

MATHER AFB CALIFORNIA

ADMINISTRATIVE RECORD COVER SHEET

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MATER Community Relations Plan







U.S. AIR FORCE



Final Dec 2014

2014





DEPARTMENT OF THE AIR FORCE AIR FORCE CIVIL ENGINEER CENTER

MEMORANDUM FOR SEE DISTRIBUTION

DEC 1 1 2014

FROM: AFCEC/CIBW 3411 Olson Street McClellan, CA 95652-1003

SUBJECT: Final Community Relations Plan Update, former Mather Air Force Base (Mather)

The Community Relations Plan Update (CRP Update) was issued as a draft final document on 3 November 2014, and became final per the Mather Federal Facility Agreement 30 days later on 3 December 2014. Therefore the CRP Update is being transmitted with a revised cover page with the December date to reflect that it is now final.

The CRP Update describes the Community Relations Program for the environmental cleanup program at Mather. It identifies community interests and concerns, and Air Force plans to provide information to address these concerns. The goal of the Community Relations Program is to provide opportunities for appropriate and timely public participation in the restoration and cleanup of Mather.

If you have any questions or concerns regarding the CRP Update, please contact Linda Geissinger at (916) 643-6420, ext. 109, or myself, at (916) 643-0830, ext. 202.

DOUGLAS L'. SELF Remedial Project Manager

Attachment: Final CRP Update (Sytsma Group, December 2014)

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Section 1. Introduction

1.0 Introduction

This Community Relations Plan has been revised to reflect recent changes in the Community Relations Program for the Air Force environmental cleanup program – the Installation Restoration Program (IRP) – at the former Mather Air Force Base (AFB). The plan addresses the decreasing communication needs of the community as the last land at the base will soon be transferred to the local community and all cleanup decisions have been made.

As the cleanup program has progressed over several decades, the Community Relations Program has been routinely re-evaluated, updated, and adjusted to address concerns and changes in the community, as well as changes within the cleanup program. Now that all cleanup decisions are made and no recurring public involvement requirements remain, the community has expressed interest in receiving information on an as-needed basis.

The two primary goals of the Community Relations Plan are:

- To provide the public with accurate information about the Air Force's commitment to community relations and ongoing cleanup activities
- To document previous and future community relations activities

1.1 Objectives of the Community Relations Plan

The plan serves as a management tool to direct the Air Force's communication methods related to environmental cleanup activities at Mather. This plan outlines the goals and strategies of the Community Relations Program. The program goals and strategies are based on information received during community interviews and through the relationships that have evolved over many years among the Air Force, regulatory agencies, and the community. The Air Force works closely with the regulatory agencies that oversee the cleanup program, most notably, the U.S. Environmental Protection Agency (EPA), California Department of Toxic Substances Control (DTSC), and the Regional Water Quality Control Board, Central Valley Region (CVRWQCB).

This is the eighth update to the Mather Community Relations Plan since the first plan was issued in 1986. For this 2014 update, the Air Force solicited feedback from the local community and evaluated the Community Relations Program. This revision supersedes all previous Community Relations Plans.

It is anticipated this will be the final version of the plan, unless community interest warrants additional updates. Community concerns related to the last remaining cleanup work will continue to be captured in each Five-Year Review Report. This Five-Year Review includes a formal evaluation of the treatment systems and remedies in place at Mather to make sure the cleanup continues to be protective of human health and the environment. The fourth Mather Five-Year Review Report is in regulatory review as of June 2014.

1.2 Significant Changes in the Program since the 2004 Community Relations Plan

The most significant changes in community involvement activities since the last update of the Community Relations Plan are as follows:

- The adjournment of the Restoration Advisory Board in 2011
- The creation of the Mather web page for current news and updates on Mather cleanup and property transfer
- The discontinuation of regularly-scheduled newsletters and other printed communications

The most significant changes in the environmental cleanup program are as follows:

- All cleanup decisions have been made
- The groundwater treatment program achieved Operating Properly and Successfully (OPS) determination
- By the end of 2014, 100 percent of the property will have been transferred to the local community

1.2.1 Restoration Advisory Board Adjournment

The RAB was formed in 1994 and included volunteers from the local community, some of whom were liaisons to community interest groups such as housing associations or religious affiliates. It also included representatives from the Air Force, EPA, and state regulatory agencies. The media, local representatives, and elected officials were also encouraged to participate in RAB meetings.

An important goal of the RAB was to create an opportunity to share ideas and viewpoints throughout the cleanup process. RAB meetings were a way for the community to be involved with the cleanup decisions as they were made at Mather.

Today, with all major cleanup decisions made, the Mather cleanup program is drawing toward completion. There are no longer opportunities for input to cleanup decisions. Therefore, the RAB was adjourned in 2011, in accordance with the 2006 Department of Defense (DoD) RAB Rule Guidance.

At Mather, the RAB adjournment process included soliciting and considering concerns of the RAB members and the public during the adjournment process. RAB members generally supported the decision to adjourn the RAB because the group had fulfilled its commitment and role in the cleanup program. The RAB adjournment process is discussed further in Section 4.

1.2.2 All Cleanup Decisions Made

By 2010, all cleanup decisions were made, including an Explanation of Significant Difference from the ROD for Basewide Operable Units (OU) Sites and an Explanation of Significant Difference from the Soil OU and Groundwater OU Plumes sites that added land-use restrictions at some cleanup sites. Through fiscal year 2013, the Air Force spent approximately \$134 million remediating the land and water at Mather. The Air Force estimates spending approximately \$57 million more in FY14 and beyond to complete the last remaining cleanup work. These longer term activities include monitoring the water and landfills and operating the groundwater systems to be sure all goals are met.

