

CITY OF ST. HELENS PLANNING DEPARTMENT ACTIVITY REPORT



To: City Council
From: Jacob A. Graichen, AICP, City Planner
cc: Planning Commission

Date: August 23, 2024

This report does not indicate all *current planning* activities over the past report period. These are tasks, processing and administration of the Development Code which are a weekly if not daily responsibility. The Planning Commission agenda, available on the City's website, is a good indicator of *current planning* activities. The number of building permits issued is another good indicator as many require Development Code review prior to Building Official review.

ASSOCIATE PLANNER/PROJECT MANAGER—*In addition to routine tasks, the Associate Planner/Community Development Project Manager has been working on: See attached.*

PLANNING ADMINISTRATION—PREAPPLICATIONS MEETINGS

Conducted a pre-application meeting for an approx. 25 lot subdivision along Seal Road (a private road). Proposal is for detached single-family dwellings.

PLANNING ADMINISTRATION—MISC.

We received a new consent to annex this month triggered by a needed connection to Sanitary Sewer. This is a residential lot along Firlok Park Street with a failing septic system. Some cities don't have to deal with annexations much. For St. Helens it seems like a constant thing year after year.

Signed a Land Use Compatibility Statement (LUCS), which is a typical thing associated with state permits. Normally, not monthly report worthy, the **attached** application to the USACE and DSL for proposed sediment sampling along the shoreline and offshore from the former St. Helens Boise White Paper site, is noteworthy. The LUCS The land use is not required for DSL because they are requesting a permit waiver but DEQ will probably need to it issue a 401 Water Quality Certification.

Attended a webinar about Oregon's Housing Needs Analysis policy. We last updated our Housing Needs Analysis in 2019. As a city larger than 10,000 in population we are required to renew this in 2027. There is a Housing Production Strategy that must accompany the 2027 HNA effort. The state is working on new rules related to this such as an "acceleration program" for underperforming housing production cities. This may require actions intermediate to the normal 8-year HNA update cycle. It is not supposed to be punitive, rather and avenue for further support. My concern is how will this impact staff capacity.

City Administrator Walsh and myself met with business Oregon, PGE and CCET staff to discuss the PGE parcel on the St. Helens Industrial Business Park given grant funds. Assuming the proposed PGE parcel location is not ruled out for impractical reasons such as complexities with wetlands or geotech problems, it looks like the final concept will stick. Even though the Oregon DOJ is months out for funding, we can start spending money now and it will be reimbursable. We also learned, PGE can do the work with the state's grant money passing through the city.

Assisted with the public hearing effort for project arcadia to sell the mill portion of the St. Helens Industrial Business Park.

After 10 years of discussing it, we finally received (most of) an application to build a new NAPA auto parts store. It is proposed across Howard Street from the new Burger King.

Conducted a final inspection for the mixed-use building at Columbia Boulevard / N. 12th Street across Columbia Boulevard from the Market Fresh grocer. The intent is to open up the seven residential units; the sole commercial unit's occupancy will come later. Permitting efforts for this project started back in 2017!

Associate Planner Dimsho assisted the Police Department with a private drive (or not) question for a property on the south side of the Forest Park apartments. The complex was built c. 1972 and given that vintage, not the most direct records to get information. Thankfully, because we are neighbors to the courthouse, deed records are convenient to review and revealed the needed answer.

PLANNING COMMISSION (& *acting* HISTORIC LANDMARKS COMMISSION)

August 13, 2024 meeting (outcome): The Commission held a public hearing for part 1 of the 2024 Development Code Amendments, which focuses on child care and psilocybin matters, generally. A no fuss meeting, they recommend approval to the Council.

Staff discussed the latest with the inclusion of Endangered Species Act considerations in floodplain policy. After years of waiting for something to happen, we will probably need to amend our floodplain laws by next July.

As the Historic Landmarks Commission, they considered a “temporary versus permanent” question in regard to Lightning Sweets and Treats at 291 S. 1st Street. Some recent façade treatments using plastic panels and Velcro attachments provided some discussion of sign and Riverfront District architectural standards applicability. The Commission felt it was more temporary in nature. For staff, this means we do not need to make an issue of it at this time.

September 10, 2024 meeting (upcoming): The Commission will hold two public hearings. One for a Variance for yard (setbacks) for Habitat for Humanity for a single-family dwelling project and another for additions to the CCMH Campus. The CCMH one will be continued to October, as requested in writing by CCMH.

As the Historic Landmarks Commission, they will likely review architectural changes to the 325 Strand building, which is proposed to be reconstructed one wall at a time to keep the building intact to preserve off-street parking exemptions allowed in the Riverfront District.

GEOGRAPHIC INFORMATION SYSTEMS (GIS)

Quarterly data updates this month. Also, data updates related to three recently approved annexations.

From: [Jennifer Dimsho](#)
To: [Jacob Graichen](#)
Subject: August Planning Department Report
Date: Thursday, August 22, 2024 11:15:57 AM
Attachments: [image001.png](#)

Here are my additions to the August Planning Department Report.

GRANTS

- ???** **Riverwalk Project (OPRD Grants x2)** – 2 of the 4 walls (the two gabion walls) have been complete. Excavation of the remaining two walls (the concrete walls) is nearly complete. Concrete sub-contractor to begin forms on two concrete walls in late August/early September. Coordinated with Communications on E-newsletter content. Reviewing/tracking submittals and RFIs. Attending bi-weekly check-ins with contractor and design team. Received contract amendment to increase the grant award from **500k to 1.2 million!** Council approved amendment on 8/21.
- ???** **Community Development Block Grant (CDBG): Sanitary Sewer Improvement Project** – \$2.5 million grant award to fund design/engineering/permitting for 3 sanitary sewer basins identified as deficient in the adopted Wastewater Master Plan. Prepared and executed an amendment which would allow the City to use more state funds (as opposed to local matching funds) for required environmental review components of the project. Prepared and submitted our first disbursement request for work through June 30.
- ???** **CLG Historic Preservation Grant Program** – SHPO Certified Local Government Program. Received our contract for 17k. State approved work plan. Executed contract with grant recipients. Project to be completed by July 31, 2024. Most work has been completed as included in the work plan, but not all components. Windows were removed from work plan because the incorrect ones were ordered, and a few other components were not completed by deadline. Waiting on final invoice which includes work through July 31 and reimbursement request from applicant. SHPO closeout documents are required to be completed by September 15.
- ???** **DLCD Technical Assistance Program** – 60k will fund a new Economic Opportunities Analysis (EOA). Preparing for interviews and responded to infrastructure questions. Finalized interview participants.
- ???** **ODOT Community Paths Program: St. Helens Scappoose Trail Refinement Project** – 405k to study a trail route refinement project (30% design) from St. Helens to Scappoose. Award is \$363,407, with a match of around 42k split between Scappoose, the County, and us. IGAs with County/Scappoose executed at 6/5 Council meeting. SoW as approved by County and Scappoose sent to DOJ for review by ODOT. Invoiced project partners, received matching funds check from Scappoose. Waiting on check from County.
- ???** **Travel Oregon Grant Program: Riverwalk Project** - 100k grant for Riverwalk Project. Anticipated to receive remaining 50k when project is complete.

?? ODOT TGM Program: Transportation Systems Plan – ODOT says it could be 1 month before there is movement on the contract which allows us to move forward with consultant selection.

PROJECTS & MISC

?? Business Oregon – Infrastructure Finance Authority – Low-interest loan for Streets & Utilities Project and Riverwalk improvements. Coordinated a site visit with our loan officer and went through our monitoring checklist which is typically completed at about 60% completion. We are preparing loan amendment to the Project Description to correspond with changes based on MEI's construction contract and to extend the deadline to match the anticipated completion deadline of the Riverwalk Project. We also submitted Disbursement Request #3 which puts us at about 70% complete with expenditures on the loan. Attending regular check-ins. Reviewed regular Waterfront E-newsletter content regarding construction updates, closures, progress, etc. Provided updates to City's website as needed. Follow the [City's Waterfront E-newsletter](#) for updates.

?? Library Solar Array Project – Assisting library with grant-funded solar planning project. Completed final reporting documents to receive reimbursement from ODOE. **Received final disbursement and closed out grant!**

??? St. Helens US 30 Entry Sign – Schedule meeting with Columbia County Tourism Program Mgr to discuss potential funding source for a St. Helens entry sign on US 30. Worked with Ramsay Signs to update our cost estimates for the existing design in both an illuminated and non-illuminated version.

??? City Council Meeting – Covered recording of the 8/9 WS/RS meetings due to Kathy/Lisa absences.

Jenny Dimsho, AICP | Community Development Project Manager

City of St. Helens | Planning Department
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Joint Permit Application

This is a joint application, and must be sent to all agencies (Corps, DSL, and DEQ). Alternative forms of permit applications may be acceptable; contact the Corps and DSL for more information.

Date Stamp

 <p>U.S. Army Corps of Engineers Portland District</p>	 <p>Oregon Department of State Lands</p>	 <p>Oregon Department of Environmental Quality</p>
Action ID Number	Number	

(1) TYPE OF PERMIT(S) IF KNOWN (check all that apply)

Corps: Individual Nationwide No.: 6 Regional General Permit _____ Other (specify): _____

DSL: Individual GP Trans GP Min Wet GP Maint Dredge GP Ocean Energy Permit Waiver

(2) APPLICANT AND LANDOWNER CONTACT INFORMATION

	Applicant	Property Owner (if different)	Authorized Agent (if applicable) <input checked="" type="checkbox"/> Consultant <input type="checkbox"/> Contractor
Name (Required)	Alicia Trinley	John Walsh	Andy Clodfelter
Business Name	OfficeMax, LLC	City of St. Helens	AECOM
Mailing Address 1	6600 North Military Trail,	265 Strand Street	888 SW 5th Avenue
Mailing Address 2	Mail Code C476		Suite 600
City, State, Zip	Boca Raton, FL 33496	St. Helens, OR 97051	Portland, Oregon 97204
Business Phone	(561) 438-8597	(503) 397-6272	(971) 323-6277
Cell Phone		(503) 366-8211	
Fax		(503) 397-4016	
Email	alicia.trinley@officedepot.com	jwalsh@sthelensoregon.gov	andy.clodfelter@aecom.com

(3) PROJECT INFORMATION

A. Provide the project location.

Project Name: Former Boise White Paper Mill, Pre-Design Investigation (PDI) **Latitude & Longitude*** (in DD.DDDD format): 45.847514, -122.799714

Project Address / Location: 1300 Kaster Road **City (nearest):** St. Helens **County:** Columbia

Township	Range	Section	Quarter / Quarter	Tax Lot
4N	1W	9, 10	NE/SE	Multiple

Brief Directions to the Site: From Portland, take US 30 west towards St. Helens. Proceed 24 miles, then turn right onto Bennett Road, and proceed 187 ft before taking a left turn left onto Old Portland Rd. Proceed 2 miles and turn right onto Gable Rd. Continue onto Old Portland Rd, continue for 0.5 miles, and turn right onto Kaster Rd.

B. What types of waterbodies or wetlands are present in your project area? (Check all that apply.)

- River / Stream Non-Tidal Wetland Lake / Reservoir / Pond
 Estuary or Tidal Wetland Other Pacific Ocean

Waterbody or Wetland Name**: Multnomah Channel	River Mile: 0.5 – 1.5	6th Field HUC Name: Gilbert River – Frontal Columbia River Watershed	6th Field HUC (12 digits): 170900120405
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* In decimal format (e.g., 44.9399, -123.0283)
 ** If there is no official name for the wetland or waterbody, create a unique name (such as "Wetland 1" or "Tributary A").

C. Indicate the project category. (Check all that apply.)		
<input type="checkbox"/> Commercial Development	<input type="checkbox"/> Industrial Development	<input type="checkbox"/> Residential Development
<input type="checkbox"/> Institutional Development	<input type="checkbox"/> Agricultural	<input type="checkbox"/> Recreational
<input type="checkbox"/> Transportation	<input type="checkbox"/> Restoration	<input type="checkbox"/> Bridge
<input type="checkbox"/> Dredging	<input type="checkbox"/> Utility lines	<input checked="" type="checkbox"/> Survey or Sampling
<input type="checkbox"/> In- or Over-Water Structure	<input type="checkbox"/> Maintenance	<input type="checkbox"/> Other:

(4) PROJECT DESCRIPTION

A. Summarize the overall project including work in areas both in and outside of waters or wetlands.

The Former Boise White Paper Mill (Boise Mill) (the Site, Figure 1), Pre-Design Investigation (PDI) will consist of the following activities over two phases:

- PDI Phase 1 (2024-2025): riverbank soil sampling and in-water surface sediment sampling
- PDI Phase 2 (2025-2026): riverbank soil sampling, in-water surface sediment sampling, in-water porewater sampling, and in-water subsurface sediment coring

During PDI Phase 1, the riverbank soil sampling will occur below Ordinary High Water (OHW) (+17.23 feet North American Vertical Datum of 1988 [NAVD88]) within the Riverbank Area, which extends from top-of-bank to Mean High Water (MHW) at an elevation of +9.03 feet NAVD88 (Figure 2). The Riverbank Area is approximately 3,700 feet in length. The riverbank soil sampling is within the same boundary as the last investigation in 2014.

