

Old **Sites.**
New **Opportunities.**



Pennsylvania's
Land Recycling Program
Annual Report

July 1998



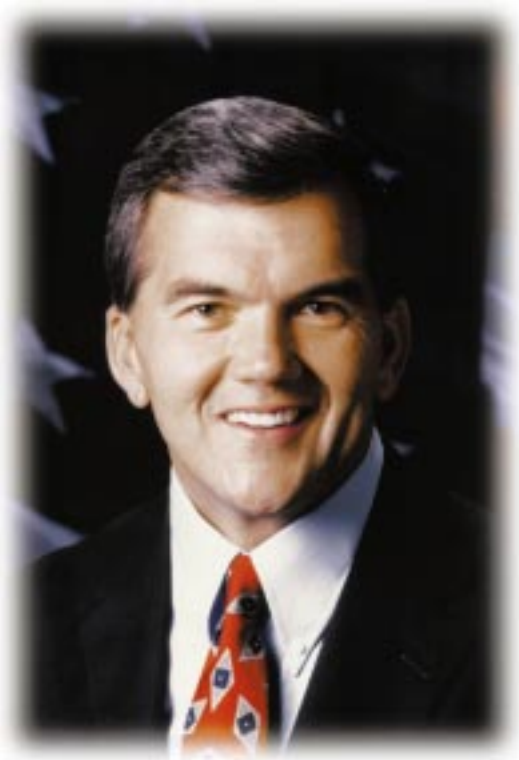
About this Report

This report on environmental progress focuses on key features and successes of our award-winning Land Recycling Program. We publish this report annually to reach a wide variety of audiences, including the financial and real estate community, businesses, consultants, local governments, redevelopment authorities and the general public.

This year we highlight a showcase site in each of our six regions, exemplifying the remediation and economic development opportunities of abandoned or under-utilized industrial sites.

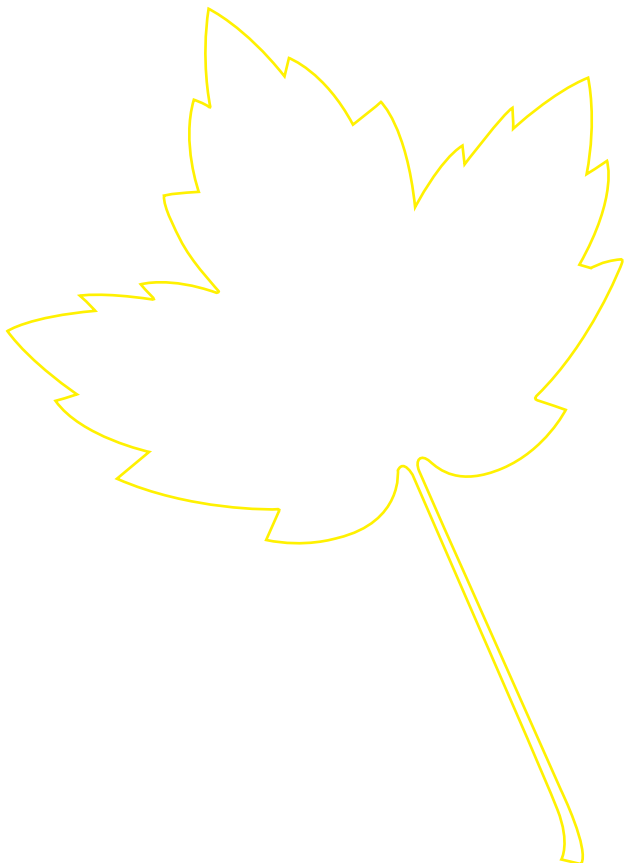
Our report provides a wealth of information on program accomplishments, financial assistance and new initiatives, as well as a narrative description of dozens of site cleanups.

We welcome your inquiries and participation in the program and invite you to spread the word on the successful implementation of Pennsylvania's Land Recycling Program.



Tom Ridge

Governor



New opportunities in a 'New Pennsylvania.'

As Governor, I'm proud to say that Pennsylvania is creating new opportunities for jobs and stronger communities by cleaning up old industrial sites and returning them to productive use. We are carrying out our vision for a future where environmental progress goes hand in hand with a vibrant economy and prosperous communities. Pennsylvania's Land Recycling Program helps make this vision a reality — creating healthier communities for Pennsylvanians.

This year alone, we've cleaned up 161 contaminated sites, bringing the total number of cleanups over the past three years to 267. In addition, the number of sites now being cleaned up by the program has grown from 300 to nearly 500 in the past year.

We are working to ensure that sites are safe, while making it possible for employers of all sizes to undertake cleanups. Cleaning up contaminated sites and making them productive again means jobs for Pennsylvanians — thousands of jobs since the program's inception in 1995. We are committed to making Pennsylvania a place where communities — and their families, workers and employers — can thrive.

This Annual Report shares with you the impressive results of our Land Recycling Program throughout the Commonwealth. You will see from these successes that when we talk about environmental cleanup in Pennsylvania, we mean business.

Tom Ridge





James M. Seif
Secretary

Environmental Progress.

As Secretary of the Pennsylvania Department of Environmental Protection, I am proud to present the accomplishments of our Land Recycling Program on its third anniversary.

As the title of this report suggests, the Land Recycling Program turns former industrial properties into new opportunities for environmental and economic progress. This year, we've cemented the foundation of our program, ensuring that it provides for both a cleaner environment and a thriving business community. Our successes to date include:

- 🌀 Finalizing our cleanup standards, putting the flexibility offered by the program into law.
- 🌀 Completing more than 260 cleanups of contaminated sites, with hundreds more underway.
- 🌀 Bringing thousands of jobs to Pennsylvania by encouraging development of remediated sites.
- 🌀 Receiving the prestigious Top Ten Innovations in Government Award from the Ford Foundation and Harvard University for our innovative approach to site cleanup and reuse and similar recognition of the program as a national model from the Council of State Governments.
- 🌀 Teaming with the Pennsylvania Department of Community and Economic Development, to provide nearly \$11 million in grants and loans to facilitate cleanups.

Through our standardized procedures, statutory liability release and realistic goals, we are helping businesses turn polluted former industrial sites into productive assets for community development without eating up our important greenspace. Our employees have been the driving force behind the growth of the Land Recycling Program, and their dedication, professionalism and "can-do" attitude are among our greatest assets.

The sites featured in this year's report not only took advantage of the Land Recycling Program's flexibility, but also contributed to Pennsylvania communities by creating jobs and cleaning up pollution.

We look forward to continuing our work with communities and businesses to find new opportunities for old sites and a healthier environment for all Pennsylvanians.

A handwritten signature in blue ink, appearing to read "J. Seif".



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safe

productive

land



Pennsylvania's Land Recycling Program

The Year in Review

In the three years since its inception, the Department of Environmental Protection's (DEP's) Land Recycling Program has grown to be a national leader in turning old sites into opportunities for economic growth and environmental progress in Pennsylvania. The past year has seen not only a tremendous growth in the program itself, but also a strong record of site cleanups and the creation of new jobs for Pennsylvanians. The four cornerstones of the program — uniform cleanup standards, standardized review procedures, liability relief and financial assistance — have made these successes possible.

Thanks to the Land Recycling Program's flexibility and streamlined processes, businesses no longer have to contend with prohibitively expensive or technically unattainable cleanup standards. The Land Recycling Program has made it not only possible but also worthwhile for big and small businesses alike to clean up and use hundreds of contaminated sites, keeping and creating jobs in Pennsylvania communities and preserving the Commonwealth's precious farmland and greenspace.

The Land Recycling Program comprises all of DEP's hazardous site response activities. The program is managed through three main organizational units: (1) six regional Environmental Cleanup Program (ECP) field offices, (2) the Remediation Services Division (program support unit) and (3) the Land Recycling and Cleanup Program (LRCP) Division (program planning and development unit). The ECP offices are generally responsible for front-line implementation, outreach and site-specific project oversight, whereas Remediation Services and the LRCP Divisions are central office entities that perform program activities more suited to a centralized purview, such as coordinating multi-regional functions.

This report of the Land Recycling Program's third year highlights the accomplishments of the department and its six regions in promoting effective, common-sense cleanups of contaminated industrial sites. In addition, it presents information about other cleanup programs, such as storage tank remediations, Hazardous Site Cleanup Act (HSCA) response actions and Comprehensive Environmental Re-

sponse, Compensation and Liability Act (CERCLA) program progress that add to Pennsylvania's outstanding site cleanup record.

Program Accomplishments

The Land Recycling Program's statistics tell the story of the program's success in the past year. This year alone, 161 contaminated sites have been cleaned up, bringing the total number of remediated sites to 267. While the number of successful cleanups is impressive, the number of sites entering the program hints of more successes to come and reflects the popularity of this innovative initiative. Since July 1997, 266 applications have been submitted — as many as applied in

Standards

Under Pennsylvania's Land Recycling Program, sites must meet one or a combination of these standards:

Background. This standard requires cleanup to naturally-occurring or historical concentrations. It often applies to a site where contamination moves onto the site from a nearby property.

Statewide Health. These standards are medium-specific chemical concentrations that take into account use and non-use as well as residential and nonresidential exposure factors at a site.

Site-Specific. This standard allows the remediator to consider exposure and risk factors to establish cleanup levels appropriate for the intended use of the site.



Special Industrial Area. To qualify for this status, a site must either have no viable owner or be in an enterprise zone. The party conducting the cleanup must not have contributed to the contamination at the site. Cleanup actions must address all immediate, direct or imminent threats, based on the intended use of the site.

the first two years. For a complete list of the sites in the Land Recycling Program, see Appendix 1.

Through on-site application, the Land Recycling Program's common-sense standards have been put to the test. All three types of available standards (see sidebar) have been selected, with the statewide health standard selected at 54 percent of the sites in the program. The site-specific standard also has been popular, accounting for 148 cleanups. Forty-eight projects use the background standard, and 55 sites are designated special industrial site areas. (Figure 1.)

Of the 293 completed cleanups to date at 267 sites, 203 have met the statewide health standard, 27 met the background standard and 44 attained the site-specific standard. Nineteen sites were designated as special industrial areas. (Figure 2.)

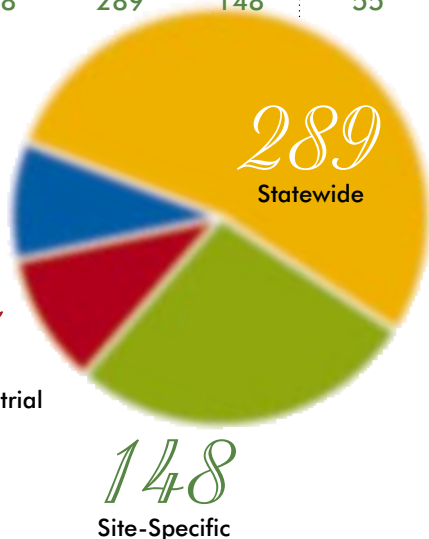
In addition to supporting the cleanup of numerous sites this year, the Land Recycling Program undertook activities that will enable the cleanup of even more sites in the future.

Figure 1.
Standards Selected at Land Recycling Sites

	Back-ground	State-wide	Site-Specific	Special Industrial Area
Southeast	12	67	43	9
Northeast	6	64	14	3
Southcentral	19	69	37	19
Northcentral	4	25	13	3
Southwest	3	43	32	12
Northwest	4	21	9	9
	48	289	148	55

48
Background

55
Special Industrial Area



"The key to the success of the program is the scientific underpinnings of the risk-based approach to remediation, coupled with the release from liability."

Craig Robertson, Chairman
Cleanup Standards Scientific Advisory Board

Final Regulations

In August 1997, the department finalized regulations implementing the provisions of Act 2, the Land Recycling and Environmental Remediation Standards Act. These regulations, developed in concert with the appointed Cleanup Standards Scientific Advisory Board, embody the flexibility required to initiate site cleanups in an environmentally sound manner. Innovative concepts for the removal and control of separate phase liquids in groundwater, for allowing increased flexibility for groundwater cleanups in areas served by public water supplies, for performance-based site characterization requirements, for determining soil remediation to protect groundwater quality and for rapid assessment of impacts upon ecological receptors of concern are unique attributes of the regulatory package. The department incorporated many of the sound contributions provided by commenters during the public review period, and the results have been dramatic.

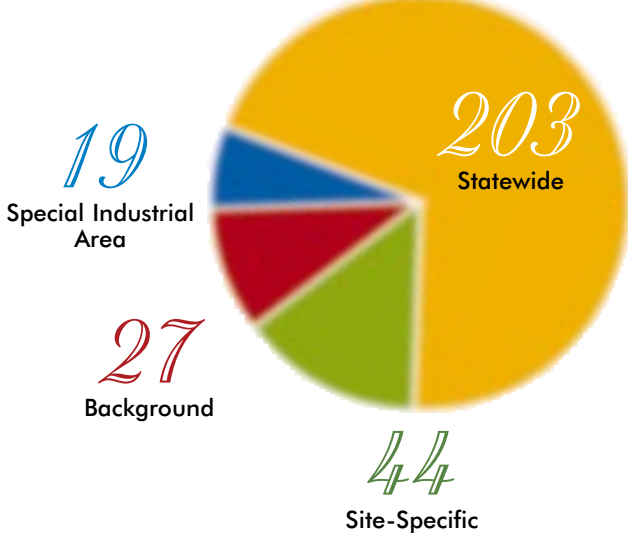
New Technical Guidance

In addition to finalizing regulations this year, the department revised and released its final draft Technical Guidance Manual in January 1998. The new guidance explains in greater detail both administrative requirements and technical concepts established in the final regulations. The manual, which has been reformatted to be more user-friendly, presents detailed descriptions of the interface between DEP permitting programs and land recycling cleanup options, the use of fate and transport modeling in site characterization, combining standards in site cleanup, risk assessment approaches and acceptable standard attainment demonstration procedures.

Although the manual is designed for use in its current form, the department offered consultants and

Figure 2.
Actions Completed —
Cleanup Standards Selected

	Back-ground	State-wide	Site-Specific	Special Industrial Area	Total
Southeast	6	36	18	2	62
Northeast	1	40	1	0	42
Southcentral	15	72	13	14	114
Northcentral	2	11	2	0	15
Southwest	1	29	6	0	36
Northwest	2	15	4	3	24
	27	203	44	19	293



other stakeholders an opportunity to comment on the final draft document. A formal peer review procedure enlisted stakeholders that provided the most useful and substantive comments in finalizing program regulations. Information and program application challenges revealed through an objective evaluation of site cleanup reports also will prompt final revisions to the manual. The department plans to distribute the Technical Guidance Manual in final form by the end of the year.

Program Evaluation

In the spring of 1998, Land Recycling Program staff traveled to each regional office to evaluate approximately 100 sites that have completed the Land Recycling Program process. The evaluation covered a cross-section of small, medium and large sites, sites that have met each of the three types of cleanup standards and special industrial area sites. The pur-

pose of the evaluation was to measure levels of achievement in protecting human health and the environment, in applying land recycling principles and in complying with rules and guidance.

Thus far, case files for selected sites have been reviewed, and DEP staff have been interviewed. Some of these sites have been analyzed further through interviews with remediators, environmental consultants, current owners and, as applicable, redevelopment authorities and local governments. The evaluation will result in revisions to guidance and development of training programs and will help identify specific groups for targeting information-sharing on the Land Recycling Program. Program evaluations are planned for every two years. Revisions to the program will occur in alternate years.

Financial Assistance

Although most cleanups under the Land Recycling Program occur at private — not taxpayer — expense, Act 2 and Act 4, the Industrial Sites Environmental Assessment Act, provide funds to help innocent landowners and communities get cleanups off the ground. Pursuant to a provision in Act 2, the Industrial Sites Cleanup Fund offers grants and low-interest loans, which may cover up to 75 percent of the cost of completing an environmental study and implementing a cleanup plan. Under Act 4, the Pennsylvania Department of Community and Economic Development (DCED) administers grants to municipalities and non-profit economic development agencies to help finance environmental assessments of industrial sites in distressed communities.

This year, several million dollars in grants and loans were distributed under Act 2 to help fund studies and cleanups. Under Act 4, grants were issued to finance environmental assessments in distressed communities and cities of the first, second and third class. To date, a total of \$10.7 million has been distributed in both grants and loans for all site assessments and cleanups under both Act 2 and 4. For more information on funding distributions, see Appendix 2.

Spreading The Good News

As a winner of the Innovations in American Government Award, the department is required to help others replicate the program both nationally and internationally. To that end, the department reaches out and nurtures vital relationships with citizens, developers, consultants, businesses, lenders and other interested parties through public service announcements, advertisements, public relations efforts and a home page on the World Wide Web. These outreach efforts educate stakeholders about the program's successes and



Denise K. Chamberlain (standing, at right), Deputy Secretary, traveled to Warren to present National Forge, an employee-owned company, with a plaque commemorating the 100th site cleaned under the Land Recycling Program.

benefits in order to encourage additional cleanup and development of former industrial sites.

This year, the department took educational displays to the Industrial Sites Recycling Conference in Pittsburgh, the U.S. Environmental Protection Agency (EPA) Brownfields Conference in Kansas City, the Environmental Management and Technology Expo in Atlantic City and the Globe '98 Conference in Vancouver, Canada. A short video highlighting the program also was created and distributed, and the program placed public service advertisements on television and radio that raised awareness of land recycling opportunities.

(below) The Council of State Governments recognized Pennsylvania with an Innovations Award as a national model for creative land recycling approaches.



(above) Innovations in American Government Award — Selected from 1,550 applicants, DEP's Land Recycling Program was the only environmental program to win this prestigious award in 1997.



When final regulations were adopted in August 1997, a major training effort also was initiated. First, two week-long sessions were held in Harrisburg to train all land recycling staff. Then the program co-sponsored workshops with the Pennsylvania Bar Association, the Pennsylvania Council of Professional Geologists and the Pennsylvania Chamber of Business and Industry to educate various audiences about the new regulations. Held last fall, these workshops comprised nine sessions in different locations across the state and provided each group an opportunity to attend one of the regional workshops.

After printing the new Technical Guidance Manual, which outlined the new flexibility and options available, the department conducted client workshops in March 1998 in Allentown, Harrisburg and Butler.

Successful cleanups and dedication are important to Pennsylvania's Land Recycling Program. News about the program continues to spread through the state and the nation by means of presentations to other government agencies, redevelopment agencies, chambers of commerce, remediation companies and trade organizations. A few of the locations this year included: Altoona; Wilkes-Barre; Allentown; Meadville; Hunt Valley, Maryland; Houston, Texas; and Washington, D.C.

In February and March, the Tanks Section staff discussed revisions to the Closure Requirements Document and related land recycling issues with nearly 400 certified installers at conferences held in Carlisle, Allentown and New Kensington.

The program's staff gave presentations to graduate students at the University of Pennsylvania and Lehigh University for courses in land use and regional planning. Regional staff members spoke to students at other Pennsylvania colleges. In fact, the department plans to create a brownfields development competition for college-level students with an interest in land use.

Upcoming outreach plans will offer workshops for lenders, real estate developers, corporations, county planners and economic development agencies.

Council of Great Lakes Governors Regional Brownfield Strategy

Pennsylvania, in partnership with the seven other Great Lake States (Illinois, Indiana, Michigan, Minnesota, New York, Ohio and Wisconsin) and Ontario and Quebec, implemented a regional brownfield strategy. Through this powerhouse of dedicated effort and brownfield experience, this group was organized to attract business to the region. The Great Lakes States have the most effective and mature brownfield programs that promote successful cleanups while fostering economic devel-

opment. This Brownfield Regional Advisory Group developed a clearinghouse of information to explain how to develop a former industrial site.

This clearinghouse features ideas that work, case studies of successful cleanup and redevelopment efforts (how-to examples) and a Regional On-line Brownfields Information Network (ROBIN). Interested parties may contact the Council of Great Lakes Governors at 35 East Wacker Drive, Suite 1850, Chicago, Illinois 60601 for a copy of "The Blueprint for Brownfields Redevelopment" or visit the website at www.glc.org/projects/ROBIN/Robinhome.html.

Building on the success of the Great Lakes Region, states across the country will send a compelling message to EPA that state brownfield initiatives are solving cleanup problems that the federal Superfund program has failed to accomplish.

Tax Incentive Eligibility on DEP Website

Denise Chamberlain, Deputy Secretary for Air, Recycling and Radiation Protection, recently announced the department's Brownfields Tax Incentive outreach effort. Consisting of an informational letter, guidance for determining eligibility, and a request for statement of eligibility, the promotional packets will be available through the department's website and the regional and district offices. In addition, the promotional packets will be mailed to con-

The Phoenix Awards
National Awards of Distinction for Brownfield Redevelopment — *Job growth and a public-private partnership put the former Ingersoll-Rand site in Charleroi Borough in the spotlight with The Phoenix Award.*



sultants and other interested parties. The DEP website provides an easy, interactive method to determine whether a site qualifies for this tax incentive.

The Brownfields Tax Incentive is a federal initiative designed to spur the cleanup and redevelopment of brownfields. Under the Brownfields Tax Incentive, environmental cleanup costs for eligible properties may be treated as fully deductible business expenses for the year in which costs are incurred or paid. To claim the tax incentive, the property must meet three requirements, and the taxpayer must receive a statement of eligibility from DEP.

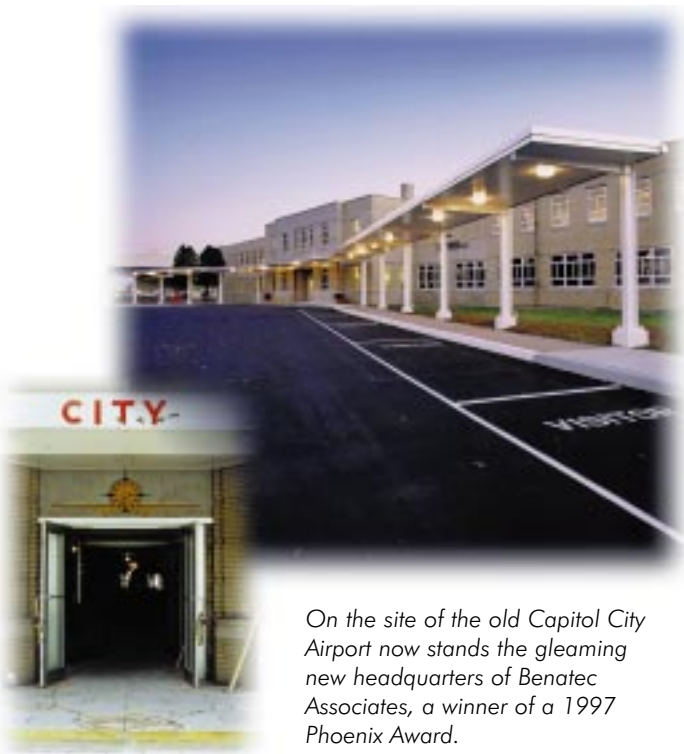
Nationwide, the incentive is expected to leverage \$6 billion in private investment and return an estimated 14,000 brownfields to productive use. The Brownfields Tax Incentive is a valuable and potent tool that communities can now utilize in addressing brownfields.

Recognition of Program Successes

Policy leaders across the U.S. recognize Pennsylvania's Land Recycling Program as a national model of government innovation. The statutes are formally recommended to other states as a legislative model by both the Council of State Governments and the American Legislative Exchange Council. Government agencies throughout the nation look to Pennsylvania as an example of how to improve the economy and public health and the environment while minimizing bureaucracy. This year, the Land Recycling Program earned two prestigious awards for its innovative approach.

Innovations in American Government Award

DEP's Land Recycling Program was one of only 10 winners of the 1997 Innovations in American Government Award from the Ford Foundation, in cooperation with the John F. Kennedy School of Government at Harvard University and the Council for Excellence in Government. The awards committee chose the Land Recycling Program out of an impressive portfolio of 1,550 applicants for its unique approach to the challenging issues of industrial stagnation and vanishing greenspace in Pennsylvania. It was the only environmental program to win an award in 1997. The award included a \$100,000 grant, to be used by the department to promote the success and effectiveness of its program



On the site of the old Capitol City Airport now stands the gleaming new headquarters of Benatec Associates, a winner of a 1997 Phoenix Award.

The Phoenix Awards

Continuing the tradition begun last year, two sites restored through the Land Recycling Program were winners this year of the national Phoenix Award. Presented at the annual Industrial Site Recycling Conference in Pittsburgh, the Phoenix Awards recognize innovative yet practical remediation projects that bring blighted, old industrial sites back into productive use. The awards showcase and publicize successful solutions to a nationwide problem while providing examples of projects that other communities can follow.

The Ingersoll-Rand Redevelopment Project, in Charleroi Borough, Washington County, won a Phoenix Award for successfully turning a former mining machinery repair site into new and restored facilities for Tri-State Hydraulics and Jaycee Foods. Cooperative efforts by the former owner, Ingersoll-Rand; two local municipalities, Charleroi and North Charleroi; county, state and federal government and the two prospective tenants included leveling unsafe, asbestos-filled buildings, assessing and remediating contaminated soil and renovating salvageable buildings. The site was revitalized from a vacant and unmarketable four-acre lot to a productive area employing up to 100 Washington County residents.

and to encourage other state and local governments to consider similar solutions to their problems.

