



U.S. Department of Housing and Urban
Development
451 Seventh Street, SW
Washington, DC 20410
www.hud.gov
espanol.hud.gov

**Environmental Review for Activity/Project that is
Categorically Excluded Subject to Section 58.5
Pursuant to 24 CFR 58.35(a)**

Project Information

Project Name: PR-RGRW-03193-W

HEROS Number: 900000010459292

Start Date: 03/17/2025

State / Local Identifier:

Project Location: , Caguas, PR 00725

Additional Location Information:

Location centroid: Latitude 18.236969, longitude -66.06456 at the address given above. Cadastral: 224-000-005-17-000

Description of the Proposed Project [24 CFR 50.12 & 58.32; 40 CFR 1508.25]:

This project (PR-RGRW-03193-W) entails the award of a grant to Cardona Agro-Industries, LLC, an agricultural business, at Jardin Botanico William Miranda Marin Carr 156 km 56.5 Canabon, Caguas PR 00725. Tax ID Number: 224-000-005-17-000. Coordinates (latitude 18.236969, longitude -66.06456). The proposed project includes the purchase and installation of a hydroponic greenhouse in a previously disturbed area, approximately 126 feet (ft) by 64 ft (8,064 square feet [sq ft]), where a nursery was located until it was demolished in Hurricane Maria. The proposed greenhouse will be within the existing footprint and will be, at minimum 6,144 sq ft and at maximum 8,064 sq ft with a maximum height of approximately 29 ft. The foundation, which will match the size of the hydroponic greenhouse and is included as part of the package, will consist of a combination of concrete, gravel and fiber material throughout the space and will be a maximum depth of 2 ft which will require some minor grading. The greenhouse will be made of an impermeable plastic covering and sides with approximately 80-120 pillars/posts throughout the project footprint. Each of the pillars/posts will be placed in concrete holes with a maximum size of 1 ft by 1 ft with a maximum depth of 2 ft and will serve to anchor the greenhouse. One location was chosen for the hydroponic greenhouse (18.236969, -66.06456) which is a previously disturbed area that used to be a plant nursery and is currently covered in tall grasses that will be mowed to allow for minor grading and leveling. Water will be connected to the greenhouse through above ground lines and will come from the pre-existing above ground water connection (18.23771060, -66.06395420) approximately 265 ft away from the greenhouse. The connection will be made with a garden hose and the water provider is AAA. The applicant will obtain all applicable permits as needed. Electricity will also be connected to the greenhouse from an existing source (18.2386, -66.0631) through above ground lines approximately 690 ft away; the electricity provider is Luma. The aerial lines may require some tree branch trimming, but it will not result in substantial loss on any individual tree and tree topping or removal will not be necessary. The applicant plans to switch to

solar panels in the future. The applicant will obtain all applicable permits as needed. The applicant rents the property for agricultural purposes at all utility connections originate on the neighboring property under the same ownership. No acquisition or land conversion is required. The project Cardona Agro-Industries, LLC., PR-RGRW-03193-W has been evaluated in accordance with FR-6492-N-01. The activities identified CE: #7 - 7.7 CFR 799.32(e) (2) (iii): Construction of a new farm storage facility. HUD Level of Review: CEST. Potential application to HUD activities: Construction of a new farm storage facility with ground disturbance have been classified as CEST under the waiver.

Level of Environment Review Determination:

Categorically Excluded per 24 CFR 58.35(a), and subject to laws and authorities at §58.5:

Funding Information

Grant Number	HUD Program	Program Name	
B-17-DM-72-0001	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00
B-18-DE-72-0001	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00
B-18-DP-72-0001	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00
B-19-DP-78-0002	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00

Estimated Total HUD Funded Amount: \$100,000.00

Estimated Total Project Cost [24 CFR 58.2 (a) (5)]: \$100,000.00

Mitigation Measures and Conditions [CFR 1505.2(c)]:

Summarized below are 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 or Condition	Comments on Completed Measures	Complete
Endangered Species Act	The USFWS NLAA concurrence is conditioned to the following: (1) if a Boa is encountered, the Conservation Measures will be in accordance with the USFWS Puerto Rican Boa Conservation Measures 2024. Obligations under section 7 of the Act must be reconsidered if: (1) new information reveals impacts of this identified action that may affect listed species or critical habitat	N/A	


	<p>in a manner that was not previously considered; (2) this action is subsequently modified in a manner not previously considered in this assessment; or, (3) a new species is listed, or critical habitat determined that may be affected by the identified action.</p> <p>In conclusion, the USFWS concurred with the CDBG-DR/MIT Permits and Environmental Compliance Division NLAA determination. However, the applicant must be informed about the conditions of the determination of concurrence and implement them as described.</p>		
--	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	--	--

Determination:

<input type="checkbox"/>	<p>This categorically excluded activity/project converts to EXEMPT per Section 58.34(a)(12), because it does not require any mitigation for compliance with any listed statutes or authorities, nor requires any formal permit or license; Funds may be committed and drawn down after certification of this part for this (now) EXEMPT project; OR</p>
<input checked="" type="checkbox"/>	<p>This categorically excluded activity/project cannot convert to Exempt status because one or more statutes or authorities listed at Section 58.5 requires formal consultation or mitigation. Complete consultation/mitigation protocol requirements, publish NOI/RROF and obtain "Authority to Use Grant Funds" (HUD 7015.16) per Section 58.70 and 58.71 before committing or drawing down any funds; OR</p>
<input type="checkbox"/>	<p>This project is not categorically excluded OR, if originally categorically excluded, is now subject to a full Environmental Assessment according to Part 58 Subpart E due to extraordinary circumstances (Section 58.35(c)).</p>

Preparer Signature:  Date: _____

Name / Title/ Organization: Ricardo Espiet Lopez / / Department of Housing - Puerto Rico

Responsible Entity Agency Official Signature:  Date: 03/19/2025

Name/ Title: Abdul X. Feliciano Plaza, Permits and Environmental Specialist

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

**Environmental Review for Activity/Project that is
Categorically Excluded Subject to Section 58.5
Pursuant to 24 CFR 58.35(a)**

Project Information

Project Name: PR-RGRW-03193-W

HEROS Number: 900000010459292

Start Date: 03/17/2025

Responsible Entity (RE): Department of Housing - Puerto Rico, P.O. Box 21365 San
Juan PR, 00928

State / Local Identifier:

RE Preparer: Ricardo Espiet Lopez

Certifying Officer Abdul X Feliciano
r:

**Grant Recipient (if different than Responsible Ent
ity):**

Point of Contact:

Point of Contact: Justin Neely

Consultant (if applicable): HORNE LLP

40 CFR 1506.5(b)(4): The lead agency or, where appropriate, a cooperating agency shall prepare a disclosure statement for the contractor's execution specifying that the contractor has no financial or other interest in the outcome of the action. Such statement need not include privileged or confidential trade secrets or other confidential business information.

- ✓ By checking this box, I attest that as a preparer, I have no financial or other interest in the outcome of the undertaking assessed in this environmental review.

Project Location: , Caguas, PR 00725

Additional Location Information:

Location centroid: Latitude 18.236969, longitude -66.06456 at the address given above. Cadastral: 224-000-005-17-000

Direct Comments to:

Description of the Proposed Project [24 CFR 50.12 & 58.32; 40 CFR 1508.25]:

This project (PR-RGRW-03193-W) entails the award of a grant to Cardona Agro-Industries, LLC, an agricultural business, at Jardín Botánico William Miranda Marin Carr 156 km 56.5 Canabon, Caguas PR 00725. Tax ID Number: 224-000-005-17-000. Coordinates (latitude 18.236969, longitude -66.06456). The proposed project includes the purchase and installation of a hydroponic greenhouse in a previously disturbed area, approximately 126 feet (ft) by 64 ft (8,064 square feet [sq ft]), where a nursery was located until it was demolished in Hurricane Maria. The proposed greenhouse will be within the existing footprint and will be, at minimum 6,144 sq ft and at maximum 8,064 sq ft with a maximum height of approximately 29 ft. The foundation, which will match the size of the hydroponic greenhouse and is included as part of the package, will consist of a combination of concrete, gravel and fiber material throughout the space and will be a maximum depth of 2 ft which will require some minor grading. The greenhouse will be made of an impermeable plastic covering and sides with approximately 80-120 pillars/posts throughout the project footprint. Each of the pillars/posts will be placed in concrete holes with a maximum size of 1 ft by 1 ft with a maximum depth of 2 ft and will serve to anchor the greenhouse. One location was chosen for the hydroponic greenhouse (18.236969, -66.06456) which is a previously disturbed area that used to be a plant nursery and is currently covered in tall grasses that will be mowed to allow for minor grading and leveling. Water will be connected to the greenhouse through above ground lines and will come from the pre-existing above ground water connection (18.23771060, -66.06395420) approximately 265 ft away from the greenhouse. The connection will be made with a garden hose and the water provider is AAA. The applicant will obtain all applicable permits as needed. Electricity will also be connected to the greenhouse from an existing source (18.2386, -66.0631) through above ground lines approximately 690 ft away; the electricity provider is Luma. The aerial lines may require some tree branch trimming, but it will not result in substantial loss on any individual tree and tree topping or removal will not be necessary. The applicant plans to switch to solar panels in the future. The applicant will obtain all applicable permits as needed. The applicant rents the property for agricultural purposes at all utility connections originate on the neighboring property under the same ownership. No acquisition or land conversion is required. The project Cardona Agro-Industries, LLC., PR-RGRW-03193-W has been evaluated in accordance with FR-6492-N-01. The activities identified CE: #7 - 7. 7 CFR 799.32(e) (2) (iii): Construction of a new farm storage facility. HUD Level of Review: CEST.

Potential application to HUD activities: Construction of a new farm storage facility with ground disturbance have been classified as CEST under the waiver.

Maps, photographs, and other documentation of project location and description:

[PR-RGRW-03193-W Site Map.pdf](#)

[PR-RGRW-03193-W IUGF.pdf](#)

[PRDOH Regrow Puerto Rico Program - 5836 Waiver \(002\).pdf](#)

[Farm Service Agency Adopted Categorical Exclusions Identified in FR-6492-N-01.pdf](#)

[PR-RGRW-03193-W EFOR.pdf](#)

Level of Environmental Review Determination:

Categorically Excluded per 24 CFR 58.35(a), and subject to laws and authorities at 58.5:

58.35(a)(1)

Determination:

	This categorically excluded activity/project converts to EXEMPT per Section 58.34(a)(12), because it does not require any mitigation for compliance with any listed statutes or authorities, nor requires any formal permit or license; Funds may be committed and drawn down after certification of this part for this (now) EXEMPT project; OR
✓	This categorically excluded activity/project cannot convert to Exempt status because one or more statutes or authorities listed at Section 58.5 requires formal consultation or mitigation. Complete consultation/mitigation protocol requirements, publish NOI/RROF and obtain "Authority to Use Grant Funds" (HUD 7015.16) per Section 58.70 and 58.71 before committing or drawing down any funds; OR
	This project is not categorically excluded OR, if originally categorically excluded, is now subject to a full Environmental Assessment according to Part 58 Subpart E due to extraordinary circumstances (Section 58.35(c)).

Approval Documents:

[03193-SIG-PAGE \(1\).pdf](#)

7015.15 certified by Certifying Officer

on:

7015.16 certified by Authorizing Officer

on:

Funding Information

Grant / Project Identification Number	HUD Program	Program Name	Funding Amount
B-17-DM-72-0001	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00
B-18-DE-72-0001	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00
B-18-DP-72-0001	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00
B-19-DP-78-0002	Community Planning and Development (CPD)	Community Development Block Grants (Disaster Recovery Assistance)	\$0.00

Estimated Total HUD Funded, Assisted or Insured Amount: \$100,000.00

Estimated Total Project Cost: \$100,000.00

Compliance with 24 CFR §50.4, §58.5 and §58.6 Laws and Authorities

Compliance Factors: Statutes, Executive Orders, and Regulations listed at 24 CFR §50.4, §58.5, and §58.6	Are formal compliance steps or mitigation required?	Compliance determination (See Appendix A for source determinations)
STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR §50.4 & § 58.6		
Airport Hazards Clear Zones and Accident Potential Zones; 24 CFR Part 51 Subpart D	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	The project site is not within 15,000 feet of a military airport or 2,500 feet of a civilian airport. The nearest civil and military airport, Luis Munoz Marin International Airport (classified as both a civil and military airport), is located 73,154 ft (14 mi) from the project site. The project is in compliance with Airport Hazards requirements.
Coastal Barrier Resources Act Coastal Barrier Resources Act, as amended by the Coastal Barrier Improvement Act of 1990 [16 USC 3501]	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	This project is not located in a CBRS Unit. It is 75,570 feet from a protected area. Therefore, this project has no potential to impact a CBRS Unit and is in compliance with the Coastal Barrier Resources Act.

<p>Flood Insurance Flood Disaster Protection Act of 1973 and National Flood Insurance Reform Act of 1994 [42 USC 4001-4128 and 42 USC 5154a]</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<p>Flood Map Number 72000C1205, effective on 11/18/2009: The structure or insurable property is not located in a FEMA-designated Special Flood Hazard Area. While flood insurance may not be mandatory in this instance, HUD recommends that all insurable structures maintain flood insurance under the National Flood Insurance Program (NFIP). The project is in compliance with flood insurance requirements.</p>
<p>STATUTES, EXECUTIVE ORDERS, AND REGULATIONS LISTED AT 24 CFR §50.4 & § 58.5</p>		
<p>Air Quality Clean Air Act, as amended, particularly section 176(c) & (d); 40 CFR Parts 6, 51, 93</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<p>Based on the project description, this project includes no activities that would require further evaluation under the Clean Air Act. The project is in compliance with the Clean Air Act.</p>
<p>Coastal Zone Management Act Coastal Zone Management Act, sections 307(c) & (d)</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<p>This project is not located in or does not affect a Coastal Zone as defined in the state Coastal Management Plan. The project is located 63,592 feet from the coastal zone. The project is in compliance with the Coastal Zone Management Act.</p>
<p>Contamination and Toxic Substances 24 CFR 50.3(i) & 58.5(i)(2)]</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
<p>Endangered Species Act Endangered Species Act of 1973, particularly section 7; 50 CFR Part 402</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<p>This project May Affect, but is Not Likely to Adversely Affect, listed species, and informal consultation was conducted. With mitigation, identified in the mitigation section of this review, the project will be in compliance with the Endangered Species Act.</p>
<p>Explosive and Flammable Hazards Above-Ground Tanks][24 CFR Part 51 Subpart C</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<p>Based on the project description the project includes no activities that would require further evaluation under this section. The project is in compliance with explosive and flammable hazard requirements.</p>
<p>Farmlands Protection Farmland Protection Policy Act of 1981, particularly sections 1504(b) and 1541; 7 CFR Part 658</p>	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	<p>This project does not include any activities that could potentially convert agricultural land to a non-agricultural</p>

		use. The project is in compliance with the Farmland Protection Policy Act.
Floodplain Management Executive Order 11988, particularly section 2(a); 24 CFR Part 55	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Flood Map Number 72000C1205, effective on 11/18/2009: This project does not occur in the FFRMS floodplain. The project is in compliance with Executive Orders 11988 and 13690. PFIRMs in Puerto Rico were only developed for certain sections of the municipalities of Carolina, Canovanas, Loiza, San Juan and Trujillo Alto. The proposed project is located in the municipality of Caguas; therefore, PFIRM information was not available for the area and therefore not considered in the review.
Historic Preservation National Historic Preservation Act of 1966, particularly sections 106 and 110; 36 CFR Part 800	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Based on Section 106 consultation the project will have No Adverse Effect on historic properties. Conditions: None. Upon satisfactory implementation of the conditions, which should be monitored, the project is in compliance with Section 106.
Noise Abatement and Control Noise Control Act of 1972, as amended by the Quiet Communities Act of 1978; 24 CFR Part 51 Subpart B	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Based on the project description, this project includes no activities that would require further evaluation under HUD's noise regulation. The project is in compliance with HUD's Noise regulation.
Sole Source Aquifers Safe Drinking Water Act of 1974, as amended, particularly section 1424(e); 40 CFR Part 149	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	The project is not located on a sole source aquifer area. According to EPA, there are no sole source aquifers in Puerto Rico. The project is in compliance with Sole Source Aquifer requirements.
Wetlands Protection Executive Order 11990, particularly sections 2 and 5	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Based on the project description this project includes no activities that would require further evaluation under this section. The project is in compliance with Executive Order 11990. This project does not involve new construction, so a visual wetlands survey was not conducted.
Wild and Scenic Rivers Act Wild and Scenic Rivers Act of 1968, particularly section 7(b) and (c)	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	This project is not within proximity of a NWSRS river. The project is located X feet from the nearest Wild and Scenic

		River. The project is in compliance with the Wild and Scenic Rivers Act.
HUD HOUSING ENVIRONMENTAL STANDARDS		
ENVIRONMENTAL JUSTICE		
Environmental Justice Executive Order 12898	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	No adverse environmental impacts were identified in the project's total environmental review. The project is in compliance with Executive Order 12898. On January 21, 2025, President Donald Trump issued the Executive Order 14173 titled "Ending Illegal Discrimination and Restoring Merit-Based Opportunity", which revoked Executive Order 12898 and eliminated federal mandates requiring agencies to assess environmental justice impacts. Consequently, there is no longer a federal requirement to address environmental justice concerns in the environmental compliance review process.

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

Summarized below are 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 or Condition	Comments on Completed Measures	Mitigation Plan	Complete
Endangered Species Act	The USFWS NLAA concurrence is conditioned to the following: (1) if a Boa is encountered, the Conservation Measures will be in accordance with the USFWS Puerto Rican Boa Conservation Measures 2024. Obligations under section 7 of the Act must be reconsidered if: (1) new information reveals impacts of this identified action	N/A		

	<p>that may affect listed species or critical habitat in a manner that was not previously considered; (2) this action is subsequently modified in a manner not previously considered in this assessment; or, (3) a new species is listed, or critical habitat determined that may be affected by the identified action. In conclusion, the USFWS concurred with the CDBG-DR/MIT Permits and Environmental Compliance Division NLAA determination. However, the applicant must be informed about the conditions of the determination of concurrence and implement them as described.</p>			
--	-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	--	--	--

Project Mitigation Plan

Should new ground disturbance occur the Karst zone must be evaluated and when necessary DNER must be consulted prior to construction activities. The USFWS NLAA concurrence is conditioned to the following: (1) if a Boa is encountered, the Conservation Measures will be in accordance with the USFWS Puerto Rican Boa Conservation Measures 2024. Obligations under section 7 of the Act must be reconsidered if: (1) new information reveals impacts of this identified action that may affect listed species or critical habitat in a manner that was not previously considered; (2) this action is subsequently modified in a manner not previously considered in this assessment; or, (3) a new species is listed, or critical habitat determined that may be affected by the identified action. In conclusion, the USFWS concurred with the CDBG-DR/MIT Permits and Environmental Compliance Division NLAA determination. However, the applicant must be informed about the conditions of the determination of concurrence and implement them as described.

Supporting documentation on completed measures

APPENDIX A: Related Federal Laws and Authorities

Airport Hazards

General policy	Legislation	Regulation
It is HUD's policy to apply standards to prevent incompatible development around civil airports and military airfields.		24 CFR Part 51 Subpart D

1. To ensure compatible land use development, you must determine your site's proximity to civil and military airports. Is your project within 15,000 feet of a military airport or 2,500 feet of a civilian airport?

✓ No

Based on the response, the review is in compliance with this section. Document and upload the map showing that the site is not within the applicable distances to a military or civilian airport below

Yes

Screen Summary

Compliance Determination

The project site is not within 15,000 feet of a military airport or 2,500 feet of a civilian airport. The nearest civil and military airport, Luis Munoz Marin International Airport (classified as both a civil and military airport), is located 73,154 ft (14 mi) from the project site. The project is in compliance with Airport Hazards requirements.

Supporting documentation

[PR-RGRW-03193-W Airports.pdf](#)

Are formal compliance steps or mitigation required?

Yes

✓ No

Coastal Barrier Resources

General requirements	Legislation	Regulation
HUD financial assistance may not be used for most activities in units of the Coastal Barrier Resources System (CBRS). See 16 USC 3504 for limitations on federal expenditures affecting the CBRS.	Coastal Barrier Resources Act (CBRA) of 1982, as amended by the Coastal Barrier Improvement Act of 1990 (16 USC 3501)	

1. Is the project located in a CBRS Unit?

No

Document and upload map and documentation below.

Yes

Screen Summary

Compliance Determination

This project is not located in a CBRS Unit. It is 75,570 feet from a protected area. Therefore, this project has no potential to impact a CBRS Unit and is in compliance with the Coastal Barrier Resources Act.

Supporting documentation

[PR-RGRW-03193-W CBRS.pdf](#)

Are formal compliance steps or mitigation required?

Yes

No

Flood Insurance

General requirements	Legislation	Regulation
Certain types of federal financial assistance may not be used in floodplains unless the community participates in National Flood Insurance Program and flood insurance is both obtained and maintained.	Flood Disaster Protection Act of 1973 as amended (42 USC 4001-4128)	24 CFR 50.4(b)(1) and 24 CFR 58.6(a) and (b); 24 CFR 55.1(b).

1. Does this project involve financial assistance for construction, rehabilitation, or acquisition of a mobile home, building, or insurable personal property?

No. This project does not require flood insurance or is excepted from flood insurance.

✓ Yes

2. Upload a FEMA/FIRM map showing the site here:

[PR-RGRW-03193-W FIRM.pdf](#)

The Federal Emergency Management Agency (FEMA) designates floodplains. The [FEMA Map Service Center](#) provides this information in the form of FEMA Flood Insurance Rate Maps (FIRMs). For projects in areas not mapped by FEMA, use the best available information to determine floodplain information. Include documentation, including a discussion of why this is the best available information for the site. Provide FEMA/FIRM floodplain zone designation, panel number, and date within your documentation.

Is the structure, part of the structure, or insurable property located in a FEMA-designated Special Flood Hazard Area?

✓ No

Based on the response, the review is in compliance with this section.

Yes

4. While flood insurance is not mandatory for this project, HUD strongly recommends that all insurable structures maintain flood insurance under the National Flood Insurance Program (NFIP). Will flood insurance be required as a mitigation measure or condition?

Yes

✓ No

Screen Summary

Compliance Determination

Flood Map Number 72000C1205, effective on 11/18/2009: The structure or insurable property is not located in a FEMA-designated Special Flood Hazard Area. While flood insurance may not be mandatory in this instance, HUD recommends that all insurable structures maintain flood insurance under the National Flood Insurance Program (NFIP). The project is in compliance with flood insurance requirements.

Supporting documentation

Are formal compliance steps or mitigation required?

Yes

✓ No

Air Quality

General requirements	Legislation	Regulation
The Clean Air Act is administered by the U.S. Environmental Protection Agency (EPA), which sets national standards on ambient pollutants. In addition, the Clean Air Act is administered by States, which must develop State Implementation Plans (SIPs) to regulate their state air quality. Projects funded by HUD must demonstrate that they conform to the appropriate SIP.	Clean Air Act (42 USC 7401 et seq.) as amended particularly Section 176(c) and (d) (42 USC 7506(c) and (d))	40 CFR Parts 6, 51 and 93

1. Does your project include new construction or conversion of land use facilitating the development of public, commercial, or industrial facilities OR five or more dwelling units?

Yes

✓ No

Based on the response, the review is in compliance with this section.

Screen Summary

Compliance Determination

Based on the project description, this project includes no activities that would require further evaluation under the Clean Air Act. The project is in compliance with the Clean Air Act.

Supporting documentation

Are formal compliance steps or mitigation required?

Yes

✓ No

Coastal Zone Management Act

General requirements	Legislation	Regulation
Federal assistance to applicant agencies for activities affecting any coastal use or resource is granted only when such activities are consistent with federally approved State Coastal Zone Management Act Plans.	Coastal Zone Management Act (16 USC 1451-1464), particularly section 307(c) and (d) (16 USC 1456(c) and (d))	15 CFR Part 930

1. Is the project located in, or does it affect, a Coastal Zone as defined in your state Coastal Management Plan?

Yes

No

Based on the response, the review is in compliance with this section. Document and upload all documents used to make your determination below.

Screen Summary

Compliance Determination

This project is not located in or does not affect a Coastal Zone as defined in the state Coastal Management Plan. The project is located 63,592 feet from the coastal zone. The project is in compliance with the Coastal Zone Management Act.

Supporting documentation

[PR-RGRW-03193-W CZM.pdf](#)

Are formal compliance steps or mitigation required?

Yes

No

Contamination and Toxic Substances

General Requirements	Legislation	Regulations
It is HUD policy that all properties that are being proposed for use in HUD programs be free of hazardous materials, contamination, toxic chemicals and gases, and radioactive substances, where a hazard could affect the health and safety of the occupants or conflict with the intended utilization of the property.		24 CFR 58.5(i)(2) 24 CFR 50.3(i)
Reference		
https://www.onecpd.info/environmental-review/site-contamination		

1. How was site contamination evaluated?* Select all that apply.

ASTM Phase I ESA

ASTM Phase II ESA

Remediation or clean-up plan

ASTM Vapor Encroachment Screening.

None of the above

* HUD regulations at 24 CFR § 58.5(i)(2)(ii) require that the environmental review for multifamily housing with five or more dwelling units or non-residential property include the evaluation of previous uses of the site or other evidence of contamination on or near the site.

For acquisition and new construction of multifamily and nonresidential properties HUD strongly advises the review include an ASTM Phase I Environmental Site Assessment (ESA) to meet real estate transaction standards of due diligence and to help ensure compliance with HUD's toxic policy at 24 CFR §58.5(i) and 24 CFR §50.3(i). Also note that some HUD programs require an ASTM Phase I ESA.

Screen Summary

Compliance Determination

Supporting documentation

[PR-RGRW-03193-W Toxics\(1\).pdf](#)

[PR-RGRW-03193-W Toxics Table.pdf](#)

[PR-RGRW-03193-W EFOR\(1\).pdf](#)

Are formal compliance steps or mitigation required?

Yes

No

Endangered Species

General requirements	ESA Legislation	Regulations
Section 7 of the Endangered Species Act (ESA) mandates that federal agencies ensure that actions that they authorize, fund, or carry out shall not jeopardize the continued existence of federally listed plants and animals or result in the adverse modification or destruction of designated critical habitat. Where their actions may affect resources protected by the ESA, agencies must consult with the Fish and Wildlife Service and/or the National Marine Fisheries Service (“FWS” and “NMFS” or “the Services”).	The Endangered Species Act of 1973 (16 U.S.C. 1531 <i>et seq.</i>); particularly section 7 (16 USC 1536).	50 CFR Part 402

1. Does the project involve any activities that have the potential to affect species or habitats?

No, the project will have No Effect due to the nature of the activities involved in the project.

No, the project will have No Effect based on a letter of understanding, memorandum of agreement, programmatic agreement, or checklist provided by local HUD office

- ✓ Yes, the activities involved in the project have the potential to affect species and/or habitats.

2. Are federally listed species or designated critical habitats present in the action area?

No, the project will have No Effect due to the absence of federally listed species and designated critical habitat

- ✓ Yes, there are federally listed species or designated critical habitats present in the action area.

3. What effects, if any, will your project have on federally listed species or designated critical habitat?

No Effect: Based on the specifics of both the project and any federally listed species in the action area, you have determined that the project will have absolutely no effect on listed species or critical habitat. in the action area.

- ✓ May Affect, Not Likely to Adversely Affect: Any effects that the project may have on federally listed species or critical habitats would be beneficial, discountable, or insignificant.

Likely to Adversely Affect: The project may have negative effects on one or more listed species or critical habitat.

