

Former Titan 1-A Facility Restoration Advisory Board (RAB) Meeting Minutes

July 24, 2025

- Moderator Tyler Stalker began the meeting promptly at 6:00 p.m. and reminded attendees that this is a RAB meeting, not a public meeting.
- Attendance was taken:
 - Matt Marlatt, USACE Co-Chair – present
 - Sandi Dolbee, Community Co-Chair – present
 - Robert Fagerness, Regulatory RAB Member – present
 - Tom Brutting – present
 - Bob Buendia – present
 - Jeffery Callison – present
 - Tom Denzler – present
 - Ranny Eckstrom – present
 - Steve Sterling – present
 - Rick Carreiro – present
 - Wayne Buchanan – absent
 - Bill Rath – absent
 - Gary Eckhardt – absent
- Meeting minutes from April 24, 2025 RAB meeting were unanimously approved and will be posted to the project website.
- The revised operating procedures for the RAB were unanimously approved and will be adopted.
- USACE Co-Chair Matt Marlatt noted that the RAB has three vacancies and that they are soliciting members to represent a cross-section of the Lincoln community. He distributed applications to those interested or people can contact spk_fuds@usace.army.mil for more information.
- Community Co-Chair Sandi Dolbee provided an update on recent RAB activity, which included issuing periodic newsletters and establishing the *Remember the Titans* project, a series of local human interest stories related to the Site that are running in the Lincoln News Messenger. She also reminded people that the focus of RAB activities is to advise USACE on the cleanup and keep the public informed.
- USACE Co-Chair Matt Marlatt delivered a presentation that recapped the history of the Site, the role of USACE and the Formerly Used Defense Sites (FUDS) program, and provided information on recent technical activities. Matt Marlatt explained that USACE is preparing the Feasibility Study, continuing semi-annual sampling with the next sampling event scheduled for fall, and resumed work on the Treatability Study.

- Technical consultant Abby Bazin, P.E., from Parsons delivered a presentation on Zero Valent Iron (ZVI) groundwater injections, summarizing that ZVI is a form of iron that destroys trichloroethylene (TCE) on contact. Parsons conducted a pilot study in which they injected groundwater with ZVI to see if it is an effective cleanup technology for the site. Abby Bazin noted that ZVI is an effective, harmless, fast acting, and long-lasting cleanup method and that Parsons plans to conduct a pilot test using ZVI injections delivered through a big drill rig that will better distribute the component throughout the underground water table.
 - RAB members asked questions about the depth and number of injections, the vibrations associated with the drill rig, Parsons' experience with ZVI in tight dirt formations, the end products of ZVI injections, length of treatment and equipment use, other cleanup alternatives considered, and the soil collection associated with the work. Abby Bazin addressed all questions, noting:
 - The final number of injections and overall treatment duration will depend on the findings of the pilot test, and the ZVI will be injected to depths below the water table and into the bedrock;
 - Residents living nearby are expected to be minimally impacted by vibrations from the drill rig;
 - ZVI produces harmless end products as it breaks down TCE, such as water, chloride, and ethene;
 - ZVI is the primary cleanup method evaluated in the Treatability Study, but additional treatment methods may be analyzed in the Feasibility Study;
 - Parsons is experienced in ZVI injections and has methods for working in tightly compacted soils, such as using high-pressure pumps, as well as protocols for handling impacted soil in a manner that protects the health of the community and onsite workers.
- Regulatory RAB Member Robert Fagerness from the Central Valley Regional Water Quality Control Board (Water Board) delivered a presentation summarizing the Water Board's role as a regulator in the Titan 1-A project and the primary constituents of concern that are being addressed. Robert Fagerness also provided an update on the Hidden Hill development and the planned remediation of the former gun range area of the site by Placer County.
 - RAB members asked questions about the safety and mitigation measures in place at the future homes within the Hidden Hill development, the disclosures provided to future buyers of Hidden Hill homes, and lead contamination within the former gun range area. Robert Fagerness

addressed all questions, noting the required community protection measures and mitigation designs under consideration to protect future and current residents, that the eventual seller will be responsible for required disclosures, and that the shooting range cleanup is moving forward.

