



September 16, 2009

Commander Kimberly Colloton  
U.S. Army Corps of Engineers  
Albuquerque District  
4101 Jefferson Plaza NE  
Albuquerque, NM 87109-3435

Re: Ready for Reuse Determination – Former Atlas Missile Silo Site 8, Roswell, New Mexico

Dear Commander Colloton:

The United States Environmental Protection Agency (EPA) Region 6, in concurrence with the New Mexico Environment Department (NMED), has determined that the Former Atlas Missile Silo Site 8 surface property is Ready for Reuse. A Ready for Reuse Determination is an acknowledgment that environmental conditions on the property are protective for its current and anticipated future use.

The Former Atlas Missile Silo Site 8 is located approximately 27 miles southeast of Roswell, New Mexico, 5 miles east of U.S. Highway 285, near the town of Lake Arthur, New Mexico. Of the approximately 250 acres acquired by the Department of Defense (DOD) for development of Silo Site 8, the actual missile facility occupied approximately 6 acres including a road easement. The DOD acquired the property in 1960 and construction of the missile launching facility was completed in November 1961. In May 1964 the DOD announced that the Atlas "F" missile program was to be phased out and in June 1965 Silo Site 8 was declared excess to the General Service Administration (GSA). In September 1966 the Department of Health, Education, and Welfare (DHEW) conveyed 14.62 acres fee simple and 2.01 acres of easement to the Lake Arthur Water Cooperative Corporation (LAWCC). In June 1966 the remaining easements expired following non-use.

A Preliminary Assessment (PA) and Site Inspection (SI) were conducted, under the Defense Environmental Restoration Program, by the U.S. Army Corps of Engineers (USACE) to determine whether an immediate or potential threat to human health and the environment exists at the site as a result of DOD activities and whether further action is warranted. In December 2005, the USACE completed an SI of Silo Site 8. The soil assessment component of the SI at Silo Site 8 examined the potential release of hazardous constituents from three (3) potential source areas: the septic leachfield area, the former underground storage tank (UST) area, and the sump outfall area. Arsenic detected in subsurface soil samples in the septic leachfield area and former UST area at concentrations exceeding evaluation criteria was determined to be naturally occurring and not indicative of contamination. A polychlorinated biphenyl (PCB), Aroclor-1254, was detected above evaluation criteria in soil samples collected in the sump outfall area. The USACE undertook voluntary removal actions and impacted soil in the sump outfall area was excavated, transported, and disposed of at a licensed disposal facility. Before filling the excavation with clean soil five (5) confirmation soil samples were collected to verify removal of PCB impacted soil. In February 2006, the USACE completed an SI Report Addendum. The results of the confirmation soil sampling indicated that PCB concentrations were either not detected above laboratory reporting limits or detected well below the evaluation criteria.

Six (6) groundwater monitoring wells were installed in four (4) water bearing zones encountered during deep borehole advancement: a shallow, perched unit at 40 to 55 feet below ground surface (bgs), a second unit at 89 to 105 feet bgs at the bedrock interface and two units within the bedrock at 120 feet bgs and 190

feet bgs. Lead and antimony were detected at concentrations exceeding evaluation criteria in an unfiltered sample, but below evaluation criteria in a filtered sample from the perched, shallow groundwater unit. Concentrations of various metals exceeded evaluation criteria in groundwater samples collected from deeper bedrock groundwater units where total dissolved solids (TDS) were above the 10,000 mg/L limit set by NMED for the application of groundwater protection standards. The four (4) boreholes containing six (6) monitoring wells installed during the SI were plugged and abandoned. Documentation of the monitoring well abandonment was provided in the SI Report Addendum.

Water found inside the silo structure was also sampled and analyzed. TDS in the silo exceeded NMWQCC standards for groundwater of 10,000 mg/L TDS. The silo water will not be considered for domestic supply. Environmental conditions of the property are summarized in Enclosure 1 to this letter.

