

DEC 18 2006



DEPARTMENT OF THE NAVY  
BASE REALIGNMENT AND CLOSURE  
PROGRAM MANAGEMENT OFFICE SOUTHEAST  
4130 FABER PLACE DRIVE  
SUITE 202  
NORTH CHARLESTON, SC 29405

11101  
Ser BPMOSE dp/0031  
12 Dec 06

Mr. Gene Knisley, Operations Director  
Charleston Naval Complex Redevelopment Authority  
1360 Truxtun Ave, Suite 300  
N. Charleston, SC 29405-2005

Mr. David Smith, Senior Project Engineer  
South Carolina State Ports Authority  
P. O. Box 22287  
Charleston, SC 29413-2287

Subj: CHARLESTON CARETAKER SITE OFFICE EXCAVATION PERMIT LOG NO. 172

Ref: (a) SCSPA letter to CNCRDA dated October 13, 2006  
(b) Charleston Caretaker Site Office Excavation Permit request dated October 13, 2006

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Encl: (1) CSO Excavation Permit Log No. 172, approved with terms and conditions

Dear Mr. Knisley and Mr. Smith:

The subject excavation permit request, submitted via references (a) and (b), is hereby approved, subject to terms and conditions, as contained in enclosure (1).

If you have any questions or concerns about the approved permit request, please contact the undersigned at 843-743-2136 or via email at [dudley.patrick@navy.mil](mailto:dudley.patrick@navy.mil).

Sincerely,



DUDLEY PATRICK  
Remedial Project Manager  
Navy BRAC PMO SE

Copy to:  
David Scaturo, SC DHEC

# CHARLESTON CARETAKER SITE OFFICE EXCAVATION PERMIT

Requester: Fill out top portion, Sign and date.

<b>Location:</b> Former Charleston Naval Complex	<b>Contractor:</b> Owner: SCSPA / Contractor: TBD	<b>Date of Request:</b> October 13, 2006
<b>Has the proposed work been staked out?</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
<b>Facility/ Work involved (Please check below)</b>		
Excavation <input checked="" type="checkbox"/> Pavements <input checked="" type="checkbox"/> Overhead Lines : Underground Lines : Method of Excavation:	Drainage Ditches <input checked="" type="checkbox"/> Other: see attached <input checked="" type="checkbox"/> Utilities <input checked="" type="checkbox"/> Utilities <input checked="" type="checkbox"/> Hand <input checked="" type="checkbox"/> Ditcher <input checked="" type="checkbox"/>	Railroad Tracks <input type="checkbox"/> Communications <input checked="" type="checkbox"/> Communications <input checked="" type="checkbox"/> Power Shovel <input checked="" type="checkbox"/> Auger <input checked="" type="checkbox"/> <input checked="" type="checkbox"/> Other: see attached

**Scope Of Work:** (Depth, width, length, location & sketch as applicable, road closure, service interruption, etc.)

The scope of work includes the complete construction of a marine container terminal as described in the attached documents.

Excavator(s) must establish locations and depths of utilities in work area prior to digging. Locations of utilities as shown on drawing(s), are approximate and must be field verified by hand digging, cable/pipe locators or other approved methods

<b>Date Permit Required:</b> November 30, 2006	<b>Termination Date of Permit:</b> NA
<b>Signature of Requesting Official:</b> 	<b>Date:</b> October 13, 2006 <b>Phone Number:</b> (843) 884-5114

