



Pennsylvania
**Department of
Environmental Protection**

ENVIRONMENTAL CLEANUP AND BROWNFIELDS PROGRAM

December 17, 2024

VIA EMAIL: David.Salinas@scannellproperties.com

Mr. David Salinas
Easton Wood Ave PropCo., LLC
8801 River Crossing Blvd
Suite 300
Indianapolis, IN 46240

Re: Act 2 Combined Remedial Investigation / Risk Assessment / Cleanup Plan
Former Elementis Pigments Facility
eFACTS PF #636923
eFACTS Remediation ID #57085
1525 Wood Avenue
City of Easton & Wilson Borough, Northampton County

Dear Mr. Salinas:

The Department of Environmental Protection (DEP) has reviewed the September 23, 2024, document titled “Act 2 Combined Remedial Investigation / Risk Assessment / Cleanup Plan Former Elementis Pigments Facility” for the property referenced above. The Remedial Investigation, Risk Assessment Report & Cleanup Plan was prepared by Langan Engineering & Environmental Services, LLC and submitted to the DEP in accordance with the Land Recycling and Environmental Remediation Standards Act (Act 2) and constitutes a Cleanup Plan as defined in Chapter 3.

DEP hereby approves the Remedial Investigation, Risk Assessment Report & Cleanup Plan in accordance with the provisions of Act 2.

Please feel free to contact William Craft, PG by e-mail at wcraft@pa.gov or by telephone at 570-826-2599 with any questions or if further clarification is needed regarding this matter.

Any person aggrieved by this action may appeal the action to the Environmental Hearing Board (Board), pursuant to Section 4 of the Environmental Hearing Board Act, 35 P.S. § 7514, and the Administrative Agency Law, 2 Pa.C.S. Chapter 5A. The Board’s address is:

Environmental Hearing Board
Rachel Carson State Office Building, Second Floor
400 Market Street
P.O. Box 8457
Harrisburg, PA 17105-8457

TDD users may contact the Environmental Hearing Board through the Pennsylvania Relay Service, 800-654-5984.

Appeals must be filed with the Board within 30 days of receipt of notice of this action unless the appropriate statute provides a different time. This paragraph does not, in and of itself, create any right of appeal beyond that permitted by applicable statutes and decisional law.

A Notice of Appeal form and the Board's rules of practice and procedure may be obtained online at www.ehb.pa.gov or by contacting the Secretary to the Board at 717-787-3483. The Notice of Appeal form and the Board's rules are also available in braille and on audiotape from the Secretary to the Board.

IMPORTANT LEGAL RIGHTS ARE AT STAKE. YOU SHOULD SHOW THIS DOCUMENT TO A LAWYER AT ONCE. IF YOU CANNOT AFFORD A LAWYER, YOU MAY QUALIFY FOR FREE PRO BONO REPRESENTATION. CALL THE SECRETARY TO THE BOARD AT 717-787-3483 FOR MORE INFORMATION. YOU DO NOT NEED A LAWYER TO FILE A NOTICE OF APPEAL WITH THE BOARD.

IF YOU WANT TO CHALLENGE THIS ACTION, YOUR APPEAL MUST BE FILED WITH AND RECEIVED BY THE BOARD WITHIN 30 DAYS OF RECEIPT OF NOTICE OF THIS ACTION.

Sincerely,

Eric Supey

Eric Supey
Environmental Program Manager
Environmental Cleanup and Brownfields Program

cc: City of Easton/Northampton County
Wilson Borough, Northampton County
Abruzzi Trust
Langan Engineering & Environmental Services, LLC