

## APPENDIX M: Hazardous Waste Technical Report

### M.1 Existing Conditions

A hazardous waste review was conducted to provide preliminary information regarding the potential presence of any hazardous substances or petroleum products on potential station sites and the proposed yard facility. The review sought conditions that indicate an existing release, a past release, or a material threat of a release of such hazardous substances or petroleum products into structures on the property or into the ground, groundwater or surface water of the property. A site of concern is defined as any location where hazardous materials have been discharged, generated, manufactured, refined, transported, stored, handled, treated, disposed or where hazardous substances or wastes have migrated. It is important to identify any suspected or known material sites at station areas since the costs and time delays associated with the remediation of hazardous waste can be significant.

The Federal Resource Conservation and Recovery Act (RCRA) Title 40 CFR, Subtitle C, Part 260-279 governs the management of hazardous waste from generation through transportation, treatment, storage, and disposal in commercial operations. The statutory definition of “hazardous waste” under RCRA is

“a solid waste that due to its physical, chemical or infectious characteristics may: 1) cause an increase in mortality or an increase in irreversible illness; 2) pose a substantial hazard to human health or the environment when improperly managed.”

The existing environmental conditions at each of the proposed station sites on the Lackawanna Rail corridor, as well as the proposed yard facility were evaluated. The specific objectives of evaluation included:

- To compare known, existing site conditions against established regulatory and operational requirements.
- To preliminarily identify toxic or hazardous components that have potential for release, the subsequent pathways for exposure, and the inherent hazards associated with the materials on site.
- To preliminarily determine and document on-site conditions and operations.
- To preliminarily assess potential exposures and, where necessary, make recommendations for the development of additional actions in order to reduce or eliminate any risks to the greatest extent possible.

#### M.1.1 Scope of Study

It should be noted that a preliminary hazardous waste analysis was conducted as part of this study. It is recommended that a more in-depth investigation be conducted during Preliminary Engineering for each potential station area and the yard facility, as well as any areas proposed for excavation or disruption along the rail corridor. The report does not include *de minimus* conditions that generally do not present a material risk of harm to the public health or to the environment and that generally would not be the subject of an enforcement action if brought to the attention of the appropriate governmental agencies.

Site visits to each of the proposed rail station sites and the proposed yard facility were conducted between August 1999 and August 2004. The interiors of on-site buildings were not investigated. It is recommended that the station buildings be examined further to determine the presence of lead-based paints and floor drains, as well as asbestos.

It should be noted that this report was non-intrusive meaning that it did not include any testing, sampling, or analytical evaluations of air, surface or subsurface soils, or surface water and ground water conditions. It should also be noted that radon was not considered.

A Historical Survey for purposes of documenting the generation of hazardous waste was not conducted for this report. It is recommended that this be done during the completion of additional hazardous waste investigations by utilizing historic Sanborn maps (fire insurance maps) where available, aerial photography and topographic maps. It is also recommended that local officials and site property owners be contacted regarding prior uses of the subject property.

Environmental Data Resources, Inc. provided the state and federal database search information in documents dated August 26, 1999 and September 13, 2004. Reports are on file for each potential station site and the yard facility, including site maps and Sanborn maps where available. Environmental Data Resources, Inc. describes sites in which complete information is missing (i.e., orphan sites). The sites are listed with all information available within the report. It is recommended that each of the “orphan sites” be researched further to determine if they pose a threat of contamination within the potential station areas.

Therefore, the assessments and conclusions made in this report are based solely on site inspections, available documentation, and/or representations made by qualified individuals. The conclusions set forth in this report represent the opinions of the researcher. Any changes in use, tenants or work practices could alter future findings and conditions. Changes in Federal, State or Local law could also alter future findings. This report does not represent the view of any governmental or regulatory agency. The user should be aware that this report constitutes a limited inspection and review of the subject site with respect to existing or potential environmental impairments and conditions and should therefore not be considered a definitive finding regarding site conditions.

A search of governmental records pertaining to adjacent properties within one mile of the subject property was conducted in order to evaluate the potential of contaminant migration from adjacent properties. The United States Environmental Protection Agency maintains all federal records. The Pennsylvania Department of Environmental Protection maintains records for the potential station sites located within Pennsylvania. The New Jersey Department of Environmental Protection maintains records for potential station sites in New Jersey. The record search was conducted to identify properties that are known to be contaminated. These properties may represent a current or potential threat of contamination to the subject site. The list of databases is provided at the conclusion of this Appendix.

According to the environmental database search and the reconnaissance site little evidence of potential hazardous waste contamination was found. However, a piece of PVC pipe was observed protruding from the gravel lot adjacent to the Blairstown site. It is recommended further environmental investigations be conducted to determine the nature of the former use of this pipe and if contamination of the soils on this property has occurred.

It is recommended that further hazardous waste investigations be conducted at each of the potential station areas and the proposed yard facility before construction commences to ensure that contamination from Leaking Underground Storage Tanks (LUSTS) has not occurred. LUSTS were the most common issue with respect to the potential station areas, however, of sites listed as Leaking Underground Storage Tanks, none were found to be in the immediate vicinity of the potential station areas.

