

## Environmental Restoration Program McGuire Operable Unit 1 Proposed Plan

February 2020



For More Information

Attend the Public  
Meeting on:

Thursday, February 13  
6:00 p.m.  
Edward Holloway  
Senior Citizen and  
Community Center  
Main Street  
Cookstown, NJ

Or Contact:

Mr. James Richman  
Environmental  
Restoration Program  
787 CES/CEIE  
2403 Vandenberg Ave  
JBMDL, NJ 08641  
Fax: (609) 754-2267  
james.richman.1@us.af.mil

### OVERVIEW

The Air Force at Joint Base McGuire-Dix-Lakehurst (JB MDL) has released a Proposed Plan for environmental actions at three sites at McGuire, known as Operable Unit 1. The Proposed Plan summarizes for the public environmental investigations conducted at these sites and identifies clean up alternatives. Public comment is welcome during the comment period extending from February 10, 2020 to March 10, 2020 and at a public meeting scheduled for Thursday, February 13, 2020, at 6:00 pm (see sidebar for details).

### LOCATION, HISTORY, AND ENVIRONMENTAL CONDITIONS

The three Operable Unit 1 sites are two soil-capped landfills (Sites LF003 and LF004) and a former Defense Reutilization and Marketing Office Storage Facility (Site ST007). The sites are located in the northern portion of JB-MDL-McGuire and are entirely within the New Jersey Pinelands. ST007 is collocated with LF003. LF003 is bounded to the north by North Run Creek. LF004 is located about 2,000 feet east of LF003/ST007 and is bounded to the south by the North Run Creek.

LF003 operated as a mixed waste landfill from 1950 until about the early 1960s, with the waste being similar in nature to municipal waste. The landfill is about 21.5 acres. LF004 operated as a landfill in 1956 and 1957 and is about 2.5 acres. Municipal waste and drums of chemicals, scrap materials, and coal ash were buried at LF004. ST007 is about four acres and was used as a material and hazardous waste storage facility from 1960 until 1998.

Comprehensive environmental investigations found soil and groundwater have been impacted from historical activities at these sites from volatile organic compounds, polycyclic aromatic hydrocarbons (PAHs), and polychlorinated biphenyls (PCBs).

### ENVIRONMENTAL CLEANUP REGULATION

In 1980, Congress enacted the Comprehensive Environmental Response, Compensation and Liability Act (also called CERCLA) to respond to environmental conditions that may pose a threat to human health, welfare and the environment. The Act is administered by the U.S. Environmental Protection Agency and established a process for evaluating and restoring contaminated sites as shown below. The U.S. Environmental Protection Agency and the New Jersey Department of Environmental Protection have reviewed and concurred with the Proposed Plan. The Air Force, in coordination with the regulatory agencies, will select a final remedy after public comments are reviewed.

Preliminary  
Assessment

Site  
Inspection

Remedial  
Investigation

Feasibility  
Study

Proposed  
Plan

Record of  
Decision

Remedial  
Design

Remedial  
Action

Long Term  
Management



### For More Information

JB MDL maintains an  
Information Repository at:

Westampton Branch,  
Burlington Co Library  
5 Pioneer Boulevard  
Westampton, NJ 08060

The full Administrative  
Record can be found  
online at:

[http://afcec.public  
admin-record.us.af.mil/](http://afcec.public-admin-record.us.af.mil/)

The Proposed Plan and  
other information about  
the JB MDL Environmental  
Restoration Program can  
be found online at:

[www.envirorestorejbmdl.com](http://www.envirorestorejbmdl.com)

## FEASIBILITY STUDY ANALYZED FOUR POTENTIAL REMEDIES

The Proposed Plan was developed based on an analysis of remedial alternatives conducted in the Feasibility Study. The Feasibility Study fully developed four potential remedies to address the landfills, impacted soils, and impacted groundwater:

**Alternative 1: No Further Action.** Cost: \$0

**Alternative 2: Optimized Soil Cover, Land Use Controls, and Long-Term Monitoring of Groundwater and Surface Water.** The existing soil cover would be maintained and additional soil installed to have a minimum two-foot cover; limited clearing of mature forest would be needed. Surface water and groundwater would be monitored for impacts from any significant changes within the landfills. Cost: \$2,110,000

**Alternative 3: Supplemental Two-Foot Thick Soil Cover, Land Use Controls, and Long-Term Monitoring of Groundwater and Surface Water.** An additional two-foot-thick soil cover would be placed across the entirety of the landfills; extensive clearing of mature forest would be needed. Surface water and groundwater would be monitored. Cost: \$9,630,000

**Alternative 4: RCRA Subtitle D Cap, Land Use Controls, and Long-Term Monitoring of Groundwater and Surface Water.** An engineered cap would be installed over the entirety of the landfills to prevent infiltration of precipitation; extensive clearing of mature forest would be needed. Surface water and groundwater would be monitored. Cost: \$11,100,000

Each of the alternatives is evaluated against nine criteria established for CERCLA sites: overall effectiveness, compliance with Federal and state regulations and requirements, long-term effectiveness and permanence, reduction of toxicity/mobility/volume of contaminants through treatment, short-term effectiveness, implementability, and cost. Two criteria evaluated after the public comment period are State acceptance and community acceptance.

## PREFERRED ALTERNATIVE

The Preferred Alternative is Alternative 2, Optimized Soil Cover, Land Use Controls, and Long-Term Monitoring of Groundwater and Surface Water. Alternative 2 would meet all the remedial objectives. Alternative 2 is proposed over the other alternatives because it would provide protection and monitoring while causing less disturbance to the Pinelands Protection Area, whereas Alternatives 3 and 4 would require significant disturbance to the Pinelands Protection Area.

## OPPORTUNITIES FOR PUBLIC COMMENT

The public is encouraged to review the Remedial Investigation, Feasibility Study, and Proposed Plan and provide comments at the public meeting or in writing during the public comment period extending from February 10, 2020 to March 10, 2020. Comments can be emailed, faxed, or mailed to Mr. James Richman (see sidebar on page 1). Mailed comments must be postmarked by March 10, 2020. The Air Force will keep the community informed of the final selected remedy through a newspaper notice and presentations at Restoration Advisory Meetings. Information about Restoration Advisory Board meetings can be found on the web site at [www.envirorestorejbmdl.com](http://www.envirorestorejbmdl.com).