
Fort Vancouver National Historic Site

EAST AND SOUTH VANCOUVER BARRACKS ENGINEERING EVALUATION/COST ANALYSIS (EE/CA): COMMUNITY INVOLVEMENT PLAN

Prepared for

National Park Service

Fort Vancouver National Historic Site

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Acronyms

CERCLA	Comprehensive Environmental Response, Compensation, and Liability Act
CIP	Community Involvement Plan
EA	Environmental Assessment
EE/CA	engineering evaluation/cost analysis
EPA	US Environmental Protection Agency
ESVB	East and South Vancouver Barracks

FOVA	Fort Vancouver
HBTC	Hudson's Bay Trading Company
I-5	Interstate 5
NHS	National Historic Site
NPS	National Park Service
VNHR	Vancouver National Historic Reserve

1 Introduction

The National Park Service (NPS) is exercising its authority as lead agency under the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) to undertake cleanup activities at the Fort Vancouver (FOVA) National Historic Site (NHS). The cleanup activities will address potential contaminants at the East and South Vancouver Barracks (ESVB) site. An engineering evaluation/cost analysis (EE/CA) will be developed to characterize the nature and extent of contamination at the ESVB. The objective of this Community Involvement Plan (CIP) is to promote communication between the NPS, the community surrounding the ESVB, and Native American tribes and Native Hawaiian community members with interests in the site. This plan is consistent with the public scoping process carried out during development of the East and South Barracks Draft Master Plan and Environmental Assessment (EA) (NPS 2011).

The site background, history, and a description of previous environmental investigations conducted at the ESVB are summarized in Section 2. Information regarding the surrounding community and a summary of the public scoping process carried out to date are described in Section 3. The components of the ESVB CIP are described in Section 4. These components will be implemented to ensure ongoing community involvement and information exchange between the public and the NPS during development and implementation of the EE/CA.

2 Site Background

Fort Vancouver National Historic Site, of which the ESVB is a part, is located near the north bank of the Columbia River in Vancouver, Washington. The fort is a unit of the National Park System and considered the Pacific Northwest's premier historical and archaeological site (NPS 2011). This section describes the location, history, and cultural and archaeological significance of the site, and also summarizes information from previous environmental investigations and the draft master plan and EA (NPS 2011).

2.1 SITE DESCRIPTION AND LOCATION

The ESVB is located in southwest Washington State, within the City of Vancouver and Clark County. The ESVB are part of the larger (209-ac) FOVA NHS (Figure 1). The FOVA NHS is part of the City of Vancouver's Central Park district and is within walking distance of downtown; it is demarcated by East Evergreen Boulevard to the north, the Columbia River to the south, West Vancouver Barracks (West Barracks) and Interstate 5 (I-5) to the west, and East Reserve Street to the east. The FOVA NHS, in turn, is part of the larger (366-ac) Vancouver National Historic Reserve (VNHR), which is cooperatively managed by the NPS, the City of Vancouver, the US Army, and Washington State. The ESVB were relinquished by the US Army to the NPS on May 28, 2012 (NPS 2012).

Downtown
Vancouver



National Historic Reserve Boundary
E Evergreen Blvd

West
Barracks

East Barracks

South Barracks

E 5th St

Fort Vancouver Way
Fort Vancouver National Historic Site Boundary
E Reserve St

14

Columbia River

Washington
Oregon

Note: All site boundaries are approximate. Orthophoto Source: Esri, i-cubed, USDA, USGS, AEX, GeoEye, Getmapping, Aerogrid, IGN, IGP, and the GIS User Community

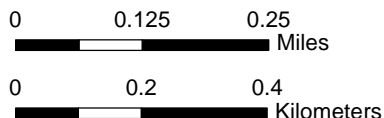


Figure 1. Fort Vancouver vicinity

The ESVB comprise approximately 34 ac; there are 20 buildings within the East Barracks area, and 10 buildings within the South Barracks area (Figure 2).¹ The East Barracks are located to the east of Fort Vancouver Way, and the South Barracks are located to the south of East 5th Street. A cemetery associated with a historical Hudson's Bay Company (HBC) fort is located in the northwestern section of the East Barracks area; a portion of the cemetery is located beneath three of the East Barracks buildings (Building 987, 721, and 722) (CH2M HILL 2006).