1997 Innovations Award, Council of State Governments

The Council of State Governments' annual Innovations Award is the only national awards program to exclusively recognize state programs selected directly by state government leaders. In 1997, DEP's Land Recycling Program won the Innovations Award for its creative and effective approach to restoring urban land and preserving greenspace. The award affirms that the Land Recycling Program could be replicated in other states to address this national concern.

In addition to honoring the department with the award, the Council recently showcased the Land Recycling Program in its publication honoring innovative and successful state government programs. Released eight times a year, each issue of "State Innovations Briefs" provides a detailed look at a leading state program and chronicles its achievements. The December 1997 issue highlighted the former Thonet Manufacturing site in York and DEP's facilitation of the site's cleanup and lease to the Wolf Organization of York.

The Capitol City Airport Terminal, in New Cumberland, York County, won a Phoenix Award for the successful public-private partnership between state and local government agencies, including DEP, and Benatec Associates. Benatec Associates removed asbestos, lead paint and polychlorinated biphenyls (PCBs) that contaminated the building and also completely renovated the dilapidated facility. Besides eliminating an environmental and public health hazard, the restoration transformed the virtually abandoned building into a state-of-the-art corporate headquarters for Benatec Associates. The new headquarters not only employs about 75 architects, engineers and other professionals, but also retains the classic architecture of the public airport.

Upcoming Challenges

The department has made great strides over the past three years — a new approach to environmental protection and site remediation has taken hold in Pennsylvania and has established a foundation for the future. The vision for the future is built upon success of the past. According to David Gergen, editor-at-large, *U.S. News and World Report*, people are talking about the Land Recycling Program, "These results are impressive. Pennsylvania has created strong incentives for businesses to clean up and revitalize abandoned urban sites, while preserving farms and

undeveloped land in the process.” Continuing the department’s well-reasoned comprehensive approach to voluntary cleanups is the first step toward charting a course for others to follow. New opportunities create new challenges. The department will explore ways to focus the emerging field of industrial ecology for its systems approach to land and materials reuse. DEP will strive to achieve better integration of economic, environmental and social concerns and policies. This holistic approach will assure careful, appropriate and sustainable progress for the future that will benefit all Pennsylvanians.

Pennsylvania’s Future — The Next Generation

On the third anniversary of the program, the department underscores the work of a bipartisan group of legislators in the House and Senate who made this all possible. A special thanks to Senators Brightbill and Musto for their leadership and vision in providing the most comprehensive cleanup legislation in the nation.

As Pennsylvania’s future, the next generation will see cities reclaiming more and more properties at a faster pace. Local government leaders are vital to the process, and the department hopes to develop even stronger relationships with mayors, local governments, community leaders, lenders and economic development agencies. DEP is honored that so many community members are interested in meeting with the department to develop strategic plans to revitalize their communities. Strong strategic and land use planning initiatives will be the keys to meaningful success.

Non-profit organizations will continue to provide the necessary resources to address certain gaps so that properties with less economic value are returned to productive use. Many more companies will enter Multi-Site Agreements so that their portfolios of commercial properties can be transformed from significant liabilities to significant assets. Private sources of funding, from venture capitalists, insurance companies and financial institutions, will continue to provide the economic fuel to stimulate Pennsylvania’s second industrial revolution. In addition, sustainable development initiatives will allow the preservation of precious natural resources and greenspace. Buying, selling and financing former industrial properties will again become commonplace. DEP invites you to share in this vision for an ecologically sound approach to the environment, and work with the department in achieving a place for everyone to enjoy.

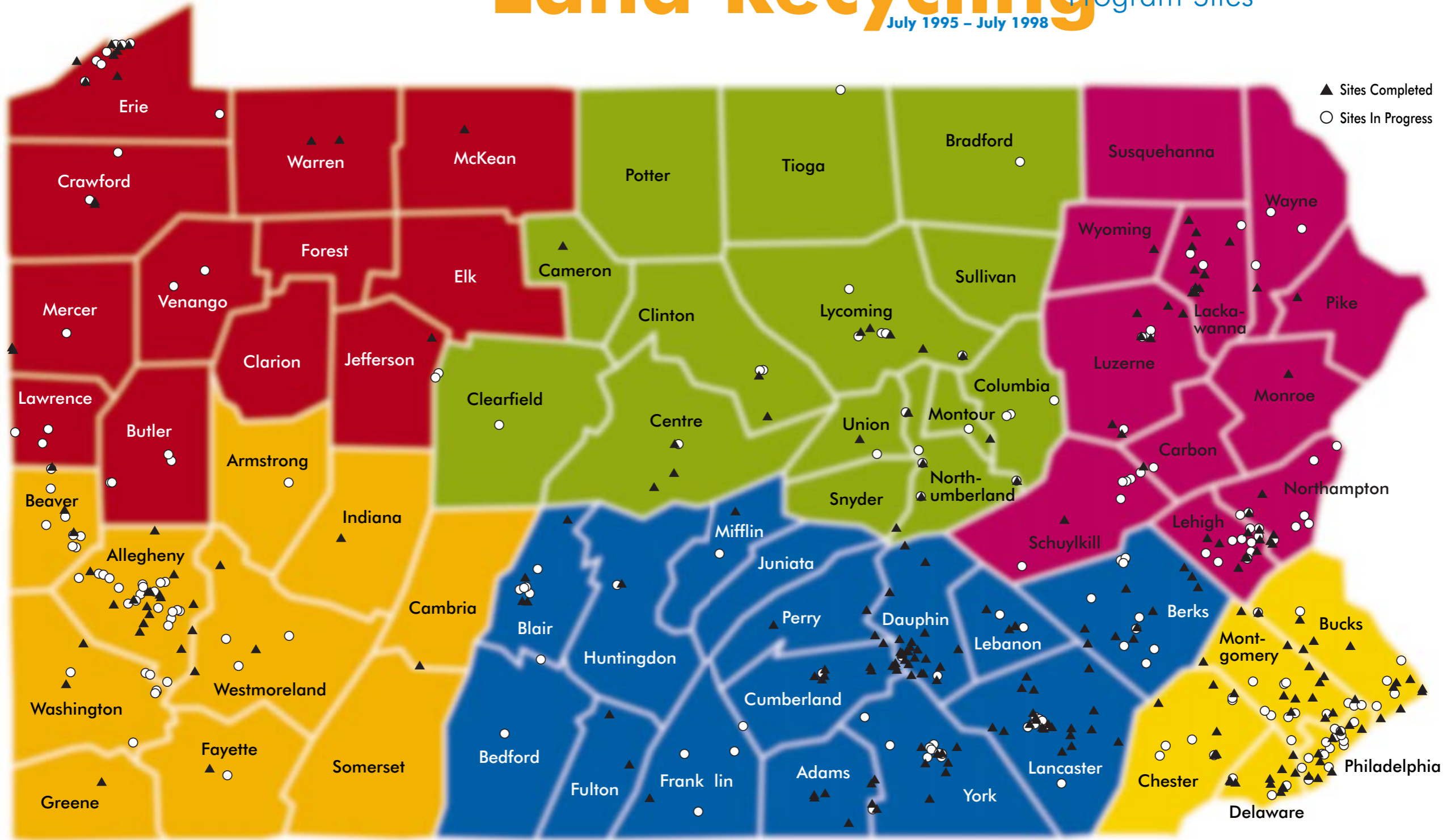
“These results are impressive. Pennsylvania has created strong incentives for businesses to clean up and revitalize abandoned urban sites, while preserving farms and undeveloped land in the process.”

David Gergen
U.S. News and World Report

Bankers, redevelopment authorities and DEP staff gather at Kings Gap, PA to brainstorm about brownfields issues.



Pennsylvania's
Land Recycling Program Sites
July 1995 - July 1998





health

jobs

community

Overview

An ever-increasing number of sites are coming forward under the Land Recycling Program.

DEP's Southeast Region includes Bucks, Chester, Delaware, Montgomery and Philadelphia counties. While the southeast is the smallest geographical region of DEP, it contains nearly one-third of the state's population.

There is an ever-increasing number of regional sites coming forward under the award-winning Land Recycling Program. The majority of these sites come to the department because of a pending transfer of ownership. Approximately 80 to 90 percent of the properties enrolled in the program are zoned industrial or commercial.

The region has several exciting ongoing projects under the Land Recycling Program.

One such project is the former Phoenix Steel site in Phoenixville. This site is being broken down into a number of parcels, and the planned redevelopment will include several different uses. It is hoped this project will bring new life and commerce into a blighted area of what was once a booming industrial town.

Another interesting project in the Land Recycling Program is the Transit America site in Northeast Philadelphia and Lower Moreland Township. This vacant industrial site was formerly occupied by the Budd Company, a manufacturer of railroad cars. With the cooperation of several public officials and local and state government agencies, this project has moved forward smoothly. When complete, the site will be an 18-hole public golf course with ancillary recreational facilities, bringing jobs to the community and raising area property values.

The Lower Bucks Enterprise Zone is comprised of six municipalities (Bensalem, Bristol and Falls Townships and Bristol, Tullytown and Morrisville Boroughs) and includes approximately 600 inventoried non-residential properties. The area redevelopment efforts are being managed by the county. Seven projects have either been completed or currently are enrolled in the program. The Land Recycling Program has grown from a useful tool to an integral part of the revitalization of Lower Bucks County.

Southeast Region Showcase Site

Building a Better Community

Grundy Recreation Center, Bristol Borough, Bucks County

Land recycling doesn't have a more direct positive impact on a community than it has at the new Grundy Recreation Center. What was once an abandoned lot has become a new place for the residents of Bristol Borough to hold meetings, exercise and socialize. Lou Marseglia of Grundy Recreation credits the Land Recycling Program for enabling this transformation. "If it wasn't for the program, we couldn't have built it," he declared.



An abandoned lot (above right) became a beautiful new recreation facility (right) for the citizens of Bucks County. Ginny O'Donnell and Lou Marseglia (above) enjoy working in the new Grundy Recreation Center.



“DEP was very cooperative...”

Harry Alsentzer, 60+ Environmental

Southeast Region Showcase Site

Once home to the Grundy Carpet Mill, this 7.2-acre lot has lain vacant since 1992. In 1996, the Grundy Foundation donated the land to the Bristol Borough Recreation Authority to replace the previous Grundy Recreation Center, which had burned down in 1995. As the Bristol Borough Recreation Authority began soil excavation for construction of a skating rink, the crew discovered what appeared to be a petroleum product contaminating the site. DEP recommended a total site characterization, which detected the pesticide dieldrin in four underground chambered areas. The contaminated soil was treated as a hazardous waste, removed from the site and properly disposed of, while the concrete and soil surrounding the chambers was cleaned. Fortunately, tests showed that the area groundwater was not contaminated.

“If it wasn’t

for the program,

we couldn’t

have built it.”

Lou Marseglia of Grundy Recreation

The cleanup effort, conducted by 60+ Environmental Inc., was successful in meeting the statewide health standards for soil and groundwater at the site. When asked what it was like to work a site through the program, Harry Alsentzer of 60+ said, “It was easy because we had a good project officer, Alex Reyda, [of DEP]...DEP was very cooperative. It was just a practical solution to the site.”

The new Grundy Recreation Center includes a full-size ice skating rink, locker rooms, a game room, a snack bar, a pro shop, a community meeting room and a community recreation room with televisions, pool tables and ping-pong tables. In addition to being a tremendous social asset to the community, the project created approximately 20 full and part-time jobs. Contact Alex Reyda, DEP, (610) 832-5927 or Lou Marseglia, (215) 788-3311.

Southeast Region

Bucks County

American Trading and Production Corporation

The American Trading and Production Corporation (ATAPCO) purchased an 11.5-acre plot of land in Bristol Township in 1991 for plant expansion. Although the land had previously been used for agriculture, a manufacturer of boat hatch covers had operated on the adjacent property. The soil and groundwater were contaminated with thallium; the groundwater was also polluted with trichloroethylene (TCE). Upon remediating soil and groundwater to site-specific standards, ATAPCO obtained liability relief under Act 2. Contact Barbara Bloomfield, DEP, (610) 832-6166 or Gary Brown, (610) 265-1510.

AmiQuip Corporation

This 6.5-acre property in a light industrial area of Bensalem Township is currently vacant but has been leased several times over the past 20 years. Previous site uses included a vehicle maintenance and storage facility by Bensalem Township, a service area for imported truck chassis by IVECO Trucks North America, a lift truck servicing business by Giles and Ransome and a crane manufacturing facility by AmiQuip. Since 1972, the property has undergone several environmental site assessments and remediation efforts. Soils in the main building area were found to be contaminated, but have since been cleaned up to the statewide health standard for lead, benzene, toluene, ethyl benzene, xylene (BTEX), petroleum hydrocarbons (PHCs) and polyaromatic hydrocarbons (PAHs). Liability relief is limited to these specific contaminants. Contact Barbara Bloomfield, DEP, (610) 832-6166 or Tom Brady, (609) 467-2276.

Blue Chip Products

This industrial site consists of a 470,000-square-foot building located on 50 acres in Falls Township. While operating under bankruptcy protection, Blue Chip currently is leasing out portions of the facility's main building. Over the years, the site has been occupied by various warehouse, retailing and storage companies. A more permanent tenant of the facility is likely soon, as Ashland Chemical Company and Blue Chip recently entered into an Asset Purchase Agreement. Ashland and DEP worked together to establish baseline environmental conditions and to clean up the site as a special industrial area. In the upcoming months, Ashland plans to purchase and renovate the existing facility to be a distribution center, which will employ up to 100 people. Contact Alex Reyda, DEP, (610) 832-5927 or Jim Vitak, (614) 790-3715.

Langhorne Square Shopping Center

The Langhorne Shopping Center is a 21-acre commercial and retail development located in Middletown Township within the Delaware River Basin. Historic cleanup work on the site included the removal of three underground fuel oil storage tanks near the maintenance area and the in-place closure of the soil-water separator and removal of an underground storage tank at the Goodyear Service Center. A recent site assessment revealed additional TCE contamination on the property. The possible sources were the Goodyear Service Center and the former Ajax Cleaners. After cleanup measures achieved the site-specific standard for groundwater, liability protection was granted. Contact Barbara Bloomfield, DEP, (610) 832-6166 or Nancy Herman, (301) 998-8100.

McCoy Residence

Located in New Britain Township, this residence is bordered by another residence to the west and vacant land to the north, south and east. It is comprised of a 30-year-old single-family home and is serviced by a domestic water well and a standard septic system. Following a heating

oil delivery, a 1,000-gallon underground oil storage tank leaked. The leak was discovered after the homeowner observed petroleum product and odors in his basement and free product in the sump pump. Approximately 60 tons of soil were removed and the tank excavated. Soils along the road, by the sump drainage pipe, were tested and contaminated soils and gravel were removed. Site groundwater was not identified as contaminated. The soil cleanup met the statewide health standard. Contact Chris Falkler, DEP, (610) 832-5930 or Kevin Van Kuren, (610) 798-9566.

Wheelabrator Falls Incorporated

Wheelabrator Falls operates an energy and materials recovery facility on approximately 75 acres in Falls Township. The property was previously owned by U.S. Steel Fairless Hills (now USX Steel). During the course of steel-making operations, U.S. Steel deposited blast furnace slag in many areas of the property. In addition to the slag contamination, groundwater at the site was contaminated with volatile organic compounds (VOCs) from prior activities at the Blue Chip Industries property, located adjacent to the site. Once it was determined that groundwater contaminant levels were below the appropriate background standards, Act 2 relief from liability was granted. Contact James R. Burke, DEP, (610) 832-6151 or Darryl D. Borrelli, (610) 660-5700.

Chester County

Exton Properties

This site in West Whiteland Township includes four buildings: a single-story office and showroom building, a 1.5-story block warehouse, a two-story residence and a single concrete block warehouse. Concerns at the site included suspected petroleum and volatile organic impacted (VOC-impacted) soils resulting from activities near a floor drain sump, a 275-gallon aboveground storage heating oil tank and a former underground gasoline storage tank. Cleanup efforts included removing the floor drain sump and the heating oil tank, testing site soils and excavating soils exceeding statewide health standards. After excavation of the underground storage tank, no further metal anomalies in the soil were detected. This remediation will permit the warehouse to be reused for light industry, providing future employment opportunities in the area. Contact Alex Reyda, DEP, (610) 832-5927 or Jennifer Menges-Smith, (610) 495-6695.

Grosskopf Residence

This residential property, surrounded by farmland on all sides, is located in Avondale Township. A release of virgin No. 2 heating oil was observed at the residence and associated with a 275-gallon underground storage tank located between the driveway and the single-family home. The tank was pumped dry, removed and backfilled; however, further soil testing showed elevated concentrations of target compounds above the statewide health standard. To address this problem, the cavity was re-excavated. Other cleanup activities included excavation, thermal destruction and bioremediation of petroleum-impacted soils by the drainage trench. Approximately six tons of soil were removed. Subsequent groundwater sampling revealed no contamination. Contact Alex Reyda, DEP, (610) 832-5927 or Kevin Van Kuren, (610) 798-9566.

McDonald Residence

This property is comprised of a 200 year-old single-family home in East Coventry Township. Its boundaries are residences to the north, east and west and a road to the south. It is serviced by a domestic water well and an on-lot septic system. A No. 2 heating oil release occurred in the

Southeast Region

basement of the home following the installation of three aboveground storage tanks, which were only partially manifolded together. Fuel was in the process of being delivered when the oil company employee noticed heating oil dispensing into the front yard from the sump pump. The employee ceased dispensing immediately, and it was determined 272 gallons had been delivered, approximately 100 of which were released onto the basement floor. Approximately 12.7 tons of soil were excavated from the front yard sump area. Testing in the basement revealed that no petroleum product had penetrated the concrete floor. Groundwater testing of the home's water well revealed no contamination. Act 2 relief from liability was granted after post-remediation soil testing determined that the cleanup met the residential statewide health standard. Contact Alex Reyda, DEP, (610) 832-5927 or Kevin Van Kuren, (610) 798-9566.

PECO Cromby Station

This site in East Pikeland Township is home to a fully operational electrical generating station. Approximately 30 gallons of No. 2 fuel oil were released from a ruptured filter gasket on the Dozer Fueling Station. Cleanup consisted of removing and disposing of approximately 720 cubic feet of contaminated soil. Based on the results of post-remediation sampling, the site was granted Act 2 protection from liability for the impacted area under the statewide health standard. Contact Alex Reyda, DEP, (610) 832-5927 or David J. Cesareo, (215) 567-4288.

Delaware County

Bond Shopping Center

This property is a retail center in Upper Darby Township on a 6.7-acre parcel of land with some contamination associated with prior dry cleaning activities. It is bounded by commercial businesses to the east and roads to the north, west and south. Tetrachloroethylene (PCE) and trichloroethylene (TCE) contamination was detected in the basement of the facility near a sump located on the floor. Remediation efforts included removing chemical-tainted soil, testing groundwater at three nearby wells and operating a soil vapor extraction system for one year. Attainment of the statewide health standard was demonstrated for groundwater and Act 2 liability protection for contaminated soils was granted under the site-specific standard. An adjoining supermarket is now using the property as an expansion location. Contact Walter Payne, DEP, (610) 832-5928 or Michael Gonshor, (610) 265-1510.

Cole Residence

This property is comprised of a single-family home in Parkside Borough. Fuel oil leaked from an aboveground storage tank located in the basement of the home. The tank failed during product delivery and 70 -120 gallons escaped onto the basement floor. Although cleanup occurred within hours of the spill, testing indicated that petroleum had penetrated the concrete basement floor. Remediation included excavation of approximately 15 cubic yards of petroleum-contaminated soils, basement slab and subgrade materials. Act 2 relief from liability was granted after testing determined the cleanup met the statewide health standard. Contact Alex Reyda, DEP, (610) 832-5927 or Michael Welsh, (610) 251-0450.

Penn Terminals

This 71-acre property in Eddystone Borough is bordered to the south by the Delaware River. Since 1993, the property has been owned by the Riverfront Capitol Business Trust. There are 16 buildings on the site, five of which are large warehouses. The property is currently used for marine cargo handling and transfer between vessels. Past uses for the site include

shipbuilding and repair activities, steel manufacturing, U.S. military testing and printing works. The contaminant of concern at the site is known as "Black Beauty Grit," an aggregate used to sandblast the hulls of ships that has a high lead content. This grit, originally used as backfill, has been in place for over 30 years with no significant impact to groundwater documented. Much of the ground at the site is comprised of "made land," primarily river dredgings. To achieve the site-specific standard for soils, clean soil was deposited on exposed soil areas and an asphalt cap must remain intact on the rest of the property. Sampling showed successful remediation based on exposure pathway elimination for lead and beryllium, so relief from liability protection was granted under Act 2. Contact Walter Payne, DEP, (610) 832-5928 or William Potter, (215) 643-5466.

Montgomery County

Annex Manufacturing

This 3.8-acre commercial property, located in a predominantly residential section of Pennsburg Borough, was originally developed as a lumber yard in the 1950s. A battery manufacturer and a fabricator of children's metal furniture subsequently occupied the property. Based on the results of environmental investigations, two areas were discovered to have lead contamination exceeding standards. Soils in the west end of the site exceeded residential standards for arsenic. Groundwater and other soils were contaminated with petroleum and other solvents at a level below residential standards. Cleanup activities included the removal and disposal of soils contaminated with lead and arsenic as well as the removal and recycling of petroleum-contaminated soil. The cleanup will allow this property to be returned to productive use by a local academic institution. Contact Alex Reyda, DEP, (610) 832-5927 or Richard Almquist, (610) 650-9669.

ARTCO Corporation

Until the spring of 1997, this 77,000-square-foot facility located in the Hatfield Industrial Park, Hatfield Township, was occupied by a manufacturer of fabricated steel products, including metal shelving and warehouse storage systems. The site and surrounding areas are zoned industrial and served by public water and sewer services. Chief areas of concern on this 15-acre parcel were the waste staging area and the stained soil beneath roof downspouts on the south site of the building. Lead contamination was suspected, because an important part of the manufacturing process had been finishing the product in a spray paint booth. In anticipation of selling the site, ARTCO eliminated the air migration pathway of the lead-containing paint dust. After cleaning and restoring the affected areas, the lawn will be monitored until a healthy lawn is established. The lawn will hold the topsoil together, prevent erosion and ensure the future integrity of site cleanup measures. Contact Alex Reyda, DEP, (610) 832-5927 or Douglas H. Sammak, (610) 266-5343.

AutoNation USA

This 52-acre site in Plymouth Township, a former auto dealership, is in the process of being redeveloped into a retail center. The focus of groundwater investigation was centered on the northern portion of the property, which currently consists of vacant land with no structures. Seven groundwater monitoring wells were installed in this area to determine BTEX contamination levels. One testing well found contamination, but levels were low and could be attributed to an off-site source. It was determined that no further work would be required unless the area groundwater became a drinking water source in the future. The site thus met the background standard. Contact Pam Reigh, DEP, (610) 832-5929 or Jonathan Rinde, (610) 660-5700.

Southeast Region

M.B. Land Company

This site, located on Route 63 in Horsham Township in a mixed residential and commercial section, was most recently used as a tire retail and service center. Previously, it had been used as a gasoline service station. Three tanks, reportedly used to store leaded gasoline, were abandoned in part of the permanent closure. Site cleanup focused on removing the tanks. After the tanks were uncovered, it was determined they had been filled with concrete, which made removal unnecessary. All associated product piping and vent lines were removed and soil samples were taken. As a part of the tank closure activities, soils containing elevated PID readings were encountered. About 50 tons of potentially-contaminated soil were removed from these areas and shipped out for recycling. With relief from liability specified in the deed by meeting the statewide health standard, the owner will be able to resell the property and the single-story building at the site. Contact Alex Reyda, DEP, (610) 832-5927 or Darryl D. Borrelli, (610) 660-5700.

PECO Hanover Substation

This site is a former manufactured gas plant in the Borough of Pottstown. Operations began in 1856 and the plant was decommissioned in 1932. Cleanup objectives were to remove source materials from two former gas holders and any contaminated on-site soils exceeding standards. During soil excavation, a former tar separator and still overflow structures were encountered underground. A total of 782 tons of non-hazardous materials and 1,333 tons of hazardous materials were removed from the site. A total of 18,945 gallons of pre-treated aqueous liquids were discharged to the sanitary sewer and 935 gallons of hazardous non-aqueous were removed and recycled. Post-remediation sampling showed that the site-specific standard for soil had been attained and relief from liability protection was granted under Act 2. Contact Pam Reigh, DEP, (610) 832-5929 or Michael Heisler, (215) 841-4000.

