Dewberry

(c)

CC: Adm.
HDCHH

TRANSMITTAL

DATE: 1/13/2015 PROJECT #: 50004423
PROJECT NAME: NJDOT Hackettstown Maintenance Yard
REFERENCE: Remedial Action Outcome (RAO) for unrestricted use

TO: Clerk – Washington Township
Clerk – Mt. Olive Township
Morris County Department of Health

PHONE:

CC: Mohammad Yousef: NJDOT

RECEIVED
MAR 17 2015
Mount Olive Township Clerk's Office

We transmit:	the following:	for:
☐ As per your request	☐ Prints	☐ Your approval
☐ Under separate cover	☒ Copies	☐ Your review and comment
☐ By mail	☐ Report (Draft)	☒ Your file/use
☒ By messenger	☐ Studies	☐ Revision and submission
☐ By pick up	☐ Reproducible	☐ Distribution
☐ By overnight carrier	☐ Product literature	
	☐ Computations	

As requested by:	As approved by:	As submitted for approval by:

Copies:	Date:	Number:	Description:
1	Jan. 2015		Remedial Action Outcome (RAO) cover lettter to NJDOT
1	Dec. 2014		Remedial Action Outcome form

COMMENTS:

Dear Public Officials:

Attached are the final Remedial Action Outcome (RAO) documents, also submitted to the NJDEP, for the NJDOT Hackettstown Maintenance yard. The site has been remediated and the RAO is for unrestricted use.

Signed:

Dewberry
600 Parsippany Road, Suite 301,
Parsippany, NJ 07054

If enclosures are not as noted, please notify us at once

Dewberry

Dewberry Engineers Inc.
600 Parsippany Road, Suite 301
Parsippany, NJ 07054-3715
973.739.9400
973.428.8509 fax
www.dewberry.com

January 8, 2015

Mr. Mohammad Yousef
Principal Environmental Specialist
New Jersey Department of Transportation
951 Parkway Avenue.
PO Box 600
Trenton, New Jersey 08625-0600

Re: Response Action Outcome
Remedial Action Type: Unrestricted Use
Scope of Remediation: Area(s) of Concern: AOC-1 & AOC-2
Case Name: NJDOT Hackettstown Maintenance Facility
Address: Route 46 West, Milepost 23.3 and Hill Street
Municipality: Washington Township
County: Morris County
Block: ____ Lot: ____ (*Rt. 46 Right of Way*)
Preferred ID: 012703
Communication Ctr. #96-03-04-1817-58

Dear Mohammad:

As a Licensed Site Remediation Professional authorized pursuant to N.J.S.A. 58:10C to conduct business in New Jersey, I hereby issue this Response Action Outcome for the remediation of the *area(s) of concern* specifically referenced above. I personally reviewed and accepted all of the referenced remediation and based upon this work, it is my professional opinion that this remediation has been completed in compliance with the Administrative Requirements for the Remediation of Contaminated Sites (N.J.A.C. 7:26C), that is protective of public health, safety and the environment. Also, full payment has been made for all Department fees and oversight costs pursuant to N.J.A.C. 7:26C-4.

This remediation includes the completion of a *Remedial Investigation and Remedial Action* as defined pursuant to the Technical Requirements for Site Remediation (N.J.A.C. 7:26E).

My decision in this matter is made upon the exercise of reasonable care and diligence and by applying the knowledge and skill ordinarily exercised by licensed site remediation professionals in good standing practicing in the State at the time these professional services are performed.

As required pursuant to N.J.A.C. 7:26C-6.2(b)2ii, a copy of all records related to the remediation that occurred at this location is being simultaneously filed with the New Jersey Department of Environmental Protection (Department). These records contain all information upon which I based my decision to issue this Response Action Outcome.

By operation of law a Covenant Not to Sue pursuant to N.J.S.A. 58:10B -13.2 applies to this remediation. The Covenant Not to Sue is subject to any conditions and limitations contained herein. The Covenant Not to Sue remains effective only as long as the real property referenced above continues to meet the conditions of this Response Action Outcome.