4. Informal Consultation is required

Section 7 of ESA (16 USC. 1536) mandates consultation to resolve potential impacts to endangered and threatened species and critical habitats. If a HUD-assisted project may affect any federally listed endangered or threatened species or critical habitat, then compliance is required with Section 7. See 50 CFR Part 402 Subpart B Consultation Procedures.

Did the Service(s) concur with the finding that the project is Not Likely to Adversely Affect?

- ✓ Yes, the Service(s) concurred with the finding.

Based on the response, the review is in compliance with this section. Document and upload the following below:

- (1) A biological evaluation or equivalent document
- (2) Concurrence(s) from FWS and/or NMFS
- (3) Any other documentation of informal consultation

Exception: If finding was made based on procedures provided by a letter of understanding, memorandum of agreement, programmatic agreement, or checklist provided by local HUD office, provide whatever documentation is mandated by that agreement.

No, the Service(s) did not concur with the finding.

6. For the project to be brought into compliance with this section, all adverse impacts must be mitigated. Explain in detail the exact measures that must be implemented to mitigate for the impact or effect, including the timeline for implementation. This information will be automatically included in the Mitigation summary for the environmental review. If negative effects cannot be mitigated, cancel the project using the button at the bottom of this screen.

✓ Mitigation as follows will be implemented:

The USFWS NLAA concurrence is conditioned to the following: (1) if a Boa is encountered, the Conservation Measures will be in accordance with the USFWS Puerto Rican Boa Conservation Measures 2024. Obligations under section 7 of the Act must be reconsidered if: (1) new information reveals impacts of this identified action that may affect listed species or critical habitat in a manner that was not previously considered; (2) this action is subsequently modified in a manner not previously considered in this assessment; or, (3) a new species is listed, or critical habitat determined that may be affected by the identified action. In conclusion, the USFWS concurred with the CDBG-DR/MIT Permits and Environmental Compliance Division NLAA determination. However, the applicant must be informed about the conditions of the determination of concurrence and implement them as described.

No mitigation is necessary.

Screen Summary

Compliance Determination

This project May Affect, but is Not Likely to Adversely Affect, listed species, and informal consultation was conducted. With mitigation, identified in the mitigation section of this review, the project will be in compliance with the Endangered Species Act.

Supporting documentation

[PR-RGRW-03193-W USFWS Consutation Package.pdf](#)

[PR-RGRW-03193-W USFWS Conservation Measures.pdf](#)

[PR-RGRW-03193-W USFWS Concurrence Letter.pdf](#)

Are formal compliance steps or mitigation required?

Yes

✓ No

Explosive and Flammable Hazards

General requirements	Legislation	Regulation
HUD-assisted projects must meet Acceptable Separation Distance (ASD) requirements to protect them from explosive and flammable hazards.	N/A	24 CFR Part 51 Subpart C

1. Is the proposed HUD-assisted project itself the development of a hazardous facility (a facility that mainly stores, handles or processes flammable or combustible chemicals such as bulk fuel storage facilities and refineries)?

No

Yes

2. Does this project include any of the following activities: development, construction, rehabilitation that will increase residential densities, or conversion?

No

Based on the response, the review is in compliance with this section.

Yes

Screen Summary

Compliance Determination

Based on the project description the project includes no activities that would require further evaluation under this section. The project is in compliance with explosive and flammable hazard requirements.

Supporting documentation

Are formal compliance steps or mitigation required?

Yes

No

Farmlands Protection

General requirements	Legislation	Regulation
The Farmland Protection Policy Act (FPPA) discourages federal activities that would convert farmland to nonagricultural purposes.	Farmland Protection Policy Act of 1981 (7 U.S.C. 4201 et seq.)	7 CFR Part 658

1. Does your project include any activities, including new construction, acquisition of undeveloped land or conversion, that could convert agricultural land to a non-agricultural use?

Yes

No

If your project includes new construction, acquisition of undeveloped land or conversion, explain how you determined that agricultural land would not be converted:

Based on the response, the review is in compliance with this section. Document and upload all documents used to make your determination below.

Screen Summary

Compliance Determination

This project does not include any activities that could potentially convert agricultural land to a non-agricultural use. The project is in compliance with the Farmland Protection Policy Act.

Supporting documentation

[PR-RGRW-03193-W Farmland.pdf](#)

Are formal compliance steps or mitigation required?

Yes

No

Floodplain Management

General Requirements	Legislation	Regulation
Executive Order 11988, Floodplain Management, requires Federal activities to avoid impacts to floodplains and to avoid direct and indirect support of floodplain development to the extent practicable.	Executive Order 11988 * Executive Order 13690 * 42 USC 4001-4128 * 42 USC 5154a * only applies to screen 2047 and not 2046	24 CFR 55

1. Does this project meet an exemption at 24 CFR 55.12 from compliance with HUD's floodplain management regulations in Part 55?

Yes

(a) HUD-assisted activities described in 24 CFR 58.34 and 58.35(b).

(b) HUD-assisted activities described in 24 CFR 50.19, except as otherwise indicated in § 50.19.

(c) The approval of financial assistance for restoring and preserving the natural and beneficial functions and values of floodplains and wetlands, including through acquisition of such floodplain and wetland property, where a permanent covenant or comparable restriction is place on the property's continued use for flood control, wetland projection, open space, or park land, but only if:

(1) The property is cleared of all existing buildings and walled structures; and

(2) The property is cleared of related improvements except those which:

(i) Are directly related to flood control, wetland protection, open space, or park land (including playgrounds and recreation areas);

(ii) Do not modify existing wetland areas or involve fill, paving, or other ground disturbance beyond minimal trails or paths; and

(iii) Are designed to be compatible with the beneficial floodplain or wetland function of the property.

(d) An action involving a repossession, receivership, foreclosure, or similar acquisition of property to protect or enforce HUD's financial interests under previously approved loans, grants, mortgage insurance, or other HUD assistance.

(e) Policy-level actions described at 24 CFR 50.16 that do not involve site-based decisions.

(f) A minor amendment to a previously approved action with no additional adverse impact on or from a floodplain or wetland.

(g) HUD's or the responsible entity's approval of a project site, an incidental portion of which is situated in the FFRMS floodplain (not including the floodway, LiMWA, or coastal high hazard area) but only if: (1) The proposed project site does not include any existing or proposed buildings or improvements that modify or occupy the FFRMS floodplain except de minimis improvements such as recreation areas and trails; and (2) the proposed project will not result in any new construction in or modifications of a wetland .

(h) Issuance or use of Housing Vouchers, or other forms of rental subsidy where HUD, the awarding community, or the public housing agency that administers the contract awards rental subsidies that are not project-based (i.e., do not involve site-specific subsidies).

(i) Special projects directed to the removal of material and architectural barriers that restrict the mobility of and accessibility to elderly and persons with disabilities.

Describe:

No

2. Does the project include a Critical Action? Examples of Critical Actions include projects involving hospitals, fire and police stations, nursing homes, hazardous chemical storage, storage of valuable records, and utility plants.

Yes

Describe:

No

3. Determine the extent of the FFRMS floodplain and provide mapping documentation in support of that determination

The extent of the FFRMS floodplain can be determined using a Climate Informed Science Approach (CISA), 0.2 percent flood approach (0.2 PFA), or freeboard value approach (FVA). For projects in areas without available CISA data or without FEMA Flood Insurance Rate Maps (FIRMs), Flood Insurance Studies (FISs) or Advisory Base Flood Elevations (ABFEs), use the best available information¹ to determine flood elevation. Include documentation and an explanation of why this is the best available information² for the site. Note that newly constructed and substantially improved³ structures must be elevated to the FFRMS floodplain regardless of the approach chosen to determine the floodplain.

Select one of the following three options:

CISA for non-critical actions. If using a local tool, data, or resources, ensure that the FFRMS elevation is higher than would have been determined using the 0.2 PFA or the FVA.

- ✓ 0.2-PFA. Where FEMA has defined the 0.2-percent-annual-chance floodplain, the FFRMS floodplain is the area that FEMA has designated as within the 0.2-percent-annual-chance floodplain.

FVA. If neither CISA nor 0.2-PFA is available, for non-critical actions, the FFRMS floodplain is the area that results from adding two feet to the base flood elevation as established by the effective FIRM or FIS or — if available — a FEMA-provided preliminary or pending FIRM or FIS or advisory base flood elevations, whether regulatory or informational in nature. However, an interim or preliminary FEMA map cannot be used if it is lower than the current FIRM or FIS.

¹ Sources which merit investigation include the files and studies of other federal agencies, such as the U. S. Army Corps of Engineers, the Tennessee Valley Authority, the Soil Conservation Service and the U. S. Geological Survey. These agencies have prepared flood hazard studies for several thousand localities and, through their technical assistance programs, hydrologic studies, soil surveys, and other investigations have collected or developed other floodplain information for numerous sites and areas. States and communities are also sources of information on past flood 'experiences within their boundaries and are particularly knowledgeable about areas subject to high-risk flood hazards such as alluvial fans, high velocity flows, mudflows and mudslides, ice jams, subsidence and liquefaction.

² If you are using best available information, select the FVA option below and provide supporting documentation in the screen summary. Contact your [local environmental officer](#) with additional compliance questions.

³ Substantial improvement means any repair or improvement of a structure which costs at least 50 percent of the market value of the structure before repair or improvement or results in an increase of more than 20 percent of the number of dwelling units. The full definition can be found at [24 CFR 55.2\(b\)\(12\)](#).

5. Does your project occur in the FFRMS floodplain?

Yes

No

Screen Summary

Compliance Determination

Flood Map Number 72000C1205, effective on 11/18/2009: This project does not occur in the FFRMS floodplain. The project is in compliance with Executive Orders 11988 and 13690. PFIRMs in Puerto Rico were only developed for certain sections of the municipalities of Carolina, Canovanas, Loiza, San Juan and Trujillo Alto. The proposed project is located in the municipality of Caguas; therefore, PFIRM information was not available for the area and therefore not considered in the review.

Supporting documentation

[PR-RGRW-03193-W ABFE.pdf](#)

Are formal compliance steps or mitigation required?

Yes

No

Historic Preservation

General requirements	Legislation	Regulation
Regulations under Section 106 of the National Historic Preservation Act (NHPA) require a consultative process to identify historic properties, assess project impacts on them, and avoid, minimize, or mitigate adverse effects	Section 106 of the National Historic Preservation Act (16 U.S.C. 470f)	36 CFR 800 “Protection of Historic Properties” https://www.govinfo.gov/content/pkg/CFR-2012-title36-vol3/pdf/CFR-2012-title36-vol3-part800.pdf

Threshold

Is Section 106 review required for your project?

No, because the project consists solely of activities listed as exempt in a Programmatic Agreement (PA). (See the PA Database to find applicable PAs.)

No, because the project consists solely of activities included in a No Potential to Cause Effects memo or other determination [36 CFR 800.3(a)(1)].

- ✓ Yes, because the project includes activities with potential to cause effects (direct or indirect).

Step 1 – Initiate Consultation

Select all consulting parties below (check all that apply):

- ✓ State Historic Preservation Offer (SHPO) Completed

Indian Tribes, including Tribal Historic Preservation Officers (THPOs) or Native Hawaiian Organizations (NHOs)

Other Consulting Parties

Describe the process of selecting consulting parties and initiating consultation here:

Only SHPO was consulted as No Adverse Effect was determined and no Tribal Lands were identified.

Document and upload all correspondence, notices and notes (including comments and objections received below).

Was the Section 106 Lender Delegation Memo used for Section 106 consultation?

- Yes
- No

Step 2 – Identify and Evaluate Historic Properties

1. Define the Area of Potential Effect (APE), either by entering the address(es) or uploading a map depicting the APE below:

In the chart below, list historic properties identified and evaluated in the APE. Every historic property that may be affected by the project should be included in the chart.

Upload the documentation (survey forms, Register nominations, concurrence(s) and/or objection(s), notes, and photos) that justify your National Register Status determination below.

Address / Location / District	National Register Status	SHPO Concurrence	Sensitive Information
-------------------------------	--------------------------	------------------	-----------------------

Additional Notes:

No Historic Properties present within the APE

2. Was a survey of historic buildings and/or archeological sites done as part of the project?

- Yes
- ✓ No

Step 3 –Assess Effects of the Project on Historic Properties

Only properties that are listed on or eligible for the National Register of Historic Places receive further consideration under Section 106. Assess the effect(s) of the project by applying the Criteria of Adverse Effect. (36 CFR 800.5)] Consider direct and indirect effects as applicable as

per guidance on direct and indirect effects.

Choose one of the findings below - No Historic Properties Affected, No Adverse Effect, or Adverse Effect; and seek concurrence from consulting parties.

No Historic Properties Affected

✓ No Adverse Effect

Based on the response, the review is in compliance with this section.

Document reason for finding:

Three previously identified archaeological sites are either within or adjacent to the 14.61-acre parcel; none are located within or adjacent to the proposed Area of Potential Effect (APE). In addition, APE was previously disturbed by the construction of a nursery building that was leveled by Hurricane Maria in 2017. Lastly, vegetation screens the project area from view of those portions of the Ruinas Central San Jose/Hacienda San Jose located 0.15 miles north of the project area. Based on the submitted documentation, the Program requests a concurrence that a finding of no adverse effect is appropriate for this proposed project.

Does the No Adverse Effect finding contain conditions?

Yes (check all that apply)
✓ No

Based on the response, the review is in compliance with this section. Document and upload concurrence(s) or objection(s) below.

Adverse Effect

Screen Summary
Compliance Determination

Based on Section 106 consultation the project will have No Adverse Effect on historic properties. Conditions: None. Upon satisfactory implementation of the conditions, which should be monitored, the project is in compliance with Section 106.

Supporting documentation

[PR-RGRW-03193-W SHPO Package.pdf](#)

Are formal compliance steps or mitigation required?

Yes

✓ No

Noise Abatement and Control

General requirements	Legislation	Regulation
HUD's noise regulations protect residential properties from excessive noise exposure. HUD encourages mitigation as appropriate.	Noise Control Act of 1972 General Services Administration Federal Management Circular 75-2: "Compatible Land Uses at Federal Airfields"	Title 24 CFR 51 Subpart B

1. What activities does your project involve? Check all that apply:

New construction for residential use

Rehabilitation of an existing residential property

A research demonstration project which does not result in new construction or reconstruction

An interstate land sales registration

Any timely emergency assistance under disaster assistance provision or appropriations which are provided to save lives, protect property, protect public health and safety, remove debris and wreckage, or assistance that has the effect of restoring facilities substantially as they existed prior to the disaster

None of the above

Screen Summary

Compliance Determination

Based on the project description, this project includes no activities that would require further evaluation under HUD's noise regulation. The project is in compliance with HUD's Noise regulation.

Supporting documentation

Are formal compliance steps or mitigation required?

Yes

No

Sole Source Aquifers

General requirements	Legislation	Regulation
The Safe Drinking Water Act of 1974 protects drinking water systems which are the sole or principal drinking water source for an area and which, if contaminated, would create a significant hazard to public health.	Safe Drinking Water Act of 1974 (42 U.S.C. 201, 300f et seq., and 21 U.S.C. 349)	40 CFR Part 149

1. Does the project consist solely of acquisition, leasing, or rehabilitation of an existing building(s)?

Yes

No

2. Is the project located on a sole source aquifer (SSA)?

A sole source aquifer is defined as an aquifer that supplies at least 50 percent of the drinking water consumed in the area overlying the aquifer. This includes streamflow source areas, which are upstream areas of losing streams that flow into the recharge area.

< No

Based on the response, the review is in compliance with this section. Document and upload documentation used to make your determination, such as a map of your project (or jurisdiction, if appropriate) in relation to the nearest SSA and its source area, below.

Yes

3. Does your region have a memorandum of understanding (MOU) or other working agreement with Environmental Protection Agency (EPA) for HUD projects impacting a sole source aquifer?

Yes

No

Screen Summary**Compliance Determination**

The project is not located on a sole source aquifer area. According to EPA, there are no sole source aquifers in Puerto Rico. The project is in compliance with Sole Source Aquifer requirements.

Supporting documentation

[PR-RGRW-03193-W Sole Source Aquifers.pdf](#)

Are formal compliance steps or mitigation required?

Yes

✓ No

Wetlands Protection

General requirements	Legislation	Regulation
Executive Order 11990 discourages direct or indirect support of new construction impacting wetlands wherever there is a practicable alternative. The Fish and Wildlife Service's National Wetlands Inventory can be used as a primary screening tool, but observed or known wetlands not indicated on NWI maps must also be processed. Off-site impacts that result in draining, impounding, or destroying wetlands must also be processed.	Executive Order 11990	24 CFR 55.20 can be used for general guidance regarding the 8 Step Process.

1. Does this project involve new construction as defined in Executive Order 11990, expansion of a building's footprint, or ground disturbance? The term "new construction" shall include draining, dredging, channelizing, filling, diking, impounding, and related activities and any structures or facilities begun or authorized after the effective date of the Order

✓ No

Based on the response, the review is in compliance with this section.

Yes

Screen Summary

Compliance Determination

Based on the project description this project includes no activities that would require further evaluation under this section. The project is in compliance with Executive Order 11990. This project does not involve new construction, so a visual wetlands survey was not conducted.

Supporting documentation

[PR-RGRW-03193-W Wetlands.pdf](#)

Are formal compliance steps or mitigation required?

Yes

✓ No

Wild and Scenic Rivers Act

General requirements	Legislation	Regulation
The Wild and Scenic Rivers Act provides federal protection for certain free-flowing, wild, scenic and recreational rivers designated as components or potential components of the National Wild and Scenic Rivers System (NWSRS) from the effects of construction or development.	The Wild and Scenic Rivers Act (16 U.S.C. 1271-1287), particularly section 7(b) and (c) (16 U.S.C. 1278(b) and (c))	36 CFR Part 297

1. Is your project within proximity of a NWSRS river?

No

Yes, the project is in proximity of a Designated Wild and Scenic River or Study Wild and Scenic River.

Yes, the project is in proximity of a Nationwide Rivers Inventory (NRI) River.

Screen Summary

Compliance Determination

This project is not within proximity of a NWSRS river. The project is located X feet from the nearest Wild and Scenic River. The project is in compliance with the Wild and Scenic Rivers Act.

Supporting documentation

[PR-RGRW-03193-W Wild and Scenic.pdf](#)

Are formal compliance steps or mitigation required?

Yes

No

Environmental Justice

General requirements	Legislation	Regulation
Determine if the project creates adverse environmental impacts upon a low-income or minority community. If it does, engage the community in meaningful participation about mitigating the impacts or move the project.	Executive Order 12898	

HUD strongly encourages starting the Environmental Justice analysis only after all other laws and authorities, including Environmental Assessment factors if necessary, have been completed.

1. Were any adverse environmental impacts identified in any other compliance review portion of this project’s total environmental review?

Yes

No

Based on the response, the review is in compliance with this section.

Screen Summary

Compliance Determination

No adverse environmental impacts were identified in the project's total environmental review. The project is in compliance with Executive Order 12898. On January 21, 2025, President Donald Trump issued the Executive Order 14173 titled "Ending Illegal Discrimination and Restoring Merit-Based Opportunity", which revoked Executive Order 12898 and eliminated federal mandates requiring agencies to assess environmental justice impacts. Consequently, there is no longer a federal requirement to address environmental justice concerns in the environmental compliance review process.

Supporting documentation

Are formal compliance steps or mitigation required?

Yes

No



❖ **Site-Visit Form**

❖ **General Site Conditions and Field Notes:**

Does the address match the parcel location?	Yes	Does the lat/long match the parcel location?	Yes
Comments on location:			
<u>Question</u>	<u>Yes /No</u>	<u>Comments:</u>	
Was property accessible by vehicle?	Yes		
Were there any access issues? Examples of access issues: Dogs, Locked gate, Traffic hazards, Uncooperative residents, Confrontational Neighbors, *If no access issues please indicate with "None"	No		
Are water wells present? *please include lat/long of water well so it can be denoted on the sitemap	Yes	It is only a backup water well in case of emergency with PRASA.	
Are creeks or ponds present? *please include lat/long of water well so it can be denoted on the sitemap	No		
Are any potential wetlands on-site or visible on adjacent parcel? *please include lat/long of water well so it can be denoted on the sitemap	Yes	There is a river that passes near the property. 'Rio Caguitas'.	
<p>❖ Parcel Conditions</p> <p>Note – for Any Yes answers specify type, contents, and location (get photo points) (These questions are mostly concerned with contamination – all HUD activities must be “free and clear of contamination” and while it’s important to be able to show there is no site-contamination we also have to keep in mind what the HUD funded project is and the regulatory requirements of the activity)</p>			
Are commercial or industrial hazardous facilities at parcel or within visual sight?	No		



<p>Are there signs of underground storage tanks?</p>	<p>No</p>	
<p>Are any above-ground tanks (relevant to the activities in the IUGF *unless they are a source of contamination) >10 gallons present? If yes, what are the contents and conditions of each tank?</p>	<p>Yes</p>	<p>Cisterns. 2 800-gallon cisterns and 1 500-gallon cistern.</p>
<p>Are 55-gallon drums present? If yes, what are the content and conditions of each tank?</p>	<p>No</p>	
<p>Are abandoned vehicles or electrical equipment present?</p>	<p>No</p>	
<p>Are there any signs of illegal dumping within or next to the applicant parcel?</p>	<p>No</p>	
<p>Is other potential environmentally hazardous debris on the parcel?</p>	<p>No</p>	
<p>Is there non-environmentally hazardous debris on the parcel?</p>	<p>No</p>	
<p>Are any leaks, soil stains, or stressed vegetation present? If yes, what is the source of the staining/stress?</p>	<p>No</p>	



Are there any pungent, foul or noxious odors?	No	
Other Components Related to Project (e.g., gas tanks, cisterns, water tanks, abandoned vehicles, etc.)		
Type	Details	
Are there any potentially hazardous trees that could fall?	No	
Are any bird nests visible?	No	
Are there any animal burrows visible?	No	
Are there any signs of potential/preferred T&E habitat in the area?	No	
Natural Resources (e.g., endemic plants, endangered species, water bodies, wetlands, etc.) {include the ones inside the property and in direct sight view of the site location}		
Type or Species	Description	
Are there any buildings in direct visual sight of the project locations? Take photo and ask applicant when the structure was built)	No	



Structures (e.g., residences, commercial buildings, etc.) {include the ones inside the property and in direct sight view of the site location}		
Built Date	Type of Construction	

❖ Additional Environmental Hazards Analysis		
Based on the above findings, does additional information need to be obtained from the applicant to determine whether an environmental hazard is present?	No	

I verify that I have physically visited this property and that the findings outlined above are accurate.

Inspector Signature
{Inspector Name}
{Inspection Date}

Following pages are used for:
Location Map with parcel boundaries and building point (Aerial base with streets labelled)
Photos taken during inspection, with Date / Type / Direction associated with the photo



Site-Visit Tips:

Tips before going to the field:

1. Confirm with the applicant the appointment the same week, the day prior, or the same day hours before leaving for the site inspection.
2. Check the vehicle, and equipment (e.g. did you download the field map)
3. Don't leave the field without the contact information of the applicant, you may need directions along the way.
4. Make sure you read the Pre-Site Environmental Questionnaire.
 - a. It is good practice to ask the EA writer and the Project Manager (PM) if they want us to pay attention or to ask something in particular.
5. The RFA document might give you what the funds were requested for, this is important because sometimes the applicants will keep talking about the projects, but not mention who's going to pay what.
6. Sign the JHA; make sure the PM has the time to prepare the document.

For the following always take pictures:

1. If there is a sign of site preparation, please ask when it happened and what they did (e.g. grading, filling, etc.)
2. Tree clearing – ask them about permits, and what type of tree it is.
3. When an applicant is not sure about the exact location of the project, make sure you take several overview pictures or a central point with N, E, S, and W views.
 1. Please be prepared to let the applicant know where wetlands are located within their parcel boundaries. This will help ensure they do not try and plan to locate any activities within wetlands (and/or ensure we know which permits will be required).
4. Ask about any organic debris (grasses, dirt, etc.) and other materials such as construction materials, buckets, tarps, etc., and what they plan to do to them.
5. Structures with a direct view of the project (ask when it was built).
6. Natural resources – water bodies, burrows, birds or nests, wetlands, erosion, landslides, etc.

Project #: PR-RGRW-03193	Photographer: Armando Ramos
Location Address: Carr 156 km 56.5 Canabon, Caguas, PR 00725	Coordinates: 18.237089, -66.064404

Photo #: 01	Date: 04/19/20 24	
Photo Direction: Southwest		
Description: Overview of site location for Greenhouse 126x64ft. 500-gallon cistern.		

Photo #: 02	Date: 04/19/20 24	
Photo Direction: South		
Description: Overview of site location for Greenhouse 126x64ft.		

Project #: PR-RGRW-03193	Photographer: Armando Ramos
Location Address: Carr 156 km 56.5 Canabon, Caguas, PR 00725	Coordinates: 18.237089, -66.064404


Photo #: 03	Date: 04/19/20 24	
Photo Direction: Southeast		
Description: Water source for greenhouse.		

Photo #: 04	Date: 04/19/20 24	
Photo Direction: North		
Description: Example for greenhouse applicant will build.		



United States Department of the Interior

FISH AND WILDLIFE SERVICE
Caribbean Ecological Services Field Office
Bayamón | Mayagüez | Maricao | Río Grande | St Croix
P.O. Box 491
Boquerón, Puerto Rico 00622



In Reply Refer to:
FWS/R4/CESFO/72025-Gen

Submitted Via Electronic Mail: jcperez@vivienda.pr.gov

Juan Carlos Pérez-Bofill, PE, MEng.
Director – Disaster Recovery CDBG-DR Program
Puerto Rico Department of Housing
P.O. Box 21365
San Juan, P.R 00928-1365

Re: CDBG-DR PR-RGRW-03193 Cardona Agro-
Industries, LLC, Caguas, Puerto Rico

Dear Mr. Pérez-Bofill

Thank you for your letter dated October 11, 2024, requesting informal consultation on the above referenced project. As per your request, our comments are provided under the Endangered Species Act (Act) (87 Stat. 884, as amended; 16 United States Code 1531 et seq.), and the Fish and Wildlife Coordination Act (48 Stat. 401, as amended; 16 U.S.C. 661 et seq.).

The Puerto Rico Department of Housing (PRDOH) is proposing the purchase and installation of a new hydroponic greenhouse. The proposed structure will be located on a 14.6-acre property at Jardín Botánico William Miranda Marín on PR-156, Km. 56.5, Cañabón (18°14'13.5"N 66°03'51.9"W) in the municipality of Caguas. According to PRDOH, construction of the of the greenhouse will require mowing and grading which will cause ground disturbance, and connection to the electrical source may require some trimming of tree branches, but no tree removal is proposed.

Using the U.S. Fish and Wildlife Service's (Service) Information for Planning and Consultation (IPaC) system, the PRDOH has determined that the proposed project site is located within the range of Puerto Rican boa (*Chilabothrus inornatus*).

PRDOH used the Caribbean Determination Key (DKey) in the IPaC application to evaluate the potential impacts of the proposed project on federally listed species (Project code: 2024-0142760). Based on the answers provided, a consistency letter was obtained for the Puerto Rican boa, which determined that the proposed actions for this project may affect, but is likely to adversely affect (MLAA) this species.

Based on the nature of the project, scope of work, information available, and analysis of the existing habitat (tall grasses with forested areas are adjacent to the north and east of the electrical lines.), PRDOH has determined that the proposed project may affect, but is not likely to adversely affect (NLAA) the Puerto Rican boa instead of the MLAA obtained by using the DKey. Conservation measures developed by the Service will be implemented in case an encounter with this species occur.

We have reviewed the information provided and our files, and concur with PRDOH's determination that the proposed project may affect, but is not likely to adversely affect the Puerto Rican boa with the implementation of the conservation measures.

