



Restoration Advisory Board (RAB) Meeting

Former Naval Station Roosevelt Roads
Ceiba, Puerto Rico

Meeting #23 – September 28, 2011



Tonight's Agenda

| | |
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| Welcome and Introductions | Mark Davidson, Navy Co-Chair |
| Recent Investigations | Mark Kimes, Baker Environmental |
| Phase I RFI – SWMU 76 | Rob Halla, Army National Guard Directorate |
| Recess (7:00 – 7:15 pm) | |
| EDC and Property Transfer Update | Mark Davidson, Navy |
| Supplemental Environmental Assessment Update | Thuane Fielding/Mark Davidson, Navy |
| Other questions/comments from the public | Members of the public |
| Planning Next Meeting and Closing | Susana Struve, Facilitator |



Recent Investigations

(SWMUs 80, 2, 74 (SWMU 9 Area A/B), 71,
and 74 (SWMU 9 Area C))

Mark Kimes

Michael Baker Jr., Inc.

September 28, 2011



SWMU 80 - Drainage Ditch Near Building 207

- Local Subcontractors
 - JFA Geological & Environmental Scientists (Driller)
 - *Aguadilla, Puerto Rico*

- Mobilization
 - 7/11/11 – 7/31/11
 - *8 days spent in the field*
 - *4 field personnel*
- Soil Borings
 - 12 borings installed
- Wells
 - 6 wells installed
- Samples Collected
 - 23 Surface Soil
 - 17 Subsurface Soil
 - 6 Groundwater
 - 3 Stream Sediment
 - 6 Stream Surface Water



SWMU 80 – Drainage Ditch Near Building 207



Building 207

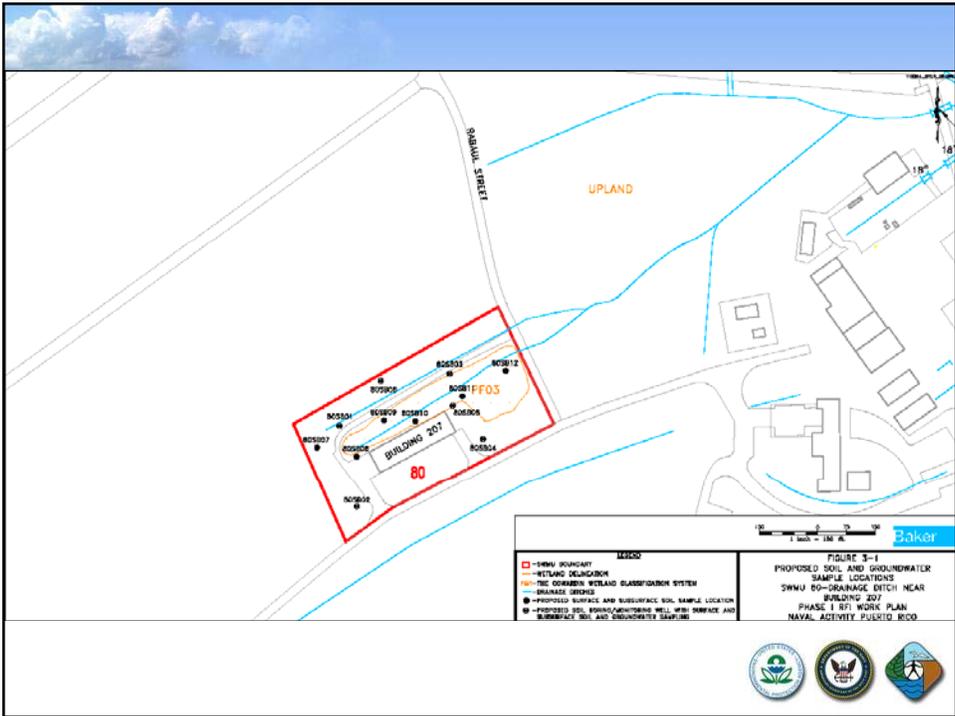


Drainage Ditch



Subsurface Soil Drilling Activities





SWMU 2 – Langley Drive Disposal Site

- **Mobilization**
 - 7/11/11 – 7/14/11
 - 4 days in the field
 - 2 field personnel
- **Soil Borings**
 - 51 Borings Installed
 - Hand Augured
- **Samples Collected**
 - 51 Surface Soil
 - 14 Subsurface soil
 - All samples field screened for metals to aid in delineation



