

# Environmental Assessment

## Determinations and Compliance Findings for HUD-assisted Projects

### 24 CFR Part 58

#### **Project Information**

**Project ID:** PR-RGRW-03861

**Project Name:** Finca Labranza LLC

**Responsible Entity:** Puerto Rico Department of Housing

**Grant Recipient** (if different than Responsible Entity): Same as above

**State/Local Identifier:** Puerto Rico / Lajas, PR; Peñuelas, PR

**Preparer:** Patricia Carmenatty

**Certifying Officer Name and Title:** Permit and Environmental Compliance Officers: Sally Acevedo Cosme, Pedro de León Rodríguez, María T. Torres Bregon, Ivelisse Lorenzo, Angel Gabriel Lopez Guzman, Janette Cambrelen, Santa Ramirez, Limary Vélez Marrero, Juan Carlos Perez Bofill and Mónica M. Machuca Ríos.

**Consultant:** Behar Ybarra & Associates LLC

**Direct Comments to:** Puerto Rico Department of Housing:  
([environmentcdbg@vivienda.pr.gov](mailto:environmentcdbg@vivienda.pr.gov))

#### **Project Location:**

Bo. Lajas Arriba Carr. 117 KM 3.6, Lajas, Puerto Rico, 00667

Cattle corral location: latitude 18.035592, longitude - 67.029275

Parcel cadastral # 358-000-008-21-000

Bo. Jaguas, Carr. 386 Km. Hm 1.7, Pr, Peñuelas, Puerto Rico,

Storage unit location: latitude 18.076316, longitude -66.725072

Parcel cadastral # 339-054-210-02

#### **Description of the Proposed Project** [24 CFR 58.32; 40 CFR 1508.25]:

The proposed project for Finca Labranza LLC consist of two separate activities on two different parcels: a new cattle corral will be constructed at 18.035592, -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including, bed

shaper, a tractor, rotary cutter, disc harrow and heifers. The construction of a storage unit (18.076316, -66.725072; Parcel: 339-054-210-02) is required to store the new tools and equipment as well as for temporary storage of construction materials related to the corral. The construction for the storage unit is not included in HUD funds and will be paid for by the applicant. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

The materials for the proposed storage unit on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'-x-15' and be constructed by the applicant at the applicant's expense. The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, PR within the municipality of Peñuelas.

The Area of Potential Effect (APE) has been defined as the area potentially impacted by ground disturbing activities related to installation and construction of a new 45'-x-20' cattle corral and the 45'-x-15' storage unit. The area of potential effects (APE) measures approximately 1,168 square meters.

A site Map is included in Figure 1.1 and 1.2, illustrating the location of the cattle corral and the storage unit on the properties. Photos of the locations are included in the Section 106 documentation, Appendix 1. Refer to Appendix 3 for Site Inspection Report.

**Statement of Purpose and Need for the Proposal** [40 CFR 1508.9(b)]: The Re-Grow Puerto Rico Urban-Rural Agriculture Program (RGRW) will increase agricultural capacity while promoting and increasing food security island wide. This Program will enhance and expand agricultural production related to economic revitalization and sustainable development activities. This agricultural project is associated with the of installation and construction of a new 45'-x-20' cattle corral, a 45'-x-15' storage unit, and the purchase of heifers, a bed shaper, rotary cutter, disc harrow and a tractor is in keeping with the overall objectives of the Economic Development Program.

**Existing Conditions and Trends** [24 CFR 58.40(a)]:

The surface of the existing area for the proposed cattle corral is mostly exposed, covered with grass. The existing area of the proposed storage unit is bare soil in a residential mountainous area. Therefore, there is no change in land use associated with these placements.

## Funding Information

Grant Number	HUD Program	Funding Amount
B-18-DP-72-0001 B-17-DP-72-0001 B-19-DP-78-0002 B-18-DE-72-0001	Community Planning and Development (CPD) / Community Development Block Grant - Disaster Recovery (CDBG-DR)	\$11,938,162,230.00

**Estimated Total HUD Funded Amount:** \$ 88,850.00.

**Estimated Total Project Cost** (HUD and non-HUD funds) [24 CFR 58.32(d)]: \$ 88,850.00.

## Compliance with 24 CFR 58.5 and 58.6 Laws and Authorities

Record below the compliance or conformance determinations for each statute, executive order, or regulation. Provide credible, traceable, and supportive source documentation for each authority. Where applicable, complete the necessary reviews or consultations and obtain or note applicable permits of approvals. Clearly note citations, dates/names/titles of contacts, and page references. Attach additional documentation as appropriate.

<b>Compliance Factors:</b> Statutes, Executive Orders, and Regulations listed at 24 CFR §58.5 and §58.6	Are formal compliance steps or mitigation required	Compliance determinations
<b>STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 58.6</b>		
<b>Airport Hazards</b>  24 CFR Part 51 Subpart D	Yes    No <input type="checkbox"/> <input checked="" type="checkbox"/>	This project consists of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shaper. Also, construction of a new 45'x-15' storage unit at the applicant's expense and will have no impact on any Airports. The site of the proposed cattle corral is located 90,027 feet from the nearest major civil airport (Eugenio Maria de Hostos airport in Mayagüez) and 384,438

		<p>feet from the nearest military airport (Luis Muñoz Marín International Airport in San Juan). The site of the proposed storage unit is located 61,516 feet from the nearest major civil airport (Mercedita International Airport in Ponce) and 283,579 feet from the nearest military airport (Luis Muñoz Marín International Airport in San Juan). See the attached Airport map Runway Protection Zone, Figures 2.1 and 2.2. This topic is in compliance with the HUD's Airport Hazard regulations without further evaluation.</p>
<p><b>Coastal Barrier Resources</b></p> <p>Coastal Barrier Resources Act, as amended by the Coastal Barrier Improvement Act of 1990 [16 USC 3501]</p>	<p>Yes    No</p> <p><input type="checkbox"/>    <input checked="" type="checkbox"/></p>	<p>This project is not located in a CBRS Unit. The proposed cattle corral is located 21,995 feet northwest of the nearest Coastal Barrier Resource System, PR-64P. The proposed storage unit is located 32,419 feet north of the nearest Coastal Barrier Resource System, PR-58P. Therefore, this project has no potential to impact a CBRS Unit and is in compliance with the Coastal Barrier Resources Act. See the attached CBRS map, Figures 3.1 and 3.2.</p>
<p><b>Flood Insurance</b></p> <p>Flood Disaster Protection Act of 1973 and National Flood Insurance Reform Act of 1994 [42 USC 4001-4128 and 42 USC 5154a]</p>	<p>Yes    No</p> <p><input type="checkbox"/>    <input checked="" type="checkbox"/></p>	<p>The proposed cattle corral is located in Zone X, Panel 72000C1570H, 4/19/2005 on the FEMA FIRM. The proposed storage unit is located in Zone X, Panel 72000C1630H, 4/19/2005 on the FEMA FIRM. The project does not require flood insurance or is excepted from flood insurance. This topic is in compliance with Flood Insurance Section. See attached Flood Map, Figures 4.1 and 4.2.</p>
<p><b>STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR 58.5</b></p>		
<p><b>Clean Air</b></p>	<p>Yes    No</p> <p><input type="checkbox"/>    <input checked="" type="checkbox"/></p>	<p>This project consists only of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a</p>

<p>Clean Air Act, as amended, particularly section 176(c) &amp; (d); 40 CFR Parts 6, 51, 93</p>		<p>bed shaper. Also, construction of a new 45'x-15' storage unit at the applicant's expense for an agricultural site and is not located in a nonattainment municipality of Puerto Rico (Arecibo, Bayamón, Cataño, Guaynabo, Salinas, San Juan, Toa Baja). See attached published list of Puerto Rico Nonattainment / Maintenance Status for each country by year for all criteria pollutants in Appendix 2. The installation and operation of this project will have no impact and is in compliance with the Clean Air Act without further evaluation.</p>
<p><b>Coastal Zone Management</b>  Coastal Zone Management Act, sections 307(c) &amp; (d)</p>	<p>Yes    No <input type="checkbox"/>   <input checked="" type="checkbox"/></p>	<p>The proposed cattle corral is located 16,523 feet and the proposed storage unit is located 24,990 feet from the nearest Coastal Zone Management Area and does not affect a Coastal Zone as defined in the state Coastal management Plan. The project is in compliance with the Coastal Zone Management Act. See the attached CZMA map, Figures 5.1 and 5.2.</p>
<p><b>Contamination and Toxic Substances</b>  24 CFR Part 58.5(i)(2)</p>	<p>Yes    No <input type="checkbox"/>   <input checked="" type="checkbox"/></p>	<p>This project consists of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shaper. Also, construction of a new 45'x-15' storage unit at the applicant's expense for an agricultural project. On-site or nearby toxic, hazardous, or radioactive substances that could affect the health and safety of project occupants or conflict with the intended use of the property were not found. There is no site of environmental concern identified within 3,000 feet from the proposed cattle corral site. There is one site of environmental concern identified within 3,000 feet from the proposed storage unit site.</p>

		<p>EPA Facility Interest NPDES (Water Discharges) 110038453170 Villas De Vista Bahia Residential Development – 1,352 ft. Address: State Rd #2, Km. 215.7 Encarnacion Ward, Peñuelas, PR 00624. Coordinates: 18.072797, -66.724825</p> <p>Based on EPA Enforcement and Compliance History Online (EPA ECHO) there are no violations reported on the toxic site (110038453170) in the Municipality of Peñuelas, therefore the project area will not be affected.</p> <p>The project is in compliance with contamination and toxic substances requirements. See attached Toxics Map, Figures 6.1 and 6.2. Refer to Appendix 3 for ECHO Report.</p>
<p><b>Endangered Species</b></p> <p>Endangered Species Act of 1973, particularly section 7; 50 CFR Part 402</p>	<p>Yes    No</p> <p><input type="checkbox"/>    <input checked="" type="checkbox"/></p>	<p>The project could involve any activity that has an adverse effect on protected species or critical habitats. After reviewing data from the United States Fish and Wildlife Service (USFWS) Information and Planning Consultation (IPaC) and the Puerto Rico Department of Natural and Environmental Resources (DNER) database, the Harlequin butterfly (<i>Atlantea tulita</i>) could be found in the proposed location for the storage unit (Peñuelas) and the PR boa (<i>Chilabothrus inornatus</i>) could be found in both locations (Lajas and Peñuelas).</p> <p>The nature of the project, scope of work, information available, a careful analysis of the IpaC, the Puerto Rico Boa conservation measures, the Caribbean Dkey in the US Fish and Wildlife Service's online IPaC application, and the observations during the field visit, were used to evaluate the potential impacts to federally listed species from this project. Based on that information and the answer inputted into the Dkey, it was</p>

		<p>determined that the proposed action will have "No Effect" determination on the Puerto Rican Boa for both locations.</p> <p>Based on what was observed during the site inspection, there will be no removal of vegetation and there is no intention of cutting down trees or altering the general area where the storage unit will be installed. The space provided for the proposed activity has been cleared and maintained that way for agricultural purposes. Based on these observations we determined that the proposed action will have a NE (No Effect) on the PR Harlequin butterfly. The proposed storage unit is 27,690 feet from the nearest final endangered species critical habitat. The proposed cattle corral is 12,551 feet from the nearest final endangered species critical habitat. Therefore, the project has no critical habitats in the area.</p> <p>If a Puerto Rican Boa is found in the project activity site, work shall cease until the Boa moves off on its own. If the Boa does not move off, the Construction Manager shall contact the Puerto Rico Department of Natural and Environmental Resources and ask for them to relocate the Boa. As established by the USFWS Puerto Rican Boa Conservation Measures Guideline.</p> <p><a href="https://ipac.ecosphere.fws.gov/guideline/design/population/156/office/41430.pdf">https://ipac.ecosphere.fws.gov/guideline/design/population/156/office/41430.pdf</a></p> <p>This project is in compliance with the Endangered Species Act. See attached Review Letter and IPaC Report in Appendix 4. See attached Endangered Species map, Figure 7.1 and 7.2.</p>
<b>Explosive and Flammable Hazards</b>	Yes    No <input type="checkbox"/> <input checked="" type="checkbox"/>	This project consists of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary

24 CFR Part 51 Subpart C		cutter, disc harrow and a bed shape. Also, construction of a new 45'x-15' storage unit at the applicant's expense and does not include development, construction or rehabilitation that will increase residential density. This project is in compliance with this citation without further evaluation.
<b>Farmlands Protection</b>  Farmland Protection Policy Act of 1981, particularly sections 1504(b) and 1541; 7 CFR Part 658	Yes    No <input type="checkbox"/> <input checked="" type="checkbox"/>	This project does not include any activities that could potentially convert agricultural land to non-agricultural use. All areas under the proposed cattle corral are farmland of statewide importance and prime farmland if irrigated. All areas under the proposed storage unit are not prime farmland. The scope of work includes the installation and construction of a cattle corral and a storage unit, and this is a construction limited to on-farm structures needed for farm operations and does not include land conversion. The project is in compliance with the Farmland Protection Policy Act. See the attached Farmlands map, Figures 8.1 and 8.2.
<b>Floodplain Management</b>  Executive Order 11988, particularly section 2(a); 24 CFR Part 55	Yes    No <input type="checkbox"/> <input checked="" type="checkbox"/>	The proposed cattle corral is located in Zone X, Panel 72000C1570H, 4/19/2005 and the proposed storage unit is located in Zone X, Panel 72000C1630H, 4/19/2005 (Figures 4.1 and 4.2). The site is not located in a Preliminary Firm or an Advisory Base Flood Elevation special flood hazard area. The project is in compliance with Executive Order 11988. See attached Flood Map (Figures 9.1 and 9.2).
<b>Historic Preservation</b>  National Historic Preservation Act of 1966, particularly sections 106 and 110; 36 CFR Part 800	Yes    No <input type="checkbox"/> <input checked="" type="checkbox"/>	The cattle corral site was visited on November 4, 2023, and the storage unit was visited on November 13, 2023, by SOI-qualified archaeologist. Based on this definition and the nature and scope of the undertaking, the APE has been

		<p>defined as the area potentially affected by ground-disturbing activities related to the new cattle corral and the storage unit. Documentation with photographs and maps was subsequently submitted to SHPO (attached Appendix 1). In a response from PR SHPO dated December 13, 2023, SHPO concurred with a finding of <b>No Historic Properties Affected</b> within the project's Area of Potential Effects (see attached Appendix 1). The property is not considered historic or contributing to an historic district (See attached Historic map, Figures 10.1 and 10.2). Therefore, this activity is in compliance with Historic Preservation Act.</p>
<p><b>Noise Abatement and Control</b></p> <p>Noise Control Act of 1972, as amended by the Quiet Communities Act of 1978; 24 CFR Part 51 Subpart B</p>	<p>Yes    No  <input type="checkbox"/>    <input checked="" type="checkbox"/></p>	<p>This project consists only of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shape. Also, construction of a new 45'-x-15' storage unit at the applicant's expense for an agricultural site. The project does not include new construction for residential use or rehabilitation of an existing residential property. The sites are rural in nature and there will be no impact to or from the surrounding area from a noise perspective. This topic is in compliance with Noise Control Act without further evaluation.</p>
<p><b>Sole Source Aquifers</b></p> <p>Safe Drinking Water Act of 1974, as amended, particularly section 1424(e); 40 CFR Part 149</p>	<p>Yes    No  <input type="checkbox"/>    <input checked="" type="checkbox"/></p>	<p>There are no EPA sole source aquifers in Puerto Rico. The project is in compliance with Safe Drinking Water Act without further evaluation.</p>
<p><b>Wetlands Protection</b></p> <p>Executive Order 11990, particularly sections 2 and 5</p>	<p>Yes    No  <input type="checkbox"/>    <input checked="" type="checkbox"/></p>	<p>There is an unnamed creek 140 feet from where cattle corral will be installed. On the other hand, there are no wetlands located in or near the area where the</p>

		proposed storage unit will be. Therefore, no wetland will be affected by the project undertaking. However, standard BMPs should be applied to mitigate impact on wetlands, like installing erosion controls or diverting runoff (in any) around the areas of ground disturbance. The project is in compliance with Executive Order 11990. See the attached Wetlands map, Figures 11.1 and 11.2.
<b>Wild and Scenic Rivers</b>  Wild and Scenic Rivers Act of 1968, particularly section 7(b) and (c)	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	This project is not within proximity of the NWSRS river. The proposed cattle corral is located 437,362 feet and the proposed storage unit is located 332,133 from the nearest Wild and Scenic River. See Map, Figures 12.1 and 12.2. The project is in compliance with the Wild and Scenic Rivers Act.
<b>ENVIRONMENTAL JUSTICE</b>		
<b>Environmental Justice</b>  Executive Order 12898	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>	Based on the scope of work for this project, there will be no additional impact on low-income or minority residents. This proposed activity will not have a negative impact on Environmental Justice. Therefore, the proposed activity complies with this section.

**Environmental Assessment Factors** [24 CFR 58.40; Ref. 40 CFR 1508.8 & 1508.27] Recorded below is the qualitative and quantitative significance of the effects of the proposal on the character, features and resources of the project area. Each factor has been evaluated and documented, as appropriate and in proportion to its relevance to the proposed action. Verifiable source documentation has been provided and described in support of each determination, as appropriate. Credible, traceable and supportive source documentation for each authority has been provided. Where applicable, the necessary reviews or consultations have been completed and applicable permits of approvals have been obtained or noted. Citations, dates/names/titles of contacts, and page references are clear. Additional documentation is attached, as appropriate. **All conditions, attenuation or mitigation measures have been clearly identified.**

**Impact Codes:** Use an impact code from the following list to make the determination of impact for each factor.

**(1)** Minor beneficial impact

**(2)** No impact anticipated

**(3)** Minor Adverse Impact – May require mitigation

**(4)** Significant or potentially significant impact requiring avoidance or modification which may require an Environmental Impact Statement.

Environmental Assessment Factor	Impact Code	Impact Evaluation
<b>LAND DEVELOPMENT</b>		
Conformance with Plans / Compatible Land Use and Zoning / Scale and Urban Design	2	The proposed action for the cattle corral is continued agricultural use of property which is compatible with a zoning code of Ar-1 (Agricultural Reserve 1) and existing land use of SREP-A (Specially Protected Agricultural Rustic Land). The proposed action for the storage unit is continued agricultural use of property which is compatible with a zoning code of AD (Developed Area) and existing land use of SRC (Common Rustic Land). There is no urban design associated with these rural, agricultural sites.
Soil Suitability/ Slope/ Erosion/ Drainage/ Storm Water Runoff	2	The soil is currently being used for agriculture purposes. There is no change in land use since the land will continue to be used to agriculture purposes. For the proposed cattle corral, according to the USGS/NRCS Web Soil Survey, the project area crossed one mapped soil series: Santa Isabel clay, 0 to 2 percent slopes (SiA). The landslide data indicates low landslide susceptibility in the proposed cattle corral location.  For the proposed storage unit, the project area crossed two mapped soil series from west to east: Caguabo-Rock outcrop complex, 20 to 60 percent slopes (CdF), and Mucara silty clay, 40 to 60 percent slopes, eroded (MuF2). The landslide data indicates low to moderate landslide susceptibility on the proposed storage unit location. Therefore, no erosion is expected to occur from this

		project. The project will not affect the drainage in the area. There will be little to no runoff associated with the project. See Landslide Susceptibility Map, Figures 13.1 and 13.2.
Hazards and Nuisances including Site Safety and Noise	2	There are no specific environmental hazards that have been identified for this site. The site is not in a high Noise Level area, nor will the project generate any additional noise. Additionally, the project does not include housing or such to where inhabitants would be affected.
Energy Consumption	2	The project consists of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shape. Also, construction of a new 45'x-15' storage unit at the applicant's expense on an existing agricultural farm. No energy source is required for the cattle corral or storage unit and will not require any expansion to existing power facilities.
Environmental Assessment Factor	Impact Code	Impact Evaluation
<b>SOCIOECONOMIC</b>		
Employment and Income Patterns	2	The project will result in short-term benefit to employment when contractors are hired for the construction of the new cattle corral and storage unit. After construction, there may be a net positive benefit for the farm, a small business receiving this funding for economic development recovery purposes, which will aid in the continued operations of the intended use of the farm which products will be used by Puerto Rico population. The project is not anticipated to have a significant impact on Employment and Income Patterns, however, the project may help restore employment opportunities and income patterns.
Demographic Character Changes, Displacement	2	The proposed project will not alter the demographic characteristics of Lajas, PR/Peñuelas, PR. The applicant is already located at this location and the project will provide opportunities for the continuous agricultural growth of the business.
Environmental Justice	2	In the project area in Lajas within a one-mile radius: <ul style="list-style-type: none"> <li>The people of color are 99% compared to PR average of 96%</li> </ul>

		<ul style="list-style-type: none"> <li>• 92 % of the people are low income compared to PR average of 70%</li> <li>• 32% of the people are unemployed compared to PR average of 15%</li> </ul> <p>In the project area in Peñuelas within a one-mile radius:</p> <ul style="list-style-type: none"> <li>• The people of color are 99% compared to PR average of 96%</li> <li>• 79 % of the people are low income compared to PR average of 70%</li> <li>• 18% of the people are unemployed compared to PR average of 15%</li> </ul> <p>The proposed activities of the installation of the cattle corral and storage unit have a positive impact on creating jobs for local people. Therefore, the proposed activity complies with this section. See EJSscreen Reports in Appendix 3.</p>
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Environmental Assessment Factor	Impact Code	Impact Evaluation
<b>COMMUNITY FACILITIES AND SERVICES</b>		
Educational and Cultural Facilities	2	The project consists of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shape. Also, construction of a new 45'x-15' storage unit at the applicant's expense for an agricultural site and will have no impact on educational and cultural facilities.
Commercial Facilities	2	The proposed project may aid in restoring the demand for local commercial services; however, not to the point of putting undue pressure on commercial facilities.
Health Care and Social Services	2	The project consists of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shape. Also, construction of a new 45'x-15' storage unit at the applicant's expense for an agricultural site and will have no impact on Health Care and Social Services.

Solid Waste Disposal / Recycling	2	The proposed project will have no impact on Solid Waste Disposal / Recycling services. The products and by-products are agricultural, and any waste would be biodegradable. The remaining construction solid waste materials would be collected for transport to the local landfill.
Wastewater / Sanitary Sewers	2	The installation of the cattle corral and storage unit is not expected to result in significant changes in wastewater or sanitary sewer generation. Wastewater from the project will not enter environmentally sensitive areas, nor will the project produce any noxious odors affecting the quality of life of nearby residents. The proposed project will have no impact on Wastewater / Sanitary Sewers.
Water Supply	2	The proposed project will not require an additional water supply. No new connections will be provided for potable water. The installation of the cattle corral and the storage unit will not require any water source. Therefore, the proposed project will have no impact on the water supply.
Public Safety - Police, Fire and Emergency Medical	2	The project of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shaper. Also, construction of a new 45'-x-15' storage unit at the applicant's expense for an agricultural site and will have no impact on Public Safety.
Parks, Open Space and Recreation	2	The proposed project will have no impact to Parks, Open Space and Recreation. The property being used is agricultural and it will continue as agricultural use.
Transportation and Accessibility	2	The project consists of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shaper. Also, construction of a new 45'-x-15' storage unit at the applicant's expense for an agricultural site and will have no impact on transportation and accessibility.

Environmental Assessment Factor	Impact Code	Impact Evaluation
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<b>NATURAL FEATURES</b>		
Unique Natural Features, Water Resources	2	The proposed project will be situated on previous agriculture property and will have no impact on unique natural features or water resources. There is an unnamed creek 140 feet from where cattle corral will be installed, but this wetland will not be affected since the project only consists of anchoring a total of 12 posts at a depth of 2 feet and these posts will not be installed in the wetland. However, standard BMPs should be applied to mitigate impact on wetlands or any water resource.
Vegetation, Wildlife	2	The proposed project will occur in land previously used for agricultural purposes and will continue in that capacity. There may be wildlife attracted to the cattle corral and storage unit but no negative impact on wildlife.
Climate Change	2	The Re-Grow Program proposed project aims to increase resiliency in the agricultural industry to prepare for future climate related disasters. The project will not contribute to climate change and will provide a minor net benefit by allowing for increased food production.

**Additional Studies Performed:** Not applicable.

**Field Inspection** (Date and completed by): November 4, 2023, and November 13, 2023, Jaqueline Lopez, SOI-Qualified Archaeologist

**List of Sources, Agencies and Persons Consulted** [40 CFR 1508.9(b)]:

FAA, National Plan for Integrated Airport Systems:  
[www.faa.gov/airports/planning\\_capacity/npia/reports/NPIAS-Report-2017-2021-Appendix-B-Part6.pdf](http://www.faa.gov/airports/planning_capacity/npia/reports/NPIAS-Report-2017-2021-Appendix-B-Part6.pdf)

John H. Chafee Coastal Barrier Resources System, Puerto Rico map.  
[www.fws.gov/CBRA/Maps/Locator/PR.pdf](http://www.fws.gov/CBRA/Maps/Locator/PR.pdf)

National Park Service, National Registry of Natural Landmarks.  
[www.nature.nps.gov/nnl/docs/NNLRegistry.pdf](http://www.nature.nps.gov/nnl/docs/NNLRegistry.pdf)

US Fish and Wildlife Service, Wild and Scenic Rivers – correspondence to Agency on October 16, 2018

National Wild and Scenic Rivers System: [www.rivers.gov/puerto-rico.php](http://www.rivers.gov/puerto-rico.php)

Puerto Rico Community Development Block Grant Disaster Recovery Action Plan, July 2018. [www.cdbg-dr.pr.gov/en/action-plan/](http://www.cdbg-dr.pr.gov/en/action-plan/)

Programmatic Agreement among the Federal Emergency Management Agency, the Puerto Rico State Historic Preservation Office and the Central Office for Recovery, Reconstruction and Resilience – amended to include the Puerto Rico Department of Housing.

Sierra Research for Office of Mobile Sources. US Environmental Protection Agency. Report No. SR93-03-02, Evaluation of Methodologies to Estimate Nonroad Mobile Source Usage, March 19, 1993: <http://nepis.epa.gov/Exe/ZyPURL.cgi?Dockey=9100UR51.txt>

US Environmental Protection Agency, National Ambient Air Quality Standards, Nonattainment Areas for Criteria Pollutants (Green Book): [www3.epa.gov/airquality/greenbook/anayo\\_pr.html](http://www3.epa.gov/airquality/greenbook/anayo_pr.html)

US EPA, Environmental Topics, Air Topics: [www.epa.gov/environmental-topics/air-topics](http://www.epa.gov/environmental-topics/air-topics)

US Fish and Wildlife Service, Environmental Conservation Online System: <https://ecos.fws.gov/ecp0/reports/species-listed-by-state-report?state=PR&status=listed>

Federal Emergency Management Agency, Flood Mapping Service: <https://msc.fema.gov/portal/home> (compilation of numerous maps)

Puerto Rico Planning Board, Communication regarding Floodplain Management, November 29, 2018.

US Fish and Wildlife Service, National Wetlands Inventory: [www.fws.gov/wetlands/data/mapper.html](http://www.fws.gov/wetlands/data/mapper.html) (compilation of numerous maps)

US Army Corps of Engineers, Jacksonville District, Antilles Section, Communication regarding Wetlands Management, November 13, 2018.

Puerto Rico Coastal Zone Management Program Plan, September 2009.

Puerto Rico Planning Board, Communication regarding Coastal Zone Management, November 16, 2018 (No response).

US EPA, Sole Source Aquifers. Esri HERE, Garmin, NOAA, USGS, EPA.

US Fish and Wildlife Service, Caribbean Ecological Services Field Office. E-mail communication regarding October 23, 2018 letter on Threatened and Endangered Species and Critical Habitats.

NOAA Fisheries / National Marine Fisheries Service, NEPA Coordinator Southeast Regional Office. Communication on October 16, 2018 regarding designated critical habitat. (No

response).

US Geological Survey, Data Release of May Showing Concentration of Landslides Caused by Hurricane Maria, <https://doi:10.5066/F7JD4VRF>

**List of Permits Obtained:** None required.

**Public Outreach** [24 CFR 58.43]: Puerto Rico Department of Agriculture has worked closely with the agricultural community. The FONSI/NOI-RROF will be published in compliance with NEPA regulations for HUD.

**Cumulative Impact Analysis** [24 CFR 58.32]: In accordance with 24 CFR 58.32 (Aggregation), there are no cumulative impacts associated with the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shaper. Also, construction of a new 45'-x-15' storage unit at the applicant's expense for an agricultural site.

**Alternatives** [24 CFR 58.40(e); 40 CFR 1508.9]

The Regrow Program purpose is to enhance and expand agricultural production related to economic revitalization and sustainable development activities while promoting and increasing food security island wide. The "Alternative" action would mean that the applicant would consider other locations for the new cattle corral. However, other locations may result in tree clearing prior to construction and/or need to fill in some steep area. Any option that requires going off-site would not contribute to the improvement and growth of agricultural production or enable economic development for this applicant.

**No Action Alternative** [24 CFR 58.40(e)]:

The 'No-Action' alternative would mean that the applicant would not receive federal funding to provide of the construction of a new 45'-x-20' cattle corral and the purchase of Heifers, a tractor, rotary cutter, disc harrow and a bed shaper for an agricultural site would inhibit the economic growth opportunity that the applicant would not otherwise have under the PRDOH Re-Grow Puerto Rico program. As a result, these owners may not be able to experience the growth needed to recover and expand their agriculture activities. A provision of the grant allows for economic development for businesses. The No-Action alternative would not allow for the economic development for this applicant.

**Summary of Findings and Conclusions:** The proposed activity has been found to not have any adverse effects on the environmental nor is there the requirement for further

consultation with any agency. There are no environmental review topics addressed that result in the need for formal compliance steps or the requirement for mitigation.

**Mitigation Measures and Conditions [40 CFR 1505.2(c)]**

Summarize below all mitigation measures adopted by the Responsible Entity to reduce, avoid, or eliminate adverse environmental impacts and to avoid non-compliance or non-conformance with the above-listed authorities and factors. These measures/conditions must be incorporated into project contracts, development agreements, and other relevant documents. The staff responsible for implementing and monitoring mitigation measures should be clearly identified in the mitigation plan.

Law, Authority, or Factor	Mitigation Measure
Soil Suitability/ Slope/ Erosion/ Drainage/ Storm Water Runoff	Soil suitability will be assessed prior to construction. Contractors will be required to use BMPs during construction if erosion impacts occur. DNER authorization may be required for any ground disturbance associated with the activities in the proposed project.
<p><b>Endangered Species</b> Endangered Species Act of 1973, particularly section 7; 50 CFR Part 402</p>	<p>The proposed project does not involve a major removal of trees. If any activity proposes the removal of vegetation, the project must be reviewed for any impacts to endangered or threatened species.</p> <p>If a Puerto Rican Boa is found in the project activity site, work shall cease until the Boa moves off on its own. If the Boa does not move off, the Construction Manager shall contact the Puerto Rico Department of Natural and Environmental Resources and ask for them to relocate the Boa. As established by the USFWS Puerto Rican Boa Conservation Measures Guideline. <a href="https://ipac.ecosphere.fws.gov/guideline/design/population/156/office/41430.pdf">https://ipac.ecosphere.fws.gov/guideline/design/population/156/office/41430.pdf</a></p>
<p><b>Wetlands Protection</b> (Executive Order 11990, particularly sections 2 and 5)</p>	Standard BMPs should be applied to mitigate impact on wetlands.

