



**DANA
MISSION
SUPPORT
TEAM**



LRA NEWS

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Dana Mission Support Team
supporting the Umatilla Army Depot Reuse Authority

Getting Underway

The **Dana Mission Support Team (DMST)** Umatilla Project is underway to support the **Umatilla Army Depot Re-Use Authority (UMADRA)** in shaping the future of the Umatilla Chemical Depot. DMST is comprised of *Dana Engineering Inc. (DEI)* and *MSE Technology Applications, Inc. (MSE.)*

DEI is a local business supporting the Umatilla Chemical Depot for nearly 10 years. *DEI* also assists agencies such as the Department of Defense (DoD), Department of Energy (DOE), and many commercial enterprises.

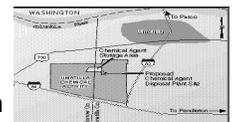
MSE is headquartered in Butte, Montana, and has a Richland, WA office. *MSE* supports the Hanford Site, DoD, Environmental Protection Agency, the DOE, and other federal agencies nationally with over 30 years engineering and technical experience.

The DMST is tasked with supporting the UMADRA LRA with planning, reports, public outreach, assessments, regulatory compliance issues, and developing the final plan for the Depot to be submitted to the DoD and Housing and Urban Development (HUD) in the spring of 2010.

The DMST brought to the LRA two unique planning processes including the use of: 1) Values Mapping—a proprietary tool designed to constructively channel varying and competing interests into consensus decision making; and 2) Building Communities—a proprietary economic development strategic planning tool identifying 85 key development success factors and 25 potential strategies for reuse. With these tools and solid experience in community planning, the DMST will help the LRA construct a successful plan to transition the UMCD into an economically and environmentally sound addition to the local communities.

The first priority was to set up the Umatilla Project Site Office and establish records and lines of communications. Phase accomplished! Thanks to all of you, we now have our contact lists and historical data on file and in use.

Next... The Workshops! August was an extraordinarily busy month for everyone. With school starting, the government fiscal year end creeping up, and vacations planned, no one had an open schedule. However, we were able to schedule our priority workshops with very few changes for most participants. See what happened at these important meetings: August 17: Kick-off and Values Mapping (pg.3); August 27: BRAC Workshop (pg.4)



The US Army Umatilla Chemical Depot...where do we go from here?



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**“SOLUTIONS PLANNING
FOR THE CHANGING
ENVIRONMENT OF THE
UMATILLA CHEMICAL
DEPOT”**



The Kick-off & Values Mapping Session held on August 17 helped the LRA identify areas of common interest and establish a more focused line of commitment ...

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Make note of these contacts!

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www.morrowcountyoregon.com
www.portofmorrow.com
www.umatilla.nsn.us [CTUIR]

www.cma.army.mil/umatilla.aspx
www.defenselink.mil/brac
www.hqda.army.mil/acsimweb/brac/BRAC_2005
www.oea.gov/OEAWeb.nsf



UMADRA is the local Land Reuse Authority

The **UMADRA's** task is to evaluate and approve the reuse concepts that make up the redevelopment plan for the Umatilla Chemical Depot. Established in 1996 under a state law covering intergovernmental cooperation and agreements, the UMADRA was recognized by the State of Oregon through Revised Statute 190. Although it was not formally recognized by the DoD Office of Economic Adjustment until January of 2009 as a *Land Reuse Authority (LRA)*, several of the 14 board members have been involved with planning for the future use of UMCD since the facility was first placed on the 1988 Base Realignment and Closure list.

The multi-jurisdictional LRA is officially comprised of five public bodies:

- Umatilla County**
- Port of Umatilla**
- Morrow County**
- Port of Morrow**
- Confederated Tribes of the Umatilla Indian Reservation (CTUIR)**

The LRA has the additional support of two ex-officio members, both representing state government: the **Governor's Office** and the **Oregon Department of the Military**.

The UMADRA will develop a plan and implement a strategy to reuse the 19,728 acres of federally-managed property for redevelopment in accordance to US DoD BRAC requirements. The BRAC (2005) requirements are listed at www.defenselink.mil/brac

The UMADRA must submit an LRA Redevelopment Plan and Application to the Secretary of Defense and the Secretary of Housing and Urban Development (HUD). The Redevelopment Plan includes such items as:

- County Social and Economic Assessment Results
- UMCD Facility Assessment results
- Market Assessment results
- Homeless Accommodation assessment results
- Redevelopment Alternatives Assessment results
- Specific land use plan for the site
- Environmental status
- Cultural resource summary
- Action plan

The UMADRA has three overarching purposes: 1) economic development, 2) environmental restoration, and 3) support for continued potential military interests.

The Values Mapping Session

The August 17 Values Mapping Workshop, facilitated by Dennis Walters of the DMST, was an important first step in determining the values and team orientation to the mission at hand. The day was split between two sessions: Session #1: Mapping "An Outstanding LRA Board;" and Session #2: Mapping the "Outstanding Land Use for the UMCD."

Session #1 Highlights:

The LRA participated in an intense breakdown of individual ideals and thought processes. The activity allowed the LRA an opportunity to explore and recommit to the values and principles that will contribute to a successful outcome.

