



DEPARTMENT OF VETERANS AFFAIRS
Office of Construction & Facilities Management
Washington DC 20420

May 3, 2024

Sent via email

**SUBJECT: Notice of Availability – Draft NEPA Programmatic Environmental Assessment
Proposed Seismic and Functional Improvement Projects, Roseburg VA
Medical Center, 913 NW Garden Valley Boulevard, Roseburg, Oregon**

Dear Valued Stakeholder:

The U.S. Department of Veterans Affairs (VA) announces the availability of a Draft Programmatic Environmental Assessment (PEA) for public review and comment. The Draft PEA evaluates the potential environmental effects of the proposed Seismic and Functional Improvement Projects (Proposed Action) at the Roseburg VA Medical Center (Roseburg VAMC) located at 913 NW Garden Valley Boulevard in Roseburg, Oregon. The location of the Roseburg VAMC campus is shown on Figures 1 and 2. Figure 3 provides an aerial photograph of the campus.

VA has prepared the Draft PEA according to the National Environmental Policy Act (NEPA) of 1969 (42 U.S. Code 4321-4370h), the Council on Environmental Quality Regulations Implementing the Procedural Provisions of NEPA (40 Code of Federal Regulations [CFR] 1500-1508), and VA Implementing Regulations (38 CFR Part 26).

Multiple Roseburg VAMC campus buildings have functional and size deficiencies that do not meet VA's modern standards for the delivery of health care services to our nation's Veterans. Additionally, a seismic study of the campus found that seven campus buildings, including the main hospital building (Building 1) and mental health building (Building 2), are at risk from seismic activity and do not meet current seismic building standards. VA also seeks to bolster Veteran services by partnering with the State of Oregon to support the future development of a State Veterans Home.

To address these challenges, VA is proposing a series of construction, seismic retrofitting, renovation, and demolition projects at locations across the Roseburg VAMC campus (the Proposed Action). The Proposed Action includes:

- Constructing a 3 to 4-story, approximately 165,000 building gross square feet (BGSF) building (Building 100) with associated surface parking on the eastern portion of the campus to replace the functions currently within Building 1 (approximately 126,500 BGSF).
- Seismically retrofitting/renovating Buildings 2 (mental health), 11 (laundry), 13 (warehouse), and 16 (chapel/auditorium).
- Renovating Buildings 1AC (ambulatory care/outpatient clinic), 71 (patient food and nutrition, campus canteen), and 81 (Community Living Center) and constructing a small addition to Building 81.
- Demolishing five buildings [Buildings 17 (VAMC offices), 57 (VA police station), 58 (environmental management and greenhouse), 63 (hazardous materials storage), and T15

(storage)] in the northern portion of the campus, totaling approximately 21,000 BGSF, to allow for improved site access and parking.

- Existing parking lot modifications.
- Campus roadway, infrastructure, and utility upgrades, as necessary, to support the proposed development.
- Transferring approximately 14 acres of land in the eastern portion of the campus to the State of Oregon for the future development of a State Veterans Home.

Prior to transfer of operations from Building 1 to Building 100, VA will assess possible future uses for Building 1, which will be vacant following the transfer. This assessment process will follow the *VA Real Property Disposal Guide*, which prioritizes reuse, adaptation, and transfer to another agency or appropriate private entity before consideration of other options, including possible demolition.

The Proposed Action construction activities would be conducted in phases over approximately 10 years to minimize campus disruption, support continued campus operations, and minimize the need for temporary swing space during construction. All elements of this Proposed Action are located entirely within the Roseburg VAMC campus on land currently owned by the Federal Government. Figure 4 depicts the current campus configuration. Figure 5 illustrates the primary Proposed Action construction areas.

Concurrent with this mailing, a Notice of Availability for the Draft PEA will be published in *The News-Review*. A hard copy of the Draft PEA is available at the Roseburg Public Library located at 1409 NE Diamond Lake Boulevard in Roseburg, OR for review and comment.

The Draft PEA is also available on the via the VA CFM Environmental Program Office website at <https://www.cfm.va.gov/environmental/index.asp>.

