3).

## 1.3 SOCIO-ECONOMIC INDICATORS

### 1.3.1 Population Trends

The population of St. James Parish has increased during the last four decades to a current estimated population which is 39% greater than the 1950 population (see Table 1.2).

The majority of the population growth has occurred on the east bank of the Mississippi River, although west bank increases have been steady. It is assumed that the west bank population will continue to constitute a smaller percentage of the parish total. However, the population gap will likely decrease with the increases in west bank population resulting from the opening up of the west bank when LA 3127 (major east-west highway) and the new Mississippi River Bridge at Gramercy are completed.

There are several reasons for the population disparity. Improved transportation has allowed the bulk of the manufacturing and residential growth to occur on the east bank, whereas the River Road (LA Route 18), which is still the only major thoroughfare on the west bank, is incapable of handling much growth. Secondly, post war non-white, out-migration, present throughout the rural south, has occurred on the agriculturally-oriented west bank. Additionally, available tracts of land on the west bank have

been absorbed into industrial use rather than residential development because of the prime location for industrial development and the lack of public services to encourage residential use.

Population increases throughout the parish have occurred predominantly near existing communities: Lutcher and Gramercy on the east bank and South Vacherie on the west bank. These areas have grown as their importance as local service centers have increased. Other areas of the parish have remained stable or increased only slightly in population.

Concurrent with population growth, the parish has changed in characteristics (see Table 1.3). The parish has become increasingly urban, and the population is wealthier and more educated than previously. These changes in population characteristics indicate that the recent economic transition from agriculture to industry, begun in earlier decades and manifest in the last five years, is leading to an overall higher standard of living in St. James Parish.

TABLE 1.2

POPULATION OF ST. JAMES PARISH

1950 - 1980

| Year | Total Population | % Increase |
|---|---|---|
| 1950 | 15,334 | --- |
| 1960 | 18,369 | 20% |
| 1970 | 19,733 | 7% |
| 19801 | 21,365 | 8% |

1 1980 Census figure revised upward by 2% based on recommendation from St. James Parish.

SOURCE: U. S. Department of Commerce, Bureau of the Census.

### 1.3.2 Population Projections

Population projections for St. James Parish are available from various sources: the University of New Orleans Projections to the year 2000, the 1978 Coastal Zone Management Program Report (prepared for the St. James Parish EPA 201 Plan), and, the Location and Feasibility Study for a Proposed Mississippi River Bridge in St. James/ St. John the Baptist Parishes. Release of the 1980 preliminary census counts provides documentation by which to review each series of projections. The official preliminary census count for St. James Parish, 20,946, is considered by the parish administration to be low by approximately 2%. At the writing of this report, official revisions by the U. S. Census Bureau are pending and, therefore, a revised 1980 count of 21,365, including the additional 2%, is utilized as the figure by which to judge the accuracy of the various population projections.

In examining the population projections prepared by the University of New Orleans, which have been considered conservative since their release, the revised 1980 count is found to exceed the 1980, 1990 and 2000 population projections. Therefore, these projections for St. James are discounted.

The projections prepared in 1976 for the St. James

TABLE 1.3

POPULATION CHARACTERISTICS OF ST. JAMES PARISH

1960 - 1970

| | Percent Urban | Median School Years Completed | Median Family Income | Median Age |
|---|---|---|---|---|
| 1960 | 17.6 | 7.1 | $ 3,659 | 19.8 |
| 1970 | 32.8 | 9.4 | $ 8,049 | 20.6 |

SOURCE: U. S. Department of Commerce, Bureau of the Census.

Parish EPA 201 Plan estimate the 1980 population to be 25,600, or 4,235 greater than the 1980 revised count. The 1990 population is estimated to be 30,320. These projections appear to be rather high since such an increase would mean growth of 8,955 or 42% in the parish from 1980 to 1990, which is highly unlikely. These projections, too, are considered implausible.

The projections from the Location and Feasibility Study for a Proposed Mississippi River Bridge St. James/St. John the Baptist Parishes, although low in 1980 by 1465, since the University of New Orleans projections were used for that particular year, show steady and more reasonable increases for 1990 and 2000. The total increase between 1980 and 2000 using the revised count is 5160, or 24%. This increase is more in keeping with those increases shown over the past three decades (see Table 1.2) and should therefore be utilized by St. James Parish for planning purposes. The projections are presented in Table 1.4.

### 1.3.3 Economic Analysis

Since the arrival of petrochemical industries along the Mississippi River, the economy of St. James Parish has begun to shift from agriculture to industry as the major source of employment. Abundant natural resources; accessibility to major land, rail and water transportation;

availability of large tracts of land; a large, flexible labor market; cooperative local government authorities; and, tax incentives have all played a role in attracting new industries to St. James Parish and the River Parish Area.

In recent years, industrial investment in St. James, St. John the Baptist and St. Charles Parishes has totaled over $1.5 billion in new and expanding facilities creating more than 5,500 permanent jobs. These three parishes account for almost 30 percent of Louisiana's petroleum refining capacity and over 57 percent of its industrial development. Market pressures (the decline of sugarcane supports and increased production costs have seriously reduced profit margins) and industrial land requirements have been the main causes for the shift away from agriculture.

Employment by industry for St. James Parish in 1976 is presented in Table 1.5, which follows. The major employment sector is manufacturing, with the majority devoted to petroleum. Approximately eight percent of the reported employment is in agriculture; almost 46 percent is in industry.

TABLE 1.4

POPULATION PROJECTIONS
ST. JAMES PARISH
1980 - 2000

| Year | Population | Increase | |
|---|---|---|---|
| | | Number | % |
| 1980[1] | 21,365 | | |
| 1990[2] | 24,750 | 3,385 | 16 |
| 2000[2] | 26,750 | 2,000 | 8 |

[1] Revised 1980 count.

[2] Draft Environmental Impact Statement for Mississippi River Bridge, Gramercy-Wallace, St. James/St. John the Baptist Parish, Louisiana; Harris and Varisco Consulting Engineers (1980).

SOURCE: Compiled by N-Y Associates, Inc.

petrochemical capacity.[1] The 1975 average weekly wage for workers in St. James Parish was $261.59, one of the highest in the state and higher than the state average of $181.21.[2]

Agriculture, formerly the dominant economic activity in St. James Parish, has declined as an employment source with the increase in

[1] Location and Feasibility Study for a Proposed Mississippi River Bridge in St. James/St. John the Baptist Parishes, Modjeski and Masters, Consulting Engineers for the Louisiana Department of Transportation and Development, 1979.

[2] Louisiana Department of Employment Security, 1976.

TABLE 1.5

EMPLOYMENT BY INDUSTRY, 1976

ST. JAMES PARISH

| INDUSTRY | EMPLOYMENT |
|---|---|
| Agriculture | 550 |
| Manufacturing | 3,000 |
| Agricultural | 900 |
| Petroleum | 1,600 |
| Metal and Non-petroleum | 500 |
| Navigation | 175 |
| Seafood | 50 |
| Mining | 50 |
| Construction | 475 |
| Transportation, Communication and Public Facilities | 175 |
| Trade | 675 |
| Finance, Insurance, and Real Estate | 100 |
| Service and Miscellaneous | 275 |
| Government | 1,075 |

SOURCE: Louisiana Department of Employment Security, 1976.

The decline in the importance of agriculture can be expected to continue as industrial activity increases. Coal handling facilities are the newest type of industry to begin locating in St. James Parish as the nation switches to the use of coal rather than costly oil as an energy source. Several coal facilities are already planned for the parish. Coming to St. James for basically the same reasons as the petrochemical industries, the coal companies will significantly contribute to the industrialization of the parish. Additionally, service businesses will realize increased growth. The decline in agriculture and loss of farm acreage in St. James Parish is illustrated in Table 1.6. The value of farm products has increased, however.

TABLE 1.6

ST. JAMES PARISH

AGRICULTURAL TRENDS

| | 1964 | 1969 |
|---|---|---|
| Number | 210 | 145 |
| Average size of farm (acres) | 295.2 | 392.4 |
| Value of farm products sold | $4,586,000 | 5,184,000 |

SOURCE: U. S. Department of Commerce, Bureau of the Census.

Table 1.7 shows value added, a measure of volume, for manufacturing in St. James in 1967 and 1972.

TABLE 1.7

ST. JAMES PARISH

INCREASED INDUSTRIAL ACTIVITY

| Value Added by Manufacturing ($Million) | | Number of Employees | |
|---|---|---|---|
| 1967 | 1972 | 1967 | 1972 |
| 35.5 | 87.3 | 1,600 | 2,500 |

SOURCE: U. S. Department of Commerce, Bureau of the Census.

Petrochemical processing, oil refining, sugar refining, metal processing and milling are the dominant industry types in St. James Parish. Coal handling will soon be added to this diverse group. Major industries currently located or planned for St. James are shown in Table 1.8.

TABLE 1.8

ST. JAMES PARISH
INDUSTRIAL SITES INVENTORY
1982
EXISTING

| NAME | NUMBER OF EMPLOYEE/PRODUCTS | |
|---|---|---|
| Texaco, Inc., Louisiana Plant | Refinery | 420 |
| Helvetia Sugar Co-op, Inc. | Sugar Refinery | 50 - 99 |
| Freeport Chemical Co. | Petrochemical | 465 |
| Peavy Grain Co. | Grain Elevator | 200 |
| Colonial Sugar | Sugar Refinery | 500-749 |
| Kaiser Aluminum & Chemical Corp. | Alum. & Chem. | 500-749 |
| Quality Manufacturing Co., Inc. | Petrochemical | 50 - 99 |
| Gulf Oil Company | Petrochemical | 75 |
| Agrico Chemical Co. | Petrochemical | 250-499 |
| B. F. Goodrich | Chemical Plant | - |
| LOOP Capline | Petrochemical | - |
| Weber Marine | Ship Service, Warehousing and Marine Repair | - |
| LaJet | Petrochemical Storage | |
| St. Joseph Fleeting | Barge Fleeting | 50 -100 |
| Valley Barge | Barge Fleeting | 50 -100 |
| Bisso Marine | Towing and Barge Fleeting | 50 -100 |
| Watson Marine | Towing and Barge Fleeting | 50 -100 |
| Delta Bulk | Grain Storage and Shipping | - |
| Cargill Grain | Floating Grain Elevator | - |
| **PLANNED** | | |
| Crescent Home Export Co. (Hunt Corp.) | Coal Terminal | - |
| Texaco, Inc. (Expansion) | Petrochemical | - |
| Peabody Coal (Geatway Terminals) | Coal Terminal | - |
| LP & L | Coal Burning Elec. Gen. Plant | - |
| GATX | Tank & Storage | - |
| Coral Petroleum | Petrochemical Storage | - |

SOURCES: Location and Feasibility Study for a Proposed Mississippi River Bridge in St. James/St. John the Baptist Parishes, Modjeski and Masters, Consulting Engineers for the Louisiana Department of Transportation and Development, 1979. Personal interviews with Kermit Kraemer, St. James Parish, Director of Operations, October 7, 1981 & April 23, 1982.

## 1.3.4 Land Use[1]

### 1.3.4.1 Existing Land Use

Development in St. James Parish is mainly confined to the high natural levee lands which flank the Mississippi River on both banks. There is little development in the area beyond because of poor soil conditions and backwater flooding. The strip of land between the natural levee and the back swamps is frequently flooded and unsuitable for development. The back swamps beyond the transition zone are part of th richest estuarine system in the nation. The are is unsuitable for development because of environmental reasons as well as the prohibitive costs that would be involved.

Present development is a mixture of agricultural, industrial, residential and commercial uses. Agriculture has previously been the dominant land use, particularly on the west bank. However, recent trends suggest that industry may soon become the main user of land. Because of economic conditions (see Section 1.3.3), farming is becoming less profitable and attractive as a livelihood. Large tracts of land are being sold to industrial interests which are willing to pay large sums of money to purchase prime riverfront

1 Adapted in part from Location and Feasibility Study for a Proposed Mississippi River Bridge in St.James/St. John the Baptist Parishes, Modjeski and Masters, Consulting Engineers for the Louisiana Department of Transportation and Development, 1979.

acreage. Frequently, the industry will lease back a portion of the land not needed immediately for the facility to the previous owners and allow them to continue to farm until it is needed for future expansion.

Residential and commercial development is concentrated in two types of development on both banks of the river: strip developments and centralized communities. Strip developments have historically been predominant as settlements grew up along the River Road and other transportation arteries. However, the major communities on the east bank are becoming more centralized. A majority of parish residents live in these east bank communities.

The major east bank communities in St. James Parish are Lutcher, Gramercy, Paulina and Convent. Vacherie and South Vacherie are the major communities on the west bank. Lutcher-Gramercy, a combination of two centralized communities, is the largest population center in the parish. The remaining communities are strip developments. Convent is the seat of St. James Parish.

As previously mentioned, St. James is currently undergoing industrialization of its economy (see Chapter 1.3.3). Several major industries are already located in the parish. Plans and prospects for more industrial development are occurring almost on a daily basis. The majority of these

industrial complexes are located on the east bank; however, the west bank is fast approaching the same level of industrialization.

1.3.4.2 Future Land Use

Projected demands for land in St. James Parish will be mostly for industrial complexes and residential development. Industrial development is expected to occur along the Mississippi River following current patterns with the prime sites (those with easy river access and stable banks) developed first. Residential development will likely occur in areas near existing communities and along major transportation arteries. For example, the land surrounding Lutcher-Gramercy bounded by LA 3125, LA 641 and LA 641 Extension (under construction) will most certainly be absorbed by residential development. Additionally, the area along Grand Point Road (Bourbon Estates) will also realize an intensification of residential development.

The completion of LA 3127 will provide the major east-west artery on the west bank which, up until this time, has been served only by the River Road (LA 18). The construction of the new Mississippi River Bridge at Gramercy, combined with LA 3127, will certainly open up the west bank to development. While LA 3127 borders the wetlands in some areas, strip commercial and some residential development north

of the roadway can be expected. The increased accessibility of the west bank as a result of the bridge will accelerate the industrial development which is currently occurring. The new bridge will also make the west bank a more attractive and convenient place to live. Increased residential activity will likely occur close to areas where services currently exist, i.e., Vacherie and South Vacherie.

The new Mississippi River Bridge will also probably spur commercial development along Airline Highway and LA 641 on the east bank.

## 1.4 PROJECTED PLANS OF FEDERAL AND STATE AGENCIES

To date, there are no plans for projects in St. James Parish by any federal agencies.

The state has three major transportation projects under construction in St. James Parish. These include LA 641 Extension, on the east bank between Airline Highway and I-10 at Gramercy; LA3127, which crosses the entire west bank; and, the Mississippi River Bridge at Gramercy. The LA 641 Extension will provide a direct link from St. James Parish to the interstate system (I-10). Also the road will tie into the new Mississippi River Bridge and, ultimately, LA 3127 on the west bank. When completed, LA 3127 will be a major transportation link from Boutte in St. Charles Parish to Donaldsonville in Ascension Parish. It will be the major east-west artery on the west bank. The highway is currently completed to Vacherie with construction of the remaining section underway. The Mississippi River Bridge will be completed in 1986 and will be the only river crossing between the Luling Bridge (not yet complete) and the Sunshine Bridge (Donaldsonville). These three projects play a significant role in the development of a viable transportation network for St. James Parish. Combined, they will open up the parish for future economic activity.

The State has also proposed six highway projects for St.

James Parish for the 1982-83 fiscal year. These projects are as follows.

1. A new 5.9 mile, four-lane highway from Burton Road to Lagan via LA 3127 on the west bank.
2. A new 6.2 mile, four-lane highway from LA 20 to Burton Road via 3127 on the west bank.
3. A new 1.67 mile, four-lane highway from LA 3125 to LA 44 in Lutcher via LA 3193 on the east bank.
4. A realignment of Welham curve on LA 44 on the east bank.
5. A widening to a four-lane highway from Golden Grove Avenue in Gramercy to Junction LA 3193 in Lutcher via LA 641.
6. A 6.6 mile overlaying of LA 44 from Convent to Union on the east bank.

## 1.5 ENVIRONMENTAL DATA BASE

The following maps/map series illustrate the previously presented socio-economic data and other detailed information pertinent to the parish coastal zone management program. The information is available in the Office of the St. James Parish Director of Operations.

1. Photo Atlas, 1874
   N-Y Associates, Inc.
   1" = 500'

2. Inventory of Basic Environmental Data, New Orleans-Baton Rouge Metropolitan Area, 1975 - U.S. Army Corps of Engineers 1:500,000

3. U.S.G.S. Topographic Maps
   7.5' Series - 1:24,000, 1962
   15' Series - 1:62,000, 1962

4. Coastal Resources Maps, 1977
   N-Y Associates, Inc.
   1:24,000

5. U.S.D.A. Soil Conservation Service, 1973
   1:20,000

6. Flood Hazard Boundary Maps, 1977
   U.S. Department of Housing & Urban Development
   1:2,000

7. Land Surface Aerial Map, Data Unknown
   NASA
   1:125,000

8. Coastal Resources Atlas, 1974
   Burk and Associates, Inc.
   1:125,000

9. U.S.G.S. 7.5' Topographic Maps with Areas Below 5 ft. Contour Identified, 1962
   N-Y Associates, Inc.
   1:24,000

10. U.S.G.S. 7.5' Topographic Maps with Management Units Outlined, 1962 N-Y Associates, Inc., 1981 1:24,000

11. Mississippi Deltaic Plain Region Ecological Characterization: Habitat Maps for 1950 and 1978 Prepared 1979-1980 U.S. Fish & Wildlife Service, Bureau of Land Management for east bank of parish only. 1:24,000 (To be used with U.S.G.S. 7.5' Quads) User's Guide to Habitat Maps - Volume 1 (User's Guide)

12. Mississippi Deltaic Plain Region Ecological Characterization: Socioeconomic Maps Prepared 1979-1980 Bureau of Land Management, U.S. Fish and Wildlife Service For east bank of parish only. 1:125,000 (To be used with Coastal Resources Atlas, Item 8 above) Map Naratives - Volume 2 (User's Guide)

13. Base Map from 1978 Aerial Mosaic South Central Planning and Development Commission, 1981 1:30,000

## 1.6 SOCIAL AND ECONOMIC NEEDS

As part of the second year study for the purpose of the Coastal Energy Impact Program (CEIP), the Coastal Zone Management Advisory Commission (CZMAC) was asked to develop a list of socio-economic problems created within St. James Parish because of coastal energy development. This list was updated and prioritized in the fourth year study. While CEIP is no longer as active a program as previously, the parish still faces the problems resulting from coastal development.

Because of the accessibility of St. James Parish as a deep water port and as a pipeline corridor, offshore energy development has a significant and direct influence on the people, government, and the parish. With the potential of this area, an influx of more and greater development is inevitable. With development come people requiring basic services. The need for these services is the basis of the list as presented below.

HIGH PRIORITY

1. Solid waste treatment and disposal facilities need to be upgraded and established throughout the parish.

2. There is a need for the proper management of the disposal and transportation of hazardous waste materials.

3. Increased housing, single and multiple family dwellings, will be at a premium within St. James Parish. At present the overwhelming majority of living units are single family dwellings. There is very little rental property available to transient residents or persons desiring residence within the parish.

4. Parish-wide emergency medical and ambulance service is also becoming paramount. Because of the rural nature of St. James Parish (having only two incorporated areas) the need for emergency medical care is necessary, on both sides of the river. The population resides primarily on the river frontage and along lanes of the river roads. Although the parish presently staffs two hospitals, there are no emergency medical facilities to transport victims of illness or accident to these hospitals.

5. An increase in recreational facilities for team and individual sports as well as swimming facilities will be necessary to serve the inflow of people into St. James Parish. This need is especially strong on the west bank of the parish.

MEDIUM PRIORITY

1. Loss of natural habitats and natural resources for recreation are occurring throughout the parish because of

increased housing, pipeline construction, roadway and channel construction, increased pollution, and solid waste disposal without proper needs assessment or environmental impact studies. This particular need is broad in scope and covers a number of problems which are interrelated. Obviously, for reasons which are previously stated, St. James Parish is in a development boom. It does, however, have some areas within it which are most worthy of preservation and some which would be costly to develop properly. Many of these areas are being overrun with pipelines, channels, etc. with little concern for their long-term benefit if left undisturbed. In addition, in some instances, alternate routes over already existing development areas could be utilized. In order to bring this to fruition, compensation for development, needs assessment, and environmental impact studies need to be granted.

2. Improvement of water treatment facilities and extension and upgrading of existing water lines are necessary within the parish. This is most important because all water for public consumption is taken from the Mississippi River and must be treated by various chemical processes before use. Also with more people coming into the area because of energy development, the existing lines and treatment facilities are fast becoming inadequate to supply the demand for water.

3. A localization of telephone exchanges would aid in the transfer of information. The construction of the Mississippi River Bridge at Gramercy will help to facilitate communication between the people of St. James.

LOW PRIORITY

1. Vocational and environmental education for both adults and students is necessary. Vocational education would allow proper training of people for jobs within the parish. Environmental education is necessary to increase the awareness of St. James Parish and its interrelationship with the ecology of the state.

Of the social and economic needs listed above, several can be assumed to have impacts of coastal waters, especially if those needs are addressed through construction programs. These include:

1. Solid Waste treatment and disposal
2. Hazardous waste management
3. Recreational facilities
4. Water treatment facilities

Construction of facilities to meet these needs can affect coastal waters in several ways, as follows:

1. Lost of coastal wetland areas.
2. Lowering of water quality standards by drainage of storm water runoff or seepage of toxic

substances into coastal waters or drinking water supplies.

3. Construction of any structures which impede or alter the natural flow or circulation of water.

## 1.7 NATURAL RESOURCES AND NATURAL RESOURCES USERS

In developing a sound management program, information is needed to identify those residents of the parish who will be affected by the program. Information must also be obtained that will indicate what will be impacted. The development of natural resources users based data is an important step in gathering knowledge on who or what will bear the impact of a permit decision. This data can also be used to identify (in a broad sense) who will apply for a permit and the purpose for the application.

### 1.7.1 Natural Resources Users

In order to determine the natural resources users, it is necessary to first define "Natural Resources" and "Natural Resources Uses" in the coastal zone. For the purposes of this report, all definitions apply to that area known as the "coastal zone" and defined by the Louisiana Coastal Resources Act of 1978. Once the resources and the resources uses have been defined, it will become clear who the resource users are. Following are definitions of natural resources, resource uses and the resource users to be identified in the St. James coastal zone.

DEFINITIONS

Natural Resources: Materials or conditions of the coastal zone that can be used or modified for use by man.

Natural Resource Use: That way in which man utilizes a natural resource of the coastal zone.

Natural Resource Users: These can be divided into tow categories, as follows:

1. Consumer-Oriented Users: Those individuals in the coastal zone who use the natural resources in their natural or modified condition for personal consumption.

