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NAS BRUNSWICK
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FINAL RESOURCE CONSERVATION AND RECOVERY ACT PARTIAL CLOSURE REPORT
FOR BUILDING 20 WITH TRANSMITTAL LETTER NAS BRUNSWICK ME
11/5/2010
NAS BRUNSWICK

**ENVIRONMENTAL DEPARTMENT
NAVAL AIR STATION
437 HUEY DRIVE
BRUNSWICK, ME 04011**

November 5, 2010

Mr. Edward Vigneault
Maine Department of Environmental Protection
Division of Oil and Hazardous Waste Facilities Registration
17 State House Station
Augusta, ME 04333-0017

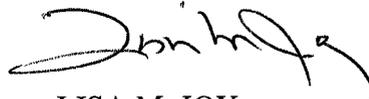
Subj: Final RCRA Partial Closure Report for Building 20

Dear Mr. Vigneault:

A copy of the Final RCRA Partial Closure Report for Building 20 at Naval Air Station Brunswick is provided as Enclosure (1).

If you have any questions, please contact Mr. Mike Fagan at 921-1717 or via e-mail at michael.fagan1@navy.mil.

Sincerely,



LISA M. JOY
Environmental Director

Enclosure: (1) Final RCRA Partial Closure Report for Building 20

Copy to:
NAVFAC Mid-Atlantic (B. Abraham)
NAS Brunswick (M. Fagan/D. Smith)
EPA Region I (M. Daly)
MRRA (V. Boundy)
Curtis Memorial Library (L. Oliver)
Lepage Environmental (C. Lepage)
BRAC PMO NE (P. Burgio)

RCRA PARTIAL CLOSURE REPORT
for
BUILDING 20 – NAVY COLLEGE OFFICE PARCEL
NAVAL AIR STATION BRUNSWICK, MAINE
USEPA IDENTIFICATION NUMBER ME8170022018
OCTOBER 2010

1. INTRODUCTION

The purpose of this report is to present the findings and conclusions of the investigation conducted to determine if the Maine Department of Environmental Protection (MEDEP) Resource Conservation and Recovery Act (RCRA) or hazardous waste closure requirements have been completed for the Building 20 parcel at Naval Air Station Brunswick (NAS Brunswick).

2. PROPERTY DESCRIPTION

The Building 20 parcel is located in the east-central portion of NAS Brunswick (Figure 1). The approximately 2.11-acre parcel is bordered to the north by Building 585 (Chapel) and associated parking area; to the east by Building 583 (Bowling Center/Rec Mall) and Building 31 (Navy Lodge), from north to south; and to the south by the paved parking area for both Building 20 and Building 11 (Navy Exchange Retail Complex), and Burbank Avenue beyond; and to the west by Building 11 and a grass landscaped area, south to north (Figure 2).

The parcel is comprised of Building 20, known as the Navy College Office, adjacent grass- and tree-covered areas, and an asphalt driveway. The topography of the parcel is relatively flat; the land slopes gradually to the west by northwest, toward the grass landscaped area north of Building 11. The difference in elevation between the eastern portion of the parcel, adjacent to the transformer servicing the building, and the northwestern portion of the parcel is approximately 1 foot.

Building 20, located in the central portion of the parcel, was constructed in 1943 and consists of a 25,871 square-foot, two-story wood framed structure on a concrete block foundation (Figures 3 and 4). Recently the building has been used for college/university classrooms, a bank branch office, a post office, and a military relief center. The interior space includes office, classroom, bank and postal office spaces. Building 20 is heated by two natural-gas-fired hot water boilers located in an attached boiler room. Photographs of the Building 20 exterior and interior are provided in an attachment.

3. PROPERTY HISTORY AND RECORDS RESEARCH

The Tetra Tech NUS, Inc. (Tetra Tech) project team interviewed NAS Brunswick Environmental Department personnel and performed records research at both NAS Brunswick and the MEDEP office in Augusta, Maine to collect available information concerning the Building 20 parcel, including past use and operations at that location.

Records reviewed include historical aerial photographs, the NAS Brunswick Other Environmental Liabilities (OEL) Database, area-specific reports, facility plans, facility drawings, and hazardous waste records. Aerial photographs dated 1953, 1958, 1978, 1981, 1984, 1989, 1993 and 1997 (Sewall, 1953, 1958, 1978, 1981, 1984, 1989, 1993 and 1997) were reviewed. Public Works Department (PWD) site base maps dated 1943, 1946, 1952, 1956, 1975, 1989, and 2006 (PWD, 1943, 1946, 1952, 1956, 1975, 1989, and 2006) and site building lists for 1965, 1976, 2003, and 2008 were also reviewed.

According to NAS Brunswick Environmental Department personnel and records, Building 20 was originally constructed for use as a barracks for military personnel in the 1940s; however, the building has had multiple uses throughout its history. From the 1950s to the present its uses

have also included a library, a nursery, and a grammar school, and most recently as a bank branch office, a US Postal Office, college/university offices and classrooms, and a military relief administration office. There is no record of hazardous waste generation or accumulation at Building 20.

A review of the historical records listed above indicates the following:

- The 1943 base map shows the current Building 20, which is in the center of the developed portion of the air station, and lists the building's name/use as "Barracks." There is no observed change in the Building 20 foot print between 1943 and 2006 based on a review of NAS Brunswick records.

In 1943, Building 20 is bordered to the north by Avenue D and Buildings 47 (Chapel) and 34 (Armory); to the east by Building 21 (Mess Hall); the southeast by Building 68 (Field House); the south by open space and Avenue E beyond; the southwest by Building 19 (Barracks); the west by Buildings 80 through 82 (Sea bag Lockers); and to the northwest by Building 18 (Barracks).