Station Square Parcel

This site is a 5.2-acre parcel of land in Whitmarsh Township bordered by a street and a SEPTA train station. Former business activities at the site include the Warner Cement Company and a Cottman Muffler facility. Environmental areas of concern on the site were remediation of impacted soils near the former railroad siding, pumping of water-filled manholes, removal of all drums and the testing of soil piles. In addition, remediation included excavating an old heating oil underground storage tank and hydraulic lifts and removing impacted soils. Post-remediation testing concluded that the site met statewide health standards for soils and groundwater and warranted liability protection under Act 2. Contact Alex Reyda, DEP, (610) 832-5927 or David Coyne, (610) 265-1510.

Philadelphia County

Bustleton Partners/Seaman's

Seaman's is a retail furniture store located in a shopping plaza in a mixed commercial and residential area in Northeast Philadelphia. In the store's rear parking lot, an out-of-service 5,000 gallon underground storage tank leaked, contaminating the subsurface soils and groundwater with No. 5 fuel oil. To remediate the area, the tank was removed and its contents pumped out. Approximately 1,360 tons of impacted soils and degraded asphalt were removed and non-impacted excavated soils were used as backfill. Act 2 liability protection was granted for area soils under the statewide health standard; groundwater will also meet the statewide health standard once the remediation is complete. Contact Ayman Ghobrial, DEP, (610) 832-5923 or Terence O'Reilly, (215) 638-4338.

Canada Dry Facility

This 5.78-acre Frankford-area property in the City of Philadelphia, vacant since 1994, was the former home of a Canada Dry soft drink-bottling facility. Soils and groundwater were contaminated at the site. Under a buyer/seller agreement between Canada Dry and Philadelphia Soft Pretzel Inc., cleanup was concurrent with the new owners commencing their business activities. To comply with statewide health standards, six storage tanks and approximately 1,250 tons of soil were removed. Canada Dry will continue to monitor groundwater for contaminants for the next two years. The site may require additional cleanup in the future, as the cleanup standard was based on commercial or industrial use of the property. Philadelphia Soft Pretzel will operate a pretzel manufacturing and distribution facility at the site. Contact Bruce McClain, DEP, (610) 832-6172 or Terry Sidorick, (215) 324-4315.

Flying Carport Incorporated

This site in the City of Philadelphia is home to a parking lot with shuttle service to the Philadelphia International Airport. Prior activities at this site included an automobile oil-changing operation. In addition, the site was composed of "made land," constructed by developers from Schuylkill River-dredging wastes. Historically, such wastes have contained petroleum and metal contaminants. An excavation of about 4.6 cubic yards of soil revealed that the contaminants were present less than five feet below ground surface. The site met the site-specific standard conditional on the lot remaining a paved surface so that the contamination is contained. Contact Walter Payne, DEP, (610) 832-5928 or LeAnn M. Johnson, (202) 342-8400.

Krouse Property

This 0.6-acre site in the City of Philadelphia is currently vacant, although it was once occupied by a small office building, a tin storage shed and a garage. The property had also been used as a coal and fuel oil delivery truck storage yard. For the site to meet Act 2 standards, 46 soil samples were taken to identify possible contamination. Five samples detected low levels of pollutants in the areas where underground and aboveground storage tanks had once been located. The tanks were removed in 1993, when all buildings on site were demolished. Since the affected soil satisfied statewide health standards, remediation was not needed. The site is now usable for redevelopment and may become a commercial or retail center. Contact Bob Fritz, DEP, (610) 832-5925 or Darryl D. Borrelli, (610) 660-5700.

Kvaerner Philadelphia Shipyard

The former Philadelphia Naval Shipyard has historically been a major industrial facility and a substantial source of employment for the Philadelphia area. In 1995, however, the U.S. Navy closed the shipyard and made the site available for non-military use. Prior to any redevelopment of the land, remediation was necessary on a 114-acre section of filled land that was contaminated with PAHs and heavy metals. The new owner, Kvaerner ASA, agreed to remove and dispose of waste not in containers, impacted soils and groundwater that would serve as an unacceptable health risk to workers or others on the site. After qualifying as a special industrial area, Kvaerner intends to construct and operate a state-of-the-art shipbuilding facility with ancillary services, which will employ over 700 workers on the premises. Contact Sarah Pantelidou, DEP, (610) 832-6164 or Johnathan E. Rinde, (610) 660-5700.

National Linen Service

This two-acre site in the City of Philadelphia was a commercial laundry that ceased operations in the early 1990s. Cleanup activities began in

Southeast Region

1993, when four underground storage tanks were removed and three others closed in place. An oil-water separator was also removed. Contaminated soil found in the vicinity of the tanks was excavated. Following demolition of the on-site buildings in 1995, the property was vacant. The site met the site-specific standard for groundwater and the statewide health standard for soils after additional testing indicated soil contamination below the standards. Additional remediation and installation of a public water line may eventually be necessary, depending on the future use of the site. Currently, a local university is considering using the site for athletic fields. Contact Walter Payne, DEP, (610) 832-5928 or Sam Kucea, (215) 222-3000.

Northeast Fence and Iron Works Incorporated

From the 1960s through the 1980s, this site in the City of Philadelphia was home to a steel fabricating and storage facility owned by Berger Steel Inc. and a plating facility owned by Metal Processing Inc. The metal plating activities were the suspected cause of a release of metals to subsurface soils and groundwater. Additional environmental concerns were the above-ground and underground storage tanks used to fuel the heating system, three transformers and one switch box containing oils and 70 lineal feet of pipe insulation containing asbestos. To meet the site-specific standard, all contaminated soils were removed and properly disposed of. Contact Alex Reyda, DEP, (610) 832-5927 or Gary R. Brown, (610) 265-1510.

PECO Southwark Generating Station

From the late 1940s through the mid 1980s, an electric power generation facility operated at this site in the City of Philadelphia. Dormant facilities at the site include an inactive powerhouse building and aboveground storage tanks with associated industrial equipment. The site also houses four active combustion turbine generators, an active substation and a switch gear house. Much of the land on and near this site was created from river dredgings. This "historical fill" was found to be contaminated with traces of metals and PAHs in soils and groundwater. Testing showed that additional soil cleanup work was unnecessary because contaminant levels were below the standards for non-residential use and major groundwater remediation was unnecessary due to its non-use aquifer status. The site meets the statewide health standard, contingent that any future use of the property will be for industrial or commercial purposes only. Contact Pam Reigh, DEP, (610) 832-5929 or M. F. Heisler, (215) 841-5178.

US Can Company

This site is in a light industrial area of the City of Philadelphia. From 1949 to 1994, Ellisco Inc. manufactured and warehoused cans for sale. Manufacturing activities ceased in 1994 when US Can purchased the property and leased it solely as a warehouse. Historic cleanup activities on-site include removal of two underground storage tanks and closing another in place. Testing indicated that petroleum hydrocarbons (PHCs) are present in site soils, but at a level below Act 2 non-residential standards. The impacted soils did not cause groundwater contamination. DEP determined that the soil met the site-specific standard via pathway elimination and the groundwater met the background standard. After meeting the standards, US Can entered into a conditional sales agreement with a prospective buyer who will put the site back into productive, non-residential use. The future property owner will implement routine inspection and maintenance of the asphalt pavement to ensure the long-term performance of the pavement to cover site soils. Contact Ayman Ghobrial, DEP, (610) 832-5923 or Leonard Rafalko, (410) 266-0006.

Weaver Residence

This property in the City of Philadelphia is comprised of a single-family row home and is bordered by streets to the north and south and single-family dwellings to the east and west. Municipal sewer and water service the neighborhood. The failure of a 275-gallon aboveground storage tank released 200 gallons of No. 2 heating oil onto the basement floor, some of which escaped through a drain. The remediation removed 6.59 tons of petroleum-contaminated soils from beneath the concrete basement floor. Act 2 relief from liability was granted after testing determined that the cleanup met the statewide health standard. Contact Alex Reyda, DEP, (610) 832-5927 or Kevin Van Kuren, (610) 798-9566.

Northeast Region Overview

Cooperative cleanup creates valuable riverfront community and wildlands.

The Northeast Region's Land Recycling opportunities are as diverse as the 11 county region itself. Projects range from a major museum complex featuring Bethlehem Steel's industrial past to the revitalization of the former A&B Meats factory in Allentown; a 10-story office building on the site of a former bowling alley in Wilkes-Barre; and the continuation of an innovative Multi-Site Agreement with Pennsylvania Power and Light (PP&L).

The Bethlehem Steel Project is one of the region's highlights. The plans call for a major steel and heavy industry museum operated in conjunction with the Smithsonian Institution. In addition, shops and other commercial facilities are being planned for an approximately 160-acre site in Bethlehem.

The Lehigh Landing Site in Allentown is hoped to be the catalyst for a riverfront renaissance along the Lehigh River, with shops, apartments, office space and boat launches on the site of the former A&B Meat factory.

While not a formal Act 2 site, the Bethlehem Steel/Bethlehem Iron Works cleanup along the Lehigh River in Northampton County was an innovative project coordinated by DEP's Northeast Regional Office. Northeast Regional Director William F. McDonnell was recognized by the Wildlands Conservancy with a Friend of the Lehigh River Award June 18 for his part in the project. A grant for \$100,000 from the Department of Community and Economic Development (DCED) assisted in the purchase of the property from Bethlehem Steel and the transfer to the Wildlands Conservancy. The conservancy will develop the site into a 148-acre riverfront wildlands. Lehigh and Northampton counties, the City of Allentown and Salisbury and Allen townships provided heavy equipment and personnel to conduct the actual cleanup. Bethlehem Iron Works had deposited blast sand waste on its property and on some of Bethlehem Steel's property over the years. Bethlehem Steel sought reimbursement from Bethlehem Iron for costs incurred investigating its property. DEP worked out agreements for equipment loans. Bethlehem City Landfill will accept the sand as daily cover with regional office sampling. In addition, Bethlehem Iron will pay the Act 101 fees for the material at the Bethlehem City Landfill.

In Wilkes-Barre, a major telecommunications company is building a 10-story office building on the site of the former Chacko's Bowling Lanes. Chacko's moved to the site of the former Wilkes-Barre Public Works Complex after an Act 2 cleanup was completed. Featured as a showcase site in this report, the new bowling alley is nearing completion and construction of the new office building is just underway.

Eighteen Act 2 sites have been cleaned up in the region and 33 sites covered under the PP&L Multi-Site Agreement have been addressed.

Showcase Site

Land Recycling in Wilkes-Barre: A Knock-Down Good Deal

Department of Public Works Garage, City of Wilkes-Barre, Luzerne County

Wilkes-Barre Mayor Tom McGroarty's land recycling project began with the arrival of a teleservices provider looking to build a 2,000-employee complex in town. This large prospective employer was interested in the site of an operating bowling alley. With the help of the Land Recycling Program, the bowling alley owner relocated to an abandoned, city-owned maintenance garage built a new center with twice the number of lanes. This enabled the cleanup of a large environmental and public health liability and simultaneously brought 2,000 new jobs into Wilkes-Barre.

Owned by the City Department of Public Works, the site had consisted of seven buildings used for parking as well as storage and use of oils, tar, fuels, road salt and cleaning solvents. Although the buildings had been razed, contaminants remained. To meet the site-specific standard, the city first characterized the wastes on site, then removed underground storage tanks and 53 drums of waste and contaminated soils. The city also conducted an analysis, which revealed no chemical migration within the soil or groundwater.

Mayor McGroarty testifies that the program has been "incredibly helpful" in empowering the city to reuse former industrial sites, saying, "We couldn't have done this without it. To tell you how satisfied we are with the program...we put our money where our mouth is and bought another property. We'd like to do one of these every year." Contact Joseph Brogna, (717) 826-2511.



“Can you believe it,

Above at right, Joseph Brogna (left), DEP, and Wilkes-Barre Mayor Tom McGroarty review plans to turn an abandoned public works garage into a brand new bowling alley. At the renewed site (right), Amy Randolph, Jim Spontak and Brogna, DEP, discuss the new development.



2000 new jobs!”

Mayor Tom McGroarty

Northeast Region

Carbon County

PP&L Hauto Site

The 9.6 acre PP&L Hauto Site is located in Nesquehoning Borough. Lead and arsenic were discovered in the soil of this property. After the soil remediation process was completed on February 12, 1998, the soil met the statewide health standard. Contact Craig Shamory, PP&L, (610) 774-5653.

Lackawanna County

PP&L Jermyn Substation

PP&L Jermyn Substation is located in Jermyn Borough. Site soil was contaminated with PCBs and was subsequently remediated in October 1997 to statewide health standards. Contact Walt Novitsky, PP&L, (610) 774-5030.

PP&L Old Forge Substation

PP&L Old Forge Substation is located in an area measuring less than one acre in Old Forge Borough. Soil was contaminated with polychlorinated biphenyl (PCBs). Remediation of the soil was completed on September 18, 1997, and the soil achieved the statewide health standard. Contact Walt Novitsky, PP&L, (610) 774-5030.

PP&L Site, North Abington Township

PP&L Pole #56095N49849 is located in North Abington Township. The statewide health standard for soil was met at this site after remediation to remove PCBs. Remediation was completed on October 2, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, North Abington Township

PP&L Pole #56526N50832 is located in North Abington Township. Following PCB remediation, which concluded on October 2, 1997, the soil attained the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Scranton

PP&L Pole #56454N46658 is located in Scranton. The soil of this site was contaminated with PCBs. On October 2, 1997, the remediation process was finished, and the soil achieved the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Scranton

PP&L Pole #56475N44790 is located in Scranton. PCBs polluted the soil of this site. After the remediation process of the soil was completed on October 2, 1997, the soil achieved the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Scranton

PP&L Pole #56534N44726 is located in Scranton. The soil of this site was contaminated with PCBs. To remedy this pollution, the soil was cleansed to achieve the statewide health standard. The remediation was completed on December 29, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Scranton

PP&L Pole #57546N46758 is located in Scranton. Soil remediation addressed PCB contamination at this site, and was completed on December 29, 1997. The soil attained the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L South Side Substation

PP&L South Side Substation is located in Scranton. Site soil was contaminated with PCBs and was subsequently remediated in October 1997 to statewide health standards. Contact Walt Novitsky, PP&L, (610) 774-5030.

Lehigh County

PP&L Jasper Substation

PP&L Jasper Substation is located in Allentown. Site soil was contaminated with PCBs and was subsequently remediated in October 1997 to statewide health standards. Contact Walt Novitsky, PP&L, (610) 774-5030.

PP&L Site, Allentown

PP&L Pole #62101S46421 is located in Allentown. As PCBs polluted the soil of this site, remediation was necessary. The process was completed on October 2, 1997, and the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Allentown

PP&L Pole #62898S45606 is located in Allentown. The soil of this site achieved the statewide health standard on October 2, 1997. Remediation focused on PCB contamination. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Allentown

PP&L Pole #64174S46692 is located in Allentown. Remediation of PCB contamination was completed on October 2, 1997, and as a result the soil attained the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Allentown

PP&L Pole #64481S47671 is located in Allentown. Remediation of the soil at this site was finished on October 2, 1997. PCB pollution was addressed so that the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Bethlehem

PP&L Pole #64413S48756 is located in Bethlehem. The soil of this site was contaminated with PCBs. On October 9, 1997, remediation was complete, and soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Emmaus Borough

PP&L Pole #62171S44721 is located in Emmaus Borough. The soil of this site attained the statewide health standard after remediation to remove PCB contamination was completed on October 2, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, South Whitehall Township

PP&L Pole #59960S47145 is located in South Whitehall Township. PCBs contaminated the soil of this site. On October 2, 1997, remediation of the soil was completed so that the soil attained the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Whitehall Township

PP&L Pole #63134S48433 is located in Whitehall Township. PCB soil pollution at this site was remediated on October 8, 1997. This process restored the soil to the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Northeast Region

Luzerne County

PP&L Beekman Substation

The PP&L Beekman Substation is situated on less than one acre in Wilkes-Barre. The remediation process was completed on October 23, 1997, to attain the statewide health standard. The soil of this site had been polluted with PCBs. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Hazelton

PP&L Pole #48695N28761 is located in the City of Hazelton. Site soil was contaminated with PCBs. It was remediated in September 1997 to meet statewide health standards. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, West Pittston Borough

PP&L Pole #53576N43170 is located in West Pittston Borough. Remediation of the site soil addressed PCB contamination. On November 19, 1997, the process resulted in the site meeting the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Wilkes-Barre

PP&L Pole #51701N39518 is located in Wilkes-Barre. PCB contamination of the site soil was remedied to satisfy the statewide health standard. The process was completed on December 29, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Wilkes-Barre

PP&L Pole #51714N39508 is located in Wilkes-Barre. On December 29, 1997, the process of soil remediation for PCB contamination concluded. The soil attained the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Monroe County

PP&L Site, Paradise Township

PP&L Pole #67186N35887 is located in Paradise Township. PCBs polluted the soil of this site. On October 2, 1997, the site attained the statewide health standard after remediation efforts were completed. Contact Lisa Palfey, PP&L, (610) 774-4637.

Northampton County

Bethlehem Steel Corporation, Webster Street Technology Area

This eight-acre lot owned by Bethlehem Steel Corporation is located in the City of Bethlehem. Benzene, toluene, ethyl benzene and xylene (BTEX), solvents, polyaromatic hydrocarbons (PAHs) and metals polluted the soil and groundwater of this site. On November 13, 1997, the site was afforded liability protection under the site-specific standard for both soils and groundwater. Contact Joseph Koch, Bethlehem Steel Corporation, (610) 694-2307.

Former Union Station Plaza

The former Union Station Plaza is located on a six-acre site in the City of Bethlehem. The soil of this former train station was contaminated with BTEX. On February 18, 1998, the remediation of the soil was completed and it attained the statewide health standard. Contact Carl Dicello, City of Bethlehem, (610) 865-7085.

PP&L Madison Avenue Substation

The PP&L Madison Avenue Substation is situated on less than one acre in Bethlehem. The soil of this site was polluted with PCBs. The remediation process resulted in the soil meeting the statewide health standard on December 26, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Allen Township

PP&L Pole #63808S50135 is located in Allen Township. On November 19, 1997, remediation to address PCB pollution of the soil was completed. Consequently, the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Pike County

PP&L Site, Palmyra Township

PP&L Pole #67963N44494 is located in Palmyra Township. Site soil was contaminated with PCBs, and was subsequently remediated in February 1998 to statewide health standards. Contact Lisa Palfey, PP&L, (610) 774-4637.

Schuylkill County

PP&L Site, Pottsville

PP&L Pole #42446S49389 is located in Pottsville. PCBs contaminated the soil of this site. The soil remediation process was completed on October 2, 1997, and the soil attained the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Wayne County

PP&L Site, Salem Township

PP&L Pole #63450N45417 is located in Salem Township. In February 1998, site soil was remediated to address PCB contamination. The soil now meets statewide health standards. Contact Lisa Palfey, PP&L, (610) 774-4637.

Wyoming County

PP&L Site, Overfield Township

PP&L Pole #51878N49457 is located in Overfield Township. The soil of this site was contaminated with PCBs. Remediation of the soil concluded on October 2, 1997, resulting in the site attaining the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Southcentral Region Overview

Land Recycling Program continues to grow in Southcentral Region.

The Southcentral Region has been very active in encouraging sites eligible for industrial reuse. The region has worked closely with economic development authorities in the 15-county region to assist in the development and occupancy of the economic corridors.

The York Rail Corridor, including last year's Phoenix Award winner — the Industrial Plaza of York — added two former industrial sites to be cleaned up and returned to active use. The Columbia Gas and Smokestack sites combine the efforts of DEP, private companies, investors and the local community to create new jobs and preserve open space.

The Land Recycling Program has enabled the Commonwealth to divest itself of the Harrisburg International Airport (HIA) in Dauphin County and the Cumberland County Capitol City Airport and turn both properties over to the Susquehanna Area Regional Airport Authority. HIA is located in the Baldwin Corridor, which includes a 52-acre Bethlehem Steel property that was reclaimed by Pennsylvania Steel Technologies Inc. (a subsidiary of Bethlehem Steel Corporation) and is now available for redevelopment. The Baldwin Corridor also includes Harrisburg Steam Works and Taylor Wharton Cylinders Harsco, which are both located in Harrisburg and have been reclaimed under the Land Recycling Program.

Another former Bethlehem Steel property is the site of Progress Park in the City of Lebanon, Lebanon County. Three Progress Park lots were remediated under the Land Recycling Program this year. The new tenant will use the site to expand his auto parts and repair business, creating new jobs for the community while removing a public health liability.

Reading Station Outlets, a railroad repair facility from 1896 to 1971, is currently being remediated and will remain a retail outlet mall. The Berks County Redevelopment Authority is investigating additional projects in the corridor for reclamation under the program.

The Cities of Lancaster, Altoona and Hanover also are beginning redevelopment projects to enhance and revitalize their economic development projects with assistance from the Southcentral Region.

Southcentral Region **Showcase** Site

Flexible Standards Spur Cleanup and Redevelopment

Olivetti Supplies Facility, Susquehanna Township, Dauphin County

This former Olivetti Supplies Inc. facility, once used to manufacture typewriters, is back in productive use again. Thanks to the realistic cleanup standards under Act 2 and the Land Recycling Program, the soil and groundwater of this 110-acre site will meet statewide health standards. Coordination between R.E. Wright Environmental Inc. (a consultant to Olivetti Supplies) and DEP ensured that the cleanup addressed public health and environmental concerns.

Prior to Act 2 and the establishment of realistic cleanup standards that protect human health, the former Olivetti facility had been in limbo. Site groundwater contamination was keeping new tenants from relocating to the property.



Dutch land use specialists tour the former Olivetti site with DEP staff and environmental consultants.



Southcentral Region Showcase Site

Bruce Willman of R.E. Wright Environmental Inc. commented that the new Act 2 standards encouraged cleanup of the Olivetti site. He explained, "Using risk-based standards certainly helped the remediation come to closure. We expect to meet groundwater standards in two years — under the old pristine standards it could have been 25 to 30."

Remediation of the contamination began in 1990 with waste characterizations within the main building on the property. These site assessments determined that 7.5 acres of this 110-acre site were contaminated with solvents. The two main areas needing remediation were the main building area, which contained a former subfloor waste pit, and a former solvent coating area. Actual cleanup began in 1995, after the Land Recycling Program was established, with groundwater remediation and soil vapor extraction conducted on site.

"Using risk-based standards certainly helped the remediation come to closure."

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Bruce Willman, R.E. Wright Environmental Inc.

Now in use by AMP Incorporated, a manufacturer of electronic connectors, the site recently impressed a Dutch delegation visiting as part of a land-use planning and green technology exchange. Gerald Keijzer, Director of Spatial Planning and the Environment for the Government of the Netherlands, expressed interest in replicating the DEP system in his country. "We have a lot of problems like this and have been looking for a way to come up with realistic, usable standards," he said. "Your program seems to be very good." Contact Bruce P. Willman, (717) 944-5501.

Southcentral Region

Adams County

Highway Express Service Station

Highway Express is an auto service station on less than one acre in Littlestown Borough. The soil of this site, which was contaminated with benzene, toluene, ethyl benzene and xylene (BTEX), was remediated so that a special industrial area agreement was possible. The remediation process was completed on July 21, 1997. Contact Jo Hinish, Mountain Research Inc., (814) 949-2034.

Berks County

AT&T Topton Mountain

The half-acre AT&T Topton Mountain site is located in Longswamp Township. Polyaromatic hydrocarbons (PAHs) were found in the soil. On August 26, 1997, the soil attained the statewide health standard after remediation. Contact Harry Driscoll, AT&T, (302) 738-7893.

Eastern Industries Manufacturing Plant

Eastern Industries had a concrete manufacturing plant located in Reading City. The contaminant in groundwater was trichloroethylene (TCE). On January 26, 1998, a final report concluded that soil and groundwater at this site attained the statewide health standard. As a result of meeting this standard, the site qualified for Act 2 liability relief. The property was sold to Berks Products and will continue to be used for concrete manufacturing. Contact Scott Cox, DEP, (717) 705-4858 or William R. Taft, Eastern Industries, (610) 866-1915.

PP&L Site, Sinking Spring Borough

The site of PP&L Pole #48441S36519 in Sinking Spring Borough measures less than one acre. The soil of this site was contaminated with polychlorinated biphenyls (PCBs). After remediation was completed on February 9, 1998, the soil achieved the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Blair County

Degol Carpet

Degol Carpet is a two-acre cabinet retailer company located in Ducansville Borough. The groundwater of this site was contaminated with solvents. On October 15, 1997, the groundwater met the background standard after remediation. Contact James Flesher, DEP, (717) 657-4592.

GPU, Pole Storage Yard

GPU Energy used this site in Hollidaysburg Borough to stage and store new utility poles. The yard is about five acres in size and may have been used for pole storage since the 1950s. Contamination of the soil resulted from pentachlorophenol and No. 2 fuel oil seeping from the treated poles during storage; no poles were treated on-site. Sampling indicated that the soil attained the statewide health standard. Hollidaysburg Borough plans to use the site as a recreational facility. Contact Eric Roland, GPU, (610) 929-3601.

