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May 11, 2021

The Honorable Senator Fred Girod, Co-Chair
The Honorable Representative Paul Holvey, Co-Chair
Joint Committee on Ways and Means, Subcommittee on Capital Construction
900 Court Street NE
H-178 State Capitol
Salem, OR 97301-4048

Dear Co-Chairpersons:

The Oregon Military Department (OMD) respectfully submits the following responses to questions posed during the April 30, 2021 public hearing on SB 5506 before the Joint Ways and Means Subcommittee on Capital Construction.

Training Site Summary:

Camp Rilea:

Established in 1927, Camp Rilea has served, and will continue to serve, as a critical Training Center with high quality standard Army ranges, diverse and adaptable training areas as well as a cantonment area that provides: billeting, lodging, dining, classrooms, simulations, fitness center and logistics support areas. It also serves as a resilient installation to support emergencies within our community. It provides community service support and serves as the regional base for Oregon's North Coast emergency response and recovery operations. The Camp has been validated through the United States Navy as a come ashore site for rescue and recovery efforts needed post Cascadia Subduction Zone earthquake. Camp Rilea provides facilities required for a Maneuver Training Center and schoolhouse to support the 249 Regional Training Institute Officer Candidate Program. It supports law enforcement agencies from around the region with weapons ranges, lodging, and classrooms. The Camp is also home to the Clatsop County Emergency Operations Center, North Coast Veterans Affairs Clinic, Northwest Line Joint Apprenticeship Training Committee for Lineman School, Department of Defense STARBASE STEM School, Camp Rosenbaum, and the United States Coast Guard Advanced Helicopter School and Urban Training School. Camp Rilea provides the U.S. Army with a training site for conducting the annual Air Assault and Pathfinder Qualification Courses for the Western United States. It provides a structural collapse venue which is used to train and certify Civil Support Teams in rescue and recovery operations in a collapsed urban area scenario. Camp Rilea also serves as the largest and one of only two locations on the Oregon coast approved for wave energy device testing.

Camp Rilea Ranges include the following:

- Modified Record Fire Range
- Pistol Range
- Zero Range
- Live Fire Shoot House
- Explosives Range
- Machine Gun Range
- Grenade Range

Camp Umatilla:

Camp Umatilla, originally the Umatilla Army Depot established in 1940, served as an ordnance depot through 2004, then transitioned to a chemical disposal facility until the destruction and dismantling of the disposal facility was completed in 2012. On November 27, 2017, approximately 7,500 acres of the original 19,729 acres was given to the Oregon Military Department to facilitate a shortfall of training site capacity. Camp Umatilla provides an opportunity for the Oregon National Guard to train with training areas and a cantonment area that provides limited billeting, lodging, classrooms as well as logistics support areas. Current and future developments will expand those capabilities to provide new opportunities and modern facilities. The Camp is home to the Oregon National Guard's 249 Regional Training Institute (RTI) for the enlisted professional development and job skills training courses. Originally, the 249 RTI was located on the campus of Western Oregon State College (WOSC) in Monmouth, Oregon. The resulting sale proceeds of our facilities to WOSC were used to reset the 249 RTI on Camp Umatilla. Additionally, the STARBASE STEM (Science, Technology, Engineering and Mathematics) Academy serving 5th and 6th grade Title I students now has a permanent home on Camp Umatilla beginning with their first class this month (in May 2021). The Camp also supports the Naval Weapons Systems Training Facility (NWSTF) Boardman and Machine Gun Range which currently is the only range in Oregon that supports heavy machine gun training.

