

Environmental Assessment: Finding of No Significant Impact
2024 Pentagon Reservation Master Plan Update

Decision Rationale:

It is the decision of the United States Department of Defense (DoD) Washington Headquarters Services (WHS) to implement the Proposed Action: The 2024 *Pentagon Reservation Master Plan Update* (Pentagon Master Plan) as the framework to guide future decisions regarding land use and infrastructure at the Pentagon site and Mark Center. The Pentagon Master Plan includes 47 short-term and 6 long-term projects at the Pentagon site and Mark Center covering the following categories: security and safety, new facility and land use change, circulation, environment and sustainability, and energy. This decision will further the objectives outlined in the 2016 Master Plan Update including improving security, enhancing quality of life of employees and visitors, enhancing environmental sustainability, and balancing the various developmental pressures facing the Reservation.

Alternatives:

Proposed Action: The Proposed Action will implement the Pentagon Master Plan as the framework to guide future decisions regarding land use and infrastructure at the Pentagon site and Mark Center. The Pentagon Master Plan carries forward the existing goals of the 2016 Master Plan Update and includes the following components:

- **Construction, Renovation, and Demolition—Short-Term Projects:** Includes development intended for implementation over the next 0 to 5 years, including improvements to security, safety, circulation, environment and sustainability, and energy infrastructure, as well as construction of new facilities and land use changes.
- **Construction, Renovation, and Demolition—Long-Term Projects:** Includes development intended for implementation over the next 6 to 20 years, including improvements to energy infrastructure, construction of new facilities, and land use changes.
- **Revisions to Land Use Categorization:** Includes changes to land use categorization and plans for additional land acquisition for the Pentagon site.

Overall, the Pentagon Master Plan includes 41 short-term projects and 6 long-term projects at the Pentagon site and 6 short-term projects at the Mark Center that will enhance safety and security, improve pedestrian and bicycle circulation, reduce surface parking, increase energy resilience, and improve stormwater management practices to reduce negative impacts to waterways within the Chesapeake Bay Watershed. See Table 2-1 in Section 2 (Description of the Proposed Action and Alternative) of the Final Environmental Assessment (EA), incorporated by reference, for a full list of short-term and long-term projects. The 47 short-term projects consist of projects for which the National Environmental Policy Act (NEPA) process has already been completed and projects that are underway. The six long-term projects consist of studies and concepts that are not sufficiently progressed to inform a meaningful environmental review and may require additional NEPA analysis (e.g., as a Categorical Exclusion [CATEX], as a supplement to the EA, or in an EA for the next Pentagon Master Plan) in the future when scopes are more well defined. Impacts of long-term projects were analyzed to the extent practicable at this time.

No-Action Alternative: This alternative would not implement the Proposed Action. Under the No-Action Alternative, WHS would not meet DoD requirements for updating the Master Plan every 5 years and would proceed as planned in accordance with the programmed projects of the 2016 Master Plan Update and other projects. See Section 2.2 (No-Action Alternative) of the Final EA for a list of ongoing projects that would continue to be implemented as part of the No-Action Alternative.

Summary of Environmental Impacts:

The Proposed Action will have typical construction-related temporary impacts (some of which could be adverse) on land use, hydrological resources, stormwater management, biological resources, air quality, climate, transportation, other utilities and infrastructure, environmental justice, and noise. Based on their temporary nature and adherence to standard best management practices (BMPs), permit and consultation conditions, and standard operating procedures (SOPs) applicable to each resource area, such impacts will range from negligible to moderate. In addition, some construction-related temporary beneficial impacts on socioeconomics will occur due to the Proposed Action. Potential temporary impacts during construction will be similar at both the Mark Center and the Pentagon site but will be less extensive at the Mark Center where there are fewer proposed construction projects. Thus, construction-related temporary impacts will remain less than significant.

The Proposed Action will have enduring beneficial impacts on land use, hydrological resources, stormwater management, biological resources, air quality, climate, transportation, energy, sustainability, socioeconomics, environmental justice, and noise. The Proposed Action will also have negligible to moderate enduring and operational impacts (some of which could be adverse) on land use, cultural and historic resources, climate, transportation, other utilities and infrastructure, environmental justice, and noise. Considering both their context and intensity, none of these enduring or operational impacts will be significant. For example:

- Beneficial impacts at both the Pentagon site and Mark Center include improved energy efficiency and savings, reduced electrical use and total energy consumption, reduced emissions, improved climate resiliency, increased parking accessibility for electric vehicles, and improved sustainability.
- Beneficial impacts at only the Pentagon site include a net decrease in impervious surfaces, a net increase in green space, permanent improvements to the water quality of surrounding water bodies, potentially improved habitat quality on and around the Pentagon site, improved traffic flow and ridesharing, improved transportation circulation and safety, a minor reduction in privately owned vehicle fuel use, indirect economic activity, permanent employment opportunities, and potential benefits to communities with environmental justice concerns.
- Other minor impacts at both the Pentagon site and the Mark Center include some solid waste and negligible amounts of hazardous waste produced during operations.
- Other impacts (some of which could be adverse) at only the Pentagon site include enduring land use changes, minor construction within the 500-year floodplain, potential impacts to the Pentagon Historic District and other nearby historic resources, a reduced number of parking spaces, the potential permanent relocation of existing utilities, minor changes in water use and wastewater generation, indirect and minimal noise impacts to minority and low-income communities, and minor increases in operational noise.

As previously noted, the six long-term projects are conceptual and will require additional NEPA analysis when scopes are more well defined.

A full description and analysis of impacts resulting from the Proposed Action can be found in Section 4 (Environmental Consequences) of the Final EA.

Public Review of the Environmental Assessment

The Draft EA for the Pentagon Master Plan was made available for public and agency review for 30 days beginning on August 16, 2023. None of the comments received during the review period altered the findings presented in the Draft EA that impacts resulting from the Proposed Action would be less than significant.

Finding of No Significant Impact:

After considering the environmental effects defined within the previous paragraphs of this report, I have determined that this action will not significantly affect the quality of the human environment. Thus, an environmental impact statement will not be prepared.

This proposal has beneficial effects for continuity of mission. Recognized negative effects will be reduced by adherence to standard BMPs, applicable permit and consultation conditions, and SOPs. My finding of no significant impact is not biased by the beneficial effects of the actions.

- There will be no significant effects on public health and safety.
- There will be no significant effects on the unique characteristics of the area.
- There will be no significant cumulative effects.
- There will be no significant effects on structures or objects listed in or eligible for listing on the National Register of Historic Places.
- The action will not adversely affect any rare, threatened, or endangered species or critical habitat.
- The action will not violate Federal, State, or local laws or requirements for the protection of the environment. This decision is consistent with all regulations and permits as they apply to WHS.

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Signatures

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Director
Standards and Compliance Division

03/06/2024

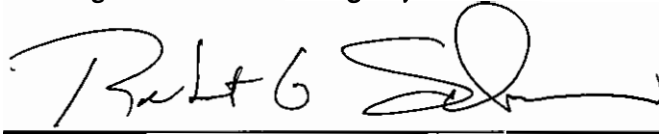
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Office of General Counsel
Washington Headquarters Services
& Pentagon Force Protection Agency

03/08/2024

Date



Acting Director
Facilities Services Directorate

28 March 2024

Date

Concurrence – The proposed project will have **no significant impact** on the quality of the human or natural environment, either individually or cumulatively, provided stipulations identified during this analysis are met.