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SOUTH GROUNDWATER CONTAMINATION PLUME REMOVAL ACTION PROJECT - PART 1 - ALTERNATE WATER SUPPLY EASEMENTS

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Department of Energy
FMPC Site Office
P.O. Box 398705
Cincinnati, Ohio 45239-8705
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DOE-607-91

Dan Middleton, Chief
Acquisition Branch Real Estate Division
CEORL-RE-A, Rm 725
U. S. Army Corps of Engineers
600 Dr. Martin Luther King, Jr.
Louisville, KY 40201-0059

Dear Mr. Middleton:

SOUTH GROUNDWATER CONTAMINATION PLUME REMOVAL ACTION PROJECT - PART 1 - ALTERNATE WATER SUPPLY EASEMENTS

Reference: 1) Memo, DOE-230-91, Gerald W. Westerbeck to Richard P. Nicholson, "South Groundwater Contamination Plume Easements," dated November 7, 1990

2) Ohio Environmental Protection Agency, "Guidelines for Design of Small Public Water Systems - 1988"

Enclosure 1 is a drawing of a 13.9 acre (approximate) tract of land for the well field location for Part 1 - Alternate Water Supply of the South Groundwater Contamination Plume Removal Action Project. The preliminary well field and water force main location required to support this removal action was previously provided to you in Reference 1. On December 11, 1990, at a meeting held at the Feed Materials Production Center (FMPC) with representatives from DOE, Westinghouse Materials Company of Ohio (WMCO), and the Corps of Engineers (COE), the preliminary drawings for the Part 1 - Alternate Water Supply were given to you. On these drawings, it was noted that the exact location of the supply wells was not finalized. The enclosed drawing represents the finalized well field area. The area is consistent with the Ohio Environmental Protection Agency's (OEPA) guidelines for well placement (Reference 2, see Enclosure 2).

It is our understanding that the location of the well field, as shown, will affect one private property owner (Stanley M. Rowe, Jr. and Snowden Rowe). The well field's northern and eastern boundaries will coincide with the existing northern and eastern property lines, respectively, of the affected parcel of land. The southern boundary of the well field will coincide with the existing southern property line, which also corresponds to the center line of an easement for Willey Road. Finally, the western boundary of the well field will be offset six hundred feet west and parallel to the existing eastern property line.

To comply with the agreements between the DOE, Albright & Wilson Americas, Inc. (A&W), and the United States Environmental Protection Agency (U. S. EPA), title to two designated wells and approximately half of the well field area must be transferred to A&W ownership after the sixty (60) day operating performance test period. A&W will also be provided with access to their wells. In order to provide for the possibility of future water supply demands, the DOE will retain title to the remaining well field area, including the proposed service to Delta Steel. Except for the fenced area surrounding each well and the gravel drive, the present private property owner may continue farming in the well field area. Eventually, the title to the Delta Steel well and the remaining portion of the well field property will be transferred to DOE's designee. Should either DOE (or Delta Steel) or A&W no longer require the use of their respective well(s), the well(s) must be properly abandoned per OEPA guidelines. Because of the complexity of well ownership as briefly described above, we will need to discuss this issue with you in further detail.

If there are any questions, our point of contact is Carlos J. Fermaintt at FTS 774-6157.

