

**FINDING OF SUITABILITY TO TRANSFER
(FOST)**

**Lewisburg U.S. Army Reserve Center (PA058)
480 Hafer Road
Lewisburg, Pennsylvania 17837**

September 2012

**FINDING OF SUITABILITY TO TRANSFER
(FOST)**

**Lewisburg U.S. Army Reserve Center (PA058)
480 Hafer Road
Lewisburg, Pennsylvania 17837**

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1. PURPOSE

The purpose of this Finding Of Suitability To Transfer (FOST) is to document the environmental suitability of certain parcels or property at Lewisburg United States Army Reserve (USAR) Center for transfer to Union County consistent with Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) Section 120(h) and Department of Defense (DOD) policy. In addition, the FOST includes the CERCLA Covenant and Access Provisions and other Deed Provisions and the Environmental Protection Provisions (EPPs) necessary to protect human health or the environment after such transfer.

2. PROPERTY DESCRIPTION

The property consists of 10 acres, which includes two buildings (10,316 square foot administration building and 1,400 square foot maintenance building) and 5 acres of undeveloped land. The property was previously used as an Army Reserve Center which included administrative activities and light maintenance of military vehicles. The property is intended to be transferred as an emergency services and communication center and possibly a disaster shelter, regional fire station, emergency response center, and regional police department and headquarters and is consistent with the intended reuse of the property as set forth in the Union County's Reuse Plan. A site map of the property is attached (Enclosure 1).

3. ENVIRONMENTAL DOCUMENTATION

A determination of the environmental condition of the property was made based upon the *Environmental Condition of Property Report, Lewisburg U.S. Army Reserve Center, February 2007* and the *Environmental Condition of Property Update Report, Lewisburg USAR Center, November 2011*. The information provided is a result of a complete search of agency files during the development of these environmental surveys.

A complete list of documents providing information on environmental conditions of the property is attached (Enclosure 2).

4. ENVIRONMENTAL CONDITION OF PROPERTY

The DOD Environmental Condition of Property (ECP) category for the property is as follows:

ECP Category 1: Lewisburg USAR Center (PA058)

A summary of the ECP categories for parcels and the ECP category definitions is provided in Table 1 – Description of Property (Enclosure 3).

4.1. Environmental Remediation Sites

There are no environmental investigation/remediation sites and no evidence of groundwater contamination on the property.

4.2. STORAGE, RELEASE, OR DISPOSAL OF HAZARDOUS SUBSTANCES

There is no evidence that hazardous substances were stored, released, or disposed of on the property in excess of the 40 CFR Part 373 reportable quantities. The CERCLA 120(h)(4) Covenant and Access Rights at Enclosure 6 will be included in the Deed.

4.3. PETROLEUM AND PETROLEUM PRODUCTS

4.3.1. UNDERGROUND AND ABOVE-GROUND STORAGE TANKS (UST/AST)

- **Current UST/AST Sites** - There are no underground and two above-ground petroleum storage tanks (UST/AST) on the property. There is no evidence of petroleum releases from these sites.
- **Former UST/AST Sites** - There were three USTs on the property that have been removed or closed in place. See Section 3.4 of the ECP for additional information. There is no evidence of petroleum releases from these sites.

A summary of the UST/AST petroleum product activities is provided in Table 3 – Notification of Petroleum Products Storage, Release, or Disposal (Enclosure 5).

4.3.2. Non-UST/AST Storage, Release, or Disposal of Petroleum Products

There is no evidence that non-UST/AST petroleum products in excess of 55 gallons were stored for one year or more on the property.

4.4. POLYCHLORINATED BIPHENYLS (PCB)

There is no evidence that PCB-containing equipment is located or was previously located on the property.

4.5. ASBESTOS

An asbestos inspection was performed in July 2012 and there is no evidence that buildings or structures with ACM are located on the property (SBG Inc) See Enclosure 9 for additional information.

4.6. LEAD-BASED PAINT (LBP)

Based on the age of the buildings (constructed after 1978), no buildings on the property are presumed to contain lead-based paint.

4.7. RADIOLOGICAL MATERIALS

The Army completed a radiological survey of the Property in compliance with the accepted federal government protocol (MARSSIM Class 3). The Radiological Assessment Report found no evidence that radiological contamination or radioactive material was present and concluded that the Property can be considered non-impacted and available for unrestricted use relative to radioactive materials. On 15 June 2012, the US Army Chief of Staff for Installations BRAC Deputy concluded the site is free of radiological concerns. See Enclosure 8 for additional information.

4.8. RADON

Radon surveys were conducted in the administration building on the property. A radon reduction mitigation system was installed in the administrative building 1992. Post-mitigation testing indicated that the radon levels were below the EPA residential action level of 4 picoCuries per liter (pCi/L) in this building. See Section 6.8 of the ECP for additional information.

4.9. MUNITIONS AND EXPLOSIVES OF CONCERN (MEC)

Based on a review of existing records and available information, there is no evidence that Munitions and Explosives of Concern (MEC) are present on the property. In addition the property has historically been used as an administrative and vehicle maintenance facility. The term "MEC" means military munitions that may pose unique explosives safety risks, including: (A) unexploded ordnance (UXO), as defined in 10 U.S.C. §101(e)(5); (B) discarded military munitions (DMM), as defined in 10 U.S.C. §2710(e)(2); or (C) munitions constituents (e.g., TNT, RDX), as defined in 10 U.S.C. §2710(e)(3), present in high enough concentrations to pose an explosive hazard.

4.10. OTHER PROPERTY CONDITIONS

There are no other hazardous conditions on the property that present an unacceptable risk to human health and the environment.

5. ADJACENT PROPERTY CONDITIONS

There are no conditions adjacent to the property that present an unacceptable risk to human health and the environment.

6. ENVIRONMENTAL REMEDIATION AGREEMENTS

There are no environmental remediation orders or agreements applicable to the property being transferred. The deed will include a provision reserving the Army's right to conduct remediation activities if necessary in the future (Enclosure 6).

7. REGULATORY/PUBLIC COORDINATION

The U.S. EPA Region 3, the Pennsylvania Department of Environmental Protection (PADEP), and the public were notified of the initiation of this FOST. Regulatory/public comments received during the public comment period will be reviewed and incorporated, as appropriate. A copy of the regulatory/public comments and the Army Response will be included at Enclosure 10.

8. NATIONAL ENVIRONMENTAL POLICY ACT (NEPA) COMPLIANCE

The environmental impacts associated with the proposed transfer of the property have been analyzed in accordance with the National Environmental Policy Act (NEPA). The results of this analysis are documented in the *Record of Environmental Consideration, BRAC 2005 Closure, Disposal, and Reuse, Lewisburg U.S. Army Reserve Center* (February 2012). There were no encumbrances or condition identified in the NEPA analysis as necessary to protect human health or the environmental.