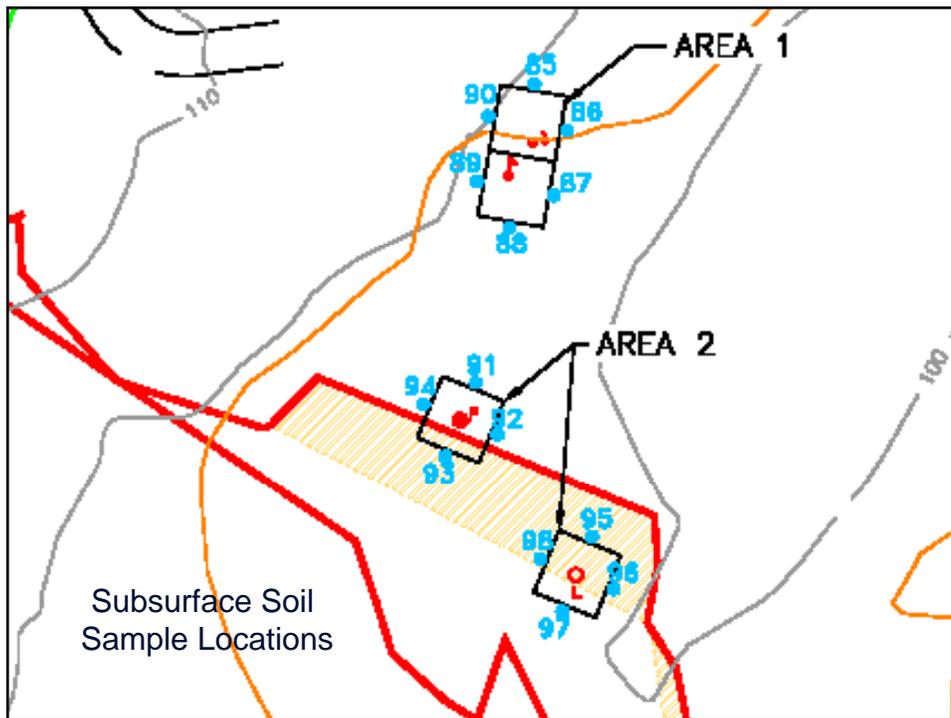
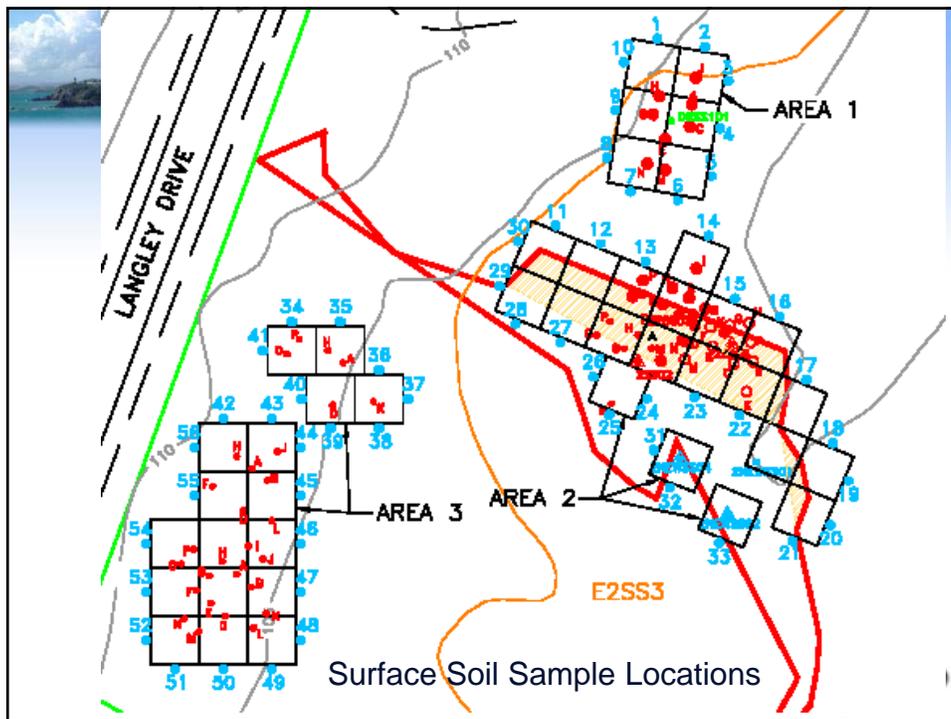
SWMU 2 – Langley Drive Disposal Site

