

**FINAL NAVAL AIR STATION ALAMEDA RESTORATION ADVISORY BOARD
MEETING SUMMARY**

Building 1, Suite 140, Community Conference Room
Alameda Point
Alameda, California

Tuesday, October 2, 2001

ATTENDEES

See attached list.

MEETING SUMMARY

I. Approval of Minutes

Mike McClelland, U.S. Department of the Navy (Navy), called the meeting to order at 6:35 p.m., and announced that Michael John Torrey was attending another meeting and may be unable to attend the Restoration Advisory Board (RAB) meeting.

Mr. McClelland asked for comments on the September 4, 2001, RAB Meeting Minutes. James Leach stated that he had an excused absence from the September 4, 2001 meeting. The minutes were approved with no objections.

II. Co-Chair Announcements

Mr. McClelland made the following announcements:

- Clem Burnap has requested a leave of absence from the RAB; he would like to remain on the mailing list.
- The Final Focused Remedial Investigation Work Plan, Ordnance and Explosives Waste Characterization and Geotechnical and Seismic Evaluations at Installation Restoration Site 1 Alameda Point, Alameda, California has been approved by the U.S. Environmental Protection Agency (EPA) and is now final.
- The Bay Area RAB Forum will be held on October 27, 2001, from 9 a.m. to 5 p.m. A draft agenda was distributed to the RAB, and a final agenda will be distributed in the mid-monthly mailing.
- Funding for Fiscal Year (FY) 2002 is still being finalized, and Alameda Point may get an additional \$4 million, which may be used for basewide sampling of polynuclear aromatic hydrocarbons (PAH).
- The master developer, Alameda Point Partners, will not be giving a presentation at tonight's meeting. Apparently, they decided that it is too early in the process for a presentation. Mr. McClelland will try to reschedule the presentation.

- On October 19, 2001, from 1 to 3 p.m., BADCAT Environmental Technology Partnership and Regenesi Bioremediation Products will give a presentation on an upcoming test of Hydrogen Release Compound at Alameda Point. Information will be provided in the mid-monthly mailing.

Doug deHaan asked if funding for Alameda Point came from the same “pot” of money as funding for Mare Island. Mr. McClelland responded yes; both bases are funded with base realignment and closure (BRAC) money.

Patricia Ryan stated that RABs from non-Navy bases, like Travis Air Force Base, should be invited to the RAB Forum and asked whether the Navy has extended such invitations. Mr. McClelland responded that he believes only Navy RABs have been invited, and that he would discuss including other RABs with the coordinator, Richard Mach. In addition, Mr. McClelland requested that those Alameda Point RAB members planning on attending the forum notify him, so organizers could anticipate how many would be in attendance. Approximately 10 Alameda Point RAB members are expected to attend.

Various correspondence and documents were distributed to the RAB.

Mary Sutter distributed a copy of the letter sent by the RAB to Representative Barbara Lee regarding funding for Alameda Point and the letter sent to EPA regarding comments on the Federal Facilities Agreement (FFA).

III. Water Towers Lead Based Paint Cleanup

Glenna Clark, Navy, introduced Kevin Spala with Environmental Chemical Corporation, the contractor that performed the lead-based paint investigation for the water and antenna towers. Two handouts were provided.

A total of 330 soil samples, 5 composite soil samples, and 3 paint samples were collected. The following sampling patterns were used. A radial plot sampling pattern was used for Water Tanks 033, 061, and 088 and Antenna Tower 036B. A matrix plot sampling pattern was used for Parcel 105, and a point-composite sampling pattern was used for Antenna Tower 036A, Buildings 73B and 607, and the southeast corner of Moonlight and Stardust Streets. Composite samples were composed of three surface soils. Soil samples were collected at depths of 0 to 6 inches below ground surface (bgs), 6 to 12 inches bgs, and 12 to 18 inches bgs.

Lead results for grid samples ranged from 3.5 to 2,480 milligrams per kilogram (mg/kg), and lead concentrations for 70 of the grid samples were above the cleanup goal of 199 mg/kg using the Department of Toxic Substances Control (DTSC) Lead Spread Model including the consumption of home grown produce. A sample collected from Antenna Tower 36B, which is near a housing area, had a lead concentration of 2,320 mg/kg. Lead concentrations detected in samples collected from 12 to 18 inches bgs in the Water Tank 088 area were higher than surface soil concentrations. The lead concentration in one composite sample, 501 mg/kg (Antenna Tower 036A), was above the cleanup goal. Lead concentrations in paint collected from Water Tanks 033 and 088 and Antenna Tower 036A ranged from 3.46 to 10.50 percent.

