

JACOBS ENGINEERING GROUP INC.

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MCAS EL TORO
SSIC # 5090.3

CLEAN TRANSMITTAL/DELIVERABLE RECEIPT

CONTRACT N-68711-89-D-9296

Doc. Control Number: CLE-C01-01F145-I2-0073

TO: Ms. Robin Green
Contracting Officer, Code 0232.RG
Naval Facilities Engineering Command
Southwest Division
Contracts Dept., Room 135
1220 Pacific Highway
San Diego, California 92132-5187

DATE: 11 March 1994
CTO#: 0145
LOCATION: Santa Ana
TASK/WORK ELEMENT: _____

FROM: *John Dolegowski*
John Dolegowski/Project Manager

Edward J. Puga for
John Caldwell/Quality Control Manager

DESCRIPTION: Contract Task Order (CTO) No. 145, Technical Review Committee/Restoration Advisory Board, Meeting Summary, Marine Corps Air Station El Toro.

TYPE: Contract Deliverable CTO Deliverable Request For Change/Project Note

CATEGORY: Preliminary Draft Draft Preliminary Final Final

SCHEDULED DELIVERY DATE: _____ ACTUAL DELIVERY DATE: _____

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Copies To: K. Reynolds - Code 1841 w/attach K. Tomeo - CH2M HILL w/attach
J. Allen - Code 0232.AP w/attach File - PMO w/attach
A. Piszkin - code 1812.AP w/attach File - CTO Notebook/PMO w/o attach
C. Mitchell - MCAS El Toro w/ attach File - CH2M HILL w/attach
K. Frederickson - CH2M HILL w/ attach

Delivered To: Contracting Officer _____ RPM/EIC _____ Date/Time Received

Name: _____

TITLE: TECHNICAL REVIEW COMMITTEE/
RESTORATION ADVISORY BOARD MEETING
SUMMARY

AUTHOR: CHARLES FLAGG/CH2M HILL

DATE: 03/08/94
CATEGORY: 10.5



PROJECT NOTE NO.		PROJECT NO.	
PN-0145-01 CLE-C01-01F145-I2-0073		01-F145-H6	
CONFIRMATION OF:	CONFERENCE TELECOM X OTHER	DATE HELD DATE ISSUED RECORDED BY PLACE	13 January 1994 08 March 1994 Charles Flagg/CH2M HILL Irvine, California
SUBJECT	Contract Task Order (CTO) No. 145 Technical Review Committee/Restoration Advisory Board Meeting Summary Marine Corps Air Station El Toro		
PARTICIPANTS: (* DENOTES PART-TIME ATTENDANCE)			
See attached			
ACTION REQ'D BY	ITEM		
	<p>The first public Restoration Advisory Board (RAB) meeting for Marine Corps Air Station (MCAS) El Toro (Station) was held on 13 January 1994 at the Irvine City Hall from 1900 to 2100 hours. This Project Note summarizes the presentation provided by Andy Piszkin, the Base Realignment and Closure Act [BRAC] Environmental Coordinator (BEC), questions asked by the audience, and the responses provided. Copies of the sign-in sheets, agenda, glossary of terms, a listing of the Remedial Investigation/Feasibility Study (RI/FS) sites, meeting evaluation form, and overhead slides provided at the meeting are attached.</p> <p><u>PUBLIC MEETING PRESENTATION</u></p> <p>A. Piszkin opened the meeting by introducing MCAS El Toro personnel and representatives from the U.S. Environmental Protection Agency (EPA); California Environmental Protection Agency (Cal-EPA) Department of Toxic Substances Control (DTSC); and Cal-EPA Regional Water Control Board (RWQCB), Santa Ana Region. He then reviewed the agenda and stated that the purpose of the public meeting is to provide interested community members information concerning the RAB and solicit input from the public concerning the environmental program at MCAS El Toro.</p> <p>A. Piszkin stated that establishment of the RAB is the first step to implementation of the fast-track cleanup process to expedite the transfer of MCAS El Toro property to the community. The RAB will be comprised of representatives from MCAS El Toro, EPA, Cal-EPA, and the local community and will be co-chaired by the BEC, and a community member. A key element of the fast-track cleanup process is community involvement through activities such as the RAB. The RAB will work in partnership with the BRAC Cleanup Team (BCT) to expedite the cleanup of MCAS El Toro and transfer property to the local community for reuse. The RAB is an expansion of the Technical Review Committee (TRC) and will review and provide advice on decisions concerning cleanup alternatives and priorities.</p>		

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PN-0145-01
CLE-C01-01F145-I2-0073

01-F145-H6

ACTION
REQ'D. BY

ITEM

QUESTIONS AND ANSWERS

Listed below are questions asked by the members of the public attending the meeting; the answers were provided by Andy Piszkin unless otherwise stated.

1. How often will the Remedial Advisory Board meet?

The RAB will meet as often as necessary and will determine its own meeting schedule.

2. If cleanup levels and priorities are determined by the regulatory agencies, will the RAB be effective?

The RAB will participate in the decisionmaking process through review and comment on environmental actions; however, the RAB will not make decisions on environmental restoration activities.

3. It will be very difficult for RAB members to review technical data. Will technical assistance be provided?

The regulatory agencies can provide help if needed in the form of presentations or question and answer sessions. Executive summaries of the reports and documents may help to reduce the volume and difficulty of material to be read.

4. Will RAB members be spokespersons to the general public? Are they expected to interface with the communities?

Andy Piszkin would like the RAB to be active and help with community outreach (such as public meetings); he would like the RAB to supplement what MCAS El Toro is doing.

5. Where does Congress stand on appropriating money for environmental cleanup at MCAS El Toro? How much money is available?

MCAS El Toro must prioritize its use of available funds and work to get as much funding as possible. According to Pete Ciesla of the El Toro BRAC Office, currently \$60 million has been allocated to MCAS El Toro.

6. Who are the environmental consultants to the Navy?

The prime contractor is Jacobs Engineering Group Inc.; and their subcontractors are CH2M HILL and IT Corporation.

7. Which of the three aquifers mentioned in the fact sheet is contaminated?

John Dolegowski/CH2M HILL replied that the shallow perched zone is contaminated on the southwestern quadrant of the Station and that the plume of groundwater contamination that extends off the Station is in the middle or principal aquifer zone.



