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# Memorandum

11000

NREAD

DATE: 25 August 1986

FROM: Director, Natural Resources and Environmental Affairs Division,  
Marine Corps Base, Camp Lejeune

TO: Assistant Chief of Staff, Facilities, Marine Corps Base, Camp Lejeune

SUBJ: ENVIRONMENTAL IMPACT STATEMENT FOR LAND ACQUISITION

Ref: (a) CG MCB ltr 6280/FAC of 7 Aug 86

1. In accordance with the reference, it is recommended a statement be included in the final product which describes the additional staffing and equipment which will be directly provided for environmental/natural resources management protection.

JULIAN I. WOOTEN

INVESTIGATION

1100

1100

Statement of

Additional

1100



*Please Review*  
*Charles*

UNITED STATES MARINE CORPS  
Marine Corps Base  
Camp Lejeune, North Carolina 28542-5001

IN REPLY REFER TO:

6280

FAC

AUG 07 1986

From: Commanding General, Marine Corps Base, Camp Lejeune  
To: Commanding General, 2d Marine Division, FMF, Camp Lejeune,  
North Carolina 28542  
Commanding General, 2d Force Service Support Group (Rein),  
FMFLant, Camp Lejeune, North Carolina 28542  
Assistant Chief of Staff, Training and Operations  
Base Maintenance Officer  
Public Works Officer  
→ Director, Natural Resources and Environmental Affairs  
Division

Subj: REVIEW OF PROPOSED SCOPE OF WORK: ENVIRONMENTAL IMPACT  
STATEMENT (EIS) FOR LAND ACQUISITION

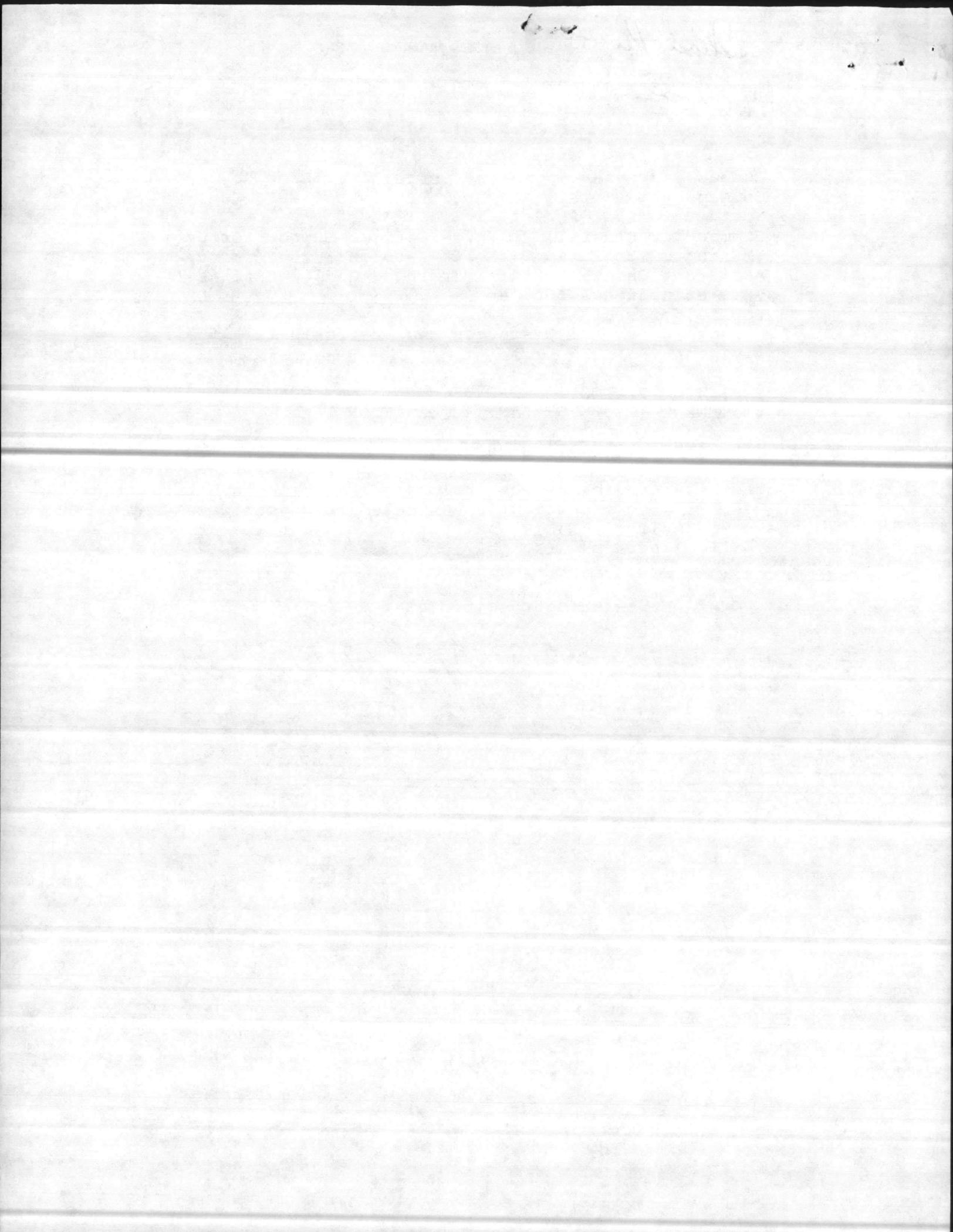
Encl: (1) LANTDIV ltr 11010 2032E:CHM dtd 16 Jul 86 w/Encl

1. Request your review of the enclosure and comments be provided  
by [REDACTED]. A meeting is scheduled to consolidate Camp  
Lejeune comments for LANTDIV use in final scope preparation.  
Meeting will be held on [REDACTED].  
[REDACTED]

2. Our POC is Mr. Alexander, ext. 3034.

*H. J. Kiriacoopoulos*  
H. J. KIRIACOPOULOS  
By direction

Copy to:  
EnvEngr  
JPAO





DEPARTMENT OF THE NAVY

ATLANTIC DIVISION  
NAVAL FACILITIES ENGINEERING COMMAND  
NORFOLK, VIRGINIA 23511-6287

TELEPHONE NO.

AV565-2307

IN REPLY REFER TO:

11010

2032E:CHM

16 JUL 1986

From: Commander, Atlantic Division, Naval Facilities Engineering Command  
To: Commanding General, Marine Corps Base, Camp Lejeune (AC/S Facilities)

Subj: ENVIRONMENTAL IMPACT STATEMENT (EIS) FOR PROJECT P-869, EXPANDED RANGE  
AND MANEUVER AREA AT MARINE CORPS BASE CAMP LEJEUNE

Ref: (a) MCB Camp Lejeune ltr 11010/2 FAC of 26 Nov 85  
(b) LANTNAVFACENCOM First Endorsement of MCB Camp Lejeune ltr  
11010/2FAC dtd 26 Nov 85  
(c) Mtg btwn LANTNAVFACENCOM (2032E1)/MCB Camp Lejeune  
(AC/S Facilities) of 21 May 86  
(d) PHONCON LANTNAVFACENCOM (Code 2032E1)/MCB Camp Lejeune  
(R. Alexander) of 8 Jul 86  
(e) PHONCON LANTNAVFACENCOM (Code 2032E1)/CMC (LFL) of 8 Jul 86

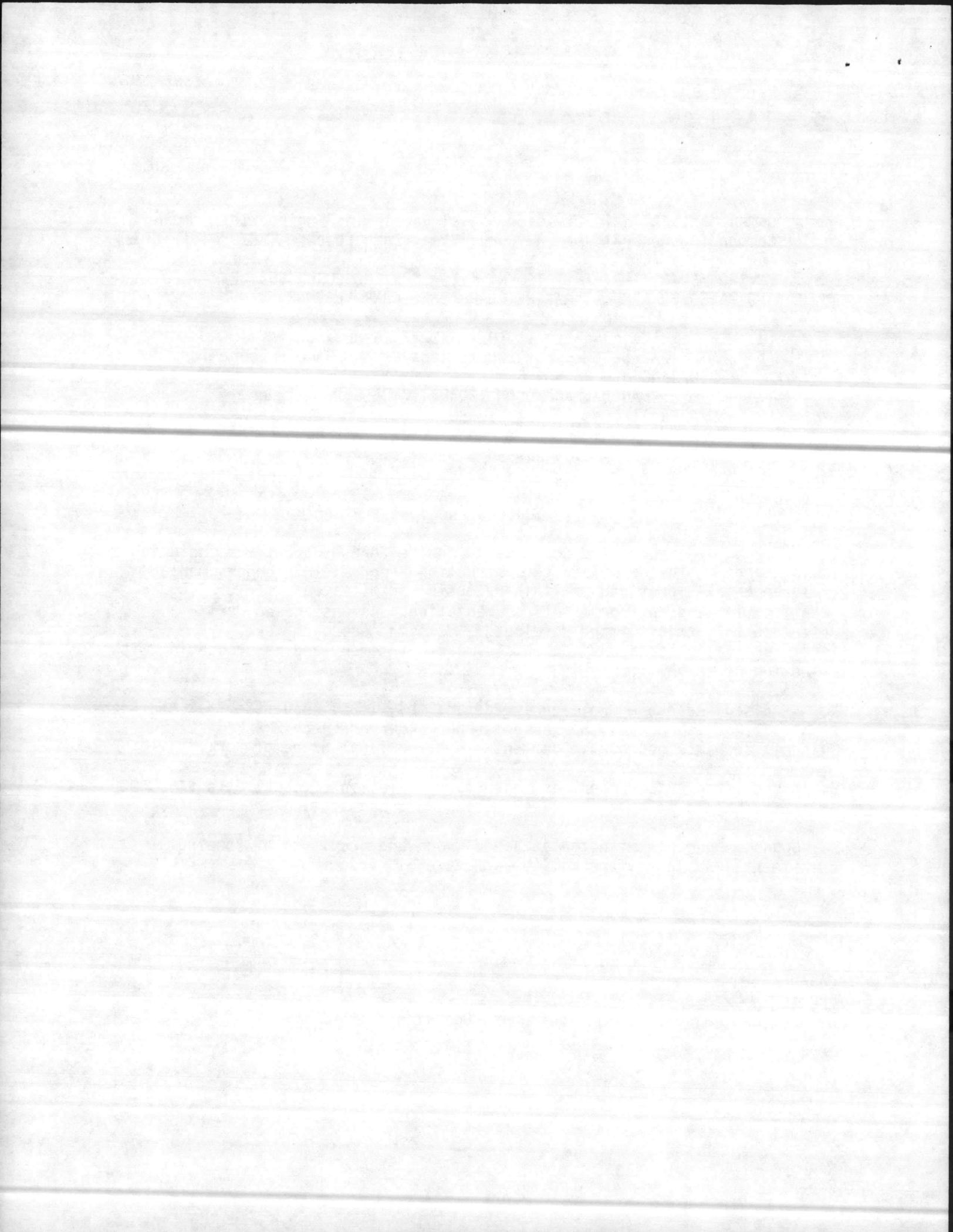
Encl: (1) Subject Preliminary Scope of Work dtd 12 Jun 86

1. Reference (a) requested Commandant, Marine Corps support the inclusion of subject project in the Military Construction Program. Our endorsement, (reference (b)), provided preliminary costs and milestones for project certification and environmental documentation. As was agreed during reference (c), this Command developed a detailed Scope of Work, (enclosure (1)), for a Environmental Impact Statement and is proceeding with selection of an A&E firm.
2. As discussed during references (d) and (e), it is requested that the Scope of Work, (enclosure (1)), be reviewed and concurred in by MCB Camp Lejeune. This office will incorporate comments into the final Scope of Work.
3. A preliminary government estimate for completion of the EIS is \$450,000, which is subject to change during the contract negotiation process.
4. Upon concurrence with the attached scope and provision of funding commitment, A&E interviews will be scheduled.

THOMAS C. HORSCH  
By direction

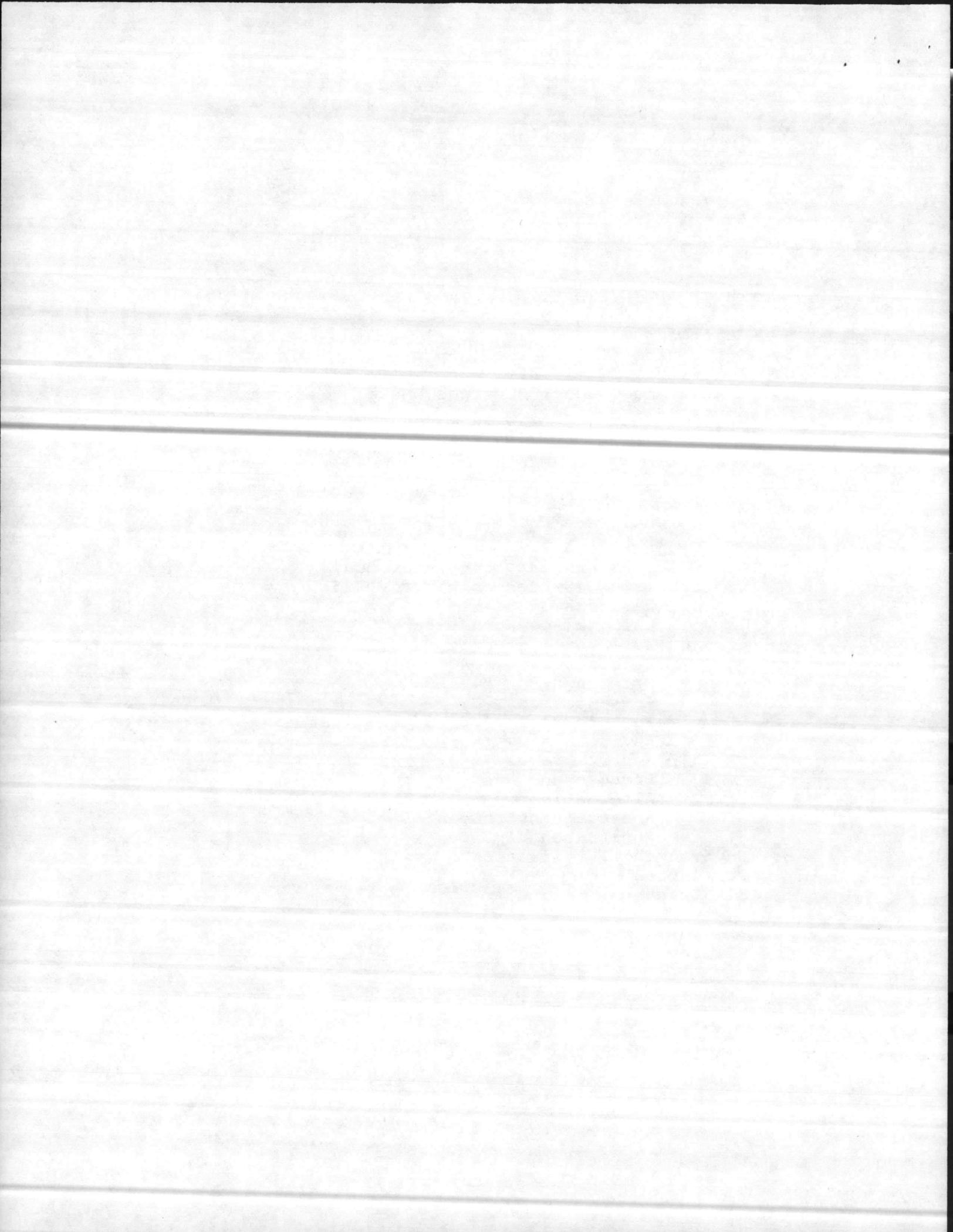
Copy to:  
CMC (LFL)  
CG MCB Camp Lejeune AC/S Training and Operations

