



## Bayview Hunters Point's Parcel A is Suitable for Residential Use

The Hunters Point Naval Shipyard Superfund site (HPNS) does not include Parcel A. Historically, the Navy used this area for residential and administrative purposes. Based on information gathered since 1991, the United States Environmental Protection Agency (EPA) is confident Parcel A is suitable for work, recreation and residential use. As such, EPA removed Parcel A from being part of the HPNS on the National Priorities List of contaminated sites (or Superfund list).

The California Department of Public Health recently completed radiological surface scanning and concluded there are no radiological health concerns throughout Parcel A (see page 7). The Office of Community Investment and Infrastructure (successor agency to the San Francisco Redevelopment Agency) will continue to redevelop Parcel A, working with its development partners.

In response to requests from the community, EPA developed this fact sheet which summarizes work from other entities.



### At a Glance

- Parcel A is suitable for residential use
- Parcel A is no longer part of the Hunters Point Naval Shipyard Superfund site
- Parcel A occupants are protected from site-related contamination

## The Hunters Point Naval Shipyard Superfund (HPNS) site

HPNS is in the Bayview and Hunters Point neighborhoods of San Francisco. From 1939 to 1974, HPNS was home to a naval shipyard. From 1946 to 1969, the Naval Radiological Defense Laboratory and its predecessors operated there. The Navy's activities contaminated shipyard soil and groundwater, as well as surface water and sediment in the San Francisco Bay.

