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MEETING MINUTES FOR THE RESTORATION ADVISORY BOARD (RAB) MEETING HELD
ON 17 JULY 2013 AT THE OFFICER'S CLUB NS NEWPORT RI
07/17/2013
DEPARTMENT OF THE NAVY



MEETING MINUTES

RESTORATION ADVISORY BOARD (RAB) Naval Station Newport, Rhode Island

Wednesday, July 17, 2013, 6:30 – 8:00 pm
Officer's Club, NAVSTA Newport

CALL TO ORDER

The NAVSTA Newport Restoration Advisory Board (RAB) gathered at the Constellation Room in the Officers Club at Naval Station Newport, Newport, RI for their bimonthly meeting on Wednesday, May 15, 2013. The meeting started at 6:30 pm. Refer to the attached meeting agenda and attendance list.

David Dorocz (Navy), the Navy Co-Chair, opened the meeting and welcomed the group.

APPROVAL OF PREVIOUS MINUTES

No comments were offered on the prior meeting minutes from the May 15, 2013 meeting. The meeting minutes were accepted.

EIS PRESENTATION

D. Dorocz presented a brief summary of the Environmental Impact Statement (EIS) process and status for specific parcels at the Naval Station that have been designated for transfer:

- Former Naval Hospital, Newport
- Former Navy Lodge, Middletown
- Tank Farms 1 & 2
- Portsmouth, and Midway/Green Lane Parcel
- Stringham Road and a portion of Defense Highway

These parcels are under evaluation for potential reuse options and conveyance to the Aquidneck Island Reuse Implementation Authority (AIRIA), which is the local reuse authority (LRA) assisting with the transfer. Refer to the attached presentation slides for detail.

David Brown (RAB) asked whether the cleanup for these parcels will be based on the specific intended use, or for any (unrestricted) use. D. Dorocz responded that it would be based on the most reasonable use for each parcel. Each parcel would also have land use controls (LUCs) if appropriate to ensure that the use is consistent with the level of cleanup.

Kathy Abbass (RAB) and Claudette Weissinger (RAB) asked several questions relative to what would happen if the future property owner or tenant doesn't comply with the LUCs and how the property use would be enforced. D. Dorocz responded that the Navy's legal and property teams would coordinate with the AIRIA and town zoning board to address such details and ensure that the property use stays consistent with the allowable uses under the property transfer and associated LUCs (if any). D. Dorocz added that the Navy's BRAC office could provide more detail, and the draft EIS document is planned for distribution and public review and comment this summer or fall.

C. Weissinger asked questions relative to who takes the property, what types of contaminated sites are transferred, and whether the Navy's BRAC office is planning a presentation. D. Dorocz clarified that the parcels wouldn't be transferred with hazardous substances that could pose potential risks. The transfer would occur after environmental cleanup is completed (if needed) to support the future property use. D. Dorocz suggested that the RAB could contact the BRAC office directly with specific questions like this.

Contact information is provided on the attached presentation, and further information is provided on the Naval Station's EIS website: <http://newporteis.com>.

Darlene Ward (Navy) provided the RAB with contact information to learn more about the AIRIA, particularly relative to the status of parcel transfer and members of the AIRIA board. Refer to the website: <http://aquidneckislandrpa.org>. As stated on the website, RAB members are encouraged to contact Julie Oakley at joakley@aquidneckislandrpa.org or (401) 845-9400, with any questions or comments.

OTHER BUSINESS

D. Dorocz indicated that RAB co-chair is necessary to help coordinate meetings, address issues relative to scheduling meetings during the federal sequester, and other functions. No decisions were made relative to electing or nominating a co-chair.

K. Abbass suggested that based on (1) the federal sequesters and travel restrictions, and (2) an interest in meeting as a RAB group independently, that the Navy arrange a RAB member-only meeting for the group in September. This meeting would allow the RAB members to discuss priorities and issues among themselves, without the Navy or regulatory agencies being present. The motion was seconded by the RAB. D. Dorocz agreed to coordinate a public meeting venue for September 18, 2013 at either the Middletown or Newport Public Library. The Navy would advertise the meeting in the local newspaper, but the Navy and regulatory agencies would not attend.

