

Weehawken Waterfront Park

Weehawken Twp., Hudson County

July 2007

The Weehawken Waterfront Park covers over 16 acres along the Hudson River. It includes a walkway running along the river, parking areas spaced throughout the park and numerous active and passive recreational areas. Contaminated soils, mostly historic fill material deposited throughout the site, are the subject of the on-going cleanup that began in the late 1990s. A limited amount of these soils are believed to have originated from former chromium ore processing plants located in Hudson County.

A Memorandum of Agreement between the Port Imperial South, LLC and NJDEP was executed in 1997 for the investigation and remediation of the entire Port Imperial South area that includes the park and significant residential and commercial development. A Final Remedial Investigation Report was completed in October 2000 and the Remedial Action Workplan was approved by NJDEP in 2001.

In-Depth: What Standards are Used for Chromium?

The NJDEP approved Remedial Action Work Plan uses the current, most stringent cleanup criterion of 20 ppm for hexavalent Chromium in soil. In areas where this is exceeded a cap is in place. The remediation of the Waterfront Park area of the site complies with the recent February 8, 2007 NJDEP chromium policy for the remediation of sites or areas of sites that will *not* have residential, day care, or educational uses, and, as such, does *not* require an unconditional no further action approval (NFA). However, upon completion and approval by the NJDEP of the remedial action report for the Waterfront Park area of the site, the issuance of the conditional NFA does require approval from the NJDEP Assistant Director for the Site Remediation Program.

Specific to the Waterfront Park, the Remedial Action Workplan called for:

- ❖ the excavation of PCB (polychlorinated biphenyl) hotspots to 10 parts per million (ppm);
- ❖ capping of areas that contained hexavalent chromium above 100 ppm with a permanent impervious high-density polyethylene liner overlain by a soil cap;
- ❖ capping of remaining areas that contained historic fill, PCBs between 0.49 and 10 ppm, and hexavalent chromium between 20 and 100 ppm with a standard soil cap that is a minimum of 1.5 feet of certified clean soil.

The whole site, including the Waterfront Park, will be capped due to the presence of historic fill. Therefore, all areas within the Waterfront Park with any hexavalent chromium or PCBs will also have, at a minimum, a clean soil cap in place. The cap is designed to eliminate exposure to contaminated soils left in place. Because the whole site has been capped, the whole site will have a deed notice. A deed notice is required when contamination will remain above NJDEP's most stringent of the residential non-residential soil cleanup criteria. The deed notice requires a property owner's concurrence and specifies the location and concentration of all contaminants as well as how the cap must be controlled, maintained and monitored. Upon completion of the remediation a Cap Monitoring and Maintenance Plan will be submitted to NJDEP for approval and a Deed Notice will be recorded. Every two years, certification is required that the monitoring and maintenance of the cap is continuing and the cap continues to be protective.

All remedial work at the Waterfront Park has been designed to meet the NJDEP Technical Requirements for Site Remediation to ensure that the cleanup is protective of human health and the environment. To date, the PCB-contaminated soils have been excavated and disposed of off-site. Excavation of about 28,000 tons of hexavalent chromium-contaminated soil generated during park construction was also completed and sent for off-site disposal. An additional 110 cubic yards of hexavalent chromium was excavated in June 2007 for construction of an access road at the park. Construction of the impermeable liner system for hexavalent chromium above 100 ppm was implemented and a clean soil cap, ranging in thickness from 1.5 feet to over 6 feet in some areas, is in place. A ground water investigation was also conducted and is being evaluated. Drinking water at the park will be provided by the public water supply system.

Questions About Waterfront Park?

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