The Navy is the lead agency responsible for: the investigation and cleanup of HPNS, community involvement, and communicating its work to the public. EPA and our California state partners oversee and enforce Navy compliance with Superfund and state requirements. EPA's mission is to protect human health and the environment. EPA is committed to protecting the Bayview Hunters Point community and ensuring that the Navy addresses contamination at HPNS.



*Aerial view of the former Hunters Point Naval Shipyard.*

## History of Parcel A

**The Navy used Parcel A mostly for residences, administrative offices and an officers' club.**

In the Navy's 2004 Historical Radiological Assessment (HRA), the Navy presents available historical information regarding radiological activities and related Navy investigations. Preparing the HRA involved reviewing historical records, maps and photographs; reviewing previous work performed; and interviewing former Navy shipyard workers.

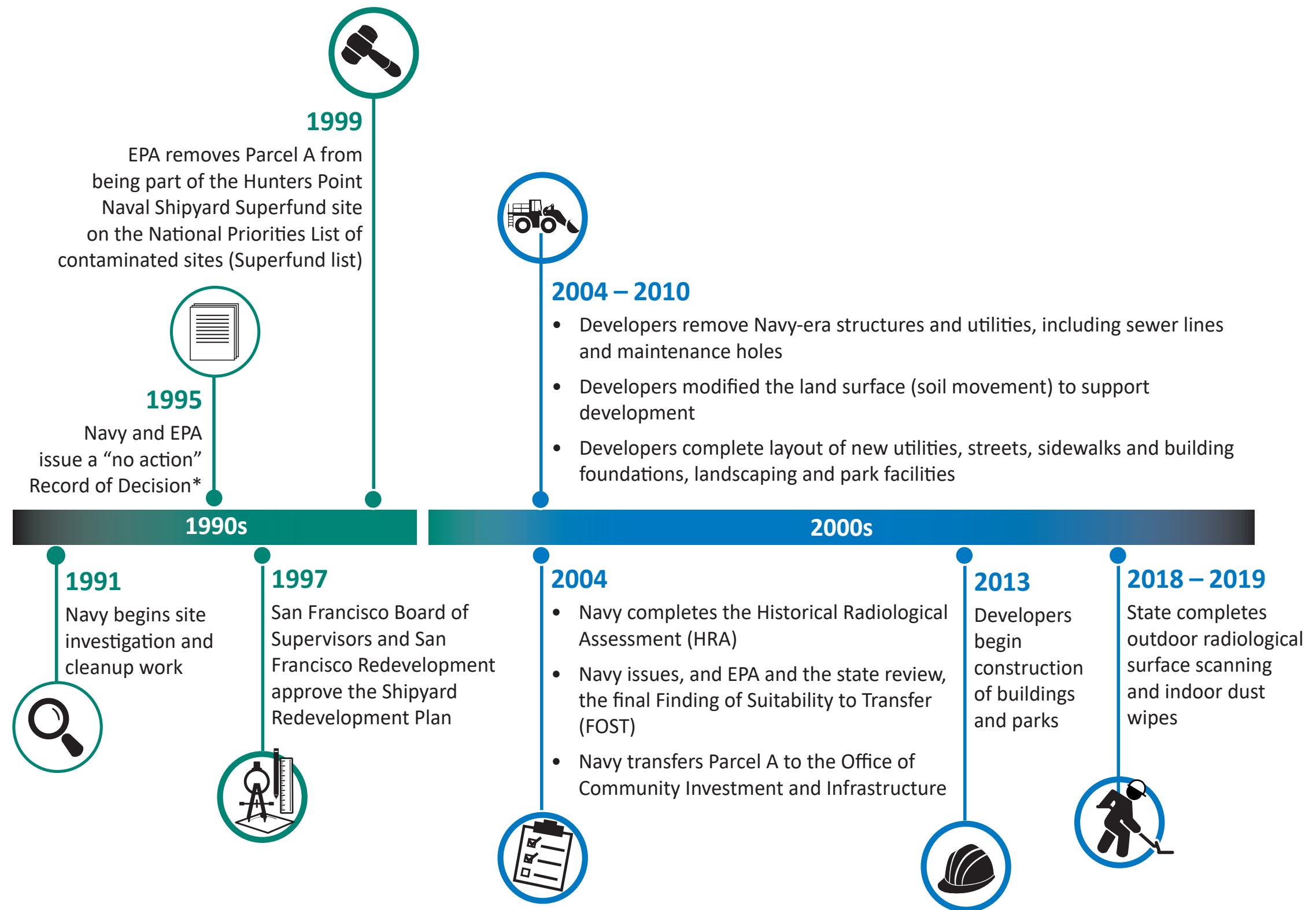
At Parcel A, the only historical radiological concerns the Navy identified were Buildings 322, 816, and 821. Building 322 was identified because the Naval Radiological Defense Laboratory used this building before the Navy had relocated it from another area on the shipyard. Buildings 816 and 821 were identified because the Naval Radiological Defense Laboratory operated a high-voltage accelerator laboratory and x-ray facility inside these buildings. As summarized in the HRA, the Navy investigated and cleared all three buildings for unrestricted use, and it demolished and removed Building 322.

