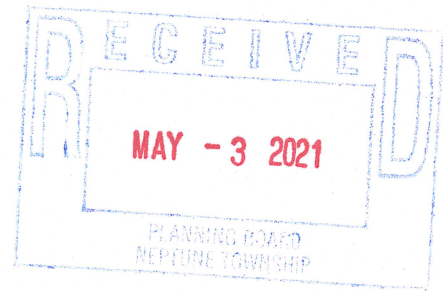




April 23, 2021

Kristie Armour  
Planning Board Administrator  
Neptune Township  
P.O. Box 1125  
Neptune, NJ 07754



RE: Invitation to consult on the Empire Wind Project (Empire Wind 1 and Empire Wind 2) Construction and Operations Plan, and Notification of Using the NEPA Process to Fulfill Section 106 Obligations; ***response requested by no later than 30 days of receipt of this letter***

Dear Kristie Armour,

The Bureau of Ocean Energy Management (BOEM), serving as lead Federal agency under the National Historic Preservation Act (NHPA) and the National Environmental Policy Act (NEPA), is reviewing the Construction and Operations Plan (COP) submitted by Empire Offshore Wind, LLC proposing the Empire Wind Project (the Project). BOEM has determined that approval, approval with modification, or disapproval of the COP constitutes an undertaking subject to Section 106 of the NHPA.

If approved, the Empire Wind Project would consist of up to 240 wind turbines, two offshore substations, inter-array cables, up to two submarine export cable routes, up to three export cable landfall areas in New York, onshore export and interconnection cable routes, two onshore substations, and an onshore interconnection cable that connects to the Point of Interconnection, where power is delivered to the existing electrical grid. The Lease Area covers approximately 79,350 acres (32,112 hectares) and is divided into two project areas, Empire Wind 1 and Empire Wind 2. The lease area is located approximately 14 statute miles (12 nautical miles) south of Long Island, New York, and 19.5 miles (16.9 nautical miles) east of Long Branch, New Jersey. The Project location is depicted on Figure 1.

BOEM has assigned ICF as the third-party contractor to facilitate the NHPA Section 106 consultation process. All Federal oversight and decisions will remain with BOEM. ICF's role in this NHPA Section 106 review is to coordinate communication with the consulting parties, facilitate distribution of BOEM-approved documents, provide technical assistance, and arrange and lead the facilitation of meetings, webinars, or calls with consulting parties.

With this letter, BOEM invites you to be a consulting party to this Project regarding potential impacts on historic properties. Consulting parties have certain rights and obligations under the NHPA and its implementing regulations at 36 Code of Federal Regulations (CFR) Part 800 and NEPA and its implementing regulations at 40 CFR Parts 1500–1508. These regulations provide for a review process, known under the NHPA as Section 106 review. The regulations at 36 CFR 800.8(c) provide for use of the NEPA process to fulfill a Federal agency's NHPA Section 106 review obligations in lieu of the procedures set forth in 36 CFR 800.3 through 800.6.

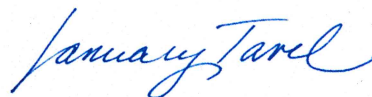
BOEM intends to use the NEPA process to fulfill its NHPA Section 106 review obligations in lieu of the procedures set forth in 36 CFR 800.3 through 800.6 for the Empire Wind Project. The Section 106 process and NEPA substitution are described at: <https://www.achp.gov/digital-library-section-106-landing/citizens-guide-section-106-review> and [https://www.achp.gov/integrating\\_nepa\\_106](https://www.achp.gov/integrating_nepa_106), respectively. As a part of this process, consultation with Neptune Township will occur during preparation of the Empire Wind Environmental Impact Statement (EIS) in accordance with NEPA regulations and 36 CFR 800.8(c)(1), during NEPA scoping, environmental analysis, and the preparation of NEPA documents. To aid those Consulting Parties who may not be familiar with the NEPA substitution process, BOEM has developed a *National Environmental Policy Act (NEPA) Substitution for Section 106 Consulting Party Guide*, which is attached for your reference.

By becoming a consulting party, you will be actively informed of steps in the review process, including public meetings, and your views will be actively sought. If you would like to be a consulting party to this project, please respond to January Tavel at [EmpireWindSection106@icf.com](mailto:EmpireWindSection106@icf.com) or (415) 677-7107.

