



UNITED STATES

ENVIRONMENTAL PROTECTION AGENCY

REGION III

STATEMENT OF BASIS

JANSSEN RESEARCH & DEVELOPMENT LLC  
SPRING HOUSE, PENNSYLVANIA

EPA ID NO. PAD 000 731 471

## **I. Introduction**

The United States Environmental Protection Agency (EPA) has prepared this Statement of Basis (SB) for the Janssen Research & Development LLC facility located at McKean Road and Welsh Road, Spring House, PA (Facility). Prior to January 2012, the Facility was known as Johnson & Johnson Pharmaceutical Research and Development.

EPA's review of available information indicates that there are no unaddressed releases of hazardous waste or hazardous constituents from the Facility. Based on that assessment, our proposed decision is that no further investigation or cleanup is required. EPA has determined that its proposed decision is protective of human health and the environment and that no further corrective action or land use controls are necessary at this time. This SB highlights key information relied upon by EPA in making its proposed decision.

The Facility is subject to EPA's Corrective Action Program under the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act (RCRA) of 1976, and the Hazardous and Solid Waste Amendments (HSWA) of 1984, 42 U.S.C. §§ 6901 et seq. (Corrective Action Program). The Corrective Action program is designed to ensure that certain facilities subject to RCRA have investigated and cleaned up any releases of hazardous waste and hazardous constituents that have occurred at their property. The Commonwealth of Pennsylvania (Commonwealth) is not authorized for the Corrective Action Program under Section 3006 of RCRA. Therefore, EPA retains primary authority in the Commonwealth for the Corrective Action Program.

The Administrative Record (AR) for the Facility contains all documents, including data and quality assurance information, on which EPA's proposed decision is based. See Section V, Public Participation, for information on how you may review the AR.

## **II. Facility Background**

The Facility is located at McKean Road and Welsh Road, in Lower Gwynedd Township, Montgomery County, Pennsylvania. The Facility is bordered by residential properties and golf courses on the north, east and west; and industrial property on the south.. The Facility covers 170 acres.

The Facility was constructed in 1980 and operates as a pharmaceutical research and development facility. Prior to 1980 the property was agricultural land.

The Facility operates as a large quantity generator of hazardous waste. Waste solvents are accumulated in satellite storage areas located inside of the laboratories. The waste is taken to a storage area (inside Building 41) twice a week, where it is stored until it is transported off-site for disposal. Process water is sent through a equalization/neutralization unit prior to discharge to the Ambler Wastewater Treatment Plant. The discharge is permitted through the Borough of Ambler.

## **III. Summary of Environmental History**

Remedial actions at the Facility include the removal of underground storage tanks and the excavation of soil following releases of chemicals.

### Underground Storage Tank removal

Ten underground storage tanks were formerly used at the Facility. Seven tanks were removed between 1991 and 1998. The remaining three tanks were removed in 2004. Six of the tanks stored fuel, two tanks stored raw material (isopropyl alcohol and ethyl acetate), and two tanks stored liquid waste.

Contaminated soil was evident at two tanks (tank 001 and 003), and around the piping to tank 005. All contaminated soil was excavated and transported off-site for disposal. Soil samples from the excavation trenches of all the tanks were collected and analyzed. Groundwater samples were collected and analyzed where releases may have migrated past the excavation area.

All post-excavation sampling data was submitted to the PA Department of Environmental Protection (PADEP) for review. Based on the sampling data, PADEP accepted that no further action was required for the tank removals.

### Other Releases

Three other releases to the environment were noted and remediated between 2003 and 2010. They include the release of No. 2 fuel oil, hydraulic oil, and urea solution. In each instance, the contaminated soil was excavated and transported off-site for disposal, and soil samples from the excavation trenches were collected and analyzed. All post-excavation sampling data was submitted to PADEP for review. Based on the sampling data, PADEP accepted that no further action was required for the release areas.

### Required Further Action

Review of all available records and discussions during an October 22, 2010 site visit indicate that all required remediation is complete and no current or future monitoring efforts are necessary at this Facility. The record review and site visit are documented in the Final Environmental Indicator Inspection Report which is contained in the Administrative Record and is available upon request.

## **IV. Environmental Indicators**

EPA sets national goals to measure progress toward meeting the nation's major environmental goals. For Corrective Action, EPA evaluates two key environmental indicators for each facility: (1) current human exposures under control and (2) migration of contaminated groundwater under control. The EPA has determined that the Facility met these indicators on February 15, 2012.

## **V. Public Participation**

Before EPA makes a final decision on its proposal for the Facility, the public may participate in the remedy selection process by reviewing this SB and documents contained in the Administrative Record (AR) for the Facility. The AR contains all information considered by EPA in reaching this proposed decision. It is available for public review during normal business hours at:

U.S. EPA Region III  
1650 Arch Street  
Philadelphia, PA 19103  
Contact: Maureen Essenthier, Project Manager  
Phone: (215) 814-3416  
Fax: (215) 814-3113  
Email: [essenthier.maureen@epa.gov](mailto:essenthier.maureen@epa.gov)

Interested parties are encouraged to review the AR and comment on EPA's proposed decision. The public comment period will last thirty (30) calendar days from the date that notice is published in a local newspaper. You may submit comments by mail, fax, or e-mail to Maureen Essenthier. EPA will hold a public meeting to discuss this proposed decision upon request. Requests for a public meeting should be made to Maureen Essenthier.

EPA will respond to all relevant comments received during the comment period. If EPA determines that new information warrant a modification to the proposed decision, EPA will modify the proposed decision or select other alternatives based on such new information and/or public comments. EPA will announce its final decision and explain the rationale for any changes in a document entitled the Final Decision and Response to Comments (FDRTC). All persons who comment on this proposed decision will receive a copy of the FDRTC. Others may obtain a copy by contacting Maureen Essenthier at the address listed above.

Date: 2/28/12



Abraham Ferdas, Director  
Land and Chemicals Division  
US EPA, Region III