- Paul Breckenridge, Deputy Director of Facilities for Placer County, provided an update on the shooting range cleanup, noting that the County is currently soliciting bids from contractors and hoping to begin work in the fall.
 - Community members asked about excavations associated with Hidden Hills project, potential improvements to Oak Tree Lane and Highway 193, and the cleanup public comment period. Paul Breckenridge addressed all questions, stating that the County expects to excavate several tons of recovered lead materials and impacted soil for proper disposal, acknowledged the request for roadway improvements, and noted that the County held a public comment period on the Remedial Action Plan from March to April 2023.
- Moderator Tyler Stalker opened the meeting up for public comment and the following comments were submitted:
 - Johnathan, Sun City Lincoln resident: Recommended putting CalFire station where the development is planned instead; noted that the Placer County Association of Realtors doesn't require real estate agents to issue full three pages of disclosures; asked if the vapors from the extraction well at the future Hidden Hills recreation area will be vented into the atmosphere; asked about how many wells will be installed in association with the ZVI groundwater injection and how Parsons will prevent the ZVI from traveling downhill.
 - Technical consultant Abby Bazin noted that temporary wells will be installed, but that no new permanent wells will be installed. She also stated iron is not harmful and will not migrate towards residents.
 - Regulatory RAB Member Robert Fagerness noted that the vapor intrusion mitigation system at the future Hidden Hills recreational facility will use passive venting and that there would need a massive amount of contaminated vapors to have an in-air plume when venting, which is not the case here.
 - Stan, Sun City Lincoln Hills resident: Expressed frustration that the RAB meeting minutes have not been posted in a local information repository; asked about the current number of active RAB members and questioned why there aren't 11 as originally planned.
 - Community Co-Chair Sandi Dolbee stated there are 8 active members and that the RAB is actively soliciting additional members.

- USACE Co-Chair Matt Marlatt noted that the RAB attendance is included in meeting minutes.
- Sandy, Sun City Lincoln Hills resident: Expressed appreciation for the RAB; asked how long the vapor barrier under future homes will last and disclosures to the future buyers of Hidden Hill homes; asked why the Hidden Hills development was approved by the City Council.
 - Regulatory RAB Member Robert Fagerness noted the vapor barriers will not degrade for about 100 years and stated that Hidden Hills is not in a contaminated area, but that homes on the east side will still have vapor barriers and deed restrictions.
 - RAB Member Rick Carreiro added that in a recent City Council meeting, the Council stated that development was approved a decade ago.
- Mike, Sun City Lincoln Hills resident: Noted that he is a new resident who was told about the disclosures and still decided to buy a home; asked about the Hidden Hill utility lines along Oak Tree Lane and if there are concerns about vapor getting into sewage lines; asked about the deed restrictions.
 - Regulatory RAB Member Robert Fagerness noted that the new sewer lines and the low permeability of vapor through backfill material makes that unlikely. He added that the deed restriction in the eastern portion of the Hidden Hills development will have a requirement that all owners keep the vapor barriers under homes intact.
 - USACE Co-Chair Matt Marlatt added that since FUDS sites aren't owned by the government anymore, they can't control what is done with the land but that the deed restrictions help that.
- Anne, Sun City Lincoln Hills resident: Noted that many people received disclosures after property was bought; recommended writing a letter to Century Communities asking them to inform potential buyers of Hidden Hills before purchases.
- Ray, Sun City Lincoln Hills resident: Expressed appreciation to Robert Fagerness and Abby Bazin.
- Paula, Sun City Lincoln Hills resident: Requested clarification and the FUDS funding for this project.
 - USACE Co-Chair Matt Marlatt noted that FUDS is funded annually as proposed by President's budget and approved by Congress. He added that the upcoming budget is proposed to be the same, but hasn't passed.

- Community Co-Chair Sandi Dolbee noted a representative from Congressman Kevin Kiley's office is present and has been good for maintaining pressure on FUDS funding.
- Johnathan, Sun City Lincoln resident: Requested Lincoln Mayor Holly Andreatta look into plans for Hidden Hill buyer disclosures and consider rezoning the property from single family housing.
 - Mayor Holly Andreatta stated that she can talk to Hidden Hills, but is not sure about owner of contaminated land. She added that she does not believe there are active plans for development of the contaminated parcel.
- Stan, Sun City Lincoln Hills resident: Expressed frustration that Community Co-Chair Sandi Dolbee always replies to RAB emails; noted emails replies should come from the entire RAB.
 - Community Co-Chair Sandi Dolbee stated that replies are always discussed among the RAB members and that they come to a consensus before replying.
 - Moderator Tyler Stalker noted if he has specific questions for USACE, the Water Board, or Parsons, he should call those out in the email.
 - Regulatory RAB Member Robert Fagerness added he can be reached directly at Robert.Fagerness@Waterboards.ca.gov.
- Moderator Tyler Stalker noted that the next RAB meeting will take place in October and concluded the meeting at 7:50 PM.