9. FINDING OF SUITABILITY TO TRANSFER

Based on the information above, I conclude that the Property qualifies as CERCLA §120(h)(4) uncontaminated property and is transferable under that section. In addition, all Department of Defense requirements to reach a finding of suitability to transfer have been met, subject to the terms and conditions in the Environmental Protection Provisions that shall be included in the deed for the property. The deed will include the CERCLA 120(h)(4) Covenant and Access Provisions and Other Deed Provisions. Whereas no hazardous substances or petroleum products were stored for one year or more, known to have been released, or disposed of on the parcel, a hazardous substance or petroleum notification is not required.

WILLIAM D. R. WAFF
Major General

Date

Enclosures

- Encl 1 -- Site Map of Property
- Encl 2 -- Environmental Documentation
- Encl 3 -- Table 1 -- Description of Property
- Encl 4 -- Table 2 -- Notification of Hazardous Substance Storage, Release, or Disposal
- Encl 5 -- Table 3 -- Notification of Petroleum Product Storage, Release, or Disposal
- Encl 6 -- CERCLA Notice, Covenant, and Access Provisions and Other Deed Provisions

Encl 7 -- Environmental Protection Provisions

Encl 8 – Radiological Clearance

Encl 9 –Asbestos Report

Encl 10 --Regulatory/Public Comments and Army Response

ENCLOSURE 1

SITE MAP OF PROPERTY

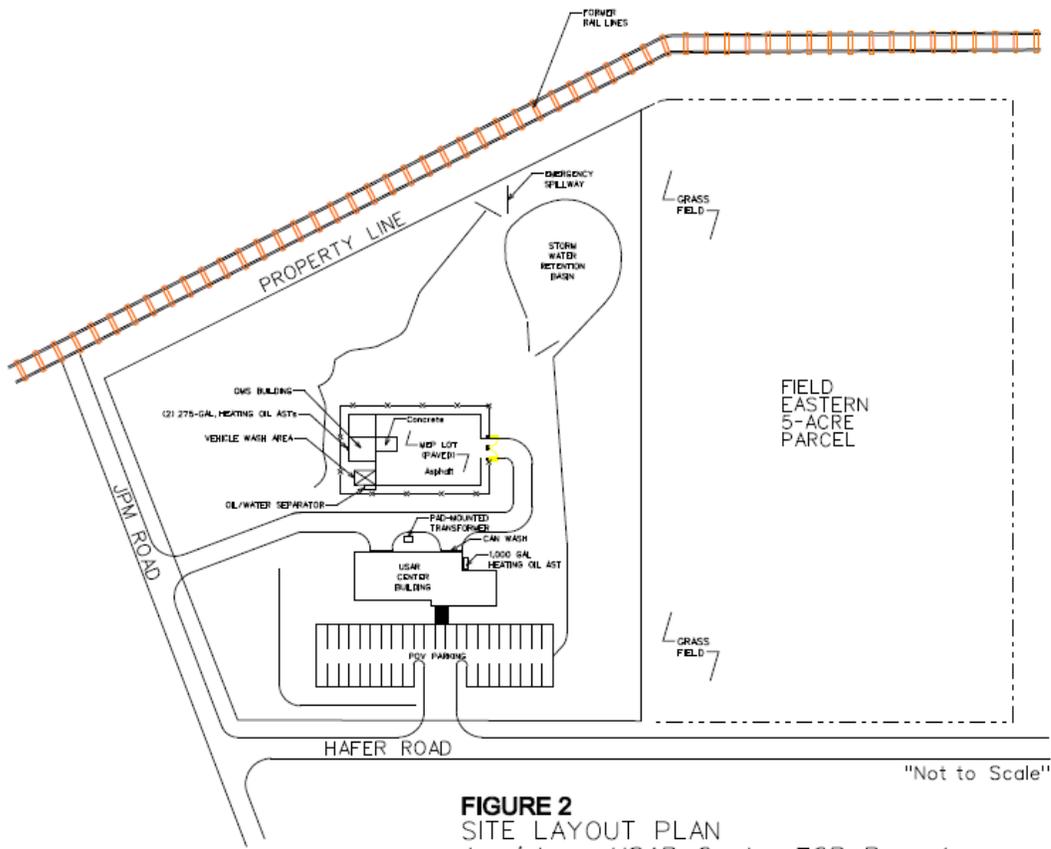


FIGURE 2
SITE LAYOUT PLAN
Lewisburg USAR Center ECP Report

ENCLOSURE 2

ENVIRONMENTAL DOCUMENTATION

Document	Source
Environmental Condition of Property Report, Lewisburg U.S. Army Reserve Center (PA058), Lewisburg, Pennsylvania, prepared for U.S. Army Corps of Engineers—Louisville District, February 2007	USACE
Environmental Condition of Property Update Report, Lewisburg U.S. Army Reserve Center (PA058), Lewisburg, Pennsylvania, prepared for U.S. Army Corps of Engineers—Louisville District, November 2011	USACE
Asbestos Inspection Report, July, 2012.	99 th RSC
Record of Environmental Consideration, BRAC 2005 Closure, Disposal, and Reuse, Lewisburg U.S. Army Reserve Center, February 2012.	99 th RSC
Rad Clearance Memo, June 2012.	99 th RSC

ENCLOSURE 3

TABLE 1 – DESCRIPTION OF PROPERTY

Building Number and Property Description	ECP Parcel Designation	Condition Category	Remedial Actions
Lewisburg USAR Center (PA058)	Entire Parcel, including all buildings	1	None

Category 1: Areas where no release or disposal of hazardous substances or petroleum products has occurred. (including no migration of these substances from adjacent areas)

ENCLOSURE 4

TABLE 2 – NOTIFICATION OF HAZARDOUS SUBSTANCE STORAGE, RELEASE OR DISPOSAL

Building Number	Name of Hazardous Substance(s)	Date of Storage, Release, or Disposal	Remedial Actions
The entire Parcel including all buildings.	No hazardous substances were released or disposed of on the property.	1987 to Present	None required
<p>* The information contained in this notice is required under the authority of regulations promulgated under section 120(h) of the Comprehensive Environmental Response, Liability, and Compensation Act (CERCLA or 'Superfund') 42 U.S.C. §9620(h). This table provides information on the storage of hazardous substances for one year or more in quantities greater than or equal to 1,000 kilograms or the hazardous substances' CERCLA reportable quantity (whichever is greater). In addition, it provides information on the known release of hazardous substances in quantities greater than or equal to the substances CERCLA reportable quantity. See 40 CFR Part 373.</p>			

ENCLOSURE 5

TABLE 3 – NOTIFICATION OF PETROLEUM PRODUCT STORAGE, RELEASE, OR DISPOSAL

Building Number	Name of Petroleum Product(s)	Date of Storage, Release, or Disposal	Remedial Actions
Administration Building	Fuel Oil	Circa 1987 to 1994	4000-gallon UST removed October 19, 1994. Confirmation sampling revealed no evidence of release, No Further Action (NFA) from PADEP on June 23, 1995. No further action warranted.
Administration Building	Fuel Oil	Circa 1987 to present	1,000-gallon double-walled AST currently exists at the Property. No reports or evidence of spill/release. No further action warranted.
OMS	Waste Oil	Circa 1987 to 1998	550-gallon steel UST removed October 13, 1998. Confirmation sampling revealed no evidence of release. No further action warranted.
OMS	Waste Oil	Circa 1998 to 2002	600-gallon fiberglass UST replaced above-listed 550-gallon steel UST. This UST was removed on March 21, 2002. Confirmation sampling revealed no evidence of release. No further action warranted.
OMS	Fuel Oil	Circa 1987 to present	A pair of manifolded 275-gallon ASTs currently exist at the Property. No reports or evidence of a spill/release. No further action warranted.

