



DEPARTMENT OF THE ARMY  
U.S. ARMY GARRISON  
FORT McCLELLAN, ALABAMA 36205-5000

March 17, 2005

REPLY TO  
ATTENTION OF

Environmental Office

Mr. Dan Cleckler  
Executive Director, Joint Powers Authority  
180 Headquarters Road, Building 61  
Fort McClellan, AL 36205

Dear Mr. Cleckler:

Site investigations at Motor Pool Area 3100, Parcels 24(7), 25(7), 73(7), 212(7), and 146(7) revealed that benzene is present in groundwater at concentrations ranging from 0.1 mg/l to 0.12 mg/l. Furthermore groundwater contamination (i.e, chlorinated VOCs) is being investigated at the Training Area T-5 sites adjacent to Motor Pool Area 3100, and is impacting groundwater in the southern portion of Parcel 146(7). In addition, a site investigation at the Washrack Soldier's Chapel, Parcel 127(7), indicates benzene, carbon tetrachloride and chloroform have been detected in site groundwater.

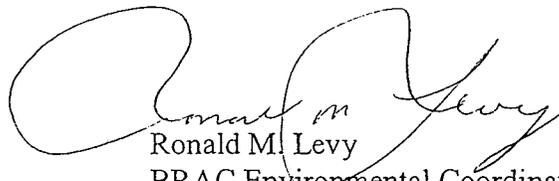
Based on our discussions with ADEM and their review comments (Enclosures 1 and 2) on the site investigation reports, a No Further Action determination will not be issued, as was anticipated, in the Technical Specifications and Requirements Statement (TSRS), Section 6.10. The final site investigation reports for Motor Pool Area 3100 and Washrack Soldier's Chapel have been revised with the recommendation for land use controls restricting groundwater use at the two sites.

Section 4.2.3 of the Environmental Services Cooperative Agreement describes the conditions under which the JPA may request the issuance of the CERCLA Covenant Warranty. In order for the Army to issue the Warranty for the Motor Pool Area 3100, Parcels 24(7), 25(7), 73(7), 212(7), and 146(7), and Washrack Soldiers Chapel, Parcel 127(7), it will be necessary that you amend Quitclaim Deed 13 to impose the recommended land use controls.

