



STATE OF WASHINGTON
DEPARTMENT OF ECOLOGY

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May 30, 2012

HCT Properties LLC
Attn: Ms. Kim Hasselbalch
Post Office Box 1573
Brush Prairie, Washington 98606

RE: Water Quality Certification Order No. **9233** for Corps Nationwide Permit 39,
NWS-2011-0719 for HCT Properties and Equipment, Wetland, Cowlitz County,
Washington

Dear Ms. Hasselbalch:

On August 2, 2011, HCT Properties LLC submitted a Joint Aquatic Resources Permit Application (JARPA) to the Department of Ecology (Ecology) for a Section 401 Water Quality Certification (401 Certification) under the federal Clean Water Act for the proposed HCT Properties and Equipment project.

On behalf of the State of Washington, Ecology certifies that the work described in the JARPA and Nationwide Permit complies with applicable provisions of Sections 301, 302, 303, 306, and 307 of the Clean Water Act, as amended and applicable state laws. This certification is subject to the conditions contained in the enclosed Order.

If you have any questions, please contact Jessica Moore at (360) 407-7421. The enclosed Order may be appealed by following the procedures described in the Order.

Sincerely,

Brenden McFarland
Environmental Review and Transportation Section
Shorelands and Environmental Assistance Program



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by Certified Mail 7009 0820 00001 9056 1035

Enclosure

e-cc: Karey Bock, Ecological Land Services, Inc.
Francis Naglich, Ecological Land Services, Inc.
Danette Guy, U.S. Army Corps of Engineers, Seattle District
Loree' Randall – Ecology, HQ-SEA
ecyrefedpermits@ecy.wa.gov

IN THE MATTER OF GRANTING A)	ORDER # 9233
WATER QUALITY)	Corps Reference No. NWS-2011-0719
CERTIFICATION TO)	Nationwide Permit 39
HCT PROPERTIES, LLC)	Construction of a light industrial site located in
in accordance with 33 U.S.C. 1341)	Cowlitz County, Washington.
(FWPCA § 401), RCW 90.48.120, RCW)	
90.48.260 and Chapter 173-201A WAC)	
)	
)	

TO: HCT Properties LLC
 Attn: Ms. Kim Hasselbalch
 Post Office Box 1573
 Brush Prairie, Washington 98606

On August 2, 2011, HCT Properties, LLC submitted a Joint Aquatic Resources Permit Application (JARPA) to the Department of Ecology (Ecology) requesting a Section 401 Water Quality Certification. A public notice regarding the request was distributed by Ecology for the above-referenced project pursuant to the provisions Chapter 173-225 WAC on May 9, 2012.

The proposed project entails construction of an industrial building and associate improvements to allow for an office, a maintenance shop, and sandblasting and coating activities at 1951 Schurman Way, Woodland, Cowlitz County, Washington 98674, Section 13, Township 5N, Range 1W, WRIA# 27, Lewis.

The project proposes to place fill in 0.24 acre of a Category III, Emergent Depressional wetland to facilitate development of the site.

Proposed mitigation to compensate for permanent impacts includes the purchase of 0.24 credits from the Columbia River Wetland Mitigation Bank.

AUTHORITIES:

In exercising authority under 33 U.S.C. § 1341, 16 U.S.C. § 1456, RCW 90.48.120, and RCW 90.48.260, Ecology has examined this application pursuant to the following:

1. Conformance with applicable water quality-based, technology-based, and toxic or pretreatment effluent limitations as provided under 33 U.S.C. §1311, 1312, 1313, 1316, and 1317 (FWPCA § 301, 302, 303, 306 and 307);
2. Conformance with the state water quality standards contained in Chapter 173-201A WAC and authorized by 33 U.S.C. §1313 and by Chapter 90.48 RCW, and with other applicable state laws; and

3. Conformance with the provision of using all known, available and reasonable methods to prevent and control pollution of state waters as required by RCW 90.48.010.

WATER QUALITY CERTIFICATION CONDITIONS:

Through issuance of this Order, Ecology certifies that it has reasonable assurance that the activity as proposed and conditioned will be conducted in a manner that will not violate applicable water quality standards and other appropriate requirements of state law. In view of the foregoing and in accordance with 33 U.S.C. §1341, RCW 90.48.120, RCW 90.48.260 Chapter 173-200 WAC and Chapter 173-201A WAC, water quality certification is granted to the Applicant subject to the conditions within this Order.

