

Public Works Resiliency Project

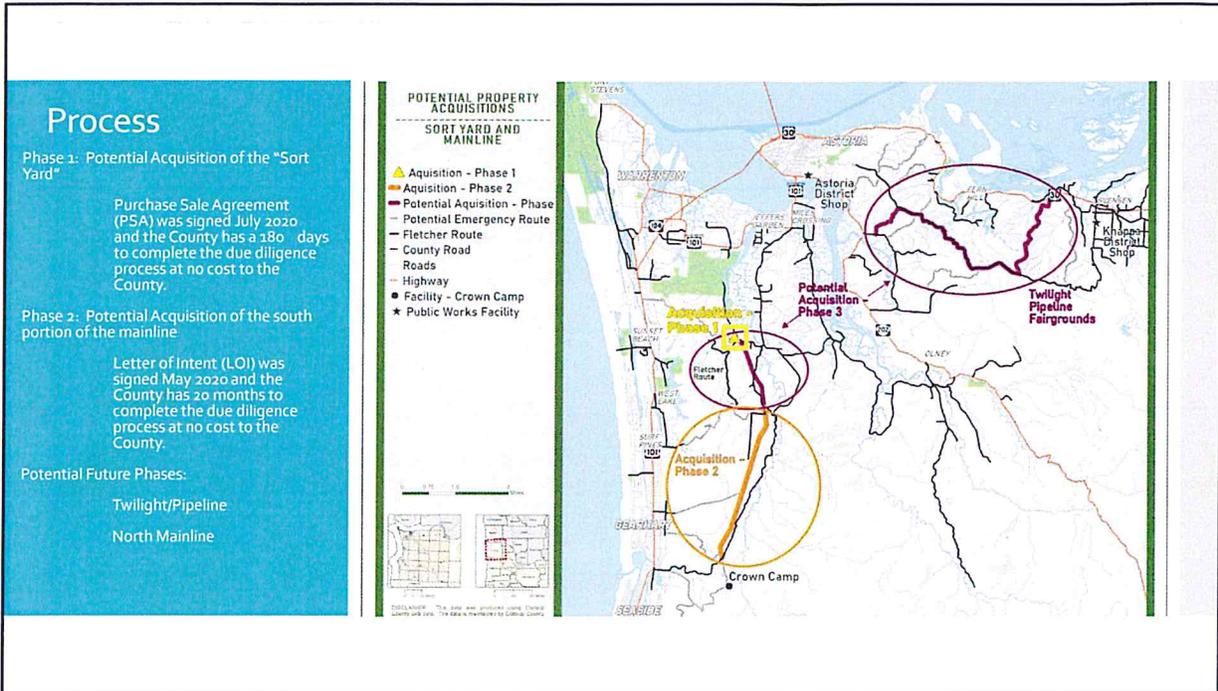
October 2020

Emergency Preparedness, Response, and Recovery

- Should a natural disaster occur Clatsop County plays a critical role in the county-wide emergency preparedness, response, and recovery.
- The county is responsible for protecting and preserving life and property as well as coordinating longer-term rebuilding and recovery efforts.
- Several county departments play an essential role in all emergency preparedness and recovery efforts including:
 - Assessment & Taxation
 - Emergency Management
 - Community Development
 - Public Health
 - Public Works
 - Sheriff's Office

Planning

- Clatsop County's 2012 Strategic Plan identifies a project named "Countywide Bypass, Truck, Evacuation Route" where the County, cities of Astoria, Warrenton and Seaside considered improvements to HWY 101 and the development of an alternate route, earthquake or tsunami evacuation road or by-pass.
- In the 2015 TSP it was mentioned "Having redundant transportation routes increases the likelihood of maintaining system connectivity during and after such an event is therefore an important part of Clatsop County's overall resilience."
- The Clatsop County Board of Commissioners have prioritized the relocation of essential buildings and infrastructure outside the tsunami inundation zone in an effort to optimize response during our community's time of need.



The county is currently under contract for the potential acquisition of one property and has a less formal letter of intent for a second property. The property there is a signed PSA for is the proposed site for the relocation of the Public Works Facility and has a due-diligence period that expires in January of 2021; the other property is proposed for a recovery route in an effort to reach south county with a due-diligence period that expires in December of 2021. The County may terminate the Purchase Sale Agreement or Letter of Intent at any time without expense to the County.

Sort Yard: Staff has begun the process to apply for a Goal Exception; will begin the Phase 2 environmental, any necessary survey work, and a transportation impact study.
 South Portion of Mainline: Surveying is underway and approximately 30% complete.

