Navy Base Container Terminal

- Three berths, 280 acres
- 1.4 million TEU capacity
- $550-million Phase I
- Dedicated Port Access Road
- Proximity to Neighbors
Background

- Submitted a conceptual mitigation plan for the DEIS
- Plan was similar in size and scope to projects of similar size and impacts
- Historically, mitigation measures focus on quantitative green impacts
- Committed to go beyond traditional mitigation
Early Steps

- Engaged the City
  - Committed to work with surrounding neighborhoods to discuss community mitigation

- Supported formation of Lowcountry Alliance for Model Communities (LAMC)
  - Bigger than just one issue; could gather to improve region

- Started a relationship
  - Provided Terminal tour
  - Introduced them to workers/neighbors
  - Became visible in community
  - Engaged chamber, maritime industry, labor
  - Working relationship with City’s community liaison
The Shared Goal

Realizing most mitigation plans focus only on green mitigation…

The Port, The City and LAMC agreed to work cooperatively on a community mitigation plan to maximize community benefits and minimize undesirable impacts from the Project
Development of the Community Mitigation Plan

- Challenged community to identify...
  - Impacts of project
  - How to address them
- Identified, categorized & prioritized the desired community mitigation measures
- Reviewed priorities & met with the Corps, agencies and our mitigation consultant
Eight Key Elements

- Tax & Property Value Losses
- Noise, Air, Vibration
- Education Attainment
- Employment Opportunities
- Economic Development
- Emissions & Health
- Strength & Connection to Project
- Ready for Growth
Community Mitigation Funding

Port committed $4.08 million for new community mitigation activities…

- $750,000 on issuance of permits
- $300,000 annually on this anniversary
- Any remaining funds paid when terminal opens
Needed an Agreement...

To finalize and formalize a Community Mitigation Agreement on mitigation and enhancement activities that describes…

1. The Port’s current and on-going community activities

2. Plans for new community mitigation activities

3. LAMC, Port and City responsibilities for realizing new community mitigation activities

4. Financing for new community mitigation activities