

# *The Overlook Dormitory Complex Ramapo College of New Jersey*



**Location:** Mahwah Township  
Bergen County, New Jersey

**Client:** Ramapo College of New Jersey  
Mahwah, NJ  
Mr. Richard Roberts, Assoc. VP

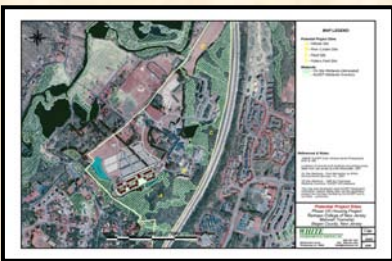
## **Project Description:**



*The Overlook Dormitory Complex at Ramapo College of NJ was the sixth major development project that White Environmental Services has been involved in at the College. This project included the construction of a 500+ student dormitory, parking garage and campus loop road through a forested section of the College's campus. George White worked with Ramapo College of NJ throughout the planning phases of the project to make sure that it would conform to all permanent environmental regulations. George also worked as a consultant to the College's site selection committee to help find the most suitable location for the project. He then worked with the project's design team to develop a site plan, which was both economically feasible and environmentally responsible. George was involved in project decisions that included building design, site drainage and landscaping.*



*The campus loop road traversed several small streams and wetlands. Some of the impacted wetlands were deemed to be habitat for Wood Turtles, a State-Threatened Species. WES was responsible for delineating the wetlands, coordinating a Wood Turtle survey with a herpetology expert and preparing an application for an NJDEP Individual Freshwater Wetlands Permit. NJDEP regulations require mitigation for all Individual Permits, so WES designed a 3 acre, off-site wetlands enhancement project, which included the creation of new Wood Turtle Habitat and an Environmental Education Trail.*



*An Environmental Impact Study was also required for the project. Included in the report were numerous maps, photographs, and other pertinent information regarding the previous, existing and proposed site conditions. Since the College is in an area that is rich in Native American history, WES also coordinated a study of the site by an archaeological consultant.*



*Since Ramapo is a State Institution, a Reforestation Plan was required under the No Net Loss Reforestation Act by the NJ State Forest Service. WES developed a plan, which incorporated the proposed Landscaping Plan, campus street trees and off-site reforestation to fulfill the College's obligation to plant 1,265 trees. This plan required a public hearing and coordination with the staff and faculty of Ramapo College.*