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1. INTRODUCTION

The United States (U.S.) Air Force (Air Force or USAF) proposes to relinquish its jurisdiction over lands used for the Minuteman (MM) III Intercontinental Ballistic Missile (ICBM) system located within the deployment area west of Grand Forks Air Force Base (AFB), North Dakota (ND). The MM III missile system included the 446th, 447th, and 448th Missile Squadrons (MS), each containing 5 missile alert facilities (MAF) and 50 launch facilities (LF), along with a Hardened Intersite Cable System (HICS) that connected the missile system facilities. The Air Force will offer lands used for 14 MAFs and 149 LFs for sale to the public and will terminate various easements and licenses that were executed to support the MM III system. One MAF and LF have been reserved for transfer to the State of North Dakota as historical sites (see Section 5.1.1). The need for the relinquishment is to reduce defense costs, return land and the jurisdiction of land to private landowners, and comply with the provisions of the Strategic Arms Reduction Treaties (START). After all START requirements have been met, the General Services Administration will dispose of the real property. The disposal process is covered in Public Law 100-180, Section 2325 (10 *United States Code* (U.S.C.) § 9781). First priority of consideration is to current adjacent landowners, who must pay fair market value.

In support of this proposed relinquishment, the Air Force has prepared Environmental Baseline Surveys (EBS) of the 446th Missile Squadron (446 MS), including a general (squadron-specific) EBS and individual (site-specific) EBSs for each of the 55 MAF and LF sites. Separate EBSs have been prepared for relinquishment of the HICS easements and relinquishment of the LF and MAF properties within the 447 and 448 MSs; each squadron EBS includes a general (squadron-wide) EBS and individual (site-specific) EBSs for each MAF and LF site within the squadron. These EBSs were prepared in accordance with Air Force Instruction (AFI) 32-7066, *Environmental Baseline Surveys in Real Estate Transactions* (April 25, 1994); American Standards for Testing Materials (ASTM) Publication E 1527, *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*; and Publication E 1528, *Standard Practice for Environmental Site Assessments: Transaction Screen Process*.

1.1. THE ENVIRONMENTAL BASELINE SURVEY

The purpose of an EBS is to identify, to the extent feasible, recognized environmental conditions in connection with a property transfer. These EBSs were conducted to:

- Document the nature, magnitude, and extent of any environmental contamination of property or interests in real property considered for acquisition, out-grant, or disposal.
- Identify potential environmental contamination liabilities associated with a transaction, and establish environmental due diligence.
- Develop enough information to assess health and safety risks.

- Protect human health and the environment.
- Determine possible effects of contamination on property valuation.
- Serve as the basis for notice of environmental condition when required under Section 120[h][1] of the *Comprehensive Environmental Response, Compensation and Liability Act* (CERCLA) of 1980, as amended (42 U.S.C. 9620[h][1]), or any applicable state or local real property disclosure requirements.

1.2. ORGANIZATION OF THE MINUTEMAN III SYSTEM

The MM III missile system, formerly deployed at Grand Forks AFB under the 321st Missile Group, was geographically divided into three missile squadrons, the 446th, 447th, and 448th. Figure 1.2-1 shows the entire MM III deployment area with the squadron boundaries.

Each missile squadron, which included 5 MAFs and 50 LFs, was divided into five flights, each of which included one MAF and the 10 LFs that were under the control of that MAF. The 446 MS flights were designated as A, B, C, D, and E. All MAFs were numbered with the flight designation and a zero (A-0, B-0, C-0, D-0, and E-0). The LFs were numbered sequentially as 01 to 50 for the entire squadron, with the flight designation given before the number. The first 10 were in the A Flight, second 10 in the B Flight, and so on. Flights may be referred to in some documents using the phonetic alphabet, as shown in the table (see Appendix E for the phonetic alphabet). Table 1.2-1 shows the numbering system for the sites included in this EBS.

<p>Table 1.2-1 Organization of the 446th Missile Squadron</p>				
<i>Flight A</i> <i>“Alpha”</i>	<i>Flight B</i> <i>“Bravo”</i>	<i>Flight C</i> <i>“Charlie”</i>	<i>Flight D</i> <i>“Delta”</i>	<i>Flight E</i> <i>“Echo”</i>
MAF A-0	MAF B-0	MAF C-0	MAF D-0	MAF E-0
LF A-1	LF B-11	LF C-21	LF D-31	LF E-41
LF A-2	LF B-12	LF C-22	LF D-32	LF E-42
LF A-3	LF B-13	LF C-23	LF D-33	LF E-43
LF A-4	LF B-14	LF C-24	LF D-34	LF E-44
LF A-5	LF B-15	LF C-25	LF D-35	LF E-45
LF A-6	LF B-16	LF C-26	LF D-36	LF E-46
LF A-7	LF B-17	LF C-27	LF D-37	LF E-47
LF A-8	LF B-18	LF C-28	LF D-38	LF E-48
LF A-9	LF B-19	LF C-29	LF D-39	LF E-49
LF A-10	LF B-20	LF C-30	LF D-40	LF E-50