Typical Site Conditions



Subsurface soil sampling activities







SWMU 74 – SWMU 9 Area A/B

- **Mobilization**
 - 7/26/11 – 8/27/11
 - 16 days in the field
 - 7 field personnel
- **Soil Borings**
 - 66 Borings Installed
- **Wells**
 - 19 Wells Installed
- **Samples Collected**
 - 67 Surface Soil
 - 157 Subsurface Soil
 - 30 Groundwater (11 Existing Wells)
- **Local Subcontractors**
 - GeoEnviroTech, Inc. (Driller)
 - Guaynabo, Puerto Rico





SWMU 74 – SWMU 9 Area A/B



Monitoring Well Installation Activities



Soil Logging/ Screening/ Sample Collection of Subsurface Soil



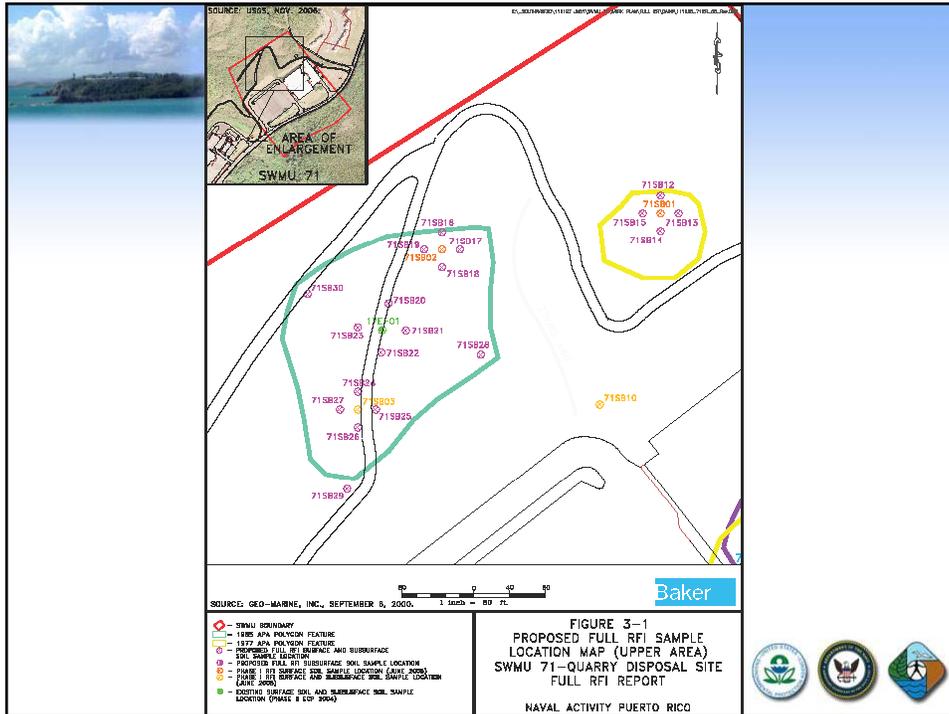
SWMU 71 – Quarry Disposal Site

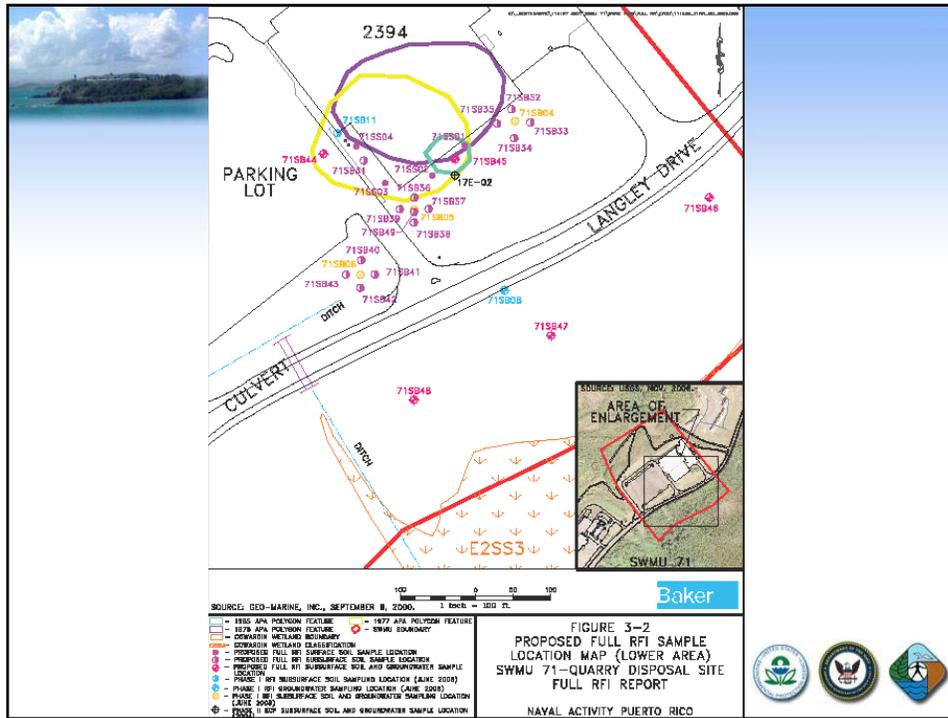


Subsurface Soil Sample Collection Activities



Monitoring Well Installation Activities





SWMU 74 – SWMU 9 Area C

- **Mobilization**
 - 9/19/11 – 9/30/11
 - 11 days in the field
 - 2 field personnel
- **Soil Borings**
 - 26 Borings Installed
- **Wells**
 - 4 Wells Installed
- **Samples Collected**
 - 26 Surface Soil
 - 70 Subsurface Soil
 - 8 Groundwater (4 Existing Wells)
- **Local Subcontractors**
 - GeoEnviroTech, Inc. (Driller)
 - Guaynabo, Puerto Rico
 - Pedro Davila Colon, Inc. (Surveyor)
 - San Juan, Puerto Rico

