



FEMA

U.S. Department of Homeland Security
Louisiana Recovery Office
1500 Main St.
Baton Rouge, Louisiana 70802

**DRAFT FINDING OF NO SIGNIFICANT IMPACT
FOR THE
STATE MILITARY CAMP VILLERE PILOT HOUSE RECONSTRUCTION
SLIDELL, LOUISIANA
HAZARD MITIGATION GRANT PROGRAM
PROJECT NUMBER 1603-0261
FEMA-1603-DR-LA**

BACKGROUND

The project area, located in Slidell, Louisiana is described as Camp Villere Pilot Reconstruction. The purpose of this project is to provide replacement housing for the Post Sergeant Major of Camp Villere. The new construction, termed Building 201, would serve as the residence of the Post Sergeant Major, who is required to live on the installation to provide necessary oversight for people at the camp. The pre-existing structure was constructed in 1978 and has since been demolished. The structure was subject to frequent flooding due to its location within the AE flood zone which is a special flood hazard area along with recent commercial and residential development in the surrounding area, which dramatically changed the drainage patterns across the camp installation.

Camp Villere consists of 1,850 acres of land occupied by buildings and residences and other training facilities owned by Louisiana National Guard (LNG) and other agencies. The proposed project would reconstruct the residence and gravel driveway outside the floodplain in a vacant, undeveloped lot at approximately Latitude 30.312636, Longitude -89.816989.

In accordance with 44 CFR Part 10, FEMA regulations to implement the National Environmental Policy Act (NEPA), an Environmental Assessment (EA) was prepared. The purpose of the EA was to analyze the potential environmental impacts associated with the construction of the new structure and to determine whether to prepare an Environmental Impact Statement (EIS) or Finding of No Significant Impact (FONSI). The need for the proposed action is to provide suitable housing for Post Sergeant Major that is both easily accessible and safe from flooding hazards. The alternatives considered include 1) No Action, 2) Pilot Reconstruction of Building 201 in a New Location Outside the Floodplain. (Proposed Action), 3) Alternatives Eliminated From Further Consideration. These alternatives consisted of reconstructing an elevated structure at the original location, and the construction of a new structure in an alternate location.

The applicant proposes to construct a new structure approximately 1,912 square feet in size. The new structure would be constructed so the finished floor elevations would be no less than twelve (12) inches above the centerline of the street or top of the curb fronting the home, whichever is greater, to comply with St. Tammany Parish Construction Ordinance.

FINDINGS

FEMA has evaluated the proposed project for significant adverse impacts to geology, soils, water resources (surface water, groundwater, and wetlands), floodplains, coastal resources, air quality, biological resources (vegetation, fish and wildlife, Federally-listed threatened or endangered species and critical habitats), cultural resources, socioeconomics (including minority and low income populations), safety, noise, and hazardous materials. The results of these evaluations as well as consultations and input from other federal and state agencies are presented in the EA.

During project construction, short-term impacts to soils, surface water, transportation, air quality, and noise are anticipated and conditions have been incorporated to mitigate and minimize the effects. Project short-term adverse impacts would be mitigated using BMPs, such as silt fences, proper vehicle and equipment maintenance, and appropriate signage. No long-term adverse impacts are anticipated from the proposed project.

The applicant opted to implement the proposed project as it decreases flooding damage to the structure by moving it out of the floodplain.

CONDITIONS

The following conditions must be met as part of the implementation of the project. Failure to comply with these conditions may jeopardize federal funds:

- Implement construction BMPs, install silt fences/straw bales to reduce sedimentation. Area soils would be covered and/or wetted during construction. If fill is stored on site as part of house installation or removal, the contractor would be required to appropriately cover it. Construction contractor would be required to obtain applicable LPDES permit, and implement stormwater pollution prevention plan.
- The project results in a discharge to waters of the State; submittal of a Louisiana Pollutant Discharge Elimination System LPDES application is necessary.
- The applicant is required to comply with all federal, state, and local laws, regulations, and executive orders, failure to do so will jeopardize federal funding.
- The project results in a discharge of wastewater to an existing wastewater treatment system; that wastewater treatment system may need to modify its LPDES permit before accepting the additional wastewater.
- All precautions must be observed to control nonpoint source pollution from construction activities. LDEQ has stormwater general permits for construction areas equal to or greater than one (1) acre. The applicant must contact the LDEQ Water Permits Division at (225) 219-9371 to determine if the proposed project requires a permit.