   In general, man, the consumer, uses all natural resources. Consumer-oriented users will be found for each natural resource use. For the purposes of this report, it can be said that all of the residents of the coastal zone are consumer-oriented users.

2. Occupation-Oriented Users: Those individuals in the coastal zone who derive their livelihood directly or indirectly from a natural resource of the coastal zone. There are two subcategories of occupational-oriented users.

   a. Primary occupational-oriented users: Those individuals directly involved in resource production.

b. Secondary occupational-oriented users: Those individuals indirectly involved in resource production, that is, the suppliers of equipment necessary to produce a resource.

The following outline illustrates how to categories of resources, uses and users will be presented.

I. NATURAL RESOURCE USE (agriculture)

A. Natural Resource Use Particular to the Parish (sugarcane)

1. Primary Users in the Parish
   a. user (sugarcane farmer)
   b. user (mills and refineries)

2. Secondary Users in the Parish
   a. user (transporters)
   b. user (machinery and supplies)

B. Natural Resource Use Particular to the Parish (soybeans, etc).

In this outline, consumer-oriented users have been omitted since all residents of the St. James Parish Coastal Zone are consumers.

It is very difficult to list all users of the

parish's coastal zone resources since this would amount to listing each resident of the parish, often in more than one category. Further, it is extremely difficult to list those individuals working in the parish but not residing therein.

Figure 1.1 which follows, is a list of those natural resources found in the coastal zone of St. James Parish. The natural resource uses and users are identified in outline form in Figure 1.2. A more detailed outline of natural resource uses and users is presented in Table 1.9.

**FIGURE 1.1**

**NATURAL RESOURCES IN ST. JAMES PARISH**

I. LAND SURFACE

- A. Topsoils
- B. Surface Space

II. SUBSURFACE MINERALS AND DEPOSITS

- A. Oil
- B. Gas
- C. Sand

III. WATER

- A. Ground Water
- B. Waterways and Lakes
- C. Estuarine Systems

FIGURE 1.2

NATURAL RESOURCES USES IN ST. JAMES PARISH

I. LAND SURFACE

A. Topsoils

1. Agriculture

a. crop production
b. livestock, ranching and pasture

2. Natural Vegetation

a. recreation
b. hunting and trapping

3. Silviculture

a. woodlots
b. timber cutting
c. mills

B. Surface Space

1. Development

a. commercial
b. industrial
c. mills

2. Transportation and Communication

a. roads and highways
b. railways
c. airfields
d. pipelines
e. utility and communication lines

3. Recreation

a. parks
b. golf courses
c. sports and entertainment complexes

4. Natural Areas

a. uplands
b. wetlands
c. modified wetlands
d. beaches

II. SUBSURFACE MINERALS AND DEPOSITS

A. Oil and Gas

1. Exploration
2. Production
3. Transportation
4. Refining
5. Chemical Production

B. Sand

1. Construction
2. Fill and Landscaping

C. Sulphur

1. Production
2. Transportation
3. Refining

III. WATER

A. Ground and Surface Water

1. Municipal/Domestic

a. potable water

2. Industrial

B. Waterways and Lakes

1. Transportation

a. shipping
b. seaplane

2. Recreation

a. boating
b. fishing
c. water sports

C. Estuarine Systems

1. Aquatic/Food Resources

a. fish, shellfish, crustacea
b. mammals, birds, reptiles
c. vegetation and wildlife habitat

2. Tidal Energy

3. Waste Treatment/Overland Flow

4. Recreation

   a. fishing
   b. hunting
   c. boating
   d. water sports

IV. AESTHETIC

A. Recreation

1. Education

2. Sight-seeing

B. Scenic Quality

Table 1.9

NATURAL RESOURCES, RESOURCE USES AND RESOURCE USERS IN ST. JAMES PARISH

LAND SURFACE

| Resource | Use (by man) | Users Primary | Users Secondary |
|---|---|---|---|
| SURFACE SPACE | | | |
| Land | Development<br>Residential<br>Industrial<br>Commercial | Construction industry<br>Real estate owners<br>Municipalities (for service facilities)<br>Energy companies<br>Landfill sites<br>Docking facilities | Developers<br>Land speculators<br>Construction equipment dealers and leasers<br>Contractors<br>Concrete producers<br>Engineers<br>Architects |
| Land | Recreation | Active sports participants<br>Passive sports participants<br>Sport complexes<br>Civic centers<br>Municipal & parish parks & recreation departments<br>Municipal & parish school systems | |

Table 1.9 (cont'd)

ESTUARINE SYSTEMS

| Resource | Use (by man) | Users Primary | Users Secondary |
|---|---|---|---|
| AQUATIC/TERRESTRIAL RESOURCES | | | |
| Mammals, Birds, Reptiles | Hunting, trapping of deer, duck, quail rabbit, squirrel, raccoon, quail, snipe possum, dove, teal, gallinules, woodcock, coot, beaver, fox, mink, muskrat, nutria | Commercial hunters<br>Commercial trappers<br>Recreational trappers | Outlets that sell traps<br>Sporting good stores<br>Gun dealers<br>LA Dept. of Wildlife & Fisheries |
| Vegetation & Wildlife Habitat | Secondary | Animals which live in the coastal zone | Man by hunting & trapping |

SOURCE: St. James Coastal Zone Management Program, Second Year Study.

Table 1.9 (cont'd)

WATER

| Resource | Use (by man) | Users Primary | Users Secondary |
|---|---|---|---|
| Ground & Surface Water | Municipal/domestic Potable | Town of Lutcher<br>Town of Gramercy<br>St. James East Bank Water District<br>Sewer & drainage systems of St. James Parish Towns of Lutcher & Gramercy, and industry in the parish | |
| | Industrial | Sugar production<br>Metal production<br>Chemical production<br>Energy production | |
| Waterways & Lakes | Transportation Shipping | Ship lines<br>Barge lines<br>Docking facilities<br>St. James ferry | Steamship agency<br>Oil refineries<br>Chemical plants<br>Grain elevators<br>Sugar refineries |

Table 1.9 (cont'd)

LAND SURFACE

| Resource | Use (by man) | Users Primary | Users Secondary |
|---|---|---|---|
| NATURAL AREAS | | | |
| Modified Wetlands (drained) | Hunting<br>Trapping<br>Pipeline right-of-way<br>Farming | Commercial hunters<br>Commercial trappers<br><br>Pipeline companies<br>Farmers<br>Field workers | Construction companies<br>Truck drivers<br><br>Hunting supply outlets<br>Trapping supply outlets<br>Sporting goods stores<br>Gun dealers |
| Uplands | Hunting<br>Recreation | Commercial hunters<br>Recreational hunters | Hunting supply outlets<br>Gun dealers<br>Sporting goods dealers |
| Wetlands | Trapping<br>Hunting<br>Recreation | Commercial hunters and trappers<br>Recreational hunters<br>Boaters<br>Swimmers<br>Hunting camp owners | Trapping supply outlets<br>Hunting supply outlets<br>Gun dealers<br>Sporting goods dealers<br>Recreational equipment dealers |

Table 1.9 (cont'd)

LAND SURFACE

| Resource | Use (by man) | Users Primary | Users Secondary |
|---|---|---|---|
| Natural Vegetation | Commercial hunting & trapping | Commercial hunters<br>Commercial trappers | Trapping supply outlets<br>Hunting Supply outlets |
| | Recreation | Recreational hunters | Gun dealers<br>Fur dealers<br>Sporting goods stores<br>LA Dept. of Wildlife & Fisheries |
| Topsoil | Crop production<br>Truck vegetables<br>Sugarcane<br>Soybean<br>Tobacco | Farmers<br>Field workers | Sugar cane refineries<br>Sugar cane mills<br>Cane truck drivers<br>Equipment dealers<br>Tobacco wholesalers |
| | Nurseries | Nursery owners | Vegetable wholesalers |
| | Livestock<br>Cattle | Cattle owners | Feed store owners |

# PART 2

# ST. JAMES PARISH COASTAL ZONE MANAGEMENT PROGRAM

category. St. James' seven study units can be placed in either of these categories, as listed below.

| Alluvial Ridge Units | Swamp Units |
|---|---|
| Donaldsonville | Bayou Citamon Wetland |
| Edgard | Johnson Island Wetland |
| Gramercy | Blind River |
| | Maurepas |

Alluvial ridge units are those lands located on the natural levees of the Mississippi River. These are prime agriculture lands and also prime development lands. In general, the soils are good. Elevations along the river reach up to 20 feet MSL. Drainage is away from the river and adequate. Some localized swamps and marsh areas do, however, exist on the alluvial ridges.

The swamp units are the interdistributary drainage basins, or back swamps, sloping away from the natural levees. Swamps are generally of the cypress-tupelo-gum type, grading into marshes that surround Lac Des Allemands and Lake Maurepas in St. John the Baptist Parish.

Problems inherent in each unit were delineated by the CZMAC. Problems of management units are also characteristic of their respective environmental units (i.e., alluvial ridge or swamp).

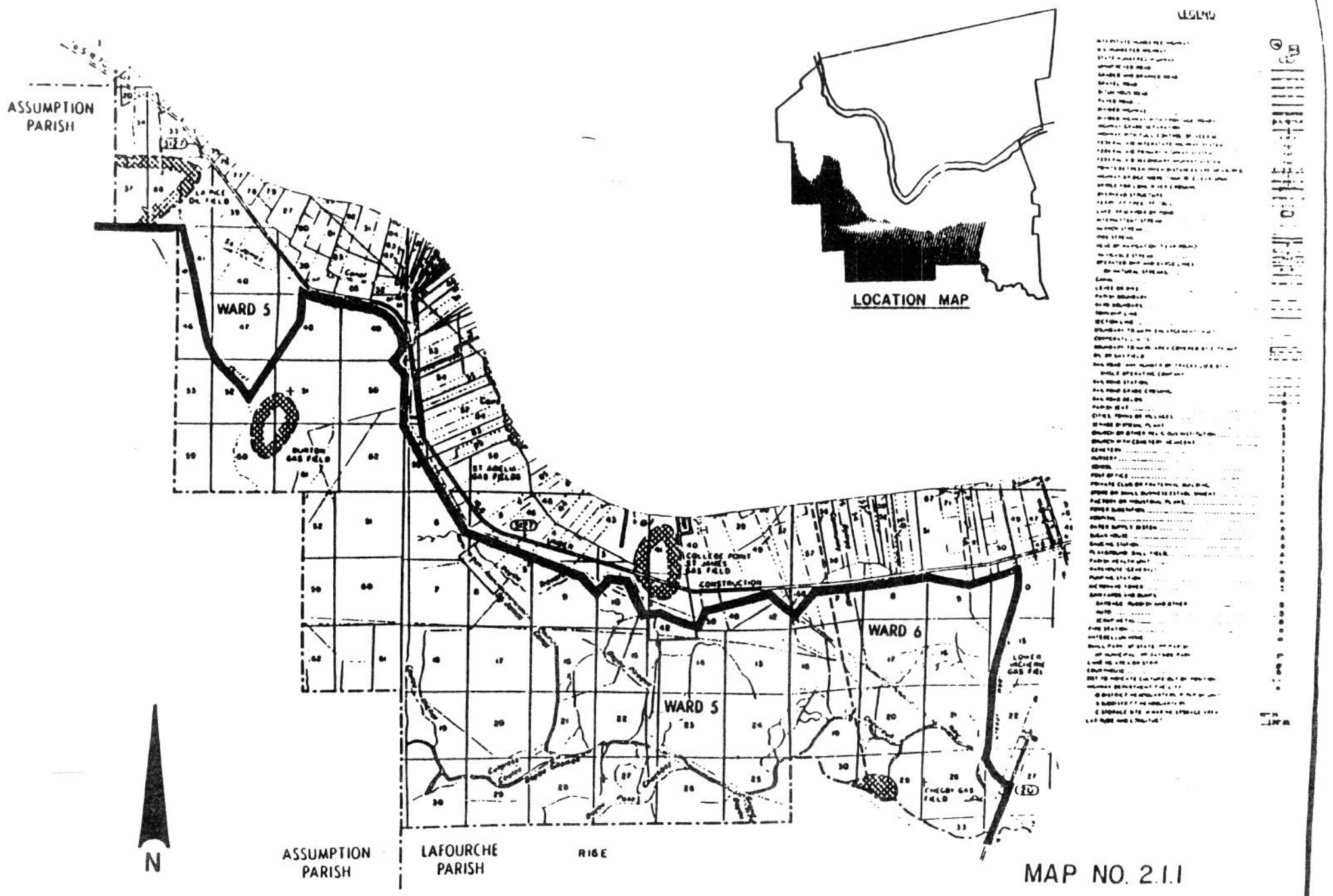
Table 2.1 illustrates the relationship between management units and environmental units. Problems common to

## 2.1 MANAGEMENT UNIT OVERVIEW

For the purposes of the Coastal Zone Management Program, St. James Parish has been divided into seven management units by the CZMAC (see Map 2.1). Additionally, the CZMAC reviewed and described each management unit as delineated on the Coastal Resources Maps for the Parish. Each unit is described according to information gathered from three primary sources: (1) Coastal Resources Maps as U.S.G.S. Topographic Maps; (2) St. James Parish CZMAC Members; and, (3) studies undertaken by Burk and Associates for the State Coastal Resources Program. Other sources, as referenced, were also used. Maps of the individual management units follow Map 3.1.

Large scale maps of these individual study units as well as aerial photography, of a 1"-500 ft and 1"-200 ft are also available. Landstadt photography U.S.G.S quadrangle maps, coastal resources atlas, and base maps of St. James Parish are available for review during normal working hours at the Office of the Parish President, Convent Courthouse, Convent, Louisiana.

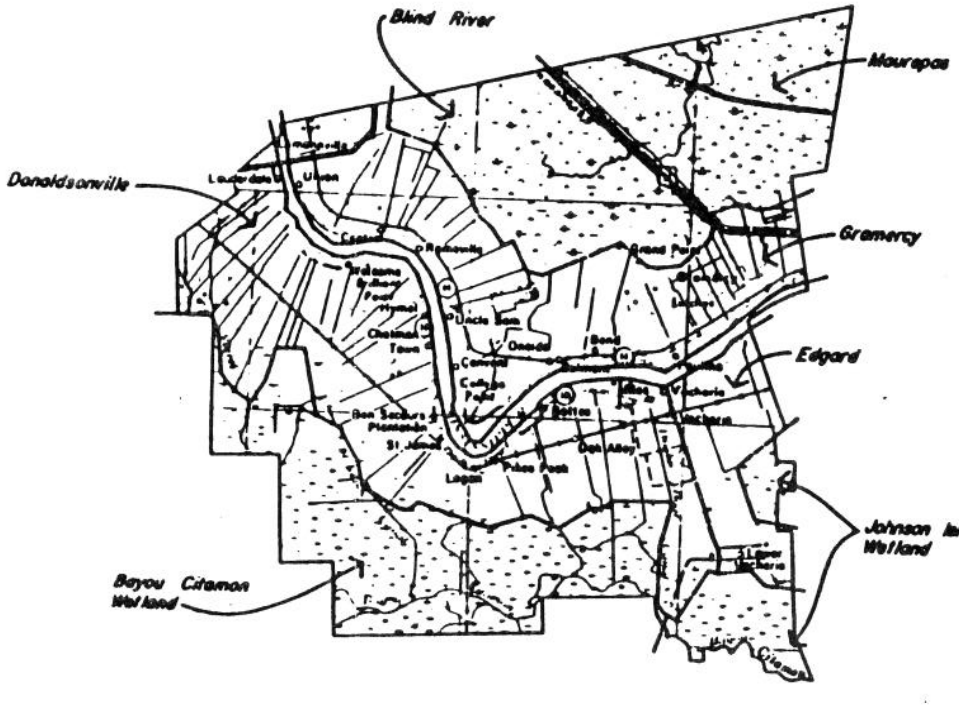
In assessing the St. James Parish management units, two general environmental categories were developed: alluvial ridge units and swamp units. While differing in specific details, units exhibit similar characteristics within each




MAP NO. 2.1.1

J. 4.1

BAYOU CITAMON WETLAND




LEGEND:

- CHURCH
- SCHOOL
- AIRPORT
- QUARRY, MINE
- MARSH
- CANAL, BAYOU
- MAJOR WATERWAY
- GAS AND OIL FIELD
- UNIMPROVED ROAD
- HARD SURFACE ROAD
- 4 LANE HARD SURFACE ROAD
- LEVEE
- RAILROADS
- COASTAL ZONE BOUNDARY
- STUDY LIMITS