SWMU 74 – SWMU 9 Area C

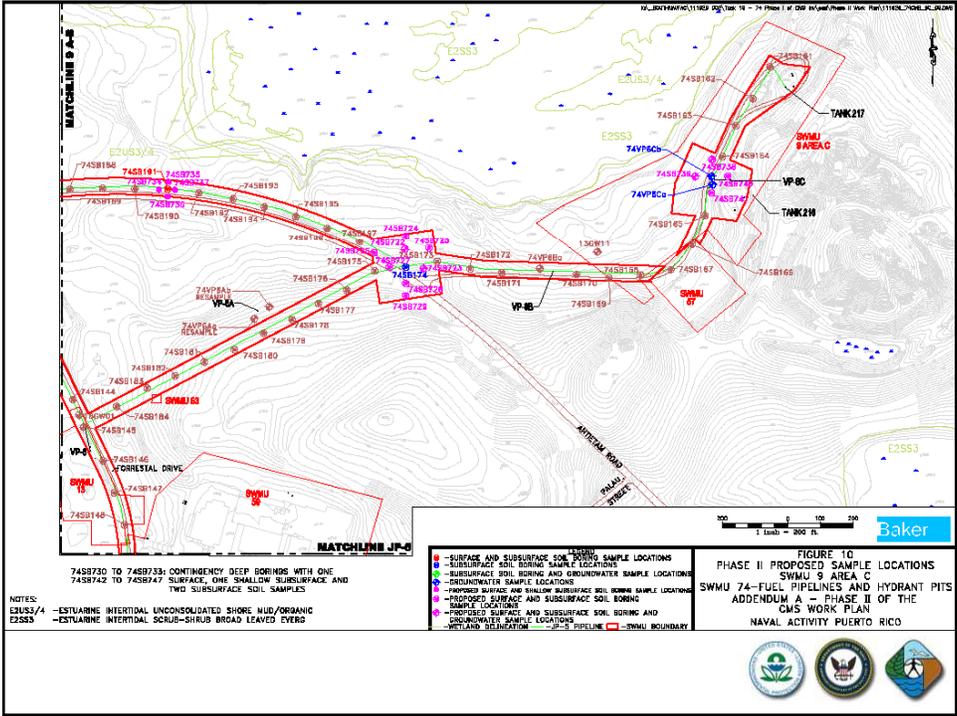


Subsurface soil drilling activities



Surface Soil Sampling Activities







Puerto Rico Army National Guard Boat Maintenance Facility

Restoration Advisory Board Meeting

28 September 2011

Restoration Advisory Board Meeting - 28 September 2011



PROJECT TEAM

- Project Management – United States Army National Guard (ARNG)
Puerto Rico Army National Guard – Major Carlos Cosme
Army National Guard Directorate – Mr. Rob Halla
- Executing Agent – United States Army Corps of Engineers (USACE)
Project Manager – Mr. Wilberto Cubero-Deltoro (Jacksonville District)
Site Manager – Mr. Javier Cortez (Jacksonville District)
Contractor Support – Aerostar, Inc.
- Regulatory Agency – US Environmental Protection Agency (USEPA Region II)
POC – Mr. Timothy Gordon (RCRA Programs Branch)
- Regulatory Agency – Puerto Rico Environmental Quality Board (PREQB)
POC – Ms. Wilmarie Rivera Otero (Federal Facilities Coordinator)

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OVERVIEW

- The Boat Maintenance Facility is listed in a consent order issued to the US Navy.
- The Puerto Rico Army National Guard acquired the Boat Maintenance Facility in January of 2011, with full knowledge and acceptance of the obligations that came with the property.
- A contract is currently in-place to investigate the site in adherence with the RCRA Facility Investigation work plan that was approved by both the US Environmental Protection Agency and the Puerto Rico Environmental Quality Board. Work associated with this investigation is scheduled to be completed by late next summer.
- Should results of the investigation indicate contamination originating from the Boat Maintenance Facility, the Army National Guard will make all efforts to assure that it is cleaned up in an appropriate manner.

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SITE LOCATION



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POINTS OF CONTACT

Should you have any questions or concerns related to the Puerto Rico Army National Guard Boat Maintenance Facility site, please feel free to contact:

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Questions?

