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M E E T I N G

HUNTERS POINT SHIPYARD
RESTORATION ADVISORY BOARD

REPORTER'S TRANSCRIPT

August 22, 2002

Dago Mary's Restaurant
Donahue Street @ Hudson Street
Hunters Point Shipyard, Building 916
San Francisco, California

Reported by Christine M. Niccoli, RPR, C.S.R. No. 4569

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CERTIFIED SHORTHAND REPORTERS SERVING THE BAY AREA

1 FACILITATOR: MARSHA PENDERGRASS - Pendergrass &
Associates
2
3 CO-CHAIRS: KEITH FORMAN - United States Navy SWDIV
LYNNE BROWN - Communities for a Better
Environment, Community First Coalition
4
5 RAB MEMBERS:
6
7 LANI ASHER - Communities for a Better Environment,
Community First Coalition
8 AMY BROWNELL - San Francisco Department of Public Health
9 BARBARA BUSHNELL - ROSES, resident
10 MITSUYO HASEGAWA - JRM Associates
11 CHEIN KAO - California Dept. of Toxic Substances Control
12 JACQUELINE ANN LANE - US Environmental Protection Agency
13 JESSE MASON - Bayview-Hunters Point Community Advocates,
Community First Coalition
14
15 SULULAGI PALEGA - Hunters Point Boys & Girls Club,
Housing Authority, Samoan Community Development Center
16 DOROTHY PETERSON - Shoreview Resident Association
17 MELITA RINES - India Basin Neighborhood Association
18 JIM RODRIGUEZ - Portola Place Homeowners Association,
ROSES
19
20 CHRISTINE SHIRLEY - Arc Ecology
21
22 AHIMSA PORTER SUMCHAI, M.D. - Bayview-Hunters Point
Health & Environmental Resource Center
23
24 RAYMOND TOMPKINS - Bayview-Hunters Point Coalition on
Environment
25
26 MICHAEL WORK - US Environmental Protection Agency
27
28 LEILANI WRIGHT - JRM Associates
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OTHER ATTENDEES

- ARVIND ACHARYA - Innovative Technical Solutions, Inc.
- JAMES ARLINGTON ANSBRO - Resident
- JUNE BARTHOLOMEW - San Francisco Redevelopment Agency
- ANDREW BOZEMAN - Heaven's Glade
- GEARY L. BROWN SR. - Geary L. Brown & Son Trucking
- MAURICE CAMPBELL - Business Development, Inc.; Community First Coalition; New California Media; NEW BAYVIEW NEWSPAPER; SAN FRANCISCO BAY VIEW
- A. DON CAPOBRES - San Francisco Redevelopment Agency
- VICTORIA COKER - Tetra Tech EM Inc.
- FRANCISCO DA COSTA - Resident
- DAVID DeMARS - United States Navy
- CLINTON ELROD - Innovative Technical Solutions, Inc.
- BENJAMIN FEICK - WSG
- MARIE J. FRANKLIN - Shoreview Environmental, Incorporated
- BARRY D. HALL - Innovative Technical Solutions, Inc.
- SUSAN HORSFALL - Goggin & Goggin for Lennar
- CAROLYN HUNTER - Tetra Tech EM Inc.
- HELEN JACKSON - All Hallows Gardens Residents Association
- RONALD W. KEICHLINE - Bechtel National, Inc.
- KEVYN D. LUTTON - Resident
- QUIJUAN MALOOF - Pendergrass & Associates
- CHARLES R. MAZOWIECKI - United States Navy
- GEORGIA OLIVA - Communities for a Better Environment, CCA member

1 OTHER ATTENDEES [Cont.]:
2
3 JULIE OVANDO - Resident - Activist
4
5 ERIC RIEL
6
7 MICHELLE RIEL
8
9 STEPHEN F. TYAHLA - United States Navy
10
11 MICHAEL J. WANTA, P.E. - Tetra Tech EM Inc.
12

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1 SAN FRANCISCO, CALIFORNIA, THURSDAY, AUGUST 22, 2002

2 6:02 P.M.

3 ---oOo---

4 MS. PENDERGRASS: Can we all take our seats and
5 let's start the -- start the meeting? Couple minutes
6 after 6:00, and you know we start right on time here, at
7 least I start on time. I'm, like, oh . . .

8 Okay. Welcome to our "X" number of RAB
9 meetings on August 22nd, Thursday. And as always, maybe
10 we should start with some introductions.

11 Kind of waiting for our co-chair to come back
12 to the table.

13 All right. Let's -- let's get started.
14 Perhaps we can start with Barbara Bushnell. I'm Marsha
15 Pendergrass.

16 MS. BUSHNELL: Barbara Bushnell, RAB member,
17 ROSES Homeowners Association vice president.

18 MS. PENDERGRASS: Okay.

19 MS. PETERSON: Dorothy Peterson, RAB mem- --
20 member, and I'm sitting in for Charlie Dacus also.

21 MS. WRIGHT: Oh. Leilani Wright, RAB member,
22 alternate for J. R. Manuel.

23 MS. PENDERGRASS: Okay.

24 MR. WORK: Michael Work with US EPA.

25 MR. KAO: Chein Kao from the State Department

1 of Toxic Substances Control.

2 MR. TOMPKINS: Raymond Tompkins, board member.

3 MS. SHIRLEY: Chris Shirley, board member.

4 MS. PENDERGRASS: Ron?

5 MR. KEICHLINE: Ronald Keichline, Bechtel,
6 community relations.

7 MS. PENDERGRASS: Okay. Let's go back. Lady
8 in the nice green.

9 MS. COKER: Hi. Victoria Coker with Tetra
10 Tech.

11 MR. MAZOWIECKI: Charles Mazowiecki, Navy.

12 MS. PENDERGRASS: Okay. Sir?

13 MS. LUTTON: Kevyn Lutton. I'm sitting in for
14 Keith Tisdell.

15 MS. PENDERGRASS: All right. Make sure you
16 sign in. Okay.

17 MR. TYAHLA: Steve Tyahla, the Navy
18 construction office.

19 MS. PENDERGRASS: Okay.

20 MR. ACHARYA: Arvind Acharya, I.T.S.I.

21 THE REPORTER: I'm sorry. I didn't hear that.

22 MR. ACHARYA: Arvind Acharya, I.T.S.I.

23 MR. HALL: Barry Hall, I.T.S.I.

24 MR. ELROD: Clint Elrod, I.T.S.I.

25 MS. PENDERGRASS: Okay.

1 THE REPORTER: Name again?
2 MR. ELROD: Clint Elrod, I.T.S.I.
3 MS. PENDERGRASS: Okay.
4 MS. LANE: Jackie Lane.
5 MR. ATTENDEE: Innovative Technical Solutions,
6 we're a Navy contractor.
7 MS. PENDERGRASS: Okay.
8 MS. LANE: Jackie Lane, EPA.
9 MS. PENDERGRASS: Okay. All right. In back.
10 MR. CAMPBELL: Maurice Campbell, BDI.
11 MS. PENDERGRASS: Okay.
12 Mr. Tompkins?
13 MR. TOMPKINS: I've already -- I've already
14 announced myself.
15 MS. PENDERGRASS: All right.
16 Yes, sir.
17 MR. ANSBRO: Jim Ansbro, resident, and I love
18 that view.
19 MS. PENDERGRASS: Okay.
20 DR. SUMCHAI: Ahimsa Sumchai, RAB member.
21 MS. OLIVA: Georgia Oliva, Shipyard artist,
22 CBE, and an alternate for Marie Harrison.
23 MS. PENDERGRASS: Okay.
24 MR. L. BROWN: Lynne Brown, co-chair.
25 MR. DeMARS: Dave DeMars, lead project manager,

1 Navy.

2 MR. FORMAN: Keith Forman, BRAC environmental
3 coordinator and co-chair as well.

4 MS. HUNTER: Carolyn Hunter, Tetra Tech.

5 MR. WANTA: Mike Wanta with Tetra Tech.

6 MR. MALOOF: Quijuan Maloof, Pendergrass &
7 Associates.

8 MS. PENDERGRASS: And we have a member at large
9 in the back, I guess, or --

10 MR. TOMPKINS: John?

11 MS. PENDERGRASS: Ma'am? Mrs. --
12 I can't remember her name. I don't know.

13 MR. TOMPKINS: Who are you?

14 MS. PENDERGRASS: Did --?

15 MR. TOMPKINS: She's asking your name.

16 MS. PENDERGRASS: I can't -- Miss Jackson,
17 right?

18 MS. JACKSON: Helen Jackson from All Hallows.

19 MS. PENDERGRASS: Okay. Mrs. Jackson, would
20 you like to come a little closer?

21 MS. JACKSON: (Shakes her head.)

22 MS. PENDERGRASS: Okay.

23 MR. L. BROWN: Yeah, come on up here.

24 MS. PENDERGRASS: All right. Okay.
25 Well, welcome, everybody. Kind of just make

1 sure everybody knows how this is going to work tonight.

2 We're going to try to keep to our schedule, keep to the

3 agenda. Turn off your cell phones and pagers, and I

4 forgot to turn mine off, so I'll do that in a minute.

5 What a great place. You guys all like this new

6 layout? We can all see each other when we're talking to

7 each other. How about that?

8 Okay. Now, I don't know, can we conduct

9 business tonight and do all this without a preponderance

10 of our membership being here? I don't even remember

11 what it says in the bylaws about quorum and all that

12 kind of stuff.

13 MR. FORMAN: Yeah, actually, we can.

14 MS. PENDERGRASS: We can? So not a problem.

15 MR. FORMAN: There's not a quorum requirement

16 that --

17 MS. PENDERGRASS: Okay. I couldn't remember.

18 All right. All right, then.

19 Is everybody familiar with the agenda for

20 tonight? Does anybody have any problems with that?

21 Anybody have any suggestions to that?

22 The agenda's fine. All right. Then we'll move

23 to the approval of the minutes from the 25th of July RAB

24 meeting.

25 MS. WRIGHT: I have a question. Whose decision

1 was it to extend the meeting ten minutes? The first I
2 heard about it is when the agenda came to my E-mail.

3 MS. PENDERGRASS: Okay. Well, let's direct
4 that question to the co-chairs.

5 Lynne? Lynne?

6 MR. L. BROWN: I don't know if we -- what I
7 said. If the meeting takes longer than 8 o'clock, I
8 think we should stay here and get the information. If
9 you don't want to stay here after 8 o'clock, you don't
10 have to.

11 MS. WRIGHT: Well, I understand that. But I
12 just wanted to know when it was decided or who decided.

13 MR. L. BROWN: I did. I did with Keith Tisdell
14 and Lani Asher at the Membership/Bylaws.

15 MS. PETERSON: No, no, no, no, no, no, no, no.

16 MS. BUSHNELL: Point of order: I think the
17 entire RAB has to change the hours of the meeting.

18 MS. PENDERGRASS: Okay.

19 MS. PETERSON: And Lani was not at
20 Membership/Bylaws. There was --

21 MR. L. BROWN: Which one are you talking about,
22 Dorothy?

23 MS. PETERSON: Wait a minute. There's only one
24 Membership & Bylaws meeting, isn't there?

25 MS. PENDERGRASS: Okay. At this point, we just

1 had a question on the table. We have a question from
2 Ms. Wright about why the agenda was extended by ten
3 minutes.

4 MR. L. BROWN: Right.

5 MS. PENDERGRASS: So the agenda in its
6 formation, all of the information that goes before the
7 agenda flows through the co-chairs. The co-chairs are
8 responsible for setting the agenda and the time.

9 So, Lynne and Keith, you all made a decision
10 about estending -- extending the agenda ten minutes. Do
11 you have a rationale behind that? You might want to
12 share it with the rest of the Board.

13 MR. L. BROWN: To get information.

14 MR. FORMAN: Yeah. I -- Basically, when you
15 fit all the pieces of the puzzle together, it came out
16 to about 8:10. As you know, these agendas are only
17 approximations, and that's just the way it came out. I
18 didn't feel that ten minutes one way or the other is
19 really too much of a big deal.

20 MS. PENDERGRASS: Okay.

21 MR. FORMAN: And in fact, I hope that we do
22 adjourn at 8 o'clock, and we can say that we were ten
23 minutes earlier than what I thought the estimation was.

24 But when I put all the pieces of the puzzle
25 together and I showed them to Lynne, it came out to be

1 8:10, and I didn't want to take away from that because
2 that's really what we calculated them to be. Hopefully,
3 we'll be on time.

4 MS. PENDERGRASS: Okay.

5 Miss Wright, did you have any more questions
6 about that? Okay. All right, then.

7 So we need -- we need a motion to approve of
8 the minutes.

9 MR. TOMPKINS: I so move.

10 MS. PENDERGRASS: Okay. So there's a motion to
11 approve the minutes from July 25th as they are written.
12 Any discussion? Well, I guess I need a second on that
13 first.

14 MS. SHIRLEY: I'll second that.

15 MS. PENDERGRASS: Okay. Chris Shirley second
16 that.

17 Any discussion on that? Any amendments to
18 that?

19 All right. So I'll call the question. All in
20 favor of approving those minutes say, "Aye."

21 THE BOARD: Aye.

22 MS. PENDERGRASS: Any opposed? Abstentions?

23 Okay. The minutes are approved.

24 And let's just make sure we follow up on our
25 action items on the back of those minutes. We had "Mail

1 RAB subcommittee reports as part of the RAB meeting
2 minutes." Did everybody get that? I did. So I'm
3 hoping everybody else did as well.

4 "Prepare and provide a list of the fires that
5 have occurred on Parcel E since August 2000 landfill
6 fire."

7 MR. TOMPKINS: That has been provided to me.

8 MS. PENDERGRASS: Very good. That's been
9 completed.

10 "Have easel and paper bound -- board for each
11 RAB meeting." Tuh-duh! Okay.

12 So, as always, what we'll want to do is make
13 sure that we get all the subcommittee meeting times for
14 the upcoming period and post them on the board. So if
15 you know those, you can feed those to Mr. Maloof so we
16 can get those down.

17 All right. Let's turn it over to Navy
18 announcements.

19 MR. FORMAN: Okay. Couple of things tonight.
20 You'll be hearing more about what we're doing out at the
21 landfill and some of the things we started, and I think
22 we have a good start on a great project which is going
23 to do a lot of good for the Shipyard and the community.

24 We've also got for you tonight what we
25 promised, which was a fact sheet, the fact sheet on what

1 we're doing on the landfill. I did my very best in
2 talking to the community to put out a fact sheet that
3 didn't go into that much detail but provided a lot of
4 basic facts in English that is easy to read and
5 communicates through pictures and words the basic
6 elements of what we're doing.

7 Having said that, talking to Lynne Brown at the
8 subcommittee meeting last night, please feed input to
9 Lynne tonight before you leave if you have some
10 suggestions, comments, or some strong views about our
11 fact sheet. I would like to use the fact sheet and get
12 this out to a wide distribution of community members and
13 to tenants on Hunters Point Base Shipyard.

14 And if you could provide commentary by looking
15 at this tonight and -- and -- and talking to Lynne Brown
16 or myself before either one of us leaves tonight, I'd
17 appreciate it.

18 If I don't receive too much in the way of
19 input, we'll just go on ahead and start mailing these
20 out. But we're going to mail them out, and then
21 we'll -- with the help of Lynne Brown, we're going to
22 distribute them to the community in other ways as well
23 to try and get the word out about our removal action at
24 the landfill.

25 So please read this while you can or take a

1 look at it during the break.

2 Keep in mind when you make suggestions, one of
3 the difficult things when we put this together is to
4 keep it to a nice brief two pages, and that's what I'd
5 like to keep it at. I think that -- that really works
6 well for most people and keeps -- keeps everything in
7 focus.

8 In addition to that, I'd just like to say thank
9 you, Dr. Sumchai. I think we had probably one of the
10 most successful Radiological Subcommittee meetings,
11 being very well attended last week, and I appreciate you
12 inviting us to that. And I think we learned a lot, and
13 we had a lot of good discussion on that.

14 Okay. Everything else I'll reserve for my
15 landfill gas presentation.

16 MS. PENDERGRASS: Okay.

17 MR. TOMPKINS: Excuse me.

18 MS. PENDERGRASS: All right. Lynne?

19 MR. L. BROWN: I don't -- I don't have anything
20 to say.

21 MS. PENDERGRASS: Come on now.

22 MR. L. BROWN: I don't have anything to say.

23 MS. PENDERGRASS: We can't just have a meeting
24 where it just moves this quickly. I can't stand it.
25 I'm sorry. I wasn't ready to stand up yet.

1 Okay. Oh, yes, okay. We have a rebel rouser.

2 Come on.

3 MR. TOMPKINS: No. I have a short

4 announcement.

5 MS. PENDERGRASS: All right.

6 MR. TOMPKINS: For the next coming up few
7 meetings, my alternate, Mr. Maurice Campbell, will be
8 taking my spot, also will be chairing the subcommittee
9 as well. So all information concerning risk assessments
10 and other information please refer to Mr. Campbell for
11 the next couple of meetings.

12 MS. PENDERGRASS: Okay.

13 MR. TOMPKINS: Thank you.

14 MS. PENDERGRASS: And do you have a date for
15 that subcommittee meeting yet?

16 MR. TOMPKINS: No. I'll let Mr. Campbell,
17 since he'll be chairing it and coordinating it and set
18 it out to accommodating the general schedule.