Please submit your request to become a consulting party ***no later than 30 days of receipt of this letter***. While you may also request to be a consulting party at a later date, the Project may advance without your input and your opportunity to fully comment on each step of the process may be affected. If you are requesting consulting party status, please nominate one representative and alternate from your organization to receive correspondence and attend meetings. We also request that you indicate your preferred correspondence method: hard copy correspondence by mail, via email, or both.

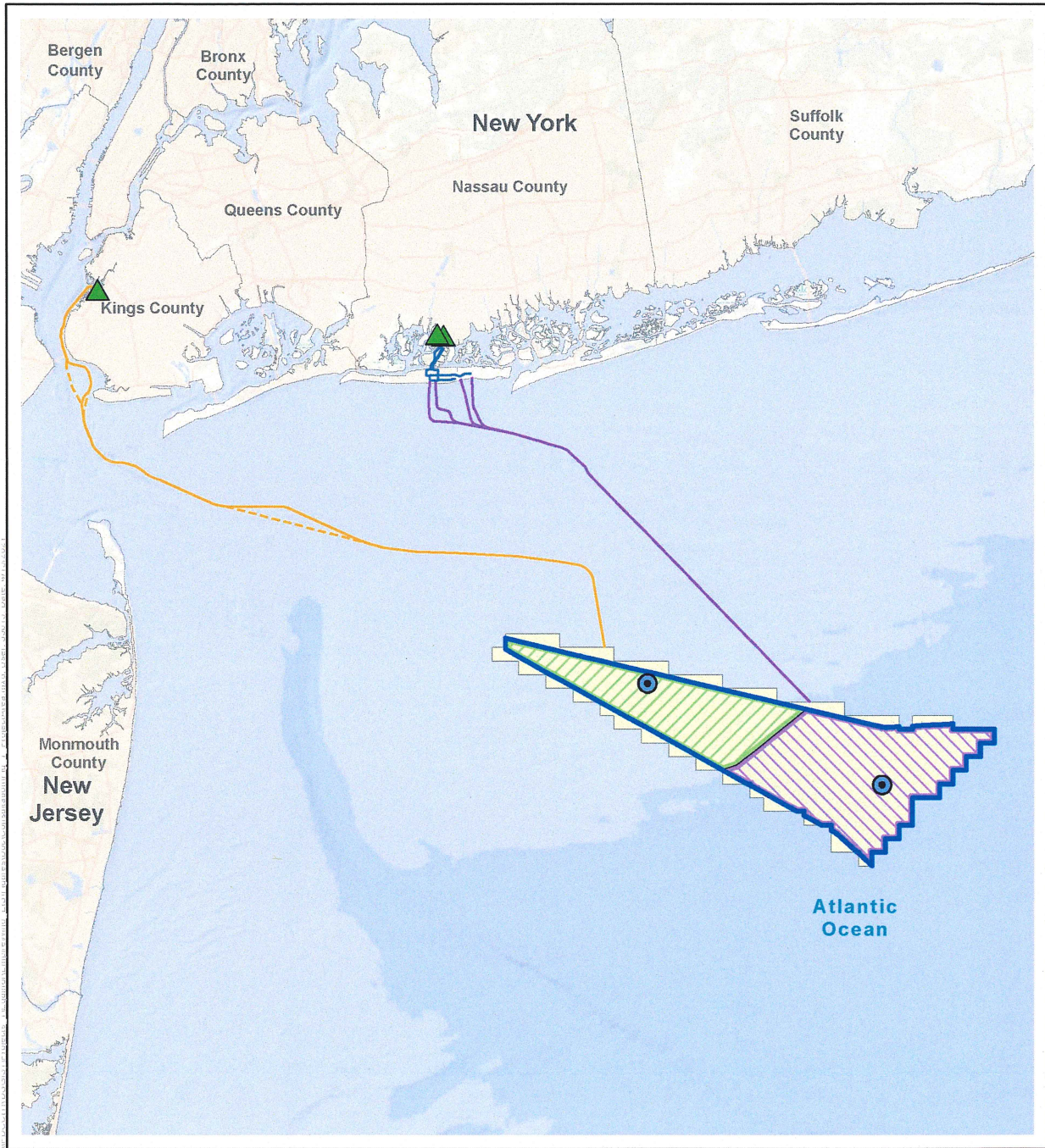
Additionally, please review the regulations at 36 CFR 800.8(c), and contact January Tavel if you require additional information. We look forward to working with you.

