

# NR Brookside Site Advocacy: Lessons Learned and Recommendations Moving Forward

8/11/2023

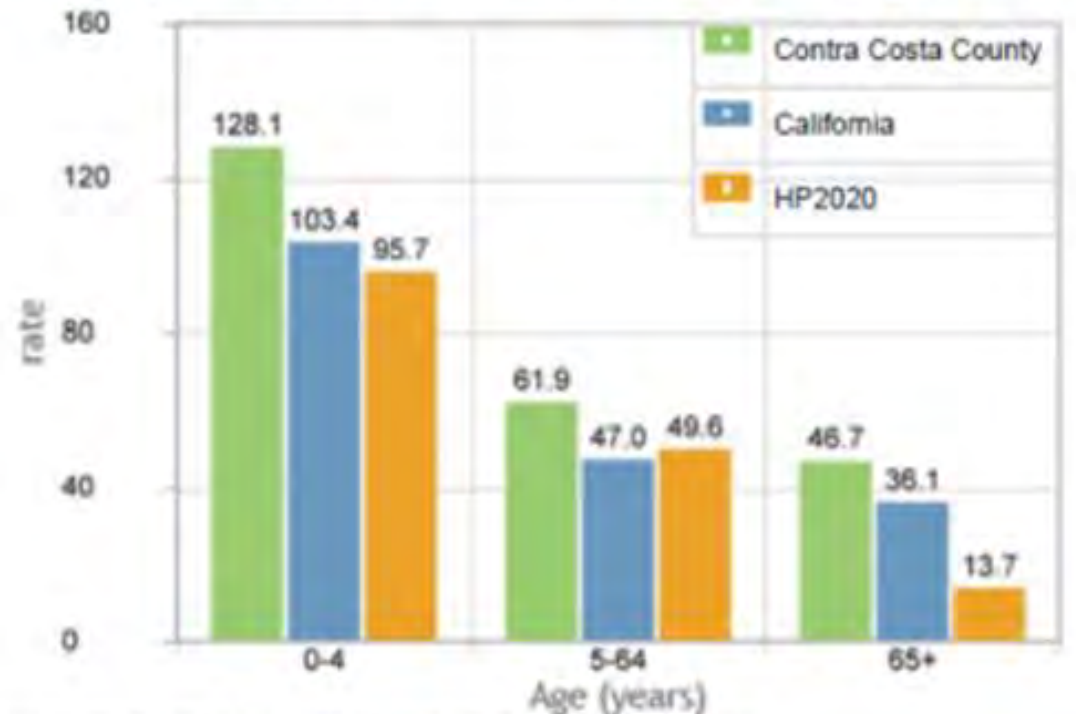
# NR Brookside Site Executive Summary

- Click Here: [https://docs.google.com/document/d/1qNQlciE7pL-YPYi\\_ezjt5pYKdG4VnE\\_1e\\_NbbdHoUAA/edit?usp=sharing](https://docs.google.com/document/d/1qNQlciE7pL-YPYi_ezjt5pYKdG4VnE_1e_NbbdHoUAA/edit?usp=sharing)

## North Richmond Health Background Information

Based on the California Health and Human Services Open Data Portal in 2014, the age adjusted rate per 10,000 residents for asthma emergency department visit among children by zipcode in North Richmond is 89.7 per 10,000 and 165.4 per 10,000, which is high.

Asthma Severity is above the Healthy Person 2020 target levels  
Asthma ED Visits per 10,000 Residents by Age Compared to California and HP2020 Targets, 2014



Source: California Healthy Breathing, Office of Statewide Health Planning and Development

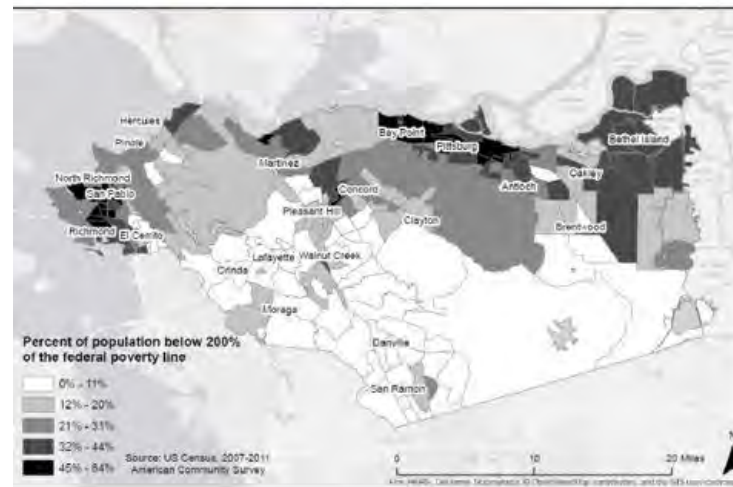
# North Richmond Health Background Information

Based on U.S. Census 2007-2011 American Community Survey data, In North Richmond, 45% - 64% of the population is below the federal poverty line.