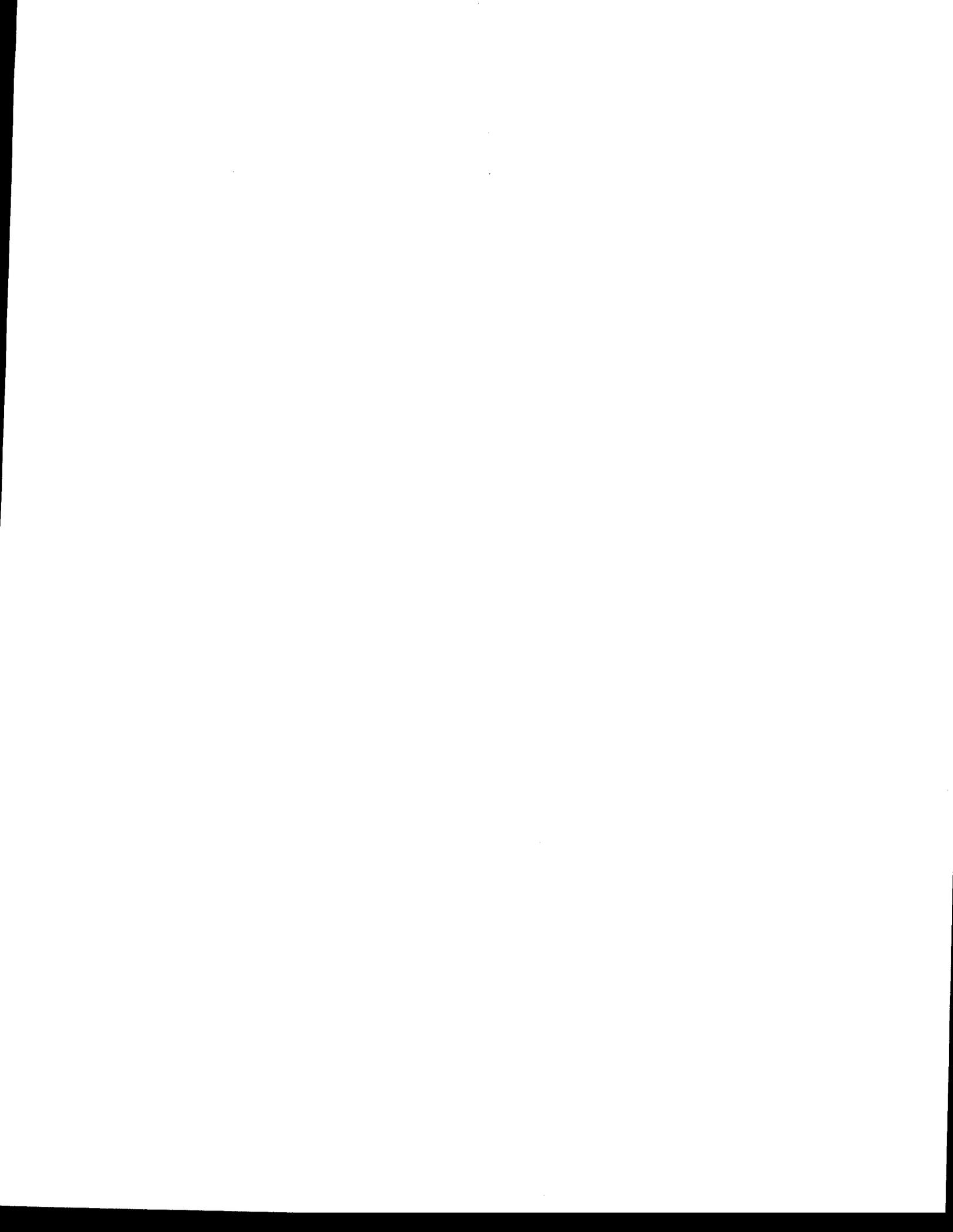
A copy of this correspondence was provided to Ms. Michelle Beekman, Matrix Environmental Services, LLC, and Shana Decker, ADEM.

If you have questions or need further information, please contact me at (256) 848-6853.

Sincerely,

  
Ronald M. Levy  
BRAC Environmental Coordinator

Enclosures



**ALABAMA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT**

POST OFFICE Box 301463 36130-1463 • 1400 COLISEUM BLVD. 36110-2059

MONTGOMERY, ALABAMA

WWW.ADEM.STATE.AL.US

(334) 271-7700

JAMES W. WARR  
DIRECTORBOB RILEY  
GOVERNOR

July 7, 2004

**CERTIFIED MAIL #7003 0500 0001 2708 1143**  
**RETURN RECEIPT REQUESTED**Mr. Ron Levy  
BRAC Environmental Coordinator  
Environmental Office, 291 Jimmy Parks Blvd.  
US Army Garrison  
Fort McClellan, Alabama 36205**RE: ADEM Response to Comments: Draft-Final Site Investigation (SI) Report Range.**  
*Former Washrack, Building 1740, Soldier's Chapel, Parcel 127(7). August 2003.*  
Fort McClellan, Alabama  
Facility ID No. AL4 210 020 562  
DSMOA Project No. 2525-223-0445

Dear Mr. Levy:

The Alabama Department of Environmental Management (ADEM or the Department) has completed a review of the *Draft-Final Site Investigation (SI) Report Range, Former Washrack, Building 1740, Soldier's Chapel, Parcel 127(7)*. It appears from the supporting data in the report that Fort McClellan's interim soil removal action has adequately addressed soil contamination at this parcel. The Department concurs with the no further action recommendation at this time regarding soil contamination. However ADEM also notes that groundwater sampling conducted at the site indicates that arsenic, lead, manganese, benzene, carbon tetrachloride, and chloroform are present in the site groundwater at concentrations exceeding federal drinking water standards; therefore, land use controls restricting groundwater usage should be implemented at the site.

The Department does not concur with Fort McClellan's recommendation to release this site for unrestricted reuse. Based upon the evidence of groundwater contamination, the Department requests that the Army implement a land use control plan to appropriately restrict future groundwater use at this site. The Army should submit a land use control implementation plan (LUCIP) to the Department within 45 days from the date of receipt of this letter.