Potential for contamination occurs when a leaking facility is located at a higher elevation than the potential station area because the waste will naturally migrate down-gradient. No contaminated sites at a higher elevation were within close proximity to the potential station sites, therefore there is little possibility for contamination from these sites. There is a slight possibility that some of the orphan sites that had limited information pertaining to addresses and violation histories in the database search may

pose a potential threat of contamination. This represents the most compelling reason to do additional investigations. Following is a short discussion of findings for each potential station site.

### **M.1.2 Proposed Station Area Locations**

#### ***Scranton Station Area***

The U.S. Department of the Interior – Steamtown National Historic Park is listed as having Leaking Underground Storage Tanks (LUST) according to the database search. The contaminants are B-tex and heating oil and the Pennsylvania Department of Environmental Protection has not yet reported a date when no further corrective action will be necessary. It is recommended that the close proximity of this site to the potential station area warrants further analyses be conducted to ensure that contamination of these soils has not occurred.

#### ***Scranton Yard Facility***

Of the two sites containing Leaking Underground Storage Tanks (LUST) located within 0.25 miles of the proposed yard facility, one is located at an elevation higher than the proposed yard. This site containing petroleum-leaking tanks is approximately 0.25 miles from the proposed yard facility, which is beyond the expected range of migration. Other sites listed in the environmental databases within a 0.25-mile of the proposed yard include facilities that contain Underground Storage Tanks and other auto-related uses that are listed as small or conditionally exempt small quantity generators. Similar to the LUST sites, these locations are of considerable distance from the proposed yard facility and are unlikely to contaminate the project site.

Fourteen “orphan” sites are listed in the environmental databases. Further investigation is required to determine their location.

#### ***Tobyhanna Station Area***

The 1,293-acre Tobyhanna Army Depot located approximately 0.25 miles northwest of the proposed station area was formerly utilized by the United States Army for uses including field artillery training and ordnance storage. Since the 1950s the property has been used as a communications and electronics maintenance and supply depot. The presence of hazardous materials contamination resulting from past and present activities conducted on the Army property have resulted in the site being listed in numerous environmental databases including the National Priority List (NPL), the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS), CORRACTS, and the Resource Conservation and Recovery Information System (RCRIS). Based on the depot’s close proximity to the proposed station area, it is recommended that further hazardous waste analyses be conducted during Preliminary Engineering to ensure that contamination of the site’s soils has not occurred.

Nineteen “orphan” sites are listed in the environmental databases. Further investigation is required to determine their location.

#### ***Pocono Mountain Station Area***

No sites posing a potential threat of contamination were found and it is recommended that no further investigation is necessary for the proposed station area.

#### ***Analomink Station Area***

No sites posing a potential threat of contamination were found and it is recommended that no further investigation is necessary for the potential station area.

### ***East Stroudsburg Station Area***

The East Stroudsburg Borough Building located at 188 Lenox Avenue has a Leaking Underground Storage Tank containing medium diesel fuel. The Pennsylvania Department of Environmental Protection has not reported a date in which no further corrective action will be necessary. However, it is not likely that the facility has contaminated the potential station area, as it is almost 0.5 miles from the station area.

Three sites are listed in the “orphan” summary as having Leaking Underground Storage Tanks. Acorn Market 45 located on US Route 209 in Marshalls Creek, Tri-State Newsdealers Supply Co. and Bell Atlantic at the Achterman Industrial Park were not located and further investigation is necessary to determine the precise location of these businesses. It is suspected that the Achterman Industrial Park is not within the vicinity of the potential station area. It is recommended that no further investigation is necessary for the potential station area.

### ***Delaware Water Gap Station Area***

No sites posing a potential threat of contamination are listed within the immediate vicinity of the potential station area. The Rock Tenn Company on Papermill Road is listed in the “orphan” summary as having a Small Quantity Generator and is registered with the Toxic Release Inventory System (TRIS) which identifies entities that release toxic chemicals into the air, water or land in reportable quantities. If this station is incorporated into the rail operations it is recommended that the background of this company be checked for violations that may have contaminated the soil or waters that are tributary to the Delaware River. This is recommended because the potential station area lies within the floodplain and adjacent to the same tributary of the Delaware River which would facilitate the movement of hazardous wastes. It is not anticipated that contamination of a magnitude large enough to pose a problem will be encountered.

### ***Blairstown Station Area***

No sites posing a potential threat of contamination were found and it is recommended that no further investigation is necessary for the potential station area.

### ***Andover Station Area***

No sites posing a potential threat of contamination were identified and no further investigation is recommended at this time.

### ***Rail right-of-way***

Numerous discarded railroad ties are found along much of the New Jersey section of the right-of-way and because these are typically creosote soaked they could pose a problem, however, these could be removed offsite at an approved disposal facility.

## **M.2 Impact Assessment**

The threat of hazardous waste contamination at the station sites is minimal and is not anticipated to represent a constraint with respect to the proposed project. Further hazardous waste investigations are necessary for all potential station sites, the proposed yard site and areas of the rail line proposed for disruption or excavation during Preliminary Engineering.

### **M.3 Mitigation**

In the event that contaminated soil is encountered during project construction, it would be removed to an approved offsite disposal facility. Detailed mitigation plans are dependent on the findings of more in-depth hazardous waste investigations to be conducted during Preliminary Engineering.