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Economic Development Conveyance and Property Transfer Update

Mark Davidson

Navy - BRAC Program Management Office SE

September 2011



EDC Application Update

- Revised Economic Development Conveyance (EDC) Application received from Local Reuse Authority (LRA) Dec 22, 2010
- Commonwealth requested Sale Parcel III, Science Park, University, Bowling Alley, Utilities, Fire Station, Port Area (1,368 acres, now referred to as the "EDC Parcel")





EDC Application Update

- Navy and LRA have completed EDC negotiations
- “Summary of Terms” sent to Assistant Secretary of the Navy and Dept. of Defense Office of Economic Adjustment (OEA) for review
- Deputy Under Secretary of Defense will make final approval



EDC Application Update

- Planning to transfer EDC property to the Commonwealth by end of 2011
- Utilities (water treatment, waste water treatment, electrical system) to be leased to the LRA starting 1 Oct 2011 (in preparation for final transfer)
 - LRA/Commonwealth will now operate these systems





Environmental Sites within EDC Property

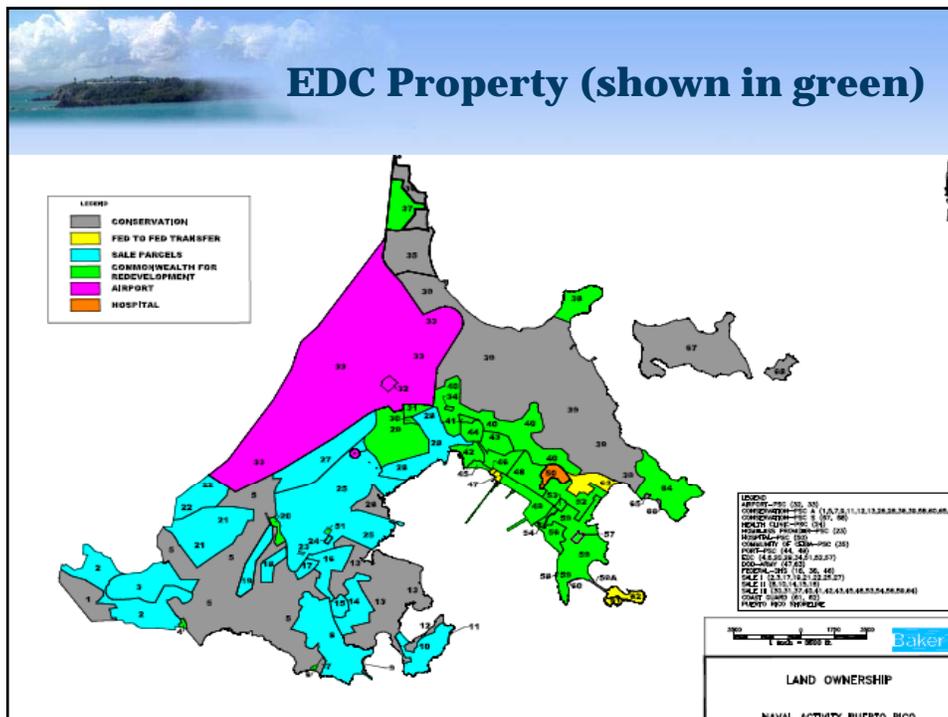
- 54 sites associated with EDC parcel
- 19 sites will transfer as Corrective Action Complete Without Controls
 - No further action
 - No land use controls
- 10 sites will transfer as Corrective Action Complete With Controls
 - Maintain LUCs only remaining action
 - Land use controls will be included in the deed