Enclosure (1)



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PRELIMINARY

SCOPE

DRAFT ENVIRONMENTAL IMPACT STATEMENT

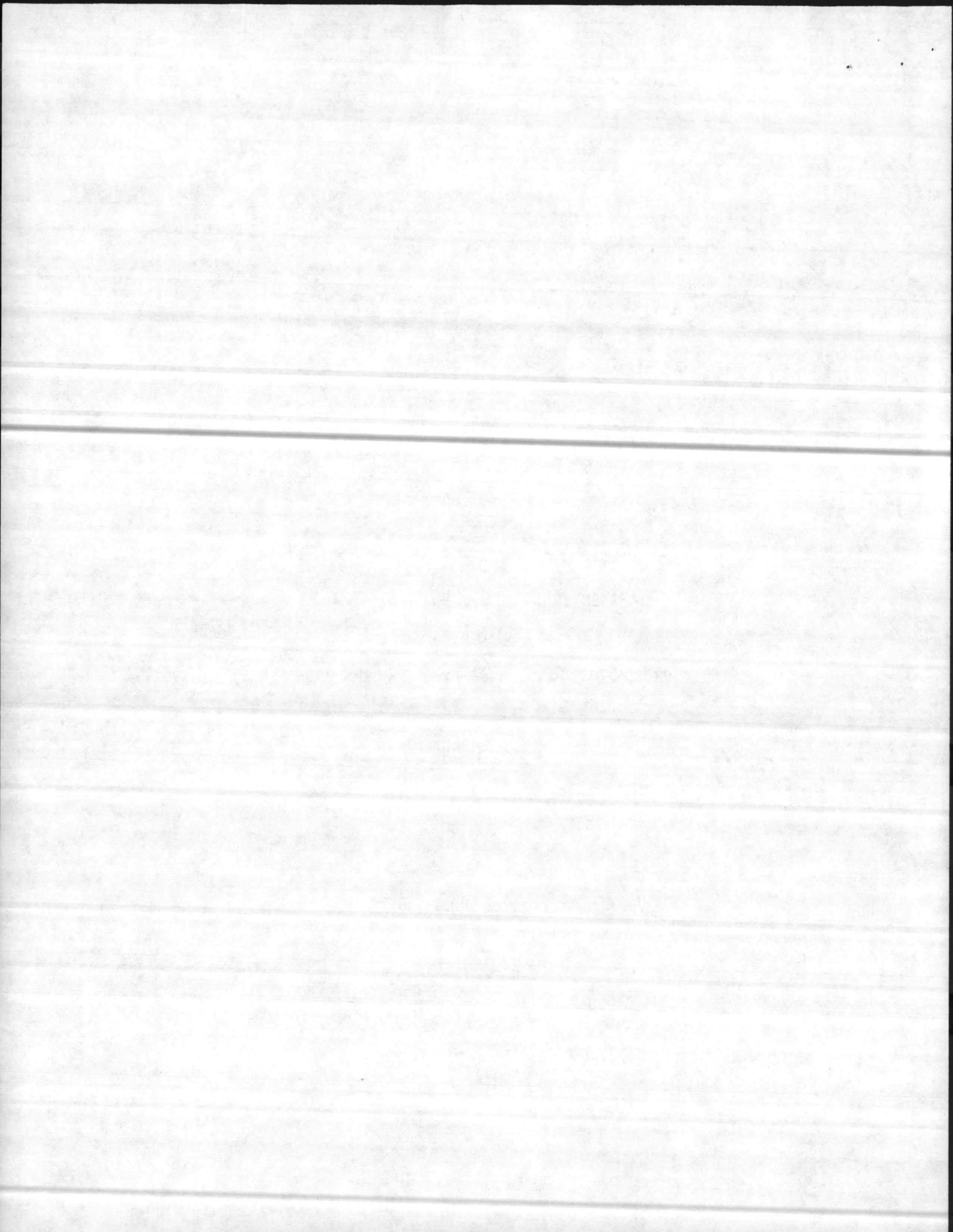
PROPOSED EXPANSION OF MARINE CORPS BASE

CAMP LEJEUNE

12 JUN 86

Revised 25 June 1986

8 July 1986



## I. INTRODUCTION

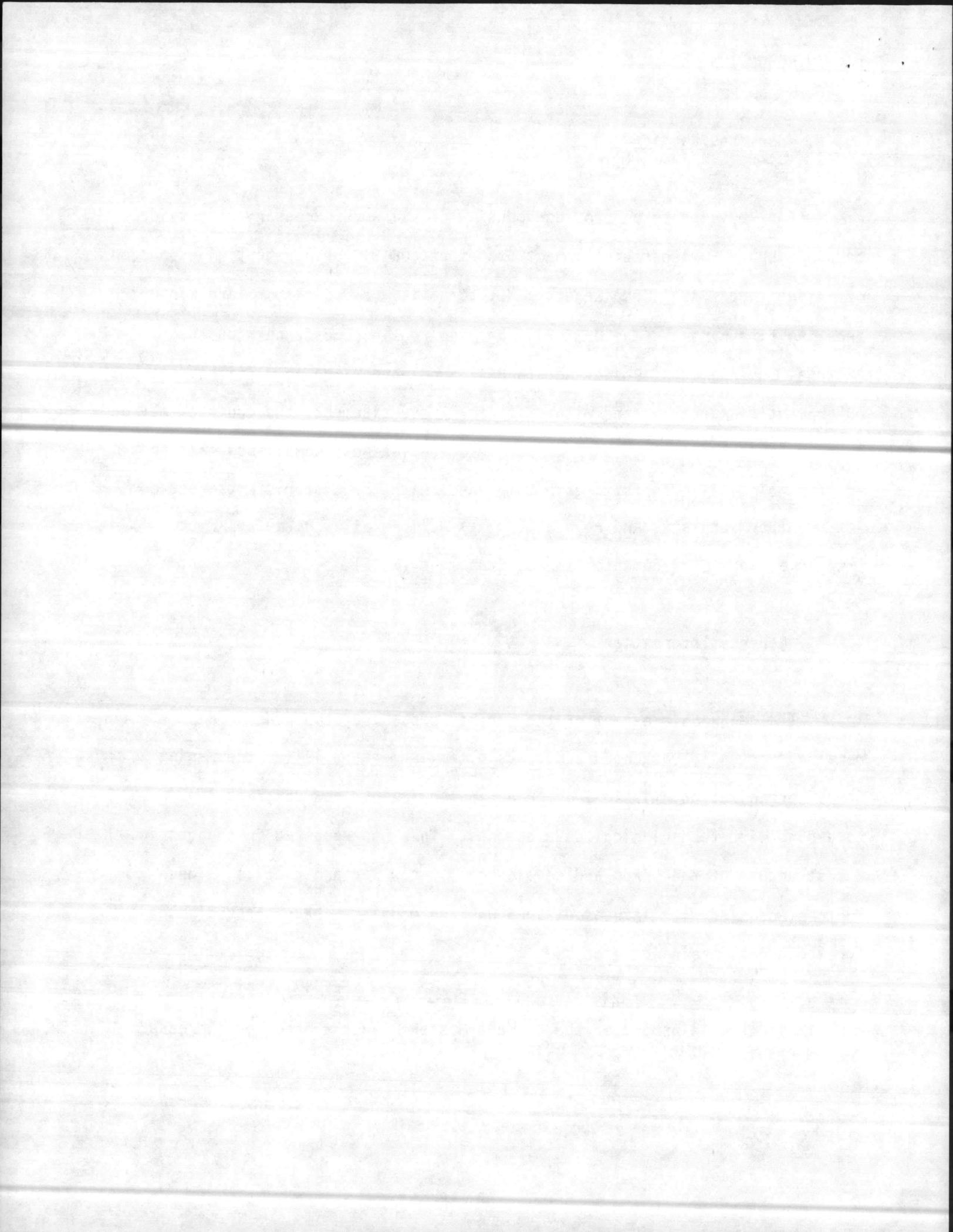
### A. Services Required

The services to be provided consist of all work necessary to provide a complete Draft Environmental Impact Statement (DEIS) for a potential expansion of Marine Corps Base, Camp Lejeune, NC, to satisfy a deficit of land maneuver and live fire ranges. The DEIS will be prepared in compliance with the National Environmental Policy Act (NEPA); and appropriate regulations. At the government's discretion and without further advertisement, the contract may be amended to include: Section 7, Endangered Species Act, compliance, Historic and Archeological efforts to gain compliance with the Historic Preservation Act or other such acts and regulations, as well as all work necessary to prepare a Final Environmental Impact Statement (FEIS).

### B. General Information

The geographic extent of the Marine Corps Base Camp Lejeune has remained virtually unchanged since its establishment in 1941. The Marine Corps' organization, mission, doctrine and equipment, however, has continued to evolve with technological developments. This has resulted in changes in the structure of the Corps and development of new warfare tactics. These factors, coupled with increased firepower and mobility, have created demands for additional training land.

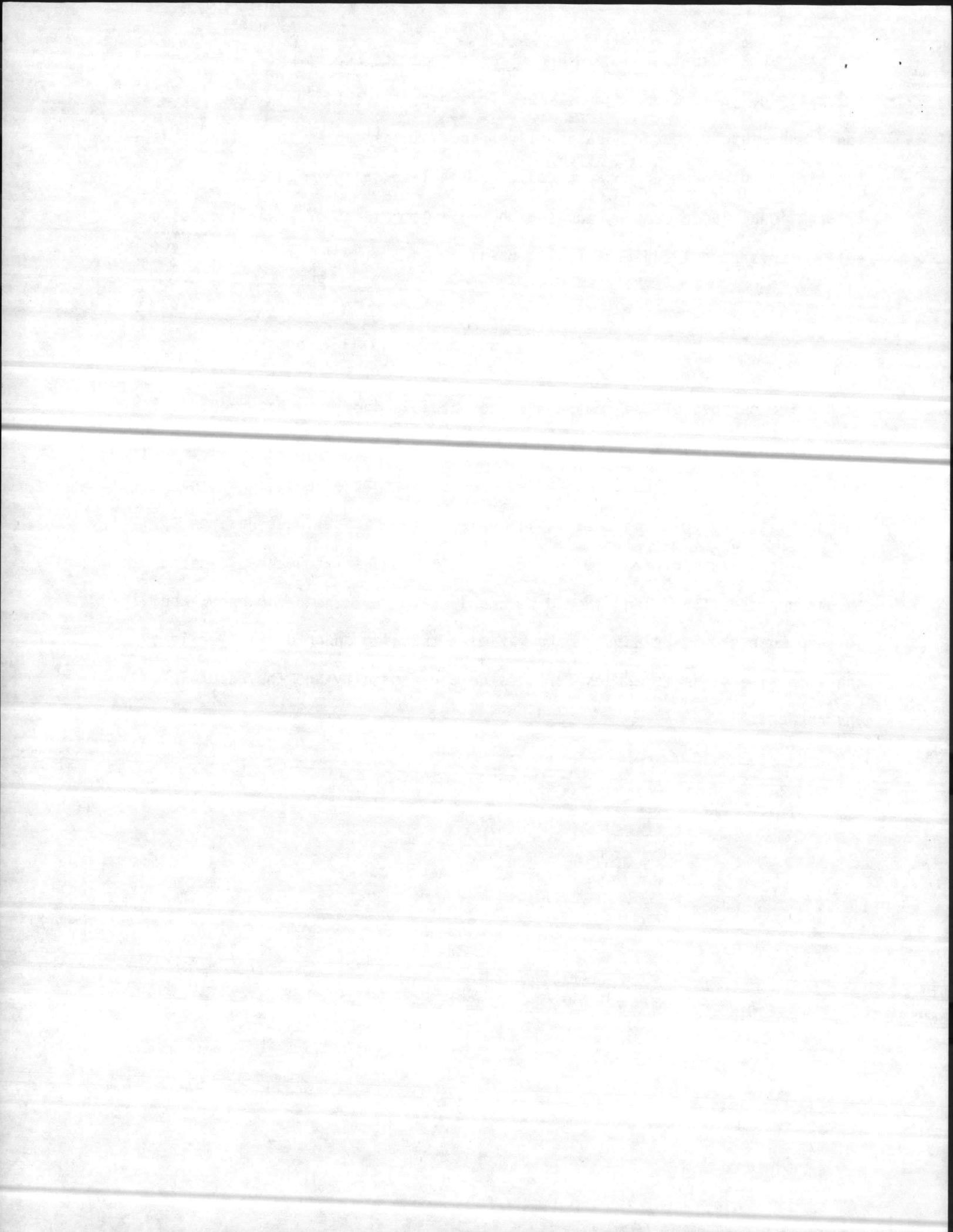
During development of the current Master Plan the need for increased



training area resulted in development of a separate report entitled "Special Training Analysis, Camp Lejeune, NC" This report identified a need for additional land maneuver area and live fire weapons ranges to meet current training requirements. Subsequently, in the late spring of 1986, the International Paper Company advised the Base Commandant of a willingness to sell a large parcel adjacent to the Base.

### C. Purpose

The purpose of the contract is to obtain a document that provides the information necessary for current and future Marine Corps decision makers to make informal judgements of the effects of pursuing the various alternatives means to satisfy training area deficiencies. The Marine Corps desires to gather sufficient information to enable senior managers to make a decision as to whether additional land should be acquired to meet the deficiency, and, if so, how much should be acquired to maximize training opportunities while at the same time minimize adverse effects on the community and the natural environment.