ENCLOSURE 6

CERCLA COVENANT, AND ACCESS PROVISIONS **AND OTHER DEED PROVISIONS**

The following CERCLA Covenant, and Access Provisions, along with the Other Deed Provisions, will be placed in the deed in a substantially similar form to ensure protection of human health and the environment and to preclude any interference with ongoing or completed remediation activities.

1. CERCLA COVENANT

Pursuant to section 120(h)(4)(D)(i) of the Comprehensive Environmental Response, Compensation, and Liability Act of 1980 (42 U.S.C. § 9620(h)(4)(D)(i)), the United States warrants that any response action or corrective action found to be necessary after the date of this deed for hazardous substances existing on the property prior to the date of this deed shall be conducted by the United States. This warranty shall not apply in any case in which the person or entity to whom the property is transferred is a potentially responsible party with respect to such property. For purposes of this warranty, Grantee shall not be considered a potentially responsible party solely due to a hazardous substance remaining on the property on the date of this instrument, provided that Grantee has not caused or contributed to a release of such hazardous substance or petroleum product or its derivatives.

2. RIGHT OF ACCESS

A. Pursuant to section 120(h)(4)(D)(ii) of the Comprehensive Environmental Response, Compensation, and Liability Act of 1980 (42 U.S.C. § 9620(h)(4)(D)(ii)), the United States retains and reserves a perpetual and assignable easement and right of access on, over, and through the property, to enter upon the property in any case in which an environmental response or corrective action is found to be necessary on the part of the United States, without regard to whether such environmental response or corrective action is on the property or on adjoining or nearby lands. Such easement and right of access includes, without limitation, the right to perform any environmental investigation, survey, monitoring, sampling, testing, drilling, boring, coring, testpitting, installing monitoring or pumping wells or other treatment facilities, response action, corrective action, or any other action necessary for the United States to meet its responsibilities under applicable laws and as provided for in this instrument. Such easement and right of access shall be binding on the Grantee, its successors and assigns, and shall run with the land.

B. In exercising such easement and right of access, the United States shall provide the Grantee or its successors or assigns, as the case may be, with reasonable notice of its intent to enter upon the Property and exercise its rights under this clause, which notice may be severely curtailed or even eliminated in emergency situations. The United States shall use reasonable means to avoid and to minimize interference with the Grantee's and the Grantee's successors' and assigns' quiet enjoyment of the Property. Such easement and right of access includes the right to obtain and use utility services, including water, gas, electricity, sewer, and communications services available on the property at a reasonable charge to the United States. Excluding the reasonable charges for such utility services, no fee, charge, or compensation will be due the Grantee, nor its successors and

assigns, for the exercise of the easement and right of access hereby retained and reserved by the United States.

C. In exercising such easement and right of access, neither the Grantee nor its successors and assigns, as the case may be, shall have any claim at law or equity against the United States or any officer, employee, agent, contractor of any tier, or servant of the United States based on actions taken by the United States or its officers, employees, agents, contractors of any tier, or servants pursuant to and in accordance with this clause: Provided, however, that nothing in this paragraph shall be considered as a waiver by the grantee and its successors and assigns of any remedy available to them under the Federal Tort Claims Act. In addition, the Grantee, its successors and assigns, shall not interfere with any response action or corrective action conducted by the Grantor on the Property.

3. "AS IS"

A. The Grantee acknowledges that it has inspected or has had the opportunity to inspect the Property and accepts the condition and state of repair of the subject Property. The Grantee understands and agrees that the Property and any part thereof is offered "AS IS" without any representation, warranty, or guaranty by the Grantor as to quantity, quality, title, character, condition, size, or kind, or that the same is in condition or fit to be used for the purpose(s) intended by the Grantee, and no claim for allowance or deduction upon such grounds will be considered.

B. No warranties, either express or implied, are given with regard to the condition of the Property, including, without limitation, whether the Property does or does not contain asbestos or lead-based paint. The Grantee shall be deemed to have relied solely on its own judgment in assessing the overall condition of all or any portion of the Property, including, without limitation, any asbestos, lead-based paint, or other conditions on the Property. The failure of the Grantee to inspect or to exercise due diligence to be fully informed as to the condition of all or any portion of the Property offered, will not constitute grounds for any claim or demand against the United States.

C. Nothing in this "As Is" provision will be construed to modify or negate the Grantor's obligation under the CERCLA Covenant or any other statutory obligations.

4. HOLD HARMLESS

A. To the extent authorized by law, the Grantee, its successors and assigns, covenant and agree to indemnify and hold harmless the Grantor, its officers, agents, and employees from (1) any and all claims, damages, judgments, losses, and costs, including fines and penalties, arising out of the violation of the NOTICES, USE RESTRICTIONS, AND RESTRICTIVE COVENANTS in this Deed by the Grantee, its successors and assigns, and (2) any and all any and all claims, damages, and judgments arising out of, or in any manner predicated upon, exposure to asbestos, lead-based paint, or other condition on any portion of the Property after the date of conveyance.

B. The Grantee, its successors and assigns, covenant and agree that the Grantor shall not be responsible for any costs associated with modification or termination of the NOTICES, USE

RESTRICTIONS, AND RESTRICTIVE COVENANTS in this Deed, including without limitation, any costs associated with additional investigation or remediation of asbestos, lead-based paint, or other condition on any portion of the Property.

C. Nothing in this Hold Harmless provision will be construed to modify or negate the Grantor's obligation under the CERCLA Covenant or any other statutory obligations.

5. POST-TRANSFER DISCOVERY OF CONTAMINATION

A. If an actual or threatened release of a hazardous substance or petroleum product is discovered on the Property after the date of conveyance, Grantee, its successors or assigns, shall be responsible for such release or newly discovered substance unless Grantee is able to demonstrate that such release or such newly discovered substance was due to Grantor's activities, use, or ownership of the Property. If the Grantee, its successors or assigns believe the discovered hazardous substance is due to Grantor's activities, use or ownership of the Property, Grantee will immediately secure the site and notify the Grantor of the existence of the hazardous substances, and Grantee will not further disturb such hazardous substances without the written permission of the Grantor.