Titleman Welfare Fund Property

The Titleman Welfare Fund property is a two-acre site in Altoona. The soil and groundwater of this former warehouse were contaminated with BTEX and PCBs. On September 3, 1997, remediation of the soil and groundwater was completed so that a special industrial agreement could be signed. Contact Jo Hinish, Mountain Research Inc., (814) 949-2034.

Westvaco Corporation

The four-acre Westvaco Corporation site is located in Snyder Township. The soil and groundwater of this landfill were contaminated with toluene. On December 30, 1997, remediations of this site were completed, resulting in the soil and groundwater attaining statewide health standards. Contact Thomas Peterman, Westvaco Corporation, (814) 684-6127.

Cumberland County

Aqua Specialists Incorporated

The one-acre lot of Aqua Specialists Inc., a pool supply company, is located in Mechanicsburg Borough. BTEX polluted the soil of this site. After soil remediation concluded on December 4, 1997, the soil attained the statewide health standard. Contact John Steck, (717) 766-2541.

Lumber Yard

Lumber Yard is a three-quarter-acre home improvement supply center in Lemoyne Borough. Solvents contaminated the groundwater of this site. On January 22, 1998, the groundwater was remediated and the background standard was attained. Contact Steve Reed, Tethys Consultants Inc., (717) 233-7625.

PP&L Site, Carlisle Borough

PP&L Pole #15280S31266 is located in Carlisle Borough. PCBs contaminated the soil of this site. On January 22, 1998, the remediation process was finished and the statewide health standard for soil was attained. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, East Pennsboro Township

PP&L Pole #22188S35376 is located in East Pennsboro Township. The soil of this site was contaminated with PCBs. On January 6, 1998, remediation was completed so that the soil attained the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Lower Allen Township

PP&L Pole #23258S32835 is located in Lower Allen Township. PCBs were detected in the soil of this site. The remediation process was completed on January 6, 1998, and the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Dauphin County

Bethlehem Steel Corporation, Highspire Lower Swatara Site

The Lower Swatara site of Bethlehem Steel Corporation, located in Highspire Borough, encompasses 20 acres of land. Heavy metals polluted the soil of this site. Through soil remediation, the site met the background standard on July 28, 1997. Contact Edwin Wilson, (610) 694-6660.

Bethlehem Steel Corporation, Steelton Highspire Site

The Steelton Highspire site is a 52-acre steel manufacturing plant owned by Bethlehem Steel Corporation. Located in Steelton Borough, the soil was contaminated with heavy metals. Remediation of the soil was finished on October 31, 1997, and the soil met the background standard. Contact Edwin Wilson, (610) 694-6660.

Southcentral Region

GPU Energy, Customer Service Center

The two-acre GPU Energy Customer Service Center is located in Middletown Borough. The soil of this electrical utility operations facility was polluted with PAHs. Remediation of the soil was completed on July 17, 1997, and the statewide health standard for soil was attained. Contact Eric Roland, GPU, (610) 921-6504.

Halifax Area High School

Halifax Area High School is situated on a lot measuring less than one acre in Halifax Township. PAHs were discovered in the soil of this site. The soil met the statewide health standard after remediation concluded on August 20, 1997. Contact Jeff Bryon, Halifax School District, (717) 896-3721.

PP&L Site, Lower Paxton Township

PP&L Pole #26870S36596 is located in Lower Paxton Township. PCBs polluted the soil of this site. The remediation process was finished on December 19, 1997, and the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Penbrook Borough

PP&L Pole #25009S34460 is located in Penbrook Borough. The soil of this site was contaminated with PCBs. Soil remediation was conducted and completed on November 20, 1997, and the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Swatara Township

PP&L Pole #27029S33657, a former residential lawn, is located in Swatara Township. The soil of this 50-square-foot site was contaminated with PCBs. The cleanup, which began and ended on October 25, 1995, involved excavating and landfilling the contaminated soil. Contact Lisa Palfey, PP&L, (610) 774-4637.

UGI Corporation, Gas Manufacturing Plant

UGI Corporation's Gas Manufacturing Plant in Steelton Borough is situated on a 2.5-acre lot. The groundwater of this site was contaminated with BTEX. On December 15, 1997, remediation of the groundwater was completed so that the groundwater achieved the statewide health standard. Contact David Mooney, (717) 558-9822.

Villa Teresa

Villa Teresa is a nursing home in Lower Paxton Township located on less than one acre. Remediation to address PAH soil pollution concluded on August 21, 1997. The soil now meets the statewide health standard. Contact Tom Staub, Villa Teresa, (717) 652-5900.

Wedgewood Hills Apartments

The one-acre site of Wedgewood Hills Apartments is a residential property located in Susquehanna Township. BTEX contaminated the soil of this site. The remediation process finished on February 20, 1998, and the statewide health standard for soil was attained. Contact Greg McIsaac, (717) 840-4112.

Franklin County

Loewengart & Company Incorporated

A former tannery owned by Loewengart & Company is located on five acres in Mercersburg Borough. Chromium and heavy metals contaminated the soil of this site. On October 29, 1997, a special industrial area agreement was signed. Contact Mark Koellner, Tethys Consultants, (717) 233-7625.

Lancaster County

Burle Industries, Incorporated

Burle Industries Inc., an electronic manufacturing facility, is located on a 50-acre lot in Lancaster City. The soil of this site was contaminated with solvents and heavy metals. Remediation of the soil was completed on January 8, 1998 and the statewide health standard was achieved. Contact James Flesher, DEP, (717) 657-4592.

Lancaster County Motors

Lancaster County Motors is an automobile dealership located in East Petersburg Borough. The soil of this site was polluted with BTEX. The remediation process was completed on August 22, 1997, and the soil met the statewide health standard. Contact James Flesher, DEP, (717) 657-4592.

Former Playskool Facility

The former Playskool facility is a manufacturing center located on a one-acre lot in East Lampeter Township. The soil of this site was contaminated with solvents and heavy metals. On December 30, 1997, the soil was remediated and attained the statewide health standard. Contact Randy Deardorff, Buchart Horn Incorporated, (717) 852-1494.

PP&L Site, Penn Township

PP&L Pole #38452S31833 is located in Penn Township. The soil of this site was contaminated with PCBs. The soil remediation process was completed on December 19, 1997, and the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Franklin-Lehigh Substation

The PP&L Franklin-Lehigh Substation is a decommissioned substation located in Lancaster City. The soil of 40 square feet of the 5,000-square-foot site was contaminated with PCBs. The cleanup, which began and ended on November 12, 1997, involved excavating the contaminated soil. Substation foundations were also removed. After remediation, the soil met the statewide health standard. Contact Lisa Palfey, PP&L, (610) 774-4637.

Rhoads Service Center

Rhoads Service Center is a one-acre gas station located in Leacock Township. The soil of this site was contaminated with BTEX and solvents. Remediation concluded on August 22, 1997, when the statewide health standard for soil was met. Contact James Flesher, DEP, (717) 657-4592.

Southcentral Region

Topstar Columbia Mobil

Topstar Columbia Mobil is a gasoline service station located in West Hempfield Township. The soil of this site was polluted with BTEX and was remediated. The soil met the statewide health standard on October 28, 1997. Contact James Flesher, DEP, (717) 657-4592.

Lebanon County

Progress Park Lots 9, 10 and 12

These lots had been used by the Bethlehem Steel Foundry in the City of Lebanon for parking. The soil was contaminated with lead from the fill material used to construct the lots. A special industrial area agreement was executed between David Bamberger (the prospective tenant) and DEP for the sites. Bamberger's Auto Parts and Services will become the new site occupant and the former Bamberger property will become a Rite Aid store. By expanding its operation, Bamberger's Auto Parts and Services will employ more local residents at the new site. Contact Eric Slavin, Earth Resources Associates, (717) 272-2177.

Mifflin County

Former Kilgore Facility

The former Kilgore facility is a two-acre center in Armagh Township that manufactures playground equipment and clothing. Petroleum hydrocarbons (PHCs) were discovered in the site soil. Soil remediation was completed on July 7, 1997, and the soil met the site-specific standard. Contact Steve Cohen, (410) 356-6612.

York County

Defense Distribution, East Region

Located in Fairview Township, the Defense Distribution East Region site was used for fire training exercises. Two acres of the 850-acre site were found to have PAH contamination in the soil. Remediation was complete on May 12, 1998 after the soil met the site-specific standard. Contact Clarence Smith, DDRE, (717) 770-4476.

Highland Industrial Park

Highland Industrial Park is an industrial facility located in Springettsbury Township. The soil of this one-acre site was polluted with BTEX. On September 9, 1997, the soil was successfully remediated and met the statewide health standard. Contact Thomas Warman, Tethys Consultants Inc., (717) 233-7625.

Ken's Service Station

Ken's Service Station is located in East Prospect Borough on one acre. The soil of this auto service center was polluted with BTEX. On October 28, 1997, remediation of the soil was completed, and the soil attained the statewide health standard. Contact Ken Eshelman, (717) 252-3065.

Smokestack Site

Smokestack Site is a foundry and tannery operations facility situated on a half-acre lot in York City. The soil of this site was polluted with lead and solvents. On October 10, 1997, the soil was completely remediated under an agreement designating the site as a special industrial area. Contact James Flesher, DEP, (717) 657-4592.



Northcentral Region Overview

Rural Northcentral Region restores auto wrecking property to productive use.

The Northcentral Region is a sprawling rural area that encompasses 14 counties and borders the state of New York to the north. Since the inception of the Land Recycling Program, interest has been high for the incentives and standards offered by this new initiative.

The population of the region is spread over several hundred miles and sites are well distributed from Clearfield to Berwick. The standards and timeframes established under Act 2 have brought many cleanups to fruition. Several of these projects have created new employment opportunities and have encouraged the reuse of abandoned industrial sites, which would not have occurred without the benefits of the program.

An excellent example of a successful remediation project is the Abramson Auto Wrecking site, which is featured as a showcase site in this report. The liability relief afforded by Act 2 gave Woodmont, the developer, the confidence to invest over \$12 million in this site's redevelopment. The site will be home to over 300 employees in the commercial, retail and service industries. The region looks forward to completing many more sites.

Northcentral Region Showcase Site

Salvaging the Land Registers a Profit

Abramson Auto Wrecking, College Township, Centre County

What do a former auto salvage yard and a brand new shopping plaza have in common? A 13.5-acre lot centrally located in College Township. Michael Theisen of the Woodmont Corporation praised the flexibility of the Land Recycling Program for enabling this transformation. "Woodmont [was able] to develop the property, without the significant level of potential liability resulting from the past use of the property. Without the protection afforded under the Act 2 process, we would not have considered recycling an auto wrecking-yard into a shopping center."



Fred Abramson (below, right), worked with Matt Kenealy (left) of Blazosky Associates and Larry Newcomer of DEP to turn his former auto wrecking site into a new shopping center.



"It's all clean, all said and done."

Fred Abramson, Abramson Auto Wrecking

Northcentral Region Showcase Site

Fred Abramson had owned and operated Abramson Auto Wrecking for more than 30 years. During that time, runoff from an adjacent Superfund site and other contaminants had leached into the soil of the site, contaminating the area with pesticides and petroleum compounds. DEP's Land Recycling Program provided the motivation for Abramson to clean up his property, and enabled him to sell it for this redevelopment project.

Abramson invested in removing and disposing of contaminated soil and sampling the remaining soil and groundwater to establish background concentrations. He was confident that if his land met the standards, it would be safe for redevelopment.

Abramson credits DEP for helping make this possible. "It's all clean, all said and done," he said.

As environmental consultant Matt Kenealy of Blazosky Associates testified, "It's a huge change from several years ago." Kenealy credited the "realistic standards" and the "genuinely cooperative" DEP Regional staff as key to making the project a success. The new 116,000-square-foot Nittany Commons Shopping Center will employ more than 300 people and contribute significantly to College Township's tax base, making this project an economic success as well as a public health and environmental triumph. Contact Michael C. Welch, DEP, (717) 321-6525.

"It would have been impossible to acquire quality tenants or the financing needed to make such a center feasible, particularly one located downstream from a Superfund site, without the support and assurances provided in the Act 2 process."

Michael Theisen, Woodmont Corporation

Northcentral Region

Centre County

Bellefonte Lime (Sludge Lagoons)

In Benner Township, three lagoons on the property of Bellefonte Lime were contaminated with chromium sludge. In order for the land to meet the background standard, Bellefonte Lime and Cerro Metal Products Inc. jointly implemented cleanup efforts, which included excavating and disposing of over 10,000 tons of sludge and soil from the lagoons. The companies also monitored the groundwater of the site for any chromium seepage, ultimately determining that the groundwater met the background standard. The cleanup was approved by DEP on December 15, 1997. Contact Irene Hall, Bellefonte Lime, (814) 355-4761.

E. Devecchis and Sons

E. Devecchis and Sons is a manufacturing and bus company operations center located on a 14-acre lot in Ferguson Township. After benzene, toluene, ethyl benzene and xylene (BTEX) and petroleum hydrocarbons (PHCs) were detected in the soil of this site, measures were taken to restore the soil to the statewide health standard. The final report defining the remediation process and demonstrating attainment of the statewide health standard of the soil was approved on February 9, 1998. Contact Matthew H. Kenealy, Blazosky Associates Inc., (814) 238-2060.

Clinton County

Hammermill Paper Company/International Papers

In Castanea Township, elevated lead and chromium levels were discovered in the groundwater at the former Hammermill Paper Company site. This led to the company conducting an intensive investigation to evaluate groundwater remediation possibilities. None of the conventional techniques were found to be effective at removing the particular type of chromium present. The new landowner, International Papers, selected natural remediation alternatives and performed modeling to demonstrate that the statewide health standard would not be exceeded at the property line. International Papers plans to continue monitoring the groundwater over the next ten years to confirm the model's assumptions. DEP approved the final report on February 5, 1998. Contact Greg Myers, International Papers, (717) 748-1292.

Lycoming County

Penn Garment

Penn Garment is a three-acre manufacturing facility in Old Lycoming Township. BTEX and PHCs from two underground storage tanks polluted the soil of this site. On September 19, 1997, the final report demonstrating attainment of the site-specific standard for soil and groundwater was approved. Contact David Swetland, Coverse Consultants East, (814) 234-3223.

Textron-Lycoming Service Center

Textron-Lycoming used a portion of the Williamsport Regional Airport property as a maintenance facility for the company's aircraft. DEP became involved in 1990, when Textron-Lycoming decided to close two underground storage tanks at the facility. The tanks were closed in-place during 1992. Following the tank closings, groundwater monitoring wells were installed, which revealed a small amount of free product and some low levels of groundwater contamination. The free product was removed and a routine monitoring program was begun. After ten rounds of quarterly groundwater samples were collected, it was determined that the groundwater met the statewide health standards.

Montour County

Doug Hawkins Residence

The Doug Hawkins residential property in Mayberry Township measures less than one acre. BTEX and PHCs contaminated the soil and groundwater of this site. The remediation processes for the soil and the groundwater were completed and the final report documenting attainment of the statewide health standard was approved on July 28, 1997. Contact Kevin VanKuren, All Phase Environmental Services, (610) 868-1940.

Northumberland County

Agway Inc. (Dalmatia Fertilizer)

Located on one acre in Lower Mahanoy Township, this site was a distribution facility for Agway Inc. agriculture products. The soil was contaminated with No. 2 fuel oil and remediated to the statewide health standard. On August 14, 1997, liability protection was granted. Contact Robert Clarke, Agway Inc., (313) 449-6504.

American Railcar Ind. Shippers Carline Div. B31 (South Plant)

ARI Industrial Shippers Carline Div. B31, South Plant, is a 26-acre site located in West Chillisquaque Township. From the early 1900s until the early 1960s, the company had disposed of residual tars derived from railcar cleaning operations in a one-acre lagoon nearby. Cleanup consisted of excavating 11,939 tons of tar and underlying soils, primarily contaminated with polynuclear aromatic hydrocarbons (PAHs), for off-site landfilling. The site met the statewide industrial health standard on January 27, 1998. Contact Bob Warren, Nittany Geoscience, (314) 940-6056.

PP&L Site, East Cameron Township

PP&L Pole Site #220 in East Cameron Township is located on less than one acre. The soil was contaminated with PCBs. The final report documenting attainment of the statewide health standard for soil was approved on November 20, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Mount Carmel Borough

PP&L Pole Site #158 in Mount Carmel Borough measures less than one acre. The soil of the site was contaminated with polychlorinated biphenyls (PCBs). The final report documenting attainment of the statewide health standard for soil was approved on December 31, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

PP&L Site, Sunbury

PP&L Pole Site #211 is situated on less than one acre in Sunbury. The soil in the area was polluted with PCBs. The final report documenting the soil's attainment of the statewide health standard was approved on July 25, 1997. Contact Lisa Palfey, PP&L, (610) 774-4637.

Union County

Smartbuys Store Property

The Smartbuys Store property is a grocery store located on the site of a former train station in Mifflinburg Borough. BTEX, PHCs and lead contaminated the groundwater of this site. Remediation of the groundwater to the statewide health standard was attained on February 9, 1998. Contact Tim Burkett, Hydro-Environmental Tech., (410) 548-1101.



Southwest Region Overview

Old mills and factories offer new residential possibilities.

The Pennsylvania Land Recycling Program finds some of its most prominent opportunities to jump start local development and fuel the economy of Pennsylvania in the Southwest Region. The rich industrial heritage of the area, with cities like Pittsburgh, Charleroi, Ford City and Aliquippa, resulted in large tracts of contaminated industrial waterfront properties.

The steel mills and factories of yesterday left numerous contaminated sites in the Southwest Region, many comprising well over 100 acres of available land. Act 2 has led to the renewal of abandoned industrial waterfront properties throughout Southwest Pennsylvania, opening up endless possibilities for new development while keeping greenfields intact. In Pittsburgh, Act 2 sparked new development on Pittsburgh's North and South Sides and on Washington's Landing, a showcase brownfield island that houses DEP's Southwest Regional Office.

The Southwest Regional Office is currently working with the City of Pittsburgh to tackle a new problem — developing a new urban neighborhood community on a 238-acre slag pile over Nine Mile Run — a project many hope will bring families back into the city. Act 2 is a tool in cases like Nine Mile Run to help initiate urban revitalization.

Sites around the Southwest Region illustrate why Act 2 is an award-winning government innovation. The former Ingersoll-Rand site in Charleroi, Washington County recently won the Phoenix Award for brownfield redevelopment — an award presented at the Industrial Sites Recycling Conference that is hosted annually in the Southwest Region to present the very best in remediation and brownfield developments from around the country.

The Southwest Regional Office has a strong relationship and works side-by-side with regional county and city redevelopment authorities to produce a safe and quality product for development.

Southwest Region Showcase Site

Redeveloping to Strengthen the Community While Creating New Jobs

Former LTV Steel Plant, Pittsburgh, Allegheny County

Integrating business, industry and the community is the goal of a mixed-use urban development planned for this former LTV Steel plant. A groundbreaking ceremony attended by Pittsburgh Mayor Tom Murphy emphasized the city's effort to blend character and vitality with investment in a regional economic future. "This is just the beginning of our plan for a mixed-use commercial, residential and institutional development that will transform an already vibrant Pittsburgh neighborhood," said the mayor.

The site has hosted a variety of industries, including steelmaking, beer brewing and gas production, for the past 100 years. Most recently, LTV Steel has operated heating furnaces, rolling mills, pickling tanks, polishing equipment, machine shops, open hearth furnaces, an electric-arc furnace baghouse, oil storage areas, draw benches and underground storage tanks on the property. After the Urban Redevelopment Authority of Pittsburgh (URA) purchased the 123-acre site in late 1993, it performed site characterization studies. Because residential housing would be part of the mixed-use development planned for a portion of the property, cleanup had to meet residential statewide health standards in those areas of the site, and PCB "hot-spots" were excavated. Pathway elimination was used to attain a site-specific standard for an area of former tar tanks at the upstream end of the property.

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Norm Arlit (far left), SAI, and Martin Knuth, Civil and Environmental Consultants Inc., discuss plans for a new integrated residential and commercial community at the site of the former LTV Steel plant.

Southwest Region Showcase Site

Prior to cleanup, the site had been subdivided into parcels based on their location and potential contamination. Although this partitioning could have delayed development of any individual area until all were remediated, an agreement was negotiated to allow approval of intermediate final reports as each parcel was completed. In addition, DEP facilitated a buyer/seller agreement for the first parcel between URA and the buyer, South Side Works Associates. This agreement enabled the development of the first parcel into office, distribution and pharmacy space for the University of Pittsburgh Medical Center Purchasing Department.

“This is just the beginning of our plan for a mixed-use commercial, residential and institutional development that will transform an already vibrant Pittsburgh neighborhood.”

Mayor Tom Murphy

Once all the parcels of land are remediated, the former industrial site will become “a whole integrated little community,” according to URA consultant Martin Knuth. The “streamlined and straightforward” standards under Act 2 are enabling this revitalization, Knuth continued, since “you’re given the numbers and you know what you have to shoot for.” The master plan for the entire 123 acres, conceived through a community planning process, will feature more than 300 new housing units, nearly 500,000 square feet for retail and entertainment and approximately 1.5 million square feet for offices and research and development. The development will provide a high-quality pedestrian environment with brick sidewalks, crosswalks, parks and trail improvements along the Monongahela riverfront. Once completed, the development is expected to provide over 6,000 new employment opportunities. Contact John Matviya, DEP, (412) 442-4091.

Allegheny County

Gil Fischer Residence/Rolling Hills Village

This site consists of occupant-owned modular homes on land owned by Rolling Hills Village in Elizabeth Township. On September 25, 1996, a release of virgin No. 2 heating oil at the residence of David and Nancy Donnelly contaminated the downgradient neighbor's residence, owned by Mr. Gil Fischer. On September 30, 1996, remediation activities were completed to recover free product from the crawl space. Excavation activities addressing the petroleum-tainted soil in the Fischer yard began the following day, which included screening the soil with a photoionization detector (PID) to delineate the extent of contamination. The soil was removed from the site and thermally treated in Ohio. Post-excavation soil samples met statewide health residential soil standards; groundwater had not been affected by the spill. DEP approved the final report on April 17, 1997. Contact John Matviya, DEP, (412) 442-5217.

GIL Properties Partnership

GIL Properties is a partnership of three medical doctors who had owned and operated a doctors' office in Pittsburgh since 1979. The site, formerly a gasoline service station, had soil contaminated with lead and several volatile and semi-volatile compounds. Two physicians interested in buying and expanding the facility performed an environmental assessment and found that the soil at the site met statewide health standards at all concentrations. The partnership conducted further assessments, as part of a Buyer/Seller Agreement, to demonstrate that groundwater contamination was also not a concern at this site. DEP approved the final report, demonstrating attainment of statewide health standards for soil, on September 25, 1997. The new property owners have reopened the offices after completing renovations. Contact Howard J. Wein, Klett, Leiber, Rooney & Associates, (412) 392-2160.

Ramsey Sturman Ford

Ramsey Sturman Ford was a former car dealership in West Mifflin Borough. For this site to be reused, a borrower interested in purchasing the lot was required to remove abandoned underground storage tanks and obtain a "No Further Action" letter. On October 16, 1997, the prospective buyer requested Act 2 liability relief under the statewide health standard for three areas: a waste oil tank, a gasoline tank and the hydraulic lift area. The assessment of the property revealed that only the hydraulic lift area did not already meet a statewide health standard. Remediation of this area to the statewide health standard was completed and liability relief conveyed. However, since this limited Act 2 approval did not satisfy the purchaser's obligations, DEP helped the purchaser meet the requirements by explaining to the financial party that there was no cleanup liability at the other areas and therefore Act 2 protection was not needed. Contact Thomas W. Weaver, Tech One Associates, (412) 264-8385.

Teledyne Industries Incorporated

The former Teledyne Columbia Summerill site, located in Rosslyn Farms Borough near Carnegie, occupied 20 acres of an industrial complex. Site assessment activities began in 1994 at the direction of a prospective purchaser of the site, Treskor Development Partnership. The assessment determined that the soil and groundwater were contaminated with several compounds, including trichloroethylene (TCE) and other volatile organic compounds (VOCs), diesel range petroleum hydrocarbons (PHCs) and polychlorinated biphenyls (PCBs). However, a risk assessment concluded

that there were no unacceptable risks due to the site contaminants. To facilitate the purchase of the site, Treskor, Teledyne and DEP entered into a Buyer/Seller agreement and documented these initial phase results on April 2, 1997. The agreement required additional groundwater and stream monitoring. Based on these assessments, it was determined that the site-specific standard was met and that there was no need for further action. Attainment is dependent on continued non-use of the site groundwater and the maintenance of the concrete floor, as specified in the agreement. Contact Pat Pontoriero, Harding Lawson Associates, (412) 279-6661.

Beaver County

Aliquippa Industrial Park

The Aliquippa Industrial Park is a 241-acre site located on part of the former LTV-Aliquippa Steel Mill in Aliquippa Borough. The site was purchased from LTV by the Beaver County Corporation for Economic Development (BCCED) for redevelopment purposes. The site assessment discovered that both soil and groundwater were contaminated by heavy metals associated with the former industry; site soils also contained PCBs and oils. Hot spots were remediated and the site achieved the statewide health non-residential soil standards. Groundwater at the points of compliance met the MSCs and the property owner placed use restrictions on the site's groundwater. Contact James Palmer, BCCED, (724) 728-8610.

