

CWA 401 Water Quality Certification Request

version 2.17

(Submission #: HQQ-DS9X-MQR0F, version 1)

Digitally signed by:
dec.alaska.gov
Date: 2026.08.04 09:44:12 -08:00
Reason: Submission Data
Location: State of Alaska

Details

Site: Lot 2A-1, 2101 INDUSTRIAL BOULEVARD

Submission ID HQQ-DS9X-MQR0F

Form Input

Form Instructions

Form Instructions

Instructions for filling out the 401 Prefiling Meeting Request Form are located on the Alaska DEC website at the link below.

[401 Prefiling Meeting Request Form Instructions](#)

Agents: For Delegation of Authority to act on behalf of the applicant in processing the application, use the following form, have signed, and upload with application.

- [Delegation of Authority - 401 Application](#)

Contact Information (1 of 2)

Required Contacts

The following **Contact Roles are REQUIRED**. Please select the appropriate role(s) for each contact and complete the contact details. Multiple role(s) may be assigned to each unique individual.

- **Applicant** (Responsible Party)
- **Billing Contact**

Contact Role(s)

Consultant

Application Preparer

Contact

Prefix

NONE PROVIDED

First Name Last Name
Natalie Wagner

Title

Project Engineer

Organization Name
RESPEC

Phone Type Number Extension
Business 907-931-6715

Email
natalie.wagner@respec.com

Mailing Address

2700 Gambell St
Suite 500
Anchorage, AK 99503
United States

Contact Information (2 of 2)

Required Contacts

The following **Contact Roles are REQUIRED**. Please select the appropriate role(s) for each contact and complete the contact details. Multiple role(s) may be assigned to each unique individual.

- **Applicant** (Responsible Party)
- **Billing Contact**

Contact Role(s)

Agent
Applicant
Billing Contact

Contact

Prefix

NONE PROVIDED

First Name Last Name
David Blommer

Title

Secretary

Organization Name
Bicknell Inc

Phone Type Number Extension
Business 9077895727

Email
dblommer@bicknellinc.com

Mailing Address

2275 Brandy Lane
Juneau, AK 99801
United States

Project / Facility Site Info

Identify the applicable federal license or permit

A copy of the federal permit or license application is required to be submitted with the request for the water quality certification. (18 AAC 15.130, 18 AAC 15.180)

Federal Agency

Army Corps of Engineers (USACE)

Permit License Number (ex. USACE: POA-XXXX-XXXX; FERC: FERC-xxxx-xxxx; EPA: AK#####)

POA 2024-00193

Project Name or Title

Lot 2A-1, 2101 INDUSTRIAL BOULEVARD

Primary Receiving Waterbody Name

NONE PROVIDED

Estimated Project Dates (+/- 30 days)

Project Estimated Start Date	Project Estimated End/Completion Date
04/06/2026	10/22/2026

Approximate date(s) when any Discharge(s) may commence (+/- 30 days)

Description	Discharge Estimated Start Date	Discharge Estimated End Date
Apply shot rock	08/15/2026	09/30/2026

Project Description (Nature of Activity, include all features)

This project aims to develop a currently un-improved industrial property within the City and Borough of Juneau, adding essential infrastructure for boat storage, contractor storage, business warehouse space and outdoor contractor equipment storage. To support the functionality and sustainability of the site storm water drains and catch basins are proposed. Approximately 6.26 acres (272,686 square feet) of wetland property would be covered with Geotech fabric as needed and impacted by this fill placement. Approximately 25,000 cubic yards of shot rock or pit run, to add about 2.5 feet of elevation, would be placed in delineated wetlands.

The project also incorporates a will consist of a 35-foot conservation easement on the southern area of Lot 2A-1 parcel (see COE drawings). The easement shall be dedicated solely for drainage purposes and shall remain undisturbed, with no grading, construction, or vegetation removal permitted within its bounds.

