

# LITTLE BLUE RUN

2214 Pyramus Road, Chester, WV 26034

Total Acreage: 3,505



**Site Name:** Little Blue Run

**Historic Use:** Coal combustion residuals impoundment, agricultural, residential, vacant

**Address:** 2214 Pyramus Road, Chester, WV 26034

**Total Acreage:** 3,505

**Zoning:** Commercial | Agricultural/Farm | Industrial | Residential | Utility (see map)

**Date Acquired:** 12/21/22

**Remediation Status:** In-Progress

## Description:

The Site is located approximately 30 miles northwest of Pittsburgh and is comprised of 169 parcels. 72 are located in WV and 97 in PA. The remedial activities are limited to 900 acres of the site. Capping will be completed by 2028.

The Site is bounded on the north by the Ohio River and on the south by State Route 30. IDA acquired the site and all environmental liabilities through a wholly owned subsidiary.

## TRANSPORTATION

Access to State Route 30, a major highway

## UTILITIES

- **Water Supply:** Hancock Co PSD in WV. No water supply in PA - wells only
- **Electric:** WV - Mon Power  
PA - Duquesne Light
- **Natural Gas:** Peoples Natural Gas

## ACCESS POINTS

- ▶ 533 Conkle Ln, Chester, WV
- ▶ 102 Little Blue Hollow Rd.
- ▶ Stewart Rd, Georgetown, PA
- ▶ Dam Rd, Georgetown, PA (light motor vehicles only)

## SITE ASSETS:

- ▶ Waterfront (Ohio River)
- ▶ Large acreage/number of parcels that may be subdivided for various end uses
- ▶ Zoning constraints are limited
- ▶ Close proximity to Beaver Valley Nuclear Power Station
- ▶ Close proximity to State Route 30

# ZONING MAP

## LEGEND



STATE BOUNDARY

## PROPERTY CLASS



INDUSTRIAL



COMMERCIAL



RESIDENTIAL



AGRICULTURAL/FARM



UTILITY

