



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



DATE: 1/3/2023

<b>Site Code:</b> 755014	<b>Site Name:</b> 315 North Meadow Street
<b>City:</b> Ithaca	<b>Town:</b> Ithaca (c)
<b>Region:</b> 7	<b>County:</b> Tompkins
<b>Current Classification:</b> 02	<b>Proposed Classification:</b> 04
<b>Estimated Size (acres):</b> 0.22	<b>Disposal Area:</b>
<b>Significant Threat:</b> Previously	<b>Site Type:</b> Dry Cleaner
<b>Priority ranking Score:</b> 310	<b>Project Manager:</b> Robert Strang

---

### Summary of Approvals

<b>Originator/Supervisor:</b> Jeffrey Dyber	<b>11/18/2022</b>
<b>RHWRE:</b> Harry Warner:	<b>04/10/2020</b>
<b>BEEI of NYSDOH:</b>	<b>09/20/2019</b>
<b>CO Bureau Director:</b> Michael Cruden, Director, Remedial Bureau E:	<b>11/17/2022</b>
<b>Assistant Division Director:</b> Susan Edwards, P.E.:	<b>12/02/2022</b>

---

### Basis for Classification Change

Hazardous waste disposed of at the site was addressed through the implementation of the selected remedy identified in the record of decision (ROD), October 2010. The project was conducted in several phases including installation of the SSD systems prior to issuance of the ROD for the Site in October 2010. Remediation related to the UST removal and limited soil excavation and restoration was presented in the September 2013 Construction Completion Report (CCR) for Limited Excavation and Site Restoration. Three rounds of injections of electron donor material for groundwater treatment occurred following excavation activities between 2011 and 2015.

There exists an institutional control on the property in the form of an environmental easement which was filed with Tompkins County on June 2019. The easement puts on restriction on groundwater use and land-use. With the site management and environmental easement in place this site is recommended for reclassification.

---

### Site Description - Last Review: 01/03/2023

Location:

The 315 North Meadow Street property (the site) is located near the intersection of North Meadow Street



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



DATE: 1/3/2023

**Site Code:** 755014 **Site Name:** 315 North Meadow Street  
and West Court Street in the City of Ithaca, Tompkins County.

**Site Features:**

The site is approximately 0.2 acres in size and includes a 2,700 square foot single story slab-on-grade commercial building. Asphalt and/or concrete paved surfaces surround the building on the north and west. A gravel parking area is south of the building.

**Current Zoning and Land Use:**

The site is an active dry cleaning business and has historically been used for dry cleaning services. It is zoned for commercial use.

**Past Use of the Site:**

Tetrachloroethene (PCE) had been used in dry cleaning operations as a cleaning solvent until 1999. Presently, PCE is not used at the site; the current operation uses hydrocarbon solvents for dry cleaning.

**Site Geology and Hydrogeology:**

The generalized site geology indicates a layered system characterized at the surface with a fill layer ranging from two to four feet thick across the area. The fill material consists primarily of clay and silt mixed with some ash, wood, cinder, and gravel. The fill overlies an approximately seven- to nineteen-foot thick clay and silt unit containing thin and continuous sand and silt layers. The clay and silt unit overlies layers of sand that range in texture, but become finer and contain higher portions of silt with increased depth. The fine, silty sands transition to a unit of silt with some clay that appears uniform beneath the area of investigation and is encountered at approximately 26 feet below ground surface (bgs). The depth to groundwater measured in shallow monitoring wells has ranged from approximately four to five feet bgs. The general direction of regional groundwater flow is to the west-northwest.

---

<b>Contaminants of Concern (Including Materials Disposed)</b>	<b>Quantity Disposed</b>
<b>OU 01</b> tetrachloroethene (PCE) trichloroethene (TCE) cis-1,2-dichloroethene vinyl chloride	gal

---

**Analytical Data Available for :** Air, Groundwater, Soil, Soil Vapor, Indoor Air

**Applicable Standards, Criteria or Guidance exceeded for:**

Air, Groundwater, Soil, Soil Vapor

---

**Site Environmental Assessment- Last Review: 01/03/2023**

Remediation at the site is complete. Prior to remediation, the primary contaminants of concern were tetrachloroethene (PCE) and its breakdown products, benzene, toluene, ethylbenzene, and xylene in groundwater. Remedial actions have successfully achieved soil cleanup objectives for commercial use. Residual contamination in the soil and groundwater is being managed under a Site Management Plan.



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



DATE: 1/3/2023

**Site Code:** 755014

**Site Name:** 315 North Meadow Street

**Site Health Assessment - Last Update: 08/09/2007**

Results from previous environmental investigations indicate that groundwater and soil vapor contaminated with volatile organic compounds, primarily tetrachloroethene, have impacted soil vapor on-site and in nearby structures. The potential for soil vapor containing site-related contaminants to enter the structures surrounding the site has been investigated by collecting indoor and sub-slab (i.e., air beneath building slabs) air samples in three events within two winter heating seasons (2005-2007). Based upon the soil vapor information gathered, the State has installed sub-slab depressurization systems at two commercial structures which minimize exposures related to soil vapor intrusion. Exposures to contaminants in groundwater are not expected since the area is served by a municipal water supply.

	Start		End	
<b>OU 00</b>				
OGC Docket - Cost Recovery	8/8/18	ACT	9/30/19	ACT
OGC Docket - Environmental Easement	3/24/19	ACT	8/15/19	ACT
Periodic Review	1/21/20	ACT	8/14/20	ACT
Periodic Review	1/4/23	PLN	2/1/23	PLN
Remedial System Optimization - Site Management	6/5/20	ACT	11/25/22	TRM
Site Management	7/18/18	ACT	7/18/48	PLN
<b>OU 01</b>				
Emerging Contaminant Sampling	6/29/18	ACT	11/8/21	ACT
IIWA	3/10/06	ACT	7/17/07	ACT
OGC Docket - Order or SSF Referral	4/12/06	ACT	12/6/06	ACT
OGC Docket - Order or SSF Referral	1/21/11	ACT	4/14/11	ACT
Reclass Pkg.	11/18/22	ACT	1/31/23	PLN
Remedial Action	8/8/11	ACT	9/30/11	ACT
Remedial Action	5/30/14	ACT	7/18/18	ACT
Remedial Design	8/31/11	ACT	2/28/12	ACT
Remedial Investigation	2/13/07	ACT	10/18/10	ACT

**Remedy Description and Cost**

**Remedy Description for Operable Unit 01**

The Department has selected Alternative 3, Enhanced Anaerobic Bioremediation and Limited Soil Excavation as the remedy for this site. The elements of this remedy are follows:

1. A remedial design program would be implemented to provide the details necessary for the construction, operation, maintenance, and monitoring of the remedial program.
2. Operation, maintenance and monitoring of existing sub-slab depressurization systems.



