



PSEG

John Fitch Way Project

*Former Warren Street Gas Works
Remediation and Restoration*

Presentation to Trenton City Council

March 19, 2024

What Was a Manufactured Gas Plant?

- ❑ Prior to the widespread availability of natural gas, “manufactured “ gas was created through a process of heating coal in a specialized oven.
- ❑ Manufactured gas was primarily used for street lighting, heat and cooking from the early 1800s through the early to mid 1900s.
- ❑ Many useful chemical byproducts were produced such as coke, ammonia, creosote, oils, benzene, and tar that had commercial applications.
- ❑ PSE&G has 38 former Manufactured Gas Plant sites in NJ at varied stages of remediation.
- ❑ A predecessor company of PSE&G operated an MGP in Trenton ~ late 1840s - late 1890s on four parcels, east of Route 29.



John Fitch Way Project Site



- Located in parking lot of NJ Dept. of Labor and Division Taxation, near a NJ State Police helipad.
- The upcoming phase of work will address impacts to soil. The work will also benefit impacts to groundwater.
- Impacts to groundwater are monitored and do not impact the Delaware River.
- Groundwater will continue to be addressed following this upcoming phase of work.

Project Overview

It is an 18-month project starting on or about April 15. The first 12 weeks will focus on preparing the site for excavation.

Permissible hours of operation: Monday-Friday, 7 a.m. – 6 p.m.
Saturday work is permitted but not planned.

EXCAVATION

Remove approximately ~100,000 tons of MGP impacted soil. Certified Clean Fill will be utilized to backfill where soil is excavated.

DISPOSAL

Soil transported offsite for thermal treatment or beneficial reuse at a licensed facility.

RESTORATION

Once work is complete, the area will be restored to pre-existing conditions.



Working in Accordance with NJDEP Regulations

All work is conducted under the rules and regulations of the New Jersey Department of Environmental Protection and under the direction of the Licensed Site Remediation Professional (LSRP) .

At PSE&G Safety Is Priority 1

- ❑ Health and Safety Plan (HASP)
- ❑ Emergency Personnel Site Visit
- ❑ Traffic Plan Approved by City, County, State Police
- ❑ Onsite Safety Officer
- ❑ Regular Communications with Community

Daily Safety Meetings



Majority of the Excavation Will Be Done within a Temporary Enclosure



Providing Excavation Support and Groundwater Management

Establish Underground Freeze Wall for Excavation Support

Closed loop system freezes the soil around the work site to provide structural support and keep area dry for safe work conditions. Less noise and vibration vs. steel sheeting.



Onsite pumping and treatment system to control groundwater and surface water accumulations.

Permitted by the NJDEP and the City of Trenton Sewer Utility.



Controlling Dust and Potential Odors

- ❑ Trucks will be covered, and wheels cleaned before leaving site.
- ❑ Contractor will actively work to minimize dust and odors.



Protecting Public Health and Safety

PSE&G is committed to meeting the project's goals in a manner that puts the health of the public and our workers first

Monitor air quality

Air quality at the site will be monitored along the work site perimeter.



Air monitor

Monitor vibrations

Ground vibrations will be monitored using portable instruments located between the Department of Labor Building and Helipad and the project site.