19 MS. PENDERGRASS: Very good. Very good.

20 MS. BUSHNELL: Just one quick one too. I also
21 want to thank Dr. Sumchai. That meeting at 6 o'clock
22 was very nice, because your 10 o'clock meetings I can't
23 attend; and if you could do that in the future, that
24 would be wonderful. It was a very good meeting.

25 DR. SUMCHAI: Attendance was about triple.

1 MS. PENDERGRASS: Very good. Very good.

2 MR. FORMAN: Question.

3 MS. PENDERGRASS: I'm sorry. Yes, ma'am.

4 MS. LANE: Just a quick announcement to get
5 back to Lynne about the Technical Assistant Grant from
6 EPA. We'll be announcing it in the paper next week for
7 opening to accept letters of intent.

8 MS. SHIRLEY: Yes.

9 MS. PENDERGRASS: Well, I guess we just turned
10 this into just a public announcement. Anybody else that
11 have anything else they'd like to announce, we could do
12 it at this time from the public or the Board.

13 Okay. All right. Very good. Next we'll move
14 into San Francisco Redevelopment Agency update.

15 Don?

16 MR. CAPOBRES: Good afternoon. Good evening.
17 How are you?

18 I don't know if this is a good spot or --

19 MS. PENDERGRASS: That's a great spot and --

20 MR. FORMAN: Do you just have handouts? Did
21 you have a PowerPoint or --?

22 MR. CAPOBRES: No. Just handouts and a brief
23 presentation.

24 My name's Don Capobres. I'm the senior project
25 manager with San Francisco Redevelopment Agency, had the

1 pleasure of working with a lot of you around. But if we
2 haven't had a chance to work together, I'm looking
3 forward to working with you in the future.

4 I was not -- I was at the meeting last month
5 but didn't catch the actual request for the
6 presentation. But I spoke to Mr. Mason, who chairs the
7 Economic Subcommittee, and also Mr. Brown; and my
8 understanding is: You wanted a brief update on the
9 interim leasing opportunities and situation at Hunters
10 Point Shipyard.

11 Before I get into that, what's being circulated
12 now is the Redevelopment Agency's response to the San
13 Francisco Civil Grand Jury Report on Hunters Point
14 Shipyard that was just issued in June of 2002.

15 And it's appropriate that we're handing this
16 out tonight because the Civil Grand Jury -- one of their
17 main recommendations or findings was: We need to
18 increase the flow of information between the
19 community -- to and from the community between the city
20 departments, particularly the Redevelopment Agency.

21 And I think they are right on point, and I
22 really took to heart the recommendations of the Civil
23 Grand Jury Report and look to work with your community
24 co-chairs and the RAB on trying to get a better flow of
25 information going in the future.

1 So that's kind of an administrative issue
2 that's being passed out. The actual Civil Grand Jury
3 Report is available on their Web site, but most of the
4 question -- or most of the representations and findings
5 are incorporated in our response.

6 So thank you for the opportunity to come before
7 you.

8 MS. LUTTON: Don, do you know the Web site
9 offhand?

10 MR. CAPOBRES: I do not know that. You can get
11 to it from the --

12 MS. BUSHNELL: City Web site.

13 MR. CAPOBRES: -- City Web site. There's a
14 link there from sfgov.org.

15 To the topic at -- at hand: Interim leasing --
16 As you know, obviously, the Shipyard is still under Navy
17 jurisdiction, so -- We do have some subtenants out
18 there, but these tenants are through master leases that
19 we have directly with the Agenc- -- or with the Navy.

20 And those subtenants are the artists through
21 The Point, SFPD in Building 606; Mr. Earl James is a
22 community business out on the Shipyard. We have an
23 agency site office and a BAYCAT administrative office in
24 kind of a trailer complex. And that --

25 And let me also say that June Bartholomew, who

1 directs our property management services for the Agency,
2 just not for the Shipyard, but for all project areas in
3 our portfolio, is also here with me tonight.

4 I think that's it. Did I catch all the tenants
5 out there?

6 But all of those tenants are subleases of ours
7 under a master lease to the Navy. And since June of
8 1998, the Agency has been operating on essentially a new
9 leasing -- a moratorium on new leasing of space. So
10 since then we haven't really entered into any new leases
11 out there.

12 And I have copies of a policy. Actually, maybe
13 I'll hand them out.

14 One caveat is: When the policy was written, we
15 were in negotiations for a lease in furtherance of
16 conveyance with the Navy, which is obviously not the
17 situation we're in now. So that's -- want to be very
18 clear that the policy talks about a LIFO, but that's
19 not the situation we're in now.

20 But essentially the interim leasing policy that
21 we're operating under has three major components. One,
22 it specifies that our major goal, our main goal, at the
23 Redevelopment Agency after now almost or over ten years
24 of community planning is to implement the redevelopment
25 plan, which was adopted by the Board of Supervisors in

1 1997.

2 Like I said, there's been a lot of planning
3 going on in the community to get that plan in place. So
4 that's our primary goal.

5 At the time we were looking at a LIFOC, there
6 was an opportunity for wider interim leasing
7 opportunities because essentially we'd get the entire
8 Shipyard at that time.

9 We're currently operating under a phased
10 conveyance approach where the property that we're
11 getting from the Navy is going to come in smaller
12 chunks. So it limits the interim leasing opportunities
13 that we have even if we were in a leasing mode.

14 The second major component of the policy is:
15 When it was written in 1998, we still had not selected a
16 primary developer for the Shipyard. And the policy
17 states: Until negotiations are complete with the
18 primary developer, we'll have a hold on interim leasing.

19 And we're still -- we have a developer that's
20 been selected. Obviously, you all know Lennar BVHP has
21 been selected. We're still in negotiations with them.
22 A lot of the negotiations has to deal with what kind of
23 property's going to be conveyed and at what time.

24 And then the third component talks about --
25 really alludes to what happens when the property becomes

1 part of the City and County of San Francisco, and all of
2 a sudden you have code that comes into effect that
3 really doesn't exist out there. So you have building
4 code compliance. That will be new. There will also be
5 some utility upgrade requirements and -- you know.

6 So it talks about, you know, potentially some
7 increased cost to have interim leasing out there, and
8 that's what the policy says now.

9 So I know the question is: What lease --
10 interim leasing opportunities exist today? And short
11 answer is: There really isn't any until we can transfer
12 the property beginning with Par- -- you know, Parcel A
13 hopefully to the Agency unless it was -- you know, you
14 were going to go through directly to the Navy. And I'm
15 not going to speak for the Navy on this front; but from
16 our side, we are operating on a interim leasing
17 moratorium.

18 And I'll open it up for questions.

19 MS. PENDERGRASS: Mr. Mason?

20 MR. MASON: One of my biggest concerns, Don, is
21 that when we talk about interim leasing, we're talking
22 about companies that have been out there in the Shipyard
23 for quite some time, and those companies being really
24 from the Navy.

25 There's a company out there doing skateboard --

1 putting together skateboards that have only been out
2 there for approximately, oh, two years now. And they
3 are doing it on a mass scale, and it's right across the
4 street from IT Shaw.

5 Now, I asked Charlie DePew about that, contract
6 compliance officer. And he told me that what I should
7 do is ask the San Francisco Redevelopment Agency.

8 See, my biggest concern is this, that there are
9 businesses out there benefiting from the Shipyard. The
10 community residents are not benefiting economically from
11 any of the work that's going on out there. That's my
12 biggest concern.

13 So when I asked about interim leasing, I don't
14 see where they were leasing from the Navy ten years ago,
15 1998, or six years ago. I don't see that, you know.
16 They have only been out there two years. How did they
17 get there? What is this subleasing? How does my
18 truckers have an opportunity to rent a space out there
19 that's so badly needed?

20 You know, we have -- we have Martini out there,
21 you know. We have --

22 Who else is out there, Mr. Brown?

23 MR. G. BROWN: Feely Trucking.

24 MR. MASON: Feely Trucking.

25 MR. G. BROWN: S & S.

1 MR. MASON: S & S. We have Charlie Walker out
2 there, you know.

3 MR. G. BROWN: Completely out there.

4 MR. MASON: But -- you know, but the point is,
5 the point is, what is my guys that are doing work
6 that -- that are in so badly need of space and a place
7 to outbreak, how can they be a part of this, or how can
8 the community be a part of the economic situation going
9 on out there?

10 My question to you is: Does the Redevelopment
11 Agency work on the outside of the Shipyard as opposed to
12 the inside, or are they working, you know, both sides of
13 the street?

14 MR. CAPOBRES: You want --? Go ahead, answer.

15 MS. BARTHOLOMEW: Good afternoon, everyone. My
16 name is June Bartholomew. I'm the Agency property
17 manager supervisor, and I would like to address
18 Mr. Mason's question.

19 Just to give you a little background, there are
20 tenants out here. I am not aware of an official lease,
21 nor a sublease, I can validate. Most subleases come
22 through the Redevelopment Agency in the last four years
23 regarding space here at the Shipyard.

24 There are tenants out here that do illegal
25 subletting, and the -- they -- these are tenants that

1 lease directly from the Navy that does unauthorized
2 subletting of space out here that has been targeted
3 through our revised BAT process.

4 We're trying to get a handle on exactly who's
5 out here, where they are operating at and try to put
6 them into compliance with -- with the Navy. This is a
7 task that the Navy's real-estate division has
8 undertaken.

9 Mr. Walker and S & S Trucking and some of those
10 that are operating out here -- they maybe -- I can't
11 speak firmly, but I suspect that they are operating
12 through a existing tenant out here who has allowed them
13 use of their space. It's not an official agreement or
14 arrangements that the Agency or the Navy that I know at
15 this time recognized.

16 There is one statement -- trucking company that
17 I know that's been out here at least for the last
18 ten-plus years. I'm not sure of the company Mr. --
19 Mr. Mason is speaking of; but if he gives me a business
20 name, then I can research it and find out and respond
21 back to the Board as a -- as a whole.

22 But I do want to go on record, there is a
23 moratorium that has been in effect since July of 1999
24 which has basically suspended interim leasing for this
25 period of time.

1 So the agency -- I have not actively entered
2 into any current leases in the last four years with --
3 for space here at the Shipyard. I do get constant
4 inquiries for space. However, that we do have a
5 moratorium in place.

6 Again, there may be tenants that have access to
7 the Shipyard through some sort of unofficial
8 arrangements with some of the existing tenants out here.

9 MS. PENDERGRASS: Mr. Mason, does that answer
10 your question?

11 MR. MASON: Is it legal?

12 MS. PENDERGRASS: She just said it wasn't --
13 it's not legal to sublet.

14 MR. MASON: I didn't hear her say that.

15 MS. PENDERGRASS: She said that.

16 MR. MASON: She didn't say, "illegal." But if
17 it's illegal, if it's illegal, what will the San
18 Francisco Redevelopment Agency do about it?

19 MS. BARTHOLOMEW: It's not our jurisdiction.
20 This is the Navy's tenants that lease directly from the
21 Navy.

22 So it's an -- it's an issue that the Navy
23 has -- actually is aware of, and they're -- they are
24 actually making progress headway now into correct some
25 of these, either putting them into some sort of

1 official, you know, consent arrangement or making
2 other -- other necessary arrangements for those tenants.

3 MS. PENDERGRASS: So those -- So I would -- I
4 would -- just to close -- just draw a circle around that
5 particular issue, Mr. Mason, because you raised it at
6 out last meeting and you invited the Redevelopment
7 Agency here to address that, it seems at this point any
8 other questions regarding the lease arrangements and
9 who's on the base needs to be directed to our Navy
10 conduit; and some, you know, formal response needs to be
11 from that entity at this point. So just wanted to make
12 sure we're clear about that.

13 Can we take a few more questions on this? And
14 Lynn [sic] had her hand up next and Dr. Sumchai and
15 then --

16 MS. ASHER: Okay. I want to thank Jesse for
17 inviting the Redevelopment Agency here.

18 MR. MASON: Yes.

19 MS. ASHER: Thank you very much.

20 I want -- want to ask you, is the Redevelopment
21 Agency intending to try to retain our current tenants at
22 the Shipyard? And specifically I'm talking about the
23 artists.

24 I have seen an interim plan between Lennar and
25 the Redevelopment Agency which talks about raising the

1 rents five times. This is not a good-faith policy
2 toward maintaining the artists out at the Shipyard. Is
3 this not correct? I -- I'm assuming you've seen this
4 interim --

5 MR. CAPOBRES: Yeah.

6 MS. ASHER: -- plan.

7 MR. CAPOBRES: It's a -- To be clear, it's not
8 a plan. It was a proposal that was submitted b- -- to
9 us by Lennar that the Agency is in the process of
10 negotiating an interim lease with the master developer.

11 MS. ASHER: Right.

12 MR. CAPOBRES: Let me ask your -- answer your
13 question directly.

14 MS. ASHER: One more too.

15 MR. CAPOBRES: The artists are a major
16 component of the Shipyard and are currently our -- and
17 the redevelopment plan, if you looked at it, protects
18 the artists on the Shipyard.

19 We did -- do currently have a policy related to
20 artists at the Agency, which says we basically will
21 maintain the artists' presence at the Shipyard, actually
22 try to expand it in terms of opportunities to a larger
23 community artist and try to maintain as much as we can.

24 You know, the rent levels are below --

25 MS. ASHER: Do you believe that an affordable

1 rent is less than a dollar a square foot?

2 MR. CAPOBRES: I can't answer --

3 MS. ASHER: You can't answer that? Because
4 that is what most of the artists out there will define
5 as affordable rents.

6 MR. CAPOBRES: But --

7 MS. ASHER: Most artists are low income.

8 MR. CAPOBRES: I do want to point out --

9 MS. ASHER: We are not --

10 MR. CAPOBRES: I do want to point out on this
11 issue that we do have some code compliance issues that
12 will happen as soon as the City takes over the property.
13 That will -- That just happens --

14 MS. ASHER: May I call your attention to there
15 are other city --? For example, there's a -- there's a
16 building called Developing Environments, which is an
17 artists building in the Mission where certain sort of
18 codes have been modified for -- specifically for
19 artists, because artists are not, you know -- like, if
20 you make our landlord comply with the building codes, we
21 will be priced out of it.

22 MR. CAPOBRES: That's --

23 MS. ASHER: So --

24 MR. CAPOBRES: What we are talking is minimum
25 life safety requirements, and there is a waiver for

1 base -- or waivers are grandfathered, if you will, for
2 closed military bases per the city code.

3 So you won't -- you know, the buildings out
4 here won't be hit with full code compliance issues
5 unless they stick around for -- I think there's a seven-
6 or ten-year waiving period.

7 MS. ASHER: And then finally, do you -- does
8 the Redevelopment recognize that subtenants have rights?
9 Subtenants are tenants. We have rights. Does the
10 Redevelopment Agency recognize that?

11 MR. CAPOBRES: Yes.

12 MS. ASHER: Okay. Thank you.

13 MS. PENDERGRASS: Dr. Sumchai?

14 DR. SUMCHAI: I wanted to address some issues
15 with regard to the concept of the Mayor's Office of
16 Economic Development from the San Francisco
17 Redevelopment Agency Memorandum.

18 I have in my possession and have shared with
19 the San Francisco City Attorney's Office the minutes of
20 the Citizens Advisory Committee to the Hunters Point
21 Shipyard from August of 2000 which document that the
22 Redevelopment Agency authorized over half a million
23 dollars in funding for a BAYCAT redevelopment project.

24 And specifically the monies were targeted for
25 siting of a trailer on Parcel B in an area of Parcel B

1 where background radiation levels have been identified
2 to be above background, and manganese levels have also
3 been recently found to be above background. And I have
4 some issue with regard to how that happened with this
5 Memorandum of Agreement in place in July of 1998.

6 I also want to mention that that decision to
7 release those monies was made while the Parcel E
8 landfill was on fire. The landfill was on fire at the
9 time that the Redevelopment Agency made that decision.
10 So I did want to address that.

11 And then secondly, in your response to the
12 Civil Grand Jury Report, which I had the opportunity to
13 read, you state that you're going to make an effort to
14 better coordinate the roles of the CAC, the RAB, and the
15 PAC with regard to the overall development of the
16 Shipyard and the redevelopment plan for the area.

17 And as one of the recommendations, you state
18 that you're going to set up an office, an office that
19 would be focused on development -- economic development
20 and -- let's see, what is the other one that you use? --
21 public information.

22 MR. CAPOBRES: Right.

23 DR. SUMCHAI: And I encourage you to include
24 remediation --

25 MR. CAPOBRES: Right.

1 DR. SUMCHAI: -- in identifying the purposes
2 and functions of that office, because, you know, right
3 now people have questions most about the status of -- of
4 the, you know, cleanup and -- and remediation of the
5 Shipyard.

6 And again, I encourage you to expand your
7 council to include the RAB as a federally recognized
8 body in the decisions that you make.

9 I'm aware that a member of the Board of
10 Supervisors, Supervisor Sophie Maxwell, has been meeting
11 with the Land Use Subcommittee of the CAC but has not
12 attended any RAB meetings and, to my knowledge, has not
13 had a representative here. And very clearly, she needs
14 to have input, you know, from this body with regard to
15 decisions that she makes about the reuse and
16 redevelopment of the Shipyard.

17 MR. CAPOBRES: Okay.

18 MS. PENDERGRASS: I just want to just take a
19 point. We can take a few more questions, but just want
20 to make a point here that the Redevelopment Agency is
21 here to talk about the site at the Shipyard in terms of
22 the cleanup and people on that base in terms of their
23 safety and that sort of thing.