Camp Umatilla Ranges include the following:

- Modified Record Fire Range
- Pistol Range
- Zero Range
- Grenade Range
- Shotgun Range

Training Site Investments:

The Training Site funding model (Camp Rilea and Camp Umatilla) by the National Guard Bureau (NGB) in Washington DC is 100% federally funded if the nexus is to training requirements of Oregon National Guard units. The money the Department of Defense, U.S. Army, and NGB provides is transferred from the federal government to the state via a Cooperative Agreement. The OMD follows the planning and programming processes by NGB; when notification is given regarding an anticipated project, we then ask the Oregon State Legislature for Federal Funding Capital Construction Limitation in order to spend the federal dollars and compete the project.

The latest plant replacement valuation of Camp Rilea facilities with the federal funding investment is \$265M. This investment has occurred over the course of 94 years. Beginning in 1980, The Army and NGB dramatically increased training site facility and range construction improvements by more than \$18M (estimated equivalent to present day replacement value of \$143M).

Listed below are examples of projects financed with federal funding on Camp Rilea:

- 1980 – New Armory
- 1984-5 – 6 New 160 Person Barracks
- 1987 – Unit Training and Equipment Maintenance Shop and Vehicle Storage Buildings
- 1991 – Troop Medical Clinic; Ammunition Storage Point
- 1992 – Modified Record Fire Range
- 1994 – Officer Quarters; Post Headquarters
- 1998 – Controlled Humidity Preservation Building; Simulations Building
- 2002 – 6 New 40 Person Barracks
- 2003 – Simulations Center
- 2004 – 2 Officer Quarters (4-Person Capacity Each)
- 2005 – Log Conference Center
- 2009 – Air Assault Classroom
- 2011 – Controlled Humidity Preservation Building; Water Well and Water Distribution System
- 2012 – Guard Shack
- 2020 – New Sewer Lagoons

In addition to the investments listed above, as previously discussed, ongoing operations at Camp Rilea are financed at almost 100% with federal funds. This equates to more than \$2M of federal investment into the State on a biennial basis.

The level of investment underway at Camp Umatilla is in direct correlation to the overall status of the site. Tremendous work is needed to make Camp Umatilla suitable for the training needs of the Oregon National Guard. Thankfully, this work is being financed primarily with 100% Federal Funds as will the ongoing maintenance and operations costs of the facility.

It is critical to emphasize the missions of Camp Rilea and Camp Umatilla have some similarities; however, there are differences in the types and levels of training the Oregon National Guard requires in order to maintain readiness levels. Additionally, the OMD footprint of armories strategically located throughout our state allows for greater flexibility of our most critical resource with timing to compact all the training demands into a single monthly drill weekend and annual training period. Lastly, our goal has been to keep as much of our National Guard training events inside the State of Oregon. By sustaining Camp Rilea and building up Camp Umatilla, it facilitates unit training and federal dollars invested with Oregon vendors as opposed to traveling to Gowen Field-Idaho, Camp Roberts-California, and/or Fort Lewis-Washington. The Oregon Military Department/Oregon National Guard is committed to

operating and maintaining both Camp Rilea and Camp Umatilla as top tier training sites for our Service Members, now and into the future.

The Oregon Military Department is grateful to the Oregon Legislature for support of the Federal Fund Capital Construction Limitation requests since we began operating Camp Umatilla at the end of 2017.

Listed below are the contractors (with their contracting specialty and business location noted) for our current Capital Construction Projects:

Camp Umatilla - New Regional Training Institute Education Facility, Barracks, Dining Facility, and Infrastructure totaling \$41,000,000:

- Fortis, General Construction, Portland, OR
- NW Metal Fab, Metal Fabrication, Hermiston, OR
- Noland Door, Doors & Hardware, Hermiston, OR
- Smith Security, Fire Alarm Monitoring, Hermiston, OR
- Advanced Technology Group, Drywall, Hillsboro, OR
- The Window Store, Window Treatments, Imbler, OR
- All Safe Abatement, Abatement, Kennewick, WA
- Cascade Fire Protection, Fire Sprinklers, Kennewick, WA
- ABM Industry Group, Cleaning, Kennewick, WA
- Challis Construction, Concrete/Excavation, La Grande, OR
- Walter Plumbing, Vac Truck/Plumbing, La Grande, OR
- Carpet One, Flooring, La Grande, OR
- Northwest Cabinetry, Cabinets/Countertops, Ontario, OR
- Thews Sheet Metal, Mechanical, Pendleton, OR
- Gordon's Electric, Electrical/Low Voltage, Pendleton, OR
- Palmer Roofing, Roofing, Pendleton, OR
- A Sharp Painter, Painting/Drywall Finish, Pendleton, OR
- McLaughlin Landscaping, Landscape/ Irrigation, Pendleton, OR
- Creative Signs, Signage, Pendleton, OR
- American Rock, Paving, Pendleton, OR
- Survey One, Survey, Pendleton, OR
- Josh Bray Plumbing, Plumbing, Pilot Rock, OR
- Elder Demolition, Demolition, Portland, OR
- Aliant Mechanical, Mechanical/Plumbing, Portland, OR
- Erectors Inc., Roofing, Portland, OR
- Alpine Alarm, Low Voltage, Richland, WA
- Premier Building Specialties, Specialty Materials, Boise, ID
- Grove Window Supply, Windows, Fall City, WA
- PBS Environmental, Engineering/Testing, Richland, WA
- Waterwell Development, Wells/Pumps, Umatilla, OR
- Anderson Perry, Engineering, La Grande, OR
- SERA, Architect/Engineer, Portland, OR
- Mill Plain Electric, Electrical/Low Voltage, Vancouver, WA

Camp Umatilla - Waste Water Treatment Facility (\$3,000,000):

- Rotschy, General Contractor, Vancouver, WA
- Mikes Fence Center, Fencing, Bend, OR
- Mill Plain Electric, Electrical/Low Voltage, Vancouver, WA
- Washington Green Hydroseeding, Excavation, Pasco, WA
- Gordon's Electric, Electrical/Low Voltage, Pendleton, OR
- Ralph's Concrete Pumping, Concrete, Seattle, WA
- Anderson Perry, Engineering, La Grande, OR

Camp Umatilla - Water Distribution Line (\$3,000,000):

- Silver Creek, General Contractor, Heppner, OR
- Shelco Electric, Electrical, Hermiston, OR
- Walla Walla Electric Inc., Electric, Walla Walla, WA
- Advanced Underground, Utilities Locate, Bend, OR
- Anderson Perry, Engineering, La Grande, OR

In addition to our Federal Funding Limitation projects on Camp Umatilla, we are also grateful to the Oregon Legislative Assembly for bond financing and limitation for our Armory Service Life Extension Program (ASLEP) as well as the Regional Armory Emergency Enhancement Program (RAEEP) to systematically improve and provide more resilient buildings to extend the life of Oregon's armories for an additional 25 years. Our ASLEP program started in 2007 and has included 11 armories. Our RAEEP program started in the 2017-2019 Biennium, and we have completed 6 armories/facilities.

Listed below are the contractors (with their contracting specialty and business location noted) for our recent past and current armory ASLEP and RAEEP projects:

Grants Pass ASLEP (\$3,330,000):

- Ausland Group, General Contractor, Grants Pass, OR

Salem Owen Summers and Anderson Readiness Center ASLEP & RAEEP (\$10,600,000):

- Ausland Group, General Contractor, Grants Pass, OR

Coos Bay RAEEP (\$1,415,000):

- BBL Architects, Architect/Engineer, Lake Oswego, OR

Newport RAEEP (\$1,415,000):

- BBL Architects, Architect/Engineer, Lake Oswego, OR

Maison (Portland) ASLEP (\$3,520,537):

- Precision Construction, General Contractor, Portland, OR
- TVA Architects, Inc., Architect/Engineer, Portland, OR
- Carlson Testing, Inc., Special Inspections, Tigard, OR
- Minority Abatement Contractor, Inc., Abatement, Vancouver, WA
- Green Deconstruction Services, Inc., Demolition, Portland, OR
- Van Lom Concrete, Inc., Concrete, Portland, OR