- The 1956 map indicates Building 20's name was changed to "Operations & Administration" and it was used as a storehouse and Chief Petty Officers' Club.
- The 1965 base building list indicates that Building 20's use may have changed again, based on a new name of "Library, Public Grammar School & Hobby Shop." The name and use of Building 20 was changed again sometime between 1965 and 1975 to "Library, Nursery & Hobby Shop" based on the 1976 base building list. According to NAS Brunswick personnel, arts and craft activities were conducted in the Building 20 hobby shop.
- Multi-functional service and administrative use of Building 20 continued through 2008, as noted by the building name of "Communities Facilities" on the 2003 and 2008 base building lists.
- The building footprint changed in approximately 2009, when a new boiler room was constructed as an addition to the facility on the northern portion of the west side of the structure. This estimated time frame for the boiler room construction is based on the April 2009 closure date of the above ground storage tank (AST) servicing the building, which contained fuel oil for the facility's heating units.

No groundwater investigations have been conducted in the vicinity of the Building 20 parcel; therefore, groundwater characterization information for the parcel is not available. Information on known NAS Brunswick groundwater contamination areas was reviewed to determine if groundwater under the Building 20 parcel could potentially be impacted by another (off-parcel) source. Restoration Site 17 (Former Pesticide Shop, Building 95), and the Petroleum-Oil-Lubricants (POL) Old Navy Fuel Farm (ONFF) site are approximately 500 feet north of Building 20; and the POL NEX Service Station (Building 538) site is approximately 300 feet southwest of Building 20.

In groundwater monitoring reports relating to Site 17; several compounds were detected at concentrations exceeding applicable criteria: two pesticides at one monitoring well location, and diesel-range organics (DRO) at several well locations. According to Site 17 information, groundwater flows to the southeast from the site (the Building 95 parcel) and is therefore unlikely to impact groundwater underlying the Building 20 parcel, which is located to the south (Tetra Tech, 2009).

Information concerning ONFF groundwater quality can be found in a recent ONFF groundwater monitoring report prepared by ECOR Solutions, Inc. (ESI, 2009). The ONFF was

decommissioned in 1993 and remediated in 2000. The April and October 2008 monitoring results indicate that groundwater is encountered at about 3 to 7 feet below ground surface (bgs) and flows from the ONFF to the southeast, across Fitch Avenue, and is therefore unlikely to impact groundwater underlying the Building 20 parcel, located to the southwest (ESI, 2009; Tetra Tech, 2010).

According to the 2004 Corrective Action Plan for the NEX Service Station POL site, prepared by EA Engineering, Science, and Technology, Inc., historical groundwater surface contour data have shown a prominent groundwater flow pattern to the southwest, across the NEX Service Station POL (Building 538) site, toward the Buildings 27 and 30 parcel and is therefore unlikely to impact groundwater underlying the Building 20 parcel, located to the northeast (EA, 2004).

The NAS Brunswick transformer database lists one current transformer and one historic transformer for the Building 20 (PWD, 2009). (One transformer was observed on the east side of the building, during the site visit, at the approximate eastern boundary of the parcel, as discussed below in Section 4.)

According to the transformer database, the former transformer was a 5-kVA transformer (serial number 2643-3). It was removed December 31, 1991 for disposal (manifest number MEA028600), according to NAS Brunswick records. The 5 kVA-transformer insulating fluid reportedly had a PCB concentration of 310 parts per million (ppm). Also according to the database the current transformer is rated as 225 kVA, and was manufactured in 1987 by RTE (Rural Transformer & Electric) with serial number 886000114. The first digits of the serial number indicate that it was manufactured in 1988; therefore, it is unlikely to contain polychlorinated-biphenyls (PCBs). As of July 1, 1979, the United States Environmental Protection Agency (EPA) prohibited all manufacturing of new PCB electrical equipment (transformers and capacitors). In addition, according to an electrical utility guide for identifying non-PCB transformers, all RTE transformers are non-PCB-containing (DTM, 2006).

According to the NAS Brunswick Master/Historical Aboveground and Underground Storage Tank Inventory one inactive, 3,000-gallon aboveground storage tank (AST) is located at Building 20 parcel, and previously stored No. 1 heating oil. The AST was installed in 1999 and was closed on April 10, 2009 (Environmental Department, 2009). In the NAS Brunswick and MEDEP spill records, no releases were identified for the Building 20 parcel (MEDEP, 2010). The NAS Brunswick Master/Historical Aboveground and Underground Storage Tank Inventory does not list any underground storage tanks (USTs) for Building 20 (Environmental Department, 2009).

The NAS Brunswick Revised Oil/Water Separator List indicates no oil/water separators for Building 20 (PWD, 2008b).

4. SITE VISIT AND INVESTIGATION

A site visit was conducted by Mr. Brian Geringer, Mr. Mark K. Speer, P.E., and Mr. James Forrelli, P.E., of Tetra Tech on September 9, 2010. The purpose of the visit was to verify information gathered during the records search and to collect additional information as necessary to prepare this RCRA Partial Closure Report. Tetra Tech personnel were accompanied by Mr. D. Bruce Smith, the NAS Brunswick Hazardous Waste Manager. The Building 20 parcel was visually inspected for signs of hazardous waste generation or storage activity. Photographs taken during the site visits are provided in an attachment. Site visit observations, recorded on the attached Building Inspection Form ⁽¹⁾, are summarized below:

- The building was not occupied at the time of the site visit and appeared in fair condition.
- No odors were detected.
- No evidence of current or past hazardous waste generation was observed.
- No evidence of current or past hazardous materials use was observed.