B.. Grantee, its successors and assigns, as consideration for the conveyance of the Property, agree to release Grantor from any liability or responsibility for any claims arising solely out of the release of any hazardous substance or petroleum product on the Property occurring after the date of the delivery and acceptance of this Deed, where such substance or product was placed on the Property by the Grantee, or its successors, assigns, employees, invitees, agents or contractors, after the conveyance. This paragraph shall not affect the Grantor's responsibilities to conduct response actions or corrective actions that are required by applicable laws, rules and regulations.

6. ENVIRONMENTAL PROTECTION PROVISIONS

The Environmental Protection Provisions are at Enclosure 7, which is attached hereto and made a part hereof. The Grantee shall neither transfer the property, lease the property, nor grant any interest, privilege, or license whatsoever in connection with the property without the inclusion of the Environmental Protection Provisions contained herein, and shall require the inclusion of the Environmental Protection Provisions in all further deeds, easements, transfers, leases, or grant of any interest, privilege, or license.

ENCLOSURE 7

ENVIRONMENTAL PROTECTION PROVISIONS

The following conditions, restrictions, and notifications will be attached, in a substantially similar form, as an exhibit to the deed and be incorporated therein by reference in order to ensure protection of human health and the environment.

1. PESTICIDE NOTIFICATION

A. The Grantee is hereby notified and acknowledges that registered pesticides have been applied to the property conveyed herein and may continue to be present thereon. The Grantee further acknowledges that where a pesticide was applied by the Grantor or at the Grantor's direction, the pesticide was applied in accordance with its intended purpose and consistently with the Federal Insecticide, Fungicide, and Rodenticide Act (FIFRA)(7 U.S.C. § 136, et seq.) and other applicable laws and regulations.

B. The Grantee covenants and agrees that if the Grantee takes any action with regard to the property, including demolition of structures or any disturbance or removal of soil that may expose, or cause a release of, a threatened release of, or an exposure to, any such pesticide, Grantee assumes all responsibility and liability therefor.

ENCLOSURE 8

Radiological Clearance



REPLY TO
ATTENTION OF

DEPARTMENT OF THE ARMY
OFFICE OF THE ASSISTANT CHIEF OF STAFF FOR INSTALLATION MANAGEMENT
600 ARMY PENTAGON
WASHINGTON, DC 20310-0600

DAIM-ODB

15 June 2012

MEMORANDUM FOR RECORD

SUBJECT: Results from the Radiological Survey at the Lewisburg U.S. Army Reserve Center (USARC) in Lewisburg, Pennsylvania

1. On 15 June 2012, the final survey work for the radiological release at the Lewisburg USARC was completed in compliance with the accepted federal government protocol (MARSSIM Class 3). The enclosed Radiological Survey Report provides an evaluation of radiological materials used and the summary of findings and results. The report concludes that no further action is required with respect to the radioactive devices or materials identified. The site is free of radiological concerns.
2. The point of contact for questions or comments is Mr. Hans Honerlah, Health Physicist, U.S. Army Corps of Engineers, Baltimore District, 410-962-4400, electronic mail hans.b.honerlah@usace.army.mil.

Encl


Thomas E. Lederle
Deputy Chief, ACSIM
BRAC Division

ENCLOSURE 9

Asbestos Survey

ASBESTOS INSPECTION REPORT



99TH REGIONAL SUPPORT COMMAND
UNITED STATES ARMY RESERVE
FORT DIX, NEW JERSEY

LEWISBURG **US ARMY RESERVE CENTER** **LEWISBURG, PENNSYLVANIA**

(USAR FACID: PA058 - SITE CODE: 42887)

July 2012

ASBESTOS VISUAL INSPECTION REPORT



**LEWISBURG US ARMY RESERVE CENTER
(PA058) - (42887)
480 HAFFER ROAD
LEWISBURG, PENNSYLVANIA**

Submitted By



Small Business Group, Inc.
10179 Highway 78
Ladson, South Carolina 29456

Submitted to



United States Army Corps of Engineers
Savannah District

Prepared for



**99TH REGIONAL SUPPORT COMMAND
UNITED STATES ARMY RESERVE
FORT DIX, NEW JERSEY**

**UNITED STATES ARMY
RESERVE CENTER
LEWISBURG, PENNSYLVANIA
(PA058) (42887)**

**ASBESTOS INSPECTION
REPORT**

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US ARMY RESERVE CENTER – LEWISBURG (PA058)
ASBESTOS INSPECTION REPORT

EXECUTIVE SUMMARY

1. **INTRODUCTION**

An asbestos Building Inspector from the Small Business Group, Inc (SBG) of Charleston, SC conducted an inspection to identify asbestos containing material (ACM) at the Lewisburg US Army Reserve Center located at 480 Hafer Road in Lewisburg, Pennsylvania. The inspections were conducted on 23 July 2012 and the results of the inspections provide an inventory of any ACM found in two (2) buildings.

The inspector was certified by an EPA accredited training center under the Asbestos Hazard Emergency Response Act (AHERA), as Building Inspector and is licensed in the State of Pennsylvania. A copy of the inspector's license is located in this report.

Suspect ACM was identified and sampled in accordance with AHERA-style guidelines (See Paragraph 5 for sampling strategy). Some materials suspected of being ACM may have been assumed to be ACM and not sampled. No assumed materials were listed at this site

Bulk samples were analyzed by the Environmental Hazards Services (EHS) laboratory of Richmond, Virginia. EHS is accredited by the National Voluntary Laboratory Accreditation Program (NVLAP) and the American Industrial Hygiene Association (AIHA) for asbestos analysis. Polarized Light Microscopy (PLM) was used to analyze samples.

Materials identified as ACM and either sampled or assumed were designated a homogeneous area by similarity of color, texture and date of application. Each homogeneous area was assigned a number and assessed in accordance with AHERA guidelines.

2. **FINDINGS SUMMARY**

BUILDING 1 (Main Administrative Building): No confirmed or assumed ACM is detected in this building.

BUILDING 2 (Maintenance Shop/Storage): No confirmed or assumed ACM is located in this building.

US ARMY RESERVE CENTER – LEWISBURG (PA058)

ASBESTOS INSPECTION REPORT

Buildings containing asbestos are required to be included in an Operations and Maintenance (O&M) Program. Any identified asbestos containing material not removed must be maintained following the guidelines of an O&M Plan.

3. **RENOVATION/DEMOLITION**

The National Emission Standard for Hazardous Air Pollutants (NESHAP) 40 CFR Part 61 requires written notification to the state and/or local environmental regulators at least ten working days prior to renovation or demolition of ACM in quantities of 260 linear feet, 160 square feet, 35 cubic feet, or greater, except in cases of emergencies.

Contractors are advised to verify most current regulations with the state and/or local environmental regulators prior to start of any work. Quantities listed in this report are approximate and should be verified prior to any abatement activities.

