

DRAFT SCOPE FOR HEALTH IMPACT ASSESSMENT OF THE CONCORD NAVAL WEAPONS STATION RE-USE PROJECT

August 14, 2008

Relevant Health Issues	Connected Key Project Issues: Social and Environmental Health Determinants	Platform Statements about the Project	Related Facts about Project Scenarios	Framing questions for Health Impact Assessment	HIA Research Methods & Tasks	Sources of Data	Who is involved in the process
<p>[cross reference health issues with results from Community Survey + data from CCCounty DPH]</p> <ul style="list-style-type: none"> • Exercise (diabetes, obesity, heart disease, etc.) • Mental health • Social cohesion • Water quality and flooding (through Total Impervious Area) • Social integration • Reduced private motorized transport (air quality, noise, pedestrian injury, stress, economic hardship) 	<p>Open Space and Natural Resources</p>	<p>1.Preserve 80% of the CNWS land as open space and park, including the entire area east of Mount Diablo creek. Create a new public regional park for hiking, biking and equestrians and preserve endangered species habitat Protect wildlife corridors, and designate a 300-foot creek buffer for restoration. Prevent any new roads east Mount Diablo creek.</p> <p>2.Promote environmental education to complement the protection of sensitive resources.</p> <p>3.Develop a linear park along the western boundary to buffer existing neighborhoods, bring together older and newer neighborhood, and benefit all the region’s residents with sites for active recreation, sports fields, museums, and other amenities.</p> <p>4.Have trails and wildlife corridors, connect to pocket parks, and playgrounds, regional park, and regional trails and bikeways—ensuring that all of Concord benefits and that the area doesn’t become “New” Concord at the expense of downtown and other existing parts of the city.</p>		<p><i>1. What are the needs for additional park and open space in Concord, particularly for special populations such as youth, seniors, transit-dependent, and non-English speaking? How will the proposed project address these needs?</i></p> <p><i>2. How will new open space and parks be used? Will they be widely accessible to Concord residents?</i></p> <p><i>3. Does the project provide park space that will serve and connect new residential areas and existing neighborhoods, particularly for underserved populations, to ensure shared benefit of new amenities?</i></p>	<ul style="list-style-type: none"> • Map existing parks and open space; analyze geographic gaps in access using visual and/or GIS analysis • Research existing parks and recreation programming • Calculate ratio of acres of parks/open space to population • Examine survey results re: open space use • Assess community’s open space/parks needs • Proximity/access analysis • Programming analysis • Analyze project alternatives relative to existing resources and identified needs 	<p>Draft EIR</p> <p>Concord General Plan</p> <p>City/ARUP specs and presentation materials</p> <p>Concord Planning Division (shapefiles)</p> <p>Concord Parks and Recreation Department (programming)</p> <p>Focus groups</p> <p>Demographic data</p>	

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<ul style="list-style-type: none"> • Exercise • Reduced use of private vehicles • Access to goods and services and other amenities • Access to good quality transportation to schools and workplaces 	Transportation/Pedestrian Environment	<p>1. Increase Concord's quality of life and best use the valuable CNWS resource by creating walkable neighborhoods well – served by public transportation.</p> <p>2. BART, bus and shuttle service should be offered to all residents, particularly those who depend on these resources as their primary modes of transportation.</p> <p>3. Make the pedestrian environment conducive to commuting by foot or walking for exercise/recreation.</p> <p>4. Create compact “villages” in areas farther from BART, making it possible to provide frequent bus service. With trails and bike lines, enable residents to get around easily without driving which is especially important for children and others without cars..</p>		<p><i>1. Does the land use pattern and circulation system of the project maximize access to the BART station and facilitate extension of local public transit to the area? How does the project take advantage of the proximity to the BART station?</i></p> <p><i>2. Does the pedestrian environment encourage walking for commuting/recreation?</i></p> <p><i>3. Is the pedestrian environment safe?</i></p>	<ul style="list-style-type: none"> • Identify existing “unwalkable” intersections and street segments (for example, those with high traffic volumes in EIR analysis or those identified in focus groups) and existing “walkable” intersections (for example, as identified in focus groups) • Observe/evaluate quality of select intersections and street segments • Assess community's use of and accessibility to existing transit options; identify gaps • Forecast and compare pedestrian environments for each proposed alternative • Examine pedestrian links to BART and other public transit associated with each alternative • Map/evaluate pedestrian collision data over past 10yrs • Map/graph/quantify past trends in pedestrian collisions and link to concurrent trends in pedestrian environment • Examine bus frequencies, routes, schedules, and ridership. Identify gaps in existing transit and transit options associated with each alternative 	<p>Draft EIR</p> <p>Focus Groups</p> <p>Demographic Data</p> <p>Statewide Integrated Traffic Records System</p> <p>City/ARUP specs and presentation materials</p> <p>Background documents on pedestrian routes obtained from city</p> <p>Pedestrian Environmental Quality Index (PEQI)</p> <p>Trails Master Plan</p> <p>Concord General Plan</p>	