In view of this, we believe that requirements of section 7 of the Endangered Species Act (Act) have been satisfied. However, obligations under section 7 of the Act must be reconsidered if: (1) new information reveals impact of this identified action that may affect listed species or critical habitat in a manner that was not previously considered; (2) this action is subsequently modified in a manner not previously considered in this assessment; or, (3) a new species is listed, or critical habitat determined that may be affected by the identified action.

Thank you for the opportunity to comment on this project. If you have any questions or require additional information, please contact us via email at caribbean_es@fws.gov or by phone at (786) 244-0081.

Sincerely,

LOURDES
MENA

Digitally signed by
LOURDES MENA
Date: 2025.01.10
15:03:58 -04'00'

Lourdes Mena
Field Supervisor

drr


cc:
SWCA
HUD



**DEPARTAMENTO DE LA VIVIENDA
PROGRAMA RENACER AGRÍCOLA DE PUERTO RICO –
AGRICULTURA URBANA Y RURAL
FORMULARIO SOBRE USO PREVISTO DE LOS FONDOS**

Yo, Jorge Cardona Lizardi, representante autorizado/a para el negocio Cardona Agro-Industries, LLC, con el Caso Número PR-RGRW-03193 para el Programa Renacer Agrícola de Puerto Rico – Agricultura Urbana y Rural (**Programa Renacer Agrícola**), por la presente reconozco que fondos de subvención por la suma de \$100,000.00 se usarán de conformidad con el uso de fondos descrito a continuación.

Además, reconozco que, como parte del proceso de revisión de recibos, el Formulario sobre Uso Previsto de los Fondos será comparado con los recibos recopilados para verificar el cumplimiento con la información provista en dicho formulario.

Item	Equipment Expense Type RGRW	Unmet Need	Initials
Hydroponic greenhouse	Farm Infrastructure (Regrow Only)	\$140,000.00	

\$100,000.00


Total de Uso Previsto de los
Fondos

Además, reconozco y entiendo que:

- El incumplimiento con el uso previsto de los fondos descrito en este Formulario podría requerir el pago de los fondos a Departamento de la Vivienda.
- Los fondos del Programa Renacer Agrícola solo pueden ser utilizados para actividades elegibles y el uso permitido de los fondos, según se establece en las Guías del Programa Renacer Agrícola.
- El Formulario sobre Uso Previsto de los Fondos será revisado por el equipo del Programa Renacer Agrícola y, **si es aprobado**, será el formulario oficial que se utilizará durante el proceso de revisión de los recibos.

Jorge Cardona Lizardi

Nombre



Firma

02/08/2024

Fecha



GOVERNMENT OF PUERTO RICO

STATE HISTORIC PRESERVATION OFFICE

Executive Director | Carlos A. Rubio Cancela | carubio@prshpo.pr.gov

Wednesday, August 21, 2024

Lauren B Poche

269 Avenida Ponce de León, San Juan, PR, 00917

SHPO-CF-07-25-24-11 PR-RGRW-03193 (Caguas), Cardona Agro-Industries, LLC

Dear Ms. Poche,

Our Office has received and reviewed the above referenced project in accordance with 54 USC 306108 (commonly known as Section 106 of the National Historic Preservation Act, as amended) and 36 CFR Part 800: Protection of Historic Properties from the Advisory Council on Historic Preservation. The State Historic Preservation Officer (SHPO) is to advise and assist federal agencies and other responsible entities when identifying historic properties, assessing effects upon them, and considering alternatives to avoid or reduce the project's effects.

Our records support your finding of no historic properties affected within the project's area of potential effects.

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

Sincerely,

Carlos A. Rubio Cancela

State Historic Preservation Officer

CARC/GMO/OJR



Cuartel de Ballajá (Tercer Piso), Calle Norzagaray, Esq. Beneficencia, Viejo San Juan, PR 00901 | PO Box 9023935, San Juan, PR 00902-3935



GOVERNMENT OF PUERTO RICO
DEPARTMENT OF HOUSING

April 30, 2024

Arch. Carlos A. Rubio Cancela

Executive Director

Puerto Rico State Historic Preservation Office

Cuartel de Ballajá, Third Floor

San Juan, Puerto Rico 00901

Re: Authorization to Submit Documents for Consultation

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 review services, among others, that will support the objectives of the agenda for both CDBG-DR and CDBG -MIT Programs.

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,

Aldo A. Rivera Vázquez, PE

Director

Division of Environmental Permitting and Compliance

Office of Disaster Recovery

July 25, 2024

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

Section 106 NHPA Effect Determination Submittal: PR-RGRW-03193 – Cardona Agro-Industries, LLC – Carretera 156 km 56.5 Cañabón, Caguas, Puerto Rico – *No Adverse Effect*

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). On February 9, 2018, an allocation of Community Development Block Grant - Disaster Recovery (CDBG-DR) funds were 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, HORNE is submitting documentation for activities proposed by Cardona Agro-Industries, LLC., located at Carretera 156 km 56.5 Cañabón, in the municipality of Caguas. The undertaking for this project includes the purchase and installation of a hydroponic greenhouse in a previously disturbed area of approximately 126 feet (ft) by 64 ft (8,064 square feet [sq ft]), where a nursery was located until it was demolished in Hurricane Maria. The foundation, included as part of the hydroponic greenhouse package, will consist of a combination of concrete, gravel, and fiber material throughout the space and will be a maximum depth of 2 ft, which will require some minor grading. The greenhouse will be anchored by posts that will also be a maximum of 2 ft deep and will consist of 1 ft by 1 ft concrete holes. The location chosen for the hydroponic greenhouse (18.236969, -66.06456) is a previously disturbed area that

used to be a plant nursery and is currently covered in tall grasses that will be mowed to allow for minor grading and leveling.

Water will be connected to the greenhouse through above-ground lines and will come from a pre-existing above-ground water connection (18.23771060, -66.06395420) approximately 265 ft away from the greenhouse. The connection will be made with a garden hose and the water provider is AAA. Electricity will also be connected to the greenhouse from a nearby source through above-ground lines approximately 690 ft away; the electricity provider is Luma. The aerial lines may require some tree branch trimming, but it will not result in substantial loss on any individual tree, and tree topping or removal will not be necessary. The applicant plans to switch to solar panels in the future.

Three previously identified archaeological sites are either within or adjacent to the 14.61-acre parcel; none are located within or adjacent to the proposed Area of Potential Effect (APE). In addition, APE was previously disturbed by the construction of a nursery building that was leveled by Hurricane Maria in 2017. Lastly, vegetation screens the project area from view of those portions of the Ruinas Central San Jose/Hacienda San Jose located 0.15 miles north of the project area. Based on the submitted documentation, the Program requests a concurrence that a finding of no adverse effect is appropriate for this proposed project.

Please contact me by email at lauren.poche@horne.com or phone at 225-405-7676 with any questions or concerns.


Kindest regards,

A handwritten signature in cursive script that reads 'Lauren Bair Poche'.

Lauren Bair Poche, M.A.

Architectural Historian, EHP Senior Manager
LBP/JLE

Attachments

PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM REGROW PUERTO RICO PROGRAM Section 106 NHPA Effect Determination		
Applicant: Cardona Agro-Industries, LLC		
Case ID: PR-RGRW-03193		City: Caguas


Project Location: Carretera 156 km 56.5 Cañabón, Caguas, PR 00725	
Project Coordinates: (as provided by applicant during field visit)	
Greenhouse: 18.236969, -66.06456	
Area of Potential Above Ground Water Connection: 18.237262, -66.064248	
Area of Potential Above Ground Electrical Connection: 18.237547, -66.063969	
TPID (Número de Catastro): 224-000-005-17-000	
Type of Undertaking: <input type="checkbox"/> Substantial Repair/Improvements <input checked="" type="checkbox"/> New Construction	
Construction Date (AH est.): N/A (no existing development at project location)	Property Size (acres): 14.61 acres total Greenhouse: 0.1851 acre (8,064 sq ft) Area of Potential Above Ground Water Connection: 0.1743 acre (7,594 sq ft) Area of Potential Above Ground Electrical Connection: 0.4616 acre (20,109 sq ft)

SOI-Qualified Architect/Architectural Historian: Adam Sullins, MLA, and Ella McIntire, MA
Date Reviewed: May 17, 2024
SOI-Qualified Archaeologist: Delise Torres Ortiz, MA
Date Reviewed: May 28, 2024

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)

The proposed project includes the purchase and installation of a hydroponic greenhouse in a previously disturbed area, approximately 126 feet (ft) by 64 ft (8,064 square feet [sq ft]), where a nursery was located until it was demolished in Hurricane Maria. The proposed greenhouse will be within the existing footprint and will be at minimum 6,144 sq ft and at maximum 8,064 sq ft with a maximum height of approximately 29 ft. The foundation, included as part of the hydroponic greenhouse package, will consist of a combination of concrete, gravel and fiber material throughout the space and will be a maximum depth of 2 ft which will require some minor grading. The greenhouse will be made of an impermeable plastic covering and sides with approximately 80-120 pillars/posts throughout the project footprint. Each of the pillars/poses will serve to anchor the greenhouse and will have a maximum depth of 2 ft and will consist of 1 ft by 1 ft concrete holes.

PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM ReGROW PUERTO RICO PROGRAM Section 106 NHPA Effect Determination	
Applicant: Cardona Agro-Industries, LLC	
Case ID: PR-RGRW-03193	City: Caguas

One location was chosen for the hydroponic greenhouse (18.236969, -66.06456) which is a previously disturbed area that used to be a plant nursery and is currently covered in tall grasses that will be mowed to allow for minor grading and leveling.

Water will be connected to the greenhouse through above ground lines and will come from the pre-existing above ground water connection (18.23771060, -66.06395420) approximately 265 ft away from the greenhouse. The connection will be made with a garden hose and the water provider is AAA.

Electricity will also be connected to the greenhouse from an existing source (18.2386, -66.0631) through above ground lines approximately 690 ft away; the electricity provider is Luma. The aerial lines may require some tree branch trimming, but it will not result in substantial loss on any individual tree and tree topping or removal will not be necessary. The applicant plans to switch to solar panels in the future.


The proposed project will have minimal ground disturbance with minor grading and mowing of tall grasses throughout the area. The project area was previously cleared for the land to be used as a plant nursery therefore an access road is already in place and no tree clearing or tree topping is necessary for the installation of the greenhouse. Some pruning of trees may occur in the proposed area for the aerial electrical connection. The applicant rents the property for agricultural purposes at all utility connections originate on the neighboring property under the same ownership. No acquisition or land conversion is required.

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 hydroponic greenhouse and utilities plus a 15-meter horizontal buffer to allow for some variation in final placement during construction 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 archaeologist meeting the Secretary of the Interior’s Professional Qualification Standards (36 CFR Part 61) who searched the records at the SHPO and the Instituto de Cultura Puertorriqueña which shows that there are six (6) previously recorded archaeological sites within a half-mile (mi) radius of the project


PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM REGROW PUERTO RICO PROGRAM Section 106 NHPA Effect Determination	 <small>GOVERNMENT OF PUERTO RICO DEPARTMENT OF HOUSING</small>
Applicant: Cardona Agro-Industries, LLC	
Case ID: PR-RGRW-03193	City: Caguas

location. Four (4) of the sites are classified as Pre-Columbian while two (2) are Historic. There are no previously identified sites within the project area. A total of 28 previous cultural resource evaluations have been conducted within the 0.5-mi review radius. Twenty-five of these are archaeological surveys; three (3) are Section 106 studies. The sites and evaluations are summarized below in Table 1.

SHPO#CS-9 (CS0100009) or ICP-CAT-CS-9 is located 0.08 and 0.11 mi southeast of the project location within the property lines. The pre-Columbian site, Confluencia Cagüitas y Quebrada Aguacate, corresponds to an alluvial valley with simple petroglyphs. SHPO#CS-8 (CS0100008) or ICP-CAT-CS-8 is located 0.04 and 0.05 mi northeast of the project area and refers to the Pre-Columbian site Petroglifos Las Canoas. This site is close to a body of water and contains multiple anthropomorphic petroglyphs of children with angry faces and encapsulated bodies; others have simple faces, and a few have perforations. The investigators associated the site with Cagüitas, discussed below. The Hacienda San José, SHPO#H-2 (CS0100038) or ICP-CAT-CS-25, is located 0.15 and 0.29 mi north-northeast from the project area. The historical site corresponds to a nineteenth and twentieth-century coffee and sugar cane farm. The remains of a structure used in the clarification and evaporation process for sugar cane juice were found among the features and are present in the Jardín Botánico y Cultural de Caguas William Miranda Marín. SHPO#CS-2 (CS0100002) is located 0.23 mi southeast of the project area and is known as Cagüitas, an extensive pre-Columbian site with approximately 13,345 artifacts. Among the cultural resources found, the archaeologists found ceramics, lithics, game tokens, trigonolith or *Cemí*, ceramic tokens, body ornaments, burials, and funerary objects. In 1987, the site became scattered due to the expansion of the municipal cemetery. SHPO#CS-10 (CS0100010) or ICP-CAT-CS-10, Petroglifo Quebrada Algarrobos, is located 0.23 mi southwest of the project area and was associated with site Cagüitas. Lastly, SHPO#H-7 (CS0100030) at 0.34 mi northwest consists of a historical site with late 19th and 20th-century artifacts called BA Site 1.

There are five (5) surveys within the property lines: ICP-CAT-CS-97-14-04, ICP-CAT-CS-00-27-02, ICP-CAT-CS-98-17-07, SHPO#09-19-96-02, and ICP-CAT-CS-02-23-07/SHPO#11-18-03-04.


ICP-CAT-CS-97-14-04 is an addendum to the report ICP-CAT-CS-97-12-05 detailing the shovel testing for the project, which delivered pre-Columbian and historical findings. ICP-CAT-CS-00-27-02 is a Phase II evaluation to determine the eligibility of the sites CS-9 and CS-10 for the National Register of Historic Places in 2000. ICP-CAT-CS-98-17-07 corresponds to a 1997 extension of Phase IB conducted on site CS-13 located on the San José farm or Hacienda San Jose. The survey extension resulted in negative findings. The project SHPO#09-19-96-02 subsumes three different reports under the same code: (a) Urb. Finca San José, Carr. 156, Bo. Cañabón (ICP-CAT-CS-96-12-05), (b) Finca San José, Bo. Cañabón – IB extendida (ICP-

PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM REGROW PUERTO RICO PROGRAM Section 106 NHPA Effect Determination	
Applicant: Cardona Agro-Industries, LLC	
Case ID: PR-RGRW-03193	City: Caguas

CAT-CS-98-17-07), and (c) Desarrollo Finca Puig (ICP-CAT-CS-99-18-05). The survey Urb. Finca San José, Carr. 156, Bo. Cañabón (ICP-CAT-CS-96-12-05) is a 1996 Phase IA-IB archaeological study that presents multiple structures associated with Hacienda San José and subsurface pre-Columbian and historical findings. The survey titled Finca San José, Bo. Cañabón – IB extendida (ICP-CAT-CS-98-17-07) was previously discussed. And Desarrollo Finca Puig (ICP-CAT-CS-99-18-05) was a Phase IA-IB conducted in 1998 with negative findings. Finally, ICP-CAT-CS-02-23-07 is a 2002 Phase IB survey with three specific areas of study, which were divided and recorded in SHPO as SHPO#11-18-03-04, and it is titled Parque Criollo y Jardín Botánico del Turabo - Construcción entrada estacionamientos y lago artificial (Antigua Hacienda San José). Two areas resulted in positive historical findings: Area A – brick and masonry culvert and Area C – brick and masonry floor. The investigators recommended monitoring Area B and more studies for Areas A and C.

There are 25 archaeological surveys within the 0.5-mi radius of the project location. Twenty of these surveys were positive – seven (7) pre-Columbian, four (4) historical, and nine (9) multicomponent. One (1) of the positive surveys, SHPO#08-12-88-02 or Valle del Río Cagüitas, was conducted 0.03 mi north and 0.40 mi southeast of the project area as a Historical Preservation Fund study in 1984. The positive surveys are a result of two main sites, Cagüitas (CS-2) and Hacienda San José, which were discussed previously and are detailed in Table 1. Four (4) of the surveys conducted resulted in negative findings – ICP-CAT-CS-06-29-07, SHPO#11-29-10-01, SHPO#09-19-96-02 (ICP-CAT-CS-99-18-05), SHPO#07-11-96-03 or ICP-CAT-CS-96-12-07. There are three (3) Section 106 within the 0.5-mi radius of the project area. SHPO#11-14-00-02 at 0.22 mi northeast of the project location was conducted in 2015 and 2016 to improve the drainage alongside the Aguas Buenas-Caguas Carretera, PR-156 to PR-796. The determination on this Section 106 has not been updated in SHPO's database. The information includes a special letter, a receipt, and a field visit, but no conclusion has been reached. However, the study is adjacent to CS-2 (CS0100002), which is a pre-Columbian site where a burial, ceramics, and lithics were found, and it was mentioned previously in this form. SHPO#03-18-11-03 is 0.30 mi northeast of the project area, and it was conducted in 2011 to install security cameras with no cultural resources found. Lastly, in 2011, SHPO#11-29-10-01 was conducted 0.34 mi north of the project location with a survey using the same code for constructing a military reserve center with no cultural resources found.

The proposed project is located in a suburban, floodplain area in the center-east portion of the island at an elevation of 281 ft (86 meters [m]) above mean sea level. Per the USGS/NRCS Web Soil Survey, the project area crosses four (4) mapped soil series: JuD (Juncos clay, 12 to 20 percent slopes); RoB (Rio Arriba clay, 2 to 5 percent slopes); RoC2 (Rio

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: Cardona Agro-Industries, LLC	
Case ID: PR-RGRW-03193	City: Caguas


Arriba clay, 5 to 12 percent slopes, eroded); and To (Toa silty clay loam, 0 to 2 percent slopes, occasionally flooded). The project area APE is in the northwest portion of the municipality of Caguas. The general project area is located on gentle slopes with pastures north, a river flood plain northeast and southwest, and residential neighborhoods northwest and southeast. The closest freshwater source is a tributary of Río Cagüitas, located 0.07 mi (0.12_ kilometers [km]) east of the project area. The north coast is approximately 15 mi (24 km) from the project area.

Identification of Historic Properties - Architecture

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 the project area is not within the boundaries of any existing National Register of Historic Places (NRHP)-eligible or listed Traditional Urban Center or Historic District.

The project area is within the western portion of the city of Caguas, along the floodplain of the Quebrada Algarrobo near the confluence of the Rio Cagüitas. The project site is currently undeveloped and is within a clearing, although trees and other dense tropical vegetation dominate the floodplain nearby to the east and north. Densely developed residential neighborhoods that include buildings up to three stories tall along curvilinear streets are within 800 ft to the northwest and southeast. These developments were constructed in the 2000s (Google Earth). El Jardín Botánico y Cultural William Miranda Marín is approximately 400 ft to the northeast, with Highway 156 beyond. The nearest urbanized development that is of historic age was built between 1962 and 1977, 0.9 mi east of the project location (aerial imagery). Smaller historic developments of historic age are within 0.5 mile and are discussed below.

There are three (3) Section 106 within the 0.5-mi radius of the project area (SHPO#11-14-00-02, SHPO#03-18-11-03 and SHPO#11-29-10-01). See the Archaeology section above or Table 1 below for a summary of the evaluations and findings. Two (2) archaeological sites with historic components are within the review radius. One of the two previously recorded historic archaeological sites is the Ruinas Central San Jose/Hacienda San Jose (SHPO#H-2 [CS100038], ICP-CAT-CS-25), which is 0.34 mi to north-northeast of the project location, within the El Jardín Botánico y Cultural William Miranda Marín. In addition to archaeological materials, the 19th to 20th Century (ca. 1895-1910) site retains standing historic buildings that are potentially eligible for the NRHP. Aerial images from 1962 through today support that associated historic buildings remain intact at the site (historicaerials.com, Google Earth). The other previously recorded archaeological site that was identified as historic is SHPO#H-7 (CS0100030), which is 0.38 mi to the northwest. The site was evaluated as an artifact scatter

PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM REGROW PUERTO RICO PROGRAM Section 106 NHPA Effect Determination		
Applicant: Cardona Agro-Industries, LLC		
Case ID: PR-RGRW-03193	City: Caguas	

with poor integrity, with likely association with a house and mill site located 500 m to the east. The described location of the house and mill site corresponds with the location of the Ruinas Central San Jose/Hacienda San Jose, which is described above.

A review of historic aerial imagery supports that a ca. 1970 building was approximately 0.15 mi to the northwest of the project location. However, dense suburban development currently surrounds this area, indicating that the ca. 1970 building is enveloped within recent development or has been demolished. Accordingly, the proposed greenhouse and utility line project will have no adverse effect on the ca. 1970 building and Site SHPO#H-7 (CS0100030).

The project location is within a clearing and will be visible from limited directions and distances. However, dense riparian overstory vegetation along the Rio Caguitas and Quebrada Algarrobo is expected to block the viewshed of the proposed greenhouse and utilities from Ruinas Central San Jose/Hacienda San Jose (SHPO#H-2 [CS100038], ICP-CAT-CS-25), which is 0.34 mi to north-northeast of the project location. The local setting has been significantly altered by dense, recent suburban development.

Agency File ID	Distance (miles {mi}) & direction	Title	Type Identifier	Year recorded	Finding
Sites					
SHPO#CS-9 (CS0100009); ICP-CAT-CS-9; CS-9	within the property	Confluencia Cagüitas y Quebrada Aguacate	Site	1984	Positive
SHPO#CS-8 (CS0100008); ICP-CAT-CS-8; CS-8	0.04 and 0.05 mi, northeast	Petroglifos Las Canoas	Site	1890; 1981; 1984	Positive
SHPO#H-2 (CS0100038); ICP-CAT-CS-25	0.15 and 0.29 mi, north	Ruinas Central San Jose / Hacienda San Jose	Site	1979; 1996; 1997; 1998; 2001	Positive



Applicant: Cardona Agro-Industries, LLC

Case ID: PR-RGRW-03193

City: Caguas

SHPO#CS-10 (CS0100010); ICP-CAT-CS-10	0.23 mi, south	Petroglifo Quebrada Algarrobos	Site	1984	Positive
SHPO#CS-2 (CS0100002)	0.23 mi, northeast	Cagüitas	Site	1979; 1992	Positive
SHPO#H-7 (CS0100030)	0.34 mi, northwest	BA Site 1	Site	1992	Positive

Archaeological Surveys within the Property Lines

ICP-CAT-CS-97-14-04	within the property	Catálogo de Pruebas de Pala Proyecto Desarrollo Residencial Finca Jiménez Apéndice B	Survey-Phase IA-IB (Addendum)	1997	Positive
ICP-CAT-CS-00-27-02	within the property	Petroglifos CS-09 y CS-10 (Determinación Elegibilidad al Registro Nacional de Lugares Históricos) Proyecto Los Prados	Survey – Phase II	2000	Positive
ICP-CAT-CS-98-17-07	within the property	Area B - Finca San José	Survey - Phase IB	1998	Positive
SHPO#09-19-96-02	within the property	Urb. Finca San José, Carr. 156, Bo. Cañabón	Survey - Phase IA-IB	1996	Positive
SHPO#11-18-03-04; ICP-CAT-CS-02-23-07	within the property	Parque Criollo y Jardín Botánico del Turabo - Construcción Entrada Estacionamientos y Lago Artificial (Antigua Hacienda San José); Construcción de una Plaza Urbana de Producción Agrícola, Caguas, Puerto Rico	Survey - Phase IB	2002	Positive

Archaeological Surveys and Section 106 Studies within 0.5 Mile



Applicant: Cardona Agro-Industries, LLC

Case ID: PR-RGRW-03193

City: Caguas

SHPO#08-12-88-02	0.03 mi, north	Valle del Río Cagüitas	Survey - HPF	1984	Positive
SHPO#11-18-03-04	0.08 mi, north	Parque Criollo y Jardín Botánico del Turabo - Construcción entrada estacionamientos y lago artificial (antigua Hacienda San José)	Survey - Phase IB	2002	Positive
ICP-CAT-CS-92-06-02	0.10 mi, northeast	Yacimiento Cagüitas (CS-2): Proyecto Relocalización de PR-156 Caguas-Aguas Buenas	Phase III	1992	Positive
SHPO#11-18-03-04 & ICP/CAT-CS-02-23-07	0.17 mi, northeast; 18 mi, east; 0.20 mi, northeast	Cagüitas CS-2	Survey - Phase III	1999	Positive
SHPO#11-18-03-04 & ICP/CAT-CS-02-23-07	0.18 mi, north	Construcción de una Plaza Urbana de Producción Agrícola, Caguas, Puerto Rico	Survey	2002	Positive
ICP/CAT-CS-09-36-02	0.18 mi, northeast	Troncal Sanitaria Aguas Buenas Caguas, Caguas, Puerto Rico	Survey - Phase II	2009	Positive
SHPO#11-14-00-02	0.22 mi, northeast	Troncal Sanitaria Aguas Buenas-Caguas Car. PR-156 a PR-796	Section 106 - Lines	2015; 2016	Under revision
ICP-CAT-AB-00-03-05	0.22 mi, northeast	Troncal Sanitaria Aguas Buenas - Caguas Carr. PR-156 a PR-796	Survey - Phase IB	2000	Positive
SHPO#04-03-87-01; ICP-CAT-CS-89-03-02	0.24 mi, east	P.R. 156. Caguas-Aguas Buenas	Survey Phase IB and II	1988; 1989	Positive



Applicant: Cardona Agro-Industries, LLC

Case ID: PR-RGRW-03193

City: Caguas

SHPO#04-03-87-01; ICP-CAT-CS-89-03-02	0.25 mi, east	P.R. 156. Caguas-Aguas Buenas	Survey Phase IB and II	1988; 1989	Positive
SHPO#04-03-87-01	0.25 mi, north	Improvements and relocation of P.R. 156 Caguas to Aguas Buenas	Survey - Phase IA-IB	1987	Positive
ICP-CAT-CS-02-26-04	0.25 mi, east	Informe Arqueológico de un segmento de la PR-156 (Yacimiento Cagüitas/CS-2);	Survey - Phase IA	2002	Positive
No SHPO #	0.25 mi, northwest	Cultural Resources Survey of Two Disposal Sites and a Debris Basin, Río de Cagüitas	Survey - Phase IA-IB	1992	Positive
11-18-03-04 (Phase III)	0.26 mi, east	Cagüitas CS-2	Survey - Phase III	1999	Positive
SHPO#07-26-84-01; ICP-CAT-CS-84-01-02	0.26 mi, northeast	Urb. Parque del Monte I	Survey IB	1982	Positive
SHPO#07-26-84-01; ICP-CAT-CS-84-01-02	0.26 mi, northeast	Urb. Parque del Monte I (84-46-0856 JPU)	Survey - IA-IB	1984	Positive
SHPO#04-03-87-01; ICP/CAT-CS-89-03-02	0.26 mi, east	P.R. 156. Caguas-Aguas Buenas	Survey Phase IB and II	1988; 1989	Positive
SHPO#03-12-91-06	0.28 mi, east	Caguas Region Waste Water Facilities System	Phase IA	1991	Positive
ICP-CAT-CS-91-05-03	0.29 mi, northeast	Construcción Avenida Zafiro Desde La PR-1 Hasta La Intersección Con La PR-156	Survey - Phase IA-IB	1991	Positive
SHPO#03-18-11-03	0.30 mi, northeast	Instalación Sistema de Cámaras de Vigilancia	Section 106 - Points	2011	Negative




Applicant: Cardona Agro-Industries, LLC

Case ID: PR-RGRW-03193

City: Caguas

ICP-CAT-CS-06-29-07	0.32 mi, north	Los Farallones Bo. Cañabón Caguas, Puerto Rico	Survey – Phase IA-IB	2006	Negative
SHPO#11-29-10-01	0.33, north	Proposed Caguas Army Reserve Center	Survey – Phase IA-IB	2011	Negative
SHPO#11-29-10-01	0.34 mi, north	Proposed Military Construction ARMY Reserve Project	Section 106 – Polygons	2011	Negative
SHPO#08-12-88-02	0.40 mi, southeast	Valle del Rio Cagüitas	Survey - HPF	1984	Positive
ICP-CAT-CS-06-29-05	0.43 mi, northwest	Escuela Católica Elemental Notre Dame Barrio Cañabón, Caguas, Puerto Rico	Survey – Phase IA-IB	2006	Positive
SHPO#09-19-96-02; ICP-CAT-CS-99-18-05	0.43 mi, northwest	Desarrollo Finca Puig	Survey – Phase IA-IB	1999	Negative
ICP-CAT-CS-00-27-03	0.45 mi, southeast	Yacimiento Cagüitas (CS-2) Análisis de Elegibilidad al Registro Nacional de Lugares Históricos	Survey – Phase II	2000	Positive
ICP-CAT-CS-04-25-01; ICP-CAT-CS-03-24-06	0.46 mi, northeast	Phase IA - Escuela Superior Vocacional República de Costa Rica; Phase IB - Escuela Vocacional	Survey Phase IA - 2003; Phase IB -2004		Positive
SHPO#07-11-96-03; ICP-CAT-CS-96-12-07	0.49 mi, east	Pabellón del deporte	Survey – Phase IA-IB	1996	Negative
ICP-CAT-CS-15-37-04	0.49 mi, southeast	Demolición de Estructura Abandonada	Survey – Phase IA	2015	Positive
SHPO#04-29-98-03	0.50 mi, southeast	Estudio Arqueológico Fase II Petroglíficos CS-09 y CS-10 (Determinación	Survey – Phase II	2000	Positive

PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM REGROW PUERTO RICO PROGRAM Section 106 NHPA Effect Determination			
Applicant: Cardona Agro-Industries, LLC			
Case ID: PR-RGRW-03193		City: Caguas	

		de Elegibilidad al Registro Nacional de Lugares Históricos) Proyecto Los Prados Bo. Cañabon, Caguas			
--	--	-----------------------------------------------------------------------------------------------------	--	--	--


Determination

The following historic properties have been identified within the APE:

- Direct Effect:
 - None
- Indirect Effect:
 - None

Based on the results of our historic property identification efforts, the Program has determined that project actions will not affect any historic properties that compose the Area of Potential Effect. The project area is not within or adjacent to the boundaries of any National Register of Historic Places (NRHP)-eligible or listed historic district or Traditional Urban Center. There are twenty (20) reported archaeological materials or significant cultural properties within a half-mile radius of the proposed project location. Please refer to Table 1 for more information. Three (3) archaeological sites are within or adjacent to the parcel in which the Area of Potential Effect of case PR-RGRW-03193 is located (SHPO#CS-9 [CS0100009] or ICP-CAT-CS-9, SHPO#CS-8 [CS0100008] or ICP-CAT-CS-8, and SHPO#H-2 [CS0100038] or ICP-CAT-CS-25). Additionally, there are three (3) sites within a 0.5-mile radius of the project area: SHPO#CS-10 (CS0100010) or ICP-CAT-CS-10, SHPO#CS-2 (CS0100002), and SHPO#H-7 (CS0100030). The closest freshwater body is approximately 0.07 mi (0.12 km) east of the project area. The size of the proposed project activities is small (0.8211 acres or 35,767 square feet [sq ft]) and agricultural practices and the construction of public roads, residential structures, agricultural infrastructure have impacted the surrounding terrain. Historic buildings are within 0.5 mi of the project area at the Ruinas Central San Jose/Hacienda San Jose; however, dense vegetation will shield the view from the historic site to the proposed greenhouse and utility lines. Although, dense, recent suburban development in the surrounding area has already had an visual impact on any historic setting; the current project will not have a visual impact due to screening by vegetation.