24 The discussion around, you know, kind of who's
25 doing what and why and those kind of things really are

1 kind of outside the purview of this -- of the -- of the
2 RAB.

3 So I understand that, you know, we kind of have
4 him -- have them here and we want to take advantage of
5 what they have to say in our interest, but we really
6 need to narrow and keep the discussion focused to the
7 Redevelopment Agency around RAB-specific issues.

8 So the representative for Miss Harrison and
9 then Lynne, and then I think we had a question over
10 here.

11 DR. SUMCHAI: And no, she didn't answer my
12 question. My an- -- My question --

13 MS. PENDERGRASS: I'm sorry.

14 DR. SUMCHAI: -- focused on a project that the
15 Redevelopment Agency funded that is on the Shipyard,
16 Parcel B, illegally in an area of high radiation and
17 high manganese.

18 MS. PENDERGRASS: I'm sorry.

19 MR. CAPOBRES: Let me answer that.

20 MS. PENDERGRASS: I'm sorry, then.

21 DR. SUMCHAI: Why does that --?

22 MR. CAPOBRES: Let me answer.

23 MS. PENDERGRASS: Okay.

24 MR. CAPOBRES: As far as I can tell, Parcel --
25 the BAYCAT area is right outside in the parking lot, and

1 we're not standing on any radiation as far as I know.

2 And this is Parcel A as far as I know.

3 So the BAYCAT area clearly is on Parcel A, and
4 there's physical evidence of that. So that's just the
5 first question.

6 In terms of the timing vis-a-vis the
7 moratorium, which is directly related to that agenda
8 item, the Agency has always envisioned as we move
9 forward kind of a set of project trailers, if you will,
10 for administrative purposes, and that's kind of the
11 guise.

12 There's two developers, essentially: There's
13 Lennar, and there's proposed BAYCAT on for the site. So
14 it's an administrative trailer vis-a-vis kind of like a
15 construction trailer. There's no programming. There's
16 no pro- -- educational programs going on in -- in the
17 trailer.

18 DR. SUMCHAI: Well, no. Those are
19 groundbreaking. That was -- BAYCAT was going to have a
20 groundbreaking --

21 MR. CAPOBRES: It's ceremonial. And that's --
22 put the sign up that's on Parcel A to say this is the
23 future site of BAYCAT, and that was kind of -- so there
24 was no -- no groundbreaking, and they are not on
25 Parcel B. And I think those are the questions related

1 to interim leasing directly. I wholeheartedly assign
2 the site -- wholeheartedly welcome your recommendation
3 of the remediation; and if that is not in that letter,
4 then that's an oversight.

5 The notice is clearly -- The Civil Grand
6 Jury's main concern was the remediation issue, and that
7 should be covered in any information office that we open
8 up or any information office that we work with with the
9 developer; or frankly, we're trying to coordinate with
10 Bayview Advocates in the window program and getting
11 information out that way.

12 MS. PENDERGRASS: Okay. So representative for
13 Miss Harrison?

14 MS. OLIVA: I'd like to reiterate Miss Asher's
15 question on the information that you had mentioned that
16 City of San Francisco would require code upgrades.

17 MR. CAPOBRES: Yes.

18 MS. OLIVA: Now, will the code upgrades be the
19 responsibility of the master tenant for all the
20 shipyards who would most likely pass it on to us? Or
21 would Redevelopment assume some of those costs?

22 MR. CAPOBRES: The code upgrades will be the
23 responsibility of the primary developer, Lennar BVHP.
24 We will enter into an interim lease with -- for the
25 part -- the portions of the Shipyard that we get from

1 the Navy. It will be their responsibility.

2 MS. OLIVA: It will be Lennar's
3 responsibility --

4 MR. CAPOBRES: They'll be responsible for the
5 cost.

6 MS. OLIVA: -- to assume the cost?

7 MR. CAPOBRES: For the cost. What they -- You
8 know, whether they pass it on to their tenant or not is,
9 you know -- it's something --

10 And you're going to have a opportunity to weigh
11 in on this. And I want to be perfectly clear: The
12 interim lease agreement between Lennar and the Agency is
13 going to be a public document that needs approval by the
14 Redevelopment Agency Commission, which means there's
15 going to be a public process, and I will give you as
16 much heads-up as I can when that process begins so that
17 we can get your input on that.

18 MS. OLIVA: And the second question I have is
19 that in a document a few months or so back, is the
20 intention of the Redevelopment to move all 300 of us to
21 Building 123, which has incredible pool of stuff
22 underneath so one is -- where is that?

23 MR. CAPOBRES: Yeah. I usually start my public
24 presentations with a -- with a caveat that we can't do
25 any new development. We can't move anybody around until

1 the regulators and everyone says it's safe to do so; and
2 it's got to go through many layers of public approval,
3 not only the regulators, but also the Board of
4 Supervisors and the Redevelopment Agency Commission. So
5 I don't want to be part of anything --

6 MS. OLIVA: Well, why was it brought up? Why
7 was it suggested?

8 MR. CAPOBRES: Well, I think that -- I think
9 there's some confusion. Lennar was required to present
10 proposals on what they would do on a whole host of
11 issues. One of them was interim leasing.

12 The document that -- There's a Public Records
13 Act re- -- Act request that was filed to get that
14 information, and we complied with the Public Records
15 Act.

16 It was a submittal by Lennar. It's not
17 something that's sanctioned by the Agency or approved by
18 the Agency at this time.

19 MS. OLIVA: Thank you.

20 MS. PENDERGRASS: Mr. Brown?

21 MR. L. BROWN: Yes. I'd like to piggyback on
22 Dr. Ahimsa what she said about the BAYCAT trailer that's
23 out there. It's still open, and I don't see why they
24 out there, and the supervisors haven't approved their
25 being out here. How come they don't have a place down

1 there at Four Embarcadero with Lennar? That's just like
2 the truckers.

3 Why aren't the truckers out there, then?

4 How can you say, you know, separate there --

5 MR. CAPOBRES: I understand. Right.

6 MR. L. BROWN: -- differentiated. But the
7 truckers that's in there, you can't put our community
8 truckers in there for here.

9 MR. CAPOBRES: And I understand.

10 MR. L. BROWN: You can compensate BAYCAT.

11 That's what I'm saying. And BAYCAT is open too.

12 MR. CAPOBRES: And I understand. BAYCAT is
13 open. Again, it's on Parcel A. I want to reiterate
14 that. And yeah, that's -- it's a fair point.

15 There -- You know, the way that's justified
16 is: Under the Exclusive Negotiations Agreement with
17 Lennar -- that's the document that's approved by the
18 Commission -- they are to set up project trailers to --
19 for administrative purposes to get the project going.

20 And that's analogous. There are two developers
21 that are on the Shipyard: There's currently BAYCAT and
22 Lennar. It's not -- They are not using it for
23 programs. It's not educational. It's just basically to
24 facilitate the project. And we have our site office
25 right next to them.

1 So it's envisioned always since it's publicly
2 approved ENA -- or the Commission ENA kind of a set of
3 trailers around this vicinity for just facilitating
4 redevelopment.

5 MR. L. BROWN: So they are quite sure that
6 BAYCAT and Lennar is going to get approval by the --
7 that Board of Supervisors, then?

8 MR. CAPOBRES: No.

9 MR. BROWN: For development. So why are they
10 there?

11 MR. CAPOBRES: Right. I mean, there's --

12 MS. PENDERGRASS: I think that that -- but
13 that's outside --

14 MR. L. BROWN: Okay.

15 MS. PENDERGRASS: -- the purview of the RAB in
16 terms of that's a --

17 MR. L. BROWN: Right. So what --?

18 MS. PENDERGRASS: -- Redevelopment Agency
19 issue --

20 MR. CAPOBRES: Right.

21 MS. PENDERGRASS: -- that needs to be --

22 MR. CAPOBRES: But --

23 MS. PENDERGRASS: -- addressed with the
24 community.

25 MR. TOMPKINS: It's part of the economic.

1 MR. CAPOBRES: And I want to -- I want to -- I
2 want to answer your question.

3 You know, Lennar hasn't been through the public
4 approval process either. So there's no guarantees that
5 Lennar's going to get through. You know, they are --
6 they were selected by the Commission as the primary
7 developer, but we're going through the same process with
8 both developers at this point.

9 MS. PENDERGRASS: All right.

10 Mr. Campbell?

11 MR. CAMPBELL: There -- there are a couple of
12 things.

13 Don, you refer to the ENA, and I think it's
14 very important for the RAB to understand what the next
15 step for Lennar is for the ENA because it does affect
16 the RAB.

17 The ENA is Exclusive Negotiating Agreement.
18 That doesn't mean they have the right to build; is that
19 correct?

20 MR. CAPOBRES: Right.

21 MR. CAMPBELL: Okay. So what is the next
22 step --?

23 MR. CAPOBRES: Sure. The Exclusive Negotiation
24 Agreement basically gets us to the point where
25 there's -- it sets up a frame of -- for negotiating the

1 final Development and Disposition Agreement, which is
2 commonly referred to as a DDA.

3 And the DDA -- and this is probably a topic for
4 future conversation, because I can go into it for hours.
5 But the DDA is a final document that's in place that
6 needs to go through the Redevelopment Agency Commission
7 and probably the Board of Supervisors to have final
8 development occur.

9 But ENA doesn't have to say Lennar can go out
10 and build. It says they have the right to negotiate
11 with the Agency for the DDA. And all of these things
12 will have to go through -- I guess that's several layers
13 of public review, and that's what we're here for, is to
14 make sure that that communication goes between us and
15 you and the rest of the community.

16 MR. MASON: One last question.

17 MS. PENDERGRASS: Just a minute, though. We
18 have two other questions, and then we need --

19 MR. CAMPBELL: I have Part --

20 MS. PENDERGRASS: -- to close.

21 MR. CAMPBELL: I have Part Two of my question.

22 MS. PENDERGRASS: Yes.

23 MR. CAMPBELL: And I was on the Civil Grand
24 Jury. They're talking about the CAC, the PAC, and the
25 RAB and not communicating, and I guess Marcia Rosen

1 talked about reworking that relationship. And since it
2 does affect the RAB, I think it's a very important
3 question to answer.

4 MR. CAPOBRES: I'm going to look t- -- There's
5 no answer. We don't have a prescribed answer to that.

6 MR. CAMPBELL: Okay.

7 MR. CAPOBRES: I'm going to look to you, your
8 subcommittees, your community co-chairs to help us work
9 that out. I mean, that's -- it's something that we need
10 to work out through better communication --

11 MR. CAMPBELL: Well --

12 MR. CAPOBRES: -- basically.

13 MR. CAMPBELL: -- I -- I don't think the RAB in
14 general knew about that; and if they are going to be
15 part of something to work it out, I think it's best that
16 you let them know.

17 MR. CAPOBRES: I'm letting them know right now.
18 I'm reaching out and saying I'm -- I'm open to
19 suggestions.

20 MR. CAMPBELL: Thank you.

21 MS. PENDERGRASS: Mr. Tompkins?

22 MR. TOMPKINS: Thank you. I do on the auspices
23 of we have an economic committee that this is very much
24 in tune, especially on the economic side as well as just
25 from the risk assessment aspect; but when we deal with

1 remediation, I -- I have a couple questions, and I'll be
2 concise for a change.

3 MS. PENDERGRASS: Too late.

4 MR. TOMPKINS: One, under your, I guess,
5 overall philosophy how you're handling development of
6 this parcel and under federal law, when you have a
7 Superfund site, the immediate community within a
8 2 1/2-mile radius I think it's supposed to get priority,
9 i.e. Bayview-Hunters Point, following Jesse's theme in
10 how the subleasing has been taking place, how are you in
11 compliance to that guideline what the philosophy of the
12 Redevelopment Agency focus is so I can get a better
13 understanding in terms of your correction?

14 MR. CAPOBRES: Right. You know, we don't -- we
15 haven't gotten to our part of the process yet.

16 I mean, if you look at the redevelopment
17 plan -- and maybe I'll bring a copy of it next time --
18 it does give preference to -- at the time it's called
19 Bayshore Residents of Bayview-Hunters Point Community
20 Residents. And everything that I do is geared to
21 implementing the redevelopment plan. We just haven't
22 gotten there yet.

23 But that -- that's everything that drives, you
24 know, Shipyard team, the Agency's redevelopment plan.

25 MS. PENDERGRASS: I know --

1 MR. TOMPKINS: And then to last --

2 MS. PENDERGRASS: Did you have a part B?

3 MR. TOMPKINS: One -- Part B. I might change
4 it around. Part B. Keep going.

5 You know, I'm sorry the Navy's representative
6 isn't here.

7 I'd like to get clarity on this leasing,
8 subleasing, because it's almost in violation or in --
9 not in compliance with federal law. The property is
10 still under Navy's -- Navy's jurisdiction. They are
11 subleasing, and you said that there's been a moratorium
12 since 1999.

13 I'd like to get clarity or clarification for
14 our next meeting as what's going on the leasing, who's
15 getting the leasing, why is the situation, and why not
16 then under federal law the community truckers all of
17 them and not part of some were chosen for all of them to
18 get an opportunity for economic benefit from --

19 MR. CAPOBRES: Okay.

20 MR. TOMPKINS: -- for subleasing?

21 MS. PENDERGRASS: But, Mr. Tompkins, your
22 question had been answered a little earlier by the young
23 lady who made the presentation. And I'm sorry. What
24 was her name?

25 MS. ATTENDEE: June Bartholomew.

1 MR. CAPOBRES: Bartholomew.

2 MR. TOMPKINS: That's why I mentioned it in
3 also the Navy's responsibility in this and then for
4 further if it is --

5 MS. PENDERGRASS: But the --

6 MR. TOMPKINS: That's why clarity --

7 MS. PENDERGRASS: But the relationship -- the
8 way -- the way I heard the answer was: The relationship
9 between the leasing is with the Navy. There's no --
10 there's no legality to subleasing to anybody under any
11 circumstances, and the Redevelopment Agency isn't
12 involved in that.

13 Is that what I heard?

14 MR. MASON: Interim leasing they are.

15 MR. TOMPKINS: Interim.

16 MS. PENDERGRASS: Interim leasing, but there's
17 a moratorium on that?

18 MR. CAPOBRES: Yeah. We have a -- We have the
19 artists, we have SFPD, we have Mr. Earl James, and we
20 have our site office trailer and BAYCAT right there.

21 MS. ATTENDEE: So --

22 MR. CAPOBRES: And that's -- that's all we
23 have.

24 MR. MASON: And also the skateboard we have.

25 MR. CAPOBRES: No. We do not -- That's all we

1 are. We do not have any other --

2 MR. TOMPKINS: So the rest is, then --

3 MR. CAPOBRES: -- leases.

4 MR. TOMPKINS: -- the Navy.

5 Could the Navy address that, then, please?

6 MS. PENDERGRASS: Right. So --

7 MR. DeMARS: That's -- We can go back and take

8 that question back for our closure -- closure side of

9 the house, and we can come back to answer that next

10 meeting.

11 MS. PENDERGRASS: So we need to put that on as

12 an action item to follow up --

13 MR. TOMPKINS: Please.

14 MS. PENDERGRASS: -- with the RAB the Navy to

15 identify any activities --

16 MR. TOMPKINS: Anything --

17 MS. PENDERGRASS: -- other than the leasing

18 that was -- that was identified.

19 MR. TOMPKINS: To get clarity, which is

20 illegal? Which is legal? Can we then be in compliance

21 with the law --

22 MS. PENDERGRASS: Okay.

23 MR. TOMPKINS: -- and that with the -- that

24 priority Jesse pointed out be given to be in compliance

25 with federal law to both residents and local businessmen

1 and women for this community?

2 MS. PENDERGRASS: Okay. Now, Mr. DeMars, I've
3 heard you say that you would handle making sure that
4 that got to the right person for a follow-up.

5 MR. DeMARS: Yes.

6 MS. PENDERGRASS: Thank you.

7 MR. FORMAN: Yeah, that's another member of our
8 team and not environmental --

9 MS. PENDERGRASS: Exactly.

10 MR. FORMAN: -- aspect.

11 MS. PENDERGRASS: All right. Thank you for
12 that.

13 And, Miss Wright, did you have a question?

14 MS. WRIGHT: (Shakes her head.)

15 MS. PENDERGRASS: Was there someone over here
16 who had a question? I'm sorry.

17 MS. LUTTON: I did, but Jesse goes first.

18 MS. PENDERGRASS: All right.

19 Go ahead, please.

20 MR. MASON: Okay. Those that you have interim
21 leasing agreements with, would there be any
22 opportunities for economic situations for the community?

23 Will the community have an opportunity to go
24 down --? Will the Redevelopment help -- Redevelopment
25 Agency help us with -- with job opportunities and, you

1 know, any kind of opportunity that those companies have?

2 MR. CAPOBRES: And so the artist has; we have
3 police department, which I guess we could try to cop-out
4 SFPD.

5 MR. MASON: I'm saying --

6 MR. CAPOBRES: Then we have Mr. James, who has
7 not --

8 MR. MASON: He's not there.

9 MR. CAPOBRES: He is. He has -- He's
10 currently.

11 MR. MASON: I was just out at his shop.

12 MR. CAPOBRES: Right. If you're asking us to
13 start a dialogue, I'd be more than happy to start a
14 dialogue, but I can't guarantee anything.

15 MR. MASON: Well, I'm asking for economic
16 opportunities.

17 MR. CAPOBRES: I understand.

18 MR. MASON: That's what I'm asking for, because
19 I'm looking at a lot of the young people going down to
20 the Shipyard, and they are not of this community.