**Determination:**

**Finding of No Significant Impact** [24 CFR 58.40(g)(1); 40 CFR 1508.27]

The project will not result in a significant impact on the quality of the human environment.

**Finding of Significant Impact** [24 CFR 58.40(g)(2); 40 CFR 1508.27]

The project may significantly affect the quality of the human environment.

Preparer Signature:  Date: 1/18/2024

Name/Title/Organization: Patricia Carmenatty / Environmental Specialist/ Behar Ybarra & Associates LLC

Certifying Officer Signature:  Date: January 19, 2024

Name/Title: Santa D. Ramirez Lebron / Permits and Environmental Compliance Specialist

This original, signed document and related supporting material must be retained on file by the Responsible Entity in an Environmental Review Record (ERR) for the activity/project (ref: 24 CFR Part 58.38) and in accordance with recordkeeping requirements for the HUD program(s).

## Figures

Figure 1.1

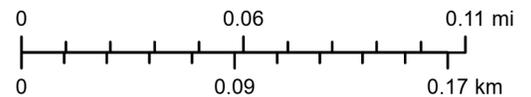
# Location: Aerial Map

Puerto Rico Department of Housing ReGrow



### Legend

- PR-RGRW-03861 (Lajas Site)
- PR-RGRW-03861 Parcel (Lajas Site)
- CRIM Parcels



Service Layer Credits: World Imagery: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community  
Google Satellite: © OpenStreetMap (and) contributors, CC-BY-SA  
World Street Map: Esri, HERE, Garmin, NGA, USGS and Google Earth



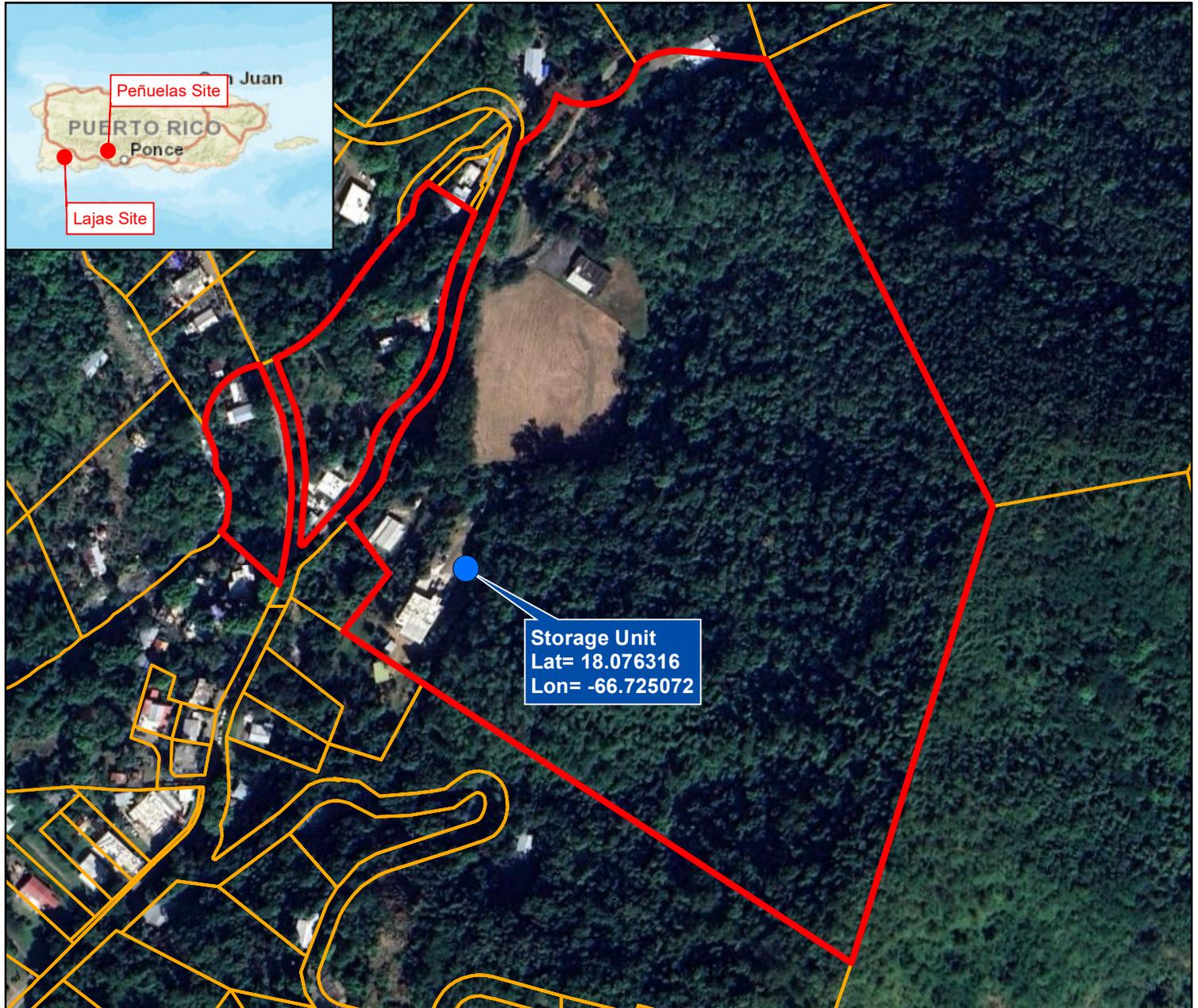
### Source

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

Figure 1.2

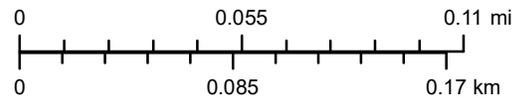
# Location: Aerial Map

Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Peñuelas Site)
- PR-RGRW-03861 Parcel (Peñuelas Site)
- CRIM Parcels



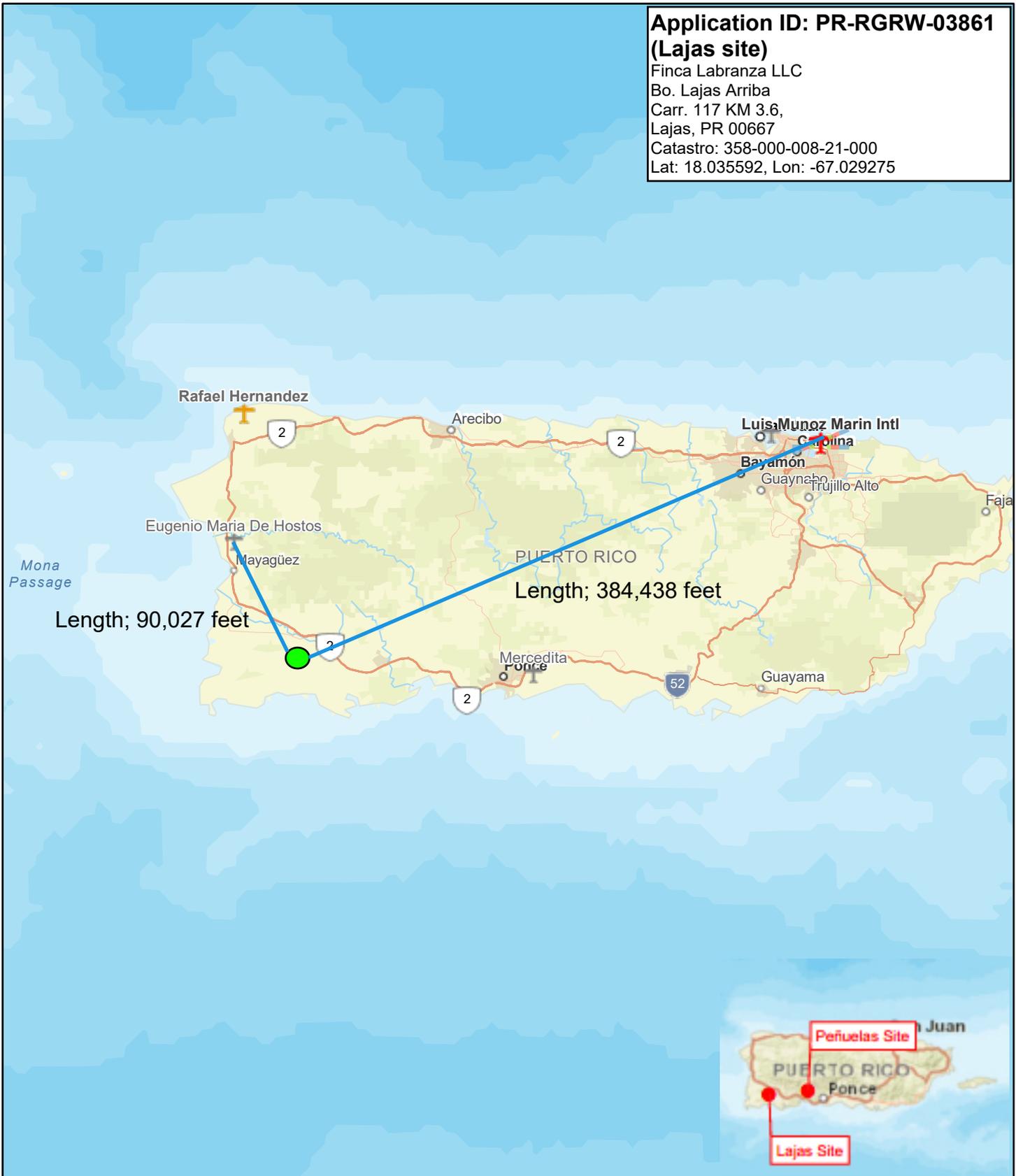
Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community  
Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community and Google Earth



**Source**

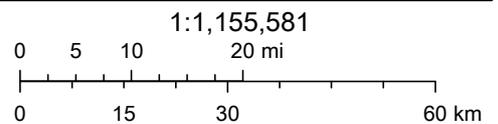
Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275



3/29/2023, 6:08:50 PM

- Accident Potential Zone
- Override 1
- Override 2
- Override 3
- USA Military Airports
- USA Civil Airports
- PR-RGRW-03861



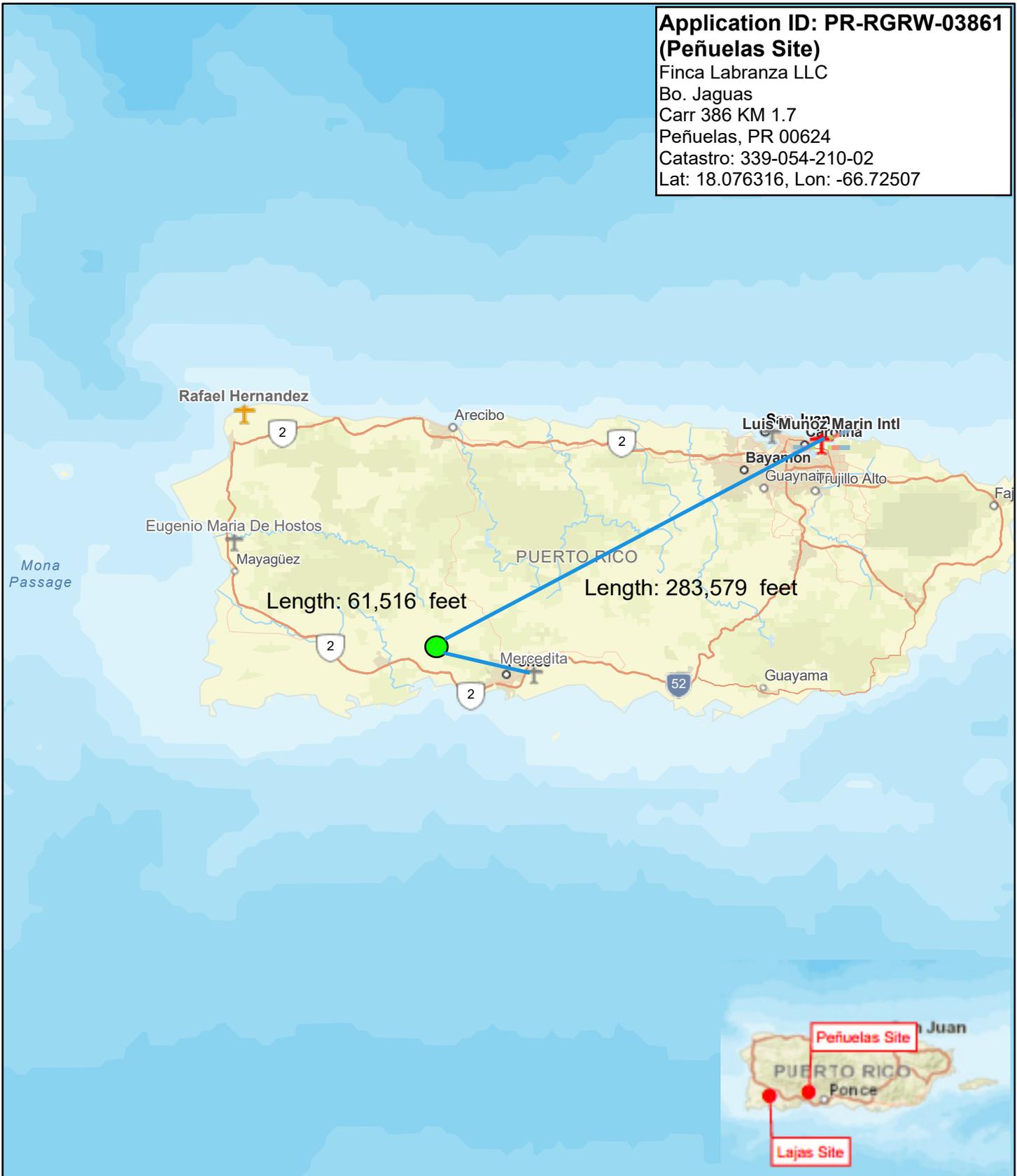
Runway Protection Zones  
Major Civil and Military Airports

**Source**  
Federal Aviation Administration (FAA)  
<https://adds-faa.opendata.arcgis.com/>



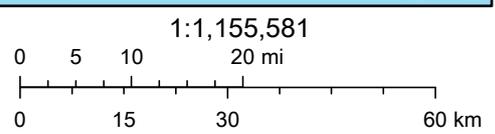
PR-RGRW-03861 Airport

**Application ID: PR-RGRW-03861**  
**(Peñuelas Site)**  
 Finca Labranza LLC  
 Bo. Jaguas  
 Carr 386 KM 1.7  
 Peñuelas, PR 00624  
 Catastro: 339-054-210-02  
 Lat: 18.076316, Lon: -66.72507



3/29/2023, 6:08:50 PM

- Accident Potential Zone
- Override 1
- Override 2
- Override 3
- USA Military Airports
- USA Civil Airports
- PR-RGRW-03861



Runway Protection Zones  
Major Civil and Military Airports

**Source**  
Federal Aviation Administration (FAA)  
<https://adds-faa.opendata.arcgis.com/>



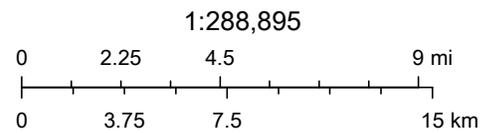


**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
 Finca Labranza LLC  
 Bo. Lajas Arriba  
 Carr. 117 KM 3.6,  
 Lajas, PR 00667  
 Catastro: 358-000-008-21-000  
 Lat: 18.035592, Lon: -67.029275

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**CBRS Units**

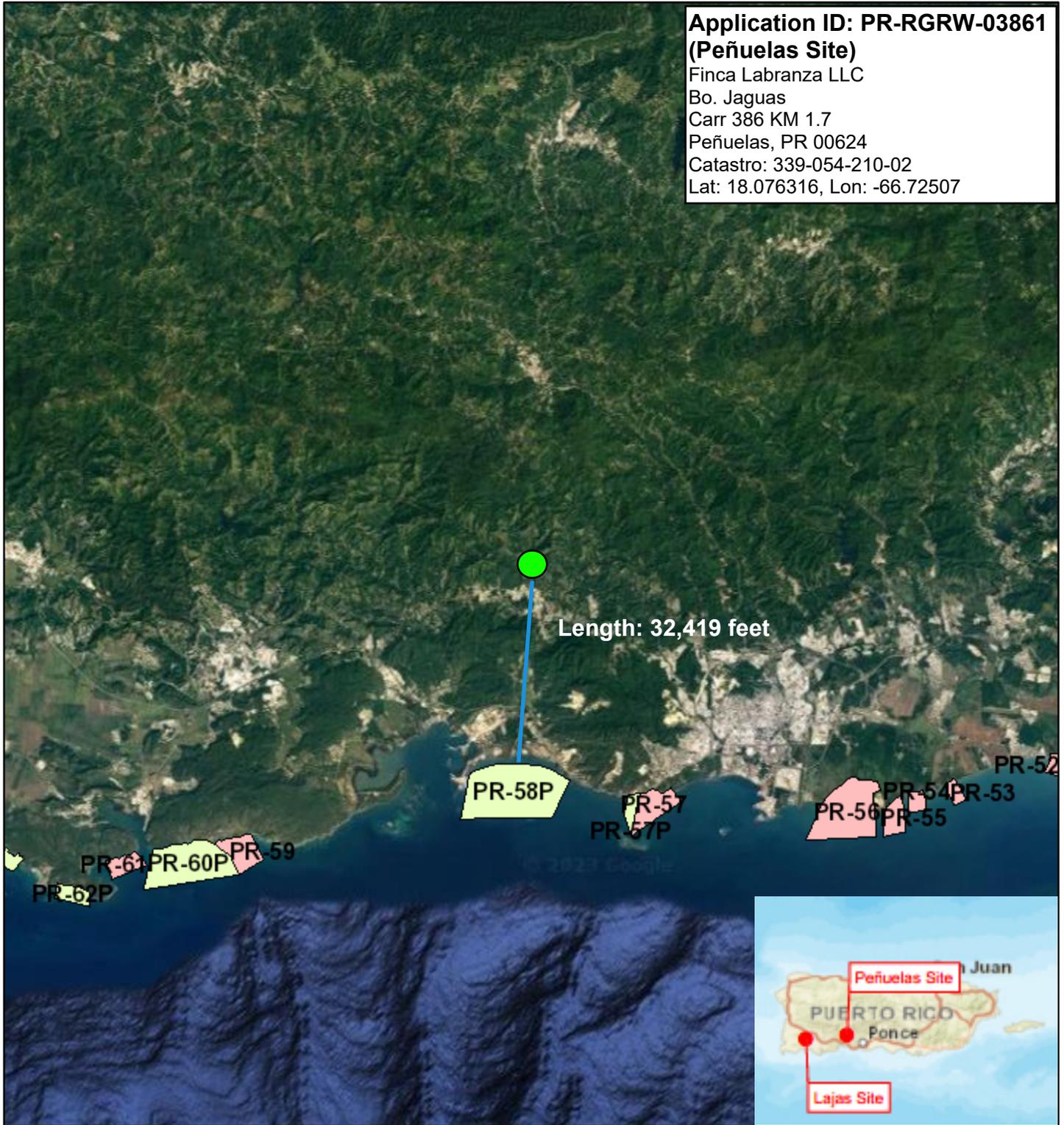
- Otherwise Protected Area
- System Unit
- PR-RGRW-03861



**Source**

U.S. Fish and Wildlife Service (FWS):  
<https://www.fws.gov/program/coastal-barrier-resources-act>

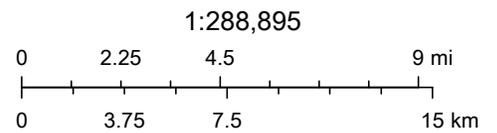
**Application ID: PR-RGRW-03861  
(Peñuelas Site)**  
Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.72507



9/1/2023, 10:02:40 AM

**CBRS Units**

- Otherwise Protected Area
- System Unit
- PR-RGRW-03861

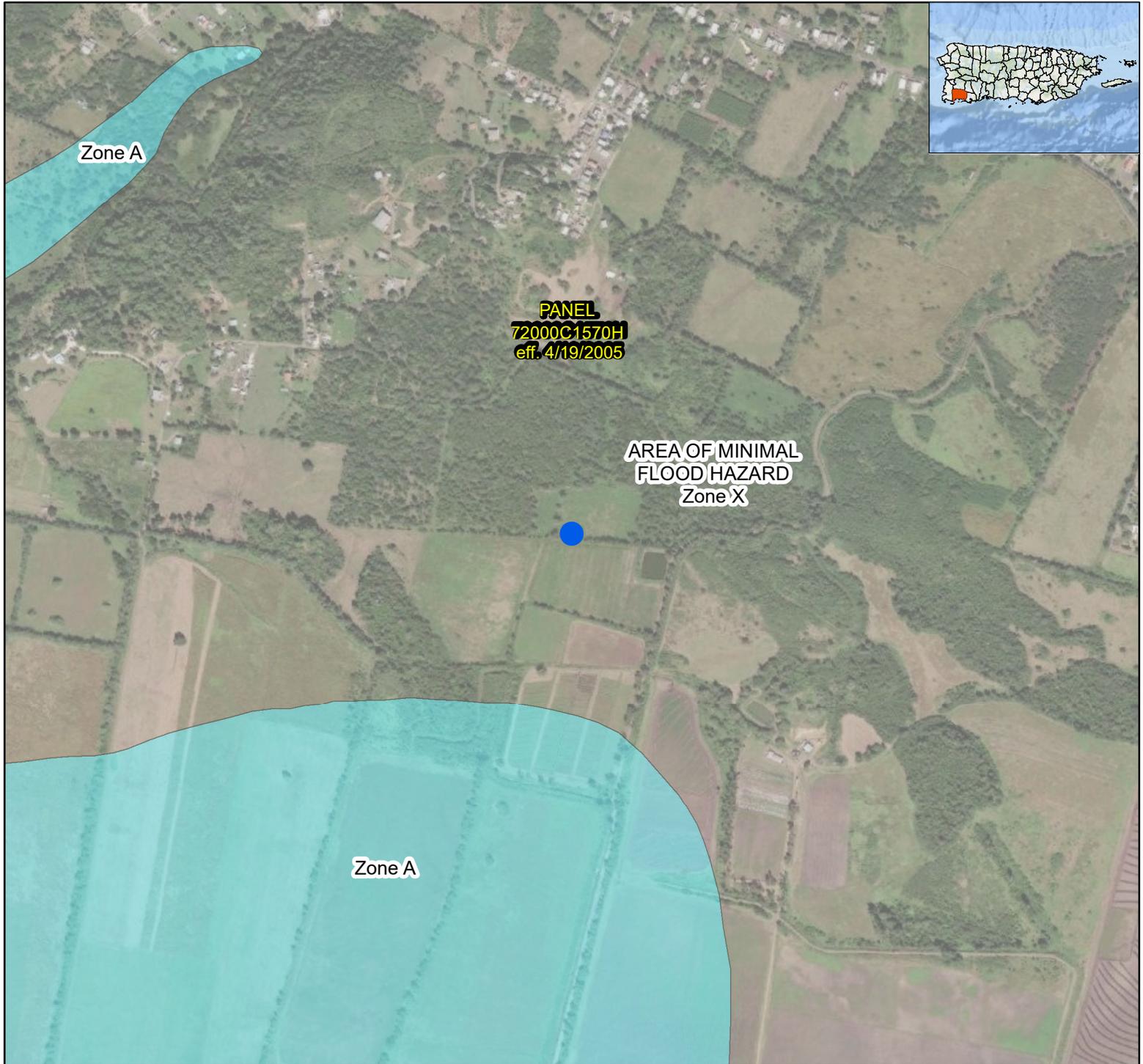


**Source**

U.S. Fish and Wildlife Service (FWS):  
<https://www.fws.gov/program/coastal-barrier-resources-act>

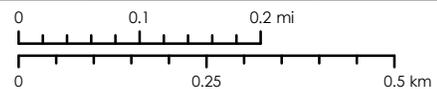
# Figure 4.1: Flood Insurance Rate Map

Puerto Rico Department of Housing ReGrow



**Legend:**

- PR-RGRW-03861\_-LAJAS
- Without Base Flood Elevation (BFE)-Zone A, V, A99 Zone A, V, A99
- Area of Minimal Flood Hazard Zone X
- FIRM Panel



Service Layer Credits: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community Esri, Garmin, GEBCO, NOAA NGDC, and other contributors

**Source**

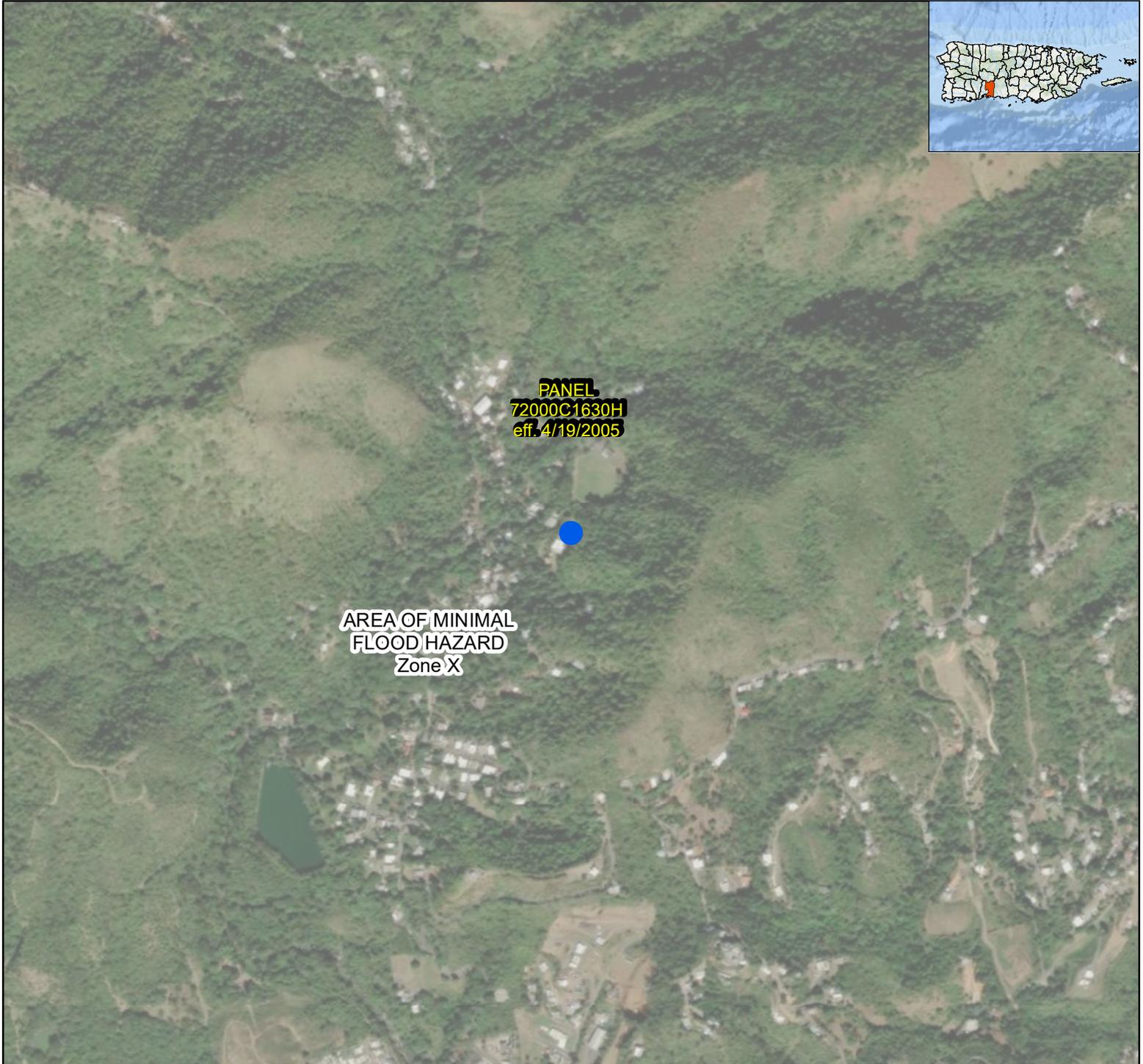
Federal Emergency Management Agency (FEMA)  
<https://msc.fema.gov/portal/home>



1:10,000

# Figure 4.2: Flood Insurance Rate Map

Puerto Rico Department of Housing ReGrow

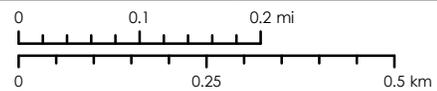


### Legend:

 PR-RGRW-03861-Peñuelas

 Area of Minimal Flood Hazard Zone X

 FIRM Panel



Service Layer Credits: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community Esri, Garmin, GEBCO, NOAA NGDC, and other contributors

### Source

Federal Emergency Management Agency (FEMA)  
<https://msc.fema.gov/portal/home>



1:10,000

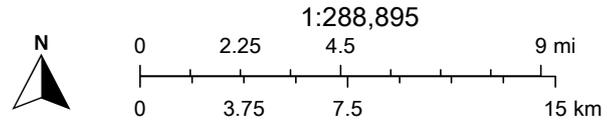
Figure 5.1  
PR-RGRW-03861 CZM



**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275

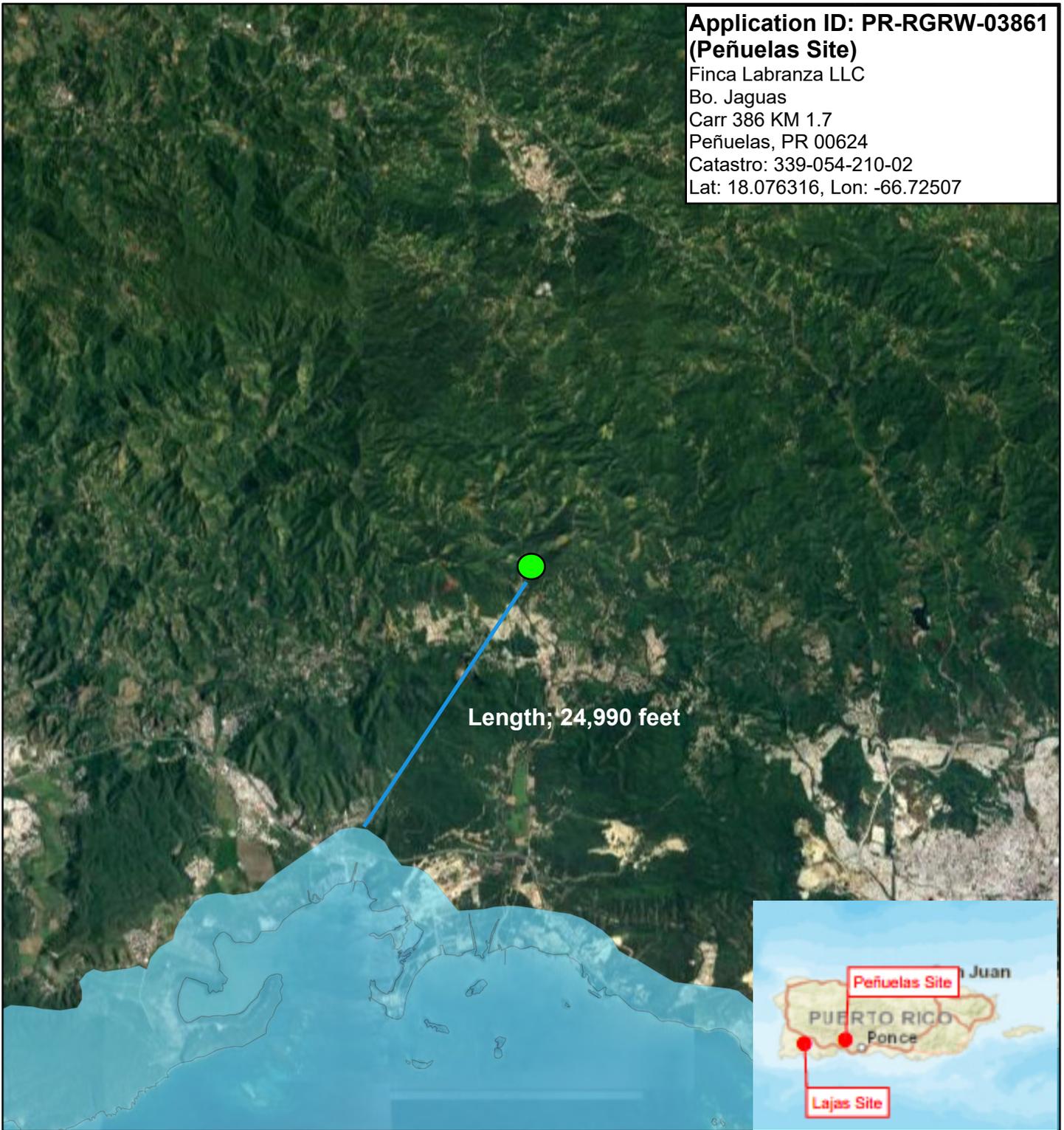
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 Coastal Zone Management Act Boundary  
 PR-RGRW-03861