Sincerely,

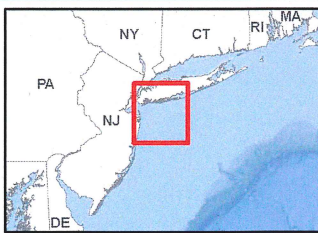


January Tavel  
Empire Wind Section 106 Lead  
ICF

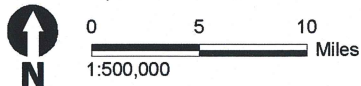




- Wind Development Area
- Empire Wind 1 (EW 1)
- Empire Wind 2 (EW 2)
- Offshore Substation
- Onshore Substation
- EW 1 Submarine Export Cable
- EW 1 Submarine Export Cable (Variant)
- EW 2 Onshore Export Cable
- EW 2 Submarine Export Cable
- Lease Area



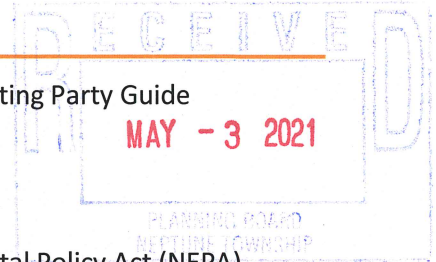
Source: Empire Offshore Wind LLC 2021.



**Figure 1**  
**Empire Wind Project Location**







## I. Introduction

The regulations at 36 CFR § 800.8 provide for use of the National Environmental Policy Act (NEPA) process to fulfill a Federal agency's National Historic Preservation Act (NHPA) Section 106 review obligations in lieu of the procedures set forth in 36 CFR § 800.3 through 800.6. This process is known as NEPA substitution for Section 106 and the Bureau of Ocean Energy Management (BOEM) is using this process on all future offshore wind project Construction and Operations Plans (COPs) for which you may be invited to participate as a Consulting Party.

This document is intended to act as a guide for Consulting Parties on the NEPA substitution for Section 106 process to aid understanding of how this process works, how it compares to BOEM's traditional Section 106 process approach and where in BOEM's NEPA substitution process you will be involved.

More information regarding the NEPA substitution process can be found at:

<https://www.achp.gov/digital-library-section-106-landing/citizens-guide-section-106-review> and [https://www.achp.gov/integrating\\_nepa\\_106](https://www.achp.gov/integrating_nepa_106).

## II. Why is BOEM implementing a NEPA substitution process?

BOEM is using the NEPA substitution process as part of a multi-faceted approach to meet the Office of Renewable Energy Program's needs. Multiple orders and regulations requiring increased streamlining and efficiency of the NEPA process have been issued.<sup>1</sup> In addition to efficiency, BOEM anticipates several other benefits from implementing the NEPA substitution process for its Section 106 review of COPs, including the following:

- Earlier and more direct input from Consulting Parties into the development and selection of alternatives and avoidance, minimization, or mitigation measures.
- Better integration of comments and responses, especially concerning natural and cultural resources, historic properties, visual effects, environmental justice issues, and traditional cultural practices.
- Providing a more holistic and meaningful approach to government-to-government consultation with Indian Tribes, as defined at 36 CFR 800.16(m).

