NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
Site Classification Report

DATE: 7/2/2015

Site Code: 734020 **Site Name:** McKesson Envirosystems (Inland Site)
City: Syracuse **Town:** Syracuse (c)
Region: 7 **County:** Onondaga
Current Classification: 02 **Proposed Classification:** 04
Estimated Size (acres): 8.62 **Disposal Area:** Structure
Significant Threat: Previously **Site Type:** GPRA
Priority ranking Score: **Project Manager:** Payson Long

Summary of Approvals

Originator/Supervisor: Susan Edwards	**01/15/2015**
RHWRE: Harry Warner:	**01/22/2015**
BEEI of NYSDOH:	**05/01/2015**
CO Bureau Director: Michael Cruden, Director, Remedial Bureau E:	**05/01/2015**
Assistant Division Director: Michael J. Ryan, P.E.:	**05/11/2015**

Basis for Classification Change

Hazardous waste disposal at this site was addressed by implementation of the remedy identified for the site by the Record of Decision (ROD). All construction of the components of the site-wide remedy was completed no later than 1998. The Final Engineering Report(s) (FER) (or its equivalent) confirms that the remedy has been constructed consistent with the requirements in the ROD. The FER(s) (or its equivalent) is/are in decdocs. Management of contamination remaining at the site, including any required monitoring, is and has been controlled pursuant to a Site Management Plan (SMP). A copy of the SMP is in decdocs. Institutional controls are required to ensure the protectiveness of the site. The required control, in the form of a Deed Restriction, is presently in place. Notification of any change in use is required. A significant threat to public health and the environment no longer exists at the site. The site is properly remediated and requires site management, therefore, it qualifies for Class 4 status on the Registry of Inactive Hazardous Waste disposal sites.

Site Description - Last Review: 04/14/2015

Location: The McKesson Envirosystems Site is located at 800/801 Van Rensselaer Street West in the City of Syracuse, Onondaga County, New York. It is located to the south of Onondaga Lake, adjacent to the west bank of the New York State Barge Canal Terminal channel.

Site Features: The site was formerly used for bulk storage of petroleum products and in later years, as storage for a variety of chemical waste streams. The site is approximately 8.8 acres in size and is separated by Van

Rensselaer Street into two parcels. The parcel north of Van Rensselaer Street is within 150 feet of the Barge Canal. The largest of the former above ground storage tanks (Tank 7) was located on this portion of the site. The majority of previous material storage and handling took place in the area south of Van Rensselaer Street, where ten former above ground storage tanks were located. The site is generally flat with a grass cover. It is fenced and access is restricted to authorized persons only.

Current Zoning/Use(s): The McKesson property was zoned for industrial use but is now in a newly established Lakefront District, in a zone labeled T5 – Urban Center district. This area is to be developed to be a business district and residential, primarily apartment type dwellings. The site is within one-quarter mile of Onondaga Lake, which is a major surface water body in the greater Syracuse area. Land use in the surrounding area is characterized as IB - Industrial District Class B, in areas north and northwest, and northeast is designated PK (Civic Space – Recreation). The area to the south is designated T4 – General Urban District.

Past Use(s) of the Site: This facility was used since the 1930s as a bulk petroleum distribution terminal for products such as gasoline, diesel fuel, heating oil, etc. In 1973, the facility was converted to a chemical distribution terminal. The storage tanks were used for temporary staging of spent solvents that were acquired for recycling, for recycled solvents that were returned by customers, and also for storing mixtures and by-products. The staging was associated with solvent recycling operations through-out the northeast. During the time the facility was in operation, liquids were spilled on the ground and the tanks leaked. Evidence of contaminated soil from spilled liquids was noted by DEC personnel during site inspections.

1920's: Occupied by various salt companies.
1928-1969: Petroleum Storage Facility (ARCO), Tanks 1-6 (South Parcel)
1951: Tank 7 installed (North Parcel)
1969-1973: Petroleum Storage Facility BP Oil Company (BP)
1973: Inland Chemical Corporation (ICC) purchases site from BP Oil Company for recycling waste streams and chemical storage including: methanol, methylene chloride and other solvents.
1980: ICC filed a Part A Permit Application for interim status as a hazardous waste storage facility under the Resource Conservation Recovery Act (RCRA).
1982: ICC operations discontinued.
1987: Revised part A application for closure submitted to NYSDEC. Remediation Consent Order signed 6/10/87.
1988: Operational Unit 01B-McKesson Corporation submitted a RCRA closure plan entitled "Verification of Aboveground Storage Tank Decontamination Protocol" to NYSDEC.
1989: Operational Unit 01B-RCRA Closure certification is submitted to NYSDEC. Aboveground tanks removed from the site.
1990: Notification from NYSDEC that facility was officially closed and that corrective actions would proceed under the Remediation Consent Order which was amended to include both McKesson Corporation and Safety-Kleen Environsystems Company as Respondents. The Final Remedial Investigation Report was issued in April 1990. The RI revealed significant soil and groundwater contamination. A PAH Distribution Report was issued at the same time.

