

**Galena Technical Project Team
Meeting # 25
March 8-9, 2007
Galena Air Force Base Administrative Conference Room**

TPT Members

March Runner	Louden Tribe
Marvin Yoder	Galena Economic Development Committee (GEDC) via teleconference
Harry White	Galena Schools
Dave Hertzog	Air Force (AF)
Todd Fickel	Air Force (AF)
Colin Craven	Dept. of Environmental Conservation (DEC)
Darren Mulkey	Dept. of Transportation (DOT)
Phil Koontz	Louden Tribe
JoAnn Grady	Grady and Associates-Facilitator

March 8

Introductions

Dave Hertzog began the meeting by introducing Mr. Todd Fickel, the new 611th manager for the Galena project, who was chosen by the Air Force to replace Mr. Hertzog upon his retirement. Mr. Hertzog reported that his retirement, which was to commence May 1st, will most likely be postponed until September 2007.

Galena BRAC Update

Marvin Yoder was not able to attend the TPT meeting however an overview on the BRAC community meeting, which was held March 7 in Galena, was given by Phil Koontz. Mr. Koontz reported on portions of the reuse plan being developed by the Galena Economic Development Committee (GEDC). He reported that the committee had been working diligently with the various organizations and agencies involved in the development and designs for re-use. He stated the Galena Reuse Plan will be out in draft form for review on April 1, 2007.

Mr. Harry White stated the central concept around which the reuse plan is being written is the sustainability and further development of the Galena Boarding Academy. He reported that while the process whereby the property is released back to the State, and subsequently transferred to the City of Galena is taking time to sort through, everyone involved with the GEDC is working diligently to make it happen.

Mr. Yoder later joined the TPT by telephone and reiterated much of what Mr. Koontz and Mr. White had reported. He said the GEDC is at present moving forward with a maximum development scenario whereby an expanded campus of the GILA would be the core work discussed in the reuse plan. He stated that the proposed costs for reuse would be included in the draft of the reuse plan document. He stated that the City of Galena, the AF and the DOT are

continuing to work out the legal details regarding exactly how the buildings and land will be returned from the AF to the State, and how the state will then transfer the land to the City of Galena.

Mr. Yoder said the GEDC is working on securing subsidy from the AF to pay costs for building maintenance should reuse not be complete by the AF departure date of 30 Sept. 2008. He again mentioned the City would have to meet the AF criteria, including an approved re-use plan, for such funding to be made available.

Land Use Controls (LUC) Discussion Review

Ms. Grady inquired as to the results of the LUC meeting between DOT/ AF real estate attorneys which was held in Fairbanks on February 1st. Mr. Mulkey of the DOT stated the legal rights and authority according to the law are the major drivers in the state's decisions regarding LUCs. Mr. Craven of the DEC stated that it appears the use of LUCs will be acceptable by the State, although the implementation and enforcement of such controls will be the subject of further detailed discussions. Mr. Hertzog stated a general outline of the LUCs will be presented in the RI/FS and that general information will also be placed into the Proposed Plan for each site. He said the Record of Decision (ROD) will include the specific details of the LUCs and an additional LUC Implementation Plan will also be produced which will include permitting requirements and land use restrictions at the Galena sites. Also included will be a maintenance plan for post transfer work. Mr. Hertzog stated the AF feels this plan will be comprehensive and stated that in addition to the specific LUC documentation, the information will also be recorded in deeds and all transfer documents for future land owners.

DEC's Colin Craven restated his concern and recommendation that at the time of the transfer, both the DEC and the DOT, as well as the City of Galena will need to understand what they are agreeing to with regards to LUCs on the land. He stated the DEC will want details on how human health will be protected at the sites and be assured that LUCs will be explained in detail to insure the land owner understands the mechanisms involved in protecting the public. Darren Mulkey stated the DOT will need assurances that future use will be available and not interrupted by LUCs placed on state land.

Proposed Plan Review/ 2006 August Sampling Data

Mr. Hertzog stated that the proposed plan for 11 of the Galena sites included in the Environmental Restoration Program (ERP) will be out in the next week for public review and comment. Included in the proposed plan document are the following sites:

- Control Tower Drum Storage Area South
- Million Gallon Hill
- Missile Storage Area
- Southeast Runway Fuel Spill
- Fire Protection Training Area
- TCE Area
- POL Tank Farm
- GAVTC Building
- JP-4 Fill Stands
- Campion POL Storage Area

Mr. Hertzog also stated that the proposed plan for three NFRAP sites: (No Further Remedial Action Proposed) will also be out shortly for public review and comments. These sites include:

- POL Fuel Line Leak (ST003)
- Road Oiling Sites (SS009)
- CTDSA (SS002)

2006 August Sampling Data

Mr. Colin Craven began a lengthy discussion questioning how the AF was going to report the unexpected results of the August field sampling, previously discussed by the TPT, which showed concentrations of benzene at deeper depths at the MGH/MSA, JP-4 Fill stand and South POL sites. It has been previously thought and reflected, in both the RI/FS and now in the Proposed Plan, that both plumes had been adequately characterized. The new data represented a change in understanding of the level of contamination and opened questions regarding the extensiveness of the contamination and also which type of treatment would be pursued. He stated that a ROD has to reflect what is put forth in a Proposed Plan; therefore DEC feels the AF will have to address the new data somehow in the Proposed Plans for these sites.

Mr. Hertzog proposed that the new information be included in a tech memo which would include the results of the investigation and the data information. He initially did not feel the Proposed Plan would need to be altered, but that a contingency ROD would detail further work needed to be done at the sites. Mr. Craven stated that the state would most likely not be able to sign off on a Proposed Plan which did not represent the new data. He stated the DEC may be able to sign a contingency ROD that showed the new data and specified the new information. It was suggested that perhaps designating the area as a new and separate remedial site would be a way to address the problem. After further discussion, the idea of a new site was dismissed because it might frustrate the remediation schedule.

The TPT suggested and agreed that the best way to handle the information would be to let the RI/FS proceed, attach the new sampling information to both a technical memo and the Proposed Plan. In this scenario, the public is informed about the sites and the administrative record adequately chronicles the new data.

The team also agreed that AF will need to include details regarding any additional future work on SPOL, GAVTC, JP4, MSA and MGH sites in a contingency ROD.

Galena Remedial Investigation /Feasibility Study (RI/FS), Risk Assessment (RA) and Compliance Sites Update

Mr. Craven asked Mr. Hertzog if he could update the TPT on the status of the Galena Risk Assessment and the Remedial Investigation /Feasibility Study report. Mr. Hertzog stated the Final RI/FS, which includes the Galena R.A. is in the final stage of production.

Regarding other work being conducted, he offered that the Galena Compliance Sites Work Plan is currently being written and will be reviewed by the TPT at an upcoming meeting.

He offered that the Proposed Plan for the 11 ERP sites will now have to be amended to include the 2006 field sampling information which may cause the schedule for public review to slide a few weeks. The TPT agreed that the review of the NFRAP proposed plans will continue on

schedule as they are NOT affected by the August 2006 data. Mr. Hertzog also offered that the Environmental Assessment is finished and comments are now being finalized.

Next TPT meeting schedule

The next meeting of the TPT scheduled for April 18 and will be held in Anchorage. The meeting will begin at 8:30 AM in the first floor conference room at the DEC offices.