



**US Army Corps
of Engineers**
Portland District

PUBLIC NOTICE

for PERMIT APPLICATION

Issue Date: August 4, 2004

Expiration Date: September 3, 2004

Corps of Engineers Action ID: 200400501

Oregon Division of State Lands Number: 32885-RF

30 Day Notice

Interested parties are hereby notified that an application has been received for a Department of the Army permit for certain work in waters of the United States, as described below and shown on the attached plan.

Comments: Comments on the described work should reference the U.S. Army Corps of Engineers number shown above and should reach this office no later than the above expiration date of this Public Notice to become part of the record and be considered in the decision. Comments should be mailed to the following address:

U.S. Army Corps of Engineers
ATTN: CENWP-OP-GP (Ms. Kathryn L. Harris)
P.O. Box 2946
Portland, Oregon 97208-2946

Applicant: Leupold and Stevens, Inc.
14400 NW Greenbrier Parkway
Beaverton, Oregon 97006

Location: In wetlands adjacent to an unnamed tributary to Willow Creek, south of Greenbrier Parkway, in Section 32 of Township 1 South, Range 1 West, in Beaverton, Washington County, Oregon.

Project Description: The applicant proposes to fill 0.63 acre of palustrine emergent wetland for the construction of a manufacturing building and parking lot.

To compensate for impacts to 0.63 acre of wetland, the applicant has proposed restoration of 0.3 acre of stream and adjacent wetlands and enhancement of 1.03 acre of existing wetland. If a permit is issued, the Corps will determine what is appropriate and practicable compensatory mitigation. The amount of compensatory mitigation required shall be commensurate with the anticipated impacts of the project.

Purpose: To provide a developable building pad for the construction of a manufacturing building and parking lot.

Drawings: Figure 1, Project Location Map
Figure 2, Existing Conditions
Figure 3, Proposed Site Development Plan

Figure 4, Proposed Mitigation Plan

Figure 5, Typical Cross Sections for Proposed Stream Channel.

Additional Information: Additional information may be obtained from Ms. Kathryn L. Harris, Project Manager, U.S. Army Corps of Engineers at (503) 808-4387.

Authority: This permit will be issued or denied under the following:

Section 404, Clean Water Act (33 U.S.C. 1344), for discharge of dredged or fill material into waters of the United States.

Water Quality Certification: A permit for the described work will not be issued until certification, as required under Section 401 of the Clean Water Act (P.L. 95-217), has been received or is waived from the certifying state. Attached is the state's notice advertising the request for certification.

Section 404(b)(1) Evaluation: The impact of the activity on the public interest will be evaluated in accordance with the Environmental Protection Agency guidelines pursuant to Section 404(b)(1) of the Clean Water Act.

Public Hearing: Any person may request, in writing, within the comment period specified in this notice, that a public hearing be held to consider this application. Requests for public hearings shall state, with particularity, the reasons for holding a public hearing.

Endangered Species: Preliminary determinations indicate that the described activity will not affect endangered species, or their critical habitat designated as endangered or threatened, under the Endangered Species Act of 1973 (87 Stat. 844). Formal consultation under Section 7 of the Act is not required for the described activity.

