



# Proposed Conveyance of Land at the Hanford Site, Richland, WA

## Public Scoping Fact Sheet



The U.S. Department of Energy (DOE) is seeking input for a National Environmental Policy Act (NEPA) Environmental Assessment (EA) to assess the potential environmental effects of conveying approximately 1,641 acres of Hanford Site land to a local economic development organization (<https://federalregister.gov/a/2012-23099>). The Tri-City Development Council (TRIDEC), a DOE-recognized Community Reuse Organization submitted a proposal in May 2011 (amended Oct. 2011) requesting the transfer of land located near the southeastern corner of the Hanford Site for industrial and economic development purposes.

### Background

- The requested lands are part of approximately 38,000 acres previously designated for industrial uses under the 1999 Hanford Comprehensive Land-Use Plan (CLUP), based on analyses provided in the CLUP Environmental Impact Statement and subsequent NEPA documents (i.e., Record of Decision, Supplemental Analysis, and amended Record of Decision). The CLUP recognizes the potential for future transfer of industrial lands to the local community for economic development.
- In response to TRIDEC's request, DOE is proposing to convey approximately 1,641 acres of Hanford land to TRIDEC for the purposes of facilitating local economic development and assisting the local community in transitioning away from an economy focused largely on Hanford-related funding.
- Because of continuing mission needs on some of the requested 1,641 acres, DOE is considering 4,400 acres in the EA, with the goal of identifying a suitable parcel(s) totaling 1,641 acres that would be suitable for conveyance for the intended use.
- TRIDEC is proposing to use the lands for economic development and has identified several probable uses such as warehousing and distribution; research and development; technology manufacturing; food processing and agriculture; and "back office" (i.e., business services). Ultimately, TRIDEC would like to transfer ownership to a private entity or to one of its public agency partners (such as the City of Richland).

### QUESTIONS AND ANSWERS

**Q: What is the difference between transfer and conveyance?**

*A: Transfer of the land would be a real estate transaction involving legal transfer of ownership. Conveyance of the land could include a broader range of real estate transactions including title transfer, easement, lease, license agreements, or a combination of these actions.*

**Q: What is a Community Reuse Organization?**

*A: Community Reuse Organizations (CROs) were authorized by Congress in 1993 to represent communities adversely affected by DOE workforce restructuring at defense nuclear facilities. The goal of CROs is to transition local communities away from economic dependence on the federal government to reliance on private industry. TRIDEC was recognized as the CRO for the Hanford Site in 1994.*

**Q: Has other Hanford Site property been transferred in the past?**

*A: Yes, property no longer needed for DOE missions has been transferred, including land, buildings, railroad infrastructure, and parking lots. The most recent transfer involved the federal building parking lots, transferred to the General Services Administration in 2006.*

**Q: Is the property safe for future industrial development?**

*A: Besides NEPA review, as required by the Comprehensive Environmental Response, Compensation, and Liability Act and DOE Order 458.1, DOE must complete a rigorous evaluation of the potential for radiological or hazardous substances to see whether the property is suitable for conveyance for the intended use. Prior to any lease or transfer, DOE must notify the Environmental Protection Agency and State of Washington. DOE may require deed or agreement restrictions as needed to ensure protection of human health and the environment.*

## Why Should I Be Involved?

The proposed action to convey the subject properties could result in development of new industries and job opportunities. Such development may also affect wildlife, plants, and/or cultural resources. DOE requests your comments on the scope of the EA, including alternatives that should be evaluated and potential environmental impacts that should be analyzed.

### How can I be involved?

(1) Provide your comments during a 30-day public scoping period **September 19 – October 19, 2012**. Please send written comments to:

[landconveyanceEA@rl.gov](mailto:landconveyanceEA@rl.gov)

-OR-

**Ms. Paula Call, NEPA Document Manager**

U.S. Department of Energy  
Richland Operations Office  
P.O. Box 550, MSIN: A2-15  
Richland, WA 99352

(2) Attend the public meeting and share your thoughts about the proposed action.