# ST. JAMES PARISH

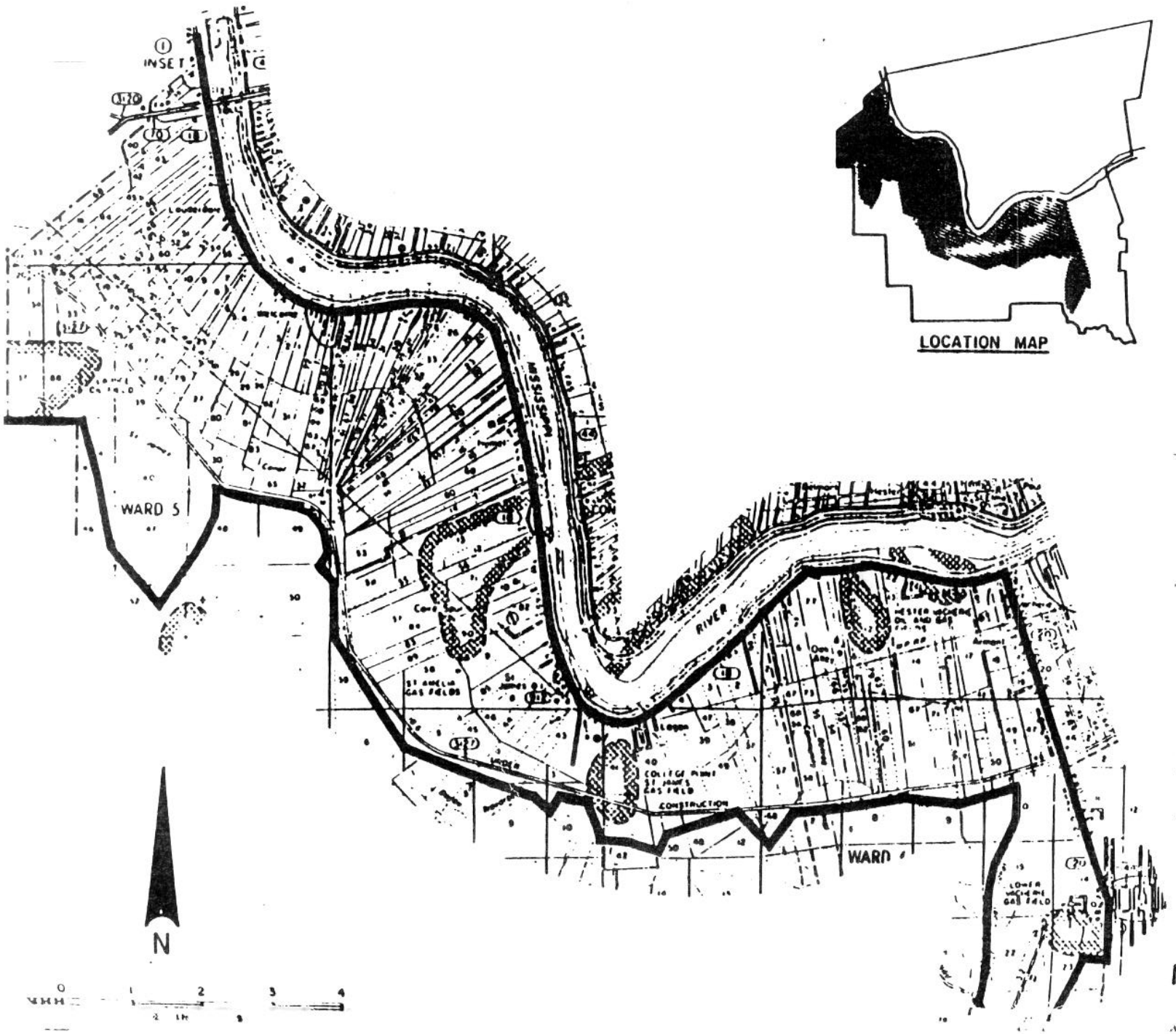
August 1977

LOUISIANA STATE PLANNING OFFICE

LOUISIANA COASTAL RESOURCES PROGRAM

CE : BURK AND ASSOCIATES

ST. JAMES PARISH

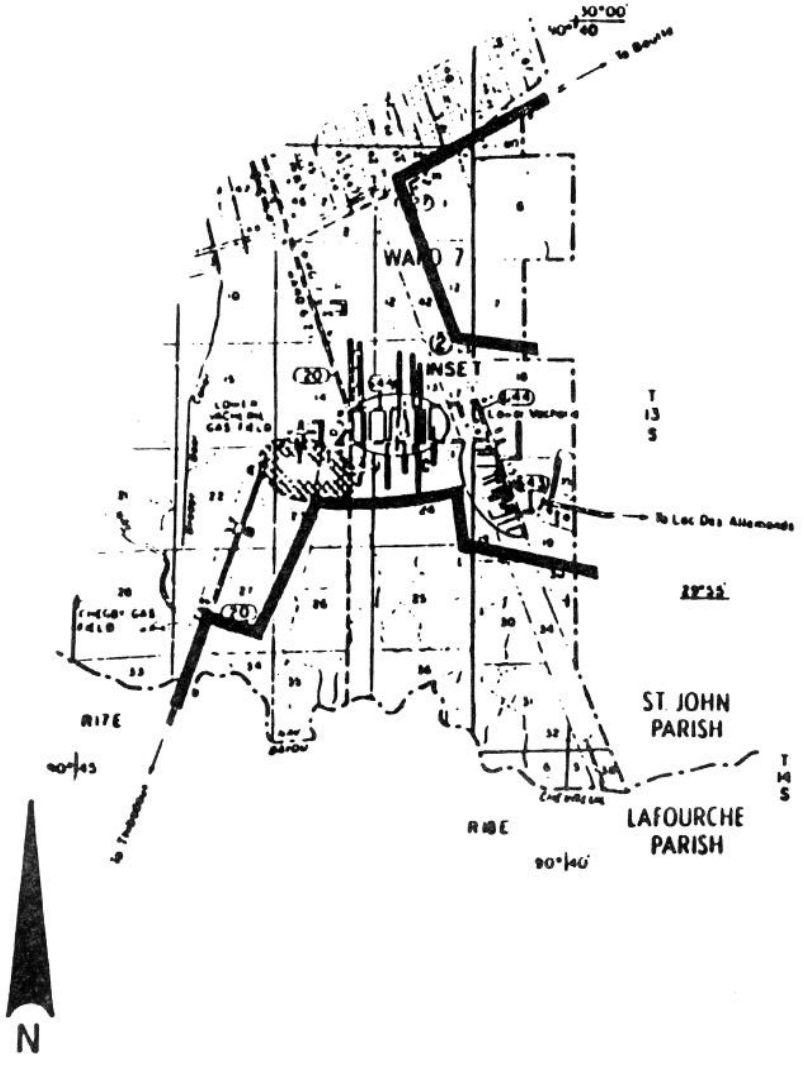





LOCATION MAP

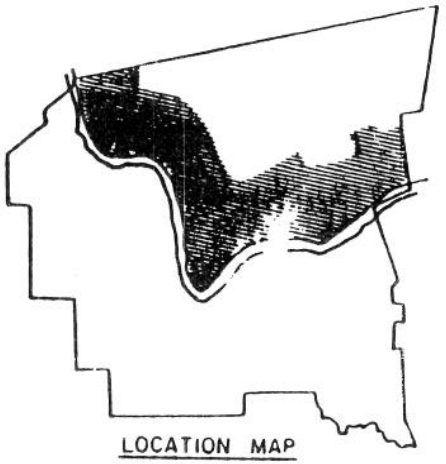
LEGEND

MAP NO. 2.1.3


# MAP NO. 2.1.2

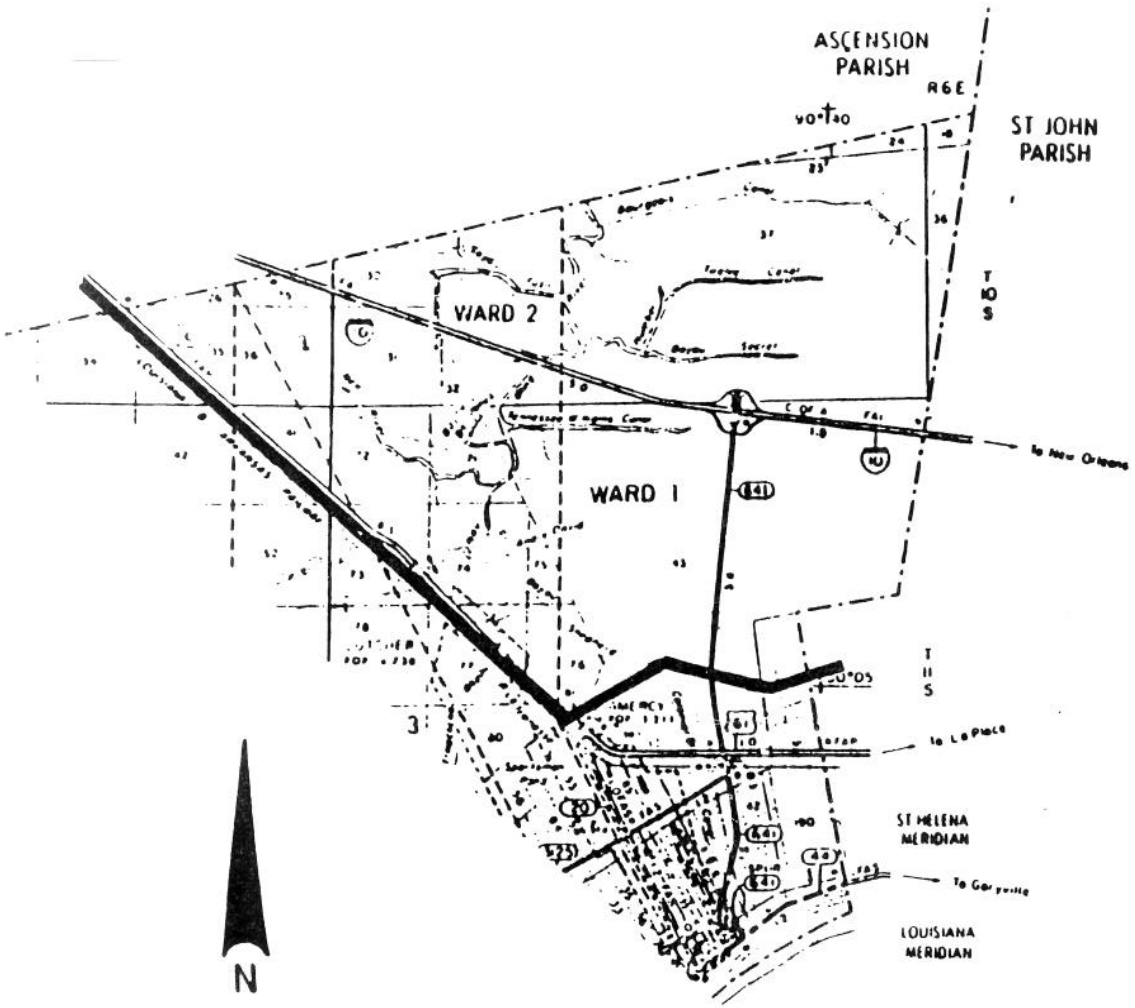
## JOHNSON ISLAND WETLAND

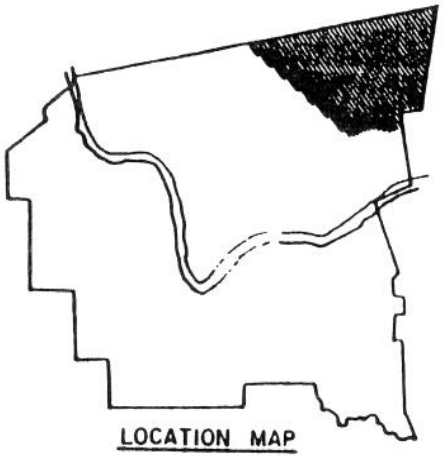


LOCATION MAP


MAP NO. 2.1.5

TT-4.5




LEGEND

MAP NO. 2.1.6

MAUREPAS

each unit are also shown. These problems are rated as slight, moderate, or severe, according to information in the management unit descriptions.

Both the alluvial ridge and the swamp units show distinct environmental characteristics, making an easily defined boundary for management of coastal problems. The following are the seven management units in St. James Parish.

1. Bayou Citamon Swamp
2. Johnson Island Wetland
3. Donaldsonville
4. Edgard
5. Gramercy
6. Maurepas
7. Blind River

Descriptions of each management unit are presented in Section 2.2, which follows Table 2.1.

TABLE 2.1 COASTAL WETLAND PROBLEMS IN ST. JAMES PARISH ENVIRONMENTAL UNITS AND MANAGEMENT UNITS[1]

| MANAGEMENT UNIT | SWAMP UNITS | | | | | | | ALLUVIAL RIDGE UNITS | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | Flooding Problems | Subsidence Potential | Land Loss Potential | Pollution Problems | Loss of Natural Drainage Basin | Overgrowth of Swamp Floors And Water Bodies By Aquatic Weed | Loss of Aesthetic, Social, & Economic Value of Natural Areas | Flooding of Low Lying Areas Adjacent to Wetlands | Agricultural, Urban & Industrial Drainage Into Swamps | Loss of Prime Agriculture Lands & Urban, Industrial & Residential Expansion | Stress on Existing Community Facilities with Growing Populations |
| Bayou Citamon | X | X | X | X | X | XX | X | | | | |
| Johnson Island | - | X | X | X | X | XX | X | | | | |
| Blind River | XX | X | X | XX | XX | XX | XX | | | | |
| Maurepas | XX | X | X | XX | XX | XX | XX | | | | |
| Donaldsonville | | | | | | | | - | X | - | X |
| Edgard | | | | | | | | - | X | - | X |
| Gramercy | | | | | | | | X | XX | X | X |

SLIGHT -
MODERATE X
SEVERE XX

1 Problems were placed in the general categories of slight, moderate, and severe based on information accumulated on management units and the consensus of the CZMAC as to the presence of the problem in a particular management unit. Also, the rating is applied to the entire unit and is general. For detailed localized problems refer to management unit descriptions.

SOURCE: South Central Planning and Development Commission, St. James Parish Coastal Zone Management Second Year Study, 1978.

## 2.2 MANAGEMENT UNIT DESCRIPTIONS

### 2.2.1 Bayou Citamon Wetland

SOILS: The soils of this management unit are also entirely of the Barbary-Sharkey association. These are very poorly drained, lowlying soils with one (1) to five (5) feet MSL elevations. Typical soils of this type are gray clays underlain by grayish-brown mulch and greenish-gray, semifluid clay. Frequent flooding, high shrink/swell potential and subsidence potential place very severe limitations on this type of soil for any type of development (agricultural, residential, urban, transportation) (U.S. Department of Agriculture, Soil Conservation Service, 1973).

VEGETATION: Swamp vegetation is characterized by dominant trees of bald cypress, typelo-gum, drummond, red maple, water ash and pumpkin ash. Understory vegetation is typically a floating mat of water hyacinth or duckweed. Dense tree growth allows for very little light penetration, thus affording growth for only a small number of floor species. Vines, such as poison ivy, evening trumpet flower, greenbriar, Silva manso, and Ampelopsis cordata are the most common vegetation types found. Epiphytes, especially Spanish moss, are also abundant in the swamp (LOOP, Inc., no date, Volume 3:VI.3-4).

Drainage is the most important factor influencing swamp growth. Cypress and tupelo-gum are found in the poorer drained areas while dense hardwood stands characterize the better drained land (LOOP, Inc., no date, Vol. 3:VI. 3-3).

LOOP, Inc. (no date, Vol. 13-VI. 3-54), studied two sampling areas along Bayou Chevreuil and compared the biomass (total vegetation covering) of a flooded and an unflooded swamp area. Table 2.2 shows the findings. Their study shows the overall biomass is nearly doubled by the presence of greater swamp tree growth in the flooded sample.

Studies show drainage of swamp forests lead to reduction of 40 percent of their original productivity (LOOP, Inc., no date, Vol. I:3-12)

SUBSIDENCE POTENTIAL IF DRAINED: The entire management unit has a moderate subsidence potential (3 to 16 inches) if drained.

LAND LOSS POTENTIAL DUE TO CHANNEL CONSTRUCTION: Medium (in a high-medium-low range) susceptibility to continuous land loss if channelized.

TOPOGRAPHIC FEATURES: The Bayou Citamon Wetland is a large area of semi-natural, relative unaltered, cypress-tupelo-gum swamp in both Lafourche and St. James

Parishes. Bayou Citamon crosses the central area of the unit from Bayou Verret and Baker Canal East in Assumption Parish to Bayou Chevreuil in St. James. Several large canals and bayous drain into Bayous Citamon and Chevreuil (St. James Canal, Bayou Pirogue, Bayou Onion, canal linking Grand Bayou). Elevations in the management unit are generally less than one (1) foot MSL. Spoil banks along canals in the Burton Gas Field are eight (8) feet MSL. Along LA 20, elevations are generally five (5) feet MSL. Several roads lead off of LA 20 to oil and gas wells. These are built up to five (5) feet above the surrounding swamp. At least one major pipeline crosses the unit from the Southern Pacific Railroad line in Lafourche Parish to the Mississippi River west of St. James Parish.

TABLE 2.2

BIOMASS IN SWAMP FOREST

| | SAMPLE SITE | |
|---|---|---|
| Live Vegetation | W-1 (unflooded) | W-2 (flooded) |
| | kg/m2 | kg/m2 |
| Trees | 16.6 | 33.5 |
| Undergrowth | | |
| vines | 0.2 | -- |
| other | 0.2 | 0.2 |
| Total | 17.0 | 33.7 |
| Dead Litter | 0.4 | not determined |

SOURCE: LOOP, Inc. to date, Vol. III: VI 3-54.

The Bayou Citamon-Chevreuil system is the major drainage system of the swamp extending between the Bayou Lafourche and the Mississippi River natural levee. The land is the interdistributary basin, the drainage basin, for the two major waterways. An abandoned aqueduct extends in a straight line from Bayou Lafourche at Thibodaux to near Lagan at the Mississippi River. The aqueduct is elevated between St. James Canal and Bayou Onion.

FLOODING POTENTIAL: The entire area is flood prone.

IMPORTANT FARMLANDS: None.

USE OF LAND: The land is relatively unaltered swampland. Some major pipelines, a road (LA 20) and communication lines cross the management unit. Recreational uses (hunting, fishing) and wildlife habitats predominate. The LOOP pipeline system from the Onshore Terminal to the St. James Capline crosses the Bayou Citamon Swamp.

Construction of a pipeline extending from the Weeks Island Salt Dome to the St. James Terminal has been approved as part of the Strategic Petroleum Reserve Program. The 36-inch oil pipeline crosses the Bayou Citamon Wetland from the St. James Terminal to Pierre Part in Assumption Parish and then

continues across the Atchafalaya Floodway. In St. James Parish, the line cuts across Bayou Verret and St. James Parish Canal (U.S. Department of the Army, 1977).

UNIQUE ECOLOGICAL FEATURES:

A. Geological Features: None.

B. Zoological Features: None.

C. Botanical Features: The Bayou Citamon Wetland (Approximately 3,693 acres) is an excellent example of a typical interdistributary (the basin between two large waterways, i.e., the Mississippi River and Bayou Lafourche) swamp forest. Bayou banks are lined with hardwoods, such as oak, that grade into the swamp. Characteristic swamp trees are cypress and tupelo-gum. The swamp is semi-natural and has both recreational and scenic value (Burk and Associates, 1977:27). As part of the Lac Des Allemands drainage system, LOOP, Inc. (no date: Vol. I:3-13) found that 19.8 million pounds of organic carbon are transported through Bayou Chevreuil annually. Figure 2.1 lists organisms of special interest or economic significance to man typically found in the area including Bayou Citamon Wetland..

RECREATIONAL POTENTIAL: The swamp is an excellent recreational area for hunting and fishing. The cost of

developing such land make it better suited for recreation, scenic value and wildlife habitats.

HYDROLOGIC RESOURCES: The southwestern (in Lafourche Parish) portion of the unit has little or no potable water, grading into fresher deposits to the northeast in St. James Parish, at a depth of 300 feet. Primary contact recreation in the area requires a high bacteria standard (not to exceed a fecal coliform log mean of 200/100 ml. of water).

FIGURE 2.1

ORGANISMS OF INTEREST OR ECONOMIC SIGNIFICANCE TO MAN

IN THE LAC DES ALLEMANDS SWAMP FOREST SYSTEM

Bald Cypress: This tree is extremely valuable as timber due to its decay resistance and its vary slow growth rate; it is also valued for its esthetic beauty.

Tupelo-Gum: This tree grows faster than cypress and makes good timber since it is generally tall and straight.

Crawfish: The crawfish is harvested in quantity in the swamp forest area and is commercially important as a food item.

Pest Insects: Of direct importance to man are the blood-sucking insects, mostly members of the order Diptera (true flies). These insects often have an aquatic stage in their life cycle and occur locally in all wetland areas from the swamp forest to the salt marsh. Various mosquitoes, gnats, green head flies, etc. attack both man and his domestic animals. The forest tent caterpillar, which affects the tupelo-gum and other trees used by man, also qualifies as a pest species.

Catfish: Although several species of catfish are harvested from waterbodies in the swamp forest and fresh marsh area, the blue catfish and channel catfish are probably most important.

Other Finfish: Miscellaneous fish also harvested in swamp forest waterbodies include largemouth bass, bluegills, black crappies, and bowfin.

Alligators: The alligator, which has been considered rare and endangered until recently because of overharvesting by man, has made a comeback, and is now harvested annually under the supervision of the Louisiana Department of Wildlife and Fisheries.

Mammals: Swamp rabbits, deer, raccoons, and nutria are all hunted or trapped to some extent in the swamp forest study area.

Osprey: Fish hawks, which are rare in Louisiana and have been seen in the swamp forest area, probably occur to some extent across the entire study transect. These birds are on the "blue list" of declining species of birds.

Red Shouldered Hawk: This bird is included on the "blue list" of declining species. It has been seen in the study area.

SOURCE: LOOP, Inc.; no date, Vol. I:3-13 to 3-14.

HISTORIC/CULTURAL/ARCHAEOLOGICAL: No known archaeological, historic or cultural sites are listed for this management unit. However, according to members of the CZMAC, it is believed that ruins of a settlement do exist in the Bayou Citamon Swamp behind the community of St. James.

PROBLEMS:

1. Flooding hazard due to low elevations, poor permeability of soils, and poor drainage through the Bayou Citamon-Chevreuil systems.
2. Subsidence potential of drained (3 to 16 inches).
3. Land loss potential if channeled.
4. Possible loss of primary contact recreation, and wildlife and fish habitats due to pollution in runoff water and to drainage of swamp floor.
5. Possibility of loss of a major watershed and natural drainage collection system if the land becomes too channelized, drained, leveed, populated or lumbered.
6. Overgrowth of swamp floor by water hyacinth and duckweed.

## 2.2.2 Johnson Island Wetland

SOILS: Barbary-Sharkey association soils composed of frequently flooded clayey soils. Semifluid clay and soft muck underlay slowly permeable and poorly drained clays. Soils are not suitable for cultivation or urbanization.

VEGETATION: Cypress-tupelo-gum swamps. Predominate hardwoods include bald cypress, water tupelo and red maple. Understory with a floating mat of water hyacinth or duckweed and scattered shrubs.

SUBSIDENCE POTENTIAL IF DRAINED: Moderate (3 to 16 inches).

LAND LOSS POTENTIAL DUE TO CHANNEL CONSTRUCTION: Medium, moderately susceptible soils.

TOPOGRAPHIC FEATURES: Johnson Island Wetland is part of a large management unit that covers Lafourche, St. James, St. John the Baptist and St. charles Parishes. The focal point of the unit is Lac Des Allemands. St. James Parish contains a small portion of the unit bounded by Vacherie Canal. The parish also has the only road leading to Lac Des Allemands: LA 643 through lower Vacherie.

FLOODING POTENTIAL: The entire management unit is flood prone.

IMPORTANT FARMLANDS: None.

USE OF LAND: That portion of the Johnson Island Wetland in St. James Parish is essentially swampland, somewhat altered by the presence of drainage canals.

UNIQUE ECOLOGICAL FEATURES: None.

RECREATIONAL POTENTIAL: Hunting and fishing are excellent throughout Johnson Island Wetland.

HYDROLOGIC RESOURCES: Freshwater grades down to 300 feet.

HISTORIC/CULTURAL/ARCHAEOLOGICAL: None.

PROBLEMS:

1. Flooding associated with runoff and drainage is the major problem in the St. James portion of Johnson Island Wetland.
2. Subsidence and loss of land if drained and channeled.

2.2.3 Donaldsonville

SOILS: Levee and batture soils are of the Convent-Silty-Alluvial land association. This association is comprised of recently deposited sediments of the Mississippi River. Soils are silty loams and sandy loams, generally poorly drained and moderately permeable. Soils are very fertile and scrub hardwood forest grows on most of the batture. Some of the higher land is used for pasture.

Commerce-Sharkey association are loamy and clayey soils found on the Mississippi River's natural levees. Soils are generally poorly drained with very slow permeability.

Surface drainage is necessary for optimum cultivation. Limitations for urban, industrial and recreation uses are related to wetness, high shrink/swell potential and poor trafficability.

Some sharkey association soils are found adjacent to the river, but most are found behind Commerce-Sharkey association soils grading down to the swamplands. Sharkey soils are dark-grey clays underlain by gray clay mottled with shades of brown. The soils are very slowly permeable and poorly drained. Surface drainage is necessary for optimal cultivation. Limitations for most urban, industrial and recreational uses are due to wetness, high shrink/swell potential and poor trafficability.

VEGETATION: The natural vegetation of the unit is mixed hardwood forest, including dominant trees such as live oak, water oak, pecan, sycamore, hickory, cottonwood, hackberry, elm and locust. However, most of the hardwood forests have been cleared for agriculture. Some forests are found on the edges of the levee, grading into swamplands, and on the batture.

SUBSIDENCE POTENTIAL IF DRAINED: Generally, none. Most of the soils have no organic layers susceptible to shrinkage.

LAND LOSS POTENTIAL DUE TO CHANNEL CONSTRUCTION: Low, slightly susceptible to gradual, continuous land loss.

TOPOGRAPHIC FEATURES: The management unit consists of the land from the Mississippi River to the backswamp. Elevations range from 20 feet MSL along LA 18 to below the 5 foot contour grading into the swamp. The Mississippi River flood protection levee, maintained by the Lafourche Levee District to a height of at least 30 feet, follows LA 18. On the other side of the built-up levee, elevations grade down to river level. Agricultural and domestic drainage canals run from the land along the Mississippi River to St. James Canal and Dredge Boat Canal.

Other than LA 18, the only major transportation arteries to cross the unit are LA 20 through Vacherie and the Texas and Pacific Railroad line. The largest community in this management unit (other than Vacherie) is St. James. An aqueduct crosses the unit from the Mississippi River near Lagan to near Chackbay in Lafourche Parish. A small landing strip is found near Bon Secours (Graugnard's) Plantation. Four oil and gas fields are found in the unit: Vacherie Oil and Gas Field, Hestor Oil and Gas Field, St. James College Oil and Gas Field, and Lapice Oil Field.

One major pipeline presently crosses the lower part of the unit. The St. James piepline for the LOOP facility

crosses the Bayou Citamon and Donaldsonville management units, terminating at the Shell Capline.

FLOODING POTENTIAL: None.

IMPORTANT FARMLANDS: All land in the management unit is considered prime farmland. Such land is the top quality land available for producing food, feed, fiber, forage and oilseed crops after necessary clearing, drainage and plowing.

USE OF LAND: The land is primarily devoted to sugarcane farming, with some minor soybean and vegetable crops (cabbage, peppers, shallots, beans, tomatoes and similar truck crops). Small areas of the old plantations have been subdivided for residential use. All development is in strips along LA 18 or LA 20. Some industrial activity is clustered near the Sunshine Bridge. The Port of St.James is located at the Shell Capline Terminal. The area around St. James Community is expected to continue to grow as commercial and industrial development continues along the new Sunshine Bridge Highway that crosses Ascension and St. James Parishes.

UNIQUE ECOLOGICAL FEATURES:

A. Geological Features: None.

B. Zoological Features: None

C. Botanical Features:

1. Unique Botanical Specimens or Communities:

Oak Alley: famous row of oaks

RECREATIONAL POTENTIAL: Recreation in the Donaldsonville management unit is associated with miscellaneous facilities such as tennis courts, community facilities and community parks. Major recreation is also associated with scenic driving.

HYDROLOGIC RESOURCES: Subsurface freshwater deposits grade down to depths of 300 to 600 feet. Soft ground water is found around the old Welcome Community and artesian wells can be drilled.