During PDI Phase 1, the in-water surface sediment sampling will occur within the Sediment Area, which is approximately 15 acres in size (Figure 2). The Sediment Area extends up to 150 feet riverward from the edge of the Riverbank Area. The PDI Phase 1 proposed surface sediment locations are depicted on Figures 4a through 4c.

During PDI Phase 2, the in-water sampling may extend off shore of the Sediment Area for the collection of step-out surface sediment samples (here in referred to as the PDI Phase 2 potential sampling area) (Figure 2). The PDI Phase 2 proposed locations will be specifically identified in 2025 based on the results of the PDI Phase 1.

The PDI Phase 1 and 2 in-water sample locations are within the same areas as the past investigations conducted in 2002, 2005, 2009, and 2014.

Sampling Activities:

1. Riverbank Soil Samples

During the PDI Phase 1, up to approximately 60 surface soil samples will be collected within the Riverbank Area. During PDI Phase 2, up to approximately 30 additional surface soil samples may be collected within the Riverbank Area based on the results of the PDI Phase 1.

The proposed soil sample locations have not been predetermined. The locations and number of sample locations will be determined during the visual examination of the riverbank, and soil samples will be taken at that time. Sampling will be carried out using hand tools such as a hand auger, shovel, or hand trowel.

2. In-Water Surface Sediment Samples

During the PDI Phase 1, 150 surface sediment samples will be collected from the Sediment Area (Figures 4a through 4c). During the PDI Phase 2, up to approximately 50 additional surface sediment samples may be collected within the boundary of the Sediment Area or PDI Phase 2 potential sampling area. The exact number and location of the additional surface sediment samples will be determined based on the results of PDI Phase 1.

The in-water surface sediment sampling will be conducted from a research vessel using a power grab sampler deployed from an A-frame and winch. The vessel does not anchor during surface sediment sampling. The power grab uses a bottom frame and cylinder powered by air pressure to close the grab. The winch will be used to lower and raise the power grab during operations. If sampling is not feasible at a location using the power grab or the location is located on the beach, other methods may be utilized for sample collection:

- Hand auger, shovel, or hand trowel (smaller area of impact and removal volume than the power grab)
- Scientific divers using a diver sampler (smaller area of impact and removal volume than the power grab)

3. In-Water Porewater Samples

During the PDI Phase 2, up to approximately 10 porewater samples will be completed within the Sediment Area. The exact number and location of the porewater samples will be determined based on the results of the PDI Phase 1.

The in-water porewater sampling will be conducted from a research vessel with either a Trident Probe or the placement of an in-situ passive porewater sampler. Two standard boat anchors may be deployed to hold the vessel in place while sampling occurs.

4. In-Water Subsurface Sediment Cores

During the PDI Phase 2, up to approximately 10 subsurface sediment cores will be collected within the Sediment Area. The exact number and location of the cores will be determined based on the results of PDI Phase 1.

The subsurface sediment cores will be collected using a Vibracore sampler, which uses an electric motor system that vibrates and drives a 4-inch (outside diameter) aluminum core tube into the sediment. Two standard boat anchors may be deployed to hold the vessel in place while sampling occurs. The target sampling depth will be approximately 6 feet below mudline.

Work outside waters or wetlands

A small percentage of the riverbank soil samples may be collected within the Riverbank Area above OHW. Processing of subsurface sediment cores will be completed in the uplands or within an AECOM facility. Packaging of all collected samples will be conducted at an AECOM facility, and the laboratory analysis of all samples will be completed by an off-site third-party lab.

B. Describe work within waters and wetlands.

Work within waters of the US/State of Oregon includes the following:

1. Collection of approximately 90 riverbank soil samples with hand tools. A portion of this work may be carried out below OHW of Multnomah Channel.
2. Collection of approximately 150 in-water surface sediment samples from a power grab sampler (or other method). Samples will be collected from the Sediment Area within Multnomah Channel below OHW and MHW.
3. Collection of approximately 50 additional in-water surface sediment samples from a power grab sampler (or other method). The additional samples will be collected from the Sediment Area and PDI Phase 2 potential sampling area within Multnomah Channel.
4. Collection of approximately 10 in-water subsurface sediment cores from a vibracore sampler. Cores will be collected from the Sediment Area within Multnomah Channel below OHW and MHW.
5. Installation and retrieval of approximately 10 in-water porewater samplers. The location will be collected from the Sediment Area within Multnomah Channel below OHW and MHW.

C. Construction Methods. Describe how the removal and/or fill activities will be accomplished to minimize impacts to waters and wetlands.

Sampling methods and measures to minimize impacts to the waterway are described in more detail below.

1. Riverbank Soil Samples

Soil sample locations have not been predetermined. In areas where erosion is evident, surface soil samples will be collected by use of a hand auger, trowel, or shovel to a depth of approximately 12 inches. At each of the determined sample locations, 0.029 cubic yards (cy) of soil will be removed. This equates to no more than 2.6 cy of soil excavated or removed after sampling 90 locations.

From the excavated soil at each location, only one 16 ounce (oz.) and one 4 oz. sample jar (20 oz. = ~0.000774 cy) will be collected for laboratory analysis. It is anticipated that no more than 0.0697 cy of soils will be collected for analysis (equivalent to approximately ninety 20 oz. sample jars).

The remaining soils not included in the sample jars will be fill material placed back on the riverbank near the sample location. This equates to 2.55 cy of soil fill.

2. In-Water Surface Sediment Samples

The surface sediment samples from the Sediment Area will be collected predominantly from a research vessel using a power grab sampler deployed from an A-frame and winch. Additional methods may include hand tools (hand auger, hand trowel, or shovel) if a sample location is positioned on the beach or using scientific divers and a diver sampler if

the power grab sampler fails after multiple attempts or the vessel cannot access the location due to underwater wood pilings. The diver sampling, if required, would be performed later during high water (April-June 2025).

The power grab uses a bottom frame and cylinder powered by air pressure to close the grab. The winch will be used to lower and raise the power grab during operations. To limit spillage, the sampler will be raised and lowered through the water column by the vessel's winch at a rate no greater than 1 foot per second. This will ensure that the sampler does not flip over on descent and will prevent disturbance of the sediment surface upon retrieval. Once the sampler has been brought on board the vessel, it will be secured over a table and opened into a basin for samples to be collected. To minimize impacts to the waterway, material not retained for analysis will be returned to the sampler and then lowered to the river bottom in the approximate location of sediment collection. Should the sample show signs of contamination (e.g. obvious petroleum sheen) the sample will not be returned to the river but retained onboard the sampling vessel in a sealed bucket for later off-site disposal at an approved contaminated waste facility.

The power grab's dimensions are 27-inches length by 14-inches width. Each grab can collect surface sediments up to 12-inches deep. At its theoretical maximum, a grab could collect approximately 0.097 cy per grab, disturbing approximately 2.6 square feet (sf) of river bottom. More typically, collection of the upper 4 to 8-inches of sediment occurs, resulting in 0.065 cy per grab. Grabs that do not meet a minimum penetration of 8-inches will constitute a failed attempt. Following a successful grab, two 8 oz. and one 4 oz. sample jars (20 oz. = ~0.000774 cy) will be filled with material from the collected grab. To minimize impacts to the waterway, the unused portion of the sample will be returned to the river bottom as close to its point of collection as possible. Failed grab samples will similarly be returned to the river bottom. Due to the presence of a significant amount of wood debris in the surface sediment, multiple attempts will likely be necessary to collect successful grabs. After completing three unsuccessful attempts to sample, the vessel will be moved between 2 to 9 feet from the original location in a random direction (i.e., north, south, east, or west); this step will be repeated for up to nine total attempts. After completing nine rejected attempts, the project crew will move the location to complete a successful grab in a new area within the Sediment Area.

Scientific divers may be required to assist with collecting surface sediment where other methods were unsuccessful. The diver will use a stainless steel box (diver sampler) to collect the sample. The diver sampler dimensions are smaller than the power grab at 6-inches length by 6-inches width by 12-inches tall. The sampler will be slowly pushed 12-inches deep. Once the 12-inch depth is achieved, the diver will cover/cap the bottom of the sampler to prevent sediment loss during extraction. The sampler or core will be slowly extracted. If sediment is present but debris prevents the collection of a continuous sample, the divers will use a trowel to collect the sample, and the diver will place the sample mass into the diver sampler for transport to the surface for processing. The sampling device or container will be kept upright, and efforts will be made not to disturb the sample during ascent to the surface. Divers will spend up to 15 minutes at each location collecting sediments.

Approximately 200 surface sediment samples will be collected. Consequently, at least 200 grabs will be made, totaling approximately 525 cy of sediments disturbed over an area of approximately 525 sf or 0.0121 acres (ac). Of this quantity, only 0.155 cy will be retained for analysis in sample jars.

During the previous sampling events, approximately 80% of grab samples using the power grab failed on their first attempt, requiring a second attempt. However, for the purposes of this permit application, we assume that 400 attempts with the power grab will be necessary to collect the 200 successful surface sediment samples. As a result, the volume of material removed by the 400 grabs is anticipated to be approximately 38.9 cy, over an area of 1050 sf (0.0241 ac). The total volume retained for laboratory analysis is not expected to exceed 0.155 cy. Therefore, the remaining sediment not included in the sample jars will be fill material placed back into the river near the sample location. This equates to 38.7 cy of sediment fill.

3. In-Water Porewater Samples

Porewater samplers will be deployed within the Sediment Area. The specific location for sampler will be determined based on the results of the PDI Phase 1. The in-water porewater sampling will be conducted from a research vessel with either a Trident Probe or the placement of an in-situ passive porewater sampler.

- The Trident Probe, which is deployed from the A-frame and winch, consists of a direct-push probe that collects porewater sample with temperature and conductivity. The sampling is conducted by inserting the probe onto the sediment surface, and a submersible air-hammer is provided to assist in driving the probe into the sediment. A water-sampling probe allows porewater to be extracted from the sediment at depths of up to 3 ft below the sediment-water interface. Porewater is collected by syringe or vacuum pump extraction. The sampling port has a stainless steel mesh screen. No removal/fill of sediment material is associated with this activity.

- In situ passive porewater sampling includes the placement of passive porewater samplers to a target depth of between 6 and 30 centimeters deep in the sediment bed. The samplers will be deployed by scientific divers for about one month duration. The device is deployed by inserting it into the sediment by hand or weighted frame. Each device is connected with leader lines attached to the shoreline or floating buoys. If attachment to the shoreline is not possible, retrieval is via the same method as deployment. No removal/fill of sediment material is associated with this activity.

4. In-Water Subsurface Sediment Cores

The subsurface sediment cores from the Sediment Area will be collected from a research vessel using a Vibracore sampler deployed from an A-frame and winch. The vibracore uses an electric motor system that vibrates and drives a 4-inch (outside diameter) aluminum core tube into the sediment. The winch will be used to lower and raise the Vibracore sampler and core tube during operations. To limit spillage, the sampler and core will be raised and lowered through the water column by the vessel's winch at a rate no greater than 1 foot per second. Once the core has been brought on board the vessel and deemed acceptable, it will be secured, capped, and sealed to avoid spillage. The accepted cores will be processed at an AECOM facility or an upland area of the site.

To minimize impacts to the waterway, rejected core sediment will be returned to the river bottom by lowering the core tube into the water as deep as possible to return the sediment to the approximate location of sediment collection. Should the core show signs of contamination (e.g. obvious petroleum sheen) the sediment will not be returned to the river but retained onboard the sampling vessel for later off-site disposal at an approved contaminated waste facility.

Use of a Vibracore minimizes disturbance to the river bottom, limits spillage, and is less disruptive to aquatic biota sensitive to hydroacoustic effects. The Vibracore sampler will be configured to advance only to the predetermined sample depth. The subcontractor will attempt to push the analytical cores to a maximum penetration depth of 6 feet bss. A continuous sediment sample is retained within a polycarbonate core liner that is housed inside an aluminum core tube with the aid of a stainless-steel core cutter/catcher attached to the bottom of each aluminum tube.

Up to approximately ten 6-foot long cores will be collected from within the Sediment Area. Combined, the cores will remove approximately 0.0970 cy of sediment, all of which will be retained for off-site analysis. Total disturbance area for all cores is expected to be approximately 0.436 sf (0.00001 ac).

Due to the presence of a significant amount of wood debris in the surface sediment, multiple attempts will likely be necessary to collect successful cores. If insufficient sample is recovered at the location, an additional core will be attempted between 2 and 9 feet distant from the initial attempt. Distance and direction will be at the discretion of the lead investigator. A maximum of four attempts will be made for each location. If four attempts to collect a core are unsuccessful based on low recovery or refusal, the final core will be retained for analysis. If the core is acceptable, each end of the core tube will be capped and sealed. Depending on the length of the core, the core tube may be sectioned prior to processing, and each end capped.