**Source**  
National Oceanic and Atmospheric Administration (NOAA)  
NOAA Office for Coastal Management (NOAA/OCM)  
<https://www.fisheries.noaa.gov/inport/item/53132>

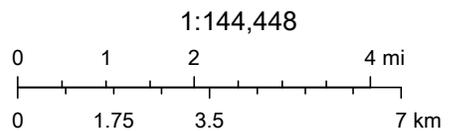
**Application ID: PR-RGRW-03861  
(Peñuelas Site)**  
Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.72507



9/1/2023, 10:08:45 AM

 Coastal Zone Management Act Boundary

 PR-RGRW-03861

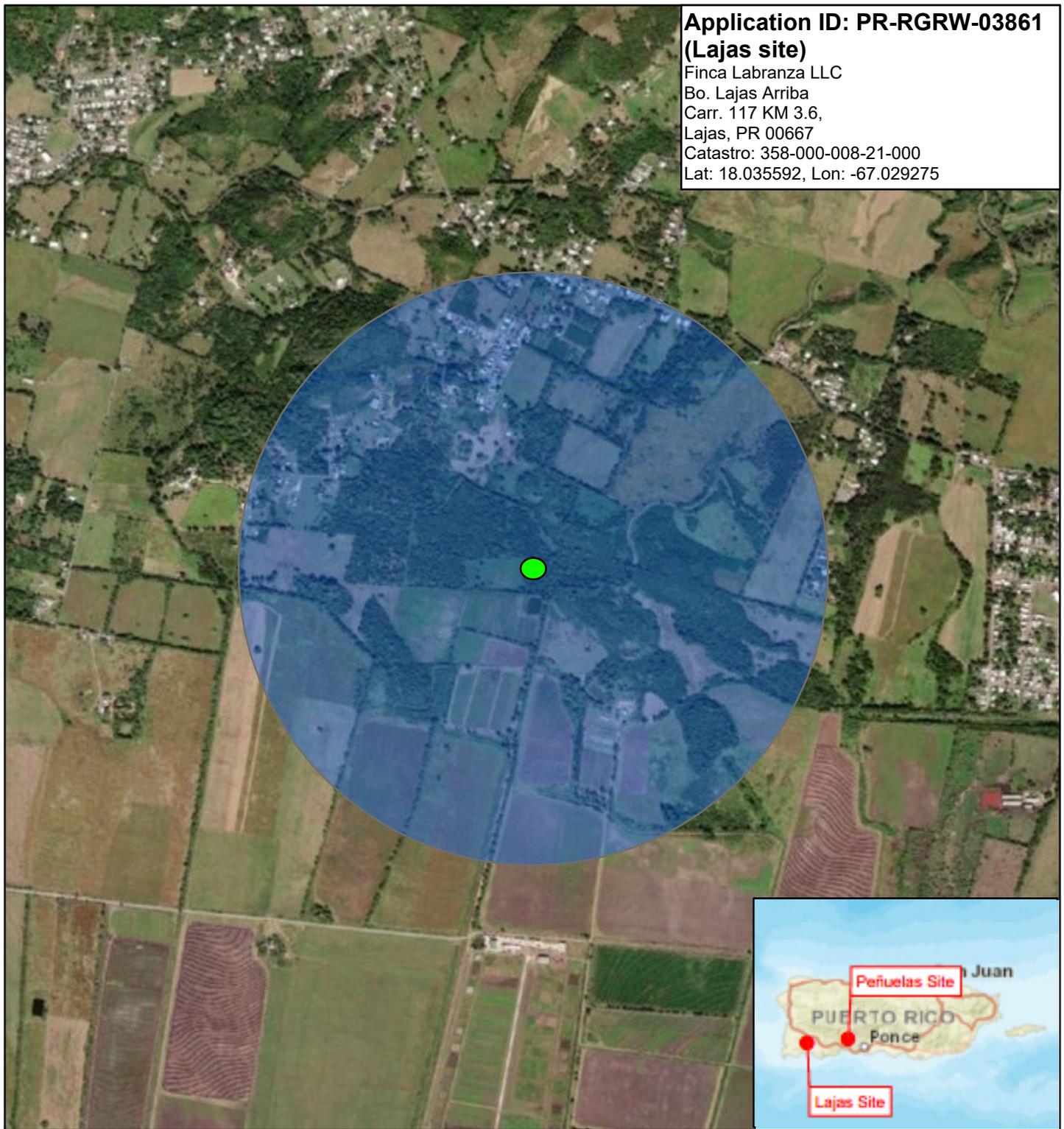


**Source**

National Oceanic and Atmospheric Administration (NOAA)  
NOAA Office for Coastal Management (NOAA/OCM)  
<https://www.fisheries.noaa.gov/inport/item/53132>

Figure 6.1

# PR-RGRW-03861 Toxic

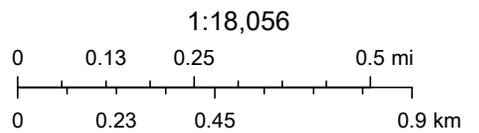


**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275

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 3000ft Buffer

 PR-RGRW-03861



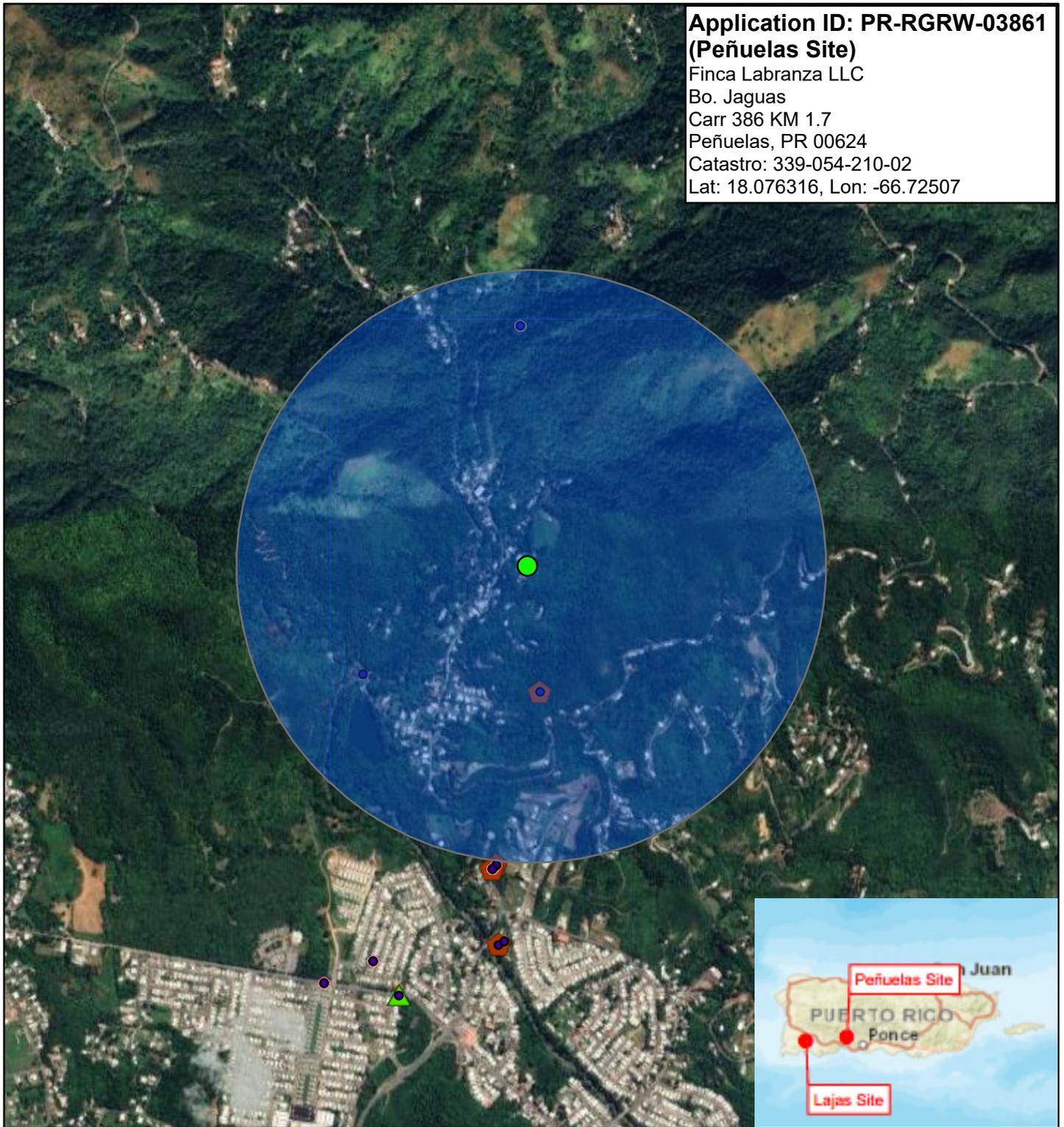
**Source**

U.S. Environmental Protection Agency (EPA)  
Facility Registry Service (FRS)  
<https://www.epa.gov/frs>

Figure 6.2

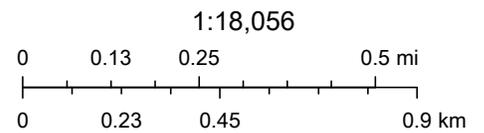
PR-RGRW-03861 Toxic

**Application ID: PR-RGRW-03861**  
**(Peñuelas Site)**  
Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.72507



9/1/2023, 10:14:57 AM

- |  |   |
|--|---|
|  BufferedFeatures    |  NPDES         |
|  Puntos             |  RCRA          |
|  FACILITY INTERESTS |  RCRA ACTIVE   |
|  ICIS               |  PR-RGRW-03861 |

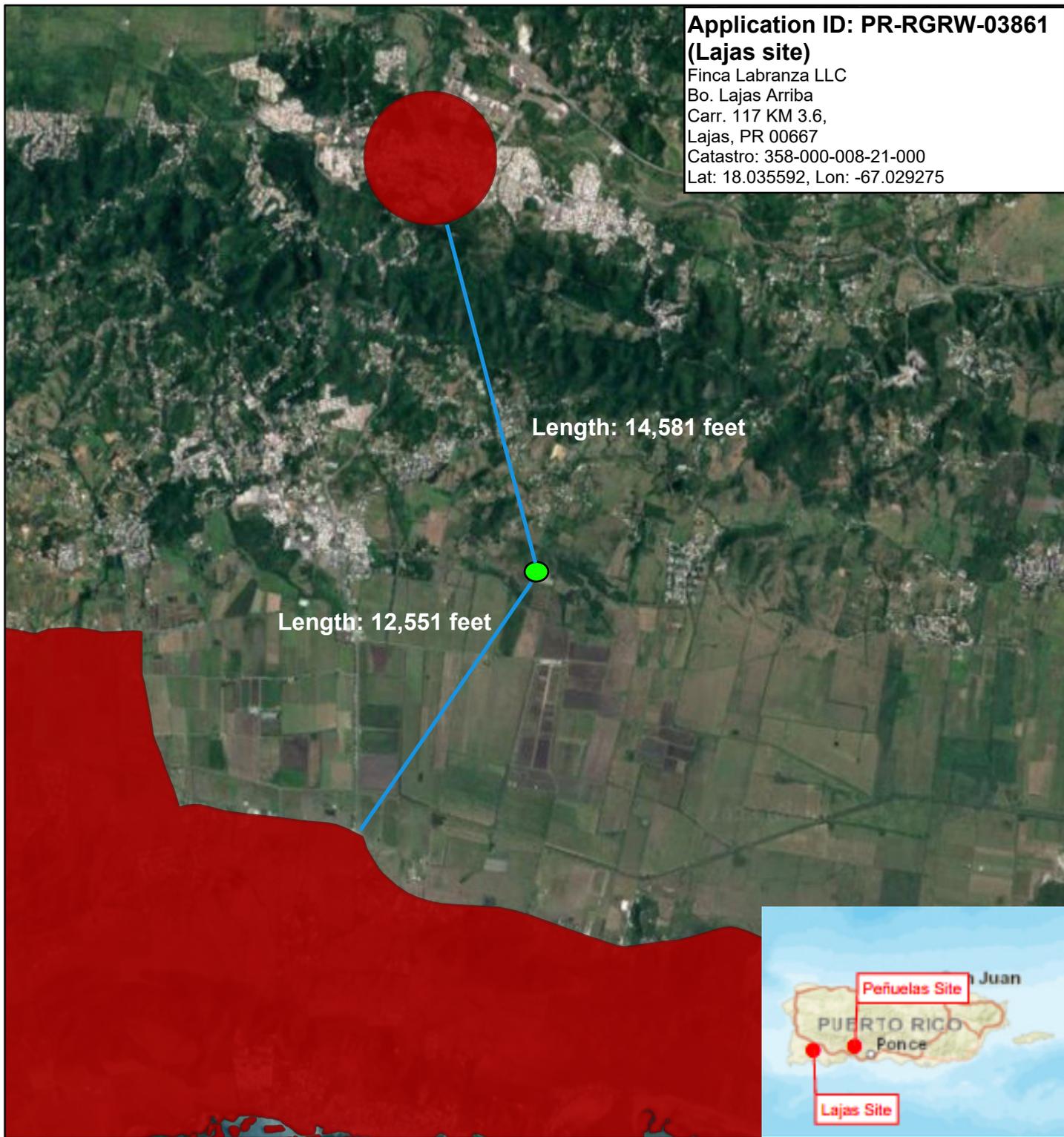


**Source**

U.S. Environmental Protection Agency (EPA)  
Facility Registry Service (FRS)  
<https://www.epa.gov/frs>

Figure 7.1

# PR-RGRW-03861 Endangered Species

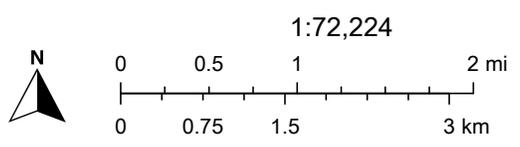


**Application ID: PR-RGRW-03861  
 (Lajas site)**  
 Finca Labranza LLC  
 Bo. Lajas Arriba  
 Carr. 117 KM 3.6,  
 Lajas, PR 00667  
 Catastro: 358-000-008-21-000  
 Lat: 18.035592, Lon: -67.029275

9/1/2023, 10:19:38 AM

**Critical Habitat for Threatened & Endangered Species**

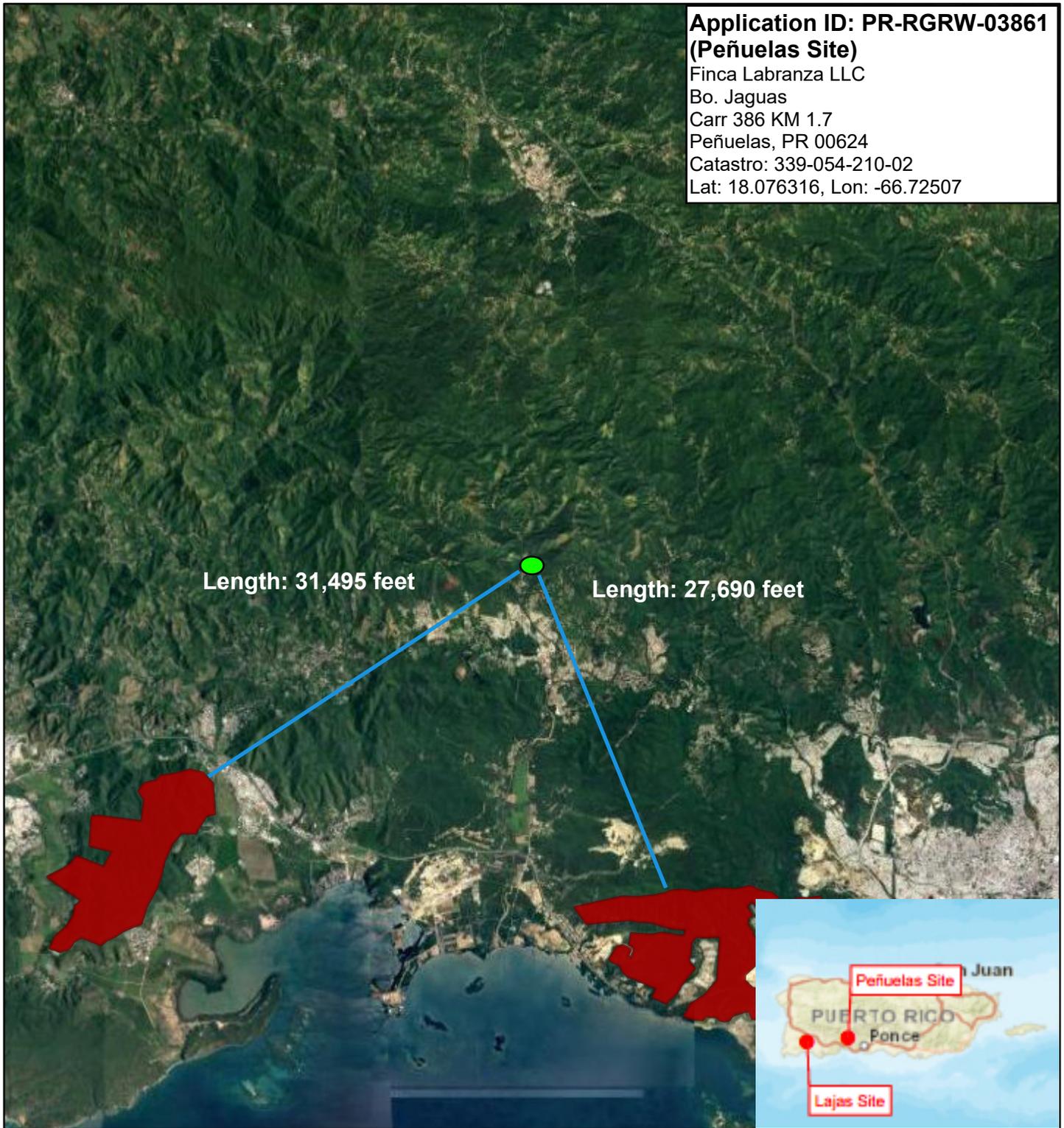
- Final
- USFWS Critical Habitat - Final
- PR-RGRW-03861



**Source**  
 National Oceanic and Atmospheric Administration (NOAA)  
 Office of Response and Restoration  
<https://response.restoration.noaa.gov/>

Figure 7.2

PR-RGRW-03861 Endangered Species

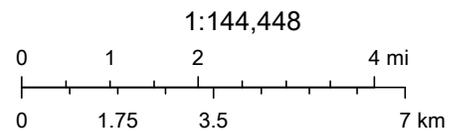


**Application ID: PR-RGRW-03861  
 (Peñuelas Site)**  
 Finca Labranza LLC  
 Bo. Jaguas  
 Carr 386 KM 1.7  
 Peñuelas, PR 00624  
 Catastro: 339-054-210-02  
 Lat: 18.076316, Lon: -66.72507

9/1/2023, 10:18:09 AM

Critical Habitat for Threatened & Endangered Species

- Final
- USFWS Critical Habitat - Final
- PR-RGRW-03861



**Source**

National Oceanic and Atmospheric Administration (NOAA)  
 Office of Response and Restoration  
<https://response.restoration.noaa.gov/>

Figure 8.1

PR-RGRW-03861 Farmland



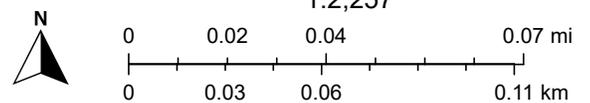
**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275

12/18/2023, 12:11:08 PM

**Farmland Protection**

- Farmland of statewide importance
- Not prime farmland
- Prime farmland if irrigated
- Prime farmland if irrigated and reclaimed of excess salts and sodium

PR-RGRW-03861

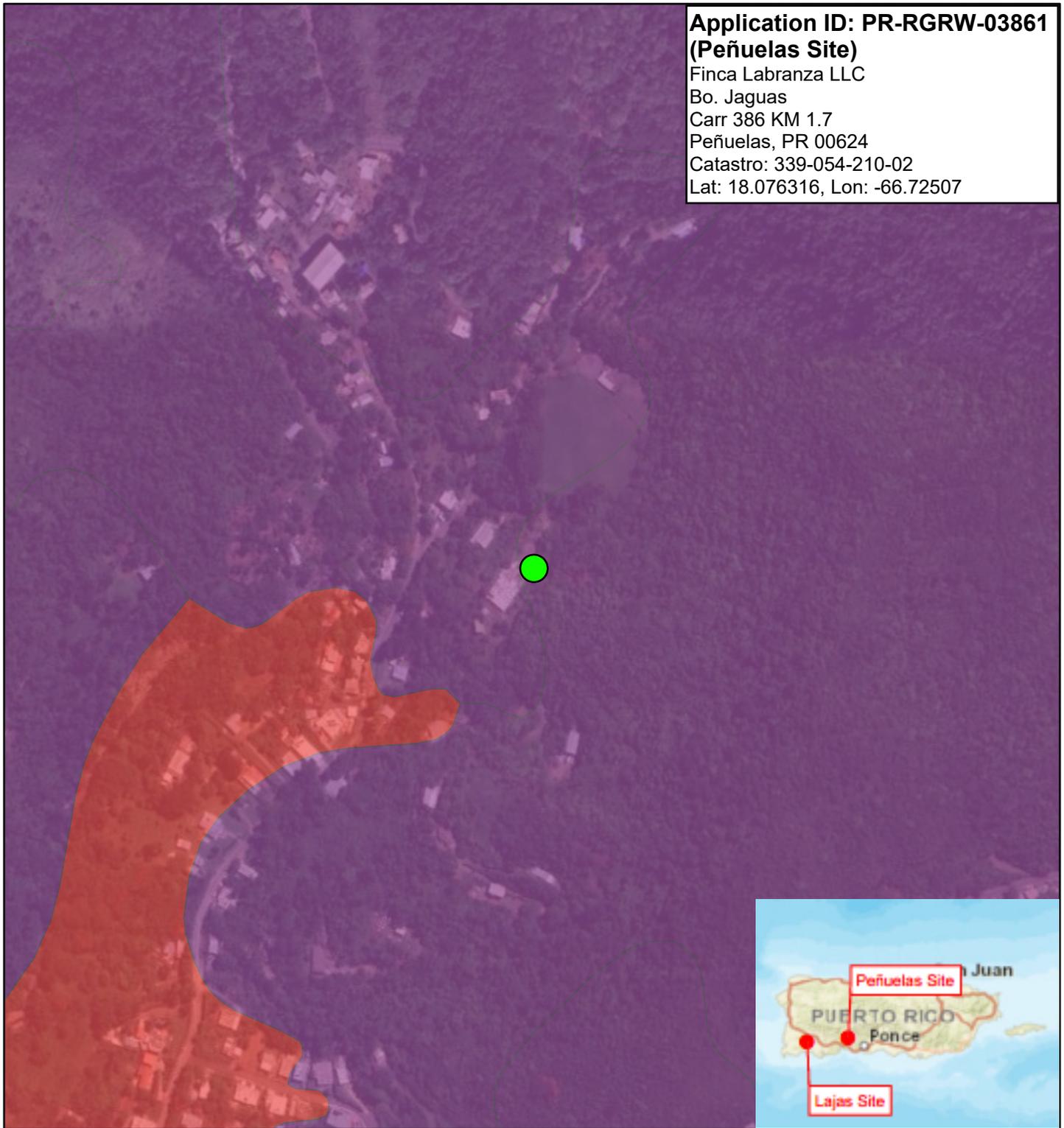


**Source**

Natural Resources Conservation Service (NRCS)  
Gridded Soil Survey Geographic Database (gSSURGO)  
<https://data.nal.usda.gov/dataset/soil-survey-geographic-database-ssurgo>

Figure 8.2

# PR-RGRW-03861 Farmland

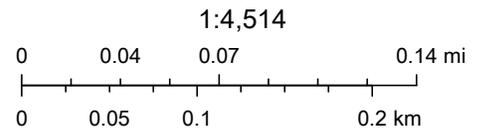


**Application ID: PR-RGRW-03861**  
**(Peñuelas Site)**  
Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.72507

9/1/2023, 10:20:32 AM

### Farmland Protection

-  All areas are prime farmland
-  Not prime farmland
-  PR-RGRW-03861

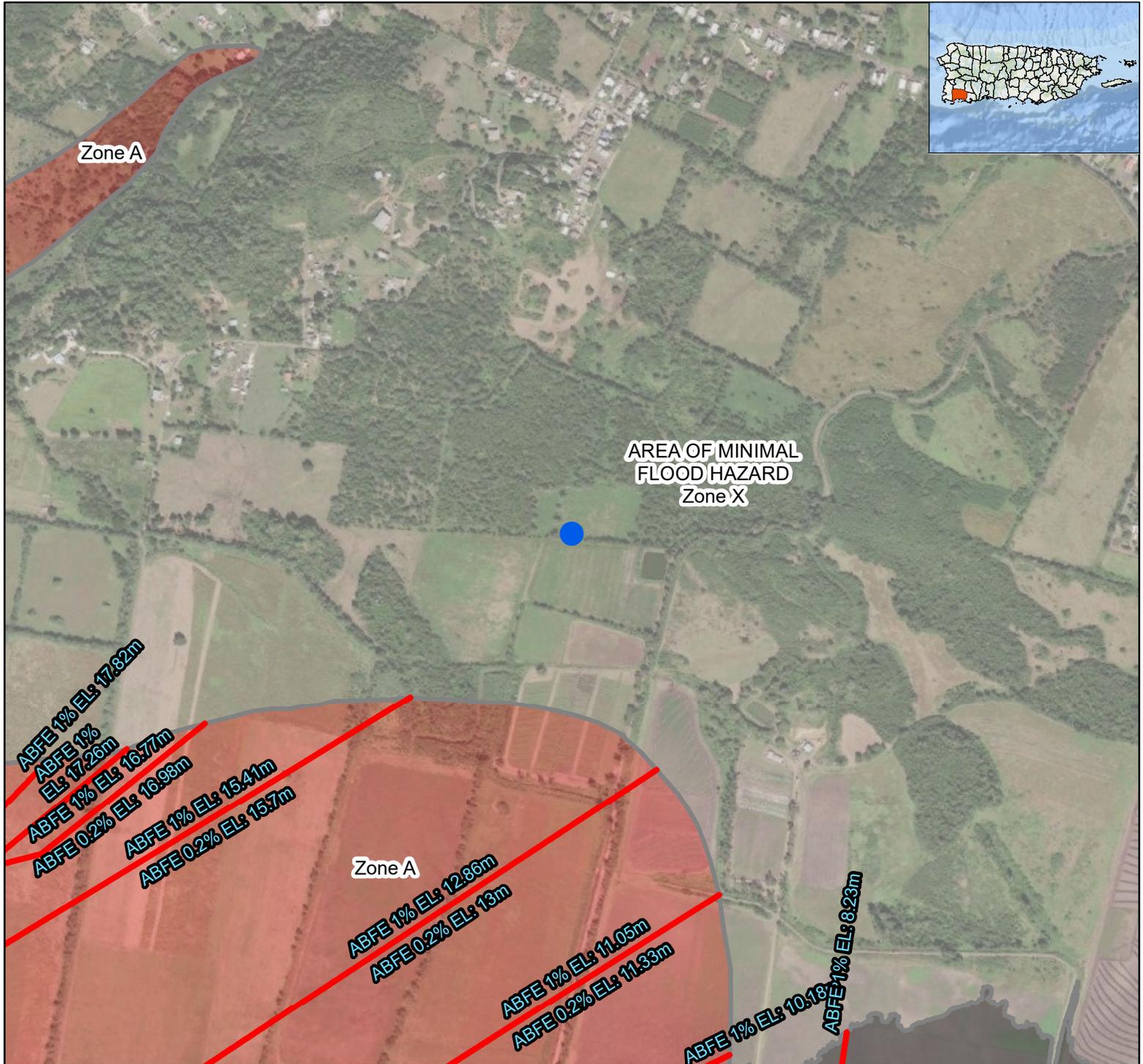


### Source

Natural Resources Conservation Service (NRCS)  
Gridded Soil Survey Geographic Database (gSSURGO)  
<https://data.nal.usda.gov/dataset/soil-survey-geographic-database-ssurgo>

# Figure 9.1: Advisory Base Flood Elevation Map

Puerto Rico Department of Housing ReGrow



## Legend:

- PR-RGRW-03861\_-LAJAS
  - Advisory Base Flood Elevations (ABFE)
  - 0.2-percent annual chance flood
  - 1-percent annual chance flood
- | Flood Zone   |                                     |
|--|-------------------------------------|
| <span style="background-color: #f08080; width: 20px; height: 10px; display: inline-block;"></span> | A                                   |
| <span style="background-color: #cccccc; width: 20px; height: 10px; display: inline-block;"></span> | 0.2% Annual Chance Flood            |
| <span style="background-color: #e0e0e0; width: 20px; height: 10px; display: inline-block;"></span> | Area of Minimal Flood Hazard Zone X |



Service Layer Credits: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community Esri, Garmin, GEBCO, NOAA NGDC, and other contributors