HISTORIC/CULTURAL/ARCHAEOLOGICAL:

A. Historic Sites: St. James Parish has many old plantation and church sites of both historic and cultural significance.

1. Felicity Plantation, 1.5 miles west of Vacherie on LA 18.
2. Armant Plantation, above Vacherie on LA 18.
3. Valcour Aime Plantation, 2.5 miles west of Vacherie on LA 18.
4. Plantation House, off of LA 18 about 10 miles above St. James.
5. St. Joseph Plantation House, 2.5 miles west of Vacherie on LA 18.

6. St. James Catholic Church, in the community of St. James.

7. Oak Alley, 2.5 miles west of Vacherie on LA 18.

B. Cultural: The land between Vacherie and Donaldsonville has historically been agricultural land. The area has been settled since the early development of New Orleans by French, Spanish and Acadian settlers. Originally large plantations covered the land with settlements growing up around the plantations' railway and river access.

C. Archaeological: Two known archaeological sites are found in the Donaldsonville management unit.

1. SJ 2 Plantation Mill

2. SJ 3 Plantation Mill

Figure 2.2 lists all archaeological sites known in the parish.

PROBLEMS:

1. Stress on prime agricultural lands due to expanding residential, commercial and industrial development.

2. Runoff from agricultural lands into the backswamps.

2.2.4 Edgard

SOILS: Along LA 20 between lower Vacherie and Vacherie is a narrow ridge of Convent - Commerce - Sharkey association loamy and clayey soils. These soils are generally level, with a gradient of less than 1 percent. Main limitations of Convent and Commerce soils are wetness and poor tilth, but they are suitable for most urban, recreational and

industrial uses. Sharkey soils are poorly drained clays with very slow permeability. Limitations, for most urban and industrial uses are due to wetness, high shrink/swell potential and poor trafficability.

FIGURE 2.2

ARCHAEOLOGICAL SITES IN ST. JAMES PARISH

| SITE NUMBER | TYPE | STUDY UNIT |
|---|---|---|
| SJ 1 | Indian Mound | Gramercy |
| SJ 2 | Indian Site | Edgard |
| SJ 3 | Plantation Mill | Donaldsonville |
| SJ 4 | Plantation Mill | Donaldsonville |
| SJ 5 | Unknown | Unknown |
| SJ 6 | Plantation | Edgard |

SOURCE: Castille, 1978.

Commerce - Sharkey association soils are nearly level, loam and clayey soils. Commerce and Sharkey soils are suitable for agriculture. The major limitation is wetness. Surface drainage is necessary for optimal growth. Commerce - Sharkey association soils are found in the management unit along the Mississippi River and along LA 20 next to the Convent-Commerce-Sharkey soil ridge.

Between the swamplands of the Johnson Island Wetland and the natural levee soils along the Mississippi River is a broad strip of Clayey soils of the Sharkey association. These soils are poorly drained and very slowly permeable. Sharkey soils are suitable for agriculture with the use of proper surface drainage, but are limited for urban and recreational uses due to wetness, high shrink/swell potential and poor trafficability. Slow permeability in all of the above soils limits their use for septic tank filter fields.

VEGETATION: Natural vegetation of the management unit originally was mixed hardwood forest. Most of the area has now been cleared as is devoted to agriculture, particularly sugarcane.

SUBSIDENCE POTENTIAL IF DRAINED: The entire management unit has an extremely low subsidence potential. Sharkey soils on the levee swamp margin are a bit more susceptible to subsidence as a result of drainage than the

other two soil associations.

LAND LOSS POTENTIAL DUE TO CHANNEL CONSTRUCTION: Low throughout the management unit, with the exception of Sharkey association soils which have a moderate land loss potential.

TOPOGRAPHIC FEATURES: The management unit is characterized by agriculture i.e., sugarcane fields. Highway LA 20 forms the western boundary of the unit. Most land along the highway is agricultural, with commercial and residential buildings occurring nearer to Vacherie. Two major access roads connect to LA 20 at lower Vacherie. This area is a small community characterized mainly by residential areas. One road continues through Golden Star Plantation to Lac Des Allemands along Coulee du Cimentiere. Vacherie Canal forms the southern boundary of the management unit with a major artery of the canal entering at Golden Star Plantation. Elevations in the lower Vacherie area range from the 5 foot contour where the higher ground grades into swampland. Access roads (shell surfaced) across the area through agricultural fields throughout the management unit. Brazan Canal forms part of the eastern boundary, perpendicular at LA 20 and Weber-Steib Plantation.

In the Vacherie area, elevations exceed the 15 foot contour line. Highway LA 20 ends at the Mississippi River

levee, where the MSL elevation is marked by a 36 foot bench mark east of the St.James Ferry landing. Highway LA 18 (20) follows the levee. Urban and agricultural roads, many shell surfaced, cross the management unit. The Texas and Pacific Railroad line parallels the river, but is set far back from it. Agricultural drainage canals running perpendicular to the river discharge into Brazan Canal and Bayou Lassene. Both of these flow into Lac Des Allemands.

FLOOD POTENTIAL: Except for small areas of swampland around Brazan Canal, the management unit is not considered flood prone.

IMPORTANT FARMLANDS: The entire management unit has soils of prime farmland quality, except those swampland soils adjacent to Brazan Canal.

USE OF LAND: The majority of the land is in agriculture, in particular, sugarcane. Commercial vegetables are also raised in smaller quantities. The lower Vacherie and Vacherie communities are primarily residential, with essential commercial establishments. Development along the river is predominantly strip-type directly on the River Road.

UNIQUE ECOLOGICAL FEATURES: None.

RECREATIONAL POTENTIAL: The management unit

provides access to excellent recreational areas, especially via the LA 643 extension through lower Vacherie to Lac Des Allemands. Other types of recreation in the area are provided by community facilities such as tennis courts, swimming pools and ball parks.

HYDROLOGIC RESOURCES: Fresh water deposits are found grading down to depths below 300 feet. Ground water for drinking is generally not available in large supply due to objectionable quantities of iron in solution. Water supplies are from the Mississippi River.

HISTORIC/CULTURAL/ARCHAEOLOGICAL:

A. Historic Sites: Three old homes of historic interest are found east of Vacherie on the River Road (LA 18).

1. Whitney Plantation House
2. Waguespack Home
3. Hymel Home

B. Cultural: Two sizable communities exist in the St. James portion of the Edgard management unit: Vacherie and lower Vacherie. Both have schools and churches. A hospital and a library are located on LA 20 between Vacherie and lover Vacherie. Lower Vacherie was first settled by Germans, who crossed Lac Des Allemands from the "German Coast" in the 18th Century (Bourgeois, 1957).

C. Archaeological Sites: Two known archaeological sites exist in the management unit. One is believed to be a Bayou Goulas Indian site.

1. SF 2 Indian Site
2. SF 6 Plantation

PROBLEMS:

1. Loss of prime farmland due to subdivision and development of land.
2. Added stress on the existing services available in Vacherie and lower Vacherie, and on the narrow corridors of high land along the river and LA 20, as a result of increasing population in the area.
3. Drainage of agricultural runoff, sewage and drainage into swamplands adding to the eutrophication process of Lac Des Allemands.

## 2.2.5 Gramercy

SOILS: The soils in the Gramercy management unit reflect the soil association and conditions found in the Donaldsonville management unit. Along Bayou Des Acadiens, Sharkey association soils penetrate the levee almost to LA 44. Also, Convent-Commerce-Sharkey association soils are found behind the natural levees at Belmont and Romeville. These are loamy and clayey soils formed during crevasses of the Mississippi River. Soils of this association are poorly

drained and slowly permeable. Limitations for most urban, industrial and recreational uses are due to wetness, high shrink/swell potential and poor trafficability. Limitations for farming are related to wetness and drainage. Some swamp soils of the Barbary-Sharkey association are found between the St. James Parish Canal and the higher land of the natural levee. These are frequently flooded clayey soils with poor trafficability, high shrink/swell potential and low bearing capacity.

VEGETATION: Natural vegetation of the management unit was mixed hardwood forest (oak, pecan, sycamore, elm, locust) grading down to cypress-tupelo gum - red maple swamps. Most of the land has been cleared for agricultural purposes. Scrub hardwood forests are still found on the batture and on the swamp-levee edge. Hardwood and cypress are also found along the Bayou Des Acadiens crevasse.

SUBSIDENCE POTENTIAL IF DRAINED: None for soils directly adjacent to the river; moderate for swampland.

LAND LOSS POTENTIAL DUE TO CHANNEL CONSTRUCTION: Low.

TOPOGRAPHIC FEATURES: Elevations grade from above 20 feet MSL at the Mississippi River to below the five foot contour. The built up levee adjacent to the river is

maintained by the Lake Pontchartrain Levee District at 30 feet MSL. The main transportation arteries in the unit are LA 44 (at the River Road) and US 61, with major roads between the two including LA 20. A new road links the Sunshine Bridge Road (LA 641 Extension) will link Gramercy to I-10. Ninety-five acres of swampland and seven acres of upland forest will be lost. Another 130 acres will be used for spoil disposal and drainage areas upon completion of the highway. The road will be elevated to 6 feet MSL. Commercial and industry--related businesses are expected to locate along its length (U.S. Department of Transportation, 1975:19).

The Sunshine Bridge corsses the Mississippi River near the community of St. James. Both the existence of the Sunshine Bridge, and the completion of the two new roads will encourage development. Two railway lines cross the management unit, the Kansas City Southern and the Illinois Central; both have spurs into industrial areas. A large utility power lone follows US 61. Pipelines for oil and gas transportation also cross the unit.

Agriculture and urban drainage canals flow into the St. James Parish Canal, the northern boundary of the management unit. Bayou Des Acadiens flows from the Parish Canal to College Point.

Gramercy and Lutcher, through separately

incorporated, form a large commercial-residential area from the Mississippi River to US 61. The two towns spread along LA 20 and LA 44. Three disposal ponds are found in the unit, two oxidation ponds exist for Gramercy and Lutcher, and one sewage disposal pond is located adjacent to a large industrial complex on the St. James-St. John the Baptist Parish line. Belmont Crevasse is found between Hester and Welham Plantations; the date of the crevasse is 1892. The site of another crevasse, Nita Crevasse, is found just below Romeville. This crevasse occurred in 1890 and is one of the largest historic crevasses on this part of the Mississippi River.

An Indian mound of some size is located behind Belmont. The mound was originally one of three, the other two were eroded away (Bourgeois, 1957).

**FLOODING POTENTIAL:** None throughout most of the management unit. However, some flood hazard areas are found in the lower lands between St. James Parish Canal and the higher natural levee and along the upper part of Bayou Des Acadiens. Backwater flooding has been an increasing problem in the back parts of Gramercy, Lutcher, and Grand Point. The major source of the backwaters is flooding from Blind River. Improper drainage of runoff into Lake Maurepas after heavy rains, coupled with strong northerly winds, cause water to overflow in the upper portion of Blind River (N-Y Associates, Inc., 1977: I-6 I-7).

IMPORTANT FARMLANDS: Generally, all land in the management unit is considered prime farmland (see Donaldsonville management unit). However, land along Bayou Des Acadiens is usally too wet to farm. About 300 acres of land at Grand Point is devoted to farming of Perique tobacco. This valued blending tobacco is grown no where else in the world (Bardwell, 1976).

USE OF LAND: The majority of the land area is devoted to sugarcane farming, with some minor vegetable crops. Three sizable urban residential communities exist at Gramercy, Lutcher, and Convent. Most development has occurred directly along the Mississippi River and LA 44. Gramercy and Lutcher have extended back toward US 61 (Airline Highway). Industrial development is also found along the Mississippi River. Commercial and industrial businesses are expected to develop along LA 641.

UNIQUE ECOLOGICAL FEATURES:

A. Geological Features: None.

B. Zoological Features: None.

C. Botanical Features: None.

1. Unique Botanical Specimens or Communities:

Manresa: row of oaks

RECREATIONAL POTENTIAL: Major recreation activities are those associated with community facilities such as tennis

courts, swimming pools, and ball parks. Scenic driving is also a recreational activity common along LA 44 (the River Road). Boat launches are found near Gramercy. A boat launch is located off of US 61 providing access to Blind River. Another behind Grand Point gives access to St. James Parish Canal.

HYDROLOGIC RESOURCES: Freshwater is found in a small area at Convent. Generally, freshwater deposits extend down 500 feet. Water is much shallower (100 feet) in the Lutcher area. Ground water in the vicinity of Welham is not potable due to saltiness (CZMAC, 1977-78).

HISTORICAL/CULTURAL/ARCHAEOLOGICAL

A. Historic Sites:

1. "The Academy" located in the vicinity of Union.
2. Old Hester Plantation site located above Lutcher on LA 44.
3. Colomb House, below Central on LA 44, 4 miles north of Convent.
4. Manresa House, 2 miles below Convent on LA 44.
5. St. Michael's Convent located on LA 44 in Convent.
6. St. Michael's Roman Catholic Church, Convent on LA 44.
7. Tezcuco Plantation Antique Gallery located at Convent.

8. St. Elma Plantation located just above Lutcher.
9. Nita Crevasse located on LA 44 between Convent and Union.
10. Mount Airy located below Gramercy.
11. Uncle Sam Plantation 1.5 miles above Convent on LA 44.
12. Longview on LA 44 just above the Lutcher Ferry.
13. Jefferson College on LA 44, 2 miles south of Convent.
14. Zenon-Trudeau House located on LA 44.
15. Bocage, on LA 44.

B. Cultural: The area is part of the Acadian Coast first settled in the mid-18th Century by the French and Acadians. The parish seat has been Convent since 1869. Two incorporated towns exist in this management unit: Lutcher, incorporated in 1890, and Gramercy, incorporated in 1947. Lutcher is originally the site of the Lutcher-Moore Lumber Company town. Gramercy grew up around the Colonial Sugars Company mill and refinery (Martin, 1958 and 1960).

C. Archaeological Sites: At present, known sites include at least one large Indian Mound behind Belmont Crevasse.

1. SJ. 1 Indian Mound

PROBLEMS:

1. Flood problems caused by backwaters in low lying areas of the parish.

2. Stress on prime agriculture lands due to industrial and urban expansion.

3. Runoff and drainage from agricultural, industrial and urban sources into swamplands.

## 2.2.6 Maurepas

SOILS: Barbary-Sharkey association soils are found throughout the management unit. These are frequently-flooded to almost continuously-flooded clayey soils, unsuitable for the majority of agricultural and urban-industrial uses due to severe limitations. The limitations include low bearing capacity, high shrink/swell potential, frequent flooding and poor trafficability.

VEGETATION: Swamplands are found throughout. Vegetation is typically cypress, tupelo and red maple. Understory vegetation consists of scattered shrubbery and a floating mat of water hyacinth or duckweed. There is probably no sizeable cypress timber left in the area, most is second-growth. All swamps in the area have been cut-off.

SUBSIDENCE POTENTIAL IF DRAINED: Moderate (3 to 16 inches).

LAND LOSS POTENTIAL DUE TO CHANNEL CONSTRUCTION: Medium to moderate susceptibility.

TOPOGRAPHIC FEATURES: The St. James Parish Maurepas management unit is part of a larger unit bordering on Lakes Maurepas and Pontchartrain. In St. James Parish, the land is swampland bordered by drainage canals and US 61 (elevation 5 to 8 feet MSL) and its adjacent borrow pit. Elevations in the unit are low, generally below 2 feet MSL. Three old railroad grades cross the unit with 2 feet MSL elevation. The western part of the unit is crossed by the Blind River Natural and Scenic River. Several canals and bayous enter the system including Bayou Des Jones, Tennessee Williams Canal, Old River, Bayou Fusil, Bayou Secret, Bayou Andre David, Old New River, Tchackchou Bayou, Joe Bourgeois Canal and Bayou Shepard. Old lumber canals can be found throughout the management unit.

FLOODING POTENTIAL: The entire management unit is flood prone. Highway US 61 has less flooding hazard problems because of its elevation.

IMPORTANT FARMLANDS: None.

UNIQUE ECOLOGICAL FEATURES:

A. Geological Features: None.

B. Zoological Features: None.

C. Botanical Features: Blind River Swamp (see Blind River Management Unit).

RECREATIONAL POTENTIAL: The area is suitable for outdoor sports such as hunting and fishing. Blind River is a Nautral and Scenic River. Camps are found throughout much of the unit. The area is also considered to have a high aesthetic and scenic value.

HYDROLOGIC RESOURCES: The saltwater-freshwater interface is shown on the Louisiana Coastal Resources Program Map to be 500 to 600 feet deep throughout the management unit.

HISTORIC/CULTURAL/ARCHAEOLOGICAL: None.

PROBLEMS:

1. Subsidence and land loss potential if channeled or developed.
2. Backwater flooding problems in Blind River and New River.
3. Possible loss of natural drainage system if too much development stress is placed on the management unit.

4. Pollution problems from agricultural and urban drainage.

5. Possible loss of unique ecological feature (Blind River) due to development stresses (sewerage, drainage, channelization).

6. Aquatic weeds have overgrown many of the water bodies (hydrilla, duckweed, water hyacinth, popping weed).

7. Need for more accurate data concerning hydrologic resources.

### 2.2.7 Blind River

SOILS: Barbary-Sharkey association soils are found throughout the management unit. These are clayey soils that are frequently to nearly continuously flooded. Soils are poorly drained and slowly permeable. Limitations for farming and urban-industrial development exist due to the frequent flooding, poor trafficability, shrink/swell potential and low bearing capacity.

VEGETATION: Typically water tupelo, baldcypress and red maple swamp. Understory consists of a floating mat of vegetation such as water hyacinth or duckweed. Swamp vegetation is second growth in much of the management unit. Lumbering removed large numbers of the trees in the first part of the 1900's.

SUBSIDENCE POTENTIAL IF DRAINED: Moderate throughout the management unit (3 to 6 inches if drained).

LAND LOSS POTENTIAL DUE TO CHANNEL CONSTRUCTION: Medium; moderately susceptible to gradual continuous land loss if channelled.

TOPOGRAPHIC FEATURES: Land elevations are low, generally 3 feet MSL and below. St. James Parish Canal forms most of the southern boundary; the boundary diverges into include swamp on the south side of the canal. Spoil banks occur along the canal. Blind River flows through the northeast portion of the management unit. It is connected by canals to St. James Parish Canal in two places. Bayou La Trainasse and Tchackchou Bayou can also be found in the southeast corner of the management unit. A Kansas City Southern Railroad line and US 61 cross the eastern border of the unit. Elevations along the road are five to seven feet MSL. Remnants of numerous canals can be seen in aerial photos. These are generally lumbering canals, though some may have been crevasses.

FLOODING POTENTIAL: The entire management unit is flood prone. Highway US 61 has less flooding problems because of its elevation. Flood problems are due to backup of drainage waters entering Lake Maurepas. The problem results after heavy rains and strong north winds. While the St. James

Parish drainage system adequately drains the higher ground, difference in elevation in the lake and everal bayous and rivers entering the lake create much of the problem. Drainage into Lake Maurepas from the Comite and Amite Rivers backs up into Blind River causing it to overflow its banks. Another source of flooding problems originates with drainage into Bayou Conway (Ascension Parish). Bayou Conway drains a large area into old New River and Blind River.

IMPORTANT FARMLANDS: None.

USE OF LAND: Land is essentially second-growth swamp. Extensive lumbering occurred throughout before the 1950's. The management unit is used frequently for outdoor recreation such as hunting, fishing, and boating. Highway US 61 and the railway line are import transportation links. Camp sites (second homes) and recreation are major uses along Blind River.

UNIQUE ECOLOGICAL FEATURES:

A. Geological Features: None.

B. Zoological Features: None.

C. Botanical Features: Blind River swamp and natural areas is an abandoned Mississippi River distributary about 20 miles in length containing about 25,000 acres of cypress-tupelo gum forest.

Blind River was classified as a Scenic River in 1973. Dependent upon tidal actions in Lake Maurepas, flushing of the river takes place at an extremely slow rate. Blind River is considered good for secondary contact recreation (fishing, wading, boating, and for propagation of wildlife) Burk and Associates, 1977, 6:10).

RECREATIONAL POTENTIAL: The management unit is excellent for outdoor sports including hunting, fishing and scenic boating. Blind River is a Natural and Scenic River. Camps exist along the river and in other parts of the management unit.

HYDROLOGIC RESOURCES: Freshwater is found to depths of 600 feet below the surface.

HISTORIC/CULTURAL/ARCHAEOLOGICAL: None.

PROBLEMS:

1. Flooding due to runoff and drainage backwaters along St. James Parish Canal from Blind River causing overflow of both the canal and the river banks.
2. Pollution possible from agricultural, industrial, and domestic runoff and drainage.

3. Need to preserve Blind River and regulate activities along the river causing possible damage to its uniqueness.

4. Loss of natural drainage basin from developmental stresses.

5. Subsidence and loss of land if drained and channeled.

6. Hazards of navigation and degradation of water body quality due to overgrowth of aquatic weeds.

## 2.3 PROBLEM IDENTIFICATION AND GOAL DEVELOPMENT

A sound management program requires a good foundation. Establishing realistic program goals helps lay this foundation. Goals state that intent of the program, while at the same time giving it initial direction. Identifying problems that relate to the program assist in defining the goals. The goals that are developed can then be used, in a broad sense, to address these problems.

During the second year of program development the CZMAC defined problems related to coastal zone management and developed goals for the parish program. In the third year of the program, these goals were reviewed and found to be relevant. The fourth year study added the area previously eliminated from the coastal zone (west bank) and updated the

goals to include the additional area.

Unique problems identified for the entire parish coastal zone are presented in Figure 2.3. These problems are prioritized to determine which are the most critical. Goals for the St. James Parish Coastal Zone are presented in Figure 2.4.

### 2.3.1 Problems by Management Unit

The main task of the second year CZM study was to divide St. James Parish into seven management units. The concept of management units and the descriptions developed during the previous years play an important role in the St. James Parish CZM Program. Management units have many functions. They partition the coastal zone into smaller, more easily comprehensible units, which allows the decision-maker to pinpoint unique problems, as well as comment on general problems. They serve as a source of basic environmental data providing a generalized capsule description of the local environment. The data will aid both the parish permit officer and the permit applicant.

During the second year study, existing and potential problems specific to each management unit were identified by the St. James Parish CZMAC. In the fourth year, this list was expanded to cover the area previously eliminated from the

coastal zone. Problems by management unit are presented in Figure 2.5.

FIGURE 2.3
PRIORITIZED LIST OF
PROBLEMS IN THE COASTAL ZONE IDENTIFIED BY
THE ST. JAMES PARISH
CZMAC

1. Flooding problems due to backwaters after heavy rains in the Blind River, Maurepas, Johnson Island Wetland and Bayou Citamon Wetland management units.
2. Loss of prime agricultural lands with increase of urban, industrial and residential expansion.
3. Pollution problems from industrial, agricultural and urban runoff.
4. Flooding of low lying areas adjacent to wetlands.
5. Agricultural, urban and industrial drainage into swamp.
6. Stress on existing community facilities with growing populations.
7. Overgrowth of swamp floors and water bodies by aquatic weed.
8. The loss of natural interdistributary drainage basins on either side of the alluvial ridges due to development encroachment.
9. Loss of aesthetic, social, economic value of natural areas.
10. Land loss due to channelization potential.
11. Subsidence potential due to the nature of the soils.