CONDITIONS

Pursuant to N.J.S.A. 58:10B-120, New Jersey Department of Transportation and any other person who is liable for the cleanup and removal costs, and remains liable pursuant to the Spill Compensation and Control Act, N.J.S.A. 58:10-23.11 et seq. shall inform the Department in writing, on a form available from the Department, within 14 calendar days after its name or address changes. Any notices you submit pursuant to this paragraph shall reference the above case numbers and shall be sent to:

New Jersey Department of Environmental Protection
Bureau of Case Assignment and Initial Notice
Mail Code 401-05H
401 East State Street, 5th floor
PO Box 420
Trenton, New Jersey 08625-0420

NOTICES

Well Decommissioning
Pursuant to N.J.A.C. 7:9D-3, all wells installed as part of this remediation have been properly decommissioned by a New Jersey licensed well driller of the proper class in accordance with the procedures set forth in N.J.A.C. 7:9D and the well driller's well decommissioning report has been submitted to the Bureau of Water Allocation and Well Permitting.

Building Interiors Not Addressed (Non-Child Care)
Please be advised that the remediation that is covered by this Response Action Outcome does not address the remediation of hazardous substances that may exist in building interiors or equipment, including, but not limited to, radon, asbestos and lead. As a result, any risks to human health presented by any building interior or equipment remains. A complete building interior evaluation should be completed before any change in use or re-occupancy is considered.

In concluding that this remediation has been completed, I am offering no opinions concerning whether either primary restoration (restoring natural resources to their pre-discharge condition) or compensatory restoration (compensating the citizens of New Jersey for the lost interim value of the natural resources) has been completed.

Pursuant to N.J.S.A. 58:10C-25, the Department may audit this Response Action Outcome and associated documentation up to three years following issuance. Based on a finding by the Department that a Response Action Outcome is not protective of public health, safety and the environment, the Department can invalidate the Response Action Outcome. Other justifications for the Department's invalidation of this Response Action Outcome are listed in the Administrative Requirements for the Remediation of Contaminated Sites at N.J.A.C. 7:26C-6, including, but not limited to, a Department audit following issuance of this document may be initiated at any time if: a) undiscovered contamination is found that was not addressed by the Response Action Outcome, b) if the Licensed Site Remediation Professional Board conducts an investigation of the Licensed Site Remediation Professional issuing the Response Action Outcome or, c) if the license of that person is suspended or revoked.

Thank you for your attention to these matters. If you have any questions, please contact me at (973) 576-9648

Sincerely,

William Pendexter, PhD, PG, LSRP,
Licensed Site Remediation Professional # 576490

Enclosures:

cc: Morris County Regional Health Department
Clerk, Washington Township
NJDEP Bureau of Case Assignment and Initial Notice

New Jersey Department of Environmental Protection
Site Remediation Program

RESPONSE ACTION OUTCOME FORM

Date Stamp
(For Department use only)

SECTION A. SITE NAME AND LOCATION

Site Name: NJDOT Hackettstown Maintenance Facility

List All AKAs: Hackettstown Yard

Street Address: Route 46 West, Milepost 23.3 and Hill Street

Municipality: Washington Township (Township, Borough or City)

County: Morris Zip Code: 07480

Program Interest (PI) Number(s): 012703

Case Tracking Number(s) for this submission: 96-03-04-1817-58

Municipal Block(s) and Lot(s):

Block #:	Rt. 46 ROW	Lot #:		Block #:		Lot #:	
Block #:		Lot #:		Block #:		Lot #:	
Block #:		Lot #:		Block #:		Lot #:	
Block #:		Lot #:		Block #:		Lot #:	

SECTION B. SUBMISSION STATUS

☒ All Oversight Invoices and Annual Remediation Fees are Paid in Full.