Project Purpose (Describe the reason(s) for discharge)

This project aims to develop a much-needed industrial property within the City and Borough of Juneau. Juneau has had a historically limited supply of this type of space available. The proposed site is located in an established industrial subdivision, strategically positioned away from residential zones to minimize community impact and ensure compatibility with surrounding land uses. Proposed development of this property will provide essential infrastructure for boat storage, contractor storage, business warehouse space and outdoor contractor equipment storage. There is a community need in Juneau to provide develop industrial zoned property to support these types of buildings to support the services that they provide to the community and Southeast Alaska.

Is any portion of the work already complete?

No

Description of current activity site conditions

The site is currently industrially zoned and undisturbed.

Relevant Site Data, Photographs that Represent Current Site Conditions, or other Relevant Documentation

FILE PROPERTY 2023.jpg - 07/29/2026 03:38 PM

Lot 2A-1 Subdivision Existing Drainage 25y06m16d.pdf - 07/29/2026 04:24 PM

Comment

Aerial image of lot.

Is this a linear project? (i.e., utility line, road, etc.)

No

Project Address

2101 INDUSTRIAL BOULEVARD

Juneau, AK 99801

Visit the link below to help with conversion between DMS and Latitude/Longitude
[DSM - Lat/Long converter](#)

Project Location
58.36250000,-134.60527778

Visit the following link if you need to convert the lat/long to get the **PLSS information**
[Converter for Section, Township, and Range](#)

PLSS Location (Public Land Survey System)

State Tax Parcel ID	Borough/Municipality	Meridian	Section	Township	Range
4B1701090022	City and Borough of Juneau	Copper River	36	40S	65E

Directions to Site
From the Juneau International Airport at 1873 Shell Simmons Dr, Juneau, AK 99801: Head northwest on Shell Simmons Dr toward Bonnett Way for 0.2 mi. Turn left onto Glacier Hwy, and travel for approximately 0.3 mi. Turn left to stay on Glacier Hwy and continue for 0.7 mi. Turn left onto Industrial Blvd, travel 0.6 mi, and the destination will be on the right: 2101 Industrial Blvd, Juneau, AK 99801

Federal Agency Contact (1 of 1)

Have you been working with anyone in the Federal Agency?
Yes

Federal Contact Role
USACE

Federal Agency Contact

First Name	Last Name	
Matthew	Brody	
Title		
Regulatory Specialist		
Organization Name		
U.S. Army Corps of Engineers		
Phone Type	Number	Extension
Business	907-201-5023	
Email		
Matthew.T.Brody@usace.army.mil		

Dredge Material to be Discharged

Is dredging involved?
No

Tier Analysis

A tier analysis is comprised of a layered approach to determine the need for testing the dredge material to aid in generating physical, chemical, toxicity and bioaccumulation information, but not more information than is necessary to make factual determinations. The tier analysis is a series of tiers (I ♦ IV) or levels of intensity (and cost) of investigation. It is necessary to proceed through the tiers only until information is sufficient to make factual determinations, no further testing is required.

- **Tier I - Site Evaluation and History.** The initial tier (Tier I) uses readily available, existing information (including all previous testing). For certain dredge materials with readily apparent potential for environmental impact (or lack thereof), information collected in Tier I may be sufficient for making factual determinations.
- **Tier II - Chemical Testing** is concerned solely with sediment and water chemistry.

- **Tier III - Biological Testing (bioassay and/or bioaccumulation testing)** is concerned with well-defined, nationally accepted toxicity and bioaccumulation testing procedures.
- **Tier IV - Special Studies** allows for case-specific laboratory and field testing, and is intended to for use in unusual circumstances.

For more information regarding a Tier analysis, see below references

- [EPA Inland Testing Manual](#)
- [USACE Seattle District Civil Works DMMP User Manual](#)

Fill Material to be Discharged

Will Fill Material be Discharged?