- No evidence of hazardous waste residues was observed.
- No signs of a past release (staining, unusual odors, stressed vegetation, etc.) nor structural modifications that could conceal signs of a past release were observed.
- No hazardous waste storage was observed.
- One concrete-pad-mounted transformer was identified on the east side of Building 20. No evidence of a past leak from this transformer was observed.
- One closed 3,000-gallon AST was identified on the west side of Building 20, immediately north of the boiler room addition. The tank appeared to be in good condition and no evidence of a past leak from this AST was observed. Vinyl floor tiling was observed throughout the 1st and 2nd floors of the facility and appeared to be in fair to poor shape due to age. The exposed vinyl tiling, along with the underlying 9-inch by 9-inch floor tiling is potentially asbestos-containing material (PACM), along with the tile mastic. The tile mastic was not observed.
- An asbestos warning sign was observed at the entrance to the crawl space beneath the 1st floor from the basement area, which indicated that there was asbestos within the crawl space that could be disturbed upon entry. No PACM pipe insulation was readily observed from the basement area, and the crawl space dirt-floor was covered in plastic sheeting.
- A floor sump was observed in the basement of Building 20, no staining other than attributable to groundwater infiltration was observed. No odors were observed adjacent to the floor sump.
- No paint chips and/or loose or peeling paint conditions were observed.

The location of the hobby shop could not be determined. It is likely that the former hobby shop space has been renovated in the past as the building was converted to other uses.

A label on the transformer located on the eastern side of Building 20 indicated it serviced Buildings 20 and 614. Building 614 was the former Swimming Pool Building that was east of Building 20 but razed in 1997 (approximately). According to NAS Brunswick records, the observed 225-kVA transformer was a replacement for a 5 kVA transformer removed in 1991, which reportedly contained PCBs.

Due to the building's age and because a PCB-containing transformer had been located at this pad, soil sampling was conducted to determine if there had been a release from former transformer. On September 16, 2010, soil samples were collected from each side of the transformer pad (Figure 2 using hand-augers). At each sample set location, the samples were collected from 0 to 6 and 6 to 24 inches bgs.

The soil samples were submitted for PCB analysis to Analytics Environmental Laboratory, Portsmouth, New Hampshire. The analytical results underwent limited data validation, blank contamination evaluation, and completeness evaluation. As presented in Table 1, PCBs were not detected in the soil samples collected adjacent to the Building 20 transformer pad, with laboratory "limit of detection" values less than the EPA Regional Screening Levels (RSLs) for Residential Soil. The EPA RSLs for Residential Soil are included in Table 1 for informational purposes (EPA, 2010).

Based on the available information regarding historical activities at the Building 20 parcel there is no evidence that groundwater underlying the parcel has been adversely impacted by a release from within the parcel.

Based on the records research findings and site visit observations, it was determined that neither further inspection nor additional sampling at the Building 20 parcel is required to complete the MEDEP hazardous waste closure requirements.

5. HAZARDOUS WASTE GENERATION AND STORAGE

Based on the records research, site visit observations, and NAS Brunswick Environmental Department personnel interviews, with the exception of universal waste, no hazardous waste generation, accumulation, or storage activity was conducted at the Building 20 parcel.

6. OTHER ENVIRONMENTAL CONSIDERATIONS

There are no USTs or ASTs known to be associated with Building 20 parcel, with the exception of the closed AST already discussed in Section 3.

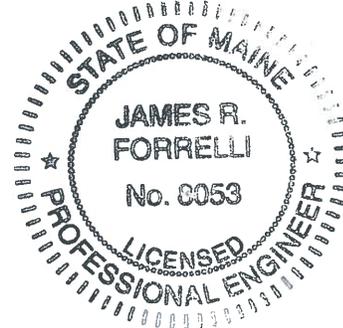
7. LIMITATIONS

This investigation of the hazardous waste closure requirement applies to the Building 20 parcel (as shown on Figure 2) only.

8. CERTIFICATION

Based on the findings of this investigation, there have been no activities resulting in the generation, accumulation, or storage of hazardous waste at the Building 20 parcel, NAS Brunswick, Maine. Therefore, the hazardous waste closure of the Building 20 parcel was completed in accordance with the provisions of MEDEP Regulations Chapter 851, Standards for Generators of Hazardous Waste, Section 11.

James R. Forrelli
 James Forrelli, P.E.
 Senior Project Engineer
 Tetra Tech NUS, Inc.



(1) The Building Inspection Form provides preliminary information collected during the building inspection, including information from visual observations, Navy personnel interviews, and from documents reviewed during file reviews. It does not reflect any additional information provided at a later date that further clarifies or corrects preliminary information collected during the building inspection and file reviews.

REFERENCES

DTM (Distribution Transformer Manufacturers), 2006. "Distribution Transformer Manufacturers and Available Polychlorinated Biphenyl Information". Elizabethton Electric System, Updated January.

EA Engineering, Science, and Technology, Inc., 2004. Corrective Action Plan, Navy Exchange Service Station, Naval Air Station Brunswick, Maine. March.

EES (Elizabethton Electric System), 1998. Quick Sheet Data Table, PCB Information. Prepared by Elizabethton Electric System, June 1998. <http://www.eesonline.org/programs/pcbdata.html>.

Environmental Department, 2009. Master/Historical Aboveground and Underground Storage Tank Inventory. NAS Brunswick, Maine. February.

ESI (ECOR Solutions, Inc.), 2009. "Final Groundwater Monitoring Report, April 2008 and October 2008 Sampling Events, Old Navy Fuel Farm, Naval Air Station Brunswick, Maine, Contract Number N62472-03-D-0802, Contract task Order 0172". September.

MEDEP, 2010. MEDEP Spills Database. Maine Department of Environmental Protection, Augusta, Maine.

PWD (Public Works Department), 1943. "US Naval Air Station, Brunswick, Maine, Building Site Plan Showing Locations of Underground Water Distribution Lines and Hydrants," NAS Brunswick, Maine. September 4.

PWD, 1946. "Map of US Naval Air Station, Brunswick, Maine, Showing conditions on June 30, 1946," NAS Brunswick, Maine. June 30.