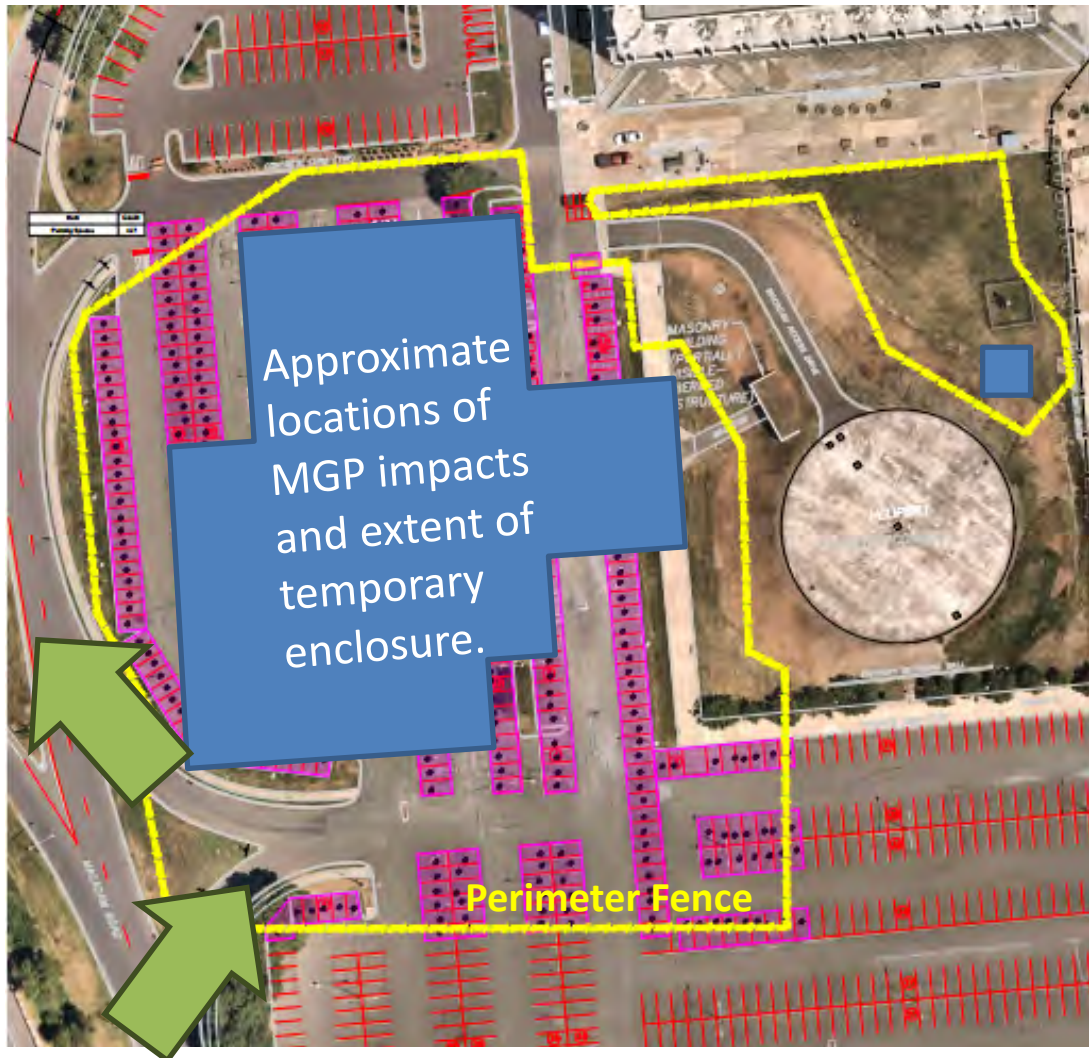
Portable vibration monitor

Secure the site

The site will be enclosed with a temporary 8 ft. perimeter fence and a guard will be posted at the site 24/7.