Complete the following Submission and Permit Status Table:

	N/A	Included in This Submission	Previously Submitted	Date of Submission	Date of Revised Submission	Date of Previous NJDEP Approval	Date of Document Withdrawal
Alternative Soil Remediation Standard and/or Screening level Application Form	☒	☐	☐				
Case Inventory Document		☒		12/31/2014			
Discharge to Ground Water Permit by Rule Authorization Request	☒	☐	☐				
IEC Engineered System Response Action Report	☒	☐	☐				
Immediate Environmental Concern Report	☒	☐	☐				
LNAPL Interim Remedial Measure Report	☒	☐	☐				
Preliminary Assessment Report	☒	☐	☐				
Public Notification	☐	☐	☒	10/12/2011		10/17/2011	
Receptor Evaluation	☐	☒	☐	03/01/2011			
Remedial Action Report	☐	☒	☐	12/15/2005		02/17/2006	
Remedial Action Work Plan	☐	☐	☒	10/15/2004	04/14/2009	04/20/2009	
Remedial Investigation Report	☐	☐	☒	12/15/2005		02/17/2006	
Response Action Outcome	☐	☒	☐	12/31/2014			
Site Investigation Report	☒	☐	☐				
Technical Impracticability Determination	☒	☐	☐				
Vapor Concern Mitigation Report	☒	☐	☐				

Permit Application – list:	☐						
Permit by Rule:In-Situ Remediation-ORC		☐	☒	08/15/2007		08/28/2007	
PBR:In-Situ Remediation-Petrox		☐	☒	04/15/2009		04/22/2009	
PBR:In-Situ Remediation-Regenox/ORC		☐	☒	04/25/2012		05/04/2012	
		☐	☐				
Radionuclide Remedial Investigation Workplan	☒	☐	☐				
Radionuclide Remedial Investigation Report	☒	☐	☐				
Radionuclide Remedial Action Workplan	☒	☐	☐				
Radionuclide Remedial Action Report	☒	☐	☐				

SECTION C. SITE USE

Current Site Use *(check all that apply)*

- ☐ Industrial
- ☐ Agricultural
- ☐ Residential
- ☐ Park or recreational use
- ☐ Commercial
- ☐ Vacant
- ☐ School or Childcare
- ☒ Government
- ☒ Other: NJDOT Maintenance Facility

Intended Future Use *(check all that apply)*

- ☐ Industrial
- ☐ Park or recreational use
- ☐ Residential
- ☐ Vacant
- ☐ Commercial
- ☒ Government
- ☐ School or Childcare
- ☐ Future site use unknown
- ☒ Other: NJDOT Maintenance Facility

SECTION D. CASE TYPE: *(check all that apply)*

- ☐ Administrative Consent Order (ACO)
- ☐ Brownfield Development Area (BDA)
- ☐ Child Care Facility
- ☐ Chrome Site (Chromate chemical production waste)
- ☐ Coal Gas
- ☐ Due Diligence with RAO
- ☐ Hazardous Discharge Remediation Fund (HDSRF) Grant/Loan
- ☐ ISRA
- ☐ Landfill (SRP subject only)
- ☒ Regulated Underground Storage Tank (UST)
- ☐ Remediation Agreement (RA)/ Remediation Certification
- ☐ School Development Authority (SDA)
- ☐ School facility
- ☐ Spill Act Defense – Government Entity
- ☒ Spill Act Discharge
- ☐ UST Grant/Loan
- ☐ Other: _____

Federal Case *(check all that apply)*

☐ RCRA GPRA 2020 ☐ CERCLA/NPL ☐ USDOD ☐ USDOE

1. Is the party conducting remediation a government entity? ..... ☒ Yes ☐ No

   If "Yes," check one: ☐ Federal ☒ State ☐ Municipal ☐ County

SECTION E. SCOPE OF THE RESPONSE ACTION OUTCOME

1. Indicate the extent of remediation covered by the Response Action Outcome.

   Check only 1 box:

   - ☒ Unrestricted RAO
   - ☐ Limited Restricted RAO
   - ☐ Restricted RAO

2. Check only 1 box:

   - ☒ Area(s) of Concern Only
   - ☐ Entire Site
   - ☐ ISRA Subject Industrial Establishment (leasehold portion only)

3. Total number of contaminated AOCs associated with the case: 2

4. Total number of contaminated AOCs addressed in this submission: 2

5. Are there any outstanding contaminated AOCs associated with the case where an RAO has not been filed? ..... ☐ Yes ☒ No

SECTION F. RESPONSE ACTION OUTCOME PREPARATION CHECKS

1. Was the RAO issued only to the "Person(s) that conducted the Remediation"?..... ☒ Yes ☐ No
2. Does the language in the issued RAO document conform to the RAO shell document? ..... ☒ Yes ☐ No
3. Were all the applicable individuals/agencies noted in the shell document copied on the RAO? ..... ☒ Yes ☐ No
4. Are there electronic copies of all remediation related records included with this submission?..... ☒ Yes ☐ No
5. Did the remedial action render the property unusable for future redevelopment or recreation use?..... ☐ Yes ☒ No
6. Have any NJDEP-documented deficiencies been addressed in this or prior submission?..... ☐ Yes ☐ No ☒ N/A

SECTION G. RESPONSE ACTION OUTCOME NOTICES *(check all the apply and were used in the RAO document)*

1. General Notices

☒ Well Decommissioning
☒ Building Interiors Not Addressed (Non-Child Care)
☐ Building Interiors Addressed

2. Contamination Remaining Onsite

☐ Regional Natural Background Levels (above Direct Contact Standards) of Materials in Soil
☐ Existing Classification Exception Area or Deed Notice from Prior Remediations
☐ Soils Only RAO when Ground Water Contamination remains from that Area(s) of Concern or Site
☐ Ground Water Contamination Not Yet investigated
☐ Ground Water Contamination Due to Regional Historic Fill
☐ Contamination Remaining Onsite Due to Off-site Contamination
☐ Known Onsite Contamination Source Not Yet Remediated
☐ Order of Magnitude Change to a Remediation Standard after approval of a Remedial Action Workplan
☐ Order of Magnitude Change to a Remediation Standard after Approval of a Final Remediation Document

3. ISRA Specific Notices

☐ ISRA Specific – RCRA Situations - Bureau of Case Assignment and Initial Notice Referral
☐ ISRA Specific – Multi-Tenant Situations - Bureau of Case Assignment and Initial Notice Referral
☐ ISRA Specific – Landfill Situations - Bureau of Case Assignment and Initial Notice Referral

4. Additions to Model Document

☐ In-Service Railroad Line, Spurs and Sidings Not Remediated
☐ Known Onsite Contamination Source Not Remediated - Historic Fill (RAO-A)
☐ Soil Contamination From an Off-Site Source Not Remediated- General
☐ Soil Contamination From an Off-Site Source Not Remediated - Diffuse Anthropogenic Pollution
☐ Naturally Occurring Levels of Constituents in Ground Water
☐ Historically Applied Pesticides not Addressed

SECTION H. REMEDIATION FUNDING SOURCE

1. Has a Remediation Funding Source been posted for this site pursuant to N.J.A.C. 7:26C-5?.... ☐ Yes ☒ No

If "Yes, check a. or b. below as applicable:

a. ☐ This RAO is for the entire site <u>and</u> serves as notice to the NJDEP to return the Remediation Funding Source posted for this site*.

b. ☐ This RAO is for an Area of Concern only <u>and</u> (check one below):

☐ Serves as notice to the NJDEP to decrease the Remediation Funding Source posted for this site*.

☐ No adjustments to the Remediation Funding Source are requested at this time.

