



PSEG

John Fitch Way Project

*Former Warren Street Gas Works
Remediation and Restoration*

Community Information Webinar

March 26, 2024

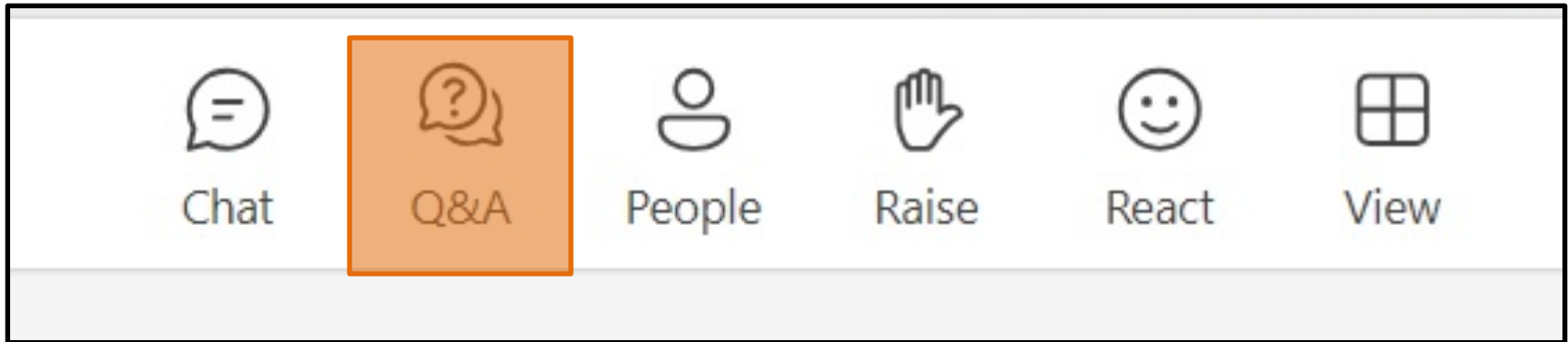


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Introductions

Tom Reilly
Project Community Liaison

Questions Are Encouraged



- ❑ Comments@jfitchwayproject.com
- ❑ Project Information Line: (855) 356-2383
- ❑ FAQs on the project website:
jfitchwayproject.com



PSE&G

Site

History

Ron Meloskie

PSE&G Senior Project Manager

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.
- ❑ A predecessor company 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.
- ❑ A 2.68-million gallon water storage tank is located beneath the helipad.
- ❑ DOJ complex located across Market Street.

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) .

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





Current

Remediation

A wide-angle photograph of a large, modern office building with a glass facade, situated behind a large parking lot filled with cars. The scene is set in an urban environment with trees and other buildings in the background under a clear blue sky.

James Boyer, PE
PS&S Environmental Consultant

Project Overview

It is an 18-month project starting on or about April 15.

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.

