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MINUTES FROM ORLANDO PARTNERING TEAM MEETING ON 19 MARCH 1997 NTC
ORLANDO FL
3/19/1997
NAVFAC SOUTHERN

**ORLANDO PARTNERING TEAM
Meeting Minutes**

Date: March 19 - 20, 1997
 Location: Orlando, FL
 Team Leader: Nancy Rodriguez
 Recorder: Gary Whipple
 Gate/Timekeeper: Wayne Hansel

ATTENDEES

OPT Members	Support Members	Guests
-Wayne Hansel	-Rick Allen	-Numerous guests for
-John Kaiser	-Anne Marie Lyddy	Herndon Annex
-Steve McCoy	-Barbara Nwokike	discussion (see below)
-Mac McNeil		-Shannon Gleason, ABB
-John Mitchell		-Gomes Ganapatti, Bechtel
-Nancy Rodriguez		-Shane Benner, City
-Gary Whipple		-Dan Dashtaki, City

ATTACHMENTS DISCUSSED AT MEETING

1. Herndon Annex synopsis of investigations, 1994 to present
(with attached attendance roster)
2. On-site facilities requirements for OU4 IRA (Bechtel to NTC)
3. UST/IR update and status as of 19 Mar 97
4. Results of Feb '97 screening investigation, SA 17, 15 Mar 97
5. BCT Abstract draft of 17 Mar 97
6. Additional Site Screening results/conclusions, SA 52 ,6 Mar 97
7. Adjunct Team Member, ground rules, roles, responsibilities

MARCH 19th**Herndon Annex Discussion**

1) Nancy Rodriguez, team leader, began the meeting on-time at 1300 with all team and support members in attendance. The team read the OPT mission, vision, and ground rules for those in attendance for the Herndon Annex discussion. The following were in attendance for the Herndon Annex discussion:

Gary Whipple	NTC Public Works	(407) 646-4735
Steve McCoy	Brown and Root (OU2)	(423) 220-4730
Anne Marie Lyddy	OPT Facilitator	(603) 882-4616
Mac McNeil	Bechtel Env. Inc.	(423) 220-2745
John Kaiser	ABB-ES	(407) 895-8845
Wayne Hansel	Southdiv	(803) 820-5572
Nancy Rodriguez	EPA Region IV	(404) 562-8536
John Mitchell	FDEP	(904) 488-3935
Garry Schneider	Orange County Health	(407) 836-2570
Peter Besrutscuko	Army Corps of Engineers	(904) 232-2298
Charles Collins	FDEP District (Orlando)	(407) 893-3331
Kay Yeuell	GOAA Environmental	(407) 825-3463
Dennis Weatherford	Orange County	(407) 836-7404

Rick Allen	ABB-ES	(904) 269-7012
Barbara Nwokike	Southdiv	(803) 820-5560
Mark Naughton	Orange Co. Env. Protect.	(407) 836-7461
Deborah Helle	FDEP District (Orlando)	(407) 893-3320
Dan Dashtaki	City of Orlando	(407) 246-2664
Shane Benner	City of Orlando	(407) 246-2664

2) Rick Allen, ABB, gave a quick synopsis of the investigations at Herndon from 1994 to the present, focusing on the initial concerns, field programs conducted by the OPT, U.S. Army Corps of Engineers study, data results, and OPT team conclusions. (Attachment #1 provides more detail).

3) Some general discussion of a possible groundwater divide between Herndon Annex and the fire fighter training area ensued.

4) The Army Corps of Engineers representative noted the limited scope of their investigation under the Formerly Used Defense Site (FUDS) Program. The Corps may be able to obtain more funding under this program if the appropriate regulators provide the impetus.

5) Wayne Hansel noted that, as part of the site investigation for all of Herndon Annex, ABB investigated the same area as the Corps of Engineers, but sampled deeper into the surficial aquifer, finding no significant contamination.