SITE PROGRESS UPDATE

Mark Kauffman (Resolution) presented a brief overview of the Site Progress Milestone Chart (enclosed), which provides an update of site progress, and highlighted specific items of interest on the progress chart:

- The Navy is now caught up with the contractor's McAllister Point Landfill LTM reports.
- The Coddington Cove Rubble Fill (CCRF) Area groundwater sampling Work Plan is being updated based on regulatory agency suggestions.
- The NUSC design documents continue to progress.
- The Tank Farm 1 Data Gaps Assessment was submitted to the regulatory agencies and is expected to be updated.
- The Tank Farm 2 and 3 field programs are almost ready to begin; details relative to working around utilities are being resolved.
- The final Tank Farm 3 SASE was submitted.
- The Tank Farm 4 ROD is under way based on input received from the community on the Proposed Plan.
- The Tank Farm 5 Proposed Plan will be scheduled for distribution and meeting after further details are resolved.
- The Derecktor Shipyard FS documents are expected to be revised and finalized based on regulatory agency comments.
- The Carr Point RI Work Plan is being revised based on regulatory agency input.
- The Coddington Point Debris Sites RI Work Plan is being revised based on regulatory agency input.

REPORTS

There were no reports from the RAB, EPA or RIDEM.

NEXT MEETING

The next RAB meeting will be conducted on September 18, 2013 at either the Middletown or Newport Public Library. Based on the RAB's request, the Navy will coordinate the meeting and newspaper advertisement, but the Navy and regulatory agencies will not attend.

ADJOURNMENT

The meeting adjourned at 8:00 pm.

/S/
D. D. Dorocz

Enclosures:

Meeting Agenda (updated)

Attendance Sheet

Site Progress Milestones

Site Status Summary

Environmental Impact Statement (EIS) Presentation



MEETING AGENDA

RESTORATION ADVISORY BOARD (RAB) Naval Station Newport, Rhode Island

Wednesday, July 17, 2013, 6:30 – 8:00 pm
Officer's Club, NAVSTA Newport

- CALL TO ORDER
- APPROVAL OF PREVIOUS MINUTES
- SITE PROGRESS UPDATE
 - Site Progress Milestone Chart
 - Site Summary Status Table
- PRESENTATIONS
 - EIS Alternatives for Tank Farms 1 & 2
- REPORTS
 - Membership Committee
 - EPA News
 - RIDEM News
- OTHER BUSINESS
 - Nominations / Election for Community Co-Chair
 - Ideas to Increase Membership
- NEXT MEETING
 - September 18, 2013
 - Upcoming topics and presentations
- ADJOURN



RESTORATION ADVISORY BOARD (RAB) SIGN-IN SHEET

Naval Station Newport, Rhode Island

Name (Printed)		Organization/Affiliation
1	Mark Kauffman	Resolution Consultants
2	Debs Moore	NAVSTA ENV
3	Kathy Alphaus	RMMAP
4	Glaucel Marques	CIU
5	THURSTON & RAY	PORTSMOUTH
6	Darlene Ward	Navsta EV
7	David Brown	Newport.
8	Pamela Crump	RIDEM
9	David Dorosz	NAVSTA Newport
10	C. Heisinger	Pafg
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SITE PROGRESS MILESTONES
Environmental Restoration Program
Naval Station Newport, Rhode Island