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



DATE: 1/3/2023

**Site Code:** 755014

**Site Name:** 315 North Meadow Street

3. Enhanced anaerobic bioremediation applied by direct injection of emulsified vegetable oil for reductive dechlorination of primary contaminants of concern in groundwater.
4. Excavation and off-site disposal of contaminated vadose zone soils in the southeast portion of site.
5. Removal and off-site disposal of the UST present within the area of contaminated vadose zone near the southeast corner of the on-site building.
6. A site cover will be installed and maintained to allow for commercial use of the site. The cover consist either of the structures such as buildings, pavement, concrete, or a soil cover. Where the soil cover is required, it will be a minimum of one foot in thickness and will meet the commercial SC cover material as set forth in 6 NYCRR Part 375-6.8(b). The soil cover will be placed over a demarcation layer. The upper six inches of soil will be of sufficient quality to maintain a vegetative cover. Non-vegetated areas (roadways, parking lots, etc.) will be covered by a paving system or concrete at least 6-inches in thickness.
7. The operation of the components of the remedy would continue until the remedial objectives have been achieved, or until the Department determines that continued operation is technically impractical or not feasible.
8. Imposition of an institutional control in the form of an environmental easement for the controlled property that:
  - (a) requires the remedial party or site owner to complete and submit to the Department a periodic certification of institutional and engineering controls in accordance with Part 375-1.8 (h)(3);
  - (b) land use is subject to local zoning laws, the remedy allows the use and development of the controlled property for commercial and/or industrial use;
  - (c) restricts the use of groundwater as a source of potable or process water, without necessary water quality treatment as determined by the Department, NYSDOH or County DOH;
  - (d) requires compliance with the Department approved Site Management Plan.
9. Since the remedy results in contamination remaining at the site that does not allow for unrestricted use, a Site Management Plan is required, which includes the following:
  - (a) an Institutional and Engineering Control Plan that identifies all use restrictions and engineering controls for the site and details the steps and media-specific requirements necessary to assure the



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



DATE: 1/3/2023

**Site Code:** 755014

**Site Name:** 315 North Meadow Street

following institutional and/or engineering controls remain in place and effective:

Institutional Controls: The Environmental Easement discussed in Paragraph 7 above.

Engineering Controls: The sub-slab depressurization and cover systems discussed in Paragraph and 6 above.

This plan includes, but is not limited to:

(i) descriptions of the provisions of the environmental easement including any land use and groundwater use restrictions;

(ii) provisions for the management and inspection of the identified engineering controls;

(iii) maintaining site access controls and Department notification; and

(iv) the steps necessary for the periodic reviews and certification of the institutional and/or engineering controls;

(b) a Monitoring Plan to assess the performance and effectiveness of the remedy. The plan includes but is not limited to: {include all the apply and re-number as appropriate}

(i) monitoring of groundwater to assess the performance and effectiveness of the remedy;

(ii) a schedule of monitoring and frequency of submittals to the Department;

(iii) provision to evaluate the potential for vapor intrusion for any buildings developed on the site including provision for mitigation of any impacts identified;

(iv) provision to evaluate the potential for soil vapor intrusion for existing buildings if building changes significantly or if a vacant building become occupied.

(c) an Operation and Maintenance Plan to assure continued operation, maintenance, monitoring, inspection, and reporting of for any mechanical or physical components of the remedy. The plan includes, but is not limited to:

(i) compliance monitoring of treatment systems to assure proper O&M as well as providing the for any necessary permit or permit equivalent reporting;

(ii) site cover system maintenance;

(iii) maintaining site access controls and Department notification; and

(iii) providing the Department access to the site and O&M records.

(d) an Excavation Management Plan which details the provisions for management of soil and other



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



DATE: 1/3/2023

**Site Code:** 755014

**Site Name:** 315 North Meadow Street

media in the event of future excavations in potentially contaminated portions of the site.

7. Green remediation and sustainability efforts are considered in the design and implementation of remedy to the extent practicable, including:

- using renewable energy sources
- reducing green house gas emissions
- conservation of natural resources

**Total Cost** \$675,000

---

**OU 00**

**Site Management Plan Approval: 07/18/2018**

**Status: ACT**



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



DATE: 1/3/2023

**Site Code:** 755014

**Site Name:** 315 North Meadow Street

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION  
**Site Management Form**  
1/3/2023

**SITE DESCRIPTION**

**SITE NO.** 755014

**SITE NAME** 315 North Meadow Street

**SITE ADDRESS:** 315 North Meadow Street **ZIP CODE:** 14850

**CITY/TOWN:** Ithaca

**COUNTY:** Tompkins

**ALLOWABLE USE:** Commercial and Industrial

---

**SITE MANAGEMENT DESCRIPTION**

SITE MANAGEMENT PLAN INCLUDES:

IC/EC Certification Plan YES

Monitoring Plan YES

Operation and Maintenance (O&M) Plan YES

Periodic Review Frequency: every three years

Periodic Review Report Submittal Date: 01/04/2023



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



DATE: 1/3/2023

Site Code: 755014

Site Name: 315 North Meadow Street

**Description of Institutional Control**

**Great Dane Properties**

91 McLean Rd

**317 (a/k/a 315) North Meadow Street**

Environmental Easement

Block: 3

Lot: 1

Sublot:

Section: 59

Subsection:

S\_B\_L Image: 59.-3-1

Ground Water Use Restriction

IC/EC Plan

Landuse Restriction

Monitoring Plan

O&M Plan

Site Management Plan

**Description of Engineering Control**

**Great Dane Properties**

91 McLean Rd

**317 (a/k/a 315) North Meadow Stree**

Environmental Easement - Institutional Control Instrument

Block: 3

Lot: 1

Sublot:

Section: 59

Subsection:

S\_B\_L Image: 59.-3-1

Vapor Mitigation

Fencing/Access Control

Cover System

Monitoring Wells





## PUBLIC NOTICE

## State Superfund Program

Sign up to receive site updates by email: [www.dec.ny.gov/chemical/61092.html](http://www.dec.ny.gov/chemical/61092.html)

**Site Name:** 315 North Meadow Street

**January 2023**

**Site No.:** 755014 **Tax Map No.:** 59.-3.1

**Site Location:** 315 North Meadow Street, Ithaca, NY 14850

### State Superfund Site Reclassification Notice Class 2 to Class 4

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 the attached map, has been reclassified on the Registry as a Class 4 site as it no longer presents a significant threat to public health and/or the environment for the following reasons:

- Remedial activities have been completed at the site and included the removal of an underground storage tank and associated contaminated soil, excavation and off-site disposal of contaminant source areas, enhanced anaerobic bioremediation of residual contaminants in groundwater, and construction of a site cover system. In addition, sub-slab depressurization systems installed on adjacent off-site buildings will continue to operate and be maintained.
- Human exposures to residual contamination at the site are being addressed through the implementation of an environmental easement. The easement limits the use and development of the site to commercial or industrial use, subject to local zoning, and prohibits the use of groundwater at the site as a source of potable or process water without prior approval.