PWD, 1952. "Map of US Naval Air Station, Brunswick, Maine, Showing conditions on June 30, 1952," NAS Brunswick, Maine. June 30.

PWD, 1956. General Station Map, Enclosure 2. , NAS Brunswick, Maine.

PWD, 1965. "Index of Structures, Department of the Navy Bureau of Yards & Docks Department" US Naval Air Station Brunswick, Maine. Updated May 13.

PWD, 1975. "General Development, Existing and Planned, Operations Area," US Naval Air Station, Brunswick, Maine, NAS Brunswick, Maine. Updated December 2.

PWD, 1976. "Index of Structures, Naval Facilities Engineering Command, Northeast Division Drawing No. 747 256" Naval Air Station Brunswick, Maine. Updated September 21.

PWD, 1989. "Existing Conditions Map. Public Works Department Drawing No. 2157" NAS Brunswick, Maine. Revised April 2.

PWD, 2003. "NAS Brunswick, Facility List," US Naval Air Station, Brunswick, Maine, NAS Brunswick, Maine. March 9.

PWD, 2006. Brunswick Naval Air Station, NAS Brunswick, Maine.

PWD, 2008a. "Draft NAS Brunswick, Facility List," US Naval Air Station, Brunswick, Maine, NAS Brunswick, Maine. March.

PWD, 2008b. Revised Oil/Water Separator List, Table J-C4(a). NAS Brunswick, Maine. January 1.

PWD, 2009. Master Transformer Database. NAS Brunswick, Maine. June 24.

Sewall (James W. Sewall Company), 1953. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. June 29.

Sewall, 1958. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. October 9.

Sewall, 1978. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. November 22.

Sewall, 1981. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. October 17.

Sewall, 1984. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. April 23.

Sewall, 1989. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. April 2.

Sewall, 1993. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. November 8.

Sewall, 1997. NAS Brunswick Aerial Photographs. James W. Sewall Company, Old Town, Maine. May 27.

Tetra Tech (Tetra Tech NUS, Inc.), 2009. "Remedial Investigation Report for Site 17. Naval Air Station Brunswick, Brunswick, Maine. Contract Task Order WE09". July.

Tetra Tech, 2010. "Final RCRA Closure Report For Building 103 – Security-Dog Kennel Parcel, Naval Air Station Brunswick, Maine, USEPA Identification Number ME8170022018". June.

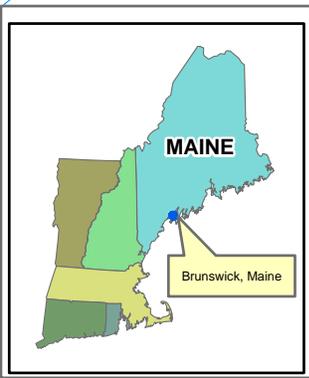
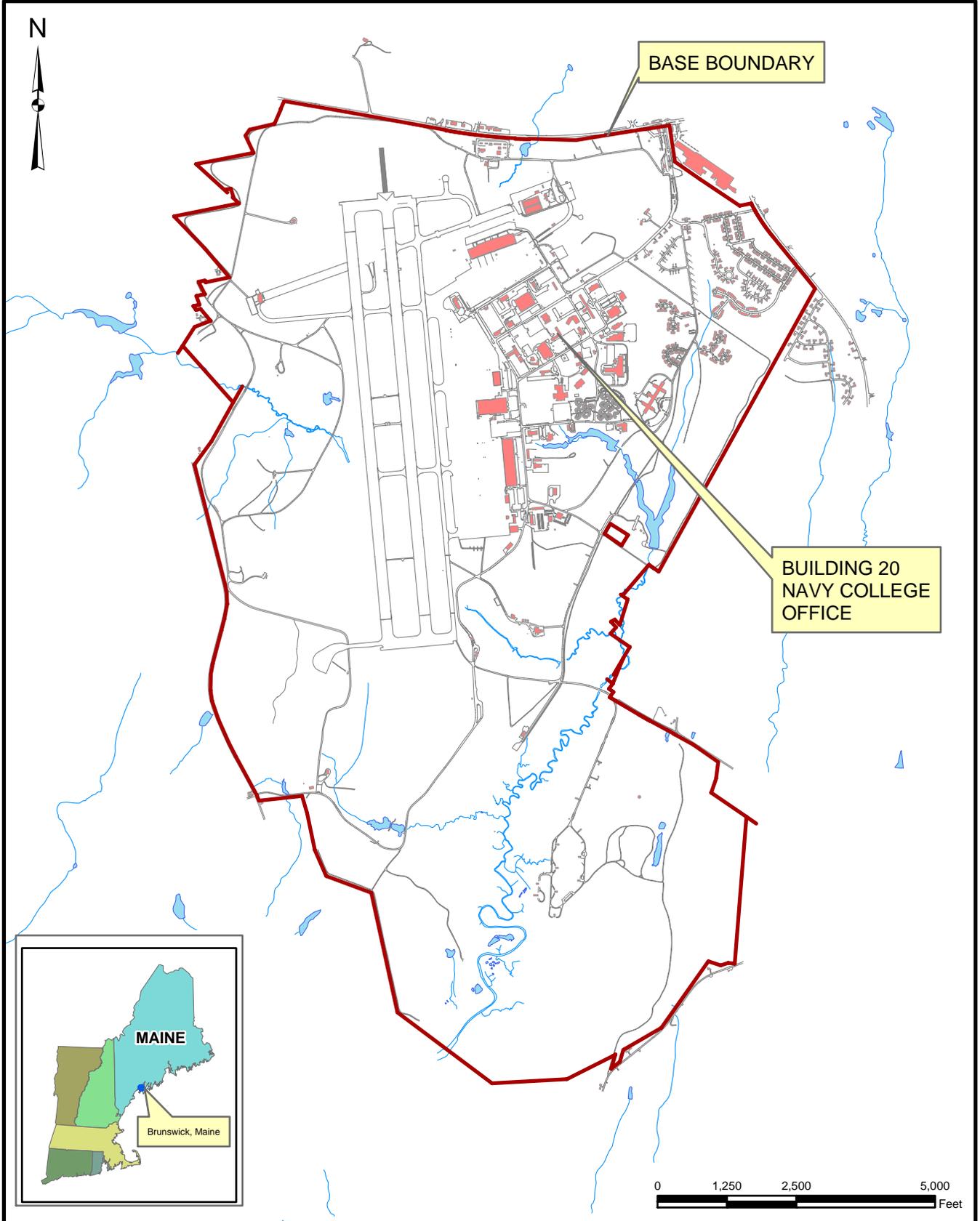
U.S. Environmental Protection Agency (EPA), 2010. Regional Screening Levels (RSL) for Chemical Contaminants at Superfund Sites. <http://www.epa.gov/region9/superfund/prg/>. May.