## II. CONTRACT ADMINISTRATION

### A. General

All correspondence and submittals shall be addressed to:

Commander, Atlantic Division

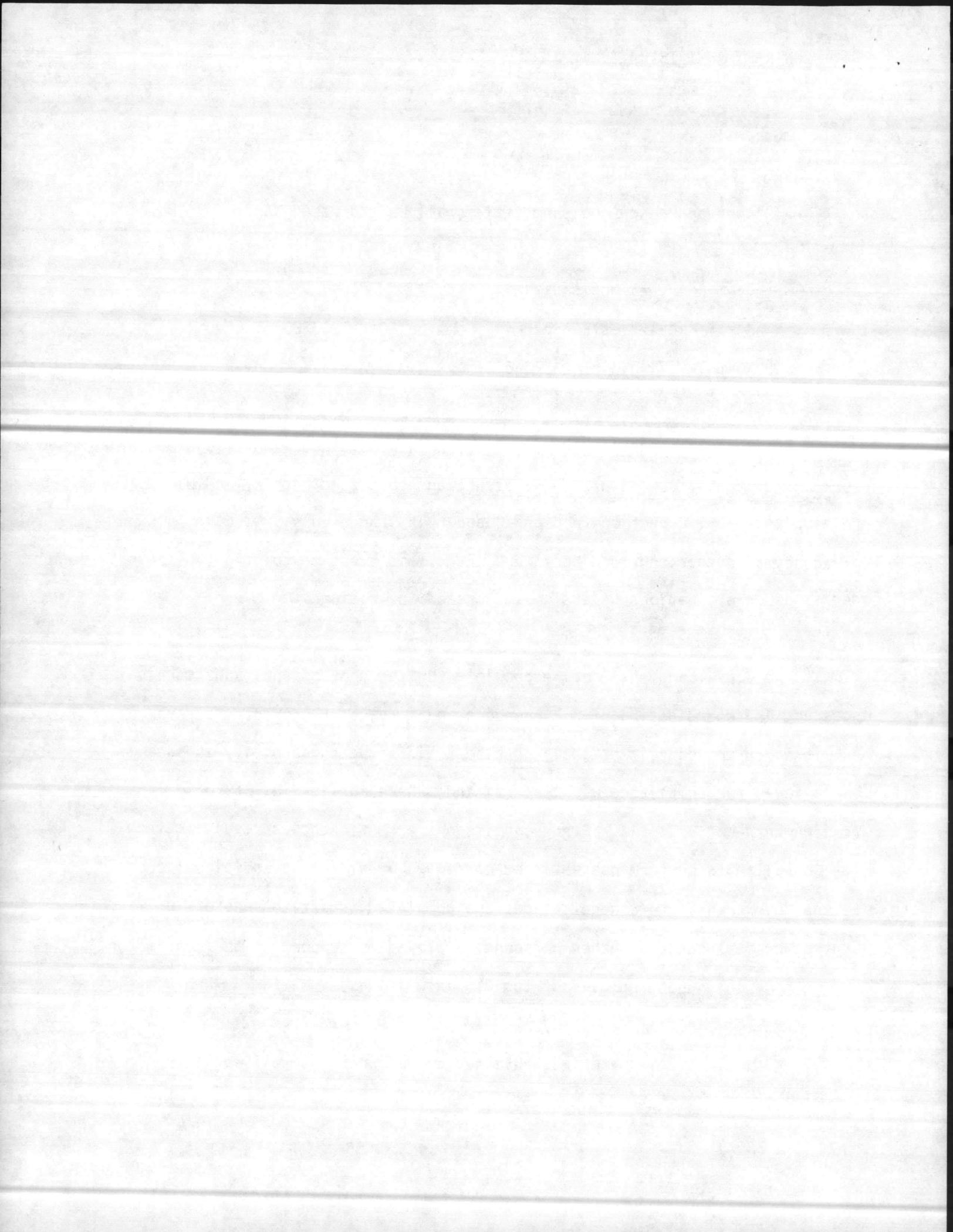
Naval Facilities Engineering Command (Code 2032E1)

Norfolk, Virginia 23511-6287

The Consultant shall perform all work in accordance with this scope of work and criteria, guidelines and instructions specified herein, and will receive technical direction from the Planner in Charge only. No other person or agency is authorized to direct work under this scope or to effect planning decisions or evaluations unless so authorized in writing.

The Consultant shall be responsible for the professional and technical accuracy and coordination of all products and services rendered. The products submitted by the Consultant shall represent his highest capability and shall be reviewed for compliance with Federal and, where applicable, State requirements and criteria. Errors, omissions or deficiencies resulting from the Consultant's performance shall be corrected by him at no additional cost to the Government. Once negotiations are completed, substitutions of Contractor personnel, or other personnel employed in support of the contractor may be made only upon approval of the PIC in writing.

Originals of all materials obtained or prepared, as well as other

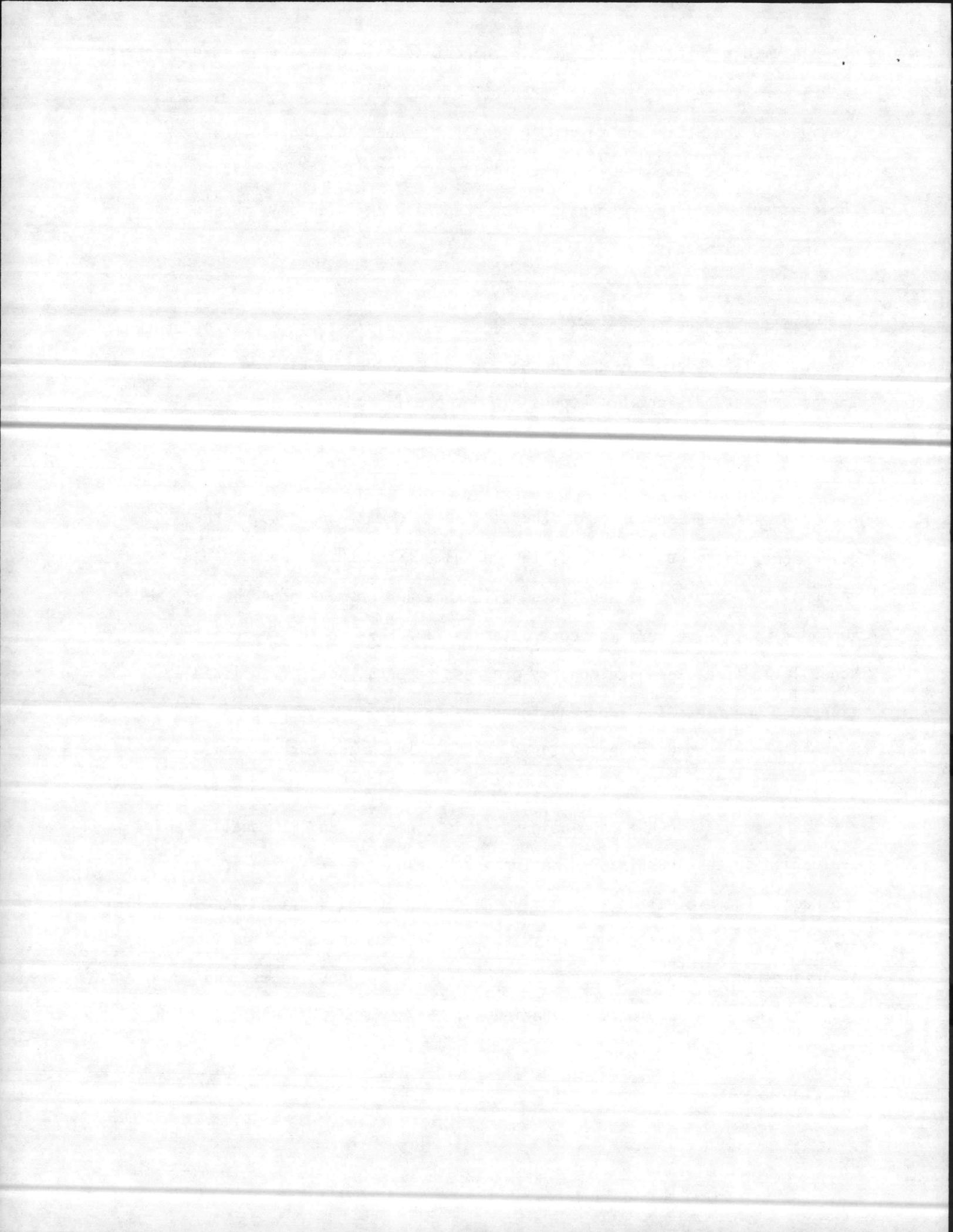


non-consumable materials acquired in support of this contract or furnished the contractor by the Navy, are the property of the Government and must be provided to the PIC prior to completion of the contract and final payment. (The PIC will be responsible for providing mailing labels for this purpose; the contractor will be responsible for preparing an inventory, packing, and mailing the materials.)

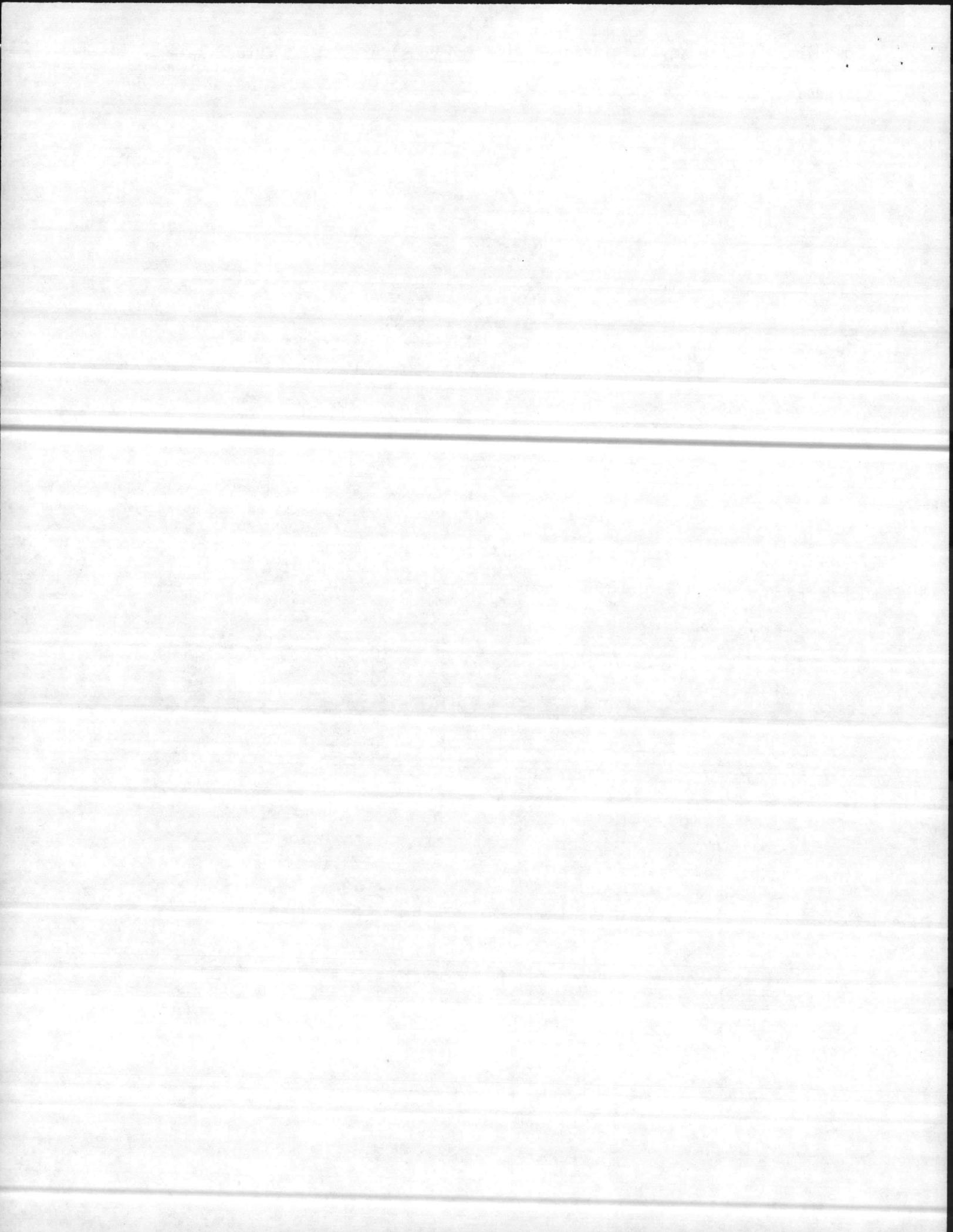
All expenses incurred in connection with visits, field work or other support shall be borne by the contractor and included in his fee proposal. The government will not be responsible for providing any support for the contractor.

A milestone and payment schedule, in a format agreed to by the government, is to be prepared by the consultant and submitted with his fee proposal. A copy of the negotiated milestone and payment schedule will be appended to this scope. The contractor shall adhere to this negotiated schedule and shall provide monthly progress reports, and, if applicable, milestone updates. The progress reports should be in letter format and address efforts to date, expenditures, problem areas and future plans.

Subsequent to the conclusion of this contract, the PIC shall prepare an evaluation of the Consultant's performance during the execution of this contract. The evaluation will include a rating of the services performed in such categories as overall quality, suitability of recommendations, adequacy of information, adherence to schedules and scope, responsiveness and cooperation. The completed evaluation will be permanently retained in the



Consultant's file at LANTDIV for review and consideration by future selection boards.



## B. Definitions

Contractor/Consultant - the individual or firm providing the services specified under this scope.

Principal - individual with a vested interest in the firm and responsible for the overall contract effort.

Principal Investigator - Contractor's employee in charge of the preparation of the report.

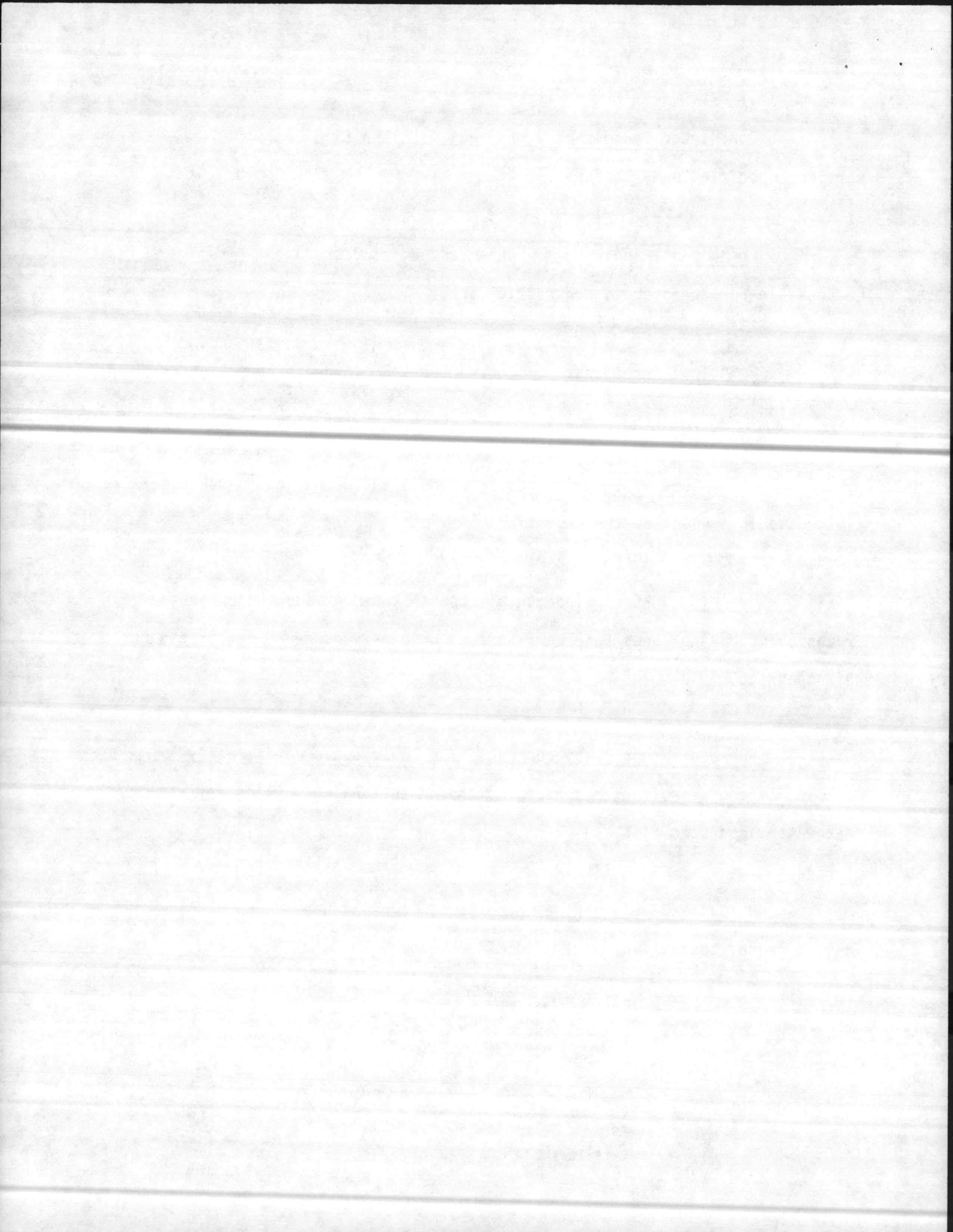
Field Supervisor - Contractor's employee in charge of acquiring all field data in support of the report.