Environmental Sites within EDC Property

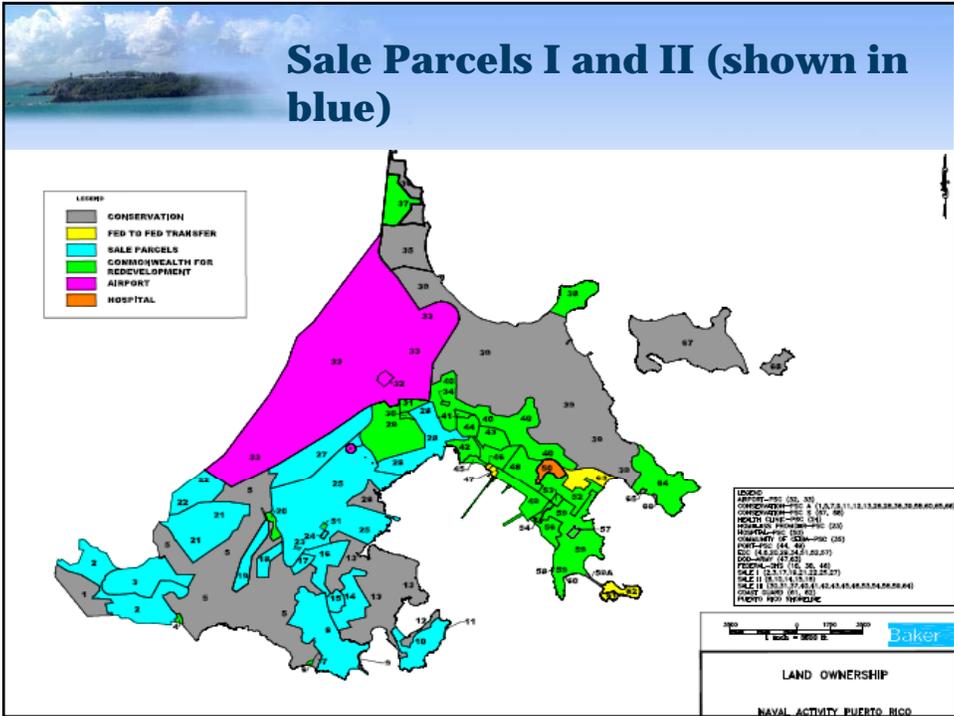
- 21 sites will be carved out of the transfer (cleanup actions ongoing)
 - Navy retains cleanup responsibilities
 - Sites will be leased to the Commonwealth
- 5 sites to be early transferred
 - All located within the Port Property
 - Early transfer approved by the Governor
 - All will include LUCs in the deed
 - Includes SWMU 74 (pipelines) within Port Property only





Sale Parcels I and II

- Navy still plans to auction Sale Parcels I and II
 - Subsequent to the EDC transfer
 - Approximately 1st or 2nd quarter of 2012
 - For further information on the auction, go to:
 - www.BRAClandsales.com
 - www.Roosey-Roads.com



Supplemental Environmental Assessment (SEA)







Supplemental Environmental Assessment