1.2.3 Operating Properly and Successfully

In 2010, Mather achieved EPA concurrence on OPS status for its remaining groundwater plumes and soil sites. A remedial action deemed is to be operating "properly" if it is in accordance with an EPA-approved remedial design. It is deemed to be operating "successfully" when the remedy is protective of human health and the environment and it shows it can achieve cleanup levels specified in the decision document. OPS determination supports property transfer, meaning that if the Air Force can demonstrate that its treatment systems are on track to achieve cleanup goals then the property can be transferred by deed to non-federal entities. This is required under Section 120(h)(3) of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA), as amended.

The OPS demonstration is solely for allowing property transfer and does not imply that all cleanup actions have been completed.

1.3 Remaining Cleanup Activities

Remaining cleanup work at Mather includes continued operation of the soil vapor extraction (SVE) and/ or biovent systems for an estimated two to three years. The groundwater treatment systems will continue operation until cleanup objectives are achieved and demonstrated (estimates for the three systems range from 10 to 50 more years). The Air Force will maintain and monitor landfill sites and monitor all cleanup-related land-use restrictions (institutional controls) at Mather.

1.4 Property Transfer and Redevelopment

In 2013, the Air Force and Sacramento County celebrated the whole base transfer of Mather to the County for reuse and redevelopment. The majority of the property at Mather has been conveyed by deed under Public Benefit Conveyances. This method carries rules that require the County to use the land for public benefit purposes, such as airfield use (under the sponsorship of the Federal Aviation Administration [FAA]) and park use (under sponsorship of the Department of the Interior). The last parks deeds are being finalized by the Department of the Interior and the County of Sacramento in 2014.

More than 4,000 new jobs have been created at Mather with the development of a thriving air cargo business and a variety of other new businesses. Today Mather hosts air cargo and general aviation operations, commercial businesses, residential housing, and parks and recreation areas.

1.5 Five-Year Reviews

A comprehensive review of all cleanup systems is required by the US EPA every five years to ensure the systems are working effectively and are protective of human health and the environment. The Air Force completed the third Mather Five-Year Review in 2010, and the fourth Mather Five-Year Review report is in regulatory review as of June 2014. The Air Force will continue following the Five-year Review schedule until all cleanup activities are completed. Five-year Review reports are available to the public through the online Administrative Record.

Section 2. Site Background/Base Description

2.1 Past and Current Uses of Mather and Surrounding Area

Mather is located approximately 10 miles east of downtown Sacramento. The northern portion of Mather is part of the City of Rancho Cordova. The former base occupied approximately 5,845 acres at the time of closure and is located within the area bounded by U.S. Highway 50, Jackson Road (State Highway 16), and Sunrise Boulevard.

In the 1800s, the land in the area was used for ranching. Fourteen years after the Wright brothers' flight of 1904, the Sacramento Chamber of Commerce launched a successful campaign to locate a training school for Army aviators in the area. In 1917, Mather Air Force Base was established and in 1918, the base opened. At that time the land was rural, sparsely populated, and still mainly used for ranching. Terrain to the northeast of Mather is distinguished by extensive mounds of dredge tailings from approximately 100 years of gold mining operations that continued until the 1960s.

Gradual growth in the surrounding area occurred through the 1950s and 1960s partially as a result of a large Aerojet solid and liquid rocket fuels plant in the Rancho Cordova area. From the 1970s through the 1980s, residential development along the U.S. 50 corridor continued.

Current land use north and west of Mather is primarily suburban, with single-family homes and retail centers along Folsom Boulevard and Mather Field Road. Business parks are located to the north between Mather and U.S. Highway 50. The area south of the former base is primarily used for agriculture and gravel mining with a few commercial and industrial businesses interspersed. Commercial and residential development is occurring east of the former base along the Sunrise corridor.

Rancho Cordova became a city in July 2003, with a population of approximately 55,000. The population in 2010 had grown to 64,776.

2.2 History of Mather Air Force Base

In 1918, the new airfield and training school for World War I combat pilots was named for 2nd Lieutenant Carl S. Mather, who died that year in an air collision at Ellington Field in Texas. Pilot training continued at Mather until 1922 when the base was placed on inactive status. After a brief activation in April 1930, the base closed again in 1932.

The base reopened in 1941, during World War II, as a pilot and navigator training post. In 1944, the base became a departure point for planes leaving the U.S. mainland for battle assignments in the Pacific.

In 1945, a unique program for aircraft observer training began. That program became the forerunner for the Air Force's current navigator training that continued at other bases after Mather closed in 1993. In addition to its training role, Mather hosted the Strategic Air Command 320th Bombardment Wing from 1958 to 1989.

The major command responsible for Mather Air Force Base until base closure was the Air Training Command, based at Randolph AFB, Texas. The host wing at Mather AFB was the 323rd Flying Training Wing, which trained Air Force, Navy, and Marine Corps personnel for the U.S. and its allies. More than 20 other units were also located at Mather.

The former base was placed on the Base Realignment and Closure (BRAC) closure list in 1988 and subsequently closed in September 1993.