The proposed project is located largely within the footprint of an earlier structure and will have minimal new ground disturbance with minor grading and mowing of tall grasses throughout the area and installation of posts to support the greenhouse. The project area was previously cleared for the land to be used and a plant nursery occupied the location until 2017; therefore, an access road is already in place and no tree clearing or tree topping is necessary for the installation of the greenhouse. Due to the minimal ground disturbance with previously disturbed soils and existing vegetative screening, no adverse effect will occur to historic properties in the area.

PUERTO RICO 2017 DISASTER RECOVERY, CDBG-DR PROGRAM ReGROW PUERTO RICO PROGRAM Section 106 NHPA Effect Determination	
Applicant: Cardona Agro-Industries, LLC	
Case ID: PR-RGRW-03193	City: Caguas

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

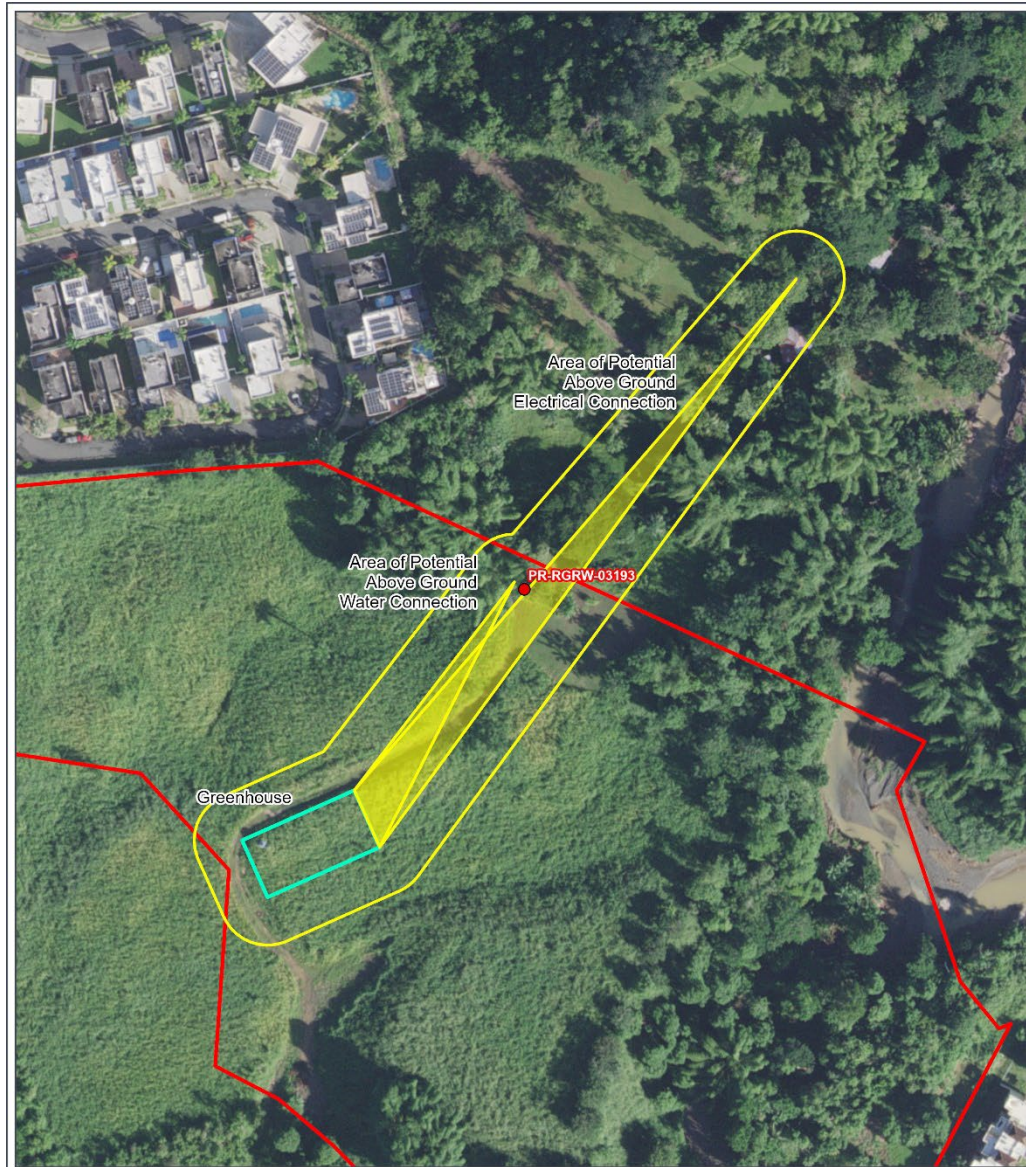
The Puerto Rico Department of Housing requests that the Puerto Rico SHPO concur that the following determination is appropriate for the undertaking (Choose One):

- 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"/> Concurs with the information provided. <input type="checkbox"/> Does not concur with the information provided.	
Comments: 	
Carlos Rubio-Cancela State Historic Preservation Officer	Date:

Project (Parcel) Location – Area of Potential Effect Map (Aerial)



REGROW PROGRAM

Project Location Area of Potential Effects (APE) Map

Applicant ID: PR-RGRW-03193



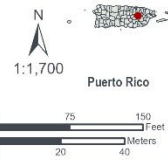
- Site
- ▭ Site Parcel
- ▭ Project Footprint (Option)
- ▭ Above Ground Utilities Location
- ▭ APE (Buffer (15-meters))

Jardin Botanico William Miranda
Marin Carr 156 km 56.5 Canabon
Caguas, Puerto Rico 00725

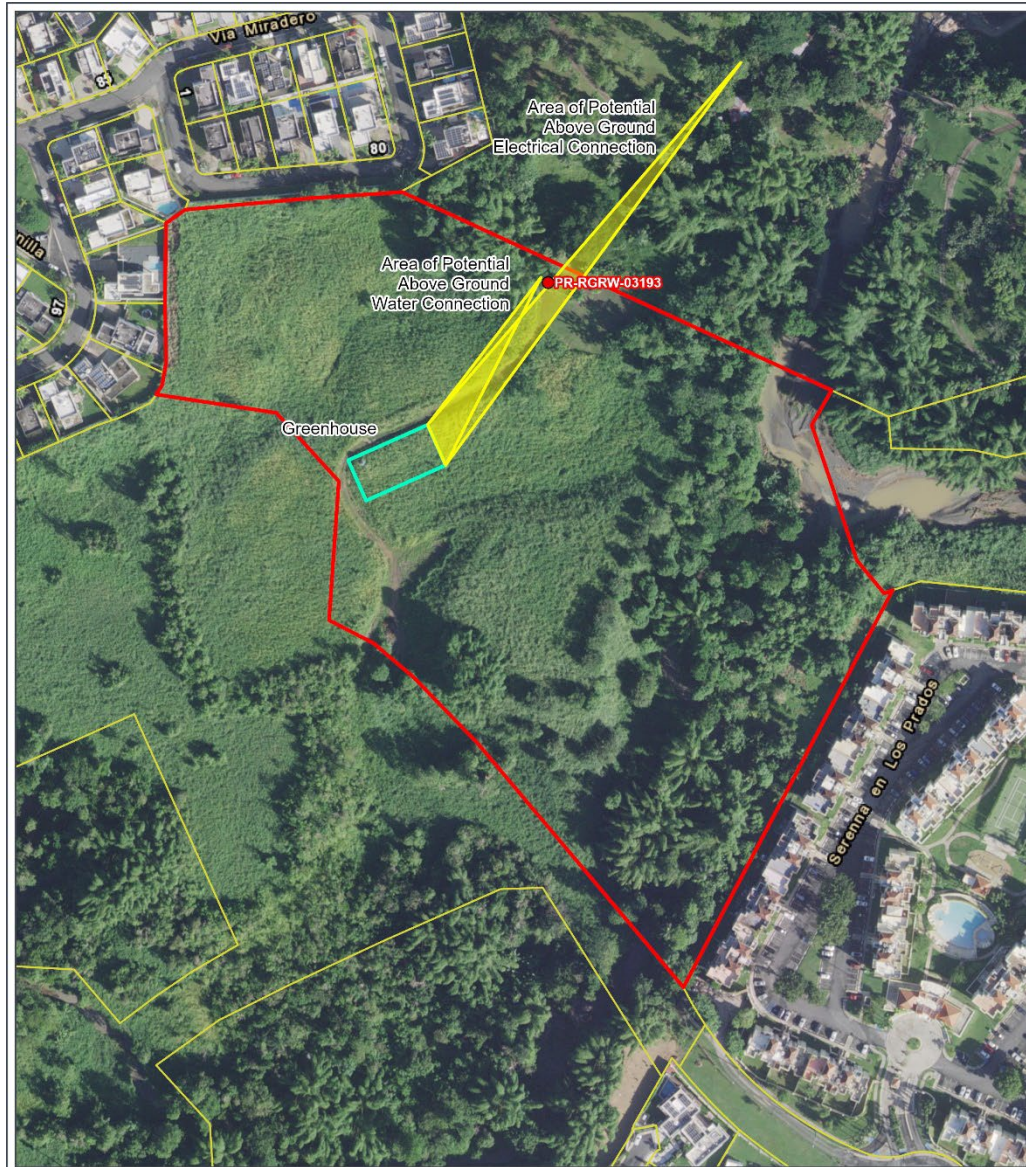
Parcel ID: 224-000-005-17-000
Parcel Center:
66.063927°W 18.237687°N

Base Map: USA NAIP Imagery
Imagery Year: 2022

Updated: 4/22/2024
Layout: APE
Aprx: 72428_RegrowTier2Maps



Project (Parcel) Location - Aerial Map



REGROW PROGRAM

**Figure A-2:
Site Vicinity**

Applicant ID: PR-RGRW-03193

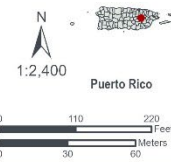


- Site
- ▭ Site Parcel
- ▭ Project Footprint (Option)
- ▭ Above Ground Utilities Location

Jardin Botanico William Miranda
Marin Carr 156 km 56.5 Canabon
Caguas, Puerto Rico 00725

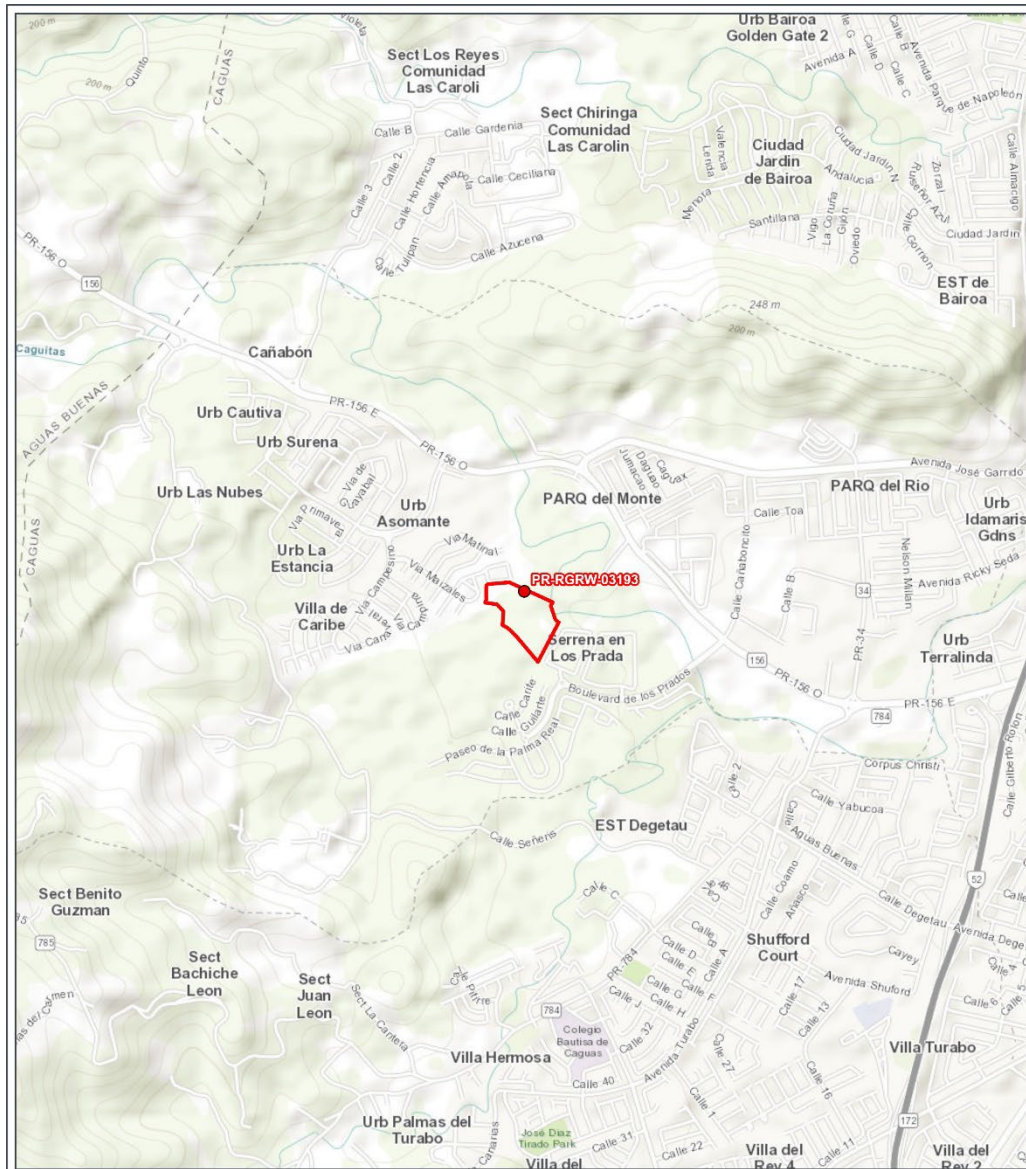
Parcel ID: 224-000-005-17-000
Parcel Center:
66.064028°W 18.236462°N

Base Map: USA NAIP Imagery
Imagery Year: 2022
Updated: 4/22/2024
Layout: Site Vicinity
Apx: 72428_RegrowTier2Maps





Project (Parcel) Location - USGS Topographic Map



REGROW PROGRAM

Figure A-1:
Site Location

Applicant ID: PR-RGRW-03193

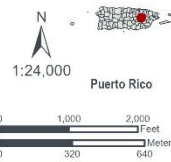


- Site
- ▭ Site Parcel

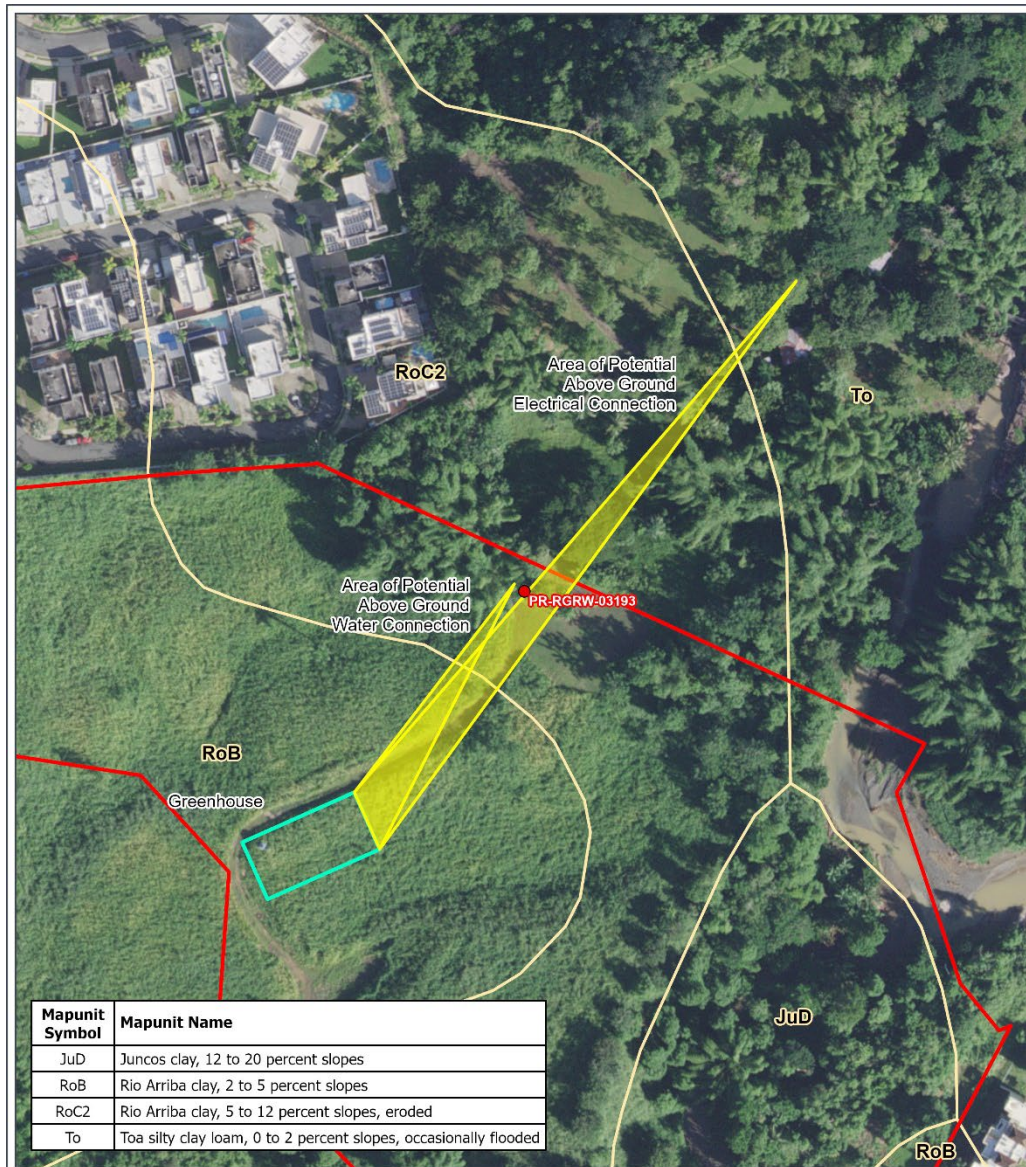
Jardin Botánico William Miranda
Marin Carr 156 km 56.5 Canabon
Caguas, Puerto Rico 00725

Parcel ID: 224-000-005-17-000
Parcel Center:
66.063927°W 18.237687°N

Base Map: ESRI ArcGIS Online,
accessed May 2024
Updated: 6/3/2024
Layout: Site Location
Aprx: 72428_RegGrowTier2Maps



Project (Parcel) Location – Soils Map (Only if Archaeology Review is Required)



Mapunit Symbol	Mapunit Name
JuD	Juncos clay, 12 to 20 percent slopes
RoB	Rio Arriba clay, 2 to 5 percent slopes
RoC2	Rio Arriba clay, 5 to 12 percent slopes, eroded
To	Toa silty clay loam, 0 to 2 percent slopes, occasionally flooded

REGROW PROGRAM

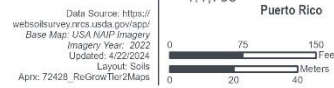
USDA Soils Map

Applicant ID: PR-RGRW-03193

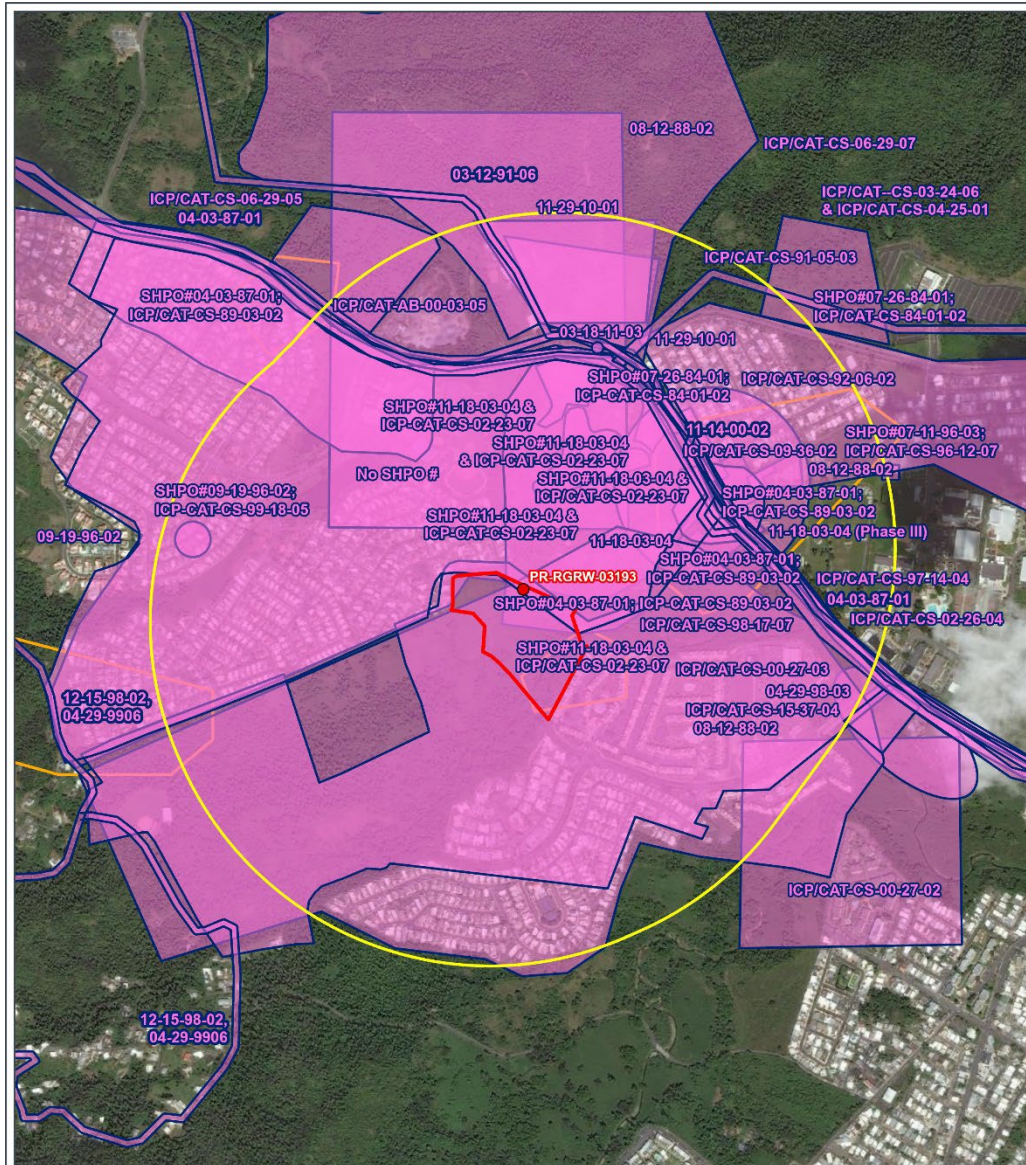


- Site
- ▭ Site Parcel
- ▭ Project Footprint (Option)
- ▭ Above Ground Utilities Location
- ▭ Soil Mapunit

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 Parcel Center:
 66.063927°W 18.237687°N



