

INTEGRATED ENGINEERING AND ENVIRONMENTAL SERVICES

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NEW JERSEY NEW YORK CONNECTICUT MASSACHUSETTS PENNSYLVANIA OHIO VIRGINIA FLORIDA TEXAS ARIZONA COLORADO
WASHINGTON CALIFORNIA ATHENS CALGARY DUBAI LONDON PANAMA



Credit: Visualhouse

HUDSON YARDS REDEVELOPMENT

- Location:** New York, NY
- Client:** Hudson Yards, a Related Oxford Venture
- Architect:** Kohn Pedersen Fox, Skidmore, Owings & Merrill, Diller
Scofidio + Renfro, Ismael Leyva Architects, Rockwell Group
- Partner:** Thornton Tomasetti, WSP
- Services:** Geotechnical, Environmental, Site/Civil, Traffic &
Transportation, Traditional Surveying, Terrestrial
Scanning/BIM

OVERVIEW

This major New York City rezoning and redevelopment, led by Related/Oxford, under the joint guidance of New York City, the Metropolitan Transportation Authority, Hudson Yards Development Corporation, and New York State, is reinventing the once barren west side of Midtown Manhattan. Upon full completion, the site will include more than 18 million square feet of commercial, retail, and residential towers, 14 acres of open park space, a cultural venue, a public school, and a luxury hotel all built over active rail yards.

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MANNINGTON MILLS

Location: Salem, NJ
Client: Mannington Mills, Inc.
Services: Natural Resources & Permitting, Environmental, Landscape
Architecture

OVERVIEW

Langan has provided ongoing remediation of multiple former operational areas at this site in New Jersey. Activities have included the investigation and remediation of former lagoon and impoundment areas, as well as subsequent restoration of these areas as freshwater and tidal emergent wetlands.

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AMERICAN STANDARD FORMER TRENTON POTTERY

Location: Hamilton Township, NJ
Client: American Standard
Services: Environmental, Natural Resources & Permitting

OVERVIEW

Langan provided comprehensive environmental services to American Standard at the former pottery facility, culminating with the successful completion and NJDEP and USEPA Approval of a RCRA Closure Plan for lagoons, waste spoils areas and an on-site RCRA Landfill in 1993. We also conducted a series of comprehensive Remedial Investigations to support the closure and sale of the former pottery, and worked with American Standard to accomplish the cleanup and reuse of this strategically located facility by integrating practical solutions to integrate required remediation activities with site engineering plans.

AWARDS

American Council of Engineering Companies New Jersey, Engineering Excellence Award

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KEYSTONE INDUSTRIAL PORT COMPLEX

Location: Fairless Hills, PA
Client: Multiple Alternative Energy Clients
Services: Environmental

OVERVIEW

Langan has been providing strategic environmental and integrated land development engineering services for the redevelopment of the 2,500-acre former Fairless Works Complex, to accomplish the mutual goals of US Steel and a variety of alternative energy companies. All site challenges relating to environmental conditions, former structures, slag fill, and the natural resources issues of a major riverfront location have been addressed in accord with PA Act 2, One Cleanup, and other relevant state regulatory programs.

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HERSHEY FACILITY - ACT 2 CLOSURE ACTIVITIES

Location: Hershey, PA
Client: The Hershey Company
Services: Environmental

OVERVIEW

The Hershey facility consists of approximately 78 acres in downtown Hershey, PA. Former operations at this facility included the manufacturing of chocolate and confectionaries from approximately 1905 to 2012. Langan initially conducted Phase I and II Environmental Site Assessment Activities in accordance with ASTM to support property transfer. Langan is currently conducting soil and groundwater characterization activities to support closure under Pennsylvania's Act 2 Land Recycling Program at the former facility. Langan has also aided Hershey in discussions with the Pennsylvania Department of Environmental Protection regarding proposed Act 2 characterization activities necessary to demonstrate regulatory compliance.

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VERIZON PENNSYLVANIA, LLC - AIR QUALITY PERMITTING AND COMPLIANCE

Location: Pennsylvania
Client: Verizon Pennsylvania, LLC
Services: Environmental Compliance

OVERVIEW

Verizon Pennsylvania LLC operates emergency diesel generators in central offices throughout Pennsylvania to maintain service in the event of a power interruption. Langan was retained by Verizon to investigate air quality permit requirements for emergency generators and boilers at over 350 facilities in Pennsylvania.

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THE SHOPS AT ATLAS PARK

Location: Glendale, NY
Client: A & Co., The Hemmerdinger Corporation, Desman Associates
Services: Environmental, Geotechnical, Site/Civil, Traditional Surveying

OVERVIEW

A former brownfield site, this lifestyle center consists of a two-acre †green† area surrounded by shops, restaurants, and a cinema. Langan provided environmental, surveying, geotechnical, and site/civil engineering services for this redevelopment.