2.2 SITE HISTORY AND CULTURAL AND HISTORICAL RESOURCES

Prior to development of FOVA, the area was home to Chinook Native Americans, and was used seasonally by additional Native Americans from multiple tribes during the salmon migrations (NPS 2011). As settlers began to move west, the current site of FOVA was the early terminus of the Oregon Trail. The fort was developed as a center of commerce in the late 1820s by the Hudson's Bay Company (HBC), a British fur trading corporation. In 1849, the US Army arrived and established the first military post in the Pacific Northwest adjacent to today's Parade Ground and Officers' Row. This US Army post, later named Vancouver Barracks, provided the region's Army posts with soldiers, equipment, and supplies and helped facilitate settlement of the Oregon Territory. The HBC left Fort Vancouver to the US Army in 1860, and the fur trading post was burned to the ground in 1866. In the years between World War I and World War II, the site served as the headquarters for Civilian Conservation Corps regiments (CH2M HILL 2006). The Vancouver Barracks have also been used as an US Army Reserve Center.

Many cultural, historical, and natural resources are present at FOVA that are valued by the surrounding community, Native American tribes, and Native Hawaiians. These resources include heritage trees, orchards, mature groves of Oregon white oaks, the HBC cemetery and its archaeological resources, other archaeological resources present throughout the property, historical buildings,² and multi-use and pedestrian trails used by runners, walkers and cyclists. In addition to Europeans and US citizens, individuals from at least 26 federally recognized Native American tribes and Native Hawaiians are buried in the HBC Cemetery (Alisto 2011; NPS 2011). HBC-era and US Army artifacts discovered at FOVA comprise one of the largest such collection ever found, and include items such as: broken pottery sherds, bottle sherds, iron hardware, tobacco pipe sherds, glass trade beads, buttons, other personal artifacts, as well as remnants of utility systems and railroads (CH2M HILL 2006). Native American villages are also known to have been present in the vicinity of FOVA, but to date, evidence is lacking of any permanent prehistoric settlements within the park boundaries. FOVA was the first military post in the Pacific Northwest, and it includes one of the oldest operating airfields in the country (Alisto 2011).

¹ Most of the buildings are numbered as shown on Figure 2; however, two buildings in the South Barracks area do not have assigned numbers.

² There are 20 structures listed on the National Register of Historic Places within the ESVB areas (NPS 2011).

Prepared by: crd/gh, 06/06/2012; W:\Projects\Fort Vancouver\EECA (National Park Service)\Data\GIS\Maps and Analyses\Community Involvement\Plan5207 Ft Vancouver E and S barracks.mxd