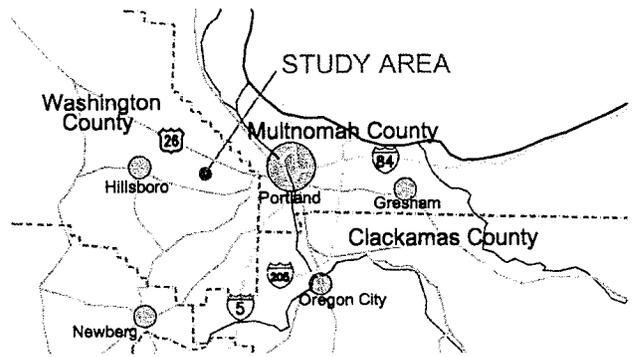
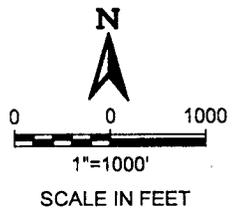
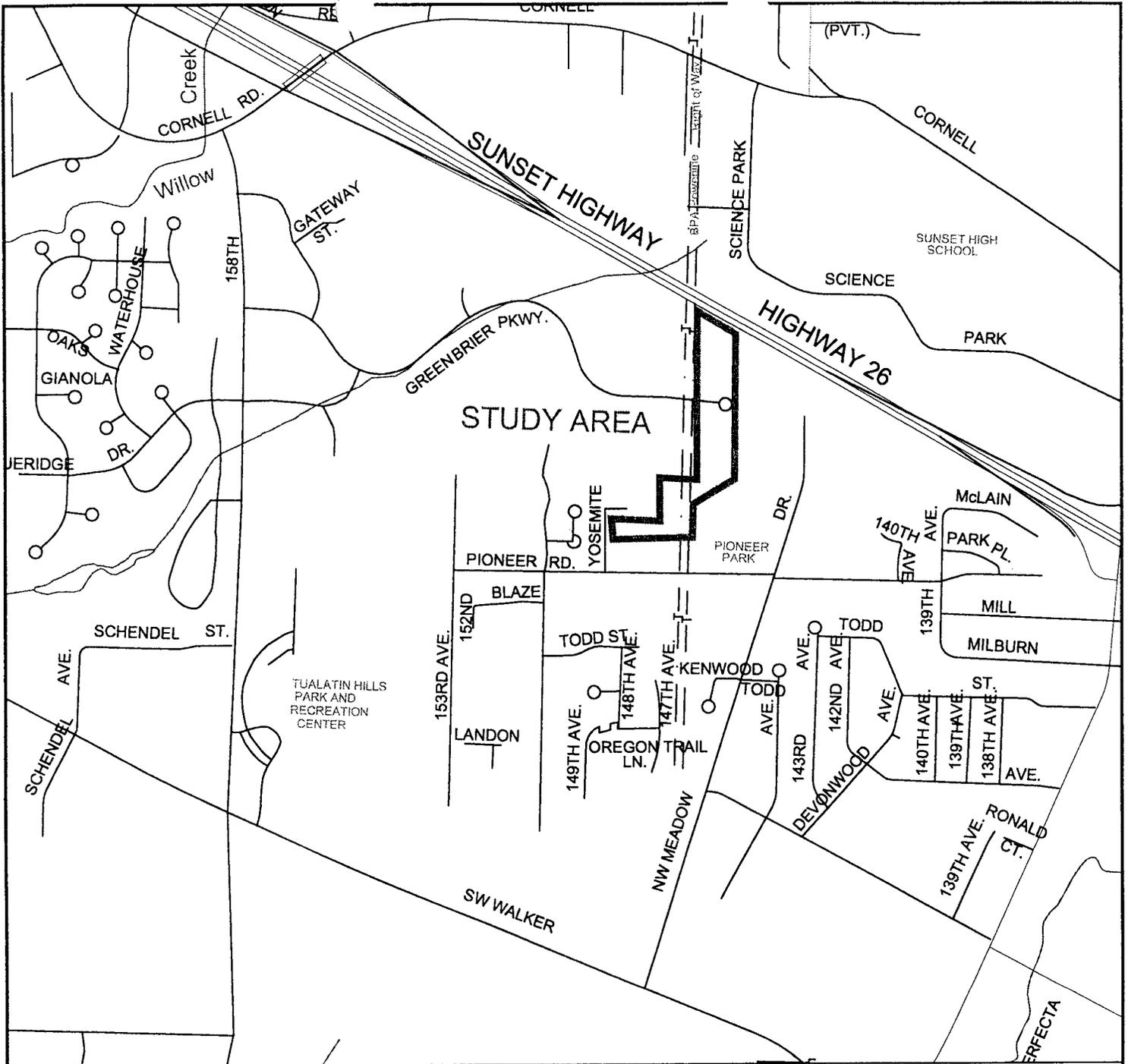
Cultural Resources: The described activity is not located on property registered or eligible for registration in the latest published version of the National Register of Historic Places. This notice has been provided to the State Historic Preservation Office.