**The Navy performed routine cleanup activities before transferring Parcel A to the Office of Community Investment and Infrastructure for redevelopment.**

In the early 1990s, the Navy performed routine cleanup activities to prepare Parcel A for transfer. These include investigating and removing transformers and an underground storage tank. In addition, the Navy removed abrasive blast material (or sandblast grit) used as backfill from two areas and removed contaminated soil from two other areas.

The Navy and EPA determined no further action was needed at Parcel A to protect public health. As such, EPA removed Parcel A from being part of the HPNS on the National Priorities List of contaminated sites (or Superfund list). Before the Navy transferred the property, the Navy, EPA, and the state agreed the land was suitable for residential use.

## Parcel A Redevelopment Timeline



\*A Record of Decision (ROD) is a legal document that records the way the lead agency will address contamination at the site. A "no action" ROD means no further cleanup or actions are necessary to protect public health or the environment.

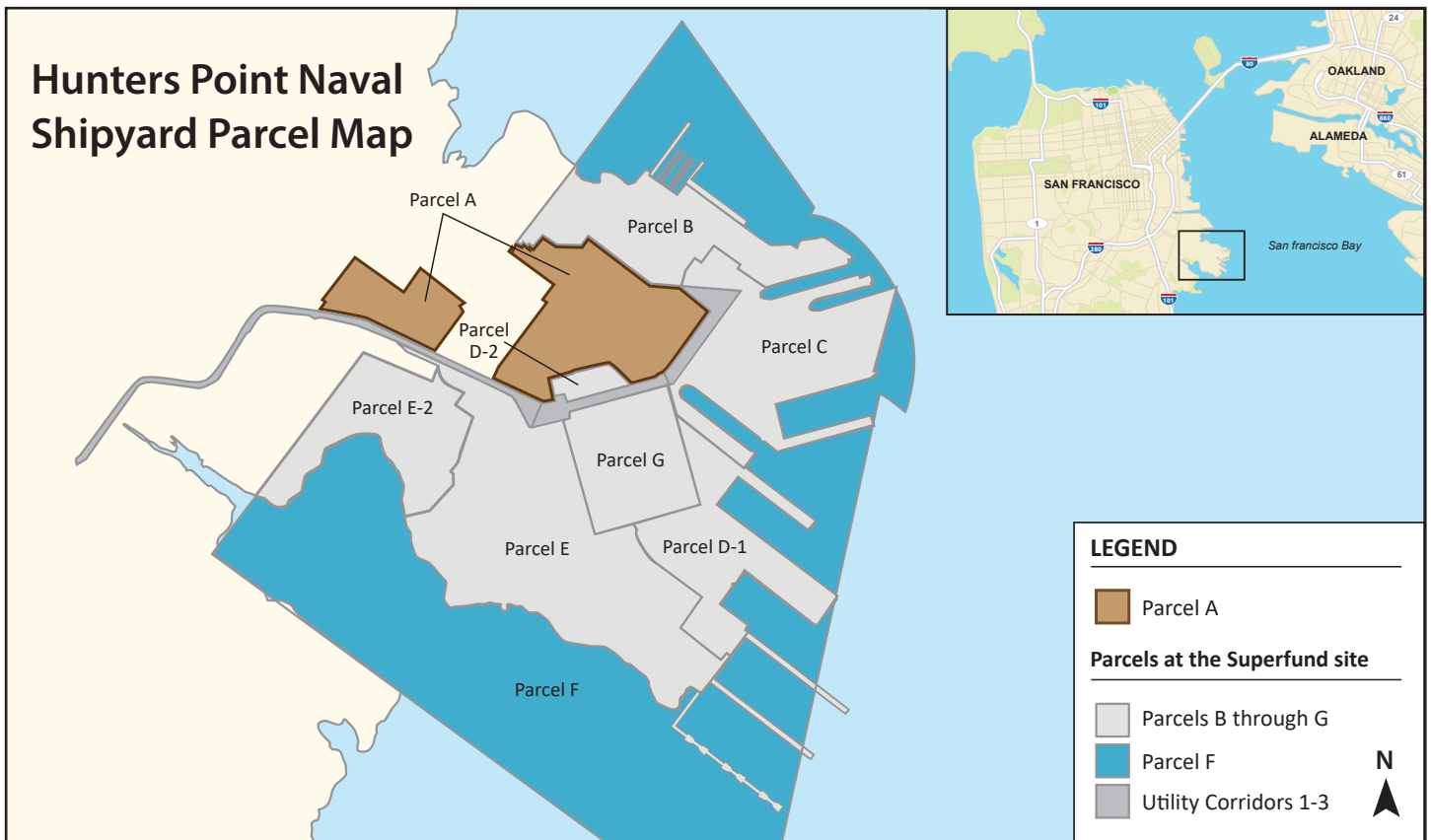
## History of Parcel A

### The redevelopment of Parcel A began in 2006.

In December 2004, the Navy transferred Parcel A to the Office of Community Investment and Infrastructure (successor agency to the San Francisco Redevelopment Agency). Developers removed all Navy-era utilities, including sewer lines and maintenance holes. Additionally, the developers excavated (dug out) and reused most of Parcel A's surface soil to prepare the land for redevelopment. They moved about 400,000 cubic yards (or 35,000 large dump truck loads) of soil from the hilltop area of Parcel A to level the land. All the excavated soil remains on Parcel A and has been used as fill in areas with lower elevations or stockpiled for future use. The developers also put in new utilities, streets, sidewalks, building foundations and added additional soil for landscaping.

### Data reliability concerns regarding HPNS do not impact Parcel A.

Tetra Tech EC Inc., (TtEC) did not perform radiological work on Parcel A. At Building 322 on Parcel A, Tetra Tech Foster Wheeler (another subsidiary of Tetra Tech Inc., separate from TtEC) surveyed for radiological activity, then demolished and removed the building. EPA did radiological surface scanning by hand in the area where Building 322 was located, and we found no radiological contamination in the building footprint. Today, soils associated with the location of former Building 322 are under a layer of roadbed and asphalt.



Today, the HPNS Superfund site includes six land parcels, labeled B through G and utility corridors (UCs) labeled UC1, UC2, and UC3. Again, the Superfund site does not include Parcel A.