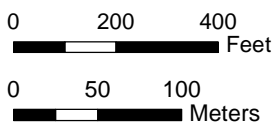
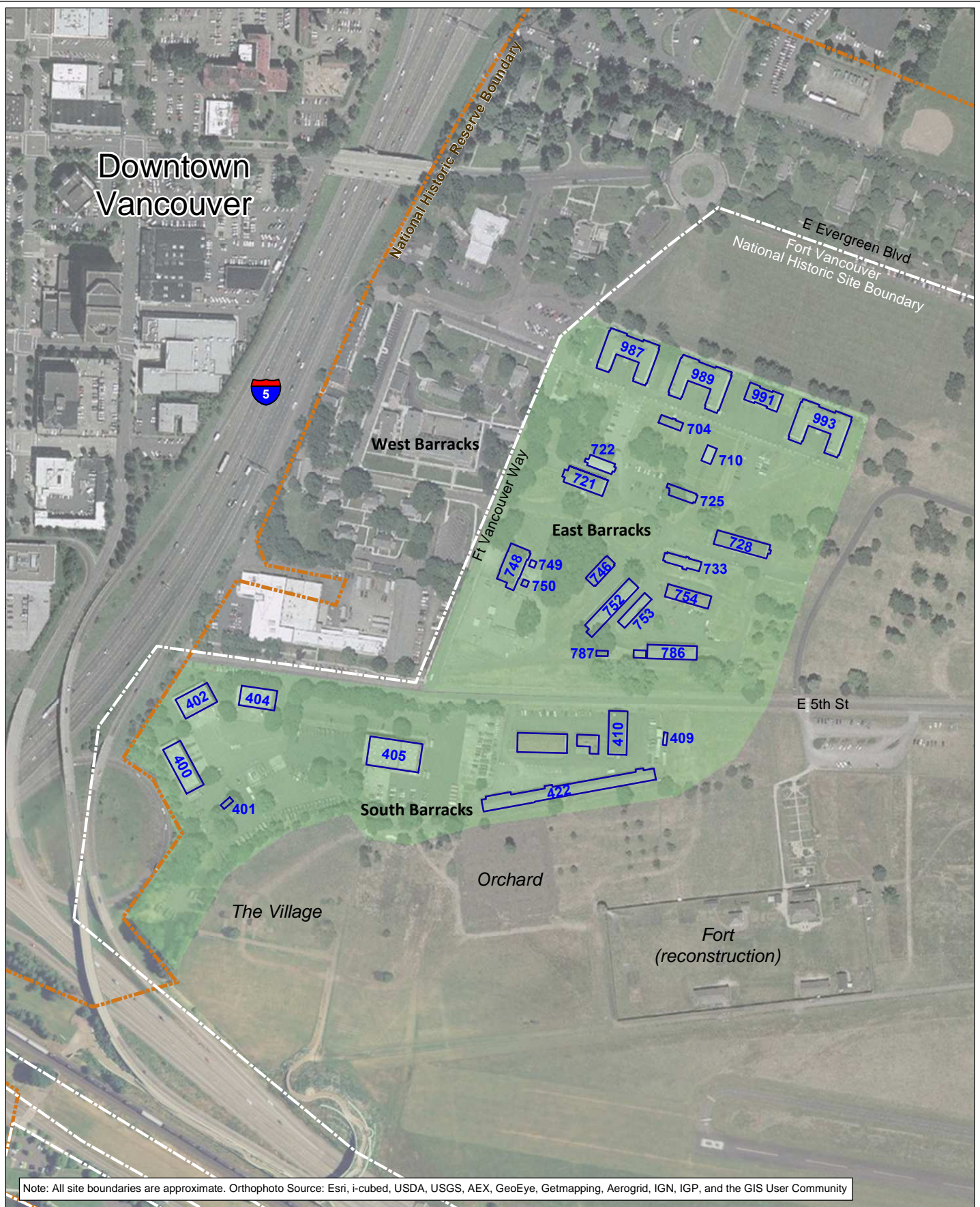


Figure 2. Fort Vancouver East and South Barracks

2.3 PREVIOUS ENVIRONMENTAL INVESTIGATIONS

Several previous environmental investigations have been performed to assess environmental conditions at the ESVB. Chronologically, these investigations have included:

- ◆ Preliminary assessment of the Vancouver Barracks (USACE 1996)
- ◆ Vancouver Barracks site inspection (Woodward-Clyde 1998)
- ◆ Environmental baseline survey for the Vancouver Barracks (ENSR 2002)
- ◆ Base realignment and closure and environmental conditions report (CH2M HILL 2006)
- ◆ Lead investigation of former indoor firing ranges, including the ranges at Fort Vancouver (Shaw Environmental 2007)
- ◆ Level I environmental site assessment (Tetra Tech 2009)
- ◆ Lead-based paint preliminary soil assessment (USAPHC 2011)
- ◆ Level II environmental site assessment (Alisto 2011)

Previous environmental investigations have focused primarily on soil sampling, although indoor lead concentrations at the former firing ranges were determined by collecting wipe and air samples (Shaw Environmental 2007). Based on these investigations, the primary contaminant of concern to human health and the environment at the ESVB is lead in soil (Alisto 2011).

2.4 EAST AND SOUTH VANCOUVER BARRACKS MASTER PLAN AND EA

A master plan and EA for the ESVB (NPS 2011) is under development and nearly complete. The purpose of the plan is to guide decisions regarding reuse of the barracks, now that they are under NPS management. One of the goals of the plan is to select a land use option that will be compatible with the needs of the surrounding community, NPS's mission, and the historical significance of the site. Four alternatives were evaluated in the plan, including a no-action alternative and three action alternatives:

- ◆ **Alternative A (the no-action alternative):** Use the ESVB primarily as administrative, maintenance, and storage space.
- ◆ **Alternative B (A Vibrant, Urban District in a Historic Setting):** Create a mixed-use urban district focused on commercial uses, including retail, office, and residential space.
- ◆ **Alternative C (A Sustainable, Historic Campus for Public Service):** Preserve and interpret the historical and cultural resources of the ESVB, and create a sustainable public service campus by leasing space to public agencies for administrative, office, curatorial, storage, and maintenance purposes. This alternative would also include restaurants, private businesses, and shops and is the preferred alternative of the NPS.