Note: If any box in a. or b. above identified with an asterisk (*) is checked, be sure to include the completed "Remediation Cost Review and RFS-FA Form" available at http://nj.gov/dep/srp/srra/forms

SECTION I. PERSON RESPONSIBLE FOR CONDUCTING THE REMEDIATION INFORMATION AND CERTIFICATION

Full Legal Name of the Person Responsible for Conducting the Remediation: Mohammad Yousef

Representative First Name: NJDOT Representative Last Name: Yousef

Title: Principal Environmental Specialist

Phone Number: (609) 530-2257 Ext: Fax: (609) 530-5305

Mailing Address: NJ Department of Transportation, P.O. Box 600

City/Town: Trenton State: NJ Zip Code: 08625

Email Address: Mohammad.Yousef@dot.state.nj.us

This certification shall be signed by the person responsible for conducting the remediation who is submitting this notification in accordance with Administrative Requirements for the Remediation of Contaminated Sites rule at N.J.A.C. 7:26C-1.5(a).

I certify under penalty of law that I have personally examined and am familiar with the information submitted herein, including all attached documents, and that based on my inquiry of those individuals immediately responsible for obtaining the information, to the best of my knowledge, I believe that the submitted information is true, accurate and complete. I am aware that there are significant civil penalties for knowingly submitting false, inaccurate or incomplete information and that I am committing a crime of the fourth degree if I make a written false statement which I do not believe to be true. I am also aware that if I knowingly direct or authorize the violation of any statute, I am personally liable for the penalties.

Signature: Mohammad Yousef Date: 12/17/14

Name/Title: Mohammad Yousef/Principal Environmental Specialist

Company Name: New Jersey Department of Transportation

No changes to contact information since last submission ☒

SECTION J. LICENSED SITE REMEDIATION PROFESSIONAL INFORMATION AND STATEMENT

LSRP ID Number: 573490

First Name: William Last Name: Pendexter

Phone Number: (973) 576-9648 Ext: Fax: (973) 428-8509

Mailing Address: 600 Parsippany Road, Suite 301

City/Town: Parsippany State: NJ Zip Code: 07054

Email Address: Wpendexter@dewberry.com

This statement shall be signed by the LSRP who is submitting this notification in accordance with section 14 of P.L.2009 c.60 (N.J.S.A. 58:10C-14), and paragraphs (1) and (2) of subsection b. of section 30 of P.L.2009 c.60 (N.J.S.A. 58:10B=1.3b(1) and (2)).

I certify that I am a Licensed Site Remediation Professional authorized pursuant to N.J.S.A. 58:10C to conduct business in New Jersey. As the Licensed Site Remediation Professional of record for this remediation, I:

[SELECT ONE OR BOTH OF THE FOLLOWING AS APPLICABLE]:

☐ *directly oversaw and supervised all of the referenced remediation, and\or*

☒ *personally reviewed and accepted all of the referenced remediation presented herein.*

I believe that the information contained herein, and including all attached documents, is true, accurate and complete.

It is my independent professional judgment and opinion that the remediation conducted at this site, as reflected in this submission to the Department, conforms to, and is consistent with, the remediation requirements in N.J.S.A. 58:10C-14.

My conduct and decisions in this matter were made upon the exercise of reasonable care and diligence, and by applying the knowledge and skill ordinarily exercised by licensed site remediation professionals practicing in good standing, in accordance with N.J.S.A. 58:10C-16, in the State of New Jersey at the time I performed these professional services.

I am aware pursuant to N.J.S.A. 58:10C-17 that for purposely, knowingly or recklessly submitting false statement, representation or certification in any document or information submitted to the board or Department, etc., that there are significant civil, administrative and criminal penalties, including license revocation or suspension, fines and being punished by imprisonment for conviction of a crime of the third degree.

LSRP Signature: Date: 01/07/2015

LSRP Name/Title: William Pendexter/ Senior Project Manager

Company Name: Dewberry Engineers, Inc.

No changes to contact information since last submission ☒

Completed forms should be sent to:

Bureau of Case Assignment & Initial Notice
Site Remediation Program
NJ Department of Environmental Protection
401-05H
PO Box 420
Trenton, NJ 08625-0420