



Environmental  
Protection Agency

John R. Kasich, Governor  
Mary Taylor, Lt. Governor  
Scott J. Nally, Director

Re: Ashland County  
Woodview Condominiums  
(formerly Woodview Development)  
Construction  
Storm Water

September 28, 2011

Mr. Uriah Hostetler  
H&H Custom Homes, LLC.  
802 Wooster Road  
P.O. Box 409  
Loudonville, Ohio 44842

Dear Mr. Hostetler:

On June 29, 2011, Brian McGlown inspected Woodview Condominiums (formerly Woodview Development) at Mifflin Avenue and Woodview Drive, Montgomery Township (pictures taken). The purpose of the visit was to evaluate compliance of the site with the National Pollutant Discharge Elimination System (NPDES) permit for storm water discharges associated with construction activity, Facility ID No. 2GC01145\*AG. The inspection was conducted under the provisions of Ohio's water pollution control statutes, Ohio Revised Code (ORC) Chapter 6111. Ohio EPA has no record of other permittees for this site.

At the time of inspection, there was no construction activity occurring. Roads and utilities had been installed. Many homes appeared complete but some lots were still undeveloped. There is a section west of Walnut Creek Drive that needs reseeding, since there is not a 70% density of uniform perennial vegetative cover. *Permit Requires:* All temporary and permanent control practices shall be maintained and repaired as needed to ensure continued performance of their intended function. *This is a violation of Part III.G.2.h. of the permit.* This issue should have been observed, documented, and reported during the routine inspections required under Part III.G.2.i. of the permit.

At the time of my visit, it was not evident if post-construction storm water management facilities had been installed that meet permit requirements. Under the conditions of the permit, the Woodview Condominiums site is required to have one or more of the permanent structural post-construction Best Management Practices (BMPs) listed in Table 2 of the permit to treat the water quality volume (WQv) and ensure compliance with Ohio's Water Quality Standards listed in Ohio Administrative Code 3745-1. An additional volume equal to 20% of the WQv is to be incorporated into the BMP for sediment storage and/or reduced infiltration capacity. Drain times must meet those in Table 2 of the permit.

Please submit information demonstrating how the post-construction storm water management requirement will be met within 10 days of the date on this letter. Your reply should include a statement about the type(s) of BMPs implemented, a site map showing the location of each practice, a delineation of its tributary drainage area and its size, and the basis for its design. For each control include: the calculations of the Water Quality Volume (WQv), a detail drawing of the structure with relevant elevations, stage-storage tables, and release rate calculations. Runoff coefficients must be based on those contained in Table 1 of the permit. If a weighted runoff coefficient is being used, include supporting calculations. Your reply must address how the Post-Construction requirement will be met for all disturbed areas.

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If there are any questions, please contact me at (419) 373-3009.

Sincerely,



Lynette Hablitzel, PE  
Division of Surface Water  
Storm Water Program

/cs

pc: DSW, NWDO File  
Cathy Berg, District Administrator, Ashland County SWCD  
Edward J. Meixner, P.E., P.S., Ashland County Engineer

ec: NWDO Follow-up File