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ACTION REQ'D. BY	ITEM
	<p>8. Is it the RAB's responsibility to respond to the news media such as the recent <u>Los Angeles Times</u> article on contamination at MCAS El Toro?</p> <p>No, media relations are the responsibility of MCAS El Toro.</p> <p>9. Does the base closure have to comply with NEPA?</p> <p>NEPA will be applicable only if base closure activities make the environmental conditions worse. John Broderick/RWQCB stated that an Environmental Impact Statement will be done for closure.</p> <p>10. Has the size of the RAB been established?</p> <p>The size of the RAB for MCAS El Toro has not been determined. At other locations, RABs have ranged in size from 5 to 24 members. The size of the RAB will depend of community interest.</p> <p>11. What have we learned from other base closures?</p> <p>Claire Best/DTSC stated that we have access to other RAB teams from other military bases. Andy Piszkin stated that at Hunters Point, community input was needed to select a co-chair for the RAB. We have learned that the RAB should be encouraged to govern itself. The closure process is not easy and historically slow, this is one reason for implementation of the President's 5-Part Plan.</p> <p>12. What are the best ways to transfer property from MCAS El Toro as soon as possible?</p> <p>Jane Diamond/EPA stated that the California-based Environmental Closure Committee has identified solutions for common problems at military bases, for example fire training pits. This committee will continue to develop and identify environmental solutions for effective and timely property transfers.</p> <p>13. Comment: Success with public participation was achieved on the Clean Water Act. This was an extensive program and documents on public participation are available.</p> <p>Andy Piszkin agreed that the Clean Water Act literature may be useful, but encouraged the community to contact C. Best for the best ways to achieve public participation for base closure activities.</p> <p>14. What areas are likely to be cleaned up first? Is a summary available?</p> <p>MCAS El Toro needs to close by 1999. Areas that pose the highest risk to human and/or environmental health are areas likely to be cleaned up first, along with areas that only require minor remediation and are in high priority parcels identified by the community reuse group. The Station needs to provide input on reuse issues. The CERFA document will</p>



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ACTION REQ'D. BY	ITEM
	<p>summarize this information. The RAB will recommend priorities among sites and projects for environmental actions.</p> <p>15. How is the South Coast Air Quality Management District (SCAQMD) involved in the base closure (e.g. for soil removal)?</p> <p>The SCAQMD will work with the state regulatory agencies to ensure compliance with air quality regulations.</p> <p>16. To what extent will the RAB deal with areas contaminated off-Station due to base activities?</p> <p>The RAB will deal only with MCAS El Toro property.</p> <p>C. Best stated that the Community Relations Plan for MCAS El Toro is in the Information Repository, and asked that any of the attendees at the meeting interested in being interviewed call her. A. Piszkin referred questions from the RAB to Chrisa Mitchell/MCAS El Toro and C. Best. Their phone numbers are provided on the fact sheet distributed during the meeting.</p> <p>A. Piszkin reminded the audience that the applications for the RAB are due on 14 February 1994 and thanked everyone for attending.</p>

PLEASE SIGN IN

Name	Address	Zip	Phone	Affiliation
Bob Wooding	23778 Mercury Rd	92360	707-55853	LAKE FOREST
Paul Lee	19212 Willow Brook Lane T.C.	92679	858-8569	
Jerry WERNER	2391-10 Via Mariposa, L.H.	92653	859-1322	Leisure World
Steve Conklin	10500 Ellis Ave Ftn Valley	92728	378-3211	Orange Co. Wtr. Dist
PAT GREEN	513 B Ave Sevilla L.H.	92653	586-4677	Leisure World (GRAB)
Charles McLaughlin	827 86 E California Ave L.H.	92653	837-3284	" " "
Allan A. Aronson	245 W. Broadway Rm 425 L.P.	90802	(310) 590-4920	DTSC
Mark Morgan	3rd District 10 Civic Center Santa Ana	92701	(714) 834-3330	County of Orange
PETER HERSH	ONE CIVIC CENTER, IRVINE	92713	724-1456	City of Irvine
JOHN HAMIL	75 HAWTHORNE SF CA 94105		415 764-2351	EPA
JANE DIAMOND	"		"	"
Daryl Hernandez	2510 Red Hill Ave Santa Ana	92705	250-1900	CH2M HILL
ROBERT C. RANNON, JR.	19552 SIERRA CANON RD. IRVINE	92715	568-1200	D.A.
Pete Cicola	11821 Fontney Drive Anaheim CA	92804	726-2339	BRAC MEAS ELT.
Jane Fukumoto	2009 E. Edinger Ave Santa Ana	92705	667-3766	County of Orange
Marlon Boarnet	2018-C Los Trancos, Irvine CA	92715	856-7695 (o) 856-0629 (h)	UCI - resident
Lucy Holloway	1250 PALME Hwy, S.O. CA		532-3737	SANDY of Irvine

PLEASE SIGN IN

Name	Address	Zip	Phone	Affiliation
SHERWOOD HEISLER	886 PASADENA DEL LAGO W #A	92653-2680	(714) 770-0116	Leisure World
VINAY DIGHIE	P.O. Box 18305 IRVINE	92714	660-9015	INDEPENDENT
Ruth & Doyle SELDEN	3139 A Via Vista LAGUNA HILLS	92653	855-9859	CONSULTANT LEISURE WORLD
Jeanette Sustus	28882 Top of the World, Laguna Beach		494-9330	
Clair Best	DTSC/Rancho Beach		590-4949	DTSC
Bob LITTSCHWAGER	9 MORNING VIEW IRVINE	92715	854-8164	INTERESTED
Dan Jung	1 Civic Center, Irvine	92713	721-6406	City of Irvine
SEBASTIAN TINDALL	50 Beale, PO 193965, SF, CA	94119	768-0659	BECHTEL ENVIR.
PAUL GRAVIN	3551 CAMINO MIRA COSTA	02 SCCA 92672	714 4961788	
Lily Krasner	60 Plymouth IRVINE CA	92716	(415) 651-0690	
Alvin Duz	24 Carr Road Irvine CA	92720	714 857-9385	INTERESTED
VISH PARPIANI	18831 WINNWOOD SANTA ANA CA	92705	714-633-7117	MCAS ELTORO
Ginny Garellick	2466 Colinas Paseo San Diego CA			US Navy
Dave Hodges	75 Hawthorne St. SF CA			US EPA
Francesca D'Onofrio	P.O. Box 806, Sacto, CA	95814	916-255-2078	Cal/EPA-DTSC
Larry Steves	22958 Via Cereza CA	92691	714 454 9721	Citizen