4. **REPORT ORGANIZATION**

Specific, detailed information on each inspected building is noted in the *BUILDING SUMMARIES* of this report and include the following:

- Narrative description of the building with findings and recommendations
- Photos of homogeneous areas and existing buildings
- CADD drawing showing asbestos and sample locations
- Chain of Custody and laboratory results forms

5. **SAMPLING STRATEGY**

The sampling and analysis of bulk samples was conducted in accordance with established AHERA guidelines. Unless otherwise stated, the following sampling scheme was utilized during the survey:

Thermal System Insulation (TSI)

- 1) A minimum of 1 sample was taken of each homogenous area <6 linear feet (LF) or <6 square feet (SF).
- 2) A minimum of 3 samples was taken of each homogenous area >6 LF or > 6 SF.

Surfacing Materials

- 1) A minimum of 3 samples were taken of each homogeneous area of material 1000 SF or less.

US ARMY RESERVE CENTER – LEWISBURG (PA058)
ASBESTOS INSPECTION REPORT

2) A minimum of 5 samples were taken of each homogenous area of material greater than 1000 SF but less than 5000 SF.

3) A minimum of 7 samples were taken of each homogenous area of material greater than 5000 SF.

Miscellaneous Materials (Including floor tiles, ceiling tiles, caulking and mastics)

A minimum of 2 samples

6. **DISCLAIMER**

A comprehensive and thorough asbestos inspection was conducted on these facilities by a certified and experienced SBG asbestos inspector. Every effort was made to identify all ACM in the facility, but due to random sampling techniques mandated by EPA regulations and the non-destructive sampling policy for this project, the possibility always exists that some ACM remains undetected behind walls, above ceilings and in pipe chases, etc. The possibility is remote due to the date of construction of 1987.

SUSPECT ASBESTOS MATERIAL SUMMARY TABLE

Lewisburg Administrative Building (Bldg. 1) & Maintenance Shop (Bldg 2)

HA#	Material Description	Friability	Total Quantity	Condition	Potential for Contact	Locations	Status
1	12" tan floor tile w/white marbling/mastic	NA	NA	Good	NA	Building 1 & Building 2	Confirmed Non-ACM
2	Tan coving/mastic	NA	NA	Good	High	Building 1 & Building 2	Confirmed Non-ACM
3	Sheetrock/joint compound	NA	NA	Good	Moderate	Building 1 & Building 2	Confirmed Non-ACM
4	Gray door caulking	NA	NA	Good	Low	Building 1 & Building 2	Confirmed Non-ACM
5	Ceiling tile w/ short grooves & pinholes	NA	NA	Good	Low	Building 1 & Building 2	Confirmed Non-ACM
6	Dark brown caulking	NA	NA	Good	Low	Building 1 & Building 2	Confirmed Non-ACM
7	White pliable caulking	NA	NA	Good	Low	Building 1 & Building 2	Confirmed Non-ACM
8	Brown sheetrock/joint compound	NA	NA	Good	Low	Building 1	Confirmed Non-ACM

STATE ASBESTOS INSPECTOR LICENSE

PENNSYLVANIA ASBESTOS CERTIFICATION

048996

	Sex:	Height:	Eyes:	Birth Date:
	M	5'09"	BLU	12/18/1953
Expires:		Issue Date:		
02/08/2013		03/09/2012		
Class: INSPECTOR				
MARK MOLTZEN 337 MUIRFIELD PKWY CHARLESTON SC 29414				

Mark Moltzen

US ARMY RESERVE CENTER – LEWISBURG (PA058)
ASBESTOS INSPECTION REPORT

BUILDING SUMMARIES

The following pages report observations noted and suggest actions required as a result of an asbestos inspection conducted by SBG in July of 2012. Two (2) buildings at the US Army Reserve Center located in Lewisburg, PA were inspected for possible presence of suspect/assumed asbestos. This section provides *Description, Findings, Observations, Recommended Abatement Action, and Recommendations for Operations and Maintenance* for each building inspected.

The room numbers shown on the CADD drawings and referenced in this report were taken from the posted room numbers or assigned by the inspectors at the time of inspection if no room numbers were assigned or displayed.

Some room numbers are prefixed by a letter to indicate the type of room; **E** indicates an entry to the building, **H** indicates a hallway, **R** indicates a roof, **S** indicates a stairwell, **A** is an attic area and **B** indicates basement rooms.

ASBESTOS BUILDING SUMMARY



BUILDING 1 – MAIN ADMINISTRATIVE BUILDING

**LEWISBURG
US ARMY RESERVE CENTER
LEWISBURG, PENNSYLVANIA
(USAR FACID: PA058 - SITE CODE: 42887)**

July 2012

LEWISBURG US ARMY RESERVE CENTER – LEWISBURG, PA

ASBESTOS INSPECTION REPORT

BUILDING 1: Main Administrative Building

1. DESCRIPTION:

Building 1 is an approximately 10,437 square foot (SF) concrete block structure with a brick exterior constructed in 1987. It has EPDM (rubber coated) and roofing and is constructed on a concrete slab. The following information was identified during the inspection and from the analysis of samples taken:

- Eight suspect homogeneous areas were identified during the inspection and sampled to confirm.
- No homogeneous areas were assumed to contain asbestos.
- None of the suspected homogenous areas contained asbestos.

2. FINDINGS:

Eight suspect homogeneous areas were sampled. A total of sixteen samples were obtained from the suspect materials. All samples were analyzed by a NVLAP certified laboratory utilizing Polarized Light Microscopy (PLM) analysis. Laboratory sample analysis reports are attached to this report. See attached drawing for asbestos sample locations.

Confirmed ACM. The following homogeneous area was confirmed to contain asbestos: **NONE**

Assumed ACM. The following homogeneous areas were assumed to contain asbestos: **NONE**

Non-Asbestos Materials. Asbestos was not detected in the following homogeneous areas:

- H-1: MISC, 12" tan marbled floor tile/mastic
- H-2: MISC, Tan coving & mastic
- H-3: MISC, Sheetrock/joint compound
- H-4: MISC, Gray door caulking
- H-5: MISC, Ceiling tiles w/short grooves & pinholes
- H-6: MISC, Dark brown window caulking
- H-7: MISC, White exterior pliable caulk
- H-8: MISC, Brown sheetrock/joint compound

**LEWISBURG US ARMY RESERVE CENTER – LEWISBURG, PA
ASBESTOS INSPECTION REPORT**

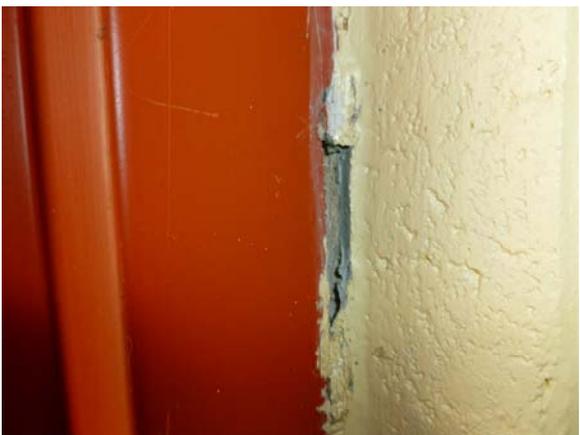
3. OBSERVATIONS:

All accessible piping & fitting insulation at this site is fiberglass or rubbatex. Room numbers were taken from the building rooms or assigned by the inspector during the inspection. If previously un-identified suspect materials are found during renovation/ demolition activities, samples should be taken to verify asbestos content prior to disturbance.