Sincerely,

Ray Hansen for

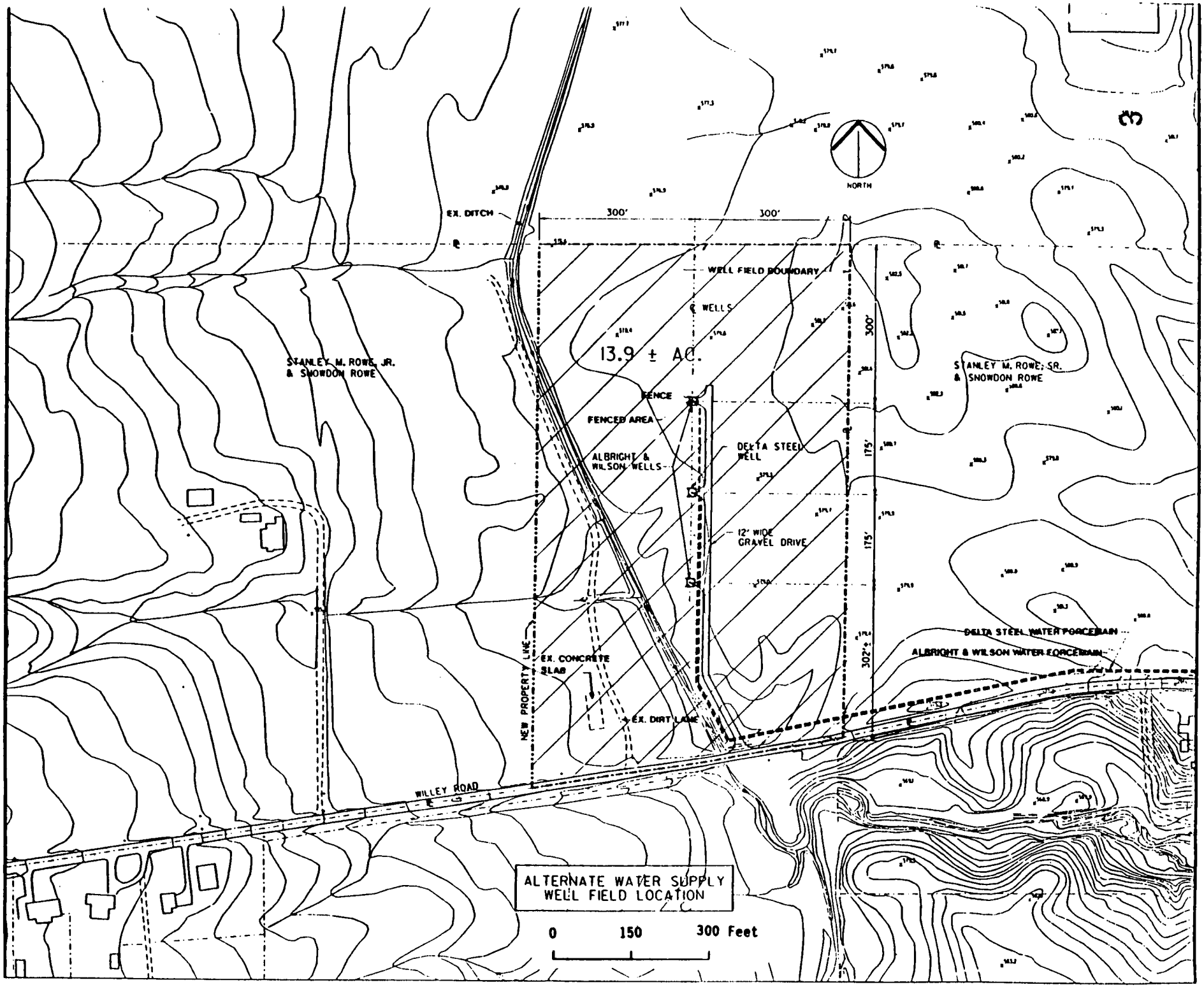
Gerald W. Westerbeck
FMPC Site Manager

DP-84:Fermaintt

Enclosure: As stated

cc w/o encl.:

R. P. Nicholson, AD-42, ORO
D. J. Brettschneider, WMCO


NORTH
EX. DITCH
300'
300'
WELL FIELD BOUNDARY
℄ WELLS
13.9 ± AC.
STANLEY M. ROWE, JR.
& SNOWDON ROWE
STANLEY M. ROWE, SR.
& SNOWDON ROWE
FENCE
FENCED AREA
ALBRIGHT &
WILSON WELLS
DELTA STEEL
WELL
12' WIDE
GRAVEL DRIVE
175'
175'
300'
302'±
DELTA STEEL WATER FORCEMAIN
ALBRIGHT & WILSON WATER FORCEMAIN
NEW PROPERTY LINE
EX. CONCRETE
SLAB
EX. DIRT LANE
WILLEY ROAD
ALTERNATE WATER SUPPLY
WELL FIELD LOCATION
0
150
300 Feet

3.4.3 Isolation standards

Unless local conditions dictate greater distances, acceptance of the well site will be based on compliance with the following isolation radii:

Estimated Water Usage	Minimum Isolation Radius From Sources of Possible Contamination
2,500 gpd Max.	50 feet
10,000 gpd Max.	100 feet
25,000 gpd Max.	200 feet
50,000 gpd and over	300 feet

Applicable to well Field

Where geological factors warrant less isolation from sources of contamination, a professional hydro-geologist's report to that effect together with a statement of protective measures may be accepted. In no case, shall a source of possible contamination be closer than 50 feet to a well.

Where fractured bedrock or extremely porous subsoil extends to or near the surface of the ground or where poor drainage or other unfavorable conditions are encountered, greater isolation distance or treatment as a surface water supply may be required.

The owner of the well should own all of the land within the isolation radius indicated above. Any use of the land within the isolation radius must have the approval of the Ohio Environmental Protection Agency.

Wells should be located at least 25 feet from streams and lakes. Greater distances may be required where these waters are known to be contaminated.

Possible sources of contamination must be brought to the attention of the District Engineer and their potential effect on the proposed well evaluated by the District Engineer. Possible sources of contamination are:

a. Grossly contaminated (chemical or bacteriological) rivers and streams. Generally rivers, streams and ditches are not considered as possible sources of contamination.

b. Sewers that carry sanitary or chemical waste.

c. Septic tanks, leaching wells or beds, privies, cesspools, surface or subsurface sand filters, sewage force mains, sewage treatment plants and the like.

d. Livestock holding areas, barnyards, or feed lots for which feed is brought in from another source. Ordinary pasture land is not considered as a possible source of contamination.

Reference: Ohio EPA Guidelines for Design of Small Public Water Systems, 1988, pages 12,13.