PLEASE SIGN IN

Name

Address

Zip

Phone

Affiliation

Corinne Loskot

5050

Barranca Irvine

92714

651-0444

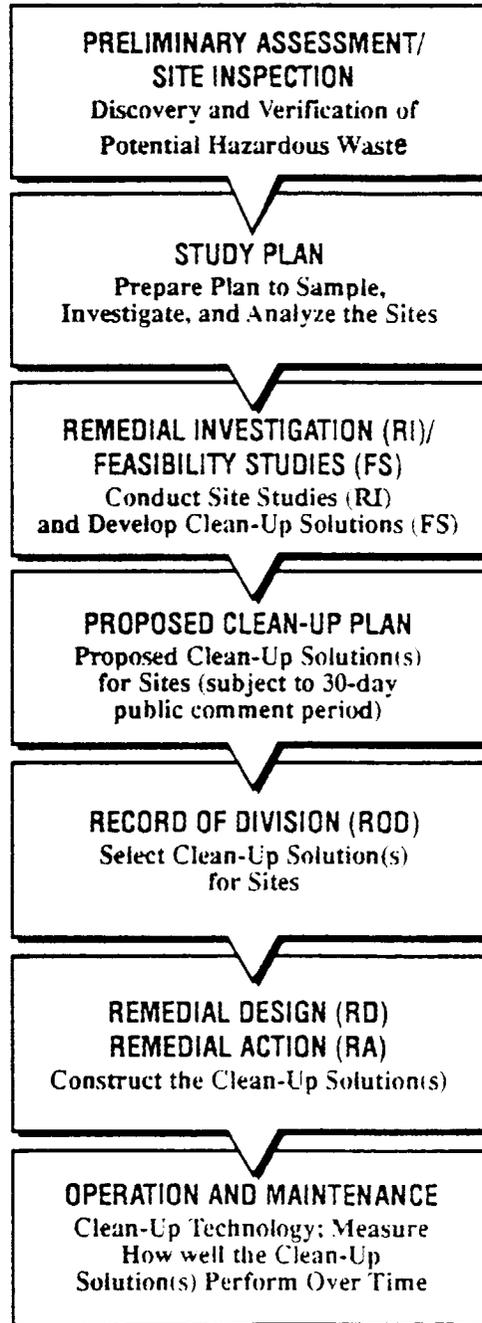
Irvine Unified Sch Dis

MCAS EL TORO
TECHNICAL REVIEW COMMITTEE/
RESTORATION ADVISORY BOARD
AGENDA

13 January 1994
7:00 P.M. - 9:00 P.M.

- 1900 - 1915 *Welcome & Introductions (BEC & BCT)
 *Brief Overview- Agenda
 Meeting Objectives
 Participation Ground Rules
 *Review of Agenda
- 1915 - 1925 *Review of Fast-Track Cleanup Initiative
 - Community Involvement
- 1925 - 1940 *Past Environmental Progress
 - History
 - Phase I Remedial Investigation
- 1940 - 2000 *Current Environmental Efforts
 - Phase II Work Plan
 - Feasibility Studies
 - BRAC Cleanup Plan (BCP)
 - Environmental Baseline Survey (EBS)
 - Community Env. Response Facilitation Act (CERFA)
- 2000 - 2020 *Restoration Advisory Board (RAB)
 - Background
 - Purpose
 - Responsibilities
 - Implementation Concepts
- 2020 - 2100 *Open Discussion / Questions & Answers

INSTALLATION RESTORATION PROGRAM



GLOSSARY OF TERMS

Administrative Record - A file that is maintained, and contains all information used, by the lead agency to make its decision on the selection of a response action under CERCLA. This file is to be available for public review and a copy established at or near the site, usually at one of the information repositories. A duplicate file is held in a central location.

Community Relations Plan (CRP) - The CRP outlines specific community relations activities that occur during the response actions at a site. The CRP is designed to ensure citizen opportunities for public involvement at the site, determine activities that will provide for such involvement, and allow citizens the opportunity to learn about the site.

Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) - A Federal law passed in 1980 and modified in 1986 by the Superfund Amendments and Reauthorization Act (SARA). The acts created a special tax that goes into a trust fund, commonly known as Superfund, to investigate and clean up abandoned or uncontrolled hazardous waste sites. Under the program, U.S. Environmental Protection Agency (EPA) can either:

- o Pay for site cleanup when parties responsible for the contamination cannot be located or are unwilling or unable to perform the work; or
- o Take legal action to force parties responsible for site contamination to clean up the site or pay back the Federal government for the cost of the cleanup.

Groundwater - Water found beneath the earth's surface that fills pores between materials such as sand, soil, or gravel. In aquifers, groundwater occurs in sufficient quantities that it can be used for drinking water, irrigation, and other purposes.

Hazardous Substance - Any material that poses a threat to public health and/or the environment. Typical hazardous substances are materials that are toxic, corrosive, ignitable, explosive, or chemically reactive.

Information Repository - A file containing current information, technical reports, and reference documents on a site. The information repository is usually located in a public building that is convenient for local residents, such as a public school, city hall, or library.

Installation Restoration Program (IRP) - This program is the Navy's version of the U.S. EPA CERCLA/Superfund process. Per the requirements of CERCLA and SARA, all federally owned facilities are required to remediate a site to the same degree as if it were privately owned.

Record of Decision (ROD) - A public document that explains which cleanup alternative will be used at a site. The ROD is based on information and technical analysis generated during the remedial investigation/feasibility study and consideration of public comments and community concerns.

Remedial Action (RA) - The actual construction and implementation phase that follows the remedial design of the selected cleanup alternative at a site.

Remedial Design (RD) - An engineering phase that follows the ROD when technical drawings and specifications are developed for the subsequent remedial action at a site.

Remedial Investigation/Feasibility Study (RI/FS) - Investigative and analytical studies usually performed at the same time in an interactive, iterative process, and together referred to as the "RI/FS". They are intended to:

- o Gather the data necessary to determine the type and extent of contamination;
- o Establish criteria for cleaning up the site;
- o Identify and screen cleanup alternatives for remedial action; and
- o Analyze in detail the technology and costs of the alternatives.

