

DUSTIN F. COKELY

Environmental Regulatory Planner – NEPA / FERC Compliance; GIS & Cartography

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PROFESSIONAL SUMMARY

Environmental Planner with over 10 years of environmental regulatory support, with five years in environmental regulatory support specializing in NEPA and FERC compliance, permitting and licensing, environmental impact analysis, and ArcGIS Pro cartography. Experienced across the full project lifecycle from desktop feasibility and impact analysis to field data collection, construction compliance monitoring, and agency coordination, with a background spanning municipal housing, FERC hydropower, utility infrastructure, and Superfund remediation. Proven leader of field teams and project workstreams who builds durable client and agency relationships through clear communication, organization, and reliable follow-through.

CORE COMPETENCIES

- NEPA / FERC regulatory compliance
- Environmental impact analysis (NEPA / CEQA)
- Permitting & feasibility analysis
- ArcGIS Pro - geospatial analysis & cartography
- Field team & project management
- Proposal & business development
- FERC license applications & amendments
- Phase I Environmental Site Assessments
- Section 106 / NHPA coordination
- Field data collection & water sampling
- Agency & stakeholder coordination
- Technical writing & document QA/QC

PROFESSIONAL EXPERIENCE

Environmental Planner | Camas, LLC — Medford, Oregon

2021 - Present

- **Klamath Dam Removal Project (P-14803):** Supported the world's largest dam removal, composing of J.C. Boyle, Copco 1, Copco 2, and Iron Gate dams on the Klamath River (OR/CA). Collected surface water samples, conducted construction compliance monitoring, supported Emergency Action Plan development, completed BLM Right-of-Way permits, and produced maps and presentations for agency meetings (2022 - 2024).
- **FERC Hydropower Licensing & Amendments:** Led impact analyses across multiple resource areas, FERC regulatory compliance support, and boundary cartography for FERC license applications and amendments, including international developers entering the U.S. market and a pumped-storage conversion requiring reconstruction of the project's first complete digital FERC boundary record.
- **Utility & Renewables Compliance:** Supported PacifiCorp substation and infrastructure feasibility studies as assistant project manager, provided wind/solar O&M and development compliance in Kern County, CA; including Incidental Take Permits, Lake & Streambed Alteration Agreements, agency coordination, and a Joshua Tree census.
- **Permitting & Feasibility Analysis:** Prepared permitting feasibility matrices, fee and labor estimates, and impact analyses for non-powered dam hydropower developments across multiple states, produced acquisition information packages, interactive web maps, and KMZ deliverables for hydropower portfolio screening.
- **Project Management — Blue Ledge Mine Superfund Site (USEPA / EA Engineering):** Served as Project Manager leading interdisciplinary field teams on contamination characterization in remote terrain, coordinated directly with USEPA, and subcontractors, deployed survey equipment, and installed flumes, data-logging systems, and active treatability infrastructure under demanding field conditions.
- **Municipal NEPA Compliance:** Delivered NEPA Categorical Exclusions, Exemptions, Environmental Assessments, and Tiered Reviews, plus Section 106 / NHPA coordination, for the City of Medford, City of Grants Pass, Housing Authority of Jackson County, and other federally funded clients.

- **Phase I Environmental Site Assessment:** Completed 12 ASTM E1527-21 Phase I Environmental Site Assessments across Oregon under the supervision of an Environmental Professional, spanning vacant, residential, commercial, industrial, and DOE cleanup parcels.
- **Business Development & Proposals:** Routinely and autonomously authored small-to-medium proposals for utility projects, renewables, NEPA compliance, and Phase I ESAs, and supported larger proposal development for FERC license amendment applications and relicensings, regularly researched and surfaced new business opportunities for management.
- **Internal Systems & Process Development:** Authored SOPs and guidance for file management, research, cybersecurity, and AI use, built reusable document and cartography templates to streamline production, and led firm-wide workshops on U.S. hydropower generation and markets (2023, 2025).

Operations & Compliance | [The G.R.O.W. / Wicked Flower — Rogue Valley, Oregon](#)

2015 - 2021

- Managed and coordinated farm labor teams and field safety programs across indoor and outdoor operations, building the crew-leadership and field-management foundation later applied to environmental field campaigns and remote data-collection efforts.
- Conducted routine inspections of gardens, facilities, and equipment and maintained detailed operational records, directly paralleling the compliance monitoring, site documentation, and QA practices central to his environmental work.
- Supported regulatory compliance with the Oregon Liquor & Cannabis Commission across cultivation and farm-to-dispensary sales, developing early fluency in navigating state regulatory frameworks, reporting requirements, and agency coordination.