Site Geology and Hydrogeology: The soil stratigraphy is relatively consistent across the site. The surface fill material consists of the unsaturated soil addressed by the OU-l remedy with overlying sand and gravel cover

placed as a component of the remedy. The surface fill is underlain by silt and clay ranging in depth from approximately 8 to 15 feet below ground surface (bgs), followed by a layer of sand and silt from approximately 15 to 22 feet bgs. A silt and clay lacustrine deposit is present across the entire site at approximately 22 to 24 feet bgs. Underlying the lacustrine silt and clay are varying compositions of sand and gravel to approximately 62 feet bgs. Depth to bedrock is approximately 350 feet or a little greater at this location, based on other area studies.

The three flow systems identified beneath the Bear Street site are: a deep flow system (24 to 62 feet bgs) in the unconsolidated deposits beneath the confining layer, an intermediate flow system in the lower soil unit, and a shallow flow system (15-22 feet bgs) in the upper and middle soil units. The intermediate flow system, in the lower soil unit, can be separated into a freshwater zone and saltwater zone. It is reported that groundwater in this zone is and has historically been unusable as a potable source due to its high chloride concentrations.

Both the shallow and intermediate flow systems are influenced by seasonal or transient conditions including precipitation, ponding water and subsequent infiltration within the impoundments, and the water elevation of the Barge Canal. The discharge point for the shallow and intermediate flow systems is to the northeast, the Barge Canal, and the discharge point for the deep flow system appears to be Onondaga Lake.

Contaminants of Concern (Including Materials Disposed)	**Quantity Disposed**
OU 01	
SPENT SOLVENTS (INCLUDING BTX COMPOUNDS)	0.00
BASE/NEUTRALS	0.00

Analytical Data Available for : Groundwater, Soil

Applicable Standards Exceeded for: Groundwater

Site Environmental Assessment- Last Review: 04/14/2015

Prior to remediation:
Soils: The unsaturated soils addressed by Operable Unit 01 at this site are those approximately four feet in depth which lie above the groundwater elevation. These soils have been contaminated with materials previously stored in tanks at the site. The soils at the site are contaminated with the COCs identified above. Non-halogenated aromatics (benzene, toluene, ethylbenzene, and xylenes) are frequently detected in association with petroleum products (primarily gasoline). Chlorinated aliphatic compounds are commonly used as solvents. They include the following compounds detected at this site: tetrachloroethene (PCE), trichloroethene (TCE), trans-1,2-dichloroethene (t-1,2-DCE), methylene chloride, and vinyl chloride. The dimethylaniline-related compounds observed at the site are aniline and N,N-dimethylaniline. Acetone, methanol, and chlorobenzene are also present at the site which do not fit into the other classes of chemicals. In general, the chemicals of concern were detected near the former materials loading area and the former locations of the aboveground storage tanks.
Groundwater: The groundwater quality results indicate the presence of chemical compounds at concentrations above groundwater quality standards. The identified chemicals in groundwater are: methylene chloride, trichloroethene, benzene, toluene, ethylbenzene, xylenes, N,N-dimethylaniline, aniline, trans-1,2-dichloroethene, methanol, and acetone. Groundwater data from the RI, the Supplemental Sampling program and semi-annual monitoring events indicate that COCs, though present in on-site groundwater have not, with only one exception (aniline at 7 ppb), migrated beyond the site property boundaries. This off-site

contaminant "hit" was detected during the August 1996 semi-annual sampling event.

While RI information may indicate limited migration of contamination toward the Barge Canal, groundwater information from the Supplemental Investigation supported that the concentration and areal distribution of COCs in groundwater seemed to have decreased in comparison to historic (RI) data. Investigation data also supports that contamination is generally confined to the shallow hydrogeologic unit. This was evidenced by the lack of groundwater standard contravention in samples from the deep well points installed during the Supplemental Investigation. Furthermore, within the deeper hydrogeologic unit there is a freshwater/saltwater interface. This interface exists at a depth of approximately 35 feet bgs. The groundwater in this deeper unit has historically been unusable for drinking because of its high chloride concentrations.

Post-Remediation:
A Record of Decision (ROD) was issued on March 18, 1994, and called for bioremediation of the unsaturated soils in the area referred to as Operable Unit-1 (OU-1). The bioremediation successfully treated an estimated 20,000 cubic yards of contaminated soil. The saturated soils and groundwater at the site have been designated as OU-2. A PRP funded Feasibility Study was completed in 1996. A Record of Decision (ROD) was signed on March 15, 1997. Design and construction of an anaerobic bioremediation system was completed in early 1998. Based on the process control monitoring data obtained in 2002, the insitu anaerobic bioremediation treatment process is meeting the remedial goals for OU No. 2 presented in the ROD.
April 10, 2013 the anaerobic system was shutdown due to asymptotic levels of contamination in the groundwater and no detection of contamination in the down gradient monitoring wells. The system was temporarily shutdown and will be evaluated after 2 years to determine that there is no rebound and the down gradient monitoring wells continue to have no detection of contamination.

Long-term site management is ongoing.