## Caretaker Site Office Review

<b>Points of Contact:</b>  <b>CPW :</b> Robert Sagasser (work) 529-0653 (page) 570-0390  <b>SCE&amp;G:</b> R.W. Smith (work) 745-6381  <b>RDA:</b> Gene Kniesley Sewer POC: (work) 747-0010	<table border="0" style="width: 100%;"> <tr> <td style="width: 60%;">                             1. Who is the current Land Owner/ Leasee? <span style="border: 1px solid black; padding: 2px;">SC State Ports Authority</span> </td> <td style="width: 40%;"></td> </tr> <tr> <td>2. Is the Area inside the CIA?</td> <td> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No                         </td> </tr> <tr> <td>3. Are any SWMU(s) impacted? If yes, list.</td> <td> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                         </td> </tr> <tr> <td>4. Are any AOC(s) impacted? If yes, list.</td> <td> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                         </td> </tr> <tr> <td>5. Has DHEC been notified?</td> <td> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                         </td> </tr> <tr> <td>6. Will soil need to be temporarily stockpiled?</td> <td> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No                         </td> </tr> <tr> <td>7. What constituents will soil be tested for?</td> <td></td> </tr> <tr> <td>8. Soil Test results above residential background?</td> <td> <input type="checkbox"/> Yes <input type="checkbox"/> No                         </td> </tr> <tr> <td>9. Soil Test results above industrial background?</td> <td> <input type="checkbox"/> Yes <input type="checkbox"/> No                         </td> </tr> <tr> <td>10. Area where soil is to be stockpiled?</td> <td>(See Attached Map)</td> </tr> <tr> <td>11. What is the serial # of forwarding letter to RDA?</td> <td></td> </tr> </table> <div style="border: 1px solid black; padding: 5px; margin-top: 10px; width: fit-content;">                         Permit approved subject to terms &amp; conditions, pages 2-5.                     </div>	1. Who is the current Land Owner/ Leasee? <span style="border: 1px solid black; padding: 2px;">SC State Ports Authority</span>		2. Is the Area inside the CIA?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	3. Are any SWMU(s) impacted? If yes, list.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	4. Are any AOC(s) impacted? If yes, list.	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	5. Has DHEC been notified?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	6. Will soil need to be temporarily stockpiled?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	7. What constituents will soil be tested for?		8. Soil Test results above residential background?	<input type="checkbox"/> Yes <input type="checkbox"/> No	9. Soil Test results above industrial background?	<input type="checkbox"/> Yes <input type="checkbox"/> No	10. Area where soil is to be stockpiled?	(See Attached Map)	11. What is the serial # of forwarding letter to RDA?	
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<b>CSO Authorizing Signature:</b> Dudley Patrick, RPM	<b>Date out:</b> December 12, 2006
<b>CH2MHILL/J.A. Jones Signature:</b> <span style="border: 1px solid black; padding: 2px;">N/A</span>	
<b>BEC Signature:</b> <span style="border: 1px solid black; padding: 2px;">N/A</span>	<b>Serial Number:</b> <span style="border: 1px solid black; padding: 2px;">172</span>
<b>CSO Officer Signature:</b> <span style="border: 1px solid black; padding: 2px;">N/A</span>	

CHARLESTON CARETAKER SITE OFFICE  
EXCAVATION PERMIT - TERMS & CONDITIONS

CSO Log Number: 172

Request Date: October 13, 2006

Requestor: SCSPA

Permit Approval: December 12, 2006 (With Conditions)

Location: Proposed Charleston Naval Base Container Terminal

Ref: (a) "Charleston Caretaker Site Excavation Permit, Charleston Naval Base Container Terminal", SCSPA letter to CNCRDA dated October 13, 2006

(b) Meeting with SCSPA, Navy BRAC PMO, SCDHEC, and S&ME held on October 3, 2006

(c) Meeting with SCSPA, Navy BRAC PMO, SCDHEC, S&ME, and CH2MHill held on November 14, 2006

Background

Requestor proposes to construct a marine container terminal at the south end of the former Charleston Naval Complex as described in reference (a) and discussed during references (b) and (c). The Navy has determined that except for those sites designated under the RCRA permit for the CNC as AOC 503, SWMU 9, AST 601 and UST 661, all remaining upland areas of the proposed terminal location have no known contaminated areas which should preclude the types of intrusive soils disturbance and/or construction activities described in reference (a). Accordingly, the Navy hereby approves reference (a) subject to the following specific terms and conditions:

Terms & Conditions

Non-disturbance of Sites: AOC 503; SWMU 9; AST 601 and UST 661

The Navy has determined that site AOC 503, depicted on the conceptual terminal layout included with reference (a), is an area with potential explosive safety concerns as discussed during references (b) and (c), and will be the subject of a Navy-directed and funded Explosive Hazard Assessment planned for the first quarter of 2007. No intrusive activities may be undertaken in this area until this assessment is completed and conditions agreed upon between the Navy, SCDHEC and the SCSPA for safe intrusive and/or construction activities within this AOC.