Yes

For fill material, identify the material source

Stabblers Point Quarry or Hidden Valley Quarry

Types of material being discharged and the amount of each type (cubic yards)

Type	Cubic Yards
shot rock	25,000

Surface area in (acres or linear feet) of wetlands or other waters filled

Surface Area	Units
6.26	Acres

Discharge Location Information (1 of 1)

Identify the location and nature of any potential discharge that may result from the proposed project and the location of receiving waters

Discharge Location ID (001, 002, 003, - increment by one)

001

NOTE: if you have a receiving water that is Wetlands, just enter the generic term "Wetlands". Do not enter "Wetlands of Tanana River", for example.

Please select 'Other' if your waterbody is not in the list below.
You can start typing the name of the waterbody to filter the list.

Receiving Waterbody / Wetlands Name

Wetlands

Discharge Location

58.3625,-134.60527778

Other Pollutant Sources

Contaminated Site Information

Determine if your project is **within 1,500 feet** of a known Alaska DEC Contaminated Site. See the *Alaska DEC Contaminated Web Map* below. This will help you to identify if any potential pollutants/parameters of concern may be present on your project site., see DEC's website:

- [Contaminated Sites Web Map](#)
- [Contaminated Sites Database Search website](#)

Is the project within 1,500 feet of a known contaminated site?

No

Parameters of Concern that may be present in discharge

Parameter(s) of Concern

Identify the parameters of concern that may be present in your discharge from the dredge and/or fill material.

Note, **TURBIDITY** and **SEDIMENT** are routine parameters associated with dredge and/or fill activities.

Consider if other parameters may be present from past activities in the area such as contaminated site data, impaired waters or other relevant water quality data, or other parameters of concern identified during the application process.

Parameter(s)

Sediment

Turbidity

If known, describe respective concentrations, persistence, and potential impacts to the receiving water and data on parameters that may alter the effects of the discharge to the receiving water

The shot rock to be used in the project is not known to have any parameters that may alter the effects of the discharge to the receiving water.

Impaired Waters

An **impaired waterbody** are those listed as a **Category 4 [304(b)]** or **Category 5 [303(d)]** in the current EPA approved  *Alaska's Integrated Water Quality Monitoring and Assessment Report*.

For the most recently *Approved Integrated Water Quality Monitoring And Assessment Report (Integrated Report)*, see DEC's website:

- [Integrated Water Quality Monitoring And Assessment Report https://dec.alaska.gov/water/water-quality/integrated-report](https://dec.alaska.gov/water/water-quality/integrated-report)

Does a discharge of any parameter identified above occur to an impaired waterbody?

No

If determined necessary and requested by the Department, submit sufficient and credible baseline water quality information for the receiving water which meets the requirements of 18 AAC 70.016(a)(6)(A-C).

Avoidance & Minimization BMPs and Mitigation Measures

Describe how impacts are being avoided and minimized on the project site. Include best management practices (BMPs) for sediment and erosion controls that will be implemented to minimize environmental impacts, and any methods and

means proposed to monitor the discharge and the equipment or measures planned to treat, control, or manage the discharge.

Include a description of any methods and means proposed to monitor the discharge and the equipment or measures planned to treat, control, or manage the discharge

The project site is proposed to be filled with clean material from local upland sand, gravel and rock resources. No adverse impacts to water quality would be expected from these fill sources. We do not see this work activity as detrimental to essential fish habitat as there are no cataloged fish streams identified on the project site.

Small existing seasonal drainage patterns exist on the site. The drainages are from uplands development or roadside ditches and are not on the state of Alaska Anadromous Waterways catalogued list. All water will be channeled to the existing slough to maintain natural water flow of the water leaving the property.

During fill placement operations sediment and erosion control devices will be installed to prevent migration of any suspended sediment or turbid water to leave the project site.

To support the functionality and sustainability of the site storm water drains and catch basins are proposed

Avoidance Measures

The primary method of avoidance took place during selection of this development concept and location. The project is located on terrain that is fairly flat with gentle slopes to the south. The property was subdivided as part of the Industrial Boulevard subdivision with the intent of industrial development as the subdivision name suggests. The land tract contains moderate value wetlands with pockets of uplands with intermittent drainage channels going through the property from manmade developments (boat condos, Industrial Boulevard roadway ditches). The southern portion of the lot will be excluded from this development project and the existing drainage channels to this area will enable the area to maintain hydraulic functionality around the site.