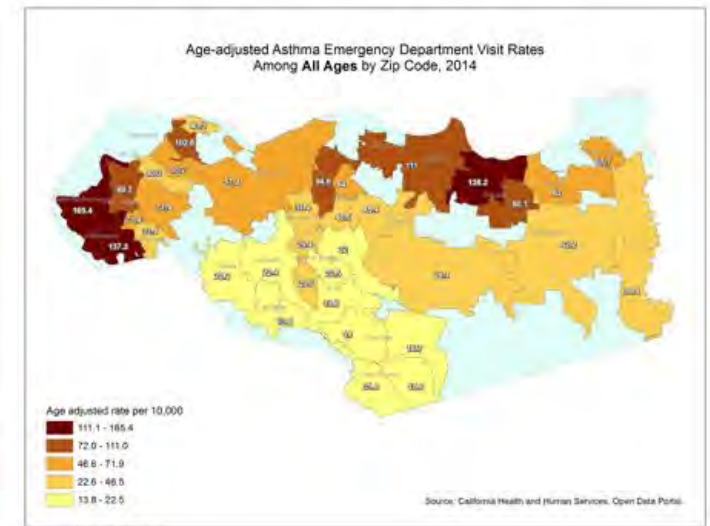
## Asthma Disproportionately Affects the Poor

Percentage of Population Below 200% of the Federal Poverty Level, 2007-2011

Figure 10: Percentage Of Population Below 200% Of The Federal Poverty Level, 2007-2011



Age-adjusted Asthma Emergency Department Visit Rates Among **Children** by Zip Code, 2014



Source: Contra Costa Health Services - Air Quality and Health Outcomes: What we Know, What to Do by Rohan Radhakrishna MD, MPH, MS