Updated: 07/10/13

Site	Site Name	USEPA Operable Unit (OU) Designation	Navy RPM	Navy Newport Facility Contact	EPA RPM	RIDEM RPM	Preliminary Investigation		Work Plan		Full Investigation			Removal	Technology Evaluation		Site Response Decision				Remediation		
							Final PA Report	Final SI or SASE Report	Draft SAP or WP	Final SAP or WP	Completion of Field Program	Draft RI Report or SIR	Final RI Report or SIR	Final CCR or RACR	Draft FS Report	Final FS Report	Draft PP	Final PP	Draft ROD or CAP	Final ROD or CAP	Completion of Design	Completion of Construction	
Site 1	McAllister Point Landfill	Onshore	OU 1	MM	DW	GL	PC							NA									
		Offshore	OU 4																				
Site 2	Melville North Landfill	NA	MM	DW	--	PC			NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Site 4	Coddington Cove Rubble Fill Area (CCRF)	NA	MM	DW	GL	PC		03/18/15	NA	NA	NA	NA	NA	7/16/2015	1/27/2016	4/26/2016	9/23/2016	12/22/2016	5/21/2017				
Site 8	NUSC Disposal Area	OU 7	MM	DM	GL	PC							NA								10/12/13	11/17/15	
Site 9	Old Fire Fighting Training Area (OFTA)	OU 3	WJ	DW	KK	PC							NA										
Site 7	Tank Farm 1	Cat 1	TBD	RP	DW	KK	PC		NA				09/23/13	TBD	1/21/2014	8/4/2014	11/02/14	04/01/15	08/02/15	12/30/15			
		Cat 3	TBD					NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Site 10	Tank Farm 2	Cat 1	TBD	RP	DW	KK	PC			06/26/13	7/30/2013	02/27/14	09/10/14	TBD	1/8/2015	7/22/2015	10/20/15	03/18/16	06/16/16	11/13/16			
		Cat 2	NA					--	--	--	--	NA	NA	NA	NA	NA	NA	--	--				
Site 11	Tank Farm 3	Cat 1	TBD	RP	DM	KK	PC		07/08/13				06/24/14	TBD	10/22/2014	5/5/2015	08/03/15	12/31/15	03/30/16	08/27/16			
		Cat 2	NA					11/26/13	06/09/14	08/08/14	03/21/15	10/17/15	NA	NA	NA	NA	NA	TBD	TBD				
Site 12	Tank Farm 4	Cat 1	OU 11	RP	DM	KK	PC		NA					NA	NA	NA	NA	07/20/13	10/18/13	03/17/14			
		Cat 2	NA									NA	NA	NA	NA	NA	--	--					
Site 13	Tank Farm 5	Cat 1 T53&56	OU 2	RP	DM	KK	PC							NA									
		Cat 1 Other	NA														07/15/13		07/30/13	10/28/13	03/27/14		
		Cat 2 T50	NA					NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
Site 17	Gould Island	Cat 2 Other	NA	MM	DM	KK	PC							NA	NA	NA	NA	NA	--	--			
		OU 6																					
Site 19	Derecktor Shipyard	Onshore	OU 12	DOC	DW	KK	PC			NA	NA	NA	NA	NA		08/23/13	08/09/13	01/09/14	12/11/13	05/10/14			
		Offshore	OU 5																				
Site 22	Carr Point Storage Area	OU 10	MM	DW	GL	PC				09/15/13	11/14/13	05/13/14	11/24/14	NA	03/24/15	10/05/15	01/03/16	06/01/16	08/30/16	01/27/17			
MRP Site 1	Carr Point Shooting Range	OU 9	MM	DW	GL	PC				09/15/13	11/14/13	05/13/14	11/24/14	07/30/13	03/24/15	10/05/15	01/03/16	06/01/16	08/30/16	01/27/17			
Site 23	Coddington Point Debris Sites (5)	TBD	DOC	DM		PC				02/19/14	04/20/14	10/17/14	04/30/15	NA	08/28/15	03/10/16	06/08/16	11/05/16	02/03/17	07/03/17			

Completed or not applicable
Resolution is contracted
Tetra Tech is contracted
Not yet contracted

Notes:

