



COMMONWEALTH OF PENNSYLVANIA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
AIR QUALITY PROGRAM

STATE ONLY NATURAL MINOR OPERATING PERMIT

Issue Date: May 13, 2026

Effective Date: May 13, 2026

Expiration Date: May 12, 2031

In accordance with the provisions of the Air Pollution Control Act, the Act of January 8, 1960, P.L. 2119, as amended, and 25 Pa. Code Chapter 127, the Owner, [and Operator if noted] (hereinafter referred to as permittee) identified below is authorized by the Department of Environmental Protection (Department) to operate the air emission source(s) more fully described in this permit. This Facility is subject to all terms and conditions specified in this permit. Nothing in this permit relieves the permittee from its obligations to comply with all applicable Federal, State and Local laws and regulations.

The regulatory or statutory authority for each permit condition is set forth in brackets. All terms and conditions in this permit are federally enforceable unless otherwise designated.

State Only Permit No: 46-00269

Natural Minor

Federal Tax Id - Plant Code: 86-2306881

Owner Information

Name: INNOVATION 2201 LLC
Mailing Address: 555 E LANCASTER AVENUE
SUITE 120
RADNOR, PA 19087

Plant Information

Plant: INNOVATION 2201 LLC / UPPER MERION TWP
Location: 46 Montgomery County 46955 Upper Merion Township
SIC Code: 6512 Fin, Ins & Real Est - Nonresidential Building Operators

Responsible Official

Name: TOM DOLLEY
Title: SREM
Phone: (267) 250 - 4715 Email: tom.dolley@cbre.com

Permit Contact Person

Name: TOM DOLLEY
Title: SREM
Phone: (267) 250 - 4715 Email: tom.dolley@cbre.com

[Signature] _____
JILLIAN A. GALLAGHER, SOUTHEAST REGION AIR PROGRAM MANAGER



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| Source ID | Source Name | Capacity/Throughput | Fuel/Material |
|-----------|---------------------------------------|---------------------|---------------|
| 104 | NO. 8 EMERGENCY GENERATOR | 109.400 Gal/HR | #2 Oil |
| FML04 | 2,000-GALLON DIESEL FUEL STORAGE TANK | | |
| S04 | NO. 8 EMERGENCY GENERATOR STACK | | |

PERMIT MAPS

**SECTION B. General State Only Requirements****#001 [25 Pa. Code § 121.1]****Definitions.**

Words and terms that are not otherwise defined in this permit shall have the meanings set forth in Section 3 of the Air Pollution Control Act (35 P.S. § 4003) and in 25 Pa. Code § 121.1.

#002 [25 Pa. Code § 127.446]**Operating Permit Duration.**

- (a) This operating permit is issued for a fixed term of five (5) years and shall expire on the date specified on Page 1 of this permit.
- (b) The terms and conditions of the expired permit shall automatically continue pending issuance of a new operating permit, provided the permittee has submitted a timely and complete application and paid applicable fees required under 25 Pa. Code Chapter 127, Subchapter I and the Department is unable, through no fault of the permittee, to issue or deny a new permit before the expiration of the previous permit.

#003 [25 Pa. Code §§ 127.412, 127.413, 127.414, 127.446 & 127.703(b)]**Permit Renewal.**

- (a) The permittee shall submit a timely and complete application for renewal of the operating permit to the appropriate Regional Air Program Manager. The application for renewal of the operating permit shall be submitted at least six (6) months and not more than 18 months before the expiration date of this permit.
- (b) The application for permit renewal shall include the current permit number, a description of any permit revisions that occurred during the permit term, and any applicable requirements that were promulgated and not incorporated into the permit during the permit term. An application is complete if it contains sufficient information to begin processing the application, has the applicable sections completed and has been signed by a responsible official.
- (c) The permittee shall submit with the renewal application a fee for the processing of the application as specified in 25 Pa. Code § 127.703(b). The fees shall be made payable to "The Commonwealth of Pennsylvania Clean Air Fund" and submitted with the fee form to the respective regional office.
- (d) The renewal application shall also include submission of proof that the local municipality and county, in which the facility is located, have been notified in accordance with 25 Pa. Code § 127.413.
- (e) The application for renewal of the operating permit shall also include submission of supplemental compliance review forms in accordance with the requirements of 25 Pa. Code § 127.412(b) and § 127.412(j).
- (f) The permittee, upon becoming aware that any relevant facts were omitted or incorrect information was submitted in the permit application, shall promptly submit such supplementary facts or corrected information as necessary to address any requirements that become applicable to the source after the permittee submits a complete application, but prior to the date the Department takes action on the permit application.

#004 [25 Pa. Code § 127.703]**Operating Permit Fees under Subchapter F.**

- (a) The permittee shall pay the annual operating permit maintenance fee according to the following fee schedule in either paragraph (1) or (2) in accordance with 25 Pa. Code § 127.703(d) on or before December 31 of each year for the next calendar year.
- (1) For a synthetic minor facility, a fee equal to:
- (i) Four thousand dollars (\$4,000) for calendar years 2021—2025.
 - (ii) Five thousand dollars (\$5,000) for calendar years 2026—2030.
 - (iii) Six thousand three hundred dollars (\$6,300) for the calendar years beginning with 2031.
- (2) For a facility that is not a synthetic minor, a fee equal to:

**SECTION B. General State Only Requirements**

- (i) Two thousand dollars (\$2,000) for calendar years 2021—2025.
- (ii) Two thousand five hundred dollars (\$2,500) for calendar years 2026—2030.
- (iii) Three thousand one hundred dollars (\$3,100) for the calendar years beginning with 2031.

(b) The applicable fees shall be made payable to "The Commonwealth of Pennsylvania Clean Air Fund" with the permit number clearly indicated and submitted to the respective regional office.

#005 [25 Pa. Code §§ 127.450 (a)(4) and 127.464]**Transfer of Operating Permits.**

(a) This operating permit may not be transferred to another person, except in cases of transfer-of-ownership that are documented and approved by the Department.

(b) In accordance with 25 Pa. Code § 127.450(a)(4), a change in ownership of the source shall be treated as an administrative amendment if the Department determines that no other change in the permit is required and a written agreement has been submitted to the Department identifying the specific date of the transfer of permit responsibility, coverage and liability between the current and the new permittee and a compliance review form has been submitted to, and the permit transfer has been approved by, the Department.

(c) This operating permit is valid only for those specific sources and the specific source locations described in this permit.

#006 [25 Pa. Code § 127.441 and 35 P.S. § 4008]**Inspection and Entry.**

(a) Upon presentation of credentials and other documents as may be required by law, the permittee shall allow the Department or authorized representatives of the Department to perform the following:

(1) Enter at reasonable times upon the permittee's premises where a source is located or emissions related activity is conducted, or where records are kept under the conditions of this permit;

(2) Have access to and copy, at reasonable times, any records that are kept under the conditions of this permit;

(3) Inspect at reasonable times, any facilities, equipment including monitoring and air pollution control equipment, practices, or operations regulated or required under this permit;

(4) Sample or monitor, at reasonable times, any substances or parameters, for the purpose of assuring compliance with the permit or applicable requirements as authorized by the Clean Air Act, the Air Pollution Control Act, or the regulations promulgated under the Acts.

(b) Pursuant to 35 P.S. § 4008, no person shall hinder, obstruct, prevent or interfere with the Department or its personnel in the performance of any duty authorized under the Air Pollution Control Act or regulations adopted thereunder including denying the Department access to a source at this facility. Refusal of entry or access may constitute grounds for permit revocation and assessment of criminal and/or civil penalties.