RI/FS Work Plan - The plan that specifies methods to be used in implementing the RI/FS.

Removal Action - An immediate action taken over the short-term to address a release or threatened release of hazardous substances.

Resource Conservation and Recovery Act (RCRA) - A Federal law that established a regulatory system to track hazardous substances from their generation to disposal. The law requires safe and secure procedures to be used in treating, transporting, storing, and disposing of hazardous substances. RCRA is designed to prevent the creation of new, uncontrolled hazardous waste sites.

Surface Water - Bodies of water that are above ground, such as rivers, lakes, and streams.

Technical Review Committee (TRC) - This committee is established according to Section 211 of SARA, which requires that a TRC be formed whenever possible and practical to review and comment on actions and proposed actions with respect to releases or threatened releases of hazardous substances at a site. The TRC is comprised of individuals from the regulatory community, the military, and interested citizens.

**REMEDIAL INVESTIGATION/FEASIBILITY STUDY (RI/FS)
SITES**

Operable Unit	Site Number	Site Name
OU-1	18	Regional Volatile Organic Compound (VOC) Investigation
OU-2	2	Magazine Road Landfill
	3	Original Landfill
	5	Perimeter Road Landfill
	10	Petroleum Disposal Area
	17	Communication Station Landfill
OU-3	1	Explosive Ordnance Disposal (EOD) Range
	4	Ferrocene Spill Area
	6	Drop Tank Drainage Area No. 1
	7	Drop Tank Drainage Area No. 2
	8	DPDO Storage Yard
	9	Crash Crew Pit No. 1
	11	Transformer Storage Area
	12	Sludge Drying Beds
	13	Oil Change Area
	14	Battery Acid Disposal Area
	15	Suspended Fuel Tanks
	16	Crash Crew Pit No. 2
	19	ACER Site
	20	Hobby Shop
	21	Material Management Group, Building 320
	22	Tactical Air Fuel Dispensing System
OU-4	Various	Sites identified for future inclusion in the RI/FS

REMEDIAL INVESTIGATION/FEASIBILITY STUDY SITES DESCRIPTION

Operable Unit	Site Number	Site History & Suspected Contaminants of Concern
OU-1	18	Regional VOC Investigation. From 1943 to present, solvents have been used as a routine part of operations and maintenance procedures on base. Groundwater investigations beginning in 1985 have detected VOCs in groundwater, both on and off MCAS El Toro.
OU-2	2	Magazine Road Landfill. Used in the late 1960s to 1980 for disposal of construction debris, municipal wastes, batteries, waste oils, hydraulic fluids, paint residues, transformers, and waste solvents. A wide variety of organic and inorganic contaminants could be present in the landfill.
	3	Original Landfill. Used from 1943 to 1955 as a cut-and-fill facility in conjunction with burning to reduce waste volume. Wastes that could possibly be found in this landfill include metals, incinerator ash, solvents, paint residues, hydraulic fluids, engine coolants, construction debris, oily wastes, municipal solid wastes, and various inert solid wastes.
	5	Perimeter Road Landfill. Used from 1955 until the late 1960s as a cut-and-fill operation, typically burning wastes prior to burial to reduce volume. Wastes disposed of in this landfill include burnable trash, municipal solid waste, unspecified fuels, oils, solvents, cleaning fluids, scrap metals, paint residues, and other materials. Almost any type of waste generated on the base may have been disposed in this landfill.
	10	Petroleum Disposal Area. Used from 1952 through the mid-1960s, waste oils were applied to the ground for dust control. Some of the areas that were sprayed with the waste oils have been excavated and concreted and/or built over.

Operable Unit	Site Number	Site History & Suspected Contaminants of Concern
OU-2 (cont.)	17	Communication Station Landfill. Used from 1981 through 1983 as a basewide disposal facility. Wastes that could potentially be found in this landfill include domestic waste and rubble, cooking grease, oils and fuels from sumps, empty drums, and other unknown materials.
OU-3	1	Explosive Ordnance Disposal (EOD) Range. It is not known how long this site has been used for EOD operations. The site is normally used for the detonation and disposal of small munitions, such as flares and small ordnance. Contaminants of concern are FS smoke, low level radioactive material, metals, nitrated toluene, and sulfates and acidic wastes from the FS smoke disposal operations.
	4	Ferrocene Spill Area. In August 1983, about 5 gallons of ferrocene and hydrocarbon carrier solution was spilled onto the ground accidentally. Vegetation around the drainage ditch where the Ferrocene mixture had drained was visibly stressed after the spill.
	6	Drop Tank Drainage Area No. 1. From 1969 to 1983, aircraft drop tanks were routinely transported to this area where the remaining fuel would be drained and the remnants of JP-5 fuel were washed out on the concrete apron. The fuel and wash/rinse water would drain off the concrete apron onto the adjacent grassy area. Contaminants of concern are JP-5 fuel and waste lubricant oils.
	7	Drop Tank Drainage Area No. 2. From 1969 to 1983, aircraft drop tanks were drained and washed of residual JP-5 fuel just north of Hangar Building 295. Fuel and wash/rinse water would drain onto a nearby grassy area. Contaminants of concern include JP-5 fuel and waste oils.

Operable Unit	Site Number	Site History & Suspected Contaminants of Concern
OU-3 (cont.)	8	DPDO Storage Yard. The DPDO Storage Yard has been used since the mid-1970s as a storage area for various scrap and salvage materials, including mechanical and electrical components, and the storage of containerized liquid of unknown composition. Contaminants of concern include various scrap and salvage materials and PCBs.
	9	Crash Crew Pit No. 1. Used from 1965 to 1971 for fire-fighting training. The pit was filled with water and layered with 100 to 500 gallons of JP-5 fuel, aviation gasoline, and other liquid wastes. The liquid was ignited and used in fire-fighting training.
	11	Transformer Storage Area. Used from 1968 to 1983 to store about 50 to 75 transformers. About 60 gallons of PCB oil may have leaked onto concrete pads during this period. In 1983, the transformers were removed and disposed of off-station.
	12	Sludge Drying Beds. From 1943 to 1972, a secondary wastewater treatment plant was operated onsite. Sludge from the plant was dewatered in a nearby drying bed. When the wastewater treatment facility was closed, the sludge may have been abandoned in the drying beds and eventually plowed under. Contaminants of concern are heavy metals, such as silver, copper, arsenic, cadmium, lead, selenium, and zinc.
	13	Oil Change Area. Based on previous studies, about 7,000 gallons of crank case oils were drained from heavy equipment directly onto the ground. This practice was conducted through 1983. Contaminants of concern include waste oils, metals, and PCBs.