2.3 Use of Hazardous Materials at the Former Mather Air Force Base

Many toxic and hazardous materials were used at Mather during its 77 years of intermittent aircraft operation and maintenance. The contaminants present at Mather include cleaning solvents, pesticides, and petroleum products.

Even though the base was deactivated from 1922 to 1930 and from 1932 to 1941, it was used for aerial gunnery and practice bombing between 1918 and 1940. A thorough search of historic records revealed no evidence that live bombs were used.

Growth of Mather Air Force Base took place from 1941 to 1950. The base began using bulk fuel storage facilities and fuel distribution pipelines. Degreasing solvents were used for vehicle and aircraft maintenance and construction of runways and buildings generated debris that was disposed of in landfills. Other on-base landfills were used primarily for household waste from base housing through 1974.

Between 1950 and 1993, aircraft-related and other activities required hazardous materials that produced hazardous by-products. A dry cleaning plant operated just north of the Main Base chapel from the 1950s until the early 1970s. A bulk fuel storage facility for JP-4 jet fuel and a fuel-dispensing hydrant system were built. Aircraft such as B-52s and KC- 135s used large quantities of fuel and maintenance involved use of degreasing solvents. Other hazardous materials used during this time included asbestos, polychlorinated biphenyls (PCBs) in transformers, lead-based paints, and pesticides/herbicides.

In 1984, a Central Storage Facility was established to process and store hazardous materials and hazardous wastes prior to proper disposal.

Over the years while the base was open, some chemicals leaked into the ground from storage tanks. Some were washed down drains or spilled during transportation and use. Chemical disposal also contributed to soil and groundwater contamination. Such disposal practices, legal in the past, are now known to cause environmental contamination and were curtailed as environmental awareness grew in the 1970's and 1980's.

Beginning in 1979, trichloroethene (TCE), a commonly used solvent, was detected in water supply wells near Mather. Later investigations revealed other solvents were also present, such as tetrachloroethene (PCE) and carbon tetrachloride. More extensive testing followed in the 1980s, and 89 sites were ultimately identified as needing further study or cleanup. These included former landfills and sites with contaminated soil, groundwater, or both. The biggest problem was from solvents such as PCE, TCE, and carbon tetrachloride, and from petroleum hydrocarbons (fuels and oils).

2.4 Environmental Cleanup Program

The Air Force identified 89 sites requiring evaluation at Mather. Investigation and cleanup are conducted under the Department of Defense Environmental Restoration Program (DERP) Installation Restoration Program (IRP) and the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) administered by the EPA.

Installation Restoration Program

In 1979, water supply wells on Mather showed the presence of contamination, primarily from solvents. More extensive base wide testing followed in the 1980s under the IRP. This program addresses the release of hazardous substances, pollutants, and contaminants on installations and former properties resulting from past practices that may pose a risk to human health and the environment. Eighty-nine sites were identified as needing further study or cleanup, including soil and groundwater areas and landfills. Congress has set aside funds through DERP and BRAC to pay for the environmental cleanup at active and closed Department of Defense sites, including Mather.

CERCLA

Congress enacted CERCLA in December 1980 to require the investigation and cleanup of sites where hazardous substances, released or spilled, may endanger public health or the environment.

This law authorizes the EPA to oversee implementation of the investigations and cleanup actions. CERCLA was amended by the Superfund Amendments and Reauthorization Act (SARA) and the regulations implementing this law are contained in the National Contingency Plan. SARA established the National Priorities List (NPL), which ranks the nation's most contaminated sites by severity.

Air Force facilities became regulated under CERCLA and SARA in 1986, but the environmental program at Mather did not become part of the CERCLA process until 1987 when the Aircraft Control and Warning (AC&W) Site, an area where extensive groundwater contamination was found, was placed on the NPL. The remainder of the base was placed on EPA's NPL on 11 June 1989.

As the lead agency for active and closed Air Force bases, the Air Force, through the Air Force Civil Engineer Center, is responsible for directing environmental cleanup of Mather in compliance with CERCLA.

SARA requires that each facility enter into a Federal Facility Agreement (FFA), also known as a CERCLA Section 120 Interagency Agreement. The FFA for Mather was signed in July 1989 by the EPA, the Air Force, and the State of California (now represented by the Department of Toxic Substances Control who coordinate with other state agencies) and describes the process for coordinating environmental response actions. The Air Force is the lead agency for cleanup at Mather, with oversight provided by EPA and the State of California.

The following describes the steps in the CERCLA process:

- Preliminary Assessment/Site Investigation (PA/SI). The process begins with record searches, investigations, and interviews with former base personnel to identify sites that may pose a threat to public health or the environment. Recommendations identify sites that warrant further investigation.
- Remedial Investigation (RI). If results of the PA/SI warrant further investigation, additional site data is collected and evaluated. As part of the RI, a risk assessment is performed to estimate potential threats to human health and the environmental from the contamination at that time and in the future if contamination problems are not corrected.
- Feasibility Study (FS). Based on results of the RI, a Feasibility Study is prepared to identify and compare various remedial alternatives. The FS evaluates various cleanup alternatives using established criteria. Several factors are considered, including how well each cleanup option will stop contamination from moving and how well human health and the environment will be protected in the future.
- Proposed Plan (PP) and Public Comment Period. In this very important step, the Air Force presents to the public a Proposed Plan, which contains a summary of the RI/FS and proposes one or more cleanup actions. The public is invited to review and comment on each proposed cleanup remedy as well as other remedies considered. A public notice in a main section of one or more local newspapers announces the availability of the Proposed Plan and a 30-day public comment period. During this period, the Air Force is available to answer questions concerning the Proposed Plan and holds a public meeting to present the Plan and to solicit verbal and written comments. Written comments are accepted at any time during the public comment period.
- Record of Decision (ROD). The Air Force reviews and responds to all comments received during the public comment period, makes a final decision on the remedy, and presents it in a Record of Decision. The ROD explains the final remedy and is signed by the EPA and the State. All public comments received during the comment period and the Air Force responses are presented in the Responsiveness Summary section of the ROD.