FIGURE 2.4
GOALS FOR THE
ST. JAMES PARISH COASTAL ZONE

1. To protect, develop, and where feasible, restore or enhance the resources of the parish's coastal zone.

2. To support and encourage multiple use of coastal resources consistent with the maintenance and enhancement of renewable resource management and productivity, the need to provide for adequate economic growth and development, and the minimization of adverse effects of one resource use upon another without imposing any undue restriction on any user.

3. To employ procedures and practices that resolve conflicts among competing uses within the coastal zone in accordance with the purpose of this ordinance and simplify administrative procedures.

4. To develop and implement a coastal resources management program which is based on consideration of our resources, the environment, the needs of the people of the state, the nation, and the local government.

5. To enhance opportunities for the use and enjoyment of the recreational values of the coastal zone.

6. To express certain regulatory and non-regulatory policies for the coastal zone management program. Regulatory policies are to form a basis for administrative decisions to approve or disapprove activities only to the extent that such policies are contained in the articles of the ordinance.

7. To develop and implement a reasonable and equitable coastal resources management program with sufficient expertise, technical proficiency, and legal authority to enable St. James Parish to determine the future course of development and conservation of the coastal zone.

FIGURE 2.5
COASTAL WETLAND PROBLEMS IN ST. JAMES PARISH
BY MANAGEMENT UNIT

Bayou Citamon Wetland

1. Flooding due to runoff and drainage backwaters.
2. Pollution possible from agricultural, industrial and domestic runoff and drainage.
3. Need to preserve unique ecological features.
4. Loss of natural drainage basin from development stresses.
5. Subsidence and loss of land if drained and channeled.
6. Hazards to navigation and degradation of water body quality due to overgrowth of aquatic weeds.
7. Need for more accurate data concerning hydrologic resources.

Johnson Island Wetland

1. Subsidence and land loss potential if channeled or developed.
2. Backwater flooding problems.
3. Possible loss of natural drainage system if too much developmental stress is placed on the management unit.
4. Pollution problems from industrial, agricultural and urban drainage.
5. Possible loss of unique ecological features due to developmental stresses (sewerage, drainage, channelization).
6. Aquatic weeds (hydrella, duckweed, hyacinth, popping weed) have overgrown much of the water bodies.

Donaldsonville

1. Flood problems caused by backwaters in low laying areas of the parish.
2. Stress on prime agricultural lands due to industrial and urban expansion.
3. Runoff and drainage from agricultural, industrial and urban sources into swamplands.

Edgard

1. Flood problems caused by backwaters in low lying areas of the parish.
2. Stress on prime agricultural lands due to industrial and urban expansion.
3. Runoff and drainage from agricultural, industrial and urban sources into swamplands.

Gramercy

1. Flood problems caused by backwaters in low lying areas of the parish.
2. Stress on prime agricultural lands due to industrial and urban expansion.
3. Runoff and drainage of agricultural, industrial and urban sources into swamplands.

Maurepas

1. Subsidence and land loss potential if channeled or developed.
2. Backwater flooding problems in Blind River and New River.
3. Possible loss of natural drainage system if too much developmental stress is placed on the management unit.
4. Pollution problems from agricultural and urban drainage.
5. Possible loss of unique ecological feature (Blind River) due to developmental stresses (sewerage, drainage, channelization).
6. Aquatic weeds (hydrella, duckweed, hyacinth, popping weed ) have overgrown much of the waterbodies.
7. Need for more accurate data concerning hydrologic resources.

Blind River

1. Flooding due to runoff and drainage backwaters along St. James Parish Canal from Blind River causing overflow of both the canal and the river banks.
2. Pollution possible from agricultural, industrial and domestic runoff and drainage.
3. Need to preserve Blind River and regulate activities along the river causing possible damage to its uniquenes
4. Loss of natural drainage basin from developmental stresses.
5. Subsidence and loss of land if drained and channeled.
6. Hazards to navigation and degradation of water body quality due to overgrowth of aquatic weeds.
7. Need for more accurate data concerning hydrologic resources.

## 2.3.2 Objectives for the Coastal Zone

Objectives for the St. James Parish Coastal Zone Management Program were adopted by the CZMAC in June, 1978. A list of model objectives was presented to the committee in March, 1978 by South Central Planning and Development Commission as part of their contractural obligations. The members of the CZMAC reviewed and revised the objectives before their final adoption on June 7, 1978. These objectives were refined further by the CZMAC in the fourth year study. The objectives are presented in Figure 2.6.

FIGURE 2.6

OBJECTIVES FOR THE

ST. JAMES PARISH COASTAL ZONE

1. Control erosion.
2. Control pollution.
3. Control development in wetlands.
4. Minimize new pipeline corridors and canals.
5. Control loss of natural drainage basin.

### 2.3.3 Policies for the Management Units

In the fourth year study, policies specific to each management unit for achieving the previously stated goals and objectives were developed. These policies are presented in Figure 2.7, as follows:

> Policies and performance standards which directly or indirectly affect uses of state concern shall not be construed as being regulatory or binding on either the permit applicant or the Coastal Management Division (CMD) of the Department of Natural Resources but are for the purpose of submitting the Parish environmental review comments to the State on applications for uses of state concern. Local policies which contain prohibitions, restrictions or performance standards beyond the scope of the Coastal Use Guidelines (CUG) shall be considered as advisory by the Parish, the CMD, and permit applications (i.e., mandatory policies with "shalls" are modified such that "should" is the operative verb.)
>
> Parish comments to CMD on proposed Uses of State Concern shall be based on the policies of the LCP and may recommend specific project alternatives and conditions. CMD consideration of Parish recommendations shall be based on the conformance of the recommendation with the CUGs.

Recommendations which reflect further detailing of the CUGs as they apply to the Parish shall be given substantial consideration by the CMD with the objective of maximizing conformances with the approved LCP. Recommendations which are not in conformance with the CUG shall not be considered by the CMD.

FIGURE 2.7
POLICIES FOR MANAGEMENT UNITS IN THE
ST. JAMES PARISH COASTAL ZONE

Bayou Citamon Wetland

Activities in the Bayou Citamon Wetland area from Bayou Verret to Bayou Cheuvreil shall require a permit. Generally this entire area is less than one (1') foot MSL. In the man-made canals south and west of the St. James Canal and in the areas around Bayou Pirogue and Onion to Grand Bayou will require permit management to decrease the loss of land due to subsidence or degradation of water quality. Permits shall be required also in the areas of the existing Burton Gas fields. The following conditions shall be observed in the granting of permits for Coastal use in the Bayou Citamon Wetland Study unit:

1. Existing pipeline corridors shall be used to avoid unnecessary disruption of wetlands. There should be no impounding of wetlands by pipeline corridors.

2. The width of altered areas of marsh or swamp adjacent to pipelines shall be restricted to reduce loss of wetlands.

3. The best available technology and that which disturbs the least amount of wetlands shall be utilized in constructing pipelines.

4. Disturbed areas shall be revegetated with appropriate native materials to help prevent the future erosion or subsidence of the disturbed areas which often occurs before natural revegetation can occur.

5. Dredged material shall be placed to maintain natural drainage and nutrient exchange.

6. All sanitary sewage and/or related domestic wastes generated during the project activity and at the site, thereafter, as may become necessary shall receive the equivalent of secondary treatment with disinfection prior to discharge into any of the streams or adjacent waters of the area or, in the case of total containment, shall be disposed of in approved sewerage and sewage treatment facilities, as is required by the State Sanitary Code.

7. Board road conditions:
   a. Culverts shall be placed where streams and sloughs are crossed by the roadway embankment and at other locations to promote or maintain sheet flows. The maximum spacing between culverts shall be 300 feet. The openings

of the culverts must be maintained so as to allow for free flow of water.

b. Contents of mud pits and other drilling residues shall be removed from the site and disposed of in a lawful manner when drilling operations have been completed.

c. Ring levees shall be degraded by restoring the material with which they were built into the areas from which it was removed, and the area leveled to as near pre project conditions as practicable after mud pits have been cleaned.

d. Broken boards and other extraneous construction materials shall be removed from the site when the road is abandoned by the permittee. All plastic sheeting shall be removed from areas of the roadway from which the boards are removed.

e. No hydrocarbons, substances containing hydrocarbons, drilling mud, drilling cuttings, or toxic substances shall be allowed to enter adjacent waterways and wetlands.

f. The road fill placed in wetlands shall be degraded when the location is abandoned. The material shall be deposited into the borrow areas or ditches, and the area restored to as near pre project conditions as practical using the material available in the road fill.

g. Should changes in the location or the section of the existing waterways, or in the generally prevailing conditions in the vicinity be required in the future, in the public interest, the applicant shall make such changes in the project concerned or in the arrangement thereof as may be necessary to satisfactorily meet the situation and shall bear the cost thereof.

8. Spoil banks shall be graded to avoid potholes or other fissures which would create mosquito breeding habitat.

9. Stabilization material shall be used on areas of severe erosion along canal length.

Johnson Island Wetland

Only a small portion of the Johnson Island Wetland is located in St. James Parish. The area east and south of the Vacherie alluvial ridge is similar to the Bayou Citamon Wetland and should be administered in a similar fashion with the following considerations before the grant of a permit.

1. Existing pipeline corridors shall be used to avoid unnecessary disruption of marsh. There should be no impounding of wetlands by pipeline corridors.

2. The width of altered areas of marsh or swamp adjacent to pipelines shall be restricted to reduce loss of wetlands.

3. The best available technology and that which disturbs the least amount of wetlands shall be utilized in constructing pipelines.

4. Disturbed areas shall be revegetated with appropriate native materials to help prevent the future erosion or subsidence of the disturbed area which often occurs before natural revegetation can occur.

5. Dredged material shall be placed to maintain natural drainage and nutrient exchange.

6. All sanitary sewage and/or related domestic wastes generated during the project activity and at the site, thereafter, as may become necessary shall receive the equivalent of secondary treatment with disinfection prior to discharge into any of the streams or adjacent waters of the area or, in the case of total containment, shall be disposed of in approved sewerage and sewage treatment facilities, as is required by the State Sanitary Code.

7. Board road conditions:

a. Culverts shall be placed where streams and sloughs are crossed by the roadway embankment and at other locations to promote or maintain sheet flows. The maximum spacing between culverts shall be 300 feet. The openings of the culverts must be maintained so as to allow for free flow of water.

b. Contents of mud pits and other drilling residues shall be removed from the site and disposed of in a lawful manner when drilling operations have been completed.

c. Ring levees shall be degraded by restoring the material with which they were built into the areas from which it was removed, and the area leveled to as near pre project conditions as practicable after mud pits have been cleaned.

d. Broken boards and other extraneous construction materials shall be removed from the site when the road is abandoned by the permittee. All plastic sheeting shall be removed from areas of the roadway from which the boards are removed.

e. No hydrocarbons, substances containing hydrocarbons, drilling mud, drilling cuttings, or toxic substances shall be allowed to enter adjacent waterways and wetlands.

f. The road fill placed in wetlands shall be degraded when the location is abandoned. The material shall be deposited into the borrow areas or ditches, and the area restored to as near pre project conditions as practical using the material available in the road fill.

g. That should changes in the location or the section of the existing waterways, or in the generally prevailing conditions in the vicinity be required in the future, in the public interest, the applicant shall make such changes in the project concerned or in the arrangement thereof as may be necessary to satisfactorily meet the situation and shall bear the cost thereof.

8. Spoil banks shall be graded to avoid potholes or other fissures which would create mosquito breeding habitat.

9. Stabilization material shall be used on areas of severe erosion along canal length.

Donaldsonville

Although being considered separately, the next three study units are relatively similar in nature and composition topographically, ecologically, geologically, botanically and zoologically.

The Donaldsonville study unit has under usual circumstances no areas subject to Coastal use permits. It is located on the alluvial ridge parallel to the Mississippi River. Any use of this land, however, should undergo scrutiny on the part of the Coastal Zone Management Advisory Committee on its southern boundary, where it contacts the Bayou Citamon Wetland, and its northern boundary, the Mississippi River, to insure that all effluents and emissions comply with state and federal regulations and proper certification is ascertained from the person seeking to make use of this area.

Edgard

The Edgard study unit abuts the Bayou Citamon Wetland on its south and west border and the Johnson Island Wetland on the east and south with the Mississippi River north. This area is usually not subject to Coastal use permitting because of its elevation, however, any proposed use should be monitored. Compliance, certified by the state and federal government, that any and all emissions and effluents will not have a direct and significant effect on coastal waters.

Gramercy

The Gramercy study unit extends the full length of the alluvial ridge of the east bank of the Mississippi River.

On the north boundary it abuts the Maurepas and Blind River study units and the lands in this area are usually not subject to permitting. All emissions and effluents, however, shall comply with state and federal regulations and shall be certified by the person planning to use that area so as not to impact coastal waters surrounding the study unit.

Maurepas

The Maurepas study unit extends north from U.S. Highway 61 to the Parish Line. All of the area in this study unit is subject to Coastal use permitting. Blind River Natural Scenic River occurs in this area and its associated bayous Des Jones, Andre David, Tchackchou, Fusil, Secret, Shepard as well as Tennessee Williams and Joe Bourgeois Canal, Old New River, the Airline Borrow Canal, and various lumber canals all require permit management to prevent loss of ecological habitat, and land through subsidence and degradation of water quality. Any permits granted on any of these streams or the surrounding swamp should take in the following consideration.

1. Existing pipeline corridors shall be used to avoid unnecessary disruption of wetlands. There should be no impounding of wetlands by pipeline corridors.

2. The width of altered areas of marsh or swamp adjacent to pipelines shall be restricted to reduce loss of wetlands.

3. The best available technology and that which disturbs the least amount of wetlands shall be utilized in constructing pipeline

4. Disturbed areas shall be revegetated with appropriate native materials to help prevent the future erosion or subsidence of the disturbed area which often occurs before natural revegetation can occur.

5. Dredged material shall be placed to maintain natural drainage and nutrient exchange.

6. All sanitary sewage and/or related domestic wastes generated during the project activity and at the site, thereafter, as may become necessary shall receive the equivalent of secondary treatment with disinfection prior to discharge into any of the streams or adjacent waters of the area or, in the case of total containment, shall be disposed of in approved sewerage and sewage treatment facilities, as is required by the State Sanitary Code.

7. Board of conditions:

   a. Culverts shall be placed where streams and sloughs are crossed by the roadway embankment and at other locations to promote or maintain sheet flows.

The maximum spacing between culverts shall be 300 feet. The openings of the culverts must be maintained so as to allow for free flow of water.

b. Contents of mud pits and other drilling residues shall be removed from the site and disposed of in a lawful manner when drilling operations have been completed.

c. Ring levees shall be degraded by restoring the material with which they were built into the areas from which it was removed, and the area leveled to as near pre project conditions as practicable after mud pits have been cleaned.

d. Broken boards and other extraneous construction materials shall be removed from the site when the road is abandoned by the permittee. All plastic sheeting shall be removed from areas of the roadway from which the boards are removed.

e. No hydrocarbons, substances containing hydrocarbons, drilling mud, drilling cuttings, or toxic substances shall be allowed to enter adjacent waterways and wetlands.

f. The road fill placed in wetlands shall be degraded when the location is abandoned. The material shall be deposited into the borrow areas or ditches, and the area restored to as near pre project conditions as practical using the material available in the road fill.

g. Should changes in the location or the section of the existing waterways, or in the generally prevailing conditions in the vicinity be required in the future, in the public interest, the applicant shall make such changes in the project concerned or in the arrangement thereof as may be necessary to satisfactorily meet the situation and shall bear the coast thereof.

8. Spoil banks shall be graded to avoid potholes or other fissures which would create mosquito breeding habitat.

9. Stabilization material shall be used on areas of severe erosion along canal length.

Blind River

All of this area is subject to permitting any permits issued in this area should be subject to the following conditions.

1. Existing pipeline corridors shall be used to avoid unnecessary disruption of wetlands. There should be no

impounding of wetlands by pipeline corridors.

2. The width of altered areas of marsh or swamp adjacent to pipelines shall be restricted to reduce loss of wetlands.

3. The best available technology and that which disturbs the least amount of wetlands shall be utilized in constructing pipelines.

4. Disturbed areas shall be revegetated with appropriate native materials to help prevent the future erosion or subsidence of the disturbed area which often occurs before natural revegetation can occur.

5. Dredged material shall be placed to maintain natural drainage and nutrient exchange.

6. All sanitary sewage and/or related domestic wastes generated during the project activity and at the site, thereafter, as may become necessary shall receive the equivalent of secondary treatment with disinfection prior to discharge into any of the streams or adjacent waters of the area or, in the case of total containment, shall be disposed of in approved sewerage and sewage treatment facilities, as is required by the State Sanitary Code.

7. Board road conditions:

a. Culverts shall be placed where streams and sloughs are crossed by the roadway embankment and at other locations to promote or maintain sheet flows. The maximum spacing between culverts shall be 300 feet. The openings of the culverts must be maintained so as to allow for free flow of water.

b. Contents of mud pits and other drilling residues shall be removed from the site and disposed of in a lawful manner when drilling operations have been completed.

c. Ring levees shall be degraded by restoring the material with which they were built into the areas from which it was removed, and the area leveled to as near pre project conditions as practicable after mud pits have been cleaned.

d. Broken boards and other extraneous construction materials shall be removed from the site when the road is abandoned by the permittee. All plastic sheeting shall be removed from areas of the roadway from which the boards are removed.

e. No hydrocarbons, substances containing hydrocarbons, drilling mud, drilling cuttings, or toxic substances

shall be allowed to enter adjacent waterways and wetlands.

f. The road fill placed in wetlands shall be degraded when the location is abandoned. The material shall be deposited into the borrow areas or ditches, and the area restored to as near pre project conditions as practical using the material available in the road fill.

g. Should changes in the location or the section of the existing waterways, or in the generally prevailing conditions in the vicinity be required in the future, in the public interest, the applicant shall make such changes in the project concerned or in the arrangement thereof as may be necessary to satisfactorily meet the situation and shall bear the cost thereof.

8. Spoil banks shall be graded to avoid potholes or other fissures which would create mosquito breeding habitat.

9. Stabilization material shall be used on areas of severe erosion along canal length.

These conditions specifically apply to the canals, bayous, and swamps north and east of the St. James Parish Canal, Blind River, Bayou La Trainasse, Tchackchou Bayou to U. S. Highway 61.

## 2.4 RESOURCE/USE CONFLICTS WITHIN THE COASTAL ZONE

The predominant resource/use conflict in St. James Parish is the exploration of wetland areas for the capture of emergency resources (oil and gas) and conservation of wetland areas for sportsmen and naturalists. Exploration of oil and gas is experiencing a recent resurgence which will have as outgrowths the possible digging of canals and building of board roads through recently undisturbed second growth natural areas. Another major problem is the construction of pipelines which crisscross wetland areas in the parish. Exploration for oil and gas and the construction of pipelines with conservationist and sportsmen are by far the most severe resource/use conflicts existing in St. James Parish.

Another possible resource/use conflict which mostly occurs above the 5 foot contour line is industrial development, located primarily along the River Road on both banks of the river. The recent growth in industrial development in the parish has occurred because of the abundance of natural resources: land, water (the Mississippi River) and energy. The primary resource being depleted by this development is agricultural land. The utilization of this resource for industrial development has changed St. James' economic base from agricultural to industrial with a corresponding boost to the parish economy. However, the location of the various industrial facilities in proximity to

agricultural and residential development is undergoing criticism lately, as some individuals have expressed concern about the impacts of possible industrial pollutants on their homes and farmland. The use of formerly agricultural land for industrial development and conservation at natural resources to allow development to occur in an orderly and compatible manner while preserving a natural balance.

The significant issue in the resource/use conflict of agriculture/industry occurring in St. James is whether this is a true conflict or a transition period in the evolution of the parish - a transition which is giving the parish economy new strength and vitality.

## 2.5 ST. JAMES PARISH PARTICULAR AREAS AND POLICIES FOR PROTECTION

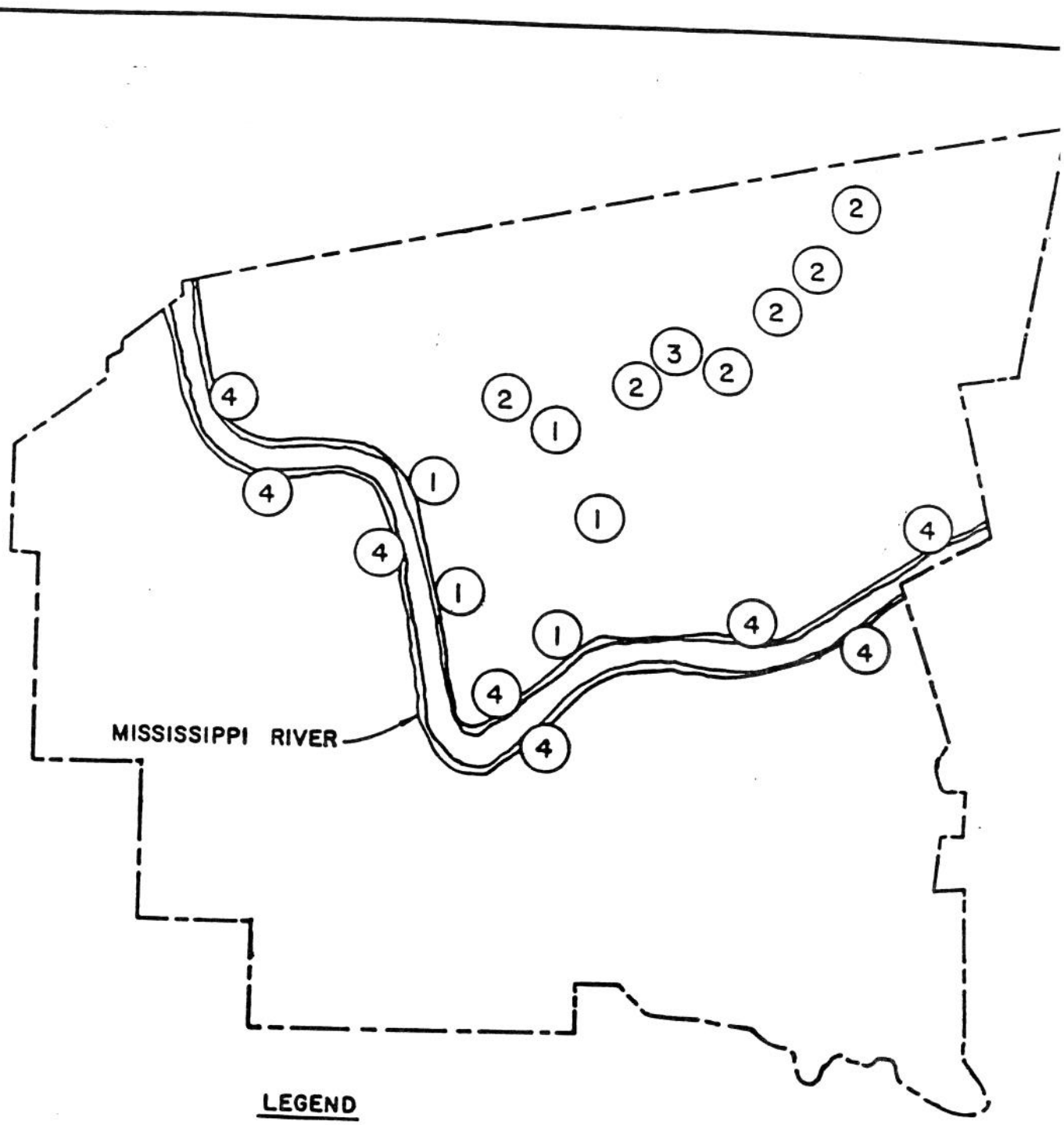
In St. James Parish four (4) particular areas have been designated by the CZMAC. These are illustrated on Map 2.2 and described below.