Facility Relocation Criteria

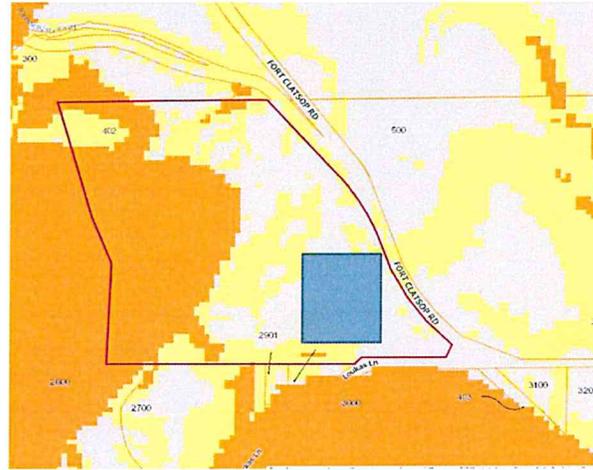
- Out of the inundation zone
- Availability of land
- Available public access
- Adequate size and shape for operations (15-50 acres) to accommodate current and future storage of materials, debris removal, equipment circulation, etc.
- Located on the west side of both the Lewis & Clark and Young's River
- Terrain and geological hazards
- Availability of multiple ways to and from facility for redundant access in a potential emergency
- Availability of utilities to serve the site
- Avoidance of extensive and costly wetland mitigation
- If goal exceptions are required, select the property that would most likely receive approval – Further conversations with DLCD over has shown that they are supportive of relocating both Public Works and the EOC. Specific properties have really not been the influencing factor.
- A site that would not be negatively impacted by future surrounding development (traffic, safety, noise, etc.)
- Potential ability to co-locate with other county departments (Planning, Building Codes, etc.)
- Overall cost to develop a turnkey site

There has been a total of 6 sites evaluated as possible locations and staff will continue to evaluate potential sites as they are identified:

- North Coast Business Park – While this site is currently owned by the county it has always been the intention to have this property returned to the tax roll for the benefit of several taxing districts; the cost to mitigate the wetlands would be upwards of \$1.5M - \$2M (wetlands cost approx. \$175K-\$200K to mitigate and it would take approx. 8 to 10 credits to develop this site) which significantly increases the overall cost to develop; future development of the area and the increased vehicle and pedestrian traffic would negatively impact operations for both the surrounding businesses as well as making this an inappropriate location for a rural public works facility.
- Dolphin Avenue (co-location with ODOT) – ODOT has outgrown their current location. Therefore, this would not be a large enough site for both county and state operations. Furthermore, increased development of the area, resulting in increased vehicle traffic, would not make this an appropriate site for a rural public works facility. Additionally, it is not preferred to put all resources in one location.
- Neikes Property – This property is approximately 64 acres and zoned EFU which would require a goal exception; this property has since sold and is no longer available.

- Crown Camp – This is approximately 29 acres and is zoned F-80. This property is located inconveniently for the majority of the population for walk-in services. However, this site would be advantageous to acquire as a site for material stock piling, debris removal, and emergency response. This property would require a goal exception.
- Warrenton Fiber/Nygaard Logging Sort Yard – This option is approximately 51 acres, is zoned F-80, and would require a goal exception.
- Angus Property – This property is approximately 28 acres, zoned AF and would require a goal exception; this property has since sold and is no longer available.

Proposed Facility Landslide Susceptibility



Landslide Susceptibility Matrix

Symbolic legend for Landslide Susceptibility Matrix:

- Open circle: Landslide Susceptible
- Circle with dot: Landslide Susceptible
- Circle with cross: Landslide Susceptible

Landslide Susceptibility	Landslide Density		Landslide Susceptibility	
	Low	High	Low	High
Low	Low	Low	Low	Low
Low	Low	High	Low	High
Low	High	Low	High	Low
Low	High	High	High	High

Low Landslide susceptibility. Areas classified as Landslide Density = Low (less than 7%) and areas classified as Slope Profile to Landslide = Low.

Moderate Landslide susceptibility. Areas classified as Landslide Density = Low to Moderate (less than 17%) and areas classified as Slope Profile to Landslide = Moderate (8% areas classified as Landslide Density = Moderate (7% to 17%) and areas classified as Slope Profile to Landslide = Low.