**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/cfm/externalapps/derexternal/index.cfm?pageid=3](http://www.dec.ny.gov/cfm/externalapps/derexternal/index.cfm?pageid=3)

Site specific documents may be found online through the DECinfo Locator at :

<https://www.dec.ny.gov/data/DecDocs/755014/>

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

#### Project Related Questions

Robert Strang, Project Manager

NYS Department of Environmental Conservation

625 Broadway

Albany, NY 12233-7017

[robert.strang@dec.ny.gov](mailto:robert.strang@dec.ny.gov), 518-402-9814

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**  
315 North Meadow Street  
SITE ID 755014  
315 North Meadow Street, Ithaca, NY 14850



**Stay Informed With DEC Delivers**

Sign up to receive site updates by email: [www.dec.ny.gov/chemical/61092.html](http://www.dec.ny.gov/chemical/61092.html)

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

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

**DECinfo Locator**

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

**Electronic copies:**

A. Guglielmi, Director, Division of Environmental Remediation  
K. Lewandowski, Chief, Site Control Section  
M. Cruden, Director, Remedial Bureau E  
G. Priscott, RHWRE, Region 7  
E. Tracy, Regional Permit Administrator, Region 7  
S. Webb, Regional PPS, Region 7  
C. Vooris, NYSDOH  
S. Messier-McLaughlin, NYSDOH Regional Chief  
M. Sergott, NYSDOH Project Manager  
J. DeMarco, DER, Bureau of Program Management  
J. Dyber, Section Chief, Bureau E – Section D  
R. Strang, Project Manager  
L. Zinoman, Site Control Section

Postal Customer  
Senecayuga Properties  
316 North Meadow St  
Ithaca, NY 14850

Director  
101 East Green Street  
Ithaca, NY 14850

Postal Customer  
619 West Court St  
Ithaca, NY 14850

South Hill Elementary School  
520 Hudson Street  
Ithaca, NY 14850

Postal Customer  
Expresstax  
317 North Meadow St  
Ithaca, NY 14850

The Honorable Kirsten E. Gillibrand  
155 Pine lawn Road, Suite 250 North  
Melville, NY 11747

Postal Customer  
Knuppenburg Realty, Inc.  
P.O. Box 212  
McLean, NY 13102

The Honorable Charles Schumer  
145 Pine Lawn Road, #300  
Melville, NY 11747

Gloria Knuppenburg  
175 Dryden-Harford Road  
Dryden, NY 13053

The Honorable Tom Reed  
433 Exchange Street  
Geneva, NY 14456

David Barken  
108 East Green Street, 3rd Floor  
Ithaca, NY 14850

Hon. Thomas F. O'Mara  
333 East Water Street, Suite 301  
Elmira, NY 14901

Joseph Murtagh  
108 East Green Street  
Ithaca, NY 14850

Hon. Barbara Lifton  
106 East Court Street  
Ithaca, NY 14850

Michael J. Thorne, P.E.  
108 East Green Street, Room 202  
Ithaca, NY 14850

Maureen Reynolds  
320 North Tioga Street  
Ithaca, NY 14850

Laura Lewis  
City Hall 4th Floor 108 E. Green St  
Ithaca, NY 14850

Executive Editor  
123 W. State/Martin Luther King Jr. Street  
Ithaca, NY 14850

Martha Robertson  
121 E. Court Street  
Ithaca, NY 14850

# NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

Division of Environmental Remediation, Bureau of Program Management

625 Broadway, 12th Floor, Albany, NY 12233-7012

P: (518) 402-9764 | F: (518) 402-9722

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

December 7, 2022

Great Danes Properties  
Attn: Karina Draghi  
91 McLean Rd.  
Cortland, NY 13045

Dear Property Owner:

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.

**DEC Site No.:** 755014

**Site Name:** 315 North Meadow Street

**Site Address:** 315 North Meadow Street, Ithaca, NY 14850

**Classification change:** 2 to 4

The reason for the change is as follows:

- Remedial activities have been completed at the site and included the removal of an underground storage tank and associated contaminated soil, excavation and off-site disposal of contaminant source areas, enhanced anaerobic bioremediation of residual contaminants in groundwater, and the construction of a site cover system. In addition, sub-slab depressurization systems installed on adjacent off-site buildings as interim remedial measures will continue to operate and be maintained.
- Human exposures to residual contamination at the site are being addressed through the implementation of an environmental easement. The easement limits the use and development of the site to commercial or industrial use and prohibits the use of groundwater at the site as a source of potable or process water without prior approval.

Enclosed is a copy of DEC's Inactive Hazardous Waste Disposal Site Report form as it appears 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.



Department of  
Environmental  
Conservation



Such petition may be addressed to:

Honorable Basil Seggos  
Commissioner, NYS Department of Environmental Conservation  
625 Broadway  
Albany, New York 12233-1010

For additional information, please contact Robert Strang, the project manager at [robert.strang@dec.ny.gov](mailto:robert.strang@dec.ny.gov) or 518-402-9814.

Sincerely,

 for

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

Enclosure

cc w/Enc:

A. Guglielmi  
K. Lewandowski  
J. Dyber, Section Chief  
R. Strang, Project Manager

**Do not include the following ec list with the owner letter.**

ec w/Enc:

- C. Vooris, NYSDOH
- S. McLaughlin, NYSDOH Regional Chief
- M. Cruden, Director, Remedial Bureau E
- M. Sheen, Regional Attorney, Region 7
- E. Tracy, Regional Permit Administrator, Region 7
- G. Priscott, RHWRE, Region 7
- L. Zinoman, Site Control Section



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



<b>Site Code</b>	755014		
<b>Site Name</b>	315 North Meadow Street	<b>Address</b>	315 North Meadow Street
<b>Classification</b>	04	<b>City</b>	Ithaca
		<b>Zip</b>	14850
<b>Region</b>	7	<b>County</b>	Tompkins
		<b>Town</b>	Ithaca (c)
<b>Latitude</b>	42 degrees, 26 minutes, 31.40 seconds		<b>Estimated Size</b>
			0.2200
<b>Longitude</b>	-76 degrees, 30 minutes, 29.58 seconds		
<b>Site Type</b>	Dry Cleaner		

## Site Description

### Location:

The 315 North Meadow Street property (the site) is located near the intersection of North Meadow Street and West Court Street in the City of Ithaca, Tompkins County.

### Site Features:

The site is approximately 0.2 acres in size and includes a 2,700 square foot single story slab-on-grade commercial building. Asphalt and/or concrete paved surfaces surround the building on the north and west. A gravel parking area is south of the building.

### Current Zoning and Land Use:

The site is an active dry cleaning business and has historically been used for dry cleaning services. It is zoned for commercial use.

### Past Use of the Site:

Tetrachloroethene (PCE) had been used in dry cleaning operations as a cleaning solvent until 1999. Presently, PCE is not used at the site; the current operation uses hydrocarbon solvents for dry cleaning.

### Site Geology and Hydrogeology:

The generalized site geology indicates a layered system characterized at the surface with a fill layer ranging from two to four feet thick across the area. The fill material consists primarily of clay and silt mixed with some ash, wood, cinder, and gravel. The fill overlies an approximately seven- to nineteen-foot thick clay and silt unit containing thin and continuous sand and silt layers. The clay and silt unit overlies layers of sand that range in texture, but become finer and contain higher portions of silt with increased depth. The fine, silty sands transition to a unit of silt with some clay that appears uniform beneath the area of investigation and is encountered at approximately 26 feet below ground surface (bgs). The depth to groundwater measured in shallow monitoring wells has ranged from approximately four to five feet bgs. The general direction of regional groundwater flow is to the west-northwest.