VA will hold two public meetings at the Roseburg VAMC where VA will provide information regarding the proposed projects, present a summary of the Draft PEA, and accept comments from the public. The location, times and date of the public meetings are:

WHEN: Tuesday, May 21, 2024, from 10:00 am to 12:00 pm
Tuesday, May 21, 2024, from 7:00 pm to 9:00 pm

WHERE: Roseburg VAMC Building 16 Auditorium

Please submit your comments on the Draft PEA via email by **June 3, 2024**, to vacoenvironment@va.gov with the subject line “Roseburg VAMC Draft PEA”. VA will prepare and publish the Final PEA following the 30-day public comment period. VA will address and incorporate relevant comments in the Final PEA.

For additional information or questions, please contact us at vacoenvironment@va.gov with the subject line “Roseburg VAMC Draft PEA”.

Respectfully,

Glenn Elliott
Director, Project Development Service (PDS)
Office of Construction and Facilities Management (CFM)
U.S. Department of Veterans Affairs (VA)

Figure 1: Roseburg VAMC Location Map

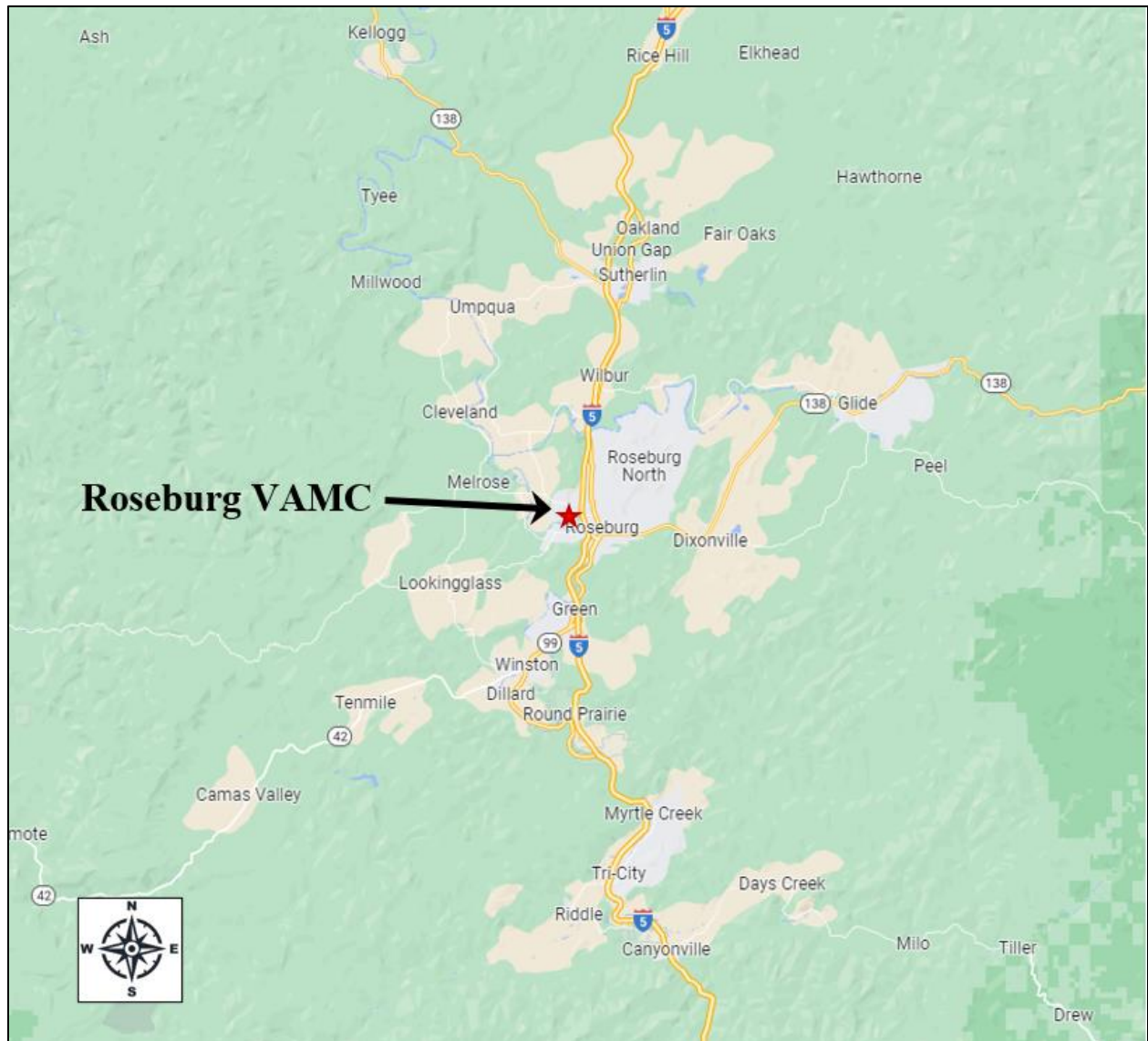


Figure 2: Topographic Location Map

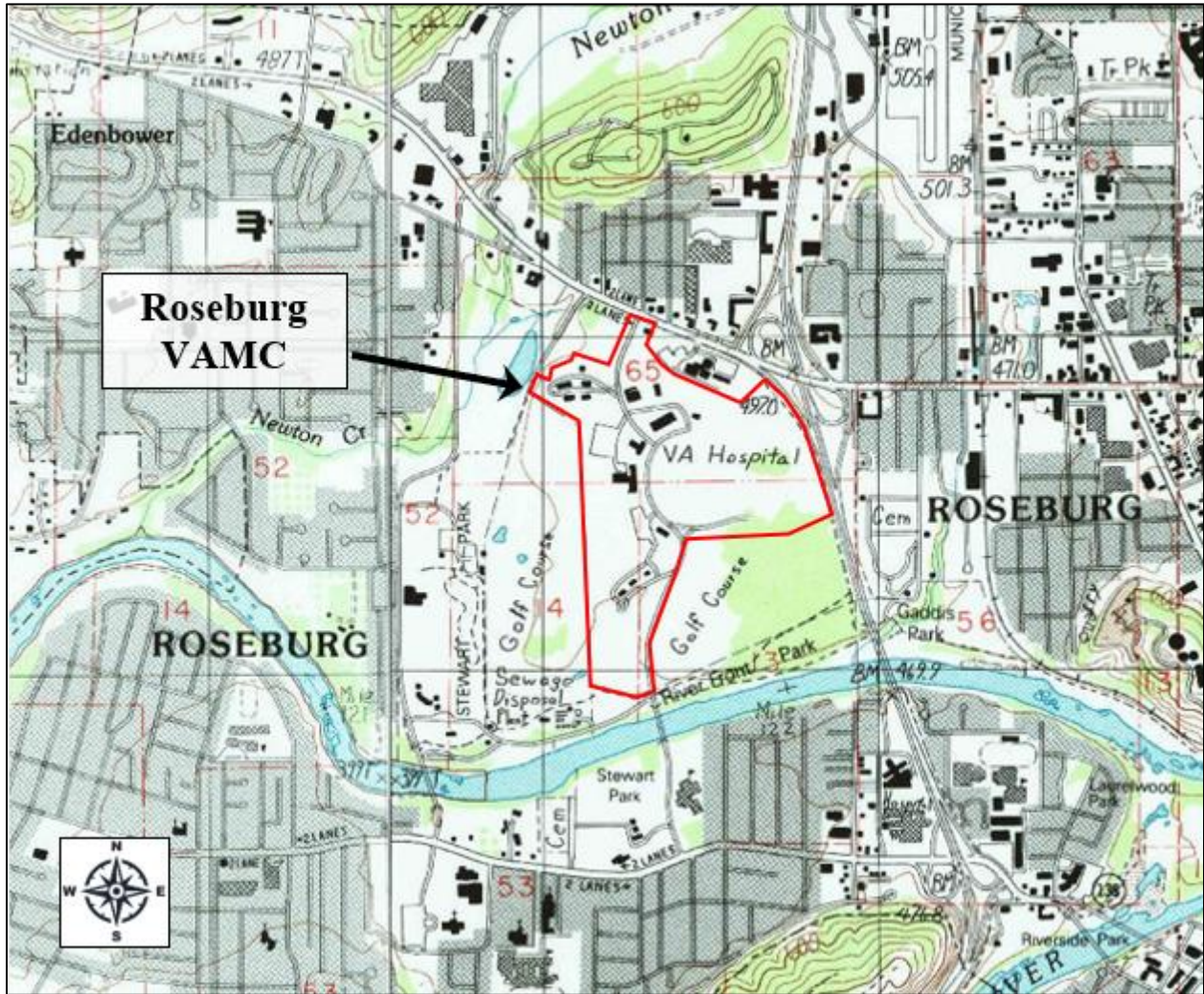


Figure 3: Aerial Photograph of Roseburg VAMC Campus

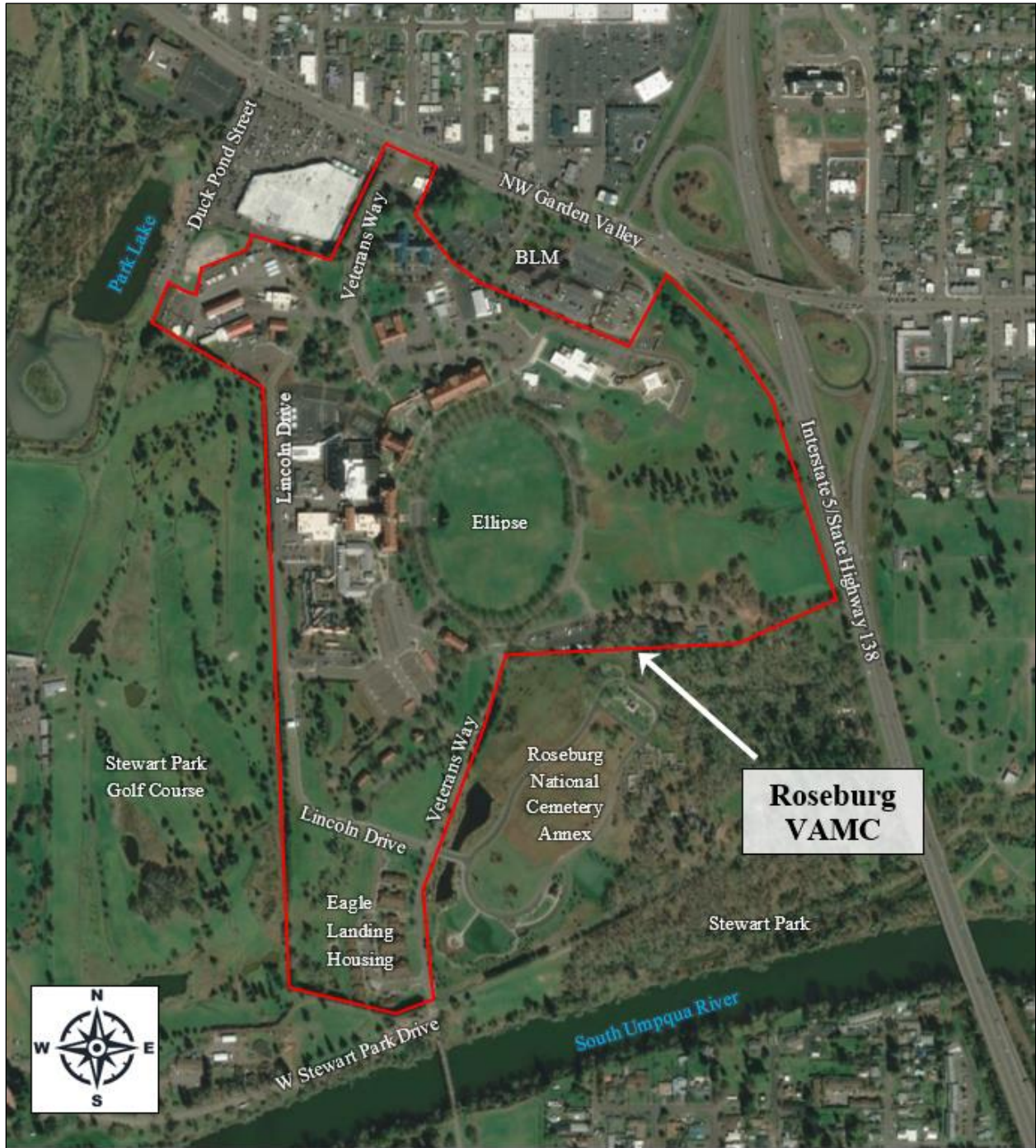


Figure 4: Existing Roseburg VAMC Campus Configuration

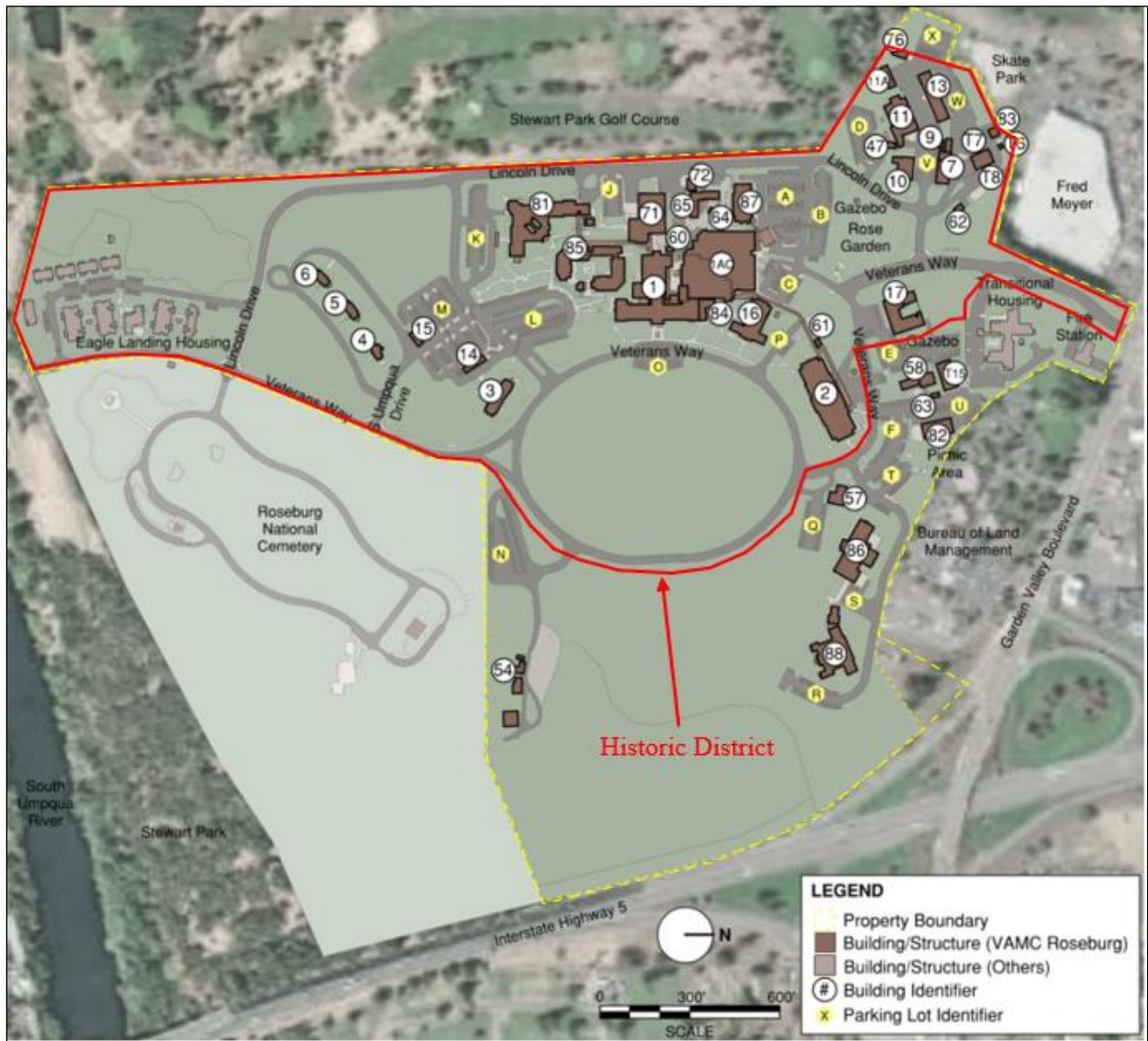


Figure 5: Proposed Action Project Locations

