

PMC-EF2a

(20402)

**U.S. DEPARTMENT OF ENERGY
EERE PROJECT MANAGEMENT CENTER
NEPA DETERMINATION**



RECIPIENT:NREL:

STATE: CO

PROJECT TITLE : NWTC Building 251 Pedestrian Safety and East Wing Remodel Project; NREL Tracking No. 011-025

Funding Opportunity Announcement Number	Procurement Instrument Number	NEPA Control Number	CID Number
		NREL-11-025	GO10337

Based on my review of the information concerning the proposed action, as NEPA Compliance Officer (authorized under DOE Order 451.1A), I have made the following determination:

CX, EA, EIS APPENDIX AND NUMBER:

Description:

DOE/EA-1378	Final Site-Wide Environmental Assessment of the National Renewable Energy Laboratory's National Wind Technology Center
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Rational for determination:

The National Renewable Energy Laboratory's (NREL's) NWTC is located southeast of the intersection of Colorado Highway (CO) 93 and CO-128 in Jefferson County, Colorado. The NWTC is a federally-owned facility that consists of 305 acres and is primarily used for wind energy research, development, and testing. The proposed improvements include two separate projects that would be completed at the National Wind Technology Center (NWTC) in the vicinity and within Building 251. Due to the proximity of the projects, building access requirements and site logistics, the two projects would be completed concurrently by one contractor. The two proposed projects include:

- Building 251 Pedestrian Safety Improvements - Pedestrian safety improvements are needed because adverse weather events including: extreme winds, ice buildup on sidewalks and parking lots, flying debris, drifting snow which has caused slips and falls, damaged vehicles, and injuries to employees. The intent of the proposed project would be to improve employee safety access to Building 251 during these weather events.
- Building 251 East Wing Remodel - Renovations to the east wing of Building 251 are needed to increase the number of office and cubicle spaces required to accommodate new hires, interns and visiting professionals.

Pedestrian Safety Improvements: Pedestrian safety improvements outside of Building 251 would include addition of a new parking lot (approximately 27,000 sq ft.), removal and relocation of three trees, removal of existing sidewalks and replacement of sidewalks (approximately 2,600 sq ft.), new handrails, addition of a new vegetated bioswale to carry storm water runoff, a walkway on the north side of the building, leading to existing trailers, a walkway leading to a concrete patio on the southwest side of the building, and removal of damaged light poles (drawings have been uploaded to this database). Other features include additional parking lot lighting, heated steps, a canopy over sidewalk at the north entrance (8' x 20', polycarbonate panels), and a turbine lighting system (one light pole would use battery stored power generated by a small standalone demonstration turbine (approximately 10 meters tall, manufacturer's brochure has been uploaded to this database). The turbine will have a small solar panel for backup electrical needs. In addition, an asphalt bus parking/waiting pull-off area (approximately 1,225 sq. ft.) would be created south of the existing southern parking lot for Building 251, and south of the site entrance road (see uploaded drawings). Construction of this parking area would disturb a total of 3,500 sq. ft. Total estimated area of disturbance for all improvements would be approximately 35,000 sq. ft.

Minor grading would be required to create the proposed new parking lot, which would be located between the two existing parking lots, and provide walkways to connect all three lots. The parking lot would replace an open grassy area directly outside Building 251. Utility locates would be done prior to any excavation activities, and all work would be done in accordance with federal, state, and local laws, permits, and codes. NREL's service agreement partner, SiteWise, would be used for utility locating services.

Proposed improvements outside of Building 251 would include a new asphalt parking lot, and replacement of most of the concrete sidewalks with new concrete (containing 20% fly ash) walkways with handrails. Both the concrete and the asphalt add to existing impervious surfaces outside the building, and therefore, would add to surface water runoff. Post-construction storm water management features would be included in the site improvements to direct storm water runoff from both existing and proposed impervious surfaces. Drainage improvements would include removal of an asphalt gutter on the south side of the asphalt area directly southeast of the loading dock, and replacement with a new drainage pan. In addition, an interceptor gutter would run along the eastern edge of the proposed new parking lot, from northwest to southeast (see drawings uploaded to this database). Both of the drainage systems would direct storm water runoff to a new vegetated bioswale that would carry runoff to the existing drainage swale south of the existing parking lots. The existing drainage swale directs storm water runoff to the drainage leading offsite towards Coal Creek.

East Wing Remodel: Minor remodeling activities inside the east wing of Building 251 would include demolition of finishes, walls, and mechanical, electrical, and plumbing (MEP) systems, removal of asbestos-containing floor tiles and door cores, removal of partitions and ceilings, addition of new partitions and interior finishes, sprinkler and fire detection system modification, relocation of cabinetry, addition of solatube skylights, addition of four new windows, and minor modifications to electrical and mechanical systems.

Impacts to the human and natural environment by NREL construction and improvement activities have been previously assessed by DOE/NREL in the May 2002 Final Site-Wide Environmental Assessment of the National Renewable Energy Laboratory's (NREL) National Wind Technology Center (DOE/EA 1378). Findings of no significant environmental impacts were determined in the EA. The land disturbance caused by this proposed project (35,000 sq. ft.) is less than the threshold (one acre or 43,560 sq. ft.) for requiring a storm water permit associated with construction activity in Region VIII EPA. However, to limit potential erosion and promote sediment control, NREL would implement Best Management Practices. Erosion control would be done in accordance with NREL's storm water procedure, Storm Water Pollution Prevention for Construction Activities: NWTC (6-2.16); therefore, an abbreviated SWPPP would be prepared, as identified in this NREL procedure.

Approximately 3,000 square feet of asbestos-containing floor tile and approximately 11 asbestos-containing door cores would be removed for proper disposal. All asbestos abatement would be done by a state-licensed asbestos abatement contractor in compliance with applicable federal, state, and local requirements including the Colorado Department of Public Health and Environment CDPHE Air Quality Control Division (AQCD) Regulation No. 8b. Asbestos abatement activities would be done before other renovation activities would begin.

NEPA PROVISION

Note to Specialist :

EF2a prepared by Amy VanDercook on 8/15/11

SIGNATURE OF THIS MEMORANDUM CONSTITUTES A RECORD OF THIS DECISION.

NEPA Compliance Officer Signature: Lori Plummer *Lori Plummer* Date: 8/15/2011
NEPA Compliance Officer

FIELD OFFICE MANAGER DETERMINATION

Field Office Manager review required

NCO REQUESTS THE FIELD OFFICE MANAGER REVIEW FOR THE FOLLOWING REASON:

- Proposed action fits within a categorical exclusion but involves a high profile or controversial issue that warrants Field Office Manager's attention.
- Proposed action falls within an EA or EIS category and therefore requires Field Office Manager's review and determination.

BASED ON MY REVIEW I CONCUR WITH THE DETERMINATION OF THE NCO :

Field Office Manager's Signature: _____ Date: _____
Field Office Manager