Category 1 - Includes non-petroleum impacts; managed under CERCLA; lead regulatory agency is USEPA
 Category 2 - Includes only petroleum impacts; managed under RIDEM regulations; lead regulatory agency is RIDEM
 Category 3 - Nature of site impacts is not yet defined; will be placed in either Category 1 or 2
 Site investigation for Tank Farm 5 consisted of pilot study report for Cat 2 TF50, and characterization report for Cat 3
 X = Completed, NA = Not applicable
 RP = Roberto, MM = Maritza, DOC = Dominic, WJ = Winoma, DM = Deb, DW = Darlene, GL = Ginny, KK = Kimberlee, PC = Pam

PA = Preliminary Assessment
 SI = Site Inspection
 SASE = Study Area Screening Evaluation
 SAP = Sampling and Analysis Plan
 WP = Work Plan
 CAP = Corrective Action Plan (RIDEM)
 OU = Operable Unit
 RI = Remedial Investigation
 SIR = Site Investigation Report (RIDEM)
 RACR = Remedial Action Completion Report
 FS = Feasibility Study
 PP = Proposed Plan
 ROD = Record of Decision
 T = Tank

SITE STATUS SUMMARY
Environmental Restoration Program
Naval Station Newport, Rhode Island



Updated: 07/10/13

Site	Site Name	Operable Unit	Regulatory Phase	Brief Status	
Site 1	McAllister Point Landfill	Onshore	OU 1	CERCLA Long-term Monitoring (LTM) Implementation	2011 and 2012 LTM reports were submitted in May/June 2013; 2013 LTM sampling is planned; data is to be provided to EPA/RIDEM within 90 days of data collection
		Offshore	OU 4		
Site 2	Melville North Landfill	NA	RIDEM Closure	Closed under RIDEM regulations; the Navy was not the owner during the time of site listing; construction was completed in January 2000; Final Closeout Report submitted in October 2010	
Site 4	Coddington Cove Rubble Fill Area (CCRF)	NA	Pre-CERCLA Study Area Screening Evaluation (SASE) Addendum Work Plan (SAP)	Project scope was outlined with agencies in March 2013; Draft Work Plan for additional groundwater sampling was submitted in May 2013 for regulatory review; RIDEM comments expected by the end of June 2013; sampling results will be included in SASE addendum	
Site 8	NUSC Disposal Area	OU 7	CERCLA Remedial Design	Draft Design documents and pre-design investigation (PDI) Work Plans are being submitted and are under review by agencies; Final Design documents are expected in October 2013; Remedial Construction planned to start in November or December 2013 (FFA deadline for construction start is 12/24/13)	
Site 9	Old Fire Fighting Training Area (OFTA)	OU 3	CERCLA Remedial Construction Completion	Construction completion close-out report is expected by the end of Sep 2013. Plans for Long Term Monitoring have been drafted, reviewed and are in revision.	
Site 7	Tank Farm 1	Cat 1	TBD	CERCLA Remedial Investigation (RI) Data Gaps Assessment Report	Data Gaps Report submitted to agencies in March 2013; regulatory comments were received and refinements are ongoing; Draft Final Report is scheduled for July 2013
		Cat 2	NA	RIDEM Investigation Planning	Sites are closed and/or in the process of being closed by DESC
		Cat 3	TBD	TBD	Sites not yet defined
Site 10	Tank Farm 2	Cat 1	TBD	CERCLA Remedial Investigation (RI) Work Plan (SAP)	Final RI Work Plan was submitted in June 2013; field investigation preparations are ongoing
		Cat 2	NA	RIDEM Closure	Site information was compiled in April 2013 and a review was completed in June 2013; further information is being requested from DESC; currently all Category 2 AOCs at Tank Farm 2 are expected to be addressed by DESC
		Cat 3	TBD	RIDEM Site Investigation (SI) Work Plan (SAP)	Site information was compiled in April 2013 and a review was completed in June 2013; meetings with RIDEM are planned for the summer 2013 to review the Category 3 AOCs at Tank Farm 2 that may warrant further review or investigation
Site 11	Tank Farm 3	Cat 1	TBD	CERCLA Remedial Investigation (RI) Work Plan (SAP)	Final SASE Report is planned for submittal in July 2013; Concurrence received from agencies on Final RI Work Plan in April 2013; RI field program is underway