## Materials Disposed at Site

### OU 01

tetrachloroethene (PCE)	UNKNOWN
trichloroethene (TCE)	UNKNOWN
cis-1,2-dichloroethene	UNKNOWN
vinyl chloride	UNKNOWN

**Analytical Data Available for** Air, Groundwater, Soil, Soil Vapor, Indoor Air

**Applicable Standards, Criteria or Guidance exceeded for:**

Air, Groundwater, Soil, Soil Vapor



---

## Assessment of Environmental Problems

Remediation at the site is complete. Prior to remediation, the primary contaminants of concern were tetrachloroethene (PCE) and its breakdown products, benzene, toluene, ethylbenzene, and xylene in groundwater. Remedial actions have successfully achieved soil cleanup objectives for commercial use. Residual contamination in the soil and groundwater is being managed under a Site Management Plan.

---

## Assessment of Health Problems

Results from previous environmental investigations indicate that groundwater and soil vapor contaminated with volatile organic compounds, primarily tetrachloroethene, have impacted soil vapor on-site and in nearby structures. The potential for soil vapor containing site-related contaminants to enter the structures surrounding the site has been

investigated by collecting indoor and sub-slab (i.e., air beneath building slabs) air samples in three events within two winter heating seasons (2005-2007). Based upon the soil vapor information gathered, the State has installed sub-slab depressurization systems at two commercial structures which minimize exposures related to soil vapor intrusion.

Exposures to

contaminants in groundwater are not expected since the area is served by a municipal water supply.

---

### Owners

#### Current Owner(s)

Karina Draghi

Great Dane Properties

91 McLean Rd

Cortland

NY 13045

### Operators

#### Current Operator(s)

James A. Kellogg

Stone Garden Corporation/Angelo Dry Cleaners

Ithaca

NY 14850



## Department of Health

ANDREW M. CUOMO  
Governor

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

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

September 20, 2019

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

Re: **Final Engineering Report and Site  
Management Plan**  
315 North Meadow Street  
Site #755014  
Ithaca, Tompkins County

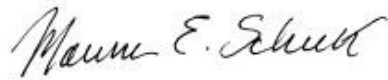
Dear Mr. Cruden,

At your Department's request, we have reviewed the November 2017 *Final Engineering Report* and September 2018 *Site Management Plan* for the referenced site. I understand that the remedial activities included the removal of an underground storage tank and associated contaminated soil, excavation and off-site disposal of contaminant source areas, enhanced anaerobic bioremediation of residual contaminants in groundwater, and the construction of a site cover system.

Human exposures to residual contamination at the site are being addressed through the implementation of an environmental easement that will limit the use and development of the site to commercial or industrial use and prohibit the use of groundwater at the site as a source of potable or process water without prior approval. Sub-slab depressurization systems installed on adjacent off-site buildings as interim remedial measures will continue to operate and be maintained. Future excavations will be conducted in accordance with the excavation plan to ensure that human exposures to residually contaminated soils are properly managed. Compliance with the approved site management plan and annual certification by the property owner to the New York State Department of Environmental Conservation will ensure that the institutional and engineering controls remain effective.

Based on this information, I believe that the remedial actions have been satisfactorily completed in accordance with the October 2010 *Record of Decision* and that measures are in place to prevent human exposures to residual contamination at the site. If you have any questions, please contact me at (518) 402-7860.

Sincerely,

A handwritten signature in black ink, reading "Maureen E. Schuck". The signature is written in a cursive style with a large, stylized 'M' and 'S'.

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

ec: C. Vooris / M. Sergott / e-File  
J. Strepelis - NYSDOH CRO  
E. Cameron - TCHD  
D. Harrington / D. Chiusano - NYSDEC Central Office  
H. Warner - NYSDEC Region 7

# Checklist for Final Engineering Report (FER) Approval

Applies to sites in the Brownfield Cleanup Program (BCP), Environmental Restoration Program (ERP), Voluntary Cleanup Program (VCP) and **Inactive Hazardous Waste Disposal Site Program (SSF)**

**Site Name:** 315 North Meadow Street  
**Municipality:** City of Ithaca  
**County:** Tompkins  
**Site No.:** 755014

This FER is for a project which:

- ☐ Includes a summary of one or more construction completion reports (CCRs) - if checked the FER must reference of these previous CCRs for the areas identified below.
- X** Is for a single remedial action

All FERs submitted to DEC for approval will be prepared by an individual licensed or otherwise authorized in accordance with article 145 of the education law of the State of New York to practice the profession of engineering, and include the following:

## Technical Content of the Report:

The FER must include the following:

**X Yes** Clear identification of the boundaries of the site as described in the Brownfield Cleanup Agreement (BCA), ERP State Assistance Contract, Voluntary Cleanup Agreement, or for a **Superfund site** as defined in the Order on Consent or the Inactive Hazardous Waste Disposal Site Registry.

**X Yes** ☐ **N/A** Clear identification of the boundaries of the real property subject to the environmental easement or other institutional controls, if different than the site boundaries described above.

☐ **Yes** **X No (In SMP)** A metes and bounds description and survey map must be included in the FER which corresponds to the above site boundaries. If no survey was required as part of and institutional control, (i.e., for Track 1 or unrestricted remedies of an entire tax parcel), then these can be the metes and bounds description from the property deed and the property tax map.

**X Yes** A description of the remedial activities completed at the site, including previous CCRs and the project which is the subject of this FER, completed in accordance with the remedial work plan(s) and/or decision document(s) for the site.

**X Yes** ☐ **N/A** A complete description of any ICs/ECs employed at the site.

**X Yes** Identification of the cleanup levels applied to the remedial actions, for each media of concern and area of concern at the site.

**X Yes** A summary of the implementation of the remedial actions, which includes as appropriate:  
**X** A description of any problems encountered during construction and their resolution;

- ☒ A description of changes to the design documents and why the changes were made; including documentation of the approval of the change by DEC.
- ☒ Quantities and concentration of contaminants removed or treated;
- ☒ A listing of the waste streams, quantity of materials disposed and where they were disposed.

☒ **Yes** The FER substantially follows the guidance provided in [DER-10: Technical Guidance for Site Investigation and Remediation](#) and specifically includes the following, as appropriate to the remedy:

☒ **Yes** ☐ **No** ☐ **N/A** A detailed description of site restoration activities pursuant to DER-10.

☒ **Yes** ☐ **No** ☐ **N/A** A detailed description of the source and quality of imported fill pursuant to DER-10.

☒ **Yes** ☐ **No** ☐ **N/A** For active groundwater remedial actions consisting of groundwater extraction or control: The FER should also include figures representative of flow conditions immediately preceding initiation of the remedial action and flow conditions representative of pumping conditions required by the remedy.

☐ **Yes** ☐ **No** ☒ **N/A** For SSF and ERP projects, where State funding is provided: A detailed summary of actual costs including bid tabulations and change orders.

#### Tables and Figures:

Included ☒ **Yes** ☐ **No** ☐ **N/A**

As set forth in DER-10 tables and figures presenting post-remedial data as appropriate to document the satisfactory completion of the remedial action. The figure/tables should clearly indicate the nature and extent of any contamination remaining at the site.

#### As-Built Drawings:

Included ☒ **Yes** ☐ **No** ☐ **N/A**

"As-built" drawings, with a NYS P.E. stamp and signature on each drawing, were provided. The as-built drawings must identify:

☒ **Yes** The boundaries of the site, and if different, the real property subject to the environmental easement; other institutional controls must be incorporated on all figures.