- Remedial Design (RD). After the cleanup plan is documented in the ROD, engineering plans and specifications for implementing the remedial action are drawn up. Material and equipment needs are also determined.
- Remedial Action (RA). As soon as the material and equipment are ready, remedial action begins to prevent or mitigate site contamination problems.
- Operation and Maintenance (O&M). These are long-term activities to ensure that the remedial actions are maintained and functioning properly until they are completed. As further explained in Section 2.6, the U.S. Air Force is in the Operation and Maintenance phase of this process.

A Community Relations Program to promote community involvement and awareness is part of the cleanup program and part of the CERCLA process. All documents produced through the CERCLA process and pertaining to the Mather IRP may be found in the Information Repository and Administrative Record locations listed in Appendix D.

2.5 Contaminants and Potential Exposure Pathways

Chemical analyses of groundwater and soil samples collected at Mather during the above investigations have indicated the presence of a variety of contaminants that include diesel fuel, gasoline, lead, oil, grease, polyaromatic hydrocarbons (PAHs), dioxins, furans, pesticides, and volatile organic compounds (VOCs). Volatile organic compounds are carbon-containing compounds that evaporate readily at room temperature. VOCs are commonly used in dry cleaning, metal plating, and metal degreasing. Some are contained in fuel mixtures. Specific volatile organic compounds found at Mather are benzene, toluene, ethyl benzene, and xylenes (BTEX), trichloroethene (TCE), tetrachloroethene (PCE), and carbon tetrachloride. These chemical compounds can be considered toxic and/or hazardous to humans and have the potential to adversely affect the environment.

The effects that exposure to these chemicals may have on human health depend on the characteristics and amounts of the specific chemical or chemicals, on the individual exposed, and on the length and type of exposure. The existence of chemicals does not necessarily result in health effects. Exposure must occur before health effects occur. For example, contaminated groundwater is not used for drinking and therefore there is no exposure through ingestion. In other words, there is not a completed exposure pathway for chemicals in groundwater.

Several potential pathways to human exposure exist at the former Mather AFB, however, these pathways are prevented from occurring by the cleanup program:

- I. Ingestion of contaminated groundwater or soil
- II. Direct skin contact with contaminants
- III. Inhalation of airborne contaminants

If exposure occurs, health effects can be acute or chronic, depending on the chemical. Some chemicals are more typically associated with acute, sudden, adverse health effects, which become apparent soon after a single high-level exposure. These acute effects might be mild and reversible such as a headache or rash, or they might be irreversible such as damage to vital organs. Chronic health effects or symptoms that may persist for a long duration may become apparent after a long-term, low-level exposure. Chronic effects can result in cumulative damage to organs such as the liver, lungs, or kidneys, and may result in diseases such as cancer.

Health risk assessments conducted for hazardous waste sites are based on conservative assumptions about the likelihood of exposure. Risks associated with drinking contaminated groundwater are derived assuming that an individual drinks two liters of contaminated water daily for 30 years and lives to 70 years of age. The EPA sets the exposure assumptions, but actual exposure is usually less frequent or occurs over a shorter period of time.

2.6 Remediation Activities

In 1982, the Air Force began environmental investigations at Mather in phases, some with several stages. Initially, the only IRP site Mather had listed on the National Priorities List was the Aircraft Control and Warning site. Constructed in the 1950s as part of the Air Defense Command early-warning system, the site is near the east/central portion of the former base. The groundwater plume at this site reportedly resulted from disposal of solvents in a waste disposal pipe or drywell from 1958 to 1966. The trichloroethylene (TCE) plume is over 100 feet below the ground surface, and extends from the vicinity of the radar dome to the former military family housing area.

By 1990, the entire base was on the National Priorities List, and a total of 69 IRP sites had been identified and segregated into groups known as Aircraft Control and Warning, Groups 2 and 3, and the Underground Storage Tank (UST) sites. Between 1990 and 1998, an additional 20 sites were added to the total count. Currently, 89 sites are divided into six operable units (OUs) per guidance in CERCLA and the Federal Facility Agreement. Operable Units are groupings of sites with similar media (e.g., soil or groundwater), contamination types, geographic locations, or cleanup technologies. Contamination was found at most of the sites and four major groundwater areas. The Air Force has and will continue to safeguard the community against any exposure.

To ensure a safe drinking water supply, groundwater is monitored on and off Mather. Two granular activated carbon filtration systems were installed on off-base drinking water wells in 1997, and during the summer of 1999, the Air Force installed five off-base extraction wells. Since then wells have been added to improve the effectiveness of the system.