Through the Dana Values Mapping system (a proprietary process developed by Dick Walters) the LRA determined the ideal LRA would:

- Work intelligently to carry out responsibilities
- Be nice to each other and the people they represent
- Have successful results

Although these ideals seem simplistic at first review, the characteristics revealed as a top priority by the LRA truly highlighted the group's commitment to accomplishment and the standard of performance that is expected by the group for the group.

It was made clear that although the group is very diverse in its personalities, the LRA *as a whole* is determined to work together as a team to bring a unified plan together that will benefit all of the local communities.

Session #2 Highlights:

This session focused on what the LRA determined to be the future vision of the UMCD at the highest level. Through the process, the LRA identified many items of interest. As they went through the session, it became clear that all of the characteristics could be components of three high level goals:

- Provide, protect, restore, and enhance the natural and cultural environment
- Promote economic development
- Consider expanding the existing National Guard uses

The LRA seeks a balance of benefiting the local economy while preserving the natural environment of the UMCD.

T.E.A.M
Together Everyone Achieves More

The LRA defined "Outstanding" as:

"exceptional, excellent"

Workshop Immediate Feedback:

"I believe it was a good day. It felt like a new beginning and a new starting point. I am hoping these exercises will turn around some items we've [LRA] been haggling over."

*Carla McClane,
Morrow County Planner*

"Desire is the key to motivation, but it's the determination and commitment to an unrelenting pursuit of your goal - a commitment to excellence - that will enable you to attain the success you seek." **Mario Andretti**

"The primary success of the UMADRA thus far has simply been the steady participation from community leadership for over 20 years. The process has faced a series of starts and stops that could have overwhelmed local participation, and left a void in local leadership. On the contrary, civic leaders from Morrow and Umatilla Counties have demonstrated a consistent commitment to the process, and are now poised to oversee the Reuse Plan and Implementation Strategy."

*Brian Cole, Executive Director,
DMST*

BRAC Workshop

“The planning process does not finish the process. The UMCD is a large mission with many complications and jurisdictional concerns.” Tim McAnarney stated, “you [LRA] need to think outside the box.”

MARK YOUR CALENDARS!

Oct 20: Public and Private Interests Workshop; UMCD; 9:00 am—4:00 pm
Registration ends Oct. 15!

Oct 22: LRA Monthly Meeting; Hosted by the Confederated Tribes; Tamastlikt Cultural Institute—72789 Hwy 331, Pendleton; 1:00 pm—5:00 pm

Nov 12: LRA Monthly Meeting; Hosted by Umatilla County—Stafford Hansell Bldg., 915 SE Columbia, Hermiston; 9:00 am—1:00 pm (Pending)

Dec 17: LRA Monthly Meeting; Still pending finalization

If you have an “Inquiring Mind” and would like to ask a question, send it to us at ks@missionumatilla.com or visit us on the web at www.missionumatilla.com contact us!

On August 27, the DMST provided a BRAC Informational Workshop to the UMADRA and other interested parties at the Depot. Tim McAnarney (DMST BRAC Specialist) lead the discussions. McAnarney provided information on the overall BRAC process beginning with the challenges and concerns with the UMCD in particular.

McAnarney explained the BRAC budget is competing within the federal government, and many of the resources move up and down in availability. He highly suggested working closely with political representatives and to check all funding resources, not only DoD.

Currently the planning funding has been provided through a grant by the DoD Office of Economic Adjustment. However, the planning process can last for a very long time, especially when environmental concerns and multi-jurisdictional communities are involved. McAnarney suggested identifying resources for quick financial benefit to fund the planning process. Items such as landfills, storage areas for data and other items could bring in funding enough to maintain the UMADRA for quite some time.

Other topics included the order of conveyances: Homeless Service Providers, Public Benefit Agencies, and finally Private Interests. The DMST is currently conducting these outreach efforts to generate interest. Multiple assessments are required: environmental, market, economics, site infrastructure and facilities all are currently under way.

This important workshop provided valuable insight and reminders to the UMADRA and the Dana Mission Support Team of the breadth and depth of information that is required to provide an acceptable and successful plan to the DoD and HUD.

Inquiring Minds...

Q: Why do the Homeless Service Providers get priority consideration of useable property in a BRAC plan?

A: In 1987 the McKinney Act (Title V) made homeless use the first priority for all surplus property. The Base Closure Community Redevelopment and Homeless Assistance Act of 1994 (Redevelopment Act) established a community-based process where representatives of the homeless and other community groups participate in local reuse planning. This Act placed the base reuse planning in the hands of a Local Redevelopment Authority (LRA) who is selected by and represents all community interests. The LRA develops a reuse plan that balances the need for economic redevelopment and other development with the needs of the homeless. In 2006, BRAC List became law and DoD started recognizing LRAs. Upon recognition of a LRA by the DoD, a timeline moves the planning process into rapid reuse of the property. When an installation announces or publishes a list of surplus property, the LRA has 30 days to advertise availability to the Homeless Service Providers. They then have 90 days or up to 180 days to receive Notices of Interest from the State and local governments, representatives of the homeless, and other interested parties. Once the outreach is complete, the LRA has 270 days to develop and submit a reuse plan and homeless assistance submission to HUD for review. Within 60 days of a complete application, HUD notifies the military department of its determination.

HUDs review includes consideration of size and nature of the homeless population in the vicinity— the application must show evidence of having consulted with homeless assistance providers— specifies how buildings, property, etc will become available for homeless assistance. The primary goal is to ensure the needs of the Homeless Service Providers are met within the communities.