☒ **Yes** ☐ **N/A** The location and extent of all engineering controls including, without limitation, slurry walls, treatment units, piping and instrumentation wiring or other remedial structures which will remain in place after completion of the remedial action.

☒ **Yes** ☐ **No** ☐ **N/A** Permanent survey markers for horizontal and vertical control for site management, where required.

☒ **Yes** ☐ **No** ☐ **N/A** For projects with soil covers and/or caps: the areal and vertical (depth) extent of the covered/capped area, including identification of buildings and/or paving which are considered part of the site cover/cap as well as a description of the material and depths of the demarcation layer.

☒ **Yes** ☐ **No** ☐ **N/A**      For projects with soil removals: the limits of the excavation, the depth of the excavation and location of all documentation samples.

☐ **Yes** ☐ **No** ☒ **N/A**      For projects with underground storage tank removals: the size and contents of the tank(s) identified and addressed by the remedy, the surveyed location of the tanks removed or abandoned in place and the extent of any soil removal as per above.

**Electronic Attachments:** **Included** ☒ **Yes** ☐ **No** ☐ **N/A**

The following information should be submitted only in an electronic format that is acceptable to the DER with the FER.

☒ **Yes** ☐ **No** ☐ **N/A**      Copies of all fully executed manifests documenting off-site transport and disposal of all material deemed hazardous or solid wastes.

☒ **Yes** ☐ **No** ☐ **N/A**      All analytical data for pre and post-excavation samples, soil backfill analyses, treated water effluent analyses, and waste disposal characterizations, including all laboratory data sheets and the required laboratory data deliverables pursuant to DER-10.

☒ **Yes** ☐ **No** ☐ **N/A**      Photographs

**EQuIS Data Packages**

☒ **Yes** ☐ **No** ☐ **N/A**      At a minimum, post-excavation soil data and baseline groundwater data must be submitted and accepted into EQuIS.

**Site Management Plan (SMP):**

☒ **Yes** ☐ **No**      If none is required for the remedy which is the subject of this FER, check here.

☒ **Yes** ☐ **No**      The approved SMP is included in, or specifically referenced by, the FER.

☒ **Yes** ☐ **No**      The required certification regarding the SMP is included in the Certification Section below.

**Environmental Easement or Deed Restriction (where applicable)**

☒ **Yes** ☐ **No**      If none is required for the remedy which is the subject of this FER, check here.

☐ **Yes** ☒ **No (In SMP)**      A filed copy of the environmental easement or deed restriction with proof of filing with the responsible municipal authority is included in the FER or has been provided to DEC.

☐ **Yes** ☒ **No (In SMP)**      A certification that the easement or deed restriction has been filed and the municipalities having jurisdiction over the easement or deed restriction have been notified is required. See Certification Section below for the language of this certification.

☐ **Yes** ☒ **No (In SMP)**      The County Recording Identifier number is provided in the FER.

**Financial Assurance**

☒ **N/A**      If none is required for the remedy which is the subject of this FER, check here.

☐ **Yes** ☐ **No** ☐ **N/A**      Identify the financial assurance mechanisms required for the site and include the copy of the executed mechanism.

☐ **Yes**      A certification that the Financial Assurance has been submitted by the applicant must be included in the FER. See Certification Section below for the language of this certification.

**Citizen Participation**

☐ **Yes (BCP Only)**      A fact sheet was issued to the site contact list after the FER was submitted, but prior to DEC approval of the FER.

☐ **Yes (BCP Only)** A fact sheet to the site contact list will also be issued within 10 days of when the Certificate of Completion is issued by DEC and, if applicable, will include a summary of the institutional and/or engineering controls implemented by the remedy.

☒ **Yes (SSF Only)** A Notice of the COC/Reclassification shall be combined into one Fact Sheet and mailed to the site contact list no sooner than 20 days after issuance of the of the COC. If the site is being delisted, the notice may be mailed immediately; allow for a 30 day public comment period and the classification will be changed 60 days after the COC issuance (or end of comment period if later)

☐ **N/A (ERP)**

**FER Professional Engineer Certification and Stamp:**

**Included** ☒ **Yes** ☐ **No**

The FER will be prepared, stamped and the following certification signed by an [individual licensed or otherwise authorized in accordance with article 145 of the education law to practice the profession of engineering](#):

☐ I, \_\_\_\_\_, am currently a registered professional engineer licensed by the State of New York, I had primary direct responsibility for implementation of the remedial program activities, and I certify that the [Remedial Action Work Plan or Remedial Design] was implemented and that all construction activities were completed in substantial conformance with the Department-approved [Remedial Action Work Plan or Remedial Design].

**Included** ☒ **Yes** ☐ **No**

If the RAWP or RD identifies time frames to be achieved by the remedial program:

☐ I certify that the data submitted to the Department with this Final Engineering Report demonstrates that the remediation requirements set forth in the [Remedial Action Work Plan or Remedial Design] and in all applicable statutes and regulations have been or will be achieved in accordance with the time frames, if any, established for the remedy.

**Included** ☒ **Yes** ☐ **No**

☐ I certify that all use restrictions, Institutional Controls, Engineering Controls, and/or any operation and maintenance requirements applicable to the Site are contained in an environmental easement created and recorded pursuant ECL 71-3605 and that all affected local governments, as defined in ECL 71-3603, have been notified that such easement has been recorded.

**Included** ☒ **Yes** ☐ **No** ☐ **N/A**

☐ I certify that a Site Management Plan has been submitted for the continual and proper operation, maintenance, and monitoring of all Engineering Controls employed at the Site, including the proper maintenance of all remaining monitoring wells, and that such plan has been approved by Department.

**Included** ☒ **Yes** ☐ **No** ☐ **N/A**

If financial assurance is required: **(N/A)**

☐ I certify that any financial assurance mechanisms required by the Department

pursuant to Environmental Conservation Law have been executed.

**Included** ☐ **Yes** ☐ **No** ☐ **N/A**

- ☐ I certify that all documents generated in support of this report have been submitted in accordance with the DER's electronic submission protocols and have been accepted by the Department.

**Included** ☒ **Yes** ☐ **No**

- ☐ I certify that all data generated in support of this report have been submitted in accordance with the Department's electronic data deliverable and have been accepted by the Department.

**Included** ☒ **Yes** ☐ **No**

- ☐ I certify that all information and statements in this certification form are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law. I, [name], of [business address], am certifying as Owner's Designated Site Representative (and if the site consists of multiple properties): [and I have been authorized and designated by all site owners to sign this certification] for the site.