12

Operable Unit	Site Number	Site History & Suspected Contaminants of Concern
OU-3 (cont.)	14	Battery Acid Disposal Area. From 1977 to 1983, batteries from base vehicles were drained onto the soil and surface water runoff from washing down the asphalt drained onto this area. Paints were also reportedly disposed of. Contaminants of concern include battery acid, paints, lead and other priority pollutant metals, waste oils, methylene chloride, and other solvents.
	15	Suspended Fuel Tanks. From 1979 through mid-1984, two 500-gallon elevated-diesel tanks were located at this site. Reportedly, these tanks had diesel constantly leaking from fueling hoses and nozzles onto the soil beneath them. The tanks were removed from the site in 1984.
	16	Crash Crew Pit No. 2. From 1972 to the present, this area has been used for Crash Crew practice training to extinguish fires. Contaminants of concern include JP-5 fuel, leaded aviation gasoline, hydraulic fluid, crankcase oils, napalm, white phosphorus, magnesium phosphate, and other waste oils.
	19	ACER Site. From 1964 to 1987, six 20,000-gallon JP-5 fuel aboveground storage bladder tanks were placed at the facility. Minor leaks and spills occurred throughout the operational period of the facility. In 1986, 15,000 gallons of JP-5 fuel were spilled due to a bladder tank rupture. The tanks were then removed and much of the contaminated soil was excavated and disposed of.
	20	Hobby Shop. Since 1967, military personnel have used the facilities at the Hobby Shop to service their privately-owned vehicles. Contaminants of concern include kerosene, waste oils, and heavy metals.

Operable Unit	Site Number	Site History & Suspected Contaminants of Concern
	21	Material Management Group, Building 320. From 1964 to 1986, drums containing chemicals were stored outside Building 320. Potential contamination may have resulted from stored drums leaking.
	22	Tactical Air Fuel Dispensing System. The site has had a history of spillage and leakage of fuel during routine operations.
OU-4	Various	Sites identified for future inclusion in the RI/FS, following completion of a RCRA Facility Assessment. The possible sites include abandoned sewer lines, waste underground storage tanks, and other solid waste management units.



Installation Restoration Program at
MARINE CORPS AIR STATION
EL TORO

Please take a few minutes to complete this evaluation and leave it at the sign-in table. Your comments will help shape future meetings and improve our interactions with you.

1. How did you learn about this meeting?

- Newspaper announcement
 Fact Sheet

- Neighbor/Friend
 Other _____

2. On a scale of 1 to 5 (5 being YES and 1 being NO) please rate the following item by circling the appropriate number. If space does not permit, please utilize the reverse side to make written comments.

	YES				NO
a. Did you find the presentations informative?	5	4	3	2	1
What would make them better?	_____				
b. Did the handouts assist you in understanding the presentations?	5	4	3	2	1
How could the handouts be improved?	_____				
c. Did the question and answer session meet your needs?	5	4	3	2	1
What was missing?	_____				
d. Was this time and meeting place convenient for you?	5	4	3	2	1
What changes would you suggest?	_____				

3. Are there any remaining questions or issues you would like addressed in the next fact sheet or community meeting?

4. What is the best way to provide you with information?

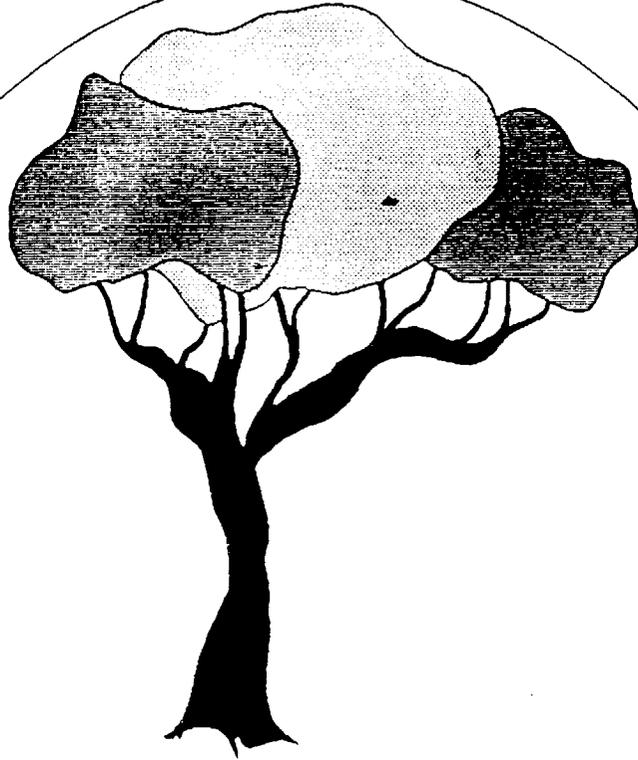
- Fact Sheets Community Meetings Other

4. Please make any additional comments that are of concern to you.

MAILING COUPON

If you are not presently on the mailing list for the Installation Restoration Program at MCAS El Toro, and would like to be added, please complete the following information.

NAME: _____
 AFFILIATION: _____
 STREET: _____
 CITY: _____ STATE: _____ ZIP: _____



REMEDiate MCAS
EL TORO IN A COST
EFFECTIVE AND
TIMELY MANNER TO
ATTAIN DELISTING

Implementation of Fast-Track Cleanup

FAST-TRACK CLEANUP INITIATIVE

- **The President's Fast-Track Cleanup initiative is meant to prevent needless delays, while protecting human health and the environment.**
- **The key elements of the initiative are:**
 - **Establish a cleanup team at every base**
 - **Make property available for civilian reuse**
 - **Speed up the National Environmental Policy Act (NEPA) process**
 - **Involve the public**

Implementation of Fast-Track Cleanup

BRAC CLEANUP TEAMS (BCT)

POLICY

- To expedite reuse and redevelopment of closing military bases
- To give BCT authority, responsibility, and accountability for environmental cleanup programs and activities under applicable statutes, regulations, and authorities.

