



# A Successful Transformation: Slate Belt YMCA

## Pen Argyl, Pennsylvania

### Site Description

Since the late 1800's the site was used as a railway maintenance facility known as the "old shops." The property historically was a rail shop yard that housed several support buildings and structures including coal yard and pits, a paint house, oil house, bare ground maintenance facility, welding flues, and a weigh station. The old shops are nestled between primarily residential and small commercial properties in the shadow of Blue Mountain. The building that formerly housed the maintenance building is approximately 30,000 square feet and houses the new Slate Belt YMCA.



### Environmental Issues Addressed

A detailed risk assessment paid for by EPA was conducted which identified the need for the removal of hot spot contaminated soil (predominantly metals) and the implementation of Engineering Controls (ECs) to manage remaining contamination. The ECs included an active and passive soil vapor system and the implementation of impervious surfaces as part of the re-development of the property. Specifically, soccer fields to cap low level arsenic impacted soil with a liner system separating contaminated soil from clean. A soil management plan also implemented to handle contaminated soil during future construction phases. The site was cleaned up under the oversight of the Pennsylvania Department of Environmental Protection.

### Resources Used

Lehigh Valley Land Recycling, using funds from a 2010 EPA Brownfields Assessment Grant, spent \$51,036 to facilitate Phase I and II environmental site assessments, and cleanup planning. Additionally, in 2012, Lehigh Valley Economic Development Corporation (LVEDC) requested EPA to conduct a Targeted Brownfields Assessment (TBA) to continue assessment work at the site. The TBA was completed in 2013.

**EPA Grant Recipient:** LVEDC

**Year Awarded:** 2010 & 2012

**Grant Types:** Assessment & TBA

**Former Uses:** Steel Fabrication

**Present Uses:** Youth Development, Healthy Living & Social

**Responsibility programs**



# Behind the Transformation

## Present Use Features



SLATE  
BELT  
YMCA

## Community Benefit

- ◆ 1,100 new members,
- ◆ 3 full-time new jobs
- ◆ 30 part-time jobs
- ◆ a full program of community engagement programs.



### Contact For Further Information:

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