Tony Dover asked if there was any indication that contamination was spread further during deconstruction of the towers, and whether it is possible that a radial sampling approach did not detect such spreading of this contamination. Mr. Spala responded he believed that this was not an issue and this sampling approach was approved by the agencies.

George Humphreys asked why an area adjacent to Water Tank 033 (Parcel 105) was sampled. Mr. Spala responded that Parcel 105, the only adjacent area sampled, is considered a sensitive area, because a daycare is proposed to be located there.

Mr. Dover asked if the lead detected in soil could be from gasoline. Mr. Spala responded that it is not likely at these concentrations of lead.

Ms. Sutter asked if a composite sample is three samples combined together and analyzed or an average of three individually analyzed samples. Mr. Spala responded that each composite sample was composed of three surface samples, which were mixed together by the laboratory, and a cross section of the mixed samples was analyzed as one sample. There were additional questions by the RAB members pertaining to the rationale for compositing samples, cost effectiveness, and potential that one of the samples contributing to the composite sample could have a lead concentration higher than the cleanup level. Mr. Spala and Ms. Cook responded that composite sampling is a cost effective screening sampling approach. If sampling results indicate a potential problem, then additional sampling will be necessary. The base realignment and closure cleanup team (BCT) will review the results of this investigation and determine if future action is necessary.

Elizabeth Johnson expressed concern that sampling results indicate that soil within the Homeless Collaborative has been impacted by lead. The City of Alameda (City) leased this property after it was previously found to be suitable to lease, and now it is possible that children have been playing in potentially effected yards for the past two years. She asked what the City should tell the Homeless Collaborative and whether a removal action is planned. Ms. Clark responded that the Navy will be preparing removal action documentation, so that a removal action can be conducted. There was additional discussion about elevated lead concentrations being detected in samples collected at depth, and not just in surface samples, and that residents had previously been directed not to garden on the property.

Mr. Humphreys asked what concentrations of lead were typically present in the paint of old homes. Ms. Cook responded that she did not know; however, the cleanup level of 199 mg/kg is a state (DTSC) standard based on consumption of homegrown produce. EPA considers a cleanup level of 400 mg/kg to be appropriate.

Ardella Dailey expressed concern that a time critical removal action for lead impacted soil was not planned and asked who makes the decision to conduct a time critical versus non-time critical removal action. Mr. McClelland responded that the BCT, which at this time is composed of Ms. Cook, Dan Murphy of DTSC, and himself, would make that decision.

There was some additional discussion about the functionality and usefulness of the towers and which removal options would be considered. The RAB will be given an update on the planned removal action at the next RAB meeting.

IV. Project Teams

OU-1 and -2

Jo-Lynne Lee reported that data gap sampling is continuing. The RAB is not significantly involved.

Marsh Crust

Mr. Leach stated that there was nothing to report. The RAB agreed that this group was no longer necessary, so it will be removed from the project teams.

Radiological

Mr. Humphreys asked if radiological contamination was from depleted uranium. Mr. McClelland responded that it was not, and that it was from radium paint used on aircraft gauges.

OU-3

Ms. Sutter reported that Mr. Humphreys has finished reviewing the Draft Final Focused Remedial Investigation Work Plan, Ordnance and Explosives Waste Characterization and Geotechnical and Seismic Evaluations at Installation Restoration Site 1 Alameda Point, Alameda, California. She understands the comment period has expired; however, comments have been prepared and will be included in the mid-monthly mailing. Comments are associated with health and safety concerns regarding the use of cellular phones and radios during the unexploded ordnance (UXO) survey. Questions include whether a cellular phone or radio can detonate ordnance, and if so, at what depths, and whether such potential detonations raise any concerns about operating the golf course. Rick Weissenborn responded that radio frequencies could detonate ordnance; however, that placement of a four-foot cover over Site 1 and additional contour material will increase the depth of any potentially remaining ordnance. These concerns will be addressed in the feasibility study for Site 1.