- Duff Maiden Contractor, Inc., Masonry, Portland, OR
- G&S Welding/Repair, Metals, Boring, OR
- The Harver Company, Woods Plastics & Composites, Portland, OR
- Snyder Roofing of Oregon, LLC, Thermal & Moisture Protection, Tigard, OR
- J.S. Perrott and Co., Openings, Portland, OR
- High 'n Shine Concrete Floors, Finishes, Vancouver, WA
- Willamette Glass, Glass, Clackamas, OR
- Willamsen and Bled, Painting, Portland, OR
- G.W. Paulson Company, Tile and Floor Coverings, Portland, OR
- Building Material Specialties, Inc., Specialties, Hillsboro, OR
- Schindler Elevator, Hoisting, Chicago, IL
- McKinstry, Mechanical, Seattle, WA
- NW Tree Specialists, Landscaping, Hillsboro, OR
- TruScape LLC, Landscaping, Hillsboro, OR
- B&T Striping, Curbing, Paving, Salem, OR

Medford ASLEP (\$5,599,259):

- S&B James Construction Management Co, General Contractor, White City, OR
- SOLARC Architecture, Inc., Architect/Engineer, Portland, OR
- Marquess and Associates, Inc., Special Inspections, Medford, OR
- Coleman Creek Consulting, Inc., Abatement, Ashland, OR
- Global Pacific Environmental, Inc., Abatement, Vancouver, WA
- Cut n Break Construction, Inc., Interior and Exterior Concrete, Medford, OR
- All Weather Insulated Panels, Exterior Insulated Wall Panels, Vacaville, CA
- Lacey Glass, Interior Window Wall, Lacey, WA
- ALCO Contractor, Inc., Security Window Bars, Medford, OR
- Hoag Roofing, Roofing, Central Point, OR
- Bell Hardware of Medford, Inc., Door/Door Hardware, Medford, OR
- Oregon Lock and Access, Inc., Door Locks, Salem, OR
- River City Glass, Storefronts, Grants Pass, OR
- William Lothrop Painting, Interior Painting, Grants Pass, OR
- Rubenstein's Contract Carpet, LLC, Flooring, Eugene, OR
- Massey Interior Construction, Inc., Framing & Insulation, Central Point, OR
- New Horizons Wood Works, Inc., Counter Tops, Ashland, OR
- Best Signs, Inc., Signage, Medford, OR
- Wurch Plastering, Exterior Wall Finish, Wilderville, OR
- Van Row Mechanical Inc., Plumbing, Central Point, OR
- CSC – Medford Fabrication, HVAC, Medford, OR
- Metal Masters, Inc., Metal, Medford, OR
- SS Sheet Metal, Metal, White City, OR
- ClimaTech Corporation, HVAC, Boise, ID
- Precision Electrical LLC, Electrical, Medford, OR
- Rogue Fire Protection Corporation, Fire Suppression Systems, Medford, OR
- Mountain View Paving Inc., Pavement, Talent, OR