6) Rick Allen noted that the assumed groundwater seepage velocity was approx. one foot per day based on hydrologic data. Considering retardation factors and other assumptions, it would have taken three to five years for the contamination to travel from the former firefighter training area to Herndon Annex.

7) Orange County representatives inquired about any vertical gradients in the Hawthorne formation. The team responded that vertical gradients were possible, but no such hydrological data was available.

8) The GOAA representative noted that the existence of the East-West Expressway may significantly interfere with further studies or on-site remediation of the firefighter training area.

9) Wayne Hansel stated that the lack of surface water testing for Lake Barton leaves the question of potential receptors unanswered. ABB did check county records for registered wells and found none. This sweep did not address the potential existence of private wells installed before water service was established in the area. Wayne strongly favors identifying any potential contaminant pathways and receptors, emphasizing that further contaminant delineation could be a waste of resources if no pathways and receptors exist. If neither exist, then monitoring is a feasible option.

Herndon Annex Discussion (Cont.)

- 10) Shane Benner, City of Orlando, asked if the well survey was done house to house and received a negative reply from the OPT team.
- 11) Orange County Public Health indicated that the County has poor data on the wells in the area of concern. Records go back approximately thirty years, but show no significant number of wells in the area.
- 12) At this point, Shane Benner and Dan Dashtaki asked for a scale clarification of drawing #6 with the Army's map. Dan asked if the Army's well data was included in drawing #6, and Rick Allen responded that the Army's data was all at trace amounts.
- 13) Wayne Hansel then inquired about the FDEP District's experience with such issues. John Mitchell explained that the FUDS program falls outside of the FDEP Federal Section's purview, therefore the District would be responsible for regulatory guidance for any off-site source not related to Navy activity at Herndon.
- 14) FDEP District representatives stated that a comprehensive well survey in tandem with surface water sampling from Lake Barton would provide the necessary data for further decision making.
- 15) John Mitchell responded that the benzene concentrations in the most down gradient monitoring well exceeds surface water standards for benzene. If the lake is a receptor, would there be ANY detectable benzene levels in the lake by the time the contaminant upwelled through the lake bottom?
- 16) Wayne Hansel reminded the team that no data concerning bioremediation and/or natural attenuation exists. If monitoring were the only course of action, this data would be needed for justification.
- 17) The Army Corps representative asked for the regulators' opinion....If clean up actions are required, then FUDS funding must be identified. He cautioned that the Corps is no longer inventoring FUDS sites, i.e. no longer looking for new work. However, if directed by regulators, funding can be programmed.
- 18) Orange County asked about the delineation of the trench and burn activities on Herndon Annex. John Kaiser and Rick Allen responded that ABB conducted magnetometer studies only for these areas. Per records search, no industrial use was documented in the immediate vicinity.

Herndon Annex Discussion (Cont.)

19) The Army Corps representative stated that other old sites with unrestricted dumping have no contamination levels remaining, citing intrinsic bioremediation, hydrology and other factors as reasons.

20) At this point in the discussion, a call for responsibility generated the following comment: John Mitchell stated the first given: benzene IS there; should the source be chased? This would require FUDS funding for offsite source, and there is not enough data concerning natural attenuation parameters.

21) John Kaiser posed the question to the team: If no pathway and no receptor, why should we remediate?

22) Several individuals agreed that lake sampling is needed to further the decision making process.

23) Again, the Army Corps rep. offered to take on funding responsibility under the FUDS program if directed by the regulators to provide further testing and remediation.

24) Again, Wayne Hansel emphasized that there are many potential contributors to the contamination.....forget source issues, determine pathways and receptors.

25) Nancy Rodriguez cautioned that in order to base our recommendations on the absence of a receptor or pathway, we must prove that natural attenuation and/or bioremediation is taking place as well as sample the surface water in the lake.

26) The Army Corps commented that the extent of the problem on the FUDS area is unknown. Lake Barton is outside of FUDS responsibility. He will provide necessary maps to FDEP District for their review of the issue.