Mr. Humphreys was officially added to this focus group and will replace John Roullier.

OU-5/Estuary Park

Mr. McClelland reported that a time-critical removal action (TCRA) will be conducted in the housing and common areas and that it had been discussed today at a meeting with the BCT and their managers. The removal will not include Estuary Park, which has been fenced off.

Petroleum

Mr. Weissenborn reported that the fuel line and Building 397 petroleum removals are underway. Issues pertaining to the Work Plan for the Site 7, Area 37 Removal are being resolved. A presentation on the petroleum removals will be added to the agenda for the next RAB meeting.

Administrative

There was discussion about the status of Kurt Peterson's membership on the RAB and focus groups. The administrative group should address this issue.

Bill Mitchell is no longer on the RAB and should be removed from the focus groups.

OU-4

Mr. deHaan asked for an update on the status of Site 2.

V. Grant Public Workshop

Ms. Johnson stated that there was a pretty good turn out at the workshop held on September 15, 2001. The golf course and marina designers presented their designs proposed for meeting the City's reuse, and the City will present the designs to the Navy for possible incorporation into the feasibility study. The City would like to have more RAB involvement with the grant and requested that a public meeting be combined with the December 2001 RAB meeting or be scheduled for 5:30 p.m., prior to the RAB meeting. The RAB responded that they would prefer to have the grant presentation be a portion of the RAB meeting, because it was unlikely that many RAB members would be able to attend a 5:30 p.m. meeting.

VI. BCT Activities

Ms. Cook stated that a number of documents were reviewed the past month, but overall it was a pretty quiet month. The following was reported:

- Agency review of the Action Memoranda for soil at Sites 5 and 14, dense non-aqueous phase liquid (DNAPL) for Sites 4 and 5, and dissolved phase liquids in groundwater for Sites 9, 11, 16, and 21 were just completed.
- The Site 15 removal action is on hold pending results from data gap sampling. Additional samples were taken to confirm the contaminants are still present.
- As mentioned earlier, a TCRA will be conducted in 1/3 to 1/2 of the Coast Guard Housing. Two feet of soil will be excavated, and construction fencing will be placed in the excavated area to denote the limit of excavation. The area will be backfilled with clean soil, and sod will be placed.
- The pesticide-shed removal is expected to begin soon.
- Only one conference call was held since the September 2001 RAB meeting. Items discussed during the call included basewide groundwater monitoring, the status of the Site 25 RI and removal action, agency show stopper comments on design plans and action memoranda for removal actions, and comments received on the FFA. FFA comments were received from the RAB, Audubon Society, and the City.
- A BCT meeting was not held.

The RAB asked if DTSC and Regional Water Quality Control Board (RWQCB) representatives have been assigned to Alameda Point yet. Ms. Cook responded that representatives have not been assigned to the project. Currently, Dennis Mishek is the RWQCB contact, and Dan Murphy is the DTSC contact. Documents are being sent to their attention for review.

VII. Community and RAB Comment Period

The RAB asked for the locations of the fuel lines that are being removed and the free product removal. Mr. Weissenborn pointed out the locations on a figure.

Mr. deHaan asked if the fuel lines that were abandoned in place will be removed or remain in place. Mr. Weissenborn responded that the fuel lines will remain in place.

The RAB discussed whether the letter sent to Representative Barbara Lee should be followed up with a telephone call. Ms. Sutter will follow up the letter with a telephone call to her local office. The RAB expressed the need for the City to also take action to help secure additional funding for Alameda Point remediation. Ms. Johnson responded that the City is waiting to see how negotiations go with the City's developer and then will take necessary actions.

The meeting was adjourned at 8:18 p.m.