**Included** ☒ **Yes** ☐ **No**

\*\*\*\*\*

For DEC Internal Use Only:

**Site Contact List:**

- ☐ **N/A** (BCP, ERP, SSF if site locality was canvassed for list serve)  
☒ **Yes** (SSF if not exempt thru list serve participation and deemed necessary by ADD) Provide to SCS as defined in Part 375-1.2(as). For additional guidance in preparing the SCL, go to <http://internal.dec.state.ny.us/der/der309.html>

**UIS:**

**Update Remedial Site Information on Main Page**

- ☒ **Site Description:** For guidance see <http://internal.dec.state.ny.us/der/der274.html>
- ☒ **Site Environmental Assessment:** Be sure it reflects conditions after the remedy is implemented (see <http://internal.dec.state.ny.us/der/der274.html> )
- ☒ **Site Health Assessment:** request from DOH to reflect post-remediation conditions.
- ☒ **Site Name, Address, & Size:** verify and notify SCS for changes
- ☒ **Contacts:** verify owner and all other affiliations are accurate and complete
- ☒ **Easement Identifier:** Enter the County Recording Identifier using the Cross Reference button on the main site page.
- ☒ **N/A Clean Up Track:** (for BCP sites) provide to SCS for data entry

**Class History File** - A Class History file (A to C) should have been auto-generated when the COC project was created. However, for older projects, this may not have occurred, and one must be requested from Site Control. The Basis for Classification should be entered as follows:



- X Basis for Classification Change:** Use the standard language for this type of reclassification "Approval of the FER constitutes final approval of the Department's decision to reclassify the site to a class C. The classification in the UIS will be changed upon COC issuance and associated citizen participation." (see <http://internal.dec.state.ny.us/der/der256.html> )

#### IC/EC Module

- X** Property information is complete and accurate for all parcels  
**X** Control information: If UNRESTRICTED USE/TRACK 1, check No Controls Needed in site property details  
ICs: **X** Yes or; ☐ N/A  
ECs: **X** Yes (indicate all) or; ☐ N/A  
**X** Dates - applicable dates, e.g. Control In Place date (filed with County Clerk)  
**X** Control Description - provide a summary of restrictions, in sufficient level of detail to list on the Site Management Form.

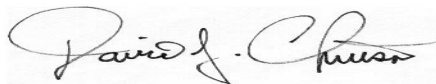
**UIS Projects** - as applicable, verify start and end dates, status for all projects, especially;

- ☐ RA End Date – Set this for the month the COC issuance is anticipated. This will auto-update the COC End Date, SM Start Date, and first PRR dates.

**Filed in EDMS** - as applicable, verify that all applicable documents or equivalent, are present and properly named;

- X Agreement/Order/SAC:** (e.g., agreement.C231011.2006-01-01.BCA.pdf)  
**X Environmental Easement / Deed Restr.:** w/co. Clerk Certificate (e.g., easement.130058.2006-01-01.pdf)  
**X Site Management Plan:** (e.g., workplan.130058.2006-01-01.SMP.pdf)  
**X Final Engineering Report:** (e.g., report.E915182.2006-01-01.FER.pdf)  
**X Site Boundary Map:** Provide tax map, or other that clearly indicates the site boundaries.

The review of the Final Engineering Report has been completed and found to satisfy all applicable requirements and guidance as detailed above. The Final Engineering Report is therefore recommended for approval.



Completed by: \_\_\_\_\_  
Project Manager

Date: 07/03/19

Reviewed by: \_\_\_\_\_  
Section Chief/Regional HWR Engineer

Date: \_\_\_\_\_

**Site Management Plan (SMP) Checklist  
for BCP, ERP, **SSF** and VCP sites**

**Site Name: 315 North Meadow SSF Site**

**Municipality: City of Ithaca**

**County: Tompkins**

**Site No.: 755014**

The SMP for a site remedial program must include at a minimum an Institutional and Engineering Control Plan as well as provision for the periodic certification of the institutional control and engineering controls (IC/EC certification) and may include, as required by the remedy, a Site Monitoring Plan and Operation & Maintenance Plan. Each of these individual areas of reporting will need to meet the minimum requirements detailed below.

The SMP being reviewed addresses:

- Y** The entire site
- ☐ An operable unit of the site identified as: \_\_\_\_\_
- ☐ An IRM for operable unit \_\_\_\_ identified as \_\_\_\_\_
- ☐ A groundwater restriction or short term engineering control for an otherwise unrestricted use site

The SMP period for this site, after an initial 18 month review, will be:

**X Annually**   ☐ **Every 3 years**   ☐ **Every 5 years**   ☐ **Every 10 years**

**Institutional and Engineering Control Plan:**

- Y** Must include a complete description of all institutional and/or engineering controls employed at the site, including the mechanisms that will be used to continually implement, maintain, monitor, and enforce such controls both by the applicant, the applicant's successors and assigns, and by state or local government is presented.
- Y** Appropriate plans for implementation of the engineering and institutional controls, such as for handling soils removed from beneath a soil cover or cap during maintenance or redevelopment of the site. This includes media-specific implementation plans, such as plans for:
  - X** Soil management which detail procedures for handling soil excavated from below a soil cover or cap during maintenance or redevelopment of the site (e.g., a soils management plan);
  - X** Installation/operation of sub-slab vapor depressurization systems, or other types of systems to address vapor intrusion;
  - X** Engineering control inspection plans, for the remedy as implemented or to be installed as part of the site development, such as for a cap or cover system.
- Y** A periodic review report which includes the IC/EC certification as well as all other reporting of the

IC/ECs, site monitoring and/or operation and maintenance of the remedy.

Institutional Control and Engineering Control (IC/EC) Certification: The applicant or site owner must make a periodic certification of the IC/EC to the Department. The requirements of this periodic IC/EC certification will be described in the SMP and the certification must be included in the periodic review report, which is prepared and submitted for the Department-approved certification period. The IC/EC certification will clearly identify the periodic review period and certify that:

- Y** The institutional controls and/or engineering controls employed at such site are:
- unchanged from the date the control was put in place, unless otherwise approved by the Department;
  - in place and effective;
  - performing as designed;
  - nothing has occurred that would impair the ability of the controls to protect the public health and environment; and
  - nothing has occurred that constitutes a violation or failure to comply with any operation and maintenance plan for such controls.
- Y** Use of the site complies with the environmental easement;
- Y** Access to the site will be provided to the Department to evaluate the remedy and verify continued maintenance of such controls.
- N/A** If a financial assurance mechanism is required, the mechanism remains valid and sufficient for the intended purpose.

If the remedy requires only institutional controls, the certification may be made by the property owner. If the remedy includes engineering controls, the certification must be made by a qualified environmental professional or, if engineering evaluations are required, a licensed professional engineer.

**N/A** For BCP sites: For those sites determined to be non-significant threat sites, but where contaminants in groundwater contravene drinking water standards at the site border, in addition to the items noted above; the remedial party will also have to certify:

- ☐ That no new information has come to the site owner's attention, including groundwater monitoring data from wells located at the site boundary, to indicate that the assumptions made in the qualitative exposure assessment of off-site contamination are no longer valid; and
- ☐ Every five years, that the assumptions made in the qualitative exposure assessment remain valid.

Site Monitoring Plan: Includes, as appropriate for the site remedy, sampling and analysis plans for monitoring soil vapor or another media as identified by the decision document for the site, designed to:

If none is required for the remedy which is the subject of this SMP, check here.

- Y Assess the remedy's compliance with groundwater standards.
- Y Assess the remedy's compliance with the cleanup objectives of any other impacted media.
- Y Evaluate site information (i.e. site use as commercial) periodically to confirm that the remedy continues to be effective for the protection of public health and the environment.
- Y Prepare the necessary reports of the results of this monitoring for a period determined by the Department.