Site Health Assessment - Last Update: 04/09/2015

The site is fenced. However, since some contaminated soils remain at the site below clean backfill, people will not come into contact with contaminated soils unless they dig below the surface materials. People are not drinking the groundwater because the area is served by a public water supply not affected by site contamination. Volatile organic compounds in the groundwater may move into bedrock fissures and the soil vapor (air spaces within the soil), which in turn may move into overlying buildings and affect the indoor air quality. This process, which is similar to the movement of radon gas from the subsurface into the indoor air of buildings, is referred to as soil vapor intrusion. Currently there are no occupied buildings on the site. An evaluation of the potential for soil vapor intrusion to occur will be completed should the current use of the site change.

	Start		End	
OU 00				
Corrective Measures	9/30/11	ACT	7/18/13	TRM
Corrective Measures	10/1/14	ACT	10/14/14	ACT
OGC Docket - Deed Restriction	6/16/11	ACT	12/16/11	TRM
OGC Docket - Deed Restriction	10/23/12	ACT	12/10/12	ACT
OGC Docket - Deed Restriction	1/14/14	ACT	10/3/14	ACT
OGC Docket - Environmental Easement	5/9/13	ACT	1/14/14	TRM
OGC Docket - Environmental Notice	12/27/11	ACT	11/4/14	TRM

DATE: 7/2/2015

Site Code: 734020 **Site Name:** McKesson Envirosystems (Inland Site)

Periodic Review	8/10/11	ACT	9/30/11	TRM
Periodic Review	10/1/13	ACT	11/15/13	ACT
Periodic Review	9/30/14	ACT	10/1/14	DEN
Periodic Review	10/14/14	ACT	11/14/14	ACT
Periodic Review	11/13/15	PLN	12/28/15	PLN
Reclass Pkg.	1/15/15	ACT	7/3/15	PLN
Site Management	1/1/98	ACT	9/15/24	PLN
OU 01				
Remedial Action	5/1/94	ACT	7/1/95	ACT
Remedial Design	3/1/94	ACT	5/1/94	ACT
Remedial Investigation	7/1/90	ACT	3/1/94	ACT
VI Evaluation	6/1/06	ACT	10/31/06	ANF
OU 01A				
Remedial Action	1/1/84	ACT	7/1/85	ACT
OU 01B				
Remedial Action	10/1/88	ACT	11/1/88	ACT
OU 02				
Remedial Action	9/1/97	ACT	1/1/98	ACT
Remedial Design	3/1/97	ACT	9/1/97	ACT
Remedial Investigation	8/1/95	ACT	3/1/97	ACT

Remedy Description and Cost

Remedy Description for Operable Unit 01

The selected remedy for operable unit 01 - the unsaturated soils, consists of in-situ bioremediation. Approx. 16000 c.y. of contaminated soils was be subject to treatment. The excavated area was back filled with clean fill and graded to promote proper runoff.

Total Cost $1,300,000

DATE: 7/2/2015

Site Code: 734020 **Site Name:** McKesson Envirosystems (Inland Site)

Remedy Description for Operable Unit 01A

Obtained from historical documents: "Evidence of contaminated soil from spilled liquids was noted during site inspections. Soil samples taken in 1984 revealed the presences of hazardous waste contaminants. Additional soil sampling done by the facility also revealed contamination." Cited from CA725/CA750.

Total Cost

DATE: 7/2/2015

Site Code: 734020 **Site Name:** McKesson Envirosystems (Inland Site)

Remedy Description for Operable Unit 01B

The site is a former RCRA facility. The site is located in an commercial/industrial area. The work under this IRM was performed as part of RCRA Corrective action. Under this IRM, the aboveground storage tanks were cleaned and removed, and distribution lines removed. A closure certification report was submitted in 1988.

Total Cost

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
Site Classification Report

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Site Code: 734020 **Site Name:** McKesson Envirosystems (Inland Site)

Remedy Description for Operable Unit 02

The remedy selected is in-situ anaerobic bio-remediation. The remedy included the installation of up-gradient infiltration trenches in each of the three areas of concern. Groundwater was amended with nutrients via the infiltration trenches. The objective is to enhance the naturally - occurring anaerobic bio-remediation of the contaminants present. Areas of Concern are monitored to insure hydraulic containment is maintained.

Total Cost $1,400,000

OU 00 **Site Management Plan Approval: 01/01/1998** **Status: ACT**

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
Site Management Form
7/2/2015

SITE DESCRIPTION

SITE NO. 734020

SITE NAME McKesson Envirosystems (Inland Site)

SITE ADDRESS: 400 Bear Street West ZIP CODE: 13204

CITY/TOWN: Syracuse

COUNTY: Onondaga

ALLOWABLE USE: Commercial and Industrial

SITE MANAGEMENT DESCRIPTION

SITE MANAGEMENT PLAN INCLUDES:

IC/EC Certification Plan	YES
Monitoring Plan	
Operation and Maintenance (O&M) Plan	YES
Periodic Review Frequency: once a year	YES

