



Public Notice

**U.S. Army Corps
of Engineers**
Pittsburgh District

In Reply Refer to
Notice No. below

US Army Corps of Engineers, Pittsburgh District
1000 Liberty Avenue
Pittsburgh, PA 15222-4186

Application No. 2015-623

Date: October 31, 2016

Notice No. 16-53

Closing Date: November 30, 2016

1. **TO ALL WHOM IT MAY CONCERN:** The following application has been submitted for a Department of the Army Permit under the provisions of Section 404 of the Clean Water Act.

2. **APPLICANT:** West Ridge, Inc.
P.O. Box 4034 Morgantown, WV 26504

3. **LOCATION:** Wetlands and unnamed tributaries of Scotts Run, West of Interstate 79 and the City of Morgantown, Monongalia County, West Virginia. (39.63928 N, 80.011077 W)

4. **PURPOSE AND DESCRIPTION OF WORK:** West Ridge, Inc. proposed to construct Phase II and Phase III of its I-79 Exit 155 Development Project. The previously authorized Phase I, which is an access road that impacted 1,162 LF of stream and 0.078 acre of wetland, has already been constructed. Phase II consists of roadway improvements and the development of five (5) non-contiguous building pads, totaling approximately 84 acres. Of these pads, one will be the premier site for the West Virginia University Medicine (WVUM) Children's Hospital. The roadway improvements will consist of the relocation and reconstruction of Chaplin Hill Road and Martin Hollow Road. Phase III will consist of one (1) development pad totaling approximately 78.5 acres and will include an access road to Route 19. While Phase III will not require a Section 404 permit, it will require a WVDEP West Virginia State Waters Permit. The proposed phase II and III pose potential impacts to seven (7) Unnamed Tributaries and three (3) Wetlands as follows.

- The roadway improvements will result in 1,880.6 LF of stream impacts and 0.059 acres of wetland impacts.
- Construction of the pad sites will result in 899.6 LF of stream impacts and no impacts to wetlands.

Including the Phase I impacts, the proposed permanent impacts for all three phases total 3,942.20 LF of streams and 0.137 acres of wetlands. The proposed impacted areas are located within the Upper Monongahela watershed. The applicant proposed to offset the proposed impacts through purchasing private banking credits and/or paying In-Lieu Fees.

5. WEST VIRGINIA CERTIFICATION: This permit decision will not be made until the State of West Virginia, Division of Environmental Protection (WVDEP), issues, denies, or waives State Certification. This public notice does not serve as application to the WVDEP for certification required by Section 401 of the Clean Water Act. An individual 401 water quality certification (WQC) may be required for this proposed activity in conjunction with the Section 10 of the Rivers and Harbors Act permit and/or Section 404 of the Clean Water Act permit. The applicant must apply directly to the WVDEP for an individual 401 WQC. The WVDEP will also consider whether or not the proposed activity will comply with sections 301, 302, 303, 306, 307 of the Clean Water Act or any other appropriate State laws. Please contact the below to determine if an individual 401 WQC is required for this proposed activity:

Ms. Wilma Reip, 401 Program Manager
Phone: 304-962-0499 ext. 1599
E-mail: Wilma.reip@wv.gov

6. IMPACT ON NATURAL RESOURCES: The District Engineer has consulted the most recently available information and has determined that the project may effect, but is not likely to adversely affect an endangered or threatened species, or result in the destruction or adverse modification of habitat of such species which has been determined critical. This Public Notice serves as a request to the U.S. Fish and Wildlife Service for any additional information they may have on whether any listed or proposed to be listed endangered or threatened species may be present in the area which would be affected by the activity, pursuant to Section 7(c) of the Endangered Species Act of 1972 (as amended).

7. IMPACT ON CULTURAL RESOURCES: The National Register of Historic Places has been consulted, and it has been determined that there are no properties currently listed on the register which would be directly affected by the proposed work. If we are made aware, as a result of comments received in response to this notice, or by other means, of specific archeological, scientific, prehistorical, or historical sites or structures which might be affected by the proposed work, the District Engineer will immediately take the appropriate action necessary pursuant to the National Historic Preservation Act of 1966 - Public Law 89-665 as amended (including Public Law 96-515).

8. PUBLIC INVOLVEMENT: Any person may request, in writing, within the comment period specified in the paragraph below entitled "RESPONSES," that a public hearing be held to consider this application. The requests for public hearing shall state, with particularity, the reasons for holding a public hearing.

9. EVALUATION: Interested parties are invited to state any objections they may have to the proposed work. The decision whether to issue a permit will be based on an evaluation of the probable impact including cumulative impacts of the proposed activity on the public interest. That decision will reflect the national concern for both protection and utilization of important resources. The benefit which reasonably may be expected to accrue from the proposals must be balanced against its reasonably foreseeable detriments. All factors which may be relevant to the

proposal will be considered including the cumulative effects thereof; among those are conservation, economics, aesthetics, general environmental concerns, wetlands, historic properties, fish and wildlife values, flood hazards, flood plain values, land use, navigation, shoreline erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food and fiber production, mineral needs, considerations of property ownership and, in general, the needs and welfare of the people. The Corps of Engineers is soliciting comments from the public; Federal, state, and local agencies and officials; Indian Tribes; and other interested parties in order to consider and evaluate the impacts of this proposed activity. Any comments received will be considered by the Corps of Engineers to determine whether to issue, modify, condition or deny a permit for this proposal. To make this decision, comments are used to assess impacts on endangered species, historic properties, water quality, general environmental effects, and the other public interest factors listed above. Comments are used in the preparation of an Environmental Assessment and/or an Environmental Impact Statement pursuant to the National Environmental Policy Act. Comments are also used to determine the overall public interest of the proposed activity. The evaluation of the impact of the activity on the public interest will include application of the guidelines promulgated by the Administrator, Environmental Protection Agency, under the authority of Section 404(b) of the Clean Water Act (40 CFR Part 230).

10. RESPONSES: A permit will be granted unless its issuance is found to be contrary to the public interest. Written statements concerning the proposed activity should be received in this office on or before the closing date of this Public Notice in order to become a part of the record and to be considered in the final determination, comments can be mailed to:

U.S. Army Corps of Engineers, Pittsburgh District
1000 Liberty Avenue
Pittsburgh, PA 15222-4186
Re. Public Notice CELRP-OP-F No. 16-53

Any objections which are received during this period may be forwarded to the applicant for possible resolution before the determination is made whether to issue or deny the requested DA Permit. All responses to this notice should be directed to the Regulatory Branch, attn. Matt Gilbert at the above address, by telephone (412) 395-7189, or by e-mail at Mathew.C.Gilbert@usace.army.mil Please refer to project # 2015-623 in all responses.
FOR THE DISTRICT ENGINEER:

/signed/

Jon T. Coleman
Chief, Southern Section, Regulatory Branch