Evaluation: The decision whether to issue a permit will be based on an evaluation of the probable impact including cumulative impacts of the described activity on the public interest. That decision will reflect the national concern for both protection and utilization of important resources. The benefit, which reasonably may be expected to accrue from the described activity, must be balanced against its reasonably foreseeable detriments. All factors, which may be relevant to the described activity will be considered including the cumulative effects thereof; among those are conservation, economics, aesthetics, general environmental concerns, wetlands, historic properties, fish and wildlife values, flood hazards, floodplain values, land use, navigation, shoreline erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food and fiber production, mineral needs, consideration of property ownership and, in general, the needs and welfare of the people.

The Corps of Engineers is soliciting comments from the public; Federal, state, and local agencies and officials; Indian Tribes; and other interested parties in order to consider and evaluate the impacts of this proposed activity. Any comments received will be considered by the Corps of

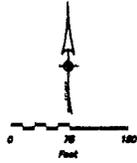
Engineers to determine whether to issue, modify, condition or deny a permit for this proposal. To make this decision, comments are used to assess impacts on endangered species, historic properties, water quality, general environmental effects, and the other public interest factors listed above. Comments are used in the preparation of an Environmental Assessment and/or an Environmental Impact Statement pursuant to the National Environmental Policy Act. Comments are also used to determine the need for a public hearing and to determine the overall public interest of the proposed activity.

Additional Requirements: State law requires that leases, easements, or permits be obtained for certain works or activity in the described waters. These State requirements must be met, where applicable, and a Department of the Army permit must be obtained before any work within the applicable Statutory Authority, previously indicated, may be accomplished. Other local governmental agencies may also have ordinances or requirements, which must be satisfied before the work is accomplished.



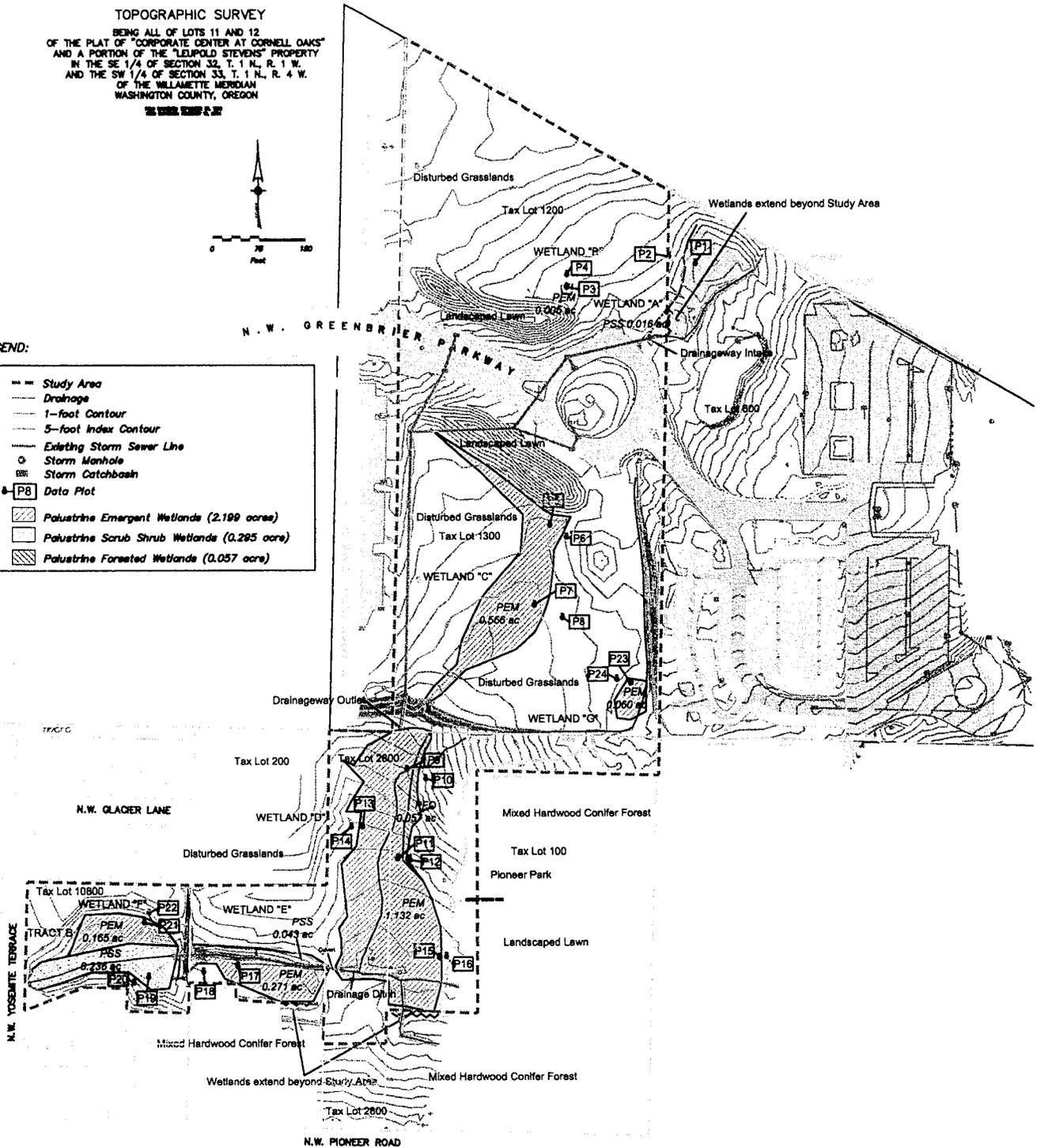
	Harper Houf Peterson Righellis Inc.	Leupold & Stevens Project Location Map	NOTES: \03030.03\CAD\ Location Map.dwg 3/19/04	FIGURE NO. 1 PROJECT NO. 03030.03
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TOPOGRAPHIC SURVEY
 BEING ALL OF LOTS 11 AND 12
 OF THE PLAT OF "CORPORATE CENTER AT CORNELL OAKS"
 AND A PORTION OF THE "LEUPOLD STEVENS" PROPERTY
 IN THE SE 1/4 OF SECTION 32, T. 1 N., R. 1 W.
 AND THE SW 1/4 OF SECTION 33, T. 1 N., R. 4 W.
 OF THE WILLAMETTE MERIDIAN
 WASHINGTON COUNTY, OREGON
 THE ENGINEER'S SEAL