More than 600 testing and treatment wells are in use at Mather as part of the groundwater cleanup. Thirtyfour wells extract water for treatment, eight are injection wells that return cleaned water back into the ground, and the rest are monitoring wells, used to track and measure contamination. To date, more than 12 billion gallons of groundwater have been pumped out of the ground and treated at Mather. Some 4,050 pounds of solvents have been removed from the water and the cleaned water is injected back into the ground or used to maintain the level of Mather Lake during the dry season. Groundwater cleanup through pump-and-treat technology is expected to operate for up to 60 years at some sites

The soil cleanup at Mather is in its final stages. Eighty sites have been cleaned up, to include soil sites and landfills. There are also four groundwater plumes and eight soil sites with final remedies in place. Three sites were "capped," or covered with impervious barriers. Such barriers keep rainwater from percolating through the waste and being transported into the groundwater. Landfills are monitored to make sure the waste is contained. These capped sites, and all other sites with contaminants remaining in place, have institutional controls in place as part of their remedies. Institutional controls place limitations on how the land can be used in the future to eliminate potential exposure to contaminants left in place. Five soil cleanup systems (soil vapor extraction and bioventing) are still in place. Soil vapor extraction vacuums chemical vapors from the spaces between the grains of soil above the water table. Bioventing pumps air underground so oxygen moves through the soil to promote the destruction of contamination by microorganisms such as bacteria and fungi.

In addition to the ongoing monitoring and operation of these systems, the Air Force will continue to monitor and maintain the landfills to insure the effectiveness of the remedies remain protective of human health and the environment.

In 2011 the EPA concurred with the Air Force determination that all systems were "operating properly and successfully" for remediation of groundwater and soil sites. Through fiscal year 2013, the cost of Mather's cleanup was approximately \$134 million, and the Air Force expects the cleanup to take another \$57 million to complete.

2.7 Future Cleanup Work at Mather

The environmental cleanup program at Mather is nearing completion. Six SVE/bioventing systems remain in operation (as of early 2014) and all but one of those are expected to be closed by the end of 2015. The SVE system at Site 23 is expected to continue operating through 2016.

The groundwater treatment systems are expected to continue operating for estimated periods ranging from about IO years for the Aircraft Control and Warning system to about 50 years for the Main Base/Strategic Air Command Area system. Maintenance and monitoring of the landfill sites and monitoring related land-use restrictions will continue for as long as significant contamination remains at these sites.

2.8 Base Closure and Conversion to Civilian Reuse

In June 2013, the Air Force and Sacramento County celebrated the final transfer of the last Air Force property at the former Mather Air Force Base. Three parcels transferred to the Department of Interior who will in turn deed these parcels to Sacramento County. Mather's reuse and development where contamination still exists requires careful coordination between the Air Force, the community, and regulatory personnel. Key partners involved in developing Mather into a thriving business park and aviation center are the Air Force Civil Engineer Center, Sacramento County, McCuen Properties, the US EPA, and the State of California. Sacramento County, the recipient of most of the property at Mather, retained McCuen Properties LLC to market and manage the property consistent with the decision documents pursuant to the Final Environmental Impact Statement for the Disposal and Reuse of Mather AFB.

As of late 2013, the airport and surrounding commerce center had 80 employers with more than 6,000 employees. Employers include the Veteran's Affairs Medical Center, Blood Source, Sutter Health, California Emergency Management Agency, and the Federal Aviation Administration.

Section 3. Community Background

This section contains a profile of the community potentially impacted by environmental contamination from Mather (primarily residents south of the American River within a five-mile radius of the former base). It also includes a history of the community involvement at Mather. Information for statistical comparison was obtained from the U.S. Census Bureau, Census 2010.

3.1 Community Profile

The report, "*Profile of General Demographic Characteristics: 2010*" (U.S. Census Bureau, 2010) provides information on total population; gender; age; race; household relationships; household by type (i.e., family households with children or nonfamily households, including average household size and average family size); housing occupancy and housing tenure for the Rancho Cordova Census Designated Place.

The publication, "Facts & Figures, Facts on the City of Rancho Cordova" (SACOG, 2010) provides information on total population, employment status, and household income. Rancho Cordova incorporated as a city on July I, 2003. The City has a population of approximately 65,000. Significant businesses in Rancho Cordova include Aerojet Rocketdyne, Vision Service Plan, Franklin Templeton, Teale Data, MCI, Delta Dental, Verizon, EDC, and Health Net Inc.

	Rancho Cordova	State of CA
AGE		
Median age (years)	33.1	35.1
19 years and younger	29%	28.20%
20-44 years	38.40%	35.90%
45-64 years	23.40%	24.70%
65 years and older	10.20%	11.40%
RACE		
White	60.40%	57.60%
Black or African American	10.10%	6.20%
American Indian and Alaska Native	1.00%	1.00%
Asian	12.10%	13.00%
Native Hawaiian and other Pacific Islander	0.90%	0.40%
Two or more races	7.00%	4.90%
Hispanic or Latino	19.70%	37.60%
White alone, not Hispanic or Latino	52.30%	40.10%

The following table compares the Rancho Cordova's population to the population of the State of California:

In 2010, there were approximately 25,479 housing units in Rancho Cordova. From 2007-2011, 55.2 percent of housing units were owner-occupied while 44.8 percent were rentals. The average household size of owner-occupied units was 2.76.

From 2007-2011, the median household income was \$53,878, compared to the State of California median household income of \$61,632.

Section 4. Community Relations Program

4.0 Community Relations Program

Public involvement and awareness helped the Air Force determine the best technical solutions to the environmental issues at Mather. This section summarizes the goals and history of the Community Relations Program and describes the various components that make up the program.