Certification of this proposal does not authorize the Applicant to exceed applicable state water quality standards (Chapter 173-201A WAC), ground water standards (Chapter 173-200 WAC) or sediment quality standards (Chapter 173-204 WAC). Furthermore, nothing in this certification shall absolve the Applicant from liability for contamination and any subsequent cleanup of surface waters, ground waters or sediments occurring as a result of project construction or operations.

A. General Conditions:

1. For purposes of this Order, the term "Applicant" shall mean HCT Properties, LLC and its agents, assignees and contractors.
2. All submittals required by this Order shall be sent to Ecology's Headquarters, Attn: Federal Project Coordinator, PO Box 47600, Olympia WA 98504 or via e-mail (preferred) to ecyrefedpermits@ecy.wa.gov. The submittals shall be identified with Order No. 9233 and Corps Reference #NWS-2011-0719.
3. Work authorized by this Order is limited to the work described in the JARPA received by Ecology on August 2, 2011, unless otherwise authorized by Ecology.
4. The Applicant shall obtain Ecology review and approval before undertaking any changes to the proposed project that might significantly and adversely affect water quality, other than those project changes required by this Order.
5. Within 30 days of receipt of any updated information, Ecology will determine if the revised project requires a new water quality certification and public notice or if a modification to this Order is required.
6. The Applicant shall keep copies of this Order on the job site and readily available for reference by Ecology personnel, the construction superintendent, construction managers and lead workers, and state and local government inspectors.

7. The Applicant shall provide access to the project site and all mitigation sites upon request by Ecology personnel for site inspections, monitoring, necessary data collection, and/or to ensure that conditions of this Order are being met.
8. Nothing in this Order waives Ecology's authority to issue additional orders if Ecology determines that further actions are necessary to implement the water quality laws of the state. Further, Ecology retains continuing jurisdiction to make modifications hereto through supplemental order, if additional impacts due to project construction or operation are identified (e.g., violations of water quality standards, downstream erosion, etc.), or if additional conditions are necessary to further protect water quality.
9. This Order does not authorize direct, indirect, permanent, or temporary impacts to waters of the state or related aquatic resources, except as specifically provided for in conditions of this Order.
10. Failure of any person or entity to comply with the Order may result in the issuance of civil penalties or other actions, whether administrative or judicial, to enforce the terms of this Order.

B. Wetland Mitigation and Monitoring

1. The Applicant shall mitigate wetland impacts as described in the *Wetland Mitigation Plan for the Woodland Industrial Park, Schurman Way, Woodland, Washington* prepared by Ecological Land Services, Inc. and dated July 2011 or as modified by this Order or revised and approved by Ecology.
2. A copy of the completed mitigation bank transaction and auditor's office record shall be submitted to Ecology prior to performing work authorized by this Order.

C. Timing Requirements

1. This Order will expire on May 9, 2014.

YOUR RIGHT TO APPEAL

You have a right to appeal this Order to the Pollution Control Hearing Board (PCHB) within 30 days of the date of receipt of this Order. The appeal process is governed by Chapter 43.21B RCW and Chapter 371-08 WAC. "Date of receipt" is defined in RCW 43.21B.001(2).

To appeal you must do all of the following within 30 days of the date of receipt of this Order:

- File your appeal and a copy of this Order with the PCHB (see addresses below). Filing means actual receipt by the PCHB during regular business hours.
- Serve a copy of your appeal and this Order on Ecology in paper form - by mail or in person. (See addresses below.) E-mail is not accepted.

You must also comply with other applicable requirements in Chapter 43.21B RCW and Chapter 371-08 WAC.

ADDRESS AND LOCATION INFORMATION

Street Addresses	Mailing Addresses
Department of Ecology Attn: Appeals Processing Desk 300 Desmond Drive SE Lacey, WA 98503	Department of Ecology Attn: Appeals Processing Desk PO Box 47608 Olympia, WA 98504-7608
Pollution Control Hearings Board 1111 Israel RD SW STE 301 Tumwater, WA 98501	Pollution Control Hearings Board PO Box 40903 Olympia, WA 98504-0903

DATED: May 30, 2012 at Olympia Washington

SIGNATURE



Brenden McFarland, Section Manager
Shorelands and Environmental Assistance Program
Headquarters Office – Ecology
State of Washington