

**New Jersey Natural Gas (NJNG) Long Branch Plant Site Update  
New Jersey Department of Environmental Protection (NJDEP)  
Site Remediation & Waste Management Program  
January 2006**

This report is provided in response to a request by the Concerned Citizens Coalition of Long Branch (CCC) for monthly updates on work conducted and planned at four areas associated with the former Long Branch Manufactured Gas Plant (MGP).<sup>\*</sup> These areas are:

- the former MGP (including the former Conrail properties, the eastern off-site property, and the former Jerry Morgan Park)
- the off-site portion of Troutmans Creek that flows north of the MGP
- residential areas where the community has expressed concern about potential soil contamination (Long Branch Avenue, Seaview Avenue, Grant Court and Ellis Avenue)
- the former Seaview Manor housing complex

All work is consistent with NJDEP's Technical Requirements for Site Remediation, which were developed to ensure remedial actions protect human health and the environment.

### **1) Long Branch Plant**

#### **Red Brick Building**

NJNG continues to evaluate trichloroethene (TCE) and perchloroethylene (PCE) contamination in the soil beneath the concrete pad where the red brick building was located, as well as potential ground water impacts. NJNG was scheduled to submit a Remedial Investigation Report/Remedial Action Work Plan (RIR/RAWP) to address the subsurface soils in November 2005. However, NJNG did not begin field activities for this area of the site until October 2005. NJDEP received several letters from NJNG between November 2005 and January 2006 that proposed submitting the RIR in February 2006 and deferring submission of the RAWP until after NJDEP approved the RIR. NJDEP is evaluating the proposal and plans to issue a written response in February 2006.

The remedy would essentially consist of removing the remaining concrete slabs, underground storage tanks (if any exist) and contaminated soil, followed by capping the area consistent with the rest of the site. If ground water impacts are found, they will be addressed as part of the site-wide ground water remedial action.

#### **Soil Gas Investigation**

In August 2005 NJNG submitted a Sub-Slab Sampling Remedial Investigation Work Plan (RIWP) that detailed proposals to investigate potential vapor intrusion at the Talco and Atlantic Plumbing Supply Company (APSC) buildings. NJDEP conditionally approved the RIWP in September 2005 and the sampling for the Talco property is completed. NJDEP expects to

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<sup>\*</sup> For historical information about activities that NJDEP and NJNG have conducted at these areas, please refer to the monthly updates NJDEP has provided to CCC since January 2005.

receive a RIR summarizing the findings of the soil gas investigation for the Talco property in February 2006. However, a court order issued as a result of the litigation between NJNG and APSC states that NJNG cannot have access to the APSC property until APSC vacates it, which should occur in September 2006. Remedial efforts at APSC will commence after this date.

#### Ground Water Investigation

In December 2005 NJNG's contractor began field activities to delineate the dense non-aqueous phase liquid (DNAPL) and conduct ground water treatment studies, pursuant to its Remedial Investigation Work Plan/Ground Water Pilot Test Work Plan. NJNG recently proposed submitting the RIR for this work by the March 6, 2006 due date and deferring submission of the RAWP until after NJDEP approves the RIR. NJDEP is evaluating this proposal and plans to issue a written response in February.

#### On-Site Portion of Troutmans Creek

Remediation of the southern on-site portion of the Troutmans Creek is pending since this work cannot be implemented until NJNG is allowed access to the APSC property. As noted above, these efforts will start after September 2006.

### **2) Troutmans Creek**

NJDEP required NJNG to submit an Interim Remedial Action Work Plan (IRAWP) in February 2006 detailing its proposals to implement the following:

- a. complete remediation of the corrugated metal pipe culvert in accordance with NJDEP's conditional approval letter dated 11/3/04;
- b. remove all contaminated sediments from the concrete box culvert beneath Seaview Avenue continuing north with in the creek channel to the southern end of the Joline Avenue bridge (at a minimum);
- c. remove the free/residual product from the creek and the creek banks.

NJNG has proposed submitting a draft RAWP instead of the IRAWP on February 20, 2006. NJDEP is evaluating this proposal and plans to issue a written response in February 2006.

NJNG is also expected to submit an Ecological Risk Assessment (ERA), including, but not limited to, conducting a benthic community survey, sediment toxicity testing and collecting sediment samples for analysis of site-related contaminants. The ERA is necessary to complete the Remedial Investigation and satisfy NJDEP's "Technical Requirements for Site Remediation." NJNG has proposed submitting a draft ERA Work Plan by March 23, 2006. NJDEP is considering this proposal and plans to issue a written response in February 2006.

### **3) Off-Site Residential Areas**

NJDEP collected soil samples from the right-of-ways along Long Branch Avenue, Seaview Avenue and Ellis Avenue and from Grant Court in May 2005 and analyzed the samples for volatile organic compounds, semi-volatile organic compounds, total petroleum hydrocarbons and metals. NJDEP is completing an RIR that summarizes the findings and expects to submit copies to CCC members in early February 2006.

### **4) Seaview Manor**

NJDEP finished reviewing the Remedial Action Report (RAR) that NJNG submitted for Block 400, Lot 7 and in December 2005 and issued a letter requesting that NJNG furnish additional information and documentation within 90 days. NJNG subsequently determined that the excavation for the unrestricted use remedial action was not implemented as approved. In January 2006 NJNG re-mobilized its contractors to finish excavating the contaminated soil at Block 400, Lot 7, and document their compliance with NJDEP's "Technical Requirements for Site Remediation" via submission of a revised RAR. The revised RAR was received by NJDEP on January 27, 2006. The RAR for the remaining parcels (except the culvert) was due on January 13, 2006; however, NJDEP received a written request for a 30-day extension on January 11, 2006. NJDEP was unable to issue a written reply in January but plans to do so in February 2006.

#### Culvert Status

NJNG removed two feet of soil from the culvert area and capped it during the remedial action for Block 400, Lots 6 and 7. The removal of the culvert and any underlying contamination will occur in the spring and summer of 2006.