(c) Nothing in this permit condition shall limit the ability of the EPA to inspect or enter the premises of the permittee in accordance with Section 114 or other applicable provisions of the Clean Air Act.

#007 [25 Pa. Code §§ 127.441 & 127.444]**Compliance Requirements.**

(a) The permittee shall comply with the conditions of this operating permit. Noncompliance with this permit constitutes a violation of the Clean Air Act and the Air Pollution Control Act and is grounds for one or more of the following:

- (1) Enforcement action

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(2) Permit termination, revocation and reissuance or modification

(3) Denial of a permit renewal application

(b) A person may not cause or permit the operation of a source which is subject to 25 Pa. Code Article III unless the source(s) and air cleaning devices identified in the application for the plan approval and operating permit and the plan approval issued for the source is operated and maintained in accordance with specifications in the applications and the conditions in the plan approval and operating permit issued by the Department. A person may not cause or permit the operation of an air contamination source subject to 25 Pa. Code Chapter 127 in a manner inconsistent with good operating practices.

(c) For purposes of Sub-condition (b) of this permit condition, the specifications in applications for plan approvals and operating permits are the physical configurations and engineering design details which the Department determines are essential for the permittee's compliance with the applicable requirements in this State-Only permit. Nothing in this sub-condition shall be construed to create an independent affirmative duty upon the permittee to obtain a predetermination from the Department for physical configuration or engineering design detail changes made by the permittee.

#008 [25 Pa. Code § 127.441]**Need to Halt or Reduce Activity Not a Defense.**

It shall not be a defense for the permittee in an enforcement action that it was necessary to halt or reduce the permitted activity in order to maintain compliance with the conditions of this permit.

#009 [25 Pa. Code §§ 127.442(a) & 127.461]**Duty to Provide Information.**

(a) The permittee shall submit reports to the Department containing information the Department may prescribe relative to the operation and maintenance of each source at the facility.

(b) The permittee shall furnish to the Department, in writing, information that the Department may request to determine whether cause exists for modifying, revoking and reissuing, or terminating this permit, or to determine compliance with the permit. Upon request, the permittee shall also furnish to the Department copies of records that the permittee is required to maintain in accordance with this permit.

#010 [25 Pa. Code § 127.461]**Revising an Operating Permit for Cause.**

This operating permit may be terminated, modified, suspended or revoked and reissued if one or more of the following applies:

(1) The permittee constructs or operates the source subject to the operating permit so that it is in violation of the Air Pollution Control Act, the Clean Air Act, the regulations thereunder, a plan approval, a permit or in a manner that causes air pollution.

(2) The permittee fails to properly or adequately maintain or repair an air pollution control device or equipment attached to or otherwise made a part of the source.

(3) The permittee has failed to submit a report required by the operating permit or an applicable regulation.

(4) The EPA determines that the permit is not in compliance with the Clean Air Act or the regulations thereunder.

#011 [25 Pa. Code §§ 127.450, 127.462, 127.465 & 127.703]**Operating Permit Modifications**

(a) The permittee is authorized to make administrative amendments, minor operating permit modifications and significant operating permit modifications, under this permit, as outlined below:

(b) Administrative Amendments. The permittee shall submit the application for administrative operating permit amendments (as defined in 25 Pa. Code § 127.450(a)), according to procedures specified in § 127.450 unless

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precluded by the Clean Air Act or its regulations.

(c) Minor Operating Permit Modifications. The permittee shall submit the application for minor operating permit modifications (as defined 25 Pa. Code § 121.1) in accordance with 25 Pa. Code § 127.462.

(d) Significant Operating Permit Modifications. The permittee shall submit the application for significant operating permit modifications in accordance with 25 Pa. Code § 127.465.

(e) The applicable fees shall be made payable to "The Commonwealth of Pennsylvania Clean Air Fund" with the permit number clearly indicated and submitted to the respective regional office.

#012 [25 Pa. Code § 127.441]**Severability Clause.**

The provisions of this permit are severable, and if any provision of this permit is determined by a court of competent jurisdiction to be invalid or unenforceable, such a determination will not affect the remaining provisions of this permit.

#013 [25 Pa. Code § 127.449]**De Minimis Emission Increases.**

(a) This permit authorizes de minimis emission increases in accordance with 25 Pa. Code § 127.449 so long as the permittee provides the Department with seven (7) days prior written notice before commencing any de minimis emissions increase. The written notice shall:

(1) Identify and describe the pollutants that will be emitted as a result of the de minimis emissions increase.

(2) Provide emission rates expressed in tons per year and in terms necessary to establish compliance consistent with any applicable requirement.

(b) The Department may disapprove or condition de minimis emission increases at any time.

(c) Except as provided below in (d), the permittee is authorized to make de minimis emission increases (expressed in tons per year) up to the following amounts without the need for a plan approval or prior issuance of a permit modification:

(1) Four tons of carbon monoxide from a single source during the term of the permit and 20 tons of carbon monoxide at the facility during the term of the permit.

(2) One ton of NO_x from a single source during the term of the permit and 5 tons of NO_x at the facility during the term of the permit.

(3) One and six-tenths tons of the oxides of sulfur from a single source during the term of the permit and 8.0 tons of oxides of sulfur at the facility during the term of the permit.

(4) Six-tenths of a ton of PM₁₀ from a single source during the term of the permit and 3.0 tons of PM₁₀ at the facility during the term of the permit. This shall include emissions of a pollutant regulated under Section 112 of the Clean Air Act unless precluded by the Clean Air Act, the regulations thereunder or 25 Pa. Code Article III.

(5) One ton of VOCs from a single source during the term of the permit and 5.0 tons of VOCs at the facility during the term of the permit. This shall include emissions of a pollutant regulated under Section 112 of the Clean Air Act unless precluded by the Clean Air Act, the regulations thereunder or 25 Pa. Code Article III.

(6) Other sources and classes of sources determined to be of minor significance by the Department.

(d) In accordance with § 127.14, the permittee is authorized to install the following minor sources without the need for a plan approval or permit modification:

(1) Air conditioning or ventilation systems not designed to remove pollutants generated or released from other sources.

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(2) Combustion units rated at 2,500,000 or less Btu per hour of heat input.

(3) Combustion units with a rated capacity of less than 10,000,000 Btu per hour heat input fueled by natural gas supplied by a public utility or by commercial fuel oils which are No. 2 or lighter, viscosity less than or equal to 5.82 c St, and which meet the sulfur content requirements of 25 Pa. Code §123.22 (relating to combustion units). For purposes of this permit, commercial fuel oil shall be virgin oil which has no reprocessed, recycled or waste material added.

(4) Space heaters which heat by direct heat transfer.

(5) Laboratory equipment used exclusively for chemical or physical analysis.

(6) Other sources and classes of sources determined to be of minor significance by the Department.

(e) This permit does not authorize de minimis emission increases if the emissions increase would cause one or more of the following:

(1) Increase the emissions of a pollutant regulated under Section 112 of the Clean Air Act except as authorized in Subparagraphs (c)(4) and (5) of this permit condition.

(2) Subject the facility to the prevention of significant deterioration requirements in 25 Pa. Code Chapter 127, Subchapter D and/or the new source review requirements in Subchapter E.

(3) Violate any applicable requirement of this permit, the Air Pollution Control Act, the Clean Air Act, or the regulations promulgated under either of the acts.

(f) Emissions authorized under this permit condition shall be included in the monitoring, recordkeeping and reporting requirements of this permit.

(g) Except for de minimis emission increases, installation of minor sources made pursuant to this permit condition and Plan Approval Exemptions under 25 Pa. Code § 127.14 (relating to exemptions), the permittee is prohibited from making changes or engaging in activities that are not specifically authorized under this permit without first applying for a plan approval. In accordance with § 127.14(b), a plan approval is not required for the construction, modification, reactivation, or installation of the sources creating the de minimis emissions increase.