## III. What are the major differences between BOEM's Standard Section 106 and its new NEPA Substitution approaches?

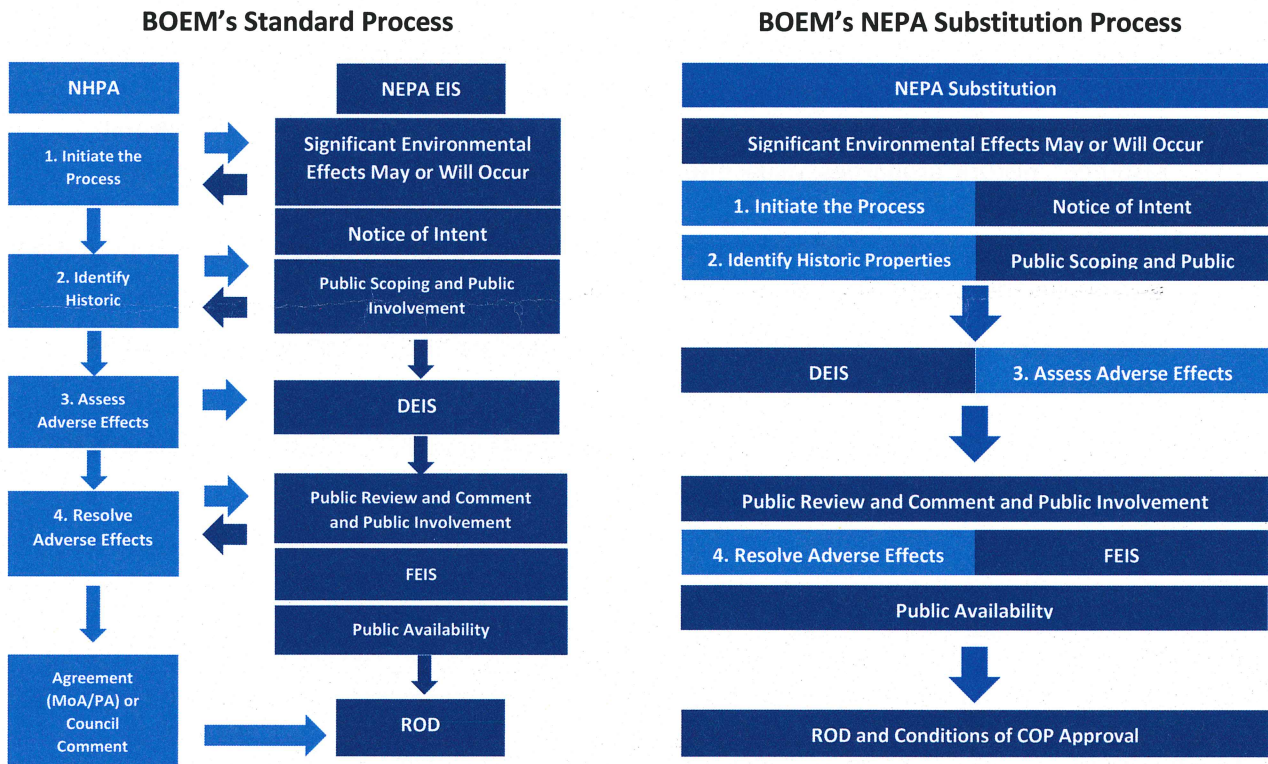
The key differences between BOEM's standard approach and its new NEPA substitution approach for Section 106 review of COPs includes the following:

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<sup>1</sup> See: [Secretarial Order 3355, Streamlining NEPA Reviews and Implementation of Executive Order 13807](#); [Memorandum providing Additional Direction for Implementing Secretary's Order 3355](#); [Council on Environmental Quality's \(CEQ\) Update to the Regulations Implementing the Procedural Provisions of NEPA](#); [Secretarial Order 3389, Coordinating and Clarifying National Historic Preservation Act Section 106 Reviews](#); and [Memorandum of Understanding Implementing One Federal Decision under Executive Order 13807](#).

- BOEM will seek formal consultation earlier, during significant NEPA milestones (at scoping and after publication of the Draft EIS); parties may comment throughout the development of the EIS.
- The identification of historic properties, finding of effects, and resolution of adverse effects will be documented in the Draft and Final EIS rather than in a separate documentation of a Section 106 Finding. BOEM will provide the reports documenting the identification of historic properties along with the Draft EIS. These include:
  - the Marine Archaeological Resources Assessment,
  - the Terrestrial Archaeological Resources Assessment, and
  - the Report of Visual Effects on Historic Properties, along with viewshed analyses and visual simulations.
- Resolution of adverse effects will be documented in a binding Record of Decision (ROD) and as conditions of COP approval. This differs from BOEM’s standard Section 106 process in which a Memorandum of Agreement (MOA) is developed to resolve adverse effects. The combination of BOEM’s binding ROD and application of Conditions of COP approval provide effective and equivalent legal requirements on itself and on the lessee.
- BOEM’s government-to-government consultation responsibilities to Federally recognized tribes remain unchanged and efforts to consult with tribes are likely to expand under NEPA substitution.

Below, the graphic on the left illustrates BOEM’s standard approach to NEPA and the NHPA Section 106 review, showing the major milestones in each process when executed in parallel. The graphic on the right shows BOEM’s NEPA substitution approach, and how these milestones will be combined.