Project (Parcel) Location with Previous Investigations - Aerial Map



REGROW PROGRAM

Previous Investigation Map

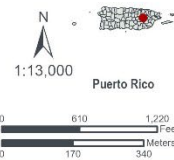
Applicant ID: PR-RGRW-03193



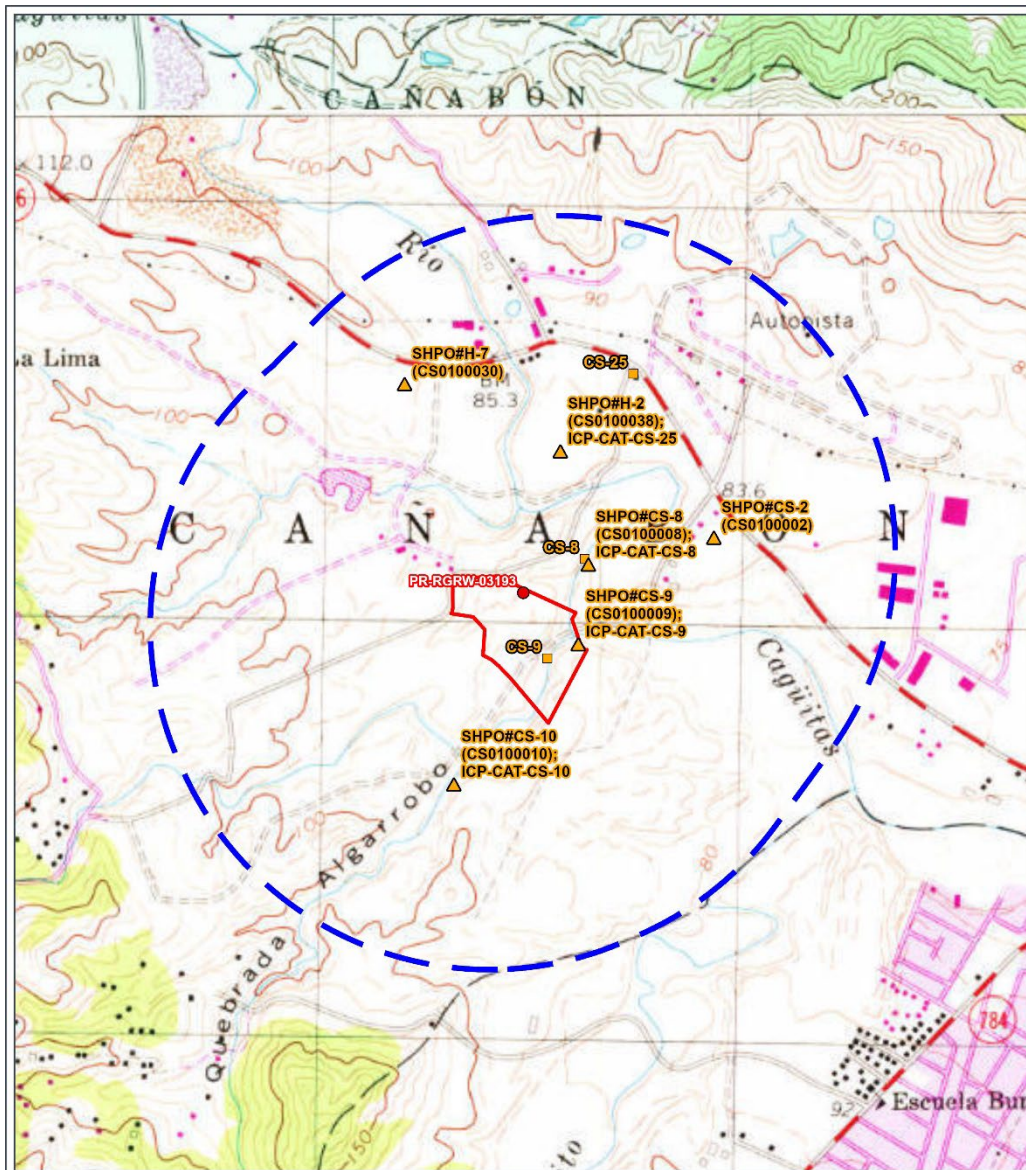
- Site
- Site Parcel
- Project Footprint (Option)
- Buffer (0.5-mile)
- Previously Recorded Survey
- MIPR Arqueologia
- Traditional Urban Centers

Jardin Botanico William Miranda
Marin Carr 156 km 56.5 Canabon
Caguas, Puerto Rico 00725
Parcel ID: 224-000-005-17-000
Parcel Center:
66.063927°W 18.237687°N

Data Source: State Historic
Preservation Office and Puerto Rico
Institute of Culture
Base Map: ESRI ArcGIS Online,
accessed May 2024
Updated: 5/26/2024
Layout: Previous Investigation
Apr: 7/24/28, RtoGrowTier2Maps



**Project (Parcel) Location with Previously Recorded Cultural Resources
USGS Topographic Map**



REGROW PROGRAM

**Figure B 11-1:
Previously Recorded
Cultural Resources
Map**

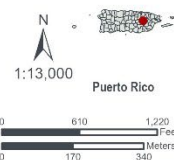
Applicant ID: PR-RGRW-03193



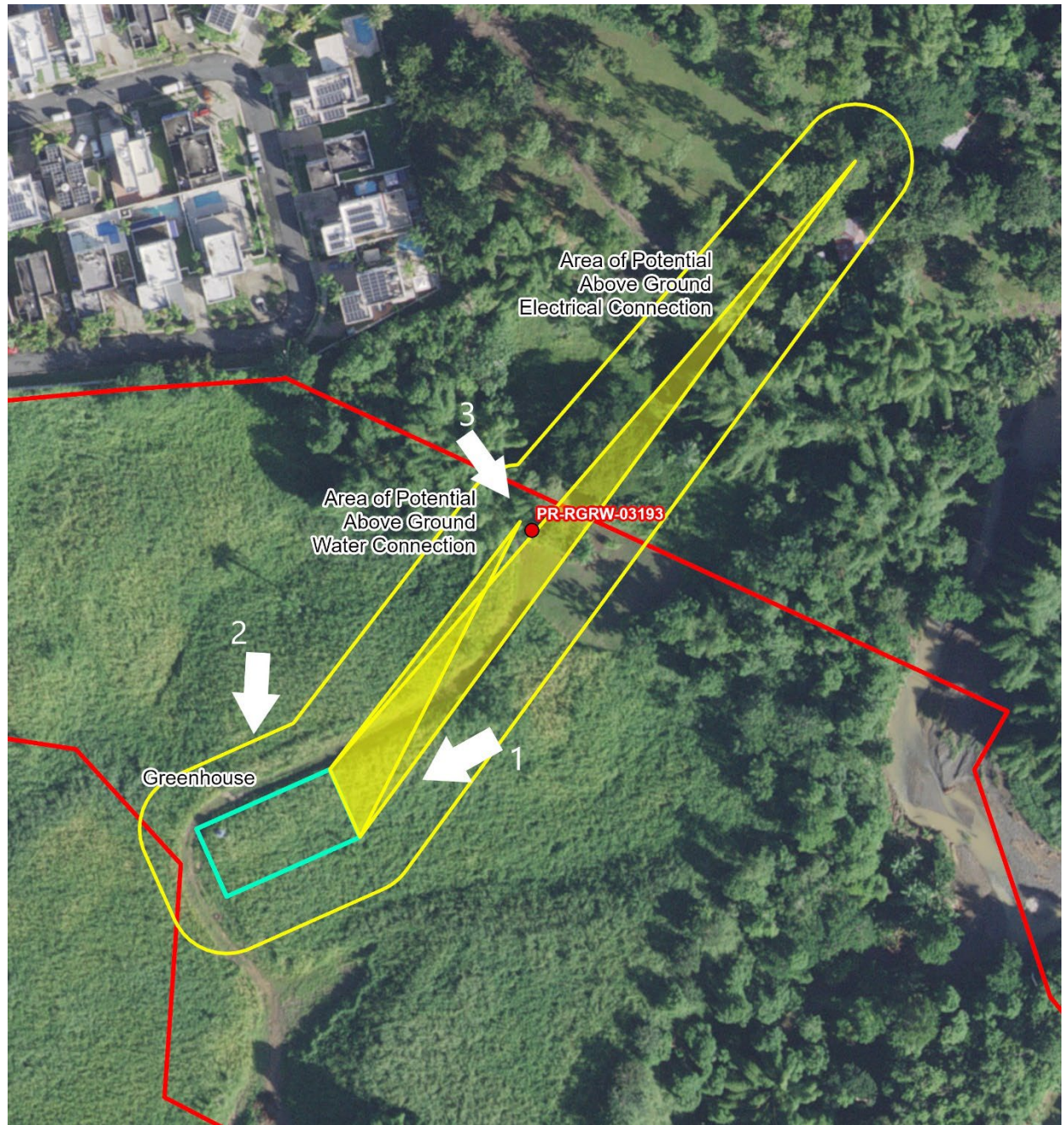
- | | | |
|----------------------------------------|----------------------------------------|-----------------------------|
| ● Site | ● National Historic Landmark | ■ Manati Historic Zone |
| ■ Site Parcel | ■ National Register of Historic Places | ■ Miramar Historic Zone |
| ■ Buffer (0.5-mile) | ■ Historical Place | ■ Ponce Historic Zone |
| ▲ Archaeological Site | ■ Historic Community | ■ San German Historic Zone |
| ■ Historical Place | ■ Historic District | ■ San Juan Historic Zone |
| ★ Historic Area Point | ■ Arroyo Historic Zone | ■ San Juan Historic Zone |
| ★ JP Historical Sites | ■ Caguas Historic Zone | ■ Vega Baja Historic Zone |
| ● National Register of Historic Places | ■ Coamo Historic Zone | ■ Vega Baja Historic Zone |
| | ■ Guayama Historic Zone | ■ Traditional Urban Centers |

Jardin Botánico William Miranda
Marin Carr 156 km 56-5 Canabon
Caguas, Puerto Rico 00725
Parcel ID: 224-000-005-17-000
Parcel Center:
66.063927°W 18.237687°N

Data Source: State Historic
Preservation Office and Puerto Rico
Institute of Culture
Base Map: ESRI ArcGIS Online,
accessed May 2024
Updated: 5/5/2024
Layout: Cultural Resources
Apr: 72428_Regrow-tertiary



Photograph Key



Applicant: Cardona Agro-Industries, LLC

Case ID: PR-RGRW-03193

City: Caguas



Photo #: 01

Description: View to the southwest of the location of the proposed greenhouse.

Date: 4/19/24

An existing cistern is in the image.



Photo #: 02

Description: View to the south of the location of the proposed greenhouse.

Date: 4/19/24

Applicant: Cardona Agro-Industries, LLC

Case ID: PR-RGRW-03193

City: Caguas



Photo #: 03

Date:4/19/24

Description: View to the southeast of the water source for the proposed greenhouse



Photo #:04

Date:4/19/24

Description: Example of the type of greenhouse that is proposed for the project.



OFFICE OF COMMUNITY PLANNING
AND DEVELOPMENT

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-7000

MEMORANDUM FOR: Marion M. McFadden, Principal Deputy Assistant Secretary
for Community Planning and Development, D

THROUGH: Kera Package, Deputy Assistant Secretary
for Grant Programs, DG

FROM: Kristin Fontenot, Director, Office of Environment and Energy, DGE

SUBJECT: Puerto Rico Department of Housing - ReGrow Puerto Rico Program:
24 CFR 58.36 Waiver to Utilize the U.S. Department of Agriculture,
Farm Service Agency Adopted Categorical Exclusions Identified in
FR-6492-N-01

BACKGROUND:

Pursuant to the waiver authority of §7(q) of the Department of Housing and Urban Development Act (codified at 42 U.S.C. §3535(q)) and 24 CFR § 5.110, I hereby temporarily waive the requirement of 24 CFR § 58.36 as provided in more detail below. This temporary waiver is limited to the Puerto Rico Department of Housing's (PRDOH) agricultural activities under the ReGrow Puerto Rico Program¹ for two (2) years, effective at the execution of the waiver.

The ReGrow Puerto Rico Program is one of the Community Development Block Grant - Disaster Recovery (CDBG-DR) programs supported by PRDOH. This program offers financial assistance to small and medium agricultural businesses and non-governmental organizations engaged in sustainable agricultural activities that contribute to strengthening the agricultural economy since the impacts of Hurricane Irma and Maria. As with all HUD-funded projects, the ReGrow Puerto Rico Program is subject to HUD's environmental review regulations.

Since HUD predominantly supports residential and community development activity, the proposed agricultural projects supported in the ReGrow Puerto Rico Program fall outside the listed activities in 24 CFR 58 Subpart D – Environmental Review Process: Documentation, Range of Activities, Project Aggregation and Classification. As a result, these projects, many with a minimum potential to impact the environment, must be evaluated as an Environmental Assessment (EA) and require additional time and resources to complete compared to lower levels of environmental reviews like a Categorical Exclusion (CE).

This temporary waiver issued to the PRDOH will allow the department to utilize specific CEs identified by the United States Department of Agriculture, Farm Service Agency (USDA-FSA), per 7 CFR 799 Subpart D- Categorical Exclusions, and adopted by HUD in FR-6492-N-01²

¹ <https://cdbg-dr.pr.gov/en/re-grow-pr-urban-rural-agriculture-program/>

² <https://www.federalregister.gov/documents/2024/12/03/2024-28293/notice-of-adoption-of-us-department-of-agriculture-farm-service-agency-categorical-exclusions>

through the Section 109 process of the National Environmental Policy Act (NEPA), enacted as part of the Fiscal Responsibility Act (FRA) of 2023. In total, there are eleven (11) applicable CEs adopted in FR-6492-N-01 that are consistent with ReGrow Puerto Rico's CDBG-DR funded program that can be utilized to document environmental compliance.

The \$172,500 million ReGrow Puerto Rico program contains 2,596 applications. Approximately 200 of the applications require an EA level of review under Part 58 but would be classified as one (1) of the eleven (11) adopted USDA-FSA CEs. These include such activities as minor rehabilitation of agricultural buildings and structures; fence repairs; installation of generators; new construction of agricultural structures for agricultural production and livestock; and farmland management activities. Despite their limited impact, however, they do not meet HUD's categorical exclusions at 24 CFR § 58.34 and 35, because these are not activities HUD typically supports.

Pursuant to 24 CFR § 58.36, Environmental Assessments, "If a project is not exempt or categorically excluded under § 58.34 and 58.35, the responsible entity must prepare an EA..." To date, PRDOH has processed 106 of the 200 identified projects as an EA, with approximately 100 remaining for review. Based on the 106 reviews completed between May 2022 and April 2024, each EA has taken approximately four (4) months to complete, at an average cost of \$13,000. Based on the available data, it will take an equivalent time of two (2) years and \$1.3 million to complete the remaining 100 reviews as EAs. Through this waiver, PRDOH is permitted to utilize the adopted CEs listed in FR-6492-N-01, expediting the environmental reviews process to complete the remaining 100 projects. The use of the adopted CEs will allow PRDOH to process each review within days and at a fraction of the initial cost. This will expedite the agricultural recovery efforts and will preserve the cost savings to address additional disaster recovery efforts.

FINDINGS:

1. Agricultural activities as referenced above, do not meet the criteria of HUD's 24 CFR § 58.35 (a) and (b), and therefore require the completion of an environmental assessment level of review pursuant to 24 CFR § 58.36.
2. An environmental assessment requires additional analysis of environmental factors beyond the related laws and authorities required for a HUD categorical exclusion at 24 CFR § 58.35 (a).
3. Many of the CDBG-DR activities funded through the ReGrow Puerto Rico program are consistent with the USDA-FSA's categorical exclusions.
4. HUD consulted with the USDA-FSA and documented the consultation and their approval of the use of eleven (11) categorical exclusions.
5. Performing environmental assessments has an average cost of \$13,000.
6. HUD adopted USDA-FSA's eleven (11) categorical exclusions through publication in the Federal Register, FR-6492-N-01
7. Upon approval of a temporary waiver of 24 CFR § 58.36, PRDOH will be permitted to utilize the adopted CEs listed in FR-6492-N-01.

DETERMINATIONS:

1. To assist with the timely recovery of the agricultural community, a temporary waiver of 24 CFR § 58.36 must be granted to utilize another agency's adopted CE through the NEPA Section 109 process, enacted as part of the FRA of 2023.
2. The approval of this temporary waiver is consistent with HUD's objective to perform an analysis of a project's impacts to the environment or the environment's impact on the project.
3. Adopting the USDA-FSA's categorical exclusions, FR-6492-N-01, ensures that the environmental review will be conducted to a level appropriate to the activity and environmental impact.
4. Pursuant to the authority contained in 24 CFR § 5.110, the above findings constitute good cause for granting the temporary waiver of 24 CFR § 58.36.
5. This temporary waiver shall be effective for two (2) years, upon the date the waiver is issued.

DECISION:

Approve

Disapprove

Date

Comments



February 7, 2025

TO: José M. Olmo Terrasa, Esq.

Deputy Director for Economic Recovery Grant Management
Re-Grow PR Urban Rural Agriculture Program

**RE: Endangered Species Concurrence - Conservation Measures Implementation
Cardona Agro-Industries, LLC. (PR-RGRW-03193)**

Dear Mr. Olmo:

This memorandum is to notify the CDBG-DR Re-Grow PR Urban-Rural Agriculture Program (Re-Grow Program) that on October 11, 2024, for the case **PR-RGRW-03193**, the CDBG-DR/MIT Permits and Environmental Compliance Division submitted an informal consultation under Section 7 (a)(2) of the Endangered Species Act (Act) (87 Stat. 884, as amended; 16 United States Code 1531 et seq.), and in accordance with the Fish and Wildlife Coordination Act (47 Stat. 401, as amended; 16 U.S.C. 661 et seq.) for the proposed project of the purchase and installation of new hydroponic greenhouse, for Cardona Agro-Industries, LLC, an agricultural business, located at PR-156 Km 56.5, La Serrania Ward, Jardín Botánico de Caguas Sector, Caguas, PR 00725.

Using the Information for Planning and Consultation (IPaC) system, the proponent has determined that the proposed project lies within the range of the following federally listed species:

Name of Species	Status
Puerto Rican Boa	Endangered
Critical Habitat	
There were no Critical Habitats noted within the project area.	

The United States Fish and Wildlife Service (USFWS) Caribbean Ecological Services Field Office reviewed the information provided and their files, and on January 10, 2025 concurred with the determination that the proposed project actions will have **May Affect, but is Not Likely to Adversely Affect (NLAA)** the Puerto Rican Boa.

The USFWS NLAA concurrence is conditioned to the following: (1) if a Boa is encountered, the Conservation Measures will be in accordance with the USFWS Puerto Rican Boa Conservation Measures 2024.

Obligations under section 7 of the Act must be reconsidered if: (1) new information reveals impacts of this identified action that may affect listed species or critical habitat in a manner that was not previously considered; (2) this action is subsequently modified in a manner not previously considered in this assessment; or, (3) a new species is listed, or critical habitat determined that may be affected by the identified action.

In conclusion, the USFWS concurred with the CDBG-DR/MIT Permits and Environmental Compliance Division NLAA determination. However, **the applicant must be informed about the conditions of the determination of concurrence and implement them as described.**

In order to facilitate the species identification, please, find attached the Caribbean Endangered and Threatened Animals Fact Sheets for: the Puerto Rican Boa.

USFWS Caribbean Ecological Services Field Office key contact information:

- José Cruz-Burgos, Endangered Species Coordinator
Office phone (786) 244-0081 or mobile (305) 304-1386
Email: jose_cruz-burgos@fws.gov

Sincerely,

Permits and Environmental Compliance Division
Disaster Recovery Office

Caribbean ES Puerto Rican Boa

Puerto Rican Boa

Generated August 01, 2024 02:11 PM UTC, IPaC v6.112.0-rc2





U.S. FISH AND WILDLIFE SERVICE CARIBBEAN ECOLOGICAL SERVICES FIELD OFFICE

Conservation Measures for the Puerto Rican boa (*Chilabothrus inornatus*)

Section 7 (a)(1) of the Endangered Species Act (ESA) charges Federal agencies to aid in the conservation of listed species, and section 7 (a)(2) requires the agencies, through consultation with the U.S. Fish and Wildlife Service (Service), to ensure their activities are not likely to jeopardize the continued existence of listed species or adversely modify designated critical habitats. Section 7 applies to the management of Federal lands as well as Federal actions that may affect federally listed species, such as Federal approval of private activities through the issuance of Federal funding, permits, licenses, or other actions. Any person that injures, captures, or kills a Puerto Rico boa is subject to penalties under the ESA. If Federal funds or permits are needed, the funding or permitting agency should initiate Section 7 consultation with the Service. To initiate a consultation under the Section 7 of the ESA, you must submit a project package with the established minimum requirements. These conservation measures should be incorporated into the project plans to minimize possible impacts to the species.

The endangered Puerto Rican (PR) boa (*Chilabothrus inornatus*, formerly *Epicrates inornatus*) is the largest endemic snake species that inhabits Puerto Rico. The PR boa is non-venomous and does not pose any life threatening danger to humans, but some individuals may try to bite if disturbed or during capture or handling. Its body color ranges from tan to dark brown with irregular diffuse marking on the dorsum, but some individuals lack marking and are uniformly dark. Juveniles may have a reddish color with more pronounced markings. In general, as they mature, their body color tends to darken.



The PR boa was federally listed in 1970. Currently, the species has an island-wide distribution and occurs in a wide variety of habitat types, ranging from wet montane to subtropical dry forest and can be found from mature forest to areas with different degrees of human disturbance such as roadsides or houses, especially if near their habitat in rural areas. The PR boa is considered mostly nocturnal, remaining less active, concealed or basking under the sun during the day.

The Service has developed the following conservation measures with the purpose of assisting others to avoid or minimize adverse effects to the PR boa and its habitat. These recommendations may be incorporated into new project plans and under certain circumstances into existing projects. Depending on the project, additional conservation measures can be implemented besides the ones presented in this document.

Conservation Measures:

1. Inform all project personnel about the potential presence of the PR boa in areas where the proposed work will be conducted. A pre-construction meeting should be conducted to inform all project personnel about the need to avoid harming the species as well as penalties for harassing or harming PR boas. An educational poster or sign with photo or illustration of the species should be displayed at the project site.
2. Prior to any construction activity, including removal of vegetation and earth movements, the boundaries of the project and areas to be excluded and protected should be clearly marked in the project plan and in the field in order to avoid further habitat degradation into forested and conservation areas.
3. Once areas are clearly marked, and prior to the use of heavy machinery and any construction activity (including removal of vegetation and earth movement), a biologist or project personnel with experience on this species should survey the areas to be cleared to verify the presence of any PR boa within the work area.
4. If a PR boa is found within any of the working or construction areas, activities should stop at that area and information recorded (see #5). **Do not capture the boa.** If boas need to be moved out of harm's way, designated personnel shall immediately contact the Puerto Rico Department of Natural and Environmental Resources (PRDNER) Rangers for safe capture and relocation of the animal (PRDNER phone #: (787) 724-5700, (787) 230-5550, (787) 771-1124). **If immediate relocation is not an option, project-related activities at that area must stop until the boa moves out of harm's way on its own.** Activities at other work sites, where no boas have been found after surveying the area, may continue.
5. For all boa sightings (dead or alive), record the time and date of the sighting and the specific location where it was found. PR boa data should also include a photo of the animal (dead or alive), site GPS coordinates, the time and date, and comments on how the animal was detected and its behavior.

6. If a PR boa is captured by PRDNER personnel, record the name of that person and information on where the PR boa will be taken. This information should be reported to the Service.
7. Measures should be taken to avoid and minimize PR boa casualties by heavy machinery or motor vehicles being used on site. Any heavy machinery left on site (staging) or near potential PR boa habitat (within 50 meters of potential boa habitat), needs to be thoroughly inspected each morning before work starts to ensure that no boas have sheltered within engine compartments or other areas of the equipment. If PR boas are found within vehicles or equipment, do not capture the animal, and let it move on its own or call PRDNER Rangers for safe capture and relocation of the animal (see #4). If not possible, the animal should be left alone until it leaves the vehicle on its own.
8. PR boas may seek shelter in debris piles. Measures should be taken to avoid and minimize boa casualties associated with sheltering in debris piles as a result of project activities. Debris piles should be placed far away from forested areas. Prior to moving, disposing or shredding, debris piles should be carefully inspected for the presence of boas. If debris piles will be left on site, we recommend they be placed in areas that will not be disturbed in the future.
9. If a dead PR boa is found, immediately cease all work in that area and record the information accordingly (see #5). If the PR boa was accidentally killed as part of the project actions, please include information on what conservation measures had been implemented and what actions will be taken to avoid further killings. A dead boa report should be sent by email (see contacts below) to the Service within 48 hours of the event.
10. Projects must comply with all state laws and regulations. Please contact the PRDNER for further guidance.

If you have any questions regarding the above conservation measures, please contact the Service:

- José Cruz-Burgos, Endangered Species Program Coordinator
 - Email: jose_cruz-burgos@fws.gov
 - Office phone (305) 304-1386
- Jan Zegarra, Fish and Wildlife Biologist
 - Email: jan_zegarra@fws.gov
 - Office phone (786) 933-1451



ENVIRONMENTAL CONSULTANTS

Sound Science. Creative Solutions.®

10245 West Little York Road, Suite 600
Houston, Texas 77040
Tel 281.617.3217 Fax 281.617.3227
www.swca.com

October 9, 2024

Lourdes Mena
Field Supervisor
Caribbean Ecological Services Field Office
U.S. Fish and Wildlife Service
Office Park I, Suite 303
State Road #2 Km 156.5
Mayagüez, Puerto Rico 00680
Email: Caribbean_es@fws.gov; Lourdes_Mena@fws.gov

Re: Federally Listed Threatened and Endangered Species Evaluation for the Puerto Rico Department of Housing ReGrow PR-RGRW-03193 Project/ SWCA Project No. 72428

Dear Ms. Mena:

SWCA Environmental Consultants (SWCA), on behalf of the Puerto Rico Department of Housing, is requesting informal consultation under Section 7(a)(2) of the Endangered Species Act (Act) (87 Stat. 884, as amended; 16 United States Code 1531 *et seq.*), and in accordance with the Fish and Wildlife Coordination Act (47 Stat. 401, as amended; 16 U.S.C. 661 *et seq.*) for the proposed ReGrow PR-RGRW-03193 Project (project). The Project is located on 14.6 acres at Jardin Botanico William Miranda Marin Carr 156 km 56.5 Canabon, Caguas PR 00725 (18.237089, -66.064404).

The proposed Project involves the purchase and installation of a new hydroponic greenhouse. One location is being evaluated for the new greenhouse. Construction of the greenhouse will require mowing and grading which will cause ground disturbance, and connection to the electrical source may require some trimming of tree branches, but no tree removal is proposed.

Using the U.S. Fish and Wildlife Service (USFWS) Information for Planning and Consultation (IPaC) system, we have determined that the proposed project lies within the range of the following federally listed species:

Species	Listing Status
Puerto Rican Boa (<i>Chilabothrus inornatus</i>)	Endangered

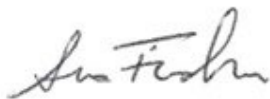
No designated or proposed critical habitat for any listed species was identified within the project area. Based on the nature of the project, scope of work, information available, and a careful analysis of the existing habitat, we have made the following effects determinations:

Species	Effect Determination	Conservation Measures to be Implemented
Puerto Rican Boa (<i>Chilabothrus inornatus</i>)	Not likely to adversely affect (NLAA)	Puerto Rican Boa General Project Design Guidelines

In accordance with the 2024 Puerto Rican Boa General Project Design Guidelines, if a Puerto Rican Boa (PR Boa) is found in the project action site, work shall cease until the individual moves off on its own. If the PR 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 PR Boa.

In order to complete the informal consultation process, we are requesting your concurrence for the NLAA determinations included in this letter. Attached to this letter, we are including the documents used to reach our effect determinations for the listed species. If you have any questions or require any additional information, please contact me at (346) 388-1157 or susan.fischer@swca.com.

