



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

July 11, 2013

Mr. Jeff Chen  
Project Engineer, Representative  
CESO Managements LLC  
8534 Yankee Street  
Dayton, Ohio 45458

**RE: Fairfield Falls Blocks A & B, NPDES Permit 1GC04380\*AG and 1GC04487\*AG  
Construction Site Inspection**

Dear Mr. Chen:

On Wednesday, July 3, 2013, I inspected the Fairfield Falls development site in Butler County to determine compliance with its NPDES construction site stormwater discharge permit. No one was present at the site at the time of this inspection.

Based on my observations, there were no significant violations of the site's construction permit. But the following questions are raised pertaining to maintenance of sediment controls and stabilization of bare ground at the project site:

1. Who is responsible for inspecting sediment control BMPs and ensuring that needed maintenance and/or repair work is taken care of?
2. How will bare ground, present at the interior of the site (i.e., between the streets), be stabilized and when?

Along with your written response, please provide the following information within 14 days of receipt of this letter:

1. A copy of the site's current stormwater pollution prevention plan (SWP3);
2. Copies of sediment control inspection logs kept for the last 3 months;
3. Information explaining how the site will meet post-construction water quality requirements.

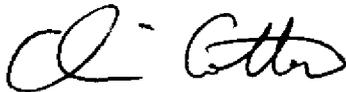
The site appears to have coverage under 2 active NPDES construction site stormwater discharge permits. The first (1GC04389\*AG) was issued September 5, 2012, to CESO Management, LLC, for a project called "Fairfield Falls Block B"; you signed the Notice of Intent (NOI). The second (1GC04487\*AG) was issued December 12, 2012 to Liberty Fairfield LLC, for a project named "Fairfield Falls Block A&B"; you are the applicant, but the NOI for this

permit was signed by David Oakes. It doesn't matter to Ohio EPA who has permit coverage so long as the permit requirements are being addressed. It may be worth terminating coverage under one of these permits, then getting Mr. Oakes' company on board as a co-permittee, if it meets the definition of co-permittee.

As a reminder, when the project is complete, and all areas of the site have been permanently stabilized with vegetation or other ground cover, the construction permit must be terminated. A one page "Notice of Termination" form found at [http://www.epa.ohio.gov/Portals/35/permits/General\\_NOT.pdf](http://www.epa.ohio.gov/Portals/35/permits/General_NOT.pdf) must be completed and sent to Ohio EPA's central office to the address on page 2 of the NOT instructions.

If you have any questions regarding the letter, you may contact me at (937) 285-6442 or via email at [chris.cotton@epa.ohio.gov](mailto:chris.cotton@epa.ohio.gov).

Sincerely,



Chris Cotton  
Environmental Specialist II  
Division of Surface Water

CC/tb

cc: Michael Joseph, OEPA/DSW/CO  
OEPA/SWDO/DSW Files