### 1. Indian Mounds - Gramercy Management Unit

Archaeological sites are protected by the Historic Preservation Act of 1966 and the Archaeological and Historic Preservation Act of 1974. They require an environmental review for any activity that will disturb any known archaeological site if federal funds or a federal permit is involved.

At present the State Historic Preservation Officer receives the U.S. Army Corps of Engineers permit for review. If any activity disturbs any known archaeological site, the state requests a cultural resources survey.

**Recommendation:** Any activities that will disturb known archaeological sites in the parish shall be examined in detail. The parish shall encourage the reporting of any new sites to the State Historic Preservation Office. The parish shall review and comment to the U. S. Army Corps of Engineers and the State Historic Preservation Officer on permits for any




**LEGEND**

1. INDIAN MOUND
2. BLIND RIVER NATURAL AND SCENIC RIVER
3. ST. JAMES PARISH BOAT CLUB AREA
4. BATTURE AREA

ST. JAMES PARISH
PARTICULAR AREAS

activity which would be near an archaeological site within the coastal zone. No special parish policies are required for the protection of known archaeological sites, since such sites are protected under state law. However, coastal permits requested for activities within close proximity to any known sites of archaeological or historic value located below the 5 foot contour shall be carefully scrutinized for impacts on these sites.

2. Blind River Natural and Scenic River - Maurepas and Blind River and Management Units

Blind River is an abandoned Mississippi distributary which has been declared a Natural and Scenic River by the Scenic Streams Act. A Natural and Scenic River is defined as "...a river, stream or bayou or segment thereof that is in a free flowing condition, that has not been channelized, cleared, and snagged within the past 25 years, realigned, inundated, or otherwise altered and has a shoreline covered by native vegetation and has no or few man-made structures along its banks" (LA Revised Statutes, 56:1841). Blind River is covered from its origin in St. James Parish to its entrance into Lake Maurepas.

As a Natural and Scenic River, the river is protected by the guidelines for administration of the Scenic Streams Act. Channelization, clearing and snagging, channel realignment and

before any activity is allowed to see that there is minimal effect on the surrounding swamp area and the Blind River Scenic and Natural River.

4. Mississippi River Batture - Gramercy, Donaldsonville and Edgard Management Units.

Any use of the batture requires a U.S. Army Corps of Engineers permit and a permit from the appropriate Levee District Pontchartrain of Lafourche.

Recommendation: No special parish policies are required. However, the parish shall review the permit and comment to the U. S. Army Corps of Engineers and the appropriate Levee District on any permit within the batture area.

## 2.6 DIRECT AND INDIRECT EFFECTS OF FUTURE CHANGES IN POPULATION AND LAND USE ON MANAGEMENT UNITS AND PARTICULAR AREAS

The majority of industrial, residential and commercial development expected as a result of anticipated future increases in population and economic activity will occur on fastlands and areas above the 5 foot contour line. Activities should be carefully monitored so as not to disturb the Mississippi River batture area, which is frequently used by barge companies and other industries for mooring. Also, most of the Indian mounds found in the parish are within the 5 foot contour line and could also be disturbed be future industrial, residential and commercial development.

Some activities could also occur in the transition area between the 5 foot contour line and the wetlands, and in the wetlands. Specifically, development (commercial/residential) may occur along LA 3125 on the east bank and LA 3127 on the west bank. Both of these highways border or cross transition areas and land below the 5 foot contour line. Highway LA 3125 is in the northern half of the Gramercy management unit. Highway LA 3127 is in the southern half of the Edgard and Donaldsonville management units and borders the Bayou Citaman Wetland. Development along these roadways should be closely observed for any activity below the

5 foot contour line. There will be no development associated with LA 641 Extension, which crosses the wetlands from Airline Highway to I-10 in the Blind River and Maurepas management units, since the facility will be a limited access roadway.

Residential development to accommodate expected future population increases may also occur in some areas below the 5 foot contour line. For example, residential development expected to occur along Grand Point Road north of LA 3125 (Gramercy and Blind River management units), which is quite close to the area of transition from high land to wetlands. This includes the Blind River Swamp. If not carefully observed, this development could possibly spill over into the edge of the swamp and impact the wetlands. Residential development is also expected to occur in lower Vacherie on the west bank. This area also borders on wetlands (Edgard, Johnson Island Wetland and Donaldsonville management units) and could possibly have some impact if not contained. The proliferation of hunting and fishing camps in the wetland management units should also be closely observed so that the number does not become so great as to disturb the balance of the ecosystem.

Industrial activity directly impacting the wetland areas includes the construction of the LOOP capline which, although completed and operating in Mid-1981, could have additional projects associated with it in the future. The

LOOP capline terminates in the western half of the east bank of St. James in the Donaldsonville management unit after crossing the Bayou Citamon Wetland management unit. It has been designated a special area by the State CZM Program (see Section 2.7).

Other industrial activity which can be especially damaging to the wetland management units is that associated with the oil and gas industry. Exploration for oil and gas has recently begun to increase in St. James Parish. The construction of pipelines, a common occurrence in the parish's current period of economic development, is also a major hazard to the wetlands and should be closely supervised.

## 2.7 SPECIAL AREAS

As stated previously, LOOP (Louisiana Offshore Oil Port) has been designated a special area by the State CZM program. LOOP crosses several parishes before ultimately terminating on the west bank of St. James Parish. In St. James, it crosses the Bayou Citamon Wetland management unit and terminates in the Donaldsonville management unit.

Since the issue of special areas is so complex, a portion from Chapter V of the State CZM program is included

below. This section defines special management areas and specifically discusses LOOP.

## SPECIAL AREAS*

### A. INTRODUCTION

The coastal zone of Louisiana is a diverse area containing a wide range of resources from delicate barrier islands and fresh water marshes to areas ideally suited for industrial and port development. In some cases, the distinct opportunities, needs, and problems of such areas cannot be addressed by the guidelines included in Chapter II. Such special areas require special management techniques in order to develop and preserve their unique characteristics. Both the federal CZMA and Act 361 address this problem by requiring procedures for the management of special areas.

There are two types of special management areas listed in the federal CZMA: Areas of Particular Concern (APC's) and Areas for Preservation and Restoration (APR's). The CZMA requires that a state management program contain: "An inventory and designation of areas of particular concern within the coastal zone" (Section 305(b) (3)).

"Broad guidelines on priorities of uses in particular areas including those uses of lowest priorities" (Section 305 (b) (5)).

"Provisions for procedures whereby specific areas may be designated for the purpose of preserving or restoring them for their conservation, recreational, ecological or esthetic values" (Section 306 (c) (9)).

Louisiana relies on the procedures contained in Act 361 and the management program for several existing special areas to meet the requirements of the CZMA for special management areas. The remaining sections of this chapter will describe the special management policies and procedures contained in Act 361 (and) the management program for....the area subject to the jurisdiction of the Louisiana Offshore

* From pages 102-107 of the Louisiana Coastal Resources Final Environmental Impact Statement.

Terminal Authority. A number of potential special areas that are presently being considered by the state for management as special areas is presented.

B. SPECIAL AREA MANAGEMENT PROVISIONS OF ACT 361

Louisiana's Act 361 provides for the nomination, designation and management of special management areas. The Act provides in Section 213.10 (B) for the adoption by the Secretary of DNR of rules for the identification and designation of special areas and for the establishment of guidelines and priorities of uses in each of these areas Section 213.10 (A) states that:

"Special areas are areas within the coastal zone which have unique and valuable characteristics requiring special management procedures. Special areas may include important geological formations, such as beaches, barrier islands, shell deposits, salt domes, or formations containing deposits of oil, gas or other minerals; historical or archaeological sites; corridors for transportation, industrialization or urbanization, areas subject to flooding, subsidence, salt water intrusion or the like; unique, scare, fragile, vulnerable, highly productive or essential habitat for living resources; ports or other developments of facilities dependent upon access to water; recreational areas; freshwater storage areas; and such other areas as may be determined pursuant to this Section."

Final rules for the nomination of special management areas as required by Section 213.10 of Act 361, are found in Appendix c-4. These rules provide that any person or governmental body can nominate a special area in the coastal zone providing that they show that the area has unique and valuable characteristics that require special management procedures. These rules provide for an administrative review of special management areas by the Administrator of the Coastal Resources Program. The Administrator may, after public hearings, determine whether or not to designate the area as a special area. The guidelines and priorities of uses adopted by the Administrator for a designated special management area must be sent to the Louisiana Coastal Commission which as sixty days in which to review them. In the event the Administrator and the commission are unable to agree on a set of guidelines and priorities of uses for the designated special area, final resolution shall be by the Governor.

The requirements and procedures set forth in Section 213.10 of Act 361 meet the requirements of the CZMA for both areas of particular concern and areas for preservation and restoration. The categories of areas identified in Section 213.10 (A) include several categories appropriate as the preservation or restoration. Section 213.10 (E) states:

"The Secretary is authorized to assist approved local programs and state and local agencies carrying out projects consistent with the guidelines, related to the management, development, preservation, or restoration of specific sites in the coastal zone or to the development of greater use and enjoyment of the resources of the coastal zone by financial technical, or other means, including aid in obtaining federal funds." (emphasis added)

Act 361 as amended also contains several provisions which relate to improved identification and management of special areas in the coastal zone. Section 213.10 (G) provides that DNR develop an indexing system for wetlands, coastlines, and barrier islands which are critical or subject to rapid change. This system will improve the identification of such areas for nomination as special management areas, and also help to identify such areas for special consideration under applicable provisions of the coastal use guidelines.

Section 213.10 (F) provides for development by DNR of a freshwater diversion plan for the State, including specific recommendations as to locations most in need of diversion of fresh and/or sediment laden waters. Such recommendations shall include projected costs, and the order of priority. The State diversion plan and specific recommendations will be the first step in a comprehensive effort by the State to compensate for wetlands lost due to natural processes, previous human activities, and unavoidable new activities.

C. EXISTING SPECIAL AREAS

Two existing special management areas have been chosen for inclusion in the LCRP at this time. The.....existing special management areas (in St. James Parish) are: those areas subject to the jurisdiction of the Offshore Terminal Authority.....

1. The Area Subject to the Jurisdiction of the Offshore Terminal Authority

The Louisiana Offshore Oil Port (LOOP or Superport) was nominated as a "special area" because of the unique needs and problems associated with deepwater marine terminals. The superport area requires management guidelines that are specific to the superport and the area effected by it. These were developed and placed in effect in 1975, and modified in 1977.

The development of a deepwater marine terminal in Louisiana started in 1972 when a proposal was made to construct a "superport" off the coast of Louisiana. Governor Edwin Edwards organized a task force in 1972 to study the feasability of developing a deepwater, offshore marine terminal which would have the capability of handling

the new large "super-tankers". The task force, after examining the economic, environmental, and practical aspects of a deepwater terminal reported favorably on the project. The Louisiana legislature passed enabling legislation for the superport in the same year. However, federal legislation for deepwater ports was delayed in the congress for two years until January, 1974. The development of the superport was further delayed until the rules and regulations developed by the U.S. Coast Guard were published in November 1975, in the Federal Register.

Louisiana Offshore Oil Port, Inc. applied for state and federal licenses to develop the superport in December, 1975, one month after the federal regulations were published in the Federal Register. The federal Department of Transportation license was issued on January 17, 1977. LOOP accepted the license, thereby agreeing to its conditions on August 1, 1977. The Louisiana Offshore Terminal Authority (LOTA) on January 27, 1977 issued its license which LOOP accepted on August 1, 1977.

Section 213.10 (C) of Act 361 designates the areas and facilities subject to the jurisdiction of the Offshore Terminal Authority as a "special area." The LOOP is an extremely important development for the economy of Louisiana. Crude oil production within Louisiana is currently on the decline. The record production, 2,562,000 barrels a day, of crude oil occurred in 1971. Production of crude oil was down to 1,542,000 barrels a day by 1977, a decline of forty percent from the record production. Should such trends continue, the large drop in crude oil production could severly depress Louisiana's economy, which is heavily dependent on its petrochemical industry. One study indicates that the development of the Superport could as much as double the need for refinery capacity in Louisiana by the year 2000, bringing thousands of new jobs with it (Kaiser Engineer's Report to LOTA, 1976). The Superport represents the most economical and environmentally satisfactory way to transport oil produced outside of the state of Louisiana refineries.

The site chosen for the Superport was determined through an examination of all available existing geological and environmental data which could be used for the selection of a deep draft harbor and terminal site. The method for determining the location was to examine and compare all the potential and actual stresses on the natural and human environment which could reasonably be expected to occur and then to determine the best economic/ecologic fromula for a site that would result in the least total stress on the environment at a reasonable cost. The regulations in the Superport Environmental Protection Plan (Louisiana Offshore Terminal Authority, 1977) for the Superport project will constitute the management guidelines for these activities.

The Superport special management area is the corridor of the pipeline within the jurisdiction of the Louisiana Offshore Terminal Authority between the LOOP Offshore Terminal and the St. James Terminal on the Mississippi River. For purposes of the federal Act, only the area of the corridor within the boundary of the coastal zone will be considered a special management area, (Figure 4). All aspects of operations between the LOOP and the St. James Terminal will be subject to the Superport Environmental Protection Plan (Louisiana Offshore Terminal Authority, 1977). The area in which the regulatory jurisdiction of the Louisiana Offshore Terminal Authority applies is the right-of-way secured by the operators of the main pipeline within the pipeline alignments specified in the application submitted to the Offshore Terminal Authority. The exact boundaries of he special management area may be changed by order of the Authority upon application by the licensee. Facilities other than those operated in connection with LOOP which tie into the LOOP pipelines will only be subject to the Superport Environmental Protection Plan at the point of their connection with the main pipeline.

The Superport Environmental Protection Plan requires the Offshore Terminal Authority to conduct appropriate environmental monitoring and inspection program and to conduct research projects related to construction and operation of the deepwater port and its related land-base facilities in order to prevent loss of damage to the State's environment from the construction and operation of the superport. An area adjacent to the pipeline corridor has been described in the Environmental Protection Plan as the area which could be adversely impacted by an incident involving the pipeline facilities connected to LOOP along the pipeline corridor.

A large area has been designated by the Offshore Terminal Authority as an area for continuing environmental monitoring (see Offshore Terminal Authority, "Environmental MOnitoring Program for the Louisiana Offshore Oil Port and Related Facilities, " June, 1977).

"The licensee as required in the Environmental Protection Plan is responsible for any discharge of oil or any substance which may cause loss or damage to the environment and should any damage occur, to take appropriate action to compensate for such environmental losses."

The priorities for uses allowed in the Superport area are the following:

Uses of High Priority

1. All uses and activities related to the

transportation and storage of petroleum products from LOOP Offshore Terminal.

2. All other facilities, and all development related to their construction, such as roads or canals, which provide alternative, concurrent uses of the area, consistent with LOOP related uses, for recreation, research and aquaculture, where those uses are suitable for the compatible with the natural environment in the particular area. In the design of all such facilities, particular consideration shall ~~be~~ given to their possible use as stations for monitoring weather, air and water characteristics (including pollution levels) and flora and fauna populations.

Uses of Low Priority

1. Uses prohibited in the Superport special area are any activities which are not activities relating to the transportation and storage of petroleum from the LOOP Offshore Terminal and which are damaging to the environment, or are inconsistent with uses associated with the Superport.

## 2.8 USES AND AREAS REQUIRING PERMITS

There are two general types of environmental units in St. James Parish: swamp units and alluvial ridge units. The latter of these two generally consists of high ground above the five foot contour. Drainage and soil conditions, with localized exceptions are good. These lands are devoted to agriculture, industry, residential and urban uses. In general, the lands within these units will be excluded under coastal zone management unless the use in that area would have a direct and significant effect on coastal waters. This is stipulated in the state program. Swamp units are the low wetlands, subject to tidal influence, that will be addressed under the coastal uses permit process. Both of these are subject to exceptions. A listing of those lands that should be covered by the coastal use permit process follows:

Areas to be Covered by Permits in St. James Parish are below the Five Foot Contour Including but not Limited to:

1. All swamps.
2. All fresh marshes.
3. All brackish marshes.
4. All bottomland hardwood areas subject to frequent flooding. (This is not a requirement under CZM, but is appropriate for coordination with the Flood Protection Ordinance.)

Areas to be Excluded from Permits in St. James Parish Except when use would have a Direct and Significant Impact on Coastal Waters

1. The urbanized areas of Lutcher and Gramercy.
2. Land behind protection levees (fastlands).
3. Land which has been or is used for agricultural purposes.
4. Land used for silviculture (excluding swamps); and aquaculture.
5. All areas with an elevation greater than 5 feet MSL.
6. Land developed prior to Act 361 and this program which is below the 5 foot contour but with no protective levee.

The following activities do not require a coastal use permit except when the activity would have direct and significant impact on coastal waters;

1. Activities occurring wholly on lands five feet above mean sea level;
2. Activities occurring within fastlands;
3. Agricultural, forestry and aquaculture activities on lands consistently used in the past for such activities;
4. Hunting, fishing, trapping, and the preservation of scenic, historic and scientific areas and wildlife preserves;
5. Normal maintenance or repair of existing structures including emergency repairs of damage caused by accident, fire or the elements;
6. Uses and activities within the Special Area which have been permitted by the Offshore Terminal Authority in keeping with its Environmental Protection Plan;
7. Construction of a single family residence or camp for

use of a natural person or his family. Subdivision development not otherwise excluded shall require a permit;

8. Construction and modification of navigational aids such as channel markers and anchor buoys;

9. Construction, maintenance, repair, or normal use of any dwelling, apartment complexes hotel, motel, restaurant, service station, garage, repair shop, school, hospital, church, office building, store, amusement park, sign, driveway, sidewalk, parking lot, fence or utility pole or line, when these activities occur wholly on land five feet or more above mean sea level or on fastlands;

10. Emergency construction necessary to protect life or property from damage by the elements; and,

11. Non-conforming uses, uses which were initiated prior to local program approval whether or not the activity has direct and significant impact on coastal waters; provided there shall be no new development or uses permitted thereon unless such development or uses are in compliance with the provisions of this Ordinance.

The following activities which require a Coastal Use Permit are two types:

1. Uses or state concern: Those uses which directly and significantly affect coastal waters and which are in need of coastal management and which have impacts of greater than local significance or which significantly affect interests or regional, state, or national concern. Uses or state concern shall include, but not

be limited to:

a. Any dredge or fill activity which intersects with more than one water body.

b. Projects involving use of state owned lands or water bottoms.

c. State publicly funded projects.

d. National interest projects.

e. Projects occurring in more than one parish.

f. All mineral activities, including exploration for, and production of oil, gas, and other minerals, all dredge and fill uses associated therewith, and all other associated uses.

g. All pipelines for the gathering, transportation or transmission of oil, gas and other minerals.

h. Energy facility siting and development.

i. Uses of local concern which may significantly affect interest of regional, state, or national concern.

2. Uses of local concern: Those uses which directly and significantly affect coastal waters and are in need of coastal management but are not uses of state concern and which should be regulated primarily at the local level if the local government has an approved program. Uses of local concern shall include, but not be limited to:

a. Privately funded projects which are not uses of state concern.

b. Publicly funded projects which are not uses of state concern.

c. Maintenance of uses of local concern.

d. Jetties or breakwaters.

e. Dredge or fill projects not intersecting more than one water body.

f. Bulkheads;

g. Piers;

h. Camps and cattlewalks;

i. Maintenance dredging;

j. Private water control structures or less than $15,000 in cost.

k. Uses on cheniers, salt domes or similar land forms.

## 2.9 ACTIVITIES WHICH OCCUR ON FASTLANDS THAT MAY HAVE DIRECT AND SIGNIFICANT IMPACTS ON COASTAL WATERS

There are few, if any, activities which occur above 5 feet mean sea level in St. James Parish which could have direct impact on coastal waters, per se. Although located in the heart of an estuarine area, the parish is a considerable distance from the coast. Since the estuarine feeds into the coast, however, it is conceivable that any type of pollutant which may enter the wetlands from activities on the fastlands (industrial or agricultural runoff) may, if on a large enough scale, permeate the swamp and enter the coastal waters. The chances of this occurring however, are very remote because St. James Parish is located a minimum of 50 miles inland from coastal waters. Access to coastal waters by pollutants would be blocked by numerous man made levees in Lafourche and Terrebonne. St. John and Ascension Parishes as well as the ability of the swamp areas to biologically absorb and concentrate pollutants before they would reach coastal waters.

Because of its location on the Mississippi River, any type of spill of hazardous material could travel to the mouth and be discharged into the Gulf of Mexico, thereby impacting coastal waters.

## 2.10 PARISH ORDINANCES RELEVANT TO COASTAL ZONE MANAGEMENT

As part of its second year program, the St. James CZMAC reviewed existing parish ordinances to see which of

these are relevant to coastal zone management program. In reviewing these ordinances, it was found that no ordinance has a direct bearing on the parish CZM program.

## 2.11 ST. JAMES PARISH COASTAL RESOURCES MANAGEMENT ORDINANCE

### ARTICLE 1

The St. James Parish Council hereby ordains that it is the public policy of the parish:

1. To protect, develop, and where feasible, restore or enhance the resources of the parish's coastal zone.

2. To support and encourage multiple use of coastal resources consistent with the maintenance and enhancement of renewable resources management and productivity, the need to provide for adequate economic growth and development, and the minimization of adverse effects of one resource use upon another without imposing any undue restriction on any user.