Because of the possibility of multiple attempts to collect a successful core, we assume that 15 attempts will be necessary to collect the 10 cores. As a result, the total volume of material disturbed is anticipated to be approximately 0.145 cy, over an area of 0.654 sf (0.0000150 ac).

The sediment cores will be submitted to an AECOM facility or upland area for processing.

(4) PROJECT DESCRIPTION (continued)

D. Describe source of fill material and disposal locations if known.

No imported temporary or permanent fill material will be needed during the PDI. Placement of removed sediment back into the river from sediment grabs and subsurface sediment cores is the only action that constitutes permanent fill.

Disposal material may be generated from several possible sources, including: 1) sediment that has an obvious petroleum sheen will be retained on the vessel in 5-gallon buckets; and 2) sediment/soil analytical samples will be sent to a third-party lab for analysis. Materials collected on the vessel in the 5-gallon buckets will be disposed of at an appropriate landfill (to be determined) following completion of all sampling activities. Materials analyzed at the lab will similarly be disposed of at an appropriate landfill following analysis. Materials analyzed by the third-party lab will have responsibility for disposing of analytical samples at an appropriate disposal facility.

E. Construction timeline.

What is the estimated project start date? September 4, 2024

What is the estimated project completion date? October 31, 2026

PDI Phase 1:

- Low water; September 4 to December 13, 2024; during and outside the Oregon Department of Fish and Wildlife [ODFW] preferred in-water work period:
 - Attempt to collect approximately 60 riverbank soil samples
 - Attempt to collect 150 surface sediment samples (targeting the shoreline beach locations and accessible offshore surface sediment locations)
- High water; April 1 to June 30, 2025:
 - Collect remaining surface sediment samples at locations which were not accessible at low water due to submerged wood pilings (estimating to be no more than 20 locations)

PDI Phase 2:

- Low water; July 1 to October 31, 2025; during the ODFW preferred in-water work period:
 - Attempt to collect approximately 30 additional riverbank soil samples
 - Attempt to collect approximately 50 additional surface sediment samples (targeting the shoreline beach locations and accessible offshore surface sediment locations)
 - Attempt to collect approximately 10 porewater samples and 10 subsurface sediment cores
- High water; April 1 to June 30, 2026:
 - Continue with collection of surface sediment samples, subsurface sediment cores, and porewater samples at locations which were not accessible at low water due to submerged wood pilings (estimating to be no more than 20 locations)
- Low water; July 1 to October 31, 2026; during the ODFW preferred in-water work period:
 - Complete PDI sampling if encounter delays in 2025 from regulatory review of work plans and other deliverables

Is any of the work underway or already complete? Yes No

If yes, please describe.

F. Removal Volumes and Dimensions (if more than 7 impact sites, include a summary table as an attachment)

Wetland / Waterbody Name *	Removal Dimensions					Time Removal is to remain**	Material***
	Length (ft.)	Width (ft.)	Depth (ft.)	Area (sq.ft. or ac.)	Volume (c.y.)		
Multnomah Channel – Riverbank Samples							
Riverbank Soil Sample (round excavation) (each)	0.5 (diameter)		1	0.785 sf	0.0291 cy	Permanent	Silt, clay, sand, gravel
Riverbank Soil Samples (all 90 samples)	N/A	N/A	N/A	70.7 sf	2.62 cy	Permanent	Silt, clay, sand, gravel
Multnomah Channel – In-Water Surface Sediment							
Surface Sediment Sample (each)	2.25	2.17	1	2.62 sf	0.0972 cy	Permanent	Sediment (silt, clay, sand)
Surface Sediment Samples (all 400 attempts)	N/A	N/A	N/A	1050 sf	38.9 cy	Permanent	Sediment (silt, clay, sand)
Multnomah Channel – In-Water Subsurface Sediment Cores							
Subsurface Sediment Core (each)	0.33 (diameter)		1	0.0436 sf	0.00970 cy	Permanent	Sediment (silt, clay, sand)
Subsurface Sediment Cores (all 15 attempts)	N/A	N/A	N/A	0.654 sf	0.145 cy	Permanent	Sediment (silt, clay, sand)
Total				1121 sf	41.7 cy	Permanent	

G. Total Removal Volumes and Dimensions							
Total Removal to Wetlands and Other Waters			Length (ft.)	Area (sq. ft or ac.)	Volume (c.y.)		
Total Removal to Wetlands			N/A	N/A	41.7 cy		
Total Removal Below Ordinary High Water			N/A	N/A	41.7 cy		
Total Removal Below <u>Highest Measured Tide</u>			N/A	N/A	41.7 cy		
Total Removal Below <u>High Tide Line</u>			N/A	N/A	41.7 cy		
Total Removal Below <u>Mean High Water Tidal Elevation</u>			N/A	N/A	41.7 cy		
H. Fill Volumes and Dimensions (if more than 7 impact sites, include a summary table as an attachment)							
Wetland / Waterbody Name*	Fill Dimensions					Time Fill is to remain**	Material***
	Length (ft.)	Width (ft.)	Depth (ft.)	Area (sq. ft. or ac.)	Volume (c.y.)		
Multnomah Channel – Riverbank Samples							
Riverbank Soil Samples (all 90 samples)	N/A	N/A	N/A	N/A	2.55 cy	Permanent	Silt, clay, sand, gravel
Multnomah Channel – In-Water Surface Sediment							
Surface Sediment Sample (all 400 attempts)	N/A	N/A	N/A	N/A	38.7 cy	Permanent	Sediment (silt, clay, sand)
Total					41.3 cy	Permanent	
(4) PROJECT DESCRIPTION (CONTINUED)							
I. Total Fill Volumes and Dimensions							
Total Fill to Wetlands and Other Waters			Length (ft.)	Area (sq. ft or ac.)	Volume (c.y.)		
Total Fill to Wetlands			N/A	N/A	41.3 cy		
Total Fill Below Ordinary High Water			N/A	N/A	41.3 cy		
Total Fill Below <u>Highest Measured Tide</u>			N/A	N/A	41.3 cy		
Total Fill Below <u>High Tide Line</u>			N/A	N/A	41.3 cy		
Total Fill Below <u>Mean High Water Tidal Elevation</u>			N/A	N/A	41.3 cy		
<p>*If there is no official name for the wetland or waterbody, create a unique name (such as "Wetland 1" or "Tributary A").</p> <p>**Indicate whether the proposed area of removal or fill is permanent or, if you are proposing temporary impacts, specify the days, months or years the fill or removal is to remain.</p> <p>*** Example: soil, gravel, wood, concrete, pilings, rock etc.</p>							
(5) PROJECT PURPOSE AND NEED							
Provide a statement of the purpose and need for the overall project.							
<p>The primary purpose of the PDI is to refine the footprint of the future cleanup project which will include the remediation of surface sediments and riverbank soils contaminated from former pulp and paper mill operations. Based on review of the available existing data, a phased approach will be implemented at the PDI. Phase 1 will include riverbank soil sampling to define the nature and extent of the contaminated erodible riverbank and surface sediment sampling to define the active remedy footprint. Phase 2 may include additional riverbank soil sampling, additional surface sediment sampling, porewater sampling, and collection of subsurface sediment cores to refine the active remedy footprint.</p> <p>The primary constituents of concern (COCs) identified in the Sediment Area sediment include total polychlorinated biphenyls (PCBs) as Aroclors and total dioxin/furans. Secondary COCs identified in the Sediment Area include metals (arsenic, cadmium, lead and mercury), carcinogenic polycyclic aromatic hydrocarbons (PAHs) (cPAHs) and total PAHs. The proposed work is being conducted by AECOM at the direction of and under the oversight of the Oregon Department of Environmental Quality (DEQ) for OfficeMax, LLC. The DEQ has requested OfficeMax, LLC conduct the PDI to characterize the site for the protection of human health and ecological receptors. The PDI builds on work previously conducted by AECOM on behalf of the DEQ in 2002, 2005, 2009, and 2014. Results of the PDI will be used to refine the remedy. The PDI is being implemented as required by the DEQ but under DEQ's voluntary cleanup action (VCP) program.</p>							

(6) DESCRIPTION OF RESOURCES IN PROJECT AREA

A. Describe the existing physical, chemical, and biological characteristics of each wetland or waterbody. Reference the wetland and waters delineation report if one is available. Include the list of items provided in the instructions.

Multnomah Channel is a tidally influenced, perennial, distributary channel of the Willamette River. Flow is from south to north. The USACE indicates that the OHW elevation at Columbia River Mile 87, located 0.7 miles downstream from the Project Site, is +17.23 ft NAVD88 (USACE Portland District, Flood Profiles, Columbia River and Tributaries, Drawing Number CL-03-116, Revised April 1973). The MHW is located at +9.03 ft NAVD88 according to the St. Helens NOAA Tidal Location #9439201 (<https://tidesandcurrents.noaa.gov/locationhome.html?id=9439201>). This NOAA location is located at River Mile 87. Based on our review of aerial photos and the site topography, the area at MHW is indicative of the line at which there is a natural break in slope and a transition between riverbank with terrestrial vegetation and submerged lands.

Multnomah Channel is approximately 1,000 feet wide within the investigation area, with mid-channel depths ranging between about 17 and 45 feet. Sauvie Island is located on the east side of Multnomah Channel, splitting the Mill property from the Columbia River, and extending slightly north of the Project Site before ending at the confluence of the Multnomah Channel and Columbia River (Figure 1). The riverbank along Sediment Areas 1 and 2 is fairly industrialized with riprap lining the shore. The northern part of Sediment Area 2 and all of Sediment Area 3 are vegetated with trees and provide narrow, sandy shores. Docks are present in Sediment Areas 1 and 2.

Shorelines along the Mill property are characterized by patches of mostly invasive vegetation consisting mainly of Himalayan blackberry (*Rubus armeniacus*), cheat grass (*Bromus tectorum*), dock (*Rumex spp.*), owl clover (*Orthocarpus bracteosum*), spotted cat's ear (*Hypochaeris radicata*), Scotch broom (*Cytisus scoparius*), reed canarygrass (*Phalaris arundinacea*), and include native red alder (*Alnus rubra*), some willows (*Salix spp.*) and red-osier dogwood (*Cornus sericea*). The riparian areas provide moderate habitat for terrestrial and aquatic species.

TetraTech field personnel made two observations of single bald eagles (*Haliaeetus leucocephalus*) in flight across the Multnomah Channel from the Mill site in 2006. Other wildlife observed during the site visit included garter snake (*Thamnopsis sirtalis*), black-tailed deer (*Odocoileus hemionus columbianus*), red-tailed hawk (*Buteo jamaicensis*), osprey (*Pandion haliaetus*), mourning dove (*Zenaid macroura*), American goldfinch (*Carduelis tristis*), barn swallow (*Hirundo rustica*), song sparrow (*Melospiza melodia*), Canada goose (*Branta canadensis*), and red-winged blackbird (*Agelaius phoeniceus*).

A 2024 USFWS Information for Planning and Consultation (IPaC) report generated for the project area indicates the possible presence of the following threatened species: Columbian white-tailed deer (*Odocoileus virginianus leucurus*), northern spotted owl (*Strix occidentalis caurina*), streaked horned lark (*Eremophila alpestris strigata*), yellow-billed cuckoo (*Coccyzus americanus*), northwestern pond turtle (*Actinemys marmorata*, proposed threatened), bull trout (*Salvelinus confluentus*), and monarch butterflies (*Danaus plexippus*, candidate). Of these species, Columbian white-tailed deer, bull trout, and monarch butterfly could potentially use the project site but these species would not be affected by the project due to the minimal disturbance activities proposed.

Field personnel have previously observed four black-tailed deer, a bald eagle, several great blue herons (*Ardea herodias*), several cormorants (*Phalacrocorax spp.*), and three river otters (*Lontra canadensis*) along the shores of the in-water area. A black-tailed deer was also seen attempting to swim across Multnomah Channel before turning back to the mainland. In the approximately 504 grab sediment samples brought to the water surface in the Sediment Area during a previous sampling event, nine Asian clams (*Corbicula fluminea*), two native freshwater mussels (*Anodonta spp.*), and one crayfish (*Pacifasticus leniusculus*) were recovered.

The benthic invertebrate community in the Multnomah Channel is similar to benthic invertebrate communities typical of a deep, sand-driven river system; it is dominated by the feeding group known as collectors. Collectors are composed of both gatherers, organisms that forage for organic matter in the sediments, and filterers, organisms that filter organic matter out of the water column. Benthic invertebrates serve as the principal food resource for higher-trophic-level consumers (e.g., fish and wildlife) and play a vital role in nutrient cycling. The benthic community acts as the link between detrital material deposited on the riverbed and the higher trophic levels. Large benthic invertebrates, such as shellfish and crayfish, also provide a valuable food resource for specific fish and avian species.