Facsimiles: (334)

Administration: 271-7950

General Counsel: 394-4332

Air: 279-3044

Land: 279-3050

Water: 279-3051

Groundwater: 270-5631

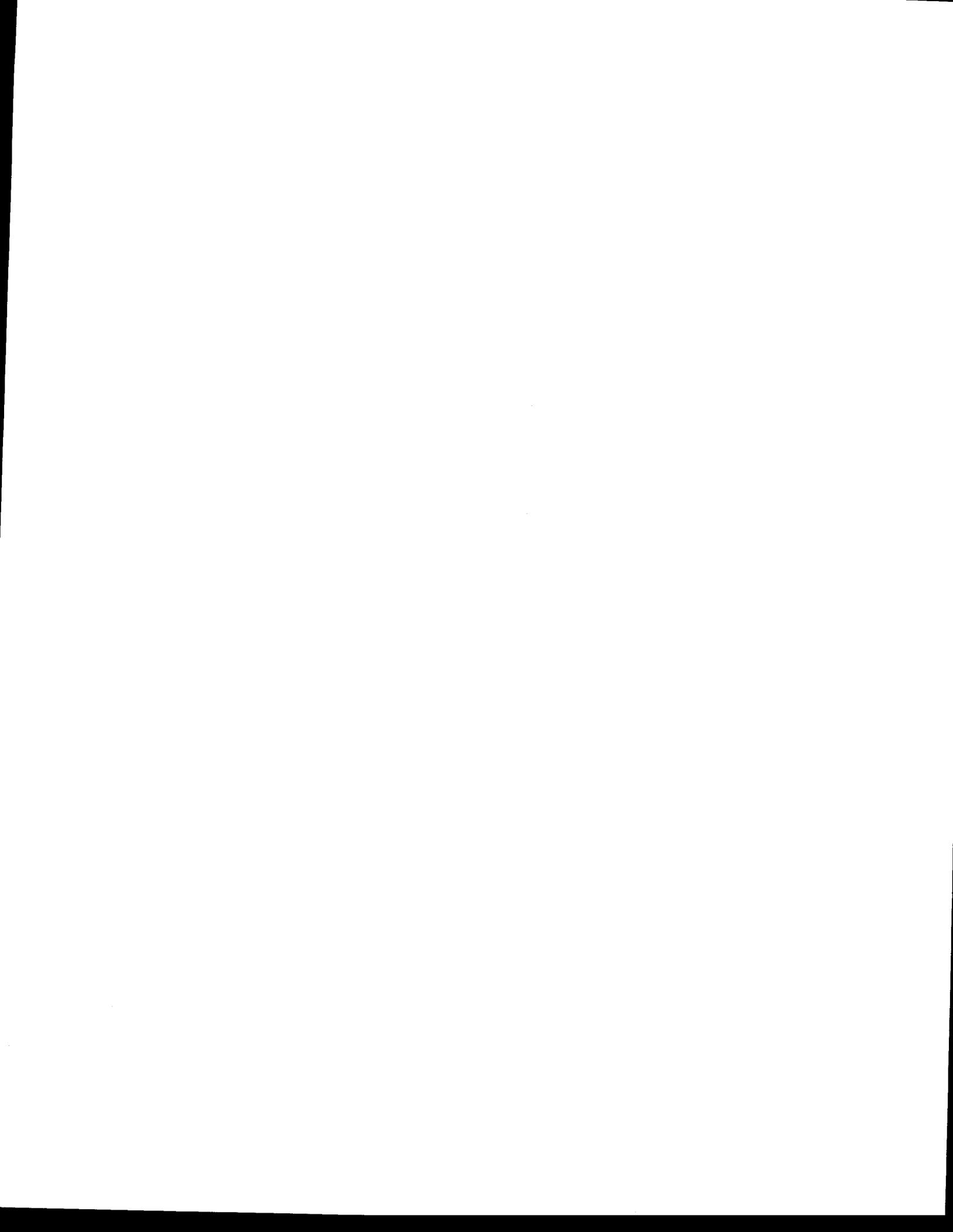
Field Operations: 272-8131

Laboratory: 277-6718

Mining: 394-4326

Education/Outreach: 394-4383

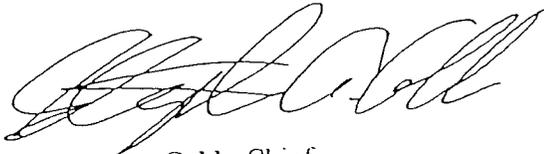




The Department also notes that parcel 127(7) is listed in Table III.1 of the ADEM-JPA cleanup agreement as a site subject to a RCRA Facility Investigation (RFI). It appears that an RFI is no longer warranted and that the LUCIP submittal will represent the selected remedy for this parcel. The Department recommends that the JPA modify the cleanup agreement to reflect this change.

Should you have any questions, contact Mr. David Bush at (334) 270-5651 or via e-mail at [cdb@adem.state.al.us](mailto:cdb@adem.state.al.us).