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<ul style="list-style-type: none"> Access to goods and services and other amenities 	<p>Neighborhood Completeness</p>	<p>1. Meet the diverse needs of families, seniors and singles with a mix of jobs, shops, and workers and residents to commute and do errands near their homes without a car, greatly reducing traffic congestion. Cluster retail, office space and affordable housing particularly around the North Concord BART station.</p> <p>2. Include community amenities and services such as parks, schools, health clinics, libraries, cultural and community centers, historic sites, and small business, adding to community vibrancy. Minimize the use of land for parking through effective policies and design.</p>		<p>1. <i>How will the land use pattern and density promote walking and biking? Does this also recognize needs for a diversity of populations for the project?</i></p> <p>2. <i>Does the project have a mix of uses that provide access to services and amenities for a diversity of Concord residents?</i></p>	<ul style="list-style-type: none"> Map existing retail and public services in Concord; look for gaps in services (geographically and in types of service) Evaluate proposed retail and public services associated with each alternative and assess whether services address existing/future need Calculate existing Retail Food Environment Index (RFEI) and compare to state and county. 	<p>Internet resources (walkscore.org, google maps, City website, etc.)</p> <p>Preliminary Market Analysis (March 2007)</p> <p>ABAG population projections</p> <p>Focus groups</p> <p>Data from California Center for Public Health Advocacy</p> <p>Demographic Data</p> <p>City/ARUP specs and presentation materials</p> <p>Concord General Plan</p>	

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<ul style="list-style-type: none"> • Availability of money to pay for food, health care, and other necessities • Mental health (stress) • Social integration • Access to goods, services, and other amenities • Provide shelter & reduce homelessness • Reduced overcrowding • Exposure to toxins (e.g., mold, lead paint, air pollution) 	<p>Affordable Housing</p>	<p>1. Respond to the critical housing needs of Concord residents by dedicating at least 45% of housing developed at the CNWS site as affordable and/or devoting 250 acres (less than 5% of the land) to permanently affordable housing. These affordable housing opportunities would serve a range of families, such a family of four earning \$84,000 annually t the lowest income families, and be a mix of rental and ownership opportunities and types.</p> <p>2. Concentrate the affordable housing near transportation, jobs, services, and other amenities. Ensure its development by non-profit housing development organizations because of their firm commitment to creating and maintaining high quality permanently affordable housing with attractive neighborhood-oriented architecture, green design, and community services.</p> <p>3. Further the goal of ending homelessness in the area. Fulfill federal requirements for homeless accommodation at the CNWS and provide effective and compassionate solutions to homelessness, include permanent housing with services for adults, youth, seniors, veterans, and families that are homeless and at-risk. Developed by non-profit developers and service providers, this housing can be integrated into the community with, for example 10-20% of units in a residential building designated for homeless households.</p>		<p><i>1. What are the affordable housing needs in Concord, by levels of affordability, by size and by tenure, and how will the project help to meet that need?</i></p> <p><i>2. How does the project integrate affordable housing with the types and location of goods, services and other amenities to support residents' needs? Will the affordable housing be located in a healthy environment and incorporate principles of green design? For example, exposure to air pollutants, noise, environmental toxins.</i></p> <p><i>3. How will affordable housing be integrated with market rate housing into the overall community plan for this area?</i></p>	<ul style="list-style-type: none"> • Compare numbers of single-family and multi-family units proposed for each alternative with RHNA trends to assess whether supply meets demand for each income category • Analyze affordability for Concord population of proposed housing units in each alternative 	<p>Draft EIR</p> <p>Regional Housing Needs Assessment (ABAG)</p> <p>ABAG housing projections</p> <p>Preliminary Market Analysis</p> <p>Focus Groups</p> <p>Demographic data</p> <p>City/ARUP specs and presentation materials</p> <p>Concord General Plan</p>	