The fish species utilizing habitat within the Multnomah Channel are numerous and diverse. This segment of the river is an important pathway for migration of anadromous fish such as salmon and lamprey and provides habitat for numerous resident fish species. Various recreational fisheries, including salmon, bass, sturgeon, and others, use the Multnomah Channel. These fish represent important pathways of nutrients and energy throughout the food chain and the ecosystem. Piscivorous bird and aquatic mammals rely on fish for food. Fish of all feeding guilds maintain the nutrient and energy cycles between aquatic primary producers and higher levels in the food chain, both aquatic and terrestrial. Specific species, including juvenile Chinook salmon and bass, have been identified as pelagic-dominant feeders and consume their prey primarily through the water column.

A diverse group of birds and some aquatic or semi-aquatic mammals are known to utilize habitat areas along the Multnomah Channel. Birds are from various feeding guilds, each filling a distinct ecological role in the ecosystem. Mammals are predominately piscivorous; however, their diet may include amphibians and aquatic invertebrates. Birds and mammals provide a pathway for energy and nutrients to be transferred from the aquatic to the terrestrial ecosystem and may serve as prey for other predators.

The July 2019 Oregon Biodiversity Information Center (ORBIC) report (*Rare, Threatened, and Endangered Species of Oregon*) was reviewed for potential occurrences of special status species within the Sediment Area. The StreamNet (2024) online mapper was also reviewed. These databases indicate one federally listed threatened plant (water howellia [*Howellia aquatilis*]), which is extremely unlikely to occur at the project site, and 7 federally-listed fish species, including several ESUs/DPSs of anadromous salmonids (chum salmon [*Oncorhynchus keta*], coho salmon [*O. kisutch*], steelhead [*O. mykiss*], and Chinook salmon [*O. tshawytscha*]), and eulachon (*Thaleichthys pacificus*). Sensitive species, such as Coastal cutthroat trout (*Oncorhynchus clarkii clarkii*), Pacific lamprey (*Entosphenus tridentatus*), western brook lamprey (*Lampetra planeri*), and river lamprey (*Lampetra fluviatilis*) may use the project site. Lamprey species are known to migrate through the project area to reach upriver spawning grounds and juveniles may rear in site sediments.

Fish species protected under the federal Endangered Species Act (ESA) were reviewed to determine presence in the project area and potential to be affected by the proposed action. The following ESA-listed fish species have the potential to occur in the project area.

Species Common Name (Species Scientific Name)	ESU/DPS	Listing Status	Species Occurrence in Project Area?	Critical Habitat in Project Area?
Chum salmon (<i>Oncorhynchus keta</i>)	Columbia River ESU	Threatened	Potential	No
Chinook salmon (<i>O. tshawytscha</i>)	Lower Columbia River ESU	Threatened	Yes	Yes
	Upper Willamette River ESU	Threatened	Yes	Yes
Coho salmon (<i>O. kisutch</i>)	Lower Columbia River ESU	Threatened	Yes	Yes
Steelhead (<i>O. mykiss</i>)	Lower Columbia River DPS	Threatened	Yes	Yes
	Upper Willamette River DPS	Threatened	Yes	Yes
Pacific eulachon (<i>Thaleichthys pacificus</i>)	Southern DPS	Threatened	Unlikely	No

Source: ORBIC *Rare, Threatened, and Endangered Species of Oregon*, July 2019. USFWS IPaC, accessed May 2024. StreamNet, accessed May 2024.

Acronyms:

ESU = Evolutionarily Significant Unit
 DPS = Distinct Population Segment

The project area is not known to support spawning habitat for any listed fish species. The project area primarily serves as rearing and migration habitat for listed salmonids (Personal Communication, Tom Murtagh, Lower Willamette District Fish Biologist, ODFW, May 10, 2014). Project activities will occur within critical habitat designated for five listed species. The project area is also identified as Essential Fish Habitat (EFH) for Chinook and coho salmon under the Magnuson-Stevens Fishery Conservation and Management Act (MSA) and as Essential Salmonid Habitat, as designated by the Oregon Department of State Lands (DSL).

Previous investigations have been conducted by both AECOM (formerly URS), EPA, and DEQ to characterize sediments within the Sediment Area. In 2002, Weston on behalf of the EPA performed the initial sediment sampling effort with split samples collected by URS. In 2005, URS conducted a supplemental sediment investigation with collection of surface and subsurface sediment samples targeting source areas. In 2009, URS performed surface sediment sampling at 150 locations within the Sediment Area to determine the nature and extent of contamination posing unacceptable risk to human and ecological receptors. The results of the 2009 sediment investigation were documented in the URS report entitled *Tier 1 Ecological Risk Assessment and Baseline Human Health risk Assessment* dated June 25, 2010. In 2014, AECOM completed a comprehensive data gaps investigation, which included surface sediment sampling at the same 150 locations as the 2009 investigation, subsurface sediment cores from vibracores within the Sediment Area, and riverbank soil sampling within the Riverbank Area in preparation for completion of the Feasibility Study (FS). The 2014 field work was documented in the *Draft Field Data Report* dated October 2015.

In March 2023, the DEQ issued the Record of Decision (ROD) for the Sediment Area portion of the Former Boise White Paper Mill. In the ROD, the DEQ selected an amended Enhanced Natural Recovery (ENR)-focused remedial alternative. The alternative includes the placement of a layer of ENR sand with amendment applied to contaminated surface sediment where primary COCs exceed remedial action levels. This would provide a clean substrate to "jump start" natural recovery. Over time, the amended ENR sand would get mixed into the sediment through biologic activity while additional burial and mixing would occur due to deposition of sediments from the Multnomah Channel and Columbia River. The purpose of the PDI is to refine the footprint of the amended ENR-focused remedial alternative.

Section 106 Compliance

Based on historic maps review and the Oregon State Historic Preservation Office (SHPO) records search results, intensive historical activity related to commercial and industrial use is known to have occurred along the shoreline and the channel in the project vicinity. The SHPO records reveal that there is one previously recorded historic-era archaeological site (35CO66 – pilings) within the Area of Potential Effect (APE) that is not eligible for listing in the National Register of Historic Places (NRHP). The record search also provided results for previously recorded precontact sites near the project area. The limited number of identified cultural resources in the Project area vicinity and along the adjacent shoreline does not indicate that they do not exist, but rather could be due to a lack of survey and systematic investigation prior to the rapid development of St. Helens along the shoreline that has obscured or obliterated evidence for precontact occupation.

In addition to site 35CO66, two historic-era archaeological sites (Boise Mill 1 – structural remains and Boise Mill 2 – debris scatter) were previously identified and documented during archaeological monitoring of riverbank sampling within the APE. The sites have been recommended as unevaluated and potentially eligible for listing in the NRHP. The three historic-era archaeological sites will be avoided by project activities, as ground disturbance while collecting soil samples is anticipated to be minimal. During both the sediment and riverbank sampling efforts, AECOM will follow the Inadvertent Discovery Plan (IDP), described in Portland District NWP Regional General Condition 3, if any cultural resources are inadvertently discovered while sampling.

B. Describe the existing navigation, fishing and recreational use of the waterbody or wetland.

Multnomah Channel is used as a recreational waterway for human-powered transport (kayaks, canoes, rowing shells) and for research vessel-based recreational fishermen. Routine commercial traffic can enter Multnomah Channel, but upstream passage is limited by channel depth to the areas adjacent to and downstream of the Boise Mill. Multnomah Channel is periodically dredged from its confluence with the Columbia River upstream to the Boise Mill. At the Boise Mill, access is restricted exclusively to authorized personnel, recreational anglers are prevented from fishing the in-water areas from the property's shoreline. Although the presence of subsistence fishers (tribal or otherwise) is possible, the actual presence of subsistence fishers is not known to presently exist nor, given the relatively small size of the Sediment Area, is it reasonably likely in the future.

(7) PROJECT SPECIFIC CRITERIA AND ALTERNATIVES ANALYSIS

Describe project-specific criteria necessary to achieve the project purpose. Describe alternative sites and project designs that were considered to avoid or minimize impacts to the waterbody or wetland.*

This work is being conducted by OfficeMax, LLC at the direction of and under the oversight of the DEQ. The PDI Phase 1 Work Plan is being drafted in July 2024 for DEQ review and approval. The Phase 1 Work Plan was designed to meet the anticipated needs of future site remedy planning, design, and implementation. The volume of each sample will be limited to that required to conduct chemical analysis. Sampling is being conducted to characterize the extent of contaminants within sediments in Multnomah Channel within and adjacent to the Sediment Area and to fill data gaps that have been identified in previous sampling studies previously conducted in the area. Because the project is site specific, no other sites (i.e., non-wetland areas) can be used. Sampling methods employ accepted industry practices and provide appropriate volumes of material needed for thorough analysis and have been reviewed and approved by the DEQ.

The sampling activity is expected to be accomplished over a period of approximately 50 working days (10 weeks). The nature of this work is not expected to substantially disturb the river sediments or result in significant turbidity increases.

(8) ADDITIONAL INFORMATION

- Are there [state](#) or [federally](#) listed species on the project site? Yes No Unknown
- Is the project site within designated or proposed critical habitat? Yes No Unknown
- Is the project site within a national [Wild and Scenic River](#)? Yes No Unknown
- Is the project site within a [State Scenic Waterway](#)? Yes No Unknown
- Is the project site within the [100-year floodplain](#)? Yes No Unknown

If yes to any above, explain in Block 6 and describe measures to minimize adverse effects to those resources in Block 7.

Is the project site within the [Territorial Sea Plan \(TSP\) Area](#)? Yes No Unknown
If yes, attach TSP review as a separate document for DSL.

Is the project site within a designated [Marine Reserve](#)? Yes No Unknown
If yes, certain additional DSL restrictions will apply.

Will the overall project involve ground disturbance of one acre or more? Yes No Unknown
If yes, you may need a 1200-C permit from the Oregon Department of Environmental Quality (DEQ).

Is the fill or dredged material a carrier of contaminants from on-site or off-site spills? Yes No Unknown
 Has the fill or dredged material been physically and/or chemically tested? Yes No Unknown
If yes, explain in Block 6 and provide references to any physical/chemical testing report(s).

Has a cultural resource (archaeological and/or built environment) survey been performed on the project area? Yes No Unknown

Do you have any additional archaeological or built environment documentation, or correspondence from tribes or the State Historic Preservation Office? Yes No Unknown
 Documents previously provided as part of SHPO Case No. 14-0869 which includes SHPO Report #26565 and *Cultural Resources Monitoring Report: OfficeMax Boise St. Helens Mill Sediment Investigation, Portland, Oregon* (August 2015).
If yes, provide a copy of the survey and/or documentation of correspondence with this application to the Corps only. Do not describe any resources in this document. Do not provide the survey or documentation to DSL.

Is the project part of a DEQ Cleanup Site? No Yes Permit Number: _____
 DEQ's Environmental Cleanup Site Information (ECSI) No. 0014
 DEQ contact:
 Jeff K. Schatz, RG
 503-863-0810
 jeff.schatz@deq.oregon.gov

Will the project result in new impervious surfaces or the redevelopment of existing surfaces? Yes No
If yes, the applicant must submit a post-construction stormwater management plan as part of this application to DEQ's 401 WQC program for review and approval, see <https://www.oregon.gov/deq/FilterDocs/401wqcertPostCon.pdf>

Identify any other federal agency that is funding, authorizing or implementing the project.

Agency Name	Contact Name	Phone Number	Most Recent Date of Contact
N/A			

List other certificates or approvals/denials required or received from other federal, state or local agencies for work described in this application.

Agency	Certificate / approval / denial description	Date Applied
Oregon DSL	Short Term Access Agreement	June 2024

Other DSL and/or Corps Actions Associated with this Site (Check all that apply.)

Work proposed on or over lands owned by or leased from the Corps (may require authorization pursuant to 33 USC 408). These could include the federal navigation channel, structures, levees, real estate, dikes, dams, and other Corps projects.

State owned waterway
 DSL Waterway Lease #: DSL Amended and Restated Submerged and Submersible Land Lease #10474-ML

Other Corps or DSL Permits
 Corps # NWP-2014-278 DSL # 56674 Revised

Violation for Unauthorized Activity
 Corps # DSL #

Wetland and Waters Delineation
 Corps # DSL #

Submit the entire delineation report to the Corps; submit only the concurrence letter (if complete) and approved maps to DSL. If not previously submitted to DSL, send under a separate cover letter

(9) IMPACTS, RESTORATION/REHABILITATION, AND COMPENSATORY MITIGATION

A. Describe unavoidable environmental impacts that are likely to result from the proposed project. Include permanent, temporary, direct, and indirect impacts.

Endangered Species

Several listed salmonid species are known to occur in the project vicinity and the project Sediment Area are designated as critical habitat for multiple species as detailed in Section 4. The planned sediment sampling will result in extremely minimal disturbance of the water column, similar to placement and recovery of a recreational research vessel anchor, but at a much slower rate of deployment and retrieval.

All sampling equipment will be decontaminated between sampling locations using Liquinox® phosphate-free liquid solution. Unless an obvious petroleum sheen is observed, the decontamination liquids will be returned to the river. If obvious petroleum sheen is observed, the decontamination liquids will be containerized in a 5-gallon bucket on the research vessel for later disposal at a treatment facility.