The Navy has determined that sites SWMU 9, AST-601, and UST-661 are within or closely adjacent to the proposed container location, as depicted on the conceptual terminal layout. SWMU 9 is a closed landfill site adjacent and directly west of the proposed terminal location. Two SWMU 9 groundwater monitoring wells, identified as H009GW005 and H009GW05D on Figure 1, appear to be within the footprint of the proposed terminal location. These two active wells must either be avoided during intrusive and/or construction activities or they may be relocated just outside the proposed

## CHARLESTON CARETAKER SITE OFFICE EXCAVATION PERMIT - TERMS & CONDITIONS

terminal location with the concurrence of the Navy and SC DHEC and at the expense of SC SPA. AST-601 is a former aboveground storage tank site near Building 601 east of Vesole Street. Nine active AST-601 groundwater monitoring wells, identified as HU44GW001, HU44GW002, HU44GW003, HU44GW009, HU44GW004, HU44GW006, HU44GW008, HU44GW005, and HU44GW07D on Figure 1, are all within the footprint of the proposed terminal location. During reference (c), SCDHEC was asked if they would evaluate data trends from these nine wells to determine if any or all might be abandoned in the near future. The Navy shall pursue that question with SCDHEC and will abandon those wells which it may be determined are no longer necessary and need not be replaced. All nine wells must be avoided during intrusive and/or construction activities until such time as SCDHEC determines that they may be abandoned. UST-661 is a former underground storage tank site near Building 661 adjacent and directly west of the proposed terminal location. During reference (c), SCSPA noted that other intrusive and/or construction activities may be planned for this area, and that a separate excavation permit request would be submitted to cover this desired work.