Implementation of Fast-Track Cleanup

PUBLIC INVOLVEMENT

POLICY

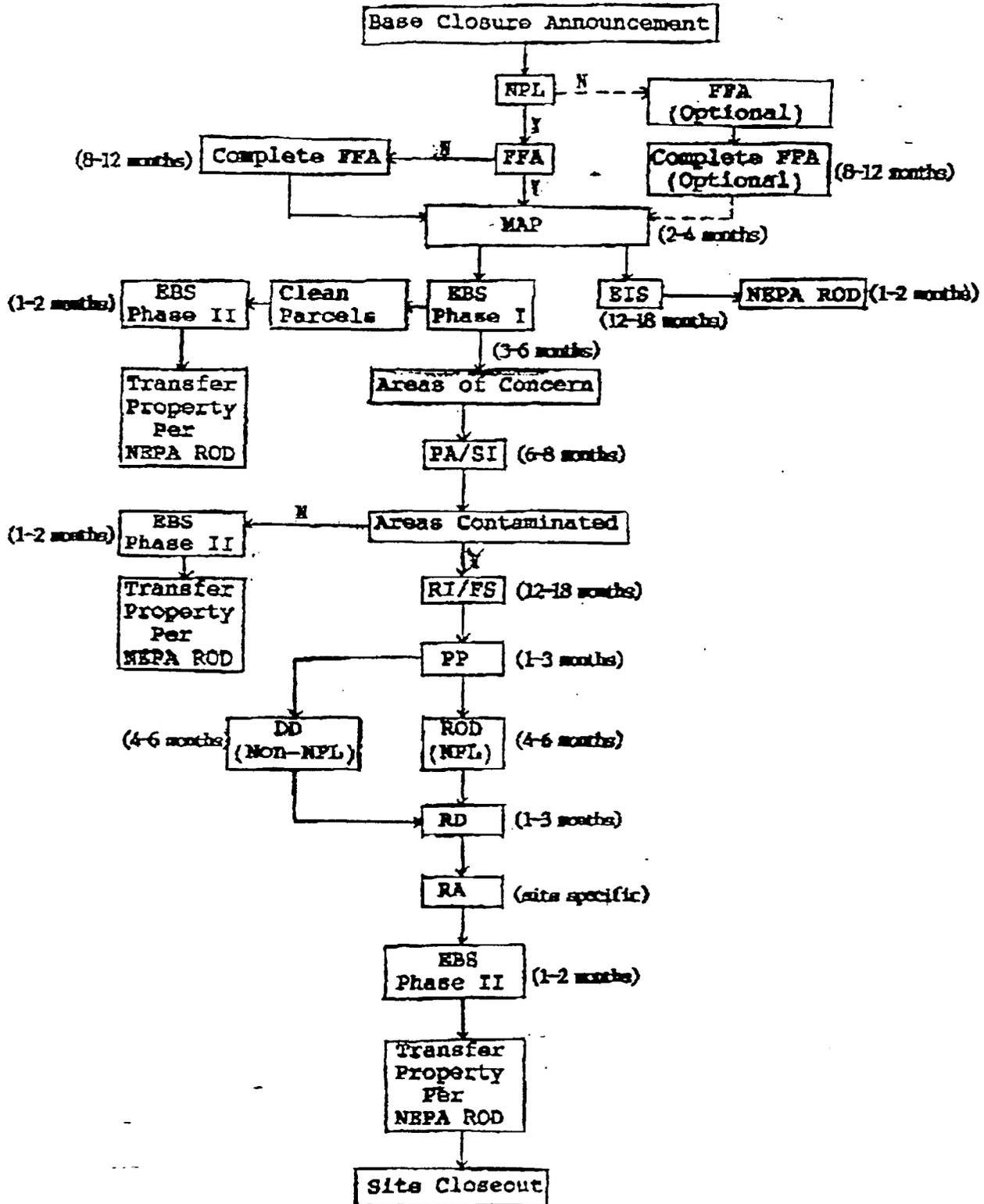
- To involve local communities in the cleanup program
- To make information on program activities available in a timely manner
- To encourage public comment on documents and proposed activities
- To be responsive to public comments
- To establish a Restoration Advisory Board (RAB) to work in partnership with the BCT

Implementation of Fast-Track Cleanup

PUBLIC INVOLVEMENT

PROCEDURES

- **Establish an RAB at each closing and realigning base where property is available for transfer to the community**
 - **Made up of DoD Component, US EPA and State representatives, and members of the local community**
 - **Jointly chaired by a DoD Component representative (BEC) and member of the local community**
- **Include members on the RAB who reflect diverse interests within the community.**
- **Provide the RAB with drafts of technical documents, proposed and final plans, and status reports.**



