



MAKE YOUR VOICE HEARD TO THE PA DEP ON A DISTRIBUTION CENTER/WAREHOUSE PROPOSAL

The Pennsylvania Department of Environmental Protection (DEP) is holding a **public comment period for a distribution center/warehouse proposal**. This proposal is threatening the High Quality (HQ) Pocono Creek and Exceptional Value (EV) wetlands in Monroe County, PA.

Written comments and concerns must be submitted to DEP by December 18.

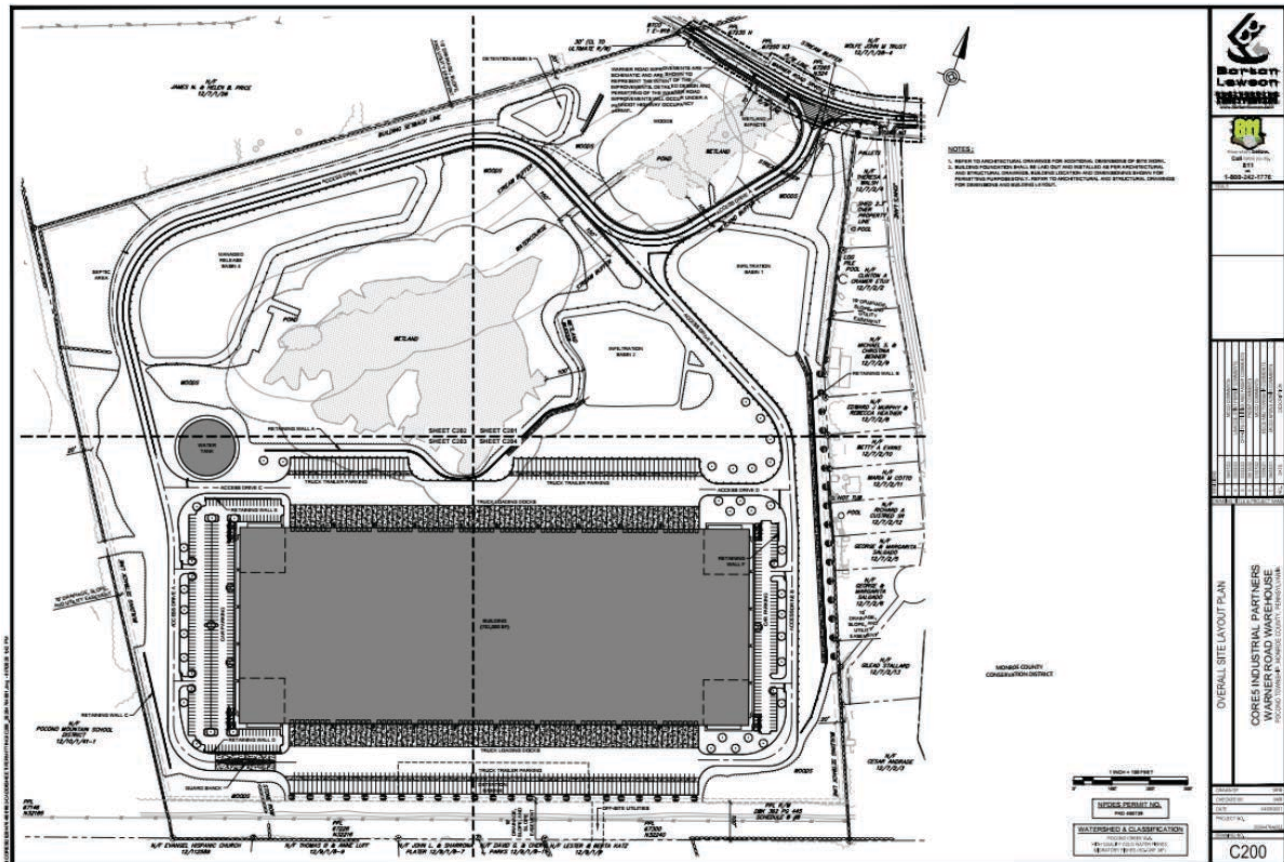
This is your chance to urge the DEP to prioritize protecting our special protection streams and wetlands from harmful degradation by denying these proposals that would sacrifice important forested areas for development.



Background on the Distribution Center

The Core5 Industrial Partners, LLC Project (NPDES Permit Application No. PAD450190) is a massive 702,000 square foot distribution center located on Warner Road in Pocono Township. The project site contains no fewer than TEN (10) special protection wetland and watercourse features, including Exceptional Value (EV) wetlands and the High Quality (HQ) Pocono Creek, which is also designated as a Class A wild trout stream. The proposed building, associated parking lot and stormwater facilities are located mere feet from these sensitive water features.

This ecosystem also serves as critical habitat for threatened and endangered plant species. This stream and the surrounding wetlands are supposed to receive the highest level of protection from degradation, yet they are now threatened by this proposed construction project.



Background on EV Waters

Because this DEP permit deals with stormwater impacts from this distribution center project, your comments should focus on water quality impacts and/or your experience with these threatened waters. **Personal stories, experiences, and recommendations are most important for DEP's consideration.**

Exceptional Value (EV) is the classification that Pennsylvania gives to streams and wetlands that have the highest quality and cleanest water. Streams and wetlands with this designation are supposed to receive the highest legal protection through DEP's water quality permitting; EV streams' water quality must always be protected and no degradation is permitted under any circumstances. High Quality is the next-highest classification, and streams and wetlands with this designation must be protected unless there is a compelling social or economic justification beyond mere profit motive that justifies their degradation. EV and HQ streams are a unique and valuable community resource, offering not only outstanding trout fisheries and opportunities for recreation, tourism, and aesthetic enjoyment, but [can provide billions of dollars in value to the local economy.](#)



A View of Pocono Creek on the Project Site

We've seen over a dozen distribution center warehouse projects proposed or constructed in Monroe County in recent years. These projects - like the one proposed here - risk degrading our local streams by changing natural drainage patterns, clearcutting large swaths of forested lands, dramatically increasing impervious surfaces, and creating more cumulative impacts from stormwater runoff that needs to be managed by man-made means. This additional stormwater contains pollutants such as heat, salt, and sediment that cannot always be appropriately mitigated through built stormwater controls and best management practices (BMPs).

In addition to jeopardizing the water quality of our EV and HQ waters in Monroe County by dramatically changing the landscape and increasing impervious surface and polluted runoff, distribution centers are threatening the health and safety of our communities through increased tractor trailer traffic, air quality concerns, and noise and lighting impacts, just to name a few.

For more information: The NPDES permit applications documentation and conceptual plans for both of these projects are available for review at the Monroe County Conservation District Office, 8050 Running Valley Road, Stroudsburg, PA at (570) 629-3060 and/or the DEP Northeast Regional Office, 2 Public Square, Wilkes-Barre, PA (570) 826-2511.

They can also [be viewed at this link](#).



WHAT: DEP comment period on a distribution center threatening the High Quality (HQ) Pocono Creek and Exceptional Value (EV) wetlands in Monroe County, PA.

DEADLINE FOR COMMENTS: Monday, December 18, 2023

TO SUBMIT COMMENTS: Send comments to Pamela Kania, DEP Northeast Regional Office (NERO), 2 Public Square, Wilkes-Barre, PA 18701-1915 or email to RA-EPWW-NERO@pa.gov.

Sincerely,
Abigail Jones
Vice President, Legal & Policy, PennFuture