- **Original Environmental Assessment (EA) completed April 10, 2007**
 - Required by National Environmental Policy Act (NEPA)
 - Based on the Local Reuse Authority's 2004 Reuse Plan (industrial, science park, university, port operations)
 - 2007 Environmental Assessment concluded with a "Finding of No Significant Impact" (FONSI) determination



Supplemental Environmental Assessment

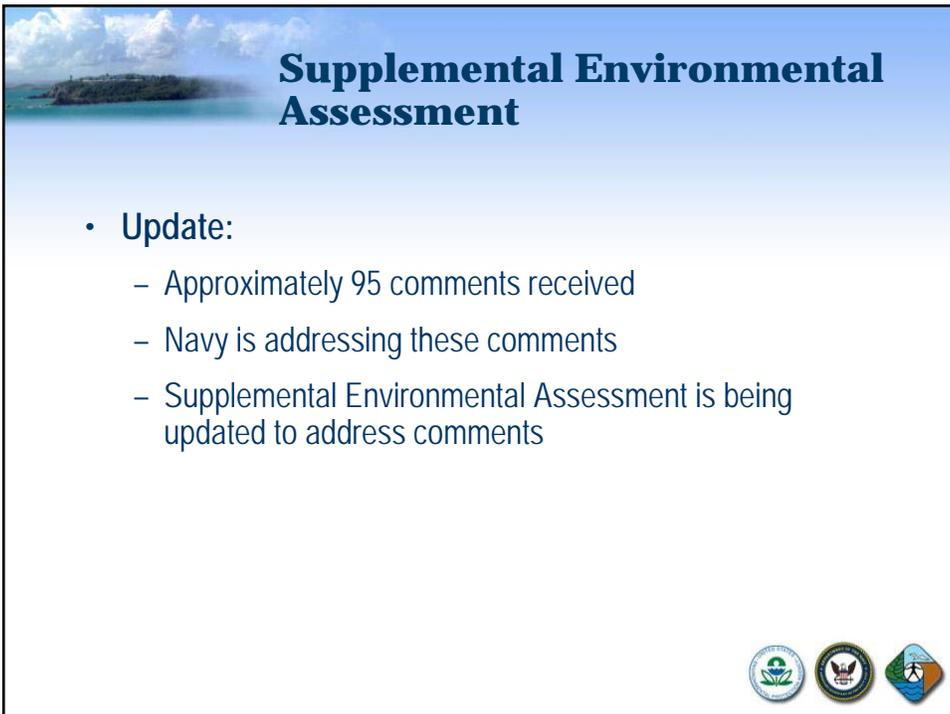
- **April 2010, Local Reuse Authority submits revised Reuse Plan for Sale Parcel III, Port, University, Science Park (EDC property)**
 - Caribbean Riviera concept (commercial, retail, gaming, hotels, eco tourism)
- **Navy determined a Supplemental Environmental Assessment (SEA) was required to address the changes in reuse for the EDC property**





