

**APPROVED BY CAG AS WRITTEN**

(approved 02-12-2019)



**MEETING MINUTES**

For

**BANDERA ROAD GROUNDWATER PLUME SUPERFUND SITE  
COMMUNITY ADVISORY GROUP (CAG)**

**Meeting of: February 27, 2018**

The CAG met on Tuesday, February 27, 2018 at 6:00 p.m. in the City of Leon Valley Conference Center, 6421 Evers Road, Leon Valley, Texas. The CAG met for the purpose of the following business:

**1. Call to order and Roll Call.**

Chairman John Hoyt called the meeting to order at 6:15 p.m. and welcomed all in attendance.

CAG members in attendance:

**NAME:**

Georgia Zannaras  
Andrew Winter  
Roger Andrade  
Terry Casey  
Marilyn Long  
John Hoyt  
Darby Riley  
Frank Zavala

**REPRESENTING:**

Alamo Area Council of Governments  
Bexar County  
Edwards Aquifer Authority  
Northside ISD  
TCEQ  
Leon Valley resident  
Leon Valley resident  
Leon Valley resident

Eight of the 15 members were present; a quorum of the CAG was present.

CAG Resource/Support members in attendance:

**NAME:**

David Dimaline  
Stephen Tzhone

Pat Appel  
Emily Hall

**REPRESENTING:**

City of Leon Valley – City staff Liaison  
U.S. Environmental Protection Agency (EPA)  
- Project Manager  
EPA Remedial Action Contractor (EA Engineering)  
Texas Department of State Health Services

**2. Public Comment.**

No public comment was received.

**3. Approval of Minutes for the December 12, 2013 CAG Meeting.**

Chairman Hoyt asked members if they had any corrections or additions to the draft minutes. No corrections were recommended and the minutes were approved as written.

CAG MEETING MINUTES (contd.)

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**4. Introduction/reintroduction of CAG and interagency partners.**

Because it had been over four years since the CAG last met, Chairman Hoyt asked that attendees take turns introducing themselves and indicate the entity they represent. Stephen Tzhone (EPA) introduced Pat Appel (EA Engineering), the remedial action contractor's project manager. Mr. Tzhone also explained that EPA coordinates certain project activities with the Edwards Aquifer Authority and Texas Commission on Environmental Quality.

**5. Receive report from U.S. Environmental Protection Agency (EPA) on the site background and Superfund Process.**

Mr. Pat Appel, EA Engineering, made a presentation that addressed Agenda Items 5, 6, and 7. Mr. Appel provided the following general information:

- A review of the site history and the Superfund process; Mr. Appel indicated the site is now in the Remedial Design (RD) phase.
- An overview of the RD work including a review of the selected remedial alternatives listed in the Record of Decision. Mr. Appel indicated that some RD work was started in 2016 and that further RD work is needed before actual Remedial Action (RA) will begin. Hopefully RA work will start in "a few years." Once RA starts, the RA equipment will be in the Operation and Maintenance (O&M) phase which could last for up to 20 years.
- Baseline groundwater sampling was conducted in December 2016. Baseline soil vapor and air sampling was conducted in January 2017. Additional baseline air sampling was conducted in September 2017. Mr. Appel provided a comprehensive overview of the sample results. Some indoor air samples exceed health standards in Building 1 at Savings Square if the existing sub-slab vent fans are not operating.
- Within the next few months, EPA expects to initiate additional RD field work including the installation and testing of soil vapor extraction (SVE) wells in Source Area 2 (Pilgrims Cleaners area) and initiating in-situ bioremediation (ISB) pilot studies at well USGS-42 at Savings Square.
- EPA expects to initiate the plugging of certain historical water wells in the project area, including two destroyed wells at Savings Square.
- EPA received approximately \$1.6 million for the project through a settlement agreement with the owners of Savings Square. These funds can be used for any corrective actions at the site, Source Areas 1 or 2. The settlement agreement funding allows project activities to move forward in the near future and not have to wait for federal funding as is the case with many Superfund sites.
- The path forward is to continue RD field activities and update the CAG as needed or requested.

**6. Receive reports from EPA on Remedial Design and a Settlement Agreement.**

See information presented for Agenda Item 5 above.

**7. Receive report from EPA on the path forward.**

See information presented for Agenda Item 5 above.

CAG MEETING MINUTES (contd.)

Meeting of: February 27, 2018

**8. Election of CAG chair and secretary**

The floor was opened for nominations for CAG chair and secretary. One nomination, for John Hoyt, was received for chair. One nomination, for Frank Zavala, was received for secretary. Mr. Hoyt was reelected as chair and Mr. Zavala was elected as secretary.

**9. Discuss items for future CAG meetings, including CAG membership, preferred meeting time and frequency.**

CAG member Andy Winters discussed the need for increased vigilance in making sure historic or abandoned water wells are properly plugged. The site conceptual model indicates that abandoned water wells were likely a cause of Edwards Aquifer impacts in the project site area. The group consensus was that the Edwards Aquifer Authority (EAA) and the City of Leon Valley should exchange information on known wells so that City inspectors can help ensure unused wells are properly plugged. A future agenda item should be included to discuss the City/EAA cooperation.

Chairman Hoyt indicated that additional CAG members who are Leon Valley residents are needed and that any help recruiting additional members would be appreciated. Regarding future meeting dates and times, the group indicated that the CAG should only meet as needed instead of having regularly scheduled meetings; 6:00 p.m. was the agreed-upon meeting time.

**10. Adjournment.**

Chairman Hoyt adjourned the meeting at 7:16 p.m.

Minutes Prepared by:

John Hoyt  
CAG Chair.