Periodic Review Report Submittal Date: 11/13/2015

DATE: 7/2/2015

Site Code: 734020 **Site Name:** McKesson Envirosystems (Inland Site)

Description of Institutional Control

MCKESSON CORP

1 Post Street

800 VAN RENSSELAER ST & BEAR ST W

Decision Document
Block: 390
Lot:
Sublot:
Section: 029
Subsection: 300
S_B_L Image: 029-300-390

Deed Restriction
Block: 390
Lot:
Sublot:
Section: 029
Subsection: 300
S_B_L Image: 029-300-390
Ground Water Use Restriction
IC/EC Plan
Landuse Restriction
Monitoring Plan
O&M Plan
Site Management Plan
Soil Management Plan

801 VAN RENSSELAER ST & BEAR ST W

Decision Document
Block: 380
Lot:
Sublot:
Section: 029
Subsection: 300
S_B_L Image: 029-300-380

Deed Restriction
Block: 380
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Ground Water Use Restriction
IC/EC Plan
Landuse Restriction

Monitoring Plan
O&M Plan
Site Management Plan
Soil Management Plan

Description of Engineering Control

MCKESSON CORP
1 Post Street
800 VAN RENSSELAER ST & BEAR
Decision Document - Institutional Control Instrument
Block: 390
Lot:
Sublot:
Section: 029
Subsection: 300
S_B_L Image: 029-300-390
Fencing/Access Control
Deed Restriction - Institutional Control Instrument
Block: 390
Lot:
Sublot:
Section: 029
Subsection: 300
S_B_L Image: 029-300-390
Groundwater Containment
Fencing/Access Control
801 VAN RENSSELAER ST & BEAR
Decision Document - Institutional Control Instrument
Block: 380
Lot:
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S_B_L Image: 029-300-380
Groundwater Containment
Groundwater Containment
Fencing/Access Control

NEW YORK STATE OF OPPORTUNITY | Department of Environmental Conservation

PUBLIC NOTICE | State Superfund Program

Receive Site Information by Email. See next page to Learn How.

Site Name: McKesson Envirosystems (Inland Site) **July 2, 2015**
Site No.: 734020 **Tax Map Nos.:** 115.-03-07.0 and 116.-01-09.0
Site Location: 400 Bear Street West, City of Syracuse, 13204

Inactive Hazardous Waste Disposal Site Classification Notice

The Inactive Hazardous Waste Disposal Site Program (the State Superfund Program) is the State's program for identifying, investigating, and cleaning up sites where the disposal of hazardous waste may present a threat to public health and/or the environment. The New York State Department of Environmental Conservation (DEC) maintains a list of these sites in the Registry of Inactive Hazardous Waste Disposal Sites (Registry). The site identified above, and located on a map on the reverse side of this page, was reclassified on the Registry as a Class 4 site as of the date of this notice, as it no longer presents a significant threat to public health and/or the environment for the following reason(s):

Remedial actions have been implemented and there is contamination remaining in groundwater, soil and soil vapor. Through site management, human exposure to this contamination is being addressed as follows:

- Groundwater: A groundwater use restriction is in place that prohibits the use of on-site groundwater without proper treatment.
- Soil: Contaminated soils have been treated using bioremediation. Access to the site is restricted by fencing. Land use is restricted to commercial and industrial uses.
- Soil Vapor: A change in use notification is in place to ensure that soil vapor intrusion will be evaluated for any new buildings constructed on-site with actions taken to address exposures as necessary.

If you own property adjacent to this site and are renting or leasing your property to someone else, please share this information with them. If you no longer wish to be on the contact list for this site or otherwise need to correct our records, please contact DEC's Project Manager listed below.