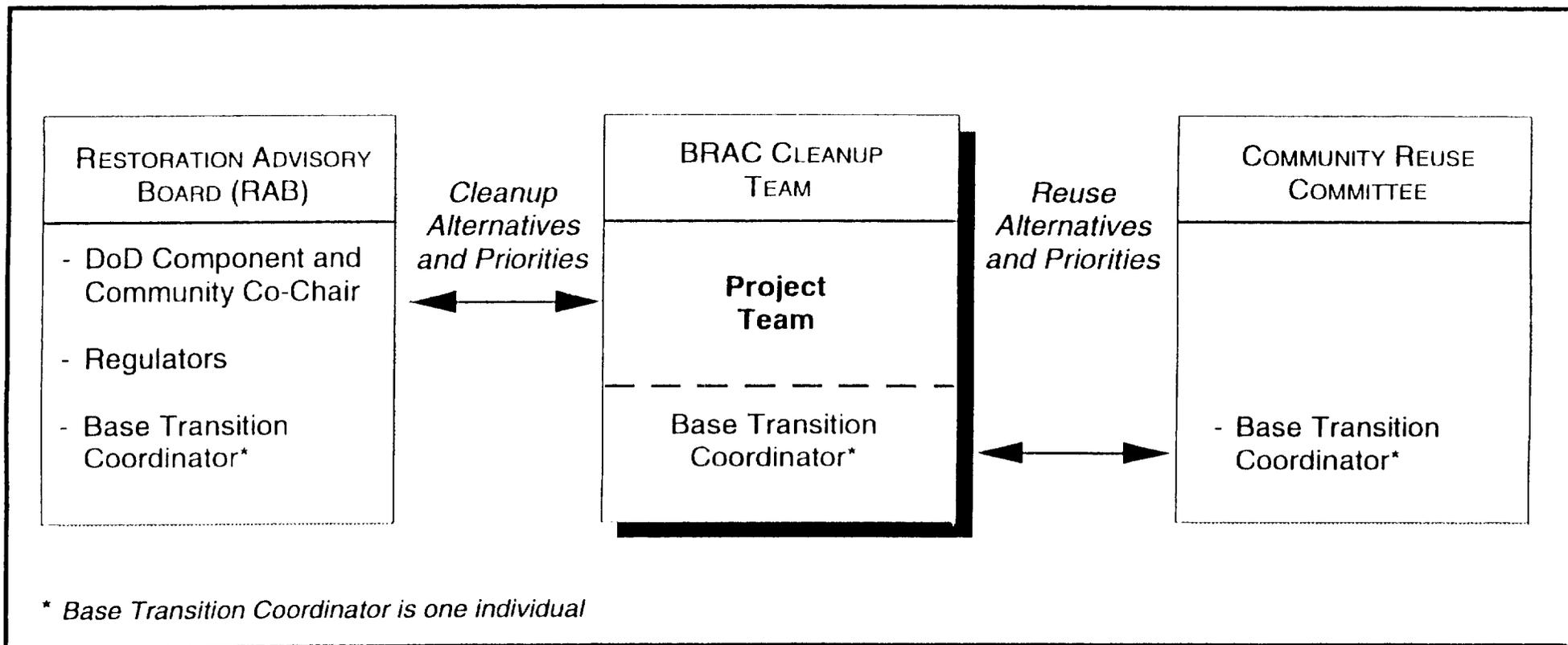


Figure 2-2

BRAC Cleanup Team Relationships to Other Disposal and Reuse Entities

MCAS El Toro Environmental Point Paper History

- **Initial Assessment Study completed May 1985**
- **TCE plume discovered in groundwater, 1985**
- **9 sites recommended for Site Investigation**
- **More sites added by regulators**
- **SI work plan approved with 18 sites, 1987**
- **Funding Limitations, no SI**
- **4 sites added to RI/FS planning, 1988**
- **RCRA Facility Assessment begins, 1989**
- **Federal Facility Agreement signed, Oct 1990**
- **El Toro on NPL, 1990**
- **RI/FS work plans completed for 22 sites, 1991**

**MCAS EL TORO
PHASE I
REMEDIAL INVESTIGATION**

OBJECTIVES OF THE RI

- **Obtain initial samples of surface and subsurface soil, sediment, and surface water to assess the presence of contamination**
- **Assess if detected contamination presents a risk to human health or the environment**
- **Characterize the source and pathways for VOC groundwater contamination**
- **Gather preliminary data to establish viable remedial action alternatives**
- **Evaluate whether emergency removal actions are necessary**

PHASE 1 RI ACTIVITIES

- **Installed 95 groundwater monitoring wells**
- **Collected and analyzed over 1,500 samples of surface water, sediment, soil, and groundwater**
- **Completed aquifer pumping and slug tests on over 60 new monitoring wells**
- **Data analysis and data base activities**
- **Prepared preliminary assessment of human health and ecological risk**
- **Documented the results in the Phase 1 RI Technical Memorandum**

CONCLUSIONS

- VOCs consist of the majority of detected contamination in groundwater
 - Primarily TCE and PCE
 - Localized benzene contamination
- The primary source area for VOC groundwater contamination appears to be located in the southwestern quadrant of MCAS El Toro
- An additional source area for VOCs is Site 2 (Magazine Road Landfill)
- The most common soil contamination at OU-2 and OU-3 sites consists of petroleum hydrocarbons
- Concentrations of nitrate, selenium, sulfate and TDS in shallow groundwater beneath MCAS El Toro are consistent with the surrounding basin