The wetlands closest to the slough and lower in elevation are avoided for development in this project proposal. The lot is 9.3 acres and over 2.5 acres of non-tidal wetlands are excluded from development. Included in the avoided impacts is the creation of a conservation easement for 0.26 acres for the existing slough, which will be restricted and excluded from development. The remaining area of the lot to be developed also includes 0.2 acres of upland areas.

Small existing seasonal drainage patterns exist on the site. The drainages are from uplands development or roadside ditches and are not in the state of Alaska Anadromous Waterways catalogue. All water will be channeled to the existing slough to maintain natural water flow of the water leaving the property.

Slough protection, providing water filtration and undisrupted vegetation along the southern portion will provide consistent bird habitat with a conservation area around the slough. The site will be approached to maintain continuity with year-round flow with navigable waterways.

Minimization Measures

One method of minimization by the applicant is through the project site plan layout. The overall size of the parcel is 9.3 acres of which 6.26 acres of wetlands are proposed to be developed. The proposed building footprints have been designed as two story structures to minimize/consolidate the building footprint impacts. The lot contains wetlands on its south sides that will not be impacted by the development. Existing drainages will be restored and rerouted around the site to maintain their hydraulic functions.

The project will keep the existing grade of the land, as well as the drainage to the slough. As part of the development, stormwater capture basins are incorporated as well as treatment with oil-water separators to allow for water to continue to support the non-tidal wetlands of the slough.

During fill placement operations sediment and erosion control devices will be installed to prevent migration of any suspended sediment or turbid water leaving the project site. Surface storm water from uplands development and roadside ditches infiltrate the ground surface and drains on the surface to the south, east and west of the project site. Impacts to waters of the U.S. will also be minimized through usage of a Storm Water Pollution Prevention Plan (SWPPP). The use of a SWPPP will require best management practices to further minimize impacts to nearby wetlands.

The project site is proposed to be filled with clean material from local upland sand, gravel and rock resources. No adverse impacts to water quality would be expected from these fill sources. There are no cataloged fish streams identified on the project site.

The proposed development of this property will provide essential infrastructure for boat storage, contractor storage, business warehouse space and outdoor contractor equipment storage. To support the functionality and sustainability of the site, storm water drains and catch basins are proposed. Approximately 6.26 acres (approximately 272,690 square feet) of wetland property would be covered with Geotech fabric as needed and impacted by this fill placement. Approximately 25,000 cubic yards of shot rock or pit run, to add about 2.5 feet of elevation, would be placed in delineated wetlands.

Aside from minimizing the project footprint, impacts are minimized through site selection. The streams that exist on the property exist because a series of man-made ditches from the northern boat condominium development and Industrial Boulevard roadway drainages discharge onto this property. In addition, this land tract already has road access via Industrial Boulevard to the site, reducing the impact from construction of new roads and utilities.

Mitigation Measures

Compensatory mitigation is proposed as part of this project through enhancement of aquatic sites, as well as the establishment of an easement buffer around the existing slough. The project proposes to enhance the existing non-tidal wetland on the lot. The upland area of the lot sees considerable stormwater from the industrial sites that are developed around it. Mitigation will also consist of a 35-foot drainage easement on the southern area of Lot 2A-1 parcel (see COE drawings). The easement shall be dedicated solely for drainage purposes and shall remain undisturbed, with no grading, construction, or vegetation removal permitted within its bounds.

Social / Economic Importance

Social or Economic Importance

(18 AAC 70.016(c)(5): Provide information that demonstrates the accommodation of important social or economic development. The applicant shall complete either a social OR economic importance analysis (or both) for each affected community in the area where the receiving water for the proposed discharge is located.

Social Importance Analysis

Community services provided
Infrastructure improvements

Economic Importance Analysis

Commercial activities

Describe Social and/or Economic Importance of the project

Proposed development of this property will provide essential infrastructure for boat storage, contractor storage, business warehouse space and outdoor contractor equipment storage. There is a known community need in Juneau to provide developed industrial zoned property to support these types of buildings to support the services that they provide to the community and Southeast Alaska. There are little to none industrial lots available in Juneau that are available to purchase and that can provide the business space proposed.

