



**HAWAII STATE
DEPARTMENT
OF HEALTH**

HEER NEWS

The Hawai'i Department of Health, Office of Hazard Evaluation and Emergency Response (HEER Office) has prepared this bi-monthly newsletter to provide select updates to recent and current HEER activities and announcements of future activities. With the newsletter the HEER Office hopes to better inform the environmental community and general public of the roles and services that the agency offers and performs.

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Contact Information is located on page 4.

Voluntary Response Program (VRP) – Lowe's Site Remediation Complete

The remediation of the former ConocoPhillips Honolulu bulk fuel terminal in the Iwilei commercial-industrial area of Oahu has been completed under the oversight of the HDOH HEER Office using the Voluntary Response Program (VRP). Construction of a Lowe's Home Improvement Warehouse (Lowe's HIW) is scheduled to commence in April 2010. The site is located adjacent to Home Depot, Dole Cannery, and the former GASCO facility.

A century of industrial impact

The site has been in continuous industrial use since at least 1900 and was initially used as a fertilizer and chemical manufacturing and distributing facility. Bulk petroleum storage and distribution operations started in 1923. By the mid-1970s the site was used exclusively for bulk petroleum storage and distribution. In 2005, Lowe's HIW purchased the site from ConocoPhillips, with the intent of developing it into a Lowe's Home Improvement Warehouse. Lowe's also acquired the adjoining parcel operated by BEI Hawaii with the intent of future expansion. In 2007, the ConocoPhillips Honolulu bulk fuel terminal, containing several large aboveground fuel storage tanks, above-ground and underground petroleum pipelines, tanker truck loading racks, and a warehouse, was demolished.

Over the course of a century, the site was contaminated by numerous releases of pesticides and petroleum products. During the site characterization conducted under the VRP, free product, petroleum hydrocarbons, volatile organic compounds (VOCs), halogenated volatile organic compounds (HVOCs), polycyclic aromatic hydrocarbons [PAHs], pesticides, and metals were detected above Tier 1 DOH action levels.

HDOH-HEER Oversight

Lowe's entered into the VRP by signing an agreement to participate in the VRP with the HEER Office on February 23, 2005. The State of Hawai'i developed the VRP in 1997 to encourage owners and purchasers of properties to voluntarily investigate and cleanup contaminated sites. The VRP offers participants technical guidance, timely oversight, and regulatory assurance of completed cleanups. Most importantly, upon completing the VRP, participants are exempt from future environmental liability for contaminants identified in the VRP agreement. The exemption from future liability is transferable to subsequent prospective purchasers. Under the VRP, the site was investigated and remediated under the oversight of the HEER Office, in accordance with requirements under the Hawaii Environmental Response Law (HERL).

Investigation and Cleanup Activities

In 2006, a comprehensive summary of environmental information relating to the property and general work plan and data gap analysis were completed. In 2007, the Detailed Work Plan and Site Characterization were completed. The Remedial Alternatives Analysis, Environmental Hazard Evaluation, Draft Response Action Memorandum and Public Participation Plan, and Final RAM were completed in 2008. Remediation of the site was completed on July 2, 2009.

Between June 2008 and July 2009, 27,646 tons of petroleum-contaminated soil (PCS) was excavated and remediated onsite using a thermal desorption unit; 1,797 tons of PCS was excavated and disposed of at permitted landfills; and approximately 1,266 gallons of free product was recovered from excavations where groundwater was exposed. The remediated soil was subsequently used as backfill onsite.

Additional monitoring and engineering controls to be installed during construction of the Lowe's HIW include a soil vapor barrier and vapor venting system, storm drain slurry walls, groundwater monitoring wells, and an ozone injection system. Environmental Hazard Management Plans for On-Site and Off-Site Construction will be implemented prior to construction in order to reduce exposure of construction workers and the general public to the remaining contaminants at the site and off-site, in the immediate vicinity of the planned store. Groundbreaking for the new Lowe's HIW is scheduled for April 2010. For more information, contact the VRP Coordinator, Mr. Steven Mow at the HEER Office.



Top – Soil excavation and treatment.

Bottom – Post cleanup view of the site.