FOR MORE SITE INFORMATION

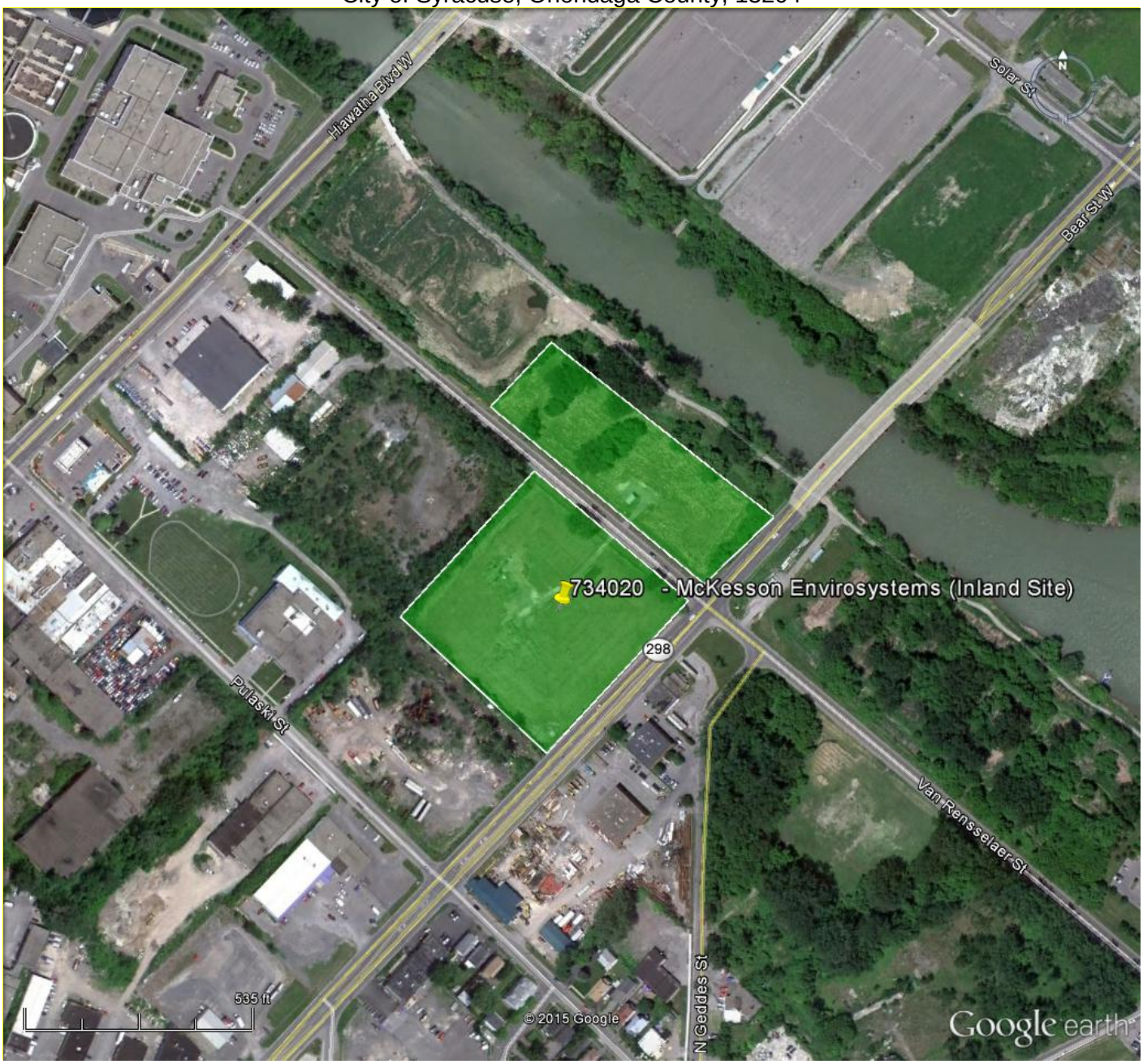
Additional information about this site can be found using DEC's "Environmental Site Remediation Database Search" engine which is located on the internet at:
www.dec.ny.gov/cfmx/extapps/derexternal/index.cfm?pageid=3

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

Project Related Questions
Payson Long, Project Manager
NYS Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway, 12th Floor
Albany, NY 12233-7017
Email: payson.long@dec.ny.gov
Phone: 518-402-9813

DEC is sending you this notice in accordance with Environmental Conservation Law Article 27, Title 13 and its companion regulation (6 NYCRR 375-2.7(b)(6)(ii)) which requires DEC to notify all parties on the contact list for this site of this recent action.

Approximate Site Location
McKesson Envirosystems (Inland Site)
Site ID: 734020
400 Bear Street West
City of Syracuse, Onondaga County, 13204



Receive Site Updates by Email
Have site information such as this public notice sent right to your email inbox. DEC 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.

Note: Please disregard if you received this notice by way of a county email listserv.

Electronic copies:

R. Schick, Director, Division of Environmental Remediation
A. English, Director, Bureau of Technical Support
K. Lewandowski, Chief, Site Control Section
W. Daigle, Director, Remedial Bureau D
H. Warner, RHWRE, Region 7
D. Bimber, Regional Permit Administrator, Region 7
D. Carlton, Regional CPS, Region 7
K. Anders, NYSDOH
M. Schuck, NYSDOH Regional Chief
R. Jones, NYSDOH Project Manager
L. Ennist, DER, Bureau of Program Management
C. Mannes, Region 7
P. Long, Project Manager
B. Anderson, Site Control Section

McKesson Envirosystems
(Inland Site)
734020

14 Total

James E. Fleer, Director
Environmental Services
McKesson Corp
One Post Street
San Francisco, CA 94104

Allied Reality Corp
6248 Steinway Drive
Jamesville, NY 13078

New York State
860 Van Rensselaer Street
Syracuse, NY 13204

Anita Santaro
2102 West Genesee Street
Syracue, NY 13219

Honorable Stephanie A. Miner, Mayor
City of Syracuse
City Hall
233 East Washington Street
Syracuse, NY 13202

Andrew M. Maxwell, Director
Syracuse-Onondaga Co. Planning Agency
City Hall
233 East Washington Street
Syracuse, NY 13202

Honorable Sharon L. Contreras,
Superintendent
Syracuse City School District
Central Office
725 Harrison Street
Syracuse, NY 13210

Honorable Deborah Somers, Commissioner
Water Adminstration/Engineering Office
Department of Water
101 North Beech Street
Syracuse, NY 13210