4. RECOMMENDED ABATEMENT ACTIONS: NONE

5. RECOMMENDATIONS FOR OPERATIONS & MAINTENANCE: NONE

6. HOMOGENEOUS AREAS PHOTOGRAPHS:

	
<p>H-1 12" Tan marbled floor tile/mastic (Non-ACM)</p>	<p>H-2 Tan coving/mastic (Non-ACM)</p>
	
<p>H-3 Sheetrock/joint compound (Non-ACM)</p>	<p>H-4 Gray door caulking (Non-ACM)</p>

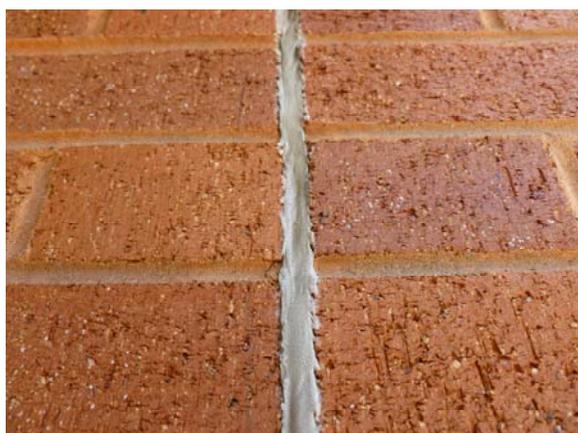
**LEWISBURG US ARMY RESERVE CENTER – LEWISBURG, PA
ASBESTOS INSPECTION REPORT**



H-5 Ceiling tiles (Non-ACM)



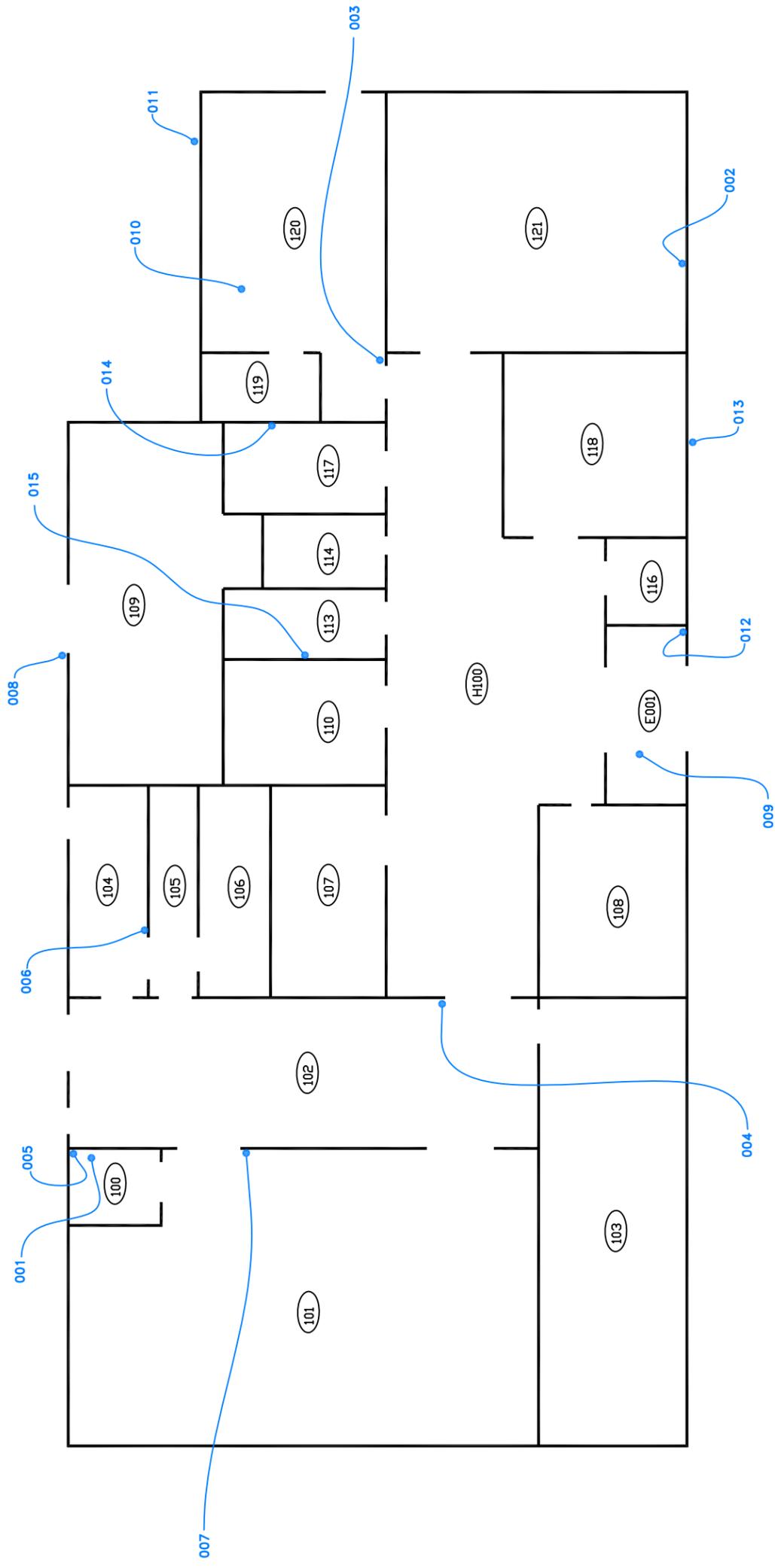
**H-6 Brown window caulking
(Non-ACM)**



**H-7 White exterior pliable caulking
(Non-ACM)**



**H-8 Brown sheetrock/joint compound
(Non-ACM)**



LEGEND
 (XXX) — Indicates unique room number assigned by inspector

SBG-EEG
 7301 RIVERS AVE., SUITE 245
 N. CHARLESTON SC 29406-4643
 (843) 573-7140

APPENDIX B ASBESTOS SAMPLE LOCATIONS BUILDING 1 ARC LEWISBURG (PA058) LEWISBURG, PENNSYLVANIA	
DATE	PREPARED BY
AUG 2012	M. MOLTZEN
SCALE	DRAWN BY
NONE	L. C. DIASIO
DWG NUMBER	REV
SBG-PA058-B1_07-2012	-
SHEET	1 OF 2