Report - Draft Environmental Impact Statement for the proposed Expansion of Marine Corps Base Camp Lejeune or other documents required under this contract.

Sub contractor - any contractor or individuals not directly employed by the consultant but hired by the consultant to work on any aspect of the services specified.

Activity/Base - Marine Corps Base, Camp Lejeune, North Carolina, to include tenant activities, e.g., 2nd MARDIV, 2nd FSSG, etc.

Activity Point of Contact (APOC) - the individual who is the

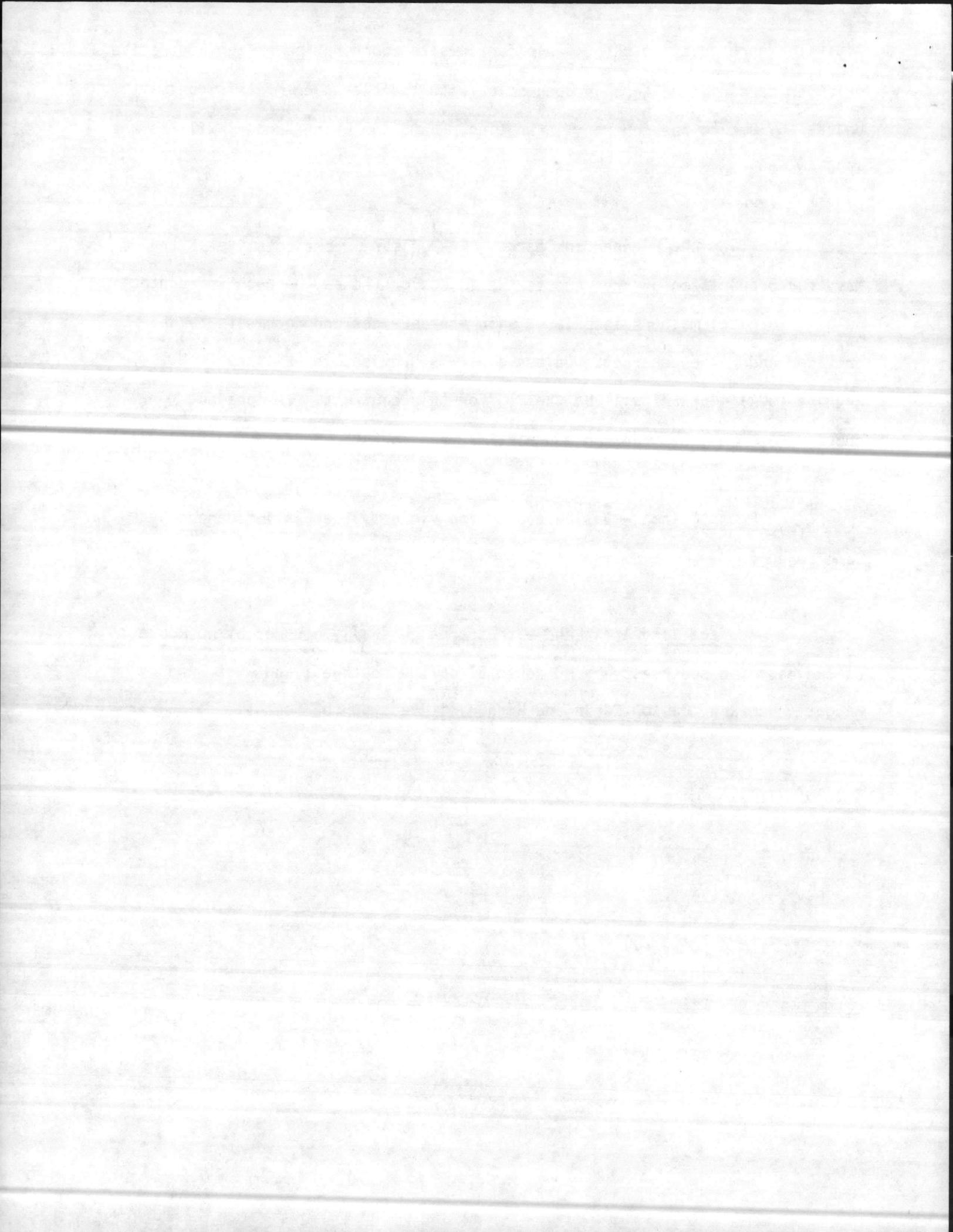


Activity representative responsible for on-site coordination of administrative or other pertinent matters in connection with the execution of this contract. Unless advised to the contrary in writing, (Name and Phone Number) will be the APOC for the Base.

PIC - the Planner in Charge. The primary representative of the Navy for preparation of the report. He is designated as the point of contact on all technical matters associated with the services and documents to be provided under the contract. Unless otherwise advised in writing, C. H. Maguire (804) 445-2307 will be the PIC for this contract. The project coordinator for A & E fee and contract matters is Ms L. Hodges (804) 444-9707

Project Area - Onslow county and vicinity that is influenced by Camp Lejeune.

Project Site/Area/Land - that area generally bounded by NC Route 17 on the east and southeast, by NC Route 50 on the southwest and west, and by Padgett, Haw Run, Dawson Cabin and High Hill Roads on the north.



### C. Activity & Site Visits

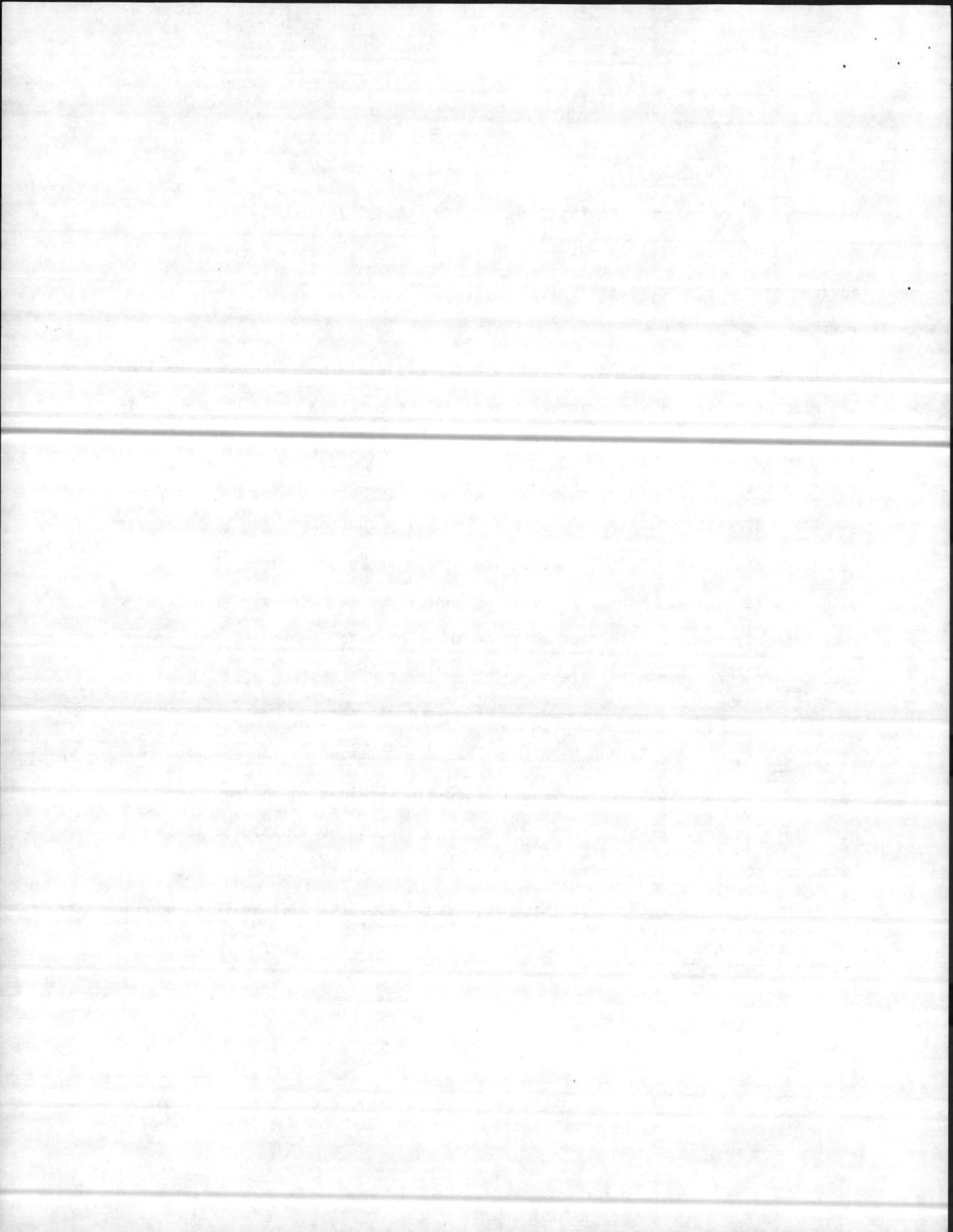
Activity visits - visits by the contractor or his personnel/subcontractors to the Base. Activity visits normally will be scheduled with the APOC three weeks in advance. In addition the PIC will be advised of all planned activity visits.

Site visits - Permission to enter privately owned property will be the responsibility of the contractor and will be obtained prior to entry. The government has sought right of entry for ecological survey purposes for government employees and contractor personnel from the International Paper Company. Approval of this request with the daily consent of the IPC forester is anticipated. The PIC will be advised three weeks in advance of all planned site visits. For purposes of PIC notification, site visits will be considered synonymous with contractor or sub-contractor personnel performing data gathering/research in Raleigh or other locations eastern NC.

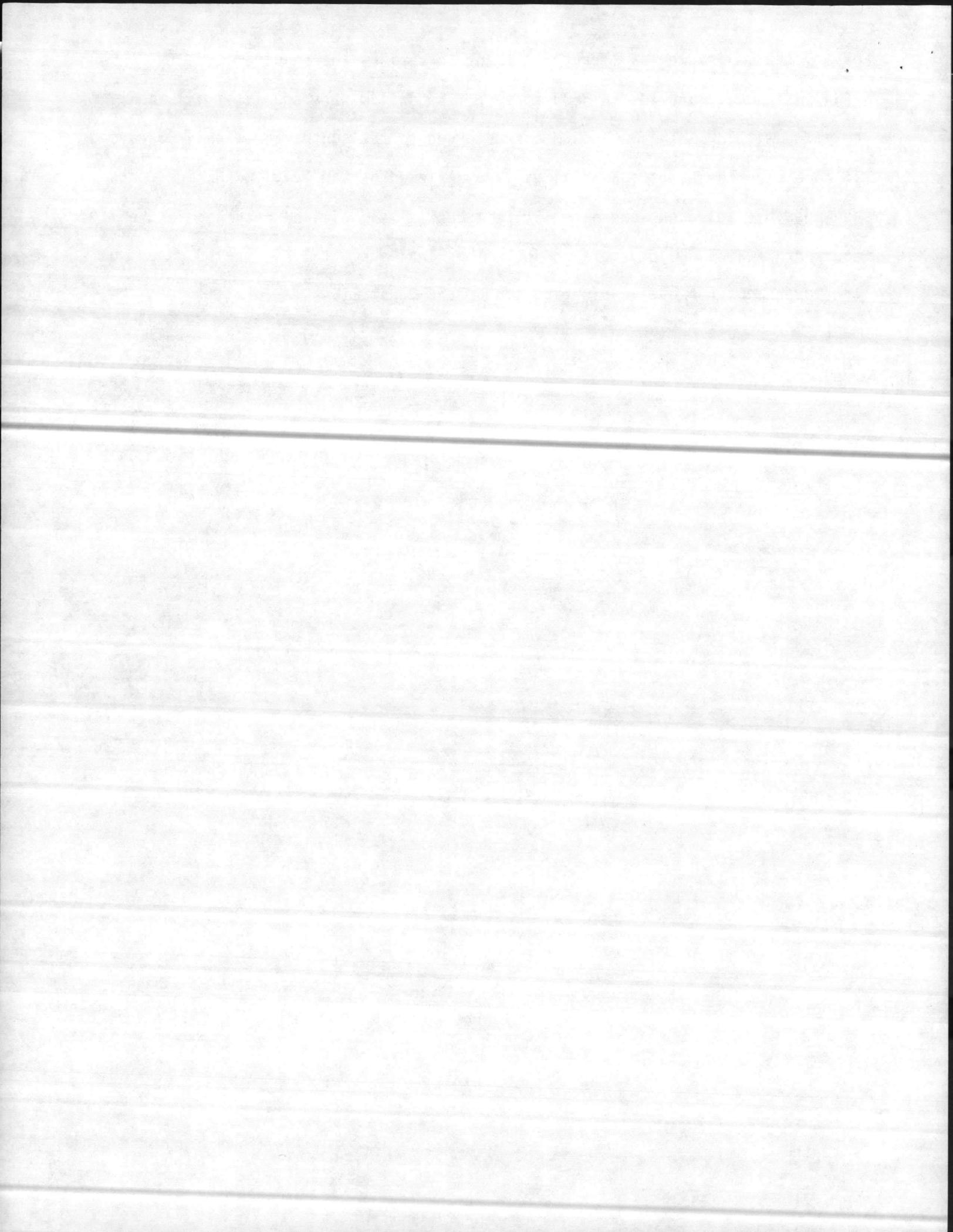
D. Attend and Conduct Meetings Make Presentations - These actions will be in accordance with those stated in "Specific Services to be Provided" Attendance at meetings by contractor personnel should be limited to those necessary to participate; normally the principal investigator and a technical representative. Exceptions to this could occur e.g. the exit briefing upon conclusion of field work, scoping meeting, public hearing etc.