Under PDI Phase 1, the target start date for the sampling is September 4, 2024, falling within the ODFW preferred in-water work period for the Multnomah Channel (July 1 – October 31, 2024) to minimize impacts to listed salmonids. The actual start date will depend on the timing of permit review and approval and the availability of vessel operators. Sampling is expected to take approximately 25 working days (approximately 5 weeks). Sampling is scheduled for completion in October 2024 but may extend into December 2024, if other delays occur. The field schedule may be affected by adverse weather, access to sampling locations, equipment conditions, and other unforeseen factors, but is expected to occur predominantly during the ODFW in-water work period except as noted below.

A portion of the PDI Phase 1 locations may require higher water (April-June 2025) to safely access due to the presence of submerged wood pilings or other debris. The power grab deployed from a research vessel may be used during the higher water period, and/or a scientific diver and diver sampler may be required if the research vessel still cannot float over a location. AECOM estimates this maybe at approximately 20 locations and would require less than a week of work.

Under PDI Phase 2, the target sampling period is late summer/fall 2025 or 2026, falling within the ODFW preferred in-water work period for the Multnomah Channel (July 1 – October 31) to minimize impacts to listed salmonids. Sampling is expected to take approximately 25 working days (approximately 5 weeks).

Additionally, under PDI Phase 2, as in 2025, due to safety concerns, work may need to continue in April-June 2026 during higher water conditions.

Pollution and erosion control concerns are fairly limited under the proposed sampling approach. No activities are proposed that will result in increased erosion concerns. Contamination from sampling equipment is possible, though potential for spills has been minimized by the choice of equipment and implementation of operational best management practices (BMPs).

Cultural Resources

Cultural resource surveys and monitoring were conducted during previous sediment sampling in 2014/2015. In 2014, a cultural resources literature review was conducted to gain a better understanding of the probability that archaeologically sensitive artifacts may be encountered during the sediment investigation. The review found that the project site has a “high” probability for such discoveries, based on record of indigenous communities’ historic presence in the area. However, Multnomah Channel in Sediment Area 2 and 3 have been dredged on multiple occasions to maintain vessel access to the Mill. The literature review also identified one historic-era site (35CO66 – pilings) that has been determined not eligible for listing in the NRHP. During archaeological monitoring in 2014, two historic-era archaeological sites (Boise Mill 1 – structural remains and Boise Mill 2 – debris scatter) were identified and documented. The sites are unevaluated and treated as potentially eligible for listing in the NRHP. The archaeological sites will be avoided by project activities, and the applicant will follow the IDP if any artifacts are discovered when performing sediment sampling activities.

B. For temporary removal or fill or disturbance of vegetation in waterbodies, wetlands or riparian (i.e., streamside) areas, discuss how the site will be restored after construction to include the timeline for restoration.

In-water surface sediment collected in excess of analytical sampling needs and rejected subsurface sediment cores will be returned to Multnomah Channel by lowering the sampler to the approximate location of sample collection and releasing the excess material on the river bottom.

Riverbank soil collected in excess of analytical sampling needs will be returned to the Riverbank Area. The riverbank soil sampling will occur between MHW and the top of bank in locations with evident erosion. No vegetation removal is anticipated from this investigation, and removal impacts are expected to be minimal and temporary. Impacts associated with the proposed sampling activities are anticipated to be minor scale, resulting in only temporary disturbance to habitat and species use. Because such impacts are limited, no restoration is proposed for areas impacted by temporary fill or removal.

Compensatory Mitigation

C. Proposed mitigation approach. Check all that apply: Not applicable

Permittee responsible Permittee responsible Mitigation Bank or Payment In-Lieu

Onsite Mitigation Offsite Mitigation In-Lieu Fee Program (Not approved for use with Corps permits)

D. Provide a brief description of proposed mitigation approach and the rationale for choosing that approach. If you believe mitigation should not be required, explain why.

Compensatory mitigation is not required due to the minimal disturbance and temporary nature of the sampling activities.

Mitigation Bank / In-Lieu Fee Information:

Name of mitigation bank or in-lieu fee project:

N/A

Type and amount of credits to be purchased:

N/A

If you are proposing permittee-responsible mitigation, have you prepared a compensatory mitigation plan?

- Yes. Submit the plan with this application and complete the remainder of this section.
- No. A mitigation plan will need to be submitted (for DSL, this plan is required for a complete application).

Mitigation Location Information (Fill out only if permittee-responsible mitigation is proposed)

Mitigation Site Name/Legal Description N/A	Mitigation Site Address N/A	Tax Lot # N/A
County N/A	City N/A	<u>Latitude & Longitude*</u> (in DD.DDDD format) N/A
Township N/A	Range N/A	Section N/A
		Quarter/Quarter N/A

(10) ADJACENT PROPERTY OWNERS FOR PROJECT AND MITIGATION SITE		
<input type="checkbox"/> Pre-printed mailing labels of adjacent property owners attached separately (if more than 30).	Project Site Adjacent Property Owners	Mitigation Site Adjacent Property Owners
Contact Name Address 1 Address 2 City, ST ZIP Code	Upland, Inland, & Riverbank Area: City of St. Helens 265 Strand Street St. Helens, OR 97051 1400 Kaster Road Holdings LLC 719 12th Street Huntington Beach, CA 92648 South adjacent property: Port of Columbia County PO Box 190 Columbia City, OR 97018 (see Figure 3)	N/A

(11) CITY/COUNTY PLANNING DEPARTMENT LAND USE AFFIDAVIT (TO BE COMPLETED BY LOCAL PLANNING OFFICIAL) N/A- Permit Waiver

- I have reviewed the project described in this application and have determined that:
- This project is not regulated by the comprehensive plan and land use regulations
 - This project is consistent with the comprehensive plan and land use regulations
 - This project is consistent with the comprehensive plan and land use regulations with the following:
 - Conditional Use Approval
 - Development Permit
 - Other Permit (explain in comment section below)
 - This project is not currently consistent with the comprehensive plan and land use regulations. To be consistent requires:
 - Plan
 - Amendment
 - Other Approval or Review (explain in comment section below)

An application or variance request has has not been filed for the above required above.

Local planning official name (print)	Title	City / County
Signature		Date
Comments:		



(12) COASTAL ZONE CERTIFICATION

If the proposed activity described in your permit application is within the [Oregon Coastal Zone](#), the following certification is required before your application can be processed. The signed statement will be forwarded to the Oregon Department of Land Conservation and Development (DLCD) for its concurrence or objection. For additional information on the Oregon Coastal Zone Management Program and consistency reviews of federally permitted projects, contact DLCD at 635 Capitol Street NE, Suite 150, Salem, Oregon 97301 or call 503-373-0050 or click [here](#).

CERTIFICATION STATEMENT

I certify that, to the best of my knowledge and belief, the proposed activity described in this application complies with the approved Oregon Coastal Zone Management Program and will be completed in a manner consistent with the program.

Print /Type Applicant Name	Title
Applicant Signature	Date

(13) SIGNATURES	
<p><i>Application is hereby made for the activities described herein. I certify that I am familiar with the information contained in the application, and, to the best of my knowledge and belief, this information is true, complete and accurate. I further certify that I possess the authority to undertake the proposed activities. By signing this application I consent to allow Corps or DSL staff to enter into the above-described property to inspect the project location and to determine compliance with an authorization, if granted. I hereby authorize the person identified in the authorized agent block below to act in my behalf as my agent in the processing of this application and to furnish supplemental information in support of this permit application. I understand that the granting of other permits by local, county, state or federal agencies does not release me from the requirement of obtaining the permits requested before commencing the project. I understand that payment of the required state processing <u>fee</u> does not guarantee permit issuance.</i></p>	
<p>To be considered complete, the fee must accompany the application to DSL. The fee is not required for submittal of an application to the Corps.</p>	
Fee Amount Enclosed	\$990
Applicant Signature (required) must match the name in Block 2	
Print Name Alicia Trinley	Title Vice President Associate General Counsel, Litigation & Employment
Signature <small>DocuSigned by:</small>  <small>3F0EB6EFE2C54C2...</small>	Date 7/18/2024
Authorized Agent Signature	
Print Name Andy Clodfelter	Title Senior Biologist
Signature 	Date 7/19/2024
Landowner Signature(s)*	
Landowner of the Project Site (if different from applicant)	
Print Name John Walsh	Title City Administrator
Signature No signature required	Date
Landowner of the Mitigation Site (if different from applicant)	
Print Name N/A	Title N/A
Signature N/A	Date N/A
Department of State Lands, Property Manager (to be completed by DSL)	
<p><i>If the project is located on <u>state-owned submerged and submersible lands</u>, DSL staff will obtain a signature from the Land Management Division of DSL. A signature by DSL for activities proposed on state-owned submerged/submersible lands only grants the applicant consent to apply for a removal-fill permit. A signature for activities on state-owned submerged and submersible lands grants no other authority, express or implied and a separate proprietary authorization may be required.</i></p>	
Print Name	Title
Signature	Date

* Not required by the Corps.

(14) ATTACHMENTS

- Drawings
 - Location map with roads identified
 - U.S.G.S topographic map
 - Tax lot map
 - Site plan(s)
 - Plan view and cross section drawing(s)
 - Recent aerial photo
 - Project photos
 - Erosion and Pollution Control Plan(s), if applicable
 - DSL / Corps Wetland Concurrence letter and map, if approved and applicable
- Pre-printed labels for adjacent property owners (Required if more than 30)
- Incumbency Certificate if applicant is a partnership or corporation
- Restoration plan or rehabilitation plan for temporary impacts
- Mitigation plan
- Wetland functional assessments, if applicable
 - Cover Page
 - Score Sheets
 - ORWAP OR, F, T, & S forms
 - ORWAP Reports
 - Assessment Maps
 - ORWAP Reports: Soils, Topo, Assessment area, Contributing area
- Stream Functional Assessments, if applicable
 - Cover Page
 - Score
 - Sheets
 - SFAM PA, PAA, & EAA forms
 - SFAM Report
 - Assessment Maps
 - Aerial Photo Site Map and Topo Site Map (Both maps should document the PA, PAA, & EAA)
- Compensatory Mitigation (CM) Eligibility & Accounting [Worksheet](#)
 - Matching Quickguide sheet(s)
 - CM Eligibility & Accounting sheet
- Alternatives analysis
- Biological assessment (if requested by the Corps project manager during pre-application coordination)
- Stormwater management plan (may be required by the Corps or DEQ)
- Other
- Please describe:

For U.S. Army Corps of Engineers send application to:

USACE Portland District
ATTN: CENWP-ODG-P
PO Box 2946
Portland, OR 97208-2946
Phone: 503-808-4373
portlandpermits@usace.army.mil

U.S. Army Corps of Engineers
ATTN: CENWP-ODG-E
211 E. 7th AVE, Suite 105
Eugene, OR 97401-2722
Phone: 541-465-6868
portlandpermits@usace.army.mil

Counties:

Baker, Benton, Clackamas, Clatsop, Columbia, Gilliam, Grant, Hood River, Jefferson, Lincoln, Linn, Malheur, Marion, Morrow, Multnomah, Polk, Sherman, Tillamook, Umatilla, Union, Wallowa, Wasco, Washington, Wheeler, Yamhill

Counties:

Coos, Crook, Curry, Deschutes, Douglas, Jackson, Josephine, Harney, Klamath, Lake, Lane

For Department of State Lands send application to:

West of the Cascades:

Department of State Lands
775 Summer Street NE, Ste 100
Salem, OR 97301-1279
Phone: 503-986-5200
https://www.oregon.gov/dsl/wetlands-waters/Documents/uploadinstructions_removalfill.pdf

East of the Cascades:

Department of State Lands
951 SW Simpson Ave, Ste 104
Bend, OR 97702
Phone: 541-388-6112
https://www.oregon.gov/dsl/wetlands-waters/Documents/uploadinstructions_removalfill.pdf

For Department of Environmental Quality:

Submit all application materials electronically through [Your DEQ Online](#).

For questions related to *Your DEQ Online*, please visit the [Your DEQ Online help page](#), email YourDEQOnline@deq.state.or.us, or call 503-229-6184.

INSTRUCTIONS FOR PREPARING THE JOINT APPLICATION

This is a joint application and must be sent to all agencies (Corps, DSL, and DEQ), who administer separate permit or certification processes. For questions regarding these instructions or the form, contact the Corps, DSL and/or DEQ or refer to the following online resources:

- [DSL's Removal-Fill Guide](#); or,
- The Corps Regulatory website: <http://www.nwp.usace.army.mil/Missions/Regulatory.aspx>
- DEQ's 401 Water Quality Certification website: <https://www.oregon.gov/deq/wq/wqpermits/Pages/Section-401-Certification.aspx>

General Instructions and Tips

- Provide the information in the appropriate blocks of the application form. If you need more space, provide a summary in the space provided and attach additional detail as an appendix to the application. Each appendix or attachment must reference which application block number it pertains to.
- Not all items on the application form will apply to all projects.
- Electronic submittal of applications and supporting material is preferred by the Corps. Both electronic and hard copies must be in 8 ½ x 11-inch sized format and reproducible in black and white. Currently DSL does not accept electronic submittals. DSL will accept color figures and 11 X 17. Use either all double sided or all single sided paper. Do not use staples or dividers. NOTE: If the electronic submittal of application and associated documents is 10 megabytes or more, check with each agency for how best to submit the document to that agency.
- **FEES:** Fees for water quality certification apply. Nationwide projects approved by DEQ will incur a fee of \$985. Others will be evaluated on a case-by-case basis: <https://www.oregon.gov/deq/wq/wqpermits/Pages/Section-401-Fees.aspx>.