## Source

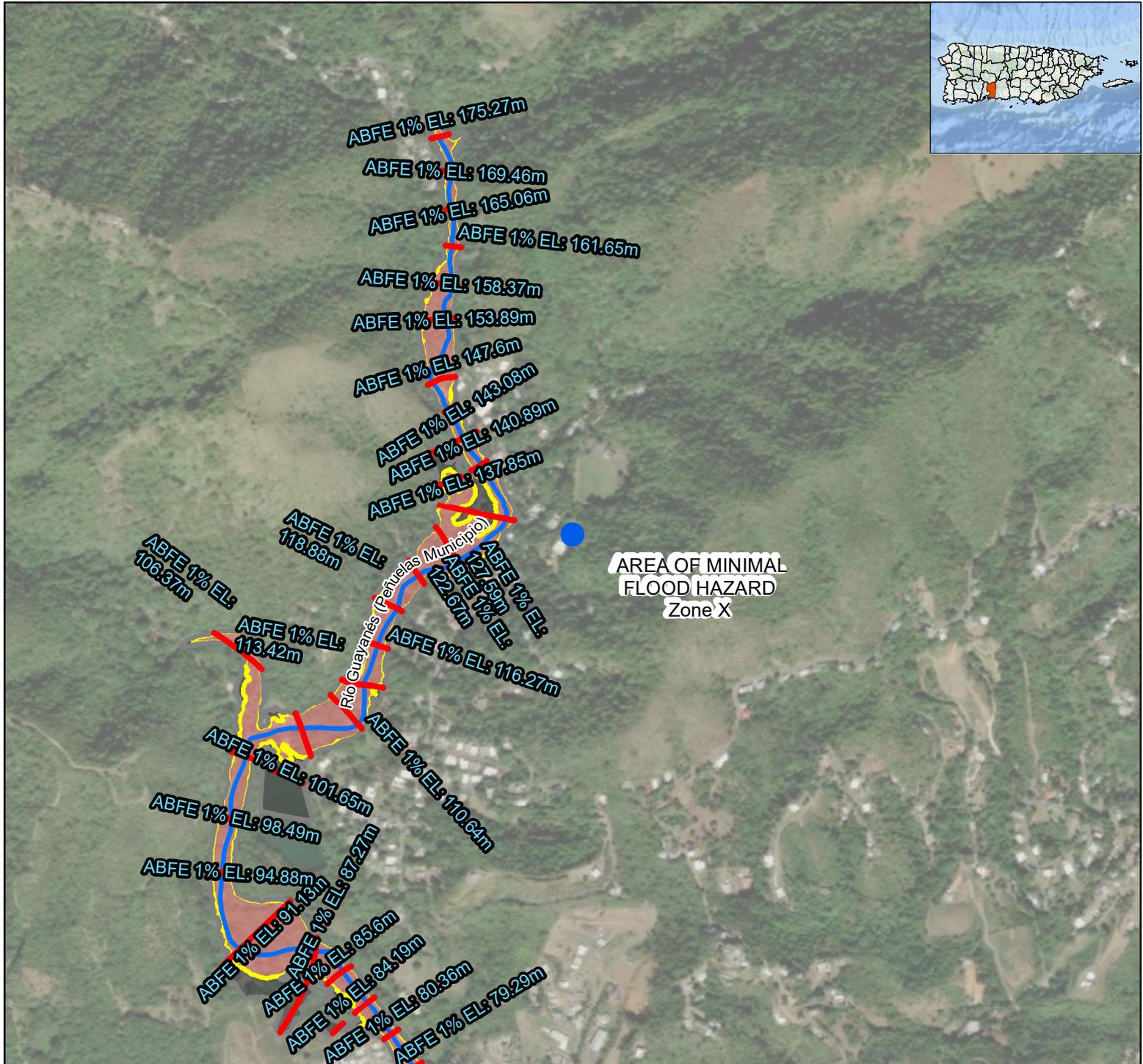
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<https://jp.pr.gov/>



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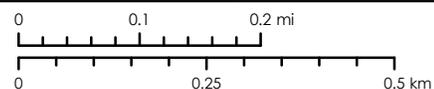
# Figure 9.2: Advisory Base Flood Elevation Map

Puerto Rico Department of Housing ReGrow



**Legend:**

- PR-RGRW-03861-Peñuelas
  - Advisory Base Flood Elevations (ABFE)
  - Hydrography
  - 0.2-percent annual chance flood
  - 1-percent annual chance flood
- | Flood Zone  |                                     |
|---|-------------------------------------|
| <span style="background-color: #FFC0CB; border: 1px solid black; width: 20px; height: 10px; display: inline-block;"></span> | A                                   |
| <span style="background-color: #A9A9A9; border: 1px solid black; width: 20px; height: 10px; display: inline-block;"></span> | 0.2% Annual Chance Flood            |
| <span style="background-color: #D3D3D3; border: 1px solid black; width: 20px; height: 10px; display: inline-block;"></span> | Area of Minimal Flood Hazard Zone X |



Service Layer Credits: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community Esri, Garmin, GEBCO, NOAA NGDC, and other contributors

**Source**

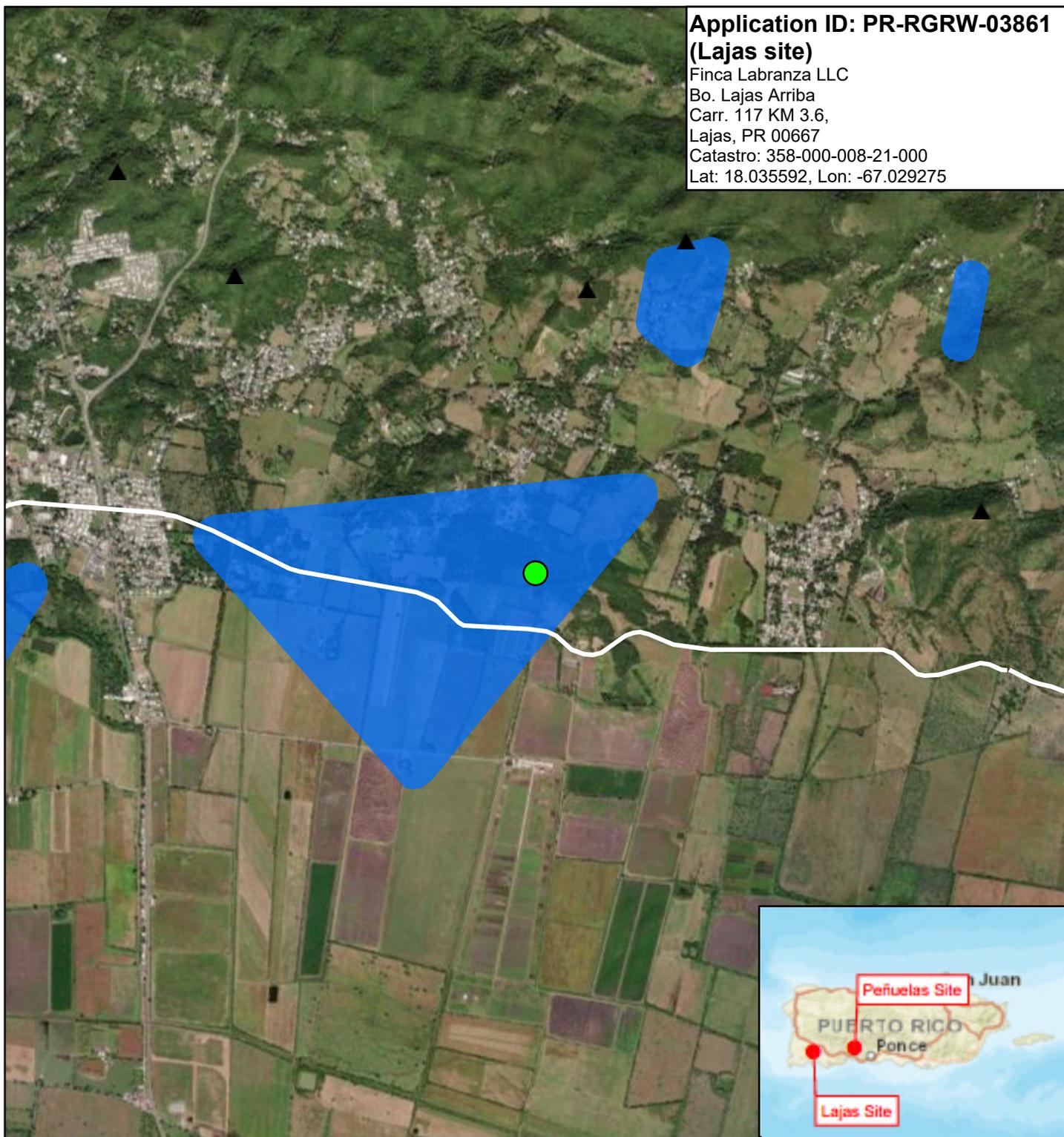
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<https://jp.pr.gov/>



1:10,000

Figure 10.1

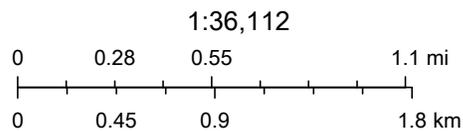
# PR-RGRW-03861 Historic Preservation



**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
 Finca Labranza LLC  
 Bo. Lajas Arriba  
 Carr. 117 KM 3.6,  
 Lajas, PR 00667  
 Catastro: 358-000-008-21-000  
 Lat: 18.035592, Lon: -67.029275

8/3/2023, 11:52:15 AM

- ▲ Cultural\_Resources - Scenic Places
- Cultural\_Resources - Railway Vestiges
- Cultural\_Resources - Archeological Resources
- PR-RGRW-03861

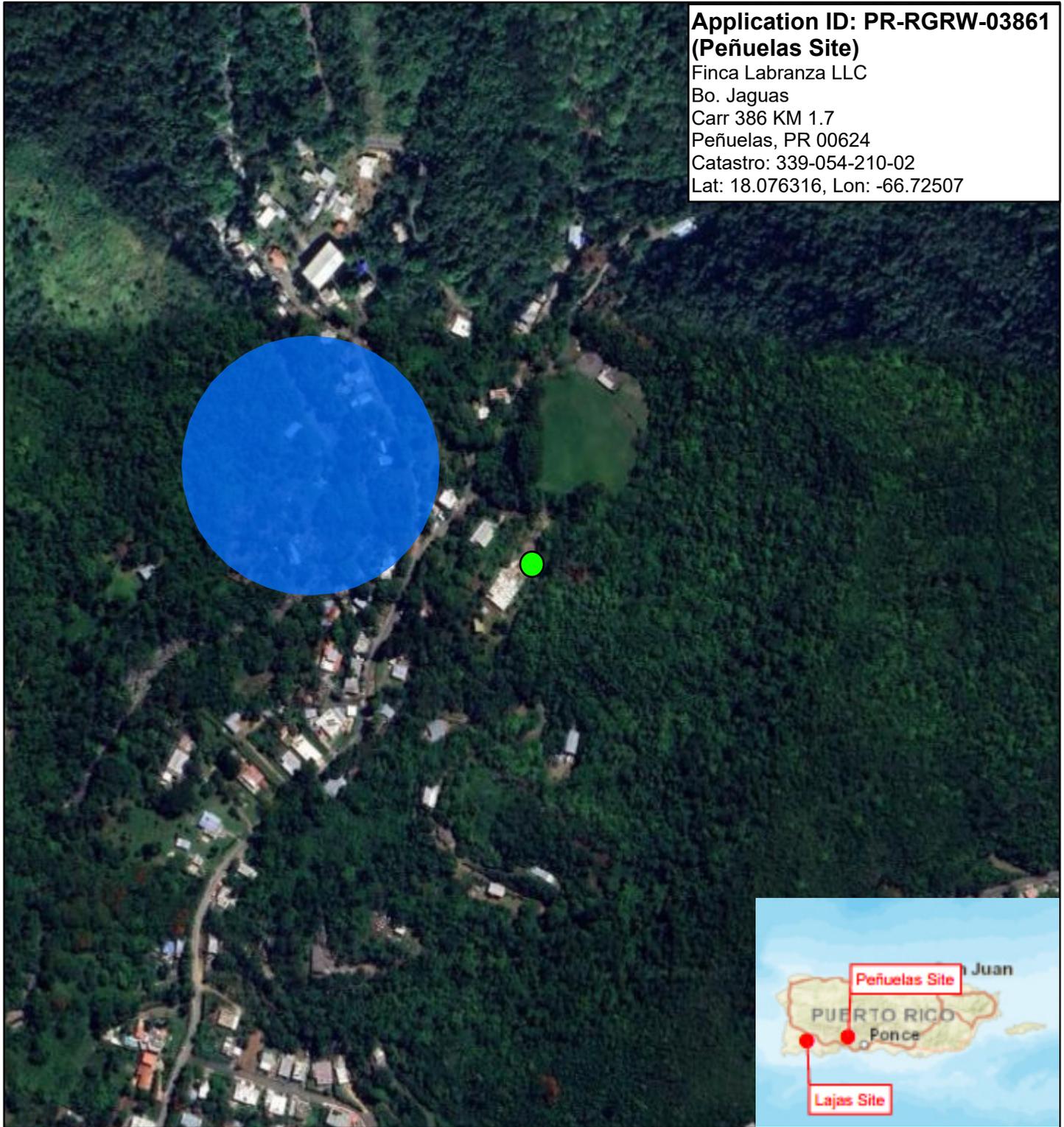


**Source**

National Park Service (NPS) - National Register of Historic Places (NRHP)  
<https://www.nps.gov/subjects/nationalregister/index.htm>  
 State Historic Preservation Office (SHPO)  
<https://oech.pr.gov/Pages/default.aspx>

Figure 10.2

# PR-RGRW-03861 Historic Preservation

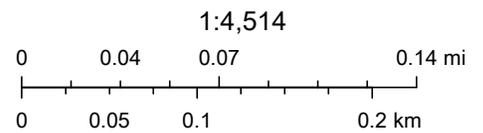


**Application ID: PR-RGRW-03861**  
**(Peñuelas Site)**  
Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.72507

9/1/2023, 10:23:47 AM

 Cultural\_Resources - Archeological Resources

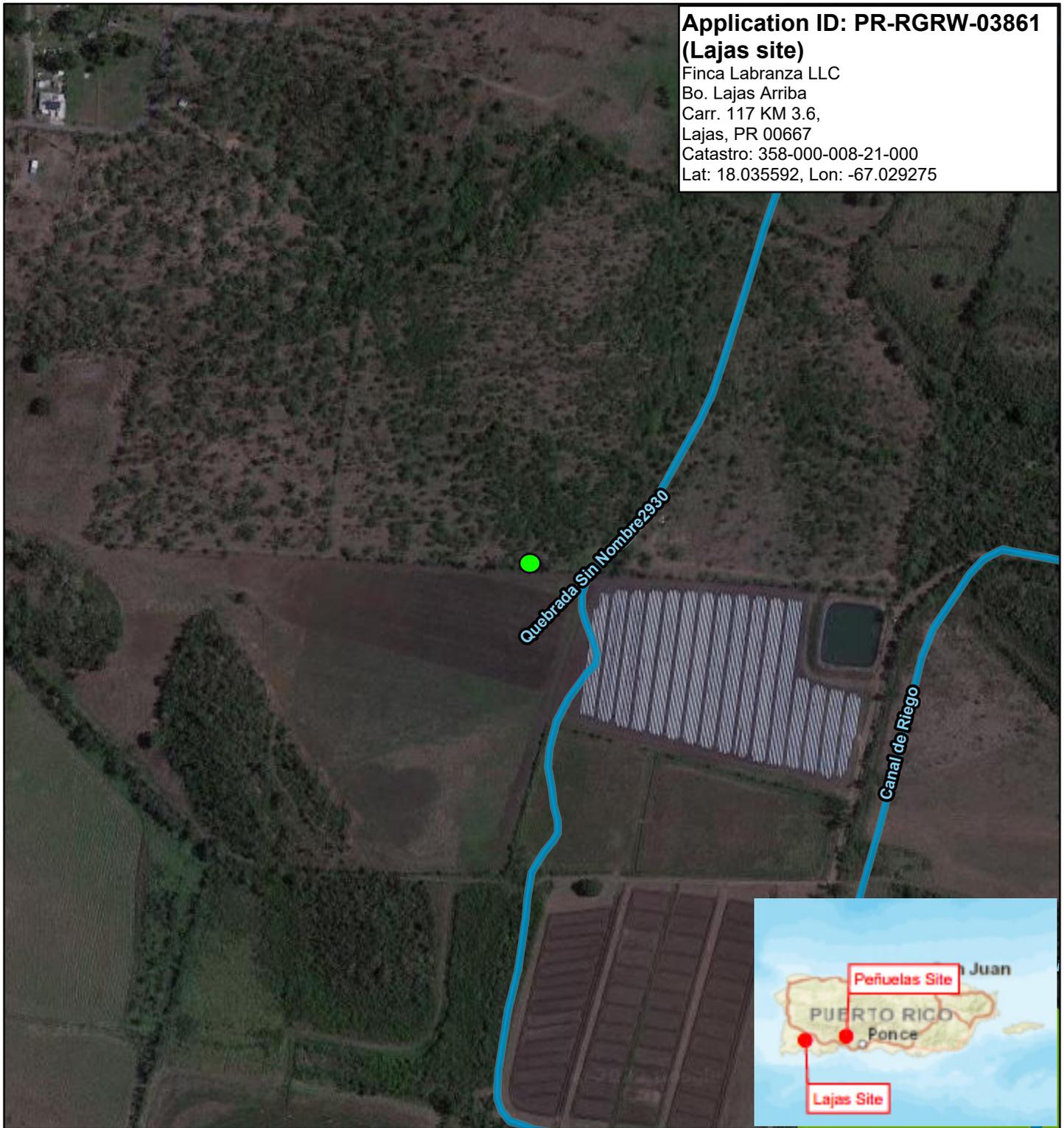
 PR-RGRW-03861



**Source**

National Park Service (NPS) - National Register of Historic Places (NRHP)  
<https://www.nps.gov/subjects/nationalregister/index.htm>  
State Historic Preservation Office (SHPO)  
<https://oech.pr.gov/Pages/default.aspx>

Figure 11.1  
 PR-RGRW-03861 Wetland



**Application ID: PR-RGRW-03861  
 (Lajas site)**  
 Finca Labranza LLC  
 Bo. Lajas Arriba  
 Carr. 117 KM 3.6,  
 Lajas, PR 00667  
 Catastro: 358-000-008-21-000  
 Lat: 18.035592, Lon: -67.029275

12/18/2023, 12:20:43 PM

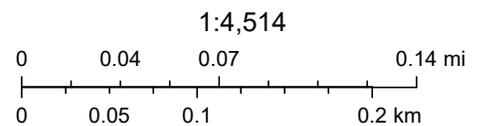
**WETLANDS - National Wetlands Inventory**

Freshwater Emergent Wetland

Riverine

Hidrografia - Oficina Plan de Agua

PR-RGRW-03861



**Source**

U.S. Fish and Wildlife Service (FWS):  
 National Wetlands Inventory  
<https://www.fws.gov/program/national-wetlands-inventory>

PR-RGRW-03861 Wetland

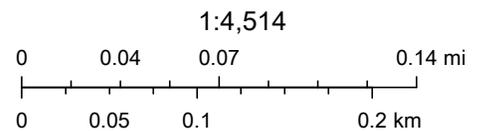


**Application ID: PR-RGRW-03861  
 (Peñuelas Site)**  
 Finca Labranza LLC  
 Bo. Jaguas  
 Carr 386 KM 1.7  
 Peñuelas, PR 00624  
 Catastro: 339-054-210-02  
 Lat: 18.076316, Lon: -66.72507

9/1/2023, 10:24:53 AM

WETLANDS - National Wetlands Inventory

- Riverine
- Hidrografia - Oficina Plan de Agua
- PR-RGRW-03861



**Source**

U.S. Fish and Wildlife Service (FWS):  
 National Wetlands Inventory  
<https://www.fws.gov/program/national-wetlands-inventory>

Figure 12.1

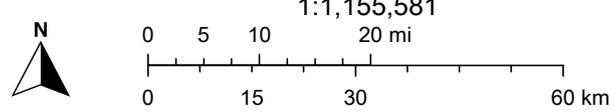
PR-RGRW-03861 (Lajas site)

**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275



3/29/2023, 6:40:14 PM

- National Wild and Scenic River Line
- PR-RGRW-03861



**Source**  
U.S. Fish and Wildlife Service (FWS)  
National Wild and Scenic Rivers System  
<https://www.rivers.gov/mapping-gis.php>

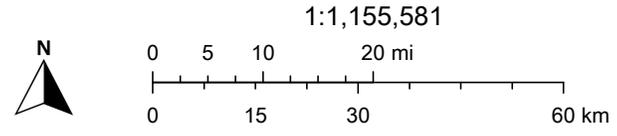
Figure 12.2

# PR-RGRW-03861 Wild and Scenic River



9/1/2023, 10:27:01 AM

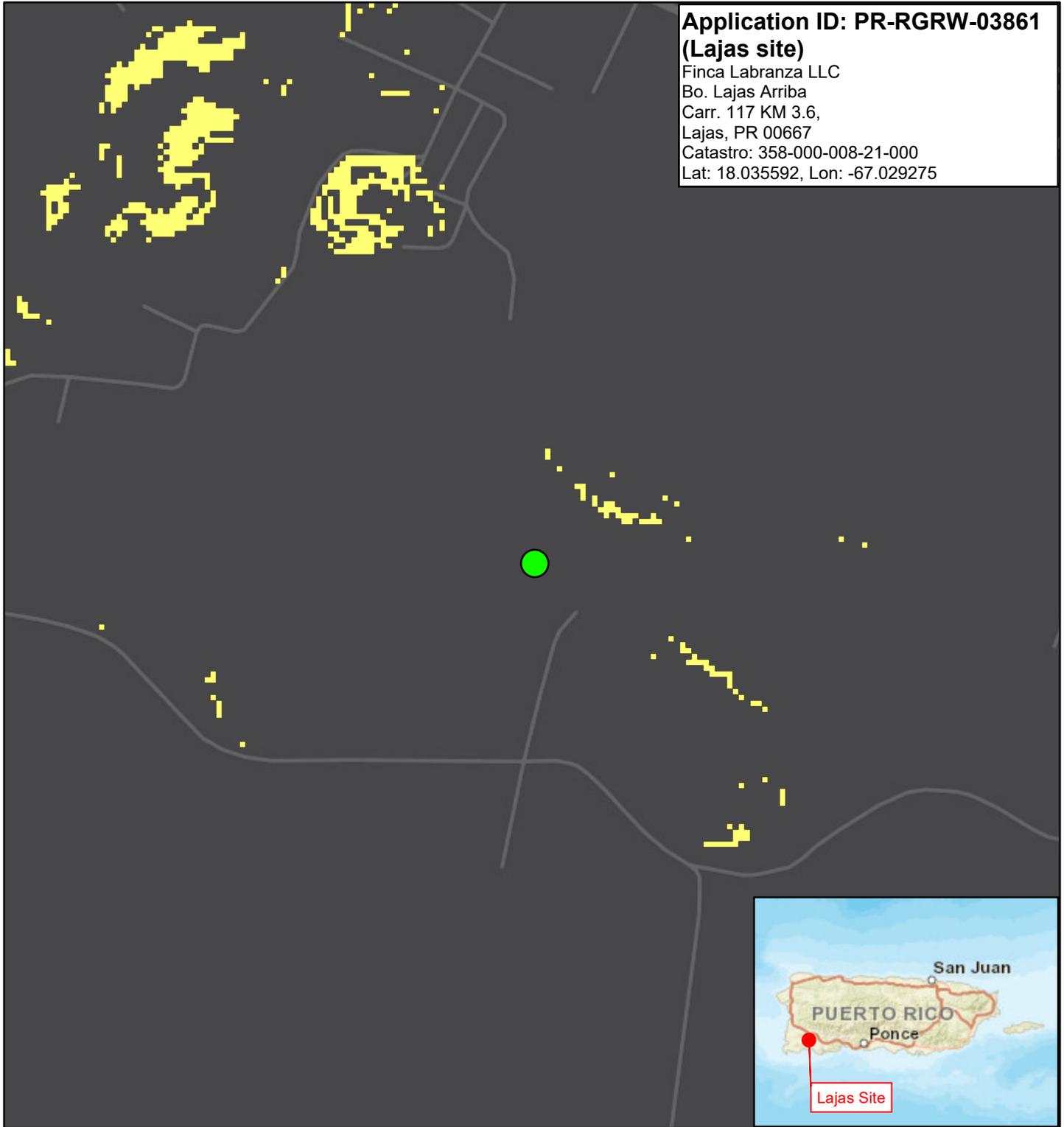
- National Wild and Scenic River Line
- PR-RGRW-03861



**Source**  
U.S. Fish and Wildlife Service (FWS)  
National Wild and Scenic Rivers System  
<https://www.rivers.gov/mapping-gis.php>

Figure 13.1

PR-RGRW-03861 Landslide



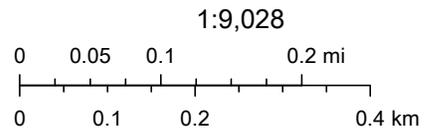
**Application ID: PR-RGRW-03861**  
**(Lajas site)**  
 Finca Labranza LLC  
 Bo. Lajas Arriba  
 Carr. 117 KM 3.6,  
 Lajas, PR 00667  
 Catastro: 358-000-008-21-000  
 Lat: 18.035592, Lon: -67.029275



8/3/2023, 12:38:12 PM

Landslide Susceptibility

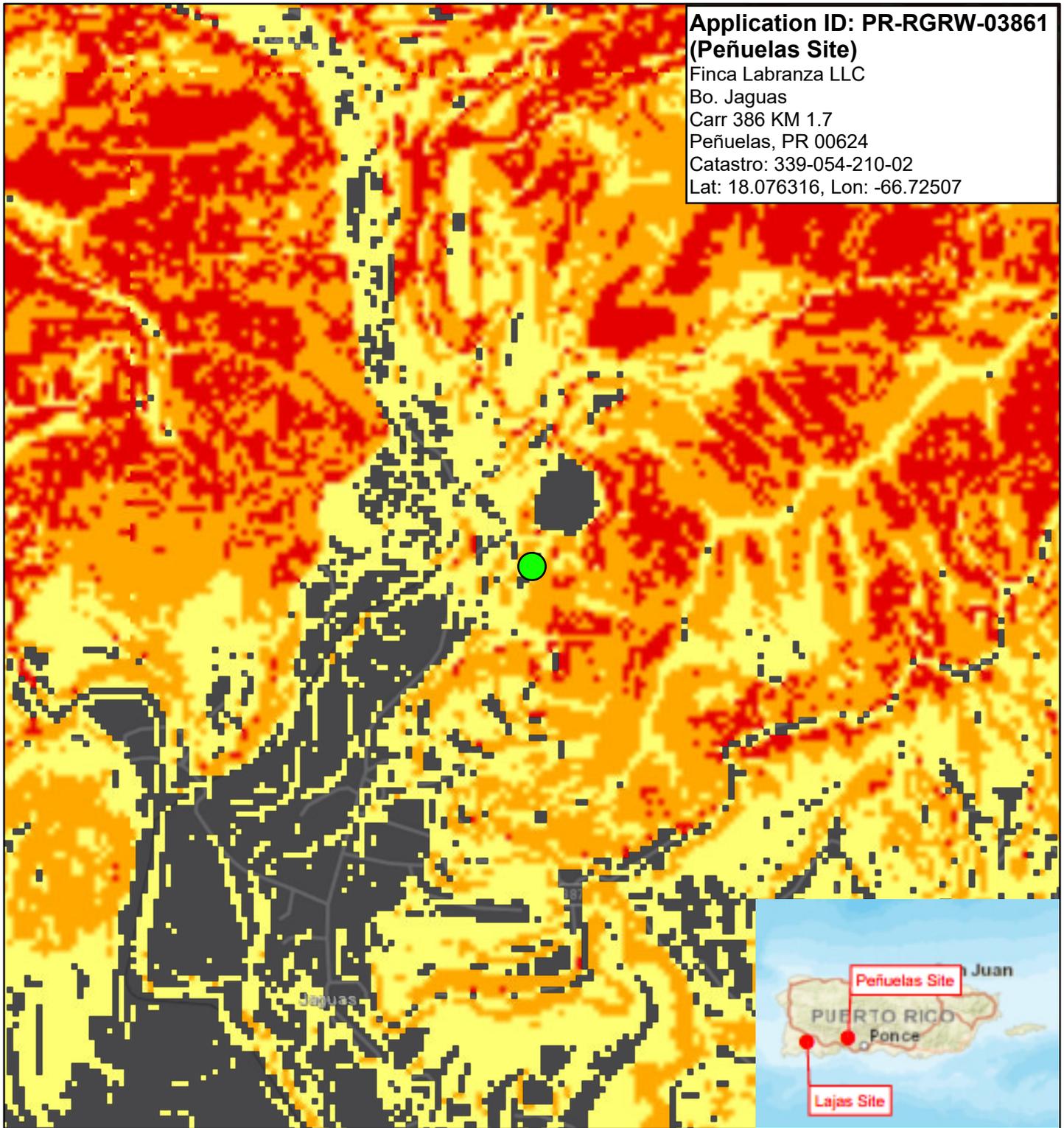
- Low
- High
- Very High
- Extremely High
- PR-RGRW-03861



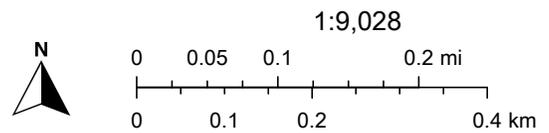
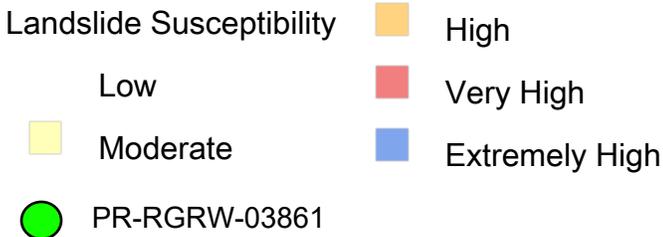
Source: Landslide data from USGS:  
 Esri Imagery Basemap service.

Figure 13.2

PR-RGRW-03861 Landslide



1/9/2023, 10:30:48



Source: Landslide data from USGS:  
Esri Imagery Basemap service.

# Appendix 1



**GOVERNMENT OF PUERTO RICO**  
STATE HISTORIC PRESERVATION OFFICE

Executive Director | Carlos A. Rubio-Cancela | [carubio@prshpo.pr.gov](mailto:carubio@prshpo.pr.gov)

December 13, 2023

**Lauren Bair Poche**

HORNE  
10000 Perkins Rowe, Suite 610, Bldg G  
Baton Rouge, LA 70810

SHPO 06-07-23-04 SECTION 106 NHPA EFFECT DETERMINATION SUBMITTAL:  
PR-RGRW-03861 – FINCA LABRANZA, LLC – BO. LAJAS ARRIBA, CARR. 117, KM  
3.6, LAJAS, AND BO. JAGUAS, CARR. 386, KM 1.7, PEÑUELAS, ISLANDWIDE,  
PUERTO RICO

Dear Ms. Bair,

Our Office has received and reviewed the above referenced project in accordance with 54 U.S.C. 306108 (commonly known as Section 106 of the *National Historic Preservation Act*) and 36 CFR Part 800: *Protection of Historic Properties*.

Our records support your finding of no historic properties affected for this undertaking.

Please note that should you discover other historic properties at any point during project implementation, you should notify the SHPO immediately. If you have any questions regarding our comments, please do not hesitate to contact our Office.