## **North Richmond Health Background Information**

**Epidemiology Data - The Distribution of Asthma Hospital Discharge and Asthma Emergency Department Visits amongst residents living in North Richmond (Zip Code 94801) from 2016 - 2020 vs residents living in Contra Costa County**

Overall, based on 2016-2020 data, the rate of asthma hospital discharges and emergency department visits in North Richmond were HIGHER than the rate of asthma hospital discharges and asthma emergency department visits in Contra Costa County as a whole.

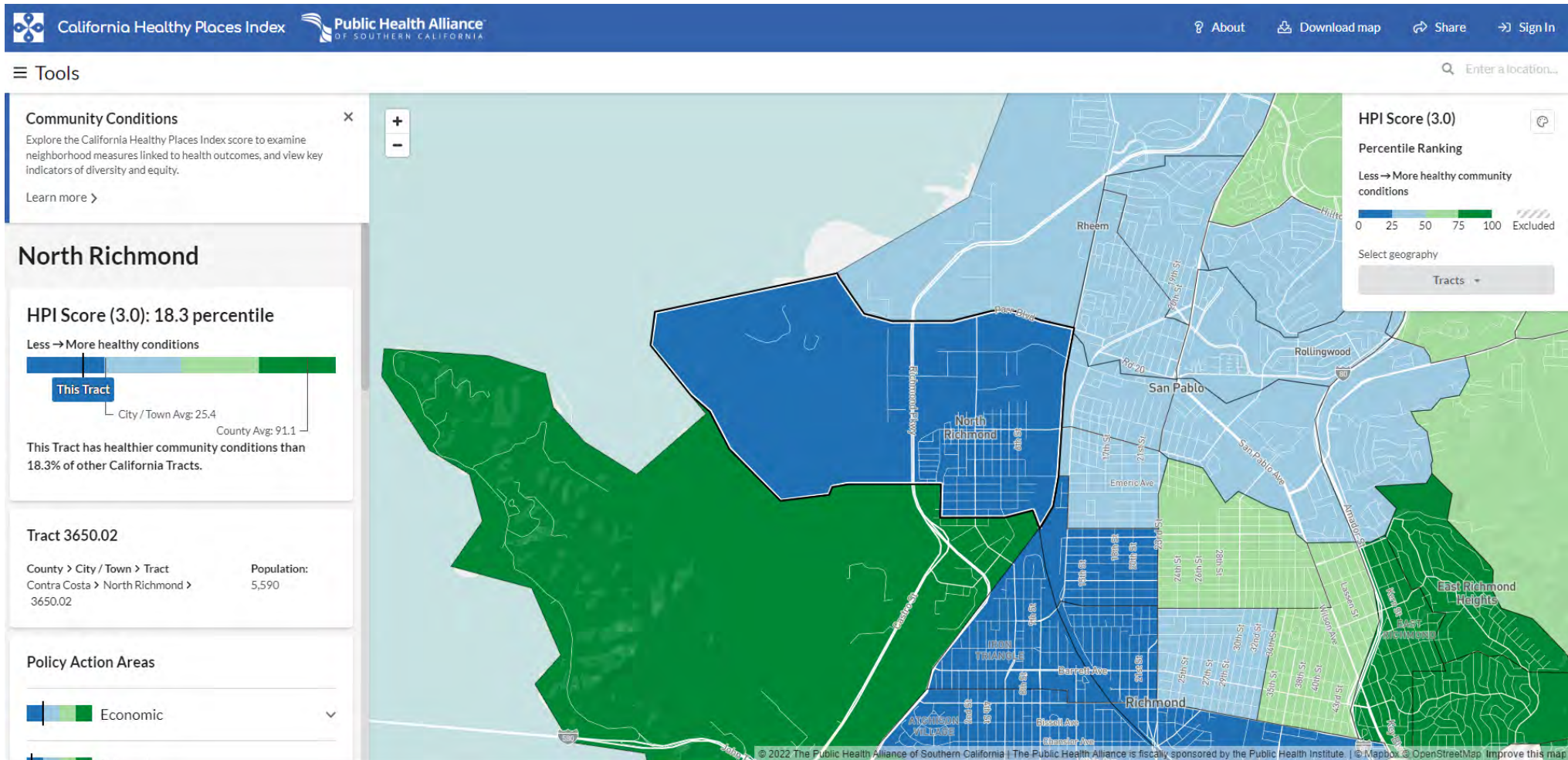
## North Richmond Health Background Information