21 MR. CAPOBRES: And all I'm saying, Mr. Mason,
22 is: We're limited to what we have out there, which are
23 the artists, and I think that we have done a decent job.
24 I mean, we could do better. SFPD is out there and
25 Mr. James, and we're working with Mr. James on training

1 programs also. So --

2 MS. PENDERGRASS: Mr. Mason, I'm going to just
3 make a little recommendation in here. This might be a
4 really good discussion and have a little bit more fruit
5 to it if we -- if you could invite Mr. Capobres to a
6 subcommittee meeting, and you all could strategize
7 around how the RAB could be more effective and bring
8 forth a recommendation to the RAB.

9 MR. CAPOBRES: I'd be more than happy to do
10 that.

11 MS. PENDERGRASS: Okay.

12 Does that make more sense?

13 All right. At this point, we're going to close
14 that conversation. Did you have anything else that you
15 want to add?

16 MR. CAPOBRES: I just want to say, again, thank
17 you for the opportunity to come speak to you on this
18 topic. I'd be more than happy to come and talk to
19 subcommittees or the full RAB in the future. I look
20 forward to working with if it's okay the community
21 co-chairs in trying to design a better way to
22 communicate between the various community groups that I
23 work with on a day-to-day basis.

24 And again, just thank you.

25 MS. PENDERGRASS: Before you go, though, I'm

1 sorry, I overlooked a question here.

2 Did you still have that question?

3 MS. LUTTON: No. My question has been taken
4 care of.

5 MS. PENDERGRASS: All right. Very fine.

6 Thank you so much.

7 Can we take a short ten-minute break? I'm
8 sorry. Ten-minute break? And then we'll come back and
9 start our presentations on what's going on out there at
10 the Shipyard.

11 Okay. Ten minutes. That will be 7 o'clock
12 we're back.

13 (Recess 6:50 p.m. to 7:00 p.m.)

14 MS. PENDERGRASS: And yes, we are ten minutes
15 ahead of schedule, and we're trying to handle Miss
16 Wright's concern and cut that ten minutes out of this
17 agenda right now.

18 Mr. Rodriguez, did you -- would you like to
19 just sum up anything I --?

20 It came to my attention during the break that
21 we do have one RAB member that actually sits on the RAB
22 board and also sits on the PAC, or the Project Area
23 Committee, and maybe could bridge kind of -- kind of do
24 a summation for us and bridge the gap between what the
25 Redevelopment has said to the Board.

1 You want to just take --?

2 MR. RODRIGUEZ: Sure. I -- I was talking to
3 Pendergrass that the Lennar Corporation had already come
4 before the PAC, the Land Use Committee, and that made a
5 presentation on what their intentions or what they
6 envision as to what had been or what they were planning
7 to do with the -- with the Shipyard.

8 Of course, I had many reservations and many
9 questions as -- as to what -- what their plans were, but
10 that was solely an economic-based presentation.

11 Here at the RAB and my envision and my purpose
12 for serving on the RAB is to ensure that once the land
13 is turned over for economic purposes, that we give them
14 a product where it's clean and not toxic and as clean as
15 possible a product that we could give to the community
16 so that in fact the economic development takes place.
17 That is the responsibilit- -- responsibility of the PAC.

18 Now, a lot of questions and concerns have been
19 raised, particularly with Mr. Mason, about the truckers.
20 Those issues are being addressed at the PAC level, and
21 those are economics issues, and Jesse knows -- he's seen
22 me at the PAC meetings. He has attended some of the PAC
23 meetings.

24 So those are -- that is another venue that I
25 believe is a responsibility of community groups like PAC

1 or -- or the CAC. And I think for us to remain
2 successful in what we do as a -- as a group, we need to
3 really focus on the toxicity levels and making sure
4 that -- that the land that is passed over to the City
5 and our community is as clean as it could possibly be,
6 okay.

7 MS. PENDERGRASS: Thank you very much. We're
8 not going to take any discussion on that.

9 MR. CAMPBELL: Well, there's just a rhetorical
10 point. There's something that's not accurate there.
11 The PAC does not cover the Shipyard. It covers
12 Bayview-Hunters Point.

13 MR. RODRIGUEZ: Right. Okay. Thank you.

14 MS. PENDERGRASS: Got it.

15 DR. SUMCHAI: I think Jesse's point is very
16 important. Under our bylaws, even as revised, we have a
17 dedicated seat for a RAB member that is also supposed to
18 be shared with the CAC member. At other meetings, I've
19 encouraged us to identify someone to sit on both bodies.

20 And one of the other things we might think
21 about is: Under "Subcommittee Reports," we might at an
22 interval ask for feedback from the representatives who
23 are jointly sitting on these other meetings.

24 MS. PENDERGRASS: Excellent. I think that's a
25 great idea. All right. Dr. Sumchai, I think, though,

1 that that's the type of thing that needs to kind of go
2 through the Bylaws & Membership committee [sic].

3 DR. SUMCHAI: Right.

4 MS. PENDERGRASS: So perhaps there needs to be
5 a motion by the full body to that committee saying that
6 in fact you want to seek out, find, then get somebody to
7 serve from those two areas, because that hasn't
8 happened.

9 Yes, ma'am.

10 MS. PETERSON: Just piggybacking on what
11 Dr. Sumchai said.

12 MR. MASON: I can't hear you.

13 MS. PETERSON: I'm piggybacking on what
14 Dr. Sumchai has said.

15 MR. MASON: Still can't hear you.

16 MS. PETERSON: Okay. We keep mentioning the
17 PAC and the CAC's seat, so I think there needs to be a
18 letter from this body that goes out and tells them to
19 please fill these two seats.

20 MS. PENDERGRASS: You know, I just have to say,
21 you know, both -- all of those things -- all of those
22 bodies that we have just talked about are volunteers
23 just like you all are around this table. And so to
24 mandate or request in that kind of manner, I think what
25 you want is somebody who wants to do that.

1 So I think you all know these people who serve
2 on these other boards. It would make sense to try to do
3 some type of recruitment on that.

4 MS. PETERSON: We have a PAC member, Jim
5 Rodriguez.

6 MS. PENDERGRASS: Yes, we do.

7 MS. PETERSON: I mean, if you're going to hold
8 these two seats open, then you have a right to demand
9 from these boards that they fill them.

10 DR. SUMCHAI: I'd like to make a motion that
11 the RAB direct the Membership & Bylaws Committee to
12 address filling a joint RAB-CAC seat as is designated in
13 the current bylaws.

14 MR. L. BROWN: Right.

15 DR. SUMCHAI: The second part of that motion, I
16 would like the Membership & Bylaws Committee to make a
17 concerted effort to identify Chinese-American
18 representation for community representation on the RAB.

19 MS. PENDERGRASS: Do I hear a second?

20 MS. PETERSON: Second.

21 MS. PENDERGRASS: Seconded.

22 Any discussion on that prior to calling the
23 question?

24 MR. L. BROWN: I'd like to say this.

25 MS. PENDERGRASS: Yes, sir.

1 MR. L. BROWN: The -- the director of the
2 Redevelopment Agency -- she said talked about PAC. It's
3 not a body of the -- it's not a body -- any kind of
4 governing body on the Shipyard.

5 MS. PENDERGRASS: It is not, that's correct.

6 MR. L. BROWN: Right. So they are out. They
7 are out.

8 MS. PENDERGRASS: Yeah. If it's -- it's not a
9 governing body, but when you're talking about all of the
10 different community groups within our community and
11 talking about all of the things that have to do with a
12 larger community, it's not a bad idea to have cross
13 communication; and I think that's what the whole service
14 here is about.

15 So we have a -- a -- a motion; we have a
16 second. Do we have any discussion that we haven't heard
17 already?

18 Yes, ma'am -- yes, sir.

19 MR. MASON: I think that -- I think that if --
20 if that's the case and -- and the RAB needs someone from
21 the PAC on it to discuss some of the things that we are
22 talking about in the community --

23 MS. PENDERGRASS: We have that.

24 MR. MASON: -- I think the CAC --

25 MS. PENDERGRASS: Oh.

1 MR. MASON: I think that maybe members of the
2 RAB need to be on maybe the CAC or the PAC.

3 MS. PENDERGRASS: Very good. Very good thought
4 on that.

5 At this point, though, we have a motion. We
6 have -- we have a second. Any more discussion that we
7 haven't heard?

8 I'm going to call -- I'm going to call the
9 question, and let me just reiterate that again. The
10 motion is to have the Bylaws & Membership Committee look
11 into getting a CAC representative on the Board and to
12 increase diversity, particularly of the Asian-American
13 community on the Board.

14 Did I sum that up correct -- correctly?

15 DR. SUMCHAI: [Nodding.]

16 MS. PENDERGRASS: Okay. All in favor?

17 THE BOARD: Aye.

18 MS. PENDERGRASS: Any opposed to that motion?
19 Any abstaining from this motion?

20 It carries, then.

21 All right. We're going to move into the Navy's
22 presentation on the landfill gas removal action update.

23 MR. FORMAN: Okay, everybody. Another update
24 on what's going on out there with -- near the landfill
25 with the landfill gas removal action. A number of

1 things have taken place since then.

2 Some of the -- Some of what I'm going to talk
3 about is not friendly for this kind of a presentation,
4 but everybody should have a handout.

5 MS. PENDERGRASS: Wow.

6 MR. FORMAN: And you can look at these later.
7 I'm just going to point out some of the more important
8 things.

9 First of all, as you can see our list,
10 monitoring continues from week to week. And I'm not
11 sure if you can clearly see it here; but if you have a
12 handout, you can see that the same gas-monitoring probes
13 that showed percentages of methane -- and that's
14 gas-monitoring probes 1 through 12 -- are continuing
15 here to show varying levels of methane.

16 The same probes we have up there on Crisp
17 Avenue are continuing to show zero. That's good news.

18 And then the rest of the probes continue to
19 show very stable measurements from week to week on
20 methane.

21 And the new story here is: It looks like when
22 we go out and do our field instruments from week to
23 week, things remain relatively the same or relatively in
24 sync, and that just helps as we go from week to week and
25 gather more data to get more confident about what we're

1 seeing out there.

2 So we have -- we're having -- continuing to
3 have a good idea of where the methane is not, where the
4 zeroes are, and where the methane is, on these first
5 12 probes.

6 Next slide.

7 Okay. And again, we have a request to document
8 this on a graph, and that's why each -- each RAB meeting
9 I show this to you. And that's really -- this is the
10 same type of information just represented in a graph,
11 and you can see that everything seems to be pretty in
12 sync.

13 All these different symbols here relate to the
14 different 21 monitoring probes that we currently have
15 out on the site that we've talked about in the past, and
16 it looks like it's pretty stable.

17 Now, in addition to the methane component of
18 the landfill gas, as you know, there's the nonmethane
19 components which we know as volatile organic compounds.
20 At least a part of them are called volatile organic
21 compounds, known to us also as VOCs.

22 Next slide.

23 Now, couple things have happened one time. We
24 had an instrument failure on the 14th of August, and
25 that's why you have no record there. We lost data for a

1 week because our instrument out in the field that we use
2 wasn't functioning.

3 However, since the RAB we've had still three
4 other -- three of the four weeks we do have data on.
5 That was really the first week that that's occurred.

6 And as you can see on in latest -- on the 20th,
7 a couple days ago, we had our latest round of data; and
8 again, it's showing really the same types of trends from
9 gas-monitoring probe to gas-monitoring probe.

10 And overall the bottom line for you on VOCs is:
11 They continue to be at extremely low levels anywhere
12 they are present, and they are not present in a lot of
13 places.

14 Okay. And graphically this shows again there
15 will always be a gap here because of the equipment
16 malfunction on the 14th of August. And you can see the
17 data point on the 20th, and we will continue to do
18 trends here on out from that date forward, and you can
19 see that it pretty much follows -- it's pretty much in
20 sync. There's no real surprises. Okay?

21 DR. SUMCHAI: Why is there a spike on
22 Gas-Monitoring Probe 12?

23 MR. FORMAN: Well, we discussed -- that's a
24 good question. That was on, I believe, July 24th.
25 There was a spike in a lot of the data on that day.

1 Now, really relatively it's higher than the other ones,
2 but it's still relatively low when you're in parts per
3 million but also a little higher on that day. And you
4 can see that that tracks for each of the gas-monitoring
5 probes.

6 And there's going to be fluctuations like that.
7 You notice on June 2nd everything looked -- seemed to be
8 quite low. Well, everything tracked low on that date
9 and was a little higher on this date. It does bounce
10 around a bit.

11 That kind of variability is to be expected,
12 especially when you're monitoring week after week after
13 week. And as you can see as we go through the year,
14 we're going to have a lot of data as we continue to
15 monitor weekly.

16 MR. TOMPKINS: Excuse me.

17 MR. FORMAN: Yes.

18 MR. TOMPKINS: I have a question.

19 MR. FORMAN: Sure.

20 MR. TOMPKINS: From the historical from the
21 information you gave me -- and I haven't had a chance to
22 review in terms of the fires -- have you correlated to
23 see, for example, from a historical perspective that the
24 spikes or the peaks that we see at this point -- is
25 there -- is there a correlation with possibility of

1 fires or in that time range --

2 MR. FORMAN: Yeah.

3 MR. TOMPKINS: -- you looked at in terms of --?

4 MR. FORMAN: Yeah. When you look at the list

5 of --

6 MR. TOMPKINS: I don't have it here.

7 MR. FORMAN: Okay. The list I gave you goes

8 back two years, and we've only been monitoring since

9 mid-April. But you're not going to see a correlation in
10 anything that we have found.

11 And I believe that extends to we have looked,
12 at least informally, at things like humidity, barometric
13 pressure, temperature. There's really not a correla- --
14 anything that directly correlates to it that we found
15 and certainly not anything external -- an external event
16 like a fire.

17 Remember, you're taking -- with the instrument
18 you're taking off the probe, and the probe is a
19 subsurface probe where we're measuring the levels of
20 VOCs.

21 MR. TOMPKINS: Right. I was only in terms of
22 the relationship if there was just theoretically
23 possibly of this, then I -- the fire takes time
24 historically would you see during this time period from
25 the data fires with possibility of fill this may happen

1 since we're dealing with the same source there was a
2 major event up there?

3 MR. FORMAN: Well, since we'll continue to
4 track fires --

5 MR. TOMPKINS: So it's a little gap.

6 MR. FORMAN: Right. And as we continue to do
7 weekly data, then that will be an interesting study.

8 MR. TOMPKINS: Because you have the data there.

9 MR. FORMAN: Sure. Well, we'll continue to do
10 weekly monitoring, and we'll continue as always to keep
11 track of the fires, so -- in the area.

12 Yes.

13 MR. ATTENDEE: Question. Just you may have
14 covered this already as far as where these actual
15 locations are, and you have --

16 MR. FORMAN: Yes.

17 MR. ATTENDEE: -- everything is designated with
18 a -- with a tag.

19 MR. FORMAN: Yes, yes. And there's maps that
20 show that; and if you go to the table, we actually even
21 have a handout that --

22 MR. ATTENDEE: Really? Because I have all the
23 handouts, and I don't see that anywhere. I thought it
24 would be one page in the handout. You have -- you have
25 marked where the probes are. But actually putting the

1 number and name tag up on the probe, is it on there?

2 See, I don't think so, no.

3 MR. FORMAN: Well, no, not on this one. We
4 actually have the probes around here. We don't name
5 exactly the numbers on --

6 MR. ATTENDEE: So you never really know, like,
7 what spot's getting hotter --

8 MR. FORMAN: Well --

9 MR. ATTENDEE: -- data if you want numbers.

10 MR. FORMAN: Good point. The point being that
11 we do updates at every RAB. And if you attended each
12 RAB . . . About two RABs ago we had -- we actually had
13 a big color handout with them labeled that way.

14 MR. ATTENDEE: Okay. I'll try and find one of
15 those.

16 MR. FORMAN: Okay.

17 MS. BUSHNELL: Would it be on the Web site?

18 MR. FORMAN: I believe that info is also -- I
19 don't know if we have the graphic on the Web site. No.
20 I think we just have a -- the table, probably the table.

21 Okay. Let's quickly review our goals from our
22 action here is: We want to stop the gas migrating off
23 of the Navy property onto the University of
24 California-San Francisco compound. We are -- We need
25 to do that to be in compliance with Title 27, which is a

1 California regulation.

2 We also need to quickly lower the methane
3 concentration that was already there at the U.C.S.F.
4 compound. And the goal that is being prescribed for us
5 is to be less than 5 percent by volume in air of
6 methane, and that's what we need to come down to within
7 the U.C.S.F. compound.

8 And we need to safely vent any future gas that
9 is generated because if you don't do that and you
10 extract the gas that's there over time and do nothing
11 more than that, well, then you'll continue to have a
12 problem in the future, and that's not a good way to
13 treat the problem. So we're interested in preventing a
14 future occurrence of gas buildup.

15 Okay. So what does this treatment system do?

16 There's a fact sheet that I have asked all of
17 you to look at tonight and forward any input you can to
18 Lynne Brown or I if you think I need to make it better.

19 I would really love to hear your suggestions,
20 because I want to be able to -- in two pages to be able
21 to describe what we're doing in solid terms that people
22 can understand. And if I failed to do that -- it was
23 quite a challenge; but if I have failed on our first
24 attempt to do this, I just need you to let me know what
25 you think it would take to make it better, because I

1 want to make it better.