Sincerely,

Carlos A. Rubio-Cancela  
State Historic Preservation Officer

CARC/GMO/MB



December 1, 2023

Carlos A. Rubio Cancela  
State Historic Preservation Officer  
Puerto Rico State Historic Preservation Office  
Cuartel de Ballajá (Tercer Piso)  
San Juan, PR 00902-3935

**Puerto Rico Disaster Recovery, CDBG-DR Re-Grow PR Urban-Rural Agricultural (Re-Grow PR) Program**

**SHPO ID 06-07-23-04, Section 106 NHPA Effect Determination Submittal: PR-RGRW-03861 – Finca Labranza LLC – Bo. Lajas Arriba Carr. 117 KM 3.6, Lajas, Puerto Rico, 00667 and Bo. Jaguas, Carr 386 Km.Hm 1.7, Pr, Peñuelas Puerto Rico – *No Historic Properties Affected***

Dear Architect Rubio Cancela,

In accordance with Section 106 of the National Historic Preservation Act and its implementing regulations, 36 CFR Part 800, HORNE is providing information for your review and requesting your concurrence regarding the above-referenced projects on behalf of the Puerto Rico Department of Housing (PRDOH) and the Home Repair, Reconstruction, or Relocation (R3) Program. On February 9, 2018, an allocation of Community Development Block Grant - Disaster Recovery (CDBG-DR) funds was approved by the United States Department of Housing and Urban Development (HUD) under the Federal Register Volume 83, No. 28, 83 FR 5844, to assist the Commonwealth of Puerto Rico in meeting unmet needs in the wake of Hurricanes Irma and Maria. On August 14, 2018, an additional \$8.22 billion recovery allocation was allocated to Puerto Rico under the Federal Register Volume 83, No. 157, 83 FR 40314. With these funding allocations, the Puerto Rico Department of Housing (Housing) aims to lead a comprehensive and transparent recovery for the benefit of Puerto Rico residents.

On behalf of PRDOH and the subrecipient, the Puerto Rico Department of Agriculture, we are re-initiating consultation and submitting documentation for activities proposed by Finca Labranza LLC at Carr. 117 KM 3.6 of Barrio Lajas Arriba in the municipality of Lajas and Carr. 386 Km. Hm 1.7 of Barrio Jaguas in the municipality of Peñuelas.

Consultation for PR-RGRW-03861 was initiated in June 2023, with a finding of No Historic Properties Affected received in a letter dated June 9, 2023. Consultation is being re-initiated due to a change in the proposed project location for activities in Parcel 358-000-008-21-000 in the Municipality of Lajas. Due to proximity to an intermittent stream and wetland, the proposed corral will be shifted approximately 55 meters west of the original proposed location.

The proposed activities for PR-RGRW-03861 consist of two separate activities on two different parcels. A new cattle corral will be constructed at 18.035592 -67.029275 (Parcel: 358-000-008-21-000) in the Municipality of Lajas. A storage unit (18.076316, -66.725072; Parcel: 339-054-210-02, Municipality of

Peñuelas) will be required to store new tools and equipment purchased with grant funding (including a tractor, rotary cutter, and disc harrow) as well as for temporary storage of construction materials related to the corral.

The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

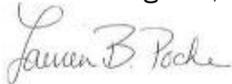
The materials for the proposed storage structure on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'-x-15' and be constructed by the applicant at the applicant's expense.

The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, within the municipality of Peñuelas.

Based on the submitted documentation, the Program requests a concurrence that a determination of No Historic Properties Affected is appropriate for this proposed project.

Please contact me by email at [lauren.poche@horne.com](mailto:lauren.poche@horne.com) or phone at 225-405-7676 with any questions or concerns.

Kindest regards,



**Lauren Bair Poche, M.A.**

Architectural Historian, Historic Preservation Senior Manager  
Attachments

<b>PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM</b> <b>REGROW PUERTO RICO PROGRAM</b> <b>Section 106 NHPA Effect Determination</b>	
<b>Applicant: Finca Labranza LLC</b>	<b>SHPO 06-07-23-04</b>
<b>Case ID: PR-RGRW-03861</b>	<b>City: Lajas/ Peñuelas</b>

<b>Project Location:</b> Bo. Lajas, Carr. 117 km. 3.6, Lajas, Puerto Rico 00667 and Bo. Jaguas, Carr. 386 Km. 1.7, Peñuelas, Puerto Rico	
<b>Project Coordinates:</b> 18.035592 -67.029275; 18.076316 -66.725072	
<b>TPID (Número de Catastro):</b> 358-000-008-21-000; 339-054-210-02	
<b>Type of Undertaking:</b> <input type="checkbox"/> Substantial Repair/Improvements <input checked="" type="checkbox"/> New Construction	
<b>Construction Date (AH est.):</b> n/a	<b>Property Size (acres):</b> 31 acres and 29 acres

<b>SOI-Qualified Archaeologist:</b> Jaqueline López Meléndez
<b>Date Reviewed:</b> November 14, 2023

In compliance with Section 106 of the National Historic Preservation Act (NHPA), the Program is responsible for identifying historic properties listed in the NRHP and any properties not listed that would be considered eligible for listing that are located within the geographic area of potential effects (APE) of the proposed project and assessing the potential effects of its undertakings on these historic properties.

### Project Description (Undertaking)

Consultation for PR-RGRW-03861 was initiated in June 2023, with a finding of No Historic Properties Affected received in a letter dated June 9, 2023. Consultation is being re-initiated due to a change in the proposed project location for activities in Parcel 358-000-008-21-000 in the Municipality of Lajas. Due to proximity to an intermittent stream and wetland, the proposed corral will be shifted approximately 55 meters west of the original proposed location.

The activities proposed for PR-RGRW-03861 consist of two separate activities on two different parcels: a new cattle corral will be built at 18.035592 -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including a tractor, a rotary cutter and disc harrow. A storage unit (Coordinates: 18.076316 -66.725072; Parcel: 339-054-210-02) is required to house the new tools and equipment as well as for temporary storage of construction materials related to the corral. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

The materials for the proposed storage structure on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'-x-15' and be constructed by the applicant at the applicant's expense.

The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, Pr within the municipality of Peñuelas. Based on a review of historical aerial imagery, the general area of the cattle corral location was characterized as an agrarian setting in 1975 (the earliest imagery available for the

<b>PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM</b> <b>REGROW PUERTO RICO PROGRAM</b> <b>Section 106 NHPA Effect Determination</b>	 GOVERNMENT OF PUERTO RICO DEPARTMENT OF HOUSING
<b>Applicant: Finca Labranza LLC</b>	
<b>Case ID: PR-RGRW-03861</b>	<b>City: Lajas/ Peñuelas</b>

area) it remains predominantly agricultural through to the present day, although residential development is evident along roadways and has steadily expanded over the years. The storage unit location (Parcel 339-054-210-02) was a rural setting in 1962 (the earliest imagery available for the area). Residential development is evident in the area by 1972.

### **Area of Potential Effects**

As defined in 36 CFR §800.16(d), the area of potential effects (APE) is the geographic area or areas within which an undertaking may directly or indirectly cause changes in the character or use of historic properties if any such properties exist. Based on this definition and the nature and scope of the Undertaking, the Program has determined that the direct APE for this project is the location of the new cattle corral, the storage unit are proposed construction locations plus a 15-meter buffer and the visual APE is the viewshed of the proposed project.

### **Identification of Historic Properties – Archaeology**

Existing information on previously identified historic properties has been reviewed to determine if any such properties are located within the APE of this undertaking. The review of this existing information by a Program contracted Historic Preservation Specialist meeting the Secretary of the Interior's Professional Qualification Standards (36 CFR Part 61), shows that there are two (2) reported archaeological sites within a half-mile radius of the project location: La Guásima (LJ0100014), a Pre-Columbian site located 0.19 miles northwest; and Antigua Vía del tren, located 0.17 miles south (see Table 1). The proposed project is located in Lajas, at an elevation of 62 feet above sea level. Per the USGS/NRCS Web Soil Survey, the project area is within mapped soil series: Fraternidad. The project area APE is in FrB. The closest freshwater source is an unnamed intermittent stream, located 0.03 miles east from the project area. The coast is approximately 9.55 miles west from the project area.

The soil in the area has been classified as Fraternidad clay, 2 to 5 percent slopes (FrB). This soil is on gently sloping, convex slopes, that are dissected by drainageways in most places. The use of this soil for cultivated crops is restricted because cultivation is difficult and shrinking and swelling may destroy young plants.

There are no cultural resource studies within a 0.50-miles radius of the proposed project area.

The project area does not have cultural resources that are listed either on the National Register of Historic Places (NRHP) or in a Traditional Urban Center or Historic District. On

<b>PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM</b> <b>ReGROW PUERTO RICO PROGRAM</b> <b>Section 106 NHPA Effect Determination</b>	 <small>GOVERNMENT OF PUERTO RICO DEPARTMENT OF HOUSING</small>
<b>Applicant: Finca Labranza LLC</b>	
<b>Case ID: PR-RGRW-03861</b>	<b>City: Lajas/ Peñuelas</b>

November 4, 2023, we visually inspected the project area. The project area is flat and has abundant surface vegetation. Visibility is poor.

## Peñuelas

Existing information on previously identified historic properties has been reviewed to determine if any such properties are located within the APE of this undertaking. The review of this existing information by a Program contracted Historic Preservation Specialist meeting the Secretary of the Interior's Professional Qualification Standards (36 CFR Part 61), shows that there is one (1) reported archaeological site within a half-mile radius of the project location: La Jagua (PN0100003), a Pre-Columbian site located 0.14 miles northwest from the project area (see Table 2). The proposed project is located in Peñuelas, at an elevation of 558 feet above sea level. Per the USGS/NRCS Web Soil Survey, the project area is within mapped soil series: Mucara. The project area APE is in MuF2. The closest freshwater source is Guayanés River, located 0.07 miles northwest from the project area. The coast is approximately 5.78 miles south from the project area.

The soil in the area has been classified as Mucara silty clay loam 20 to 40 percent slopes eroded (MuF2). This is a very steep soil on side slopes and narrow ridges on the humid uplands. Runoff is rapid. This soil is very erodible. It is not suitable for cultivation.

There are no cultural resource studies within a 0.50-miles radius of the proposed project area.

The project area does not have cultural resources that are listed either on the National Register of Historic Places (NRHP) or in a Traditional Urban Center or Historic District. On November 13, 2023, we visually inspected the project area. The project area is flat and has grass on some parts of the surface. Visibility is good

## Determination

Neither of the two project areas located in the municipalities of Lajas and Peñuelas are within or adjacent to the boundaries of a historic district or Traditional Urban Center eligible for the National Register of Historic Places (NRHP). Within the 0.50 miles radius of PR-RGRW-03861 in Lajas there are two reported archeological sites, the Pre-Columbian site known as La Guásima (LJ0100014) located 0.19 miles northwest and the old railroad track located 0.17 miles south. In Peñuelas we have one site reported within 0.50 miles. This is La Jagua (SHPO: PN0100003) located 0.14 miles northwest. The reported archaeological sites are not within the project area. There are no known archaeological sites or NRHP-listed/eligible historic properties within or adjacent to the property or parcel on which the Area of Potential Effect case PR-RGRW-03861 is located. Therefore, no historic properties will be affected by the proposed project activities.

<b>PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM</b> <b>ReGROW PUERTO RICO PROGRAM</b> <b>Section 106 NHPA Effect Determination</b>		 <small>GOVERNMENT OF PUERTO RICO DEPARTMENT OF HOUSING</small>
<b>Applicant: Finca Labranza LLC</b>		
<b>Case ID: PR-RGRW-03861</b>		<b>City: Lajas/ Peñuelas</b>

**Recommendation (Please keep on same page as SHPO Staff Section)**

The Puerto Rico Department of Housing requests that the Puerto Rico SHPO concur that the following determination is appropriate for the undertaking (Choose One):

- No Historic Properties Affected
- No Adverse Effect  
Condition (if applicable):
- Adverse Effect  
Proposed Resolution (if applicable)

**This Section is to be Completed by SHPO Staff Only**

The Puerto Rico State Historic Preservation Office has reviewed the above information and:	
<input type="checkbox"/> <b>Concurs</b> with the information provided. <input type="checkbox"/> <b>Does not concur</b> with the information provided.	
<b>Comments:</b>	
Carlos Rubio-Cancela State Historic Preservation Officer	Date:

<b>PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM</b> <b>REGROW PUERTO RICO PROGRAM</b> <b>Section 106 NHPA Effect Determination</b>		
<b>Applicant: Finca Labranza LLC</b>		
<b>Case ID: PR-RGRW-03861</b>	<b>City: Lajas/ Peñuelas</b>	

**Table 1.**

**Table of archaeological sites, historic properties and historic districts located within the project area or within a 0.50-miles radius- Lajas**

Name	SHPO id #	IPRC id #	Distance/Direction	Description	NRHP (listed, eligible, non-eligible, no data)
La Guásima	LJ0100014	LJ-4	0.19 mi NW	Pre-Columbian residuary, shell, lithic, Pre-Colombian ceramic	No data
Antigua Vía del tren	-	-	0.17 mi S	Old train track	No data

**Table 2.**

**Table of archaeological sites, historic properties and historic districts located within the project area or within a 0.50-miles radius- Peñuelas**

Name	SHPO id #	IPRC id #	Distance/Direction	Description	NRHP (listed, eligible, non-eligible, no data)
La Jagua	PN0100003	PÑ-3	0.14 mi NW	Pre-Columbian site	No data

Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Project (PR-RGRW-03861) Location – Cattle Corral Area of Potential Effect Map (Aerial)

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Corporación, Calle 1 Suite 200, Calle Ponce 504, Arecibo, San Juan, PR, 00920 Tel: (787) 763-6266

Application ID: PR-RGRW-03861 (Lajas Site)

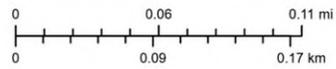
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275

## Area of Potential Effect

Puerto Rico Department of Housing ReGrow



- Legend**
- ▭ PR-RGRW-03861 Applicant Structure
  - ▭ Area of Potential Effect
  - ▭ PR-RGRW-03861 Parcel (Lajas Site)
  - ▭ CRIM Parcels



Service Layer Credits: World Imagery: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community  
Google Satellite: © OpenStreetMap (and) contributors, CC-BY-SA  
World Street Map: Esri, HERE, Garmin, NGA, USGS and Google Earth



**Source**  
Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Project (PR-RGRW-03861) Location – Storage Unit Area of Potential Effect Map (Aerial)

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Corporation, Suite 1, Suite 2-5, Calle Ponce 55A, Arroyito, San Juan, PR, 00959 Tel: 787-7193-0250

Application ID: PR-RGRW-03861 (Peñuelas Site)

Finca Labranza LLC

Bo. Jaguas

Carr 386 KM 1.7

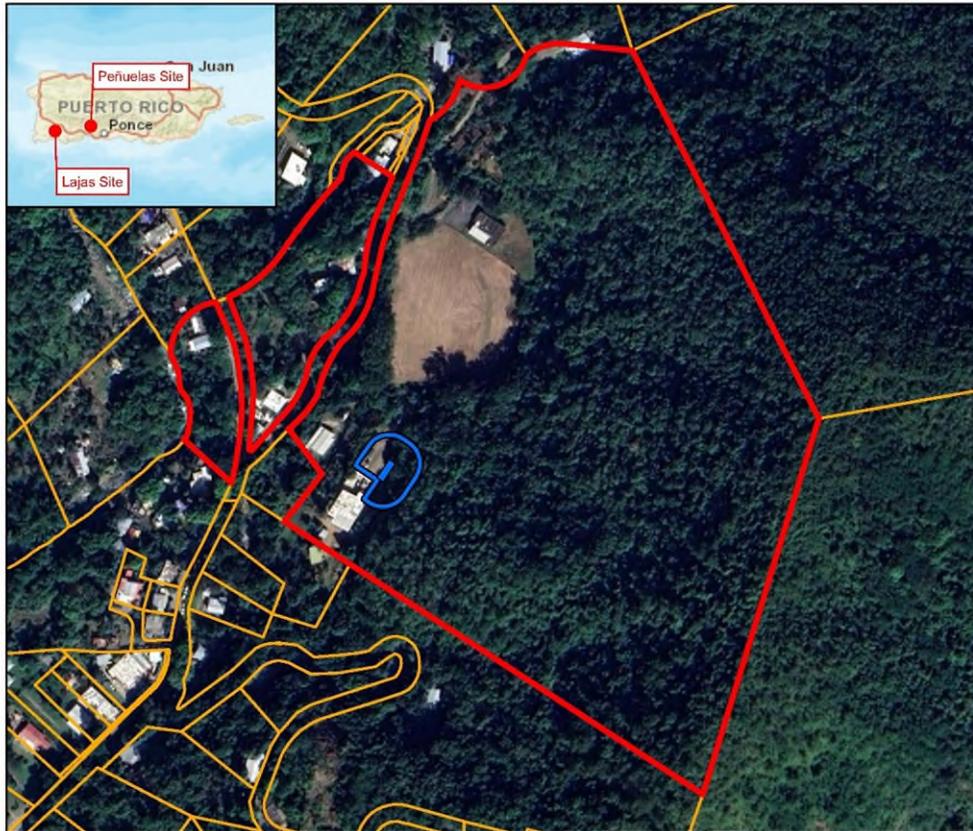
Peñuelas, PR 00624

Catastro: 339-054-210-02

Lat: 18.076316, Lon: -66.725072

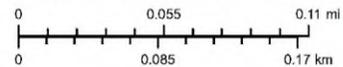
## Area of Potential Effect

Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 Applicant Structure
- Area of Potential Effect
- PR-RGRW-03861 Parcel (Peñuelas Site)
- CRIM Parcels



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, Incent P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community  
Sources: Esri, Maxar, Earthstar Geographics, and the GIS User Community and Google Earth



**Source**

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Project (PR-RGRW-03861) Cattel Corral Location - Aerial Map

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Corporation, Suite 1, Suite 2-D, Calle Perseus 254, Arroyo, San Juan, PR, 00920 Tel: (787) 723-4229

Application ID: PR-RGRW-03861 (Lajas Site)

Finca Labranza LLC

Bo. Lajas Arriba

Carr. 117 KM 3.6,

Lajas, PR 00667

Catastro: 358-000-008-21-000

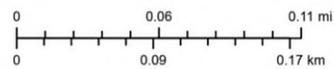
Lat: 18.035592, Lon: -67.029275

Location: Aerial Map  
Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Lajas Site)
- PR-RGRW-03861 Parcel (Lajas Site)
- CRIM Parcels



Service Layer Credits: World Imagery: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community  
Google Satellite: © OpenStreetMap (and) contributors, CC-BY-SA  
World Street Map: Esri, HERE, Garmin, NGA, USGS and Google Earth



**Source**

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdrprc/>

### Project (PR-RGRW-03861) Storage Unit Location - Aerial Map

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
CORP. 1000A 1 SUITE 1-3, CAYO PUECO GSA, ANIMAS, SAN JUAN, P.R. 00900 TEL (787) 293-8090

Application ID: PR-RGRW-03861 (Peñuelas Site)

Finca Labranza LLC

Bo. Jaguas

Carr 386 KM 1.7

Peñuelas, PR 00624

Catastro: 339-054-210-02

Lat: 18.076316, Lon: -66.725072

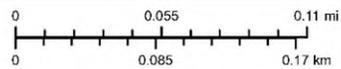
## Location: Aerial Map

Puerto Rico Department of Housing ReGrow



#### Legend

- PR-RGRW-03861 (Peñuelas Site)
- PR-RGRW-03861 Parcel (Peñuelas Site)
- CRIM Parcels



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), Mapbox, Swisstopo, © OpenStreetMap contributors, and the GIS User Community  
Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community and Google Earth



#### Source

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Project (PR-RGRW-03861) Location – Cattle Corral USGS Topographic Map

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Corred. Borealis 1 Suite J-3, Calle Ponce 554, Arterriba, San Juan, P.R. 00920 Tel: (787)783-0292

Application ID: PR-RGRW-03861 (Lajas Site)

Finca Labranza LLC

Bo. Lajas Arriba

Carr. 117 KM 3.6,

Lajas, PR 00667

Catastro: 358-000-008-21-000

Lat: 18.035592, Lon: -67.029275

## Location: USGS Topographic Map

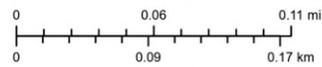
Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Lajas Site)
- PR-RGRW-03861 Parcel (Lajas Site)

Contour Interval 20 Feet



Service Layer Credits: World Street Map: Esri, HERE, Garmin, NGA, USGS



**Source**

United States Geological Survey (USGS)  
National Geologic Map Database  
[https://ngmdb.usgs.gov/ngmdb/ngmdb\\_home.html](https://ngmdb.usgs.gov/ngmdb/ngmdb_home.html)



Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Project (PR-RGRW-03861) Location – Storage Unit USGS Topographic Map

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Office: Suite 1 Suite 2-3, Calle Ponce 554, Arroyo, San Juan, PR, 00950 Tel: (787) 799-6099

Application ID: PR-RGRW-03861 (Peñuelas Site)

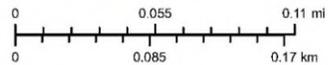
Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.725072

### Location: USGS Topographic Map

Puerto Rico Department of Housing ReGrow



**Legend**  
● PR-RGRW-03861 (Peñuelas Site)  
▭ PR-RGRW-03861 Parcel (Peñuelas Site)  
Contour Interval 20 Feet



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

**Source**  
United States Geological Survey (USGS)  
National Geologic Map Database  
[https://ngmdb.usgs.gov/ngmdb/ngmdb\\_home.html](https://ngmdb.usgs.gov/ngmdb/ngmdb_home.html)

Project (PR-RGRW-03861) Location – Cattle Corral Soils Map

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Ciudad, Bodega 1 Suite, J-3, Calle Prospero SBA, Arimón, San Juan, PR, 00920 Tel: (787) 733-0200

Application ID: PR-RGRW-03861 (Lajas Site)

Finca Labranza LLC

Bo. Lajas Arriba

Carr. 117 KM 3.6,

Lajas, PR 00667

Catastro: 358-000-008-21-000

Lat: 18.035592, Lon: -67.029275

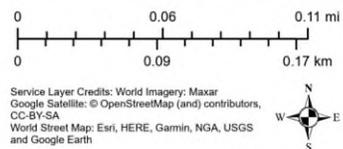
Soils Map

Puerto Rico Department of Housing ReGrow



- Legend**
- PR-RGRW-03861 (Lajas Site)
  - PR-RGRW-03861 Parcel (Lajas Site)
  - Soil Map Unit Symbol

- Soil Map Unit Symbol**
- .DsC - Descalabrado clay, 2 to 12 percent slopes
  - .DsD - Descalabrado clay, 12 to 20 percent slopes
  - .DsF - Descalabrado clay, 20 to 60 percent slopes
  - .FrB - Fraternidad clay, 2 to 5 percent slopes
  - .JaB - Jacana clay, 0 to 5 percent slopes
  - .JaC - Jacana clay, 5 to 12 percent slopes
  - .SgD - San German-Duey complex, 5 to 20 percent slopes
  - .SiA - Santa Isabel clay, 0 to 2 percent slopes



**Source**  
Natural Resources Conservation Service (NRCS)  
Gridded Soil Survey Geographic Database (gSSURGO)  
<https://data.nal.usda.gov/dataset/soil-survey-geographic-database-ssurgo>

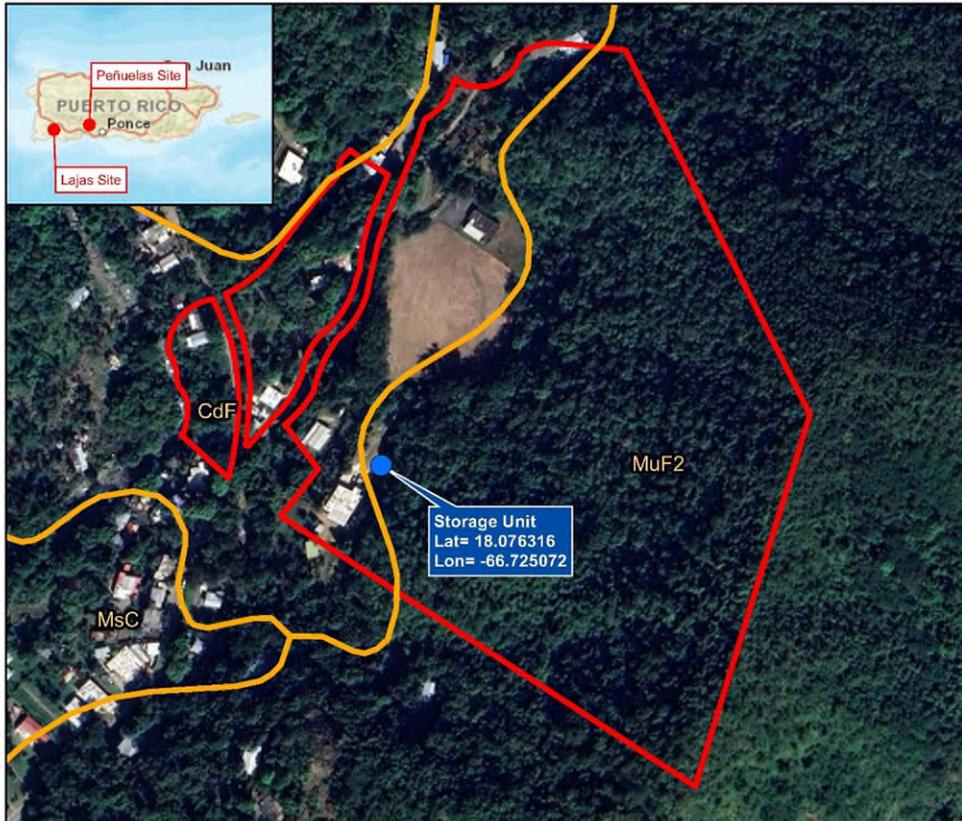
Project (PR-RGRW-03861) Location – Storage Unit Soils Map

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Carretera 1 Suite 2-3, Calle Héroes 344, Arroyo, San Juan, PR, 00920 767-7170 8200

Application ID: PR-RGRW-03861 (Peñuelas Site)

Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.725072

Soils Map  
Puerto Rico Department of Housing ReGrow



Legend

- PR-RGRW-03861 (Peñuelas Site)
- PR-RGRW-03861 Parcel (Peñuelas Site)
- Soil Map Unit Symbol

Soil Map Unit Symbol

- CdF - Caguabo-Rock outcrop complex, 20 to 60 percent slopes
- MsC - Montegrando clay, 2 to 12 percent slopes
- MuF2 - Mucara silty clay, 40 to 60 percent slopes, eroded

0 0.055 0.11 mi

0 0.085 0.17 km

Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, Increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community  
Source: Esri, Maxar, Earthstar, Geographics, and the GIS User Community and Google Earth



Source

Natural Resources Conservation Service (NRCS)  
Gridded Soil Survey Geographic Database (gSSURGO)  
<https://data.nal.usda.gov/dataset/soil-survey-geographic-database-ssurgo>

Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Project (PR-RGRW-03861) Location with Previous Investigations – Cattle Corral Aerial Map

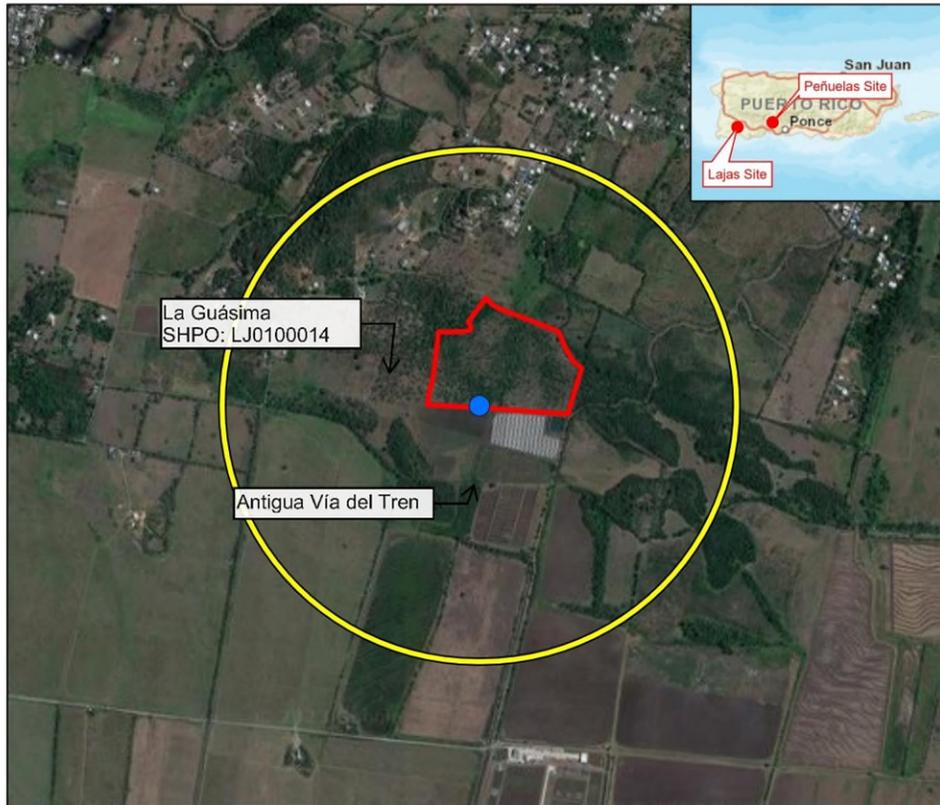
**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Const. Items 1 Suite 2-3, Calle Perales 55-A, Antón, San Juan, PR, 00920 Tel: 787/983-0280

Application ID: PR-RGRW-03861 (Lajas Site)

Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275

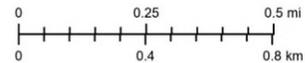
## Previous Investigations: Aerial Map

Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Lajas Site)
- PR-RGRW-03861 Parcel (Lajas Site)
- 0.50 Mile (0.80 km) Buffer



Service Layer Credits: World Imagery: Maxar  
Google Satellite: © OpenStreetMap (and) contributors,  
CC-BY-SA  
World Street Map: Esri, HERE, Garmin, NGA, USGS  
and Google Earth



Source

Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Project (PR-RGRW-03861) Location with Previous Investigations – Storage Unit Aerial Map

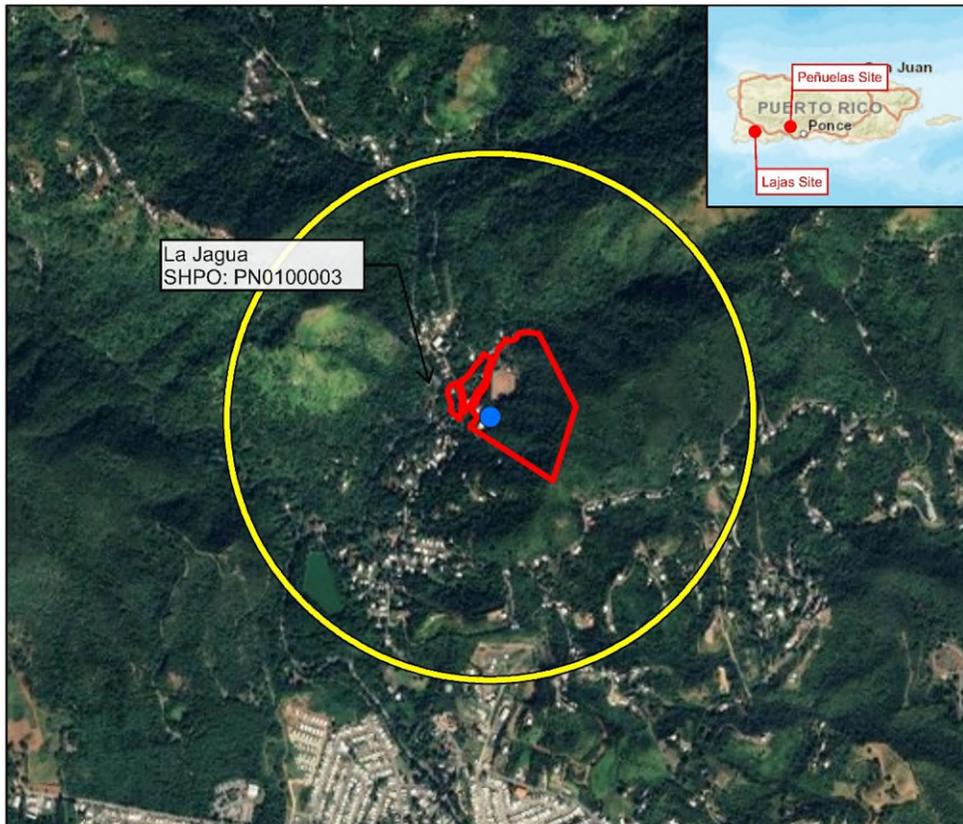
**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
CONY, Suite 1 Suite J-3, Calle Florida 514, Arroyo, San Juan, PR, 00920 Tel: 787/934-0293