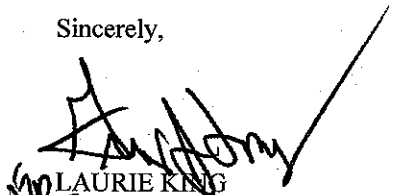
The Ready for Reuse Determination is based on a review of all relevant corrective action documents (collectively, the "Documentation") for Former Atlas Missile Silo Site 8 (the "Property"), which are listed in Enclosure 2. NMED concurred with a Finding of No Defense Action Indicated in September 2007. With this Ready for Reuse Determination, the EPA deems that the USACE has successfully completed its investigation and that environmental conditions at the Property are protective of human health and the environment. The Documentation demonstrates although releases of chemical constituents have occurred as a result of DOD activities on the Property, corrective action was completed and that residual concentrations do not require remedial action to protect human health or the environment, based on the evaluation criteria of the most conservative of either the NMED Soil Screening Levels or the EPA Region 6 Human Health Medium-Specific Screening Levels for residential exposure and the NMWQCC standards for groundwater of 10,000 mg/L TDS concentration or less.

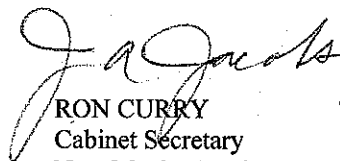
Copies of the documents listed in Enclosure 2 may be obtained from either NMED, Hazardous Waste Bureau, 2905 Rodeo Park Drive East, Building 1, Santa Fe, New Mexico 87505-6303, USACE, Albuquerque District, 4101 Jefferson Plaza, NE, Albuquerque, New Mexico 87109, or Region 6 EPA, 6PD-F, 1445 Ross Ave Ste 1200, Dallas, Texas 75202.

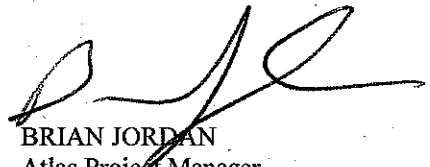
If conditions at the Property change, including environmental conditions, land use, and site receptors, it will be necessary to revisit this determination of suitability for reuse to ensure its continuing protectiveness. The undersigned expressly reserve all rights and authorities to require future action by owners, operators, or USACE if new or additional information comes to light that materially impacts this Ready for Reuse Determination, whether such information is known as of this date, or is discovered in the future.

Congratulations on this most noteworthy accomplishment!

Sincerely,

  
LAURIE KING  
Chief, Federal Facilities Section  
Multimedia Planning and  
Permitting Division  
EPA, Region 6

  
RON CURRY  
Cabinet Secretary  
New Mexico Environment  
Department

  
BRIAN JORDAN  
Atlas Project Manager  
US Army Corps of Engineers  
Albuquerque District

Enclosures:

- 1) Current Environmental Conditions Table
- 2) Relevant Documents List

Enclosure 1

Former Atlas F Missile Silo No. 8  
Current Environmental Conditions Table

Site Name/Site Number	Remedial Action Taken	Residual Contaminants of Concern (CoCs) <sup>a</sup>	Clean-up Status	Clean-up Standard	Institutional Control(s) (Type/Purpose/Location)
<b>Soil</b>					
Former Underground Storage Tank Area	None	Arsenic	Determined naturally occurring	3.9 mg/kg <sup>b</sup>	None
Sump Outfall Area (Postremediation)	Excavation and Disposal	PCB Aroclor-1254	No detection or detected below clean-up standard in confirmation soil samples	220 µg/kg <sup>c</sup>	None
Septic Leachfield Area	None	Arsenic	Determined naturally occurring	3.9 mg/kg <sup>b</sup>	None
<b>Groundwater</b>					
Perched Groundwater Unit (40 - 55 feet bgs) (Monitoring Well S8-MW1-A)	None	Lead (unfiltered)	NMWQCC standards only apply to dissolved portion of the contaminant (filtered) - Concentrations in filtered samples were below evaluation criteria Evaluation criteria are secondary EPA drinking water standards and are not enforceable	0.015 mg/L <sup>e</sup>	None
	None	Lead (filtered)			
	None	Antimony (unfiltered)			
	None	Antimony (filtered)			
	None	Manganese (unfiltered)			
	None	Iron (unfiltered)			
	None	Aluminum (unfiltered)			
	None	0.0503 mg/L			
None	Not detected (<0.0025 mg/L)	0.006 mg/L <sup>e</sup>	None		
None	0.0585 mg/L				
None	Not detected (<0.0005 mg/L)				
None	0.531 mg/L				
None	21.2 mg/L				
None	32.8 mg/L				
None	0.05 mg/L <sup>e</sup>				
None	0.3 mg/L <sup>e</sup>				
None	0.05 mg/L <sup>e</sup>				