For complex projects or for those that may have more than minimal impacts, additional information may be necessary to complete the evaluation and make a permit decision. Alternative forms of permit applications may be acceptable; contact the Corps and DSL for more information.

Section 1. Type of Permit(s) if Known

If known, indicate the type of permit/authorization applying for.

Section 2. Applicant and Landowner Contact Information

Applicant: The applicant is the responsible party. If the applicant is an agency, business entity or other organization, indicate the name of the organization and a person that has the authority to sign the application. If applicant is a partnership or corporation, the applicant name must match the Incumbency Certificate, and the business name as listed on OR Secretary of State business registry. Applicant must not be "doing business as" or has an "assumed business name." In such cases the applicant must be an individual.

Applicant Contact Name: If the applicant is a business, provide the contact name for an individual representing the business.

Authorized Agent: An authorized agent is someone who has permission from the applicant to represent their interests and supply information to the agencies. An agent can be a consultant, an attorney, builder, contractor, or any other person or organization. An authorized agent is optional.

Landowner: Provide landowner information if different from the applicant. DSL requires the landowner's signature, unless the project qualifies as a linear project, e.g. road, pipeline, utility.

Section 3. Project Information

A. Provide location information. Latitude and longitude must be reported in decimal format and can be found by zooming in to your respective project location and reading off the coordinates displayed on the bottom many maps, such as Google Earth.

B. Provide information on wetlands and waterbodies within the project area. Indicate the category of activities that make up your project. For projects with multiple locations, provide latitude and longitude for each location. For linear projects, provide the latitude and longitude for the start and end points.

Section 4. Project Description

A. Overall Description: Provide a description of the overall project, including:

- All associated work with the project both outside and within waters or wetlands.
- Total ground disturbance for all associated work (i.e., area and volume of ground disturbance).
- Total area of impervious surfaces created or modified by the project, if applicable.

B. Work within Waters and Wetlands: Provide a description of the proposed work within waters and wetlands, including:

- Each removal or fill activity proposed in waters or wetlands, as well as any construction or maintenance of in-water or over-water structures.
- The number and dimensions of in-water or over-water structures (i.e., pilings, floating docks) proposed within waters or wetlands.

C. Construction Methods: Describe how the removal and/or fill activities will be accomplished, including the following:

- Construction methods, equipment to be used, access and staging areas, etc.
- Measures you will use during construction to minimize impacts to the waterbody or wetland. Examples may include isolating work areas, controlling construction access, site specific erosion and sediment control methods, site specific best management practices, and using specialized equipment or materials. Attach work area isolation and/or erosion and pollution control plans, if applicable.

D. Fill Material and Disposal: Provide a description of fill material and procedure for disposal of removed material, including:

- The source(s) of fill materials (if known).
- Locations for disposal area(s) for dredged material, if applicable. If dredged material is to be discharged on an upland site, identify the site and the steps to be taken (if necessary) to prevent runoff from the dredged material back into jurisdictional waters. If using an upland disposal area that is not a Department of Environmental Quality (DEQ)-regulated landfill, a [Solid Waste Letter of Authorization](#) or a [Beneficial Use Determination](#) from DEQ may be required.

E. Construction Timing: Provide the proposed start and completion dates for the project. Describe project work that is already complete, if applicable.

F. – I. Summary of Removal and Fill Activities: Summarize the dimensions, volume and type/composition of material being placed or removed in each waterbody or wetland. Describe each impact on a separate row. For instance, if two culverts are being removed from Clear Creek, use two rows. Add extra rows if needed or include an attachment.

The DSL and the Corps use different elevations for determining whether an activity in tidal waters is regulated by the State's Removal-Fill law, the Clean Water Act, and/or the Rivers and Harbors Act. DSL regulates activities below the highest measured tide. The Clean Water Act applies below the high tide line. The Rivers and Harbors Act applies below the mean high water.

If jurisdictional limits are not the same for each agency, prepare a table for each agency stating impacts within that agency's jurisdiction.

Section 5. Project Purpose and Need

Explain the purpose and need for the project. Also include a brief description of any related activities needed to accomplish the project objectives.

The following items are required by DSL, as applicable:

- If the removal-fill would satisfy a public need and the applicant is a public body, include any pertinent findings regarding public need and benefit.
- If the project involves fill in the estuary for a non-water dependent use, explain how the project is for public use and/or satisfies a public need.
- If the project is located within a [marine reserve or marine protected area](#), explain how the project is needed to study, monitor, evaluate, enforce or protect the designated area.

Section 6. Description of Resources in Project Area

Territorial Sea: For activities in the [Territorial Sea](#) (mean lower low water seaward 3 nautical miles), provide a separate evaluation of the resources and effects determination.

For each wetland, include:

- Whether the wetland is freshwater or tidal, and the [Cowardin class](#) and [Hydrogeomorphic \(HGM\) class](#).
- Source of hydrology and direction of flow (if any).
- Dominant plant species by layer (herb, shrub, tree).
- Assessment of the hydrologic, water quality, fish habitat, aquatic habitat, and ecosystem support functions and values of the wetland(s) to be permanently impacted. The assessment should be attached as a separate Excel document.
 - DSL requires the use of [ORWAP](#) for wetland impacts over 0.2 acre and any wetland that is an Aquatic Resource of Special Concern (ARSC), unless the impacts are to Agate Desert Vernal Pools (VPs). See Appendix B of the [Removal Fill Guide](#) for a list of ARSCs. The Vernal Pool Assessment Method is required for all VPs. For impacts to wetlands less than 0.2 acre that are not ARSCs or VPs Best Professional Judgment (BPJ) may be used.
- Identify any Aquatic Resources of Special Concern (ARSC) in or near the project area. ARSCs include alkali wetlands, bogs, cold water habitat, fens, hot springs, interdunal wetlands, kelp beds, mature forested wetlands, native eelgrass beds, off-channel habitats (alcoves and side channels), ultramafic soil wetlands, vernal pools (including Willamette Valley, Medford area, Modoc basalt, and Columbia Plateau vernal pools), wet prairies, or wooded tidal wetlands. See Appendix B of the [Removal Fill Guide](#) for a list of ARSCs.
- Include relevant summary information from the wetland delineation report if available. Provide a copy of the wetland delineation report to **the Corps**, if not previously provided to the Corps. If a delineation report has not been previously submitted to DSL, then submit to DSL under a separate cover.
- Describe existing uses, including fish and wildlife use (type, abundance, period of use, and significance of site).
- Next major downstream waterbody name.

For rivers, streams, other waterbodies, lakes and ponds, include a description of, as applicable:

- Streamflow regime (e.g., perennial year-round flow, intermittent seasonal flow, ephemeral event-driven flow). If flow is ephemeral, provide [streamflow duration assessment](#) data sheet or other information that supports your determination.
- Field indicators used to identify the Ordinary High Water Mark (OHWM).
- Channel and bank conditions.

- Type and condition of riparian (streamside) vegetation.
- Channel morphology (structure and shape).
- Stream substrate.
- Assessment of the hydrologic, geomorphic, biologic and water quality functions and values of waters to be permanently impacted.
 - DSL requires use of the Stream Function Assessment Methodology (SFAM) for wadable non-tidal streams. SFAM should be attached as a separate Excel document. For impacts to non-wadable or tidal streams, BPJ can be used. Sections 2.2 through 2.3 of the SFAM User Manual give guidance for the functions and values to be addressed for all streams, even if SFAM does not apply.
- Identify any Aquatic Resources of Special Concern (ARSC) in or near the project area. ARSCs include alkali wetlands, bogs, cold water habitat, fens, hot springs, interdunal wetlands, kelp beds, mature forested wetlands, native eelgrass beds, off-channel habitats (alcoves and side channels), ultramafic soil wetlands, vernal pools (including Willamette Valley, Medford area, Modoc basalt, and Columbia Plateau vernal pools), wet prairies, or wooded tidal wetlands.
- Fish and wildlife use (type, abundance, period of use, and significance of site).
- Water quality impairments, including waterways adjacent to impacted wetlands and waterway to be impacted and next major downstream waterbody

Section 7. Project Specific Criteria and Alternatives Analysis

Provide an explanation describing how impacts to waters and wetlands are being avoided and minimized on the project site. For DSL, the alternatives analysis must include:

- Project-specific criteria that are needed to accomplish the stated project purpose.
- A range of alternative sites and designs that were considered with less impact.
- An evaluation of each alternative site and design against the project criteria and a reason for why the alternative was not chosen.
- If the project involves fill in an estuary for a non-water dependent use, a description of alternative non-estuarine sites must be included.

The level of rigor required in this analysis should be commensurate with the level of impact proposed. Please note that additional information regarding alternatives may be necessary for Corps Individual Permits to comply with the Clean Water Act Section 404(b)(1) Guidelines. Please check with your local Corps contact early in the planning process to determine what level of analysis is required. An alternative analysis is not required for a complete application by the Corps; however, it may be required before a permit decision can be rendered.

Section 8. Additional Information

Any additional information you provide helps the reviewer(s) understand your project and the other approvals or reviews that may be required.

Section 9. Impacts, Restoration/Rehabilitation, and Compensatory Mitigation

A. Description of Impacts: Clearly identify the permanent, temporary, direct and indirect impacts. Provide a written analysis of potential changes the project may make to the hydrologic characteristics of the affected wetlands or waterbodies, and an explanation of measures taken to avoid or minimize any adverse effects of those changes, such as: impeding, restricting or increasing flows; relocating or redirecting flow; and potential flooding or erosion downstream of the project. Provide a table summarizing permanent and temporary impacts by HGM and Cowardin Classifications.

B. Site Restoration/Rehabilitation: For temporary disturbance of soils and/or vegetation in waterbodies, wetlands or riparian (streamside) areas, discuss how you will restore the site after construction. This may include the following:

- Grading plans to restore pre-existing elevations.
- Planting plans and species list (native species only) to replace vegetation in riparian or wetland areas.
- Maintenance and monitoring plans to document restoration to wetland condition and/or vegetation establishment.
- Associated erosion control for site stabilization.

C.-D. Compensatory Mitigation. Describe your proposed compensatory mitigation approach or explain why you believe compensatory mitigation is not required. If proposing permittee-responsible mitigation for permanent impacts to jurisdictional waters, see OAR 141-085-0705 and 33 CFR 332.4(c) for plan requirements. The [Oregon Explorer Aquatic Mitigation](#) topic page and map viewers may be a helpful resource.

For activities involving discharges of dredged or fill material into waters of the United States, the Corps requires the application to include a statement describing how impacts to waters of the United States are to be avoided and minimized. The application must also include either a statement describing how impacts to waters of the United States are to be compensated for or a statement explaining why compensatory mitigation should not be required for the proposed impacts.

Section 10. Adjacent Property Owners for Project and Mitigation Site(s)

Names and addresses for properties that are adjacent to the project site and permittee responsible mitigation site (if applicable), are required. "Adjacent" means those properties that share or touch upon a common property line or are across the street or stream. If more than 30, attach pre-printed labels. A list of property owners may be obtained by contacting the county tax assessor's office.

Section 11. City/County Planning Department Land Use Affidavit

This section is required to demonstrate land use compatibility for removal fill permits and water quality certifications. Provide this form to your local planning official for them to complete and sign.

Section 12. Coastal Zone Certification

Your signature for this statement is **required** for projects within the coastal zone (generally, west of the summit of the Coast Range).

Section 13. Signatures

The application **must** be signed by the responsible party as identified in section 1. DSL also requires the landowner's signature. Linear Facilities (e.g. road, pipeline, utility) do not require landowner signature for the impact sites; signatures are required for mitigation sites.

