

NAVAL BASE CHARLESTON  
RESTORATION ADVISORY BOARD MEETING

Minutes of 11 January 2000  
Live Oak Community Center  
2012 Success Street  
North Charleston, SC

RAB Members Attending

Mr. Oliver Addison  
Mr. Steve Best  
Ms. Ann Clark  
Mr. Bobby Dearhart  
Mr. Don Harbert  
Mr. Tony Hunt  
Ms. Wannetta Mallette-Pratt  
Mr. Lou Mintz  
Mr. Arthur Pinckney  
Mr. Henry Shepard  
Mr. Bob Veronee

Guests Attending

Paul Bergstrand	SCDHEC
Todd Haverkost	EnSafe, Inc.
Matt Humphrey	CSO Environmental

Mr. Tony Hunt brought the meeting to order at 6:05 p.m. Member and audience introductions were made.

Administrative Remarks and Comments of Last Meeting

Mr. Hunt welcomed Matt Humphrey on board as the Navy engineer-in-charge, replacing Billy Drawees. There were no comments on the minutes for the October meeting.

Mr. Pinckney asked if the EPA was going to be present at other meetings or if they have been dropped from the board. Mr. Hunt advised that Dan Spariosu was in training and a replacement was not able to attend tonight.

Subcommittee Reports

Mr. Mintz stated that Tony Hunt came up with the idea of having some of the RAB community

members attend some of the project team meetings. The project team meets every other month. The RAB members' participation would only last about an hour or an hour and a half. Mr. Mintz asked Mr. Hunt to get the project team's agenda to review. If any RAB members are interested, call Tony Hunt or his secretary. Only one or two RAB members at the most can attend a project team meeting.

Mr. Mintz had talked to John Bourne, the ex-mayor of North Charleston, about joining the RAB, and he has agreed to join. Mr. Mintz would like to encourage the RAB members, if they know anybody involved in the community that would like to join, please ask them to do so. Mr. Hunt had also talked to Mayor Bourne recently, and Mayor Bourne stated he has a number of properties around the base and is interested in the cleanup and redevelopment. Mayor Bourne will be put on the mailing list for RAB meetings.

A membership subcommittee meeting was held in December, and the focus of that meeting was to try to rejuvenate the RAB. The RAB meetings have not been very interesting so there are going to be changes. For example, meetings will be held at different locations. The next meeting will be at Sterrett Hall on the base.

## Environmental Cleanup Progress Report

### *Property Transfer Status*

Mr. Hunt presented a time line for the Finding of Suitability to Transfer (FOST) starting in January 2000 and ending in August of 2002. The Economic Development Conveyance (EDC) Phase 1 are: areas by Virginia Avenue and Noisette, areas near the rail yard, the parking lot in front of the base excluding the credit union, the marina, and a chunk of property in the naval annex. EDC Phase 1 is essentially uncontaminated property. He noted that there might be asbestos issues, but these do not stop property transfer. Mr. Hunt estimated that the EDC Phase 1 is about 65 percent complete.

Transfer of the marina is 95 percent completed, but one issue still remains on a small part of the property. To resolve this issue, the Navy might be able to eliminate a small portion of the property from the FOST, and transfer the remaining portions. Regarding the Chicora Tank Farm, the Navy is now in the process of revising the documents and sending them out for comment. One other transfer potential is Building 234, the six-story high former shipyard commander's building. They're not sure yet if this is going to be a transfer or a lease back.

EDC Phase 2, begins in February and runs through July, and will be done by the new contractor. Mr. Hunt reported that the contractor may need more time because the Navy has been delayed in awarding that contract.

Bobby Dearhart inquired about an early transfer. Mr. Hunt informed that RDA will wait for the Navy to complete the cleanup. Some of the cleanup remedies are complex and may need more than a year's time for completion. The Navy is looking at possibly early transfer in combination with putting these remedies in place.

### *RFI Completion Status*

Mr. Hunt continued.