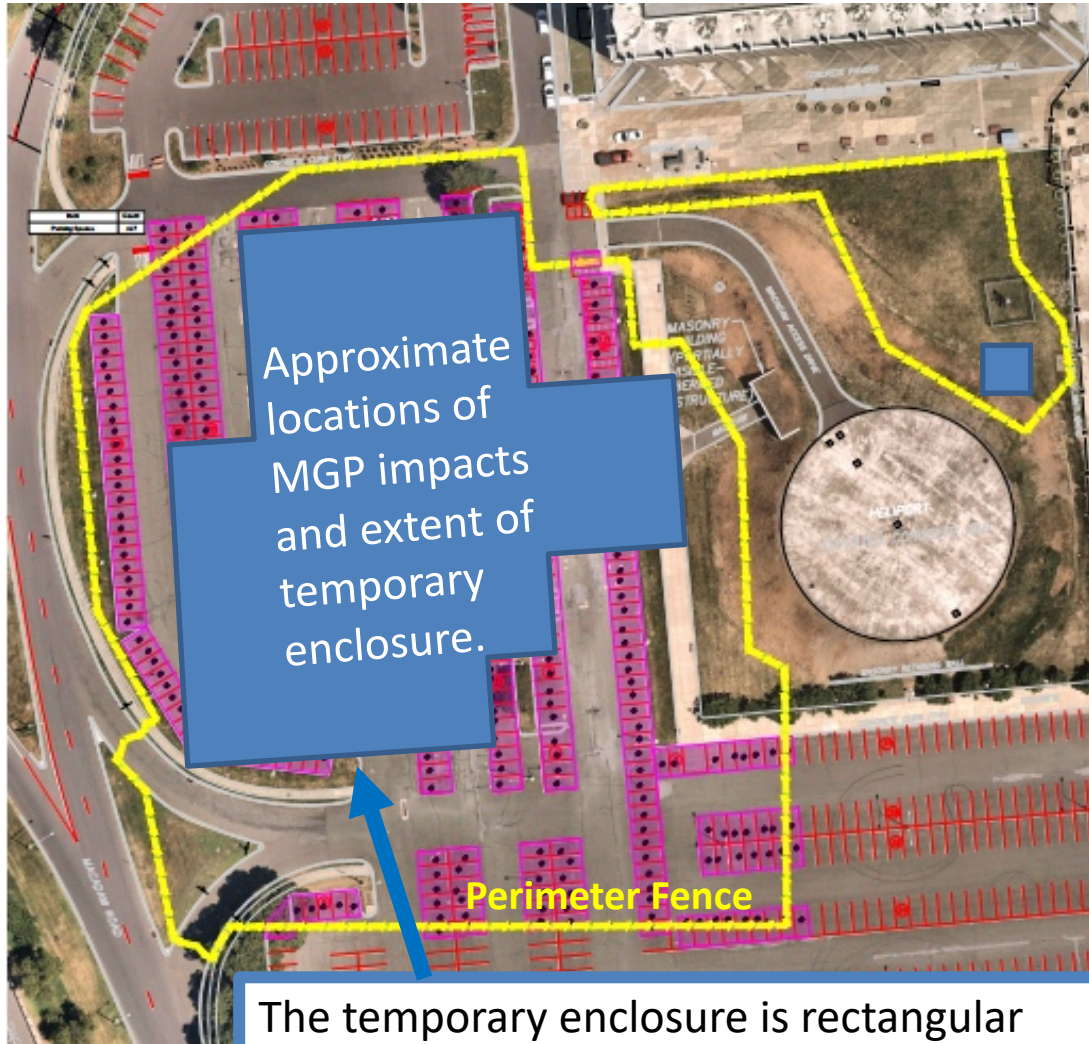


General Schedule Overview

Prepare Site for Soil Remediation	12 weeks Starting on or about April 15
Conduct Soil Remediation	52 weeks
Restore Site	12 weeks

Typical hours of operation are Mon-Friday, 7 a.m. – 6 p.m.

Majority of the Excavation Will Be Done Within a Temporary Enclosure



Allows uninterrupted operation of the State Police helipad.

Majority of the Excavation Will Be Done within a Temporary Enclosure



Protecting Public Safety

Securing the site

- ❑ The site will be enclosed with a temporary 8 ft. perimeter fence with screening.
- ❑ A security guard will be posted at the site 24/7.
- ❑ Security cameras also may be used.
- ❑ Before work begins, PSE&G and the contractor will have City of Trenton Emergency Personnel visit the site.



Providing Excavation Support and Groundwater Management

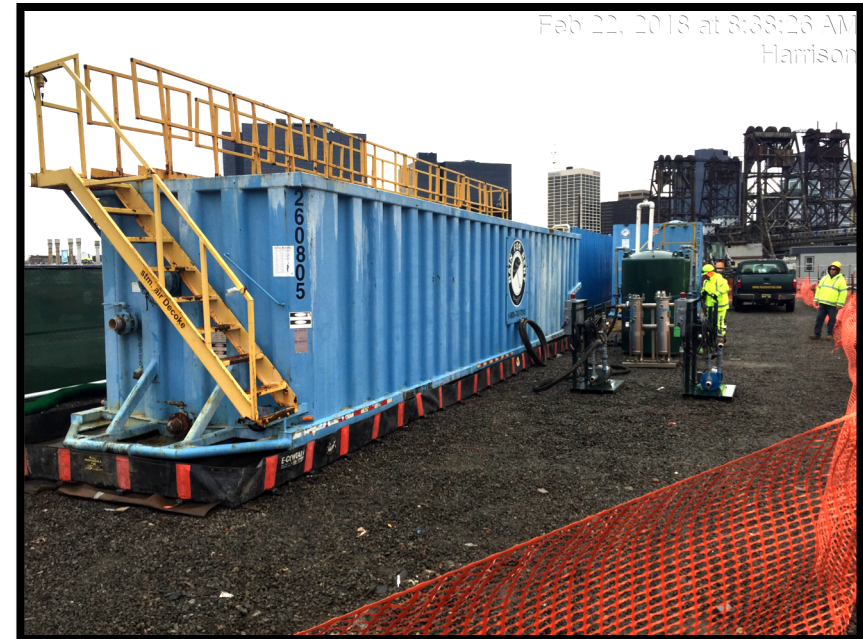
Establish Underground Freeze Wall for Excavation Support