### E. Submittals and Reviews

The work output will consist of a preliminary, a draft and a submittal



of a Draft Environmental Impact Statement to satisfy the requirements of OPNAVINST 5090.1 and 40 CFR 1500 et seq. The preliminary submittal will be reviewed within LANTNAVFACENGCOM and returned to the contractor within 30 days of receipt. The Draft submittal will be reviewed by the Navy and Marine Corps and possibly selected Federal or State Agencies, and will be returned to the contractor within 60 days of receipt. The final submittal will be provided to the Government for public distribution as the Draft EIS.



### III. STATEMENT OF WORK

#### A. Services to be Provided

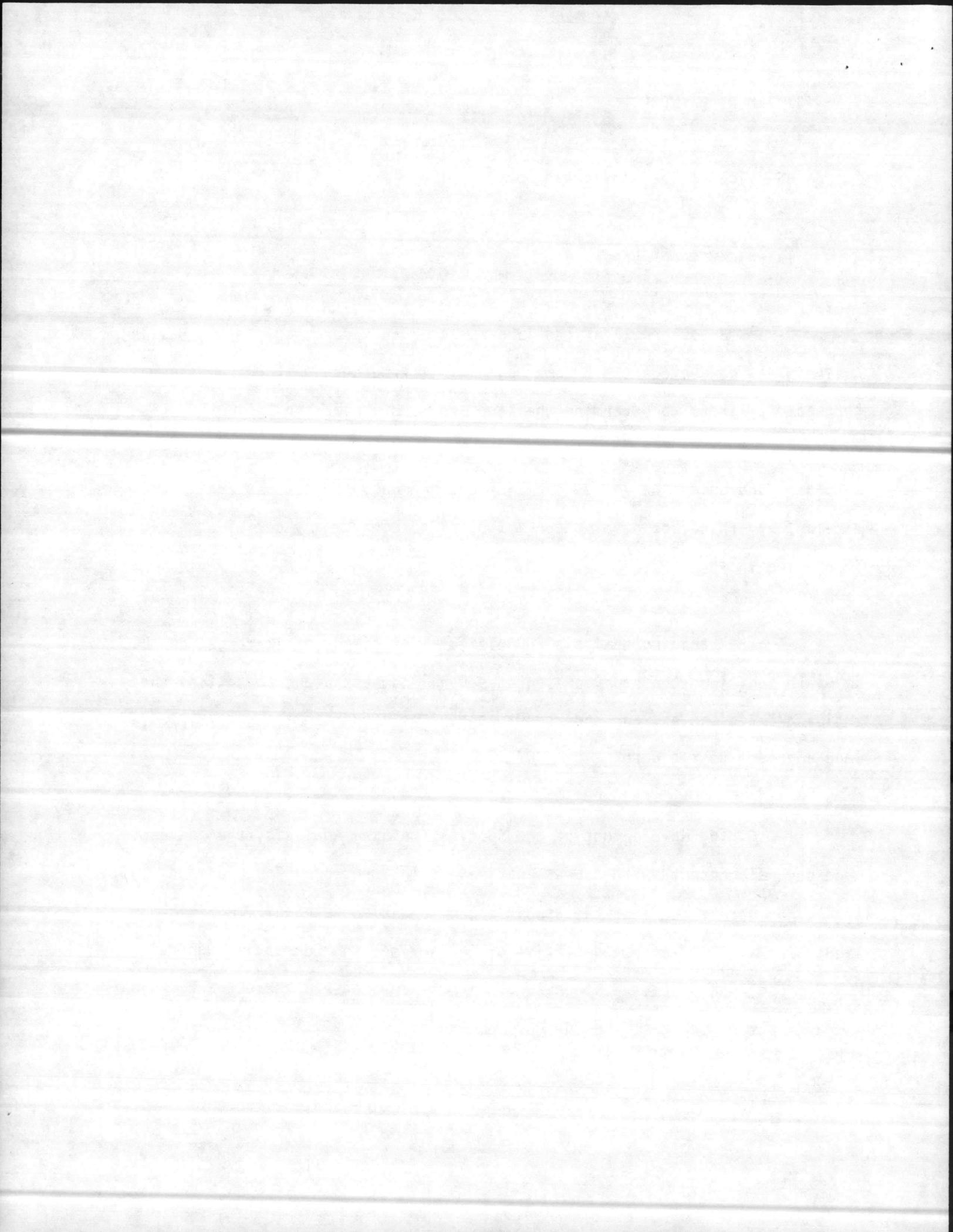
##### 1. Background/Purpose

As an outgrowth of the 1985 Master Plan update, a Special Training Analysis was conducted at MCB Camp Lejeune. The purpose of the analysis was threefold: First, to determine the land area and number and type of ranges required to support the training mission; Second, to assess the current situation and determine its suitability and adequacy to meet the training mission; and Third, to develop concept plans to correct any deficiencies identified in Step Two.

The training analysis identified a deficiency of 12 ranges and 209 km<sup>2</sup>. In addition, the study presented several concept plans to satisfy the training deficiencies, and endorsed a concept of acquiring the undeveloped land adjacent to the Base.

During development of the Special Training Analysis, the contractor made several contacts with representatives of International Paper Company (IPC), who became aware of the study's recommendation to acquire additional land. In May 1986, a representative of IPC advised the Commanding General, MCB Camp Lejeune of the willingness of his company to sell their tract, which was adjacent to the Base, to the government.

The purpose of this contract is to acquire the environmental



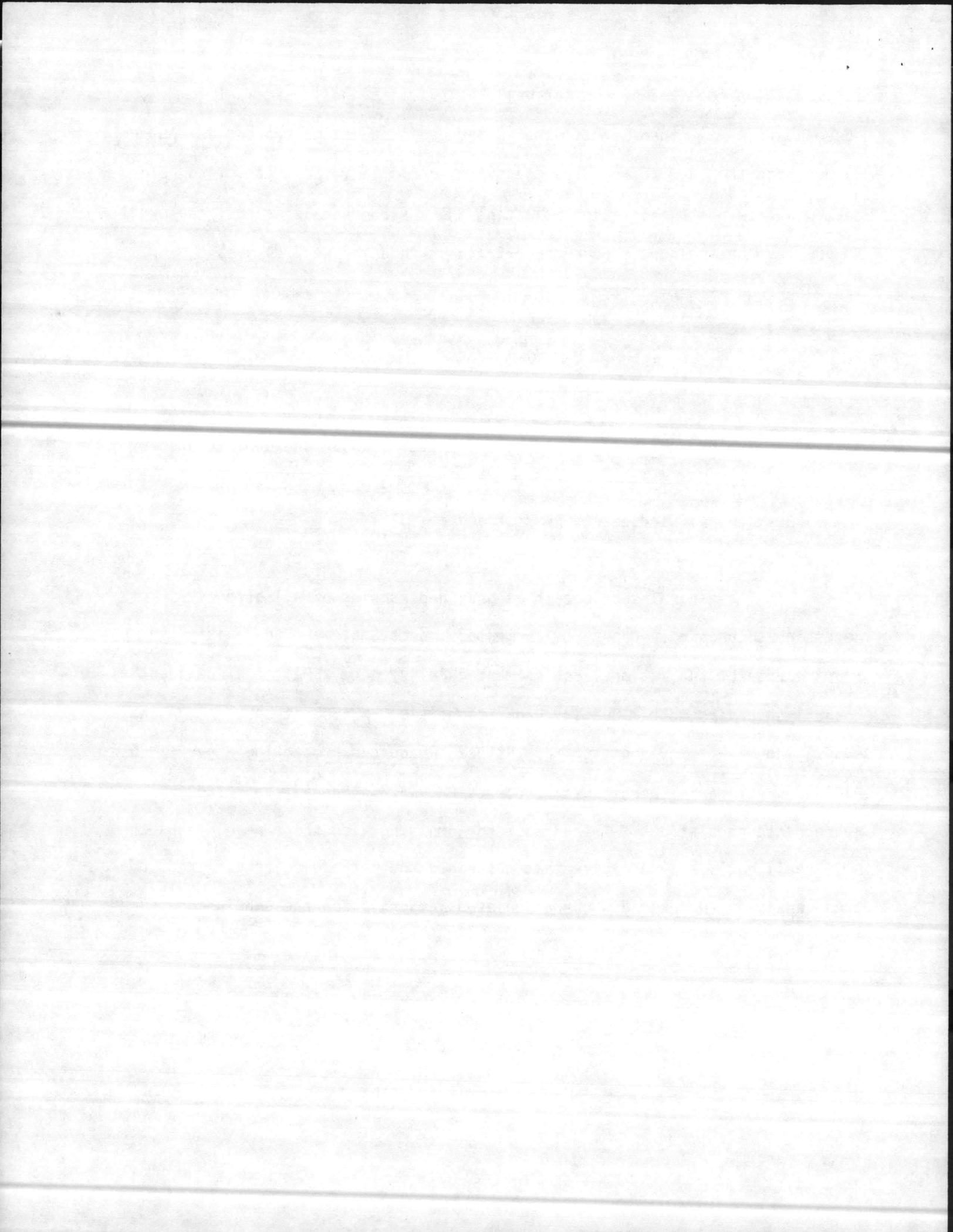
documentation required by the National Environmental Policy Act. This documentation will then be utilized in the decision-making process as whether to purchase the land to meet the identified deficiency, and, if so, to help determine its best utilization balancing the environmental factors, the need to preserve the resources for future training, and the need to meet the training requirement shortfall.

## 2. Project Area

The project area is generally as stated under the definitions.

## 3. General Services to be Provided

The general services to be provided consist of all efforts necessary to prepare a Draft Environmental Impact Statement to satisfy the requirements of the National Environmental Policy Act (NEPA); the President's Council on Environmental Quality Regulations (40 CFR 1500 et seq.); OPNAVINST 5090.1 the Navy's Environmental and Natural Resources Protection Manual; MCO P11000.8, the Marine Corps' Real Property Facilities Manual; and other appropriate regulations. In addition to complying with these regulations the DEIS shall include a narrative that describes the methodologies utilized and their analysis and provides the associated rationale for the conclusions reached.



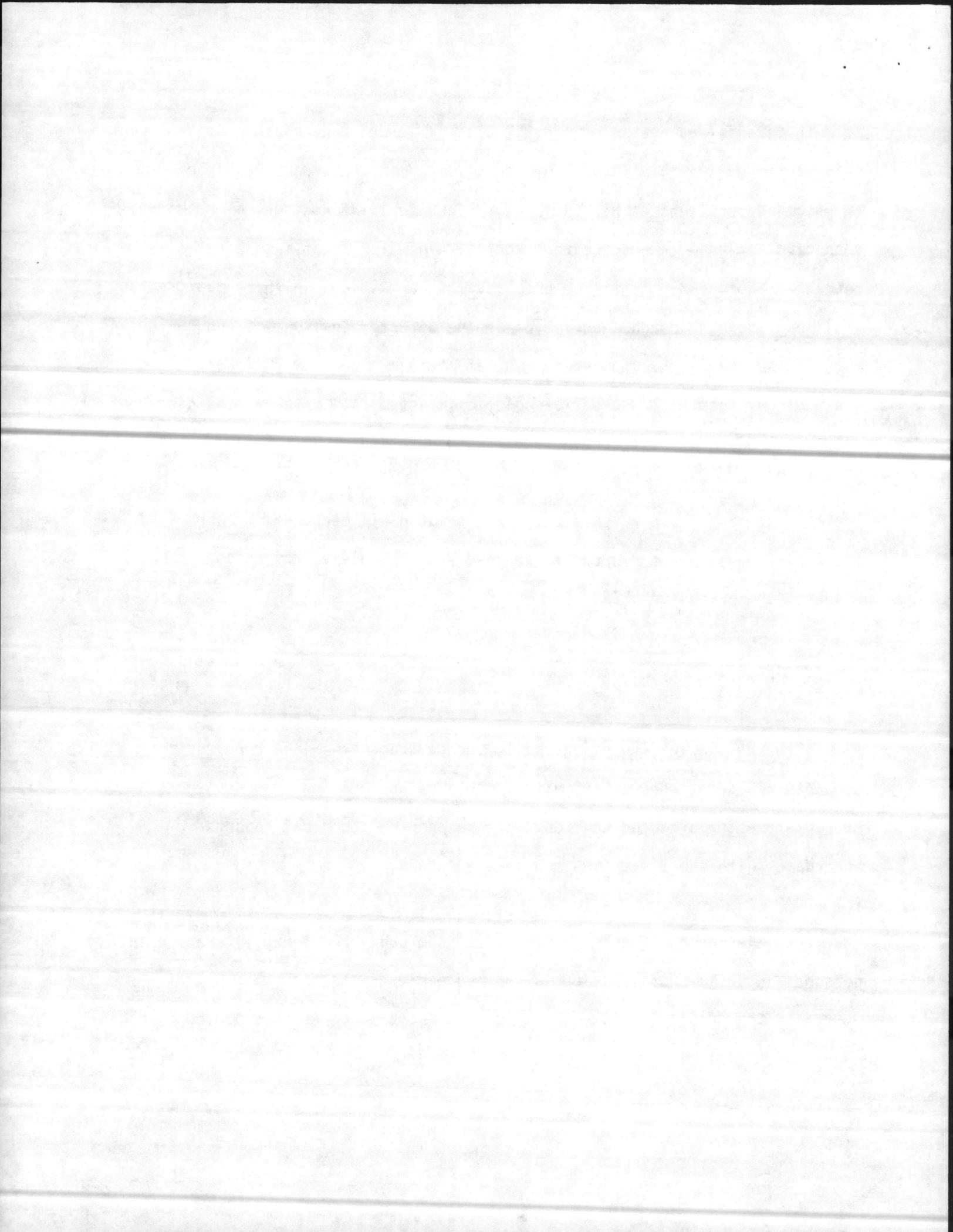
The DEIS shall be a single document that incorporates by reference as much material as feasible. The DEIS shall be written in a narrative format in a manner easily comprehended by individuals not conversant with the technical disciplines within the study. Technical information, if required, should be included in a separate Technical Appendix if not incorporated by reference. The document shall be prepared from a multidisciplinary approach and shall provide a thorough description of the affected environment and to the extent practicable shall quantify, but at a minimum qualify, all direct and indirect environmental and socio-economic impacts. All alternatives discussed within the document will receive equal consideration.

The consultant will be responsible for providing all personnel, labor, materials, equipment and support required for a complete professionally prepared and presented DEIS.

#### 4. Specific Services to be Provided

In the preparation of the DEIS, the contractor will be required to complete research, conduct and attend meetings and hearings, conduct work to characterize the affected environment, and prepare technical reports in accordance with the directives previously cited.

a. Research - Acquire information from published, grey literature and personal interviews of individuals knowledgeable of the information that describes the area or similar areas, or the anticipated effects of the



proposed use of the area. The contractor will be required to conduct a literature search of an information retrieval service such as DIALOG.