Environmental Hazards Services, L.L.C.
 7469 Whitepine Rd
 Richmond, VA 23237
 Telephone: 800.347.4010

Asbestos Bulk Analysis Report

Report Number: 12-08-00145

Client: SBG Inc.
 10179 Highway 78
 Ladson, SC 29456-370

Received Date: 08/01/2012
 Analyzed Date: 08/02/2012
 Reported Date: 08/03/2012

Project/Test Address: Army Reserve Center-Lewisburg, PA; Bldg #1

Client Number:
 42-4515

Fax Number:
 843-879-0401

Laboratory Results

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
12-08-00145-001A	ARC-LEWIS-001	Tile	Beige Granular; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
12-08-00145-001B	ARC-LEWIS-001	Mastic	Black Adhesive; Homogeneous	NAD	100% Non-Fibrous
12-08-00145-002A	ARC-LEWIS-002	Tile	Beige Granular; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
12-08-00145-002B	ARC-LEWIS-002	Mastic	Black Adhesive; Homogeneous	NAD	100% Non-Fibrous
12-08-00145-003A	ARC-LEWIS-003	Cove Base	Beige Rubbery; Homogeneous	NAD	100% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 42-4515

Report Number: 12-08-00145

Project/Test Address: Army Reserve Center-Lewisburg, PA;
Bldg #1

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
12-08-00145-003B	ARC-LEWIS-003	Mastic	Brown Adhesive; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
12-08-00145-004A	ARC-LEWIS-004	Cove Base	Brown Rubbery; Homogeneous	NAD	100% Non-Fibrous
12-08-00145-004B	ARC-LEWIS-004	Mastic	Brown Adhesive; Homogeneous	NAD	2% Cellulose 98% Non-Fibrous
12-08-00145-005	ARC-LEWIS-005		White Chalky; White Granular; Inhomogeneous	NAD	2% Cellulose 98% Non-Fibrous
12-08-00145-006	ARC-LEWIS-006		White Chalky; Brown Fibrous; White Granular; Off-White Paint-Like; Inhomogeneous	NAD	25% Cellulose 75% Non-Fibrous
12-08-00145-007	ARC-LEWIS-007		Gray Pliable; Blue Foam-Like; Inhomogeneous	NAD	100% Non-Fibrous
12-08-00145-008	ARC-LEWIS-008		Beige Pliable; Orange Paint-Like; Inhomogeneous	NAD	100% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 42-4515

Report Number: 12-08-00145

Project/Test Address: Army Reserve Center-Lewisburg, PA;
Bldg #1

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
12-08-00145-009	ARC-LEWIS-009		Gray Fibrous; White Paint-Likel; Inhomogeneous	NAD	50% Cellulose 35% Fibrous Glass 5% Synthetic 10% Non-Fibrous
12-08-00145-010	ARC-LEWIS-010		Gray Fibrous; White Paint-Like; Inhomogeneous	NAD	50% Cellulose 35% Fibrous Glass 5% Synthetic 10% Non-Fibrous
12-08-00145-011	ARC-LEWIS-011		Gray Rubbery; Homogeneous	NAD	100% Non-Fibrous
12-08-00145-012	ARC-LEWIS-012		Black Rubbery; Homogeneous	NAD	100% Non-Fibrous
12-08-00145-013	ARC-LEWIS-013		Beige Pliable; Homogeneous	NAD	100% Non-Fibrous
12-08-00145-014	ARC-LEWIS-014		Beige Pliable; Homogeneous	NAD	100% Non-Fibrous
12-08-00145-015	ARC-LEWIS-015		Beige/White Granular; White Paint-Like; Inhomogeneous	NAD	2% Cellulose 98% Non-Fibrous

Environmental Hazards Services, L.L.C

Client Number: 42-4515
Project/Test Address: Army Reserve Center-Lewisburg, PA;
Bldg #1

Report Number: 12-08-00145

Lab Sample Number	Client Sample Number	Layer Type	Lab Gross Description	Asbestos	Other Materials
12-08-00145-016	ARC-LEWIS-016		Beige/White Granular; White Paint-Like; Inhomogeneous	NAD	2% Cellulose 98% Non-Fibrous

QC Sample: 30-M1-1997-4
QC Blank: SRM 1866 Fiberglass
Reporting Limit: 1% Asbestos
Method: EPA Method 600/R-93/116, EPA Method 600/M4-82-020
Analyst: Timothy Harris



Reviewed By Authorized Signatory: _____

Irma Faszewski
QA/QC Manager

The condition of the samples analyzed was acceptable upon receipt per laboratory protocol unless otherwise noted on this report. Each distinct component in an inhomogeneous sample was analyzed separately and reported as a composite. Results represent the analysis of samples submitted by the client. Sample location, description, area, volume, etc., was provided by the client. This report cannot be used by the client to claim product endorsement by NVLAP or any agency of the U.S. Government. This report shall not be reproduced except in full, without the written consent of the Environmental Hazards Service, L.L.C. California Certification #2319 NY ELAP #11714. All information concerning sampling location, date, and time can be found on Chain-of-Custody. Environmental Hazards Services, L.L.C. does not perform any sample collection.

Environmental Hazards Services, L.L.C. recommends reanalysis by point count (for more accurate quantification) or Transmission Electron Microscopy (TEM), (for enhanced detection capabilities) for materials regulated by EPA NESHAP (National Emission Standards for Hazardous Air Pollutants) and found to contain less than ten percent (<10%) asbestos by polarized light microscopy (PLM). Both services are available for an additional fee.

400 Point Count Analysis, where noted, performed per EPA Method 600/R-93/116 with a Reporting Limit of 0.25%.

* All California samples analyzed by Polarized Light Microscopy, EPA Method 600/M4-82-020, Dec. 1982.