2 MS. ASHER: Is the fact sheet being passed
3 around or --?

4 MR. TOMPKINS: It's this one here.

5 MR. FORMAN: It's on the table. I'll give you
6 another copy.

7 Okay. So let's go into what the treatment part
8 of the system is going to do. This again is a quick
9 review. We -- we talk about this each month, but it's
10 good to go over these things, especially as -- as we
11 ourselves learn more about the site and clarify our
12 goals.

13 First of all, we need to remove the VOCs of
14 concern. When we vent the landfill gas, we're going to
15 vent the methane, but the volatile organic compounds
16 need to be removed from that stream.

17 We need to monitor to make sure that we don't
18 have breakthrough. What breakthrough means is: If you
19 only have one filter on a system -- this applies to
20 anything, whether it's your automobile or whether it's
21 this removal action -- you've got to watch to make sure
22 that that filter doesn't break, because then it's not
23 doing its job.

24 Well, the Navy is taking a further step on it
25 that you'll see here to make -- ensure that that doesn't

1 occur, but we're also going to do monitoring in addition
2 to that.

3 Also, we want to make sure that the methane
4 that's directly vented in addition to the other
5 non-VOCs, like carbon dioxide, oxygen and nitrogen,
6 passes into the atmosphere and that we do that safely.

7 Okay. Here you can see -- and this might be
8 better on your handout; you can see where this barrier
9 system wall is going to be inserted. It's -- It runs
10 about 1500 feet, and this is where we're -- we're
11 digging a trench that will contain two things in the
12 future.

13 It'll contain venting wells or vents, and it'll
14 contain an impermeable barrier system. A part of the
15 impermeable barrier system -- At the subcommittee
16 meeting, we showed you what part of the barrier system
17 wall looks like.

18 Tonight I want to pass around -- this is one of
19 the fasteners. Each of the panels of the HDPE, the
20 high-density polyethylene, wall has a fastener. They
21 come in about -- what, four 4-foot sections?

22 MR. ATTENDEE: Four foot sections.

23 MR. FORMAN: And the 4-foot sections will be
24 linked together by these fasteners, which are also made
25 out of the same material, and it will give you a good

1 idea to see what this is all about. And I'll go ahead
2 and pass this around. But that's going to be part of
3 the barrier system that is going to follow this line and
4 this trench.

5 MS. WRIGHT: Where is that in the handout?

6 MS. RINES: We don't have that.

7 MR. WANTA: It's slightly different.

8 MR. FORMAN: Pardon?

9 MS. ATTENDEE: The labeling on your --

10 MR. WANTA: Yeah, it's slightly different. The
11 graph that you have in your handout is just slightly
12 different, but it shows the same feature.

13 MR. TOMPKINS: It's the same wall.

14 MR. WANTA: Yeah, it's the same wall.

15 MR. FORMAN: Okay. Sorry. What --? Is it
16 labeled differently at the top?

17 MR. WANTA: No. Different figure was dropped
18 with the same features.

19 MR. FORMAN: I see. Okay.

20 MS. RINES: It's got more stuff.

21 MR. FORMAN: Sorry for that. That was a good
22 test to attention to detail. You caught that.

23 Okay. All right. Now, just a quick geography
24 lesson here. Here's the wall. Here's the U.C.S.F.
25 compound here; and here's Building 830, the main

1 laboratory, here. We're going to have active wells in
2 here, ten active wells. We're going to have five more
3 gas-monitoring probes we put here, and then we're going
4 to have venting wells here along -- along the barrier
5 wall.

6 Okay. Next slide.

7 Okay. Here's -- Hopefully, you got this in
8 your packet, same thing I'm looking at?

9 MS. RINES: Yes.

10 MR. FORMAN: Is it in color?

11 MS. RINES: No. It's black and white.

12 MR. FORMAN: Okay. All right. Well, the good
13 thing about this is: If you didn't get it in your
14 handout, it's on page 2 of the fact sheet.

15 Okay. I'm kind of proud of this. We went over
16 this a lot and tried to make it look all-inclusive but
17 not too busy at the same time with a lot of colors to
18 show you a lot of what's going on.

19 Important things here is: Here's this boundary
20 line. If you've been to the last three RAB meetings,
21 you know that the Navy's going to do active things on
22 this side in the compound.

23 We're actively going to extract the gas with an
24 active extraction well here; and then on the other side
25 of the line, we're going to put in a barrier wall.

1 We're going to create this trench, which is a new
2 preferential pathway for any future gas that might come
3 along; and then we're going to passively vent any gas
4 that's collected in this trench.

5 So those are the different components of what
6 we're doing: active extraction through a well, passive
7 venting through a venting well, a barrier system that
8 makes sure that the gas doesn't get from here over to
9 here and this trench in which they are located, which
10 creates this new pathway that will draw any methane
11 towards the passive vents.

12 Now . . . and this is a good -- this is -- a
13 good thing to remember is: The Navy received a lot of
14 input from Chris Shirley and Lynne Brown and community
15 members over the last month or two, and we put a lot of
16 research into this and met with the regulators. And
17 what we've come up with here is a lot different than
18 what about two months ago we were talking about doing.

19 On the active side, we have a vacuum blower
20 that's going to create a very low vacuum, localized
21 vacuum here that will draw the gas; it will go through
22 the blower and through two different filter systems.

23 One of these filter systems, this one, is going
24 to take out a lot of the large VOC molecules. And this
25 other filter here, the PZ filter, is going to take out a

1 lot of the smaller molecule VOCs, including things like
2 vinyl chloride.

3 Now, to make sure -- remember, we said one of
4 the things that we want to do to make doubly sure that
5 we're doing okay is: You got to keep checking the
6 canisters all the time, the filters. Well, a lot of
7 people do that.

8 But in addition to that, what we're doing on
9 this project is: We're going to use two of these in a
10 row. We're going to have two GACs hooked up in a row
11 before it hits the third filter so that we have kind of
12 an insurance policy there of two carbon filters and then
13 this PZ filter, known as permanganate zeolite, that
14 captures the smaller VOCs that aren't captured by the
15 two carbon -- carbon filters.

16 So we have a very conservative, very redundant
17 system to protect emissions.

18 MS. RINES: Where are you going to have the
19 two --

20 MR. FORMAN: I thought you guys were done with
21 that.

22 MS. RINES: -- the two GACs?

23 MR. FORMAN: Oh, okay. I could do that too,
24 but I wasn't done with the diagram.

25 Yeah.

1 MS. RINES: Where are you going to have the two
2 GACs? Which vents?

3 MR. FORMAN: No. We're going to have them on
4 the -- These are the active extraction wells, and they
5 are active because they have a blower there to create a
6 vacuum. But we're also going to --

7 MS. RINES: The active ones are going to have
8 to be two GACs?

9 MR. FORMAN: No. We're -- It's a good
10 question.

11 This little mock-up of this little portable
12 treatment unit on wheels is going to be on the active
13 side. We're going to have something very similar but
14 without the blower on the passive side. So the passive
15 vents will also have GACs and PZs. So both sides are
16 going to be filtered.

17 MS. RINES: Okay. But I thought I understood
18 you were saying the two GACs were going to be a PZ, a --
19 GACs, a GAC, a blower.

20 MR. FORMAN: That's true.

21 MS. RINES: Okay. Where are those going to be?
22 Each -- Is each one going to be like that?

23 MR. FORMAN: Yes.

24 MS. RINES: Oh, okay. Thank you.

25 MR. FORMAN: Yes. Sparing no expense, each

1 well and each vent is going to have that.

2 MS. RINES: Okay. Double GAC'd.

3 MR. FORMAN: That's right. We are treating
4 every well and every vent equally.

5 MS. RINES: Okay.

6 MR. FORMAN: Okay. All right. Now that you
7 brought me back to this, I didn't know what I was going
8 to say now. Okay. That's okay.

9 All right. So you get a clear picture --

10 MS. BUSHNELL: Behind you. Behind you a
11 question.

12 MR. FORMAN: Yes.

13 MS. WRIGHT: That -- that hole right there is
14 25 feet below there, what does that debris consist of?
15 Right there.

16 MR. FORMAN: That's the landfill. That's --
17 That stuff right there is landfill. You see the cap?
18 The cap comes to here. The landfill waste comes right
19 around here. And any methane, if it were generated in
20 this area, of course, travels this away.

21 Now, what -- one of the things that stops that
22 methane gas, you see this line right here? That's the
23 groundwater. So the methane would have to travel this
24 away. It's not going to be able to after we're done,
25 because see this barrier system? That's going to

1 interrupt its ability to get from here to here or to
2 here. But that debris there, that's our depiction of
3 the landfill contents.

4 Yes.

5 MS. OLIVA: Will there be 24-hour monitoring of
6 this process that's going to take six months?

7 MR. FORMAN: No. It's not a monitored process.
8 It's not anything that you would continuously monitor or
9 continuously supervise. These blowers here are
10 independent units that are put into little houses, and
11 that's typically the way you use this equipment.

12 MS. OLIVA: What if something doesn't work and
13 there's an emergency problem there? Shouldn't somebody
14 be on --?

15 MR. FORMAN: Well, they'll -- yeah, they are
16 going to be checked all the time. There's only two of
17 these units. I think that's a further slide in the
18 presentation is: We have only got two of these blowers.
19 There's only -- We're going to only operate them on two
20 wells at a time.

21 MS. OLIVA: Are you going to be operating them
22 on a 24-hour basis?

23 MR. FORMAN: Yes.

24 MS. OLIVA: Will it be checked throughout that
25 24-hour basis?

1 MR. FORMAN: I don't know.

2 What's the frequency going to be when we check
3 them? Obviously, there's going to be --

4 MR. MAZOWIECKI: I think when you start up, it
5 may be on a daily basis. Extend that out to weekly,
6 weekly for about two weeks.

7 MR. FORMAN: But you check them frequently, but
8 they are not the type of equipment -- when these are
9 used anywhere --

10 MS. OLIVA: But in the middle of the night --

11 MR. FORMAN: Yes.

12 MS. OLIVA: -- you know, that sort of thing.

13 MR. FORMAN: Okay. What's the worst that could
14 happen? Let's say it clicks off. Then it clicks off.
15 Then it's not operating.

16 MS. OLIVA: What if somebody gets in there and
17 drops some sort of flammable object?

18 MR. FORMAN: Well, this -- these blowers are
19 only going to be used in the U.C.S.F. compound.

20 MS. OLIVA: Don't you think there should be
21 some kind of patrol or --?

22 MR. FORMAN: Actually, there is a security
23 patrol.

24 MR. DeMARS: We have -- At that job site
25 during the construction and operation of this, there's a

1 24-hour security guard.

2 MS. OLIVA: So there will be someone there for
3 24 hours --

4 MR. DeMARS: Yes.

5 MS. OLIVA: -- next to these two blowers?

6 MR. DeMARS: Right. We have a trailer set up
7 there, and we will have a person in there all day and
8 all night.

9 MR. FORMAN: And that's for site security as
10 much as for anything.

11 MS. OLIVA: So he won't know if anything goes
12 wrong.

13 MR. FORMAN: It depends on what you mean.

14 MS. OLIVA: Well, I mean, if there's an
15 explosion --

16 MR. FORMAN: Yes, he will know if there's an
17 explosion. He would know.

18 MS. OLIVA: Will you -- will you be --? Is
19 there a way that there's a system that -- that is a
20 video camera of some sort that comes to both you guys?

21 MR. FORMAN: No. This system doesn't call for
22 anything like that. It's not -- it's not a highly
23 complicated system that needs to be manned. The site
24 security there is just to make sure that nobody tinkers
25 with anything.

1 Fortunately, the security guard will guard the
2 entire site on either side of the compound. These
3 blowers, though, are within the very secure U.C.S.F.
4 compound.

5 MS. OLIVA: So what you're saying --

6 MR. FORMAN: And they're very serious about
7 their own security because of the research they do in
8 their laboratories.

9 MS. OLIVA: Thank you.

10 MR. FORMAN: Yeah, and they'll be taking part
11 on it too, of course. It's on their property. We had
12 to gain approval from them to go on their property and
13 to make sure that what we are doing meets their needs
14 too. Sure.

15 MS. PENDERGRASS: You have some more questions.

16 MR. FORMAN: Okay.

17 MS. RINES: Actually behind.

18 MR. FORMAN: Sure.

19 MS. ASHER: I just have a really general
20 question.

21 MR. FORMAN: Sure.

22 MS. ASHER: Could you talk about the
23 relationship between VOCs and methane gas? Because,
24 like, when I look at the charts and asked this question
25 last night, and I really wasn't satisfied.

1 The methane gas is stabled, but the VOCs are
2 practically nonexistent. So I don't quite understand
3 what the relationship is between those two things.

4 And then I'd also like you elaborate a little
5 bit about what their relationship is with groundwater,
6 what's the VOCs' relationship with groundwater and what
7 the groundwater's relationship is to methane gas --

8 MR. FORMAN: Okay.

9 MS. ASHER: -- if that makes sense.

10 MR. FORMAN: Sure. When you go into the --
11 When you are looking for gas just in general, whether
12 it's the methane part of the gas or the VOC part of the
13 gas, you're only going to see it down to the
14 groundwater. That's where the gas is going to be in
15 that zone until you hit groundwater. So that's kind of
16 a relationship there.

17 Every landfill that generates landfill gas --
18 and I believe probably most of them do -- has its own
19 little fingerprint almost of what that gas is going to
20 look like. Each site is a little different, each
21 landfill.

22 So each landfill has a different percentage of,
23 say, oxygen, nitrogen, carbon dioxide, and methane and
24 VOCs and what those VOCs are. So each landfill -- and
25 this one is just like anyone else -- has generated

1 landfill gases composed of a certain amount of methane
2 and a certain amount of VOCs.

3 And what you see -- what you see there is
4 nothing more than just that, what's being generated.
5 There's really no trot -- There's no mathematical
6 relationship between if you have this much methane, you
7 have this much VOCs. There's no such thing as any kind
8 of correlation there at all.

9 It's really almost like the fingerprint of this
10 landfill says that it's generating -- in this case we're
11 a high methane generator, low VOC generator.

12 MS. ASHER: So why would the VOCs have gone
13 down and not the methane gas?

14 MR. FORMAN: Well, yeah, I don't think the VOCs
15 have really gone down. They fluctuated like the methane
16 pretty -- pretty much in sync.

17 MS. ASHER: It doesn't look like that on this
18 chart to me. But, you know, I'm just looking at it. It
19 looks like they went down, but the methane gas remains
20 constant. I mean, I don't know how to read this
21 properly.

22 MR. FORMAN: Yeah, I can help you with that.

23 What you're going to see is that even when
24 you're at different locations of where the gas is, even
25 though this landfill's created its own little

1 fingerprint, its own little unique mixture of gas, like
2 each of them does, you're going to see those still vary
3 when you monitor them from week to week. You're just
4 going to see that because you're testing different parts
5 of the gas, different molecules.

6 And there -- there's probably factors that do
7 vary -- help to vary any sort of gas. We know that the
8 temperature, the barometric pressure, all those plays a
9 role -- play a role in where the gas is, how much of the
10 gas you might collect, what part of it you're sampling.
11 So you're going to see some variability. What you don't
12 want to see is something way out of sync with each
13 other.

14 And what we're seeing -- and that's what I
15 meant by being in sync when you graph it, you can see
16 that, for instance, on July 24th, there seemed to be a
17 spike in the GMPs for VOCs, and then it all came up
18 together in sync and went back down in sync.

19 And what that tells you is that you're getting
20 good correlation from GMP to GMP using the same piece of
21 equipment. If you didn't do that, you might want to
22 start questioning, you know, the calibration of the
23 accuracy of the equipment or some other method.

24 But really, other than that we can't really
25 read too much into it. There's not too much to say

1 about that, and there certainly is no correlation or
2 there's no cause and effect between this much methane
3 and that much VOCs.

4 It really probably boils down to the contents
5 of the landfill and what was put in there and when and
6 how it interacted, all of those things that are, you
7 know, really difficult to determine.

8 MR. DeMARS: Keith?

9 MR. FORMAN: Yes.

10 MR. DeMARS: Just real quick. Actually, it's
11 difficult to see, because the scales are different
12 between the methane graph and the VOC graph.

13 But actually, if you take the methane graph
14 that has percentage volume and you convert that to parts
15 per million, the methane fluctuations are really several
16 times higher than VOCs.

17 The methane -- Some of these lines are -- are
18 moving up and down hundreds and thousands of parts per
19 million from month to month, whereas the VOCs you get a
20 fluctuation of no higher -- more than ten parts per
21 million.

22 MR. FORMAN: But you would expect that because
23 there's a lot more methane there than VOCs. All that
24 for saying that if you've got -- if you've got five --
25 on a lot of those you notice for the VOCs you've got

1 five parts per million, one month it might go up to ten.

2 Well, that means five more than it was last month.

3 From the methane on some of those wells, you
4 have 300,000 parts per million, and one month it might
5 go up to 400,000 parts per million. So both are
6 fluctuations, and both are really nothing too surprising
7 from week to week.

8 DR. SUMCHAI: With regard to Mr. DeMars' point,
9 going back to that first graph on the "Gas-Monitoring
10 Probe Results To Date" for methane, I don't know if you
11 can put the slide back, but --

12 MR. FORMAN: Sure.

13 DR. SUMCHAI: -- you know, I -- I guess I have
14 to take exception with your saying that the methane is
15 stable because there's some patterns here. You look at
16 Gas-Monitoring Probe 1 and 2. You know, you start out
17 in April with levels of 28.5, 57.8; and then you're up
18 to 58.8, 71.2. 78.8 for Gas-Monitoring Probe 8 is
19 astounding. I wasn't aware that we had methane in the
20 air greater than 69 percent.