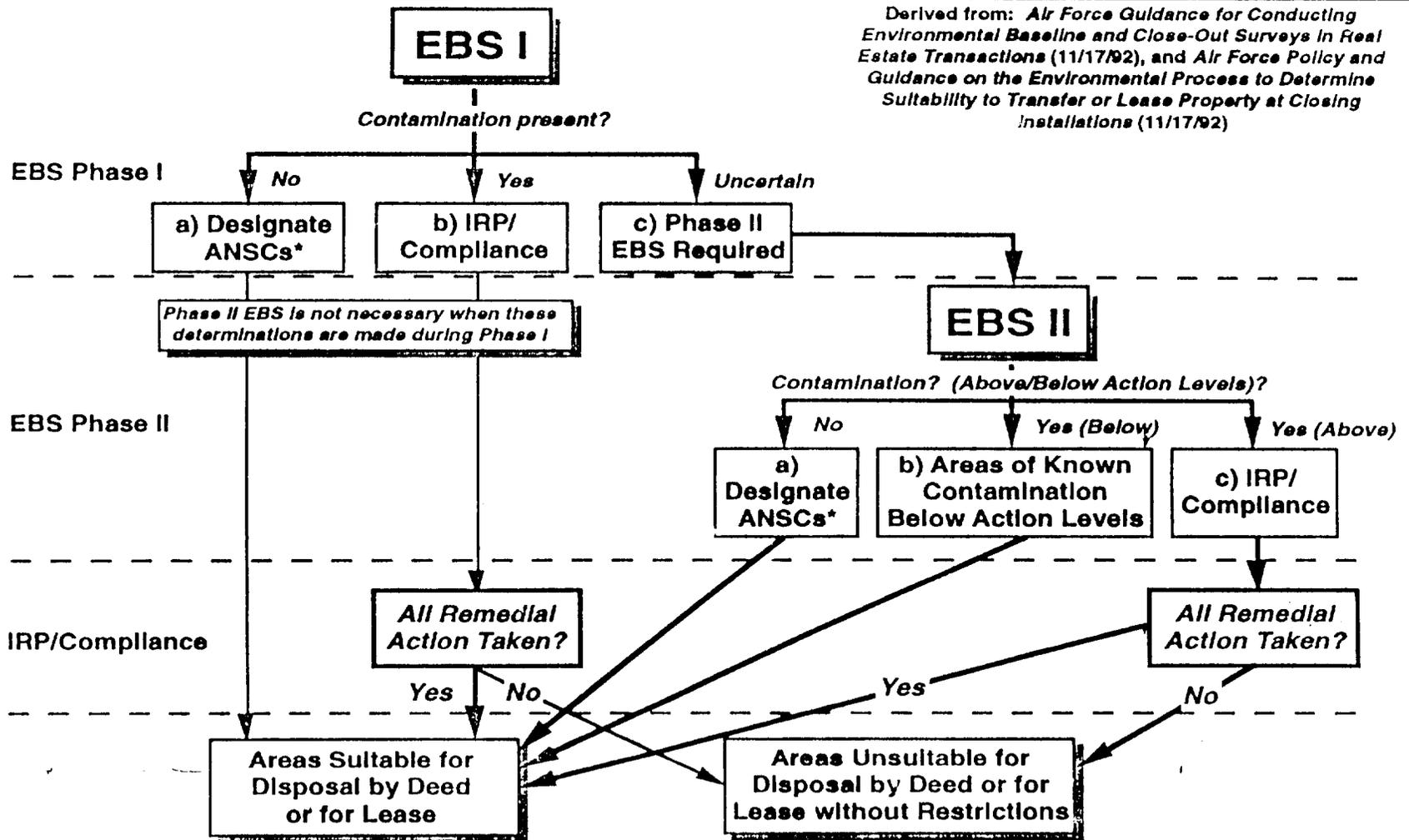
CURRENT RI/FS ACTIVITIES

- **OU-1 Feasibility Study**
- **OU-2,3 Feasibility Study**
- **Second Round of Groundwater Monitoring**
- **Planning for Phase II RI**
 - **Develop scope of field work with DQOs**
 - **Prepare Phase II planning documents (Work Plan, SAP, HSP, QAPjP, CRP)**
 - **Potential Soil Gas Survey this Fall**

OU-1 FEASIBILITY STUDY REGIONAL GROUNDWATER CONTAMINATION

- **Specific EPA requirements for feasibility studies**
- **Evaluation of alternatives based on Phase I Data and historic OCWD data**
- **Tasks**
 - **Currently reviewing OCWD's groundwater model**
 - **Evaluate OCWD Desalter Project ability to capture TCE plume**
- **Expected alternative: pump and treat using the OCWD Desalter Project, potentially with on-Station extraction wells in source areas**
- **Schedule**
 - **Public comment due summer 1995**
 - **ROD due December 1995**
 - **Hope to best schedule by accelerated OU-1 FS process**

Decision Tree for Environmental Baseline Surveys



* Areas of No Suspected Contamination. The applicable regulatory agencies (EPA and State agencies for NPL; State agencies for non-NPL) must concur with ANSC designation prior to execution of any deed transaction in order to comply with the Community Environmental Response Facilitation Act.

Restoration Advisory Board

Background

Technical Review Committee vs. Restoration Advisory Board

- * Expanding existing TRC to include additional community representatives
- * Establishing a community member co-chair
- * Opening all meetings to the public

Restoration Advisory Board

Purpose

- * Forum for discussion: DoD, Agencies, Community
- * Participate in decision making process through review and comments on environmental actions
- * RABs will not make decisions on environmental restoration activities
- * Meet the requirements of the TRC
- * RABs will not take the place of community outreach

Restoration Advisory Board

Responsibilities

- * Act as forum for the exchange of cleanup information between Government agencies and public
- * Conduct regular meetings, open to the public, at convenient times
- * Keep meeting minutes, and make them and all other information available to the public
- * Develop and maintain a mailing list
- * Review and evaluate documents
- * Identify project requirements
- * Recommend priorities among sites or projects
- * Identify applicable standards, and propose cleanup levels consistent with planned land use

Restoration Advisory Board

Implementation Concepts

- * All significant groups and diverse interests within the community should be represented
- * Selection process will be conducted in a open manner
- * Community Co-Chair will be selected by the community members
- * Community Co-Chair terms and conditions will be established by the community members
- * Procedures for conducting RAB meetings will be established by the RAB members
- * Sub-committees may be established as needed
- * MCAS El Toro will provide the RAB with administrative support
- * Recommend priorities among sites or projects
- * Identify applicable standards, and propose cleanup levels consistent with planned land use

BRAC CLEANUP PLAN (BCP)

- Established as part of President Clinton's five-part program designed to expedite economic recovery at communities where military bases are closing
- BCP is a living process and document that includes:
 - Macro view of all environmental contamination
 - Status of land disposal planning process
 - Status of all environmental activities
 - Strategy for executing cleanup/other activities
 - Master Schedules for entire base closure program
 - Status, strategy, and action items for technical and administrative issues impeding progress
- Identifies environmental actions necessary to promote early base reuse.
- BCP report for MCAS El Toro will be submitted on 31 March 1994.

COMMUNITY ENVIRONMENTAL RESPONSE FACILITATION ACT (CERFA)

- Enacted on 19 October 1992 and amends Section 120(h) of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA).
- Provides a mechanism for identifying and documenting "uncontaminated" real property, or parcels thereof, at installations undergoing closure or realignment.
 - CERFA defines "uncontaminated property" as "any real property on which no hazardous substances and no petroleum products or their derivatives ... were stored for one year or more, known to have been released, or disposed of."
- Intended to identify real property that are suitable for transfer for non-military reuse.
- CERFA report for MCAS El Toro will be submitted on 31 March 1994.

ENVIRONMENTAL BASELINE SURVEY (EBS)

- Purpose is to assess, determine, and document the real property, or parcels thereof, that can be considered "uncontaminated" as defined by CERFA
- Considers all sources of available information concerning environmentally significant current and past uses of the real property
- EBS classifies property as:
 - 1) Uncontaminated property (CERFA Definition)
 - 2) All Other Property as Either:
 - a) Does not require remedial action
 - b) Required remedial action that has been taken
 - c) Required remedial or other action that has not been taken
- Serves as primary source document for Finding of Suitability to Transfer/Lease (FOST/FOSL)
- EBS report for MCAS El Toro will be submitted on 31 March 1994.