### Proper Handling of Soils and Groundwater

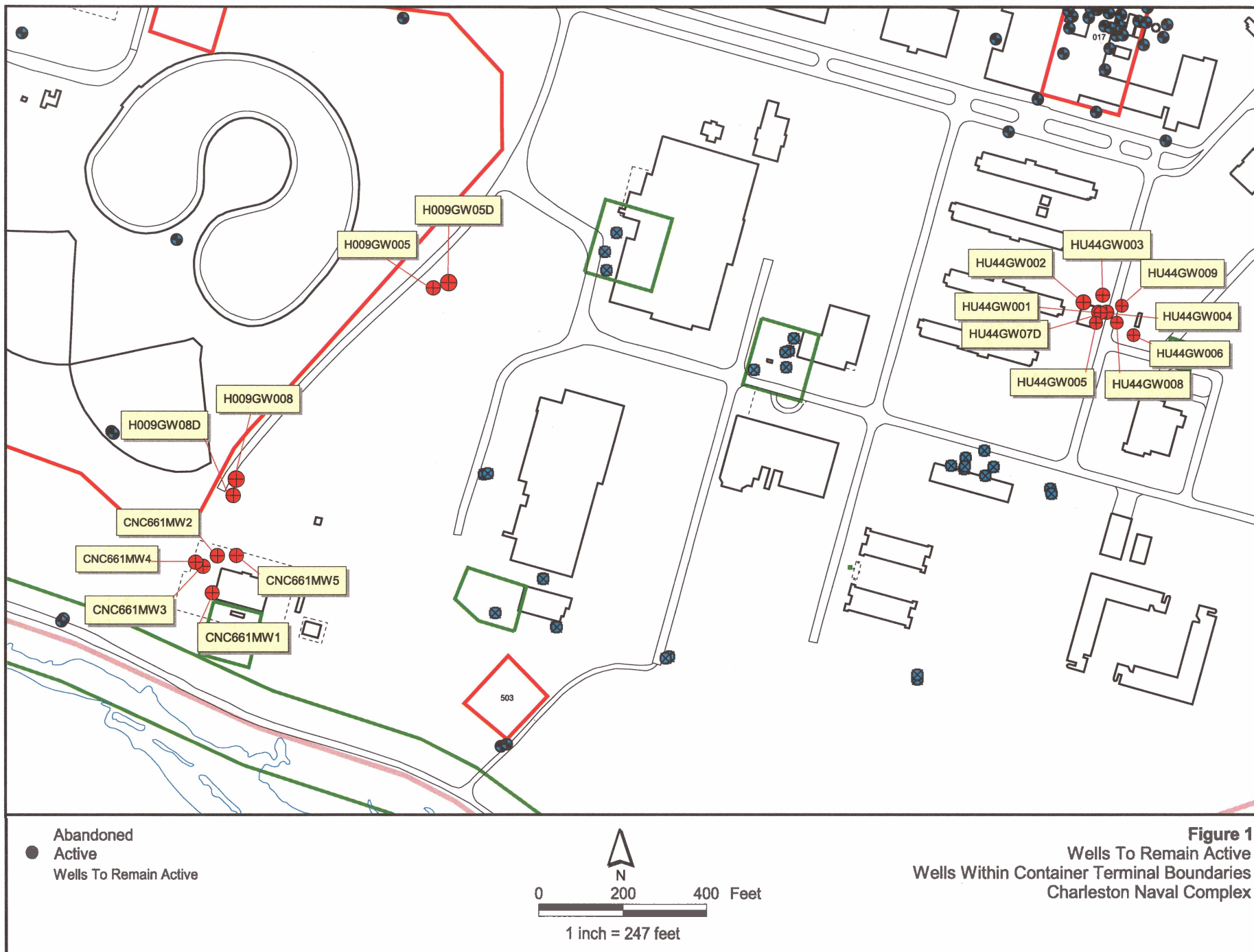
Although there are no known releases of contaminants of concern to human health or the environment in the areas approved for intrusive and/or construction activities, it is nevertheless incumbent upon the SCSPA and its consultants, contractors, and subcontractors to limit dermal contact with soils and groundwater to the extent practicable. If during intrusive (e.g., digging, boring, excavating, trenching, probing, dewatering etc.) or other construction activities soils and/or groundwater exhibiting an unexpected odor, visible discoloration, or other evidence of possible hazardous substance or petroleum contamination is discovered, all on-site work shall cease and the discovery immediately reported to the Navy BRAC PMO. Clean soils excavated during intrusive or other construction activities shall be stockpiled then re-deposited within the area of excavation to the extent practicable. Excess soils not evidencing signs of contamination may be redistributed on-site but any potential adverse impacts to off-site surface water(s) must be prevented. Any excess soils which Requestor elects to transport off of the CNC (as described in latest RCRA permit) shall be sampled and appropriate precautions taken to ensure its lawful transport and disposal at Requestor's expense. Prior to any off-site disposal of soils or groundwater, the Navy BRAC PMO must be notified.

### Reservations

The Navy reserves the right to revise, reissue or terminate this excavation permit approval should conditions change and/or additional information become available indicating that additional or different restrictions must be imposed to ensure protection of human health and/or the environment. Nothing in this authorization shall be construed to release the Requestor from compliance with any and all federal and state laws and regulations applicable to its intrusive and/or other construction activities nor to sanction any activity inconsistent with requirements contained in the Navy's RCRA Permit to the extent it may apply to the property where such activities will take place.

CHARLESTON CARETAKER SITE OFFICE  
EXCAVATION PERMIT - TERMS & CONDITIONS

Information related to environmental conditions at and adjacent to the proposed project location is available in the CNC RDA Environmental Archive Room, 3<sup>rd</sup> floor, Building 7 located at 1360 Truxtun Ave., North Charleston, SC. If you have questions or concerns about the above comments and/or would like to gain access to the Archive Room, please contact the Navy BRAC PMO. The Navy BRAC PMO point of contact is Mr. Dudley Patrick, Remedial Project Manager, at 843-743-2136 or email at [dudley.patrick@navy.mil](mailto:dudley.patrick@navy.mil).



**Figure 1**  
Wells To Remain Active  
Wells Within Container Terminal Boundaries  
Charleston Naval Complex