		Cat 2	NA	RIDEM Site Investigation (SI) Work Plan (SAP)	Site information was compiled in April 2013 and a review was completed in June 2013; meetings with RIDEM are planned for the summer 2013 to review the Category 2 AOCs at Tank Farm 3 that may warrant further review or investigation
		Cat 3	TBD	RIDEM Site Investigation (SI) Work Plan (SAP)	Site information was compiled in April 2013 and a review was completed in June 2013; meetings with RIDEM are planned for the summer 2013 to review the Category 3 AOCs at Tank Farm 3 that may warrant further review or investigation
Site 12	Tank Farm 4	Cat 1	OU 11	CERCLA Feasibility Study (FS) Report; Proposed Plan	Final FS submitted in June 2013; Proposed Plan finalized in June 2013; public meeting for Proposed Plan conducted in June 2013. Public comment period ends July 2013; Navy expects a ROD to be signed in September
		Cat 2 Other: Tanks 38, 42, 45, 48	NA	RIDEM Closure	Corrective action plan was completed in 2002 and implemented; LTM data was collected in 2010; LTM Report was submitted to RIDEM in June 2011; there are no further actions planned for Category 2 sites at Tank Farm 4
Site 13	Tank Farm 5	Cat 1 Tanks 53 & 56	OU 2	Interim ROD Closure	Groundwater treatment was conducted for two years; LTM was conducted accordingly; LTM was discontinued in 2006; the treatment plant and wells were decommissioned in 2008
		CERCLA Feasibility Study (FS) Report; Proposed Plan		Final FS planned for submittal in July 2013; Draft Proposed Plan is planned for to be finalized in July 2013; public meeting for Proposed Plan expected to be scheduled for August 2013	
		Cat 2 Tank 50	NA	RIDEM Corrective Action Plan (CAP)	A pilot study was conducted in 1997, during which it was determined that there is light non-aqueous phase liquid (LNAPL) that was not possible to recover; no Corrective Action Plan (CAP) was drafted
		Cat 2 Other: Tanks 51, 52, 54, and 57	NA	RIDEM Closure	Corrective action plans were completed in 1999 and implemented; LTM was conducted accordingly; Final round of data was collected in 2010; LTM Report was submitted to RIDEM in June 2011; no responses have been received; there are no further actions planned for Category 2 sites at Tank Farm 4
Site 17	Gould Island	OU 6	CERCLA Feasibility Study (FS) Report; Proposed Plan	A revised Draft Final FS is anticipated in July 2013; Draft Proposed Plan was submitted, reviewed, and currently under revision based on RIDEM comments; FS will be finalized first, and then the Proposed Plan will be completed	
Site 19	Derecktor Shipyard	Onshore	OU 12	CERCLA Feasibility Study (FS) Report	Draft FS was submitted in December 2012; discussion and revisions are ongoing; Responses to agency comments submitted in April 2013; Final cleanup values are under discussion; additional RIDEM comments were received in July 2013
		Offshore	OU 5	CERCLA Feasibility Study (FS) Report	Draft Final FS was submitted in March 2013; Revised Draft Final FS refinements are in process based on regulatory comments dated in June 2013
Site 22	Carr Point Storage Area	OU 10	CERCLA Remedial Investigation (RI) Work Plan (SAP)	Draft Work Plan was submitted to agencies in November 2012; revisions are being incorporated to address RIDEM requests for additional sampling locations; Draft Final Work Plan is planned for July 2013	
MRP Site 1	Carr Point Shooting Range	OU 9	CERCLA Interim Removal Action; Remedial Investigation (RI) Work Plan (SAP)	Interim Removal Action of soil excavation is completed; next deliverable is Removal Action Completion Report; Draft Work Plan for RI was submitted to agencies in November 2012; revisions are being incorporated to address RIDEM requests for additional sampling locations; Draft Final Work Plan is planned for July 2013	
Site 23	Coddington Point Debris Sites (5)	TBD	CERCLA Focused Remedial Investigation (RI) Work Plan (SAP)	Draft Work Plan was submitted in January 2013; EPA and RIDEM comments received in April 2013; comments under review for planned discussion with agencies; based on comments, Draft Final Work Plan (or Revised Draft Work Plan) expected for submittal in August 2013	