Description of Social or Economic Importance, if needed

NONE PROVIDED
Comment
NONE PROVIDED

List of Other Permits or Certificates

*Would include but is not restricted to zoning, building, and flood plain permits.

Include a list of all other federal, interstate, tribal, state, territorial, or local agency authorizations required for the proposed project, including all approvals or denials already received.

Agency	Type of Approval*	Identification Number	Date Applied	Date Approved	Date Denied
NONE PROVIDED	NONE PROVIDED	NONE PROVIDED	NONE PROVIDED	NONE PROVIDED	NONE PROVIDED

Other Agency or Local Contacts (1 of 1)

Contact Role

OTHER_REG_CNTCT

Other Agency and or Local Contacts

First Name	Last Name
------------	-----------

Randall	Vigill
---------	--------

Title

North Central Section Chief

Organization Name

U.S. Army Corps of Engineers

Phone Type	Number	Extension
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Business	9072015022	
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Email

Randal.P.Vigil@usace.army.mil

Attachments

Copy of Federal Application (USACE, EPA, or FERC, etc.)

[Updated COE app+.pdf - 08/04/2026 08:17 AM](#)

Comment

NONE PROVIDED

Figures and/or Drawings/Plan Sets. To include a map or diagram of the proposed activity site, including the proposed activity boundaries in relation to local streets, roads, and highways.

[COE 25y08m11d.pdf - 07/29/2026 03:38 PM](#)

[Lot 2A1 Preliminary Plat 26y03m24d.pdf - 08/04/2026 08:23 AM](#)

Comment

NONE PROVIDED

Document Attachments

[Impaired Waters Map.png - 07/29/2026 03:38 PM](#)

[Contaminated Sites Map.png - 07/29/2026 03:38 PM](#)

Comment

The project is not near an impaired water body or listed contaminated site.

Delegation of Authority for Submission of Application

[delegation-of-authority-401-application signed 25y09m12d.pdf - 07/29/2026 03:38 PM](#)

Comment

NONE PROVIDED

As per 18 AAC 15.030 signing of applications, all permit or approval applications must be signed as follows:

- 1) in the case of corporations, by a principal executive officer of at least the level of vice president or his duly authorized representative, if the representative is responsible for the overall management of the project or operation;
- 2) in the case of a partnership, by a general partner;
- 3) in the case of a sole proprietorship, by the proprietor; and
- 4) in the case of a municipal, state, federal or other public facility, by either a principal executive officer, ranking elected official, or other duly authorized employee.

The project proponent hereby certifies that all information contained herein is true, accurate, and complete to the best of my knowledge and belief. The project proponent hereby requests that the certifying authority review and take action on this CWA 401 certification request within the applicable reasonable period of time.

Agreements and Signature(s)

Certification Statement

As per 18 AAC 15.030 signing of applications, all permit or approval applications must be signed as follows:

- 1) in the case of corporations, by a principal executive officer of at least the level of vice president or his duly authorized representative, if the representative is responsible for the overall management of the project or operation;
- 2) in the case of a partnership, by a general partner;
- 3) in the case of a sole proprietorship, by the proprietor; and
- 4) in the case of a municipal, state, federal or other public facility, by either a principal executive officer, ranking elected official, or other duly authorized employee.

The project proponent hereby certifies that all information contained herein is true, accurate, and complete to the best of my knowledge and belief. The project proponent hereby requests that the certifying authority review and take action on this CWA 401 certification request within the applicable reasonable period of time.

Signed By natalie.wagner@respec.com natalie.wagner@respec.com on 08/04/2026 at 8:25 AM
BscdLdIkbf0SXchKoKE/wg8Kr49xnnWFliUeGvYFbo0dHq2C/yqJh3ZvDIm/zEHe2Vw8yXf+XO+HmunRhmQ==