Application ID: PR-RGRW-03861 (Peñuelas Site)

Finca Labranza LLC  
Bo. Jaguas  
Carr 386 KM 1.7  
Peñuelas, PR 00624  
Catastro: 339-054-210-02  
Lat: 18.076316, Lon: -66.725072

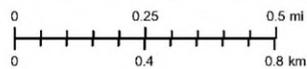
## Previous Investigations: Aerial Map

Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Peñuelas Site)
- PR-RGRW-03861 Parcel (Peñuelas Site)
- 0.50 Mile (0.80 km) Buffer



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community  
Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community and Google Earth



Source

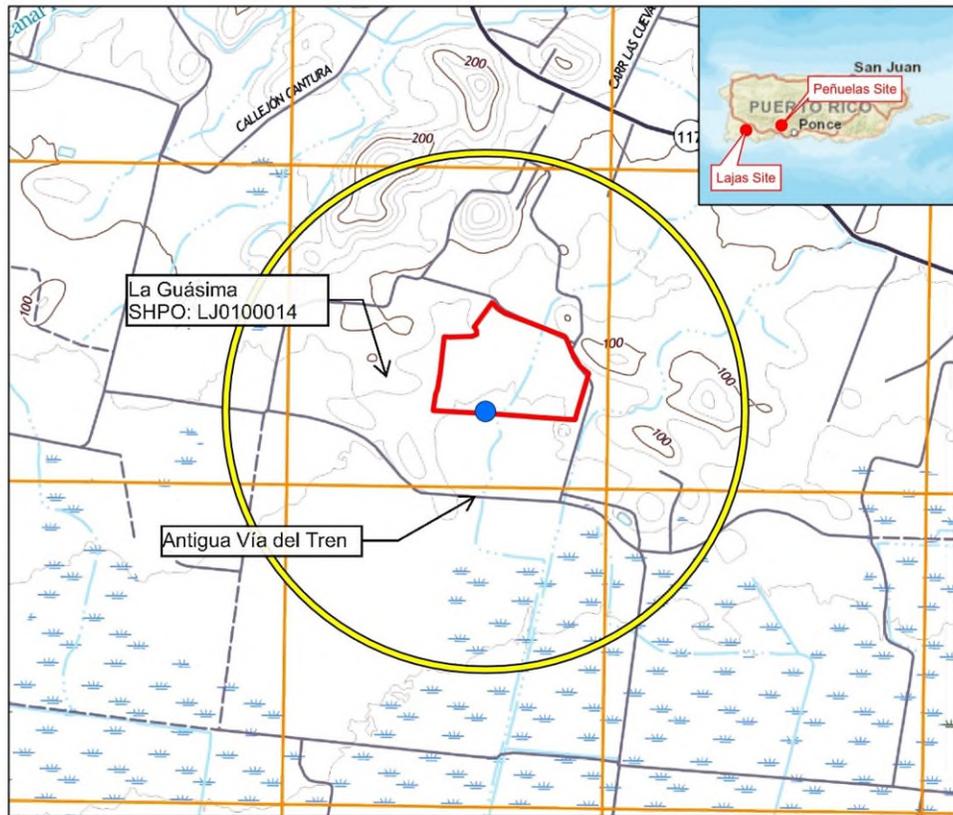
### Project (PR-RGRW-03861) Location with Previous Investigations – Cattle Corral Topographic Map

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
CIENCA, Inc. • Suite 210 • Calle Ponce 524, Arroyo, San Juan, P.R. 00920 Tel: 787/763-4200

Application ID: PR-RGRW-03861 (Lajas Site)

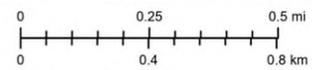
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275

Previous Investigations: USGS Topographic Map  
Puerto Rico Department of Housing ReGrow



- Legend**
- PR-RGRW-03861 (Lajas Site)
  - PR-RGRW-03861 Parcel (Lajas Site)
  - 0.50 Mile (0.80 km) Buffer

Contour Interval 20 Feet



Service Layer Credits: World Street Map: Esri, HERE, Garmin, NGA, USGS



**Source**  
United States Geological Survey (USGS)  
National Geologic Map Database  
[https://ngmdb.usgs.gov/ngmdb/ngmdb\\_home.html](https://ngmdb.usgs.gov/ngmdb/ngmdb_home.html)

**Project (PR-RGRW-03861) Location with Previous Investigations – Storage Unit Topographic Map**

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Charles Behar, Y. Ybarra, J.B. Castro, Harold Sola, Armando, Espinosa, PR, 00920 (787) 717-0323 (2016)

Application ID: PR-RGRW-03861 (Peñuelas Site)

Finca Labranza LLC

Bo. Jaguas

Carr 386 KM 1.7

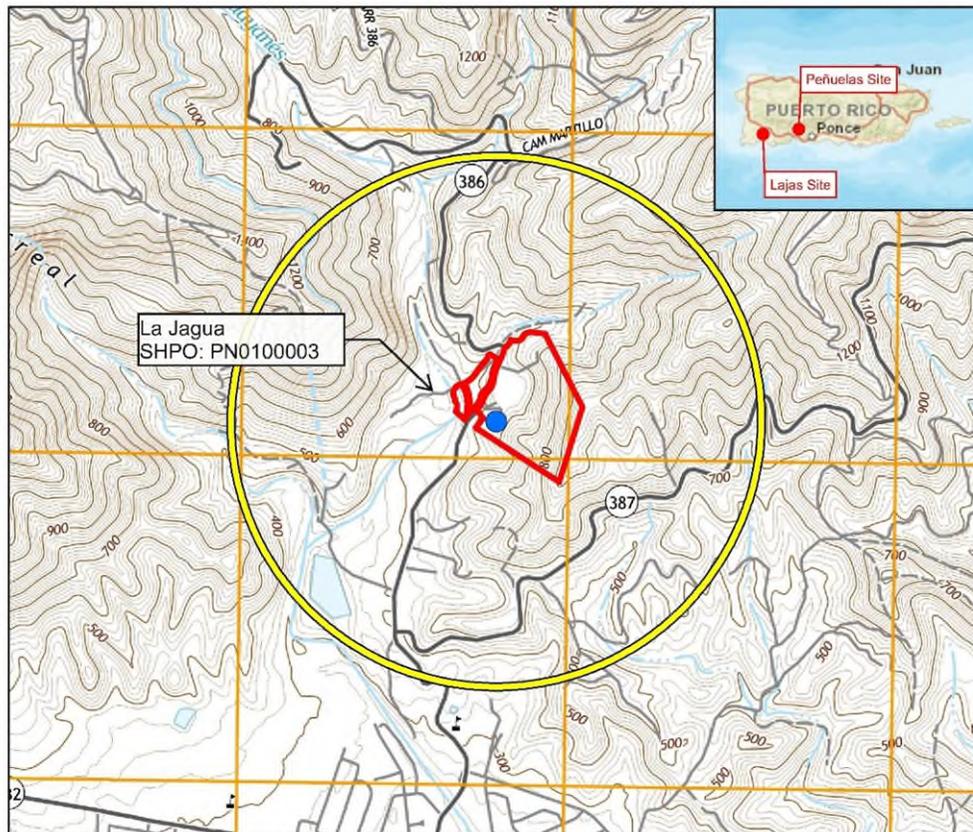
Peñuelas, PR 00624

Catastro: 339-054-210-02

Lat: 18.076316, Lon: -66.725072

Previous Investigations: USGS Topographic Map

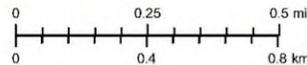
Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Peñuelas Site)
- PR-RGRW-03861 Parcel (Peñuelas Site)
- 0.50 Mile (0.80 km) Buffer

Contour Interval 20 Feet



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community



**Source**

United States Geological Survey (USGS)  
National Geologic Map Database  
[https://ngmdb.usgs.gov/ngmdb/ngmdb\\_home.html](https://ngmdb.usgs.gov/ngmdb/ngmdb_home.html)

Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas

### Photograph Key- Lajas

**BYA** BEHAR-YBARRA & ASSOCIATES LLC  
CONSULTING ENGINEERS, ARCHITECTS AND PLANNERS  
Corso, Beria 1 Suite 2-3, Calle Perseo 554, Arroyo, San Juan, PR. 00920 Tel: (787) 713-0295

Application ID: PR-RGRW-03861 (Lajas Site)

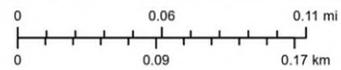
Finca Labranza LLC  
Bo. Lajas Arriba  
Carr. 117 KM 3.6,  
Lajas, PR 00667  
Catastro: 358-000-008-21-000  
Lat: 18.035592, Lon: -67.029275

Area of Potential Effect  
Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 Applicant Structure
- Area of Potential Effect
- PR-RGRW-03861 Parcel (Lajas Site)
- CRIM Parcels



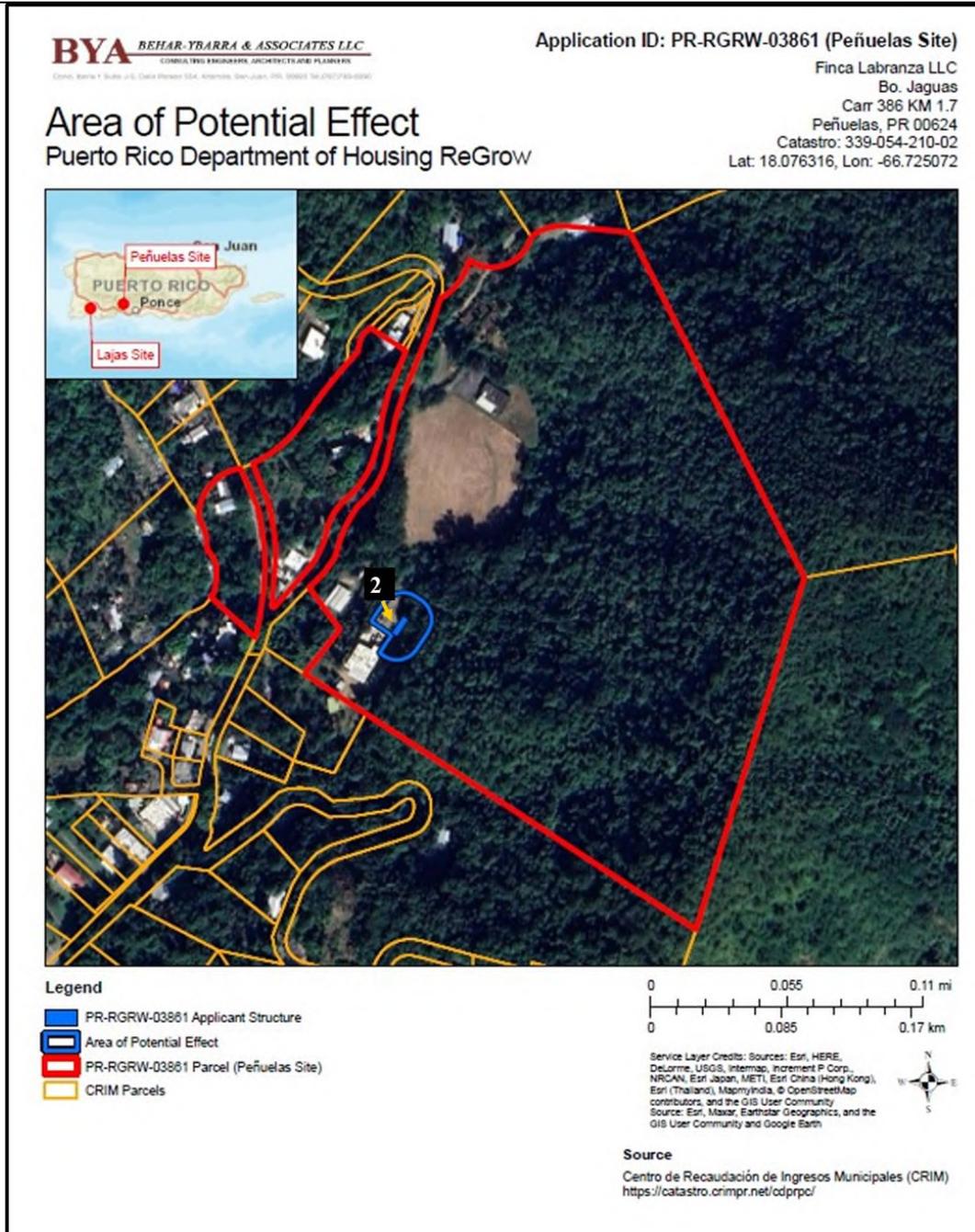
Service Layer Credits: World Imagery: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community  
Google Satellite: © OpenStreetMap (and) contributors, CC-BY-SA  
World Street Map: Esri, HERE, Garmin, NGA, USGS and Google Earth



**Source**

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

### Photograph Key- Peñuelas





Applicant: Finca Labranza LLC

Case ID: PR-RGRW-03861

City: Lajas/ Peñuelas



Photo #: 1

Description (include direction): Area where the cattle corral well will be installed, looking west.

Date: November 4, 2023



Photo #: 2

Description (include direction): Area where the storage will be installed, looking southeast.

Date: November 13, 2023

**PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM**

**REGROW PUERTO RICO PROGRAM**

**Section 106 NHPA Effect Determination**



GOVERNMENT OF PUERTO RICO  
DEPARTMENT OF HOUSING

**Applicant: Finca Labranza LLC**

**Case ID: PR-RGRW-03861**

**City: Lajas/ Peñuelas**



**Photo #: 3**

**Description (include direction): Storage unit construction materials.**

**Date: November 13, 2023**



October 20, 2022

**Arch. Carlos A. Rubio Cancela**

Executive Director

State Historic Preservation Officer

Cuartel de Ballajá Bldg.

San Juan, Puerto Rico

**Re: Authorization to Submit Documents**

Dear Arch. Rubio Cancela:

The U.S. Department of Housing (HUD) approved the allocations of Community Development Block Grant (CDBG-DR) funds on February 9, 2018. It also approved the allocation of Community Development Block Grant Mitigation (CDBG-MIT) funds on January 27, 2020. The purpose of these allocations is to address unsatisfied needs as a result of Hurricanes Irma and Maria in September 2017; and to carry out strategic and high-impact activities to mitigate disaster risks and reduce future losses.

To comply with the environmental requirements established by HUD, the Department of Housing of Puerto Rico (PRDOH) contracted Horne Federal LLC to provide environmental registry review services, among others, that will support the objectives of the agenda for both CDBG-DR and CDBG -MIT Programs.

In line to expedite the processes, Horne Federal LLC, is authorized to submit to the State Historic Preservation Officer, documentation of projects related to both the CDBG-DR and CDBG-MIT on behalf of PRDOH.

Cordially,

A handwritten signature in blue ink, appearing to be 'JB', is written over the printed name of the signatory.

Juan C. Pérez Bofill, P.E. M.Eng

Director of Disaster Recovery

CDBG DR-MIT

## **Appendix 2**



You are here: EPA Home > Green Book > >National Area and County-Level Multi-Pollutant Information >Puerto Rico Nonattainment/Maintenance Status for Each County by Year for All Criteria Pollutants

## Puerto Rico Nonattainment/Maintenance Status for Each County by Year for All Criteria Pollutants

Data is current as of March 31, 2023

Listed by County, NAAQS, Area. The 8-hour Ozone (1997) standard was revoked on April 6, 2015 and the 1-hour Ozone (1979) standard was revoked on June 15, 2005.

\* The 1997 Primary Annual PM-2.5 NAAQS (level of 15 µg/m<sup>3</sup>) is revoked in attainment and maintenance areas for that NAAQS. For additional information see the PM-2.5 NAAQS SIP Requirements Final Rule, effective October 24, 2016. (81 FR 58009)

Change the State:

Important Notes

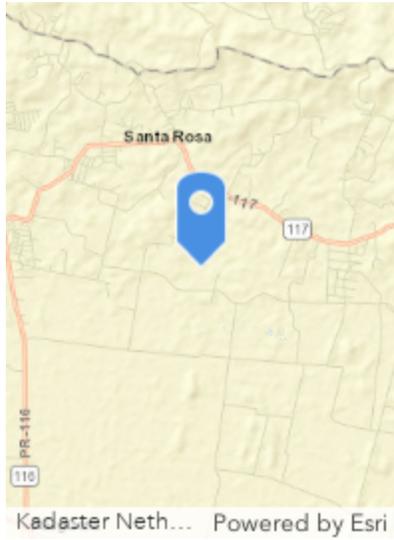
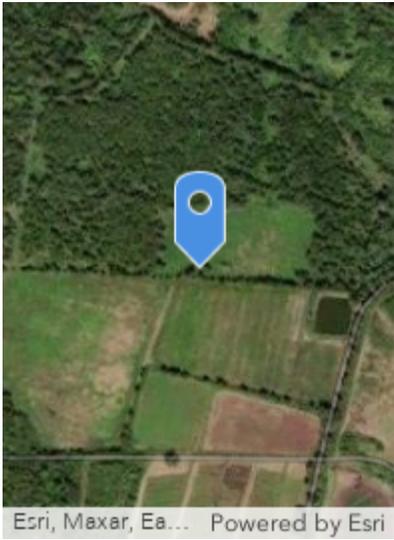
Download National Dataset: [dbf](#) | [xls](#) | [Data dictionary \(PDF\)](#)

County	NAAQS	Area Name	Nonattainment in Year	Redesignation to Maintenance	Classification	Whole or Part County	Population (2010)	State/County FIPS Codes
<b>PUERTO RICO</b>								
Arecibo Municipio	Lead (2008)	Arecibo, PR	11121314151617181920212223	//		Part	32,185	72/013
Bayamon Municipio	Sulfur Dioxide (2010)	San Juan, PR	181920212223	//		Part	22,921	72/021
Catano Municipio	Sulfur Dioxide (2010)	San Juan, PR	181920212223	//		Whole	28,140	72/033
Guaynabo Municipio	PM-10 (1987)	Mun. of Guaynabo, PR	929394959697989900010203040506070809	02/11/2010	Moderate	Part	90,470	72/061
Guaynabo Municipio	Sulfur Dioxide (2010)	San Juan, PR	181920212223	//		Part	23,802	72/061
Salinas Municipio	Sulfur Dioxide (2010)	Guayama-Salinas, PR	181920212223	//		Part	23,401	72/123
San Juan Municipio	Sulfur Dioxide (2010)	San Juan, PR	181920212223	//		Part	147,963	72/127
Toa Baja Municipio	Sulfur Dioxide (2010)	San Juan, PR	181920212223	//		Part	52,441	72/137

Important Notes

## **Appendix 3**

**APPLICANT/LOCATION INFORMATION**

Applicant ID:	PR-RGRW-03861	 <p>Kadaster Neth... Powered by Esri</p>	 <p>Esri, Maxar, Ea... Powered by Esri</p>
Applicant Name:	Finca Labranza LLLC		
Parcel ID:	358-000-008-21-000		
Latitude:	18.03564		
Longitude:	-67.028539		
Street Address:	Bo. Lajas Arriba Carr. 117 KM 3.6		
Municipio:	Lajas		
Zip Code:	00667		
Site Inspector:	Egon Gonzalez		
Date of Visit:	August 2, 2023		
Time of Visit:	11:48		
Building Type:	N/A		

**FIELD OBSERVATIONS**

Question	Answer	Notes
A. Is the structure in use?	No	
B. Is the structure a greenhouse?	No	
C. Is Electricity connected? (Utilities or Well)	No	No electricity in parcel
D. Is water connected? (Utilities or Well)	No	Water will be provided from irrigation channel if needed
1. Are there signs of poor housekeeping on site? (mounds of rubble, garbage, storm debris, solid waste, petroleum products, paint, pesticides, cleaning fluids, vehicle batteries, abandoned vehicles, pits, pools, ponds of hazardous substances, etc.)	No	
2. Are there any 55-gallon drums visible on site? If yes, are they leaking?	No	
3. Are there any (or signs of any) underground storage tanks on the property?	No	
4. Are there signs of AST on the parcel or adjacent parcel? If yes, list approximate size and contents, if known.	No	
5. Is there any stained soil or pavement on the parcel?	No	
6. Is a water drainage system in use?	No	
7. Is a warehouse in use for storage of Fertilizer or Pesticides?	No	
8. Are there any groundwater monitoring wells on the site or adjacent parcel?	No	
9. Is there evidence of a faulty septic system?	No	
10. Is there distressed vegetation on the parcel?	No	
11. Is there any visible indication of mold?	No	
12. Is there any visible evidence of asbestos, chipping, and flaking or peeling paint, or hazardous materials present in or on the structure?	No	
13. Are any additional site hazards observed?	No	
14. Is there any permanent standing water, such as a pond or stream, located on the site(do not include ponding from recent rain / weather events)?	Yes	Pond from nearby parcel
15. Does the subject property have water frontage?	No	
16. Is there any indication of the presence of wetlands?	No	
17. Are there any obvious signs of animals or birds nesting on or near the site?	No	
18. Is the applicant aware of any significant historical event or persons associated with the structure, or of it being located in a historic district/ area?	No	
19. Is a historic marker present?	No	

Front of Structure

Photo Direction:

Comments: Coordinates: 18.035594,  
-67.028491 Front of Corral: 45x20



Facing Away from Front

Photo Direction:

Comments:



Side #1 of Structure

Photo Direction:

Comments:



Facing Away From Side #1

Photo Direction:

Comments:



Back of Structure

Photo Direction:

Comments:



Facing Away from Back

Photo Direction:

Comments:



Side #2 of Structure

Photo Direction:

Comments:



Facing Away from Side #2

Photo Direction:

Comments:



**Streetscape #1**

Photo Direction:

Comments:



**Streetscape #2**

Photo Direction:

Comments:



Address

Photo Direction:

Comments: 18.035620, -67.028342



Architectural Details 1

Photo Direction:

Photo Description: Hortaliza will be grown



Architectural Details 2

Photo Direction:

Photo Description: Overview



Architectural Details 3

Photo Direction:

Photo Description: Overview



Architectural Details 4

Photo Direction:

Photo Description: Overview



Architectural Details 5

Photo Direction:

Photo Description: Overview



Architectural Details 6

Photo Direction:

Photo Description: Entrance



Architectural Details 7

Photo Direction:

Photo Description: Irrigation water



Architectural Details 8

Photo Direction:

Photo Description: Irrigation water



Architectural Details 9

Photo Direction:

Photo Description: Irrigation water



Architectural Details 10

Photo Direction:

Photo Description: Pond near parcel



Architectural Details 11

Photo Direction:

Photo Description: Pond near parcel

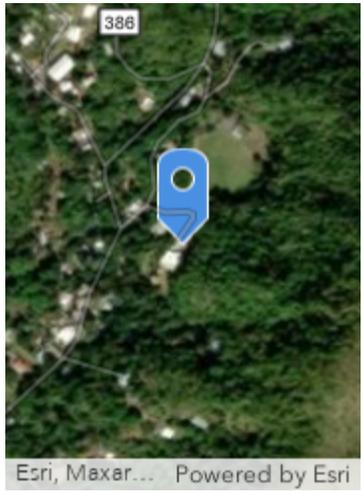


Architectural Details 12

Photo Direction:

Photo Description: Corral



APPLICANT/LOCATION INFORMATION		
Applicant ID:	PR-RGRW-03861	 Esri, HERE, ... Powered by Esri
Name:	Finca Labranza LLC	
Parcel ID:	339-054-210-02-000	
Latitude:	18.076316	
Longitude:	-66.725090	
Elevation:	168.097096230113	
Development		
Street Address:	Bo. Jaguas Carr. 386 km. 1.7	
Municipio:	Peñuelas	
Zip Code:	00624	
Site Inspector:	Patricia Carmenatty	 Esri, Maxar... Powered by Esri
Date of Visit:	November 13, 2023	
Time of Visit:	14:14	

**FIELD OBSERVATIONS**

A. Is the structure in use?	No	
B. Is the structure a greenhouse?	No	
C. Is Electricity connected? (Utilities or Well)	Yes	Near structure LUMA
D. Is water connected? (Utilities or Well)	Yes	Near structure AAA
1. Are there signs of poor housekeeping on site? (mounds of rubble, garbage, strom debris, solid waste, petroleum products, paint, pesticides, cleaning fluids, vehicle batteries, abandoned vehicles, pits, pools, ponds of hazardous substances, etc.)	No	
2. Are there any 55-gallon drums visible on site? If yes, are they leaking?	Yes	
3. Are there any (or signs of any) underground storage tanks on the property?	No	
4. Are there signs of AST on the parcel or adjacent parcel? If yes, list approximate size and contents, if known.	No	
5. Is there any stained soil or pavement on the parcel?	No	
6. Is a water drainage system in use?	No	
7. Is a warehouse in use for storage of Fertilizer or Pesticides?	No	
8. Are there any groundwater monitoring wells on the site or adjacent parcel?	No	
9. Is there evidence of a faulty septic system?	No	
10. Is there distressed vegetation on the parcel?	No	
11. Is there any visible indication of mold?	No	
12. Is there any visible evidence of asbestos, chipping, and flaking or peeling paint, or hazardous materials present in or on the structure?	No	
13. Are any additional site hazards observed?	No	
14. Is there any permanent standing water, such as a pond or stream, located on the site(do not include ponding from recent rain / weather events)?	No	
15. Does the subject property have water frontage?	No	
16. Is there any indication of the presence of wetlands?	No	
17. Are there any obvious signs of animals or birds nesting on or near the site?	No	
18. Is the applicant aware of any significant historcal event or persons associated with the structure, or of it being located in a historic district/ area?	No	
19. Is a historic marker present?	No	

Front of Structure

Photo Direction: Northeast

Comments: Storage unit location



Facing Away from Front

Photo Direction: Northeast

Comments:



Side #1 of Structure

Photo Direction: Southeast

Comments: storage unit location



Facing Away From Side #1

Photo Direction: Southeast

Comments:



Back of Structure

Photo Direction: Entrance looking northeast.

Comments:



Facing Away from Back

Photo Direction: Entrance looking Southwest.

Comments:



Side #2 of Structure

Photo Direction:

Comments: Materiales para el warehouse



Facing Away from Side #2

Photo Direction: N/A

Comments:

# EJScreen Environmental and Socioeconomic Indicators Data

SELECTED VARIABLES	VALUE	STATE AVERAGE	PERCENTILE IN STATE	USA AVERAGE	PERCENTILE IN USA
<b>POLLUTION AND SOURCES</b>					
Particulate Matter ( $\mu\text{g}/\text{m}^3$ )	N/A	N/A	N/A	8.08	N/A
Ozone (ppb)	N/A	N/A	N/A	61.6	N/A
Diesel Particulate Matter ( $\mu\text{g}/\text{m}^3$ )	0.02	0.0667	25	0.261	0
Air Toxics Cancer Risk* (lifetime risk per million)	20	20	15	25	5
Air Toxics Respiratory HI*	0.2	0.19	17	0.31	4
Toxic Releases to Air	100	4,300	11	4,600	24
Traffic Proximity (daily traffic count/distance to road)	27	180	29	210	29
Lead Paint (% Pre-1960 Housing)	0.063	0.16	39	0.3	29
Superfund Proximity (site count/km distance)	0.2	0.15	85	0.13	85
RMP Facility Proximity (facility count/km distance)	0.045	0.47	2	0.43	9
Hazardous Waste Proximity (facility count/km distance)	0.27	0.76	43	1.9	41
Underground Storage Tanks (count/km <sup>2</sup> )	0	1.7	0	3.9	0
Wastewater Discharge (toxicity-weighted concentration/m distance)	0.0038	2.3	51	22	59
<b>SOCIOECONOMIC INDICATORS</b>					
Demographic Index	95%	83%	84	35%	99
Supplemental Demographic Index	64%	43%	96	14%	99
People of Color	99%	96%	24	39%	96
Low Income	92%	70%	85	31%	99
Unemployment Rate	32%	15%	88	6%	98
Limited English Speaking Households	91%	67%	95	5%	99
Less Than High School Education	44%	21%	94	12%	97
Under Age 5	7%	4%	83	6%	66
Over Age 64	31%	22%	83	17%	90
Low Life Expectancy	N/A	N/A%	N/A	20%	N/A

\*Diesel particulate matter, air toxics cancer risk, and air toxics respiratory hazard index are from the EPA's Air Toxics Data Update, which is the Agency's ongoing, comprehensive evaluation of air toxics in the United States. This effort aims to prioritize air toxics, emission sources, and locations of interest for further study. It is important to remember that the air toxics data presented here provide broad estimates of health risks over geographic areas of the country, not definitive risks to specific individuals or locations. Cancer risks and hazard indices from the Air Toxics Data Update are reported to one significant figure and any additional significant figures here are due to rounding. More information on the Air Toxics Data Update can be found at: <https://www.epa.gov/haps/air-toxics-data-update>.

# EJScreen Environmental and Socioeconomic Indicators Data

SELECTED VARIABLES	VALUE	STATE AVERAGE	PERCENTILE IN STATE	USA AVERAGE	PERCENTILE IN USA
<b>POLLUTION AND SOURCES</b>					
Particulate Matter ( $\mu\text{g}/\text{m}^3$ )	N/A	N/A	N/A	8.08	N/A
Ozone (ppb)	N/A	N/A	N/A	61.6	N/A
Diesel Particulate Matter ( $\mu\text{g}/\text{m}^3$ )	0.0196	0.0667	23	0.261	0
Air Toxics Cancer Risk* (lifetime risk per million)	20	20	15	25	5
Air Toxics Respiratory HI*	0.2	0.19	17	0.31	4
Toxic Releases to Air	1,100	4,300	61	4,600	61
Traffic Proximity (daily traffic count/distance to road)	54	180	42	210	41
Lead Paint (% Pre-1960 Housing)	0.086	0.16	47	0.3	33
Superfund Proximity (site count/km distance)	0.16	0.15	79	0.13	80
RMP Facility Proximity (facility count/km distance)	0.15	0.47	43	0.43	45
Hazardous Waste Proximity (facility count/km distance)	0.15	0.76	28	1.9	28
Underground Storage Tanks (count/ $\text{km}^2$ )	0	1.7	0	3.9	0
Wastewater Discharge (toxicity-weighted concentration/m distance)	0.0013	2.3	37	22	50
<b>SOCIOECONOMIC INDICATORS</b>					
Demographic Index	89%	83%	58	35%	98
Supplemental Demographic Index	46%	43%	50	14%	99
People of Color	99%	96%	27	39%	96
Low Income	79%	70%	57	31%	97
Unemployment Rate	18%	15%	67	6%	94
Limited English Speaking Households	64%	67%	35	5%	99
Less Than High School Education	21%	21%	52	12%	83
Under Age 5	5%	4%	75	6%	56
Over Age 64	16%	22%	25	17%	50
Low Life Expectancy	N/A	N/A%	N/A	20%	N/A

\*Diesel particulate matter, air toxics cancer risk, and air toxics respiratory hazard index are from the EPA's Air Toxics Data Update, which is the Agency's ongoing, comprehensive evaluation of air toxics in the United States. This effort aims to prioritize air toxics, emission sources, and locations of interest for further study. It is important to remember that the air toxics data presented here provide broad estimates of health risks over geographic areas of the country, not definitive risks to specific individuals or locations. Cancer risks and hazard indices from the Air Toxics Data Update are reported to one significant figure and any additional significant figures here are due to rounding. More information on the Air Toxics Data Update can be found at: <https://www.epa.gov/haps/air-toxics-data-update>.