(h) The permittee may not meet de minimis emission threshold levels by offsetting emission increases or decreases at the same source.

#014 [25 Pa. Code § 127.3]**Operational Flexibility.**

The permittee is authorized to make changes within the facility in accordance with the regulatory provisions outlined in 25 Pa. Code § 127.3 (relating to operational flexibility) to implement the operational flexibility requirements provisions authorized under Section 6.1(i) of the Air Pollution Control Act and the operational flexibility terms and conditions of this permit. The provisions in 25 Pa. Code Chapter 127 which implement the operational flexibility requirements include the following:

(1) Section 127.14 (relating to exemptions)

(2) Section 127.447 (relating to alternative operating scenarios)

(3) Section 127.448 (relating to emissions trading at facilities with Federally enforceable emissions caps)

(4) Section 127.449 (relating to de minimis emission increases)

(5) Section 127.450 (relating to administrative operating permit amendments)

(6) Section 127.462 (relating to minor operating permit modifications)

(7) Subchapter H (relating to general plan approvals and general operating permits)

**SECTION B. General State Only Requirements****#015 [25 Pa. Code § 127.11a]****Reactivation of Sources**

- (a) The permittee may not reactivate a source that has been out of operation or production for at least one year unless the reactivation is conducted in accordance with a plan approval granted by the Department or in accordance with reactivation and maintenance plans developed and approved by the Department in accordance with 25 Pa. Code § 127.11a(a).
- (b) A source which has been out of operation or production for more than five (5) years but less than 10 years may be reactivated and will not be considered a new source if the permittee satisfies the conditions specified in 25 Pa. Code § 127.11a(b).

#016 [25 Pa. Code § 127.36]**Health Risk-based Emission Standards and Operating Practice Requirements.**

- (a) When needed to protect public health, welfare and the environment from emissions of hazardous air pollutants from new and existing sources, the permittee shall comply with the health risk-based emission standards or operating practice requirements imposed by the Department, except as precluded by §§ 6.6(d)(2) and (3) of the Air Pollution Control Act [35 P.S. § 4006.6(d)(2) and (3)].
- (b) A person challenging a performance or emission standard established by the Department has the burden to demonstrate that performance or emission standard does not meet the requirements of Section 112 of the Clean Air Act.

#017 [25 Pa. Code § 121.9]**Circumvention.**

No person may permit the use of a device, stack height which exceeds good engineering practice stack height, dispersion technique or other technique which, without resulting in reduction of the total amount of air contaminants emitted, conceals or dilutes an emission of air contaminants which would otherwise be in violation of 25 Pa. Code Article III, except that with prior approval of the Department, the device or technique may be used for control of malodors.

#018 [25 Pa. Code §§ 127.402(d) & 127.442]**Reporting Requirements.**

- (a) The permittee shall comply with the applicable reporting requirements of the Clean Air Act, the regulations thereunder, the Air Pollution Control Act and 25 Pa. Code Article III including Chapters 127, 135 and 139.
- (b) The permittee shall submit reports to the Department containing information the Department may prescribe relative to the operation and maintenance of any air contamination source.
- (c) Reports, test data, monitoring data, notifications and requests for renewal of the permit shall be submitted to the:
- Regional Air Program Manager
PA Department of Environmental Protection
(At the address given in the permit transmittal letter, or otherwise notified)
- (d) Any records or information including applications, forms, or reports submitted pursuant to this permit condition shall contain a certification by a responsible official as to truth, accuracy and completeness. The certifications submitted under this permit shall require a responsible official of the facility to certify that based on information and belief formed after reasonable inquiry, the statements and information in the documents are true, accurate and complete.
- (e) Any records, reports or information submitted to the Department shall be available to the public except for such records, reports or information which meet the confidentiality requirements of § 4013.2 of the Air Pollution Control Act and §§ 112(d) and 114(c) of the Clean Air Act. The permittee may not request a claim of confidentiality for any emissions data generated for the facility.

**SECTION B. General State Only Requirements****#019 [25 Pa. Code §§ 127.441(c) & 135.5]****Sampling, Testing and Monitoring Procedures.**

(a) The permittee shall comply with the monitoring, recordkeeping or reporting requirements of 25 Pa. Code Chapter 139 and the other applicable requirements of 25 Pa. Code Article III and additional requirements related to monitoring, reporting and recordkeeping required by the Clean Air Act and the regulations thereunder including the Compliance Assurance Monitoring requirements of 40 CFR Part 64, where applicable.

(b) Unless alternative methodology is required by the Clean Air Act and regulations adopted thereunder, sampling, testing and monitoring required by or used by the permittee to demonstrate compliance with any applicable regulation or permit condition shall be conducted in accordance with the requirements of 25 Pa. Code Chapter 139.

#020 [25 Pa. Code §§ 127.441(c) and 135.5]**Recordkeeping.**

(a) The permittee shall maintain and make available, upon request by the Department, the following records of monitored information:

- (1) The date, place (as defined in the permit) and time of sampling or measurements.
- (2) The dates the analyses were performed.
- (3) The company or entity that performed the analyses.
- (4) The analytical techniques or methods used.
- (5) The results of the analyses.
- (6) The operating conditions as existing at the time of sampling or measurement.

(b) The permittee shall retain records of any required monitoring data and supporting information for at least five (5) years from the date of the monitoring, sample, measurement, report or application. Supporting information includes the calibration data and maintenance records and original strip-chart recordings for continuous monitoring instrumentation, and copies of reports required by the permit.

(c) The permittee shall maintain and make available to the Department upon request, records including computerized records that may be necessary to comply with the reporting, recordkeeping and emission statement requirements in 25 Pa. Code Chapter 135 (relating to reporting of sources). In accordance with 25 Pa. Code Chapter 135, § 135.5, such records may include records of production, fuel usage, maintenance of production or pollution control equipment or other information determined by the Department to be necessary for identification and quantification of potential and actual air contaminant emissions.

#021 [25 Pa. Code § 127.441(a)]**Property Rights.**

This permit does not convey any property rights of any sort, or any exclusive privileges.

#022 [25 Pa. Code § 127.447]**Alternative Operating Scenarios.**

The permittee is authorized to make changes at the facility to implement alternative operating scenarios identified in this permit in accordance with 25 Pa. Code § 127.447.

#023 [25 Pa. Code § 121.7]**Prohibition of Air Pollution**

No person may permit air pollution as that term is defined in the Air Pollution Control Act (35 P.S. §§ 4001-4015).

**SECTION B. General State Only Requirements****#024 [25 Pa. Code §135.3]****Reporting**

(a) If the facility is a Synthetic Minor Facility, the permittee shall submit by March 1 of each year an annual emissions report for the preceding calendar year. The report shall include information for all active previously reported sources, new sources which were first operated during the preceding calendar year, and sources modified during the same period which were not previously reported. All air emissions from the facility should be estimated and reported.

(b) A source owner or operator of a Synthetic Minor Facility may request an extension of time from the Department for the filing of an annual emissions report, and the Department may grant the extension for reasonable cause.

#025 [25 Pa. Code §135.4]**Report Format**

If applicable, the emissions reports shall contain sufficient information to enable the Department to complete its emission inventory. Emissions reports shall be made by the source owner or operator in a format specified by the Department.