4.1 Goals of the Community Relations Program

The goals of the Mather Community Relations Program are to:

- Provide concerned and/or interested citizens with information about the cleanup program and opportunities to express and discuss their concerns.
- Ascertain the needs and concerns of the community through two-way communication.
- Revise the Community Relations Program as needed to reflect changing community concerns.
- Encourage open communication and the free flow of timely and accurate information about the cleanup program with the public.

The Air Force will conduct the following activities, as needed, to achieve these goals.

- Provide periodic updates, as needed, to key stakeholder groups, such as the Rancho Cordova City Council, local homeowners associations, and the Cordova Community Council
- Hold public meetings or informational sessions (i.e. posterboard sessions, open houses) if needed
- Publish public notices as required by CERCLA, such as for the Five-year Review
- Engage the community, as needed, through appropriate outreach efforts including flyers, fact sheets, newsletters, or one-on-one meetings
- Produce accurate and understandable information

4.2 Components of the Community Relations Program

This subsection provides an overview of activities conducted by the Air Force as part of the IRP, in coordination with USEPA and DTSC, to inform and involve the public throughout the cleanup process. Some of these activities are required by regulations or recommended by guidance. Other activities are supplemental and are conducted to further the community involvement in the IRP. Many of the activities listed below have been conducted more frequently in the past or even discontinued as a result of the decrease in community interest in the program, and because the cleanup program is nearing completion. Of the activities listed below, the Air Force will continue to maintain an Administrative Record, Information Repository, mailing list, and a website with information about the Mather cleanup program. The other activities will be conducted as needed based on changes in the cleanup program or community interest. Based on the data shown in Section 3.1 the Air Force concluded that it was not necessary to distribute information in any other language than English.

Community Relations Plan

The Community Relations Plan is a public document that organizes and explains how the Air Force provides information on the cleanup and involves the community. The plan governs the Community Relations Program. It describes the history and status of the cleanup program at Mather, the IRP, the CERCLA process, and community relations activities.

The Community Relations Plan was designed in accordance with guidance from the USEPA, DTSC, and the Air Force.

Administrative Record

The Administrative Record consists of all the documents and correspondence used by the Air Force, USEPA, and State of California to make decisions about cleanup that are documented in the RODs. Mather's Administrative Record is located in the AFCEC Western Region Execution Center office at the former McClellan Air Force Base:

AFCEC WREC, 3411 Olson Street, McClellan, CA 95652 Hours: Monday through Thursday: 9:00 a.m. to 3:00 p.m. and every other Friday Contact: AFCEC WREC Public Affairs at (916) 643- 1250, ext. 257 Mather's Administrative Record is also available online at: http://afcec.publicadmin-record.us.af.mil/Search.aspx

Fact Sheets

The Air Force prepares and publishes fact sheets to help explain specific topics and increase the community's knowledge of cleanup at Mather. The Air Force will distribute fact sheets as needed to various stakeholder groups, and will post them on the Mather website at: http://www.afcec.af.mil/brac/mather/index.asp

Newsletters

Newsletters addressing pertinent environmental issues or milestones will be published as needed and distributed to the mailing list and will be made available on the Mather website.

Mather Mailing List

The Air Force maintains a mailing list, consisting of interested citizens, regulatory agencies, media, government officials, and civic and community groups. People on the mailing list receive newsletters, fact sheets, environmental updates, flyers, and other documents.

If you are interested in being on the Mather mailing list, please call (916) 643-1250, Extension 257.

Open Houses/Posterboard Sessions/Site Tours

Open houses, poster board sessions, and site tours may held as needed. These events will be publicized through local media outlets such as newspapers and radio, mailings, and/or through flyers posted in public places.

Public Notices and News Releases (News/TV/Radio Releases)

Public notices (paid newspaper advertisements) will placed in local papers as needed to announce general public meetings, the release of certain CERCLA documents and public comment periods. News releases will be issued to local media as needed to publicize timely information about the cleanup effort.

Public Meetings

Public meetings will be held as needed to provide information about the IRP and opportunities for community involvement. Written and oral comments are taken from the public and an official verbatim transcript is published when appropriate. Prior to a public meeting, a paid display advertisement is placed in one or more of the local newspapers. However, it is not anticipated that any more public meetings will be required.

Public Comment Period

Federal law requires that formal public comment periods be conducted for key documents pertaining to proposed remedial and removal activities to solicit public input. However, the Air Force does not anticipate that any more public comment periods will be required.

Website

The Mather website is located at: http://www.afcec.af.mil/brac/mather/index.asp. The website contains basic information about Mather and the cleanup program. The web site will be updated as needed, and newsletters and fact sheets will be posted on the site.

Community Relations Staff

The Public Affairs Officer for the Air Force provides information, coordinates public meetings, reviews documents for clarity and effectiveness and responds to community inquiries and concerns. A public Participation Specialist for DTSC, and the Community Involvement Coordinator for EPA, are also available to assist the public.

Air Force Community Relations staff can be reached at:

Air Force Civil Engineer Center 3411 Olson Street McClellan CA, 95652 Phone: 916-643-1250 ext 257 Email: afrpa.west.pa@us.af.mil

Restoration Advisory Board (RAB)

The Mather RAB was active from 1994 to 2011. It comprised volunteer members of the community and representatives from the Air Force, EPA, and state regulatory agencies supported the RAB. It was adjourned after all cleanup decisions had been made and attendance at RAB meetings had dwindled. A volunteer group of citizens, the Mather RAB met for more than 17 years to advise the Air Force and regulators of the environmental concerns at Mather. RAB members performed a variety of functions, including community outreach, reviewing plans and documents, and advising the Air Force of community concerns and priorities as they relate to environmental cleanup.