EDUCATION

B.S., Environmental Science and Policy: Southern Oregon University, Ashland, OR (2020)

CERTIFICATIONS

- OSHA - HAZWOPER (2023 - 2026)
- First Aid Certified (2025 - 2026)
- Oregon Health Authority - Lead Based Paint Assessment

REPRESENTATIVE PROJECT EXPERIENCE

FERC Hydropower

- **Klamath River Renewal Corporation — Klamath Dam Removal Project (P-14803), Klamath River OR/ CA.** Supported the largest dam removal project in the world composing of J.C. Boyle, Copco 1, Copco 2, and Iron Gate dam. Collected surface water samples, conducted construction compliance monitoring, supported Emergency Action Plan development, completed BLM Right-of-Way permits, produced maps and presentations, coordinated with state and federal agencies across both states, and documented conditions at remote project sites.
- **Middle Fork Irrigation District — Clear Branch Dam Rehabilitation (P-4458), Mt. Hood National Forest, OR.** Authored the Land Use section and impact analysis for the project's Environmental Impact Statement, led cartography and technical QA/QC of team figures, developed public meeting materials and summarized public comments, attended and summarized Regular weekly meetings – including Board of Consultants meetings between the dam owner and FERC, and NEPA coordination meetings between the dam owner, U.S. Forest Service, and NRCS to navigate overlapping jurisdiction stemming from a 1962 Watershed Work Plan.
- **Current Hydro — Permitting Matrices — Pike Island (P-15230); Dresden Island (P-12626); Dashields (P-15292); Allegheny No.4 (P-15267); and C.W. Bill Young (P-15262), Allegheny River, PA; Illinois River, IL.** Conducted research, and coordinated with railroads, utilities, and local, state, and federal jurisdictions to develop permitting matrices for five potential hydropower construction projects, which would install power generation on non-powered dams. The permitting matrices described potential permits and authorizations necessary for project construction, and included fee and labor costs, acquisition timelines, potential limitations, dependencies, and other necessary requirements for permit acquisitions.

- **Current Hydro — PAD development — New Cumberland (P-15045); Robert C. Byrd (P-15094); Pike Island (P-15230), Allegheny River, PA; Illinois River, IL.** Supported the development of Pre-Application Documentation (PAD) packages for three potential hydropower construction projects. Authored the Recreation and Land Use Resources section, detailed previous studies and surveys, and developed cartographic figures. No additional information requests were received following the submittal of the three PADs.
- **Current Hydro — Licensing Amendment Application for Dresden Island (P-12626) Non-Powered Dam, Allegheny River, PA; Illinois River, IL.** Supported development of a FERC license amendment application to install power generation on the non-powered the Dresden Lock and Dam. Authored the Geology, Recreation and Land Management and Aesthetics sections, conducted impacts analysis, detailed previous studies and surveys, and developed cartographic figures.
- **ReNew NY1, LLC — FERC License Applications for Colliersville (P-2788) and Chateaugay High Falls (P-5698).** Supported ReNew NY1, LLC, in FERC compliance, and license applications for modifications dam infrastructure and operations. Authoring of Land Use, and Recreation sections for license amendment applications, compiled and summarized all correspondence with FERC prior to dam ownership, reviewed surveys and studies, and developed cartographic figures.
- **B.Grimm Power US — FERC License Applications & Pumped-Storage Conversion for Muck Valley Hydroelectric Project (P-8296).** Supported the international developer BGP in entering the U.S. market through data management, FERC compliance, environmental impacts analysis, and boundary cartography reconstructed from historic records for their CA asset, the Muck Valley Hydroelectric Project. Daily operations files are reviewed and saved to multiple servers, compiled and summarized FERC correspondence related to facility construction and compliance issues, authoring of land use section for license amendment to convert facility from a run-of-river project to a pumped storage project, reviewed historic documentation to reconstruct and digitize facility maps detailing project boundary and infrastructure locations.
- **Confidential Client — Hydropower Acquisition Feasibility.** Screened the FERC eLibrary and hydropower databases to identify viable acquisition targets, producing per-project information packages, an interactive GIS web map, and Google Earth KMZ deliverables flagging environmental challenges and costs.