**SECTION C. Site Level Requirements****I. RESTRICTIONS.****Emission Restriction(s).****# 001 [25 Pa. Code §123.1]****Prohibition of certain fugitive emissions**

(a) No person may permit the emission into the outdoor atmosphere of a fugitive air contaminant from a source other than the following:

- (1) Construction or demolition of buildings or structures.
- (2) Grading, paving and maintenance of roads and streets.
- (3) Use of roads and streets. Emissions from material in or on trucks, railroad cars and other vehicular equipment are not considered as emissions from use of roads and streets.
- (4) Clearing of land.
- (5) Stockpiling of materials.
- (6) Open burning operations, as specified in 25 Pa. Code § 129.14.
- (7) N/A
- (8) N/A
- (9) Sources and classes of sources other than those identified in (1)-(8) of this condition, for which the permittee has obtained a determination from DEP that fugitive emissions from the source, after appropriate control, meet the following requirements:

- (i) The emissions are of minor significance with respect to causing air pollution; and
- (ii) The emissions are not preventing or interfering with the attainment or maintenance of any ambient air quality standard.

002 [25 Pa. Code §123.2]**Fugitive particulate matter**

A person may not permit fugitive particulate matter to be emitted into the outdoor atmosphere from a source specified in 25 Pa. Code § 123.1(a) (relating to prohibition of certain fugitive emissions) if such emissions are visible at the point the emissions pass outside the person's property.

003 [25 Pa. Code §123.31]**Limitations**

A person may not permit the emission into the outdoor atmosphere of any malodorous air contaminants from any source in such a manner that the malodors are detectable outside the property of the person on whose land the source is being operated.

004 [25 Pa. Code §123.41]**Limitations**

A person may not permit the emission into the outdoor atmosphere of visible air contaminants in such a manner that the opacity of the emission is either of the following:

- (a) Equal to or greater than 20% for a period or periods aggregating more than three (3) minutes in any one (1) hour.
- (b) Equal to or greater than 60% at any time.

005 [25 Pa. Code §123.42]**Exceptions**

The opacity limitations as per 25 Pa. Code § 123.41 shall not apply to a visible emission in any of the following instances:

- (a) When the presence of uncombined water is the only reason for failure of the emission to meet the limitations.
- (b) When the emission results from the operation of equipment used solely to train and test persons in observing the opacity of visible emissions.
- (c) When the emission results from the sources specified in 25 Pa. Code § 123.1(a) (relating to prohibition of certain fugitive emissions).

006 [25 Pa. Code §129.14]**Open burning operations**

No person may permit the open burning of material in the Southeast Air Basin except when the open burning results from:

- (a) A fire set to prevent or abate a fire hazard, when approved by DEP and set by or under the supervision of a public officer.

**SECTION C. Site Level Requirements**

- (b) A fire set for the purpose of instructing personnel in fire fighting, when approved by DEP.
- (c) A fire set for the prevention and control of disease or pests, when approved by DEP.
- (d) A fire set in conjunction with the production of agricultural commodities in their unmanufactured state on the premises of the farm operation.
- (e) A fire set for the purpose of burning domestic refuse, when the fire is on the premises of a structure occupied solely as a dwelling by two families or less and when the refuse results from the normal occupancy of the structure.
- (f) A fire set solely for recreational or ceremonial purposes.
- (g) A fire set solely for cooking food.

II. TESTING REQUIREMENTS.**# 007 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

- (a) If at any time DEP has cause to believe that air contaminant emissions from any source may be in excess of the limitations specified in this Permit, or established pursuant to, any applicable rule or regulation contained in 25 Pa. Code Article III, the permittee shall be required to conduct whatever tests are deemed necessary by DEP to determine the actual emission rate(s).
- (b) Such testing shall be conducted in accordance with the provisions of 25 Pa. Code Chapter 139 and the most current version of the DEP Source Testing Manual, and the EPA Clean Air Act National Stack Testing Guidance, when applicable, and in accordance with any restrictions or limitations established by DEP at such time as it notifies the permittee that testing is required.
- (c) DEP reserves the right to require exhaust stack testing of sources and control devices as necessary to verify emissions for purposes including determining the correct emission fee, malfunctions, or determining compliance with applicable requirements.

008 [25 Pa. Code §139.16]**Sulfur in fuel oil.**

- (a) The following are applicable to the analysis of commercial fuel oil:
 - (1) the fuel oil sample for chemical analysis shall be collected in a manner that provides a representative sample. Upon the request of a DEP official, the person responsible for the operation of the source shall collect the sample employing the procedures and equipment specified in 25 Pa. Code § 139.4(10) or (21) (relating to references); and
 - (2) test methods and procedures for the determination of sulfur shall be those specified in 25 Pa. Code § 139.4(12)--(15) and (20).
- (b) The requirements in subpart (a), above, shall be waived in the event that a delivery receipt from the supplier, showing the maximum percent sulfur in the fuel, is obtained each time a fuel oil delivery is made.

III. MONITORING REQUIREMENTS.**# 009 [25 Pa. Code §123.43]****Measuring techniques**

Visible emissions may be measured using either of the following:

- (a) A device approved by DEP and maintained to provide accurate opacity measurements.
- (b) Observers, trained and qualified to measure plume opacity with the naked eye or with the aid of any devices approved by DEP.

**SECTION C. Site Level Requirements****# 010 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

(a) The permittee shall monitor for the following, once per operating day, for the following, when the emergency generator is operating:

- (1) Odors, which DEP may determine to be objectionable (as per 25 Pa. Code §123.31).
- (2) Visible Emissions (as per 25 Pa. Code §§123.41 and 123.42).
- (3) Fugitive Particulate Matter (as per 25 Pa. Code §§ 123.1 and 123.2).

(b) All objectionable odors, fugitive particulate emissions, and visible emissions that are caused or may be caused by operations at the site shall:

- (1) Be investigated.
- (2) Be reported to the facility management, or individual(s) designated by the permittee.
- (3) Have appropriate corrective action taken (for emissions that originate on-site); and
- (4) Be recorded in a permanent written log.

(c) After six (6) months of daily monitoring, and upon the permittee's request accompanied with six (6) months of monitoring records, DEP will review and determine the feasibility of decreasing the monitoring frequency to weekly.

(d) After six (6) months of weekly monitoring, and upon the permittee's request accompanied with six (6) months of monitoring records, DEP will review and determine the feasibility of decreasing the frequency of monitoring to monthly.

(e) DEP reserves the right to change the above monitoring requirements at any time, based on but not limited to: the review of the compliance certification (if applicable), complaints, monitoring results, and/or DEP findings.

IV. RECORDKEEPING REQUIREMENTS.**# 011 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

The permittee shall maintain records of all the facility's increases of emissions, as per 25 Pa. Code § 127.449, for any of the following categories:

- (a) de minimis increases without notification to DEP.
- (b) de minimis increases with notification to DEP, via letter.
- (c) Increases resulting from a Request for Determination (RFD) to DEP.
- (d) Increases resulting from the issuance of a plan approval and subsequent operating permit.

012 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

The permittee shall maintain a record of all monitoring of fugitive emissions, visible emissions and odors, including those that deviate from the conditions found in this permit. The record of deviations shall contain, at a minimum, the following items:

- (a) The name and title of the company representative monitoring these instances.
- (b) The date and time of the observation.
- (c) A description of any emissions or malodors observed. If none are observed, record "NONE."
- (d) The possible cause(s) of the emissions or malodors.
- (e) Corrective action(s) taken to abate or mitigate each recorded deviation and to prevent future occurrences.

013 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

The permittee shall ensure that all records, reports, and analysis results generated in compliance with the requirements of any section of this permit shall be maintained in accordance with General State Only Requirement #020(b) and shall be made available to DEP upon written or verbal request within a reasonable time.