ARCO Chemical Co. Beaver Valley Plant

The Beaver Valley Plant, formerly operated by Koppers (now Beazer East) and ARCO until its purchase by NOVA Chemicals, has six distinct areas of contamination. Two consent orders were signed since 1990, when efforts were undertaken to remediate the contamination. The first consent order required site assessments and pilot studies; the second required certain remedial activities and attainment of Act 2 site-specific standards for five of the areas. The sixth, known as the phthalic anhydride area, had mercury contamination, which was remediated by soil excavation to meet the statewide health direct contact standard (non-residential). Contact Fred Baldassare, DEP, (412) 442-4000.

Babcock and Wilcox Companies, Special Metals Operations

The Babcock and Wilcox Companies owned and operated a 27-acre special metals tubing operation facility in Koppel, Big Beaver Borough. Teledyne Industries intended to purchase the property. The companies signed a buyer/seller agreement with DEP in 1996, prior to the final Act 2 regulations. The agreement required remediation of soils containing heavy metals and PHCs to site-specific standards proposed by Babcock and Wilcox. Both the buyer and seller performed site assessment activities in preparation for the property transfer. During remediation, contaminated soils were excavated and removed from the site for disposal. Although not all of the standards required by the agreement were attained, the site does meet statewide health standards and therefore received approval by DEP of the final report on November 25, 1997. Contact John G. Manda, Gerard Environmental, (219) 531-4658.

Southwest Region

Greene County

Equitrans, L.P. (Pratt Compressor Station)

Equitrans, L.P., Pratt Compressor Station is located in Franklin Township. The soil of this site was polluted with BTEX. After remediation concluded on November 5, 1997, the site-specific standard for soil was attained. Contact Holly Hudson, Equitrans, L.P., (412) 553-7658.

Somerset County

Koch Materials

Koch Materials is a 1.83-acre asphalt terminal located in Windber Borough. BTEX polluted the soil of the site. The remediation process was finished on December 10, 1997, and the soil achieved the standard for statewide health. Contact Bruce Shaw, Fluor Daniel GTI Incorporated, (412) 823-5300.

Westmoreland County

Jack Strange Residence/Chris Suchko Property

An underground heating oil tank located at the Jack Strange residence in West Newton leaked and contaminated the downgradient property of Chris Suchko. The petroleum discharged into Suchko's pond and into the receiving stream. Remedial activities included excavating and removing the tank and other visibly contaminated soils. Post-remediation sampling demonstrated attainment of the statewide health standards. The final report was approved March 30, 1998. Contact John Matviya, DEP, (412) 442-5217.

Overview

USX Corporation works with DEP to clean up property and encourage job growth.

Several sites in Northwest Pennsylvania are poised to provide significant job growth, thanks to the flexibility provided within the Commonwealth's Land Recycling Program. In 1998, sites in Butler, Erie and Mercer counties were poised for growth following actions undertaken within Act 2 guidelines.

In Saxonburg, the Saxonburg Sinter Plant was used by the USX Corporation for 30 years to produce sinter, which involves heating without melting of metallic powder to form a coherent mass. The sinter was used in blast furnaces operated elsewhere by USX until the plant closed in 1986. In 1990, environmental site assessment activities conducted by USX identified several areas of concern. At that time USX initiated a major cleanup effort to remediate the contamination at the site. The cleanup over the past seven years included groundwater remediation and excavation and removal of over 650,000 tons of material, which was disposed at an off-site landfill. The cleanup was completed in December 1997. Future plans for the site include the establishment of an industrial park by the Butler County Development Corporation that could provide hundreds of new jobs.

Up to 200 new jobs could be realized in the next three years at a site in Erie County. The Mac Erie Site, in the City of Erie, was used as a machine shop until its closure in 1994. In 1997, the Greater Erie Industrial Development Corporation (GEIDC) purchased the site, which was found to have solvents in the groundwater. An environmental assessment revealed that solvents were entering from a source upgradient from the property. In January 1998, GEIDC satisfied Act 2 requirements by utilizing the background standards. An adjacent company plans to use the property to expand its operations.

In Farrell, the Caparo Company sold the former Sharon Steel Division B Facility to the Shenango Valley Industrial Development Corporation. In an area where industrial-zoned property is difficult to find, the Development Corporation purchased the facility in order to develop a multi-tenant industrial complex. An environmental assessment revealed that no major environmental concerns were present on the site. The site is now available for use by a variety of potential tenants.

Showcase Site

Bringing New Life Into the Community

USX Saxonburg Sinter Plant, Clinton Township, Butler County

It hardly seems likely that the abandoned site of a former sinter plant could become a bustling new business zone fringed by a wildlife area. Yet that is just the plan for 420 acres in Clinton Township, which was used by the USX Corporation from 1956 to 1986. Making such a large transition is never easy, but according to Tom Walsh, Jr. of Civil

and Environmental Consultants, "Without Act 2, we would still be passing characterization reports back and forth." Art Cordwell, of the Butler County Community Development Corporation, added that Act 2 "helped us immensely in marketing the site."

The former industrial activities on the site were extensive. USX's plant included three sinter lines, each rated at 4,000 net tons per day. Operations included blending, mixing, sintering, cooling, screening and shipping of the sinter product. Associated sinter plant facilities, including a raw material stockpiling area, stone crusher, fuel storage area and ore washing area, were also operated on the site. USX began its cleanup of the site in July 1990 with an environmental assessment. This sampling led to a major cleanup effort over the next seven years, which consisted of groundwater remediation and excavation and removal of over 650,000 tons of material later disposed of at an off-site landfill.

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"At 10 jobs per acre [of] saleable land, the redevelopment of this site will create 3,500 new jobs."

Art Cordwell
Community Development Corporation
of Butler County

Northwest Region Showcase Site

Remediation concluded in December 1997 and the site attained the nonresidential statewide health standard. The liability protection subsequently granted under Act 2 was a big step toward redeveloping the site. "Without the [liability] sign-off, no one will listen," USX Realty Development's Joseph Curcio confirmed. Cordwell agreed by saying, "there are too many unknowns without Act 2."

Cordwell sees real potential in the freshly remediated land. Unlike an undeveloped site outside of town, this future industrial park already has full utilities, adjacent rail service, excellent access to major highways and a few remaining buildings available for reuse. Several companies have already expressed interest in locating on the property. Cordwell estimates that "at 10 jobs per acre [of] saleable land, the redevelopment of this site will create 3,500 new jobs." In addition to the economic benefits of the project, the community also will enjoy the new 50-acre wildlife area adjacent to the site, which USX has donated to Clinton Township. Contact Craig Lobins, DEP, (814) 332-6648 or Joseph J. Curcio, USX Corporation, (412) 433-7996.



This former sinter plant site will become an industrial park with a new wildlife area nearby. From left to right, Craig Lobins, DEP; Art Cordwell, Community Development Corp. of Butler County; H. Thomas Walsh, Jr., Civil and Environmental Consultants Inc.; and Joseph Curcio, Jr., USX Realty Development, discuss the site's potential.

Northwest Region

Crawford County

Fostermation Incorporated

The manufacturing facility of Fostermation Inc. is situated on less than one acre in Meadville. Petroleum hydrocarbons (PHCs) polluted the soil of this site. On August 12, 1997, remediation of the soil concluded and the statewide health standard was attained. Contact Karen Eglinton, (814) 333-3677.

Meadville Housing Authority

Meadville Housing Authority is a residential property on a site measuring less than one acre in Meadville. The soil was contaminated with lead and was remediated. On September 17, 1997, the soil met the statewide health standard. Contact Preston Sanderson, Terrace Street Housing, (814) 336-3177.

Erie County

Albion Forge

In 1996, Albion Forge removed two fuel oil underground storage tanks from their one-acre site in Conneaut Township. During the tank removal, localized soil contamination was encountered. Approximately 74 cubic yards of soil was excavated and stored on-site. The statewide health standard for soil was used. Contact Frank Giammaria, (814) 628-2626.

CF Motor Freight

CF Motor Freight is a trucking company located in the City of Erie. PHCs were detected in the soil. Remediation of the contaminated soil was completed on September 19, 1997 and the soil met the statewide health standard. Contact Lynne Carlson, (415) 326-1700.

City of Erie Fire House #12

The City of Erie Fire House #12 is situated on less than one acre. The soil of this site was polluted with heavy metals. On January 6, 1998, the contaminated soil was remediated and the soil met the statewide health standard. Contact Tom Lawson, (814) 870-1400.

Erie City Iron Works

Erie City Iron Works is a metal manufacturing facility on a 20-acre lot. The soil and groundwater of the site were contaminated with heavy metals, lead, solvents, PHCs, polycyclic aromatic hydrocarbons (PAHs) and benzene, toluene, ethyl benzene and xylene (BTEX). On March 11, 1997, the soil and groundwater were remediated to meet site-specific standards. Contact Robert Ploehn, (814) 899-6022.

Erie Fire Headquarters and Maintenance Garage

The City of Erie's Fire Headquarters and Maintenance Garage is located on a one-acre lot. Heavy metals polluted the soil of this site. On February 18, 1998, soil remediation was completed and the statewide health standard was achieved. Contact Tom Lawson, (814) 870-1400.

Garnon Trucking

Garnon Trucking is a trucking company situated on 3.5 acres in Millcreek Township. The soil and groundwater were contaminated with BTEX. Remediations of the soil and groundwater were completed on December 19, 1997 and both met statewide health requirements. Contact Charles Garnon, Garnon Trucking, (814) 833-6000.

Greater Erie Industrial (GEIDC), Mac Erie Site

This two-acre property in the City of Erie was a machine shop until it closed in 1994. It has since been idle until GEIDC purchased it in 1997. An environmental assessment revealed that solvents were present in the groundwater and were entering from a source upgradient of the property. In January 1998, the site satisfied the Act 2 requirements under the background standards. An adjacent facility plans to use the property to expand its operations, which could create up to 200 new jobs within the next three years. Contact Robert Ploehn, (814) 899-6022.

Green Shingle Services & Restaurant

Green Shingle is an auto and truck refueling facility and restaurant located on a 12-acre site in McKean Township. In 1990, when the company upgraded their underground storage tank system to meet new state and federal requirements, it discovered extensive soil and groundwater contamination. Cleanup included removing the contaminants from glacial till and groundwater and was completed in March 1998. The site met the site-specific standard for soil and the statewide health standard for groundwater. Contact Robert Lingren, (814) 838-1947.

Penelec - Front Street Station/GPU

Penelec-Front Street Station/GPU is a 22-acre electrical generating station and marine facility located in Erie City. BTEX was discovered in the soil of this site and needed remediation. On October 2, 1997, the soil remediation was completed and the statewide health standard was achieved. Contact Eric Roland, GPU, (610) 921-6504.

Travis Tire & Service

Travis Tire & Service is an auto tire service center located on less than one acre in Erie City. Heavy metals were detected in the soil of this site. Remediation of the soil was conducted and completed on September 19, 1997 and resulted in meeting the statewide health standard. Contact Sam Travis, Travis Tire & Service, (814) 456-6727.

Jefferson County

GPU Brockway Generating Station

GPU Brockway Generating Station encompasses less than one acre in Brockway Borough. The soil of this electrical generating station was polluted with BTEX. Soil remediation was completed on August 22, 1997 and the soil achieved the statewide health standard. Contact Eric Roland, GPU, (610) 921-6504.

Lawrence County

Scullion Trucking

This site is a trucking terminal on State Route 18 in Wampum, New Beaver Borough. Cleanup included removing a 1,000-gallon gas tank and a 10,000-gallon diesel tank from the site, along with approximately 100 tons of contaminated soil. The remediation met the statewide health standard. Contact Howard Bates, (724) 535-4301.

Northwest Region

McKean County

Keystone Powdered Metal Company

Keystone Powdered Metal Company owns a structural and refractory brick manufacturing facility on a 17-acre plot in Lewis Run Borough. The soil of this site was polluted with PAHs. On August 28, 1996, remediation of the soil was completed so that the soil met the terms of a special industrial area agreement. Contact Frank Langionese, (814) 368-6350.

Mercer County

Shenango Valley Industrial Development Corporation/ Caparo Finishing Division B

This 35-acre site in the City of Farrell was originally used as a finishing department by the Sharon Steel Company. When the Sharon Steel Company went bankrupt, Caparo Company bought the plant. Having no need for the Division B Facility, Caparo sold the building to the Shenango Valley Industrial Development Corporation. The site met the statewide health standard after an environmental assessment revealed no major environmental concerns. Contact John Holliday, (724) 981-5880.

Warren County

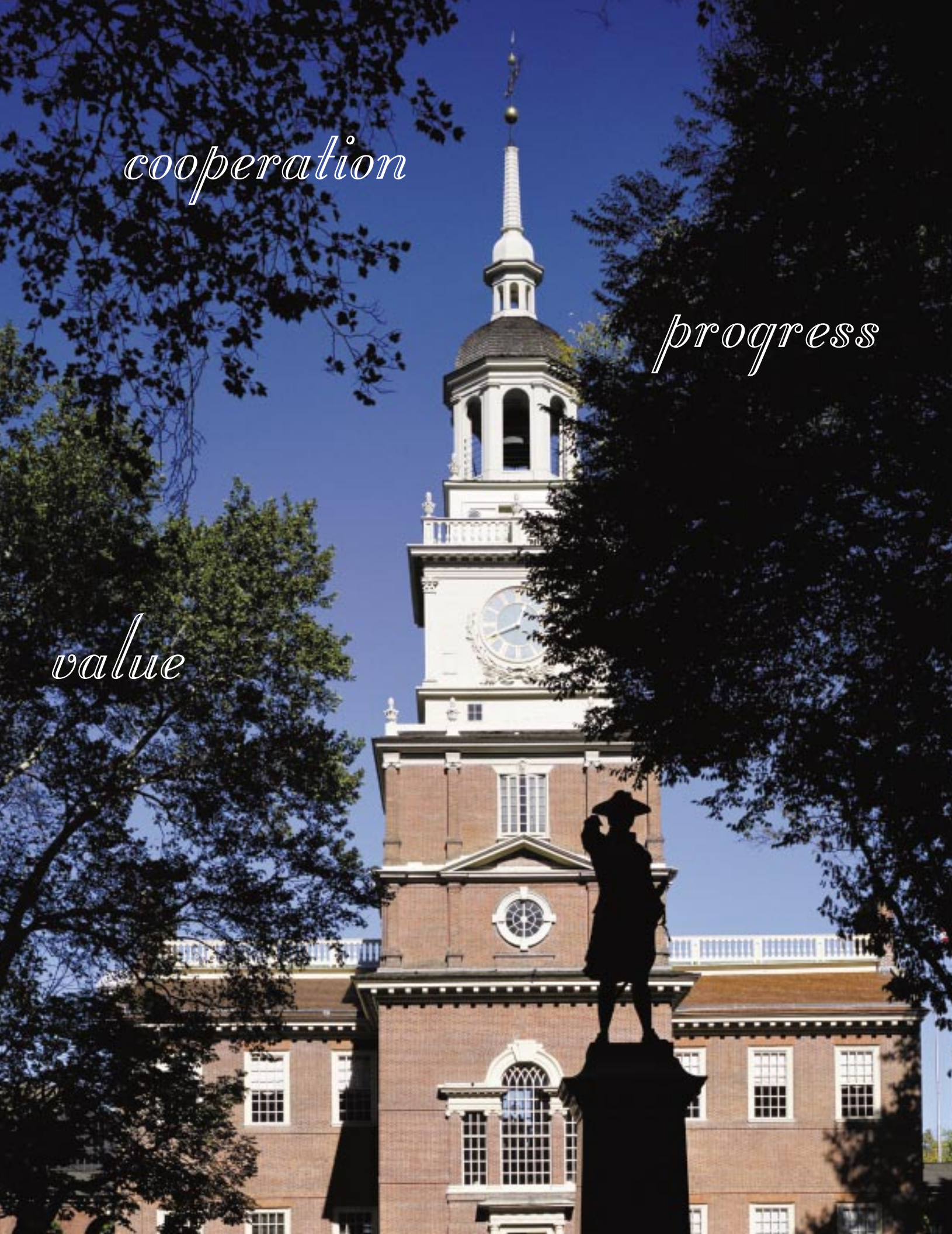
SPEDD Incorporated/Struthers Wells

Struthers Wells, located on a 10.5-acre site in the City of Warren, was a steel machining and fabricating facility that manufactured steel containers ranging from whiskey stills to containers used in the nuclear industry. After purchasing the property in late 1994, SPEDD Inc. removed six underground heating-oil tanks, disposed of "containerized" hazardous waste on-site and conducted an environmental assessment. The assessment revealed a large area of oil-contaminated soil and a small plume of solvent-contaminated groundwater. After cleanup concluded in March 1998, the site attained the terms of a special industrial area agreement. SPEDD has since constructed a machine shop, a commercial store and a warehouse on this site. Contact Jang H. Kim, (814) 726-9842.

cooperation

progress

value



Storage Tank Cleanups

Storage tank cleanups conducted pursuant to the Storage Tank and Spill Prevention Act (Act 32 of 1989, as amended) that meet one or more of the standards under Act 2 are considered Act 2 cleanups. Parties who take corrective action under Act 32 and can demonstrate attainment of one of the Act 2 standards will be afforded liability protection.

Tank Deadline Imminent

Owners of underground storage tanks have known for nearly ten years that by December 22, 1998, they must decide to upgrade or replace their tanks to meet new performance standards or close. The new performance standards involve providing for corrosion protection along with spill and overfill prevention. Because a significant number of underground tanks do not meet these requirements, many owners face the dilemma of closing or upgrading/replacing. Either decision will cost owners money. Fortunately for many tank owners, financial assistance is available.

For tank owners who choose to stay in business by upgrading or replacing their tanks, loans are available through the Pennsylvania Department of Community and Economic Development (DCED). The maximum loan amount is \$500,000 per tank owner or 75 percent of the total eligible project cost, whichever is less. If tanks are being replaced, the loan may also be used to cover the costs of closing existing tanks. For more information or to receive an application, call DCED toll-free at 1 (800) 379-7448.

In addition, tank owners who discover a leaking tank system may be eligible to have the majority of their corrective action costs paid by the Underground Storage Tank Indemnification Fund (USTIF). The maximum payment is \$1 million per tank per occurrence, subject to a \$5,000 deductible. To make a claim, contact USTIF's Claims Unit immediately upon discovering a release by calling (717) 787-0763.

Program Guidance

The final draft of the Land Recycling Program Technical Guidance Manual, dated December 1997, was made available in January 1998. This revision supplements the regulations issued on August 16, 1997, and contains important information pertaining to storage tank cleanups. Regulated storage tank release sites are dis-



“The Act 2 program is one of the most innovative and promising approaches to environmental clean up and protection of the public we have seen.

This common-sense approach will expedite many storage tank cleanups, which have been stymied by previous ineffective policies.”

Gene Barr
Executive Director
Associated Petroleum Industries of Pennsylvania

cussed in both *Overview* and *Relationship To Other Environmental Statutes*, Sections I and III, respectively. The *Remediation Standards* (Section II) and *General Guidance* provided in Section IV are entirely applicable to regulated storage tank release sites.

Storage Tank Cleanups

DEP's storage tank program staff issued a revision to the *Closure Requirements for Underground Storage Tank Systems* Technical Document in February 1998. Some of the major changes to the document, which became effective on April 1, 1998, are as follows:

- 🌀 The addition of a confirmatory sampling protocol, which should be followed where reuse of contaminated soil (either prior to or after treatment) on the site is desired.
- 🌀 A revised parameter list applicable to confirmatory samples that includes specific chemicals of concern for categories of virgin petroleum products (including the heavier fuel oils and lubricating oils and fluids) and used motor oil. With the inclusion of specific chemicals for the heavier molecular weight hydrocarbons, this completes the shift from indicator parameters such as Total Recoverable Petroleum Hydrocarbons (TRPH) and petroleum hydrocarbons (PHC) to specific chemicals. This also allows all underground storage tank sites (many of which have some degree of contamination) to be evaluated in terms of the cleanup standards available under Act 2. TRPH and PHC are not standards established by, or under, Act 2.
- 🌀 The addition of a new sample collection and preparation methodology (EPA Method 5035) to be utilized for soil samples to be analyzed in the laboratory by EPA Methods 8021B or 8260B. The major new concept in this procedure is the preservation of the sample or collection in a sampler to prevent losses of volatile organic compounds due to volatilization and biodegradation. Also, the analytical methods and accompanying information have been updated.
- 🌀 A revision of the soil and water statewide standards/action levels for the various parameters in accordance with the final Act 2 rulemaking.

Responsible Party Cleanups

Since the Storage Tank and Spill Prevention Act became effective in August 1989, the department has tracked the status of 10,441 regulated storage tank release sites. These sites involve leaks, spills and overfills associated with aboveground and underground storage tanks containing petroleum products and hazardous substances. Owners and operators of these tanks are mandated to address the release under the Storage Tank and Spill Prevention Act and the corrective action process regulations, which became effective on August 21, 1993. The Act 2 standards apply to these cleanups.

Of the 10,441 release sites, 4,385 or 42 percent of the cleanups have been completed. Since the inception of Act 2, 1,996 of these cleanups have been completed, resulting in the issuance of a letter to the responsible party. Since the availability of the "chemicals of concern" list, which first appeared in the August 1, 1996, *Closure Requirements* document, 240 liability protection letters have been issued. Owners of all remaining closed sites received no further action letters.

Publicly Funded Cleanups

While nearly all storage tank cleanups are termed "responsible party" cleanups, situations sometimes arise where DEP or EPA must step in. These state- or federally-funded cleanups are typically taken where: (1) an emergency response action must be undertaken because a tank owner or operator cannot be found or is unwilling or unable to respond in a timely manner to abate an immediate threat to human health or the environment, (2) the owner or operator is not eligible for reimbursement from USTIF and there is a continuing source of contamination or risk to human health, or (3) no owner or operator can be found and there is a continuing source of contamination or risk to human health. Until this year, limited state and federal funding was available to conduct these cleanups. However, some legislative changes earlier this year, coupled with the discovery and use of an under-utilized federal trust fund, will allow these cleanups to proceed as necessary.

Underground Storage Tank Environmental Cleanup Program

On January 30, 1998, Governor Tom Ridge signed into law an amendment to the Storage Tank and Spill Prevention Act that provides for an Underground Storage Tank Environmental Cleanup Program. Under the program, DEP can receive up to \$5.5 million annually from the USTIF to cover costs for corrective action activities at regulated underground storage tank release sites. Corrective action activities range from providing bottled water to construction and maintenance of a groundwater remediation system. While the total allocation may be used for

Storage Tank Cleanups

“state-lead” cleanups, the legislation specified two additional uses for the money.

Up to \$2 million can be used to assist owners who are financially burdened and no longer in business. These “special projects” funds cannot be used to reimburse owners for corrective action costs already incurred.

Under both the state-lead and special projects allocations, all funds will be used to pay contractors utilized by DEP. Funds cannot be used to pay for staff time. Projects will be prioritized based on environmental impacts. An annual report will be made to the General Assembly concerning activities and expenditures of USTIF monies at these sites.

Up to \$500,000 can be used to assist owners with corrective action activities at sites of underground storage tanks with a capacity of 3,000 gallons or less used for storing heating oil for consumption on the premises where stored. The funds can only be used to reimburse owners for corrective action costs incurred where the release occurred on or after January 30, 1998. Reimbursements are limited to the actual costs of corrective action or to \$5,000, whichever is less. The tank owner is subject to a \$1,000 deductible. This “heating oil cleanup program” will last two years unless reauthorized. An annual report will be provided to the General Assembly.

Oil Spill Liability Trust Fund

The Oil Spill Liability Trust Fund (OSLTF) was established by the Oil Pollution Act of 1990 (OPA) to compensate persons who have suffered a loss due to an oil spill and have not been compensated by the spiller. The OSLTF is administered by the U.S. Coast Guard through the National Pollution Funds Center in Arlington, Virginia. For several years, little was known about this fund until DEP’s Northeast Regional Office began to explore its potential use to cover the costs of state-lead corrective actions. Today, according to Claims Manager Richard Hazelgreen of the Coast Guard, “DEP is one of the more progressive state agencies to take advantage of this federal funding source.” DEP has and continues to investigate sites that may be eligible for this funding. Generally, for a site to be eligible for OSLTF funding, a discharge of oil or the substantial

threat of discharge of oil into the navigable waterways of the United States must be demonstrated.

The following are state- and federally-funded actions conducted during the past year. Some of the sites utilized OSLTFs. The sites and their activities are listed by county.