1.3. BOUNDARIES OF THE SURVEY AREA

The 446 MS is located north and west of Grand Forks AFB, in northeastern North Dakota (see Figure 1.2-1). The 5 MAFs and 50 LFs are separated from each other by approximately 4 to 7 miles and lie within Cavalier, Pembina, Ramsey, and Walsh counties, as shown in Figure 1.3-1. Flight maps of the MAFs and LFs are found in Appendix B.

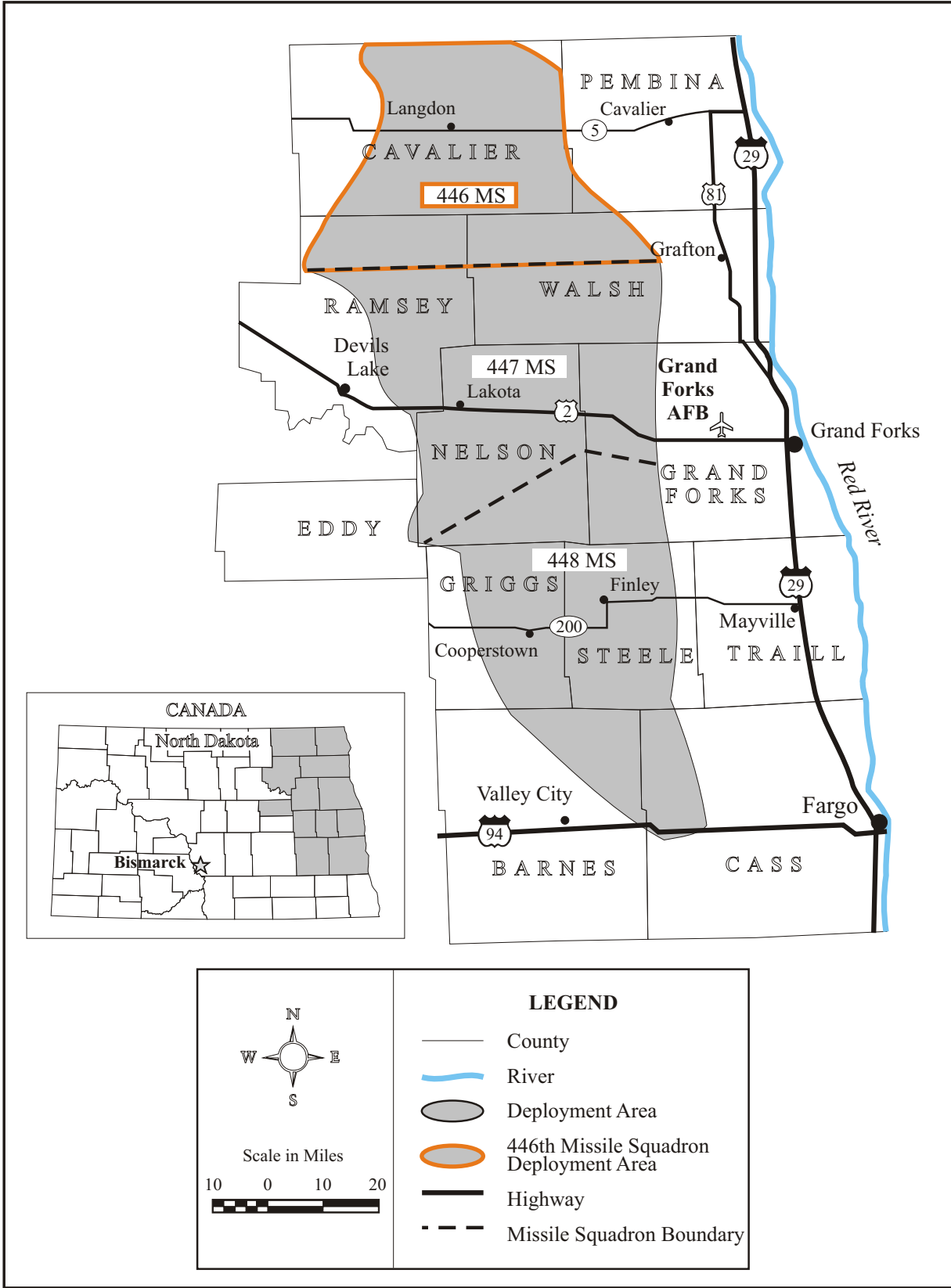


Figure 1.2-1. Minuteman III Deployment Area, Grand Forks AFB

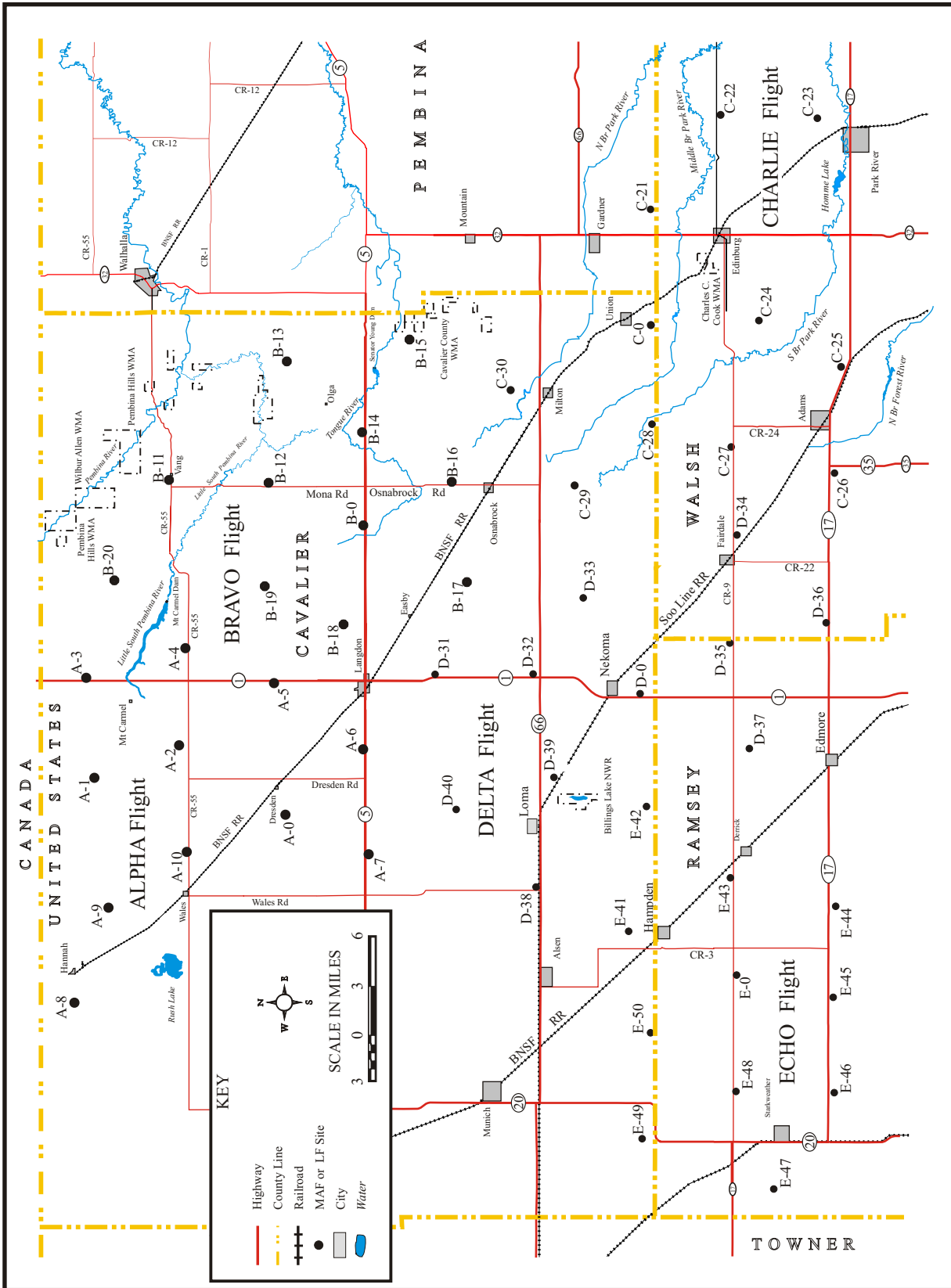


Figure 1.3-1. Map of the 446th Missile Squadron

1.4. ORGANIZATION OF THE ENVIRONMENTAL BASELINE SURVEY

Following this introductory section, Section 2 describes the survey methodology, and Sections 3 and 4 discuss findings for the subject properties and adjacent properties, respectively. Section 5 lists the applicable regulatory compliance issues, Section 6 presents conclusions, and Section 7 provides recommendations. Section 8 contains certifications as to the findings of the survey. Section 9 lists references, while Section 10 lists the preparers of the document.

Appendix A of this document provides additional information on applicable regulations and guidelines, and Appendix B contains diagrams of the HICS routes by flight. Appendix C lists site-specific characteristics, while Appendix D provides sampling results for individual sites. Appendix E contains a glossary and acronym list, including organizational designations and the phonetic alphabet.

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