**SECTION C. Site Level Requirements****V. REPORTING REQUIREMENTS.****# 014 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

(a) The permittee shall report malfunctions, emergencies or incidents of excess emissions to DEP's 24-hour Emergency Hotline at 800.541.2050. A malfunction is any sudden, infrequent, and not reasonably preventable failure of air pollution control equipment, process equipment, or a process to operate in a normal or usual manner. An emergency is any situation arising from sudden and reasonably unforeseeable events beyond the control of the owner or operator of a facility which requires immediate corrective action to restore normal operation and which causes the emission source to exceed emissions, due to unavoidable increases in emissions attributable to the situation. An emergency shall not include situations caused by improperly designed equipment, lack of preventive maintenance, careless or improper operation, or operator error.

(b) When the malfunction, emergency or incident of excess emissions poses an imminent danger to the public health, safety, welfare, or environment, it shall be reported to DEP and the County Emergency Management Agency by telephone within one (1) hour after the discovery of the malfunction, emergency or incident of excess emissions. The owner or operator shall submit a written or emailed report of instances of such malfunctions, emergencies or incidents of excess emissions to DEP within three (3) business days of the telephone report.

(c) The report shall describe the following:

- (1) Name, permit or authorization number, and location of the facility;
- (2) Nature and cause of the malfunction, emergency or incident;
- (3) Date and time when the malfunction, emergency or incident was first observed;
- (4) Expected duration of excess emissions;
- (5) Estimated rate of emissions; and
- (6) Corrective actions or preventative measures taken.

(d) Any malfunction, emergency or incident of excess emissions that is not subject to the notice requirements of paragraph (b) of this condition shall be reported to DEP by telephone within 24 hours (or by 4:00 PM of the next business day, whichever is later) of discovery and in writing or by e-mail within five (5) business days of discovery. The report shall contain the same information required by paragraph (c), and any permit specific malfunction reporting requirements.

(e) During an emergency an owner or operator may continue to operate the source at their discretion provided they submit justification for continued operation of a source during the emergency and follow all the notification and reporting requirements in accordance with paragraphs (b)-(d), as applicable, including any permit specific malfunction reporting requirements.

(f) Reports regarding malfunctions, emergencies or incidents of excess emissions shall be submitted to the appropriate DEP Regional Office Air Program Manager.

(g) Any emissions resulting from malfunction or emergency are to be reported in the annual emissions inventory report, if the annual emissions inventory report is required by permit or authorization.

015 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

[Additional authority for this permit condition is also derived from 40 C.F.R. Part 68.]

(a) If required by Section 112(r) of the Clean Air Act, the permittee shall develop and implement an accidental release program consistent with requirements of the Clean Air Act, 40 C.F.R. Part 68 (relating to chemical accident prevention provisions) and the Federal Chemical Safety Information, Site Security and Fuels Regulatory Relief Act (P.L. 106-40).

(b) The permittee shall prepare and implement a Risk Management Plan (RMP) which meets the requirements of Section 112(r) of the Clean Air Act, 40 C.F.R. Part 68 and the Federal Chemical Safety Information, Site Security and Fuels Regulatory Relief Act when a regulated substance listed in 40 C.F.R. § 68.130 is present in a process in more than the threshold quantity at a facility. The permittee shall submit the RMP to the federal Environmental Protection Agency according to the following schedule and requirements:

**SECTION C. Site Level Requirements**

- (1) The permittee shall submit the first RMP to a central point specified by EPA no later than the latest of the following:
- (i) Three years after the date on which a regulated substance is first listed under 40 C.F.R. § 68.130; or,
 - (ii) The date on which a regulated substance is first present above a threshold quantity in a process.
- (2) The permittee shall submit any additional relevant information requested by DEP or EPA concerning the RMP and shall make subsequent submissions of RMPs in accordance with 40 C.F.R. § 68.190.
- (3) The permittee shall certify that the RMP is accurate and complete in accordance with the requirements of 40 C.F.R. Part 68, including a checklist addressing the required elements of a complete RMP.
- (c) As used in this permit condition, the term "process" shall be as defined in 40 C.F.R. § 68.3. The term "process" means any activity involving a regulated substance including any use, storage, manufacturing, handling, or on-site movement of such substances or any combination of these activities. For purposes of this definition, any group of vessels that are interconnected, or separate vessels that are located such that a regulated substance could be involved in a potential release, shall be considered a single process.
- (d) If this facility is subject to 40 C.F.R. Part 68, as part of the certification required under this permit, the permittee shall:
- (1) Submit a compliance schedule for satisfying the requirements of 40 C.F.R. Part 68 by the date specified in 40 C.F.R. § 68.10(a); or,
 - (2) Certify that this facility is in compliance with all requirements of 40 C.F.R. Part 68 including the registration and submission of the RMP.
- (e) If this facility is subject to 40 C.F.R. Part 68, the permittee shall maintain records supporting the implementation of an accidental release program for five (5) years in accordance with 40 C.F.R. § 68.200.
- (f) When this facility is subject to the accidental release program requirements of Section 112(r) of the Clean Air Act and 40 C.F.R. Part 68, appropriate enforcement action will be taken by DEP if the permittee fails to register and submit the RMP or a revised plan pursuant to 40 C.F.R. Part 68.

VI. WORK PRACTICE REQUIREMENTS.**# 016 [25 Pa. Code §123.1]****Prohibition of certain fugitive emissions**

A person responsible for any source specified in 25 Pa. Code §123.1 shall take all reasonable actions to prevent particulate matter from becoming airborne. These actions shall include, but not be limited to, the following:

- (a) use, where possible, of water or chemicals for control of dust in the demolition of buildings or structures, construction operations, the grading of roads, or the clearing of land;
- (b) application of asphalt, oil, water or suitable chemicals on dirt roads, material stockpiles and other surfaces which may give rise to airborne dusts;
- (c) paving and maintenance of roadways; and
- (d) prompt removal of earth or other material from paved streets onto which earth or other material has been transported by trucking or earth moving equipment, erosion by water, or other means.

017 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

The permittee shall ensure that the source(s) and air pollution control device(s), listed in this permit, are operated and maintained in a manner consistent with good operating and maintenance practices, and in accordance with manufacturer's specifications.

018 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

The permittee may not modify any air contaminant system identified in this permit, prior to obtaining DEP approval, except those modifications authorized by Condition #013(g), of Section B, of this permit.

**SECTION C. Site Level Requirements****# 019 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

The permittee shall immediately, upon discovery, implement measures, which may include the application for the installation of an air cleaning device(s), if necessary, to reduce the air contaminant emissions to within applicable limitations, if at any time the operation of the source(s) identified in this permit, is causing the emission of air contaminants in excess of the limitations specified in, or established pursuant to, 25 Pa. Code Article III, or any other applicable rule promulgated under the Clean Air Act.

VII. ADDITIONAL REQUIREMENTS.

No additional requirements exist except as provided in other sections of this permit including Section B (State Only General Requirements).

VIII. COMPLIANCE CERTIFICATION.

No additional compliance certifications exist except as provided in other sections of this permit including Section B (relating to State Only General Requirements).

