



Oregon

Tina Kotek, Governor

Department of Environmental Quality

Western Region

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June 11, 2024

Rachel Mceneny
Benton County
4500 SW Research Way
Corvallis, OR 97333

RE: No Further Action Determination
for Camp Adair Site No. 2
LUST No. 02-94-4143
DOD AOPC 5B

Dear Rachel:

The Oregon Department of Environmental Quality (DEQ) has completed a review of the available information for Camp Adair Site No. 2. The site is located at 7170 NE Arnold Ave, Adair Village, OR Tax Lot 10430D000500.

DEQ has determined that remedial action to address environmental contamination at Camp Adair Site No. 2 is complete, and no further action is required. This determination is a result of our evaluation and judgment based on the DEQ regulations and the facts as we now understand them including the following:

- The Situational Awareness Geospatially Enabled (SAGE) Facility Tank Site, also known as Tank Site #2 or Area of Potential Concern (AOPC) 5B, was part of the former Camp Adair military base in Benton County. The site was originally developed by the Department of Defense (DOD) as part of a Cold War-era radar defense infrastructure, consisting of a three-story technical building powered by diesel engines from an adjoining powerhouse. The diesel engines' fuel tank farm included heavy oil and diesel oil tanks, on the south side of the powerhouse. This tank farm featured four 30,000-gallon diesel tanks (Tank Nos. 4-7), one 15,000-gallon diesel tank (Tank No. 8), and one 2,000-gallon diesel tank (Tank No. 9), with contaminated soils primarily associated with Tank No. 7. The tanks were decommissioned after being out of service for approximately 35 years.
- During the decommissioning of the USTs in 1994, the site was found to be contaminated with petroleum hydrocarbons. Subsequent investigations in 1995 revealed additional contaminated soils at a storm sewer line adjacent to the southern edge of the excavation.
- The decommissioning and cleanup activities at the site involved removing approximately 1,200 cubic yards of petroleum-contaminated soils from the UST cavities and adjacent storm sewer, with excavation dimensions of approximately 70 ft x 83 ft x 19 ft. Above-ground piping was removed to access the tank pit, and contaminated storm sewer line were replaced. Confirmation soil samples verified cleanup effectiveness, and water samples showed no detections for all appropriate analytes except heavy oil at 16,000 ug/L. Water samples from the storm sewer lines showed no detections for TPH and BTEX, but carcinogenic PAHs were above regulatory limits. No groundwater was encountered, and the tanks were backfilled with clean soil.

- Contaminant concentrations in soil and groundwater exceeded regulatory limits used at the time. However, concentrations were below regulatory limits in most areas following remediation.
- The site is currently occupied by the Willamette Carpentry Training Center, serving as a vocational training facility, with surrounding land uses compatible with its current and historical uses. Groundwater beneath the site is not currently used for drinking water or other beneficial purposes, and there are no known groundwater wells within the immediate vicinity. The site is not located near any surface water bodies or watercourses, and there are no known surface water intakes downstream from the site.
- Potential risks to human health were mitigated through the removal of contaminated soils and the replacement of storm sewer lines. Potential risks to ecological receptors are minimal, given the site's location and the nature of the contaminants.
- Contamination levels remaining at the site in 1995 are below our current risk-based criteria. This work was done 40 years ago, and we would expect that significant degradation of the contamination would have naturally occurred, further reducing the contaminant levels and risks to human health.

Based on the available information, soil conditions at Camp Adair Site No. 2 are currently protective of public health and the environment in accordance with Oregon environmental cleanup law, Oregon Administrative Rules 340-122-0205 through 340-122-0360. The site requires no further action unless new or previously undisclosed information becomes available, or there are changes in site development or land and water uses, or more contamination is discovered. DEQ has updated Your DEQ Online (YDO), DEQ's environmental data management system, to reflect this decision.

This letter only applies to the LUST release discussed above. The former SAGE facility building was not included in this assessment. If any contaminated media is encountered in the future, it must be handled and disposed of in accordance with local, state, and federal regulations.

A copy of the project file supporting this No Further Action decision can be viewed at Your DEQ Online (YDO). Navigate to the public project records at <https://ordeq-edms-public.govonlinesaas.com/pub/pub-rcd/projects> and use search criteria: keyword 02-94-4143. Then click on the blue "i" button for Public Project Info. DEQ recommends keeping a copy of all the documentation associated with this remedial action with the permanent facility records. If you have any questions, please contact Telicia Hixson at (503) 995-9491, or via email at telicia.l.hixson@deq.oregon.gov.

Sincerely,

Peter F Donahower

Peter Donahower, Manager
Petroleum Cleanup Section

Attachment: Figure 1: Site Location Map

ec: ORMS LUST02-94-4143
Don Hanson, Oregon DEQ, don.hanson@deq.oregon.gov
Pat Hare, City of Adair Village, pat.hare@adairvillage.org



Figure 1

Site Location

Camp Adair Tank Site No. 2

AOPC 5B

Tax Lot 500

LUST 02-94-4143

No Further Action