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.



Odor Management

MGP related impacts can have an odor similar to that of roofing tar, road paving, or mothballs.

- ❑ Odors can be detected at levels well below what would be considered a health concern and what can be detected by air monitoring equipment.
- ❑ Odor levels are **NOT indicative of concentration levels.**
- ❑ Odor control agents such as an odor-control/suppressant foam (e.g., Rusmar) may be used by the remedial contractor to prevent MGP-related nuisance odors.



Dust Management

- ❑ Excavation and related activities have the potential to generate dust when soil is disturbed.
- ❑ Contractor will actively work to minimize dust and odors.
 - Water mist
 - Foam spray
 - Plastic sheeting or tarps
 - Odor neutralizer
 - Clean fill cover
- ❑ Trucks will be covered and wheels cleaned before leaving site.



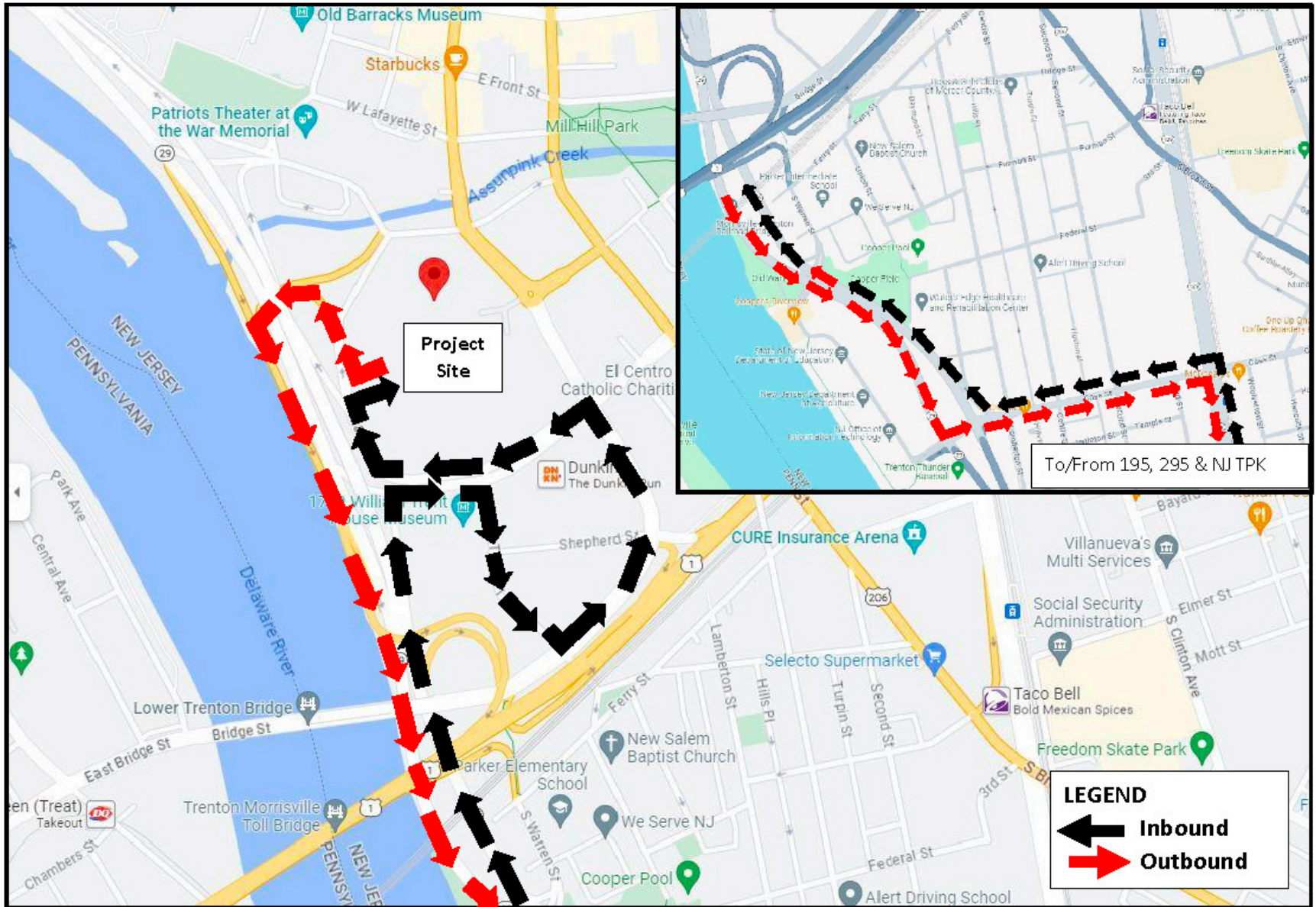
Vibration Monitoring

Vibrations will be monitored using portable seismographs to ensure protection of nearby structures.



Portable seismograph for
vibration monitoring

John Fitch Way Project Primary Truck Route Map





Public Health

& Safety

Deb Barsotti, PhD, DABT
Triumvirate Environmental

Perimeter Air Monitoring Plan

- ❑ Baseline air monitoring assessment prior to mobilization.
- ❑ A full time H&S officer using a photoionization detector or PID in the immediate work area.
- ❑ Perimeter air monitoring will be performed during disturbance of contaminated soil.
- ❑ The network uses a telemetry system for continuous and immediate notification.
- ❑ A full time, onsite Air Monitoring Technician to ensure response to early warning alerts.



Monitors Between Work and People



Minimum of 4 air monitors

Based on:

Current work locations

Wind conditions

Where people are

Monitors added and moved
as needed

Health Protection Measures

Uses “Early Warning” Approach

- ❑ Air monitoring results continuously monitored.
- ❑ Set to alarm at an internal threshold, more conservative than the regulatory action level.
- ❑ Alerts personnel before an action level is reached so mitigation measures can be taken.