IX. COMPLIANCE SCHEDULE.

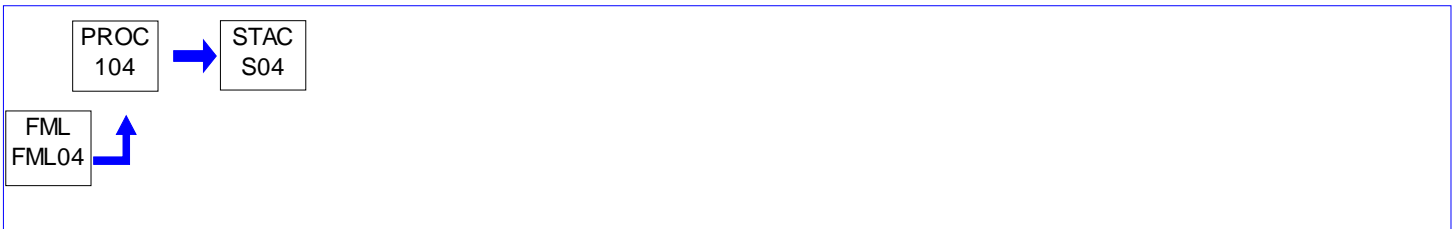
No compliance milestones exist.

**SECTION D. Source Level Requirements**

Source ID: 104

Source Name: NO. 8 EMERGENCY GENERATOR

Source Capacity/Throughput: 109.400 Gal/HR #2 Oil

**I. RESTRICTIONS.****Emission Restriction(s).****# 001 [25 Pa. Code §123.13]****Processes**

No person may permit the emission into the outdoor atmosphere of particulate matter from this source at any time, in excess of 0.04 grains per dry standard cubic foot, pursuant to 25 Pa. Code § 123.13(c)(1)(i).

002 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

(a) The permittee shall ensure that the carbon monoxide (CO) emissions from the No. 8 Emergency Generator (Source ID: 104) shall not exceed 3.08 pounds per hour.

[Compliance with this CO 'lb/hr' emission restriction also assures compliance with the emission standards in 40 C.F.R. Part 1039, Appendix I.]

(b) The permittee shall ensure that the total, annual CO emissions for the No. 8 Emergency Generator (Source ID: 104) shall not exceed 0.77 tons per year, as a twelve (12) month rolling sum.

003 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

(a) The permittee shall ensure that the nitrogen oxide (NOx) emissions from the No. 8 Emergency Generator (Source ID: 104) shall not exceed 26.91 pounds per hour.

[Compliance with this NOx 'lb/hr' emission restriction also assures compliance with the emission standards in 40 C.F.R. Part 1039, Appendix I.]

(b) The permittee shall ensure that the total, annual NOx emission rate for the No. 8 Emergency Generator (Source ID: 104) shall not exceed 6.73 tons per year, as a twelve (12) month rolling sum.

Fuel Restriction(s).**# 004 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

The permittee shall ensure that the No. 8 Emergency Generator (Source 104) shall be fired only on commercial diesel fuel.

005 [40 CFR Part 60 Standards of Performance for New Stationary Sources §40 CFR 60.4207]**Subpart IIII - Standards of Performance for Stationary Compression Ignition Internal Combustion Engines****What fuel requirements must I meet if I am an owner or operator of a stationary CI internal combustion engine subject to**

(a) The owners and operators of stationary CI ICE subject to this subpart with a displacement of less than 30 liters per cylinder that use diesel fuel must use diesel fuel that meets the requirements of 40 C.F.R. § 80.510(b) for nonroad (NR) diesel fuel, except that any existing diesel fuel purchased or otherwise obtained prior to October 1, 2010, may be used until depleted.

(b) As pursuant 40 C.F.R. § 80.510(b), all non-road (NR) diesel fuel is subject to the following per-gallon standards:

**SECTION D. Source Level Requirements**

- (1) Sulfur content of 15 ppm maximum for NR diesel fuel.
- (2) Cetane index or aromatic content, as follows:
 - (i) A minimum cetane index of 40; or
 - (ii) A maximum aromatic content of 35 volume percent.

[Compliance with this condition assures compliance with the emission standard of 25 Pa. Code §123.21.]

Operation Hours Restriction(s).

006 [25 Pa. Code §127.441]

Operating permit terms and conditions.

The permittee shall ensure that the No. 8 Emergency Generator (Source ID: 104) shall not be operated for more than 500 hours per year, as a twelve (12) month rolling sum.

007 [40 CFR Part 60 Standards of Performance for New Stationary Sources §40 CFR 60.4211]

Subpart III - Standards of Performance for Stationary Compression Ignition Internal Combustion Engines**What are my compliance requirements if I am an owner or operator of a stationary CI internal combustion engine?**

The owner or operator of an emergency stationary ICE must operate the emergency stationary ICE according to the requirements in the following paragraphs (1) through (3). In order for the engine to be considered an emergency stationary ICE under this subpart, any operation other than emergency operation, maintenance and testing, and operation in non-emergency situations for 50 hours per year, as described in the following paragraphs (1) through (3) is prohibited. If the engine is not operated according to the requirements in the following paragraphs (1) through (3), the engine will not be considered an emergency engine under this subpart and must meet all requirements for non-emergency engines.

(1) There is no time limit on the use of emergency stationary ICE in emergency situations.

(2) The emergency stationary ICE may be operated for the purpose specified in paragraph (2)(i) of this section for a maximum of 100 hours per calendar year. Any operation for non-emergency situations as allowed by paragraph (3) counts as part of the 100 hours per calendar year allowed by this paragraph (2).

(i) Emergency stationary ICE may be operated for maintenance checks and readiness testing, provided that the tests are recommended by federal, state or local government, the manufacturer, the vendor, the regional transmission organization or equivalent balancing authority and transmission operator, or the insurance company associated with the engine. The owner or operator may petition the Administrator for approval of additional hours to be used for maintenance checks and readiness testing, but a petition is not required if the owner or operator maintains records indicating that federal, state, or local standards require maintenance and testing of emergency ICE beyond 100 hours per calendar year.

(3) Emergency stationary ICE may be operated for up to 50 hours per calendar year in non-emergency situations. The 50 hours of operation in non-emergency situations are counted as part of the 100 hours per calendar year for maintenance and testing provided in paragraph (2). Except as provided in paragraph (3)(i), the 50 hours per calendar year for non-emergency situations cannot be used for peak shaving or non emergency demand response, or to generate income for a facility to an electric grid or otherwise supply power as part of a financial arrangement with another entity.

(i) The 50 hours per year for non-emergency situations can be used to supply power as part of a financial arrangement with another entity if all of the following are met.

(A) The engine is dispatched by the local balancing authority or local transmission and distribution system operator;

(B) The dispatch is intended to mitigate local transmission and/or distribution limitations so as to avert potential voltage collapse or line overloads that could lead to the interruption of power supply in a local area or region.

(C) The dispatch follows reliability, emergency operation or similar protocols that follow specific NERC, regional, state, public utility commission or local standards or guidelines.

(D) The power is provided only to the facility itself or to support the local transmission and distribution system.

**SECTION D. Source Level Requirements**

(E) The owner or operator identifies and records the entity that dispatches the engine and the specific NERC, regional, state, public utility commission or local standards or guidelines that are being followed for dispatching the engine. The local balancing authority or local transmission and distribution system operator may keep these records on behalf of the engine owner or operator.

II. TESTING REQUIREMENTS.

008 [25 Pa. Code §127.441]

Operating permit terms and conditions.

The permittee shall sample and have fuel analyses performed on the fuel in the event that the fuel delivery receipt does not provide the following information:

- (a) sulfur content, by weight; and
- (b) cetane index or aromatic content (by volume).

009 [40 CFR Part 60 Standards of Performance for New Stationary Sources §40 CFR 60.4211]

Subpart IIII - Standards of Performance for Stationary Compression Ignition Internal Combustion Engines**What are my compliance requirements if I am an owner or operator of a stationary CI internal combustion engine?**

(ii) The owner or operator of a stationary CI ICE must conduct a performance test to demonstrate compliance with the applicable emission standards within 1 year after an engine and control device is no longer installed, configured, operated, and maintained in accordance with the manufacturer's emission-related written instructions, or within 1 year after you change emission-related settings in a way that is not permitted by the manufacturer. The owner or operator must conduct subsequent performance testing every 8,760 hours of engine operation or 3 years, whichever comes first, thereafter to demonstrate compliance with the applicable emission standards.