High Landslide susceptibility. Areas classified as Landslide Density = High (greater than 17%) and areas classified as Slope Profile to Landslide = Low and Moderate (8% areas classified as Landslide Density = Low and Moderate (less than 17%) and areas classified as Slope Profile to Landslide = High.

Timeline

YEAR	PHASE 1 Sort Yard	PHASE 2 Mainline South	Future Phases
2020	Purchase/Due Diligence/ Begin Goal Exception Process		Community Outreach
2021	Due Diligence/Facility Design/Complete Goal Exception Process/Permitting	Purchase/Due Diligence	
2022	Begin Shop Improvements		
2023	Construction		
2024	Shops Complete	Begin Construction	
2025	Offices Complete	Construction	
2026		Construction	
2027		Construction	
2028		Construction	
2029		Construction	
2030		Construction Complete	

While Phase 2 of the Mainline South currently shows construction beginning in 2024 this is not necessarily what the outcome of the due diligence process may bring.

Questionnaire Results

1. Do you support moving the Public Works Facility out of the tsunami inundation zone?
 Yes 69% No 28% Not sure 3%
2. Do you think that the Lewis & Clark Sorting Yard would be an appropriate location for a relocated Public Works Facility?
 Yes 30% No 25% Not sure 46%
3. How proactive should the County be in pursuing emergency and alternate routes in preparation for a seismic event?
 Very Proactive 56% Somewhat Proactive 30%
 Not Proactive 12% Not sure 2%

County staff are currently in the community outreach phase for both the Sort Yard and the south portion of the mainline. We held our first virtual community meeting on August 13th; we have posted the project information including a list of FAQ's on the county website; a county-wide questionnaire was sent out to gain countywide feedback on the project and results were submitted through October 5th. There were a total of 2,654 responses submitted.

Questionnaire Results - Continued

4. Do you think that the County should acquire existing private roads for alternate or emergency routes if they are currently available?
- Yes 66% No 29% Not sure 5%
5. If yes, should these alternate or emergency routes be improved to County Standards?
- Yes 54% No 19% Not applicable 17% Not sure 10%
6. If these alternate routes were obtained and improved should they be open for general public access?
- Yes 64% No 28% Not sure 8%

Questionnaire Results - Continued

7. Please rank the following potential projects in order of importance with 1 being the most important and 4 being the least important.

Public Works Facility Relocation

- 1 - 44% 2 - 7% 3 - 4% 4 - 25%
 Not sure – 20%

Pipe Line Road

- 1 - 17% 2 - 16.6% 3 - 11% 4 - 27%
 Not sure – 29%

Questionnaire Results - Continued

7. Please rank the following potential projects in order of importance with 1 being the most important and 4 being the least important.

Lewis & Clark Mainline N Section

- 1 - 7% 2 - 22% 3 - 24% 4 - 15%
- Not sure - 32%

Lewis & Clark Mainline S Section

- 1 - 8% 2 - 16% 3 - 19% 4 - 25%
- Not sure - 32%

Next Steps

<https://www.co.clatsop.or.us/publicworks/page/resiliency-project>

County staff will continue to schedule community outreach meetings and will be posting updates to the process on the county website Public Works page under "The Resiliency Project".

The Resiliency Project

THE COUNTY DOES NOT RECEIVE A SUBSIDY FROM THE STATE PLACED CONTACT BY SPENDING... (DATE) 10/12/2018 10:11:18 AM. Please see...

The Resiliency Project will be continuing the county's focus on providing local small business... (DATE) 10/12/2018 10:11:18 AM. Please see...

As part of the project, the county is providing funding to support the development of... (DATE) 10/12/2018 10:11:18 AM. Please see...

Information on funding by the county of the Public Works for the county is also available... (DATE) 10/12/2018 10:11:18 AM. Please see...

The first public meeting to discuss the project and the funding request will be held on... (DATE) 10/12/2018 10:11:18 AM. Please see...

Support for Small Business Owners

Small business is a vital part of the county's economy and provides employment... (DATE) 10/12/2018 10:11:18 AM. Please see...

The next meeting will be scheduled when the Board receives the results of the... (DATE) 10/12/2018 10:11:18 AM. Please see...

For more information, please contact the Resiliency Board...

Home Resiliency & Permits Apply for Small Business The Resiliency Project Timeline FAQ Business Plan PDF Business Plan Worksheet Small Business Small Business Employment Projects 101 Customer Feedback Contact Information

County staff presented to the Board of Commissioners during an October 6th work session. During this meeting the Board directed staff to continue to work through the due diligence process on the two properties. The Sort Yard and the south portion of the mainline.