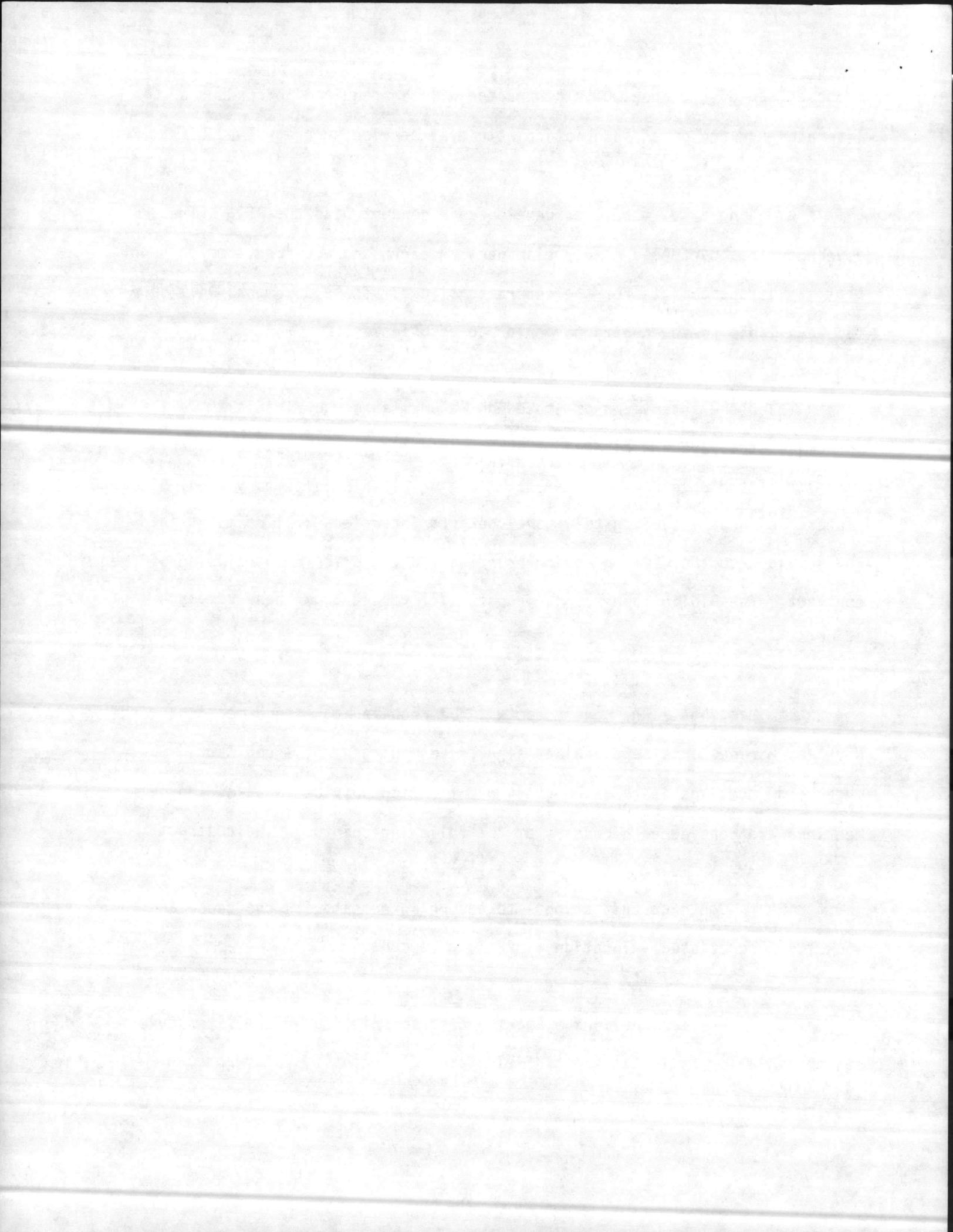
b. Using a key word list developed in concert with the PIC. (The government has performed some preliminary research and acquired some documents that may be appropriate for the contractors' use. These documents will be made available to the contractor prior to negotiations.

Telephone interviews of State and Federal agency officials as well as academia, etc., are anticipated. Library research is anticipated in the vicinity of the Base and in Raleigh, NC. A brief written summary (log) of all research efforts including telephone contacts/interviews will be maintained and provided to the PIC for review as requested and prior to conclusion of the contract. The Bibliography of the report will result from these research efforts.

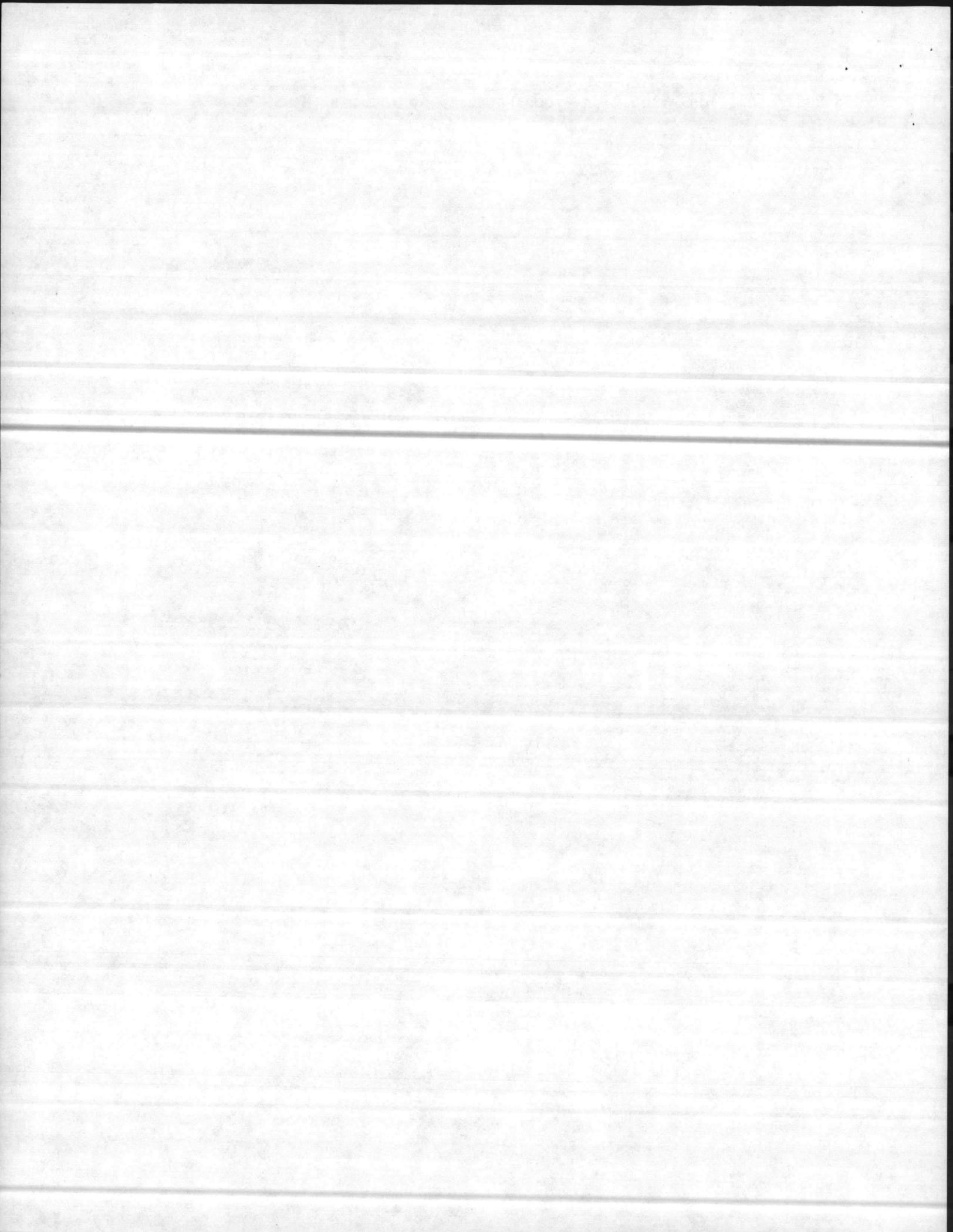
Meetings - The contractor will be required to attend meetings with Navy and Marine Corps personnel at significant points in the contract. The purpose of meetings is to exchange information and provide input to the DEIS. Meetings are considered necessary at the following points in the contract:

Contract Initiation - to ensure agreement with the scope and work items negotiated - location - MCB Camp Lejeune

Progress reviews - Shortly after completion of the literature search and prior to initiation of field work - to identify data gaps and



discuss resolution - location - contractors' offices.



- At completion of significant milestones identified by the contractor and accepted by the government during negotiations - location - contractors' offices.

- At the contractors' discretion, to discuss significant items, matters of scope, etc. - location - contractors' offices.

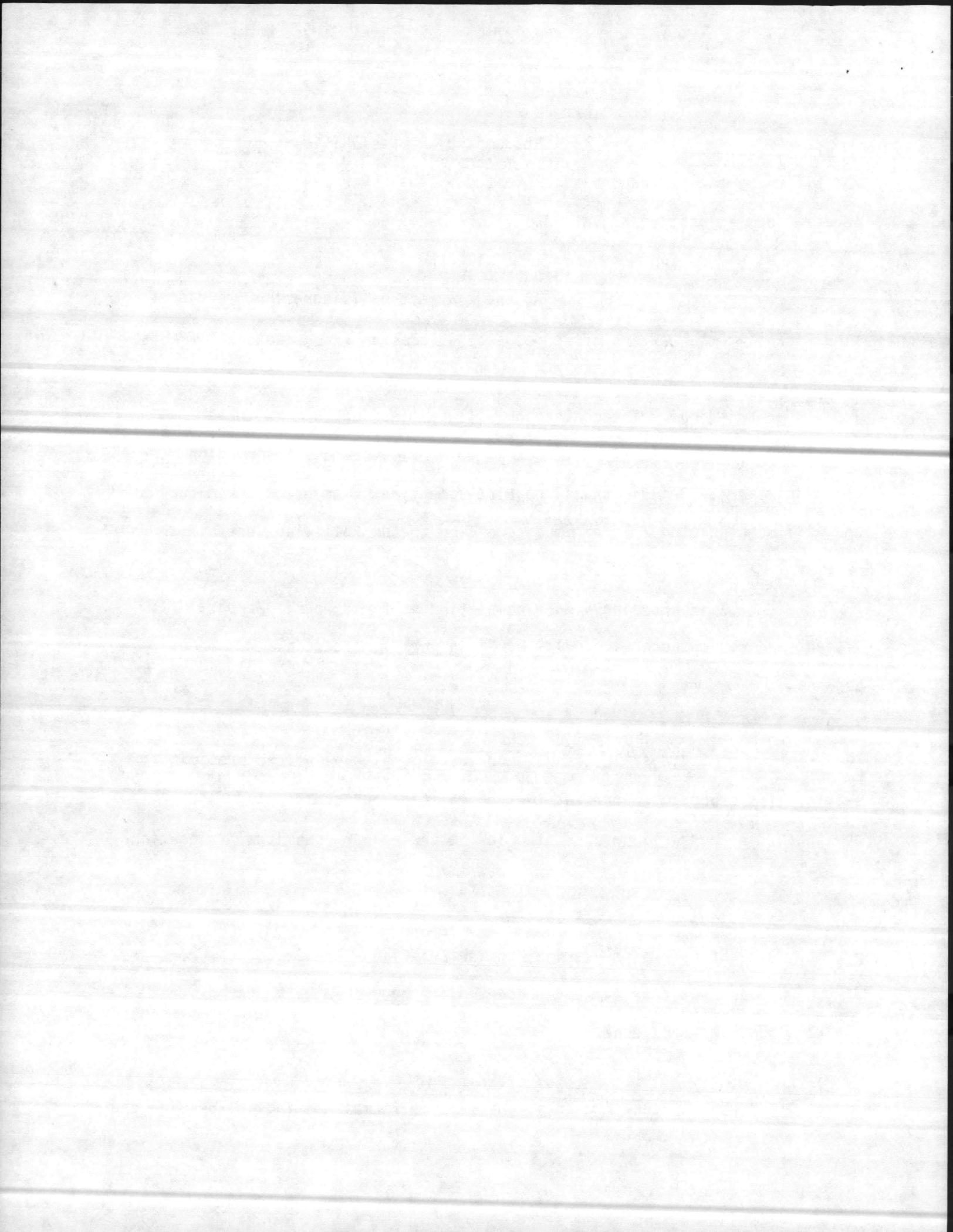
Briefings - The contractor will be required to make three briefings. The purpose of briefings is to provide salient information to decision makers. Briefings will require some type of graphics presentation and will be conducted at a minimum according to the following schedule:

c Exit briefing - Upon completion of field work. Purpose: to present and review general results of field work - location - MCB Camp Lejeune.

o "Findings" briefings - Prior to completion of the preliminary submittal. Purpose: to present the general findings of the study and review how these findings will be presented in the preliminary submittal - location - Norfolk.

o Study/Public Hearing Preview Briefing - Preview of the contents of the DEIS and how they will be presented at the DEIS public hearing - location - MCB Camp Lejeune.

Presentations- Presentations will be formal meetings to provide the



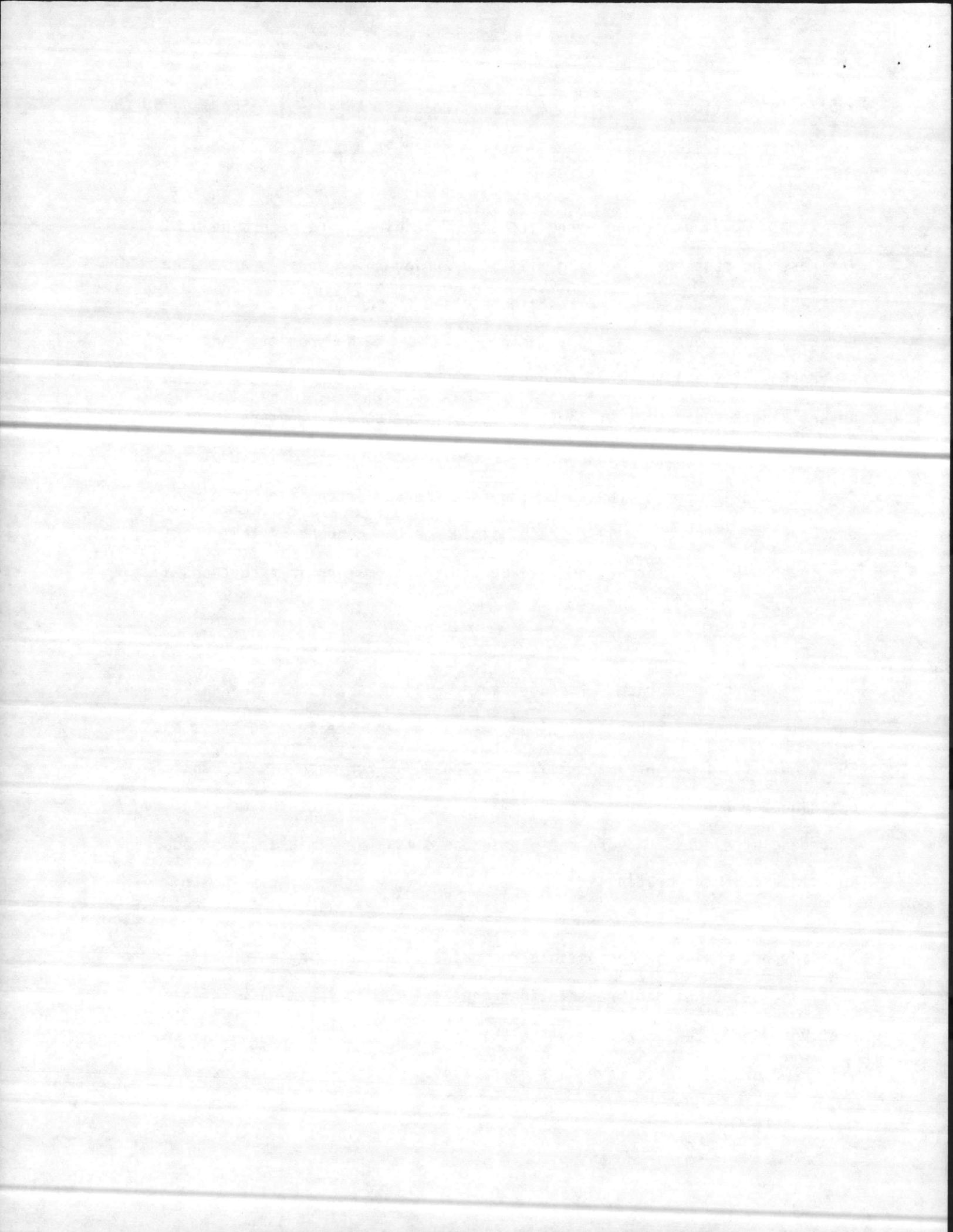
public information concerning the DEIS. Two presentations will be made by the Contractor; one at a Scoping meeting, the other at a public hearing.

o Scoping meeting - The purpose of scoping is to determine public interest and concerns. Scoping will occur prior to or shortly after the initiation of field work but after completion of the literature search.