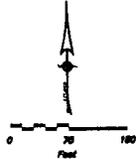
LEGEND:

- Study Area
- Drainage
- 1-foot Contour
- 5-foot Index Contour
- Existing Storm Sewer Line
- Storm Manhole
- Storm Catchbasin
- Data Plot
- Palustrine Emergent Wetlands (2.199 acres)
- Palustrine Scrub Shrub Wetlands (0.295 acres)
- Palustrine Forested Wetlands (0.057 acres)



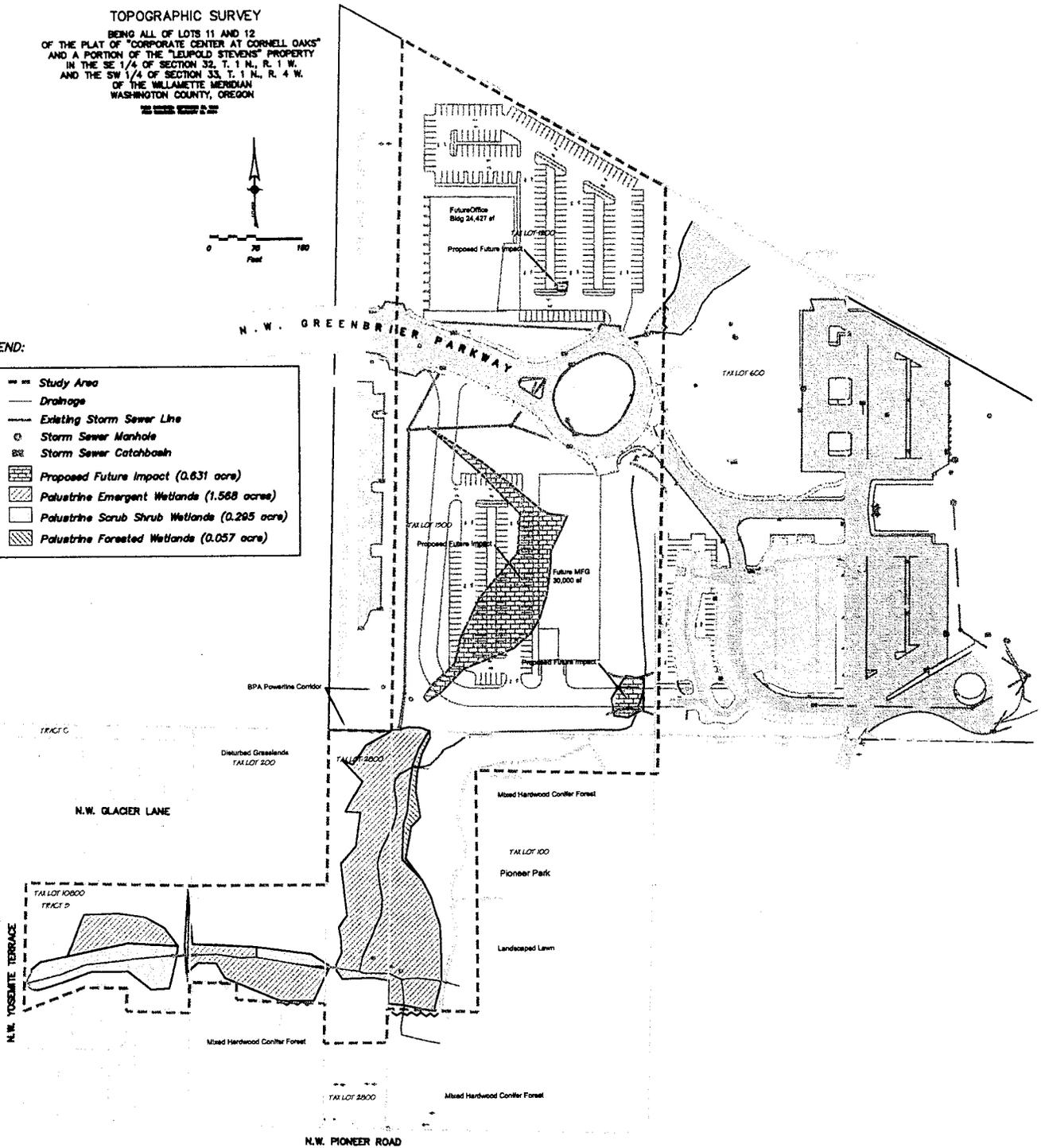
<p>Jones & Stokes 315 SW Asher Street, Suite 400 Portland, OR 97204</p>	<p>Harper Houf Peterson Righelli</p>	<p>Project:</p> <p>Existing Conditions</p>	<p>Client:</p> <p>LEUPOLD & STEVENS PROJECT</p>	<p>Notes:</p> <p>Author: Jun 23, 2004 - 11:30am</p>	<p>FIGURE NO.</p> <p>2</p>
		<p>G:\Projects\03030.03 - Leupold and Stevens\CAD\W\Integration Plan\Figure 2 - Existing Conditions.dwg X-Ref Files: Image Files:</p>			<p>PROJECT NO. 03030.03</p>

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 AND A PORTION OF THE "LEUPOLD STEVENS" PROPERTY
 IN THE SE 1/4 OF SECTION 32, T. 1 N., R. 1 W.
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 WASHINGTON COUNTY, OREGON



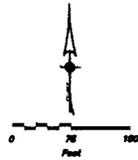
LEGEND:

	Study Area
	Drainage
	Existing Storm Sewer Line
	Storm Sewer Manhole
	Storm Sewer Catchbasin
	Proposed Future Impact (0.631 acres)
	Palustrine Emergent Wetlands (1.568 acres)
	Palustrine Scrub Shrub Wetlands (0.295 acres)
	Palustrine Forested Wetlands (0.057 acres)