Sincerely,



Susan Fischer
Wildlife Ecologist
SWCA Environmental Consultants

Attachments: Threatened and Endangered Species Technical Memorandum



ENVIRONMENTAL CONSULTANTS

Sound Science. Creative Solutions.®

10245 West Little York Road, Suite 600
Houston, Texas 77040
Tel 281.617.3217 Fax 713.896.3189
www.swca.com

TECHNICAL MEMORANDUM

To: Caribbean Ecological Services Field Office
U.S. Fish and Wildlife Service
P.O. Box 491
Boquerón, Puerto Rico 00622

From: Susan Fischer, Project Biologist on behalf of the Puerto Rico Department of Housing

Date: October 9, 2024

Re: **Threatened and Endangered Species Evaluation for the Puerto Rico Department of Housing ReGrow PR-RGRW-03193 Project/ SWCA Project No. 72428**

Project Description

Cardona Agro-Industries, LLC, the applicant, is proposing the purchase and installation of a hydroponic greenhouse on a 14.6-acre property in the Municipio of Caguas, Puerto Rico (project) (Appendix A, Figure 1). The project is located at Jardín Botánico William Miranda Marín Carr 156 km 56.5 Canabón, Caguas PR 00725, in an urban area. The estimated dimensions of the hydroponic greenhouse will be approximately 126 feet by 64 feet (8,064 square feet). Water will be connected to the greenhouse through an above ground garden hose and will come from the pre-existing above ground water connection approximately 265 ft away from the greenhouse. Electricity will also be connected to the greenhouse through above ground lines from an existing source approximately 690 ft away (Appendix A, Figure 2).

Existing conditions

The existing habitat conditions at the proposed hydroponic greenhouse location consist of tall grasses. Forested areas are adjacent to the north and east of the electrical lines. There is one waterbody located approximately 424 feet east of the greenhouse location (Appendix A, Figure 3). Construction of the hydroponic greenhouse will require mowing and minor ground disturbance, such as grading, within the proposed project area. The aerial electrical lines may require some tree branch trimming, but it will not result in substantial loss on any individual tree and tree topping or removal will not be necessary. Representative photographs of the proposed locations are provided in Appendix B.

Federally Protected Species

SWCA obtained a federal threatened and endangered species list from the USFWS (2024a) Information for Planning and Consultation (“IPaC”) website for a 100-foot buffer around the hydroponic greenhouse (review area) (Appendix C). The IPaC automatically generates a list of species and other resources of concern, such as critical habitat, that are known or expected to be in the specified area and could potentially be directly or indirectly affected. According to the IPaC query for the project, one federally listed endangered species has the potential to occur in the review area; the Puerto Rican boa (*Chilabothrus*

inornatus). SWCA also evaluated the review area for potential habitat for bald eagles (*Haliaeetus leucocephalus*) and golden eagles (*Aquila chrysaetos*) as they are protected by the Bald and Golden Eagle Protection Act of 1940 (“BGEPA”).

The bald and golden eagle’s range do not extend into Puerto Rico (Cornell Lab of Ornithology 2024); therefore, these species were eliminated from further analysis for this project. Table 1 identifies the species carried forward for further evaluation and summarizes each species’ habitat requirements, potential for occurrence in the project area, and determination of effects.

Table 1. Federally Listed Species Range and/or Habitat Requirements

Common Name (Scientific Name)	Status*	Range or Habitat Requirements	Potential for Occurrence in Project Area	Determination of Effects/Impacts
Reptiles				
Puerto Rican Boa (<i>Chilabothrus inornatus</i>)	FE	Considered to be a habitat generalist, the Puerto Rican boa tolerates a wide variety of terrestrial and arboreal habitats, including rocky areas, haystack hill, trees and branches, rotting stumps, caves, plantations, various types of forested areas such as karst and mangrove forests, forested urban and rural areas, and along streams and road edges (USFWS 2011).	<i>May occur.</i> The project area is located within and adjacent to the forested areas and dense vegetative ground cover is present throughout the review area.	<i>May affect, but not likely to adversely affect.</i> See discussion below.

*Status Definitions:

FE = Federally listed endangered; FT = Federally listed threatened

Due to the generalist nature of the Puerto Rican boa and forested habitat surrounding the project areas, the Puerto Rican boa may occur within the project area. The Caribbean Determination Key (DKey) was completed for the project, which generated a *may affect* determination for the Puerto Rican boa (Appendix D). The applicant will employ the conservation measures outlined in the 2024 USFWS General Project Design Guidelines for the Puerto Rican boa (Appendix E), including but not limited to issuing a stop work if a Puerto Rican boa were to occur within the project area, and contacting the Puerto Rico Department of Natural and Environmental Resources for safe capture and relocation of the individual if such action is required. As such, it is anticipated that the project *may affect, but is not likely to adversely affect* the Puerto Rican boa.

Critical Habitat and National Wildlife Refuges

Potential effects to habitat(s) within the project area critical to endangered species must be analyzed along with the endangered species themselves, while any activity proposed on National Wildlife Refuge lands must undergo a compatibility determination conducted by the Refuge. No designated critical habitats are present within 100-feet of any of the proposed project location options (Appendix A, Figure 4) (USFWS 2024b).

LITERATURE CITED

Cornell Lab of Ornithology. 2024. All About Birds. Available at: <https://www.allaboutbirds.org/guide/>. Accessed September 2024.

———. 2011. *Puerto Rican Boa (Epicrates inornatus) 5-Year Review: Summary and Evaluation*. U.S. Fish and Wildlife Service, Southeast Region. Boquerón, Puerto Rico.

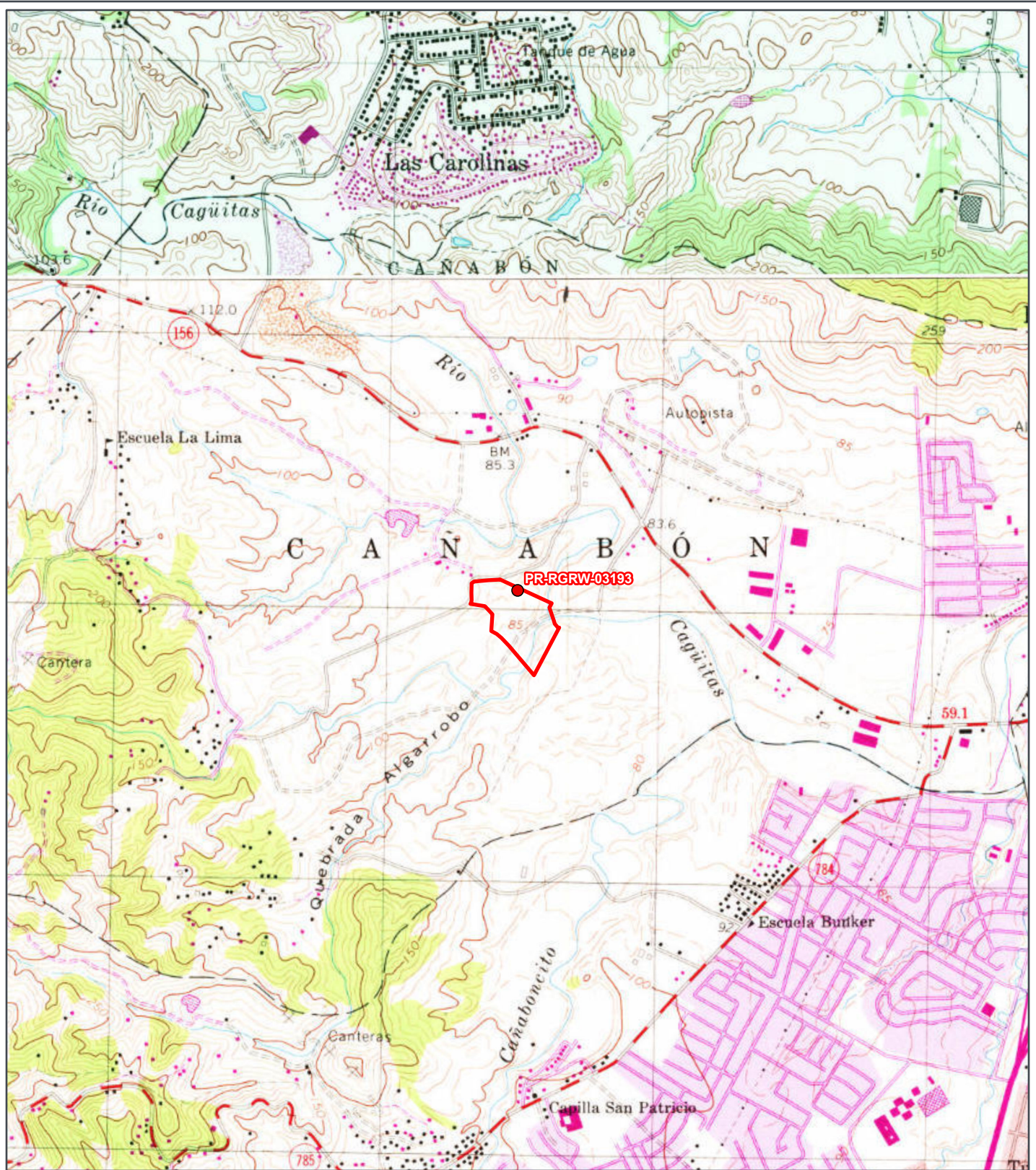
- . 2024a. Information for Planning and Consultation System (IPaC). Available at: <http://ecos.fws.gov/ipac/>. Accessed September 2024.
- . 2024b. Critical Habitat for Threatened & Endangered Species [USFWS]. Available at: <https://fws.maps.arcgis.com/home/webmap/viewer.html?webmap=9d8de5e265ad4fe09893cf75b8dbfb77>. Accessed April 2024.

APPENDIX A

Maps

Figure 1

USGS Topographic Map



REGROW PROGRAM
USGS Topographic Map
 Applicant ID: PR-RGRW-03193



- Site
- Site Parcel

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 Parcel Center:
 66.063927°W 18.237687°N

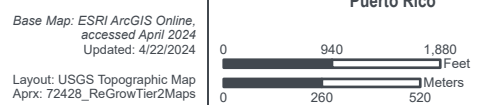
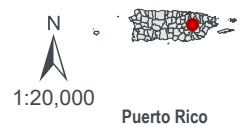
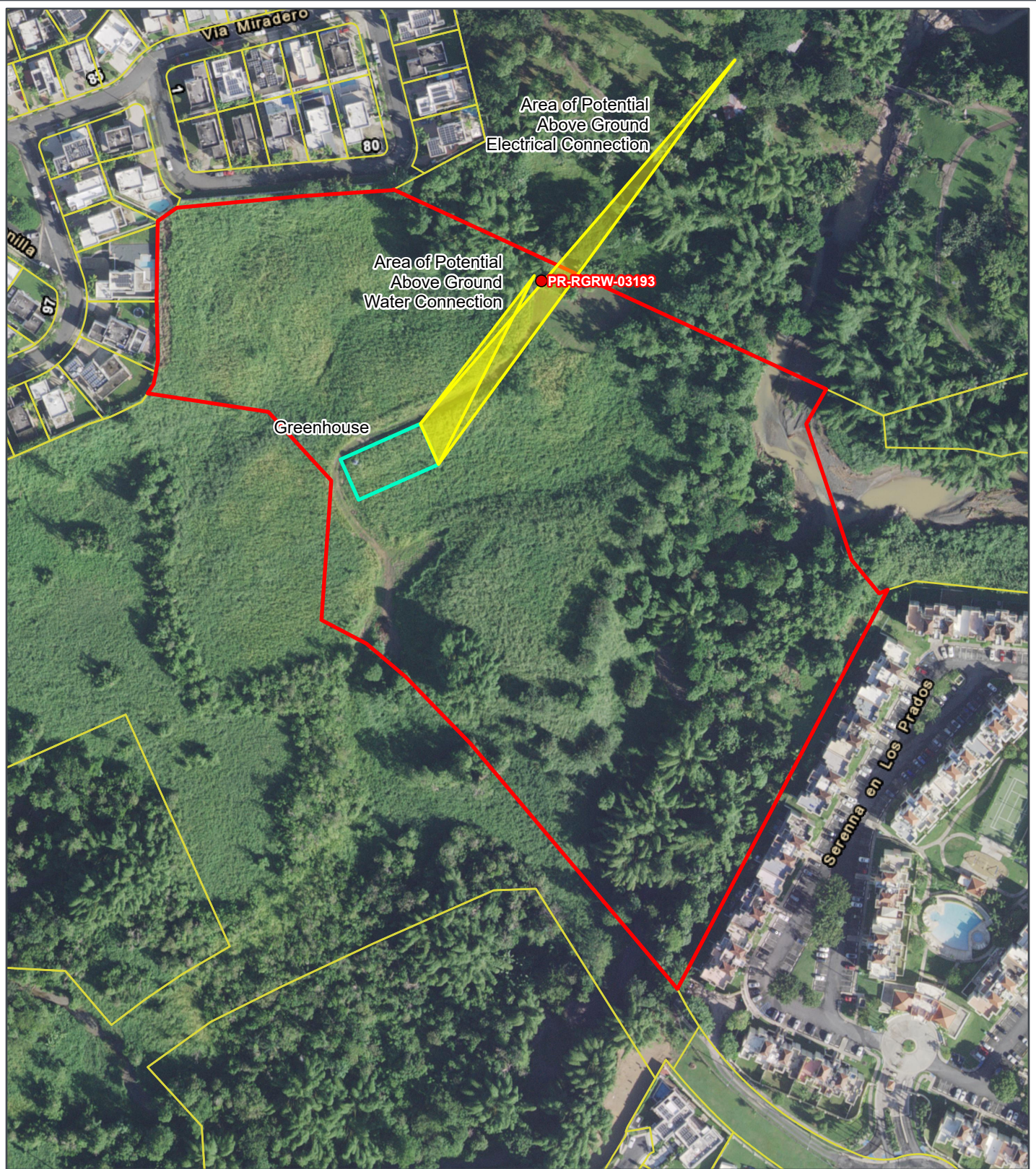


Figure 2
Site Vicinity Map



REGROW PROGRAM

Site Vicinity

Applicant ID: PR-RGRW-03193

- Site
- Site Parcel
- Project Footprint (Option)
- Above Ground Utilities Location



Jardin Botanico William Miranda
Marin Carr 156 km 56.5 Canabon
Caguas, Puerto Rico 00725

Parcel ID: 224-000-005-17-000
Parcel Center:
66.064028°W 18.236462°N

Base Map: USA NAIP Imagery
Imagery Year: 2022
Updated: 4/22/2024
Layout: Site Vicinity
Aprx: 72428_ReGrowTier2Maps

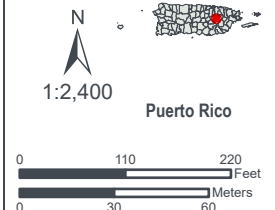
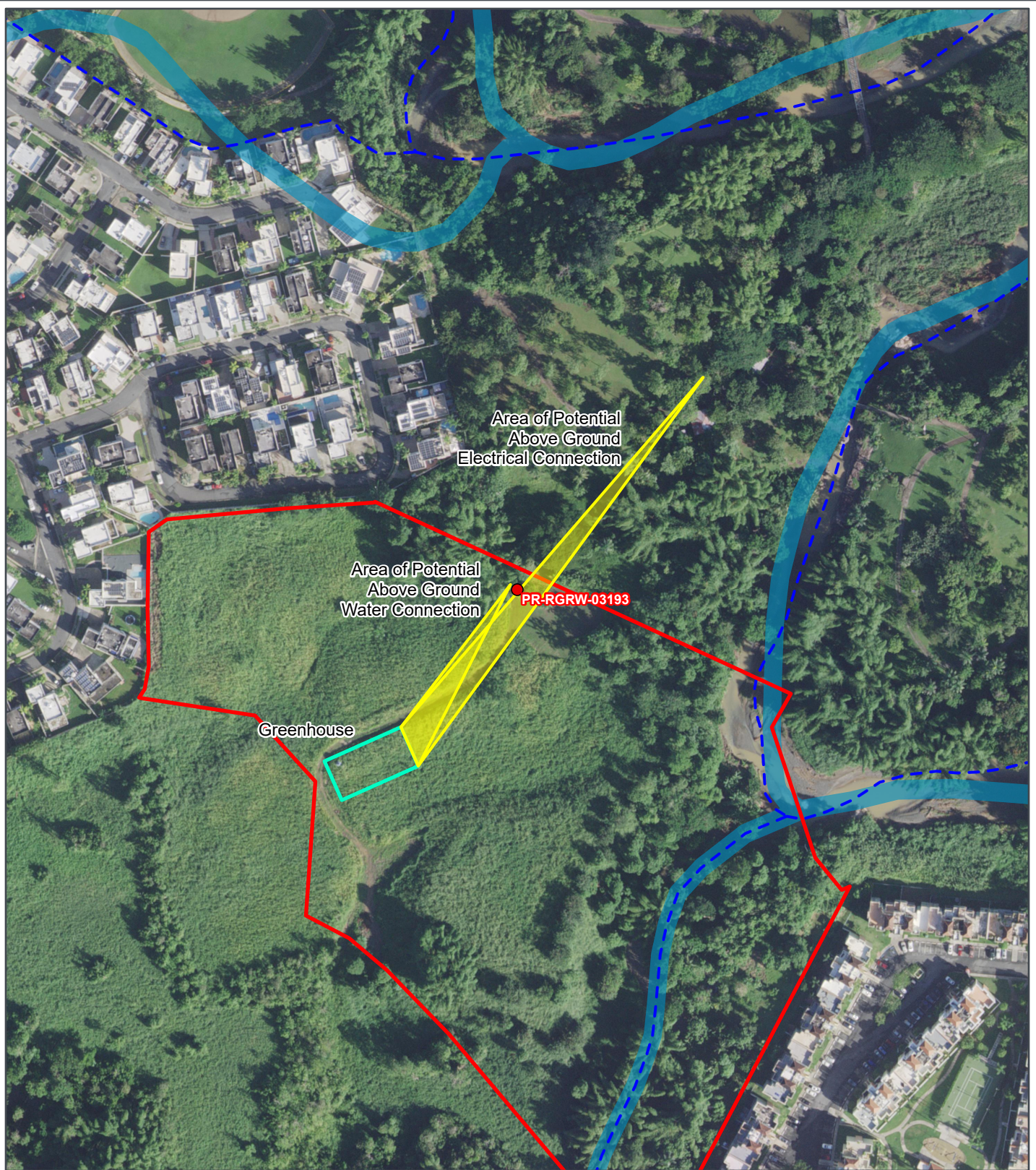


Figure 3
Wetlands Map



REGROW PROGRAM

Wetlands Protection Map

Applicant ID: PR-RGRW-03193



- Site
- Site Parcel
- Project Footprint (Option)
- Above Ground Utilities Location
- NHD Stream
- Estuarine and Marine Deepwater

- Estuarine and Marine Wetland
- Freshwater Emergent Wetland
- Freshwater Forested/Shrub Wetland
- Freshwater Pond
- Lake
- Riverine

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000 Parcel Center:
 66.063927°W 18.237687°N

Data Source: <https://apps.nationalmap.gov/downloader/#/>
<https://www.fws.gov/program/national-wetlands-inventory/data-download>
 Base Map: USA NAIP Imagery
 Imagery Year: 2022
 Updated: 4/22/2024
 Layout: Wetlands Protection

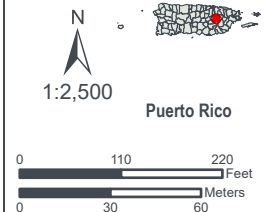
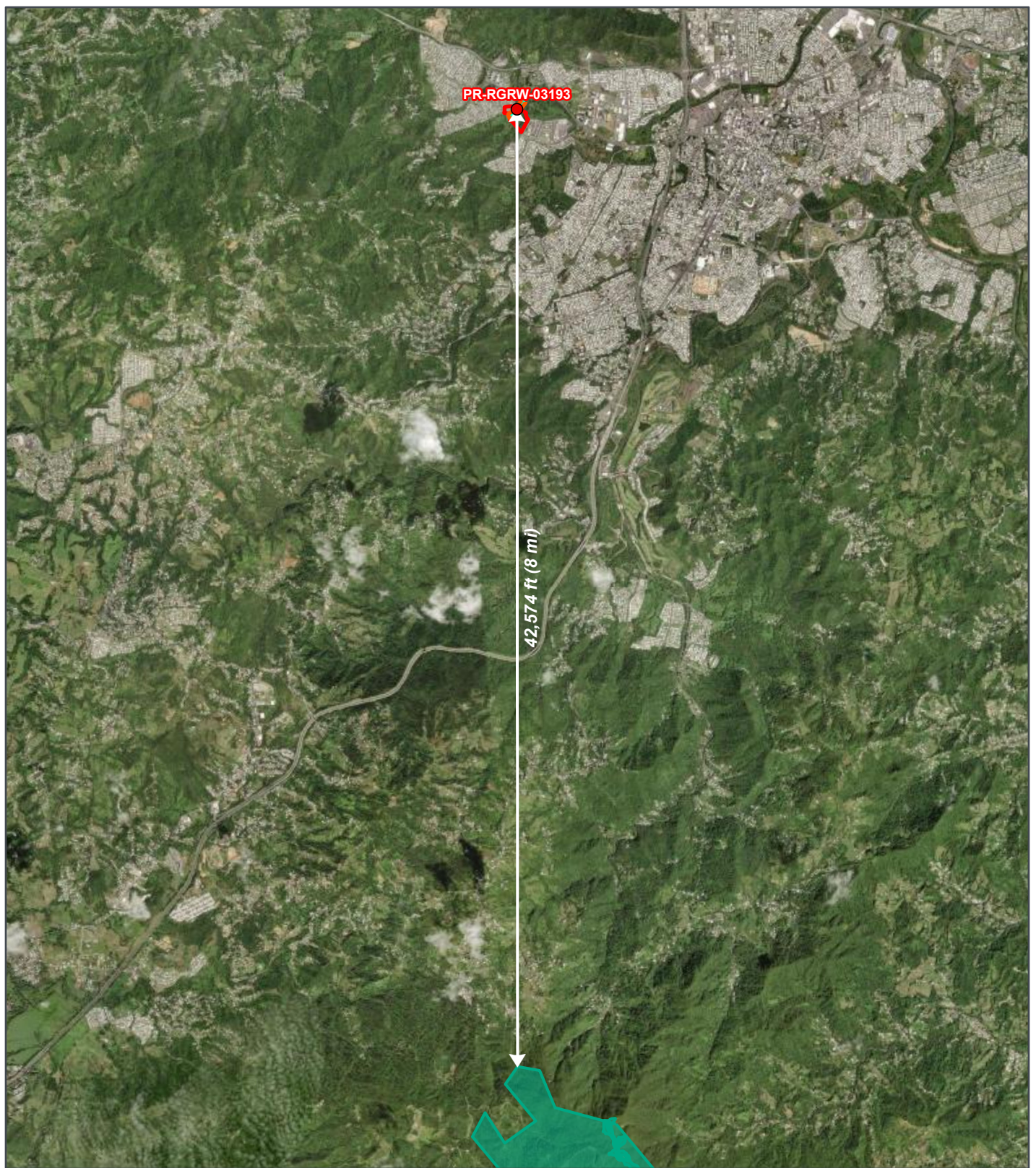


Figure 4
Critical Habitat Map



REGROW PROGRAM

Critical Habitat Map

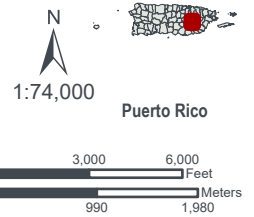
Applicant ID: PR-RGRW-03193



- Site
- Site Parcel
- Buffer (100-ft)
- Critical Habitat - Final
- National Wildlife Refuges

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 Parcel Center:
 66.06401°W 18.179065°N

Data Source: https://services.arcgis.com/QVENGdaPbd4LUkLV/arcgis/rest/services/USFWS_Critical_Habitat/
 Base Map: *ESRI ArcGIS Online*,
 accessed April 2024
 Updated: 4/22/2024
 Layout: Critical Habitat
 Aprx: 72428_ReGrowTier2Maps



APPENDIX B

Photographic Log

Project #: PR-RGRW-03193	Photographer: Armando Ramos
Location Address: Carr 156 km 56.5 Canabon, Caguas, PR 00725	Coordinates: 18.237089, -66.064404

Photo #: 01	Date: 04/19/2024
Photo Direction: Southwest	
Description: Overview of site location for Greenhouse 126x64ft. 500-gallon cistern.	



Photo #: 02	Date: 04/19/2024
Photo Direction: South	
Description: Overview of site location for Greenhouse 126x64ft.	



Project #: PR-RGRW-03193	Photographer: Armando Ramos
Location Address: Carr 156 km 56.5 Canabon, Caguas, PR 00725	Coordinates: 18.237089, -66.064404

Photo #: 03	Date: 04/19/2024
Photo Direction: Southeast	
Description: Water source for greenhouse.	



Photo #: 04	Date: 04/19/2024
Photo Direction: North	
Description: Example for greenhouse applicant will build.	



APPENDIX C

USFWS Information for Planning and Consultation Species List



United States Department of the Interior



FISH AND WILDLIFE SERVICE
Caribbean Ecological Services Field Office
Post Office Box 491
Boqueron, PR 00622-0491
Phone: (939) 320-3135 Fax: (787) 851-7440
Email Address: CARIBBEAN_ES@FWS.GOV

In Reply Refer To:

10/09/2024 17:00:34 UTC

Project Code: 2024-0142760

Project Name: ETO-024 PR-RGRW-03193

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. 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

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

(939) 320-3135

PROJECT SUMMARY

Project Code: 2024-0142760

Project Name: ETO-024 PR-RGRW-03193

Project Type: Disaster-related Grants

Project Description: The proposed project includes the purchase and installation of a hydroponic greenhouse.

Project Location:

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.23760945,-66.06394812464114,14z>



Counties: Caguas County, Puerto Rico

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 Fisheries¹, 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
<p>Puerto Rican Boa <i>Chilabothrus inornatus</i></p> <p>No critical habitat has been designated for this species. Species profile: https://ecos.fws.gov/ecp/species/6628 General project design guidelines: https://ipac.ecosphere.fws.gov/project/CDQDCMYCIRFDBPKOMFHGHWPJY/documents/generated/7159.pdf</p>	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.

BALD & GOLDEN EAGLES

Bald and golden eagles are protected under the Bald and Golden Eagle Protection Act¹ and the Migratory Bird Treaty Act².

Any person or organization who plans or conducts activities that may result in impacts to bald or golden eagles, or their habitats³, 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 Act¹ and the Bald and Golden Eagle Protection Act².

Any person or organization who plans or conducts activities that may result in impacts to migratory birds, eagles, and their habitats³ 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.

THERE ARE NO WETLANDS WITHIN YOUR PROJECT AREA.

IPAC USER CONTACT INFORMATION

Agency: SWCA

Name: Rachel Howsmon

Address: 13 Palafox Pl

City: Pensacola

State: FL

Zip: 32502

Email: rachel.howsmon@swca.com

Phone: 8504948710

APPENDIX D

USFWS Consistency Letter



United States Department of the Interior



FISH AND WILDLIFE SERVICE
Caribbean Ecological Services Field Office
Post Office Box 491
Boqueron, PR 00622-0491
Phone: (939) 320-3135 Fax: (787) 851-7440
Email Address: CARIBBEAN_ES@FWS.GOV

In Reply Refer To:

10/09/2024 17:02:06 UTC

Project code: 2024-0142760

Project Name: ETO-024 PR-RGRW-03193

Subject: Consistency letter for the project named 'ETO-024 PR-RGRW-03193' 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 October 09, 2024, Rachel Howsmon used the Caribbean DKey; dated April 03, 2024, in the U.S. Fish and Wildlife Service's online [IPaC application](#) to evaluate potential impacts to federally listed species, from a project named 'ETO-024 PR-RGRW-03193'. The project is located in Caguas County, Puerto Rico (shown below).

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.23760945,-66.06394812464114,14z>



The following description was provided for the project 'ETO-024 PR-RGRW-03193':

The proposed project includes the purchase and installation of a hydroponic greenhouse.

Based on your answers and the assistance of the Service's Caribbean DKey, you made the following effect determination(s) for the proposed Action:

Species	Listing Status	Determination
Puerto Rican Boa (<i>Chilabothrus inornatus</i>)	Endangered	May affect

Consultation with the Service is not complete. Further consultation with the Caribbean Ecological Services office is required for those species with a determination of "may affect" listed above. Please contact the Caribbean Ecological Services office to discuss methods to avoid or minimize potential adverse effects to those species.