According to the SB 535 arcgis map, North Richmond is identified as a “Disadvantaged Community.” According to the [Cal EPA](#), “Disadvantaged communities in California are specifically targeted for investment of proceeds from the state’s Cap-and-Trade Program. These investments are aimed at improving public health, quality of life and economic opportunity in California’s most burdened communities, and at the same time, reducing pollution that causes climate change.”



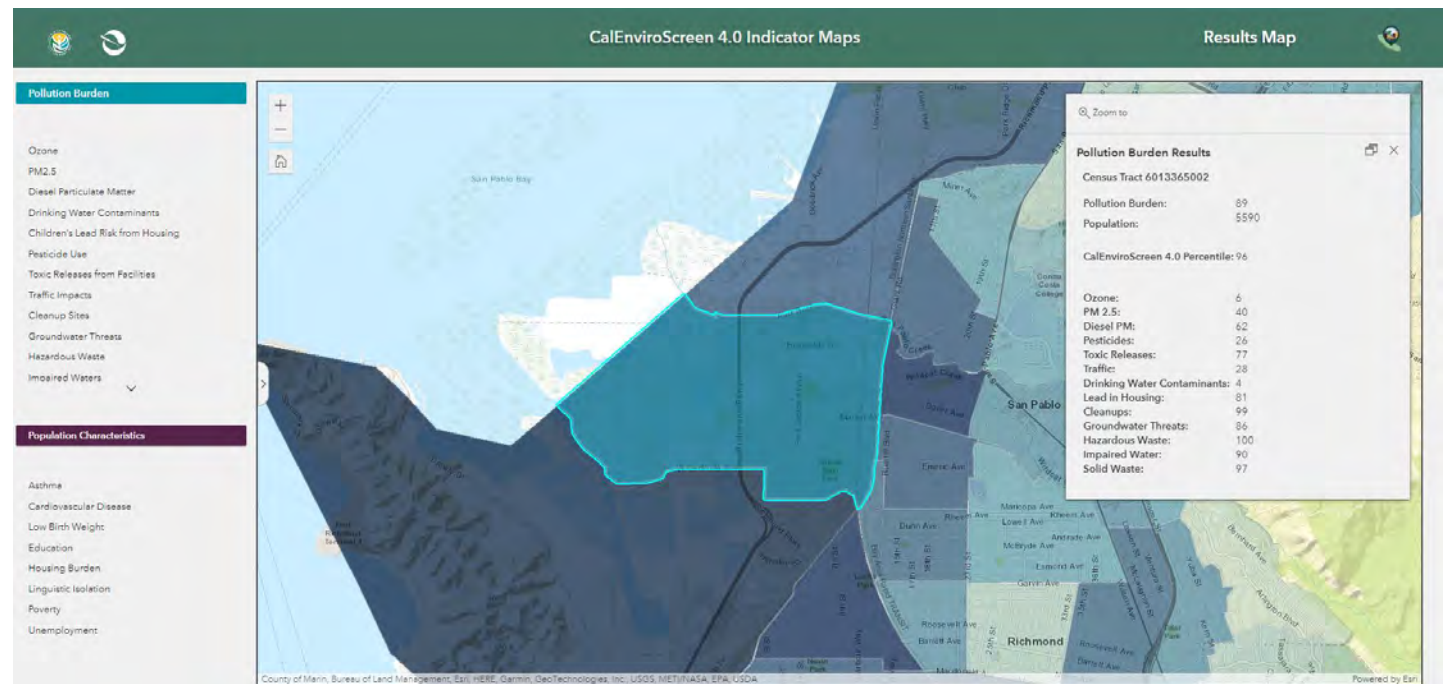
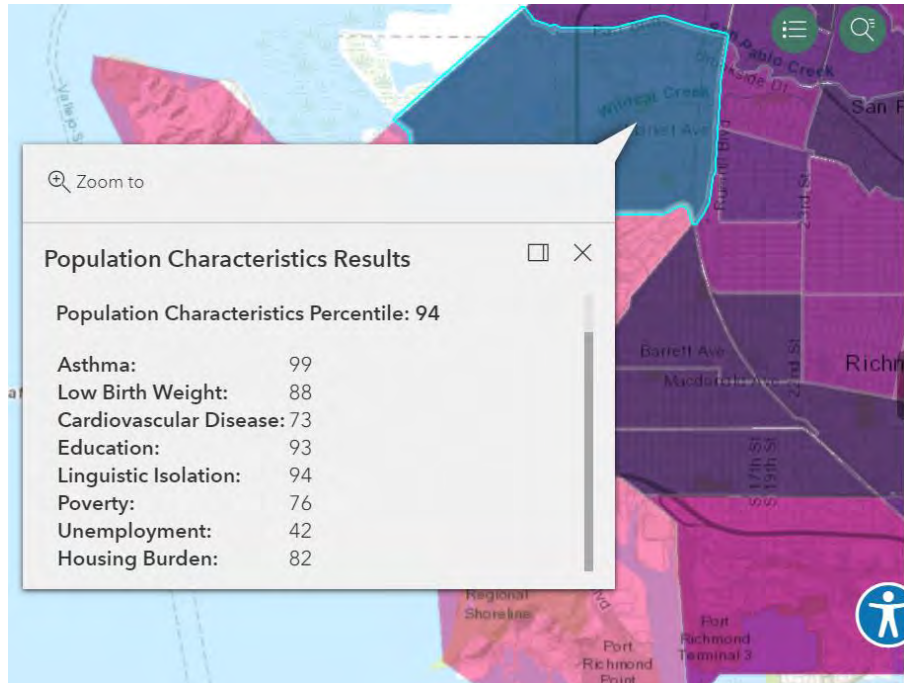
# North Richmond Health Background Information

