

FFID:	CA921372067600	Media Affected:	Groundwater and soil
Size:	27,827 acres	Funding to Date:	\$279.0 million
Mission:	Housed 7th Infantry Division (Light); supports the Defense Language Institute Foreign Language Center, currently at the Presidio of Monterey, California	Estimated Cost to Completion (Completion Year):	\$402.7 million (FY2031)
HRS Score:	42.24; placed on NPL in February 1990	Final RIP/RC Date for IRP Sites:	FY2031
IAG Status:	Federal facility agreement signed in July 1990	Final RIP/RC Date for MMRP Sites:	FY2002
Contaminants:	VOCs, petroleum hydrocarbons, heavy metals, and pesticides	Five-Year Review Status:	Completed FY1999, FY2001, and FY2002/ Planned



Progress to Date

From 1917 to 1994, Fort Ord served primarily as a training and staging installation for infantry units. In FY87, a hydrogeological investigation identified the Fort Ord sanitary landfills as potential sources of contamination. EPA placed the installation on the NPL in 1990. The Army and EPA signed a federal facility agreement in 1990. Identified sites include landfills, underground storage tanks, motor pools, family housing areas, a fire training area, an 8,000-acre impact area, and an ordnance and explosives disposal area. The installation discovered that petroleum hydrocarbons and volatile organic compounds (VOCs) were migrating into groundwater. In 1991, the BRAC Commission recommended closing Fort Ord and moving the 7th Infantry Division (Light) to Fort Lewis, Washington. The Army closed Fort Ord in September 1994. In FY94, the installation converted its technical review committee (TRC) to a Restoration Advisory Board (RAB) and formed a BRAC cleanup team. The RAB was dissolved in FY99 in favor of reestablishing the TRC. The installation has completed three 5-year reviews; one in FY99, one in FY01, and one in FY02.

The Army has identified 46 Installation Restoration Program (IRP) category sites at Fort Ord. The Army has transferred over 700 acres to date. The installation has completed seven Records of Decision (RODs) to date. The cleanup progress at Fort Ord for FY99 through FY02 is detailed below.

In FY99, installation constructed a groundwater pump and treat system for Site 12. The installation reestablished the TRC and dissolved the RAB, but developed alternative public outreach initiatives. A 5-year review was conducted for Operable Unit 1 (OU 1).

In FY00, the installation completed the construction enhancement for the OU 2 groundwater systems. The installation completed Fort Ord's first economic development conveyance for the transfer of 245 acres. The Army completed a finding of suitability for early transfer (FOSET) for the Fritzsche Army Air Field (FAAF) OU, which was approved by EPA. The FAAF OU transfer marked the Army's first use of the Department of Toxic Substances Control's (DTSC's) Covenant to Restrict Use of Property, which was developed and signed by the Army and DTSC.

In FY01, the installation continued off-post groundwater investigation and operation of the three groundwater treatment systems. The results of the investigation further defined the limits of a carbon tetrachloride

contamination plume. The installation prepared and reviewed two FOSETs and one finding of suitability to transfer (FOST) and completed a 5-year review for OU 1. The State completed and certified RCRA clean closure of the Defense Reutilization and Marketing Office. The installation formally documented a site security/school safety program plan for Military Munitions Response Program (MMRP) category sites, which has been in place for several years. The installation issued an ordnance detection and discrimination study in support of the MMRP remedial investigation and feasibility study (RI/FS) for the entire installation.

In FY02, the installation initiated a pilot study for Site 39 lead-contaminated soil cleanup. The Army completed an installationwide 5-year review. Fort Ord completed a RI/FS and signed a ROD to allow for MMRP cleanup in three high priority areas. Development continued of the four-phase MMRP RI/FS-associated studies. The Army completed surface clearance of MMRP category open areas to address imminent threats to human health and the environment, and of areas that will be transferred to the City of Seaside for redevelopment. The Army and regulators signed a ROD for the Track 0 MMRP sites and the Army initiated the property transfer process on the affected parcels. The interim action ROD for cleanup on three high priority sites was also signed.

FY03 IRP Progress

The installation completed a lead-contaminated soil waste consolidation action and closed OU 2. The installation designated carbon tetrachloride as an OU and initiated a RI/FS. All RCRA clean closure actions for Building T-111 were completed. The installation continued operation of the three groundwater pump and treat plants. The Track 0 FOST and Del Rey Oaks FOSET property transfers were initiated. The Army transferred ten parcels totaling 484 acres. The cost of completing environmental restoration at this installation has changed significantly due to estimating criteria issues.

Weather conditions delayed the vegetation removal actions (prescribed burn) and MMRP remedial actions at Ranges 43-48. Regulatory issues delayed the Track 1 proposed plan (PP) and ROD.

FY03 MMRP Progress

The installation initiated MMRP cleanup actions at the Seaside Parcel area and Monterey County Parcel and completed the final clearance work at the Del Rey Oaks parcel. Maintenance actions included munitions and

explosives of concern (MEC) school safety presentations, clearance of fuel breaks in the multi range area, site security patrols, and MEC awareness classes for construction workers. The installation completed the final closed, transferred, and transferring ranges inventory report and organized 24 MMRP sites and some adjacent areas into range complexes covering 19,977 acres.

Weather conditions delayed the vegetation removal actions (prescribed burn) and MMRP remedial actions at Ranges 43-48.

Plan of Action

Plan of action items for Fort Ord are grouped below according to program category.

IRP

- Complete Track 1 PP and ROD in FY04.
- Complete RCRA clean closure certification for T-111 in FY04-FY05.
- Initiate RCRA closure actions for open burn/open detonation area 36A in FY04-FY05.
- Complete the Track 0 FOST and Del Rey Oaks FOSET property transfers in FY04-FY05.

MMRP

- Complete MMRP surface removal work on a 650-acre area in FY04.
- Complete clearance work at Seaside Parcels 1-4 and Monterey County Parcel 2 in FY04.
- Complete vegetation removal actions (prescribed burns), followed by MMRP remedial actions, at Ranges 43-48 in FY04-FY05.