Location - at a public facility in the vicinity of the project. Acquiring use of the facility will be the responsibility of the contractor as will the advertising/announcement of the meeting. At the scoping meeting, the contractor will make a presentation of the proposed work to include graphics depicting the proposed area to be acquired and the information gathered to date. (The contractor will be responsible for the conduct of this meeting; the government's participation will be limited to making introductions and closure of the meeting.)

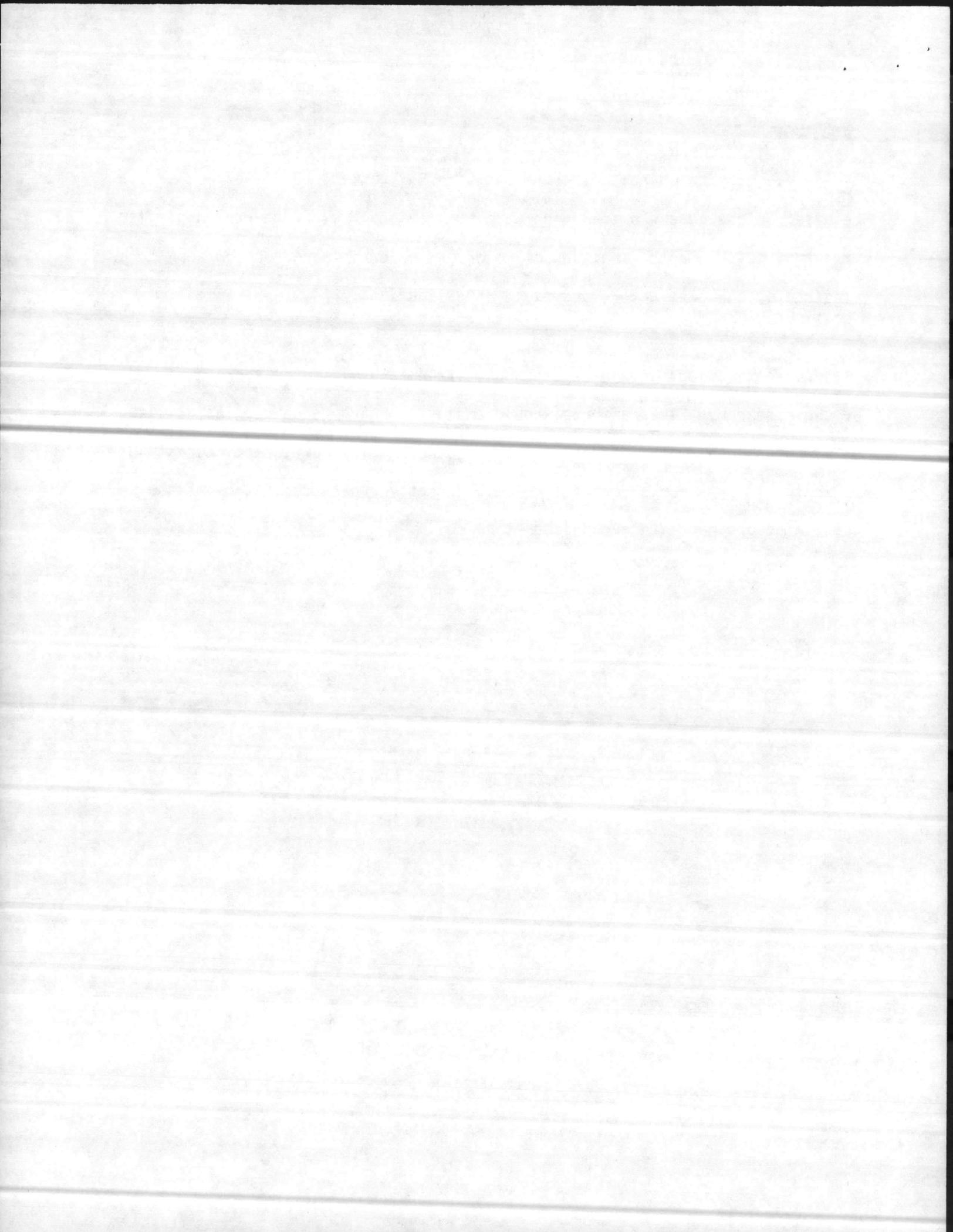
o Public Hearing - The contractor will make a formal presentation of the DEIS during the conduct of a public hearing to receive inputs/comments on the document. The contractor will be responsible for acquiring a public building for the meeting and the advertising/announcing of the meeting and recording of events. Government participants will be limited to introductions and closure of the meeting.

The contractor will be responsible for maintaining the minutes of all meetings, briefings and presentations and will submit the minutes of all meetings within ten working days to the PIC. Any exceptions noted by the PIC will be provided within five days of receipt.



c. Work to Characterize the Existing Environment - This effort should be based on the research including data on previous field research in similar or nearby environments, analyses of color and color-infrared photography to be acquired by the contractor, and field investigations.

Field investigations should be done only after careful and deliberate analysis of the research. Field efforts should employ standard methodologies utilized by a professional within a discipline to gather/verify sufficient factual and objective information on which to base a narrative characterization of the area in accordance with recognized standards.



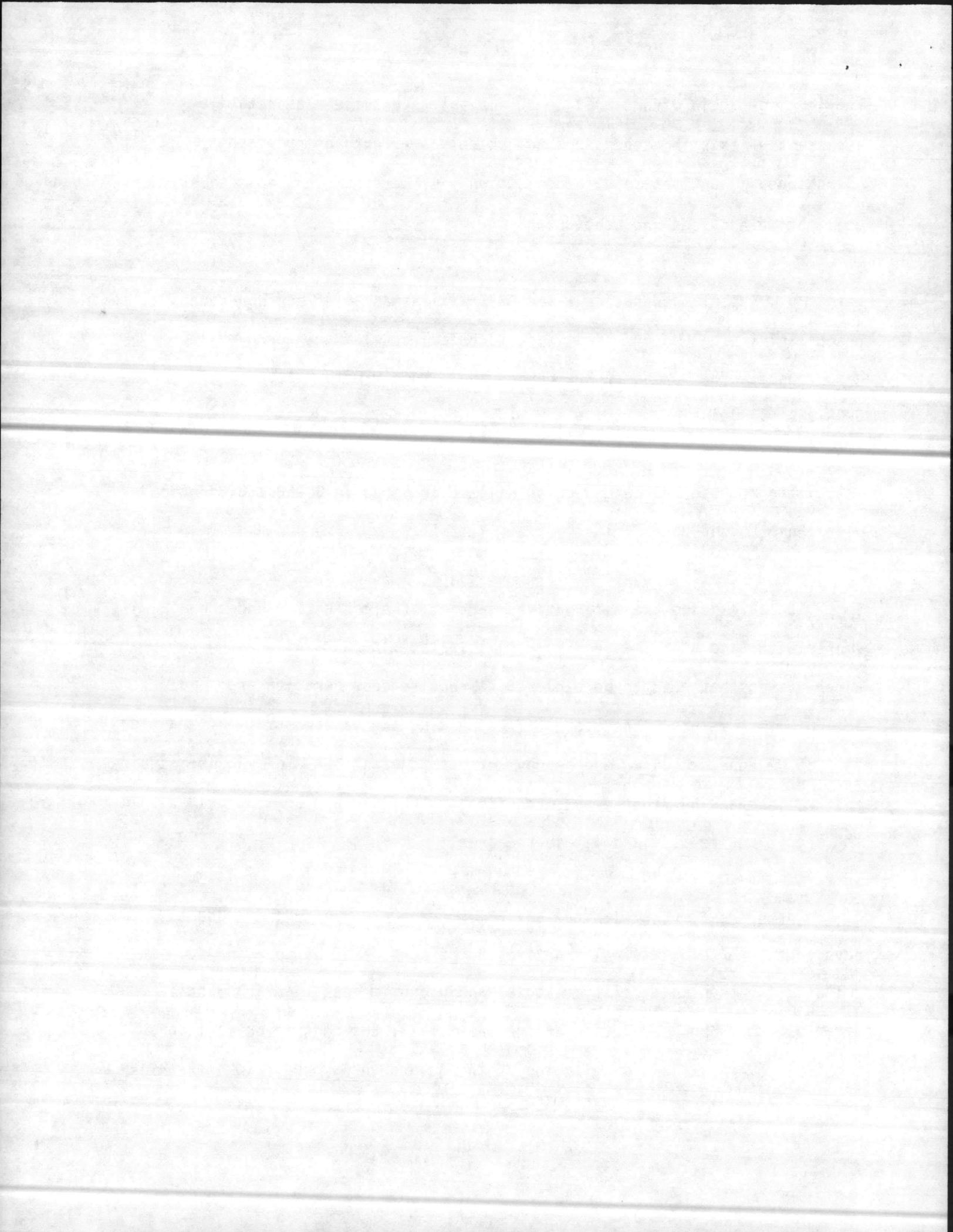
The level of field effort will be sufficient to provide a qualitative assessment of existing conditions and potential effects of proposed operations. Quantitative data collection will be sufficient to support the qualitative analyses and conclusions.

d. Report Preparation - The DEIS will be as brief and non-technical as practicable. The use of scientific, technical or military acronyms is discouraged. The format of the report shall comply with Chapter 4 of OPNAVINST 5090.1.

The Purpose and Need section will be prepared in CLOSE coordination with the PIC, and Base.

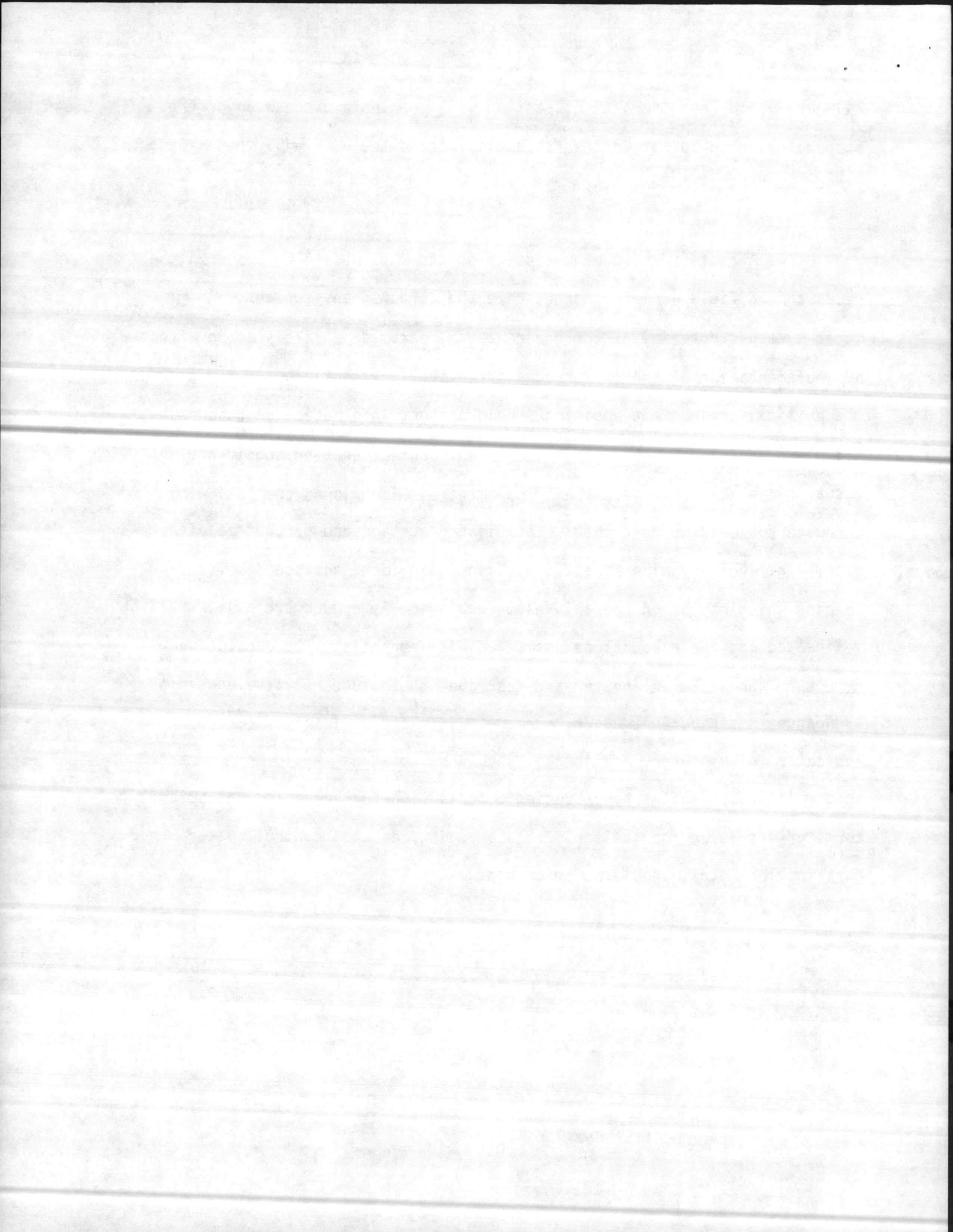
In developing the Alternatives section, the contractor and the PIC will confer with Base staff members to establish the alternatives. Among the alternatives that need to be explored to receive consideration are: No Action, i.e., maintain the status of conducting the vast majority of training on Camp Lejeune, acquire land nearby but not adjacent to Camp Lejeune; acquire the IPC land and no other areas; acquire the IPC land and some parcels within the area; acquire all land within the area.