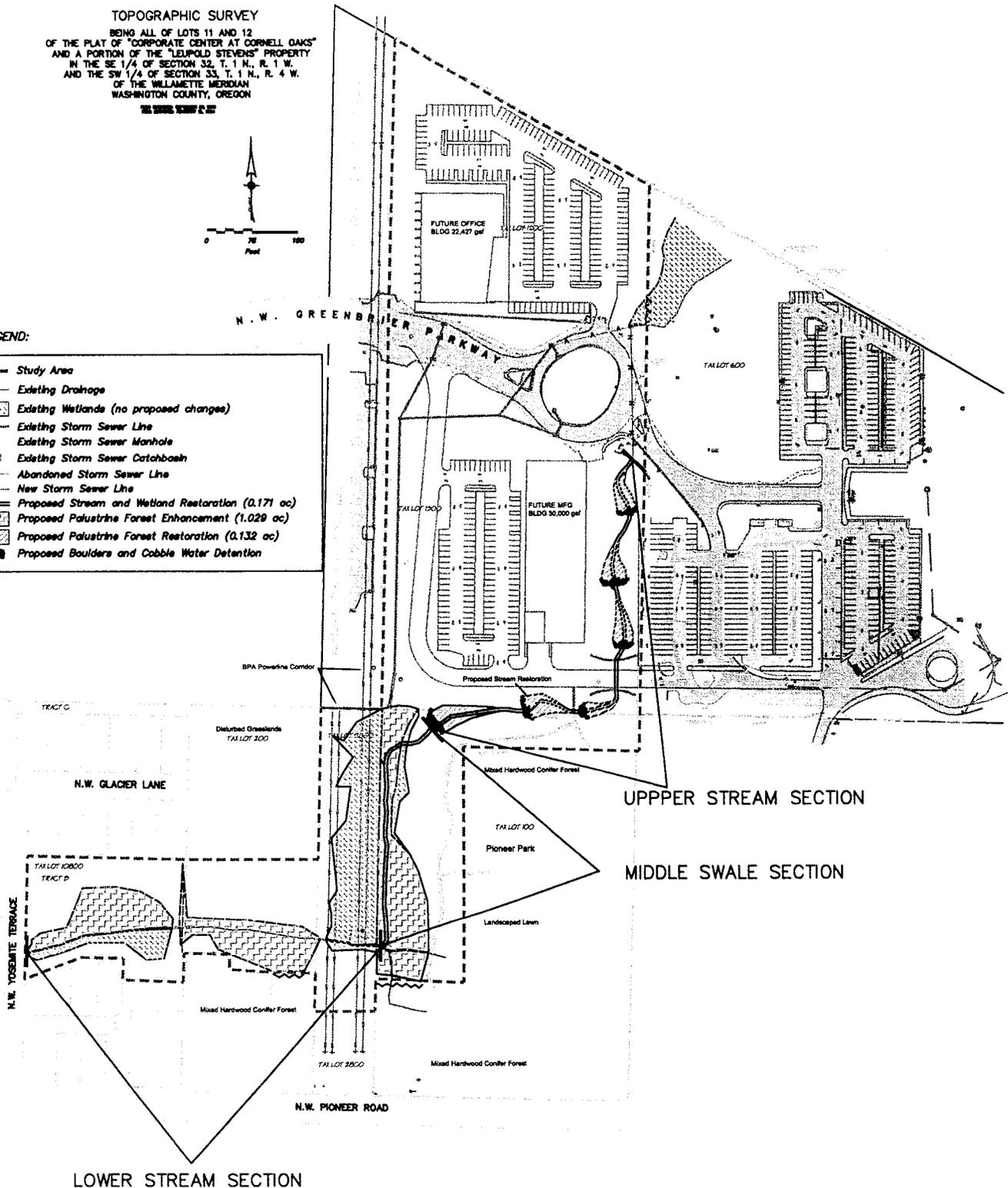
 Jones & Stokes 317 NW Alder Street, Suite 900 Portland, OR 97204	Harper Houf Peterson Righellis	Project: Proposed Site Development Plan and Future Wetland Impacts	Client: LEUPOLD & STEVENS PROJECT	Note: Author: Jun 23, 2004 - 11:30am	FIGURE NO. 3
		G:\Projects\03030.03 - Leupold and Stevens\CAD\Mitigation Plan\Figure 3 - Proposed Site Development Plan & Impacts.dwg X-Ref Files: Xafile - 021804 (v2000) Image Files:			PROJECT NO. 03030.03