Northeast Region

Luzerne County, Lehman Sunoco Gasoline Site

This petroleum release in Lehman Township was addressed by EPA as a CERCLA-funded removal action because of concerns about the gasoline additive methyltert-butyl ether (MTBE). EPA, through its contractors, constructed a groundwater remediation system and water well treatment systems and is providing bottled water. This removal action is in the process of being shifted to OPA funds as the gasoline discharge to the wetland pond persists. DEP will use its contractors to maintain the groundwater and well treatment systems and provide bottled water. A combination of OSLTF and USTIF monies will be used. DEP is negotiating with area officials to pursue installation of a public water system for those affected. Contact Robert Gadinski, DEP, (717) 826-2398.

Luzerne County, Tranguch Tire Site

This leaking underground storage tank site in the City of Hazleton involves the release of petroleum products from several responsible parties. DEP has installed vapor recovery systems and conducted investigation and site characterization activities using approximately \$400,000 of federal and state money. Currently, work at the site continues under the direction of EPA with support from the Coast Guard’s OSLTF. DEP plans to submit a claim to the Coast Guard for reimbursement of its removal costs. EPA’s activities to date have included plume delineation, modeling of the groundwater and identification of responsible parties. Contact Robert Gadinski, DEP, (717) 826-2398.

Storage Tank Cleanups

Northampton County, Hokendauqua Creek

Interim remedial action activities were initiated in May at this site of an underground storage tank release in Northampton Borough. The creek at this site has been impacted by the release of petroleum products. The cleanup is being conducted by EPA through utilization of a DEP contractor. The contractor will be paid with state Storage Tank Fund monies; however, DEP will be reimbursed by the Coast Guard with OSLTF monies upon submittal and approval of the required cost documentation. Contact Thomas Hartnett, DEP, (717) 826-5548.

Schuylkill County, Hartranft Texaco Service Station

In February 1998, DEP entered into a settlement agreement with the U.S. Coast Guard for \$819,881 to recover costs incurred in cleaning up gasoline contamination from leaking underground storage tanks at the former Hartranft Service Station in Hometown, Rush Township. The Coast Guard reimbursed DEP for its removal costs with funds from the OSLTF. Cleanup continues at the site under the direction of EPA, which completed installation and initiated operation of a \$1.6-million groundwater remediation system. Remedial system operation and maintenance is expected to continue for several years under DEP oversight, in cooperation with EPA and the Coast Guard, using OSLTF money. Contact Robert Gadinski, DEP, (717) 826-2398.

Northcentral Region

Northumberland County, Vivino/Feese Residence

Gasoline-contaminated groundwater discharging into the basement of this home located in Zerbe Township caused DEP to take this state-lead action. Fume problems were persistent and determined by the department to be a health threat to the residence. DEP expended approximately \$40,000 of federal and state money to design and construct a remediation system, which diverted the groundwater around the residence. The project also included waterproofing the basement. The source of the gasoline was leaking underground storage tanks at the nearby Economy Service Station. The responsible party was not economically viable based on a department review of their financial condition. Contact Thomas Yannaccone, DEP, (717) 327-0587.

“By working in partnership, we can safely accelerate the cleanup of our sites [and] protect people and the environment.”⁹⁹

Sherri W. Goodman
Deputy Undersecretary of Defense

Multi-Site Cleanup Agreements

U.S. Army, Air Force, Navy, and Defense Logistics Agency

This voluntary agreement is DEP's latest and most innovative — a first of its kind in the nation. It contains a comprehensive inventory of over 1,000 sites, which will be part of a planning process charting the course of future remediation in the Commonwealth over the next 12 years. Major goals include ensuring the protection of human health and the environment through the use of Act 2 processes, the creation of economic and job opportunities through the return of properties back to

Historic Signing

the communities in good condition and streamlining the state and federal relationship. In describing our new partnership, Deputy Undersecretary of Defense Sherri W. Goodman said, "By working in partnership, we can safely accelerate the cleanup of our sites, protect people and the environment and save federal and state tax dollars. That has always been the goal of our cleanup program. This agreement demonstrates both the state's and DOD's commitment to improve the way we do business — by finding ways to do it better." DEP Secretary James Seif said of the agreement, "The military will benefit from the process through long-term budget management, but the big winners will be our communities that could see sites quickly examined, cleaned up and eventually returned to productive use."

Under these special voluntary agreements, sites are evaluated and cleaned up on an established schedule following the standards and guidance of the Land Recycling and Environmental Remediation Standards Act. These features allow better planning of year-to-year costs and predictable long-term management of commitments for a group of sites.

Businesses and others are interested in these agreements because they not only work to clean up sites, but also clean up a corporation's financial statements. Establishing priorities and projecting accurate cash flows often increase opportunities for bank financing or competitively position a company for acquisition or merger. Also, Multi-Site Agreements can assist in obtaining better financial settlements on insurance

policies for claims relating to site cleanups. Real estate and facility managers can maximize the value of a corporation's former operating sites and thus transform these sites into a portfolio of valuable real assets that generate significant sales or additional income.

The department has signed two other voluntary Multi-Site Agreements that will lead to the investigation and cleanup of over 203 sites in 41 counties.

Penn Fuel Gas

The sites in this agreement are former manufactured gas plants, where coal once was processed to produce gas. Penn Fuel Gas Inc. and North Penn Gas Company agreed to investigate and, where necessary, clean up 20 industrial sites and close 340 abandoned natural gas wells in 15 counties. Since 1996, 18 gas plants have been assessed and 34 wells have been plugged.

Pennsylvania Power and Light

Since its inception in 1995, this voluntary agreement has been working well for both Pennsylvania Power and Light (PP&L) and the Commonwealth. Over 174 sites will be assessed and, where necessary, remediated. As a result of this agreement, PP&L has been able to accelerate assessment and cleanup schedules year after year at a diverse collection of site types including power poles, electrical substations, manufactured gas plants and formerly used power generating stations. To date, 56 of the 174 sites have already gone through remediation. Senior environmental engineer Craig Shamory said of the agreement, "With our multi-year plan, we can better forecast resource requirements and cost-effectively reduce the environmental liability associated with our sites." PP&L acquired Penn Fuel Gas in 1997. This merger was facilitated by our Multi-Site Agreements with these two companies by making their respective environmental obligations predictable and manageable.

Future Multi-Site Agreements

DEP is continuing to develop voluntary agreements with people doing business in Pennsylvania who can benefit from a cooperative relationship with DEP based upon a predictable, results-oriented process. All parties must be committed to environmental protection as the primary objective of a cooperative relationship in order for the Multi-Site Agreement process to work.

Buyer/Seller Agreements

A pertinent concern of businesses considering the reuse of a former commercial or industrial property is liability for any site contamination from a previous owner's activities. Buyer/seller agreements provide a solution to this obstacle.

Buyer/Seller Agreements are an option when the prospective buyer has had no role in the site's contamination and the seller agrees to be responsible for the site's cleanup. Under the conditions of the agreement, the seller receives a liability release under the Land Recycling Program after remediating the site to Act 2 standards. This release transfers to the buyer and frees the new landowner from liability for any previous contamination of the site. DEP facilitates Buyer/Seller Agreements and usually serves as a third party in the agreement.

Fifteen Buyer/Seller Agreements were finalized under the Land Recycling Program in the past year. A total of 33 Buyer/Seller Agreements have been completed since the program's inception.

Buyer/Seller Agreements have many benefits for site sellers, buyers and lenders. With this agreement, a property can be conveyed to the buyer prior to completion of remediation. Environmental assessment reports are incorporated so the parties clearly understand the nature and extent of the contamination. The seller outlines the remediation plan for meeting one of the cleanup standards under Act 2, and deadlines are established for submitting Notices of Intent to Remediate, intermediate milestones and the final report describing completion of the remediation.

A Buyer/Seller Agreement often includes the buyer's obligations to: (1) use the property only in a manner consistent with the cleanup conducted, (2) main-

tain any engineering controls and (3) provide appropriate access so cleanup may be conducted. Also, it may include a covenant-not-to-sue from the department to the buyer for the identified contamination until the buyer receives the benefits of the liability protection conferred on the seller upon completion of the remediation.

Lenders appreciate these key provisions as well as other terms that offer more certainty to the transaction. Pennsylvania financial institutions have provided loans for a number of Act 2 transactions, including the Teledyne Industries site, the Ramsey Sturman Ford site in the Southwest Region, the Canada Dry Facility in the Southeast Region, and the Northcentral Region showcase site, the Nittany Commons Shopping Center. In addition, the former Morini Market project was funded by both DCED and a local bank for different aspects of the work.

In the last few years, insurance companies have begun offering policies as a risk management tool for land recycling projects. These policies offer broad categories of insurance coverage types for property owners. Assuring cleanup costs with cleanup cost-cap or stop loss policies is effective when project funds need to be carefully controlled. Legal defense and re-opener or regulatory action coverage also can assist in providing the necessary assurance to the involved parties. The department has participated in land recycling projects that consider utilizing insurance policies as part of the transaction.

Hazardous Sites Cleanup Program

The Hazardous Sites Cleanup Act (HSCA) provides the department with the authority and funding to assess and clean up sites where hazardous substances have been released. HSCA also provides the department with enforcement powers to require those liable for any hazardous substance releases to remediate the site or reimburse any remediation efforts.

In addition, HSCA allows the department to assess and remediate contamination at abandoned industrial sites where the owner is bankrupt or otherwise financially unable to conduct the cleanup. Restoring these abandoned sites enables them to be reused under the Land Recycling Program.

From July 1997 through June 1998, the department initiated 14 cleanup projects under HSCA, with enforcement actions, as appropriate:

Southeast Region

Chester County, Leighton Industries

Boiler manufacturing companies used this eight-acre site in Phoenixville Borough from the late 1800s until the mid-1980s, then an aluminum baseball bat manufacturer occupied the site until 1993, when it was abandoned. The baseball bat manufacturer used a molten lead process to heat treat the bats, which included the chemicals toluene and 2-butanone. Wastes remain on site and include lead-tainted waste piles and pits, several hundred drums containing flammable and toxic materials and interior lead dusts containing high concentrations of lead.

Site investigation and remediation conducted in 1995 included soil and waste sampling, stabilization of drummed materials and the installation of groundwater monitoring wells. Although lead was found in soil and shallow groundwater, drinking water aquifers were not affected. In 1996, DEP assessed and removed drums of hazardous substances from the site, which cost approximately \$1.2 million. A second HSCA response action conducted in 1997 removed approximately 800 tons of lead and hazardous waste-contaminated soil. The effort also removed hazardous sludge and liquids, cleaned floors of lead dust and removed sludge from a subgrade pit that was connected to the Schuylkill River. The final waste shipment left the site on November 25, 1997.

Montgomery County, Nicolet Industries

Nicolet was a manufacturer of roofing and flooring felts and pipewrap that also made tar-coated asbestos paper on site. The facility in Norristown Borough closed when Nicolet went out of business and the property has remained vacant since January 1987. About 100 drums containing hazardous wastes were discovered when DEP entered the site in April 1997. DEP also found numerous tanks of unknown wastes, as well as two lagoons of waste asbestos-containing material (ACM). Also on site were two underground storage tanks containing waste oil-water mixtures and a closed propane tank containing an ignitable mixture.

The department conducted a HSCA response action to remove the contents of underground and above-ground storage tanks, one propane tank, more than 200 drums of waste and numerous smaller waste containers and two tar-filled tanks. DEP also addressed ACM contamination in the lagoons, large clarifier tanks and miscellaneous wastes (ACM floor sweepings, etc.). The response action cost about \$1.3 million.

Montgomery County, Susquehanna Road

Hazardous wastes that were generated from a computer chip manufacturing operation were abandoned at this site in Upper Dublin Township. The wastes included seven drums of tetrachlorosilane, two drums of lithium chloride, one drum of lithium hydride and approximately 100 compressed gas cylinders. The only known release was leakage from one or more of the tetrachlorosilane drums, which reacted with water vapor in the air and generated hydrochloric gas. The leaking drums have been overpacked and stabilized. DEP plans to address the additional hazardous wastes through HSCA. Cleanup is estimated at about \$100,000.

Northeast Region

Pike County, Crown Industries

Crown Industries conducted metal salvaging operations from 1965 to 1989 at this 3.5-acre site in Lackawaxen Township near the town of Bohemia. Facilities remaining included an incinerator, numerous scrap piles, junk vehicles, an open-burn area and two

Hazardous Sites Cleanup Program

pond areas. The burning of electrical equipment had contaminated the soil and groundwater in the area. Soil contaminants included PCBs, polyaromatic hydrocarbons (PAHs), tetrachloroethylene (PCE), dioxin and metals. PCE was also detected in residential drinking-supply wells nearby.

DEP directed HSCA remediation at the site in several stages. In 1990 and 1991, the department fenced off the area and removed a pile of lead-contaminated ash from the site. This effort continued in 1994, when DEP removed thousands of tons of debris (e.g., scrap metal such as cars, buses, appliances, trailers and pallets) and waste from the site. Removal was

completed that fall, with a total cost of \$1.8 million. In November 1994, DEP installed water-treatment units on seven home wells near the site, which cost approximately \$125,000. Final cleanup activities, which began in May 1998, will remove any remaining waste material at the site to an approved off-site disposal facility. Estimated cost for this final cleanup action is \$1.8 million.

To date, DEP has recovered more than half of its cleanup costs from this site under an agreement with two potentially responsible parties in the amount of \$3.2 million.

Schuylkill County, Ashland Metals

This 13-acre site was formerly a battery-recycling facility in Butler Township. Now abandoned, the lot includes a maintenance garage, a scale house, a battery-cracking building and battery acid storage tanks. Estimated environmental hazards on site include approximately 1,000 gallons of waste-acid precipitate, 120 cubic yards of whole battery casings and 3,800 cubic yards of hazardous waste piles, as well as a significant quantity of highly contaminated soil. In May 1998, DEP began cleanup activities. Remediation will include removing waste materials and containing the contaminated soil with a cap of clay soil and is estimated to cost about \$1.9 million.

Schuylkill County, Giordano

The Giordano Waste Materials site in Butler Township was operated as an aluminum salvage and battery reclamation operation from 1978 to 1986. The total site area is approximately seven acres and includes a two-story building. A HSCA response in 1990 removed surface waste piles from the site, but did not address possible soil contamination.

From July to October 1997, DEP used a HSCA contractor to demolish a contaminated site building, transport contaminated ash and debris off-site, empty and remove a large underground storage tank, excavate and remove buried battery and seal the site with a clay and topsoil cover. This action cost approximately \$1.2 million.



DEP staff sample chemicals from abandoned drums.

Hazardous Sites Cleanup Program

Southcentral Region

Adams County, Gettysburg Foundry

This secondary aluminum-smelting plant site occupies 49 acres and is located approximately five miles south of Gettysburg Borough in Cumberland Township. The property contains a foundry building, maintenance garage and ball-mill building. Gettysburg Foundry Specialties Company ceased its aluminum recycling operations at the facility in March 1997, after filing for bankruptcy in February 1996.

Two pits encompassing about 3.75 acres contain plant wastes including aluminum dross fines, aluminum oxides and heavy metals such as lead, cadmium and chromium. The dross fines react with water to generate ammonia; this is a serious concern, as the pits are located near the water table. Groundwater at the site is contaminated with aluminum, lead, chromium, iron, manganese, sodium, chlorides and ammonia; a nearby wetland is also affected. In addition, there is a potential for lead and cadmium pollution from baghouse dust (generated from air pollution control devices) stored on-site, as well as unknown contaminants in 500 to 700 drums containing sludge at the ball-mill building.

Under HSCA, the site was secured in August 1997 by fencing off the area and transferring the dross fines piles to prevent further weather exposure. This response action cost \$47,000. In April 1998, sludge drums in deteriorating conditions were removed from the site, along with amounts of dross waste and baghouse dust. Drum removal was completed in June 1998 and cost approximately \$110,000. Site investigations to determine the extent of contamination are continuing.

Northcentral Region

Northumberland County, Garnier

This site in Sunbury Borough, now abandoned, was previously a furniture-finishing facility. Hundreds of pails and drums of combustible hazardous substances were left at the site when the facility closed in 1996.

DEP initiated a HSCA response action at the site in June 1998. The response action is estimated to cost about \$50,000.

Southwest Region

Allegheny County, Suchko Tire Fire

This site is a four-acre area in Forward Township where several hundred thousand tires were dumped. On October 13, 1997, a fire broke out and spread throughout the pile of tires. Under the HSCA, DEP extinguished the fire, cut fire breaks in the remaining tire piles, constructed a containment pond and removed contaminated sediments from the banks of the Monongahela River. The cost was about \$40,000.

Fayette County, Fayette Equipment

This 10-acre site in South Union Township was a mining-equipment repair business and scrap metal junk yard. All buildings at the site have been demolished and the site is abandoned. As part of the original scrap metal operation, lead-acid automobile batteries were cracked open to reclaim the lead cores. There is a large pile of lead-containing battery casings at the site, which has contaminated the adjacent wetland area. There are also a half-dozen large PCB-containing electrical transformers at the site, which have polluted the surrounding soils. The site was not secure and there were numerous bike trails intersecting the lot and waste areas.

DEP began HSCA remediation efforts in June 1998 to treat and remove the waste materials from the site. This response action is estimated to cost about \$1.5 million.

Northwest Region

Erie County, Oliver Landfill

From 1986 through 1991, a landfill in Waterford Township that accepted municipal and industrial wastes containing hazardous substances operated on this 52-acre site. Although the landfill is now inactive, wastes have contaminated the soil, surface water and groundwater, including the drinking water of nearby residences.

Hazardous Sites Cleanup Program

In 1995 and 1996, DEP entered into financial settlements with four of the parties responsible for the conditions at the site. One of the parties, General Electric, extended the public water line system to those residences affected by the contaminated drinking water.

In December 1997, the department entered into an agreement with Waste Management Inc. of Pennsylvania. Under this agreement, Waste Management will properly close the old landfill at the site by planting hydrophilic trees to remove water from waste cells, planting thorny shrubs to keep people away from the landfill and improving a nearby wetland that receives uncontaminated surface water runoff from the landfill. In addition, Waste Management will construct baseball and softball fields at the site. The fields will be part of the site's restoration as a public park, to be managed and owned by the Waterford Recreation Association. The Association will also conduct some of the needed landfill post-cleanup maintenance activities.

Mercer County, C.G. Wood

A variety of manufacturing facilities operated on this 29-acre site in Jamestown Borough from the early 1950s through the late 1970s. Wastes generated over those years were released into nearby lagoons, waste piles and vats, which contaminated the site soils, groundwater, surface water and sediments with hazardous substances.

During the fall of 1997, DEP completed remediation of the site under the HSCA. Cleanup actions included excavation and off-site disposal of contaminated soils and wastes from on-site lagoons and vats, removal of two empty underground storage tanks and contaminated soil around those tanks and the decontamination and demolition of a large abandoned manufacturing building. The cleanup cost approximately \$600,000.

Warren County, Clarendon Ceramics

This abandoned two-acre site in Clarendon Borough was home to ceramics manufacturing companies from 1946 until 1990. Located on the property is a two-story brick and concrete building that is approximately 10,000 square feet in size.

After analyzing waste samples at the site, DEP personnel identified cadmium, zinc, barium and lead contamination. An additional hazard was polychlorinated biphenyl (PCB)-containing ballasts from fluorescent light fixtures. DEP's remediation efforts under HSCA consisted of removing the hazardous substances and disposing of them at an off-site facility. The cleanup was completed during the third quarter of 1997 and cost \$61,000.

Warren County, Modern Glass Technology

The Modern Glass Technology Corporation operated at this site in Pleasant Township from 1994 until 1997. Located in the Warren County Industrial Complex (WCIC), the site included an abandoned 8 x 8-foot shed that was contaminated with containers of hazardous wastes. DEP conducted a HSCA response to remove and dispose of the waste off site. In November 1997, the department shipped all the drums, liners and mats to permitted waste disposal facilities. The total cost of this removal action was approximately \$16,000.

Key Sites Initiative

Over the past year, DEP has explored ways to reinvent the Hazardous Sites Cleanup Program in a way that delivers more “environmental value” — a program that is more effective and efficient in cleaning up contaminated sites. The most severely contaminated sites are addressed through a response action under the Hazardous Sites Cleanup Act (HSCA), and HSCA continues to provide sound enforcement tools. However, the remainder of sites have problems that are more subtle than initially addressed.

To address these sites, DEP identified the need to bridge the successful and proven Land Recycling Program and the Hazardous Sites Cleanup Program. Discussions between DEP staff, economic development agencies and the lending community resulted in a next generation concept — the Key Sites Initiative. The Key Sites program will focus the expenditure of HSCA funds on publicly owned sites where a release of contamination is suspected or documented and that exhibit a high potential for redevelopment. Community support, investor interest and economic development agency commitment to site conversion are key ingredients.

The foundation for the Key Sites Initiative is an inventory of brownfield properties. This inventory, currently under development, will be a web-based directory — like a commercial real estate multi-list — and will be coordinated with the Department of Community and Economic Development and TEAM Pennsylvania efforts.



Rob Loughery (right) and Bob White, both of Bucks County Redevelopment Authority, discuss plans for the Correl Steel site.

Economic development agencies, property owners, lenders and land brokers may “list” their sites on this inventory. From this list, prospective brownfield purchasers, brownfield developers and DEP may select sites for assessment and future reuse. DEP may provide certain contractor support in assessing sites, designing cleanup options with associated cost estimates to provide economic development agencies with information essential to marketing abandoned publicly owned properties. This represents yet another way to facilitate contaminated land reuse in the Commonwealth.

Southeast Region

Bucks County, Correl Steel

This seven-acre former industrial site is located in an Enterprise Zone in Bristol Township, an area of the county targeted for business development. Correl Steel went bankrupt more than five years ago, leaving the site abandoned and delinquent in local and school taxes. The Enterprise Zone of Bucks County recommended this site for the Key Sites Initiative, and the Redevelopment Authority plans to acquire the property through condemnation proceedings.

DEP will conduct an environmental assessment of the site to determine the extent of any contamination and will then prepare a cleanup plan.

Northeast Region

Lehigh County, AEDC Property

This site is adjacent to the AEDC Bridgeworks incubator building in Allentown, which is itself a revitalized industrial building. The 11-acre lot, currently owned by the Allentown Economic Development Corporation, is located in an Enterprise Zone. The Northampton County Development Corporation recommended this site for the Key Sites Initiative.

A baseline soil characterization performed at the site revealed some low levels of contamination and recommended an additional assessment. DEP will finish any necessary site studies and then prepare a plan for cleanup of the area.

Key Sites Initiative



Diane Elliott and Tom Shaughnessy of Northampton County Development Corporation review the Blue Ridge Winkler site plan.

Northampton County, Blue Ridge Winkler

A fabric-dye manufacturing company named Blue Ridge Winkler previously used this 1.9-acre property in Bangor Borough. Since the company has left, the building on the lot has fallen into disrepair. The current owner is Northampton County. The Northampton County Development Corporation recommended this site for the Key Sites Initiative.

The Department of Community and Economic Development (DCED) funded an initial assessment in the amount of \$62,775. DEP, building on DCED's contribution, will conduct an additional environmental assessment and prepare a cleanup plan.

Northampton County, Savage Industries

This site in East Allen Township is a former chemical manufacturing facility that has been closed for about 10 years. The Northampton County Development Corporation recommended this site for the Key Sites Initiative.

The DEP Hazardous Sites Cleanup Program conducted cleanup activities at the site to remove abandoned waste at the facility. DEP then conducted a site study to evaluate any residual contamination. Additional site investigations will be conducted and, if necessary, DEP will prepare a cleanup plan.

Southwest Region

Allegheny County, Swissvale Auto

This former auto salvage lot in Swissvale Borough now lies vacant and is owned by the widow of the prior site operator. Although EPA removed waste and contaminated scrap in the mid-1980s, scrap remains on site in a two-story block building. After conducting a site assessment, the Phoenix Land Recycling Company determined that the soil meets Act 2 standards. DCED provided \$107,750 to conduct site assessments. However, the scrap and some building components are contaminated with polychlorinated biphenyls (PCBs) and dioxins, which Phoenix estimates would cost between \$400,000 and \$500,000 to remove.

Phoenix recommended the site for the Key Sites Initiative. The Port Authority of Allegheny County (PAT) and Swissvale Borough plan to redevelop the land as a park-and-ride station. The parties recently entered into a sales agreement to transfer the property after cleanup is completed. DEP will finalize the cleanup plan and arrange for the site's remediation. This project is a fine example of numerous state and local agencies cooperating with the non-profit sector to achieve site cleanup and economic redevelopment.

Armstrong County, Former PPG Machine Shop #2

PPG operated a machine shop at this site in Ford City Borough as part of a large glass manufacturing facility, until closing it in 1981. Middle Armstrong County Area Development (MCADO) now holds the title. Development Strategies Inc. recommended that DEP implement an environmental assessment of the MCADO portion of the PPG property (PPG Machine Shop #2). Ford City Borough holds an option to purchase the property.

After DEP conducts an environmental assessment to determine the extent of environmental contamination, it will prepare a cleanup plan for the site.