## Navy's Ongoing Investigations and Cleanup at the Hunters Point Naval Shipyard Superfund site

**Radiological data concerns from past work by Tetra Tech EC Inc. have been confirmed.**

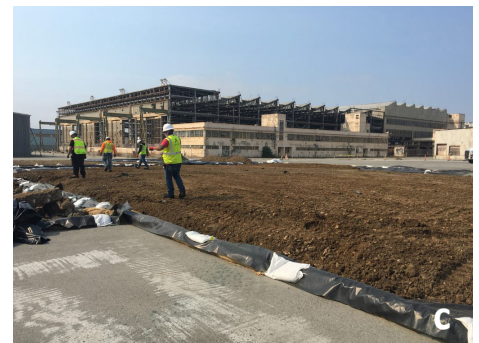
To perform much of the past radiological cleanup work at HPNS, the Navy previously contracted with Tetra Tech EC Inc., (TtEC) a subsidiary of Tetra Tech Inc. In 2012, the Navy noticed irregularities in certain TtEC soil confirmation samples, prompting the Navy to require TtEC to review the work and complete additional cleanup. By 2016, additional concerns surfaced regarding TtEC's cleanup work. The Navy, EPA and the state investigated the quality of TtEC's data. EPA and the state jointly reviewed multiple Navy reports of TtEC's radiological data. The Navy, EPA, and the state concluded there were widespread patterns of potential falsification, data manipulation and/or data quality concerns. As a result, all TtEC data was determined to be unreliable.

Data reliability concerns from TtEC's work **do not** impact Parcel A (see page 4).

### The Navy is completing radiological retesting at HPNS.

In 2018, the Navy began developing work plans for radiological retesting. The Navy will retest all soils and buildings where TtEC's previous radiological investigations could potentially impact public health. If these retesting efforts find site-related radiological contamination, the Navy will complete additional cleanup actions. For additional information on the radiological retesting, please refer to the [Navy's October 2018 Fact Sheet "Parcel G: Radiological Retesting"](#) or the Navy's HPNS website noted in the "For More Information" section on page 8.

In September 2020, the Navy began the radiological retesting fieldwork for soils. During the work, the Navy is monitoring the air and managing dust safely. These activities will protect workers, onsite tenants who currently work on the former naval shipyard and the nearby Bayview/Hunters Point community. EPA and the state provide regulatory oversight of this fieldwork and will continue to be present during the Navy's fieldwork activities.



*The fieldwork to retest the soils in the trench sites, includes breaking up the asphalt (a), excavating (digging up) the soil (b), laying the soil on radiological screening yard (RSY) pads (c), and scanning and sampling the soil from the RSY pads. Photos from EPA field oversight (September 2020).*

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## **Under Current Conditions, the Nearby Community is Protected from Site-related Contamination**

Most of HPNS is covered with asphalt or imported soil. At the landfill area in Parcel E-2, the Navy will be constructing an engineered cap to protect people from any contamination left beneath the ground. The Navy also contains, collects, and monitors gases from the landfill that result from decomposing materials.

The Navy is taking precautions to ensure the protection of public health while completing its ongoing work cleaning up chemicals and radionuclides left at HPNS. Parcel A tenants and the nearby Bayview Hunters Point community would continue to be protected even if the Navy finds radiologically contaminated soil during its retesting efforts. During this work, the Navy monitors the air and manages dust to ensure the safety of the workers and surrounding community.

After the Navy completes cleanup work in different land parcels, it will transfer the parcel to the Office of Community Investment and Infrastructure.



*Historical photo of dry dock and gantry crane at the Hunters Point Naval Shipyard from the Naval History and Heritage Command.*



## The State Concluded there are No Radiological Health and Safety Risks at Parcel A

The California Department of Public Health (CDPH) recently conducted a radiological health and safety surface scan of Parcel A. CDPH also collected radiological dust wipe samples in over 70 residential homes and artist studios in Parcel A. CDPH describes the goal of the work as to ensure residents are not exposed to unsafe levels of radiation. In the summer of 2019, CDPH finished this project and concluded there are no radiological health concerns throughout Parcel A.

While CDPH did find Potassium-40, this is a naturally occurring radioisotope normally found in the environment (in plants and animals). CDPH concluded the levels of Potassium-40 found at Parcel A do not pose a health or safety risk. CDPH found one radiological object: a deck marker.