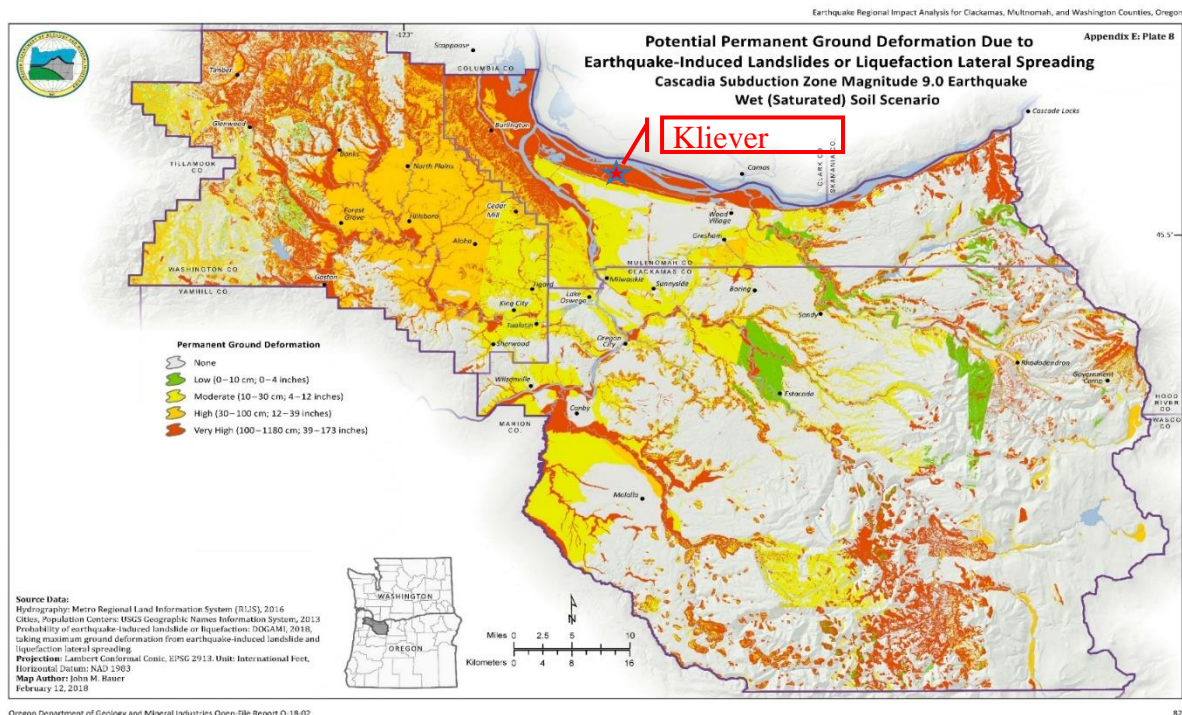
Roseburg ASLEP (\$4,846,572):

- Essex General Construction, Inc., General Contractor, Eugene, OR
- Cutting Edge Concrete Cutting LLC, Demolition, Springfield, OR
- Western States Environmental Services, Inc., Abatement, Medford, OR
- Knife River Materials, Concrete, Medford, OR
- Moderncrete Concrete Design, Concrete, Corvallis, OR
- Pacific Extruded Curbs, Curbing, Pleasant Hills, OR
- Reece Concrete, Inc., Concrete, Cottage Grove, OR
- Haps Masonry, Masonry, Veneta, OR
- Advance Cabinet Designs, Cabinetry, Eugene, OR
- Home Insulation Company, Insulation, Eugene, OR
- Interstate Sheet Metal, Inc., Roofing, Battle Ground, WA
- Bell Hardware of Medford, Inc., Doors, Medford, OR
- Overhead Door Company of Roseburg, Rolling Doors, Roseburg, OR
- Culver Glass Company, Storefronts, Portland, OR
- Ezell Construction and Maintenance, Finishes, Grants Pass OR
- Rubenstein's Contract Carpet, Flooring, Eugene, OR
- Acoustic Sciences Corporation, Wall Panels, Eugene, OR
- Image King Signs, Signage, Eugene, OR
- Macadam Aluminum & Bronze Company, Signage, Portland, OR
- WH Cress Company, Toilet Partitions, Tigard, OR
- Building Material Specialties, Bathroom Accessories, Hillsboro, OR
- Northwest Handling Systems, Inc., Lockers, Portland, OR
- Curtis Restaurant Equipment, Tables, Springfield, OR
- Edmondson's Drapery, Inc., Window Treatments, Clackamas, OR
- Munnell and Sherrill, Safety Locker, Eugene, OR
- Advanced Energy Systems LLC, Photovoltaic System, Eugene, OR
- Innovative Air, Inc., Plumbing & HVAC, Eugene, OR
- Northside Electric, Electrical, Salem, OR
- Knife River Materials, Earthwork, Roseburg, OR
- C&B Striping and Sealcoating LLC, Pavement Marking, Roseburg, OR
- Rexious Forest By-Products, Planting & Landscaping, Eugene, OR
- Gilbert Pump and Well Service, Wells, Roseburg, OR
- Mohr Well Drilling, Inc., Well Drilling, Roseburg