- ◆ **Alternative D (A Historic, Educational Campus for All):** Focus on historical interpretation of the site and educational and non-profit uses. Rehabilitate structures to be used as classrooms, community spaces, offices, and limited complementary commercial services.

The master plan and EA (NPS 2011) considers each alternative's likely impacts on the cultural and archaeological setting and resources of the site, visitor resources, environmental factors (such as air quality), socioeconomic and land use factors, and health, safety, and park operations. Development of the plan included a substantial public involvement component, as discussed further in Section 3.2.

A specific mitigation element included in the EA addressed visitor notification:

Information regarding construction projects or activities that could affect visitors would be shared with the public via the park website, signage, rangers, press release, a park newsletter, Twitter, Facebook, or other means to enhance public understanding of the issue and to help them better plan their visits.

The ESVB EE/CA is not directly related to the master plan and EA (NPS 2011), but implementation of any of the action alternatives will require remedial actions that will be evaluated in the EE/CA.

3 Community Background

This section summarizes the community surrounding ESVB and documents the key community concerns previously expressed.

3.1 COMMUNITY PROFILE

Between the mid-1990s and 2011, the population of the City of Vancouver more than doubled, reaching just more than 160,000 (City of Vancouver 2011). In 2004, the population density in the area surrounding FOVA was approximately 1,500 people per square mile (U.S. Census Bureau 2005 as cited in CH2M HILL 2006). Land use in the vicinity of the site includes light industrial, commercial, recreational, and residential. Clark College and Hudson's Bay High School are both located within one mile north of the ESVB.

The population of the City of Vancouver consists of approximately 76% white persons, 10% Hispanic persons, 3% African American persons, 5% Asian persons, and 1% each Native American and Native Hawaiian persons (City of Vancouver 2011). In general, between 2000 and 2010, the city's population diversified and shifted toward a larger percent of people more than 64 years of age.

3.2 HISTORY OF COMMUNITY INVOLVEMENT AND KEY COMMUNITY CONCERNS

The public scoping process conducted by NPS during development of the master plan and EA (NPS 2011) included a series of public meetings, public comment cards,

information handouts and maps, mailings, a press release, social media postings, walking tours of the site, and an information-sharing website.³ Input from the community was also solicited via public comment websites.⁴ Several meetings were held with representatives of Native American tribes, including the Nisqually Tribe, Yakama Tribe, Cowlitz Tribe, Spokane Tribe, Confederated Tribes of the Warm Springs, Confederated Tribes of the Grand Ronde Indians of Oregon, and Umatilla Tribe of Indians. Native Hawaiian community members were also consulted. During the public scoping process, several articles regarding the project were published in *The Columbian*, the City of Vancouver's daily newspaper.

Key community concerns identified during the master plan and EA (NPS 2011) public scoping process included:

- ◆ The costs and sources of funding for plan implementation
- ◆ The long-term viability of the proposed land uses
- ◆ Balancing new site uses with Native American needs and desires
- ◆ Preservation and enhancement of the historic character of the barracks and advantages and disadvantages of rehabilitating historic structures
- ◆ Careful monitoring of any new development along I-5
- ◆ Enhanced access, including additional parking space

Additional community concerns may arise during development and implementation of the EE/CA.

3.3 RESPONSE TO COMMUNITY CONCERNS

Information gathered during the public scoping process was used to help develop the three action alternatives described in Section 2 (NPS 2011). Any additional community concerns raised during the development and implementation of the EE/CA will be addressed as needed through the CIP described in Section 4.

4 ESVB Community Involvement Plan

NPS understands that public involvement is a crucial part of the planning process for the ESVB, and ongoing coordination and consultation with the public is planned. NPS will continue to use the communication tools developed during the public scoping process for the master plan and EA (NPS 2011) throughout the EE/CA process; these tools are based, in part, on US Environmental Protection Agency (EPA) community involvement guidance (EPA 2011, 2005). Table 1 outlines the primary issues, activities, methods, and timing of the components of the CIP.