Environmental Impact Statement (EIS) for the Disposal and Reuse of Surplus Property at Naval Station (NAVSTA) Newport, Rhode Island

NAVFAC BRAC Program
Management Office East
July 2013

1



BRAC 2005 Surplus Property

The Defense Base Closure and Realignment Program (BRAC) program realigned Defense activities at Naval Station Newport, RI in 2005. In 2010, the following properties were identified as surplus to the needs of the Federal Government:

- Former Naval Hospital, Newport
- Former Navy Lodge, Middletown
- Tank Farms 1 & 2
- Portsmouth, and Midway/Green Lane Parcel
- Stringham Road and a portion of Defense Highway

2



Redevelopment Planning



In 2010, the Aquidneck Island Reuse Planning Authority (AIRPA) was recognized by the Department of Defense as the Local Redevelopment Authority for the surplus property.

In 2011, AIRPA adopted the Redevelopment Plan for surplus properties at NAVSTA Newport. The Aquidneck Island Reuse Implementation Authority (AIRIA) implements the redevelopment plan.

3



Property Disposal Process



There are three parts to the property disposal process:

Real Estate Conveyance Method

- contact the Aquidneck Island Reuse Implementation Authority (AIRIA)

Ongoing Navy Cleanup Program

- discussed through Restoration Advisory Board (RAB). The Navy cannot dispose of property until environmentally suitable for transfer.

Satisfy National Environmental Policy Act (NEPA)

- completing an Environmental Impact Statement (EIS) of the reuse plan

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Environmental Impact Statement (EIS)



The Navy is preparing an EIS for the disposal and reuse of surplus property at Naval Station Newport to satisfy NEPA

The EIS is used to inform decision-makers and the public about:

- The human and natural environmental effects of the proposed action and alternatives
- Measures to avoid or minimize adverse impacts

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EIS alternatives studied



- Alternative 1 (Preferred Alternative): (AIRPA) Redevelopment Plan
 - Economic diversity and mixed use development
- Alternative 2: High-Density Scenario
 - Higher density of mixed use development
- Alternative 3: No Action
 - Retention of surplus NAVSTA Newport property by U.S. Government in caretaker status
 - No reuse or development

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Tank Farms 1 & 2 Alternative 1 - Preferred Alternative



- Light Industrial (4.4 acres)
- Office (2.5 acres)
- Solar Array (3.6 acres)
- Parking/Access (20.6 acres)
- Open Space (113.9 acres)



Tank Farms 1 & 2 Alternative 2 – Higher Density



- Light Industrial (4.7 acres)
- Office (3.2 acres)
- Solar Array (3.6 acres)
- Parking/Access (22.6 acres)
- Open Space (110.9 acres)





EIS^{KD1} Schedule



TASK	DATE
Notice of Intent published in the <i>Federal Register</i> (start of the EIS)	Nov 2012
Public Hearings	<i>Fall 2012</i>
Draft EIS	<i>Spring/Summer 2013</i>
Final EIS	<i>Spring 2014</i>
Record of Decision (ROD)	<i>Spring 2014</i>



For further information or questions



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Fax: (215) 897-4902

EIS website:
<http://newporteis.com>

Public participation:
<http://newporteis.com/PublicInvolvement.aspx>