Honorable Joanne M. Mahoney
Onondaga County Executive
John H. Mulroy Civic Center
421 Montgomery Street
Syracuse, NY 13202

Douglas Morris, Chairperson
Onondaga County Planning Board
1100 Civic Center
421 Montgomery Street
Syracuse, NY 13202

Steven Kulick, Vice-Chairperson
Syracuse City Planning Commission
233 East Washington Street
Syracuse, NY 13202

JSF Services LLC
403 W Bear St
Syracuse, NY 13204

Orange Properties Corp.
636 Cooper Rd
Jordan, NY 13080

Indu Gupta, MD, MPH
Commissioner of Health
Onondaga Health Department
John H. Mulroy Civic Center
421 Montgomery Street
Syracuse, NY 13202

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

Division of Environmental Remediation, Bureau of Technical Support
625 Broadway, 11th Floor, Albany, NY 12233-7020
P: (518) 402-9543 I F: (518) 402-9547
www.dec.ny.gov

June 12, 2015

McKesson Corporation
Attn: James E. Fleer
Director, Environmental Services
One Post Street, 34th Floor
San Francisco, CA 94104

Dear Mr. Fleer:

As mandated by Section 27-1305 of the Environmental Conservation Law (ECL), the New York State Department of Environmental Conservation (DEC) must maintain a Registry of all inactive disposal sites suspected or known to contain hazardous waste. The ECL also mandates that DEC notify the owner of all or any part of each site or area included in the Registry of Inactive Hazardous Waste Disposal Sites as to changes in site classification.

Our records indicate that you are the owner or part owner of the site listed below. Therefore, this letter constitutes notification of change in the classification of such site in the Registry of Inactive Hazardous Waste Disposal Sites in New York State. The effective date of the classification change shall be 20 days from the date of this letter.

DEC Site No.: 734020
Site Name: McKesson Envirosystems (Inland Site)
Site Address: 400 Bear Street West, Syracuse, 13204
Classification change: Class 2 to Class 4

The reason for the change is as follows:

Remedial actions have been implemented and there is contamination remaining in groundwater, soil and soil vapor. Through site management, human exposure to this contamination is being addressed as follows:

- Groundwater: A groundwater use restriction is in place that prohibits the use of on-site groundwater without proper treatment.
- Soil: Contaminated soils have been treated using bioremediation. Access to the site is restricted by fencing. Land use is restricted to commercial and industrial uses.
- Soil Vapor: A change in use notification is in place to ensure that soil vapor intrusion will be evaluated for any new buildings constructed on-site with actions taken to address exposures as necessary.

Enclosed is a copy of DEC's Inactive Hazardous Waste Disposal Site Report form as it will appear in the Registry. An explanation of the site classifications is available at http://www.dec.ny.gov/chemical/8663.html. The Law allows the owner and/or operator of a site listed in the Registry to petition the Commissioner of DEC for deletion of such site, modification of site classification, or modification of any information regarding such site, by submitting a written statement setting forth the grounds of the petition.

Such petition may be addressed to:

Honorable Joseph J. Martens
Commissioner
New York State Department of Environmental Conservation
625 Broadway
Albany, New York 12233-1010

For additional information, please contact Payson Long, the project manager, at 518-402-9813.

Sincerely,

Kelly A. Lewandowski, P.E.
Chief
Site Control Section

KAL/BA/sls
Enclosure

ec: w/Enc.
R. Schick
L. Zeppetelli
A. English
K. Lewandowski
P. Long, Project Manager

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
Inactive Hazardous Waste Disposal Report

Site Code	734020				
Site Name	McKesson Envirosystems (Inland Site)	**Address**	400 Bear Street West		
Classification	04	**City**	Syracuse	**Zip**	13204
Region	7	**County**	Onondaga	**Town**	Syracuse (c)
Latitude	43 degrees, 3 minutes, 40.19 seconds			**Estimated Size**	8.6200
Longitude	-76 degrees, 10 minutes, 17.59 seconds				
Site Type	RCRA	**Disposal Area**	Structure		

Site Description

Location: The McKesson Envirosystems Site is located at 800/801 Van Rensselaer Street West in the City of Syracuse, Onondaga County, New York. It is located to the south of Onondaga Lake, adjacent to the west bank of the New York State Barge Canal Terminal channel.

Site Features: The site was formerly used for bulk storage of petroleum products and in later years, as storage for a variety of chemical waste streams. The site is approximately 8.8 acres in size and is separated by Van Rensselaer Street into two parcels. The parcel north of Van Rensselaer Street is within 150 feet of the Barge Canal. The largest of the former above ground storage tanks (Tank 7) was located on this portion of the site. The majority of previous material storage and handling took place in the area south of Van Rensselaer Street, where ten former above ground storage tanks were located. The site is generally flat with a grass cover. It is fenced and access is restricted to authorized persons only.