Air Monitoring Action Level	PM-10	TVOC
Air Concentrations	150 $\mu\text{g}/\text{m}^3$	1.15 ppm

ppm = parts per million; $\mu\text{g}/\text{m}^3$ = micrograms per cubic meter;
TVOC = total volatile organic compounds

Health Protection Measures

Regulatory Action Levels Are Site-Specific

- ❑ The Chronic Action Level represents the safe exposure limit to an individual at the site perimeter over the entire estimated duration of the project
- ❑ Derived for the project, based upon an EPA screening level equation.
- ❑ Weekly confirmatory sampling is compared to the site's chronic action level. Verified data is posted weekly to JFitchWayProject.com

Benzene ($\mu\text{g}/\text{m}^3$)

Chronic Action Level **13.3 ppb**

OSHA PEL – 1,000 ppb

Current Running Average —



Employee and Community

Information

A wide-angle photograph of a modern, multi-story office building with a glass facade, situated behind a large parking lot filled with cars. The scene is set against a clear blue sky with some light clouds. In the foreground, there is a grassy area and a paved road.

Kelly Henry
Project Community Liaison

Keeping You Informed

Webinars and In-Person Information Sessions

Project Specific Website

Weekly Updates via Email and Posting to Website

Dedicated Call Line

Fact Sheets

Dedicated Community Liaisons



PSE&G

Home Project Overview FAQ Air Monitoring Photos Community Outreach Contact Us

John Fitch Way Project

Part of the Former Warren Street Coal Gas Site Remediation and Restoration

[Website Last Updated 2/15/24]

Thank you for visiting the website for the Public Service Electric and Gas Company (PSE&G) John Fitch Way Project located in Trenton, NJ.

We are committed to keeping the community informed of our plans and progress. This website will be updated periodically as plans develop and weekly when the project begins. Your questions and comments are welcome.

John Fitch Way
Division of Taxation
Department of Labor



Keeping the Dialogue Going

WEBSITE

- JFitchWayProject.com

PROJECT INFORMATION LINE

- (855) 356-2383

PROJECT EMAIL

- comments@JFitchWayProject.com