**TABLE 1
SOIL SAMPLE PCB RESULTS
RCRA PARTIAL CLOSURE REPORT
BUILDING 20 – NAVY COLLEGE OFFICE
NAVAL AIR STATION BRUNSWICK, MAINE**

SAMPLE ID ⁽¹⁾	EPA RSLs ⁽²⁾ (µg/kg)	B020- SB01-0006	B020- SB01-0624	B020- SB01-0624 (duplicate)	B020- SB02-0006	B020- SB02-0624	B020- SB03-0006	B020- SB03-0624	B020- SB04-0006	B020- SB04-0624
LOCATION		north side transformer pad	north side transformer pad	north side transformer pad	east side transformer pad	east side transform. pad	south side transformer pad	south side transformer pad	west side transformer pad	west side transformer pad
MATRIX		soil	soil	soil	soil	soil	soil	soil	soil	soil
DEPTH		0-6 inches bgs	6-24 inches bgs	0-6 inches bgs	0-6 inches bgs	6-24 inches bgs	0-6 inches bgs	6-24 inches bgs	0-6 inches bgs	6-24 inches bgs
SAMPLE DATE		09/16/10	09/16/10	09/16/10	09/16/10	09/16/10	09/16/10	09/16/10	09/16/10	09/16/10
PCB (µg/kg)										
Aroclor-1016	3,900	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U
Aroclor-1221	140	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U
Aroclor-1232	140	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U
Aroclor-1242	220	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U
Aroclor-1248	220	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U
Aroclor-1254	220	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U
Aroclor-1260	220	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U
Total PCBs ⁽³⁾	1,000	18 U	18 U	18 U	18 U	18 U	20 U	18 U	16.5 U	18 U

Notes:

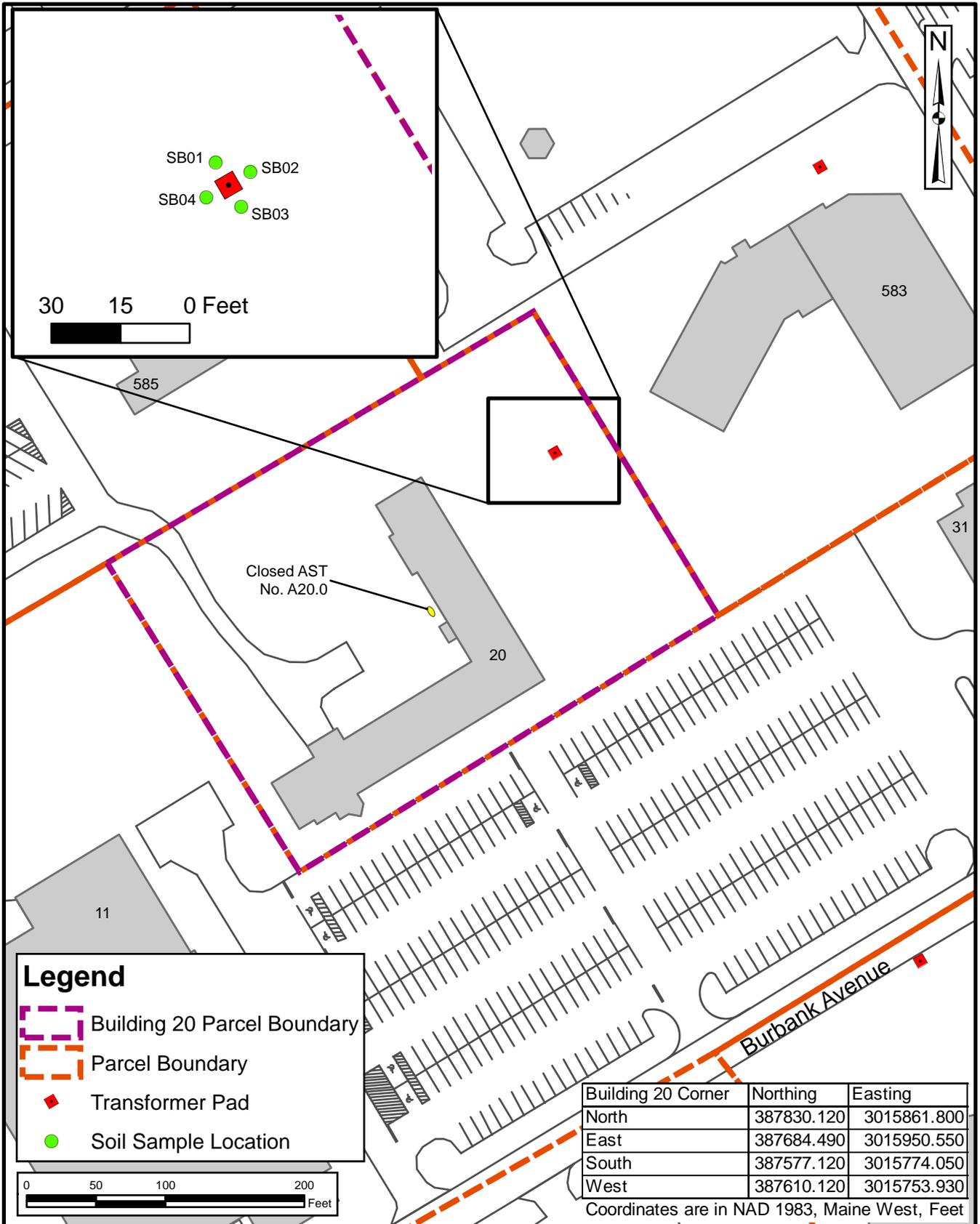
- (1) Sample prefix "NASB" is not shown
- (2) EPA Regional Screening Levels [RSLs] for residential soil provided for informational purposes
- (3) MEDEP action limit for PCB spill (1 milligram per kilogram)
- bgs below ground surface
- µg/kg micrograms per kilogram
- U not detected (with associated detection limit)
- PCB polychlorinated biphenyl