**Wednesday, October 10, 2012**

**Richland Public Library**

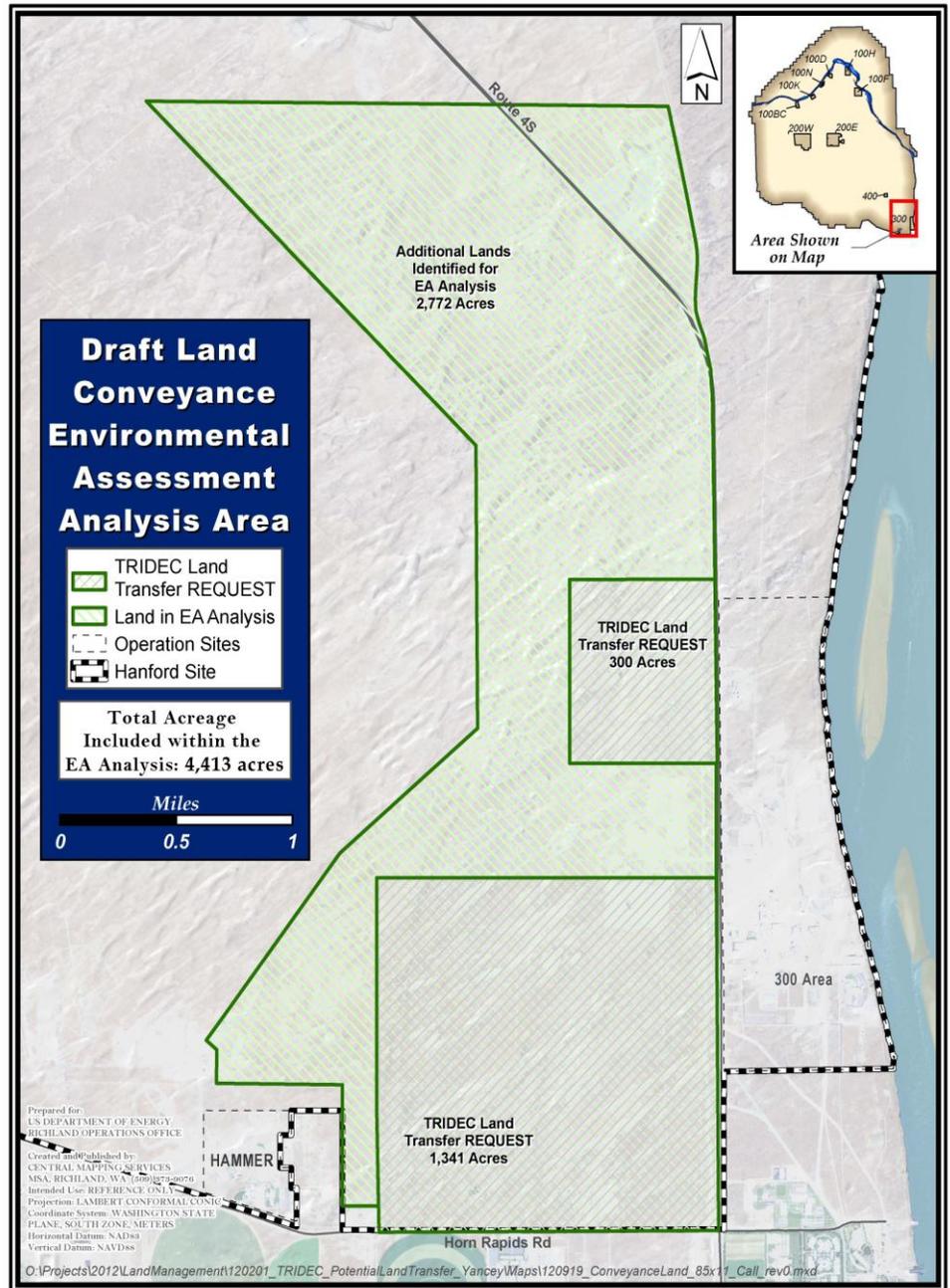
**955 Northgate Drive**

**Richland, Washington**

**5:30 – 6:30 Open House**

**6:30 – 8:30 Project Overview, Q&A, and Public Comment**

(3) Participate in the upcoming public comment period on the draft EA.



For more information on this proposed action, visit:

<http://www.hanford.gov/page.cfm/EnvironmentalAssessments>

To join the project mailing list send a request to:

[landconveyanceEA@rl.doe.gov](mailto:landconveyanceEA@rl.doe.gov)

or contact

Paula Call at 509-376-2048



U.S. DEPARTMENT OF  
**ENERGY**

Richland Operations  
Office