



FACT SHEET

State Superfund Program

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Tee Bird Country Club
NYSDEC Site No. 546028
Town of Moreau, Saratoga County, New York

September 2011

Investigation Completed at State Superfund Site; Results Will Help to Evaluate Ways to Address Contamination

An investigation has been completed for Tee Bird Country Club – North Course parking lot (“Site”) located at Reservoir Road in the Town of Moreau, Saratoga County under New York’s State Superfund Program (SSF). See map for site location. The investigation was conducted by Tee-Bird Country Club, Inc. (the “responsible party”) with oversight provided by the New York State Department of Environmental Conservation (NYSDEC).

NYSDEC has reviewed and approved an investigation report, called a “Remedial Investigation Report” that describes the results of the investigation of the site. The investigation report is available at the locations identified below under “Where to Find Information”.

Highlights of the Investigation Report

The investigation report has several goals:

- 1) describe the investigation activities completed
- 2) detail the nature and extent of contamination associated with the site
- 3) provide information about off-site contamination issues
- 4) present information to determine whether remediation of contamination associated with the site is needed
- 5) support a “Feasibility Study” to develop and evaluate remedial needs and alternatives related to the site.

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 the environment go through a process of investigation, evaluation, remediation and monitoring.

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

For more information about the SSF, visit:
www.dec.ny.gov/chemical/8439.html

The investigation included collecting over 100 soil samples from beneath and near the parking lot, collecting ground water samples, and collecting sediment samples from the pond and stream adjacent to the parking lot. The sample results show that:

- PCBs are the only contaminant of concern for the Site and concentrations of PCBs above the NYSDEC’s clean-up levels are limited to surficial soils beneath or immediately adjacent to the asphalt cap.

- The distribution pattern and decreasing concentration with depth is consistent with surface application of waste oils used for dust control when the parking lot was gravel. The samples collected along the cart paths, on the golf course, and on unpaved portions of the parking lot indicate that significant transport or spreading of PCBs from the paved portion of the parking, where the oil was formerly used for dust control, has not occurred.
- PCBs were not found in Site ground water.
- PCBs were not detected in the stream upstream and downstream of the pond. PCBs were only detected in one sample in the pond at very low concentrations, indicating that the lateral and vertical extent of PCBs in sediment is limited.

Based on the results of the investigation presented in this RI, sufficient data has been collected to evaluate remedial options for the site.

Next Steps

The Feasibility Study is being conducted to use information developed during the investigation to achieve the following:

- 1) define the objectives of the site remedial program
- 2) develop remedial alternatives
- 3) screen and analyze the alternatives.

NYSDEC then develops a draft remedial plan, called a “Proposed Remedial Action Plan”. This plan describes the remedy preferred by NYSDEC to address contamination related to the site. The draft plan summarizes the decision that led to the preferred remedy by discussing each alternative and the reasons for choosing or rejecting it. The goal of the plan will be to ensure the protection of public health and the environment. NYSDEC will present the draft plan to the public for its review and comment during a 30-day comment period and at a public meeting.

NYSDEC will keep the public informed throughout the investigation and remediation of the site.

Background

The site is listed as a Class “2” site in the State Registry of Inactive Hazardous Waste Sites (list of State Superfund sites). A Class 2 site represents a significant threat to public health or the environment; action is required.

The country club consists of a public, 18-hole championship golf course, with a club house building, a maintenance building, a small open-air food stand, and a cart shed. The buildings are situated around paved and unpaved parking areas located in the north-central part of the property, near Reservoir Road. The “Site” consists of the country club parking lot area that had been impacted by polychlorinated biphenyls (PCBs) applied to the surface of the parking lot for dust control circa 1977 before the parking lot was paved in 1984.

A remedy approved by the NYSDEC, consisting of an asphalt cap placed over the parking lot was implemented in accordance with the 1984 Agreement between Tee Bird and the NYSDEC. The cap consists of approximately 18-inches of gravel sub-base covered by asphalt. Sand fill and natural clay exists immediately beneath the gravel sub-base. NYSDEC personnel conducted periodic inspections of the cap and collected and analyzed soil samples in 1983, 1984, 1989, and 1990. No

further investigation or remedial measures were required as a result of the inspections or sampling.

The NYSDEC issued a letter on June 27, 2005 indicating it was reclassifying the Site from a Class 3 Inactive Hazardous Waste Disposal Site (IHWDS) to a Class 2 and that a RI/FS is required. Tee Bird and the NYSDEC entered into Order on Consent and Administrative Settlement #A5-0532-1205 in December 2007. The RI/FS is being conducted in accordance with the 2007 Order on Consent.

FOR MORE INFORMATION

Where to Find Information

Project documents are available at the following location(s) to help the public stay informed. These documents include the investigation report.

NYSDEC Regional Office
Region 5 – Warrensburg Office
232 Golf Course Road
Warrensburg, NY 12885
Phone: (518) 623-1238

Town of Moreau Office Building
61 Hudson Street
South Glens Falls, NY 12803
Phone (518) 792-1030

Crandall Public Library
251 Glen Street
Glens Falls, New York 12801
Phone: (518) 792-6508

Who to Contact

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

Project Related Questions

Ms. Alicia Thorne, P.E.
New York State Department of
Environmental Conservation
232 Golf Course Road, P.O. Box 220
Warrensburg, NY 12885
Phone: (518) 623-1238
Email: ajthorne@gw.dec.state.ny.us

Site-Related Health Questions

Mr. Ian Ushe
New York State Department of Health
Flanigan Square-547 River Street
Troy, New York 12180-2216
Phone: (518) 402-7880
Email: bee@health.state.ny.us

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Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs available at the following web page: www.dec.ny.gov/chemical/61092.html . It's *quick*, it's *free*, and it will help keep you *better informed*.



As a listserv member, you will periodically receive site-related information/announcements for all contaminated sites in the county(ies) you select.

You may continue also to receive paper copies of site information for a time after you sign up with a county listserv, until the transition to electronic distribution is complete.

Notes: Please, discontinue if you already have signed up and received this fact sheet electronically.