North Richmond HPI Score (3.0): 18.3%  
This tract has healthier community conditions than only 18.3% of other California Tracts.



# North Richmond Health Background Information

According to CalEnviroScreen 4.0, North Richmond ranks high in many of the sensitive population indicators asthma, low birth weight, cardiovascular disease, education, linguistic isolation, poverty, unemployment, and housing burden.



According to CalEnviroScreen 4.0, North Richmond is identified as an area with high community pollution burden.

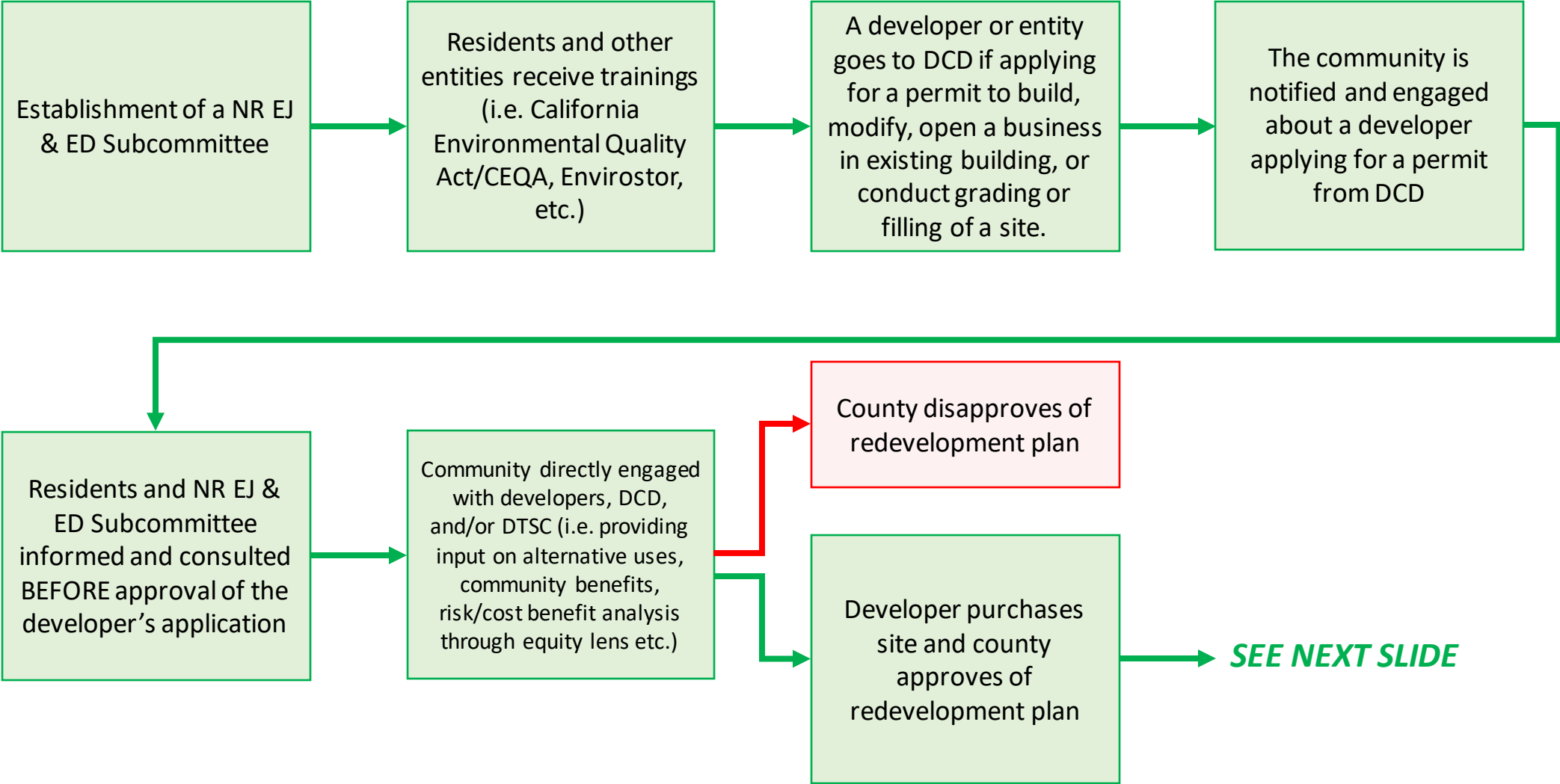


Recommendation	Description
<p><b>Establish a NR environmental justice &amp; economic development (NR EJ &amp; ED) subcommittee that is led by residents and collaborates with community-based organizations, environmental justice organizations, Labor groups, County Health Services, Hazardous Materials Commission, County Department of Conservation and Development, elected officials, school district representatives, Department of Toxic Substance Control, and legal and legislative support.</b></p>	<p>The purpose of this group would be to look at the intersection of planning/development, environmental justice &amp; climate change, community health, streamline communication, and ensure authentic engagement of residents through out policy and practice processes. This is important because not every proposed site will have a environmental impact report.</p> <p>This group would also exist to help gather community voice and recommendations to drive funding allocations to developers related to community benefits.</p> <p>This group would also be informed of local planned or implemented policies (i.e. moratoriums on warehouses, clean up-related, and overarching state policies) that are relevant to the site.</p> <p>For sites requiring frequent monitoring, this community-centered subcommittee should be directly part of the communication regarding any updates.</p> <p>This subcommittee and general community should be notified, meaningfully engaged, prior to the point of when a developer’s proposal is approved and county’s CEQA approval.</p> <p>Within this group, resident leaders, community-based organizations, and other entities more localized and trusted in the neighborhood would be able to inform community engagement strategies related to surveys, public comment, tours, community panels, and other outreach and communications opportunities.</p> <p>Partner with the county to apply for grants from the EPA and/or DTSC to characterize and clean up sites when there is opportunity to do so.</p>