Section 14: Attachments

Project Drawings. A complete application must include a location map, site plan, and plan view and cross-section drawings. DSL also requires a recent aerial photo. All drawings should be clear, legible, and to scale. For the Corps, drawings must be on 8.5 x 11-inch paper and must be in black and white or clearly reproducible in black and white. DSL will accept color and 11 x 17, but all figures must be clear when reproduced in black and white. While illustrations need not be professionally prepared, they should be clear, accurate, and contain all necessary information, as follows:

Location maps (with project boundaries, including staging and construction access, scale bar and north arrow on all):

- Location map with roads identified
- U.S.G.S. Topographic map
- Tax lot map

Site plan(s), including:

- Entire project site and activity areas, which includes staging and construction access areas
- Existing and proposed contours
- Stormwater outfalls and other related features
- Location of Ordinary High Water Mark, wetland boundaries, and other jurisdictional boundaries. Clearly identify temporary, permanent, direct and indirect impact areas within waterbodies and wetlands
- Scale bar, legend, and north arrow
- Location of staging areas and construction access
- Location of cross section(s), as applicable
- Location of mitigation area, if applicable

Cross section drawing(s), including:

- Existing and proposed elevations
- Clearly identify temporary, permanent, direct and indirect impact areas within waterbodies and wetlands
- Ordinary High Water Mark, wetland boundaries, and other jurisdictional boundaries
- Scale bar (horizontal and vertical scale)

Recent Aerial Photo

- 1:200 resolution, or, if not available for your site, highest resolution possible

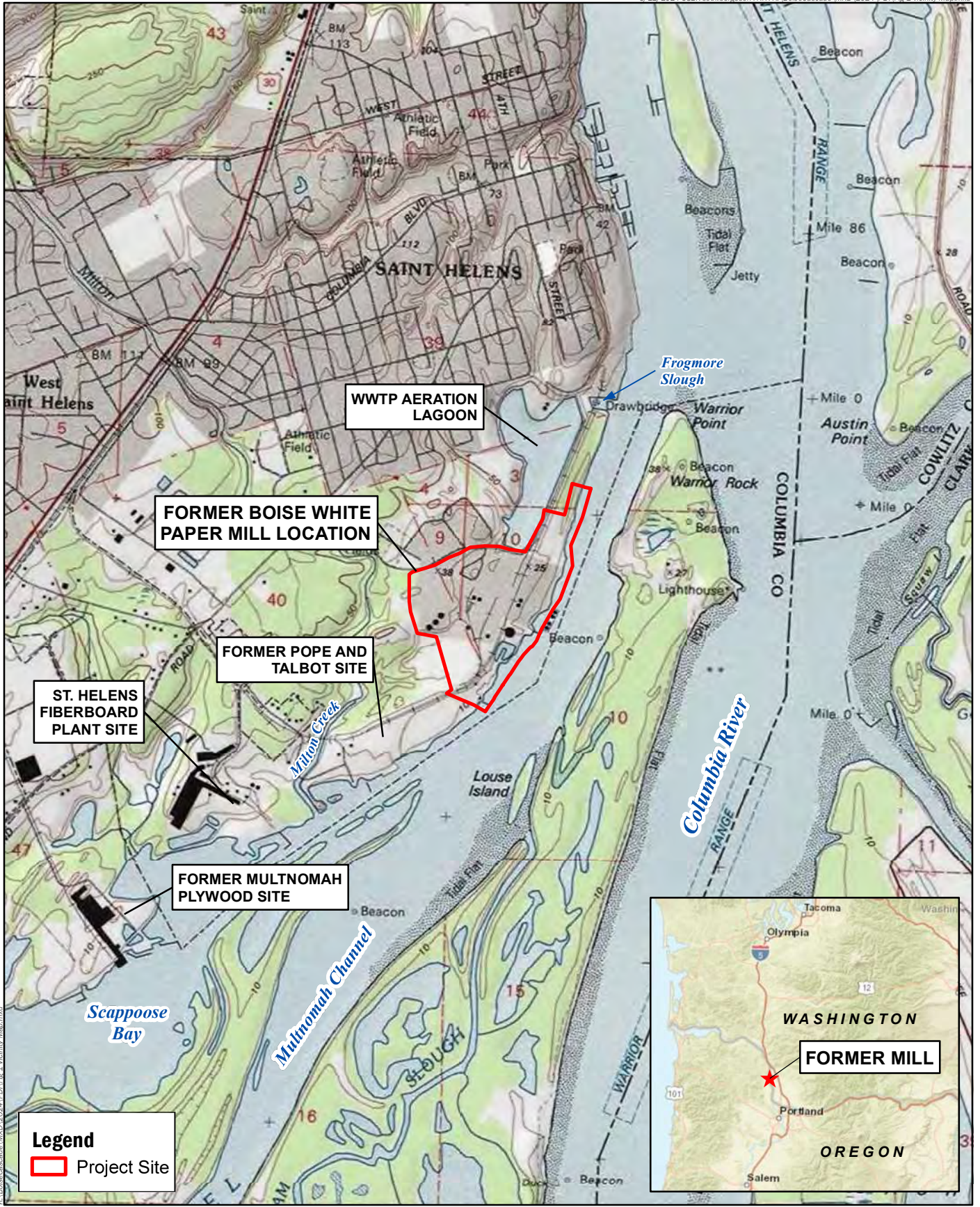
DSL Wetland Concurrence (map and letter only for DSL; the Corps requires the full wetland/waters delineation report if not already submitted)

Mitigation documents including:

- Functional assessment results for each impacted resource and mitigation area
 - Results should include: Cover sheet, Score Sheet, assessment area maps
- Eligibility and Accounting [Worksheet](#)
 - Matching "Quickguide" sheet(s)
 - Compensatory Mitigation (CM) Eligibility & Accounting sheet

Do NOT submit the following items to DSL (unless specifically requested by DSL for your project):

- Wetland delineation report
- Biological assessment
- Cultural/archaeological reports
- Stormwater calculations
- Geotechnical reports
- Marketing reports
- Contract agreements
- Applications for other agencies such as local land use applications
- Contractor/construction specifications
- Other extraneous drawings and information



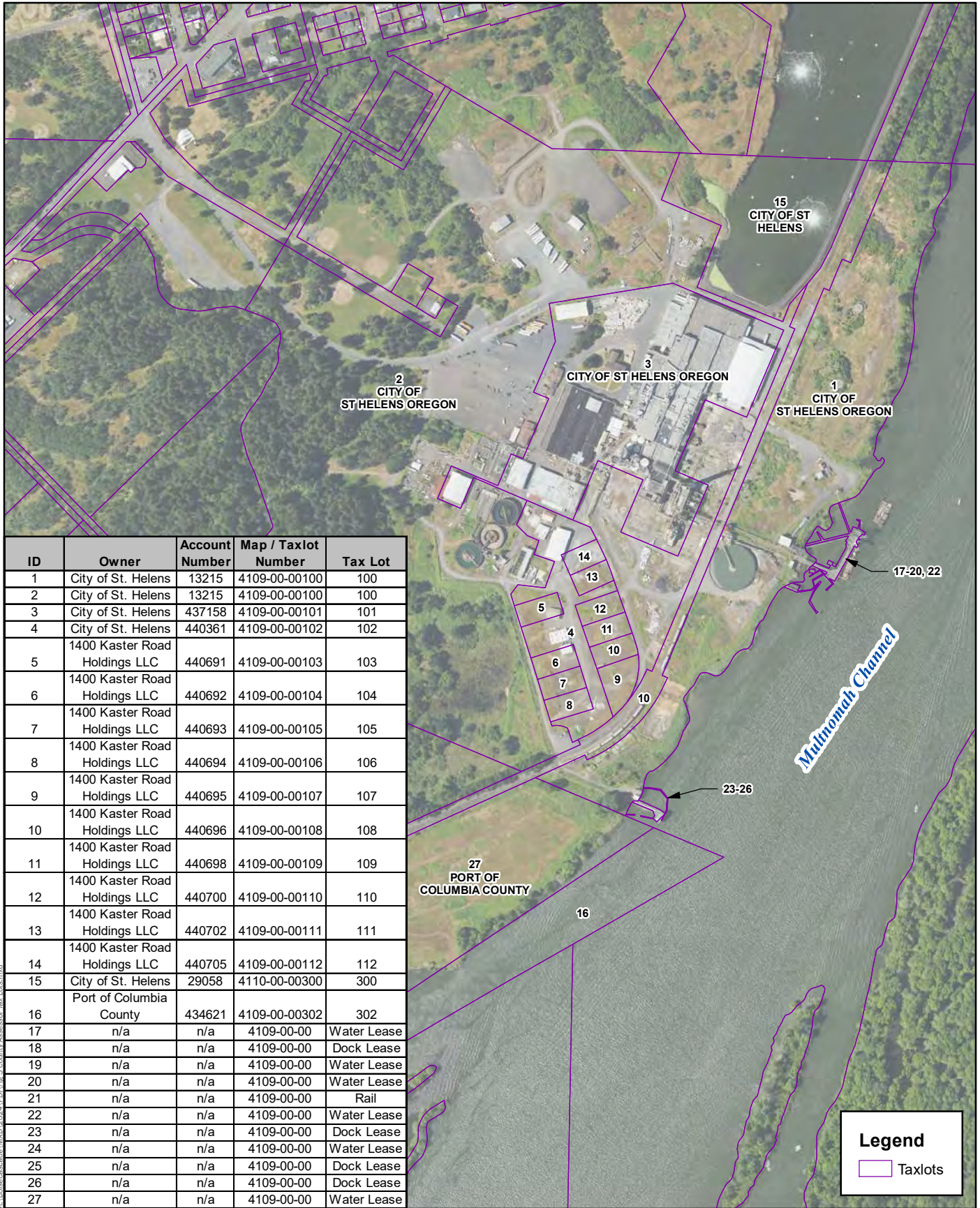
0 2,000
Feet

Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), NGCC, (c) OpenStreetMap contributors, and the GIS User Community

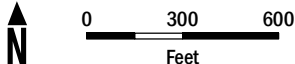


FIGURE 2
Site Location Map

Source: Columbia County NAIP, 2022.



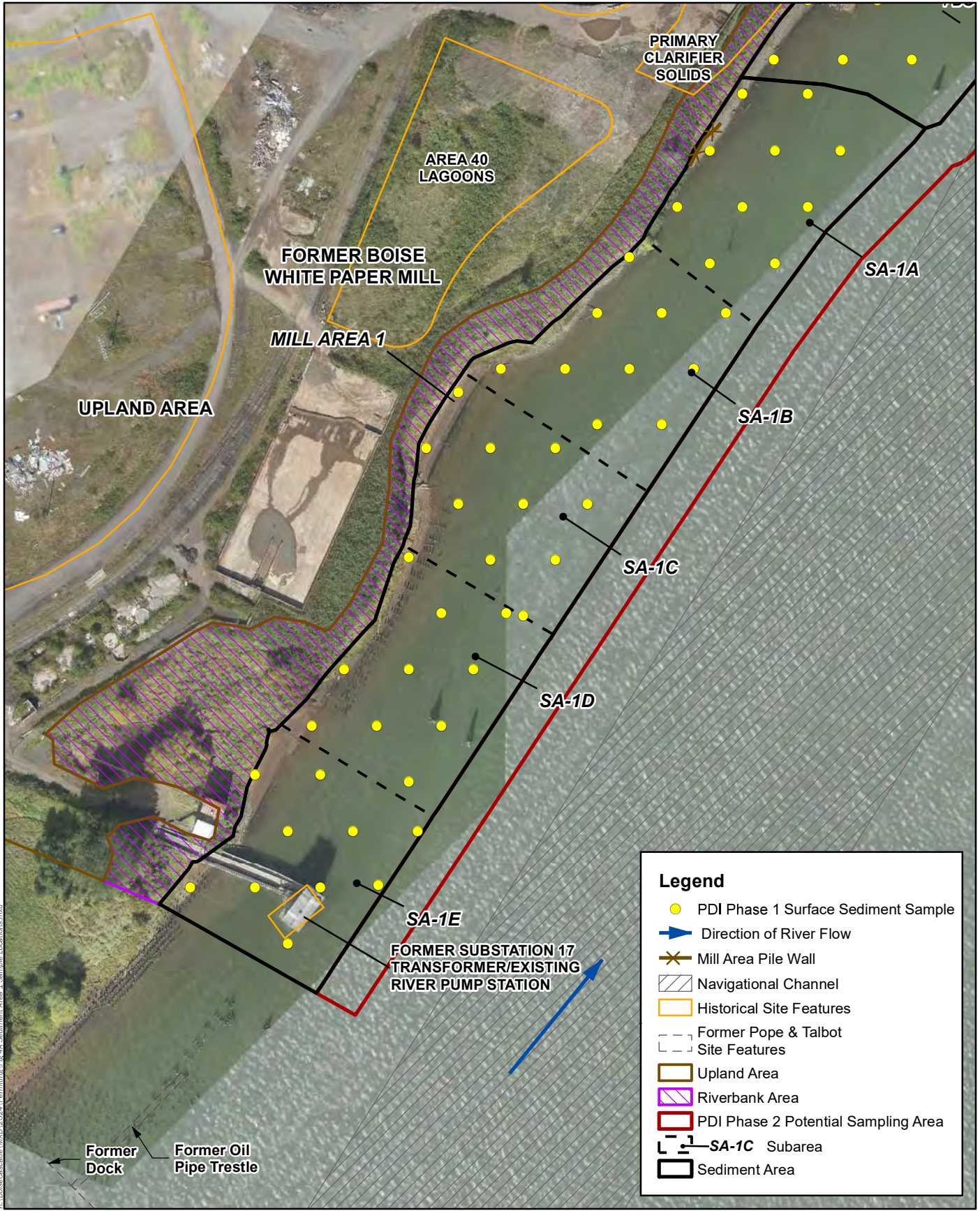
K:\Bases\Cascadia\MXD\2024\PD1\EPF_3_CountyAssessor_Tax_Lots.mxd



Sources: Esri, i-cubed, USDA, USGS, AEX, GeoEye, Getmapping, Aerogrid, IGN, IGP, and the GIS User Community; Columbia County 2024.

