

Environmental and Intergovernmental Reviews

November 2019

In cooperation with State Agencies, PlanRVA routinely is requested to provide environmental and intergovernmental reviews. PlanRVA staff circulate the review requests among member locality staff for comments and questions prior to submitting a response to the requesting State Agency.

Located within the Richmond Region

ABC Central Office and Distribution Center

Hanover

Virginia ABC central office and distribution facility are currently located on Hermitage Road in the City of Richmond. In accordance with a Property Study (2017) the Virginia ABC has outgrown its existing location and moving to a new location is "the best solution" from both an operation and financial perspective. The proposed Pole Green Road Site can accommodate the main warehouse with an additional expansion area if necessary. The site will also include a detached 3-story office building that will house management and support offices. The EIR finds that the preferred alternative has only minor environmental impacts.

Northlake 95 Business Center Project

Hanover

The purpose of the project is to provide a distribution facility to serve the logistics needs of companies providing electrical products to Richmond and Virginia. The end user is a distributor of heavy gauge electrical hardware to serve large electric utilities. The building site has been moved on the site as far north and west to minimize impacts to natural resources. The proposed project will impact 161 linear feet of intermittent stream channels as well as 0.09 acres of Palustrine Forested Wetlands (PFO), 0.01 acres of Palustrine Emergent Wetlands and 0.58 acres of existing stormwater structures classified as Palustrine Open Water.

The Heights at Brady Square

Richmond

The purpose of this project is to construct roads, stormwater, and utility infrastructure for a new multi-family development project. The project will receive funding from the US Department of Housing and Urban Development. This plan will include the infrastructure, clearing, and grading necessary for 44 residential buildings containing 264 units as well as 2 community buildings. Development of this project will have minimal impact on coastal resources.

VCU Arts Innovation, and Academic Building

Richmond

VCU proposes demolition of structures located at 501 West Broad Street (former restaurant) and 535 West Broad Street (small outbuilding / restrooms associated with former Hess gasoline station) and construction of the Arts, Innovation, and Academic Building.

There is no indication of any natural features of special interest within the proposed project area. There is no indication of any endangered / threatened / unique species or ecosystems within the proposed project area. During demolition and construction, the project will incorporate the controls deemed necessary to manage stormwater, and erosion and sedimentation. In the absence of any natural features or conditions of interest, and in view of the nature of the project, proceeding with the proposed project is not likely to adversely affect the natural environment.

VDOT Highway & Annex Buildings

Richmond

This EIR evaluated the following alternatives to the proposed project: (1) the no-build alternative, (2) alternatives to the proposed renovation and repair activities, (3) alternative design or layout, and (4) selection of different site. Due to the need for proposed renovations, condition and size of existing facilities, limitations of space on the site and in the surrounding community, the environmental considerations relevant to the location and layout of the site, and cost associated with selecting another site, it was concluded that no suitable alternatives exist to the proposed activities. The impact report indicates there would be no significant or irreversible direct or indirect environmental impacts associated with construction or operation of the proposed improvements at the project site.

The project will not significantly affect waters or wetlands, aquatic life, floodplains, watersheds of significant importance, groundwater, air, or geologic resources. The project will not impact threatened or endangered species or significant habitats, unique or important vegetation, forest resources, or resources protected by the Chesapeake Bay Protection Act or Coastal Resources Management Areas. The proposed HVAC units will have maximum energy efficiency and will be much more environmentally efficient than the current system, providing a long-term environmental benefit. All demolition materials will be managed and disposed of properly to minimize risk to human health and the environment.