27) Mac McNeil then raised the question also burning in the recorder's mind: Where is the division of responsibility between the OPT/Herndon Annex and the ACOE/regulators/FUDS site? Is there a division? How can the OPT team sever the two so that the transfer of Herndon Annex can meet the January 1998 goal of the Navy, independent of further study in the FUDS/Orange Co. areas?

28) Nancy Rodriguez answered the question: Let's as a team decide what information we need, and then make a decision. John Kaiser asked if Herndon could be transferable. Wayne Hansel stated that if benzene were the only contamination, then the parcel could be transferred under the new petroleum contaminated designation. PCE contamination also exists, so the blue law does not apply.

Herndon Annex Discussion (Cont.)

29) The team then came up with the following need to know list:

a) Are there any receptors?

- Who funds investigation?
- Lake Barton (surface water exceedences)
- Wells offsite (records search/door-to-door survey)
- Lake Barton does have an outlet to the east on 436

b) Do we investigate the source any further?

- Bioremediation/ natural attenuation occurring?
- Delineate eastern extent of plume? Downgradient?

ACTION ITEMS:

1) County officials complete a records search ASAP. An existing well survey may reveal necessary information. If not, a door-to-door survey by the City and County may be necessary.

2) OPT to determine if surface water standards are exceeded in Lake Barton. ABB to sample surface water off shore and at a reasonable depth to take into consideration potential upwelling of plume. Off shore location also minimizes impact of surface runoff from stormwater channel.

3) FDEP District to review existing data and studies to determine course of action for FUDS funding via Army Corps of Engineers.

4) OPT to develop list of parameters for determining natural attenuation and bioremediation possibilities. (Dissolved oxygen, cations, methane listed as key parameters according to Gomes Ganapatti, Bechtel).

Operable Unit 4 Review

John Kaiser summarized the recent field work conducted at OU4:

- 1) ABB completed 15 Terraprobe pushes within Bldg. 1100.
- 2) The samples ran roughly in parallel alignment, north to south, 50' and 70' east of sump, along existing floor drain structures.
- 3) 3 pushes, roughly in east-west alignment with the sump area, were significantly contaminated with PCE.
- 4) These results were sent to the lab to confirm GC readings for the groundwater.
- 5) The pushes went to 28'bls, but not below the hardpan.

Operable Unit 4 Workplan Review

Mac McNeil summarized the status of the OU4 workplan:

- 1) Funding issues are driving phase III earlier than planned.
- 2) Four subcontractors had site visit Wednesday, 19 March. The three firms listed in the earlier e-mail were in attendance, plus Envirotrac.
- 3) The prelim. RFP sent two weeks prior to subs.
- 4) ABB conceptual design plus comments from subs will be used to generate the RFP by 4 April, as a goal.
- 5) After award/selection of sub, Bechtel will send its proposal to Southdiv for negotiation for phase III by June, as a goal.
- 6) Actual field work to start by late July, early August, weather depending.
- 7) Mac emphasized that the subcontractors are not willing to accept responsibility for contaminant behavior down gradient of the circulation wells. The team concurred.
- 8) Mac will bring the four subs proposals to the May meeting.
- 9) Mac's site requirements were handed to Gary Whipple for action. Refer to Handout #2.
- 10) The team discussed the restrictions of drilling below the hardpan under the building. Besides the physical drilling constraints within the building, there are contractual difficulties between Southdiv and ABB for such work. (Out of scope)

ACTION ITEMS:

- 1) All team members need to make a decision concerning the need for an optional well and its location by April meeting, if not sooner.
- 2) Gary Whipple needs to address the eighteen site support items for Bechtel ASAP. After initial review, available power is not a problem. The base needs to specify point of connection; working. Power will not be provided to Bechtel free of charge; NTC prefers that this BRAC cost be covered in the contract with Southdiv. The rest of the issues will be coordinated with Bechtel ASAP.
- 3) Mac and Barbara need to update the schedule for the IRA.
- 4) Nancy will check on the status of the FFI comments from Region IV.
- 5) Nancy will confirm and/or update the status of the FFS comments from Region IV.