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 OF THE WILLAMETTE MERIDIAN
 WASHINGTON COUNTY, OREGON
 THE 2000 SURVEY OF 2000

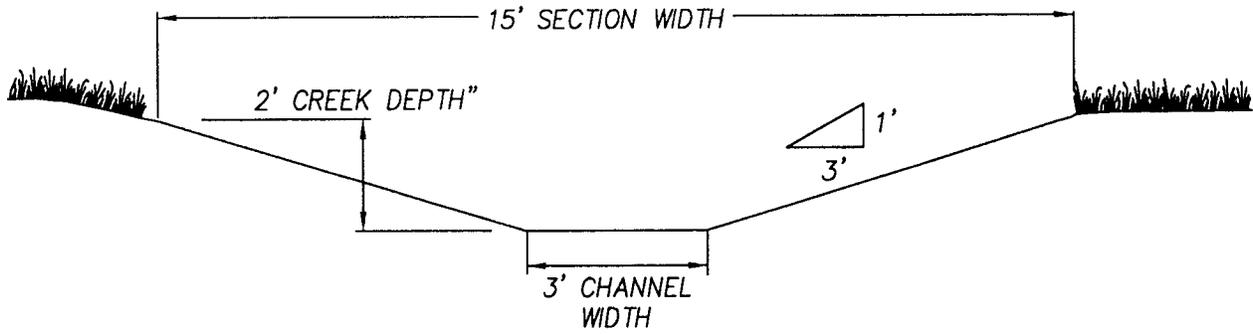


LEGEND:

- Study Area
- Existing Drainage
- ▨ Existing Wetlands (no proposed changes)
- Existing Storm Sewer Line
- ⊙ Existing Storm Sewer Manhole
- ▨ Existing Storm Sewer Catchbasin
- Abandoned Storm Sewer Line
- New Storm Sewer Line
- ▨ Proposed Stream and Wetland Restoration (0.171 ac)
- ▨ Proposed Palustrine Forest Enhancement (1.029 ac)
- ▨ Proposed Palustrine Forest Restoration (0.132 ac)
- Proposed Boulders and Cobble Water Detention

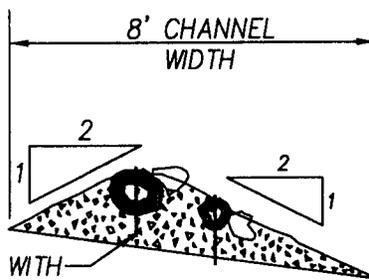
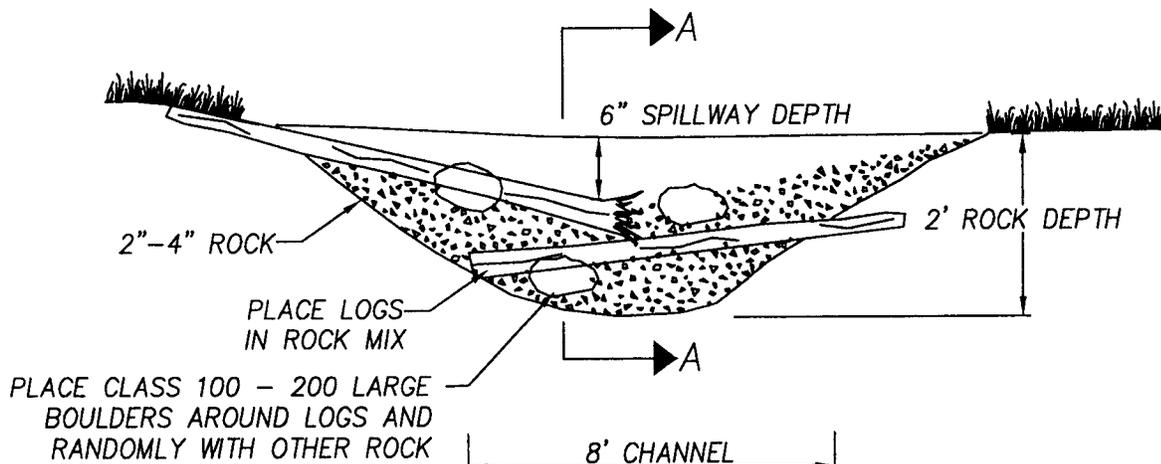