Utility Infrastructure and Water Quality

- **PacifiCorp — Substation & Infrastructure Feasibility, OR.** Served as assistant project manager on substation and communication-infrastructure feasibility studies throughout the state of Oregon. Led screening meetings, municipal-planner coordination, GIS support, and environmental risk analysis for helping grow the client relationship into follow-on Phase I ESA and permitting work.
- **EDP Renewables, Nextera Energy Renewables & Longroad Energy — Wind & Solar Compliance, Kern County, CA.** Supported operations, maintenance, and development with GIS, Incidental Take Permit and Lake & Streambed Alteration Agreement acquisition and compliance, records digitization, and a Joshua Tree census, coordinating with the CA State Water Resources Control Board, CDFW, and Kern County.
- **USEPA / EA Engineering — Blue Ledge Mine Superfund Site (CERCLIS CAN000906063), Rogue River-Siskiyou National Forest.** As Project Manager, led interdisciplinary field teams characterizing mining-influenced water contamination in remote terrain over 10–12 hour field days. Operated RTK GNSS and handheld XRF equipment and installed a concreted flume, data-logging systems, solar panels, and a bench-scale active treatability system.
- **Harbor Water People's Utility District — Drinking Water Collector Rehabilitation, Chetco River, Harbor, OR.** Provided regulatory support to address saltwater intrusion threatening the community water supply, developing a FEMA Natural Hazard Mitigation Plan and a Joint Permitting Agreement among USACE, Oregon DEQ, and Oregon DSL, and pursuing FEMA and state funding.

NEPA Reviews

California Environmental Quality Act

- **City of Crescent City**

Beachfront Park Upgrades. Supported CEQA process for the Initial Study / Mitigated Negative Declaration for the redesign of the city's largest public park, providing GIS, permit acquisition, and environmental impact analysis while coordinating with state agencies and park designers around evolving designs.

Tiered Reviews

- **City of Medford, Oregon**

Lead Based Paint Rehabilitation: - Became certified through Oregon Health Authority for lead based paint assessing and removal, and successfully completed two lead based paint remediation projects within the City of Medford.

ADA Certified Access Ramp Installations: Successfully completed five ramp installation projects within City of Medford.

Environmental Assessments

- **Housing Authority of Jackson County**

Orchard Meadows: New affordable housing construction.

Prescott Garden: New affordable housing construction.

Bennu Heights: New affordable housing construction.

- **City of Medford**

Jackson Pool: Outdoor rehabilitation and new construction for public park.

- **Rogue Retreat / City of Medford**

Crossings Facility: Disadvantaged, and addiction support facility upgrades.

Navigation Center: Disadvantaged support facility and shelter rehabilitation.

- **City of Grants Pass / Oregon Housing and Community Services –**

Nebraska Trails: New affordable housing construction.

- **City of Grants Pass**

Allen Creek Crossings: New affordable housing construction.

Allenwood Village: New affordable housing construction.

- **Oregon Center for Creative Learning**

Ivy School: Interior rehabilitation, and new construction of classrooms and play areas.

- **Oasis Center of Rogue Valley**

Medford Location: Interior rehabilitation of support facility

Categorical Exclusions

- **City of Medford**

617 S Riverside Avenue: Rehabilitation coffee / food service stand

Santo Center: Interior Rehabilitation

- **Housing Authority of Jackson County**

Disadvantaged Support and Shelter: Windows Replacement and facade rehabilitation

- **Hearts With a Mission**

Youth Center: 521 Edwards Street: Interior upgrades supporting disadvantaged students

- **Columbia Care**

Royal Apartments: Interior rehabilitation, siding replacement

- **Maslow Project**

Medford Office: Office Interior Upgrades

- **Oregon Center for Creative Learning:**

New School Location: Interior Rehabilitation, Fencing and Playground installation.

Preliminary Environmental Reviews

- **Housing Authority of Jackson County**
 - 1777 E Pine, Central Point:** Construction and permitting feasibility
 - 3737 S. Pacific Hwy:** Permitting feasibility
- **Oregon Community Foundation**
 - Oregon Motor Motel:** Interior rehabilitation
 - Melitas Motel / Restaurant:** Interior rehabilitation and kitchen upgrades
- **PacifiCorp**
 - Lone Pine Transmission Extension:** Permitting Feasibility

Phase I Environmental Site Assessments (ASTM E1527-21)

- **Housing Authority of Jackson County**
 - Orchard Meadows Complex
 - Prescott Gardens Complex
 - Headquarters Expansion
 - Cherry Street Complex
 - Bennu Heights Complex
 - Northridge Center
- **City of Medford**
 - Creations Northwest Housing Complex
 - Stewardship Development Housing Complex
 - Rogue Retreat Navigation Center
 - Jackson Park
- **City of Grants Pass**
 - Nebraska Trails Apartments
 - Allen Creek Crossings Complex
- **PacifiCorp**
 - Wake Robin Substation
 - Lone Pine Transmission Pole Installation and Line Extension
- **Family Nurturing Center**
 - Childcare Support Facility