UST/IR Update

John Kaiser provided the UST/IR update, refer to Handout #3. In addition, note the following:

- 1) Well abandonment at McCoy Annex, under the auspices of the South Florida Water Management District, requires some coordination with the City. Three of the production wells are on the Annex, but the fourth is off base property. We can close the fourth well if the City so desires.
- 2) FDEP District will log the well closures.
- 3) At Bldg. 200, one of the down gradient wells from MW#3 needs further study, maybe MOP levels involved?

ACTION ITEMS:

- 1) Gary Whipple and/or Wayne Hansel to request guidance from City concerning fourth, off-base production well at McCoy Annex.
- 2) The team needs to determine MOP status for Bldg. 200 at April's meeting in Atlanta if data is available.
- 3) Gary Whipple (Mark Zill/Jim McCulloch) and/or Wayne Hansel need to determine necessary documentation to provide to FDEP District for proper well closure.

Operable Unit 2 Update

- 1) Steve McCoy noted that the changes to the Work Plan have been provided as slip pages. The changes correct minor discrepancies identified during preparation of the Plan of Action for the RI/FS and include an updated work schedule.
- 2) John Mitchell stated that the FDEP comments had been prepared and sent, but at the time of the meeting, had apparently not been delivered to Steve McCoy.
- 3) Steve McCoy and Gary Whipple briefed the team on field support for Brown and Root during on site work. After a visit Wednesday morning, Steve and Gary identified Bldg. 7177 as the most cost efficient location for a field office.

ACTION ITEMS:

- 1) Steve McCoy needs to locate and address FDEP comments.
- 2) Gary Whipple needs to initiate field support functions.

FOST/FOSL Update

Wayne Hansel provided the following update:

- 1) FDEP and EPA have already commented on the FIRST draft of the McCoy Annex Parks Parcel FOST. Has FDEP and EPA provided comment on the latest draft? According to Nancy and John Mitchell, the comments have already been provided. Wayne to check.
- 2) The FOST for FDOC is being drafted.
- 3) The FOST for the Main Base Ballfield is ready for SOUTHDIV CO.
- 4) The Army Reserve/Nat'l Guard parcel (Bldg. 7125) has been nominated for a pilot project to remediate contaminated soil. Recent personnel transfers at Southdiv have delayed the Suitability Study for this parcel.
- 5) The Main Base FOST is being completed by ABB/Mark Joop.

ACTION ITEM:

- 1) Wayne to ascertain status of FDEP/EPA comments on most recent draft of McCoy Annex Parks Parcel FOST.

Funding Issues

1) Wayne Hansel reported that SOUTDIV is experiencing a BRAC III shortfall of \$15 million. SOUTHDIV sent an impact statement to NAVFAC noting the following as critical impacts:

a) Operable Unit 2 delays - delaying remediation of McCoy landfill area and transfer of that parcel, impacting City's Reuse Plan.

b) Remediation of 7174 - delaying transfer of GOAA parcel.

c) Asbestos Abatement, Officer's Club - jeopardizing Parks Department reuse.

2) Funds for Operable Unit 4 are being held, as well as funding for miscellaneous site screening actions.

3) The Charleston Shipyard Detachment is a possible alternative. They have \$16 million of their own BRAC funds that could be used for our remediation projects. The primary project for their consideration would be the asbestos abatement, Officer's Club.

4) NAVFAC will forward impact list to NAVCOMPT, with decisions by end of March.

BRAC Abstract Review

- 1) Wayne Hansel distributed the 17 March version of the BRAC Abstract, Handout #5, for team review and comment.
- 2) ACTION: All team members are to provide their comments to Wayne ASAP.

Study Area 52 Review

- 1) John Kaiser led the discussion on this area. (See Handout #6). ABB is writing the workplan for approval, concentrating on soil remediation efforts first by delineating the soil contamination. Groundwater contamination will then be addressed.
- 2) The Charleston Shipyard Detachment will submit a proposal for evaluation concerning SA 52 and OU 3.