## **Appendix 4**

January 18, 2024

For: Puerto Rico Department of Housing  
CDBG-DR & CDBG-MIT Program  
ReGrow Environmental Assessment

From: Behar Ybarra & Associates

***RE: Threatened and Endangered Species Review for Case PR-RGRW-03861 at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and at Bo Jaguas, Carr 386 Km. Hm 1.7, PR within the municipality of Peñuelas.***

This Threatened and Endangered Species Review evaluates a cattle corral installation at the coordinates: latitude 18.035592, longitude -67.029275 on Bo. Lajas Arriba Carr. 117 KM 3.6, Lajas, PR 00667, see Figure 1: Location Map and Figure 2: Topographic Map and at coordinates of the storage unit location: latitude 18.076316, longitude -66.725072 on Bo. Jaguas, Carr. 386 Km. 1.7, Peñuelas, PR 00624, see Figure 3: Location Map and Figure 4: Topographic Map. The project is part of the Re-Grow Puerto Rico Urban-Rural Agriculture Program (RGRW) that aims to increase agricultural capacity while promoting and increasing food security inland wide. This Program will enhance and expand agricultural production related to economic revitalization and sustainable development activities.

The proposed project for Finca Labranza LLC consists of two separate activities on two different parcels: a new cattle corral will be constructed at 18.035592, -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including, bed shaper, a tractor, rotary cutter, disc harrow and heifers. The construction of a storage unit (18.076316, -66.725072; Parcel: 339-054-210-02) is required to store the new tools and equipment as well as for temporary storage of construction materials related to the corral. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

The materials for the proposed storage unit on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'x-15' and be constructed by the applicant at the applicant's expense. The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project. The Area of Potential Effect (APE) has been defined as the area potentially impacted by ground disturbing activities related to the installation of the cattle corral and storage unit, see Figure 5 and 6: Area of Potential Effect.

### **Existing Conditions and Trends:**

For the proposed project parcels 358-000-008-21-000 and 339-054-210-02, the areas are designated as Farmland of statewide importance and prime if irrigates for the Lajas site and not prime farmland for Peñuelas site, See Figure 7 and 8: PR-RGRW-03861 Farmland Protection Map. The project area is

located in a rural area of Lajas and in a mountainous area in Peñuelas. The Lajas location has a flat topography and is covered in grass. The Peñuelas location has a moderate slope. The surface is covered with grass, refer to photo 1 and 2. The soil in the project area in Lajas has been classified as Fraternidad clay, 2 to 5 percent slopes (FrB). The soil in the Peñuelas area has been classified as Mucara silty clay loam 20 to 40 percent slopes eroded (MuF2).

The land in Lajas has been used for agricultural uses for over 30 years and the proposed project will not change the land use associated with these placements. The residential development in Peñuelas has been evident in the area since 1972. In addition, the closer Final Critical Habitat is located 12,551 feet from the project location, see Figure 9 and 10, PR-RGRW-03861 Critical Habitats Map.

Using the Information for Planning and Consultation (IPaC) system (See Exhibit B), we have determined that the proposed project lies within the range of the following federally listed species and critical habitats:

**Project area in Lajas**

Name of species	Threatened/Endangered/Candidate
<b>Reptiles</b>	
Puerto Rican boa ( <i>Chilabothrus inornatus</i> )	Endangered
<b>Critical Habitat</b>	
There are no critical habitats within the project area.	

**Project area in Peñuelas**

Name of species	Threatened/Endangered/Candidate
<b>Reptiles</b>	
Puerto Rican boa ( <i>Chilabothrus inornatus</i> )	Endangered
<b>Insects</b>	
Puerto Rican Harlequin Butterfly ( <i>Atlantea tulita</i> )	Threatened
<b>Critical Habitat</b>	
There are no critical habitats within the project area.	

The nature of the project, scope of work, information available, a careful analysis of the IpaC, the Puerto Rico Boa conservation measures, the Caribbean Dkey dated December 18, 2023, in the US Fish and Wildlife Service’s online IPaC application, and the observations during the field visit, were used to evaluate the potential impacts to federally listed species from this project. Based on that information and the answer inputted into the Dkey, it was determined that the proposed action will have “No Effect” determination on the Puerto Rican Boa in both locations, see Exhibit B.

**Project area in Lajas**

Name of the species	Effect Determination	Conservation Measures that will be implemented
Puerto Rican boa ( <i>Chilabothrus inornatus</i> )	No Effect (NE)	USFWS Puerto Rico Boa Conservation Measures 2023

<b>Critical Habitats</b>
There are no critical habitats within the project area.

**Project area in Peñuelas**

<b>Name of the species</b>	<b>Effect Determination</b>	<b>Conservation Measures that will be implemented</b>
Puerto Rican boa ( <i>Chilabothrus inornatus</i> )	No Effect (NE)	USFWS Puerto Rico Boa Conservation Measures 2023
Puerto Rican Harlequin Butterfly ( <i>Atlantea tulita</i> )	No Effect (NE)	No conservation measures.

<b>Critical Habitats</b>
There are no critical habitats within the project area.

If a Puerto Rican Boa is found in the project activity site, work shall cease until the Boa moves off on its own. If the Boa does not move off, the Construction Manager shall contact the Puerto Rico Department of Natural and Environmental Resources and ask for them to relocate the Boa.

For any questions or concerns, we can be reached by phone 787-783-0290 or email (patricia.carmenatty@byaea.com).

Patricia Carmenatty Santiago

B.S. Biologist, Behar Ybarra & Associates

**References:**

**Puerto Rican boa (*Chilabothrus inornatus*)**

<https://ecos.fws.gov/ecp/species/6628>

USFWS Puerto Rican boa Conservation Measures

**Puerto Rican Harlequin Butterfly (*Atlantea tulita*)**

Species Profile: <https://ecos.fws.gov/ecp/species/9005>

## **Exhibit A: Figures**

Application ID: PR-RGRW-03861 (Lajas Site)

Finca Labranza LLC

Bo. Lajas Arriba

Carr. 117 KM 3.6,

Lajas, PR 00667

Catastro: 358-000-008-21-000

Lat: 18.035592, Lon: -67.029275

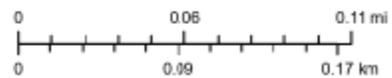
## Location: Aerial Map

Puerto Rico Department of Housing ReGrow



### Legend

- PR-RGRW-03861 (Lajas Site)
- ▭ PR-RGRW-03861 Parcel (Lajas Site)
- ▭ CRIM Parcels



Service Layer Credits: World Imagery: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community  
Google Satellite: © OpenStreetMap (and) contributors, CC-BY-SA  
Work Street Map: Esri, HERE, Garmin, MGA, USGS and Google Earth



### Source

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimprnet/cdjrpc/>

Figure 1: PR-RGRW-03861 Lajas Location Map

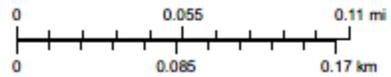
# Location: Aerial Map

Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Peñuelas Site)
- ▭ PR-RGRW-03861 Parcel (Peñuelas Site)
- ▭ CRIM Parcels



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Swis (Thailand), MapboxIndia, © OpenStreetMap contributors, and the GIS User Community  
Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community and Google Earth



**Source**

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

Figure 2: PR-RGRW-03861 Peñuelas Location Map

Application ID: PR-RGRW-03861 (Lajas Site)

Finca Labranza LLC

Bo. Lajas Arriba

Car. 117 KM 3.6,

Lajas, PR 00667

Catastro: 358-000-008-21-000

Lat: 18.035592, Lon: -67.029275

# Location: USGS Topographic Map

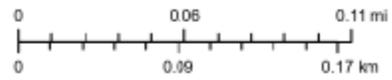
Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 (Lajas Site)
- ▭ PR-RGRW-03861 Parcel (Lajas Site)

Contour Interval 20 Feet



Service Layer Credits: World Street Map: Esri, HERE, Garmin, NGA, USGS



**Source**

United States Geological Survey (USGS)  
National Geologic Map Database  
[https://ngmdb.usgs.gov/ngmdb/ngmdb\\_home.html](https://ngmdb.usgs.gov/ngmdb/ngmdb_home.html)

Figure 3: PR-RGRW-03861 Lajas Topographic Map

Application ID: PR-RGRW-03861 (Peñuelas Site)

Finca Labranza LLC

Bo. Jaguas

Carr 386 KM 1.7

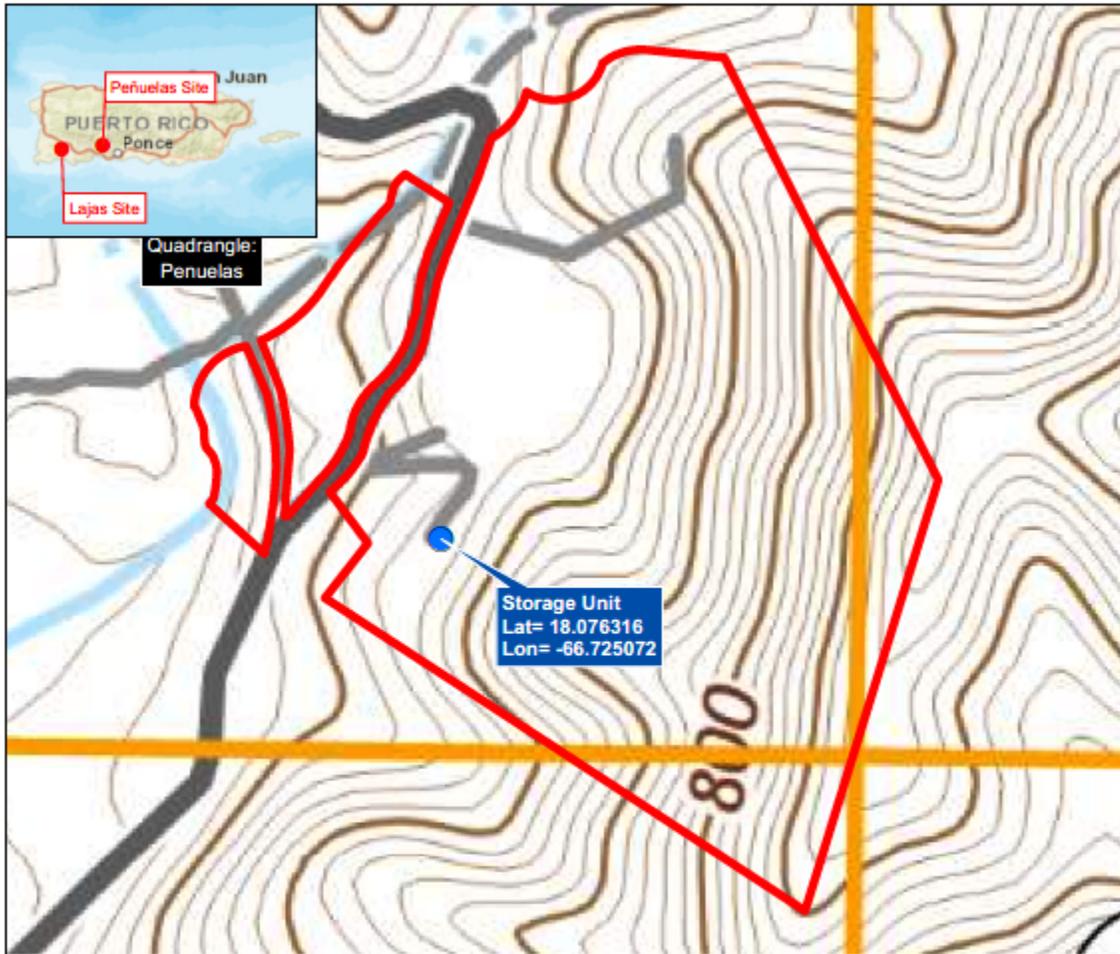
Peñuelas, PR 00624

Catastro: 339-054-210-02

Lat: 18.076316, Lon: -66.725072

# Location: USGS Topographic Map

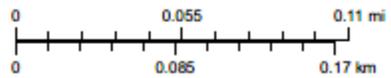
## Puerto Rico Department of Housing ReGrow



### Legend

- PR-RGRW-03861 (Peñuelas Site)
- ▭ PR-RGRW-03861 Parcel (Peñuelas Site)

Contour Interval 20 Feet



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community



### Source

United States Geological Survey (USGS)  
National Geologic Map Database  
[https://ngmdb.usgs.gov/ngmdb/ngmdb\\_home.html](https://ngmdb.usgs.gov/ngmdb/ngmdb_home.html)

Figure 4: PR-RGRW-03861 Peñuelas Topographic Map

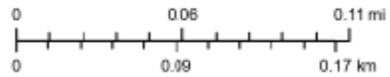
# Area of Potential Effect

Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 Applicant Structure
- Area of Potential Effect
- PR-RGRW-03861 Parcel (Lajas Site)
- CRIM Parcels



Service Layer Credits: World Imagery: Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community  
Google Satellite: © OpenStreetMap (and) contributors, CC-BY-SA  
World Street Map: Esri, HERE, Garmin, MGA, USGS and Google Earth

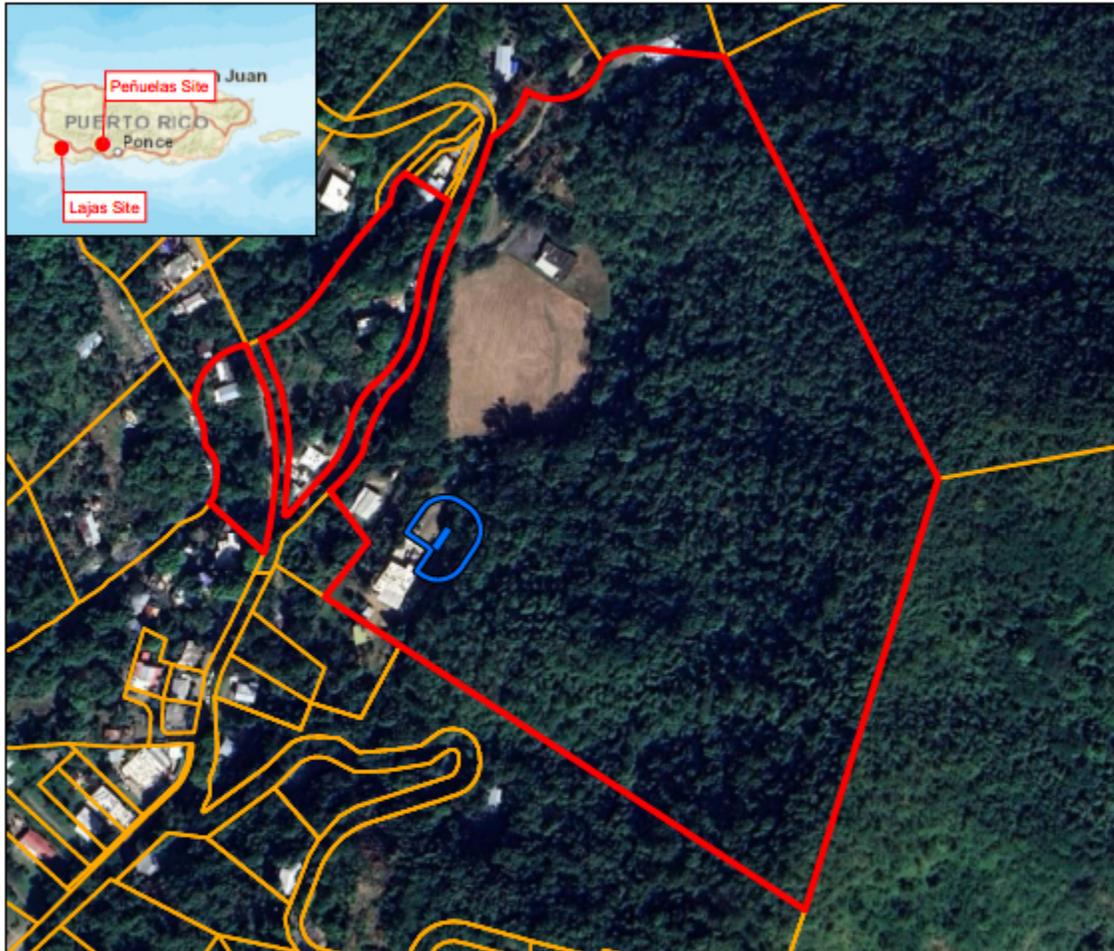


**Source**

Centro de Recaudación de Ingresos Municipales (CRIN)  
<https://catastro.crimprne/cdprpc/>

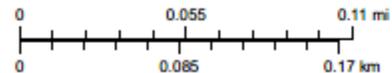
Figure 5: PR-RGRW-03861 Lajas Area of Potential Effect Map

**Area of Potential Effect**  
Puerto Rico Department of Housing ReGrow



**Legend**

- PR-RGRW-03861 Applicant Structure
- Area of Potential Effect
- PR-RGRW-03861 Parcel (Peñuelas Site)
- CRIM Parcels



Service Layer Credits: Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand), MapmyIndia, © OpenStreetMap contributors, and the GIS User Community  
Sources: Esri, Mapbox, Earthstar Geographics, and the GIS User Community and Google Earth



**Source**

Centro de Recaudación de Ingresos Municipales (CRIM)  
<https://catastro.crimpr.net/cdprpc/>

Figure 6: PR-RGRW-03861 Peñuelas Area of Potential Effect Map

PR-RGRW-03861 Farmland

Downloaded from Google Earth on 12/18/2023 at 12:11:08 PM. © 2021 CNES/Airbus | Google Earth | USGS National Map 3D Elevation Program (3DEP), October 5, 2023. | US Forest Service Enterprise

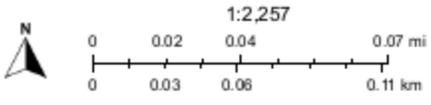


**Application ID: PR-RGRW-03861 (Lajas site)**  
 Finca Labranza LLC  
 Bo. Lajas Arriba  
 Carr. 117 KM 3.6,  
 Lajas, PR 00667  
 Catastro: 358-000-008-21-000  
 Lat: 18.035592, Lon: -67.029275



12/18/2023, 12:11:08 PM

- Farmland Protection**
- Farmland of statewide importance
  - Not prime farmland
  - Prime farmland if irrigated
  - Prime farmland if irrigated and reclaimed of excess salts and sodium
  - PR-RGRW-03861

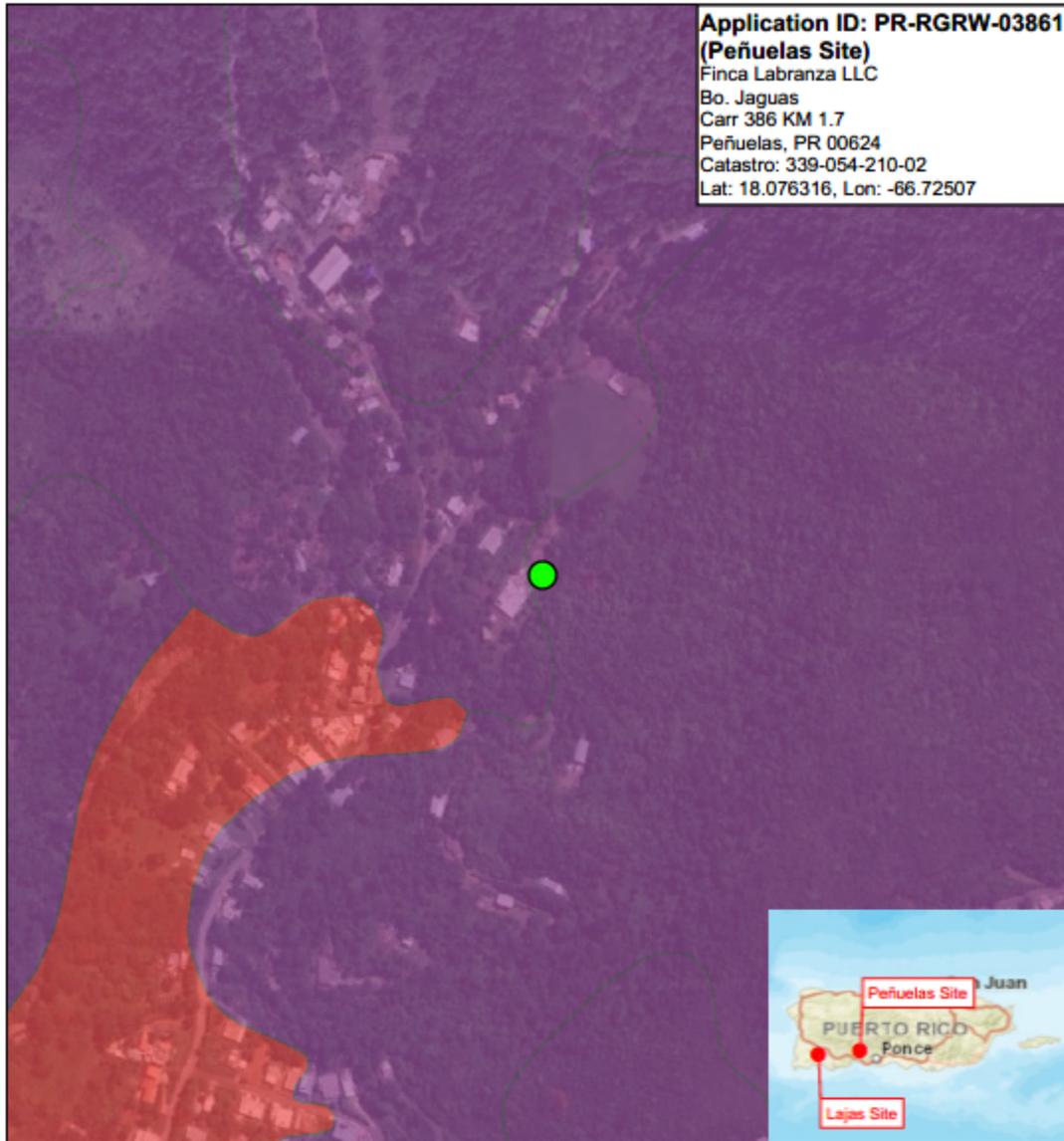


**Source**  
 Natural Resources Conservation Service (NRCS)  
 Gridded Soil Survey Geographic Database (gSSURGO)  
<https://data.nal.usda.gov/dataset/soil-survey-geographic-database-ssurgo>

BYA  
 Google Earth Image 2021 © Nasa Technologies, © Image 2021 CNES/Airbus | Google Earth | USGS National Map 3D Elevation Program (3DEP), October 5, 2023. | US Forest Service Enterprise

Figure 7: PR-RGRW-03861 Lajas Farmland Protection Map

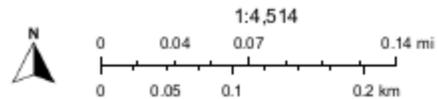
PR-RGRW-03861 Farmland



9/1/2023, 10:20:32 AM

**Farmland Protection**

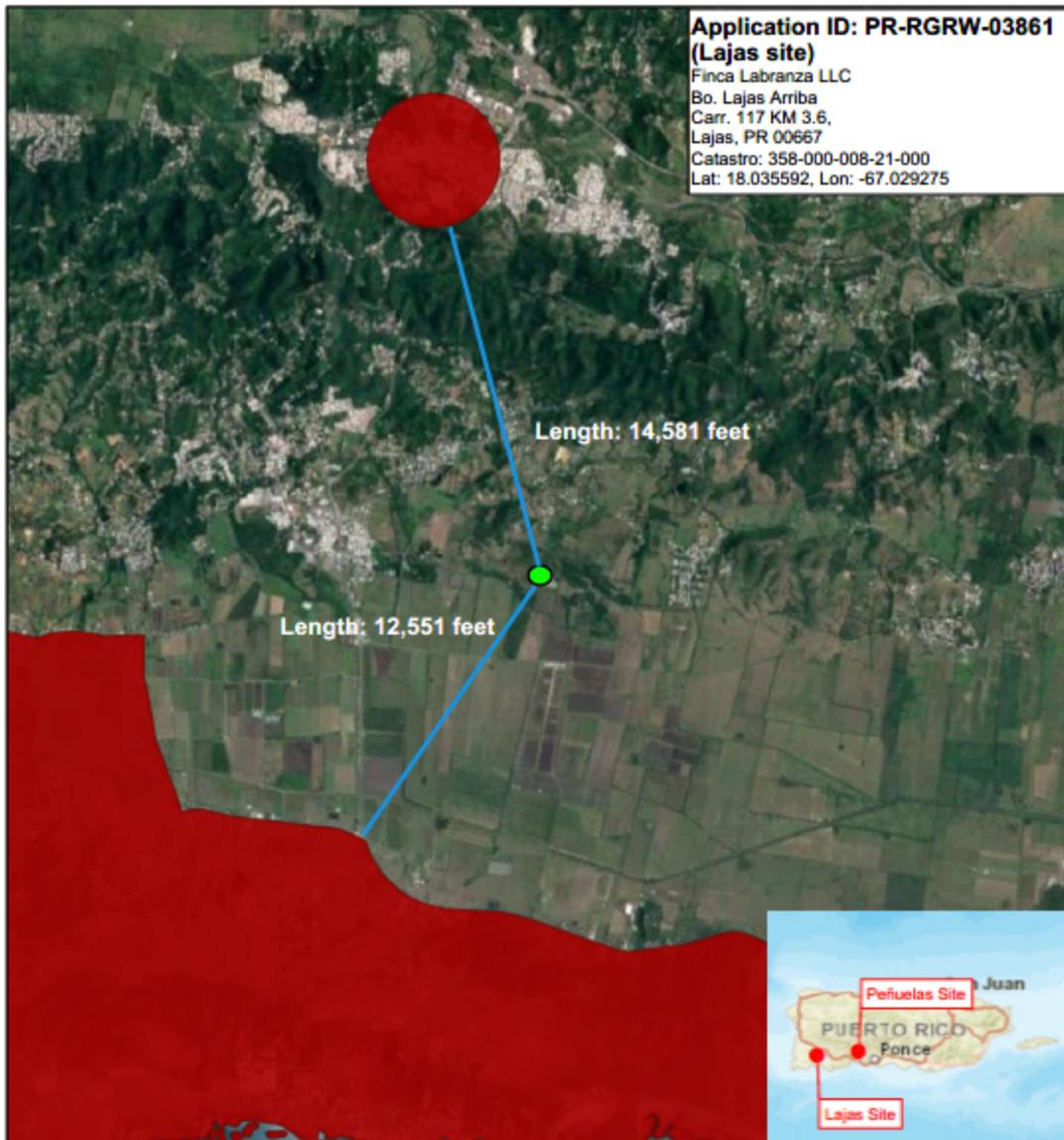
- All areas are prime farmland
- Not prime farmland
- PR-RGRW-03861



**Source**  
 Natural Resources Conservation Service (NRCS)  
 Gridded Soil Survey Geographic Database (gSSURGO)  
<https://data.nal.usda.gov/dataset/soil-survey-geographic-database-ssurgo>

Figure 8: PR-RGRW-03861 Peñuelas Farmland Protection Map

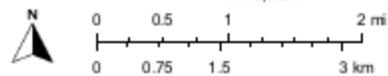
PR-RGRW-03861 Endangered Species



9/1/2023, 10:19:38 AM

Critical Habitat for Threatened & Endangered Species

- Final
- USFWS Critical Habitat - Final
- PR-RGRW-03861



**Source**  
 National Oceanic and Atmospheric Administration (NOAA) <sup>3</sup>  
 Office of Response and Restoration  
<https://response.restoration.noaa.gov/>

Figure 9: PR-RGRW-03861 Lajas Critical Habitats Map

PR-RGRW-03861 Endangered Species

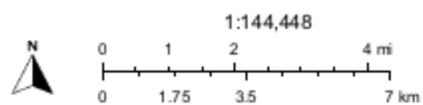


**Application ID: PR-RGRW-03861**  
**(Peñuelas Site)**  
 Finca Labranza LLC  
 Bo. Jaguas  
 Carr 386 KM 1.7  
 Peñuelas, PR 00624  
 Catastro: 339-054-210-02  
 Lat: 18.076316, Lon: -66.72507

9/1/2023, 10:18:09 AM

Critical Habitat for Threatened & Endangered Species

- Final
- USFWS Critical Habitat - Final
- PR-RGRW-03861



**Source**  
 National Oceanic and Atmospheric Administration (NOAA)  
 Office of Response and Restoration  
<https://response.restoration.noaa.gov/>

Earthstar Geographics | Google Earth Image 2021 © Maxar Technologies | © Image 2021 CNES/Airbus | Google Earth | SGS National Map 3D Elevation Program (3DEP), July 18, 2023. | FEMA | US

Figure 10: PR-RGRW-03861 Peñuelas Critical Habitats Map

**Exhibit B: Information for Planning and Consultation (IPaC)**



## United States Department of the Interior



FISH AND WILDLIFE SERVICE  
Caribbean Ecological Services Field Office  
Post Office Box 491  
Boqueron, PR 00622-0491  
Phone: (787) 834-1600 Fax: (787) 851-7440  
Email Address: [CARIBBEAN\\_ES@FWS.GOV](mailto:CARIBBEAN_ES@FWS.GOV)

In Reply Refer To:  
Project Code: 2024-0027661  
Project Name: PR-RGRW-03861 (Lajas site)

December 18, 2023

Subject: List of threatened and endangered species that may occur in your proposed project location or may be affected by your proposed project

To Whom It May Concern:

**\*THE FOLLOWING SPECIES LIST IS NOT A SECTION 7 CONSULTATION. PLEASE CONTACT OUR OFFICE TO COMPLETE THE CONSULTATION PROCESS\***

The purpose of the Endangered Species Act (Act) is to provide a means whereby threatened, and endangered species and the ecosystems upon which they depend may be conserved. Under sections 7(a)(1) and 7(a)(2) of the Act and its implementing regulations (50 CFR 402 et seq.), Federal agencies are required to utilize their authorities to carry out programs for the conservation of threatened and endangered species and to determine whether projects may affect those species and/or their designated critical habitat.

Federal agencies are required to "request of the Secretary of Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action". The enclosed species list provides information to assist with the U.S. Fish and Wildlife Service (Service) consultation process under section 7 of the Act. However, **the enclosed species list does not complete the required consultation process**. The species list identifies threatened, endangered, proposed and candidate species, as well as proposed and designated critical habitats, that may occur within the boundary of your proposed project and/or may be affected by your proposed project. A discussion between the Federal agency and the Service should include what types of listed species may occur in the proposed action area and what effect the proposed action may have on those species. This process initiates informal consultation.