21 MR. FORMAN: Oh, sure. Sure we do.

22 DR. SUMCHAI: Oh, okay.

23 MR. FORMAN: We have.

24 DR. SUMCHAI: Okay. And then go down to --

25 MR. FORMAN: You know what --

1 DR. SUMCHAI: -- the two -- first two IRs.

2 MR. FORMAN: I'm sorry, Doctor. Dr. Sumchai,
3 here we are. I'm looking at the numbers here. Very
4 stable. Look at that: 57, 61, 64, 63, 64, 65, 66, 67,
5 65, 65, 66, 66, 68, 71.

6 DR. SUMCHAI: I think that --

7 THE REPORTER: Can you do it faster?

8 (Laughter.)

9 MR. FORMAN: Sorry.

10 MR. WANTA: That's pretty good.

11 DR. SUMCHAI: But I -- I don't agree with that.
12 I -- I think that there is a trend towards linear
13 increase in the amount of methane that is seen at at
14 least six of these probes. There are only 30 probes.
15 That's one fourth of the probes.

16 MR. FORMAN: Well, there's twen- -- there's
17 21 probes.

18 DR. SUMCHAI: Okay. So 21 here. And then what
19 are these readings down here?

20 MR. FORMAN: Those -- okay. Some of those are
21 when we also measure -- Remember, in addition to the
22 probes, we also measure the four monitoring wells that
23 are in the landfill, and then we also do some ambient
24 air -- some surface sampling too.

25 DR. SUMCHAI: Okay. I guess I take exception

1 with you that there isn't some linear trend towards
2 increasing amounts of methane if you look at the pattern
3 from April through August the 20th, 2002. Two probes, 1
4 and 2, is that indication from the two probes that there
5 might be a specific site where the amount of methane gas
6 is actually increasing?

7 MR. FORMAN: No, no, because --

8 DR. SUMCHAI: We're going from 28.5 to 58.8.
9 That's significant to me.

10 MR. FORMAN: Well, not really. On this -- on
11 this week -- and we don't know there's certain
12 variability in the data it was that.

13 But ever since 6/5/02, look, it went up here;
14 it went down there; it went up here; it went down there;
15 it went down there; it went up here. It went down. It
16 went up. It went down again, then it went up. It
17 stayed about the same, stayed about the same. It went
18 up.

19 I mean, I'm not seeing anything that
20 mathematically would correlate to anything that --

21 MR. DeMARS: The slopes of these lines is
22 almost nothing. These are -- The majority of these
23 lines are straight across. If they have a 45-degree
24 angle for all these lines going up, then we say yes, we
25 have a definite increase. But these lines are almost

1 flat going straight across the page.

2 MR. FORMAN: But let's not -- let's not stay
3 too mu- -- too much longer on this point, because
4 really, that's a mathematical argument; and all I can
5 tell you is: The more often you -- the more often you
6 sample anything, not just this, but anything; the more
7 often you sample something, the more you have some
8 variability.

9 If we were sampling hourly 24 hours a day, we'd
10 have incredible variability compared to this because we
11 have so many data points. It's just something that's a
12 phenomenon of sampling a lot. And what we're finding in
13 most cases, it's pretty stable.

14 MS. OLIVA: I just have a simple question.

15 MR. FORMAN: Sure.

16 MS. OLIVA: In "Light Pole Ambient Air" under
17 "7/31" --

18 MR. FORMAN: Yes.

19 MS. OLIVA: -- did you perhaps put the decimal
20 point in the wrong place?

21 MR. FORMAN: No. Where?

22 MS. OLIVA: It's under --

23 MR. FORMAN: No. It's 1 --

24 MS. OLIVA: It goes from 1.00 to a hundred
25 percent.

1 MR. FORMAN: No, I don't see any hundred
2 percent.

3 MS. OLIVA: It's right here on -- on this page,
4 "Methane."

5 MR. L. BROWN: Ambient --

6 MS. OLIVA: "Light Pole Ambient Air" on
7 "7/31-8/1/02."

8 MR. FORMAN: That's incorrect.

9 MS. OLIVA: Are you sure?

10 MR. FORMAN: Yes. That is incorrect. You know
11 why it's incorrect?

12 MS. RINES: Some people don't have that.

13 MR. FORMAN: Yeah, you should --

14 MS. RINES: I don't have that.

15 MR. FORMAN: Photocopied the wrong table or
16 some typo or something.

17 At the light pole, I know it can't be
18 100 percent. You know why? (Inaudible.)

19 THE REPORTER: I'm not hearing you, Mr. Forman.

20 ATTENDEE. Sh, sh.

21 THE REPORTER: I'm not hearing you.

22 MR. FORMAN: I'm sorry.

23 THE REPORTER: "You know why?" And what was
24 your answer?

25 MR. FORMAN: My answer is that nothing here can

1 ever be 100 percent. You can't have pure anything when
2 you're sampling air.

3 But anyway, this -- perhaps that was a typo on
4 yours. I can't explain now why. Everybody should have
5 this table. If your table is different, then that was
6 a -- some sort of mistake made in a table in
7 photocopying. Okay.

8 MS. PENDERGRASS: Mr. Forman, how much more do
9 you have on your presentation?

10 MR. FORMAN: How many more slides do we have,
11 Carolyn?

12 MS. HUNTER: Five?

13 MR. WANTA: One, two, three, four, five.

14 MS. HUNTER: Five.

15 MR. FORMAN: Let's go.

16 MS. HUNTER: All right.

17 MR. FORMAN: Okay. Here's a typical -- Here's
18 a profile of what our extraction well's going to look
19 like. We're -- Here are components of the well. They
20 come up to the blower in this case because we're
21 extracting. There's a moisture separator. There's
22 sampling points where you can monitor for the
23 effectiveness.

24 And here is what we're talking about: our
25 activated carbon, our second activated carbon, and then

1 our Hydrosil filter, which is basically the commercial
2 name for a PZ filter that filters out the really small
3 VOC molecules; and then you have the -- essentially the
4 exhaust vent that comes up over the roofline, which is
5 about 15 feet in height. Okay?

6 Okay. Ongoing construction activities: We
7 removed some wooden concrete debris to prepare this
8 site. Some of you have been out to the site and said
9 that it looked better than it's looked in years. Well,
10 that was because we had our contractor come up and clean
11 up the site so that it's easier to get in and get out to
12 do all this work.

13 We've installed ten extraction wells on the
14 U.C.S.F. compound. That was easy to do because that --
15 you don't dig a trench for those. You just create a
16 slot, drill, and put the wells in. Those wells are in
17 at the U.C.S.F. compound. They are not active now.
18 There's no blower. We are not doing any extracting. We
19 just have the wells in place. That was one of the
20 easiest things in this project to do.

21 Trenching is scheduled to begin today, and
22 indeed it did. In fact, Maz, our project manager, was
23 out there with the contractor, and I believe Mr. Work
24 from the EPA was also out there part of the day --

25 MR. WORK: That's true.

1 MR. FORMAN: -- and saw -- saw the start of
2 some of the trenching.

3 Gas-monitoring probes are going to be installed
4 starting tomorrow. Those gas-monitoring probes --
5 there's five of them in all -- will be put into the
6 U.C.S.F. compound.

7 The barrier wall that we talked about is going
8 to be installed on or around September 9th, and the
9 passive vents that are on the side with the barrier
10 wall, we'll begin those -- installing those on August
11 27th. Okay? All right.

12 MS. SHIRLEY: Question?

13 MR. FORMAN: Yes.

14 MS. SHIRLEY: About the barrier, the -- excuse
15 me -- the trenching system. Will you be recording what
16 debris -- the nature of the debris that you run across,
17 if any, during that trenching operation so that we
18 can --

19 MR. FORMAN: Yes.

20 MS. SHIRLEY: -- pull that into later work?

21 MR. FORMAN: Yes, and it'll be put on Visqueen,
22 and there's quite a process before that, because, of
23 course, we're going to manifest it and transport it all.

24 MS. SHIRLEY: But you'll be recording the
25 nature of whether it's bricks or bottles?

1 MR. FORMAN: Yeah. I think we're going to
2 be -- yeah.

3 MS. SHIRLEY: Okay.

4 MR. FORMAN: In fact, we have today, Day 1 --

5 MS. SHIRLEY: Okay. Great.

6 MR. FORMAN: -- yeah, and particularly because
7 we want to know too when you're digging the trench and
8 you're backfilling it, you're eventually going to have
9 to put in the barrier system. And the way they put that
10 barrier system in is: They vibrate it in.

11 So they really want to know what's down there
12 and remove anything that could prevent you from safely
13 and easily vibrating the barrier system into place
14 because we don't want anything to go wrong when we're
15 doing that. That would have meant you didn't trench
16 properly.

17 MS. SHIRLEY: Right. But in addition, it's
18 valuable data.

19 MR. FORMAN: Yes.

20 MS. SHIRLEY: I mean, the reason I bring this
21 up, they actually removed some landfill cells at Fort
22 Ord, and it gave them the perfect opportunity to figure
23 out what might be in those landfills, and they never
24 recorded one stitch of that information. So it's lost.

25 So --

1 MR. FORMAN: Okay.

2 MS. SHIRLEY: -- I -- I want to make sure that
3 that information is recorded and pulled into later
4 analysis of what might be in that landfill.

5 MR. FORMAN: Okay.

6 MS. ASHER: And what about the concrete and
7 debris that's currently sitting on the Shipyard? Is
8 that also being documented?

9 MR. FORMAN: Which concrete, debris?

10 MS. ASHER: Georgia, what is that concrete?

11 MS. OLIVA: (No response.)

12 MS. ASHER: Georgia?

13 MS. OLIVA: (No response.)

14 MS. ASHER: There's a con- --

15 MR. L. BROWN: There's a concrete that they
16 pulled out today.

17 MR. FORMAN: Where is the concrete you pulled
18 out today?

19 MR. TYAHLA: On site.

20 MS. ASHER: So is -- is the information also
21 being taken about that debris?

22 MR. FORMAN: I'm not quite sure it's logged.
23 But was there anything interesting or special
24 beyond that, the concrete?

25 MR. TYAHLA: Two large pieces of concrete,

1 rebar were hanging out from the old construction.

2 Construction is about 7 feet across. That was very
3 large.

4 MR. FORMAN: Wow.

5 MR. TYAHLA: Yeah.

6 MR. FORMAN: Okay.

7 MS. BUSHNELL: Is that on the U.C.S.F.
8 compound?

9 MR. FORMAN: No. That's -- well, it's on the
10 U.C.S.F. property. It's just on this side of their
11 fence.

12 What about -- how many feet on our side from
13 the fence?

14 MR. TYAHLA: These are -- these are pretty far
15 back from U.C.S.F. fence line starting --

16 MR. FORMAN: Okay, because you're starting on
17 the other -- the north end or the west end?

18 MR. TYAHLA: Yes.

19 MR. FORMAN: Okay.

20 Yes.

21 MR. CAMPBELL: Keith, looking at your barrier,
22 it seems to have a correlation with the actual
23 shoreline, and I understand that you do have pictures
24 that might be good for RAB to see some of these, because
25 I think it's going to give some idea, like you answered,

1 the 8 foot. This is the other side of the original.

2 MR. TOMPKINS: Historical for the landfill --

3 MR. FORMAN: Right, right.

4 MR. TOMPKINS: -- if you dig that up with
5 assistance.

6 MS. RINES: You guys have to speak up.

7 MS. LUTTON: Yeah, can't hear you.

8 MR. FORMAN: Let's talk off line about that,
9 because that's probably a good thing to talk about at
10 one of the subcommittees, because it's kind of a
11 historic thing.

12 I can tell you, though, that the barrier
13 system, the way it was contoured, was not the following
14 kind of shoreline. We didn't have that in mind. If we
15 did do that, that's kind of interesting. But, yeah.
16 It's a coincidence.

17 Okay. Again, get back to my presentation. The
18 gas extraction system should begin in operation in late
19 September. What do we mean by this? We -- That means
20 on the active side, which is on the U.C.S.F. compound,
21 we're going to begin with the blower to actively extract
22 gas sometime in late September is what we're hoping for.

23 Again, that's dependent on the success of
24 trenching and then installing the barrier wall first and
25 then going back and getting the blowers and the filters

1 there and beginning extraction.

2 Now, the first round of extraction operation --
3 remember, there's ten wells on the U.C.S.F. compound.
4 We're only going to do two wells at a time, and we're
5 hoping to be complete with the first round of extraction
6 by early December. Then we'll know a whole lot more as
7 we go down. We're going to do two at a time down
8 through the five sets.

9 We're going to be there -- We don't know how
10 long we'll be there at each well. We're going to have
11 to measure that with the gas-monitoring probes we put
12 in. But we're looking perhaps around a couple of weeks
13 at each of these wells.

14 Now, the first round is just the first round.
15 We're going to have to see what we get from that, and
16 then we'll step back and take a look with you and the
17 regulators and see how effective we've been after the
18 first round. We may well have to do a second or a third
19 round. Hopefully, we'll be effective the first time
20 around. We'll have to see.

21 Okay. And the cleanup goal, again, one more
22 time, less than 5 percent methane within the U.C.S.F.
23 compound. Certainly, we want to get less than the
24 5 percent to be safe; and hopefully, we'll be able to
25 get lower than that. Okay.

1 All right. Air emissions control during
2 construction. We're going to use something called
3 Rusmar Foam. I believe you have a picture of that in
4 the handout. Do we have that?

5 ATTENDEE: Yes.

6 MR. FORMAN: Okay. Great. That provides
7 immediate emission control in the trench.

8 And basically, what that's going to do is:
9 That's going to solve the problem that we discussed with
10 the Air -- the Air Quality Management District that for
11 the short period of time that the trench is actually
12 open, a foam -- a nonreactive, biodegradable foam goes
13 over what we have in the trench to provide a sealant so
14 that the VOCs don't escape for the short period of time
15 that the trench is open.

16 This foam is approved by the EPA, the Corps of
17 Engineers, and the Air Quality Management District likes
18 it as well. It's more of an innovative way and a more
19 effective way of taking care of the problem.

20 The old-fashioned way of doing business with
21 that is to put plastic sheeting around it. As you know,
22 plastic sheets -- when you lay different plastic sheets
23 on the ground, you don't have anything nearly as close
24 to an airtight barrier.

25 The good thing about this foam too is: It's

1 naturally biodegradable, and it is nonreactive to the
2 soil; and we're going to apply the foam over the exposed
3 surface area.

4 Okay. Next.

5 Here's some pictures that you can see. This is
6 short-term foam, and then there's long-term foam that
7 you use, depending upon what you're facing in the
8 excavation; and you can read those.

9 And that should end my presentation.

10 MS. RINES: Got it.

11 MR. FORMAN: Sorry for going over.

12 MS. PENDERGRASS: We have three questions --
13 four questions. Can we take those four questions and
14 maybe keep them short?

15 MR. TOMPKINS: Short.

16 MR. FORMAN: Okay.

17 MS. PENDERGRASS: And I think that your idea
18 about making sure that you answer some of these
19 questions at one of the Technical Review Subcommittee
20 meetings --

21 MR. FORMAN: Yeah, some of these questions lend
22 themselves to -- Chris Shirley and I can get together,
23 and we can have another subcommittee meeting and go into
24 detail. That's where you can really go into depth on
25 some of these issues.

1 MS. PENDERGRASS: All right. Mr. Tompkins.

2 MR. TOMPKINS: Thank you. I'll call a quick
3 question on the economic side. How much money is being
4 spent on this particular project, budget? Just rough,
5 dirty figure is fine.

6 MR. FORMAN: A rough, dirty figure?

7 MR. TOMPKINS: Yeah.

8 MR. FORMAN: A rough, clean figure?

9 MR. TOMPKINS: Clean figure.

10 MR. FORMAN: Okay.

11 MR. TOMPKINS: An estimation.

12 MR. FORMAN: An estimation of the whole thing?

13 MR. TOMPKINS: For this trenching, the whole --
14 whole process.

15 MR. FORMAN: Two million dollars.

16 MR. TOMPKINS: All right. Out of the two
17 million, how many --

18 MR. FORMAN: Okay.

19 MR. TOMPKINS: -- residents are being employed,
20 work there, to clean it up? That's part of the economic
21 side of the house that some of us have shared.

22 Part of my concerns and my frustration, when we
23 do remediation, it's a negative situation under the
24 compliance under the federal Superfund, then community
25 should reap some economic benefit.

1 How many residents are being employed for the
2 cleanup at this time?

3 MR. FORMAN: Okay.

4 MR. DeMARS: Keith, I can --

5 MR. FORMAN: Let me --

6 Oh, would you like to answer that?

7 MR. DeMARS: Well, basically, all the soil we
8 dig up during trenching that leaves the base as a
9 hazardous waste, or even a Class II waste is being
10 hauled off by -- exclusively by local trucking firms.

11 MR. TOMPKINS: Is the technical side or any
12 technicians --? It's like sometimes people of color get
13 classified historically, and the Navy's practice is
14 often you got the dirty and other jobs of high-risk.
15 Past practice, where is this change?