Current Zoning/Use(s): The McKesson property was zoned for industrial use but is now in a newly established Lakefront District, in a zone labeled T5 – Urban Center district. This area is to be developed to be a business district and residential, primarily apartment type dwellings. The site is within one-quarter mile of Onondaga Lake, which is a major surface water body in the greater Syracuse area. Land use in the surrounding area is characterized as IB - Industrial District Class B, in areas north and northwest, and northeast is designated PK (Civic Space – Recreation). The area to the south is designated T4 – General Urban District.

Past Use(s) of the Site: This facility was used since the 1930s as a bulk petroleum distribution terminal for products such as gasoline, diesel fuel, heating oil, etc. In 1973, the facility was converted to a chemical distribution terminal. The storage tanks were used for temporary staging of spent solvents that were acquired for recycling, for recycled solvents that were returned by customers, and also for storing mixtures and by-products. The staging was associated with solvent recycling operations through-out the northeast. During the time the facility was in operation, liquids were spilled on the ground and the tanks leaked. Evidence of contaminated soil from spilled liquids was noted by DEC personnel during site inspections.

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1988: Operational Unit 01B-McKesson Corporation submitted a RCRA closure plan entitled "Verification of Aboveground Storage Tank Decontamination Protocol" to NYSDEC.
1989: Operational Unit 01B-RCRA Closure certification is submitted to NYSDEC. Aboveground tanks removed from the site.
1990: Notification from NYSDEC that facility was officially closed and that corrective actions would proceed under the Remediation Consent Order which was amended to include both McKesson Corporation and Safety-Kleen Environsystems Company as Respondents. The Final Remedial Investigation Report was issued in April 1990. The RI revealed significant soil and groundwater contamination. A PAH Distribution Report was issued at the same time.

Site Geology and Hydrogeology: The soil stratigraphy is relatively consistent across the site. The surface fill material consists of the unsaturated soil addressed by the OU-l remedy with overlying sand and gravel cover placed as a component of the remedy. The surface fill is underlain by silt and clay ranging in depth from approximately 8 to 15 feet below ground surface (bgs), followed by a

layer of sand and silt from approximately 15 to 22 feet bgs. A silt and clay lacustrine deposit is present across the entire site at approximately 22 to 24 feet bgs. Underlying the lacustrine silt and clay are varying compositions of sand and gravel to approximately 62 feet bgs. Depth to bedrock is approximately 350 feet or a little greater at this location, based on other area studies.

The three flow systems identified beneath the Bear Street site are: a deep flow system (24 to 62 feet bgs) in the unconsolidated deposits beneath the confining layer, an intermediate flow system in the lower soil unit, and a shallow flow system (15-22 feet bgs) in the upper and middle soil units. The intermediate flow system, in the lower soil unit, can be separated into a freshwater zone and saltwater zone. It is reported that groundwater in this zone is and has historically been unusable as a potable source due to its high chloride concentrations.

Both the shallow and intermediate flow systems are influenced by seasonal or transient conditions including precipitation, ponding water and subsequent infiltration within the impoundments, and the water elevation of the Barge Canal. The discharge point for the shallow and intermediate flow systems is to the northeast, the Barge Canal, and the discharge point for the deep flow system appears to be Onondaga Lake.

Contaminants of Concern (Including Materials Disposed)

	Quantity
OU 01	
SPENT SOLVENTS (INCLUDING BTX COMPOUNDS)	20,000 CUBIC YARDS OF
BASE/NEUTRALS	CONTAMINATED SOIL

Analytical Data Available for : Groundwater, Soil

Applicable Standards Exceeded for: Groundwater

Site Environmental Assessment

Prior to remediation:
Soils: The unsaturated soils addressed by Operable Unit 01 at this site are those approximately four feet in depth which lie above the groundwater elevation. These soils have been contaminated with materials previously stored in tanks at the site. The soils at the site are contaminated with the COCs identified above. Non-halogenated aromatics (benzene, toluene, ethylbenzene, and xylenes) are frequently detected in association with petroleum products (primarily gasoline). Chlorinated aliphatic compounds are commonly used as solvents. They include the following compounds detected at this site: tetrachloroethene (PCE), trichloroethene (TCE), trans-1,2-dichloroethene (t-1,2-DCE), methylene chloride, and vinyl chloride. The dimethylaniline-related compounds observed at the site are aniline and N,N-dimethylaniline. Acetone, methanol, and chlorobenzene are also present at the site which do not fit into the other classes of chemicals. In general, the chemicals of concern were detected near the former materials loading area and the former locations of the aboveground storage tanks.
Groundwater: The groundwater quality results indicate the presence of chemical compounds at concentrations above groundwater quality standards. The identified chemicals in groundwater are: methylene chloride, trichloroethene, benzene, toluene, ethylbenzene, xylenes, N,N-dimethylaniline, aniline, trans-1,2-dichloroethene, methanol, and acetone. Groundwater data from the RI, the Supplemental Sampling program and semi-annual monitoring events indicate that COCs, though present in on-site groundwater have not, with only one exception (aniline at 7 ppb), migrated beyond the site property boundaries. This off-site contaminant "hit" was detected during the August 1996 semi-annual sampling event.