³ <http://parkplanning.nps.gov/projectHome.cfm?projectID=30274>

⁴ <http://parkplanning.nps.gov/projectHome.cfm?projectID=30274> and www.nps.gov/fova

Table 1. Components of the CIP

Activity	Objective	Method	Schedule/Timing
Issue 1: Sharing information about the ESVB EE/CA with the public			
Designate a Community Involvement Coordinator (CIC)	The CIC will serve as a liaison and point of contact between NPS and the public in order to assure prompt, accurate, and consistent information sharing; the CIC will confer with other NPS staff and consultant staff on technical issues as needed.	Ms. Mary Hazell, NPS Pacific West Region Project Manager, will serve as the CIC.	The CIC was designated in February 2018.
Provide an NPS contact phone number to the community	Provide a free "on demand" information source to the public .	The community contact phone number designated by NPS is 360-816-6212.	This phone line has been operational since 2007.
Establish and maintain an administrative record	Maintain and make publicly available a record of all documents and other resources used by NPS in making decisions about site cleanup and other related activities at the ESVB.	An administrative record is being developed. It will be continually updated as additional documents become available. The administrative record will be incorporated in the FOVA museum collection, which will be accessible using a catalog available on the web (http://www.nps.gov/fova/historyculture/artifact-and-archive-collections-a.htm).	Development of the administrative record began in July 2012; it will continue to be available through development and implementation of the EE/CA.
Maintain internet websites with site information.	Widely share up-to-date site information in a manner that is both efficient and free to the public.	NPS currently maintains a PEPC website with information about the ESVB: http://parkplanning.nps.gov/projectHome.cfm?projectID=30274 . This website includes a document list wherein documents related to development of the master plan and EA (NPS 2011) are posted for public viewing. Additional documents related to the EE/CA will be added to this website as they become available. A website about the larger FOVA NHS (http://www.nps.gov/fova/index.htm) also includes some information about the ESVB. While the PEPC website will be the primary source of information regarding activities at the barracks, the FOVA NHS website's Post to Park feature also includes information about the ESVB.	Both websites are currently active and will remain so throughout the duration of the EE/CA. They will be updated as necessary.

Activity	Objective	Method	Schedule/Timing
Maintain a mailing list for the ESVB	Distribute site-specific information to members of the public who want or need to remain informed about site activities.	NPS has an ESVB mailing list that was developed during the public scoping process for the master plan and EA (NPS 2011). Additional people, organizations, and agencies will be added to the list as needed.	The initial mailing list was developed in 2010; it will be updated as needed.
Issue 2: Provide opportunities for community involvement throughout the EE/CA process			
Provide public comment periods.	Solicit feedback from the public on the EE/CA in order to provide valuable information to be used in development of the EE/CA, and to provide the community with opportunities for meaningful involvement.	Public comment periods will be announced by NPS through a variety of methods, including social media, public notices in <i>The Columbian</i> , and on the NPS websites and mailing lists listed above. Notifications will specify the duration of comment periods and instructions on how to submit comments.	Public comment periods will be open for at least 30 days and will be announced as appropriate. Public comment periods are anticipated for the EE/CA report and the EE/CA Action Memorandum.
Issue a responsiveness summary.	The responsiveness summary will be prepared by NPS and will summarize public comments received. It will also provide responses to comments and explain how NPS has taken comments under consideration during decision-making processes.	Information in the responsiveness summary will be conveyed so that it can be easily understood by the members of the public.	The responsiveness summary will be prepared and issued after public comments are received.
Revise the CIP.	Incorporate key community concerns and other issues that arise during development and implementation of the EE/CA that are not currently included in the CIP.	The CIP will be revised as needed to include newly identified or changing community concerns and other relevant issues.	The CIP will be revised when needed, as determined by public comments received.

CIC – Community Involvement Coordinator
EE/CA – engineering evaluation/cost analysis
ESVB – East and South Vancouver Barracks

FOVA – Fort Vancouver
NHS – National Historic Site

NPS – National Park Service
PEPC – Planning, Environment, & Public Comment

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