III. MONITORING REQUIREMENTS.

010 [25 Pa. Code §127.441]

Operating permit terms and conditions.

The permittee shall monitor the following for the No. 8 Emergency Generator (Source ID: 104):

- (a) Hours of operation, monthly, calendar year and on a 12-month rolling basis.
- (b) Fuel usage, monthly and on a 12-month rolling basis.
- (c) The sulfur content, by weight, and the cetane index or aromatic content, by volume, of the fuel purchased on an "as delivered" basis.
- (d) Emissions of NO_x and CO, monthly and on a 12-month rolling basis.

IV. RECORDKEEPING REQUIREMENTS.

011 [25 Pa. Code §127.441]

Operating permit terms and conditions.

The permittee shall maintain records of the following for No. 8 Emergency Generator (Source ID: 104):

- (a) Hours of operation, monthly, calendar year and on a 12-month rolling basis.
- (b) Fuel usage, monthly and on a 12-month rolling basis.
- (c) Deliveries of diesel fuel, including the quantity of diesel purchased. In addition, certification of the sulfur content, by weight, and the cetane index or aromatic content, by volume, in the diesel fuel shall be maintained at all times.
- (d) NO_x and CO emissions, monthly and on a 12-month rolling basis.
- (e) Reason for operation (emergency or non-emergency)

**SECTION D. Source Level Requirements****# 012 [40 CFR Part 60 Standards of Performance for New Stationary Sources §40 CFR 60.4211]****Subpart IIII - Standards of Performance for Stationary Compression Ignition Internal Combustion Engines****What are my compliance requirements if I am an owner or operator of a stationary CI internal combustion engine?**

The owner or operator of a stationary CI ICE greater than 500 HP, must keep a maintenance plan and records of conducted maintenance and must, to the extent practicable, maintain and operate the engine in a manner consistent with good air pollution control practice for minimizing emissions.

013 [40 CFR Part 60 Standards of Performance for New Stationary Sources §40 CFR 60.4214]**Subpart IIII - Standards of Performance for Stationary Compression Ignition Internal Combustion Engines****What are my notification, reporting, and recordkeeping requirements if I am an owner or operator of a stationary CI internal combustion engine?**

Starting with the model years in table 5 of 40 C.F.R. Part 60, Subpart IIII, if the emergency engine does not meet the standards applicable to non-emergency engines in the applicable model year, the owner or operator must keep records of the operation of the engine in emergency and non-emergency service that are recorded through the non-resettable hour meter. The owner must record the time of operation of the engine and the reason the engine was in operation during that time.

V. REPORTING REQUIREMENTS.

No additional reporting requirements exist except as provided in other sections of this permit including Section B (State Only General Requirements).

VI. WORK PRACTICE REQUIREMENTS.**# 014 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

(a) The permittee shall ensure that the No. 8 Emergency Generator (Source ID: 104) shall be used for emergency purposes only to provide back-up power during utility power outages or where a reasonable probability of power outage exists. Reasonable probability of a power outage refers to events, such as, but not limited to, local weather forecasts, or an indication of power instability within the building, such that a high likelihood of loss of the primary power supply to the facility exists. It shall not be used to produce saleable power for peaking purposes.

(b) The permittee shall ensure that the No. 8 Emergency Generator (Source ID: 104) shall be operated and maintained with manufacturer's specifications and good air pollution control practices.

[Additional authority for paragraph (b) is derived from 40 C.F.R. § 60.4211(g).]

015 [25 Pa. Code §127.441]**Operating permit terms and conditions.**

[Additional authority for this condition is derived from 40 C.F.R. § 60.4209.]

The permittee shall ensure that the No. 8 Emergency Generator (Source ID: 104) shall be equipped with a nonresettable hour meter to track the hours of operation.

016 [25 Pa. Code §129.203]**Stationary internal combustion engines.**

(a) The owner or operator of the stationary internal combustion engine shall calculate the difference between the actual emissions from the unit during the period from May 1 through September 30 and the allowable emissions for that period.

(b) The owner or operator shall calculate allowable emissions by multiplying the cumulative hours of operations for the unit for the period by the horsepower rating of the unit and by the applicable emission rate set forth in paragraph (1).

(1) For a compression ignition stationary internal combustion engine firing diesel fuel or a combination of diesel fuel and natural gas, 2.3 grams of NO_x per brake horsepower-hour.

**SECTION D. Source Level Requirements**

(c) Emissions from a stationary internal combustion engine that has been or is replaced by an electric motor may be counted as allowable emissions for purposes of this section, as follows:

(1) For a replaced compression ignition stationary internal combustion engine that fired diesel fuel or a combination of diesel fuel and natural gas, 2.3 grams of NO_x per brake horsepower-hour, less 1.5 pounds of NO_x per MWH of electricity consumed by the replacement motor.

017 [25 Pa. Code §129.204]**Emission accountability.**

(a) The owner or operator shall determine actual NO_x emissions in accordance with one of the following:

(1) The 1-year average emission rate calculated from the most recent permit emission limit compliance demonstration test data for NO_x.

(2) The maximum hourly allowable NO_x emission rate contained in the permit or the higher of the following:

(i) The highest rate determined by use of the emission factor for the unit class contained in the most up-to date version of the EPA publication, "AP-42 Compilation of Air Pollution Emission Factors."

(ii) The highest rate determined by use of the emission factor for the unit class contained in the most up-to date version of EPA's "Factor Information Retrieval (FIRE)" data system.

(iii) An alternate calculation and recordkeeping procedure based upon emissions testing and correlations with operating parameters. The operator of the unit shall demonstrate that the alternate procedure does not underestimate actual emissions throughout the allowable range of operating conditions. The alternate calculation and recordkeeping procedures must be approved by DEP, in writing, prior to implementation.

(b) The owner or operator of a unit subject to this section shall surrender to DEP one CAIR NO_x allowance and one CAIR NO_x Ozone Season allowance, as defined in 40 C.F.R. §§ 96.102 and 96.302 (relating to definitions), for each ton of NO_x by which the combined actual emissions exceed the allowable emissions of the units subject to this section at a facility from May 1 through September 30. The surrendered allowances shall be of current year vintage. For the purpose of determining the amount of allowances to surrender, any remaining fraction of a ton equal to or greater than 0.50 ton is deemed to equal 1 ton and any fraction of a ton less than 0.50 ton is deemed to equal zero tons.

(c) If the combined allowable emissions from units subject to this section at a facility from May 1 through September 30 exceed the combined actual emissions from units subject to this section at the facility during the same period, the owner or operator may deduct the difference or any portion of the difference from the amount of actual emissions from units subject to this section at the owner or operator's other facilities.

(d) By November 1 of each year, an owner or operator of a unit subject to this section shall surrender the required NO_x allowances to DEP's designated NO_x allowance tracking system account and provide to the DEP, in writing, the following:

(1) The serial number of each NO_x allowance surrendered.

(2) The calculations used to determine the quantity of NO_x allowances required to be surrendered.

(e) If an owner or operator fails to comply with subsection (e), the owner or operator shall by December 31 surrender three NO_x allowances of the current or later year vintage for each NO_x allowance that was required to be surrendered by November 1 of that year.

(1) For purposes of determining the number of days of violation, if a facility has excess emissions for the period May 1 through September 30, each day in that period (153 days) constitutes a day in violation unless the permittee demonstrates that a lesser number of days should be considered.

(2) Each ton of excess emissions is a separate violation.