The following timeline summarizes RAB adjournment events:

Held a RAB meeting on May 25, 2011, to explain the adjournment process and solicit comments.

- Published a public notice on May 18 in the Grapevine Independent and May 25 in The Sacramento Bee to advertise the 30-day public comment period regarding the proposed adjournment, held May 25, 2011 through June 24, 2011.
- Mailed a letter to the Mather RAB members on August 3, 2011, notifying them that the RAB had been adjourned. The letter listed a website and phone number that community members could use to access more information on the adjournment and continuing cleanup activities.
- Held final RAB appreciation meeting on August 31, 2011.
- Published a public notice on Dec. 16 in the Grapevine Independent and Dec. 21 in The Sacramento Bee announcing the adjournment of the Mather RAB.

4.3 Community Interviews and Community Concerns

As part of the Community Relations Plan update, a series of interviews were conducted to evaluate opinions and concerns regarding the environmental restoration activities at Mather.

In May and June 2014, 12 community members were interviewed in person, over the phone, and one by written questionnaire. Interviewees included the local Sacramento County Supervisor, the City of Rancho Cordova Vice-Mayor (also a former RAB member), Sacramento County Deputy Director of Economic Development, a Sacramento County Supervising Environmental Specialist, the Mather Airport Manager, a former RAB co-chair, the Elementary Program Coordinator for Sacramento Splash, the Mather Sports Complex

Operations Supervisor, a member of the Sacramento Fire Department, the External Affairs representative for the California American Water Company, and two board members for the Mather Independence Housing Homeowners Association.

The Sacramento County Supervisor, Deputy Director of Economic Development, California American Water representative, Airport Manager, the Rancho Cordova Vice-Mayor, and the Homeowners Association board members expressed knowledge of and satisfaction with the completed and ongoing environmental cleanup efforts at Mather and that the Air Force, regulatory agencies, county, and community have worked well together to accomplish the cleanup and redevelopment of the site. Several interviewees noted that they were pleased with the positive benefits (e.g., jobs, recreation, and habitat preservation) that have resulted from cleanup and redevelopment of the site.

The Sacramento County Supervisor and Rancho Cordova Vice-Mayor indicated that they understand that groundwater cleanup will take many more years, but that the Air Force is working towards accomplishing the cleanup goals. The Vice-Mayor noted the general decline in interest in the Mather cleanup by the community and attributed that in part to confidence from the community that the cleanup will be completed. The County Supervisor also noted the community's confidence in the Air Force and regulatory agencies to achieve the cleanup goals and that the Air Force and regulatory agencies work together to resolve issues when they arise. The County Supervisor and Vice-Mayor also noted that most community members generally are not that interested in the cleanup at Mather unless something important happens. Then people want to be informed or will ask why they have not been informed.

The Rancho Cordova Vice-Mayor noted his appreciation for being part of the former RAB and being able to share his knowledge about the cleanup activities at Mather with others. The former RAB co-chair expressed a similar sentiment regarding the RAB as being a place to learn and keep the community informed about the cleanup at Mather. She did note, however, that she has no current knowledge on the cleanup at Mather and found that the last newsletter she received in 2012 was not very informative.

Two community members did not feel well-informed about the cleanup program at Mather. The Mather Sports Complex Operations Supervisor noted that she has seen activity going on at Mather but did not know what kind of work was being done. The Fire Department member stated that he does not feel well informed, but said there is really no need for him to be informed. He assumed there was a cleanup program since Mather is a former Air Force Base, but hasn't seen any effects in the surrounding community, nor is aware of any community concerns about the environmental cleanup.

The Elementary Program Coordinator for Splash stated that she had not actively sought out information. She also noted her concern about preserving two vernal pools where development is being planned, although she did indicate she understands the balance between protection of habitat and land development. It should be noted that the two vernal pools mentioned in the interview are not in areas where Mather environmental cleanup activities are occurring.

The majority of the interviewees were not aware of any current community concerns regarding the cleanup at Mather. One exception was the California American Water representative said there are concerns from customers about contamination in the water. He suggested continuing outreach efforts to explain that the water is being treated and healthy water is being served to the community.

One member of the Mather HOA noted that when she first moved to Mather in 2004 she heard some concern about the residual effects of the environmental cleanup and whether everything would be taken care of, but since then she has not heard any other concerns. She said just from watching what's going on and seeing how quiet it has been she has confidence that it is being done correctly.

A common comment received from the community representatives was the importance of continuing to distribute information and making information available about the ongoing cleanup actions at Mather, especially to key stakeholders, such as the City Council, Cordova Community Council, and homeowners associations.

The former RAB co-chair stated that newsletters with more in-depth information about the cleanup activities at Mather should be distributed more frequently and suggested an annual summary be distributed through the mail. Most interviewees indicated their preference for receiving information through email. However, they suggested other methods of communication that other community members may find useful such as: hosting periodic public meetings; providing periodic updates at Cordova City Council meetings, which are televised, documented in the public record, and minutes posted on the city website; posting on the Grapevine Independent website; creating a Mather website (e.g., on Facebook and recruit followers); and leaving information at City Hall. The former RAB co-chair was the lone interviewee who commented on the current Mather website, which in her opinion is not very useful and of which she thinks most people are unaware.