MARCH 20th

Adjunct Team Membership

- 1) The team reviewed the adjunct team member ground rules, roles and responsibilities discussed at the February meeting. The following comments were recorded:

a) The term *ownership* needs to be carefully defined. For example, the City may have ownership of a particular issue, but would adjunct membership be automatically extended? The term *ownership* implies a stakeholder relationship, but does not imply control of an issue.

b) Adjunct members MUST buy into the partnering team process, so how do we train them? Formal partnering training or personal interaction?

c) The permanent team members will decide whether or not to extend adjunct membership. By publishing the ground rules, roles, and responsibilities, the role of adjunct membership is not being advertised to anyone curious or interested in the remediation process.

- 2) The team incorporated the agreed upon changes to John Kaiser's draft document, and the final draft is included as Handout #7.

Tier II Deliverables

The team requests the following from its Tier II link:

- 1) Updates on lessons learned from other teams.
- 2) regularly distributed copies of Tier II meeting minutes.

Tier II Deliverables (cont.)

- 3) the communication of OPT issues to Tier II for discussion.
- 4) maintained and reviewed folder of deliverables
- 5) the communication of successes from team to team.
- 6) provide OPT advocacy, be our champion.
- 7) provide feedback of Tier II's evaluation of our team.

** Note: a progress report from the team facilitator will be attached to the final draft of these minutes.

- 8) attend our meetings, at least quarterly.
- 9) relay Tier II evaluation of deliverables.

ACTION ITEM:

- 1) John Mitchell will determine if individual team member's role and responsibilities are required in the deliverables. Note: Completed. The individual roles and responsibilities are not required.

Team Charter Review

The team charter was reviewed for revisions to be signed in April. The comments were provided to the recorder and will be incorporated into the draft to be distributed at the April meeting.

ACTION ITEM:

- 1) Gary Whipple will edit and distribute for review and comment the agreed upon changes to the team charter. The charter will be reviewed and possibly signed at the April meeting.

Study Area 39 and 40 Review

- 1) Rick Allen and Shannon Gleason presented the latest updates on SA 39/40. In the area of groundwater contamination, PCE and TCE are present at 30' bls, using Terra probe and CPT.

- 2) The risk assessment for surface soil involves data management,

Study Area 39 and 40 Review (cont.)

chemicals of concern, and exposure assessment:

a) Data management: Is it appropriate to combine the two sampling data sets since they cover separate locations? Should the data set be widespread or isolated? How do we statistically determine outliers?

b) Chemicals of Concern: Benzo(a)pyrene is above screening levels; arsenic and Dibenzo(a,h)anthracene are also present at concentrations above regulatory criteria.

c) Exposure Assessment: must consider residential versus retail proposed zoning, used residential for conservative risk analysis; pathways include ingestion, dermal and inhalation.

3) The risk assessment applies to the whole parcel, and the testing ranges from surface to two feet below land surface.

4) The team needs to identify the hot spots and determine if the risk exceeds state limits. Some comment about the Central Tendency ensued. John Mitchell noted that for this method, the average must be taken from the hot area of the plume, not the entire site area.

5) ABB has completed the first run of the risk assessment. They are currently QC'ing the data, checking the arsenic background. The report is expected before the April meeting.

ACTION ITEM:

1) ABB will finish the first run of the risk assessment for this area and have a status report prepared for the April meeting.

PAH Letter Changes

ACTION ITEM:

1) Nancy Rodriguez and John Mitchell will review the changes and provide comment and status update for the next meeting.

Secondary Standard Exceedences

John Mitchell provided comments to John Kaiser and Rick Allen concerning the precise requirements for each study area affected by secondary exceedences as follows:

Secondary Standard Exceedences (cont.)

1) No deed restrictions are necessary for any of the study areas.