# Notes:

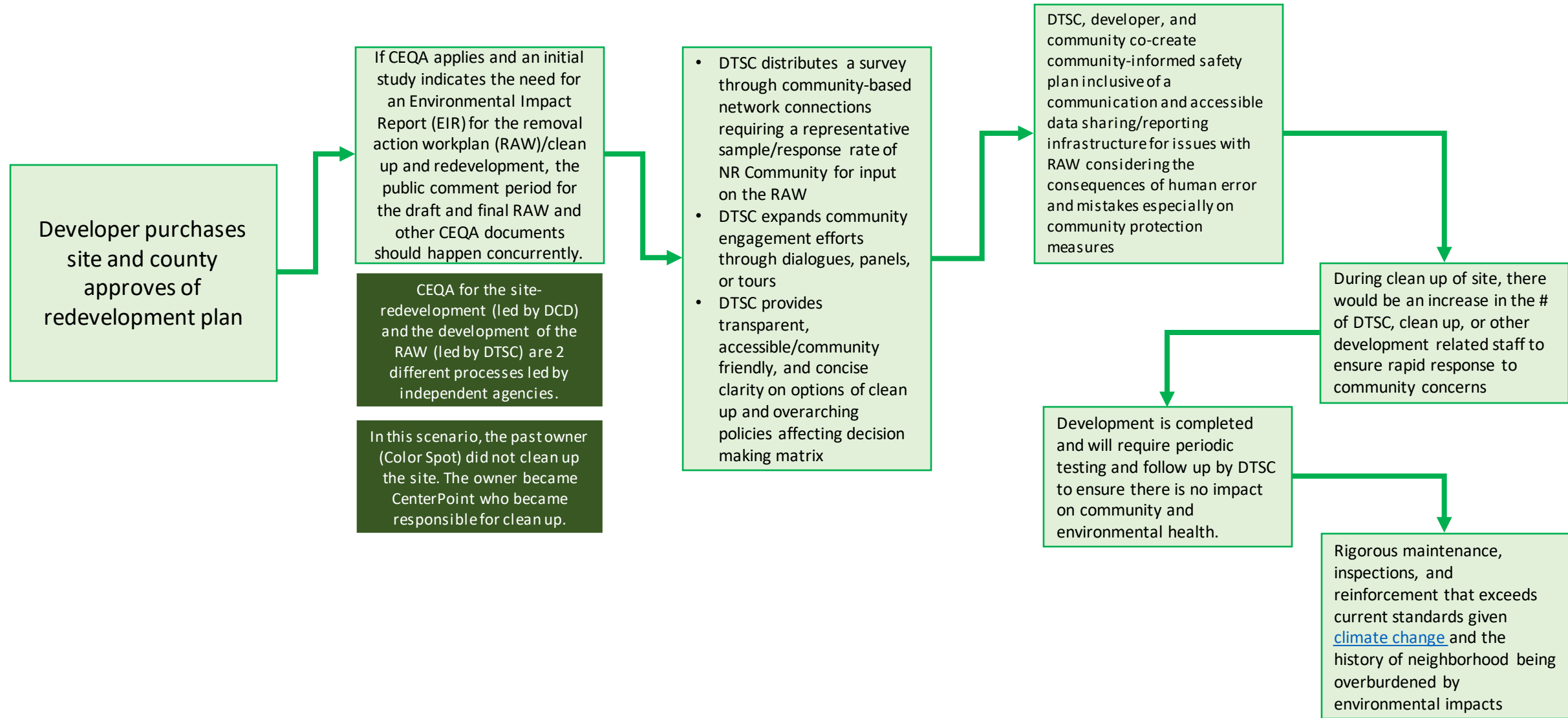
- The following work flow is a extraction of the process we have experienced from our point of view.
- There might be “missing” stages or steps that we did not capture because we were not involved in it. In association with this, there also might be a “inaccurate” depictions related to the sequence of events.
- Common Theme: Proposed developments get approved without community being engaged and that spirals into many issues that should involve collaboration and thought partnership from multiple agencies and community to have a holistic lens that will hopefully align with community wants and needs.

Ideal Process of Economic Development, Removal Action Work Plan, and Long-Term Monitoring (informed by NR Brookside Site experience)



Residents and NR EJ & ED Subcommittee Involvement, Support/Technical Assistance, Education, Community Relationship Building, On-Going Public Health Prevention

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# EJ Roundtable with AG Bonta

- [Attorney General Bonta Announces Innovative Settlement with City of Fontana to Address Environmental Injustices in Warehouse Development | State of California - Department of Justice - Office of the Attorney General](#)
- There needs to be ordinances where communities input weigh higher in decision making matrixes that end up impacting them.

# DTSC BES Meeting July 2023

- **Takeaway Point from Georgette Gomez (BES Member)** - Georgette Gomez expressed interest in challenging our current state and federal policies and laws and how there is possibility to explore looking at waiving and bypassing them in order to authentically demonstrate and reach environmental justice. Georgette mentioned that in another city where they had a EJ and community related issue and were able to bypass some sort of state level policy. In the future, as it relates to California Health and Safety Code 25356.1.5 that restricts clean ups based on future intended use/land use or zoning, can we bypass that so it aligns with community acceptance?

# DTSC BES Meeting July 2023

- July 2023 BES Meeting
  - The Center Point developer of the Brookside site, Ryan, addressed community recommendations and stated that their company will
    - Have periodic inspections by DTSC (on an as needed basis)
    - Signage clearly posted on construction fencing that have their phone number (available 24/7) for community members to call and report any issues they want corrected
    - Monitor air quality on a continuous basis and respond to any exceedances by making adjustments to correct it
    - Construction trucks will use a route that avoids residential areas (Using Fred Jackson Way-North of Brookside)
    - Electrification of trucks and delivery vans by 2026
    - Street sweeping on a daily basis to ensure contaminated soil won't remain on the streets for long

By following these recommendations, Center Point states they are planning to move forward with the Brookside site's clean-up plan, while also transparently working with the North Richmond community during the process.