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

ETO-024 PR-RGRW-03193

2. Description

The following description was provided for the project 'ETO-024 PR-RGRW-03193':

The proposed project includes the purchase and installation of a hydroponic greenhouse.

The approximate location of the project can be viewed in Google Maps: <https://www.google.com/maps/@18.23760945,-66.06394812464114,14z>



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")?

No

10. Is the proposed project adjacent or within a forested area?

Note: Examples of immediately adjacent to forested areas are rock walls and haystack hills (“mogotes”), wet montane forest, lowland wet forest, remnant coastal, mangrove forest, damp and dry limestone karst forests, pastureland with patches of exotic trees.

Yes

11. Is the project area more than 1 acre?

No

12. Is the proposed project an existing facility or the expansion of an existing facility within the footprint of the already developed area?

No

13. Is the proposed project a new facility which would require earth moving, vegetation clearing, or debris removal using heavy machinery, the use of staging areas, construction of temporary access roads?

No

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

Automatically answered

Yes

IPAC USER CONTACT INFORMATION

Agency: SWCA

Name: Rachel Howsmon

Address: 13 Palafox Pl

City: Pensacola

State: FL

Zip: 32502

Email: rachel.howsmon@swca.com

Phone: 8504948710

APPENDIX E

Project Design Guidelines

General Project Design Guidelines (1 Species)

Generated October 09, 2024 05:06 PM UTC, IPaC v6.114.0-rc2

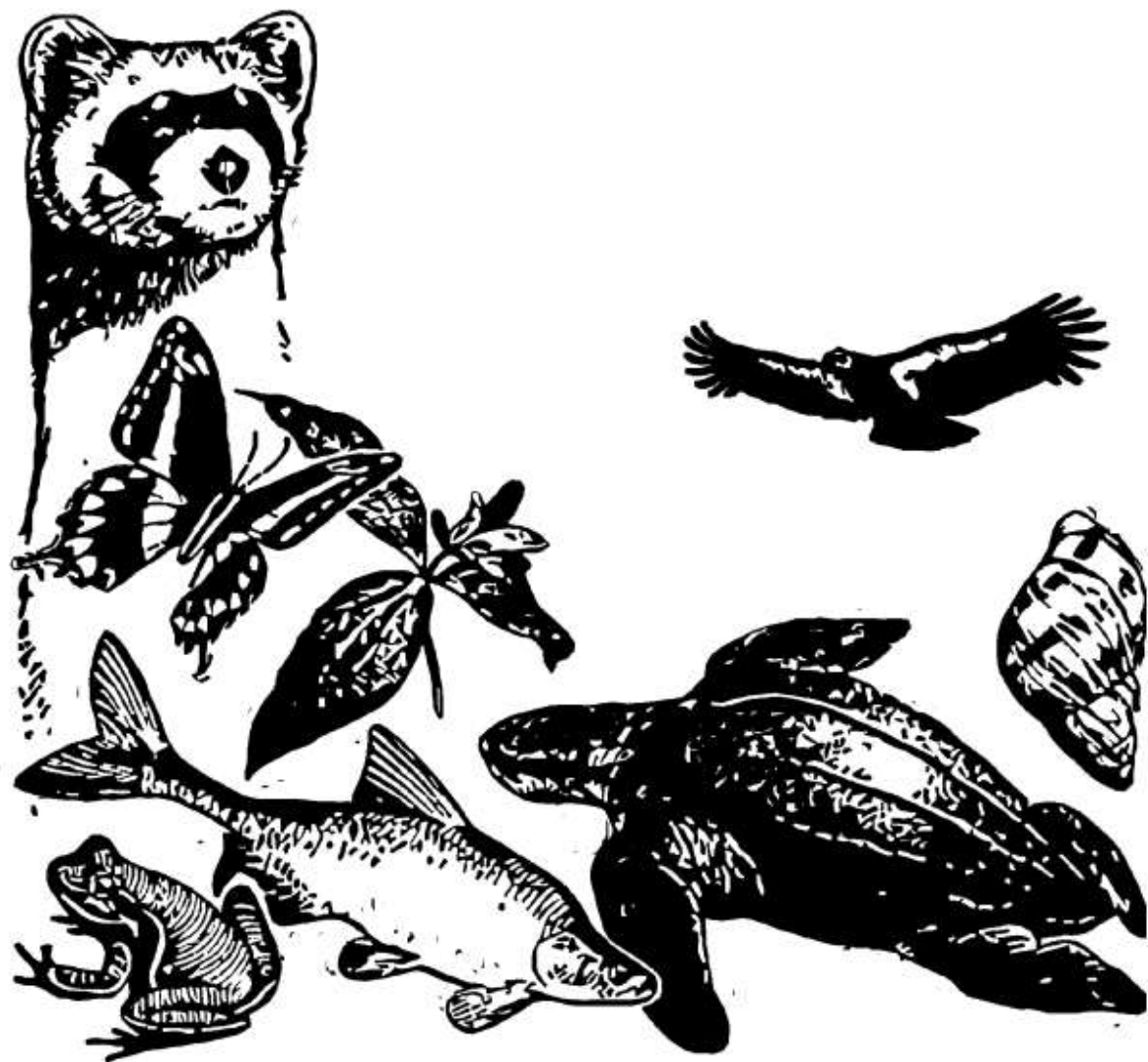


Table of Contents

Species Document Availability	1
Puerto Rican Boa - Caribbean Ecological Services Field Office	2

Species Document Availability

Species with general design guidelines

Puerto Rican Boa *Chilabothrus inornatus*

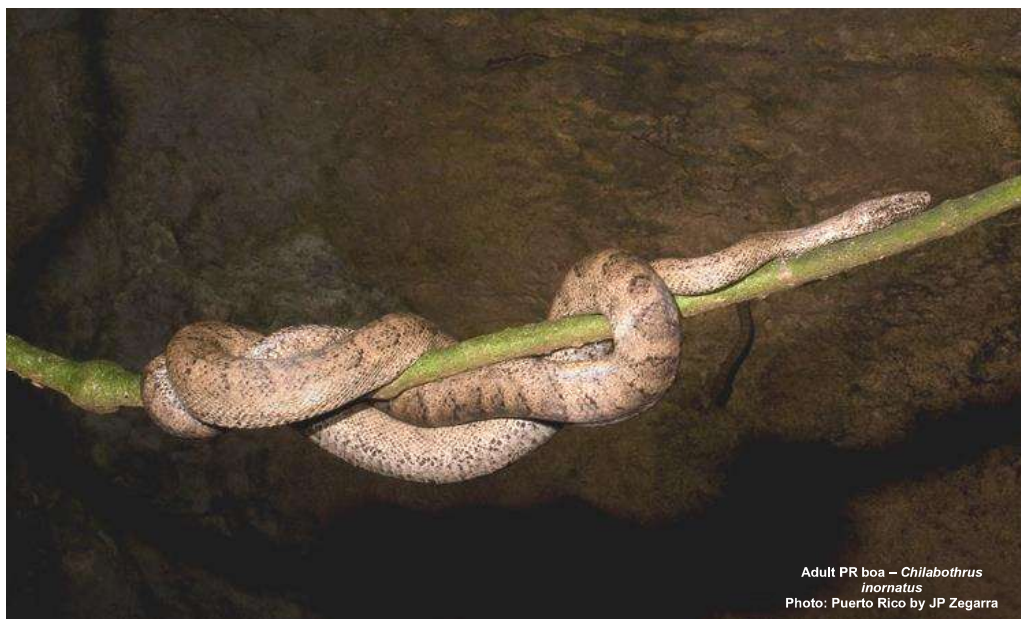


U.S. FISH AND WILDLIFE SERVICE CARIBBEAN ECOLOGICAL SERVICES FIELD OFFICE

Conservation Measures for the Puerto Rican boa (*Chilabothrus inornatus*)

Section 7 (a)(1) of the Endangered Species Act (ESA) charges Federal agencies to aid in the conservation of listed species, and section 7 (a)(2) requires the agencies, through consultation with the U.S. Fish and Wildlife Service (Service), to ensure their activities are not likely to jeopardize the continued existence of listed species or adversely modify designated critical habitats. Section 7 applies to the management of Federal lands as well as Federal actions that may affect federally listed species, such as Federal approval of private activities through the issuance of Federal funding, permits, licenses, or other actions. Any person that injures, captures, or kills a Puerto Rico boa is subject to penalties under the ESA. If Federal funds or permits are needed, the funding or permitting agency should initiate Section 7 consultation with the Service. To initiate a consultation under the Section 7 of the ESA, you must submit a project package with the established minimum requirements. These conservation measures should be incorporated into the project plans to minimize possible impacts to the species.

The endangered Puerto Rican (PR) boa (*Chilabothrus inornatus*, formerly *Epicrates inornatus*) is the largest endemic snake species that inhabits Puerto Rico. The PR boa is non-venomous and does not pose any life threatening danger to humans, but some individuals may try to bite if disturbed or during capture or handling. Its body color ranges from tan to dark brown with irregular diffuse marking on the dorsum, but some individuals lack marking and are uniformly dark. Juveniles may have a reddish color with more pronounced markings. In general, as they mature, their body color tends to darken.



The PR boa was federally listed in 1970. Currently, the species has an island-wide distribution and occurs in a wide variety of habitat types, ranging from wet montane to subtropical dry forest and can be found from mature forest to areas with different degrees of human disturbance such as roadsides or houses, especially if near their habitat in rural areas. The PR boa is considered mostly nocturnal, remaining less active, concealed or basking under the sun during the day.

The Service has developed the following conservation measures with the purpose of assisting others to avoid or minimize adverse effects to the PR boa and its habitat. These recommendations may be incorporated into new project plans and under certain circumstances into existing projects. Depending on the project, additional conservation measures can be implemented besides the ones presented in this document.

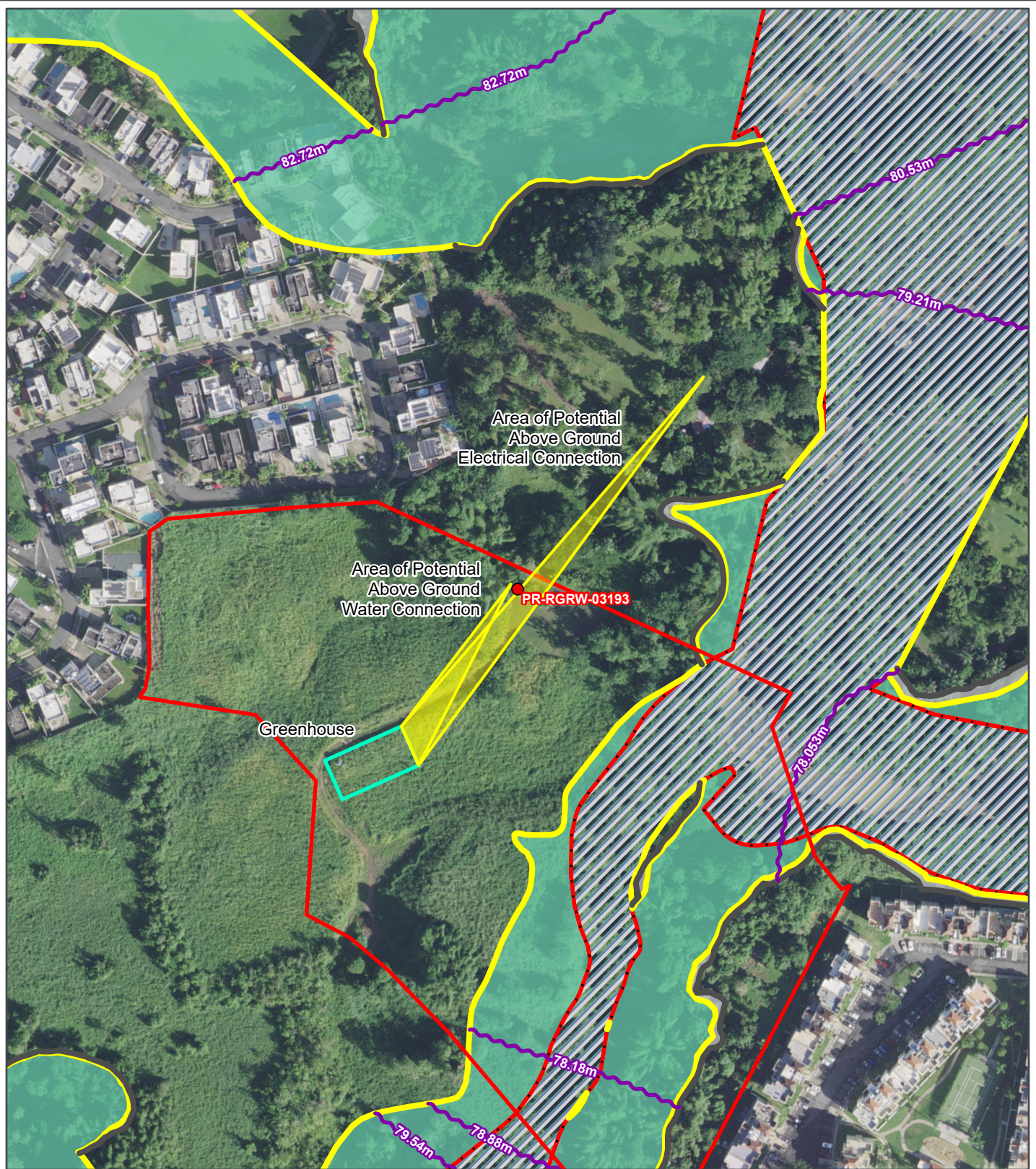
Conservation Measures:

1. Inform all project personnel about the potential presence of the PR boa in areas where the proposed work will be conducted. A pre-construction meeting should be conducted to inform all project personnel about the need to avoid harming the species as well as penalties for harassing or harming PR boas. An educational poster or sign with photo or illustration of the species should be displayed at the project site.
2. Prior to any construction activity, including removal of vegetation and earth movements, the boundaries of the project and areas to be excluded and protected should be clearly marked in the project plan and in the field in order to avoid further habitat degradation into forested and conservation areas.
3. Once areas are clearly marked, and prior to the use of heavy machinery and any construction activity (including removal of vegetation and earth movement), a biologist or project personnel with experience on this species should survey the areas to be cleared to verify the presence of any PR boa within the work area.
4. If a PR boa is found within any of the working or construction areas, activities should stop at that area and information recorded (see #5). **Do not capture the boa.** If boas need to be moved out of harm's way, designated personnel shall immediately contact the Puerto Rico Department of Natural and Environmental Resources (PRDNER) Rangers for safe capture and relocation of the animal (PRDNER phone #s: (787) 724-5700, (787) 230-5550, (787) 771-1124). **If immediate relocation is not an option, project-related activities at that area must stop until the boa moves out of harm's way on its own.** Activities at other work sites, where no boas have been found after surveying the area, may continue.
5. For all boa sightings (dead or alive), record the time and date of the sighting and the specific location where it was found. PR boa data should also include a photo of the animal (dead or alive), site GPS coordinates, the time and date, and comments on how the animal was detected and its behavior.

6. If a PR boa is captured by PRDNER personnel, record the name of that person and information on where the PR boa will be taken. This information should be reported to the Service.
7. Measures should be taken to avoid and minimize PR boa casualties by heavy machinery or motor vehicles being used on site. Any heavy machinery left on site (staging) or near potential PR boa habitat (within 50 meters of potential boa habitat), needs to be thoroughly inspected each morning before work starts to ensure that no boas have sheltered within engine compartments or other areas of the equipment. If PR boas are found within vehicles or equipment, do not capture the animal, and let it move on its own or call PRDNER Rangers for safe capture and relocation of the animal (see #4). If not possible, the animal should be left alone until it leaves the vehicle on its own.
8. PR boas may seek shelter in debris piles. Measures should be taken to avoid and minimize boa casualties associated with sheltering in debris piles as a result of project activities. Debris piles should be placed far away from forested areas. Prior to moving, disposing or shredding, debris piles should be carefully inspected for the presence of boas. If debris piles will be left on site, we recommend they be placed in areas that will not be disturbed in the future.
9. If a dead PR boa is found, immediately cease all work in that area and record the information accordingly (see #5). If the PR boa was accidentally killed as part of the project actions, please include information on what conservation measures had been implemented and what actions will be taken to avoid further killings. A dead boa report should be sent by email (see contacts below) to the Service within 48 hours of the event.
10. Projects must comply with all state laws and regulations. Please contact the PRDNER for further guidance.

If you have any questions regarding the above conservation measures, please contact the Service:

- José Cruz-Burgos, Endangered Species Program Coordinator
 - Email: jose_cruz-burgos@fws.gov
 - Office phone (305) 304-1386
- Jan Zegarra, Fish and Wildlife Biologist
 - Email: jan_zegarra@fws.gov
 - Office phone (786) 933-1451



REGROW PROGRAM

**Figure B 10-1:
Advisory Base Flood
Elevation For 100-Year
Floodplain Map**

Applicant ID: PR-RGRW-03193

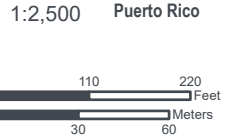
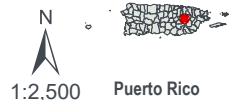


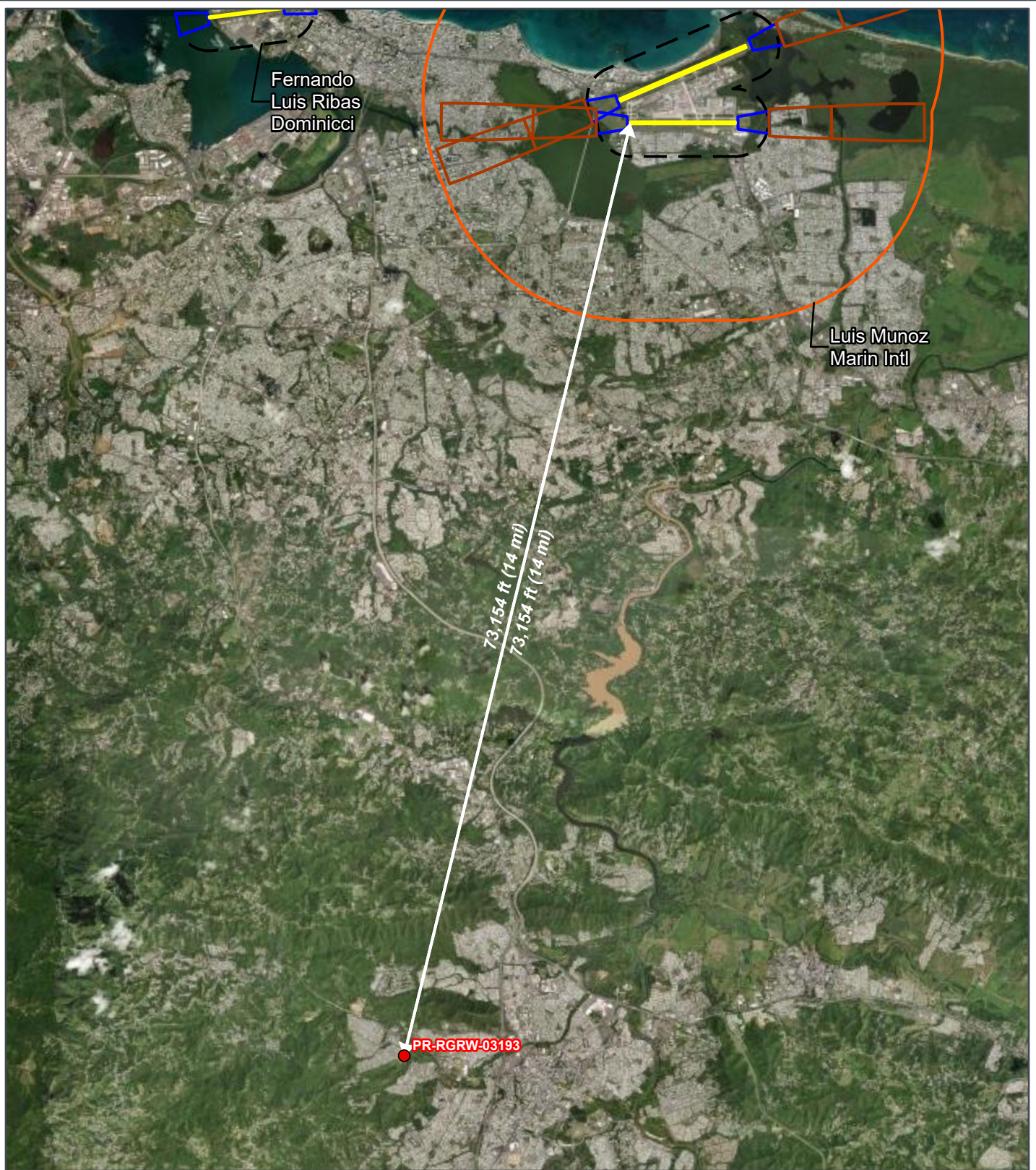
- Site
- Site Parcel
- Project Footprint (Option)
- Above Ground Utilities Location
- Advisory Base Flood Elevation (ABFE)
- 0.2% Annual Chance Flood
- 1% Annual Chance Flood
- Zone A
- Zone A-Floodway
- Zone X (500-year floodplain)
- Zone/BFE Boundary

Jardin Botanico William Miranda Marin Carr
156 km 56.5 Canabon
Caguas, Puerto Rico 00725

Parcel ID: 224-000-005-17-000
18.237089, -66.064404

Data Source: https://gis.fema.gov/arcgis/rest/services/DR/PuertoRico_ABFE_1PCT/MapServer
Base Map: USA NAIP Imagery
Imagery Year: 2022
Updated: 4/22/2024
Layout: ABFE 1Pct
Aprx: 72428_ReGrowTier2Maps





REGROW PROGRAM

**Figure B 1-1:
Airport Hazards Map**

Applicant ID: PR-RGRW-03193

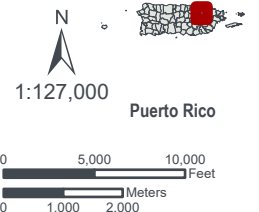


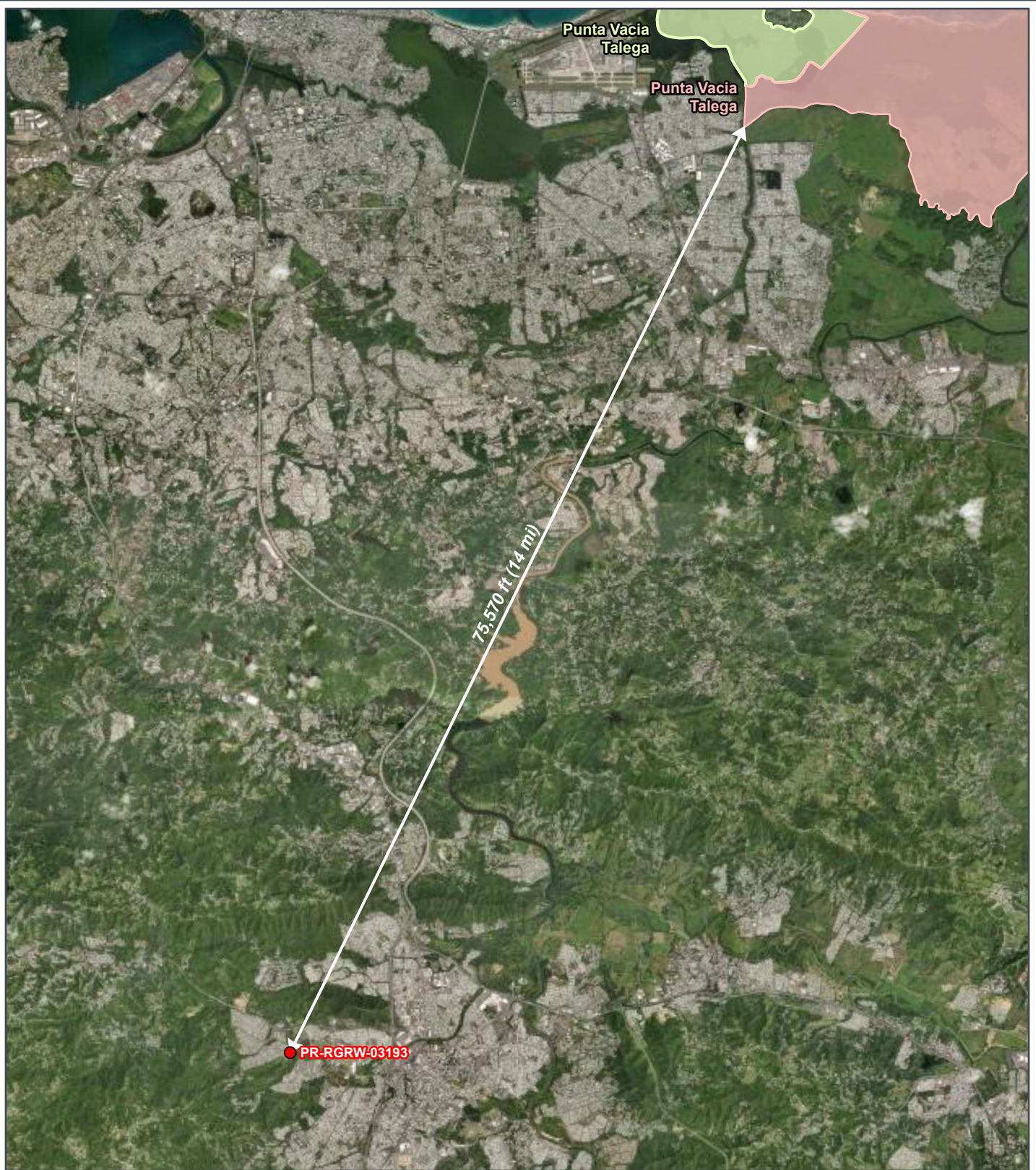
- Site
- ▭ Airport Runway
- ▭ Accident Potential Zones (APZ)
- ▭ Runway Protection Zones (RPZ)
- ▭ 2,500-FT Civil Airport Buffer
- ▭ 15,000-FT Military Airport Buffer

Jardin Botánico William Miranda
 Marín Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 18.237089, -66.064404

Data Source: <https://geodata.bts.gov/>
 Base Map: ESRI ArcGIS Online,
 accessed April 2024