Tetra Tech NUS, Inc.

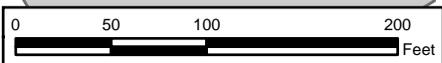
SITE LOCATION MAP
BUILDING 20 - NAVY COLLEGE OFFICE PARCEL
RCRA PARTIAL CLOSURE REPORT
NAVAL AIR STATION BRUNSWICK, MAINE

SCALE AS NOTED	
FILE	
I:\02258\CP\DR\NASB_BLDG_20_LOCUS.MXD	
REV	DATE
0	10/28/10
FIGURE NUMBER	
1	



Legend

- Building 20 Parcel Boundary
- Parcel Boundary
- Transformer Pad
- Soil Sample Location



Building 20 Corner	Northing	Easting
North	387830.120	3015861.800
East	387684.490	3015950.550
South	387577.120	3015774.050
West	387610.120	3015753.930

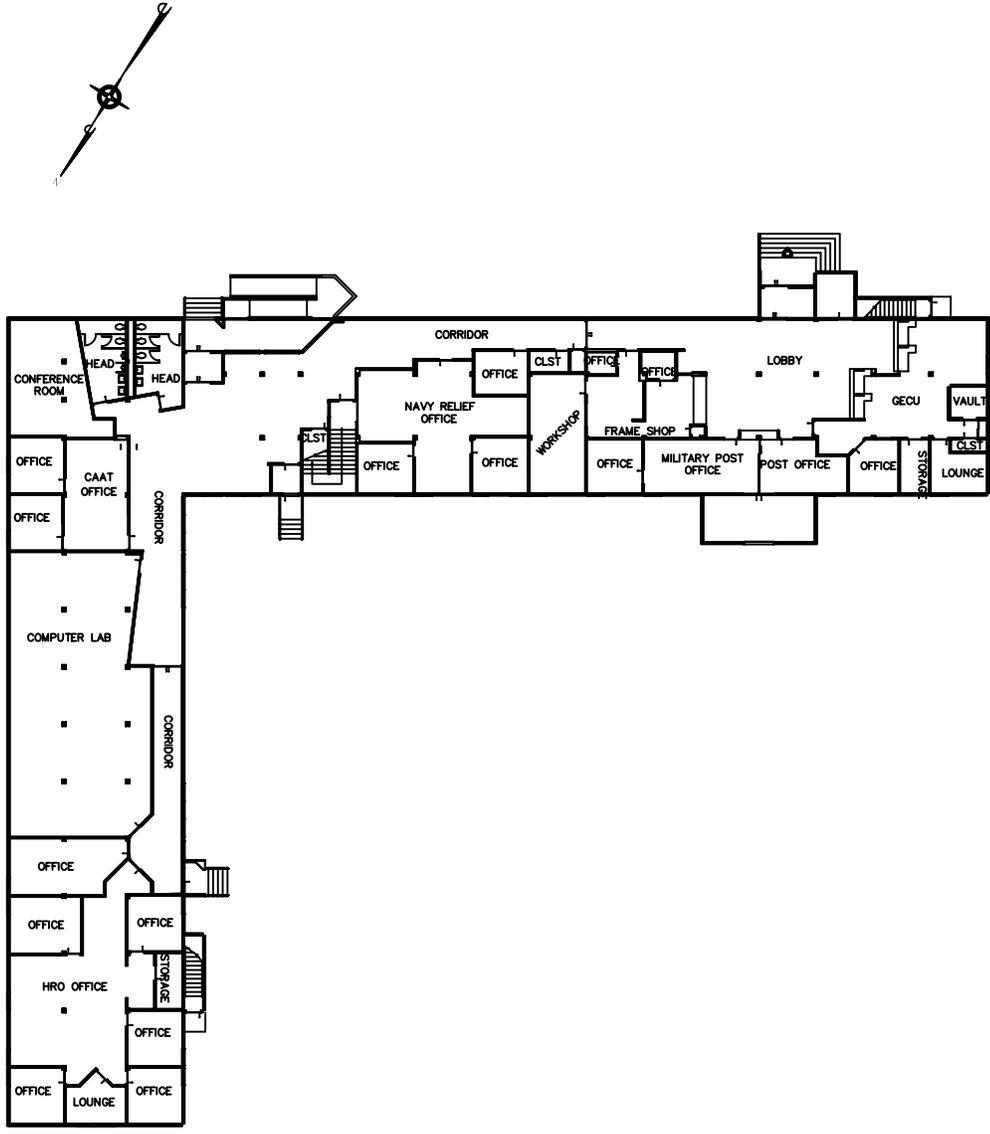
Coordinates are in NAD 1983, Maine West, Feet



Tetra Tech NUS, Inc.