3. To employ procedures and practices that resolve conflicts among competing uses within the coastal zone in accordance with the purpose of this ordinance and simplify administrative procedures.

4. To develop and implement a coastal resources management

program which is based on consideration of our resources, the environment, the needs of the people of the state, the nation, and the local government.

5. To enhance opportunities for the use and enjoyment of the recreational values of the coastal zone.

6. To express certain regulatory and non-regulatory policies for the coastal zone management program. Regulatory policies are to form a basis for administrative decisions to approve or disapprove activities only to the extent that such policies are contained in the articles of the ordinance.

7. To develop and implement a reasonable and equitable coastal resources management program with sufficient expertise, technical proficiency, and legal authority to enable St. James Parish to determine the future course of development and conservation of the coastal zone.

ARTICLE 2

This Ordinance shall be known, referred to, and cited as "The Coastal Zone Resources Management Ordinance of St. James Parish."

1. Building shall mean any structure built for the support, enclosure, shelter, or protection of a person, animal, chattel, or property of any king.

2. Coastal Zone shall mean the coastal waters and adjacent shorelines which are within the boundaries of the coastal zone as established in Act 361 of 1978, and amended in 1979, and 1980 strongly influenced by each other, in proximity of the shorelines, and the uses of which have a direct and significant impact on the coastal waters.

3. Coastal Use shall mean any activity within the Coastal Zone below the five foot contour on an activity above the five foot contour judged to have a direct and significant impact on coastal waters.

4. Single Family Dwelling shall mean anv building occupied exclusively by one (1) family for residential purposes.

5. Interested Person shall mean any person significantly affected by any action taken pursuant to the Ordinance.

6. Major Vegetation shall mean the predominant single species found in any designated area.

7. Non-conforming Use shall mean any use or structure which does not conform to any provision or requirement of this Ordinance but was lawfully established prior to the time of its applicability.

8. Permitted Use shall mean any use not requiring a coastal zone development permit.

9. Person shall mean an individual, corporation, partnership, association, municipality or political subdivision of the parish.

10. Structure shall mean any building, road, flume, conduit, siphon, aqueduct, flare, oil well, telephone line, electrical power line, bridge, bulkhead, dike, jetty, pier, airstrip, parking facility, or any other construction or erection.

11. Subdivision shall mean the division of a lot, tract, or parcel into two or more lots, sites or other divisions of land for the purpose, whether immediate or future, of sale of building development; except that the following divisions shall not be considered subdivision within the meaning of this ordinance; provided, however, that no new streets or roads are involved: divisions of land for agricultural purposes where the resulting parcels are one acre of larger in size, divisions of land by testamentary or interstate

provisions, or divisions of land under court order. Subdivision also includes resubdivision, and where appropriate to the context, relates to the process of subdividing or to the lands or territory divided.

12. Land Use and Control Measures shall mean zoning ordinances, subdivision regulations, building codes, health regulations, and other applications and extensions of the normal police power, the purpose of which is to provide standards and effective enforcement provisions for the prudent use and occupancy of wetlands, estuaries and waterways.

13. Wetland shall mean any lowland which is generally covered with measurable amount of water, such as marshes, swamps, wet meadows, sloughs, and river overflow lands, and is characterized by wetland vegetation.

14. Estuary shall mean any body of water in which river or fresh water mixes and measurably dilutes sea water.

15. Waterway shall mean any navigable body of water, including lakes, rivers, streams, canals, bayous, lagoons, bays, or other body of water not located within a public park which is located in the Parish of St. James.

16. Particular Areas shall mean special areas within the St. James Parish coastal zone which have unique and valuable characteristics requiring management procedures particularly designed to utilize the resources according to their highest and best use.

17. Coastal Zone Management Advisory Committee shall mean an independent committee appointed by the St. James Parish Council. It shall function as an administrative review body for decisions regarding coastal zone development permits.

18. Major Action Significantly Affecting the Quality of the Environment shall mean any action so defined by the Coastal Zone Management Advisory Committee.

19. Variance shall mean a modification of the literal provisions of the Ordinance granted when strict enforcement of the Ordinance would cause undue hardship owing to circumstances unique to the property on which the variance is sought. A variance shall not be granted except where (a) undue hardship and (b) unique circumstances are directly connected to the property.

20. Fastlands are lands surrounded by publicly owned, maintained or otherwise validly existing levees, or natural formations, as of the effective date of Act 361

of 1978 as amended or as may be lawfully constructed in the future. These levees or natural formations would normally prevent activities, not to include the pumping of water for drainage purposes, within the surrounded area from having direct and significant impacts on coastal waters.

21. Special Areas are areas within the coastal zone which have unique and valuable characteristics requiring special management procedures. Special areas may include important geological formations, such as barrier islands, shell deposits, salt domes, or formations containing deposits of oil, gas or other minerals; historical or archaeological sites; corridors for transportation, industrializations, or urbanization; areas subject to flooding, subsidence, salt water intrusion or the like; unique, scarce, fragile vulnerable, highly productive or essential habitat for living resources; ports or their developments or facilities dependent upon access to water; recreational areas; freshwater storage areas; and such other areas as may be determined pursuant to this ordinance.

22. General Coastal Use Permit is an authorization to prospective users to perform specific uses within prescribed areas of the coastal zone without the

necessity for a complete, independent review of each proposed use and within the shortest time period of review possible.

23. Development in the absence of a more limiting provision in this ordinance, means any division of a parcel of land into two or more parcels or any material change in the use or appearance of any land or structure.

## ARTICLE 4

Section 1 The following activities do not require a coastal use permit except when the activity would have direct and significant impact on coastal waters;

1. Activities occurring wholly on lands five feet above mean sea level;
2. Activities occurring within fastlands;
3. Agricultural, forestry and aquaculture activities on lands consistently used in the past for such activities;
4. Hunting, fishing, trapping, and the preservation of scenic, historic and scientific areas and wildlife preserves;

5. Normal maintenance or repair of existing structures including emergency repairs of damage caused by accident, fire or the elements;

6. Uses and activities within the Special Are which have been permitted by the Offshore Terminal Authority is keeping with its Environmental Protection Plan;

7. Construction of a single family residence or camp for the use of a person or his family. Subdivision development not otherwise excluded shall require a permit;

8. Construction and modification of navigational aids such as channel markers and anchor buoys;

9. Construction, maintenance, repair, or normal use of any dwelling, apartment complexes, hotel, motel, restaurant, service station, garage, repair shop, school, hospital, church, office building, store, amusement park, sign, driveway, sidewalk, parking lot, fence or utility pole or line, when these activities occur wholly on lands five feet or more above mean sea level or on fastlands;

10. Emergency construction necessary to protect life or property from damage by the elements; and,

11. Non-conforming uses which are initiated prior to local program approval whether or not the activity has direct and significant impact on coastal waters; provided there shall be no new development or uses permitted thereon unless such development or uses are in

compliance with the provisions of this Ordinance.

Section 2 The following activities which require a Coastal Use Permit are of two types:

1. Uses of state concern: Those uses which directly and significantly affect coastal waters and which are in need of coastal management and which have impacts of greater than local significance or which significantly affect increases of regional, state, or national concern. Uses of state concern shall include, but not be limited to:

a. Any dredge or fill activity which intersects with more than one water body.

b. Projects involving use of state owned lands or water bottoms.

c. State publicly funded projects.

d. National interest projects.

e. Projects occurring in more than one parish.

f. All mineral activities, including exploration for and production of, oil, gas, and other minerals, all dredged and fill uses associated therewith, and all other associated uses.

g. All pipelines for the gathering, transportation or transmission of, oil, gas and other minerals.

h. Energy facility siting and development.

i. Uses of local concern which may significantly affect interest of regional, state, or national concern.

2. Uses of local concern: Those uses which directly and significantly affect coastal waters and are in need of coastal management but are not uses of state concern and which should be regulated primarily at the local level if the local government has an approved program. Uses of local

concern shall include, but not be limited to:

a. Privately funded projects which are not uses of state concern.

b. Publicly funded projects which are not uses of state concern.

c. Maintenance of uses of local concern.

d. Jetties or breakwaters.

e. Dredge or fill projects not intersecting more than one water body.

f. Bulkheads;

g. Piers;

h. Camps and cattlewalks;

i. Maintenance dredging;

j. Private water control structures of less than $15,000 in cost.

k. Uses on cheniers, salt domes or similar land forms.

3. Application for all permits, state or local concern, may be initiated at the local level.

ARTICLE 5

Section 1 The Parish Council shall direct the Office of the President to issue permits based upon criteria provided by the Council through this Ordinance. Should any application deviate from the prescribed criteria, the application will be forwarded to the CZM Advisory Committee for review action. The CZM Advisory Committee shall be composed of nine (9) members. Each member shall be

appointed by the Council for a three (3) year term. Members shall serve on a staggered basis; of the initial appointees three (3) shall serve for one (1) year, three shall serve for two (2) years, and three (3) shall serve for three (3) years. Thereafter, all members shall serve a full term unless removed by a majority of the Council present at a regularly scheduled Council Meeting.

Section 2 The CZM Advisory Committee shall perform the following duties:

1. To review and comment on any rules and regulations relative to coastal resources management;

2. To review and comment on any permit applications which do not conform to the permit criteria provided by the Office of the President; and,

3. To review and recommend to the Council any modifications to the Parish Coastal Zone Resources Management Ordinance.

Section 3 The Office of the President shall have the following enumerated authority:

1. To issue, deny or modify permits;

2. To adopt any rules and regulations which are consistent with the general law and are reasonable and necessary to carry out the purposes of this Ordinance;

3. To inspect and/or investigate conditions relating to this Ordinance; and,

4. To conduct any investigation necessary to comply with the purposes of this Ordinance.

Section 4 It shall be the duty of the President to enforce this Ordinance.

ARTICLE 6

Section 1 Any person seeking to perform any coastal use within the coastal zone must first obtain a permit from the Council through the Parish President authorizing such development, unless such coastal use is a "permitted use" as set forth in this Ordinance.

Section 2 The following procedure shall be followed in applying for a coastal zone development permit:

1. All applications shall be made on the form(s) prescribed by the U.S. Army Corps of Engineers standard permit.

2. All applications for uses of local concern should be submitted to the Office of the President at the St. James Parish Courthouse in Convent, Louisiana. Applications for uses of state concern may be submitted to State Office of Coastal Resources Management.

3. All applications for uses of local concern shall be accompanied by:

   a. An application fee equal to one-tenth of one percent (0.1%) of the estimated cost of the proposed project not toe exceed $500, but not less than $10.

   b. Maps showing the actual location, size, and

dimensions of the immovable property to be used;

c. Plans showing the exact location, size, and height of the building or structures to be developed;

d. A list of all permit applications, approvals, and denials already made concerning the coastal use of federal, state or local agencies;

e. A description of the extent to which any watercourse or natural drainage will be altered or relocated as a result of the proposed coastal use;

f. If the coastal use involves dredging, a description of:

i. the type, composition, and quantity of the material to be dredged;

ii. the method of dredging; and,

iii. The dredged material disposal site; and,

g. Where the Council or President has determined the proposed action to be a major action significantly affecting the quality of the environment, the applicant must provide the following information.

i. a complete description of the proposed action;

ii. a complete description of the existing

physical, biological, and socio-economic environment the proposed action is to occur on;

iii. a complete description of the environmental impacts of the proposed action and description of actions to be taken to minimize these impacts;

iv. a complete description of alternatives to the proposed action to include a "no action" alternative; and,

v. the complete text shall not exceed 150 pages.

Section 3 Persons failing to file applications for any coastal use within the coastal zone prior to initiating such use shall be subject to a fee not to exceed the application fee. Said penalty is in addition to and not in lieu of the application fee.

ARTICLE 7

Section 1 Within 10 days of its receipt of any application for a coastal use permit the Office of the President shall publish notice of such application in the parish newspaper stating the nature of the proposed use, the location where such work is proposed, and its estimated costs. Said notice shall indicate that all interested persons may make comments or suggestions to the Committee on

said application within twenty-five (25) days of publication.

Section 2 The Office of the President shall determine within two days based upon the state requirements, whether the proposed coastal use is of state of local concern and shall forward copies of the application to the administrator.

1. If the Office of the President determines that the proposed coastal use is of state concern, the CZM Advisory Committee and the Parish Council shall be notified and given information on the proposed use to provide comments and a recommendation to the state agency issuing the permit.

2. If the proposed coastal use is determined to be of local concern the Parish President shall issued the permit if it falls within the guidelines set forth by the Council. If the proposed use does not fall within these guidelines the Parish President shall provide the CZM Advisory Committee with all relevant information and maps for its review and evaluation. The findings of the CZM Advisory Committee shall be forwarded to the Parish President's Office where the permit shall be issued or denied.

Section 3 A public hearing on a permit application shall be held by the CZM Advisory Committee if:

1. The CZM Advisory Committee determines, in its sole discretion, that a public hearing would assist the

committee in making its recommendations to the President.

2. Anyone interested, residing in the parish, makes a written request for a public hearing within the comment period specified in the public notice. Notice of said public hearing shall be considered given by publication in the Official Journal.

3. The Parish Council, in its sole discretion, determines that a public hearing would assist the Council in making a decision to grant or deny a permit pursuant to this Ordinance.

Section 4 The Office of the Parish President shall, within thirty (30) days from the giving of a Public Notice or within fifteen (15) days after the closing of the record of a Public Hearing, if held, whichever is later make a decision to grant, deny or grant with modifications the coastal use permit. The decision shall be in writing, stating the reasons for the grant, denial or modification of the requested coastal use permit.

Section 5 If the proposed coastal use is of local concern and does not meet the permit guidelines set forth by the Council, the President may be directed by the committee to grant, deny, or modify the permit application for the proposed coastal use.

Section 6 All permit decisions made pursuant to this Ordinance shall be published in the Official Journal within ten (10) days after said decision has been made, and

all decisions shall be made part of the official council record, and shall post or cause to be posted a copy of the application at the location of the proposed use.

Section 7 Permits issued under this section shall not take effect until fourteen (14) days after issuance thereof.

Section 8 Permits issued pursuant to the Ordinance shall be available for public inspection during business hours in the Office of the Parish President.

## ARTICLE 8

Section 1 A permit for coastal use within the coastal zone shall remain in effect for the length of time specified in the permit.

Section 2 If no term is specified, the permit shall expire two (2) years from date of issuance. If work is not completed within the term of the permit, the applicant must notify the Parish President and request in writing an extension of time on the permit pursuant to Section 2 of this Article.

Section 3 A coastal use permit may be renewed if the CZM Advisory Committee is satisfied that substantial progress has been made on said coastal use or that the permittee has been precluded from acting by litigation, material shortage, labor problems, or other events beyond the permittee's control.

ARTICLE 9

Section 1 The Parish President may issue a permit in variance with the provisions of this Ordinance if the CZM Advisory Committee determines that a strict application of this Ordinance will cause undue hardship. Such permit shall not be issued unless the CZM Advisory Committee makes written findings that:

1. Exceptional or extraordinary circumstances or conditions apply to the subject property which do not apply generally to other properties within the coastal zone; and,

2. The special permit will not be materially detrimental to the coastal zone management program or neighboring landowner's rights. A permit issued under this section shall not take effect until fourteen (14() days after issuance thereof.

Section2 The Parish President may issue a special permit in variance with the provisions of this Ordinance if the CZM Advisory Committee determines that the circumstance under which the special permit is to be issued constitute and emergency endangering life or property. A permit issued under this Section shall take effect upon issuance.

ARTICLE 10

Section 1 Emergency. An emergency is a grave situation

that poses an immediate danger to life, health or property. An emergency situation cannot await one of the other permit processes.

Section 2 Application. Application for the emergency permit shall be made to the Parish President.

Section 3 Decision. The President shall issue or deny an application or an emergency permit pursuant to rules and regulations adopted by the Council.

Section 4 Filing Application. A formal application for an emergency permit must be filed with the President's Office within five (5) working days of the approval of the permit.

Section 5 Report. The Parish President shall prepare a written report to the CZM Advisory Committee and the council on all emergency permits issued.

## ARTICLE 11

Section 1 Any interested person may appeal the decision of the Office of the President to issue a permit or not to issue a permit to the St. James CZM Advisory Committee, with the next appeal going through the St. James Parish Council. Said appeals must be filed in writing within the (10) days of the publication of the previous permit decision. If a permit grant is appealed, said permit may be suspended in whole or in part, by the CZM Advisory Committee and the Council until said appeal has been decided.

Section 2 The appeal hearing shall be held within fifteen (15) days of the date of receipt of the appeal, and notice of such appeal hearing shall be given by publication in the Official Journal of the parish prior to the hearing. Notice shall be delivered to the permittee. If the whereabouts of the permittee are unknown, notice shall be posted at the site of the activity described in the permit.

Section 3 Appeals to the CZM Advisory Committee shall be considered denovo. The decision for both appeals thereon shall be made upon the same basis as were required of the President's Office; provided, however, that the decision of the President' Office shall be regarded as prima facie correct; and provided further that the burden of establishing the contrary shall be upon the applicant.

Section 4 The CZM Advisory Committee shall make a decision to grant or deny an appeal within ten (10) days of the appeals hearing and notice of said decision shall be made by publication in the Official Journal by the CZM Advisory Committee. The same procedure shall apply when the decision is appealed to the Council.

Section 5 Only final decisions by the Council shall be subject to reconsideration by the Secretary of the Department of Natural Resources under the provisions of Act 408 of the 1984 legislature. The applicant or local governing body, or an affected person who has taken a substantial role in the administrative appeal shall be entitled to Secretary Review as prescribed by Act 408.

ARTICLE 12

Section 1 A permit may be revoked for non-compliance or violation of the requirements of the permit or violation of this Ordinance prior to revocation, the Council or President shall give the permittee written notice of the proposed revocation. If the permittee's whereabouts are unknown, a copy of the notice shall be posted at the site of the alleged non-compliance or violation. Said notice shall contain the reasons for the proposed revocation, the permittee's right to a hearing, and the time and place of such hearing. Notice of said hearing shall be published once in the Official Journal prior to the hearing. The Council or President shall hold such hearing within fifteen (15) days of the publication of said notice, and a decision shall be made within five (5) days of the hearing. The Council's decision shall be the final administrative action on a proposed revacation.

Section 2 Permittee, upon notification of non-compliance will appear before the Parish President to explain non-compliance. The President may establish reasonable time for correction. If acceptable the Council may delay enforcement of Article 13 of this Ordinance.

ARTICLE 13

Any person found to have knowingly and intentionally

violated the provisions of this Act or any of the rules and regulations issued hereunder or the terms or conditions of any permit issued pursuant thereto, shall be subject to a find of not less than fifty ($50) dollars and not more than five hundred ($500) dollars or imprisonment for not more than thirty (30) days or both. The court, in its discretion, may consider each day on which the violation occurs to be a separate offense.

ARTICLE 14

This Ordinance and the various parts, sections, subsections, and clauses thereof, are hereby declared to be severable. If any part, sentence, paragraph, subsection, section or clause is adjudged unconstitutional or invalid, it is hereby provided that the remainder of the Ordinance shall not be affected thereby.

ARTICLE 15

This Ordinance shall be effective ninety (90) days after approval by the Council and approval by the State of Louisiana.

The following ordinance, which was previously introdu
regular meeting of the St. James Parish Council on the 1
of October, 1986, and a summary thereof having been publishe
in the official journal, together with a notice of public hearing
which was held in accordance with said public notice, was brou
up for final passage on motion of Councilman Cooper and secon
by Councilman Lubrano:

[redacted]

AN ORDINANCE AMENDING ORDINANCE 82-28, ADOPTING A COASTAL ZONE RESOURCE MANAGEMENT PROGRAM

THE ST. JAMES PARISH COUNCIL HEREBY ORDAINS the follow
changes to Ordinance 82-28:

| | |
|---|---|
| Article 3 | 24) Delete all of number 24. |
| Article 4, Section 1 | 7) Delete the word "Natural" |
| Article 4, Section 1 | 11) Delete (,) and insert in lieu thereof the following "which are initiated prior to local program approval" |
| Article 4, Section 2 | 3) Delete the word "shall and insert in lieu thereof the word "may" |
| Article 5, Section 1 | Delete the "." after the word council and insert in lieu thereof the following "through this Ordinance." |
| Article 6, Section 2 | 1) Delete the words "Council or President" and insert in lieu thereof the following "U. S. Army Corps of Engineers Standard Permit." |
| Article 6, Section 2 | 2) Delete the word "shall" and insert in lieu thereof "for uses of local concern should" |
| Article 6, Section 2 | 3) Insert between the word "applications" and the word "shall" the following "for uses of local concern" |
| Article 7, Section 2 | Delete the word "significance" and insert in lieu thereof the following: "concern and shall forward copies of the application to the administrator." |
| Article 7, Section 2 | 1) After the word "state" delete the word "significance" and insert in lieu thereof the word "concern" |
| Article 7, Section 2 | 2) After the word "local" delete the word "significance" and insert in lieu thereof the word "concern." |
| Article 7, Section 5 | Delete the word "significance" and insert the word "concern" in lieu thereof |

| | |
|---|---|
| Article 11, Section 5 | Delete the words :coastal commission Review" after the words "subject to" and insert in lieu thereof the following: "reconsideration by the Secretary of the Department of Natural Resources under the provisions of Act 408 of the 1984 legislature." |
| Article 11, Section 5 | Delete the words "Coastal Commission Review" after the words "entitled to" and insert in lieu thereof the following: "Secretary review and prescribed by Act 408." |

This ordinance having been submitted to a vote, the vote thereon was as follows:

YEAS: Lubrano, St. Pierre, Martin, Benn, Cooper, Hickerson, Gravois

NAYS: None

ABSENT: None

And the ordinance was declared adopted on this, the 5th day of November, 1986.

Council Chairman

Secretary

Delivered to Parish President 11/7/86

Approved: 11-12-86

Disapproved: _____

Parish President

Returned to Secretary on _____

At _____ AM/PM

Received by _____

* * * * *

## C E R T I F I C A T E

I, Gerard J. Schexnayder, Secretary of the Council of the Parish of St. James, State of Louisiana, hereby certify that the foregoing is a true and correct copy of an ordinance adopted by the St. James Parish Council in regular meeting held on the 5th day of November, 1986.

Signed at Vacherie, Louisiana, this 5th day of November, 1986.

Gerard J. Schexnayder
Secretary

(S E A L)

FIGURE 7.8

PERMITTING PROCESS

A step by step description of the permitting process is as follows:

1. All applications are made on U. S. Army Corps of Engineers standard permit form.

2. All applications are accompanied by maps of the property, plans for the proposed project, a summary of all other permits applied for, description of any watercourse or natural drainage to be altered, and a detailed description of any dredging (see Article 6, Section 2 for specific details). All applications for uses of local concern should be accompanied by a fee. The Council or President may also request additional information when the action is determined to be a major action significantly affecting the quality of the environment. Such additional information will be at the applicant's expense.