- If the project will include a sanitary wastewater treatment facility, a Sewage Sludge and Biosolids Use or Disposal Permit application or Notice of Intent must be submitted. Additional information may be obtained on the LDEQ website at <http://www.deq.louisiana.gov/portal/tabid/2296/Default.aspx> or by contacting the LDEQ Water Permits Division at (225) 219- 9371.
- Please be advised that water softeners generate wastewaters that may require special limitations depending on local water quality considerations. Therefore if the applicant's water system improvements include water softeners, the applicant is to contact the LDEQ Water Permits Department to determine if special water quality-based limitations will be necessary.
- Any renovation or remodeling must comply with LAC 33:III.Chapter 28, Lead-Based Paint Activities; LAC 33:III.Chapter 27, Asbestos-Containing Materials in Schools and State Buildings (includes all training and accreditation); and LAC 33:III.5151, Emission Standard for Asbestos for any renovations or demolitions.
- If any solid or hazardous wastes, or soils and/or groundwater contaminated with hazardous constituents are encountered during the project, notification to LDEQ's Single-Point-of-Contact (SPOC) at (225) 219-3640 is required. Additionally, precautions must be taken to protect workers from these hazardous constituents.
- The contractor should observe all precautions to protect the groundwater of the region.
- If the proposed project has not been initiated within one (1) year, follow-up coordination via the U.S. Fish and Wildlife website should be accomplished prior to making expenditures because threatened and endangered species information is updated annually.
- If a bald eagle or its nest is spotted within 1,500 feet of the project site during the months of October through mid-May, the applicant must cease construction activities and contact LDWF and USFWS immediately. All correspondence must be documented and remain in the project permanent files.
- Noise levels by receiving land use in residential, public, commercial, and industrial areas to varying decibel levels during the "daytime" hours of 7 AM to 7 PM. Construction activities should be limited to this schedule on weekdays. Mitigation and abatement measures will be required to reduce the noise levels to a range that would be considered acceptable.
- To minimize worker and public health and safety risks from project construction and closure, all construction and closure work would be done using qualified personnel trained in the proper use of construction equipment, including all appropriate safety precautions. Additionally, all activities would be conducted in a safe manner in accordance with the standards specified in OSHA regulations and the USACE safety manual.

- The contractor would place fencing around the work area perimeters to protect nearby residents from vehicular traffic.
- Appropriate signage and barriers should be in place prior to construction activities in order to alert pedestrians and motorists of project activities and traffic pattern changes. The contractor would implement traffic control measures, as necessary.
- If any solid or hazardous wastes, or soils and/or groundwater contaminated with hazardous constituents are encountered during the project, notification to LDEQ's SPOC at (225) 219-3640 is required. Additionally, precautions should be taken to protect workers from these hazardous constituents.
- Regardless of the asbestos content, the applicant is responsible for ensuring that renovation or demolition activities are coordinated with the LDEQ. Demolition activities related to possible PACM must be inspected for ACM/PACM where it is safe to do so. Should ACM be present at the project site, the applicant is also responsible for ensuring proper disposal in accordance with the previously referenced administrative orders. ACM/PACM must be handled in accordance with local, state and federal regulations and disposed of at approved facilities that accept ACM. Demolition activity notification must be sent to the LDEQ before work begins.
- The applicant is responsible for complying with the TSCA Section 402(c)(3) requirements as well as to the satisfaction of the governing local, state, and federal agencies to ensure that project activities are managed, administered, and/or handled by certified/accredited technicians, contractors, and providers. The applicant is responsible complying with all local, state, and federal laws and ensuring that project activities are coordinated with the LDEQ for abatement activities
- The applicant is responsible for complying with the TSCA requirements at 40 CFR 761 for electrical equipment (including transformers) containing PCBS. These provisions address the storage and disposal of equipment containing PCBS, as well as the remediation of any PCB spills. All required agency coordination pertaining to these activities should be documented and copies forwarded to the state and FEMA as part of the permanent project files
- Any changes or modifications to the proposed project will require a revised determination. Off-site locations of activities such as borrow, disposals, haul- and detour roads, and work mobilization site developments may be subject to USACE regulatory requirements. Applicant is required to coordinate with LDEQ and obtain all necessary permits.
- If human bone or unmarked grave(s) are present within the project area, compliance with the Louisiana Unmarked Human Burial Sites Preservation Act (R.S. 8:671 et seq.) is required. The applicant shall notify the law enforcement agency of the jurisdiction where the remains are located within twenty-four (24) hours of the discovery. The applicant shall also notify FEMA and the Louisiana Division of Archaeology at 225-342-8170 within seventy-two (72) hours of the discovery.

- If during the course of work, archaeological artifacts (prehistoric or historic) are discovered, the applicant shall stop work in the vicinity of the discovery and take all reasonable measures to avoid or minimize harm to the finds. The applicant shall inform their HMGP contacts at FEMA, who will in turn contact FEMA HP staff. The applicant will not proceed with work until FEMA HP completes consultation with the SHPO, and others as appropriate.
- If hazardous materials are unexpectedly encountered in the project area during the proposed construction operations, appropriate measures for the proper assessment, remediation, management and disposal of the contamination would be initiated in accordance with applicable Federal, State, and local regulations. The contractor would be required to take appropriate measures to prevent, minimize, and control the spill of hazardous materials in the construction area and any offsite runoff.

CONCLUSIONS

Based upon the incorporated EA, and in accordance with Presidential Executive Orders 12898 (Environmental Justice), 11988 (Floodplain Management), and 11990 (Wetland Protection), FEMA has determined that the proposed action implemented with the conditions and mitigation measures outlined above and in the EA will not have any significant adverse effects on the quality of the natural and human environment. As a result of this FONSI, an Environmental Impact Statement will not be prepared (44 CFR Part 10.8) and the proposed action alternative as described in the EA may proceed.

APPROVALS



Kevin Jaynes
Regional Environmental Officer
Region VI



Date



Thomas M. (Mike) Womack
Director of the Louisiana Recovery Office
FEMA 1603-1607-DR-LA


Digitally signed by THOMAS M WOMACK
DN: c=US, o=U.S. Government, ou=Department of Homeland
Security, ou=FEMA, ou=People, cn=THOMAS M WOMACK,
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