AWARDS

2010 New York City Brownfield Cleanup Award for Open Space
2007 US Environmental Protection Agency Region 2, Phoenix Award for Excellence in Brownfield Development,
2007 American Council of Engineering Companies, Engineering Excellence Awards, Gold

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BRONX TERMINAL MARKET

Location: Bronx, NY
Client: The Related Companies
Architect: GreenbergFarrow, BBGM
Partner: Thornton Tomasetti
Services: Environmental, Geotechnical, Site/Civil

OVERVIEW

Adjacent to the Harlem River and immediately south of Yankee Stadium, the redevelopment of the 18-acre portion of the Bronx Terminal Market included demolition of several of existing buildings, and development of approximately one million square feet of new retail, restaurant and neighborhood services, structured parking for 2,800 vehicles, and a 250-unit hotel.

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DISTRIBUTION FACILITY

Location: Middletown, CT
Client: Confidential
Services: Environmental

OVERVIEW

Langan is providing environmental engineering services to support the construction of a ±500,000-SF distribution facility that is being built on a 260-acre property. Our environmental services have included Phase I & II investigations, substantial soil & waste characterization programs, remedial excavation oversight, underground storage tank closures, and third-party Licensed Environmental Professional oversight. Langan is also providing construction administration and environmental monitoring as needed during excavation, which to-date has involved the export of over 100,000 cubic yards of soil.

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SCHLAGE LOCK FACTORY INVESTIGATION AND REMEDIATION

Location: San Francisco, California
Client: James C. Jaffe
Services: Environmental

OVERVIEW

Langan directed the investigation and remediation of soil and groundwater contaminated with trichloroethene (TCE) and perchloroethene (PCE) at the site of the former Schlage Lock factory, which closed in 1999. With regulatory oversight by DTSC and RWQCB, Langan helped develop a public participation plan, conducted a risk assessment, and provided supporting documents consistent with the National Contingency Plan as well as expert witness services. We also conducted a preliminary geotechnical investigation and provided geotechnical services during environmental remediation. Plans for the 46-acre site include the construction of several multi-story residential, retail, and mixed-use buildings; parking garages; and parks.

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CASCADES PARK

Location: Tallahassee, FL
Client: WRS Infrastructure & Environmental, Inc.
Services: Environmental

OVERVIEW

Langan was a subconsultant for design consulting and engineering oversight for the Cascades Park remediation project, a former coal gasification plant and landfill Superfund site that was remediated by the City of Tallahassee under an Administrative Order of Consent with the U.S. Environmental Protection Agency. The site was redeveloped into a multi-use public park.

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FORT LAUDERDALE/HOLLYWOOD INTERNATIONAL AIRPORT

Location: Fort Lauderdale, FL
Client: Cummings-Balfour Beatty
Services: Environmental, Geotechnical

OVERVIEW

Langan was contracted to provide environmental services during utility construction in a petroleum-impacted area near the western gate of Fort Lauderdale/Hollywood International Airport. Langan's services include work plan development, geotechnical evaluation of soil conditions, soil pre-characterization, well installation and abandonment, open-excavation air-sparging, and environmental observation during construction.

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TREASURE ISLAND/YERBA BUENA ISLAND

- Location: San Francisco, California
- Client: San Francisco Public Utilities Commission (SFPUC), Treasure Island Development Authority (TIDA)
- Services: Environmental, Geotechnical, Site/Civil

OVERVIEW

Langan is providing engineering services for the Treasure Island/Yerba Buena Island Development Project on behalf of the Treasure Island Development Authority (TIDA). Langan oversees the environmental remediation program led by the US Navy and assists with issues of land transfer, reuse, and controls. Our team works closely with TIDA and developers (TICD and TIE) to plan for the future land development of the islands and Clipper Cove marina - addressing environmental conditions that affect construction, development design to land use controls, reuse criteria, regulatory agency coordination, and mitigation measures to address environmental restrictions.

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STOCKTON EVENTS CENTER

Location: Stockton, California
Client: Stockton Housing and Redevelopment Agency
Architect: Heinlein Schrock Stearns
Services: Environmental, Geotechnical

OVERVIEW

Langan performed a multi-site expedited Remedial Investigation/Feasibility Study, developed a Remedial Action Plan, supervised the cleanup, and prepared the final report on behalf of the Stockton Housing and Redevelopment Agency. Previous uses of the parcels included bulk fuel storage, paint manufacturing, shipbuilding and repair, automotive repair, dairy product storage, and rail yards. The sites have been redeveloped with a sports complex, baseball stadium, hotel and retail stores.