AECOM
 OfficeMax, LLC
 Former Boise White Paper Mill
 ST. HELENS, OREGON

FIGURE 3
 County Assessor Tax Lots



K:\Boise\Cascade.MXD\2024\Permit\Area 1\Sample Locations.mxd

Sources: Esri, i-cubed, USDA, USGS, AEX, GeoEye, Getmapping, Aerogrid, IGN, IGP, and the GIS User Community; Navigation Channel, USACE, 2019; LIDAR, USACE, 2010.

FIGURE 4A
 Sediment Area 1 Sample Locations

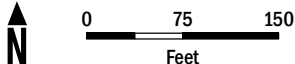
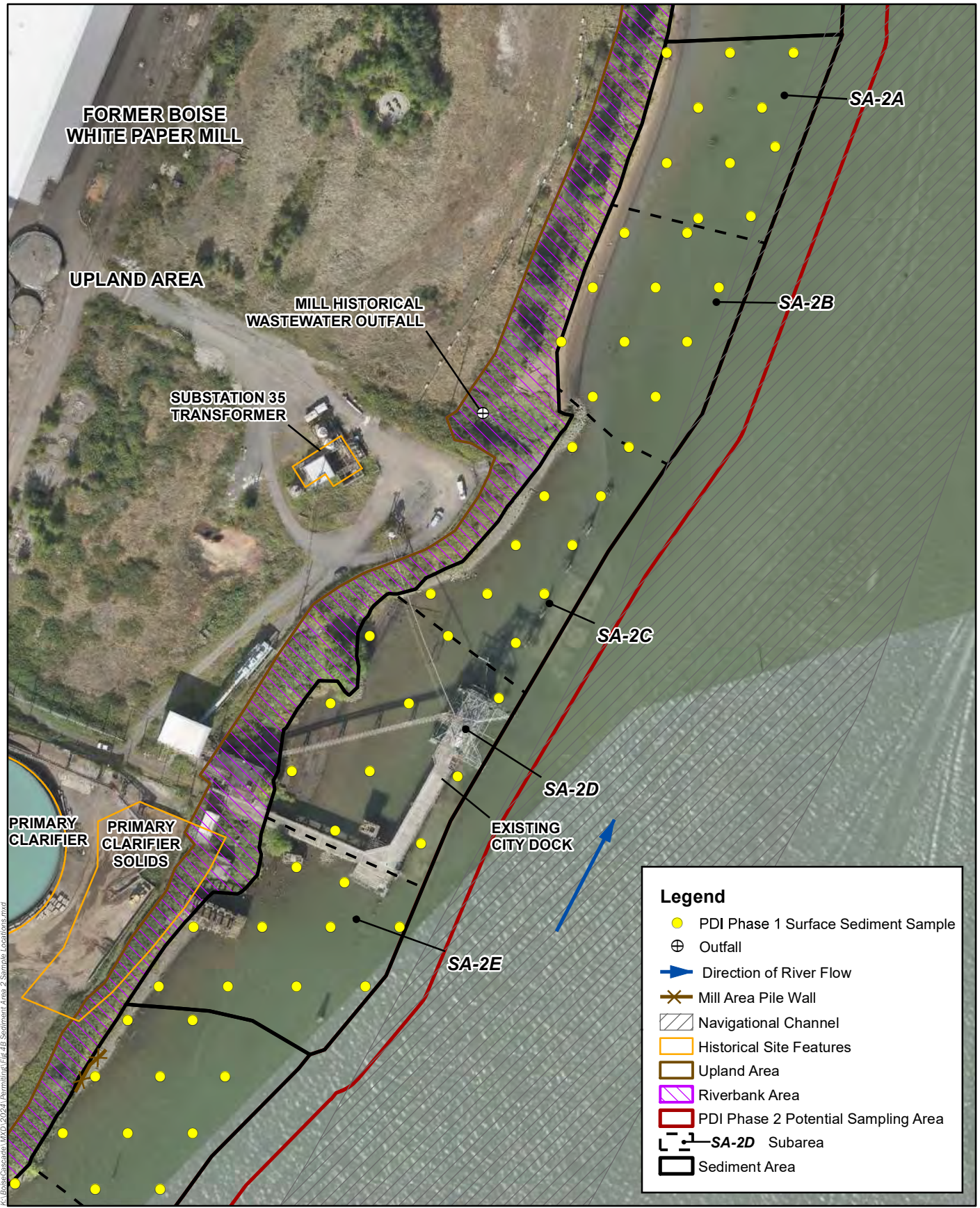
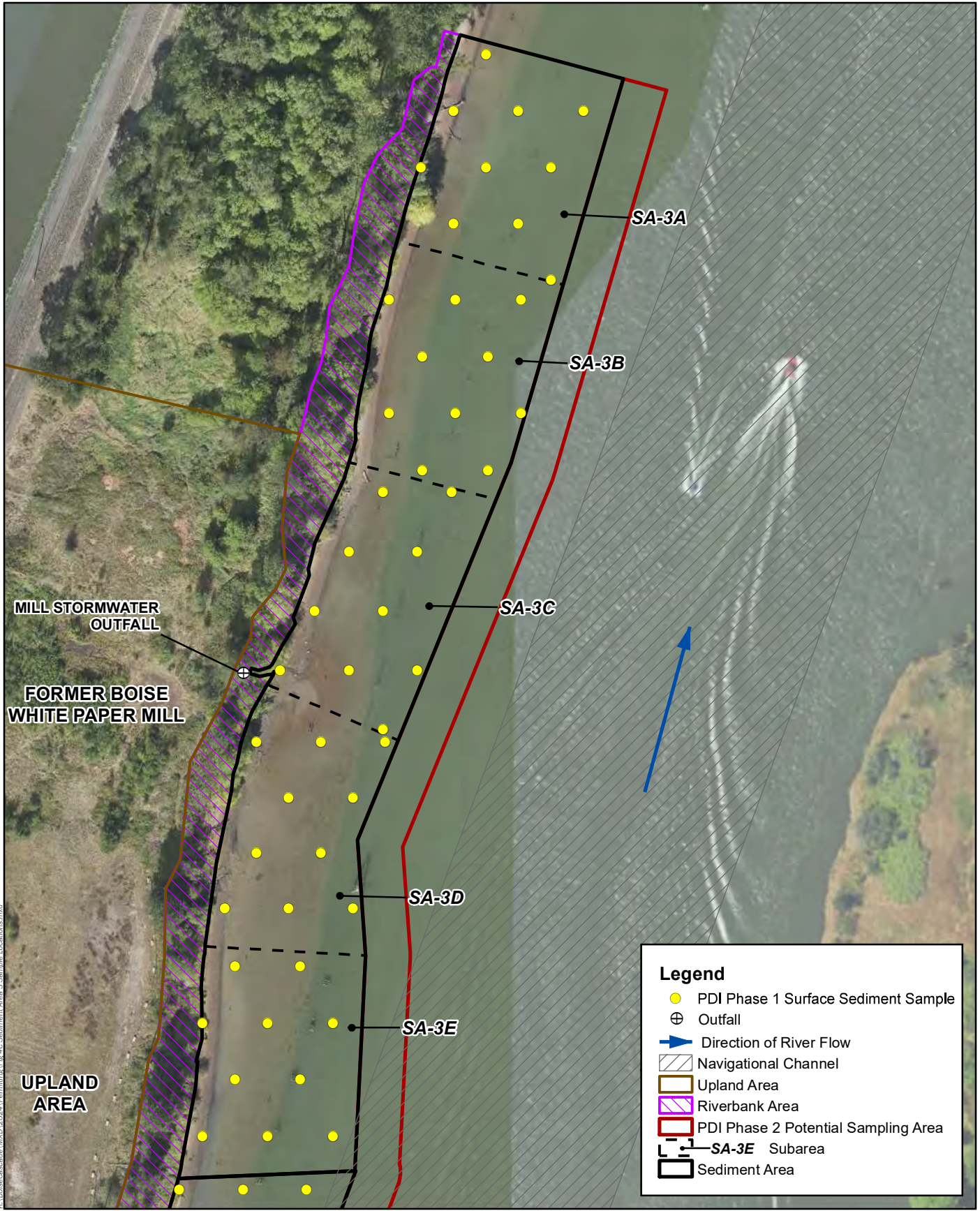


FIGURE 4B
Sediment Area 2 Sample Locations



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Legend

- PDI Phase 1 Surface Sediment Sample
- ⊕ Outfall
- ➔ Direction of River Flow
- Navigational Channel
- Upland Area
- Riverbank Area
- PDI Phase 2 Potential Sampling Area
- SA-3E Subarea
- Sediment Area

Sources: Esri, i-cubed, USDA, USGS, AEX, GeoEye, Getmapping, Aerogrid, IGN, IGP, and the GIS User Community; Navigational Channel, USACE, 2019; LIDAR, USACE, 2010.

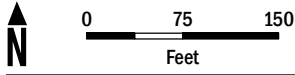


FIGURE 4C
 Sediment Area 3 Sampling Locations

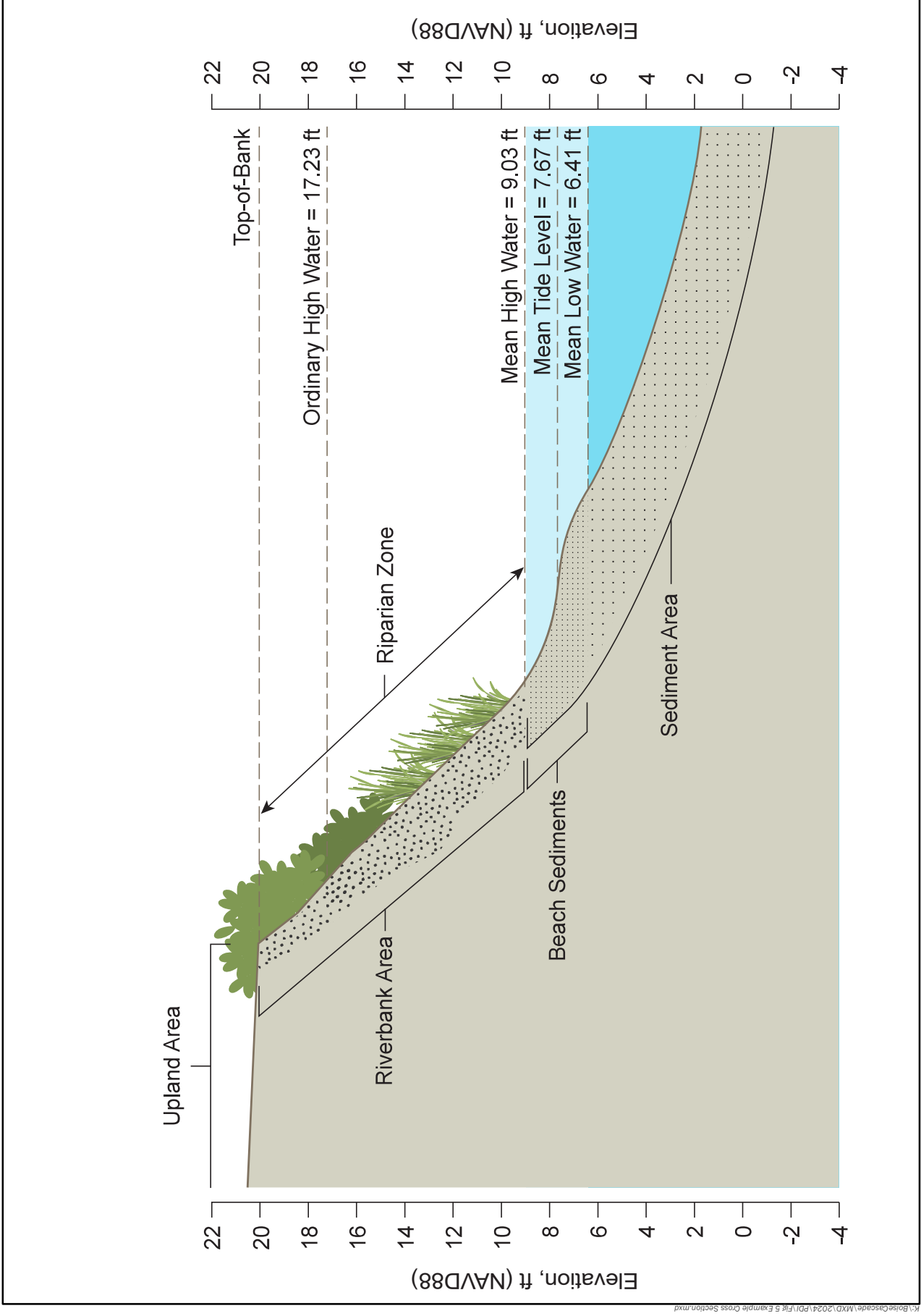


FIGURE 5
Example Cross Section