NAPR SEA Timeline

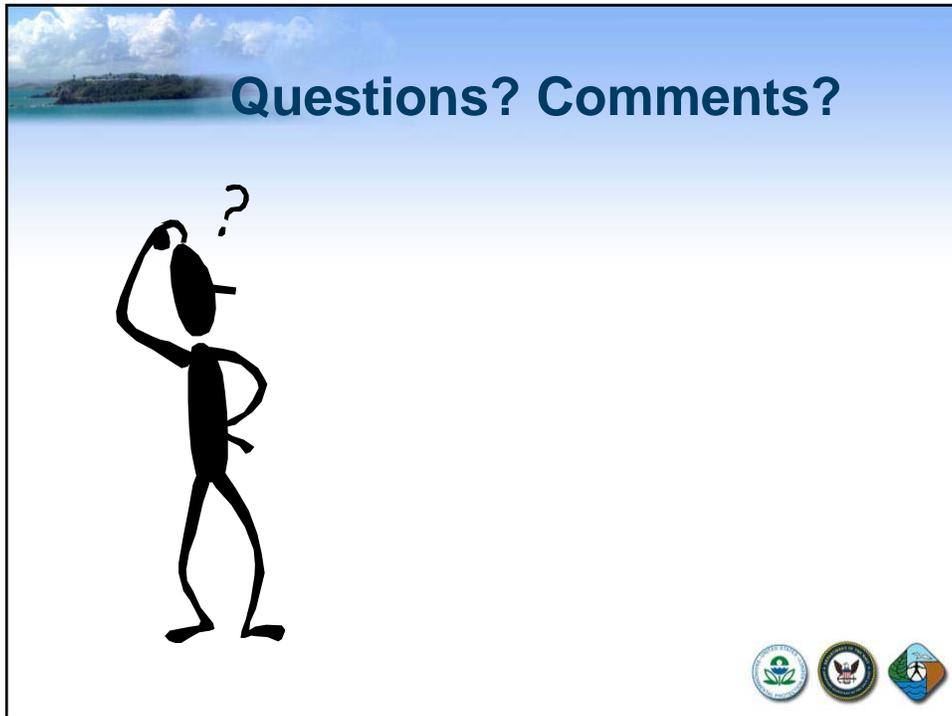
- 23 May, 2011, Navy submitted draft SEA for review & comment
 - EQB and other PR agencies
 - Federal agencies, including EPA
 - Public review
- 28 June 2011, comments on draft SEA were due to Navy
 - 8 July for RAB and community members



Supplemental Environmental Assessment

- Update:
 - Approximately 95 comments received
 - Navy is addressing these comments
 - Supplemental Environmental Assessment is being updated to address comments







Questions between meetings

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