**SECTION D. Source Level Requirements**

[Note: On July 6, 2011, EPA promulgated the Cross-State Air Pollution Rule (CSAPR) to replace CAIR. The CSAPR provisions of 40 C.F.R. Part 97, Subpart AAAAA (relating to CSAPR NOx Annual Trading Program), replaced the provisions of 40 C.F.R. Part 96, Subpart AA (relating to CAIR NOx Annual Trading Program General Provisions), and remain in effect. On October 26, 2016, EPA promulgated the CSAPR Update to establish the provisions of 40 C.F.R. Part 97, Subpart EEEEE (relating to CSAPR NOx Ozone Season Group 2 Trading Program), to replace the previously-established CAIR NOx Ozone Season Trading Program and CSAPR NOx Ozone Season Group 1 Trading Program for certain states, including Pennsylvania, beginning with the 2017 ozone season. On April 30, 2021, EPA promulgated the Revised CSAPR Update to establish the provisions of 40 C.F.R. Part 97, Subpart GGGGG (relating to CSAPR NOx Ozone Season Group 3 Trading Program), to replace the provisions of 40 C.F.R. Part 97, Subpart EEEEE, for certain states, including Pennsylvania, beginning with the 2021 ozone season (though DEP will accept CSAPR NOx Ozone Season Group 2 allowances of current year vintage from other states, if available). On November 6, 2024, EPA revised 40 C.F.R. Part 97 Subpart GGGGG to include the new CSAPR NOx Ozone Season Expanded Group 2 Allowances. Accordingly, the permittee shall surrender CSAPR NOx Annual allowances and either CSAPR NOx Ozone Season Group 2 allowances or CSAPR NOx Ozone Season Group 3 allowances, as defined in 40 C.F.R. §§ 97.402, 97.802, and 97.1002, respectively, instead of the CAIR NOx allowances and CAIR NOx Ozone Season allowances indicated in 25 Pa. Code § 129.204(c), as the latter are no longer available.]

018 [40 CFR Part 60 Standards of Performance for New Stationary Sources §40 CFR 60.4205]**Subpart IIII - Standards of Performance for Stationary Compression Ignition Internal Combustion Engines****What emission standards must I meet for emergency engines if I am an owner or operator of a stationary CI internal combustion engine?**

Emergency stationary CI ICE 2007 model year and later with a maximum engine power greater than or equal to 37 KW (50 HP), and less than or equal to 2,237 KW (3,000 HP) with a displacement of less than 10 liters per cylinder that are not fire pump engines must comply with the emission standards for new nonroad CI engines for the same model year and maximum engine power in 40 C.F.R. Part 1039, Appendix I, for all pollutants and smoke standards as specified in 40 C.F.R. § 1039.105 beginning in model year 2007.

VII. ADDITIONAL REQUIREMENTS.**# 019 [25 Pa. Code §127.441]****Operating permit terms and conditions.**

Emergency Generator No. 8 (Source ID: 104) is a 1.5 MW capacity unit (model number DQGAB-543809), powered by a diesel fuel-fired, 2,205 bhp engine manufactured by Cummins, Inc. (model number QSK50-G4 NR2)

020 [40 CFR Part 60 Standards of Performance for New Stationary Sources §40 CFR 60.4206]**Subpart IIII - Standards of Performance for Stationary Compression Ignition Internal Combustion Engines****How long must I meet the emission standards if I am an owner or operator of a stationary CI internal combustion engine?**

Owners and operators of emergency stationary CI ICE must operate and maintain the emergency stationary CI ICE that achieve the emission standards as required in 40 C.F.R. § 60.4205 over the entire life of the engine.

021 [40 CFR Part 63 NESHAPS for Source Categories §40 CFR 63.6590]**Subpart ZZZZ - National Emissions Standards for Hazardous Air Pollutants for Stationary Reciprocating Internal Combustion Engines****What parts of my plant does this subpart cover?**

Stationary RICE subject to Regulations under 40 C.F.R. Part 60. An affected source that meets any of the criteria of this section must meet the requirements of 40 C.F.R. 63, Subpart ZZZZ by meeting the requirements of 40 C.F.R. Part 60, Subpart IIII, for compression ignition engines. No further requirements apply for such engines under this part.

A new or reconstructed stationary RICE located at an area source is an affected source.



SECTION E. Source Group Restrictions.



SECTION F. Alternative Operation Requirements.

No Alternative Operations exist for this State Only facility.

**SECTION G. Emission Restriction Summary.**

| Source Id | Source Descriptor | | |
|----------------|---------------------------|---------------------------|-----|
| 104 | NO. 8 EMERGENCY GENERATOR | | |
| Emission Limit | | Pollutant | |
| 0.770 | Tons/Yr | 12 month rolling sum | CO |
| 3.080 | Lbs/Hr | No. 8 Emergency Generator | CO |
| 6.730 | Tons/Yr | 12 month rolling sum | NOX |
| 26.910 | Lbs/Hr | No. 8 Emergency Generator | NOX |
| 0.040 | gr/DRY FT3 | particulate matter | TSP |

Site Emission Restriction Summary

| Emission Limit | Pollutant |
|----------------|-----------|
|----------------|-----------|

**SECTION H. Miscellaneous.**

(1) The emission limitations contained in Section F Emission Restriction Summary Table of this permit are provided for informational purposes only and are not to be considered as enforceable limits. All enforceable limitations are listed in the numbered conditions in Sections C and/or D of this permit.

(2) The following previously issued Plan Approvals serves as the basis for certain terms and conditions set forth in this Permit:

- i. 46-0269A (APS ID: 696954, AUTH ID: 799999)

(3) Specifically, for each ozone season beginning after January 1, 2015, DEP intends to accept the surrender of annual and ozone season TR NO_x allowances as a compliance alternative to the surrender of annual and ozone season CAIR NO_x allowances if the TR allowances are surrendered for compliance purposes in a manner consistent with the surrender provisions for CAIR allowances set forth in the applicable sections specified in this notice. DEP consulted with staff in the United States Environmental Protection Agency (EPA) Region III Office in developing an alternative allowance surrender approach for compliance with the applicable SIP-approved requirements. To this end, the EPA has confirmed, in writing, that TR NO_x allowances may be surrendered as set forth in the applicable regulations in 25 Pa. Code Chapters 129 and 145. A detailed notice was published in the PA bulletin on April 4, 2015 [45 Pa.B. 1687].

(4) MARCH 2021: Renewal Operating Permit – APS No. 1010932; AUTH No. 1304813:

IPX2201 Renaissance Investors, LLC (IPX) purchased the office building on 2201 Renaissance Boulevard, Upper Merion Township, Montgomery County from the previous owner/operator the hibu Corporation. A Change of Ownership was executed in February 2020. The previous operating permit (AUTH No. 1063196) had 3 sources:

- 101 – NO. 6 EMERGENCY GENERATOR
- 102 – NO. 7 EMERGENCY GENERATOR
- 104 – NO. 8 EMERGENCY GENERATOR

The operating permit issued under AUTH No. 1304813 for IPX will only consist of the source 104 since it is the only emission source previously identified at the 2201 Renaissance Boulevard location. The facility's status has changed from a synthetic minor source to a natural minor since operation of an emergency generator at 500 hours/year represents a reasonable and worst-case number of operating hours to determine the potential emissions.

(5) APRIL 2022: Administrative Amendment – APS No. 1058733; AUTH No. 1388357:

This administrative amendment authorizes a change in ownership and responsible official/permit contact for the facility.

(6) MAY 2026: Renewal Operating Permit – APS No. 1058733; AUTH No. 1564673



***** End of Report *****