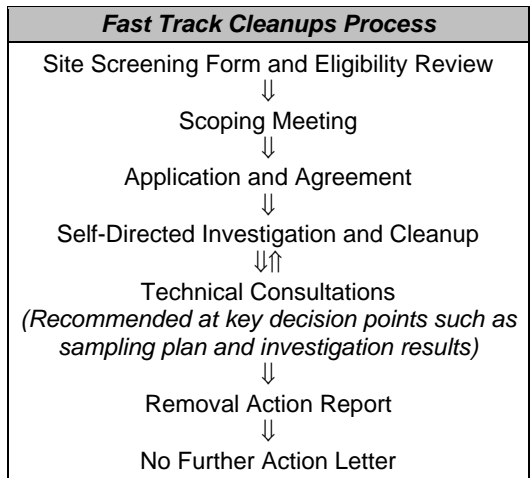
HEER News and Activities

Fast Track Cleanups (FTC)

Fast Track Cleanups (FTC) was first unveiled in October 2008 at the Fourth Hawai'i Brownfields Forum. Since that time, participants have successfully achieved site closure and a No Further Action letter through FTC. The benefit of FTC is that it allows participants to conduct a voluntary investigation or cleanup with HEER Office oversight, but it is designed to streamline and expedite the process. FTC is intended to save time and resources for both the participant and the HEER Office but still achieve site closure in accordance with applicable state legislative requirements. The purpose of this article is to raise awareness of the process and provide a brief overview of the FTC structure and benefits.

The FTC process starts when the prospective participant submits a site screening form to the HEER Office, which summarizes site conditions and environmental concerns. The HEER Office will review the screening form and schedule a scoping meeting with the applicant to go over the FTC process and determine site eligibility. Once eligibility is determined, the applicant may enter into a FTC agreement with the HEER Office.

Participants in FTC conduct a self-directed investigation or cleanup, which places a greater burden of technical responsibility on the participant. The HEER Office strongly recommends technical consultations at key decision points during this process. Following completion of the investigation or cleanup, the HEER Office will review the removal action summary report, including the environmental hazard evaluation, to determine if the response actions were completed to a level that is protective of human health and the environment according to the HERL and the SCP. If no additional cleanup is deemed necessary under relevant requirements for either unrestricted land use or commercial/industrial land use, the HEER Office will issue a No Further Action Letter. For more information, refer to Section 15 of the online Technical Guidance Manual (TGM) which can be accessed at: <http://www.hawaiidoh.org/tgm.aspx> or contact the FTC Coordinator, Mr. Bruce Tsutsui at the HEER Office.



Public Records Update

There are a number of ways to electronically access site-specific information about properties under HEER Office oversight. The resources described below have recently been updated. These are free to download from the Public Records section of the HEER Office website. For more information contact Marsha Mealey at the HEER Office.

HEER Facility/Site Quick Lookup Spreadsheet – These are Excel spreadsheets listing facilities, sites or areas in which HEER has an interest, has investigated or may investigate under HRS 128D (including CERCLIS sites). There are two separate files. The Sites of Interest Lookup Spreadsheet includes only those sites where follow up oversight has been initiated by the Site Discovery, Assessment and Remediation section. This list, updated in December 2009, includes all sites for which the SDAR section has an environmental interest, including military sites and older, inactive sites that have insufficient available information to make regulatory determinations about closure. The HEER releases Lookup Spreadsheet lists all releases reported historically and managed by the Emergency Preparedness and Response section. This list is updated less frequently and is due for an update this month.

State of Hawai'i HEER Office Public Record, State Response and Superfund Program Site Activities for the latest Federal Fiscal Year – This is a PDF file containing more detailed, single page summaries for approximately 450 sites under HEER jurisdiction. The pages are ordered by Island and Locality name and are easily searchable within Adobe Acrobat. This subset of sites includes sites that have ongoing environmental concerns or have been closed after 9/30/2008. This file does not include military sites or sites that were closed previous to 9/30/2008. This report is updated annually and was posted for FY 2009 on 1/6/2010.

Cost Recovery

The HEER Office is in the process of developing a cost recovery program. Many states already use a cost recovery program and the HDOH process will be consistent with cost recovery provisions within Hawai'i Revised Statutes 128D-5. Cost recovery will be for all sites for which the HEER Office provides regulatory oversight. The program is in the early stages of development, but is progressing quickly. The projected roll-out and implementation date is the end of the calendar year 2010. The HEER Office will provide regular updates on the program development through the use of the HEER News newsletter, website postings and a future workshop.

