

(Fact Sheet Begins Next)

## Act Now to Continue Receiving Information About This Site!

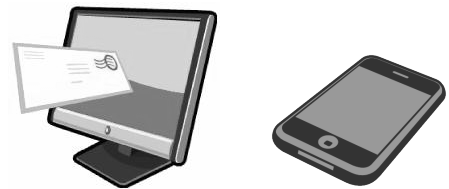
DEC's Division of Environmental Remediation (DER) now distributes information about contaminated sites *electronically by email*.

If you would like to continue to receive information about the contaminated site featured in this fact sheet:

**You must sign up for the DER email listserv:**

[www.dec.ny.gov/chemical/61092.html](http://www.dec.ny.gov/chemical/61092.html)

DER cannot register your email address - only the email address owner can do so. If you already have signed up for the listserv for the county in which the site is located, you need do nothing.



### Why You Should Go “Paperless”:

- ☒ Get site information faster and share it easily;
- ☒ Receive information about all sites in a chosen county - read what you want, delete the rest;
- ☒ It helps the environment and stretches your tax dollars.

**If “paperless” is not an option for you**, call or write to the DER project manager identified in this fact sheet. Indicate that you need to receive paper copies of fact sheets through the Postal Service. Include the site name in your correspondence. The option to receive paper is available to individuals only. Groups, organizations, businesses, and government entities are assumed to have email access.



Department of  
Environmental  
Conservation

## FACT SHEET

State Superfund Program

65 Albany Avenue

65 Albany Avenue  
Kingston, NY 12401

**SITE No. 356060**

**NYSDEC REGION 3**

**June 2021**

### Where to Find Information

Access project documents through the  
DECinfo Locator  
[https://www.dec.ny.gov/data/DecDocs/  
356060/](https://www.dec.ny.gov/data/DecDocs/356060/):

### Who to Contact

Comments and questions are welcome  
and should be directed as follows:

#### Project-Related Questions

Michael Kilmer, Project Manager  
NYSDEC

21 S. Putt Corners Rd  
(845) 633-5463

[michael.kilmer@dec.ny.gov](mailto:michael.kilmer@dec.ny.gov)

#### Project-Related Health Questions

Stephanie Selmer  
NYSDOH

Empire State Place Corning Tower  
Albany, NY 12237

(518) 402-7864

[bee@health.ny.gov](mailto:bee@health.ny.gov)

For more information about New  
York's State Superfund Program,  
visit:

[www.dec.ny.gov/chemical/8439.html](http://www.dec.ny.gov/chemical/8439.html)

## Investigation & Interim Remedial Measure to Begin at State Superfund Site

MMJD Equities, LLC ("remedial party") will soon begin an environmental study at the 65 Albany Ave site ("site") located at 65 Albany Avenue, Kingston, Ulster County. Please see the map for the site location.

**Site Characterization/Interim Remedial Measure Work Plan:** A work plan, called a "Site Characterization/Interim Remedial Measure Work Plan (work plan)," was submitted by the remedial party under New York's State Superfund Program. The site is currently listed as a Class "P" site. A Class P (potential) classification is used for sites where preliminary information indicates that a site may have contamination that makes it eligible for consideration for placement on the Registry of Inactive Hazardous Waste Disposal Sites (commonly referred to as the list of State Superfund Sites). Further information and/or investigation, in the form of a Site Characterization, is needed to determine if the site qualifies for listing on the Registry. NYSDEC and the New York State Department of Health (NYSDOH) will oversee the investigation.

**Interim Remedial Measure (IRM):** An IRM is a cleanup activity that may be performed when a source of contamination or exposure pathway (the way in which a person may contact contamination) can be effectively addressed without extensive investigation and evaluation.

- Access project documents online through the DECinfo Locator:  
<https://www.dec.ny.gov/data/DecDocs/356060/>.
- Documents also are available at the location(s) identified at left under "Where to Find Information."

**Highlights of the Site Investigation/IRM:** The investigation will define the nature and extent of contamination in groundwater, soil and soil vapor.

Past investigations in the area have determined that chlorinated solvent contamination exists at the site. Tetrachloroethene (PCE) and its byproducts are present in the site's subsurface. PCE is a contaminant often associated with dry cleaning operations and in the manufacture of metal parts.

Key components of the investigation and IRM work include:

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- Collecting soil vapor, sub-slab soil vapor and indoor air samples;
- Installing and sampling groundwater wells to monitor impacts from areas of concern both on-site and off-site;
- Installing and testing vapor extraction wells to assist in designing the vapor mitigation system for the occupied structure on-site; and
- Should the occupied on-site structure require soil vapor intrusion mitigation, installation of a sub-slab depressurization system or vapor mitigation system as an IRM.

**Next Steps:** The information collected during the site characterization will be summarized in a report. After the site characterization has finished, NYSDEC and NYSDOH will make a significant threat determination. The site may then be added to the State Registry of Inactive Hazardous Waste Disposal Sites.

**Site Description:** The site is an irregularly shaped 1.9-acre parcel and is bordered on the south by Albany Avenue. The site is currently developed with a single structure that is half one-story and half two-stories. The site structure houses a variety of commercial businesses. Public records show the operation of a historic drycleaner at the site from 1964 to 1986.

Additional site details, including environmental and health assessment summaries, are available on

NYSDEC's Environmental Site Remediation Database (by entering the site ID, 356060) at:

<https://www.dec.ny.gov/cfm/external/derexternal/index.cfm?pageid=3>

**State Superfund Program:** New York's State Superfund Program (SSF) identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and/or the environment go through a process of investigation, evaluation, cleanup and monitoring.

NYSDEC attempts to identify parties responsible for site contamination before committing State funds for investigation and cleanup.

For more information about the SSF, visit:

<https://www.dec.ny.gov/chemical/8439.html>

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***We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.***

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## Stay Informed With DEC Delivers

Sign up to receive site updates by email:

[www.dec.ny.gov/chemical/61092.html](https://www.dec.ny.gov/chemical/61092.html)

Note: Please disregard if you already have signed up and received this fact sheet electronically.

## DECInfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites: <https://www.dec.ny.gov/pubs/109457.html>

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