After conferring with the government, the contractor independently will develop a "short list" of alternatives to be considered by applying such criteria as acceptable relative social and economic costs, environmental effects, etc. Upon completion of the short list, the contractor will consult with the government and a selection of the government's preferred alternative



will be made. The Alternatives section will present a discussion of the methodology used to obtain the "short list," and the DEIS will then give equal treatment to this "short list."

The Affected Environment section of the DEIS should be based on the research and field work to characterize the affected environment. A topic-by-topic coverage of the environmental parameters likely to be affected by implementation of the preferred alternative is essential. At a minimum, the physical environment position should present information on topography, soils and drainage/basins. The natural environment section should present the actual floral and faunal community parameters. For flora, the following parameters should be described: Established acreage and percentage of each type, e.g. loblolly pine forest, etc., including dominant species list. Species which may be of special value (ecologically or commercially) shall be delineated and their locations described with emphasis. The vegetative structure should be delineated and described to include relative densities, abundance, distribution, cover, acreage, vigor and dominance. Important indicators of vigor or lack thereof should be noted as should any abnormalities. Habitat type/species contribution to the ecological balance in terms of its value for shelter, food, breeding, erosion control, water purification, etc., should be described.

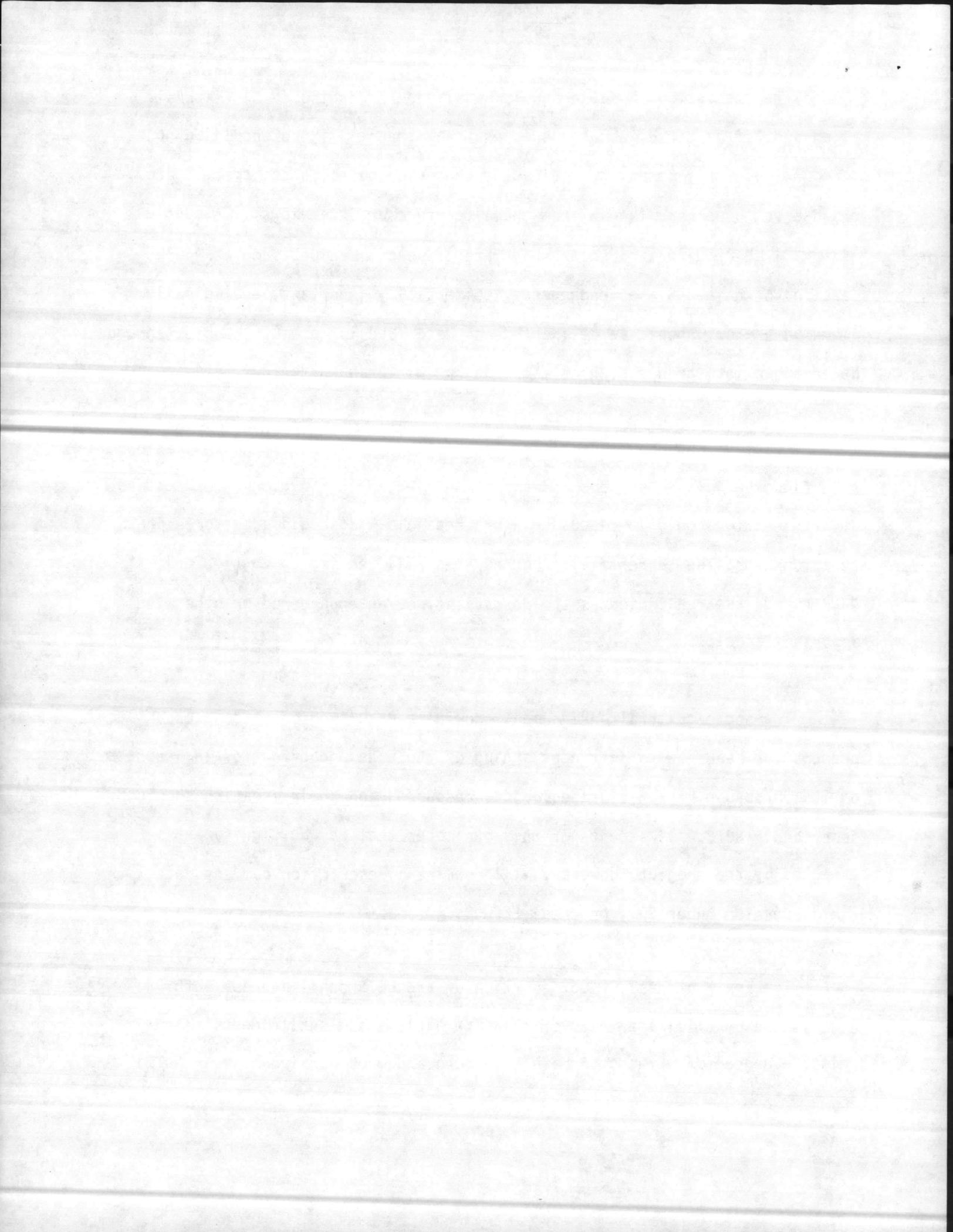


The discussion of fauna should be divided according to terrestrial, avian and, if required, aquatic species. Any species listed should be noted as either directly observed, indirectly observed (nests, scats tracks, etc.), or observed by others (known from the literature or interviews). A species list will be required. Species which are of special value, such as North Carolina or United States endangered, commercially important, ecologically important, etc., should be delineated and described in detail. Species should be arranged into groups such as migrating or wintering waterfowl, etc.

Relative abundance, densities, population growth rates and population size fluctuations (both seasonal and annual), age distribution, reproductive success, etc., should be discussed where feasible, as should predator - prey relationships. The terrestrial invertebrates will require discussion only if background research indicates the possibility of an endangered or otherwise important species.

The socio-cultural environment should be described only as necessary to present the reader with an understanding of the area and effect of the project on it. Probable historic archeological resources and their location should be described. NOTE: All aspects of this parameter that may be significantly affected by the project, however, will require a description commensurate with the discussion under Environmental Effects.

The Environmental Effects portion of the DEIS shall address both adverse and beneficial effects of the alternatives and shall identify the relative degree of effects on both the macro and micro environments. NOTE:



Noise is considered an environmental consequence of training.

The Environmental Effects portion also should provide recommendations for management. Mitigative measures that could avoid or lessen those impacts on the terrestrial floral and fauna, while allowing the area to be used for the Marine Corps' purpose, should be developed. The cost and environmental benefits of these measures should be considered in the report.

#### B. Environmental Evaluation

1. The following topics shall be included in the evaluation of the environmental effects of development:

a. Direct and indirect effects;

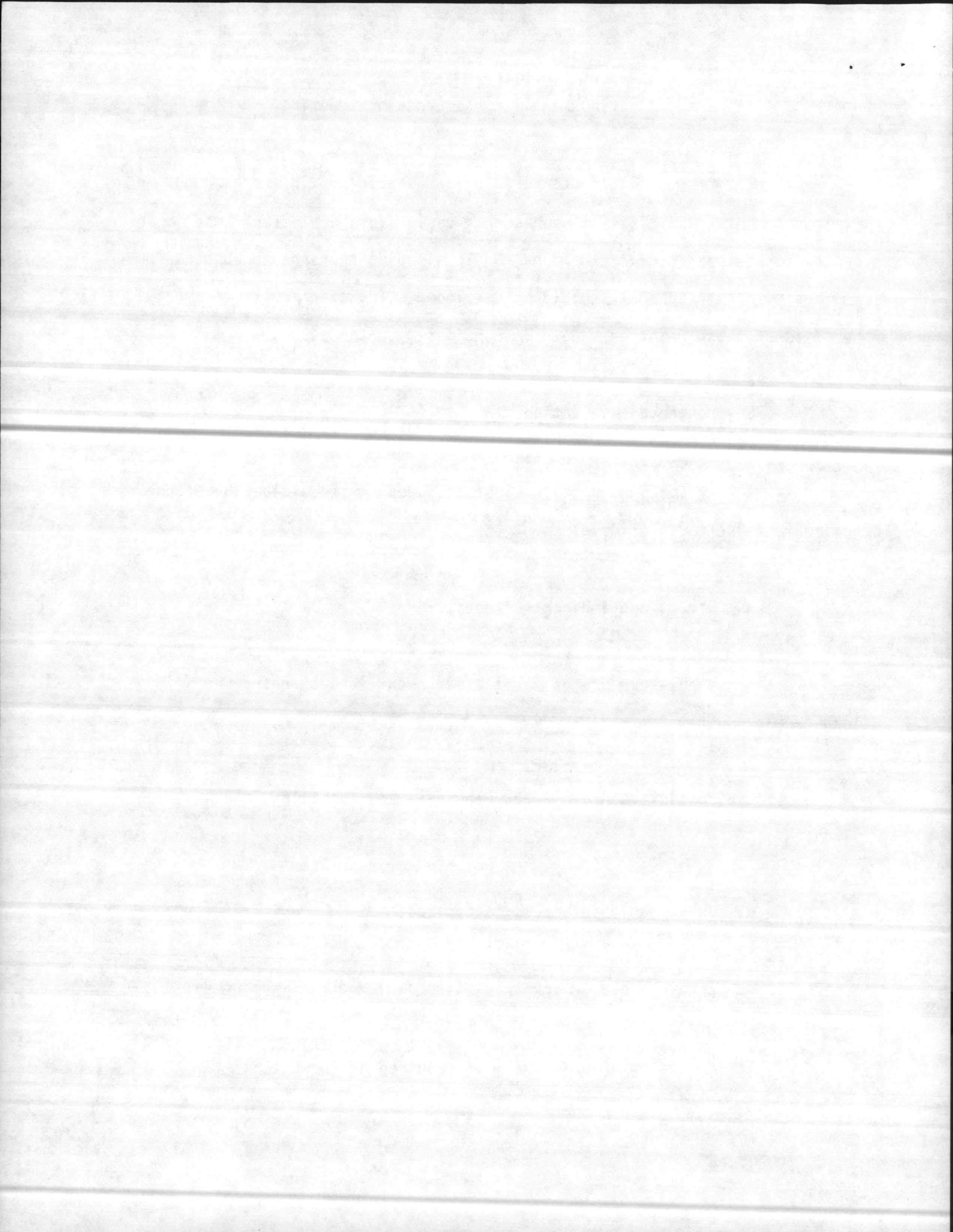
b. Short-term use of man's environment versus enhancement of long-term productivity;

c. Possible conflicts between state and local land and water use plans;

d. Unavoidable adverse impacts; and

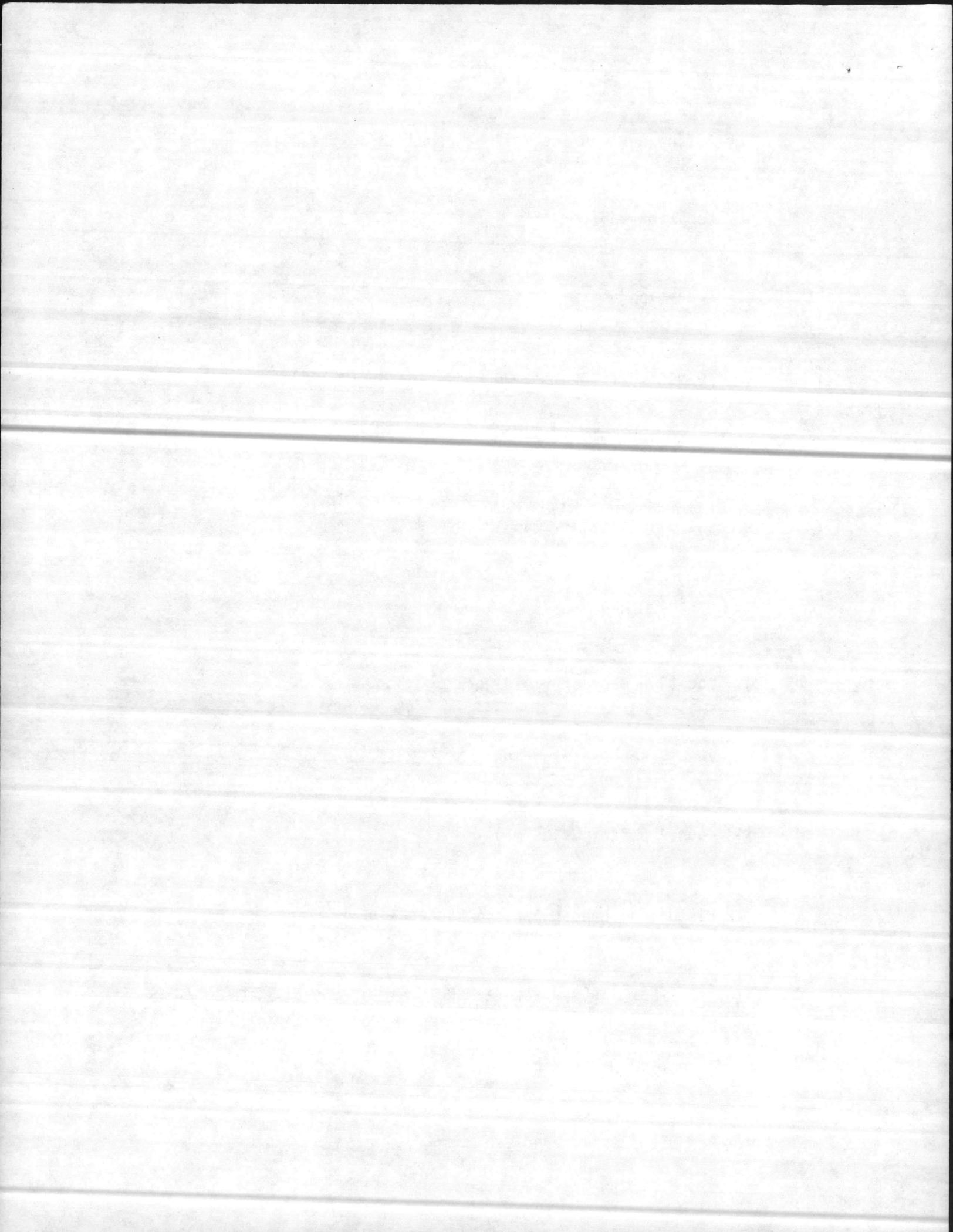
e. Irreversible or irretrievable commitments of resources.

2. The following graphics will be required in the DEIS:



2. The following graphics will be required in the DEIS:

- a. Location map
- b. Area map
- c. Topographic map (May be based on vegetation)
- d. Soils map
- e. Soils Suitability map
- f. Drainage basin map
- g. Location maps of field work
- h. Vegetation Distribution map
- i. Faunal Distribution map
- j. Historical Land Ownership Patterns
- k. Aircraft Flight Patterns map
- l. Potential Noise map
- m. Proposed/Recommended Use map



n. Forest Fire Fuels map

o. Timber Stand map

p. Location map of potential historic or archeological resources

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