16 We have Port Chicago when the ships blew up and
17 everything else, guys who loaded up the Parcel B,
18 African-American predominantly. How has that pattern
19 changed today? Do we have the technical then? Are they
20 in theory? Are they a part of the management team? Is
21 it an integrated approach, multicultural, since it's
22 reflected in the community as a multicultural community,
23 or are they all white?

24 MR. FORMAN: Okay.

25 MR. TOMPKINS: I want diversity. A diverse

1 community as a team cleanup should be that. That's my
2 principle I stand on, my advice as advisory member.

3 MR. FORMAN: Yes.

4 MR. TOMPKINS: Hire us.

5 MR. FORMAN: Well, okay. I think I've heard
6 that loud and clear, and I think you would agree that
7 I -- we have -- not I, but we have made some good
8 strides in that in the last three or four months.

9 In this case, we did not go with our standard
10 contractor. You do not see I.T.O.H.M. IT Shaw out
11 there. You see I.T.S.I., which is an 8-A contractor,
12 okay?

13 One of the pro- --

14 MR. TOMPKINS: 8-A?

15 MR. FORMAN: Let me --

16 MR. TOMPKINS: I'm a layperson.

17 MR. FORMAN: Okay. It happens to be a
18 minority-owned business, okay? One of the project
19 managers there is Arvind. He's here in the audience,
20 okay. I can talk with him later. I have -- I do not
21 know off the top of my head what his work force looks
22 like ethnically, okay.

23 But he is in the local Bay Area, and he's an
24 8-A firm. This is not a large corporation, and it is
25 not the standard large corporation we have used for this

1 type of remediation before. So we are moving in another
2 direction.

3 We also ensured, because it's difficult in
4 Bayview-Hunters Point in the ZIP Code, it is
5 difficult -- you cannot find a technical firm that can
6 technically do some of this that doesn't reside in
7 the -- in the ZIP Code. But that didn't stop us from
8 making some requirements.

9 For instance --

10 THE REPORTER: Wait. I have to change paper.

11 (Colloquy off record; paper change.)

12 THE REPORTER: "For instance"

13 MR. FORMAN: . . . comma . . .

14 Okay.

15 For instance, I.T.S.I. is required to use
16 nothing but, under any conditions, local trucking
17 services to transport any of the excavated soil, okay?
18 And that's going to be about 150 truckloads, about
19 1850 cubic yards, but then that's a guess because we
20 just started. Okay. So I think we made strides to try
21 and make it more representative.

22 MR. TOMPKINS: The record reflects that. Good.
23 Great.

24 MR. FORMAN: In addition to that, on the other
25 side, not the IT Shaw side, but on the Tetra Tech side,

1 they have hired a YCD young employer -- employee --

2 MS. RINES: All right.

3 MR. FORMAN: -- okay, that is now part of their
4 work force, not just for this project, but as an
5 employee --

6 MR. ATTENDEE: At Tetra Tech.

7 MR. FORMAN: -- okay?

8 MR. TYAHLA: Keith.

9 MR. FORMAN: Yes.

10 MR. TYAHLA: BAYCAT too.

11 MR. FORMAN: You do as well?

12 MR. ATTENDEE: Yeah.

13 MR. FORMAN: Great.

14 MR. TOMPKINS: So that they -- for -- for the
15 record, they will not, like what happened in Oakland on
16 a couple of projects, that they will be part of the
17 company possibly career rather than just being in this
18 project and then dropped off?

19 MR. ATTENDEE: (Inaudible.) We have sent
20 YCD --

21 THE REPORTER: I'm sorry. I can't hear you.
22 Please stand up. Thank you.

23 MS. PENDERGRASS: Thank you.

24 MR. ATTENDEE: We have sent YCD folks out to
25 other sites as far as Nevada, and it's those people that

1 are working for me I had established a rapport so we
2 kept them on. So we kept them circulating --

3 MR. TOMPKINS: I understand the practice --

4 MR. ATTENDEE: Absolutely.

5 MR. TOMPKINS: -- of the Navy.

6 MS. PENDERGRASS: Okay.

7 MR. TOMPKINS: They got the monies. As soon as
8 they finish, you're fired, and that the community have
9 not gained for the developers.

10 MS. PENDERGRASS: Okay.

11 MR. TOMPKINS: That's where I'm coming from.
12 Turn something negative to something positive.

13 MR. FORMAN: Right, and I think direction
14 helps, and I think we're going in the right direction.

15 MR. TOMPKINS: Thank you.

16 MS. PENDERGRASS: Mr. Mason has the next and
17 final question.

18 MR. FORMAN: Yes.

19 MR. MASON: I -- I just wanted to respond to --
20 to the employment of Tetra Tech and I.T.S.I. I.T.S.I. is
21 doing some work with the community.

22 And one of our -- one of our next goals with
23 I.T.S.I. is to probably get some of our young people
24 from YCD into a career process, you know. If they can
25 get off into something technical, fantastic; they go

1 into operating heavy equipment, fantastic.

2 One of our goals is to make sure we get some of
3 these contractors are responsible to some of the young
4 of the community to be a part of their whole
5 organization. So that's what we're working on right
6 now. In fact, I had a conversation with one of the --
7 your employees today about that.

8 MR. FORMAN: And in addition to that, it's not
9 just about trucking. Marinship is a locally owned
10 company by a guy who grew up in Bayview-Hunters Point
11 and remained in Bayview-Hunters Point; and he also has a
12 contract, a basewide contract, with us to do some well
13 repair and some handiwork and things. And I'm not sure
14 how far we are into that, but he definitely was the
15 one -- the 8-A firm selected --

16 MR. MASON: Was he?

17 MR. FORMAN: -- for that job.

18 I believe so.

19 MR. MASON: Was he?

20 MR. FORMAN: Yes.

21 MS. PETERSON: What's the name of the firm?

22 MR. FORMAN: Marinship.

23 MR. MASON: Marinship.

24 MR. FORMAN: Yeah. And I believe Derek Smith
25 is the CEO and the president, and some of you know him.

1 MR. MASON: He is president and CEO, president.

2 MR. FORMAN: Yes. And he's using YCD workers
3 to augment his work force for the on-base project.

4 Okay.

5 MS. PENDERGRASS: Thank you, Mr. Forman.

6 MR. FORMAN: Sure.

7 MS. PENDERGRASS: Next we need to move into our
8 subcommittee reports. If you folks have other questions
9 about that, perhaps we will have time at the end of the
10 agenda. Is that okay? Thank you.

11 The first subcommittee report, why don't we
12 just roll right into -- Mr. Mason's on a roll --
13 economic development?

14 MR. MASON: Okay. First of all, I'd like to
15 complete the report that I was supposed to complete last
16 month, and that report was referring to -- at the end, I
17 had Foster Wheeler.

18 And we had a meeting with Foster Wheeler at
19 Bayview Advocates' office with the community truckers.
20 And Foster Wheeler came in and responded to the
21 community with his questions about, you know, hauling
22 methods and what -- what they had -- what they wanted to
23 do.

24 And they came in with the suggestion of using
25 container bins. And the community truckers were kind of

1 concerned about that because we are not in a position to
2 have those container bins. But Foster Wheeler told us
3 that they would get back to us.

4 And they did get back to us, and they told us
5 that they didn't need to use the container bins, that
6 they were going to utilize the community truckers to the
7 fullest.

8 And other conversations that we had with --
9 with the -- with the Economic Committee have been
10 involved with the I.T.S.I. group.

11 I.T.S.I. also came in and was concerned about
12 using container bins. And so, you know, this time we
13 were able to come up with some container bins, and we
14 decided to change the whole contract to make sure that
15 the community truckers were going to be able to bid on
16 Class 1, 2, and 3. So I.T.S.I. as well is working with
17 the community on that basis also.

18 So the Bayview-Hunters Point community truckers
19 will be benefiting from the hauling and a part of that
20 remediation.

21 So, you know, the contracts that are coming in
22 right now we'll be very diligently to make sure that the
23 community efforts are met. So I'd like to thank you for
24 that.

25 And I'd also like to thank the San Francisco

1 Redevelopment Agency for coming down and giving a report
2 on the San Francisco Redevelopment Agency in the
3 Shipyard, although we're asking for other things. So
4 that's my report.

5 MS. PENDERGRASS: Thank you. Now, when's the
6 next meeting for Economic Development?

7 MR. MASON: The next meeting is going to be
8 September 12th, which is Thursday.

9 DR. SUMCHAI: No. I changed my meeting to not
10 conflict with your meeting the third Thursday. I've
11 already set the meeting. So if it's not a problem for
12 you, then I think we can go ahead. But if there's a
13 cross representation from both committees, then it's a
14 issue.

15 MS. SHIRLEY: The third Thursday is the 19th.

16 MR. MASON: Wait -- wait a minute. Wait a
17 minute. Wait a minute. I want to understand something.
18 I didn't know that you had a meeting set for the 12th of
19 September. This is the first time I'm hearing about it.

20 MR. FORMAN: No, I think yours is the 19th,
21 Dr. Sumchai.

22 DR. SUMCHAI: No. I set it for the 12th
23 because the third Thursday is when ours both conflicted,
24 so that our subcommittee meeting -- and I also -- I
25 thought I mentioned it to Lynne that I was shifting my

1 meeting. So it's on the 12th. But if you're not
2 concerned about, you know, a crossover, then --

3 MS. PENDERGRASS: Okay.

4 DR. SUMCHAI: -- it's not a issue. But I do
5 want you to know that I did out of respect for you to
6 change it.

7 MR. MASON: You also asked to be a part of the
8 meeting.

9 DR. SUMCHAI: Well, I --

10 MS. PENDERGRASS: All right. So we have -- we
11 have that meeting scheduled for September the 12th?

12 MR. MASON: I -- I can -- If -- if -- if
13 that's a conflict with yours, I can change mine to the
14 13th.

15 MS. PENDERGRASS: Okay. So September the 13th
16 will be the Economic Development Committee --

17 MR. MASON: Yeah.

18 MS. PENDERGRASS: -- meeting, that committee
19 meeting?

20 MR. MASON: Yeah, at -- at the Advocates office
21 at -- at 5:30.

22 MS. PENDERGRASS: Okay. 5:30.

23 MR. MASON: Say 5 o'clock. I'm sorry. Five
24 o'clock.

25 MS. PENDERGRASS: Okay. September 13th,

1 5 o'clock -- or 5:30 at the Advocates office. Okay.

2 And then the next report would be the
3 radiological issues. Dr. Sumchai?

4 DR. SUMCHAI: The next meeting of the
5 Radiological Subcommittee will be held on Thursday,
6 September the 12th, from 6:00 to 8:00 p.m. at Literacy
7 for Environmental Justice, which is located at
8 6220 Third Street at Paul.

9 And as part of the proposed agenda, we should
10 review the current status of the MARSSIM survey at
11 Hunters Point Shipyard and follow up on status of the
12 FUD sites which have been discussed, including
13 Building 815, 821; and then it would be great if we
14 could look at some of the laboratory data that came from
15 Building 821 in view of the pending clearance by the
16 California Department of Health Services. And then
17 Mr. Brown wanted to introduce the issues of the toxic
18 landfill.

19 I -- I don't think I'll go into an extensive
20 report about the meetings just held last week. There
21 was a lot of information disseminated. I spent a great
22 deal of time summarizing the meeting. There's a lot of
23 information that's circulating.

24 I think that what would be great is that we
25 could brainstorm and serve as a think tank and review of

1 the information that's out there. And if you're able to
2 attend the meeting on the 12th, that would be great. We
3 could follow up on some of these issues.

4 I did want to thank Mr. Vincent from the Army
5 Corps of Engineers on his excellent presentation on the
6 FUDS status in the jurisdiction of the Army Corps of
7 Engineers over their investigation, remediation and
8 clearance; that there are some very, very issues -- real
9 issues that remain in my mind with regard to the
10 investigation status in clearance of these buildings,
11 but that there are other issues that we also need to
12 address.

13 If there are any specific questions, I would
14 like to open it up to any questions. If not, I would
15 suggest that we all think about all of the information
16 that's been distributed and be prepared on September the
17 12th to more fully delve into some of these issues with
18 great detail and focus.

19 MS. PENDERGRASS: All right. Thank you.

20 I just want to make one comment, and then I
21 think we need to give our recorder [sic] a break. We
22 have kind of gone long on this session. So if we could
23 give her a five-minute break.

24 But I also want to say that if you notice, the
25 process is working fairly well in terms of the

1 subcommittees are presenting their reports at the
2 meeting in writing so that their comments to the full
3 RAB are summaries.

4 And in addition to that, be sure that if your
5 committee has any recommendations, those would be to
6 come to the -- to the RAB as a motion. So feel free to
7 use that time to bring that discussion up so that makes
8 sense.

9 So if we could take a five-minute break, get
10 some water, stretch your legs, come right back; and then
11 we could maybe kind of end on time. Okay. Five
12 minutes.

13 (Recess 7:02 p.m. to 7:07 p.m.)

14 MS. PENDERGRASS: Thank you so much. Committee
15 report on technological -- technical review. Technical
16 Review Committee.

17 MS. SHIRLEY: I'm waiting for people to sit
18 down so they can hear me.

19 MS. PENDERGRASS: Thank you, Miss Shirley.

20 MS. SHIRLEY: All right. The Technical
21 Subcommittee meeting met last night, so we do not have
22 prepared meetings for this -- minutes for this meeting;
23 but we'll get them out in the mailing. Unfortunately, I
24 was not able to attend. My daughter fell ill. But --
25 So I'm going to hand over the report to Lani Asher.

1 But I do want to point out that at the previous
2 Tech Committee meeting held last month, we prepared a
3 list of 31 questions, and in your handouts tonight there
4 were answers to those 31 questions. And I think that
5 they go a long way to answering many of the questions
6 that were asked tonight and more.

7 So I encourage you to read through these
8 answers and -- and learn more about the land -- this
9 landfill process.

10 MR. MASON: Oh, yeah.

11 MS. SHIRLEY: Our meeting will be held on the
12 18th of September at 6 o'clock in the library --

13 MS. PENDERGRASS: Okay. Very good.

14 MS. SHIRLEY: -- to meet again. I plan to
15 again talk about the landfill stuff and anything else
16 that comes up. So . . . Lani?

17 MS. ASHER: So -- okay. We listened to this
18 presentation last night by Keith and -- and Dave, and so
19 that was -- I won't go into that since we just heard it.

20 And then we talked about public notification of
21 the type of construction work that's being done, and
22 they said they'd come up with this fact sheet, which
23 indeed they did, and they want to give this body a
24 chance to review it.

25 And we talked about how the community and the

1 people on the Shipyard businesses would be notified, and
2 we came up with some -- some ideas for that, which is
3 pretty much going door to door, which is the plan that
4 we came up with.

5 We talked about the truck group which is going
6 through the front gate, and Mr. Brown and different
7 people had some ideas that perhaps there may be some
8 alternatives to going through the front gate. Maybe
9 that's something we can talk about at another time.

10 Let's see. We -- let's see. They referred to
11 a lawsuit that there was an agreement reached between
12 the Water -- Waste Management Board and the Navy over
13 the landfill fire, and they wanted to use those
14 resources to do a . . . low light . . . to -- to develop
15 a debris management plan. This is something that will
16 be done in lieu of settlement -- I mean in lieu of a
17 fine to the Navy.

18 So that's a project that they have going with
19 the Waste Management Board.

20 And I think that's it.

21 Kevyn, do you have anything you want to add to
22 that?

23 MR. LUTTON: No.

24 MS. ASHER: Lynne, do you have anything you
25 want to add to this?

1 Okay. So that's pretty much what we talked
2 about.

3 MS. PENDERGRASS: Okay. Very good. Then Risk
4 Review & Health?

5 MR. CAMPBELL: I'll make it very, very brief.

6 MR. L. BROWN: Can't hear you.

7 MS. PENDERGRASS: Maurice, can you come to the
8 table?

9 MR. CAMPBELL: Sure.

10 Basically, we're expecting a report from DPH on
11 hospitalization and emergency-room responses. Navy is
12 aware of this, because this information is supposed to
13 come back. So we want to look at the hospitalization
14 and emergency-room responses after the fire. That was
15 one thing.

16 We have a question for ATSDR. The ATSDR put
17 out their report after the fire. We'd like to get the
18 address of the closest resident that they interviewed,
19 because our understanding was: The interview was
20 94134 --

21 THE REPORTER: The interview was what?

22 MR. CAMPBELL: The closest interview of a
23 person that they felt that they did a health survey on
24 was 94134. So --

25 MR. ATTENDEE: Three four.

1 MR. ATTENDEE: Three four.

2 MR. CAMPBELL: Four -- two four. Two four is
3 here. Three four is where they did the survey.

4 We met with Diane Quigley, Ethics in
5 Environmental Health, and she's worked with several
6 minority communities. She will be working with us, also
7 with Physicians for Social Responsibility.

8 That's it. Thank you.

9 MS. PENDERGRASS: Now, did you have -- did you
10 have an action item on your -- on -- in your report?

11 MR. CAMPBELL: Yeah. The question for the
12 ATSDR: We'd like to find out where the nearest resident
13 was --

14 MS. PENDERGRASS: Okay.

15 MR. CAMPBELL: -- or so-called "resident."

16 MS. PENDERGRASS: And so who's going to --
17 who's going to make sure that that -- there's a response
18 to that?

19 MR. DeMARS: We can do that.

20 MR. FORMAN: We'll do that.

21 MS. PENDERGRASS: Okay.

22 MR. CAMPBELL: Thank you.

23 MS. PENDERGRASS: Just want to make sure that
24 that goes on record, make sure we capture that --

25 MR. CAMPBELL: We're -- we're expecting a

1 response from Amy's department.