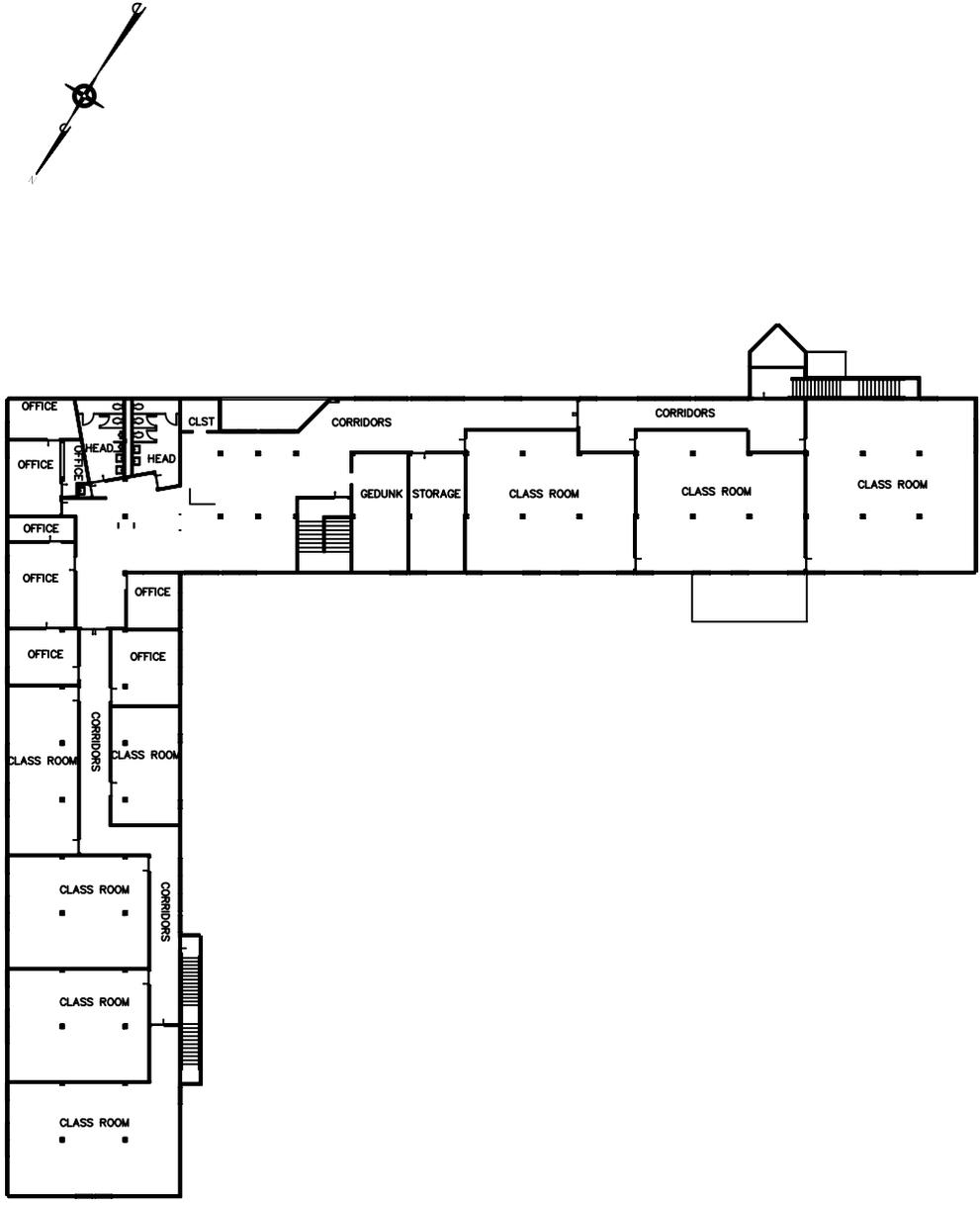
SITE PLAN
BUILDING 20 - NAVY COLLEGE OFFICE PARCEL
RCRA PARTIAL CLOSURE REPORT
NAVAL AIR STATION BRUNSWICK, MAINE

SCALE AS NOTED	
FILE L:\NASB_BLDG_20_SITE_MAP.MXD	
REV 0	DATE 11/01/10
FIGURE NUMBER FIGURE NO. 2	



FIRST FLOOR PLAN
 BUILDING 20 - NAVY COLLEGE OFFICE
 RCRA PARTIAL CLOSURE REPORT
 NAVAL AIR STATION BRUNSWICK, MAINE

SCALE AS NOTED	
FILE \\.\NASB_BLDG_20_1F.DWG	
REV 0	DATE 10/25/10
FIGURE NUMBER FIGURE NO. 3	



SECOND FLOOR PLAN
 BUILDING 20 - NAVY COLLEGE OFFICE
 RCRA PARTIAL CLOSURE REPORT
 NAVAL AIR STATION BRUNSWICK, MAINE

SCALE AS NOTED	
FILE \\.\NASB_BLDG_20_2F.DWG	
REV 0	DATE 10/25/10
FIGURE NUMBER FIGURE NO. 4	

**HWSA INSPECTION REPORT
HAZARDOUS WASTE STORAGE AREAS CLOSURE
NAS BRUNSWICK
BRUNSWICK, MAINE
CTO WE22**

Inspection Date: 9/9/10

Personnel: Brian Geringer / James Forrelli, P.E. / Mark Speer, P.E.