LEGEND: NAD = no asbestos detected

16 PLM

ASBESTOS CHAIN OF CUSTODY FORM



FACILITY: Army Reserve Center - Lewisburg, PA BLDG #: 1

INSPECTOR'S NAME(S): Mark Moltzen DATE: 7/23/12
(PRINT)

TOTAL NUMBER OF SAMPLES RELINQUISHED: 16

Sample Numbers:	Relinquished by / Date:	Received by / Date:
<u>ARC-Lewis-001 thru 016</u>	<u>Ma Moltzen 7/30/12</u>	

12-08-00145



Due Date:
08/06/2012
(Monday)
AE

ANALYSIS REQUIRED

- Bulk ID by PLM
- Asbestos Wipe
- Fiber Count (PCM)
- TEM Chatfield (Bu)
- TEM Air
- Other (specify) _____

Additional Information / Comments

PA. samples

Stop-analysis on first positive reading per homogeneous material

Notification of Results

Name: Mark Moltzen Phone: (843) 412-2086 E-Mail: moltzen@sbg-eeg.com

SBG Job #: 1241

SBG, INC
10179 Hwy 78
Ladson, SC 29456
(843) 879-0400
FAX (843) 879-0401

J. Starn 8-1-12

ASBESTOS SAMPLE LOG



FACILITY: Army Reserve Center-Lewisburg, PA BLDG #: 1

INSPECTOR NAME(S): Mark Moltzen (SC-23353) DATE: 7/23/12
(PRINT)

INSPECTOR SIGNATURE(S): *Mark A Moltzen*
(SIGNATURE)

SAMPLE NUMBER	HOMO #	SAMPLE LOCATION (Room #, Floor #, Etc.)	SAMPLE DESCRIPTION
ARC-LEWIS-001	1	Room 100	12" tan floor tile/mastic
ARC-LEWIS-002	1	Room 121	12" tan floor tile/mastic
ARC-LEWIS-003	2	Room 120	Tan coving/mastic
ARC-LEWIS-004	2	Room 102	Tan coving/mastic
ARC-LEWIS-005	3	Room 100	Sheetrock/joint compound
ARC-LEWIS-006	3	Room 104	Sheetrock/joint compound
ARC-LEWIS-007	4	Room 101	Gray door caulking
ARC-LEWIS-008	4	Exterior door	Gray door caulking
ARC-LEWIS-009	5	Entry E-001	Ceiling tile w/grooves & pinholes
ARC-LEWIS-010	5	Room 120	Ceiling tile w/grooves & pinholes
ARC-LEWIS-011	6	Exterior	Dark brown caulking
ARC-LEWIS-012	6	Entry E-001	Dark brown caulking

J. Stone 8-1-12

ASBESTOS BUILDING SUMMARY



BUILDING 1 – MAIN ADMINISTRATIVE BUILDING

**LEWISBURG
US ARMY RESERVE CENTER
LEWISBURG, PENNSYLVANIA
(USAR FACID: PA058 - SITE CODE: 42887)**

July 2012

LEWISBURG US ARMY RESERVE CENTER – LEWISBURG, PA
ASBESTOS INSPECTION REPORT

BUILDING 2: Maintenance Shop

1. DESCRIPTION:

Building 2 is a 1,500 square-foot building constructed in 1987. It is a concrete block structure with brick exterior and a flat EPDM (rubber coated) roof. The following information was identified during the survey and from the analysis of the samples taken:

- Six homogeneous areas were identified during the initial survey.
- No homogeneous areas were assumed to contain asbestos.
- The six suspected homogeneous areas (H-1, H-2, H-3, H-4, H-6, & H-7) are the same areas found and sampled in Building 1.
- These suspected homogeneous areas were confirmed to be non-asbestos containing materials.

2. FINDINGS:

Six homogeneous areas with suspected ACM were identified. Since they are the same homogeneous materials sampled in Building 1, no samples were obtained from this building. Asbestos was not found in any homogeneous areas.

Confirmed ACM. The following homogeneous areas sampled were confirmed to contain asbestos: **NONE**

Asbestos Free. Asbestos was not detected in the following homogeneous areas:

- H-1: MISC, 12" tan marbled floor tile/mastic
- H-2: MISC, Tan coving & mastic
- H-3: MISC, Sheetrock/joint compound
- H-4: MISC, Gray door caulking
- H-6: MISC, Dark brown window caulking
- H-7: MISC, White exterior pliable caulk

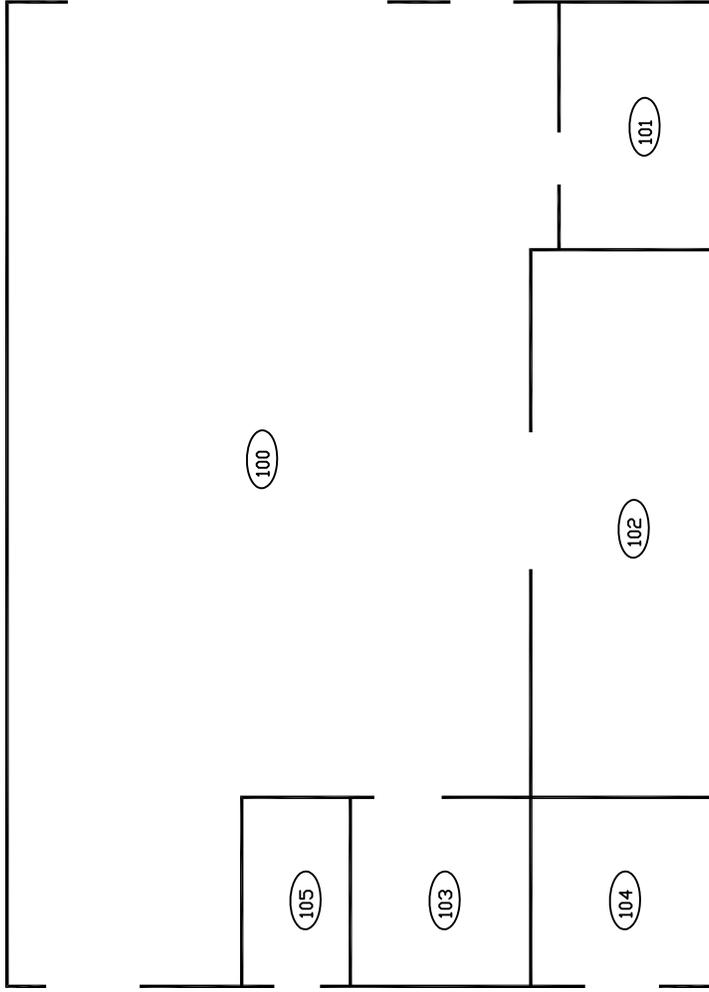
Assumed ACM. The following homogeneous areas were assumed to contain asbestos: **NONE**

3. OBSERVATIONS: NONE

4. RECOMMENDED ABATEMENT ACTIONS: NONE

5. RECOMMENDATIONS FOR OPERATIONS AND MAINTENANCE: NONE

6. HOMOGENEOUS AREAS PHOTOGRAPHS: Located in Building 1 report



LEGEND

(XXX) — Indicates unique room number assigned by inspector

<p>SBG-EEG 7301 RIVERS AVE., SUITE 245 N. CHARLESTON SC 29406-4643 (843) 573-7140</p>		<p>APPENDIX B ASBESTOS SAMPLE LOCATIONS BUILDING 2 ARC LEWISBURG (PA058) LEWISBURG, PENNSYLVANIA</p>	
		<p>DATE AUG 2012</p>	<p>PREPARED BY M. MOLTZEN</p>
<p>SCALE NONE</p>	<p>DWG NUMBER SBG_PA058-B2_07-2012</p>	<p>SHEET 2 OF 2</p>	

ENCLOSURE 10

Update after Public Comment

Response to Comments