Once a species list is obtained for the proposed project, an effect determination for endangered and threatened species should be made. The applicant could make an effect determination by using available keys on IPaC for specific species. For species with no determination keys, the applicant should request concurrence from the Service by sending a project package

to [caribbean\\_es@fws.gov](mailto:caribbean_es@fws.gov). To obtain guidance for completing this process and the minimum requirements for project packages, please visit:

<https://www.fws.gov/sites/default/files/documents/consultation-under-section-7-of-the-endangered-species-act-with-the-caribbean-ecological%20Services-field-office-template-letter.pdf>

When a federal agency, after discussions with the Service, determines that the proposed action is not likely to adversely affect any listed species, or adversely modify any designated critical habitat, and the Service concurs, the informal consultation is complete, and the proposed project moves ahead. If the proposed action is suspected to affect a listed species or modify designated critical habitat, the Federal agency may then prepare a Biological Assessment (B.A.) to assist in its determination of the project's effects on species and their habitat. However, a B.A. is required for construction projects (or other undertakings having similar physical impacts) that are major Federal actions significantly affecting the quality of the human environment as defined in the National Environmental Policy Act (42 U.S.C. 4332(2) (c)). For projects other than major construction activities, the Service suggests that a biological evaluation similar to a B.A. where the agency provides the Service with an evaluation on the likely effects of the action to determine whether the project may affect listed or proposed species and/or designated or proposed critical habitat. Recommended contents of a B.A. are described at 50 CFR 402.12.

If a federal agency determines, based on its B.A. or biological evaluation, that listed species and/or designated critical habitat may be affected by the proposed project, the agency is required to further consult with the Service pursuant to 50 CFR 402. In addition, the Service recommends that candidate species, proposed species, and proposed critical habitat be addressed within the consultation process. More information on the regulations and procedures for section 7 consultation, including the role of permit or license applicants, can be found in the "Endangered Species Consultation Handbook" at:

<https://www.fws.gov/sites/default/files/documents/endangered-species-consultation-handbook.pdf>

New information based on updated surveys, changes in the abundance and distribution of species, changed habitat conditions, or other factors could change this list. Please feel free to contact us if you need more current information or assistance regarding the potential impacts to federally proposed, listed, and candidate species.

This list is provided pursuant to Section 7 of the Endangered Species Act and fulfills the requirement for Federal agencies to "request of the Secretary of the Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action". Please use this list to determine whether your project requires consultation and to make your effects determination. For more guidance, use the Guideline for Consultation under Section 7 of the Endangered Species Act with the Caribbean Ecological Services Field Office by clicking [here](#).

This species list is provided by:

---

Caribbean Ecological Services Field Office

[caribbean\\_es@fws.gov](mailto:caribbean_es@fws.gov)

Post Office Box 491

Boqueron, PR 00622-0491

(786) 244-0081

Attachment(s):

- Official Species List
- USFWS National Wildlife Refuges and Fish Hatcheries
- Bald & Golden Eagles
- Migratory Birds
- Wetlands

## OFFICIAL SPECIES LIST

This list is provided pursuant to Section 7 of the Endangered Species Act, and fulfills the requirement for Federal agencies to "request of the Secretary of the Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action".

This species list is provided by:

**Caribbean Ecological Services Field Office**

Post Office Box 491

Boqueron, PR 00622-0491

(787) 834-1600

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## PROJECT SUMMARY

Project Code: 2024-0027661

Project Name: PR-RGRW-03861 (Lajas site)

Project Type: New Constr - Above Ground

Project Description: The proposed project for Finca Labranza LLC consist of two separate activities on two different parcels: a new cattle corral will be constructed at 18.035592, -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including, bed shaper, a tractor, rotary cutter, disc harrow and heifers. The construction of a storage unit (18.076316, -66.725072; Parcel: 339-054-210-02) is required to store the new tools and equipment as well as for temporary storage of construction materials related to the corral. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

The materials for the proposed storage unit on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'x-15' and be constructed by the applicant at the applicant's expense. The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, PR within the municipality of Peñuelas.

Project Location:

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.0356408,-67.02924094952462,14z>

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Counties: Lajas County, Puerto Rico

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## ENDANGERED SPECIES ACT SPECIES

There is a total of 1 threatened, endangered, or candidate species on this species list.

Species on this list should be considered in an effects analysis for your project and could include species that exist in another geographic area. For example, certain fish may appear on the species list because a project could affect downstream species.

IPaC does not display listed species or critical habitats under the sole jurisdiction of NOAA Fisheries<sup>1</sup>, as USFWS does not have the authority to speak on behalf of NOAA and the Department of Commerce.

See the "Critical habitats" section below for those critical habitats that lie wholly or partially within your project area under this office's jurisdiction. Please contact the designated FWS office if you have questions.

- 
1. [NOAA Fisheries](#), also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

## REPTILES

NAME	STATUS
Puerto Rican Boa <i>Chilabothrus inornatus</i> No critical habitat has been designated for this species. Species profile: <a href="https://ecos.fws.gov/ecp/species/6628">https://ecos.fws.gov/ecp/species/6628</a> General project design guidelines: <a href="https://ipac.ecosphere.fws.gov/project/3DSLCT7AV5CFTCRYHXPDDMSJ74/documents/generated/7140.pdf">https://ipac.ecosphere.fws.gov/project/3DSLCT7AV5CFTCRYHXPDDMSJ74/documents/generated/7140.pdf</a>	Endangered

## CRITICAL HABITATS

THERE ARE NO CRITICAL HABITATS WITHIN YOUR PROJECT AREA UNDER THIS OFFICE'S JURISDICTION.

YOU ARE STILL REQUIRED TO DETERMINE IF YOUR PROJECT(S) MAY HAVE EFFECTS ON ALL ABOVE LISTED SPECIES.

## USFWS NATIONAL WILDLIFE REFUGE LANDS AND FISH HATCHERIES

Any activity proposed on lands managed by the [National Wildlife Refuge](#) system must undergo a 'Compatibility Determination' conducted by the Refuge. Please contact the individual Refuges to discuss any questions or concerns.

THERE ARE NO REFUGE LANDS OR FISH HATCHERIES WITHIN YOUR PROJECT AREA.

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## BALD & GOLDEN EAGLES

Bald and golden eagles are protected under the Bald and Golden Eagle Protection Act<sup>1</sup> and the Migratory Bird Treaty Act<sup>2</sup>.

Any person or organization who plans or conducts activities that may result in impacts to bald or golden eagles, or their habitats<sup>3</sup>, should follow appropriate regulations and consider implementing appropriate conservation measures, as described in the links below. Specifically, please review the "[Supplemental Information on Migratory Birds and Eagles](#)".

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1. The [Bald and Golden Eagle Protection Act](#) of 1940.
2. The [Migratory Birds Treaty Act](#) of 1918.
3. 50 C.F.R. Sec. 10.12 and 16 U.S.C. Sec. 668(a)

THERE ARE NO BALD AND GOLDEN EAGLES WITHIN THE VICINITY OF YOUR PROJECT AREA.

## MIGRATORY BIRDS

Certain birds are protected under the Migratory Bird Treaty Act<sup>1</sup> and the Bald and Golden Eagle Protection Act<sup>2</sup>.

Any person or organization who plans or conducts activities that may result in impacts to migratory birds, eagles, and their habitats<sup>3</sup> should follow appropriate regulations and consider implementing appropriate conservation measures, as described in the links below. Specifically, please review the "[Supplemental Information on Migratory Birds and Eagles](#)".

---

1. The [Migratory Birds Treaty Act](#) of 1918.
2. The [Bald and Golden Eagle Protection Act](#) of 1940.
3. 50 C.F.R. Sec. 10.12 and 16 U.S.C. Sec. 668(a)

THERE ARE NO FWS MIGRATORY BIRDS OF CONCERN WITHIN THE VICINITY OF YOUR PROJECT AREA.

## WETLANDS

Impacts to [NWI wetlands](#) and other aquatic habitats may be subject to regulation under Section 404 of the Clean Water Act, or other State/Federal statutes.

For more information please contact the Regulatory Program of the local [U.S. Army Corps of Engineers District](#).

Please note that the NWI data being shown may be out of date. We are currently working to update our NWI data set. We recommend you verify these results with a site visit to determine the actual extent of wetlands on site.

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- RIVERINE
- R4SBC
-



## United States Department of the Interior



FISH AND WILDLIFE SERVICE  
Caribbean Ecological Services Field Office  
Post Office Box 491  
Boqueron, PR 00622-0491  
Phone: (787) 834-1600 Fax: (787) 851-7440  
Email Address: [CARIBBEAN\\_ES@FWS.GOV](mailto:CARIBBEAN_ES@FWS.GOV)

In Reply Refer To:  
Project Code: 2023-0124905  
Project Name: PR-RGRW-03861 (Peñuelas site)

December 18, 2023

Subject: List of threatened and endangered species that may occur in your proposed project location or may be affected by your proposed project

To Whom It May Concern:

**\*THE FOLLOWING SPECIES LIST IS NOT A SECTION 7 CONSULTATION. PLEASE CONTACT OUR OFFICE TO COMPLETE THE CONSULTATION PROCESS\***

The purpose of the Endangered Species Act (Act) is to provide a means whereby threatened, and endangered species and the ecosystems upon which they depend may be conserved. Under sections 7(a)(1) and 7(a)(2) of the Act and its implementing regulations (50 CFR 402 et seq.), Federal agencies are required to utilize their authorities to carry out programs for the conservation of threatened and endangered species and to determine whether projects may affect those species and/or their designated critical habitat.

Federal agencies are required to "request of the Secretary of Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action". The enclosed species list provides information to assist with the U.S. Fish and Wildlife Service (Service) consultation process under section 7 of the Act. However, **the enclosed species list does not complete the required consultation process**. The species list identifies threatened, endangered, proposed and candidate species, as well as proposed and designated critical habitats, that may occur within the boundary of your proposed project and/or may be affected by your proposed project. A discussion between the Federal agency and the Service should include what types of listed species may occur in the proposed action area and what effect the proposed action may have on those species. This process initiates informal consultation.

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to [caribbean\\_es@fws.gov](mailto:caribbean_es@fws.gov). To obtain guidance for completing this process and the minimum requirements for project packages, please visit:

<https://www.fws.gov/sites/default/files/documents/consultation-under-section-7-of-the-endangered-species-act-with-the-caribbean-ecological%20Services-field-office-template-letter.pdf>

When a federal agency, after discussions with the Service, determines that the proposed action is not likely to adversely affect any listed species, or adversely modify any designated critical habitat, and the Service concurs, the informal consultation is complete, and the proposed project moves ahead. If the proposed action is suspected to affect a listed species or modify designated critical habitat, the Federal agency may then prepare a Biological Assessment (B.A.) to assist in its determination of the project's effects on species and their habitat. However, a B.A. is required for construction projects (or other undertakings having similar physical impacts) that are major Federal actions significantly affecting the quality of the human environment as defined in the National Environmental Policy Act (42 U.S.C. 4332(2) (c)). For projects other than major construction activities, the Service suggests that a biological evaluation similar to a B.A. where the agency provides the Service with an evaluation on the likely effects of the action to determine whether the project may affect listed or proposed species and/or designated or proposed critical habitat. Recommended contents of a B.A. are described at 50 CFR 402.12.

If a federal agency determines, based on its B.A. or biological evaluation, that listed species and/or designated critical habitat may be affected by the proposed project, the agency is required to further consult with the Service pursuant to 50 CFR 402. In addition, the Service recommends that candidate species, proposed species, and proposed critical habitat be addressed within the consultation process. More information on the regulations and procedures for section 7 consultation, including the role of permit or license applicants, can be found in the "Endangered Species Consultation Handbook" at:

<https://www.fws.gov/sites/default/files/documents/endangered-species-consultation-handbook.pdf>

New information based on updated surveys, changes in the abundance and distribution of species, changed habitat conditions, or other factors could change this list. Please feel free to contact us if you need more current information or assistance regarding the potential impacts to federally proposed, listed, and candidate species.

This list is provided pursuant to Section 7 of the Endangered Species Act and fulfills the requirement for Federal agencies to "request of the Secretary of the Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action". Please use this list to determine whether your project requires consultation and to make your effects determination. For more guidance, use the Guideline for Consultation under Section 7 of the Endangered Species Act with the Caribbean Ecological Services Field Office by clicking [here](#).

This species list is provided by:

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Caribbean Ecological Services Field Office

[caribbean\\_es@fws.gov](mailto:caribbean_es@fws.gov)

Post Office Box 491

Boqueron, PR 00622-0491

(786) 244-0081

Attachment(s):

- Official Species List
- USFWS National Wildlife Refuges and Fish Hatcheries
- Bald & Golden Eagles
- Migratory Birds
- Wetlands

## OFFICIAL SPECIES LIST

This list is provided pursuant to Section 7 of the Endangered Species Act, and fulfills the requirement for Federal agencies to "request of the Secretary of the Interior information whether any species which is listed or proposed to be listed may be present in the area of a proposed action".

This species list is provided by:

**Caribbean Ecological Services Field Office**

Post Office Box 491

Boqueron, PR 00622-0491

(787) 834-1600

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## PROJECT SUMMARY

Project Code: 2023-0124905

Project Name: PR-RGRW-03861 (Peñuelas site)

Project Type: New Constr - Above Ground

Project Description: The proposed project for Finca Labranza LLC consist of two separate activities on two different parcels: a new cattle corral will be constructed at 18.035592, -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including a tractor, rotary cutter, and disc harrow. The construction of a storage unit (18.076316, -66.725072; Parcel: 339-054-210-02) is required to house the new tools and equipment as well as for temporary storage of construction materials related to the corral. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

The materials for the proposed storage structure on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'x-15' and be constructed by the applicant at the applicant's expense. The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, PR within the municipality of Peñuelas.

Project Location:

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.076418500000003,-66.72346653824593,14z>



Counties: Peñuelas County, Puerto Rico

## ENDANGERED SPECIES ACT SPECIES

There is a total of 2 threatened, endangered, or candidate species on this species list.

Species on this list should be considered in an effects analysis for your project and could include species that exist in another geographic area. For example, certain fish may appear on the species list because a project could affect downstream species.

IPaC does not display listed species or critical habitats under the sole jurisdiction of NOAA Fisheries<sup>1</sup>, as USFWS does not have the authority to speak on behalf of NOAA and the Department of Commerce.

See the "Critical habitats" section below for those critical habitats that lie wholly or partially within your project area under this office's jurisdiction. Please contact the designated FWS office if you have questions.

- 
1. [NOAA Fisheries](#), also known as the National Marine Fisheries Service (NMFS), is an office of the National Oceanic and Atmospheric Administration within the Department of Commerce.

## REPTILES

NAME	STATUS
Puerto Rican Boa <i>Chilabothrus inornatus</i> No critical habitat has been designated for this species. Species profile: <a href="https://ecos.fws.gov/ecp/species/6628">https://ecos.fws.gov/ecp/species/6628</a> General project design guidelines: <a href="https://ipac.ecosphere.fws.gov/project/S3VDFB23KVADTO7SY7NL3MM6SQ/documents/generated/7140.pdf">https://ipac.ecosphere.fws.gov/project/S3VDFB23KVADTO7SY7NL3MM6SQ/documents/generated/7140.pdf</a>	Endangered

## INSECTS

NAME	STATUS
Puerto Rican Harlequin Butterfly <i>Atlantea tulita</i> There is <b>final</b> critical habitat for this species. Your location does not overlap the critical habitat. Species profile: <a href="https://ecos.fws.gov/ecp/species/9005">https://ecos.fws.gov/ecp/species/9005</a>	Threatened

## CRITICAL HABITATS

THERE ARE NO CRITICAL HABITATS WITHIN YOUR PROJECT AREA UNDER THIS OFFICE'S JURISDICTION.

YOU ARE STILL REQUIRED TO DETERMINE IF YOUR PROJECT(S) MAY HAVE EFFECTS ON ALL ABOVE LISTED SPECIES.

---

## USFWS NATIONAL WILDLIFE REFUGE LANDS AND FISH HATCHERIES

Any activity proposed on lands managed by the [National Wildlife Refuge](#) system must undergo a 'Compatibility Determination' conducted by the Refuge. Please contact the individual Refuges to discuss any questions or concerns.

THERE ARE NO REFUGE LANDS OR FISH HATCHERIES WITHIN YOUR PROJECT AREA.

## BALD & GOLDEN EAGLES

Bald and golden eagles are protected under the Bald and Golden Eagle Protection Act<sup>1</sup> and the Migratory Bird Treaty Act<sup>2</sup>.

Any person or organization who plans or conducts activities that may result in impacts to bald or golden eagles, or their habitats<sup>3</sup>, should follow appropriate regulations and consider implementing appropriate conservation measures, as described in the links below. Specifically, please review the "[Supplemental Information on Migratory Birds and Eagles](#)".

- 
1. The [Bald and Golden Eagle Protection Act](#) of 1940.
  2. The [Migratory Birds Treaty Act](#) of 1918.
  3. 50 C.F.R. Sec. 10.12 and 16 U.S.C. Sec. 668(a)

THERE ARE NO BALD AND GOLDEN EAGLES WITHIN THE VICINITY OF YOUR PROJECT AREA.

## MIGRATORY BIRDS

Certain birds are protected under the Migratory Bird Treaty Act<sup>1</sup> and the Bald and Golden Eagle Protection Act<sup>2</sup>.

Any person or organization who plans or conducts activities that may result in impacts to migratory birds, eagles, and their habitats<sup>3</sup> should follow appropriate regulations and consider implementing appropriate conservation measures, as described in the links below. Specifically, please review the "[Supplemental Information on Migratory Birds and Eagles](#)".

- 
1. The [Migratory Birds Treaty Act](#) of 1918.
  2. The [Bald and Golden Eagle Protection Act](#) of 1940.
  3. 50 C.F.R. Sec. 10.12 and 16 U.S.C. Sec. 668(a)

THERE ARE NO FWS MIGRATORY BIRDS OF CONCERN WITHIN THE VICINITY OF YOUR PROJECT AREA.

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## WETLANDS

Impacts to [NWI wetlands](#) and other aquatic habitats may be subject to regulation under Section 404 of the Clean Water Act, or other State/Federal statutes.

For more information please contact the Regulatory Program of the local [U.S. Army Corps of Engineers District](#).

Please note that the NWI data being shown may be out of date. We are currently working to update our NWI data set. We recommend you verify these results with a site visit to determine the actual extent of wetlands on site.

THERE ARE NO WETLANDS WITHIN YOUR PROJECT AREA.

---



## United States Department of the Interior



FISH AND WILDLIFE SERVICE  
Caribbean Ecological Services Field Office  
Post Office Box 491  
Boqueron, PR 00622-0491  
Phone: (787) 834-1600 Fax: (787) 851-7440  
Email Address: [CARIBBEAN\\_ES@FWS.GOV](mailto:CARIBBEAN_ES@FWS.GOV)

In Reply Refer To:  
Project code: 2024-0027661  
Project Name: PR-RGRW-03861 (Lajas site)

December 18, 2023

Subject: Consistency letter for the project named 'PR-RGRW-03861 (Lajas site)' for specified threatened and endangered species, that may occur in your proposed project location, pursuant to the IPaC determination key titled Caribbean Determination Key (DKey).

Dear Applicant:

Thank you for using the assisted evaluation keys in IPaC. This letter is provided pursuant to the Service's authority under the Endangered Species Act of 1973, as amended (ESA) (87 Stat. 884; 16 U.S.C. 1531et seq.). On December 18, 2023, Patricia Carmenatty used the Caribbean DKey; dated October 12, 2023, in the U.S. Fish and Wildlife Service's online [IPaC application](#) to evaluate potential impacts to federally listed species, from a project named 'PR-RGRW-03861 (Lajas site)'. The project is located in Lajas County, Puerto Rico (shown below).

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.0356408,-67.02924094952462,14z>



The following description was provided for the project 'PR-RGRW-03861 (Lajas site)':

The proposed project for Finca Labranza LLC consist of two separate activities on two different parcels: a new cattle corral will be constructed at 18.035592, -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including, bed shaper, a tractor, rotary cutter, disc harrow and heifers. The construction of a storage unit (18.076316, -66.725072; Parcel: 339-054-210-02) is required to store the new tools and equipment as well as for temporary storage of construction materials related to the corral. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

The materials for the proposed storage unit on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'x-15' and be constructed by the applicant at the applicant's expense. The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, PR within the municipality of Peñuelas.

Based on your answers and the assistance of the Service's Caribbean DKey, you determined the proposed Action will have "No Effect" on the following species:

<b>Species</b>	<b>Listing Status</b>	<b>Determination</b>
Puerto Rican Boa ( <i>Chilabothrus inornatus</i> )	Endangered	No effect

Thank you for informing the Service of your "No Effect" determination(s) for this project. No further consultation/coordination for this project is required for these species. However, be aware that reinitiation of consultation may be necessary if later modifications are made to the project so that it no longer meets the criteria or outcome described above, or if new information reveals effects of the action that could affect listed species or critical habitat in a manner or to an extent not previously considered, or if a new species is listed.

This letter serves as documentation of your consideration of the federally listed species as required under section 7 of the ESA. However, effects to the other federally listed species or critical habitat as listed below from the "IPaC print-out for the project" (see below) should be considered as part of your ESA review for the project.

The Service will notify you within 30 calendar days if we determine that this proposed Action does not meet the criteria for a "No Effect" (NE) determination for Federally listed species in the Caribbean. If we do not notify you within that timeframe, you may proceed with the Action under the terms of the NE concurrence provided here. This verification period allows the Caribbean Ecological Services Field Office to apply local knowledge to evaluate the Action, as

we may identify a small subset of actions having unanticipated impacts. In such instances, the Caribbean Ecological Services Field Office may request additional information to verify the effects determination reached through the DKey.

**Note:** Projects located within the range of the Puerto Rican boa or the Virgin Islands tree boa might encounter these species during project activities. **This letter does not provide take to handle or move these species.** If relocation of the species is needed, please contact either the Puerto Rico Department of Natural Resources (DNER) at 787-724-5700, 787-230-5550, or 787-771-1124 for projects in Puerto Rico, or the Virgin Islands Department of Planning and Natural Resources, Division of Fish and Wildlife (DFW) at 340-775-6762 for projects in the Virgin Islands. Otherwise, contact the Caribbean Ecological Services Field Office (caribbean\_es@fws.gov) to determine whether the consultation needs to be reinitiated.

If the proposed project is located within species range where a DKey has not been developed for those species, please follow the established guidance for initiating section 7 consultation Caribbean Ecological Services Field Office.

We appreciate your interest in protecting endangered species and their habitats. It is the Service's mission to work with others to conserve, protect, and enhance fish, wildlife, and plants and their habitats for the continuing benefit of our people. If you have any questions or require additional information, please contact our office at Caribbean\_es@fws.gov.

**Action Description**

You provided to IPaC the following name and description for the subject Action.

**1. Name**

PR-RGRW-03861 (Lajas site)

**2. Description**

The following description was provided for the project 'PR-RGRW-03861 (Lajas site)':

The proposed project for Finca Labranza LLC consist of two separate activities on two different parcels: a new cattle corral will be constructed at 18.035592, -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including, bed shaper, a tractor, rotary cutter, disc harrow and heifers. The construction of a storage unit (18.076316, -66.725072; Parcel: 339-054-210-02) is required to store the new tools and equipment as well as for temporary storage of construction materials related to the corral. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45'-x-20' and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10' along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2' below the ground surface to ensure the corral is secure.

The materials for the proposed storage unit on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45'x-15' and be constructed by the applicant at the applicant's expense. The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, PR within the municipality of Peñuelas.

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.0356408,-67.02924094952462,14z>



## QUALIFICATION INTERVIEW

1. Is the proposed project an EPA Multi-Sector General Permit (MSGP) renewal for an existing project? ([MSGP Fact Sheet](#))

*No*

2. Is the proposed project within an urban developed area? (i.e., cities, downtowns, shopping malls etc.)

**Note:** Urban and developed areas has one or more of the following characteristics: Presence of existing buildings, residential areas, and commercial establishments. Well-established infrastructure including roads, utilities, and urban facilities. High population density. Established neighborhoods and urban amenities ("urbanizaciones"). Developed landscape with paved surfaces, parking lots, and industrial areas. Signs of human activity and urbanization, such as shopping centers and recreational facilities. Location within the boundaries of a city or town ("casco urbano"). High concentration of built-up structures and limited open spaces. Aerial imagery might be requested to the applicant. .

*No*

3. Does the proposed project consist of rehabilitation or demolition of existing single-family homes and buildings?

*No*

4. Does the proposed project consist of improvements to existing facilities?

**Note:** Examples of facilities are occupied single family homes, and buildings; existing recreational facilities, including the installation of roofs to existing basketball courts, etc.

*No*

5. Does the proposed project consist of repavement or repair of existing roads and installing transit signage or guardrails?

*No*

6. Does the proposed project consist of the construction of gutters and/or sidewalks along existing roads, and developments?

*No*

7. Does the proposed project consist of replacement or repair of existing bridges which include cutting vegetation or earth movement?

*No*

8. Does the proposed project consist of activities within existing Right of Ways (ROWs) along roads which include cutting vegetation or earth movement?

*No*

9. Is the proposed project located within a rural area covered by grassland (pasture lands "pastos")?

*Yes*

10. [Hidden Semantic] Does the proposed project intersect the Puerto Rican boa area of influence?

**Automatically answered**

*Yes*



## United States Department of the Interior



FISH AND WILDLIFE SERVICE  
Caribbean Ecological Services Field Office  
Post Office Box 491  
Boqueron, PR 00622-0491  
Phone: (787) 834-1600 Fax: (787) 851-7440  
Email Address: [CARIBBEAN\\_ES@FWS.GOV](mailto:CARIBBEAN_ES@FWS.GOV)

In Reply Refer To:  
Project code: 2023-0124905  
Project Name: PR-RGRW-03861 (Peñuelas site)

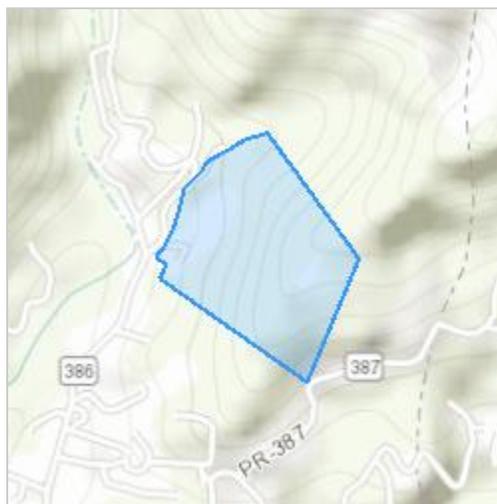
December 18, 2023

Subject: Consistency letter for the project named 'PR-RGRW-03861 (Peñuelas site)' for specified threatened and endangered species, that may occur in your proposed project location, pursuant to the IPaC determination key titled Caribbean Determination Key (DKey).

Dear Applicant:

Thank you for using the assisted evaluation keys in IPaC. This letter is provided pursuant to the Service's authority under the Endangered Species Act of 1973, as amended (ESA) (87 Stat. 884; 16 U.S.C. 1531et seq.). On December 18, 2023, Patricia Carmenatty used the Caribbean DKey; dated October 12, 2023, in the U.S. Fish and Wildlife Service's online [IPaC application](#) to evaluate potential impacts to federally listed species, from a project named 'PR-RGRW-03861 (Peñuelas site)'. The project is located in Peñuelas County, Puerto Rico (shown below).

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.076418500000003,-66.72346653824593,14z>



The following description was provided for the project 'PR-RGRW-03861 (Peñuelas site)':

The proposed project for Finca Labranza LLC consist of two separate activities on two different parcels: a new cattle corral will be constructed at 18.035592, -67.029275 (Parcel: 358-000-008-21-000) and new tools and equipment will be purchased, including a tractor, rotary cutter, and disc harrow. The construction of a storage unit (18.076316, -66.725072; Parcel: 339-054-210-02) is required to house the new tools and equipment as well as for temporary storage of construction materials related to the corral. The proposed cattle corral on Parcel 358-000-008-21-000 will measure 45’-x-20’ and will be anchored to the ground with metal posts. The posts will be placed at each corner and every 10’ along the length of the corral for a minimum of 12 posts. Each post will be driven approximately 2’ below the ground surface to ensure the corral is secure.

The materials for the proposed storage structure on Parcel 339-054-210-02 were previously purchased by the applicant and will be constructed for the permanent storage of the proposed new farm equipment and for temporary storage of materials associated with the cattle corral construction. The new unit will measure approximately 45’x-15’ and be constructed by the applicant at the applicant’s expense. The cattle corral project area (Parcel 358-000-008-21-000) is located at Bo. Lajas Arriba Carr. 117 Km 3.6, within the Municipality of Lajas, and the storage unit project area is located at Bo Jaguas, Carr 386 Km. Hm 1.7, PR within the municipality of Peñuelas.

Based on your answers and the assistance of the Service’s Caribbean DKey, you determined the proposed Action will have “No Effect” on the following species:

<b>Species</b>	<b>Listing Status</b>	<b>Determination</b>
Puerto Rican Boa ( <i>Chilabothrus inornatus</i> )	Endangered	No effect

Thank you for informing the Service of your “No Effect” determination(s) for this project. No further consultation/coordination for this project is required for these species. However, be aware that reinitiation of consultation may be necessary if later modifications are made to the project so that it no longer meets the criteria or outcome described above, or if new information reveals effects of the action that could affect listed species or critical habitat in a manner or to an extent not previously considered, or if a new species is listed.

This letter serves as documentation of your consideration of the federally listed species as required under section 7 of the ESA. However, effects to the other federally listed species or critical habitat as listed below from the “IPaC print-out for the project” (see below) should be considered as part of your ESA review for the project.

The Service will notify you within 30 calendar days if we determine that this proposed Action does not meet the criteria for a “No Effect” (NE) determination for Federally listed species in the Caribbean. If we do not notify you within that timeframe, you may proceed with the Action under the terms of the NE concurrence provided here. This verification period allows the Caribbean Ecological Services Field Office to apply local knowledge to evaluate the Action, as we may identify a small subset of actions having unanticipated impacts. In such instances, the

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In addition to the species listed above, the following species and/or critical habitats may also occur in your project area and **are not** covered by this conclusion. Effects to the other federally listed species or critical habitat as listed below should be considered as part of your ESA review for the project.

- Puerto Rican Harlequin Butterfly *Atlantea tulita* Threatened

If the proposed project is located within species range where a DKey has not been developed for those species, please follow the established guidance for initiating section 7 consultation Caribbean Ecological Services Field Office.

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PR-RGRW-03861 (Peñuelas site)

**2. Description**

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8. Does the proposed project consist of activities within existing Right of Ways (ROWs) along roads which include cutting vegetation or earth movement?

*No*

9. Is the proposed project located within a rural area covered by grassland (pasture lands "pastos")?

*Yes*

10. [Hidden Semantic] Does the proposed project intersect the Puerto Rican boa area of influence?

**Automatically answered**

*Yes*

**Exhibit C: Field Visit Photos**



**Photo #: 1**

**Description (include direction): Area where the cattle corral well will be installed, looking west.**

**Date: November 4, 2023**



**Photo #: 2**

**Description (include direction): Area where the storage will be installed, looking southeast.**

**Date: November 13, 2023**