Sincerely,

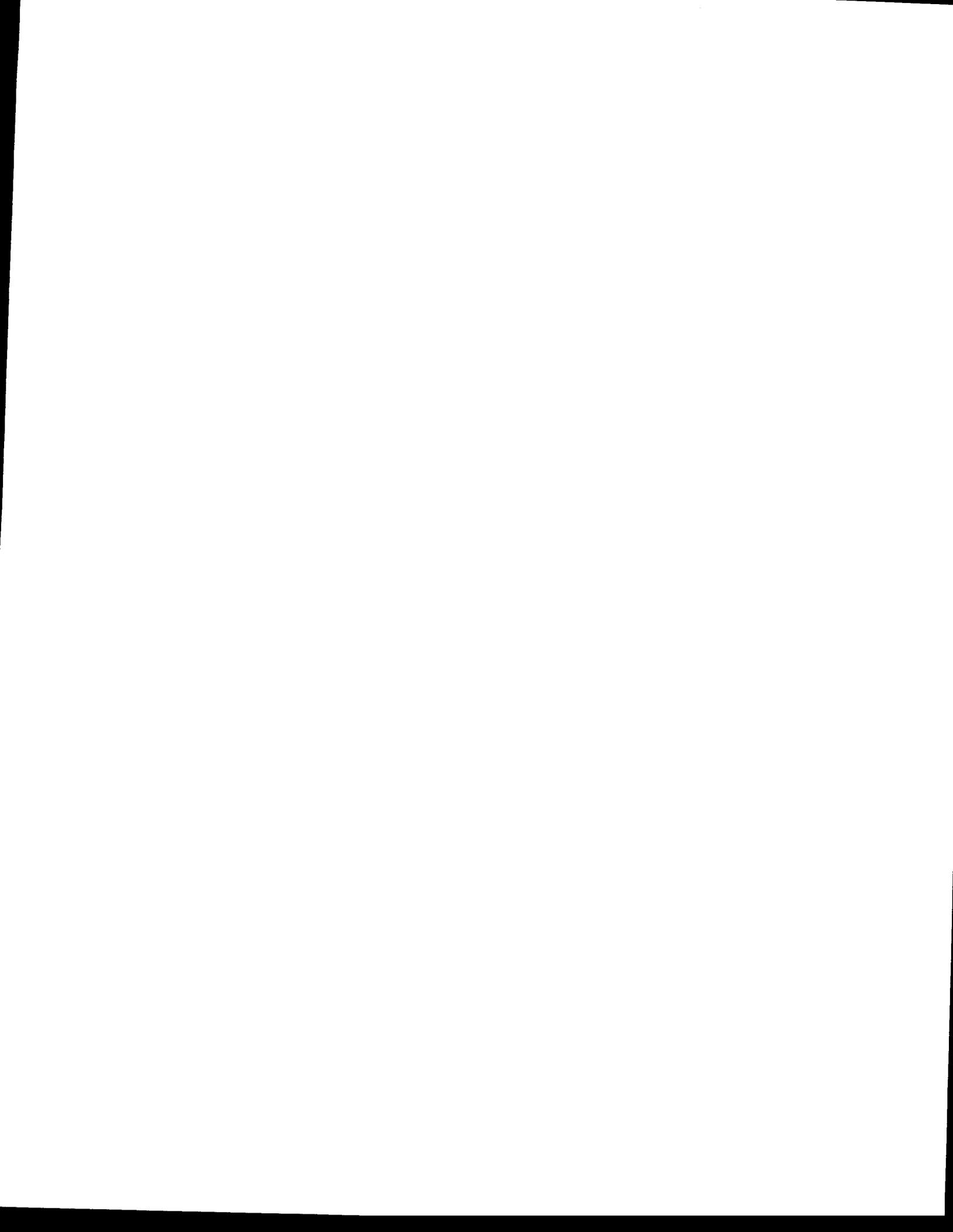


Stephen A. Cobb, Chief  
Governmental Hazardous Waste Branch  
Land Division

SAC/CDB/JWG/:L:Gov Fac Sec/Bush/ Draft-Final Site Investigation (SI) Report Range, Former Washrack, Building 1740, Soldier's Chapel, Parcel 127(7). August 2003.

cc: Ms. Miki Schneider/JPA  
Mr. Doyle Brittain/EPA Region 4  
Mr. Jim Grassiano/ADEM  
Ms. Shana Decker/ADEM  
Ms. Brandi Little/ADEM

File: Land Division/Governmental Hazardous Waste/Fort McClellan/Correspondence/2004



# ADEM

## ALABAMA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT

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MONTGOMERY, ALABAMA

WWW.ADEM.STATE.AL.US

(334) 271-7700

JAMES W. WARR  
DIRECTOR (Acting)

January 10, 2005

**CERTIFIED MAIL #7003 0500 0001 2708 2492**  
**RETURN RECEIPT REQUESTED**

Mr. Ron Levy  
BRAC Environmental Coordinator  
Environmental Office, 291 Jimmy Parks Blvd.  
U.S. Army Garrison  
Fort McClellan, Alabama 36205

**RE: ADEM Review Comments:** *Draft-Final Site Investigation Report, Former Motor Pool 3100, Parcels 146(7), 212(7), 24(7), 25(7), 73(7).* May 2004.  
Fort McClellan, Alabama  
Facility ID No. AL4 210 020 562  
DSMOA Project No. 2525-223-0445

Dear Mr. Levy:

The Alabama Department of Environmental Management (ADEM or the Department) has reviewed the Draft-Final Site Investigation Report, Former Motor Pool 3100, Parcels 146(7), 212(7), 24(7), 25(7), 73(7), dated May 2004. The reported ground water data at this site indicates that recent benzene contaminant concentrations ranged from 0.1 mg/l to 0.12 mg/l, posing a potential unacceptable risk.

The Department concurs with the Army's conclusion that benzene concentrations in groundwater are sufficient to warrant implementation of Land Use Controls at this site. The Department requests that the Army evaluate and propose appropriate Land Use Controls to ensure protection of human health and the environment and to submit a Land Use Control Plan to the Department within 30 days from the date of receipt of this letter.

Birmingham Branch  
110 Vulcan Road  
Birmingham, Alabama 35209-4702  
(205) 942-6168  
(205) 941-1603 [Fax]

Decatur Branch  
2715 Sandin Road, S.W.  
Decatur, Alabama 35603-1333  
(256) 353-1713  
(256) 340-9359 [Fax]

Mobile Branch  
2204 Perimeter Road  
Mobile, Alabama 36615-1131  
(251) 450-3400  
(251) 479-2593 [Fax]

Mobile - Coastal  
4171 Commanders Drive  
Mobile, Alabama 36615-1421  
(251) 432-6533  
(251) 432-6598 [Fax]