Operation & Maintenance Plan (for onsite SSDS): Includes, as appropriate for the site remedy, a plan(s) which:

- X If none is required for the remedy which is the subject of this SMP, check here (onsite SSDS to be operated and maintained by owner. Offsite SSDSs to be operated/maintained under separate DEC contract)

Identify the operation and maintenance activities necessary for the continued operation of the components of the remedy, including provision for evaluation of the systems and recommendations to optimize performance.

Evaluating site information periodically to confirm that the remedy continues to be effective for the protection of public health and the environment.

Preparing the necessary reports of the results of this evaluation for a period determined by the Department.

\*\*\*\*\*

For DEC Internal Use Only:

## UIS Updates

### Remedial Site Information page

**Verify/Update Remedial Site Information** - Project update guidance for sites descriptions, environmental assessments as well as basis for classification/threat statements may be found at the following internal web address : <http://internal/der/der274.html>

- Y Site Description**
- Y Site Environmental Assessment**
- Y Site Health Assessment:** request from DOH by the DER PM, entered by SCS
- Y Site Name, Address, & Size:** verify and notify SCS to make adjustments
- Y View Contacts:** verify that all affiliation information is accurate, up-to-date, and complete
- Y Agreement/Order Ref. No.** (Cross Refs page link from main site page): enter corresponding identifying reference number. **Case 3:18-cv-01392-LEK-DEP**
- Y Significant threat** (on main page): verify status, contact SCS to make adjustments
- Y Allowable Use** (on main site page): verify most restrictive use allowed via drop down, entered by SCS

For BCP sites only: **N/A**

- ☐ **BCP Clean Up Track** (on main site page for BCP sites): enter track via drop down, selection available in remedial projects only
- ☐ **Percent En-zone** (via Extra Details link on main site page) verify and/or select via drop down
- ☐ **BCP Off-Site Status** (enter in the Extra Details link on main site page) select via drop down (for sites with off-site issues)

**Projects** (confirm status (ACT/PLN) for all projects, especially:

- Y** Remedial Investigation/Design (ACT/ACT)
- N/A** Interim Site Management (ACT/ACT)
- Y** Remedial Action (ACT/ACT)
- N/A** Certificate of Completion (PLN/PLN)
- Y** Site Management (ACT/PLN)
- Y** Periodic Review (PLN/PLN)
- Y** Emerging Contaminant Sampling (ACT/ACT)

### **IC/EC Module**

- Y Site Property Information Summary Page**
  - Verify that property information is complete and accurate for all parcels)
  - Verify that “owner information” is complete and accurate for all parcels
  - Verify that “contact information” is complete and accurate (this will be the certifying party)

**Y Control Details Page**

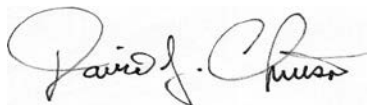
Add Control information as follows:

- Options for Controls will be: **Environmental Easement**
- ICs - indicate all types used for the site
- ECs - indicate all types used for the site
- Control Description - provide a bulleted summary of controls from the SMP.  
Example Summary: Prohibition against well installation (or use of gw without treatment)  
Compliance with a soils management plan  
Annual monitoring of groundwater  
Use must be maintained as commercial  
Offsite SSDS  
Onsite SSDS required as part of future development

The controls (check boxes) and description are part of the certification, therefore be concise but accurate.

**Documents required in DECdocs**

- Y** ROD, SMP (upon approval), and any other appropriate and pertinent documents pertaining to verifying IC/ECs

Completed by:  Date: 07/03/2019  
Project Manager

Reviewed by: \_\_\_\_\_ Date: \_\_\_\_\_  
Section Chief/Regional HWR Engineer

315 North Meadow Street Site  
Site No. 755014  
City of Ithaca, Tompkins County

**Reclassification Package List of Figures:**

1. Site Location-General
2. Site Boundary and Tax Map
3. Current Site Conditions
4. Post RA Soil SCO Exceedances
5. MW and Injection Well Location Map
6. GW Contaminant Concentration Map
7. Post RA GW SCO Exceedances
8. Soil Cover Locations





SOURCE:

SOURCE:  
U.S.G.S. ITHACA WEST QUADRANGLE  
AND ITHACA EAST QUADRANGLE, NEW  
YORK-TOMPKINS CO. 7.5 MINUTE  
SERIES.

CITY OF ITHACA  
APPROX. SCALE: 1"=3000'