Workshops, Forums and Trainings

COMPLETED TRAINING – In September 2009, the HEER Office utilized funds provided by the U.S. Environmental Protection Agency to provide a three-day training course on groundwater sampling. The course was attended by 40 participants consisting primarily of environmental professionals, public officials, and other interested parties. The comprehensive course covered the basics of groundwater sampling, and consisted of classroom and field training sessions. Participants received first-hand experience with a variety of field equipment, including water-level indicators, purging and sampling devices, water quality field meters, and filtration equipment. Participants also received demonstrations of a variety of purging and sampling methods, including recent innovations in passive and no-purge sampling.

COMING SOON – In early April 2010, the HEER Office will host a workshop on updates to the state site investigation and cleanup process. The workshop objectives are to: discuss the cleanup review process, including a new checklist tool which can be used to evaluate the components and requirements of the new Technical Guidance Manual (TGM) with regard to standard site reviews; to present a brief overview of the cost recovery process currently in development; and to provide a status update on Fast Track Cleanups. The tentative date for the workshop is April 8, 2010. The HEER Office will send an invitation by email in the near future.



Above – A representative from Geotech Environmental Equipment demonstrates the use of a multi-probe field meter with flowcell. This instrument is used to measure water quality parameters while collecting samples directly from the well.

Announcements

NOTICE OF PUBLIC HEARING HAWAII EMERGENCY PLANNING AND COMMUNITY RIGHT-TO-KNOW ACT (HEPCRA)

Pursuant to sections 91-3 and 92-41, Hawaii Revised Statutes (HRS), the Hawaii Department of Health (HDOH) will receive written comments and hold a public hearing to receive testimony on its adoption of Hawaii Administrative Rules (HAR), Chapter 453 of Title 11, "Hawaii Emergency Planning and Community Right-to-Know Act" (HEPCRA).

The purpose for the adoption of HAR, Chapter 453 of Title 11, is to better implement and improve compliance requirements of the HEPCRA, Chapter 128E, Hawaii Revised Statutes (HRS).

The Public Hearing for the adoption of HAR, Chapter 453 of Title 11, will be held on **March 31, 2010 at 9:00AM to 11:30AM**. The meeting will be conducted statewide with the use of video conferencing capabilities in each of the following geographic locations:

Honolulu County – AAFES Building, 919 Ala Moana Blvd., 5th Floor Conference, Honolulu, Hawaii

Hawaii County – Hilo State Office Building, 75 Aupuni Street, Room 105, Hilo, Hawaii

Maui County – Wailuku State Office Building, 54 S. High Street, 3rd Floor, Conference Room B, Wailuku, Maui

Kauai County – The Lihue Health Center, 3040 Umi Street, Conference Room, Lihue, Kauai

Submitting Testimony: All interested persons shall be afforded an opportunity to submit testimony orally or in writing at the time of the hearing. Any persons desiring to give written testimony are asked to submit two (2) copies of their testimony at the hearing, or before, to the address provided below. Written testimony will also be accepted until close of business on May 5, 2010, at the HEER Office.

The proposed rules and other important information regarding this hearing may be accessed from the HEER Office website. For more information, contact Sharon Leonida or Beryl Ekimoto at the HEER Office.

COMING SOON REQUEST FOR COMPETITIVE SEALED PROPOSALS FOR NON-EMERGENCY ENVIRONMENTAL SERVICES

The HEER Office is currently preparing a Request for Competitive Sealed Proposals (RFP) to qualified contractors to provide comprehensive non-emergency environmental support services. The services are intended to assist the DOH in fulfilling its responsibilities under the Hawaii Environmental Response Law (HERL). Examples of required support services include, but are not limited to the following:

- Assessing and responding to contamination from releases of hazardous substances
- Evaluating risks associated with releases of hazardous substances.
- Supporting information management needs of the HEER Office
- Reviewing and analyzing technical reports
- Conducting research and analysis to support development of environmental policies
- Providing other technical assistance to support the State's non-emergency response program

The contract will be awarded for a maximum of five years, starting with an initial award for the first year, with the HEER Office exercising the option to renew the contract annually for up to four more years. The HEER Office will email announcements when the RFP package is ready for distribution, currently anticipated for late March 2010. When ready, copies of the RFP package will be available through the following sources:

- Hawaii State Procurement Office website: www.hawaii.gov/spo
- HEER Office website

Questions concerning RFP package may be directed to Bruce Tsutsui at the HEER Office.

CONTACT INFORMATION

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