Site Name/Site Number	Remedial Action Taken	Residual Contaminants of Concern (CoCs) <sup>a</sup>	Clean-up Status	Clean-up Standard	Institutional Control(s) (Type/Purpose/Location)	Site Name/Site Number	
<b>Groundwater</b>							
Second Groundwater Unit (89 - 105 feet bgs) (Monitoring Wells S8-MW1-B, S8-MW2, S8-MW3)	None	Manganese (unfiltered)	0.197 mg/L	Evaluation criteria are secondary EPA drinking water standards and are not enforceable	0.05 mg/L <sup>e</sup>	None	
	None	Aluminum (unfiltered)	0.76 mg/L		0.05 mg/L <sup>e</sup>	None	
	None	Aluminum (unfiltered)	286 mg/L	NMWQCC groundwater standards do not apply to groundwater with TDS concentrations above 10,000 mg/L	0.05 mg/L <sup>e</sup>	None	
	None	Arsenic (unfiltered)	0.175 mg/L		0.05 mg/L <sup>e</sup>	None	
	None	Iron (unfiltered)	42.3 mg/L		0.3 mg/L <sup>e</sup>	None	
	None	Lead (unfiltered)	0.0399 mg/L		0.015 mg/L <sup>e</sup>	None	
	None	Manganese (unfiltered)	1.07 mg/L		0.05 mg/L <sup>e</sup>	None	
	None	Antimony (unfiltered)	0.105 mg/L		0.006 mg/L <sup>e</sup>	None	
	None	Selenium (unfiltered)	0.0550 mg/L		0.05 mg/L <sup>e</sup>	None	
	None	Total Dissolved Solids (TDS)	98,200 mg/L		10,000 mg/L <sup>d</sup>	None	
Deep Bedrock Unit (190 feet bgs) (Monitoring Well S8-MW4-B)	None	Aluminum (unfiltered)	1.28 mg/L		NMWQCC groundwater standards do not apply to groundwater with TDS concentrations above 10,000 mg/L	0.05 mg/L <sup>e</sup>	None
	None	Manganese (unfiltered)	0.462 mg/L			0.05 mg/L <sup>e</sup>	None
	None	Total Dissolved Solids (TDS)	34,100 mg/L	10,000 mg/L <sup>d</sup>		None	

<sup>a</sup> Information based on Site Investigation (SI) Report, Supplemental Report, and SI Report Addendum prepared by Shaw Environmental in 2005 and 2006.

<sup>b</sup> NMED Residential Soil Screening Levels (2004)

<sup>c</sup> EPA Region 6 Human Health Medium-Specific Screening Levels for residential exposure

<sup>d</sup> New Mexico Water Quality Control Commission (NMWQCC) standards for groundwater of 10,000 mg/L TDS or less

EPA National Primary or Secondary Drinking Water Standards

## Enclosure 2

### Relevant Documents List Former Atlas "F" Missile Silo No. 8 Formerly Used Defense Site Property No.: K06NM048602

HydroGeologic, Inc. (HGL), 2005, *Final Preliminary Assessment Report, Former Walker Air Force Base, Atlas "F" Missile Silo 8, Chaves County, New Mexico, Property No. K06NM0486*, prepared for U.S. Army Corps of Engineers, Albuquerque District.

New Mexico Environment Department and US Army Corps of Engineers, *Finding of No Defense Action Indicated*, September 2007.

Shaw Environmental, Inc. (Shaw), 2005, *Environmental Site Investigation Report, Former Atlas Missile Silo Sites 8 and 9, Roswell, New Mexico, FUDS Project ID No. K06NM048602 (Site 8) and K06NM048701 (Site 9), Draft Final, Revision C*, prepared for U.S. Army Corps of Engineers, Albuquerque District.

Shaw Environmental, Inc. (Shaw), 2005, *Supplemental Report, Environmental Site Investigation, Former Atlas Missile Silo Sites 8 and 9, Roswell, New Mexico, FUDS Project ID No. K06NM048602 (Site 8) and K06NM048701 (Site 9), Final Report, Revision 0*, prepared for U.S. Army Corps of Engineers, Albuquerque District.

Shaw Environmental, Inc. (Shaw), 2006, *Site Investigation Report Addendum, Former Atlas Missile Silo, Site 8 Sump Outfall, Roswell, New Mexico, FUDS Project ID No. K06NM048602, Final Report, Revision 0*, prepared for U.S. Army Corps of Engineers, Albuquerque District.