Weather: Partly Cloudy, 70s

GENERAL BUILDING INFORMATION / USES

Building Name: Navy College Office

Function: Offices, class rooms and service centers (refer to Tenant List provided below)

Size: 25,871 SF

Year of Construction: 1943

Tenant List:

- Navy College
- Embry-Riddle Aeronautical University
- Southern NH University
- Federal Investigation Services
- Navy/Marine Corp. Relief Society
- UP Post Office
- Bank branch office

Building 20 is located immediately north of the Building 11 (Navy Exchange Retail Complex) parking area and Burbank Avenue beyond; east of Building 11; south of Building 585 (Chapel) and the Chapel parking area; west of Building 583 (Bowling Center/Rec Mall) and Building 31 (Navy Lodge). Construction date of Building 20 is noted as 1943, and has served as barracks, or offices, or class/training room, or service center(s) facility for its entire history.

Building 20 is a two story, wood structure with a combination of stucco and steel panels/sheeting for siding; on a concrete block foundation, with a partial basement and a dirt-floor in the crawl space. Two by two and two by four ceiling tiles are located throughout the building; with 12 inch by 12 inch vinyl floor tiles located on a majority of the floor space area. The building interior walls are sheathed with dry wall and have painted surfaces. Building 20 consists of office, class room and service center (relief society, post office and bank) spaces; no hazardous materials were used in its operation and no hazardous waste was generated, according to NAS Brunswick personnel. Building 20 is heated via two natural gas hot water boilers located in a Boiler Room addition on the northern end of the building's west elevation.

HWSA INSPECTION / CONDITION

At the time of inspection, Building 20 was vacant and in fair condition. No evidence of current or past hazardous waste generation was observed. No evidence of hazardous waste residues was observed. No signs of a past release (staining, unusual odors, etc.) were observed. Minor discolorization was observed on the concrete pad in the basement of the structure, which appears to be attributable to historic groundwater infiltration and condensate from water, heat and fire sprinkler piping. No staining was observed on the floor in the area of the floor sump. No modifications to the structure, which may conceal signs of a past release, were observed; other than hole thru a small section of the 2nd floor tile

HWSA INSPECTION / CONDITION cont'd

and subfloor, which was encapsulating 9 inch by 9 inch floor tiles believed to be asbestos containing material (ACM).

Vinyl tiling was observed throughout the 1st and 2nd floors of the facility and appeared to be in fair to poor shape due to age. The exposed vinyl tiling, along with the encapsulated 9 inch by 9 inch floor tiling is potentially asbestos containing material (PACM), along with the tile mastic. The tile mastic was not observed.

Additionally, an asbestos warning sign was observed at the entrance to the crawl space beneath the 1st floor from the basement area, which indicated that there was asbestos within the crawl space that could be disturbed upon entry. No PACM pipe insulation was readily observed from the basement area, and the crawl space dirt-floor was covered in plastic sheeting.

All building surface coatings appeared to be in good condition, with no chipping or peeling of paint observed.

A 3,000-gallon closed above ground storage tank (AST), number A 20.0 was observed and appeared to be in good condition with no significant corrosion and no peeling/chipping paint observed. No petroleum stains were observed on the AST or associated concrete pad. The AST was reported as closed, per the tank identification sign, on April 11, 2009.

No hazardous waste storage areas or hazardous waste accumulation areas were observed.

POTENTIAL PCB-CONTAINING TRANSFORMERS

One pad-mounted transformer was observed onsite, on the eastern side of Building 20. This transformer was labeled indicating it serviced Buildings 20 and 614; 614 is the former Swimming Pool Building that was razed in 1997 (approximately). According to NASB records the observed 225 KVA transformer was reported to have been manufactured in 1987 by RTE with S/N 886000114, and containing mineral oil. No signs of a past release (staining, unusual odors, stressed vegetation, etc.) were observed.

The observed transformer was a replacement for a 5 KVA transformer (s/n 2643-3) removed December 31, 1991 for disposal (Manifest #MEA028600), per NASB records. The 5 KVA transformer insulating fluid reportedly had a PCB concentration of 310 ppm.

APPLICABLE REPORTS / DOCUMENTS

Available historical aerial photos and base maps were reviewed for past uses:

1943 map – Building 20, Barracks.

1946 map – Same as 1943 map.

1950 building list – Building 20, Barracks.

1952 map – Same as 1943 map.

1953 aerial – Building 20 present.

1956 map – Building 20, Operations & Administration (Storehouse & CPO Club).

1957 map – Same as 1956 map.

1958 aerial – Same as 1953 aerial.

1965 building list – Building 20, Library, Public Grammar School & Hobby Shop.

PHOTOGRAPHS



No. 1 Building 20 – NAS Brunswick September 9, 2010
Building 20 south elevation (front facing Building 11 Parking Area), with main entrance in foreground



No. 2 Building 20 – NAS Brunswick September 9, 2010
Building 20 northwest elevation (rear), with Boiler Room on far left-hand side of photo



No. 3 Building 20 – NAS Brunswick September 9, 2010
Building 20 west elevation (rear), with closed white AST in foreground and Boiler Room in background of photo



No. 4 Building 20 – NAS Brunswick September 9, 2010
Building 20 east elevation (view south), with concrete sidewalk covering pipe trench system



No. 5 Building 20 – NAS Brunswick September 9, 2010
Building 20 1st floor Lobby area, adjacent to main entrance in southeast corner of the structure



No. 6 Building 20 – NAS Brunswick September 9, 2010
Building 20 1st floor Computer Laboratory



No. 7 Building 20 – NAS Brunswick
Building 20 2nd floor class room

September 9, 2010



No. 8 Building 20 – NAS Brunswick
Building 20 2nd floor class room

September 9, 2010



No. 9 Building 20 – NAS Brunswick September 9, 2010
Building 20 closed AST (No. A 20.0, Closed 4/11/09), with Boiler Room in background



No. 10 Building 20 – NAS Brunswick September 9, 2010
Transformer located east of Building 20 (view south), for service to Building 20 and former Building 614 (razed)