The issue can be addressed as a notice in the FOST. Also, the recommendation section of the site screening report should mention notice for future users.

2) Turbidity will be noted. If a filtered sample brings the secondary exceedence below the reference value, then a No Further Action is applicable.

3) The Study Area summary is as follows:

SA 8	Notification.	SA 44	NFA if filter drops below reference.
SA 19	Notification.	SA 45	Al dropped/MN didn't with filter; Notif.
SA 20	Reflection to paragraph; No notice NTU>100.	SA 48	Need Al discussion; notification.
SA 22	Notification.	SA 49	Notification.
SA 24	Temp wells, hand augered, No sand pack/notification.	SA 50	Notification.
SA 25	(High MN) Notification.		
SA 26	Notification.		

ACTION ITEM:

1) John Kaiser and Rick Allen will incorporate John Mitchell's comments into the various site screening reports to close out this issue.

2) ABB will check SA 44 to see if the filtered sample reduces the exceedence below the reference value.

Study Area 3

1) According to John Mitchell, an NFA/monitor only recommendation for this study area requires two consecutive sampling events below action levels. What frequency of sampling? The team decided to sample in a way to meet transfer schedules.

2) According to ABB, the water table was low during the last monitoring event.

ACTION ITEM:

1) The team will prepare for a groundwater restriction in the FOST and deed paperwork unless the second sampling event proves this to be unnecessary.

Herndon Annex Part II

1) After the first day's discussion, Wayne Hansel reported that the County officials are concerned about existing drinking wells along Lake Barton.

2) If a monitor only recommendation is to be made, natural attenuation data is required. The parameters must be clearly identified before data is collected.

3) In order to determine if Lake Barton is a receptor, surface water samples must be taken, preferably at depth in the expected vicinity of groundwater upwelling.

ACTION ITEM:

1) The team will determine the necessary natural attenuation parameters under the regulatory direction of Nancy Rodriguez and John Mitchell. John Mitchell will discuss with Greg Brown the possibility of recommending NA based on the measured levels of benzene and PCE without prior sampling of the parameters.

2) ABB will take surface water samples as previously described.

TEAM MEETING CRITIQUE

POSITIVES

- Herndon Annex discussion
- OU4 site visit coordination
- Charter review
- Secondary Standards resolution
- FDEP review of SA 52
- Nice gifts from Europe
- RAB presentation

DELTAS

- Team drift on Thursday
- Lack of trust from FDEP District personnel
- Lack of guest control
- Guests not briefed

**DRAFT AGENDA FOR APRIL
ATLANTA, GA**

Team Leader: Gary Whipple
Recorder: Wayne Hansel
Gatekeeper: John Kaiser

April 16th

1000	Turn to/Check-in	GW
1015	Updates	
	-Tier II	EN
	-IR,UST,FOST/FOSL	JK, WH
1100	Phytoremediation/OU4	WH
	Soil Removal,OU3/SA 52	
1130	Funding Issues	WH
1145	OU2 Update	SM
1215	Chow	
1345	SA 39/40 Risk Report	JK, SG
1545	Break	
1600	OU1 ROD/PP Review	JK, SG
1630	SA 17 Draft Workplan	JK
1700	Herndon Annex Status	WH
1800	Knock off/PT/Chow	
1930	Liberty Call, Liberty Call!	

April 17th

0800	Colors	
0830	OU4 Update	MAC/JK
0930	PAH issues	NR/JM
1000	Break	
1015	Facilitator Training	AM
1130	Chow	
1300	Tier II Deliverables	GW
1400	Metrics/Success Stories	JM/GW
1500	Break	
1515	Business Plan Comments	WH
1600	RAB Membership	GW
1615	Check Out	GW
1645	Knock off	

Support: Barbara Nwokike

Guests: Shannon Gleason, ABB
Cliff Casey, Southdiv
Fred Sloan, EPA
N. Lee Wolfe, EPA
Steven McCutcheon, EPA
Jim Weaver, EPA