#### IV. How will BOEM meet the requirements of 36 CFR § 800.8(c) under the NEPA Substitution Process?

As provided in 36 CFR § 800.8(c), four standards must be met:

1. The first standard is to identify Consulting Parties and invite them to participate in the process. Under the NEPA Substitution process, BOEM will identify Consulting Parties for each project pursuant to 36 CFR § 800.3(f) no later than issuance of its Notice of Intent (NOI) to prepare an EIS. During the NEPA scoping period BOEM will send a formal letter to these parties inviting them to participate in the process. These letters will also state that BOEM intends to use the NEPA substitution process to comply with Section 106 in lieu of 36 CFR § 800.3 through § 800.8.
2. The second standard is to identify historic properties and assess the effects of the undertaking in a manner consistent with 36 CFR § 800.4 through § 800.5. Under NEPA substitution, the Draft EIS will identify historic properties and assess the effects of the undertaking using the lessee's cultural resources reports from the COP as well as Consulting Party and public input provided during the scoping period. BOEM's regulations require that lessees include in their COPs information about historic properties, any adverse effects from their project on these historic properties, and how they propose to resolve those adverse effects (through avoidance, minimization, and mitigation measures). This information will be sent to Consulting Parties with the Draft EIS for their review, so that final measures may be developed in consultation. The Final EIS will reflect continued consultations, as well as consulting party comments received on the Draft EIS.
3. The third standard is to consult with Consulting Parties during NEPA scoping, environmental analysis, and the preparation of the EIS regarding the effects of the undertaking on historic properties. Under NEPA substitution, formal consultation will occur during the scoping period as well as during the public comment period after publication of the Draft EIS. However, Consulting Party comments will be accepted at any point during the preparation of the EIS. Additionally, if necessary, Section 106-specific consultation meetings with consulting parties can be arranged. Comments submitted by Consulting Parties provided during NEPA comment periods will help inform the effects analysis on historic properties in the Draft and Final EIS.
4. The fourth standard is to involve the public in accordance with BOEM's NEPA procedures and develop alternatives and proposed avoidance, mitigation, and minimization measures in consultation with Consulting Parties. Proposed measures to avoid, minimize, or mitigate any adverse effects to historic properties will be first presented in the lessee's COP, which Consulting Parties will be able to review prior to scoping, as well as through consultation with Consulting Parties during scoping and the Draft EIS comment period. These measures will be further developed and refined in consultation, and those changes will be reflected in the Draft and Final EIS. Public involvement will take place during the NEPA comment periods and through standard public participation practices for the NEPA process, including posting of relevant information on BOEM's website and through Federal register notices.

**V. When and How do I provide input?**

Opportunities for formal and informal consultation will occur throughout the development of the EIS. Consulting Parties will be formally invited to submit comments twice during this process: first, during the NEPA Scoping Period (so that comments can be incorporated into the Draft EIS) and second, during the Draft EIS public comment period (so that comments can be incorporated into the Final EIS). Additionally, Consulting Party comments will be accepted at any time during the NEPA process up to the closing of the comment period on the Draft EIS.

Furthermore, BOEM is encouraging lessees to coordinate with Consulting Parties *prior to* their COP submission to request input as they develop their proposed avoidance, minimization, and mitigation measures.

**VI. Will sensitive information regarding historic properties or traditional practices or places remain confidential under NEPA Substitution?**

All sensitive information provided during the NEPA Substitution Process will be treated the same way it would have been under BOEM's standard Section 106 reviews. Please note that all comments submitted through the NEPA process are submitted through regulations.gov and are available for viewing by the public. However, BOEM will provide a different means for consulting parties to provide comments that contain sensitive information. For Indian Tribes, as defined at 36 CFR 800.16(m), BOEM's Tribal Liaison Officers can provide additional guidance on sharing sensitive information for Section 106 review purposes.

**VII. What is the role of third-party contractors in the NEPA Substitution process?**

A third-party contractor has been contracted to aid with the preparation of each EIS assessing the environmental effects of a renewable energy Construction and Operations Plan. The lessee pays for the third-party contractor's services, but BOEM is responsible for providing all work direction as well as reviewing all work performed by the third-party contractor. Third-party contractor support is essential so BOEM can meet deadlines for multiple projects occurring simultaneously. Throughout the NEPA Substitution process you can expect to be contacted by the third-party contractor unless you are an Indian Tribe, as defined at 36 CFR 800.16(m). For all others, letters and other communication will come from the third-party contractor. It is important to note that it is BOEM's responsibility to comply with Section 106 and all decisions and content of the Draft EIS, Final EIS, and ROD as well as other documents are determined by BOEM.