Key Sites Initiative

Northwest Region

Erie County, Cohen/A-1 Auto

Cohen/A-1 Auto formerly owned this 32-acre site in Erie. Much of the land is now owned by the County Tax Assessment Bureau, which is willing to do a lien-free tax sale. The site has been recommended for the Key Sites Initiative by the Greater Erie Industrial Development Corporation (GEIDC), which could also acquire the property.

The extent of environmental contamination is unknown. In the past, EPA has conducted a \$403,000 CERCLA removal action at the site. Potential sources of additional contamination are residual heavy metals, asbestos and used tires. DEP intends to assess the area and prepare a cleanup plan if needed.

Erie County, Erie Resistor

This site is located in a prime redevelopment area next to the West 11th Street redevelopment project in Erie. A local company is currently using the site as a warehouse; it was formerly an electrical manufacturing facility. Otherwise the facility has been unused for about 25 years. Modern Industries Incorporated owns the site, although the Greater Erie Industrial Development Corporation (GEIDC) could potentially acquire it. GEIDC has recommended the property for the Key Sites Initiative.

DEP is planning an environmental assessment and will conduct any cleanup of environmental contamination if action is required.

A photograph of a waterfall cascading over dark, mossy rocks in a lush green forest. The water is captured with a long exposure, creating a soft, blurred effect. The surrounding vegetation is dense and vibrant green.

accountability

*industrial
ecology*

assistance

Land Recycling Program Sites

Appendix I

Cleanup Type Key

B	Background
I	Industrial
S	Site-Specific
W	Statewide

Listed below are all sites that have given formal notice to participate in the Land Recycling Program since its inception in 1995. The keys at left explain what type(s) of cleanup standard(s) each site has met or intends to meet and which sites have completed cleanup.

	County	Name	Municipality	Type
This Style	Cleanups completed this year			
This Style	Cleanups completed previous years			
This Style	Cleanups in progress			
	Southeast Region			
	Bucks	Amer Trad & Prod Corp	Bristol Twp	S
	Bucks	AmiQuip Corp	Bensalem Twp	W
	Bucks	Azar Residence	New Britain Twp	W
	Bucks	Blue Chip Prod Inc	Falls Twp	I,S
	Bucks	Bristol Boro Recreation Auth	Bristol Boro	W
	Bucks	Hannes Prop	Buckingham Twp	W
	Bucks	Langhorne Square Shopping Ctr	Middletown Twp	S
	Bucks	Lenape Mfg Co	Perkasie Boro	S,W
	Bucks	Lincoln Plaza Shopping Ctr	Langhorne Boro	W
	Bucks	Martin E. Braam III Prop	Bensalem Twp	B
	Bucks	Matico Prop	Yardley Boro	W
	Bucks	McCoy Residence	New Britain Twp	W
	Bucks	Meehan Residence	Middletown Twp	W
	Bucks	Moyer Packing Co	Upper Makefield Twp	S
	Bucks	Tri Lite Plastics	Falls Twp	W
	Bucks	Ultra Precision Fac	Middletown Twp	W
	Bucks	Wheelabrator Falls Inc	Falls Twp	B,W
	Chester	Diamond Oil Co	Coatesville	I
	Chester	Exton Prop LP	West Whiteland Twp	W
	Chester	Grosskopf Residence	Avondale Boro	W
	Chester	McDonald Residence	East Coventry Twp	W
	Chester	Melchiorre Const Co	Phoenixville Boro	S
	Chester	PECO Cromby Station	East Pikefield Twp	W
	Chester	Phoenixville Tech Ctr	Phoenixville Boro	W
	Chester	Pizza Box Restaurant	West Chester Boro	S,W
	Chester	Santos Auto Ctr	West Chester Boro	S,W
	Chester	Serena Inc	Downingtown Boro	W
	Chester	Staats Oil	Malvern Boro	W
	Chester	Strunk Farm Prop	East Fallowfield Twp	B,S,W
	Chester	West Chester Laundry	West Chester Boro	S,W
	Chester	West Chester Mfg Gas Plt	West Chester Boro	S
	Chester	West Co	Phoenixville Boro	S,W
	Delaware	Baer Prop	Eddystone Boro	S
	Delaware	Boeing Helicopters	Ridley Twp	S,W
	Delaware	Bond Shopping Ctr	Upper Darby Twp	S,W

Land Recycling Program Sites

County	Name	Municipality	Type
Delaware	Brandywine Realty II Inc	Concord Twp	B
Delaware	Chrylser Realty Corp	Springfield Twp	W
Delaware	Claymont Develop Prop	Birmingham Twp	W
Delaware	Coca Cola Bottling Co	Folcroft Boro	S
Delaware	Cole Residence	Parkside Boro	W
Delaware	Filt Air Corp	Darby Boro	W
Delaware	Gabe Staino Chrysler Plymouth	Birmingham Twp	W
Delaware	Ind Park Dev Corp	Eddystone Boro	W
Delaware	Meadow Run	Concord Twp	S
Delaware	PECO Tilghman St Gas Plt	Chester	S
Delaware	Penn Terminals	Eddystone Boro	S
Delaware	Sackville Mills Prop	Nether Providence Twp	B
Montgomery	Annex Mfg	Pennsburg Boro	W
Montgomery	ARTCO Corp	Hatfield Twp	S
Montgomery	AutoNation USA Corp	Plymouth Twp	B
Montgomery	Benson East Apts	Abington Twp	W
Montgomery	Collegeville Assoc LP	Collegeville Boro	S
Montgomery	Commonwealth Corp Ctr	Horsham Twp	B,W
Montgomery	EIF Atochem North American	Upper Merion Twp	W
Montgomery	Estate of George Hutt Jr	Worcester Twp	W
Montgomery	Exxon RS 2 2423	Souderton Boro	W
Montgomery	Hostrander Residence	East Norriton Twp	W
Montgomery	Jade Holdings Inc	Lower Moreland Twp	W
Montgomery	MB Land Co	Horsham Twp	B,W
Montgomery	Melody Dry Cleaners	Cheltenham Twp	S
Montgomery	Murata Wiedemann Inc	Upper Merion Twp	S,W
Montgomery	National Label Co	Whitemarsh Twp	W
Montgomery	One Man Quarry	Worcester Twp	W
Montgomery	PECO Hanover Substation	Pottstown Boro	S,W
Montgomery	Pleasant Valley Bus Ctr	Conshohocken Boro	I
Montgomery	PP&L Site	East Greenville Boro	W
Montgomery	Preferred Real Estate Investments	Plymouth Twp	W
Montgomery	Rhoads Metals Fabrication & Maint Svc Inc	Lower Moreland Twp	B,W
Montgomery	SGS Thomson Microelectronics	Montgomery Twp	S,W
Montgomery	South Ardmore Redevelopment Proj	Lower Merion Twp	S
Montgomery	Station Square Parcel	Whitemarsh Twp	W
Philadelphia	18th & Callowhill St	Philadelphia	W
Philadelphia	Action Arm Ltd	Philadelphia	S
Philadelphia	Bustleton Partners/ Seamans	Philadelphia	W
Philadelphia	Canada Dry Delaware Valley	Philadelphia	W
Philadelphia	Flying Carport Inc	Philadelphia	S
Philadelphia	Greenway Court Apts	Philadelphia	S

Land Recycling Program Sites

Cleanup Type Key		County	Name	Municipality	Type
B	Background	Philadelphia	Heinz Corp	Philadelphia	I
I	Industrial	Philadelphia	Howard Capital Corp Prop	Philadelphia	I
S	Site-Specific	Philadelphia	James Armour	Philadelphia	S
W	Statewide	Philadelphia	Krouse Prop	Philadelphia	W
This Style	Cleanups completed this year	Philadelphia	Kvaerner Phila Shipyard Inc	Philadelphia	I
This Style	Cleanups completed previous years	Philadelphia	Major Oil Co	Philadelphia	W
This Style	Cleanups in progress	Philadelphia	Natl Linen Svcs	Philadelphia	S,W
		Philadelphia	Natl Railroad Passenger Corp	Philadelphia	W
		Philadelphia	NE Fence & Iron Works	Philadelphia	S
		Philadelphia	One & Olney Square Shopping Ctr	Philadelphia	S,W
		Philadelphia	Orfa Corp of America	Philadelphia	I
		Philadelphia	Penn DOT	Philadelphia	I
		Philadelphia	PECO Southwark Svc Bldg	Philadelphia	W
		Philadelphia	Pennypack Realty Co	Philadelphia	S,W
		Philadelphia	Sears Logistics Svc Inc	Philadelphia	S
		Philadelphia	Sovereign Oil	Philadelphia	I
		Philadelphia	Transit America, Inc	Philadelphia	S,W
		Philadelphia	US Can Co	Philadelphia	B,S
		Philadelphia	Valhal Corp	Philadelphia	W
		Philadelphia	Van Waters & Rogers Phila Fac	Philadelphia	S,W
		Philadelphia	Weaver Residence	Philadelphia	W
Northeast Region					
		Carbon	Burroughs Fuels Inc	Kidder Twp	S
		Carbon	PP&L Hauto	Nesquehoning Boro	W
		Carbon	PP&L Site	Summit Hill Boro	W
		Lackawanna	Carbondale Railyards	Carbondale	I
		Lackawanna	Crown American — Viewmont Mall	Dickson City Boro	B
		Lackawanna	Elliot Co	Scranton	W
		Lackawanna	Genova Residence	Spring Brook Twp	W
		Lackawanna	Ingersoll Rand Co	Scranton	W
		Lackawanna	Poly Hi Solidur	Scranton	W
		Lackawanna	PP&L Jermyn Substation	Jermyn Boro	W
		Lackawanna	PP&L Old Forge Substation	Old Forge Boro	W
		Lackawanna	PP&L Site	North Abington Twp	W
		Lackawanna	PP&L Site	Scranton	W
		Lackawanna	PP&L Site	Scranton	W
		Lackawanna	PP&L Site	North Abington Twp	W
		Lackawanna	PP&L Site	Scranton	W
		Lackawanna	PP&L Site	Scranton	W
		Lackawanna	PP&L South Side Substation	Scranton	W
		Lackawanna	Precision National Corp	Abington Twp	S
		Lackawanna	Star Pipe and Supply Co	Moosic Boro	W

Land Recycling Program Sites

County	Name	Municipality	Type
Lackawanna	Suckle	Scranton	W
Lackawanna	Van Fleet Residence	Benton Twp	B
Lehigh	1801 E Tremont St	Allentown	W
Lehigh	Air Products & Chemicals Inc	Allentown	S
Lehigh	Allentown Bar & Restaurant Supply	Allentown	W
Lehigh	Former Hook-Up Inc Fac	Lower Macungie Twp	W
Lehigh	Graner Prop	Lowhill Twp	W
Lehigh	Lehigh Landing Proj	Allentown	I
Lehigh	Luning Prak Ltd Liability Co and Bosman Ltd	Allentown	S
Lehigh	Paris Accessories Fac	Allentown	W
Lehigh	Penn Linen & Uniform Svc	Hanover Twp	W
Lehigh	PP&L Jasper Substation	Allentown	W
Lehigh	PP&L Site	Lower Macungie Twp	W
Lehigh	PP&L Site	South Whitehall Twp	W
Lehigh	PP&L Site	South Whitehall Twp	W
Lehigh	PP&L Site	Allentown	W
Lehigh	PP&L Site	Emmaus Boro	W
Lehigh	PP&L Site	Whitehall Twp	W
Lehigh	PP&L Site	Allentown	W
Lehigh	PP&L Site	Whitehall Twp	W
Lehigh	PP&L Site	Allentown	W
Lehigh	PP&L Site	Allentown	W
Lehigh	PP&L Site	Bethlehem	W
Lehigh	PP&L Site	Allentown	W
Lehigh	Queen City Business Ctr	Allentown	S
Luzerne	Brown Prop	Kingston Twp	W
Luzerne	Crown American — Wyoming Valley Mall	Wilkes-Barre	B
Luzerne	Former Wilkes-Barre Public Works Garage	Wilkes-Barre	I
Luzerne	Nicholson Steam Trap	Wilkes-Barre	B
Luzerne	PP&L Avoca Substation	Avoca Boro	W
Luzerne	PP&L Beekman Substation	Wilkes-Barre	W
Luzerne	PP&L Site	Hazleton	W
Luzerne	PP&L Site	Wilkes-Barre	W
Luzerne	PP&L Site	Wilkes-Barre	W
Luzerne	PP&L Site	West Pittston Boro	W
Luzerne	Sandusky Lewis Fac	West Hazleton Boro	W
Luzerne	Wilkes-Barre General Hospital	Wilkes-Barre	B
Monroe	PP&L Site	Paradise Twp	W
Northampton	Bethlehem Steel Corp	Bethlehem	S
Northampton	Bethlehem Works	Bethlehem	S
Northampton	Chrin Brothers Sanitary Landfill	Williams Twp	W
Northampton	Corporate Real Estate Ltd	Washington Twp	W

Land Recycling Program Sites

Cleanup Type Key		County	Name	Municipality	Type
B	Background	Northampton	Dorothy Teel Residence	Upper Mt Bethel Twp	W
I	Industrial	Northampton	Former Union Station Plaza	Bethlehem	W
S	Site-Specific	Northampton	Industrial Engraving Corp	Wilson Boro	S
W	Statewide	Northampton	James Meilinger Prop	Bethlehem Twp	W
This Style	Cleanups completed this year	Northampton	John Brensinger Residence	Moore Twp	W
This Style	Cleanups completed previous years	Northampton	LaFarge Corporation — Lot 3	Northampton Boro	W
This Style	Cleanups in progress	Northampton	Petrilla Fuel/Bedco	Bethlehem	W
		Northampton	PP&L Madison Ave Substation	Bethlehem	W
		Northampton	PP&L Site	Allen Twp	W
		Northampton	PP&L Site	Allen Twp	W
		Northampton	PP&L South Catasauqua Substation	North Catasauqua Boro	W
		Northampton	Slatebelt Industrial Ctr	Pen Argyl Boro	S
		Pike	PP&L Site	Palmyra Twp	W
		Schuylkill	Bud Development Co	Tamaqua Boro	W
		Schuylkill	Coleman Residence	Coaldale Boro	W
		Schuylkill	Hart Metals	Tamaqua Boro	W
		Schuylkill	ICI Explosives USA Inc	Walker Twp	S
		Schuylkill	Moen of PA	Pine Grove Twp	S
		Schuylkill	PP&L Site	Pottsville	W
		Schuylkill	PP&L Tamaqua (Decommissioned) Gas Plt	Tamaqua Boro	S
		Wayne	PP&L Honesdale Gas Plt	Honesdale Boro	S
		Wayne	PP&L Site	Salem Twp	W
		Wyoming	PP&L Site	Overfield Twp	W
Southcentral Region					
		Adams	Gettysburg RR Yd	Gettysburg Boro	W
		Adams	Hamilton Twp Bd Spvrs	Hamilton Twp	W
		Adams	Hwy Express	Littlestown Boro	I
		Adams	Sun Pipeline Abbottstown	Berwick Twp	W
		Adams	U Haul 811 66 Gettysburg	Straban Twp	W
		Adams	Union Twp Municipal Bldg	Union Twp	W
		Adams	Way Wil Inc	Straban Twp	W
		Bedford	Standard Register Plt	Bedford Twp	W
		Berks	AT&T Topton Mt	Longswamp Twp	W
		Berks	Bernville Mfg	Bernville Boro	S
		Berks	Buck Run Rd Prop	South Heidelberg Twp	W
		Berks	Caloric Corp	Topton Boro	B,W
		Berks	Country Manor Est	Alsace Twp	B,W
		Berks	Crompton & Knowles Colors Inc	Robeson Twp	S
		Berks	Delta Truck Body	Perry Twp	I
		Berks	Domer Liebensperger	Hamburg Boro	S
		Berks	Eastern Ind Inc	Reading	W
		Berks	Gen Battery Corp	Muhlenberg Twp	S

Land Recycling Program Sites

County	Name	Municipality	Type
Berks	Kaercher Crk Prk	Windsor Twp	S
Berks	Met Ed Hamburg	Hamburg Boro	S,W
Berks	Ottens Buick Pontiac Chevrolet	Hamburg Boro	S,W
Berks	PP&L Site	Sinking Spring Boro	W
Berks	Reading Sta Outlets	Reading	I
Berks	Rich Craft Custom Kitchen Inc	Robesonia Boro	B
Berks	Van Brunt & Sons Inc	Maxtawny Twp	W
Berks	Vinces Towing	Reading	I
Blair	A Plus Printing	Altoona	B
Blair	Crown Logan Vly Mall	Logan Twp	W
Blair	Degol Carpet	Duncansville Boro	B
Blair	Fiore Pontiac GMC Truck	Allegheny Twp	W
Blair	GPU Energy Hollidaysburg Pole Storage Yd	Hollidaysburg Boro	S,W
Blair	H & H Appliance & Puritan Clnrs	Altoona	S
Blair	Mid State Chem Div United Chem	Allegheny Twp	S
Blair	Titleman Welfare Fund Prop	Altoona	I
Blair	Union Tank Car Co	Altoona	W
Blair	Westvaco Corp	Snyder Twp	W
Cumberland	AMP Inc Old Gettysburg Rd	Lower Allen Twp	W
Cumberland	Aqua Specialists Inc	Mechanicsburg Boro	W
Cumberland	Financial Trust Regional HQ	Carlisle Boro	B
Cumberland	Lippert Site	Carlisle Boro	B
Cumberland	Lumber Yd	Lemoyne Boro	B
Cumberland	Murata Electronics NA Inc	Carlisle Boro	B,S
Cumberland	Orweco Frocks	Mechanicsburg Boro	B
Cumberland	Penn Fuel Gas Shippensburg	Shippensburg Boro	S,W
Cumberland	PP&L Site	Carlisle Boro	W
Cumberland	PP&L Site	East Pennsboro Twp	W
Cumberland	PP&L Site	Lower Allen Twp	W
Cumberland	PP&L Site	Lower Allen Twp	W
Cumberland	PR Hoffman Materials Processing Corp	Carlisle Boro	B,W
Cumberland	Wendy's	Carlisle Boro	B
Dauphin	All Star Chrysler Plymouth	Swatara Twp	W
Dauphin	Bethlehem Steel Corp Highspire Lower Swatara	Highspire Boro	B
Dauphin	Bethlehem Steel Corp Steelton Highspire	Steelton Boro	B,S
Dauphin	GPU Energy, Customer Svcs Ctr	Middletown Boro	W
Dauphin	Halifax Area High School	Halifax Twp	W
Dauphin	Harrisburg Steam Works Ltd	Harrisburg	B,W
Dauphin	Hershey Amoco	Derry Twp	S
Dauphin	Hervitz Packing Co	Harrisburg	I
Dauphin	HIA Middletown Airfld	Lower Swatara Twp	S
Dauphin	James Casner Prop	Washington Twp	W

Land Recycling Program Sites

Cleanup Type Key		County	Name	Municipality	Type
B	Background	Dauphin	M&S Distrib Co	Harrisburg	W
I	Industrial	Dauphin	Olivetti Supplies Inc	Susquehanna Twp	S,W
S	Site-Specific	Dauphin	PP&L Hershey Svc Ctr	Derry Twp	W
W	Statewide	Dauphin	PP&L Site	Susquehanna Twp	W
		Dauphin	PP&L Site	Penbrook Boro	W
This Style	Cleanups completed this year	Dauphin	PP&L Site	Lower Paxton Twp	W
		Dauphin	PP&L Site	Swatara Twp	W
		Dauphin	PP&L Site	Derry Twp	W
This Style	Cleanups completed previous years	Dauphin	Super Rite Foods Inc	Harrisburg	W
		Dauphin	Taylor Wharton Cylind East Trct Lots 1, 2, 3	Harrisburg	B
		Dauphin	UGI Corp Gas Mfg Plt Steelton	Steelton Boro	W
		Dauphin	Villa Teresa	Lower Paxton Twp	W
This Style	Cleanups in progress	Dauphin	Washington Sq Phase II Parcel 2	Harrisburg	S
		Dauphin	Wedgewood Hills Apts	Susquehanna Twp	W
		Franklin	Grove N Amer Div Kidde Ind Inc	Antrim Twp	W
		Franklin	Loewengart & Co Inc	Mercersburg Boro	I
		Franklin	Luben Burkholder Farm	Hamilton Twp	W
		Franklin	R & A Bender Ldfl	Greene Twp	W
		Fulton	JLG Ind	Ayr Twp	W
		Huntingdon	ELCO Corp	Smithfield Twp	S,W
		Huntingdon	Standing Stone Citgo	Smithfield Twp	W
		Lancaster	AG Kurtz	Denver Boro	W
		Lancaster	Alcoa Lancaster Works	Lancaster City	W
		Lancaster	AMP Bldg 129 Strasburg	Strasburg Boro	W
		Lancaster	Armstrong World Industries	Lancaster City	W
		Lancaster	Burle Ind Inc	Lancaster City	S,W
		Lancaster	CBS Playskool Fac Lagoon	East Lampeter Twp	S
		Lancaster	Elbys Big Boy 3331	Manheim Twp	B
		Lancaster	Golden Triangle Shopping Ctr	Manheim Twp	S,W
		Lancaster	Goods Poultry Svc	West Hempfield Twp	W
		Lancaster	Haddad Shoe Factory City Xing	Lancaster City	I
		Lancaster	Kerr Group	Lancaster City	S
		Lancaster	Lancaster Cnty Fireman's Assoc	West Lampeter Twp	W
		Lancaster	Lancaster Cnty Motors	East Petersburg Boro	W
		Lancaster	Moats Svc Ctr	Providence Twp	W
		Lancaster	Morris Motors	Lancaster City	W
		Lancaster	Nelson Weaver & Sons Inc	Penn Twp	W
		Lancaster	New Holland NA Inc	New Holland Boro	W
		Lancaster	Novelty Mfg Co	Manheim Twp	W
		Lancaster	PP&L Franklin Lehigh Substation	Lancaster City	W
		Lancaster	PP&L Site	Penn Twp	W
		Lancaster	Pennfield Corp	East Hempfield Twp	W

Land Recycling Program Sites

County	Name	Municipality	Type
Lancaster	Playskool Fac	East Lampeter Twp	S,W
Lancaster	Reese Metal Prod Corp	East Lampeter Twp	S
Lancaster	Rhoads Svc Ctr	Leacock Twp	W
Lancaster	Rohrerstown Lawn Mower Svc	East Hempfield Twp	W
Lancaster	Stelzer Auto	Manheim Twp	W
Lancaster	Taylor's Auto Repair	East Lampeter Twp	W
Lancaster	Topstar Columbia Mobil	West Hempfield Twp	W
Lancaster	Trailer Vlg Mobil Home Park	East Hempfield Twp	W
Lancaster	United Plastic Inc	Manheim Boro	W
Lebanon	Aqua Chem Inc Cleaver Brooks Div	West Lebanon Twp	S
Lebanon	Lebanon Chem Co dba Lebanon Seaboard	South Lebanon Twp	S
Lebanon	Lebanon Steel Foundry	Lebanon City	I
Lebanon	Ono Svc Ctr	East Hanover Twp	W
Lebanon	Progress Prk Lot 4	Lebanon City	I
Lebanon	Progress Prk Lot 5	Lebanon City	I
Lebanon	Progress Prk Lots 9, 10, 12	Lebanon City	I
Mifflin	Kilgore Fac	Armagh Twp	S,W
Mifflin	Masland Lewistown	Granville Twp	W
Perry	Duncannon Boro Munic Office	Duncannon Boro	W
Perry	Johnson's Motor Co	Tyrone Twp	W
Perry	Rye Twp Bldg	Rye Twp	W
York	ACCO	York City	I
York	AMP Larue Bldg 31	Codorus Twp	W
York	Cole Div Litton Bus Sys Inc	Springettsbury Twp	B,S,W
York	Columbia Gas Grant St	York City	S
York	Conrads Delicatessen	York City	S
York	Defense Distr, East Region	Fairview Twp	S
York	Electrochem	York City	I
York	Godfreys Texaco Sta aka A M Strickler Inc	West Manchester Twp	I
York	Hess Exxon	Franklintown Boro	I
York	Highland Ind Prk	Springettsbury Twp	W
York	Ken's Svc Station	East Prospect Boro	W
York	LG Potato Chip Co	West Manchester Twp	B
York	Liberty Mach Co	York Twp	W
York	Martin Dubbs Residence	Dover Twp	W
York	Osram Sylvania Prod Inc	West Manchester Twp	S
York	PP&L Site	Fairview Twp	W
York	Schmucks Tailors & Clnrs	York Twp	W
York	Schuchart Oil & Propane Fmr Emeco Lagoon	Hanover Boro	W
York	Shultz Enterprises Prop Lot 3	Hanover Boro	S,W
York	Smokestack	York City	I
York	Thonet	York City	I