All construction projects by OMD, whether it is from Federal Funding moved to the state via the Cooperative Agreement or construction projects as a result of state Bond financing, are advertised with the Certification Office for Business Inclusion and Diversity (COBID - that helps small emerging businesses succeed in competing for State contracts), Oregon Procurement Information Network (ORPIN) and the Daily Journal of Commerce. Local plan centers obtain information on OMD projects from COBID, ORPIN and the Daily Journal of Commerce. All eligible contractors registered to conduct business in Oregon, whether union or non-union, have the same competitive opportunity to bid on OMD projects. All contractors are required to pay their workers prevailing wages as established by Oregon Bureau of Labor and Industries.

Kliever (Portland) Armory Seismic Consideration:

Regarding the question of a RAEEP project to retrofit the Kliever Armory located on the west side of Portland on 33rd Marine Drive, we consulted the “Earthquake Regional Impact Analysis for Clackamas, Multnomah, and Washington counties, Oregon” report prepared by Oregon’s Department of Geology and Minerals Industries (DOGAMI) in 2018 (See map picture and hyperlink below). This document provides an assessment of the extent of damage anticipated in the vicinity of the Kliever Armory and the transportation network required to access the facility after a major earthquake. While an investment could be made to seismically upgrade the Kliever Armory to have a better survival rate during an earthquake, the study predicts routes to the facility blocked due to collapsed buildings, failed bridges and overpasses, as well as roads buckled by greater than 2.0 meters. The Kliever property is also situated in a high ground water area where the military vehicle compound is exposed to seasonal flooding. According to the referenced report, the Kliever armory is in an area with the highest probability of permanent ground deformation due to soil liquefaction during an earthquake. The current agency strategy is to address major system shortcomings of the armory through an ASLEP project to extend the useful life of the facility for 25 years.



Link to the 2018 DOGAMI report “Earthquake Regional Impact Analysis for Clackamas, Multnomah, and Washington counties, Oregon”:

[DOGAMI - Open-File Report O-18-02, Earthquake regional impact analysis for Clackamas, Multnomah, and Washington counties, Oregon \(oregongeology.org\)](https://www.oregongeology.org/open-file-report-o-18-02-earthquake-regional-impact-analysis-for-clackamas-multnomah-and-washington-counties-oregon)

The Oregon Military Department's Installations Division supports over 2,821,712 square feet of facilities, including 37 armories, all of Camp Withycombe (Clackamas) and two Aviation Support Facilities (Salem and Pendleton). Additionally, we support over 1,789,820 square feet at our two main training sites, Camp Rilea and Camp Umatilla. All total, over 4.6M square footage places OMD as one of the largest facility managers within Oregon State Government.

We believe our armories and facilities provide critical links to their communities for support of unit readiness goals as well as for our Service Members and facilities to be available during times of disasters and emergencies throughout the state. Our goal, for all of our construction projects, within the guidelines of the contracting system and to the best of our abilities, is to maximize federal funding to keep the money in our home state.

This concludes the supplement to OMD's testimony in SB 5506, in order to provide answers to questions posed during the April 30, 2021 public hearing before the Joint Ways and Means Subcommittee on Capital Construction. Thank you for your consideration of these projects.

Sincerely,



David A. Stuckey
Deputy Director
Oregon Military Department