AWARDS

2008 US Environmental Protection Agency, Phoenix Award for Excellence in Brownfield Development

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AUDIT AND AIR COMPLIANCE SERVICES

Location: Doral, FL
Client: City of Doral
Services: Environmental Compliance

OVERVIEW

Langan provided environmental audit and air services related to odors for the City of Doral. Langan completed an environmental audit of the nearby landfill and waste to energy facility, recommended engineering controls for odor and presented findings to local environmental committees and to the city council.

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OHLONE COMMUNITY COLLEGE

Location: Newark, California
Client: Ohlone Community College District
Architect: Perkins+Will
Services: Environmental, Geotechnical

OVERVIEW

The Ohlone Community College Newark Campus is a brownfields redevelopment on an 80-acre site. This was the first LEED Platinum College Campus. In addition to our environmental characterization work and analysis of remedial options, we assisted the District with negotiating a voluntary cleanup agreement with the Department of Toxic Substance Control. The cleanup was integrated with the development plans, allowing cleanup to be completed concurrently with the site grading and foundation preparation. Our geotechnical team performed a master plan and design-level geologic hazard evaluation and geotechnical investigation. We performed our services in compliance with the requirements of the Title 24 California Building Code, Division of the State Architect (DSA) for community college projects, and California Geologic Survey (CGS) advising checklist (Note 48) for California Public Schools. Our reports were submitted to DSA and CGS for review and were approved without exception.

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CITY PLACE SANTA CLARA

Location: Santa Clara, California
Client: Related Urban, City of Santa Clara, California
Services: Site/Civil, Environmental, Geotechnical

OVERVIEW

The overall redevelopment site is the 240-acre former Santa Clara all-purpose landfill, and project plans are for a mixed-use development that includes office, hotel, retail, restaurant, entertainment, residential, and parking space. We are providing integrated site/civil, geotechnical, and environmental services for all project phases.

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FORMER GAS PLANT REMEDIATION & ECOLOGICAL RESTORATION

Location: Santa Barbara, CA
Client: Confidential
Services: Environmental

OVERVIEW

Langan developed and gained regulator agreement on a final remedy for a former major oil corporation gas plant site located in Southern California. The agreed upon path to closure utilized a background analysis and risk assessment to identify attainable remedial cleanup standards for constituents of potential concern. By taking a face-to-face approach with regulators (DTSC, Region 9 EPA, Central Coast RWQCB, County of Santa Barbara) and presenting a strong argument for a risk-based strategy to closure, Langan was able to achieve an agreed upon 1 to 2 year path to closure that was 27 years (case opened in 1988) in the making with two previous consultants.

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IN-SITU CHEMICAL OXIDATION

Location: New Jersey
Services: Environmental

OVERVIEW

Langan and Viasant performed an in-situ chemical oxidation (ISCO) entailing soil mixing of iron-activated persulfate at a site located in Northern New Jersey. The large-scale soil mixing activities were completed in April and May 2015.

Langan performed a bench-scale treatability study that evaluated three different persulfate activation methods: 1) sodium hydroxide activation, 2) quick lime activation, and 3) iron activation. Iron did not need to be added because of abundant the iron mineral magnetite in the site soil. Based on the treatability test results, soil mixing with iron activation using natural iron and additional iron-EDTA was selected for field implementation.

Under Langan oversight, Viasant completed ISCO remedial implementation consisting of blending approximately 150,000 pounds of sodium persulfate, 110,000 pounds of 25% sodium hydroxide, and 1,000 pounds of iron-EDTA into a 7,000-cubic-yard mixing volume over 13,500 square feet. A dual-axis mixing head enabled even and precise mixing and dosing. The clean overburden was removed before mixing and backfilled after mixing. Before final backfilling, the top 1-foot mixing zone was stabilized with cement to increase the soil strength.

The Langan/Viasant team implemented innovative risk management procedures to ensure success. Field

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against performance criteria immediately. The mixing cells that failed the criteria were remixed till performance criteria were met.

The performance monitoring results showed that target contaminants were reduced significantly without rebound after one year. Adequate dosage and complete contact results in the successful reduction.

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FORMER MANUFACTURED GAS PLANT (MGP) SITES

Location: Various throughout New Jersey
Client: Confidential
Services: Geotechnical, Environmental, Data Solutions, Natural Resources & Permitting

OVERVIEW

Langan has been investigating and designing remedies for former MGP sites under a Master Services Agreement first awarded in 1996 and renewed multiple times, based on Langan's exemplary performance.

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