Land Recycling Program Sites

Cleanup Type Key		County	Name	Municipality	Type
B	Background	York	W R Meadows	West Manchester Twp	S
I	Industrial				
S	Site-Specific				
W	Statewide				
This Style	Cleanups completed this year				
This Style	Cleanups completed previous years				
This Style	Cleanups in progress				
Northcentral Region					
		Bradford	Woloshyn Fac	Wysox Twp	W
		Cameron	George Moyer/ Olivett Prop	Emporium Boro	W
		Centre	Abramson Auto Wrecking Co	College Twp	B,W
		Centre	Bellefonte Lime (Sludge Lagoons)	Benner Twp	B
		Centre	Clasters Warehouse	Bellefonte Boro	W
		Centre	E. Devecchis and Sons	Ferguson Twp	W
		Clearfield	Equimeter (Rockwell) Plant 1	Du Bois City	B,S,W
		Clearfield	Equimeter (Rockwell) Plant 2	Du Bois City	S,W
		Clearfield	Howes Leather Corp	Pike Twp	S
		Clinton	Distribution Site	Logan Twp	W
		Clinton	Hammermill Paper Co	Castanea Twp	W
		Clinton	Lock Haven Laundry	Lock Haven	S
		Clinton	Montour Oil Co/ K.C. Video	Lock Haven	S
		Columbia	Berwick Industries	Berwick Boro	S
		Columbia	Friedman's Express — Bloomsburg Truck Term	Bloomsburg Town	W
		Columbia	Sunshine Textile Svc Ctr	Bloomsburg Town	S
		Lycoming	Andritz Sprout Bauer Inc	Muncy Boro	B,S
		Lycoming	Coley's Auto Salvage	Loyalsock Twp	W
		Lycoming	Montour Auto Oil Co	Montoursville Boro	W
		Lycoming	Ocker's Fuel Oil Inc	Loyalsock Twp	S
		Lycoming	Penn Garment	Old Lycoming Twp	S
		Lycoming	PP&L Site	Muncy Creek Twp	W
		Lycoming	Textron-Lycoming Svc Ctr	Montoursville Boro	W
		Lycoming	Vanderlin Cleaners	Williamsport	I
		Lycoming	Williamsport National Bank/Paul Welch	Williamsport	I
		Montour	Doug Hawkins Residence	Mayberry Twp	W
		Montour	Svedala (Kennedy Van Saun)	Danville Boro	W
		Northumberland	Agway Inc (Dalmatia Fertilizer)	Lower Mahanoy Twp	W
		Northumberland	ARI Ind Shippers Car Line Division (South Plant)	West Chillisquaque Twp	W
		Northumberland	Bituminous Emulsion Co	Point Twp	S
		Northumberland	Herman Banks Scrapyard	West Chillisquaque Twp	S
		Northumberland	PP&L Site	Mt. Carmel Boro	W
		Northumberland	PP&L Site	Sunbury	W
		Northumberland	PP&L Site	East Cameron Twp	W
		Tioga	Former Lawrenceville Exxon	Lawrenceville Boro	I
		Union	Playworld Systems	New Berlin Boro	S
		Union	Smartbuys Store	Mifflinburg Boro	W

Land Recycling Program Sites

County	Name	Municipality	Type
Southwest Region			
Allegheny	51st Street Prop/Former US Steel Shiffler	Pittsburgh	I
Allegheny	Advanced Environmental Consultants Inc	Wilkesburg Boro	W
Allegheny	AMG Resources Neville Island	Neville Twp	S,W
Allegheny	Bakerstown Fac (Exxon Company USA)	Richland Twp	S
Allegheny	Beazer East Inc	Verona Boro	S
Allegheny	Constantin Pontiac	Pittsburgh	S,W
Allegheny	CSX Grant St Station	Pittsburgh	W
Allegheny	Damascus Bishop Tube Co	Munhall Boro	S
Allegheny	Etna Industrial Park	Etna Boro	S,W
Allegheny	Framesi-USA	Coraopolis Boro	W
Allegheny	Gil Fischer Residence/Owned By Rolling Hills Vlg	Elizabeth Twp	W
Allegheny	GIL Partnership	Pittsburgh	W
Allegheny	Girman Prop	Monroeville Boro	W
Allegheny	Graphic Controls Corp (Pittsburgh Fac)	Wilmerding Boro	W
Allegheny	Hays Army Ammunition Plt	Pittsburgh	W
Allegheny	Hunter Farm Drum	West Deer Twp	W
Allegheny	Johnny Jones Bldg	Pittsburgh	I
Allegheny	Ken Sabolovic Auto Service Station	Pittsburgh	B
Allegheny	LTV Steel — Southside Pgh Wks	Pittsburgh	S,W
Allegheny	M & S Building Parking Lot	Pleasant Hills Boro	W
Allegheny	Mobil Oil Corp Terminal #37-003	McKees Rocks Boro	S
Allegheny	Papercraft Corp	Ohara Twp	W
Allegheny	Pennzoil Products Co (54th Street Terminal)	Pittsburgh	S
Allegheny	Pittsburgh International Airport	Moon Twp	S
Allegheny	PSM Fac	East Pittsburgh Boro	S
Allegheny	Ramsey Sturman Ford	West Mifflin Boro	W
Allegheny	RIDC Center City of Duquesne	Duquesne	I
Allegheny	RIDC Industrial Ctr of McKeesport	McKeesport	I
Allegheny	Riverside Associates Prop	Ohara Twp	B
Allegheny	Shenango Inc	Neville Twp	S
Allegheny	Teledyne Industries Inc	Roslyn Farms Boro	S
Allegheny	Trumbull Corp	West Mifflin Boro	W
Allegheny	Urban Redevelopment Auth of Pittsburgh	Pittsburgh	I
Allegheny	VLG	Elizabeth Twp	W
Allegheny	West Rentals Inc	Neville Twp	W
Allegheny	Westinghouse Air Brake Division	Wilmerding Boro	S
Allegheny	Wilkesburg Parking Auth — Mun Lot	Wilkesburg Boro	B
Allegheny	Woodings-Verona Tool Works	Verona Boro	W
Allegheny	Xerox Pittsburgh District Parts Ctr	Pittsburgh	W
Armstrong	CNG/Peoples Valley Compressor Station	Cowanshannock Twp	S
Beaver	Aliquippa Industrial Park	Aliquippa Boro	W

Land Recycling Program Sites

Cleanup Type Key		County	Name	Municipality	Type
B	Background	Beaver	Ambridge, Borough of	Ambridge Boro	I
I	Industrial	Beaver	ARCO Chemical Co Beaver Valley Plt	Potter Twp	S,W
S	Site-Specific	Beaver	Ashland Chemical Co	Freedom Boro	S,W
W	Statewide	Beaver	Babcock & Wilcox Co, Special Metals Operations	Big Beaver Boro	S
This Style	Cleanups completed this year	Beaver	Beaver County Detention Fac	Hopewell Twp	S
This Style	Cleanups completed previous years	Beaver	BET-Tech International Inc (Industrial Tract)	Aliquippa Boro	I
This Style	Cleanups in progress	Beaver	Corner Enterprises Inc / Former Morini Market	Koppel Boro	I
		Beaver	Legionville Hollow	Baden Boro	S
		Beaver	NF&M International	Monaca Boro	W
		Beaver	Pittsburgh Tube Co	Monaca Boro	W
		Beaver	PMAC Ltd	Beaver Falls	I
		Beaver	Wilcox Co	Big Beaver Boro	S
		Fayette	Long-Airdox Co	North Union Twp	S
		Fayette	Mt. State BIT Service Inc	Redstone Twp	W
		Greene	Equitrans LP (Pratt Comp Station #47)	Franklin Twp	S
		Indiana	Fisher Scientific Inc	Indiana Boro	W
		Somerset	Bald Knob Relay Tower	Shade Twp	W
		Somerset	Koch Materials	Windber Boro	W
		Washington	Amcast/Flagg Brass Superior Valve Fac	Chartiers Twp	S
		Washington	BP Oil 07237	Canonsburg Boro	W
		Washington	Combustion Engineering Inc	Cecil Twp	W
		Washington	Corning Consumer Products Co	Charleroi Boro	W
		Washington	Dean's Water Service Inc	Canton Twp	W
		Washington	Dyno Nobel Inc	Donora Boro	S
		Washington	Mon Valley Lincoln Mercury Dealership	Monongahela	S
		Washington	New Eagle Borough Municipal Sewer Auth	New Eagle Boro	S
		Washington	Republic Steel Clyde Mine Prep Plt	East Bethlehem Twp	W
		Washington	Washington Co Redev Auth — Ingersoll-Rand	Charleroi Boro	I
		Westmoreland	Alcoa Pilot Atomizer	Upper Burrell Twp	W
		Westmoreland	Jack Strange Residence/Chris Suchko Prop	West Newton Boro	W
		Westmoreland	Latrobe Plastic Co	Derry Twp	S
		Westmoreland	Monessen Riverfront Redev Proj (Phase 1)	Monessen	I
		Westmoreland	Norwin Dodge Fac	North Huntingdon Twp	S,W
		Westmoreland	Powerex Inc	Hempfield Twp	W
		Westmoreland	PPG Industries Inc	South Greensburg Boro	W
		Westmoreland	St. George Crystal Ltd	Jeannette	S
		Westmoreland	Unipack Inc /Chemlawn Bldg	Murrysville Boro	W
Northwestern Region					
		Butler	American Plating	Zelienople Boro	I
		Butler	Barcolene/Penn Champ Tank Farm	East Butler Boro	W
		Butler	Halstead Industries	Zelienople Boro	S
		Butler	Spang Specialty Metals Plt	Summit Twp	B

Land Recycling Program Sites

County	Name	Municipality	Type
Butler	Universal Corp	Zelienople Boro	I
Crawford	Avtex Fibers Inc	Vernon Twp	B
Crawford	Cambridge Springs Volunteer Ambulance Svc	Cambridge Springs Boro	W
Crawford	Fostermation Inc	Meadville	W
Crawford	Meadville Housing Auth	Meadville	W
Elk	CNG Transmission Corp — Benezette Compress	Benezette Twp	W
Erie	Albion Forge	Conneaut Twp	W
Erie	CF Motor Freight	Erie City	W
Erie	City of Erie Fire House #12	Erie City	W
Erie	Eastway Sunoco	Harborcreek Twp	W
Erie	Erie City Iron Works	Erie City	S
Erie	Erie Fire HQ & Maint Garage	Erie City	W
Erie	Fedorko, Peter Prop	Millcreek Twp	S
Erie	Garnon Trucking	Millcreek Twp	W
Erie	General Electric Transportation Systems	Erie City	W
Erie	Greater Erie Industrial — City Auto East	Erie City	W
Erie	Greater Erie Industrial (GEIDC) — Mac Erie	Erie City	B
Erie	Green Shingle Svc & Rest	McKean Twp	S,W
Erie	GTE West	Erie City	S
Erie	J.K. Shiley	Springfield Twp	W
Erie	Mafix	Millcreek Twp	S
Erie	National Fuel Gas, Wayne St	Erie City	S
Erie	Penelec — Front St Station/GPU	Erie City	W
Erie	Poplar Thruway	McKean Twp	W
Erie	Rogers Steel	Corry	I
Erie	Travis Tire & Svc	Erie City	W
Erie	WSEE-TV Northstar Television Transmission Tower	Summit Twp	W
Jefferson	GPU — Brockway Generating Station	Brockway Boro	W
Lawrence	McDuff A-Corp	New Castle	I,S
Lawrence	New Castle Commerce Park Extension Parcel 1, 3	New Castle	I
Lawrence	Scullion Trucking	New Beaver Boro	W
Lawrence	Tic Toc Food Mart #104	North Beaver Twp	S
McKean	Keystone Powdered Metal Co	Lewis Run Boro	I
Mercer	Farrell, City of (Sharon Steel Coil Yard, 1 Acre)	Farrell	I
Mercer	Roemer Industries	Sharon	B
Mercer	Shenango Valley IDC (Caparo Finishing Division B)	Farrell	W
Venango	Brown Boiler and Tanks Works Fac	Franklin	I
Venango	Graham Packaging Fac	Oil City	W
Warren	National Forge	Brokenstraw Twp	W
Warren	SPEDD Inc	Warren Boro	I

Financial Assistance Appendix 2

In the past year, municipalities, non-profit organizations and private companies have received nearly \$11 million to assess and clean up contaminated sites. A total of 74 grants and 8 loans have been issued under Act 2 and Act 4.

County	Project	Applicant	Type	Assessment	Remediation	Act 2	Act 4
Southeast Region							
Chester	Former Kardon Park	Downingtown Boro	G	200,000			✓
Chester	Former O'Brien Machinery Co	Downingtown Boro	G		1,000,000	✓	
Delaware	Former Sears	Delaware County	G	200,000			✓
Montgomery	Ardmore Redevelopment	Redevelopment Auth of the County of Montgomery	G	75,000		✓	
Montgomery	GKI Building	Johnstown Redevelopment Auth	G	37,500			✓
Philadelphia	Former Gould Batteries	City of Philadelphia	G	11,700			✓
Philadelphia	Former Heritage Village	Philadelphia Redevelopment Auth	G	124,125			✓
Philadelphia	Former Modern Laundry	City of Philadelphia	G	39,375			✓
Philadelphia	Former Schuylkill River/ Grays Ferry	City of Philadelphia/ Schuylkill River Council	G	14,250			✓
Philadelphia	Former Sovereign Oil	City of Philadelphia	G		900,000	✓	
Philadelphia	Pier 98	Philadelphia Regional Port Auth	G		118,265	✓	
Philadelphia	Pier 98	Philadelphia Regional Port Auth	L		84,850	✓	
Philadelphia	West Girard and Merion Aves	City of Philadelphia	G	16,470			✓
Northeast Region							
Lackawanna	Carbondale Yards	Carbondale IDA/ S.J. Bailey & Sons	G	61,875			✓
Lehigh	Lehigh Landing Riverfront	Allentown Commercial & Industrial Development Auth	G	200,000	1,000,000	✓	
Lehigh	Queen City Business Ctr	Allentown Commercial & Industrial Development Auth	G	86,250			✓
Luzerne	Former Blue Coal	Earth Conservacy	G	183,585			✓
Luzerne	Public Works Garage	City of Wilkes-Barre	G	37,500		✓	
Northampton	Former Blue Ridge Winkler	Northampton County	G	62,775		✓	
Northampton	New Jobs Corp	Northampton County	G	57,399			✓
Northampton	Union Station Railroad Prop	Bethlehem Econ Devel Corp	G		27,000	✓	
Wyoming	Former Siltex	Wyoming County	G	150,000		✓	
Southcentral Region							
Adams	Former Service Station	Al Prueitt	L	22,500		✓	
Bedford	Former Better Tire	Bedford County Development Association	G	14,550			✓
Berks	Buttonwood St	Greater Berks Industrial Area Development Fund	G	150,000			✓
Berks	Former Algonquin Chemical Co	Windsor Industries	L	15,000		✓	
Blair	Former Conrail Storehouse	Altoona-Blair County Development Corp	G	30,000			✓
Blair	Former Conrail Yards	Altoona-Blair County Development Corp	G	90,000			✓
Dauphin	Whitaker	Redevelopment Auth of the City of Harrisburg	G		75,000	✓	

Financial Assistance

County	Project	Applicant	Type	Assessment	Remediation	Act 2	Act 4
Franklin	Former Loewengart Tannery	Mercersburg Boro	G	39,788	262,500	✓	
Lebanon	Former Foundry	Lebanon Valley EDC	G	59,925			✓
Lebanon	Former Gasoline Service Station	Mt Lebanon Boro	G	14,175		✓	
Lebanon	Property A & B	Curry Flour Mills Inc	L	53,062			
York	Capital Area Airport	York County Prod Corp	G		150,000	✓	
York	Former Godfrey Texaco	Anne M. Strickler	L		45,270	✓	
York	Former Graybill	York County Industrial Development Corp	G	86,250			✓
York	Former Hanover Shoe Mfg Co	Hanover Boro	G	82,500		✓	
York	Former Hess's Exxon Gas Station	Franklintown Boro	G	30,000		✓	
York	Former Mfg - Rail Corridor	York County Industrial Development Corp	G	50,512			✓
York	The Smoke Stack Tract	York County Industrial Development Corp	G	64,308			✓
York	Thonet	York County Industrial Development Corp	G	65,236			✓

Northcentral Region

Bradford	Habgood Business Development Ctr	City of Bradford	G		24,000	✓	
Centre	Former Northern Counties Coal Company	Moshannon Valley Economic Development Association Inc	G	1,425			✓
Columbia	Former Berwick Fab and Forge	Berwick Industrial Development Association	G		229,269	✓	
Columbia	Former Berwick Fab and Forge	Berwick Industrial Development Association	L		100,000	✓	
Lycoming	Former Alta Products	CJB Realty	L		96,600	✓	

Southwest Region

Allegheny	Former Hayes Ammunition Plant/ Galvetch	Pittsburgh Economic & Industrial Development Corp	G		993,750	✓	
Allegheny	Former Kerotest Fac	Urban Redevelopment Auth of Pittsburgh	G	45,750			✓
Allegheny	Former Lectromelt Fac	Urban Redevelopment Auth of Pittsburgh	G		418,710	✓	
Allegheny	Former Swissvale Auto Parts	Phoenix Land Recycling	G	107,750		✓	
Allegheny	Former Westinghouse — Keystone Commons	RIDC of Southwestern Pennsylvania Growth Fund	G	79,507			✓
Allegheny	National Tube Works-Riverplace	RIDC of Southwestern Pennsylvania Growth Fund	G	37,500			✓
Allegheny	Seamless Pipe	RIDC of Southwestern Pennsylvania Growth Fund	G	150,000			✓
Allegheny	Three Vacant Industrial Sites	City of McKeesport Redevelopment Auth	G		54,563	✓	
Allegheny	USX Duquesne Works	RIDC of Southwestern Pennsylvania Growth Fund	G	89,355			✓
Armstrong	Former Metal Svc and Babcock Apollo	Armstrong County Industrial Development Council	G	200,000			✓
Beaver	Former Aliquippa Forge	Beaver Co Corp for Economic Development	G	37,500			✓
Beaver	Former Bollinger Steel	Ambridge Boro	G		147,180	✓	

Financial Assistance

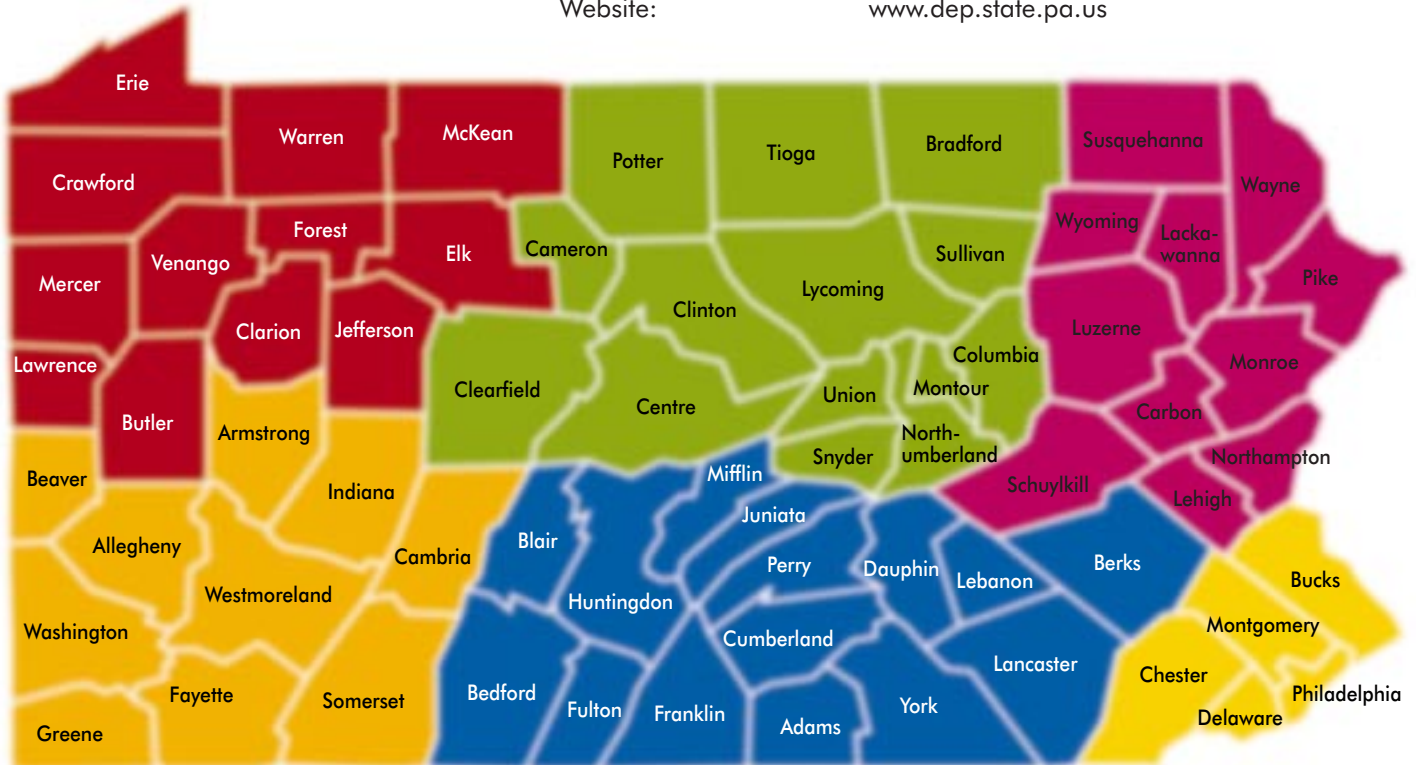
County	Project	Applicant	Type	Assessment	Remediation	Act 2	Act 4
Beaver	Former Hydril Company	Beaver Co Corp for Economic Development	G	75,000			✓
Beaver	Former Morini Market	Koppel Boro	G	3,037			✓
Beaver	Marino Brothers Inc — scrap yard	Beaver Co Corp for Economic Development	G	60,000			✓
Cambria	Former Cambria Iron Works (Grant Expired — 9/96 — full amt; Reissued GA 1/98)	Johnstown Redevelopment Auth	G	150,000			✓
Cambria	Former Coal Mine	Cambria County Conservation and Recreation Auth	G	200,000			✓
Cambria	HIG Management Capital	Johnstown Redevelopment Auth	G	200,000			✓
Fayette	Labelle Road-Former Gas Station	Fayette County Redevelopment Auth	G	5,250			✓
Greene	Former Mathers Refuse	Greene County IDA	G	16,500			
Washington	Former Clyde Mine Preparation	Middle Mononghela Industrial Development Association Inc	G	200,000			✓
Washington	Former Iron and Metal	New Eagle Boro Municipal Auth	G	87,000			✓
Washington	Former Spand & Co Fort Pitt Bridge	SPEDD Inc	G	43,125			✓
Northwest Region							
Butler	Former Pullman Standard	Community Development Corp of Butler County	G		55,000		✓
Crawford	Former Avtex	Crawford County Prop	L		100,000		✓
Crawford	Former Avtex	Crawford County Prop	G		85,250		✓
Erie	Former City Auto Parts	Greater Erie Industrial Development Corp	G	30,000	193,358		✓
Erie	Former Erie City Iron Works	Greater Erie Industrial Development Corp	G	66,965			✓
Erie	Former MacErie	Greater Erie Industrial Development Corp	G	17,213			✓
Erie	Former Pontillo Landfill	Greater Erie Industrial Development Corp	G	81,098			✓
Mercer	Former Caparo Steel Complex	Shenango Valley IDC	G	52,162			✓
Mercer	Former Sharon Steel (1 acre)	City of Farrell	G	8,685			✓
Mercer	Former Sharon Steel (17 acres)	City of Farrell	G	17,351			✓
Venango	Former Brown Boiler & Tank	Franklin Industrial & Commerical Development Auth	G	22,500			✓
Warren	Former Struthers Wells	SPEDD Inc	G		50,000		✓
Warren	National Forge Co AOC-2	Warren County Development Association	G	6,645			✓
Total assessment and remediation					\$10,727,493		

Pennsylvania's Land Recycling Program Contacts

Information request line: (717) 787-6264

Internet email: landrecycling@a1.dep.state.pa.us
(please note: there is no 'i' in recycling)

Website: www.dep.state.pa.us



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Hon. Emily J. White, Deputy Secretary for Business Financing;
Scott Dunkelberger, Director

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Discuss your new cleanup options with our staff

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Glossary of Chemical Terms

MTBE	Methyl Tert-Butyl Ether — added to unleaded gasoline to replace lead
BTEX	Benzene, Toluene, Ethyl Benzene, Xylene — components of gasoline
PHC	Petroleum Hydrocarbons — distillates of crude oil
PAH	Polyaromatic Hydrocarbons — another class of hydrocarbons (e.g., coal tar)
PCB	Polychlorinated Biphenyl — transformer oil
PCE	Tetrachloroethylene — dry cleaning fluid
PID	Photoionization Detector — sampling instrument
TCE	Trichloroethylene — chlorinated solvent
TRPH	Total Recoverable Petroleum Hydrocarbons — petroleum products usually found at tank sites
VOC	Volatile Organic Compound — usually quick-evaporating liquid

Tom Ridge
Governor

James M. Seif
Secretary



Department of Environmental Protection
www.dep.state.pa.us

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