One member of the Mather HOA suggested that providing an informative briefing at their monthly HOA meeting would be a good outreach method. Another member of the HOA suggested using the HOA newsletter as a vehicle to provide a brief update because everyone in the neighborhood gets it in their monthly bill.

A member of the Mather HOA stated that as far as communicating with the community in general goes public meetings are typically not the way to go, because people don't attend meetings. He said if there were information the Air Force needed to get out to the community, direct mail would be the best way to go – or email for people we have email addresses for.

The interviewees also suggested reaching out to other entities (e.g., Sacramento Metro Fire, Mather Airport, Rancho Cordova Elks Lodge, county parks, local school district, Sacramento Splash, Independence Housing, and Veterans Affairs Hospital) that have a presence at Mather to keep them informed of the cleanup activities at Mather.

4.4 Community Relations Program Schedule

Community relations activities will continue as needed throughout the duration of the cleanup activities. Some cleanup activities are expected to accomplish their goals in the next few years, such as the cleanup of soil using soil vapor extraction (SVE) and/or bioventing systems. Other activities will require a decade or more, such as operation and monitoring of the groundwater cleanup systems, and monitoring of the closed landfills.

The activities listed in this section may be implemented according to any of the following three schedules:

- Scheduling based on minimum Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) requirements. CERCLA law and associated regulations require that community relations activities are performed at specific times during the cleanup process.
- Scheduling based on significant milestones. When the Air Force reaches significant milestone in the cleanup at Mather, it will implement appropriate community relations activities as resources permit.
- Response to community concerns, as questions come in they will be addressed in a number of ways.
- Recommended ongoing schedule. Due to the scope of the environmental cleanup process, many months may pass between significant milestones. As resources permit, the Air Force will conduct community relations activities on a regular basis to keep the community informed of environmental restoration progress. The following ongoing community relations activities are planned for Mather: Mather website updates, Administrative Record updates and periodic updates using mass communication, newsletters, fact sheets.

Section 5. References

Air Force Civil Engineer Center, 2014. Mather Five-Year Review Report, 4th Edition.

Air Force Civil Engineer Center, 2010. Mather Five-Year Review Report, 3rd Edition.

2006 Department of Defense (DoD) RAB Rule Guidance.

Department of Defense Environmental Restoration Program (DERP) Installation Restoration Program (IRP)

US Environmental Protection Agency (USEPA). Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA)

"Facts & Figures, Facts on the City of Rancho Cordova" (SACOG, 2010)

Responses to Comments on the Draft Community Relations Plan, Mather AFB, California

No.	Comments	Responses			
Comme	Comments from Nathan Schumacher, DTSC Public Participation Specialist				
REVIE	W OF RESPONSES TO COMMENTS				
1.	Response to General Comment 1: The contents of the Draft Public Participation Plan covered nearly all of the recommended sections. Implied references to documents or even quotations of documents are mentioned within the document, yet there is no list of references.	A reference page (Section 5, page 17) was added to the document.			
2.	Response to General Comment 1: The Community Profile of Rancho Cordova provides the reader with a good summary of this community.	Noted. No change was made to the document.			
3.	Response to General Comment 1: This draft Public Participation Plan uses the information given in the interviews appropriately.	Noted. No change was made to the document.			
4.	Response to Specific Comment 1: Section 1-1, first paragraph, page 2: The official name of the Water Board is (as taken from the web site) "Regional Water Quality Control Board, Central Valley Region". Please change accordingly throughout the document.	Document was changed as suggested.			
5.	Response to Specific Comment 2: Section 2-2, third paragraph, bottom of Page 5: It now reads "In 1945, a unique program for aircraft observer training began that became the forerunner of today's navigator training". This would lead the reader to believe that the program is on-going at Mather. This is incorrect. I suggest the following to clear up any possible misunderstanding: "In 1945, a unique program for aircraft observer training began that became the forerunner for the Air Force's current navigator training".	The Air Force changed the sentence to the following: "In 1945, a unique program for aircraft observer training began. That program became the forerunner for the Air Force's current navigator training that continued at other bases after Mather closed in 1993."			
6.	Response to Specific Comment 3: CERCLA, Section 2.4, Page 8, First Paragraph: This discussion would be strengthened by adding another sentence right after the explanation of Operation and Maintenance. I suggest this: "As further explained in Section 2.6, the U.S. Air Force is in the Operation and Maintenance phase of this process."	The Air Force added this suggestions as an additional sentence.			

No.	Comments	Responses
7.	Response to Specific Comment 4: Community Profile, Section 3.1, Page 5, discussion of the demographics table: Are there no conclusions to be drawn from this table? Is the smaller Hispanic population of significance? Is the number of rental properties of significance?	The Air Force added the following sentence at the end of Section 4.2: "Based on the data shown in Section 3.1 the Air Force concluded that it was not necessary to distribute information in any other language than English."
		For the 2nd part of the comment regarding the number of rental properties, no significant conclusion has been drawn from this that impacts the CRP, and therefore there has been no change to the document relating to this comment.
8.	Response to Specific Comment 4: Components of the Community Relations Program, Section 4.2, Page 13, last sentence on the page: This last sentence more appropriately belongs in the paragraph on public meetings. Also, a new sentence would then be substituted: "However, the Air Force does not anticipate that any more public comment periods will be required."	The Air Force incorporated this suggestion into the document.



ADMINISTRATIVE RECORD

FINAL PAGE