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<ul style="list-style-type: none"> Income correlates with life span Access to healthcare Mental Health & Stress Ability to pay for necessities Education correlates with health outcomes Crime & safety Commute times relate to family and leisure time, more exercise 	Jobs for Residents	<ol style="list-style-type: none"> Create a mix of good jobs that pay family –supporting wages with benefits throughout all phases of the redevelopment of the CNWS, both during construction and after completion. Create a range of permanent jobs that are attractive and available to local residents of diverse occupational categories. Target construction and new permanent jobs towards local residents, with a high percentage designated for residents of Concord. Leverage this opportunity to prepare local youth and other residents for careers in emerging technologies, construction and green building. 		<ol style="list-style-type: none"> What types of jobs will the project create, both during construction/buildout and permanent/long term jobs? (Pay, benefits, career ladder, stability) How will the project ensure that some of the employment opportunities created by the redevelopment plan will benefit the local residents of Concord? Does the project include a workforce development plan that targets youth and underemployed populations to be able to take advantage of jobs created? 	<ul style="list-style-type: none"> Compare current job mix portrayed by census and DOF with ABAG projections, and look for trends Forecast and compare jobs generated by each alternative Assess job mix desired by community 	<p>ABAG projections for county (also available by census tract at a cost)</p> <p>Draft EIR</p> <p>City/ARUP specs and presentation materials</p> <p>City Resources from web/our contacts</p> <p>Preliminary Market Analysis</p> <p>Concord General Plan</p> <p>Focus Groups</p>	
<ul style="list-style-type: none"> Global warming (e.g., heat related illness, spread of infectious disease) Availability of money to pay for food and other necessities Water quality Flooding Environmental health 	Environmentally Sustainable Development	<ol style="list-style-type: none"> Model the latest in green design, clean technology, energy efficiency, the use of recycled and reused materials, water and land conservations, renewable energy, and waste reduction. Savings from reduced infrastructure cost and efficient resource and energy usage could be used to benefit Concord by supporting open space and affordable housing priorities. With State and Federal funding programs, encourage green business, green building and job training, and partnerships with local community colleges, workforce training facilities, and green businesses facilitated. 		<ol style="list-style-type: none"> How does the project address environmental sustainability? For example, how does it address energy efficiency, water conservation, recycling, and total impervious area? 			

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<ul style="list-style-type: none"> • <i>Democratic participation can lead to better mental health (through a sense of control of one's life)</i> • <i>Environmental toxins can lead to disease (e.g., cancer)</i> 	<p>Environmental Clean-up</p>	<ol style="list-style-type: none"> 1. The CNWS is a military Superfund facility harboring contaminated waste products ranging from household garbage to explosives and other toxic materials. 2. Ensure informed public participation in the environment remediation process. 3. It will contribute directly to decisions that fully protect the health of Concord residents, workers, and visitors in present and future generations. 		<ol style="list-style-type: none"> 1. <i>How have Concord residents been engaged in the deliberations and decisions about clean up of contaminants of the CNWS site?</i> 2. <i>Has the Public Health Department and other county and city agencies with regulatory responsibility fully been engaged in the remediation plan?</i> 	<ul style="list-style-type: none"> • Examine regulatory processes, environmental investigations, and remediation projects currently underway for the site • Create “road map” of the above 	<p>US EPA Toxic Release Inventory</p> <p>Draft EIR</p> <p>Bay Area Air Quality Management District</p> <p>DTSC (Envirostor)</p> <p>ATSDR Public Health Assessment for site</p> <p>EPA Airnow</p>	
<ul style="list-style-type: none"> • <i>Democratic participation can lead to better mental health (through a sense of control of one's life)</i> • <i>Social cohesion across demographic groups</i> • <i>Creating a mental stake in outcomes</i> 	<p>Community Participation Process</p>	<ol style="list-style-type: none"> 1. Fulfill community needs and reflect collective aspirations through a community-based and community-driven planning and decision-making process that is transparent, inclusive, welcoming, multi-lingual, and representative of the community's diversity. Publicize and translate all public meetings and information into appropriate languages. 2. Engage constituents that have not traditionally participated in the planning sessions, such as immigrants, people of color, low-income residents, and youth, through presentations by Citizen's Advisory Committee and the City of Concord. 3. Continue the planning throughout the entire implementation phase so that the community has a say in the final design of the projects. 		<ol style="list-style-type: none"> 1. <i>Is the redevelopment planning process engaging a diverse group of Concord residents so the plan reflects a broad vision and set of needs?</i> 2. <i>Has the planning for the project included residents input in the location and programming of new facilities?</i> 3. <i>Is the planning outreach process and project information culturally and linguistically appropriate so is accessible to all the Concord residents?</i> 	<ul style="list-style-type: none"> • Focus group discussions re: community participation • Examine city's redevelopment planning process 	<p>Focus groups</p> <p>Info from city personnel</p>	

