



Army BRAC 2005

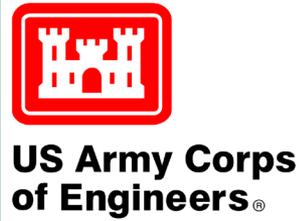


**US Army Corps
of Engineers®**

Army BRAC 2005 Historic Preservation Opportunities and Challenges



Army BRAC 2005



Framework

- Under a NEPA Umbrella
 - NEPA Documentation Levels
 - Record of Environmental Consideration (REC). Prepared by affected installation.
 - Environmental Assessment (EA). Prepared by the BRAC NEPA Support Team (NST). Approved by Garrison Commander.
 - Environmental Impact Statement (EIS). Prepared by NST. Signed by Installation. Record of Decision (ROD) signed by the Assistant Chief of Staff for Installation Management (ACSIM).



Army BRAC 2005



US Army Corps
of Engineers®

BRAC NEPA Documents

8 EISs:

Fort Meade

Aberdeen Proving Ground

Fort Belvoir

Fort Lee

Fort Benning

Fort Carson

Pinon Canyon Maneuver Site

Fort Sam Houston

177 EAs



Army BRAC 2005



**US Army Corps
of Engineers®**

- NHPA: Section 106
- Consultation parties
 - SHPO
 - Appropriate Federally-recognized Indian Tribes
 - LRA
 - Local interest (historical and development oriented)



Army BRAC 2005



US Army Corps
of Engineers®

Opportunities

– Sympathetic redevelopment

- Requires structure set up in initial Programmatic Agreement
 - Local ordinances
 - Preservation Covenants
- Requires cooperation between the LRA and SHPO
 - Following covenants
 - Continued consultation
- Possible Tribal Issues



Army BRAC 2005



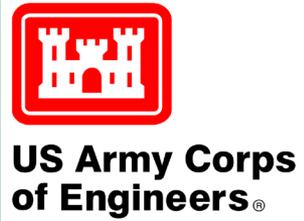
US Army Corps
of Engineers®

Challenges

- BRAC Timeline:
 - Army NEPA completion goals: EAs 6 months, EISs 12 months.
 - Prior ARMY BRAC EIS completion dates ranged between 16 and 48 months.
 - All actions including construction and basing complete by 15 Sep 2011
- Early Transfer Goals
- Competing interests
 - Economic redevelopment
 - Historic Preservation
 - Compliance
 - Maximum preservation safeguards
 - Tribal Interests



Army BRAC 2005



Tribal Interests

- 500 Years of American Indian law and treaty making
- European vs. Tribal concepts of landuse
- Government to Government Relationship
 - Government to Government relations between the Tribes and the Federal Government based on Tribal Sovereignty
 - Trust responsibilities
 - Consultation responsibility
 - Not stakeholders



Army BRAC 2005



US Army Corps
of Engineers®

- Contemporary Tribal Issues
 - Preservation of traditional culture
 - Prevention of disturbance of ancestral remains
 - Environmental issues
 - Lands of historic interest, not just Indian country today
- Consultation is pre-decisional—not pre-announcement



Army BRAC 2005



US Army Corps
of Engineers®

Lessons Learned from Previous BRAC Rounds

- Have a consistent approach. The Army's model PA being considered by DoD.
- Taking maintenance issues into account during real estate appraisal of historic properties.
- Strive for an economically successful development. To enable, care with restrictions in covenants a necessary element.
- SHPO awareness of the real estate disposal process.
- Rapid transfer to avoid properties in 'mothballed' state.
- BRAC project managers must maintain an up-to-date list of all stakeholders and consulting parties.



Army BRAC 2005



US Army Corps
of Engineers®

- Links

- Army BRAC Website

- <http://www.hqda.army.mil/acsim/brac/braco.htm>

- Army BRAC NEPA Documents Website

- http://www.hqda.army.mil/acsim/brac/nepa_eis_docs.htm
- http://www.hqda.army.mil/acsim/brac/env_ea_review.htm

- Former BRAC Reuse sites

- <http://www.hqda.army.mil/acsim/brac/BaseReuseWebsites.htm>
- <http://www.oea.gov/oeaweb.nsf/dayandriser.pdf>

- Advisory Council on Historic Preservation

- <http://achp.gov/bracnotes.html>

- NPS: Historic Tax Credit Basics

- <http://www.oea.gov/oeaweb.nsf/aguilar.pdf>



Army BRAC 2005



US Army Corps
of Engineers®

Ernie Seckinger

BRAC NEPA Support Team

ernie.seckinger@us.army.mil

251 694 4107