# DTSC Responsiveness Summary to HCC Letters

<b>Can Be Integrated</b>	<b>Cannot Be Integrated</b>
<ul style="list-style-type: none"><li>•Documentation of Inspections of the site (including dates) will be shared through the Weekly Environmental Compliance Reporting and Remedial Action Completion Report made available to the public via Envirostor.</li><li>•The Site's real-time meteorological monitoring station will measure wind speed</li><li>•The hazardous waste transporter subcontractor provides a coordinator that reports vehicle and heavy equipment cleaning that will be included in the weekly environmental compliance report, and in the Remedial Action Completion Report</li><li>•Documentation of occurrences, times, and locations of visible dust, or absence of visible dust.</li><li>•Wet sweeping at least once per day on public streets for good air quality.</li><li>•The monitoring results associated with these community protection plans will be included in weekly environmental compliance reports</li><li>•DTSC will provide an opportunity for the community to speak with a DTSC toxicologist prior to the start of remediation work.</li><li>•DTSC will include HCC's letters in the Responsiveness Summary document, which will be posted on Envirostor</li></ul>	<ul style="list-style-type: none"><li>•Increase the number of DTSC/regulatory staff presence on-site at or near the North Richmond community, however staff will visit this site periodically to physically inspect the site and to inspect compliance records.</li><li>•Can't create a dropbox or a website other than Envirostor</li><li>•The project will not report to the public the quantities of materials used (ex. water, foam, plastic sheeting or other consumables used for dust suppression).</li></ul>



# Future Next Steps

- Follow up on the NR Cumulative Impact Assessment (NRCIA)
- Inform the DTSC BES Environmental Justice Advisory Council
- Inform Community Benefits Allocations (CBA) from Center Point passing through County
  - \$750k – public health and community air monitoring related
  - \$500k – solar related
- Engage with EJ orgs and the NRMAC Equitable and Economic Development (EED) Subcommittee to focus on accumulating CBAs pool of funding dedicated to NR to address short term and long term sustainable solutions

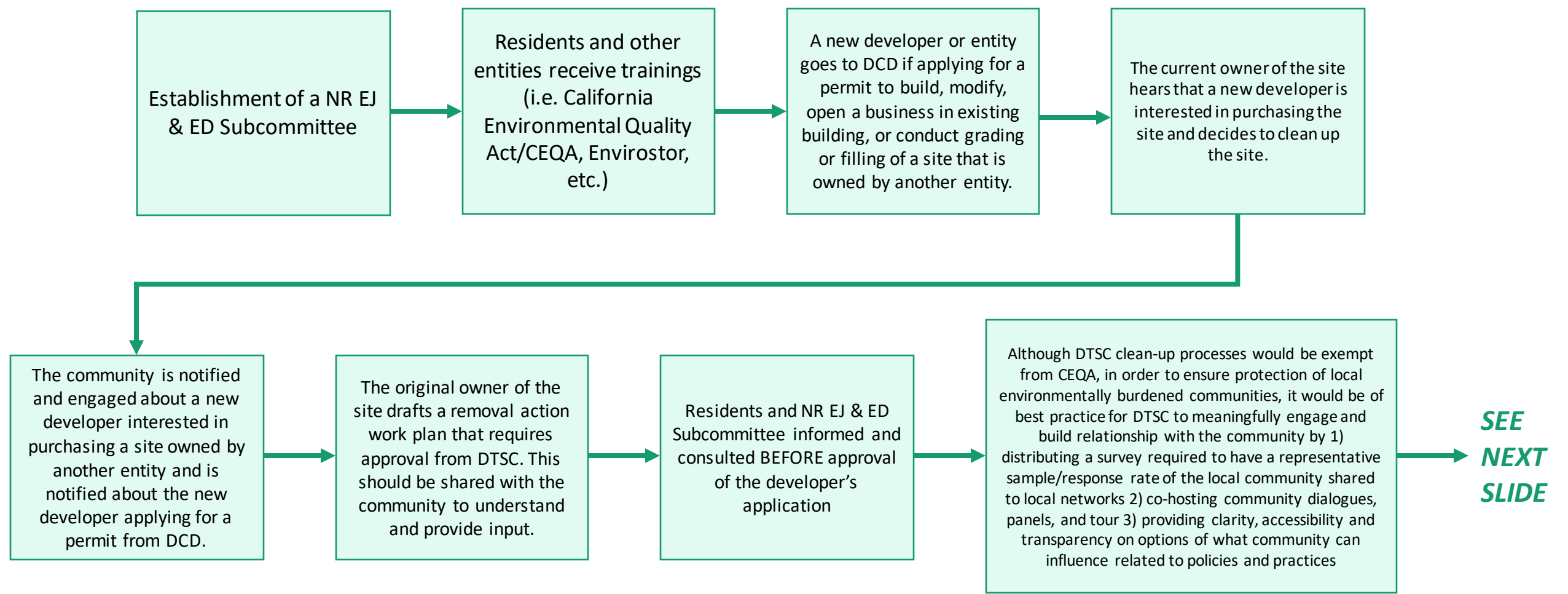
# Future Next Steps

- Inform the community on decision-making and general processes of the Dept. of Conservation and Development
- Support the community around understanding environmental risks related to proposed developments with support of the CC HazMat Commission
  - For example, recently a applicant named ‘West Air Gases & Equipment’ plans to develop a building for ‘atmospheric gas repackaging facility.’ What does that even mean? What are the risks?
- Establish intentional connections and collaboration between regulatory agencies and the community to ensure fully informed dialogue and community-led and aligned decision making
- Research the increasing total number of trucks (electronic or not) associated with rise in warehouse development as it is a great concern of idle traffic pollution
- Research the type of developers that plan to come in before any kind of approval and inform the community