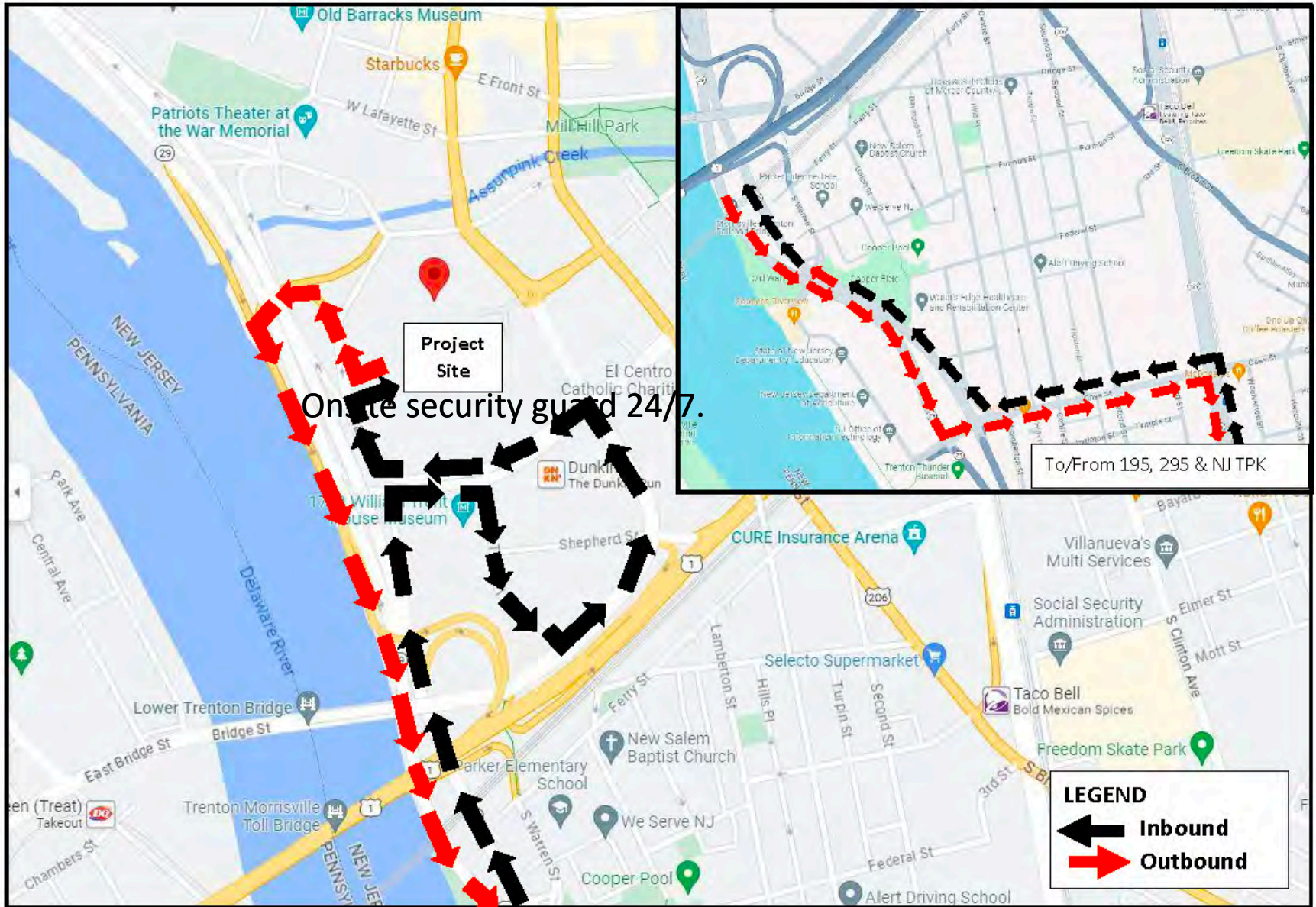


Managing Truck Traffic



- Access to Market Street at Rt.29 on- and off-ramps.
- No road closures planned.
- Trucks will be staged on site - not on city roadways.

John Fitch Way Project Primary Truck Route Map



Keeping the Community Informed

WEBSITE

- JFitchWayProject.com

PROJECT INFORMATION LINE

- (855) 356-2383

PROJECT EMAIL

- comments@JFitchWayProject.com

Information Sessions will be held virtually and in person. We hope you will join us.

Tuesday, March 26th

Zoom Webinar

6-8 PM

Wednesday, March 27th

In-Person

Division of Taxation Building

3 John Fitch Way

6-8 PM

South Warren Street Gas Works – Site History

1848-1898	Operated by the Trenton Gas Light Company to produce manufactured gas using coal.
1903	Leased to PSE&G and developed for use as its South Jersey Gas Department Headquarters.
1908-1928	Site served as a gas district operations headquarters.
1917-1961	City of Trenton acquired site through various transactions.
1962-1965	The properties comprising the site transferred from City of Trenton to State of New Jersey.
Early-Mid 2000s	PSE&G performed investigations and regulatory reporting to NJDEP.
2010	PSE&G submitted Remedial Action Workplan to NJDEP for excavation of MGP soil impacts.