While RI information may indicate limited migration of contamination toward the Barge Canal, groundwater information from the Supplemental Investigation supported that the concentration and areal distribution of COCs in groundwater seemed to have decreased in comparison to historic (RI) data. Investigation data also supports that contamination is generally confined to the shallow hydrogeologic unit. This was evidenced by the lack of groundwater standard contravention in samples from the deep well points installed during the Supplemental Investigation. Furthermore, within the deeper hydrogeologic unit there is a freshwater/saltwater interface. This interface exists at a depth of approximately 35 feet bgs. The groundwater in this deeper unit has historically been unusable for drinking because of its high chloride concentrations.

Post-Remediation:
A Record of Decision (ROD) was issued on March 18, 1994, and called for bioremediation of the unsaturated soils in the area referred to as Operable Unit-1 (OU-1). The bioremediation successfully treated an estimated 20,000 cubic yards of contaminated soil. The saturated soils and groundwater at the site have been designated as OU-2. A PRP funded Feasibility Study was completed in 1996. A Record of Decision (ROD) was signed on March 15, 1997. Design and construction of an anaerobic bioremediation system was completed in early 1998. Based on the process control monitoring data obtained in 2002, the insitu anaerobic bioremediation treatment process is meeting the remedial goals for OU No. 2 presented in the ROD.
April 10, 2013 the anaerobic system was shutdown due to asymptotic levels of contamination in the groundwater and no detection of contamination in the down gradient monitoring wells. The system was temporarily shutdown and will be evaluated after 2 years to determine that there is no rebound and the down gradient monitoring wells continue to have no detection of contamination.

Long-term site management is ongoing.

Site Health Assessment

The site is fenced. However, since some contaminated soils remain at the site below clean backfill, people will not come into contact with contaminated soils unless they dig below the surface materials. People are not drinking the groundwater because the area is served by a public water supply not affected by site contamination. Volatile organic compounds in the groundwater may move into bedrock fissures and the soil vapor (air spaces within the soil), which in turn may move into overlying buildings and affect the indoor air quality. This process, which is similar to the movement of radon gas from the subsurface into the indoor air of buildings, is referred to as soil vapor intrusion. Currently there are no occupied buildings on the site. An evaluation of the potential for soil vapor intrusion to occur will be completed should the current use of the site change.

Owners

Current Owner(s)

James E. Fleer

McKesson Corporation

1 Post Street

San Francisco CA 94104

Operators

NEW YORK STATE OF OPPORTUNITY. Department of Health

ANDREW M. CUOMO
Governor

HOWARD A. ZUCKER, M.D., J.D.
Acting Commissioner

SALLY DRESLIN, M.S., R.N.
Executive Deputy Commissioner

May 1, 2015

Michael Cruden, Director
Remedial Bureau E
NYS Dept. of Environmental Conservation
Division of Environmental remediation
625 Broadway
Albany, NY 12233

Re: Site Reclassification (2 to 4)
McKesson Envirosystems (Inland site)
Site #734020
Syracuse, Onondaga County

Dear Mr. Cruden:

Per your request, we have reviewed the New York State Department of Environmental Conservation's (NYSDEC) proposal to reclassify the above referenced site from Class 2 to Class 4 on the NYSDEC's registry of Inactive Hazardous Waste Disposal Sites. Specifically, we have reviewed the proposal to determine whether the reclassification is protective of public health. I understand that remedial actions have been implemented and there is contamination remaining in groundwater, soil and soil vapor. I also understand that, through site management, human exposure to this contamination is being addressed as follows:

- Groundwater: A groundwater use restriction is in place that prohibits the use of on-site groundwater without proper treatment.
- Soil: Contaminated soils have been treated using bioremediation. Access to the site is restricted by fencing. Land use is restricted to commercial and industrial uses.
- Soil Vapor: A change in use notification is in place to ensure that soil vapor intrusion will be evaluated for any new buildings constructed on-site with actions taken to address exposures as necessary.

Based on this information, I believe the proposal is protective of public health and concur with the Class 4 classification. If you have any questions, please contact me at (518) 402-7860.

Sincerely,

Maureen E. Schuck
Interim Region Chief – Regions 3, 6, & 7
Bureau of Environmental Exposure Investigation

ec: K. Anders/e-file
J. Strepelis/R. Jones – NYSDOH CRO
K. Zimmerman – OCHD
M. Ryan/K. Lewandowski/S. Edwards – NYSDEC Central Office
H. Warner – NYSDEC Region 7

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800 Van Rensselaer St. & Bear St.
SBL # 116.-01-09.0

McKesson Envirosystems Site
Site #734020

801 Van Rensselaer St. & Bear St.
SBL # 115.-03-07.0

McKesson Envirosystems (Inland Site)
734020

800-801 Van Rensselaer Street
Syracuse, New York

NEW YORK STATE OF OPPORTUNITY | Department of Environmental Conservation

Project Manager: Payson Long
Map Compiled: February 8, 2013
Map Modified: January 15, 2015

0 40 80 160 240 320
Feet

Legend

Mckesson Site boundary