Updated: 4/22/2024
 Layout: Airport Hazards
 Aprx: 72428_ReGrowTier2Maps





REGROW PROGRAM

Figure B 2-1: Coastal Barrier Resources Map

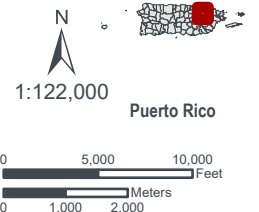
Applicant ID: PR-RGRW-03193

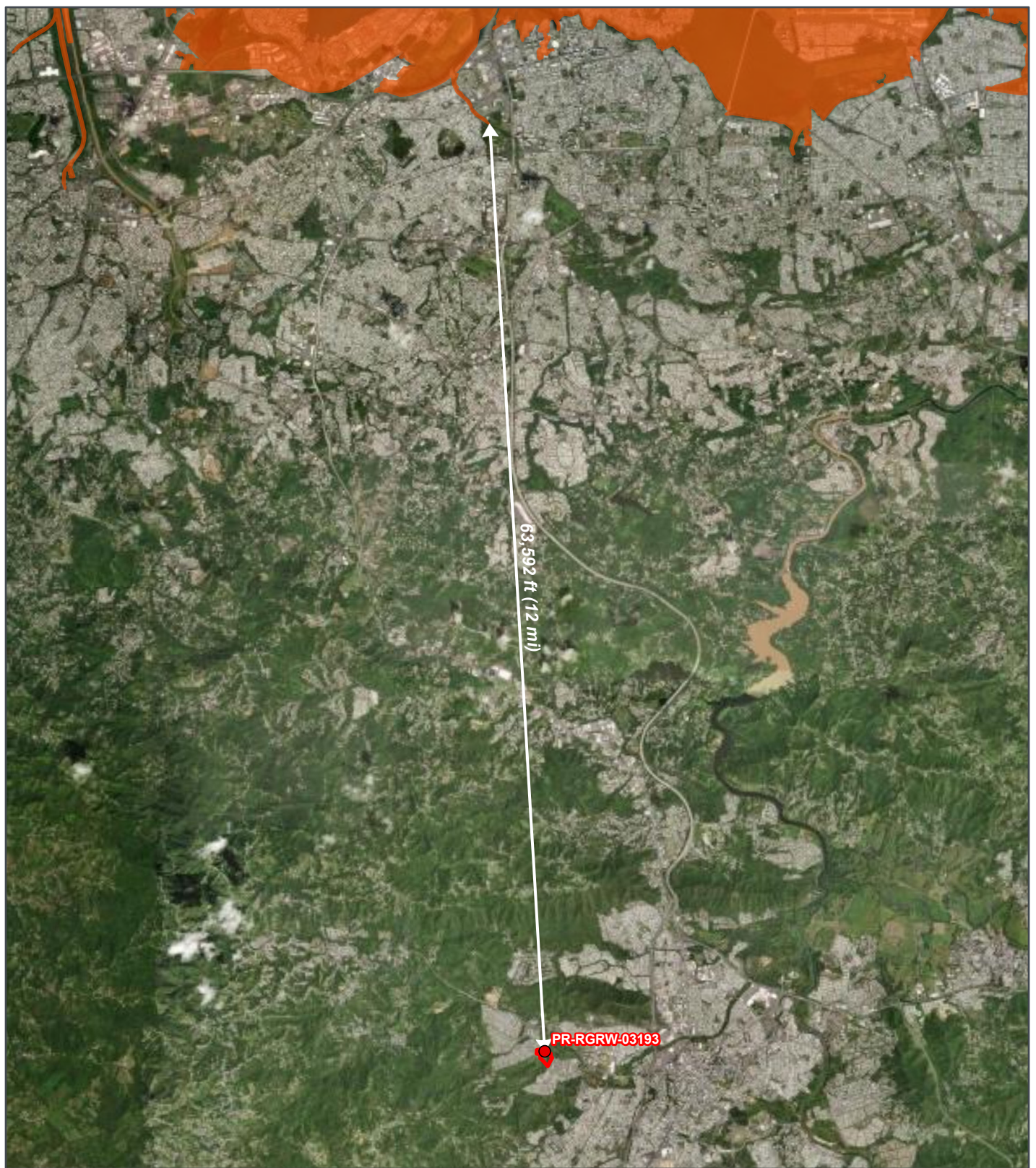


- Site
- Otherwise Protected Area
- System Unit

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 18.237089, -66.064404

Data Source: <https://cbrgis.wim.usgs.gov/arcgis/rest/services/CoastalBarrierResources/System/MapServer>
 Base Map: ESRI ArcGIS Online, accessed April 2024
 Updated: 4/22/2024
 Layout: Coastal Barrier Resources System





REGROW PROGRAM

Figure B 5-1: Coastal Zone Management Map

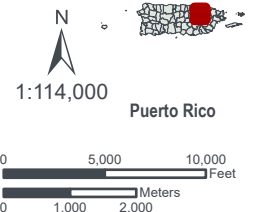
Applicant ID: PR-RGRW-03193

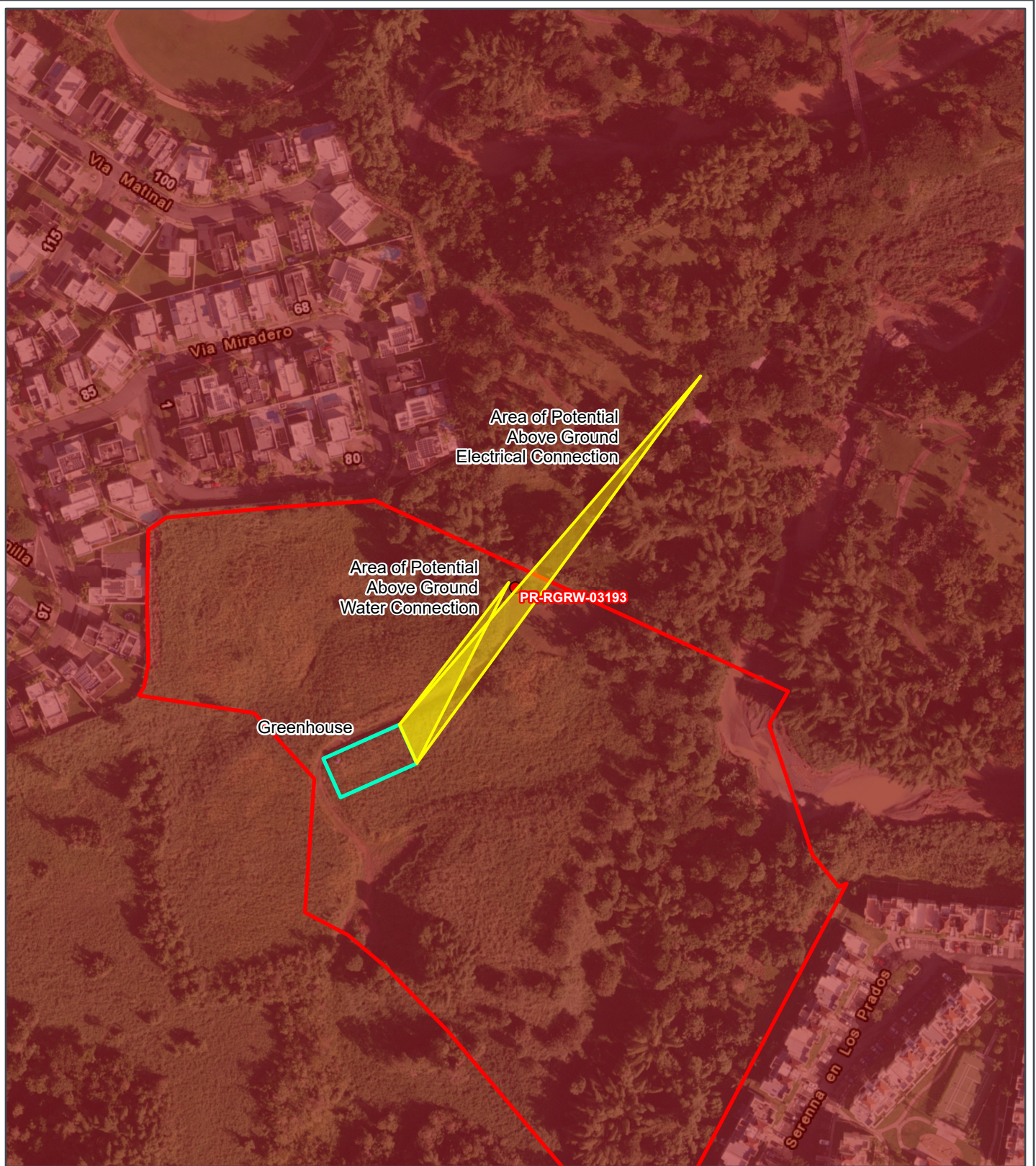


- Site
- Coastal Management Zone

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 18.237089, -66.064404

Data Source: <https://coast.noaa.gov/arcgis/rest/services/Hosted/CoastalZoneManagementAct/>
 Base Map: ESRI ArcGIS Online, accessed April 2024
 Updated: 4/22/2024
 Layout: Coastal Zone Management
 Aprx: 72428_ReGrowTier2Maps





REGROW PROGRAM

**Figure B 9-1:
Prime Farmland Map**

Applicant ID: PR-RGRW-03193

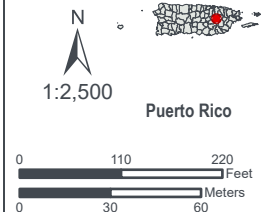


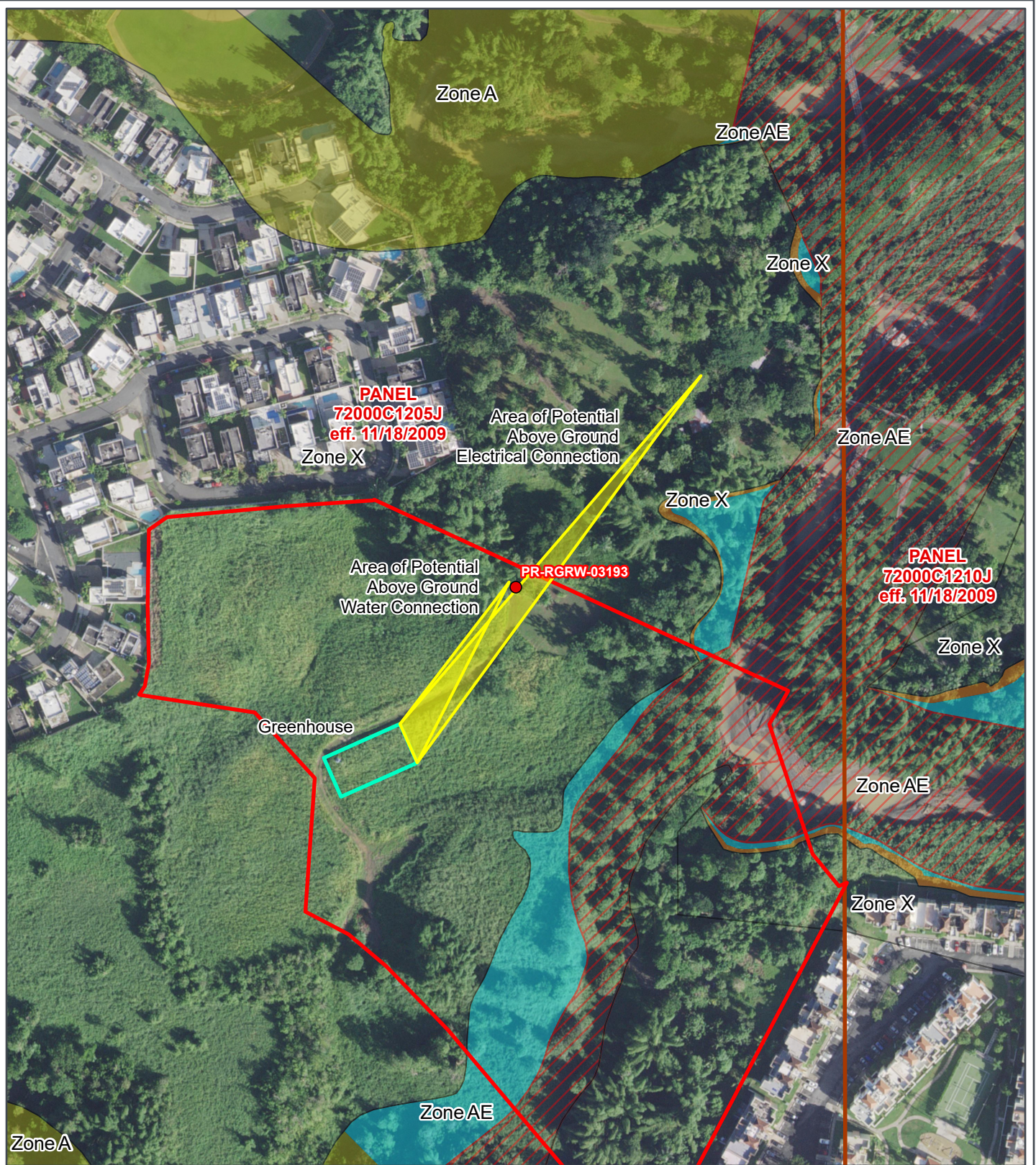
- Site
- Site Parcel
- Project Footprint (Option)
- Above Ground Utilities Location
- All areas are prime farmland
- Farmland of statewide importance
- Farmland of statewide importance, if irrigated

- Prime farmland if drained
- Prime farmland if irrigated
- Prime farmland if irrigated and reclaimed of excess salts and sodium
- Prime farmland if protected from flooding or not frequently flooded during the growing season
- Not prime farmland
- Not Public Information

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 18.237089, -66.064404

Data Source: <https://websitesurvey.nrc.usda.gov/app/>
 Base Map: USA NAIP Imagery
 Imagery Year: 2022
 Updated: 4/22/2024
 Layout: Prime Farmland
 Aprx: 72428_ReGrowTier2Maps





REGROW PROGRAM

Figure B 3-1: Flood Insurance Rate Map (FIRM)

Applicant ID: PR-RGRW-03193



- Site
- Site Parcel
- Project Footprint (Option)
- Above Ground Utilities Location
- Base Flood Elevations
- Zone A
- Zone AE
- Zone AH
- Zone AO
- Zone VE
- Floodway
- Zone X - Shaded (500-year floodplain)
- Zone X - Unshaded
- Area Not Included
- Open Water

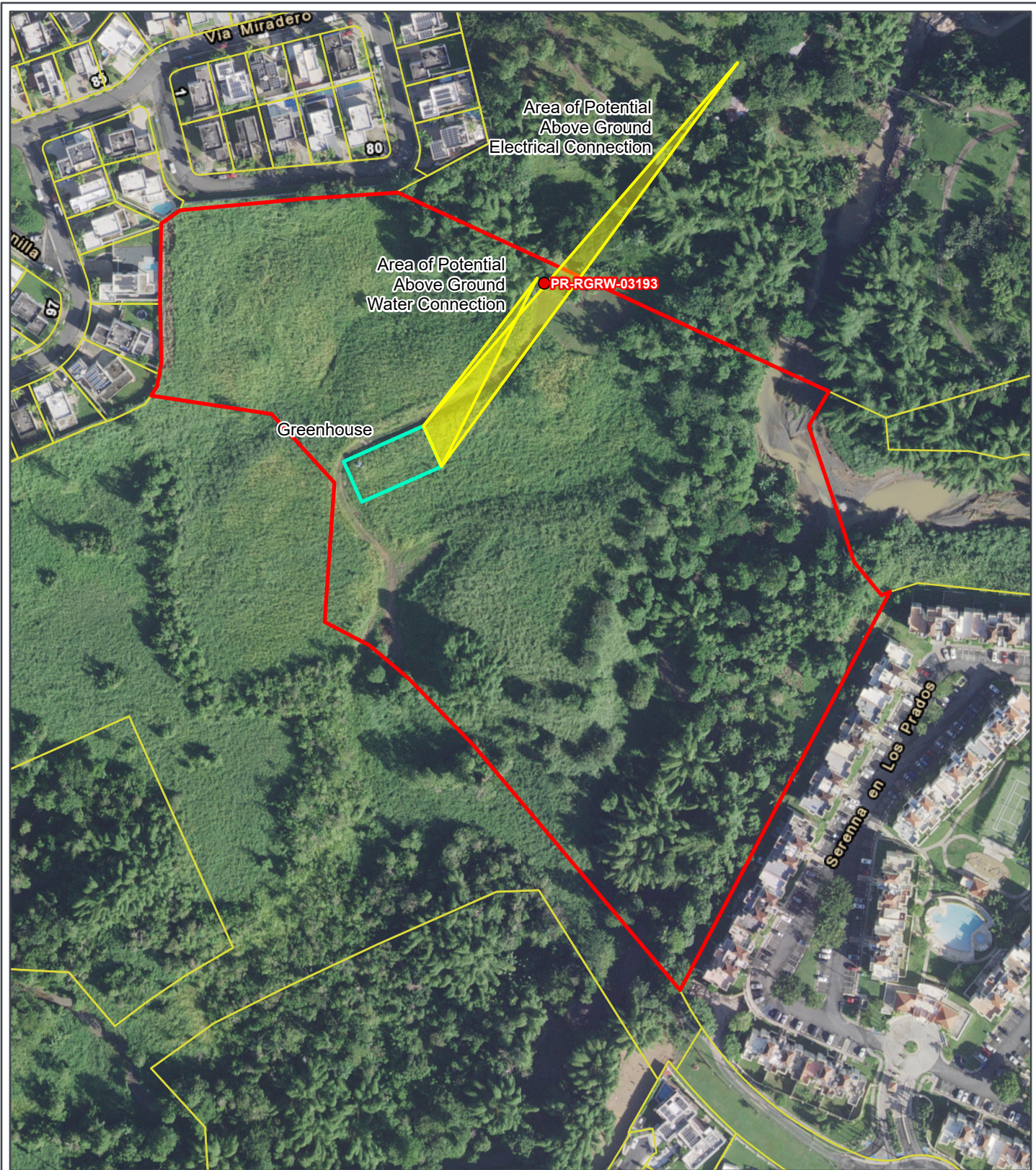
Jardin Botánico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 18.237089, -66.064404

Data Source: <https://hazards.fema.gov/gis/nfhl/rest/services/public/NFHL/MapServer>
 Base Map: USA NAIP Imagery Imagery
 Year: 2022
 Updated: 4/22/2024
 Layout: Effective Floodplain
 Aprx: 72428_ReGrowTier2Maps

N

1:2,500

Puerto Rico



REGROW PROGRAM

**Figure A-2:
Site Vicinity**

Applicant ID: PR-RGRW-03193

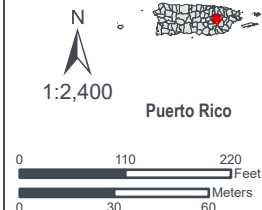


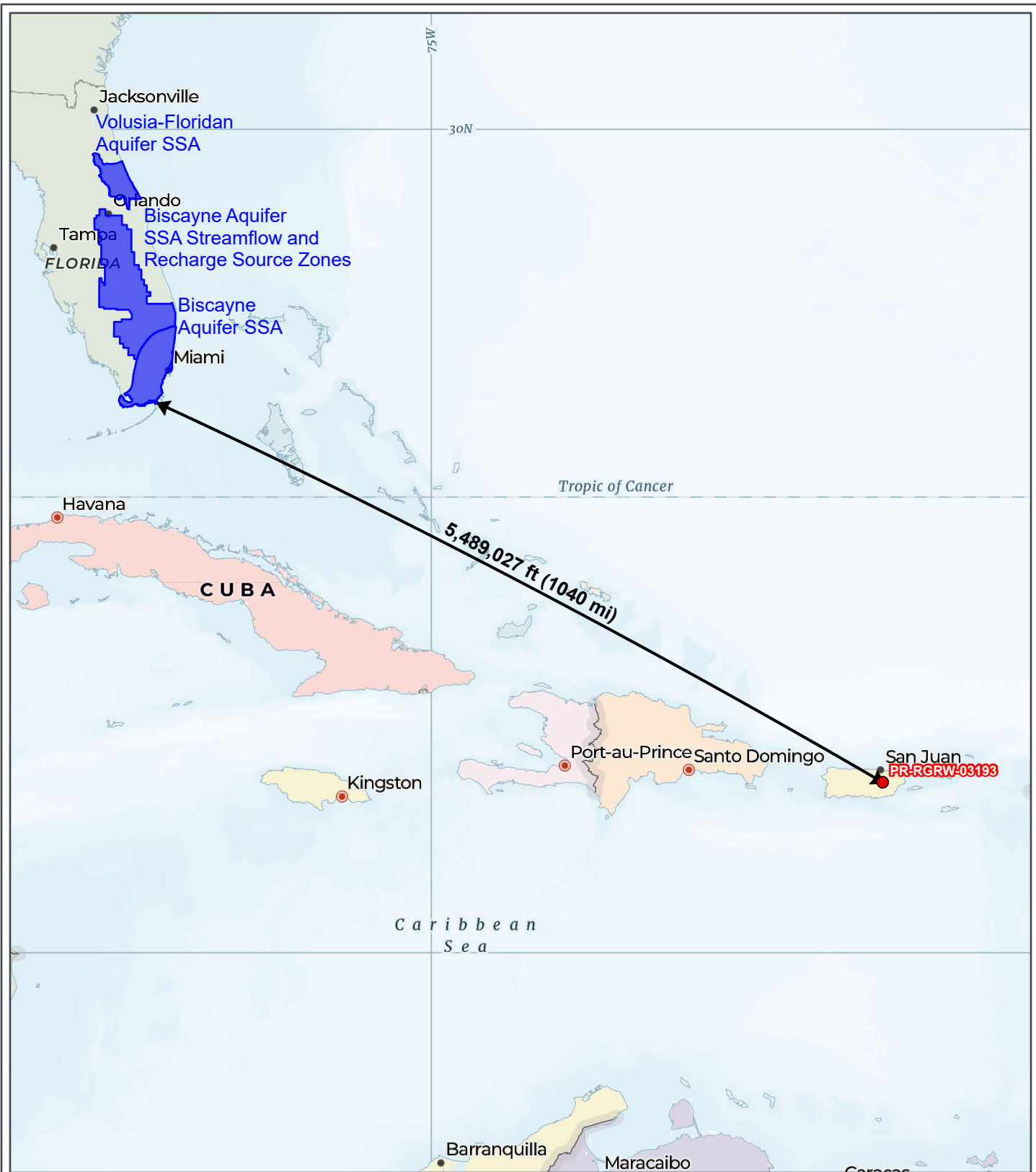
- Site
- Site Parcel
- Project Footprint (Option)
- Above Ground Utilities Location

Jardin Botanico William Miranda
Marin Carr 156 km 56.5 Canabon
Caguas, Puerto Rico 00725

Parcel ID: 224-000-005-17-000
18.237089, -66.064404

Base Map: USA NAIP Imagery
Imagery Year: 2022
Updated: 4/22/2024
Layout: Site Vicinity
Aprx: 72428_ReGrowTier2Maps





REGROW PROGRAM

Figure 12-1: Sole Source Aquifers Map

Applicant ID: PR-RGRW-03193

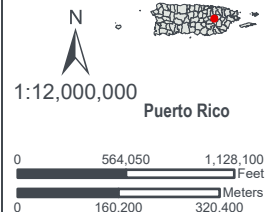


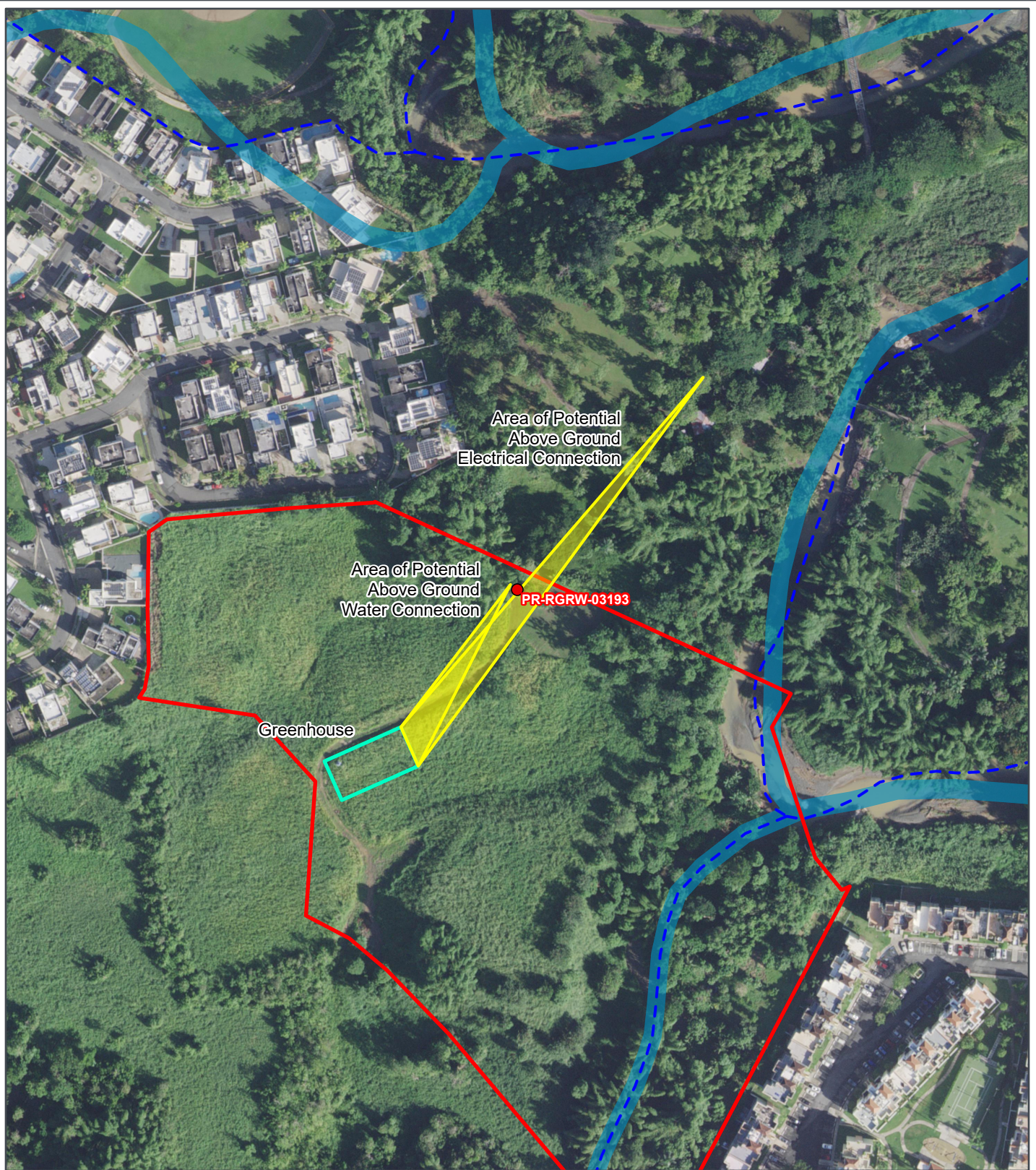
- Site
- Sole Source Aquifers

***There are no Sole Source Aquifers in Puerto Rico.**

Jardin Botanico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000
 18.237089, -66.064404

Data Source: <https://services.arcgis.com/cJ9YHowT8TU7DUyn/arcgis/rest/services/SoleSourceAquifers/FeatureServer>
 Base Map: ESRI ArcGIS Online, accessed April 2024
 Updated: 4/25/2024
 Layout: Sole Source Aquifers
 Aprx: 72428_ReGrowTier2Maps





REGROW PROGRAM

Wetlands Protection Map

Applicant ID: PR-RGRW-03193

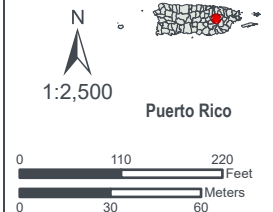


- Site
- Site Parcel
- Project Footprint (Option)
- Above Ground Utilities Location
- NHD Stream
- Estuarine and Marine Deepwater

- Estuarine and Marine Wetland
- Freshwater Emergent Wetland
- Freshwater Forested/Shrub Wetland
- Freshwater Pond
- Lake
- Riverine

Jardin Botánico William Miranda
 Marin Carr 156 km 56.5 Canabon
 Caguas, Puerto Rico 00725
 Parcel ID: 224-000-005-17-000 Parcel Center:
 66.063927°W 18.237687°N

Data Source: <https://apps.nationalmap.gov/downloader/#/>
<https://www.fws.gov/program/national-wetlands-inventory/data-download>
 Base Map: USA NAIP Imagery
 Imagery Year: 2022
 Updated: 4/22/2024
 Layout: Wetlands Protection





REGROW PROGRAM

**Figure B 14-1:
National Wild and
Scenic River Map**

Applicant ID: PR-RGRW-03193



- Site
- National Wild and Scenic River

Jardin Botanico William Miranda
Marin Carr 156 km 56.5 Canabon
Caguas, Puerto Rico 00725
Parcel ID: 224-000-005-17-000
18.237089, -66.064404

Data Source: https://apps.fs.usda.gov/arc/rest/services/EDW/EDW_WildScenicRiverSegments_01/mapserver
Base Map: ESRI ArcGIS Online, accessed April 2024
Updated: 4/22/2024