# Future Next Steps

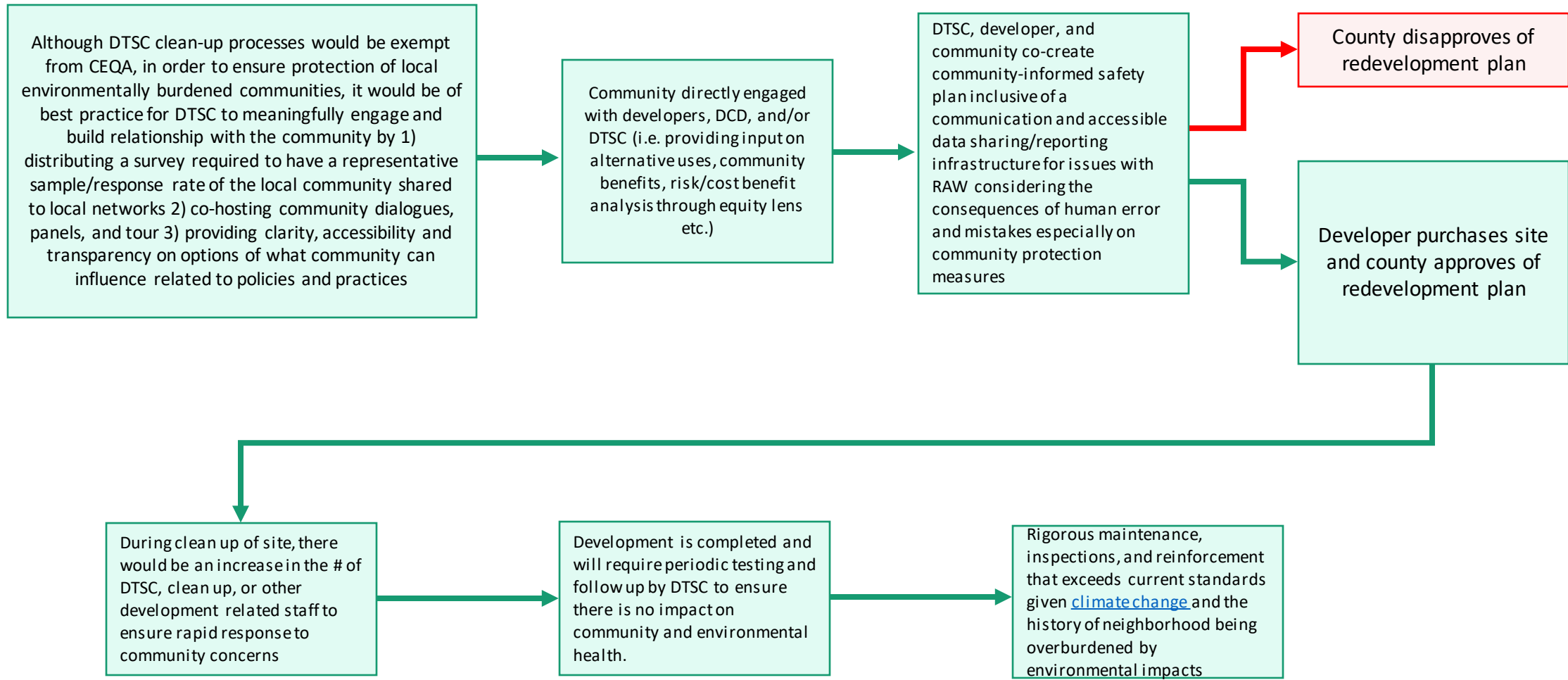
- Research the ways that other EJ shepherds in California ‘bypass’ or ‘waive’ policies that act as gatekeepers from community wants or needs as mentioned by BES member Georgette Ruiz
- Follow the County General Plan, NR Profile, and Land Use and Zoning Policies
- For brownfield sites, consider applications of the Equitable Community Revitalization Grant
- Actively map out contaminated sites that are currently not on the radar of DTSC

**Ideal Process of Economic Development, Removal Action Work Plan, and Long-Term Monitoring (scenario where original owner clean up a site when a developer expresses interest purchasing it and sells it to the owner when DTSC approves the clean up)**



Residents and NR EJ & ED Subcommittee Involvement, Support/Technical Assistance, Education, Community Relationship Building, On-Going Public Health Prevention

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