- X Zone E needs more sampling. The Navy has withdrawn a work plan addendum under the current contract to make a complete transfer of this zone to the upcoming, fixed price contractor.
- X Zones F, G, H and I will be completed by the new contractor.
- X Zone J (water bodies) - There will be a meeting in February to begin the process of evaluating that investigation in earnest. The Navy has a work plan, has taken samples and developed screening values.
- X Zone K (SWMU166 - chlorinated solvents near the interstate) - The Navy has found some additional solvents that migrated onto the property possibly and will be doing additional sampling.
- X Zone L - The fixed price contractor will complete that work.
- X Zone H (the former public works storage area between Spruill Avenue and the base) - The Navy has found chlorinated benzene at this site. The Navy has taken soil borings and installed additional groundwater wells to establish where that contamination is. The investigation indicates that the contamination is migrating towards Shipyard Creek.
- X At SWMU 17 (the old training center), the Navy has found polychlorinated biphenyls (PCBs) in the groundwater and petroleum contamination and chlorine benzene in the soil.

### *Corrective Measures Study*

A summer meeting will be scheduled with the new contractor to begin discussions on the Corrective Measures Studies (CMS). The State (Department of Health and Environmental Control) have only a certain amount of resources available, so the CMS process has to be scheduled out over a period of time.

Long-term remediation is going to deal primarily with contaminated groundwater. The Navy will get into some of these remedies by later this year. The Navy has done a lot of soil cleanup and removal, but there's certainly a lot more to be done. To reach the final goal (property transfer), the Navy has to get the groundwater treatment system in place, demonstrate that it's operating properly and successfully over a specified period of time, possibly a year or more.

Mr. Dearhart asked if the CMS schedule included the public comment period and permits. Mr. Hunt replied in the affirmative: this includes the Corrective Measures Study and the review of the study. Mr. Hunt noted that there has been a significant amount of work done in the study. The new contractor is going to be aggressively moving towards selecting the remedy that can be implemented fairly quickly. This is true with the exception of Zone E, where much less study has been done.

### Expectations for the Year 2000

Mr. Hunt explained that, with the new contractor coming on board, their pace may be different, and the RAB will have to keep pace. He said that this is the part of the process (site remedy) where the RAB really performs or functions most.

### Discussion and Selection of Steering Committee

Mr. Hunt announced the possibility of forming a steering committee. The steering committee would be a small group to advise the boards on what sites and issues are important. Another objective of the committee will be to coordinate the comment period with Mr. Hunt, and combine it into the CMS and remedy selections that the new contractor will make. This steering committee would meet frequently. Members on the steering committee could rotate on and off every four or six months.

A list of government agency members and community members' addresses and phone numbers were provided. Mr. Hunt spoke briefly about the fixed price contract. He mentioned the part of the contract on indemnification to the government of \$65 million for the contractor's general liability, legal liability, errors and omissions. He noted that some things that are not in the contract are things that are not insurable, such as sediments in the Cooper River and Acts of God. The government will remain responsible for the Cooper River sediment remediation and the other uninsurable items.

Revised fixed price proposals will be submitted by the 20th of January and the Navy expects to make a contractor award by January 28<sup>th</sup>.

### Discussion on Meeting Frequency

Mr. Harbert commented that there really has been nothing brought before the RAB for the RAB to do. Mr. Harbert thinks the RAB ought to meet as often as necessary to get the job done but so far that's been once every two months. He's delighted when test results show minimum kinds of problems but it's pretty dull stuff when there are no Ninja turtles to be found.

Mr. Pinckney suggested that having meetings once every other month, the members didn't pick up more interest, they may have lost interest.

Mr. Hunt recommended continue with the same meeting frequency until the RAB needs to meet more often. If the RAB needs a steering committee, then one will be formed.

Mr. Dearhart expressed that if the RAB misses the month of February, they'll be so far behind, they won't be able to catch up. The new contractor wants to work fast and make a profit and not sit around and wait another month for the RAB to make decisions. The main purpose of the RAB charter is to review and comment on the proposed cleanup responses.

Mr. Mintz said his concern was if the RAB doesn't show an interest in the contractor, they won't show an interest in the RAB.

There was further discussion about maybe having luncheon meetings. In closing, the RAB will meet the contractor in March and receive a report from the steering committee if one is formed.

The next meeting will be on Tuesday, March 14, 2000 at 6:00 p.m. at the Sterrett Hall Auditorium on the Naval Base.

Meeting Adjourned

Minutes approved by: \_\_\_\_\_

Tony Hunt  
Navy Co-Chair

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Louis Mintz  
Community Co-Chair