 Jones & Stokes 317 SW Alder Street, Suite 800 Portland, OR 97204	Harper Houf Peterson Righellis	Project: Proposed Mitigation Plan	Client: LEUPOLD & STEVENS PROJECT	Notes: Author: Jun 23, 2004 - 11:30am	FIGURE NO. 4
		G:\Projects\03030.03 - Leupold and Stevens\CAD\Mitigation Plan\Figure 4 - Proposed Mitigation Plan.dwg X-Ref File: Xalte - 021804 (v2000) Image File:			PROJECT NO. 03030.03



TYPICAL CREEK SECTION

N.T.S.



SECTION A-A

ROCK CHECK DAM

N.T.S.

PUBLIC NOTICE
Oregon Department of Environmental Quality
Water Quality 401 Certification

Corps of Engineers Action ID Number: 200400501
Oregon Division of State Lands Number: 32885-RF

Notice Issued: August 4, 2004
Written Comments Due: September 3, 2004

WHO IS THE APPLICANT: Leupold and Stevens, Inc.

LOCATION OF CERTIFICATION ACTIVITY: See attached U.S. Army Corps of Engineers public notice

WHAT IS PROPOSED: See attached U.S. Army Corps of Engineers public notice on the proposed project

NEED FOR CERTIFICATION: Section 401 of the Federal Clean Water Act requires applicants for Federal permits or licenses to provide the Federal agency a water quality certification from the State of Oregon if the proposed activity may result in a discharge to surface waters.

DESCRIPTION OF DISCHARGES: See attached U.S. Army Corps of Engineers public notice on the proposed project

WHERE TO FIND DOCUMENTS: Documents and related material are available for examination and copying at Oregon Department of Environmental Quality, Water Quality Division, 811 S.W. 6th Avenue, Portland, Oregon 97204

While not required, scheduling an appointment will ensure documents are readily accessible during your visit. To schedule an appointment please call Alice Kavajecz at (503) 229-6962.

Any questions on the proposed certification may be addressed to the 401 Program Coordinator at (503) 229-5845.

PUBLIC PARTICIPATION:

Public Hearing: Oregon Administrative Rule (OAR) 340-48-0020 (6) states that "The Director shall provide an opportunity for the applicant, any affected state, or any interested agency, person, or group of persons to request or petition for a public hearing with respect to certification applications. If the Director determines that new information may be produced thereby, a public hearing will be held prior to the Director's final determination. Instances of doubt shall be resolved in favor of holding the hearing. There shall be public notice of such a hearing."

Written comments:

Written comments on the proposed certification must be received at the Oregon Department of Environmental Quality by 5 p.m. on (full date). Written comments should be mailed to Oregon Department of Environmental Quality, Attn: 401 Program Coordinator, 811 S.W. 6th Avenue, Portland, Oregon 97204. ***People wishing to send written comments via e-mail should be aware that if there is a delay between servers or if a server is not functioning properly, e-mails may not be received prior to the close of the public comment period.*** People wishing to send comments via e-mail should send them in Microsoft Word (through version 7.0), WordPerfect (through version 6.x) or plain text format to 401publiccomments@deq.state.or.us. Otherwise, due to conversion difficulties, DEQ recommends that comments be sent in hard copy.

WHAT HAPPENS NEXT: DEQ will review and consider all comments received during the public comment period. Following this review, the permit may be issued as proposed, modified, or denied. You will be notified of DEQ's final decision if you present either oral or written comments during the comment period. Otherwise, if you wish to receive notification, please call or write DEQ at the above address.

ACCESSIBILITY INFORMATION: This publication is available in alternate format (e.g. large print, Braille) upon request. Please contact DEQ Office of Communications and Outreach at (503) 229-5317 or toll free within Oregon at 1-800-452-4011 to request an alternate format. People with a hearing impairment can receive help by calling DEQ's TTY at (503) 229-6993.