ATTACHMENT A

**NAVAL AIR STATION ALAMEDA
RESTORATION ADVISORY BOARD MEETING AGENDA
October 2, 2001**

(One Page)

RESTORATION ADVISORY BOARD

NAVAL AIR STATION, ALAMEDA

AGENDA

2 OCTOBER, 2001 6:30 PM

ALAMEDA POINT – BUILDING 1 – SUITE 140

COMMUNITY CONFERENCE ROOM

(FROM PARKING LOT ON W MIDWAY AVE, ENTER THROUGH MIDDLE WING)

<u>TIME</u>	<u>SUBJECT</u>	<u>PRESENTER</u>
6:30 - 6:35	Approval of Minutes	Michael John Torrey
6:35 - 6:45	Co-Chair Announcements	Co-Chairs
6:45 - 7:15	Master Development Update	Alameda Pt Partners
7:15 - 7:45	Water Towers LBP Cleanup	Glenna Clark
7:45 - 8:10	Project Teams, Round the Table	Team Leaders
8:10 - 8:20	BCT Activities	Anna-Marie Cook
8:20 - 8:30	Community & RAB Comment Period	Community & RAB
	RAB Meeting Adjournment	
8:30 - 9:00	Informal Discussions with the BCT	

ATTACHMENT B

NAVAL AIR STATION ALAMEDA
RESTORATION ADVISORY BOARD MEETING SIGN-IN SHEETS

(Four Pages)

**ALAMEDA POINT
RESTORATION ADVISORY BOARD
Monthly Attendance Roster for 2001**

Date: October 2, 2001

Please initial by your name

COMMUNITY MEMBERS	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
Ingrid Baur								X	X	X		
Dianne Behm		X	*	X	X		X	*				
Robert E. Berges (Resigned in Feb.)	X	X										
Clem Burnap	*	*	X**	X	X	X	X	*				
Ardella Dailey	X			X	X	X		X	X	X		
Nick DeBenedittis			X		X	X		X				
Douglas deHaan	X		X		X	X			X	X		
Tony Dover	X	X				X		X		X		
George Humphreys						X	X	X	X	X		
James D. Leach	X	*		X	*		X	X	*	X		
Jo-Lynne Lee	X	*	X	X		X	X	X	X	X		
Bill Mitchell (Resigned in April)	X	X	X									
Bert Morgan	X	X	X	X	X	X	X		X	X		
Ken O' Donoghue	X		X						X			
Kurt Peterson												
Kevin Reilly		X										
John Roullier (Resigned in Sept.)		X	X				*		X			
Lyn Stirewalt				X		X		X				
Mary Sutter	X	X	X	X	X	X	X	X	X	X		
Luann Tetirick					X	X			X	X		
Michael John Torrey	X	X	X	*	X	X	X	X	X	X		

* Denotes excused absence

U.S. NAVY	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
Glenna Clark		X						X		X		
Andrew Dick					X							
Steve Edde	X	X		X	X	X	X	X	X	X		
Greg Lorton		X				X**						
Mike McClelland	X		*	X	X	X	X			X		
Tom Pinard		X	X		X	X	X	X	X	X		
Rick Weissenborn			X		X		X	X		X		
TETRA TECH EMI	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
Corinne Crawley				X								
Alan Driscoll		X										
Jim Jacobson		X										
Marie Rainwater												
Leah Waller		X	X		X	X	X	X	X	X		
GPI	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
Michael Stone	X	X	X	X		X		X	**	**		
Jack Clemes	X											

* Denotes excused absence

OTHER	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC
Charlene Washington-EBCRC				X								
Janet Argyres-Bechtel								X				
Bart Draper-Bechtel								X				
Stephen Quayle-Bechtel								X				

* Excused absence
 ** Attended but did not sign roster

* Denotes excused absence



TRANSMITTAL/DELIVERABLE RECEIPT

Contract No. N68711-00-D-0005

Document Control No. TC . A021 . 10074

TO: Mr. Ron Fuller, Code 02R1.RF
Contracting Officer
Naval Facilities Engineering Command
Southwest Division
1230 Columbia Street, Suite 1100
San Diego, CA 92101-8517

DATE: 04/03/03
DO: 021
LOCATION: Alameda Point, Alameda, California

FROM: Michael Wanta, Contract Manager

DOCUMENT TITLE AND DATE:

Restoration Advisory Board Meeting Summaries for 2002, April 2, 2003

TYPE: Contractual Deliverable, Technical Deliverable (DS), Other (TC)

VERSION: NA REVISION #: NA
(e.g., Draft, Draft Final, Final)

ADMIN RECORD: Yes No CATEGORY: Confidential

SCHEDULED DELIVERY DATE: NA ACTUAL DELIVERY DATE: 04/03/03

NUMBER OF COPIES SUBMITTED TO NAVY: O/3C/4E
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Date/Time Received