2 MS. PENDERGRASS: Okay. Keith?

3 MR. FORMAN: Okay. And again, that was the
4 closest -- the ZIP Code of the closest --

5 MR. CAMPBELL: No.

6 MR. FORMAN: -- person interviewed?

7 MR. CAMPBELL: No, no. An address. A formal
8 address.

9 MR. FORMAN: Okay.

10 MR. CAMPBELL: In other words, in other words,
11 this person was in this particular block in this
12 particular area. It doesn't have to be an exact
13 address. We don't want to know who the person is
14 necessarily.

15 MR. FORMAN: Right.

16 MR. CAMPBELL: But we want to see was it 94124
17 resident or 94134 for -- for the record. Thank you.

18 MS. PENDERGRASS: All right. And the next Risk
19 Health Review -- Risk Review & Health is
20 September 13th --

21 MR. CAMPBELL: Yeah.

22 MS. PENDERGRASS: -- 5 o'clock, the Advocates
23 office?

24 MR. CAMPBELL: Five till seven p.m.

25 MS. PENDERGRASS: Okay.

1 MR. CAMPBELL: That's a Friday.

2 MS. PENDERGRASS: All right.

3 MS. SHIRLEY: Wait. I think that's Jesse --

4 MR. MASON: We always have it on the same

5 day --

6 MS. PENDERGRASS: Okay. All right. And --

7 MR. MASON: -- more or less.

8 MS. PENDERGRASS: And last, but not least, the

9 Membership & Bylaws Committee report. And do we have

10 a --?

11 MS. RINES: I will.

12 MS. PENDERGRASS: Okay.

13 MR. RINES: Okay. We met and we only had four

14 people attending. I gave you -- I wrote out the

15 minutes. I did it today.

16 MS. PENDERGRASS: You passed those out?

17 MS. RINES: Yes.

18 Everybody should have a copy of it. If not, I

19 will E-mail it.

20 The -- It was a very brief meeting. The one

21 thing that we do want to do is: We want to invite Keith

22 and Marsha to our next meeting, if possible, to just --

23 we have question about the facilitator's position and

24 whether we can get a job description prior to that, or

25 we just want to bring up some of our feelings about the

1 position.

2 MR. FORMAN: Of facilitator?

3 MS. RINES: Yes.

4 MR. FORMAN: [Nodding.]

5 MS. RINES: And also another action item, we
6 have questions for you, Keith, as to what does -- what
7 do these -- the following companies do for community
8 outreach? ADI, Small Bear, and Small -- and Sierra
9 Communications. We need to know exactly what they do.

10 MR. FORMAN: Okay.

11 MS. RINES: Also, just for everyone, the next
12 RAB meeting i- -- the next Bylaws meeting is
13 September 11th at 6 o'clock at the library. And we
14 really want people to attend because we have now -- we
15 have three applications pending and we need to help
16 determine the categories for the RAB members.

17 MS. PENDERGRASS: September.

18 MS. RINES: Okay. And also for -- everyone
19 knows that Leandrew Rigmaundu [phonetic] has had -- this
20 is his fourth absence, so he's off the RAB. This is the
21 new person that we got in from LEJ for -- for the youth,
22 and he's off because he missed.

23 MR. L. BROWN: No, but -- well, wait a minute.

24 Excuse me. Juan -- Juan was here. He was his

25 alternate.

1 MR. MASON: Yeah.

2 MR. KEICHLINE: Right. He's still --

3 MS. RINES: The one before that.

4 MR. MASON: Yeah.

5 MS. RINES: But he's still -- he still made it
6 four, yeah.

7 MR. KEICHLINE: Tonight makes it four misses.

8 MR. L. BROWN: Okay.

9 MS. RINES: So that's another reason why people
10 should, you know, come, I mean, unless -- unless there's
11 a huge issue with people not having a meeting on
12 September 11th.

13 ATTENDEE: Yeah.

14 MS. RINES: Then if RAB members can make it,
15 please come to the meeting so that we can get this
16 straightened out, 'cause we're losing people.

17 MR. MASON: Okay.

18 MS. PENDERGRASS: Is that --? I'm fine with
19 that. Does that work for you?

20 MR. FORMAN: September 11th?

21 MS. PENDERGRASS: Uh-huh.

22 MR. FORMAN: Interesting date.

23 MS. RINES: Turns out the second Wednesday.

24 MR. FORMAN: That's fine. I'll be there if
25 Marsha will be there.

1 MS. PENDERGRASS: Okay. All right.

2 Ron?

3 MR. KEICHLINE: Melita, do you want to announce
4 that pending membership, those people need to be present
5 at the meeting, subcommittee meeting? Is that true?

6 MS. PETERSON: Everybody else --

7 MS. RINES: I will invite them.

8 MR. KEICHLINE: Okay.

9 MS. RINES: But it's -- since it's been so
10 sketchy if the members can't even show up, the, you
11 know, regular members can't even get the people who are
12 applying, I don't want to -- they are supposed to show
13 up.

14 MR. KEICHLINE: Okay.

15 MS. RINES: But I will -- I will call all of
16 them and tell them if they can or they can't.

17 MS. PENDERGRASS: Okay. All right. I was just
18 going to say, are there -- is there any questions for
19 this committee?

20 Yes.

21 DR. SUMCHAI: Just -- just wanted to -- you
22 know, to remind you that you have that -- a directive
23 from the RAB with regard to prioritizing those
24 memberships. So there, you know, is probably not a
25 really big hurry to interview people until you have a

1 large enough pool of people to fulfill the directive
2 you've gotten from the RAB.

3 Also with regard to Asian-American community
4 representations, specifically Chinese-American, because
5 there is such a significant Chinese-American population
6 in -- in Bayview-Hunters Point, the -- you know, the
7 current elected officials in the city, community
8 leaders, they can direct you to people who will -- maybe
9 possible candidates and identify the preferentially, you
10 know, people who, you know, will work in 94124 have
11 technical expertise. You know, you might get a
12 crossover with the categories that are open.

13 MS. PENDERGRASS: Thank you for that comment.

14 MS. PETERSON: I have a comment.

15 MS. PENDERGRASS: Yes.

16 MS. PETERSON: Southeast jobs initiative round
17 table and Marlene Tran also can direct to Asian
18 Americans. So as a member of the Membership & Bylaws
19 Committee, I will ask.

20 MS. PENDERGRASS: I -- I'm sorry. Excuse me.
21 And I'm sorry, I didn't mean to -- to cut anybody off
22 here.

23 At this time, we do have public comment. So
24 anyone who has anything else to say, you're welcome to
25 step up front and address the RAB at this point.

1 Please come forward. I'm sorry to have cut you
2 off. I just wanted to make sure that that particular --

3 MS. FRANKLIN: Good afternoon.

4 MS. PENDERGRASS: -- topic was closed.

5 MS. FRANKLIN: Thank you very much. Your
6 apologies are accepted. My name is Marie J. Franklin,
7 and I wanted to comment about two things.

8 One, the meeting you referred to is a bylaw
9 meeting and the communication. And I been attending the
10 RAB again, and I'm one of the original members. I've
11 returned. However, I did not receive any information
12 about one of your meetings on the E-mail. I left the
13 information.

14 So I wanted to ask the young lady if she's
15 going to communicate by E-mail about those bylaw
16 meetings, which I would love to attend.

17 And also I wanted to let you know that
18 September 11, I wouldn't think that would be a good day.

19 DR. SUMCHAI: Oh, wow.

20 MS. FRANKLIN: Is that a problem? Not for me.
21 Not for me anyway, but -- so . . .

22 However -- and then I want to make a comment
23 about the membership at large. And before I make some
24 prerequisites whatsoever, there are people interested in
25 being on the RAB, and they have a genuine -- they may

1 not be technical or scientists or doctors, but I don't
2 feel that any bylaw or any rule you have to rule people
3 out who have a certain level of comprehension, that
4 should not be done. You should not rule people out.

5 So for sure I would love -- I need to go --
6 look at your bylaws because those bylaws are not the
7 original bylaws. Some of these things that you've done,
8 rule people out rather than bringing them in, okay, so
9 the community is not really satisfied with that. Okay?
10 So let me know when the bylaws meeting is.

11 MS. PENDERGRASS: The next -- the next
12 Membership & Bylaws meeting is September 11th at
13 6 o'clock at the library.

14 MS. FRANKLIN: Yeah, I heard that. I mean,
15 on -- I asked her if she's going to E-mail me.

16 MS. RINES: Well, I -- I don't have your E-mail
17 address, but yes.

18 MS. FRANKLIN: It's on the sign-in.

19 MS. RINES: Okay. I mean, it's like that -- I
20 can -- I can get it out to you.

21 MS. FRANKLIN: Okay. It's on --

22 MS. RINES: Okay.

23 MS. FRANKLIN: -- signed in. And so that would
24 be good as a reminder.

25 MS. RINES: No problem, okay.

1 MS. PETERSON: Marie, I have a copy of the
2 bylaws for you.

3 MR. KEICHLINE: (Handing a document to
4 Ms. Franklin.)

5 MS. PETERSON: Okay. Then I'll keep mine.

6 MS. PENDERGRASS: Is there anybody else from
7 the community that would like to --

8 MR. DA COSTA: Yeah.

9 MS. PENDERGRASS: -- to speak before we move
10 on? Thank you. Yes, sir?

11 MR. DA COSTA: My name is Francisco Da Costa
12 and my question to you, sir, is: When you were talking
13 about the extraction of methane gas, who was that
14 expert?

15 I mean, like, when you bid, who are the experts
16 and what are the type of systems do they use? You know,
17 like, the best system used by the Corps of Engineers or
18 the best system used in Europe or the best system used
19 in the private industry. That was my first question
20 that I did not ask because I wanted to see the other
21 questions asked.

22 And my second question is: When you are doing
23 the monitoring, I understand that you have to contract
24 it to a certain firm to do the monitoring. But is it
25 possible as a second opinion to get some experts to do

1 the monitoring of some of the key wells during short
2 duration just as a second opinion?

3 MS. PENDERGRASS: Actually, that would need to
4 be directed -- I understand your comments.

5 MR. DA COSTA: No. He could -- he could direct
6 it to me by E-mail.

7 MS. PENDERGRASS: But I -- but I'm saying
8 the --

9 MR. DA COSTA: Direct it to . . .

10 MS. PENDERGRASS: But I -- if I heard your
11 question correctly, you're asking for a second opinion
12 on -- at -- a sec- -- a second expert opinion on the
13 methodology on what should be done; is that correct?

14 MR. DA COSTA: No. What I'm saying is, in the
15 charts that were shown and the statistics that were
16 shown, you see some erratic behavior, okay.

17 MS. PENDERGRASS: Yes, sir.

18 MR. DA COSTA: And in order to put that out of
19 someone's mind, it would be good to -- to have a second
20 opinion on some of the key wells --

21 MS. PENDERGRASS: Okay.

22 MR. DA COSTA: -- a separate contract. That's
23 for a short duration, because they are dealing with not
24 only methane gas and not only some of the very toxic
25 substances that the gentleman mentioned, but --

1 And I'm saying that because I was part of the
2 cleanup at the Presidio, you know, and we are
3 encountering the same type of difficulties with the
4 cleanup over there. But we all do understand that the
5 cleanup involved at the Hunters Point is of a much
6 worser nature than we -- we have at the Presidio just
7 because of the types of works that were done here.

8 MS. PENDERGRASS: So is there any other review
9 that's going to happen of this data to ensure that the
10 reading -- or interpretations that you all are having is
11 correct?

12 MR. FORMAN: Well --

13 MS. PENDERGRASS: I guess is what he's asking.

14 MR. FORMAN: -- there's -- yeah. There's --
15 By the very nature of the way we're set up, there's
16 already regulators who will look at the data; and that
17 includes Department of Toxic Substances Control, the US
18 EPA, the Air Quality Management District, and the
19 Integrated Waste Management Board.

20 Landfills tend to be very well regulated,
21 and -- and there's overlay of different agencies, and
22 that's what this RAB has seen during -- during the
23 months.

24 What I planned on doing -- we talked about it a
25 couple of RAB meetings ago -- is: We're trying to get

1 the representative from the Air Quality Management
2 District to come to the RAB, and her name is Carol
3 Allen, and trying to get her to come to the RAB when
4 we're a little further into the project; and she can
5 answer questions and talk about what her review and
6 analysis of the data is.

7 MS. PENDERGRASS: Okay.

8 MR. FORMAN: In addition to that, we could also
9 invite a representative from the Integrated Waste
10 Management Board, which at the California level is the
11 enforcer of the California regs that govern landfills.

12 MS. PENDERGRASS: Okay.

13 MR. FORMAN: And he's also involved in the
14 project.

15 So there really is more than just the Navy's
16 set of eyes on this data and -- and what we're doing.
17 There's quite a few players involved in -- in this
18 project.

19 MS. PENDERGRASS: Miss Shirley, did you have a
20 comment to add to that?

21 MS. SHIRLEY: I was -- well, I was going to
22 embellish that. I think that's a good suggestion, and
23 I -- I wrote it down for something we could take up for
24 the tech -- Tech Committee about both the regulatory
25 independent reviewers and maybe some independent ones

1 that we can bring in through a TAP or some other
2 program.

3 MS. PENDERGRASS: Okay. Very fine. So there
4 won't be any action item to follow up on that for --
5 if --?

6 MS. SHIRLEY: Well, the action item is: I
7 would take it up to my committee meeting.

8 MS. PENDERGRASS: Thank you, Miss Shirley.

9 All right. Now, I'm just going on this: We
10 had a comment earlier that -- early on that we were
11 going to go ten minutes over. We are now twenty minutes
12 beyond the ten. So --

13 MR. L. BROWN: Okay.

14 MS. PENDERGRASS: -- you know, we are moving
15 right along here and chewing up the time. So I'm more
16 than happy to take your questions and --

17 Mr. Brown?

18 MR. L. BROWN: I think the 11th is a holiday,
19 you know, and the library just might be closed.

20 MR. PALEGA: The what?

21 MR. L. BROWN: Schools are closed.

22 MS. PENDERGRASS: On September 11th?

23 MR. L. BROWN: Yeah, 9/11.

24 DR. SUMCHAI: Yes, it's the anniversary of
25 the --

1 MS. PENDERGRASS: I know that the City -- that
2 the mayor is doing something, but I don't know that
3 school's closed.

4 MS. RINES: I don't know, then.

5 MR. PALEGA: It's not closed.

6 MS. RINES: I made the assumption. We were
7 there. But I will double-check.

8 MR. KEICHLINE: Sh, sh, sh.

9 MS. RINES: I -- I made the assumption it was
10 closed, but I will double-check.

11 MR. L. BROWN: My little kids aren't going to
12 school.

13 MS. RINES: Just -- I picked -- That was
14 because it's the second Wednesday. That was the only
15 reason, so . . .

16 MS. PENDERGRASS: Okay.

17 MR. L. BROWN: I know the kids aren't going to
18 school.

19 MS. PENDERGRASS: All right.

20 MR. FORMAN: This is okay. There's time to
21 reconsider and put out a new date if that's what you
22 feel is the thing to do.

23 MS. OLIVA: Chris, I don't know if this is
24 going to be taken up at the tech support meeting or
25 run -- run through this, but I'll just bring this up,

1 because it was mentioned that only two wells are going
2 to be monitored operating at a time, since you -- since
3 I was under the impression you said -- and you're not
4 really sure what you're -- what you're going to get, and
5 I think that's true of what's coming out of there.

6 That do you think that --? Because you're
7 unsure of what you're going to get and until you are
8 secure in your knowledge of that, would you think that
9 the tenants on the base should be asked not to be around
10 during that time?

11 MR. FORMAN: No.

12 MR. DeMARS: No.

13 MS. PENDERGRASS: All right. So the answer to
14 that question was --

15 MS. OLIVA: No.

16 MS. PENDERGRASS: -- no.

17 MS. FORMAN: No. It's -- it's a safe operation
18 and it's -- it's not anything. In fact, actually, just
19 the opposite.

20 What we are planning on doing is bringing --
21 bringing people that want to witness it and having a
22 field trip right to the site as we -- as we are
23 extracting.

24 MS. OLIVA: But since it's an empirical study
25 and you don't know what you're going to get . . .

1 MS. PENDERGRASS: All right. Well, it seems --
2 it seems as though -- perhaps we can get that question
3 off line a little bit --

4 MR. FORMAN: Sure.

5 MS. PENDERGRASS: -- because we're holding
6 everybody here, and it's 8:30. Unless there's anything
7 pressing --

8 And, Miss Jackson, you had had a question last
9 time, last -- our last RAB meeting, and you didn't get
10 to come forward 'cause you had to leave before we had
11 adjourned. Is there anything you wanted to say?

12 MS. JACKSON: I don't want to say now. Later.

13 MS. PENDERGRASS: All right. Thank you.

14 We are now adjourned.

15 (Off record at 8:28 p.m., 8/22/02.)

16 ----oOo----

CERTIFICATE OF REPORTER

I, CHRISTINE M. NICCOLI, Certified Shorthand Reporter of the State of California, do hereby certify that the foregoing meeting was reported by me stenographically to the best of my ability at the time and place aforementioned.

IN WITNESS WHEREOF I have hereunto set my hand this _____ day of _____, ____.

CHRISTINE M. NICCOLI, C.S.R. NO. 4569