3. The Office of the President will determine within two days if the proposed coastal use is of state or local concern and copies of the completed application shall be sent to the administrator.

4. Within 10 days of receipt of any application for a coastal use permit, the Office of the President shall publish notice of such application in the official journal of the parish. The notice will state that public comments may be made to the CZMAC within 25 days of publication.

5. If the proposed coastal use is of state concern the CZMAC and the Parish Council will be notified and will provide comments and a recommendation to the state agency issuing the permit.

6. If the proposed coastal use is determined to be of local concern, the Parish President will issue the permit if it falls within the quidelines set forth by the Council. If the proposed development does not fall within the set quidelines, the Parish President will forward the application to the CZMAC for their review and evaluation. The findings of the CZMAC shall be forwarded to the Parish President's office where the permit shall be issued or denied.

7. A public hearing will be held by the CZMAC on a permit application if the CZMAC determined it would assist the committee in making its recommendations to the Parish

President, if anyone residing in the parish makes a written request during the comment period, or if the Council determines it would assist the Council in making a decision to grant or deny a permit.

8. The Office of the Parish President will make a decision to grant, deny or grant with modifications the coastal use permit within 30 days from the giving of Public Notice or within 15 days after the closing of a record of a Public Hearing.

9. A coastal use permit is valid for the length of time specified in the permit and can be renewed by the CZMAC

10. Any interested person may appeal the decision of the Office of the President to issue or deny a permit to the St. James Parish CZMAC with the next appeal going through the St. James Parish Council. Appeals must be filled in writing withion then days of the publication of the previous permit decision.

11. The appeal hearing will be held within 15 days of the date of receipt of the appeal and notice of the appeal hearing will be given publication in the official journal of the parish prior to the hearing.

12. The CZMAC will make a decision to grant or deny an appeal within ten days of the appeals hearing and notice of the decision will be made by publication in the official journal. The same procedure applies when the decision is appealed to the Council.

13. Final decisions by the Council are subject to reconsideration by the Secretary of the Department of Natural Resources as prescribed by Act 408 of the 1984 legislature. The applicant, local governing body or an affected person who has taken a substantial role in the administrative appeal is entitled to Secretary review as prescribed under Act 408.

14. A permit may be revoked for non-compliance, violation of the requirements of the permit or violations of the St. James Parish Coastal Resources Management Ordinance.

## 2.12 INTERGOVERNMENTAL OR INTERAGENCY ENVIRONMENTAL CONSIDERATIONS

St. James Parish shall establish memoranda of understanding with those agencies and governmental bodies having jurisdictional authority which may conflict with the enforcement of the parish CZM program or result in the duplicating of effort in permitting activities. Memoranda of understanding will be necessary between St. James Parish and the Town of Gramercy, the Town of Lutcher since memorandum of understanding will be necessary with the Lafourche Basin Levee District and Pontchartrain Levee District since they presently have jurisdiction over the Mississippi River levees in St. James Parish. The parish administration is currently in the process of drafting these agreements for presentation to the towns and agencies in order that uses in these respective areas will be consistent with the local CZM plan.

## 2.13 REGIONAL, STATE OR NATIONAL INTERESTS

The Louisiana Coastal Resources Management Act requires that parish programs not be so restrictive as to exclude uses of greater than local benefit, unless it is reasonable. St. James Parish must consider whether an activity is of regional, state or federal concern before a

permit is denied or granted. The Louisiana Coastal Resources Program Final Environmental Impact Statement identifies uses and facilities which are of regional, state or national concern.

### 2.13.1 Uses of Regional Concern*

A use of regional benefit is a use which beneficially affects more than one parish or has beneficial interstate effects, and which has direct and significant impact on coastal waters. Uses of regional benefit include the following types of uses, if the particular use meets the above definition.

1. Interstate natural gas transmission pipelines.
2. Major state or federal transportation facilities such as highways and expressways.
3. Major state or federal transportation facilities, such as deepwater ports and navigation projects.

* FEIS, p. 143

4. Public wildlife and fisheries management projects.
5. Public utility or cooperative energy generating plants.
6. State parks and beaches and other state owned recreational facilities.

2.13.2 Uses of State Concern**

Those uses which directly and significantly affect coastal waters and which have impacts of greater than local significance or which significantly affect interests of regional, state, or national concern. Uses of state concern shall include, but not be limited to:

a. Any dredged or fill activity which intersects with more than one water body.
b. Projects involving use of state owned lands or water bottoms.
c. State publicly funded projects.
d. National interest projects.
e. Projects occurring in more than one parish.
f. All mineral activities, including exploration for, and production of, oil, gas, and other minerals, all dredge and full uses associated therewith, and all other associated uses.
g. All pipelines for the gathering, transportation or transmission of oil, gas

4. Public wildlife and fisheries management projects.

5. Public utility or cooperative energy generating plants.

6. State parks and beaches and other state owned recreational facilities.

2.13.2 Uses of State Concern**

Those uses which directly and significantly affect coastal waters and which have impacts of greater than local significance or which significantly affect interests of regional, state, or national concern. Uses of state concern shall include, but not be limited to:

a. Any dredged or fill activity which intersects with more than one water body.

b. Projects involving use of state owned lands or water bottoms.

c. State publicly funded projects.

d. National interest projects.

e. Projects occurring in more than one parish.

f. All mineral activities, including exploration for, and production of, oil, gas, and other minerals, all dredge and full uses associated therewith, and all other associated uses.

g. All pipelines for the gathering, transportation or transmission of oil, gas

and other minerals.

h. Energy facility siting and development.

** FEIS, p. b-62.13.3

2.13.3. Uses of National Concern***

Facilities and resources in which there is a national interest are as follows:

National Interest Facilities

| | |
|---|---|
| National defense and aerospace..... | Military bases and installation; defense manufacturing facilities;and, aerospace facilities. |
| Energy production & transmission... | Oil and gas rigs, storage distribution and transmission facilities; power plants; deep-water ports; liquidfied natural gas facilities; geothermal facilities; and, coal mining facilities. |
| Recreation..... | National seashore, parks, forests; large and outstanding beaches; and, recreational waterfronts. |
| Transportation..... | Interstate highways; rail roads; airports; ports; and, aids to navigation including Coast Guard Stations. |

Resources In Which There Is A National Interest

Air and Water Quality

Wetlands and Endangered Species

Flood Plains and Barrier Islands

Historic and Cultural Resources

Fisheries and Other Living Marine Resources

***FEIS, p. 120

## 2.14 STATEMENT OF CONSISTENCY WITH STATE COASTAL RESOURCES MANAGEMENT PROGRAM

The Parish of St. James does hereby certify that the Local Coastal Resources Program adopted pursuant to LA R.S. 49:213, its guidelines, rules and regulations, is consistent with the Louisiana Coastal Resources Program, its policies and objectives, and that the Parish of St. James Local Coastal Resources Program shall be interpreted and administered in consistency with such policies, objectives and guidelines.

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# PART 3

# HEARING TRANSCRIPTS

OFFICIAL PROCEEDINGS OF A PUBLIC HEARING HELD BY THE ST. JAMES PARISH COUNCIL ON WEDNESDAY, JANUARY 5, 1983

The St. James Parish Council, State of Louisiana, held a public hearing in the Council Chambers of the Parish Courthouse, Convent, Louisiana, at 5 p.m., Wednesday, January 5, 1983, pursuant to the following public notice:

NOTICE OF INTRODUCTION OF ORDINANCE 82-28

NOTICE IS HEREBY GIVEN that the following entitled ordinance was introduced at a regular meeting of the Parish Council of the Parish of St. James, State of Louisiana, on November 17, 1982, and laid over for publication of notice:

ORDINANCE 82-28
ST. JAMES PARISH COUNCIL

AN ORDINANCE ADOPTING A COASTAL RESOURCE MANAGEMENT PROGRAM FOR ST. JAMES PARISH

NOTICE IS HEREBY FURTHER GIVEN that the Parish Council of said parish will meet on Wednesday, January 5, 1983, in the Council Chambers of the Parish Courthouse, Convent, Louisiana, at 5 p.m., at which time there will be a public hearing on the adoption of the aforesaid ordinance.

NOTICE IS HEREBY FURTHER GIVEN that copies of the Coastal Zone Management Ordinance and Program for St. James Parish are available for distribution to relevant state, federal, and local government agencies and the general public, and copies are also available for public inspection at all libraries within the parish, Parish Council Office, Parish President's Office, and the Gramercy and Lutcher Town Halls.

s/Aubrey J. Gravois
Council Chairman

s/Gerard J. Schexnayder
Secretary

s/Paul K. Keller
Parish President

The chairman called the hearing to order and instructed the secretary to read the ordinance.

Upon completion, the chairman called on Mr. Kermit Kraemer, Jr., the Parish's Director of Operations and ex officio member of the St. James Parish Coastal Zone Management Committee, for comments.

Mr. Kraemer stated that he had received two written comments, one from a state agency and the other from a federal agency, which he would present later, and called for comments and/or questions from the general public.

Mr. Charles Waguespack, president of the Lafourche Basin Levee District, expressed concern on how this would affect the permits issued by the levee district.

Mr. Kraemer quoted from the proposed ordinance, page II-61, under the section dealing with particular areas in St. James Parish, the Mississippi River batture, and Gramercy, Donaldsonville and Edgard Management Units are covered. "Any use of the batture requires a U. S. Army Corps of Engineers permit, and after consulting with Mr. Folse, we agreed to amend that to make any use of the batture require a U. S. Army Corps of Engineer's permit and a permit from the Lafourche or Pontchartrain Levee Boards. I would also like to state in reference to the coordination of permit activities between the Lafourche Basin Levee District and the Pontchartrain Levee District and St. James Parish result in permitting process through Coastal Zone. On page II-97, where it says that St. James Parish shall establish memoranda of understanding with those agencies, and that does include Lafourche Basin Levee District and the Pontchartrain Levee District, who presently have jurisdiction over the Mississippi River levee in St. James Parish and governmental bodies having jurisdictional authority, may conflict with the enforcement of the St. James Parish Coastal Zone Management Program or result in duplication of permitting activities. So we will, once the program is adopted, establish memoranda of understanding with the Pontchartrain Levee District and the Lafourche Basin Levee District so we will not duplicate nor conflict with permitting activities which presently exist, and, therefore, we will not interfere with the permitting procedures of the levee board."

Chairman Gravois asked if there were additional comments from the public and, on hearing none, again called on Mr. Kraemer.

Mr. Kraemer at this time read the two written responses received to the people:

1)

United States Department of Commerce
National Oceanic and Atmospheric Administration
National Marine Fisheries Service
Southeast Region
9450 Koger Blvd.
St. Petersburg, Fl. 33702

December 20, 1982

Mr. Kermit J. Kraemer, Jr.
Director of Operations
Coastal Zone Management Program
St. James Parish
Convent Courthouse
Convent, LA 70723

Dear Mr. Kraemer:

The document "St. James Parish Coastal Zone Management Program" (CZMP) dated May 1982, that accompanied your letter of November 22, 1982, was received by the National Marine Fisheries Service (NMFS). The CZMP has been reviewed and we wish to offer these comments.

Because St. James Parish is geographically remote from marine fishery resources' habitats for which we are responsible, any direct adverse impacts of projects in your Parish wetlands would be generally minimal. However, some activities performed under the CZMP could affect marine fishery resources by altering freshwater, sediment and nutrient flows of the Mississippi River, especially into the wetlands on either side of the river; the Lafourche-Barataria ecosystem to the east. A statement on page I-18 of the CZMP that "The back swamps ... are part of the richest estuarine system in the nation" indicates the value of these areas to marine fishery resources.

As indicated in the CZMP, industrial development is mostly on the east bank but is rapidly increasing on the west bank of the Mississippi River. A plan, such as the CZMP, with its stated management policies is urgently needed to provide some management constraints prior to further expansion and exploitation of Parish wetlands. The policies for management of the St. James Parish wetlands units, as presented in the CZMP, for their continued protection and water quality maintenance are welcomed and endorsed by the NMFS.

Thank you for allowing us the opportunity to review and submit these comments on the St. James Parish's CZMP.

Sincerely yours,

R. N. Ruebsamen
for
Richard J. Hoogland
Chief, Environmental
Assessment Branch

2)

State of Louisiana
Department of Natural Resources
Office of Environmental Affairs
Water Pollution Control Division

December 14, 1982

Mr. Kermit J. Kraemer, Jr.
Coastal Zone Management Program
St. James Parish
Convent Courthouse
Convent, Louisiana 70723

Dear Mr. Kraemer:

This office has reviewed your recent document "St. James Parish Coastal Zone Management Program". In general, we find it satisfactory for the purpose of describing a program of Coastal Zone Management for your parish. Most relevant topics were discussed. However, inview of St. James Parish's strategic location along the Mississippi River, you may wish to include more detailed analyses of water quality. Also since the parish lies in two separate hydrologic basins, one on each side of the river, it should be noted that the water quality problems are different in each basin.

Our Division has developed several documents (see enclosed list) that are available for your use. They contain a comprehensive evaluation of water quality management and planning activities in Louisiana and in some cases are specific to St. James Parish. Apparently none of these documents were examined by your consultant as none are listed in the reference section. Also, we do maintain 4 water quality sampling stations in St. James Parish that are monitored monthly for a variety of parameters.

We hope these comments have been useful to you and appreciate the opportunity to review your Coastal Zone Management Program. If we can be of any help, please let us know.

Sincerely,

s/J. Dale Givens
J. Dale Givens
Administrator

Attachment

Water Pollution Control Division Sponsored Documents of Relevance to St. James Parish

1. Louisiana Water Quality Management Plan. 1980 - An overview of the program

2. Appendix F, Mississippi River Basin Plan. 1980 - Information relative to that part of the parish along the mainstem river

3. Appendix D, Lake Pontchartrain Basin Plan. 1980 - Information relative to the eastbank, St. James Parish

4. Appendix B, Barataria Basin Plan. 1980 Information relative to the westbank, St. James Parish

5. State of Louisiana Water Quality Criteria. 1977 - Information relative to established criteria for St. James Parish water bodies

6. Louisiana Water Quality Inventory, Section 305b, P.L. 95-217. 1982 - Information relative to most recent water quality data for St. James Parish water bodies

In reference to Mr. Given's letter, Mr. Kraemer stated, "Mr. Given's concern about the lack of some of the materials from his office are duly noted. Much of the technical information was completed prior to 1980 when most of these publications were published since this has been an on going program since 1976. Although it was not necessary to update the technical data to complete the planned program, the president's office, upon implementation, will utilize and will have requested the data outlined by Mr. Given's division in order to better monitor the effects of any permits issued under their regulations. So, although we do not feel the need to update the technical data which Mr. Given's office pointed out, we will certainly, and have requested from Mr. Given's office, the documents that he has outlined to us and we will continue to use these documents in the monitoring and permitting system which shall be established by the program.

Mr. Kraemer then introduced the members of the St. James Parish Coastal Zone Management Committee who have helped in the preparation of the document, some since 1976.

Chairman Gravois then called for additional comments from the public and Council and, on hearing none, declared the hearing adjourned.

Gerard J. Schexnayder
Secretary

# Office of the President

## St. James Parish

Courthouse Building
Convent, LA 70723

Telephone
562-7431
265-3915
293-1706
562-7411

PAUL K. KELLER
Parish President

KERMIT J. KRAEMER, JR.
Director of Operations

DALE HYMEL, JR.
Director of Finance

LARRY M. LEBEOUF
Director of Human Resources


November 24, 1982

Louisiana Department of Natural Resources
Mr. Dale Givens
Office of Environmental Affairs
Water Pollution Control Division
P.O. Box 44066
Baton Rouge, LA 70804

Dear Mr. Givens,

Enclosed please find a copy of the St. James Parish Coastal Zone Management Program. A public hearing on the Program has been set for January 5, 1983 at 5:00 p.m. at the Convent Courthouse, Convent, LA in the Council Chambers; comments either written, oral or both will be accepted up to, and including that time.

Written comments should be addressed to:

COASTAL ZONE MANAGEMENT PROGRAM
ST. JAMES PARISH
CONVENT COURTHOUSE
CONVENT, LA 70723

Should additional information be necessary or questions concerning the program arise, you may contact Kermit Kraemer, Jr., Director of Operations at (504)562-7431.

Sincerely,

Kermit J. Kraemer, Jr.
Director of Operations
St. James Parish

KJK:
Enclosure

State of Louisiana

FRANK P. SIMONEAUX
SECRETARY
B. JIM PORTER
ASSISTANT SECRETARY

DEPARTMENT OF NATURAL RESOURCES
OFFICE OF ENVIRONMENTAL AFFAIRS
WATER POLLUTION CONTROL DIVISION

J. DALE GIVENS
ADMINISTRATOR

December 14, 1982

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Coastal Zone Managment Program
St. James Parish
Convent Courthouse
Convent, Louisiana 70723

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We hope these comments have been useful to you and appreciate the opportunity to review your Coastal Zone Management program. If we can be of any help please let us know.

Sincerely,

J. Dale Givens
Administrator

JDG/DS/ls

attachment

WATER POLLUTION CONTROL DIVISION SPONSORED DOCUMENTS OF RELEVANCE TO ST. JAMES PARISH

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UNITED STATES DEPARTMENT OF COMMERCE
National Oceanic and Atmospheric Administration
NATIONAL MARINE FISHERIES SERVICE
Southeast Region
9450 Koger Blvd.
St. Petersburg, FL 33702



December 20, 1982 F/SER112/JL:jh
713/766-3699

Mr. Kermit J. Kraemer, Jr.
Director of Operations
Coastal Zone Management Program
St. James Parish
Convent Courthouse
Convent, LA 70723

Dear Mr. Kraemer:

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Thank you for allowing us the opportunity to review and submit these comments on the St. James Parish's CZMP.

Sincerely yours,

R N Roebsamen

for Richard J. Hoogland
Chief, Environmental
Assessment Branch

III-9

WHEREAS, the St. James Parish Coastal Zone Management Advisory Commission (CZMAC) has been established since 1978, and,

WHEREAS, the CZMAC has fulfilled all contracts with the State Planning Office, the Department of Transportation and Development and the Department of Natural Resources in the past with respect to the Coastal Management Resource Program, and,

WHEREAS, in past years we have had the able assistance of Elizabeth Lindsay of N-Y Associates a graduate Planner with years of environmental assessment expertise and a native knowledge of St. James Parish, and;

WHEREAS, since the initiation of the Coastal Management Program St. James Parish has had the services of a graduate Biologist/Environmentalist who has had family in St. James Parish for over four generations, and;

WHEREAS, he has not only influenced the development of the local St. James program but has contributed to the state program in text and also through legislative efforts since its first introduction through its final passage, and;

WHEREAS, the CZMAC of St. James Parish has had input from all representative populations in St. James Parish including but not limited to, small businessmen, farmers, large landowners, industrial personnel, sportsmen, educational, and other persons through its years of developing a local program, and;

WHEREAS, it is the intent of the state legislation to encourage the development and implementation of local programs as soon as possible which is consistent with State regulations, and;

WHEREAS, St. James Parish has formulated a program in compliance with Act 361 as amended and is ready to implement a local Coastal Resources Management Program,

THEREFORE, BE IT RESOLVED, by St. James Parish Coastal Zone Management Advisory Commission that the St. James Parish Coastal Resources Management Program be approved by the Louisiana Department of Natrual Resources and its Coastal Management Section, and;

BE IT FURTHER RESOLVED, that copies of this resolution be forwarded to the Coastal Management Section of the Louisiana Department of Natural Resources and to the Secretary of the Department of Natural Resources and the the Chairman of the Louisiana Coastal Commission.

s/ Leonce Haydel
Leonce Haydel, Chairman

December 1, 1982

The Enterprise

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**PUBLIC NOTICE**
**NOTICE OF INTRODUCTION**
**OF ORDINANCE 82-28**

NOTICE IS HEREBY GIVEN that the following entitled ordinance was introduced at a regular meeting of the Parish Council of the Parish of St. James, State of Louisiana, on November 17, 1982, and laid over for publication of notice:

**ORDINANCE 82-28**
**ST. JAMES PARISH COUNCIL**

AN ORDINANCE ADOPTING A COASTAL RESOURCE MANAGEMENT PROGRAM FOR ST. JAMES PARISH.

NOTICE IS HEREBY FURTHER GIVEN that the Parish Council of said parish will meet on Wednesday, January 5, 1983, in the Council Chambers of the Parish Courthouse, Convent, Louisiana, at 5:45 p.m., at which time there will be a public hearing on the adoption of the aforesaid ordinance.

NOTICE IS HEREBY FURTHER GIVEN that copies of the Coastal Zone Management Ordinance and Program for St. James Parish are available for distribution to relevant state, federal, and local government agencies and the general public, and copies are also available for public inspection at all libraries within the parish, Parish Council Office, Parish President's Office, and the Gramercy and Lutcher Town Halls.

s/Aubrey J. Gravois
Council Chairman

s/Gerard J. Schexnayder
Secretary

s/Paul K. Keller
Parish President

Publish: 12-1; 12-8; 12-15; 12-22; 12-29; 1-5-83

December 22, 1982

The Enterprise

**PUBLIC NOTICE**

Notice is hereby given that at the regular meeting of the St. James Parish School Board on January 4, 1983, at 6:30 p.m., in the Lutcher High School Library, the Board will consider the following resolution:

*The St. James Parish School Board will change the present compensation for each board member from $600 a month to $800 a month and from $700 a month to $900 a month for the Board President"*

**Riley Boudreaux, President**
**St. James Parish School Board**

**Publish: 12-22; 12-29**

**PUBLIC NOTICE**
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s/Aubrey J. Gravois
Council Chairman

s/Gerard J. Schexnayder
Secretary

s/Paul K. Keller
Parish President

January 5, 1983

The Enterprise

# Council meets Wednesday

The St. James Parish Council will meet in regular session in the Council Chambers of the Parish Courthouse in Convent on Wednesday, January 5, 1983, at 6 p.m. Prior to this meeting, at 5:45 p.m., the Council will hold a public hearing on proposed Ordinance 82-28, adopting a Coastal Zone Resource Management Program for St. James Parish.

ORDINANCE 82-28
ST. JAMES PARISH COUNCIL
AN ORDINANCE ADOPTING A COASTAL RESOURCE MANAGEMENT PROGRAM FOR ST. JAMES PARISH.

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s/Aubrey J. Gravois
Council Chairman

s/Gerard J. Schexnayder
Secretary

s/Paul K. Keller
Parish President

Publish: 12-1; 12-8; 12-15; 12-22; 12-29; 1-5-83

III-12