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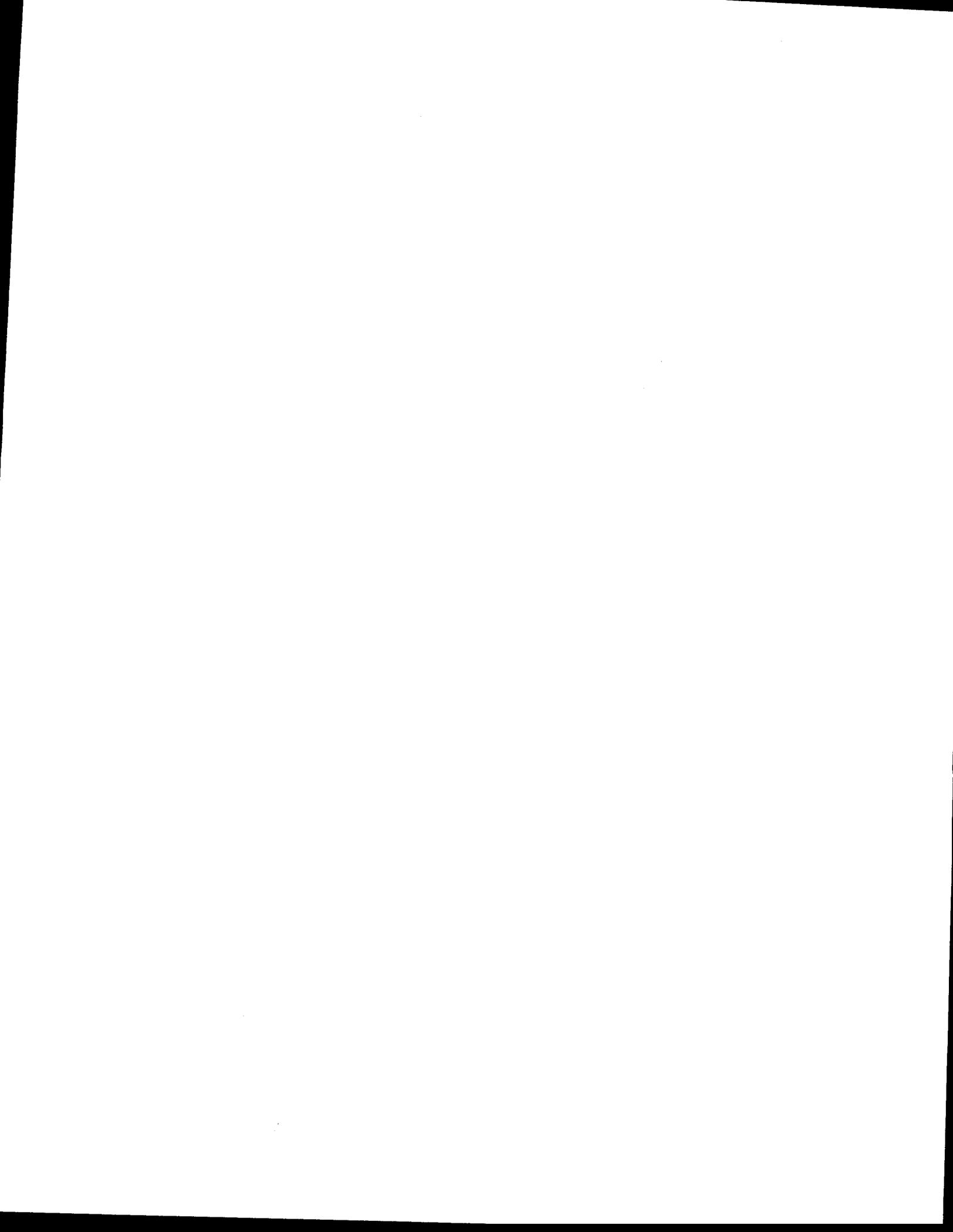
BOB RILEY  
GOVERNOR

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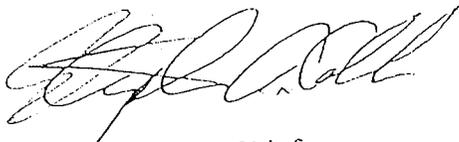




January 10, 2005

Should you have any questions, contact Mr. David Bush at (334) 271-7789 or via e-mail at [cdb@adem.state.al.us](mailto:cdb@adem.state.al.us).

Sincerely,



Stephen A. Cobb, Chief  
Governmental Hazardous Waste Branch  
Land Division

SAC/CDB/JWG/:L:Gov Fac Sec/Bush/ Draft-Final Site Investigation Report, Former Motor Pool 3100,  
Parcels 146(7), 212(7), 24(7), 25(7), 73(7). May 2004.

cc: Ms. Shana Decker/ADEM  
Mr. Jim Grassiano/ADEM  
Mr. Steve Moran/Shaw  
Mr. LaBarron Rudolph/ADEM

File: Land Division