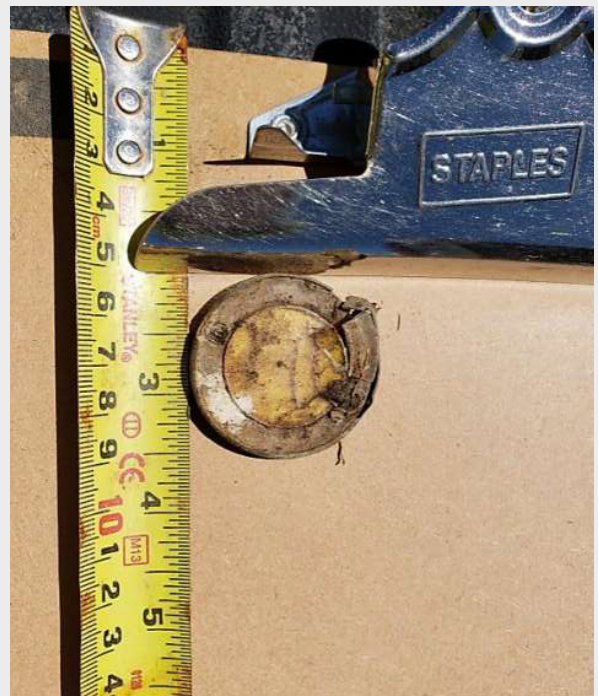
Radiological surface scanning is a thorough and effective way to measure radiological activity over large areas. In 2018, CDPH performed scanning in all accessible, outdoor areas in Parcel A. CDPH's scanning activities included the use of handheld instruments and instruments that were towed on a trailer behind a small vehicle ("towed array"). The areas scanned include the soil stockpiles and the undeveloped portion of Parcel A. In addition, CDPH scanned the old Navy keel blocks found throughout Parcel A.

For more information on CDPH's radiological health and safety surface scan and dust wipe samples, please refer to CDPH's website noted in the "For More Information" section on page 8.

### Deck Marker on Parcel A Found and Removed

On September 11, 2018, the California Department of Public Health (CDPH) found a radium-containing naval deck marker during its radiological surface scan efforts. A deck marker is roughly the size of a silver dollar. They were typically used by the Navy to light passageways aboard ships. Radium was used inside deck markers so they would illuminate (or glow) at night.

The deck marker was found at the bottom of a hillside, in an undeveloped area near the intersection of Galvez Avenue and Donahue Street at the boundary of Parcel A. It was buried under approximately 10 inches of soil. Radiation readings made before the deck marker was removed showed low radiation levels at the surface directly on top of the deck marker. Under EPA oversight, the Navy unearthed and removed the deck marker. Radiation readings after removal of the deck marker showed no remaining contamination in the soil. CDPH's surface scan found no other radiological objects at Parcel A.



*Unearthed deck marker found on Parcel A (September 2018).*

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## For More Information on...

### The Hunters Point Naval Shipyard Superfund site (HPNS)

- Visit the Navy's website: [www.bracpmo.navy.mil/hpns](http://www.bracpmo.navy.mil/hpns)
- Join the Navy's email distribution list by sending an email to [info@sfhpns.com](mailto:info@sfhpns.com)
- Call the Navy's site information line at (415) 295 – 4742
- Contact the Navy's Base Realignment and Closure (BRAC) Environmental Coordinator, Derek Robinson: (619) 524 – 6026 or [derek.j.robinson1@navy.mil](mailto:derek.j.robinson1@navy.mil)

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### EPA's oversight role of the Navy's cleanup work on HPNS

- Visit EPA's website: [www.epa.gov/superfund/hunterspoint](http://www.epa.gov/superfund/hunterspoint)
- Reach out to EPA's Community Involvement Coordinator (CIC), Yolanda Sanchez: (415) 972 – 3880 or [sanchez.yolanda@epa.gov](mailto:sanchez.yolanda@epa.gov)

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### California Department of Public Health's (CDPH) radiological health and safety scan on Parcel A\*

- Visit CDPH's website: <https://www.cdph.ca.gov/Programs/CEH/DRSEM/Pages/RHB-Environment/Hunters-Point-Naval-Shipyard-Parcel-A-1-Survey.aspx/>
- Reach out to CDPH at [RHBHuntersPointParcelAScan@cdph.ca.gov](mailto:RHBHuntersPointParcelAScan@cdph.ca.gov)

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### The redevelopment on Parcel A or the larger area\*

- Visit the Office of Community Investment and Infrastructure (OCII) website: <https://sfocii.org/hunters-point-shipyard-and-candlestick-point>
- Reach out to OCII's Assistant Project Manager, Kasheica McKinney: (415) 749 – 2422 or [kasheica.mckinney@sfgov.org](mailto:kasheica.mckinney@sfgov.org)

*\*EPA is providing links to non-EPA websites listed above for informational purposes only. EPA cannot attest to the accuracy of information provided by third parties. In doing so, EPA does not intend to imply an endorsement of these websites or organizations associated with them.*

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