# URS

## SITE LOCATION

FIGURE 1

\\11176513\CAD\CCR\FIGURE 1.dwg, 10/12/11-1 RAL



315 North Meadow Street, Site Number 755014











J:\Projects\1174365.00000\DB\GIS\ISO EXCEEDANCES 0811.mxd 7/16/2015

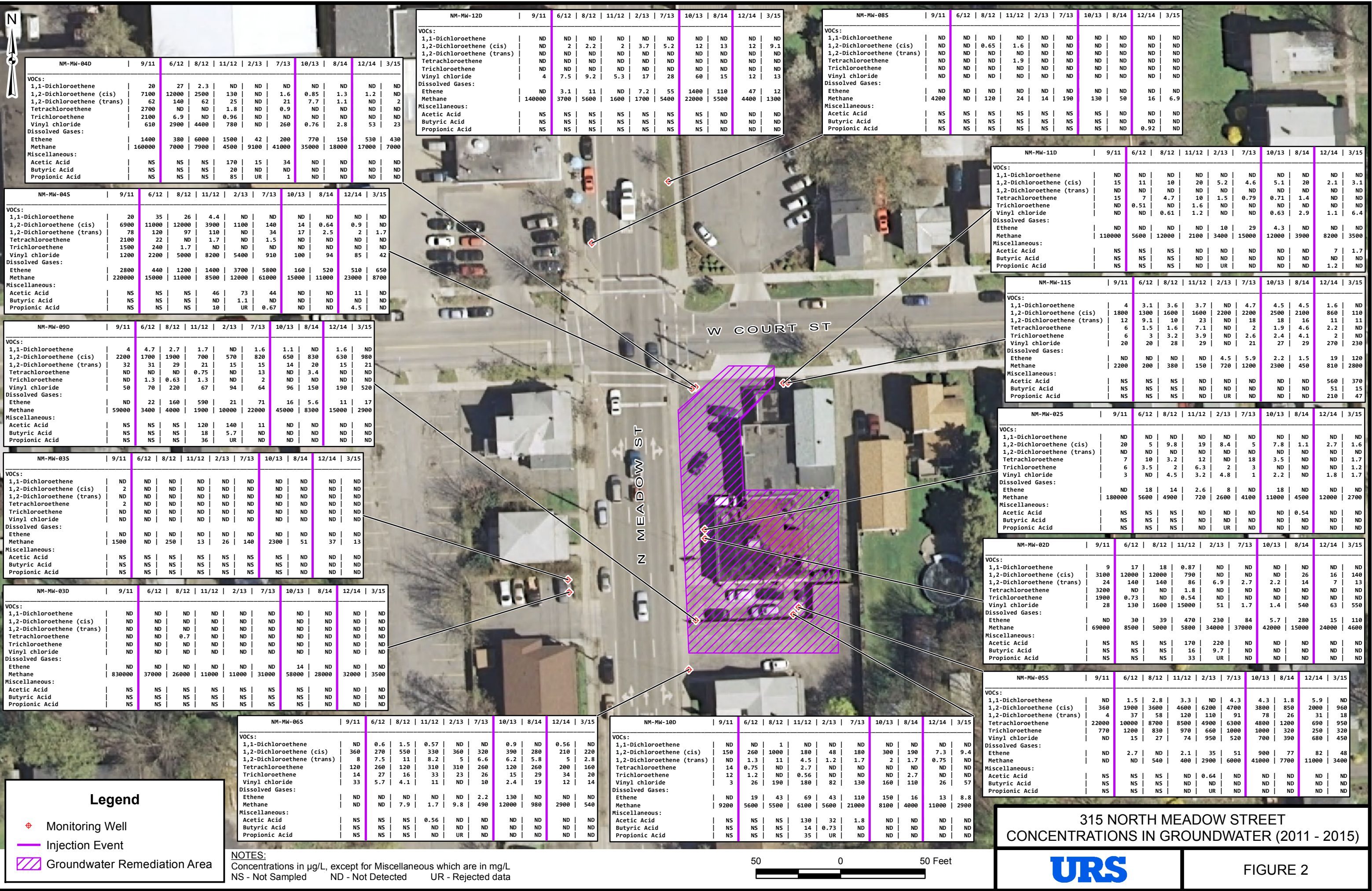








J:\Projects\1174365.00000\DRG\GIS\CHLORINATED 0911\_0315.mxd 7/16/2015

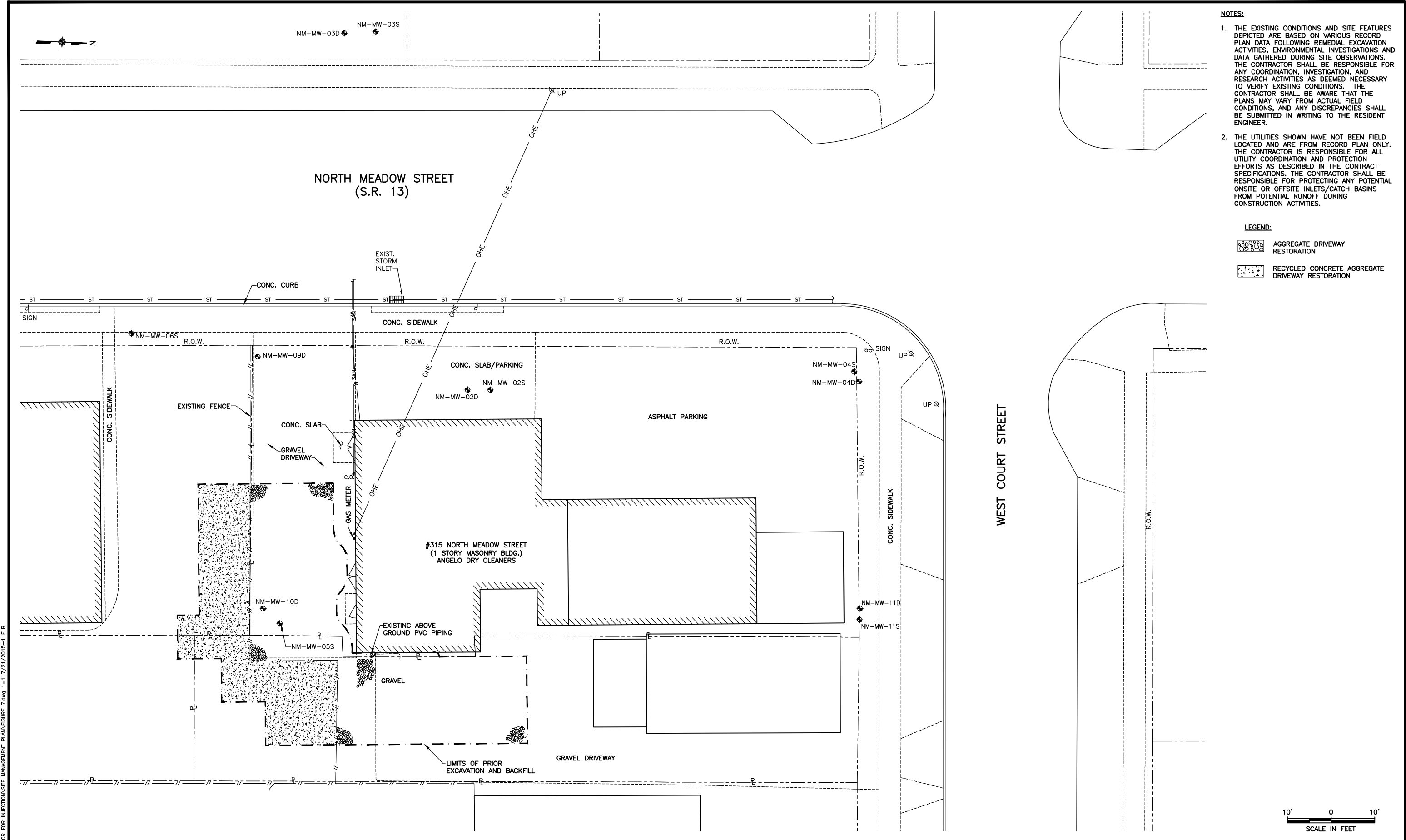




J:\Projects\1174365.00000\DWG\GIS\GW EXCEEDANCES 0315.mxd 7/16/2015







- NOTES:**
1. THE EXISTING CONDITIONS AND SITE FEATURES DEPICTED ARE BASED ON VARIOUS RECORD PLAN DATA FOLLOWING REMEDIAL EXCAVATION ACTIVITIES, ENVIRONMENTAL INVESTIGATIONS AND DATA GATHERED DURING SITE OBSERVATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY COORDINATION, INVESTIGATION, AND RESEARCH ACTIVITIES AS DEEMED NECESSARY TO VERIFY EXISTING CONDITIONS. THE CONTRACTOR SHALL BE AWARE THAT THE PLANS MAY VARY FROM ACTUAL FIELD CONDITIONS, AND ANY DISCREPANCIES SHALL BE SUBMITTED IN WRITING TO THE RESIDENT ENGINEER.
  2. THE UTILITIES SHOWN HAVE NOT BEEN FIELD LOCATED AND ARE FROM RECORD PLAN ONLY. THE CONTRACTOR IS RESPONSIBLE FOR ALL UTILITY COORDINATION AND PROTECTION EFFORTS AS DESCRIBED IN THE CONTRACT SPECIFICATIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROTECTING ANY POTENTIAL ONSITE OR OFFSITE INLETS/CATCH BASINS FROM POTENTIAL RUNOFF DURING CONSTRUCTION ACTIVITIES.

- LEGEND:**
- AGGREGATE DRIVEWAY RESTORATION
  - RECYCLED CONCRETE AGGREGATE DRIVEWAY RESTORATION

U:\Projects\1176513 CAD\CDR FOR INJECTION SITE MANAGEMENT PLAN\FIGURE 7.dwg 1=1 7/21/2015--1 EJB

<b>WARNING:</b> IT IS A VIOLATION OF SECTION 2209, SUBDIVISION 2, OF THE NEW YORK STATE EDUCATION LAW FOR ANY PERSON OTHER THAN WHOSE SEAL APPEARS ON THIS DRAWING, TO ALTER IN ANY WAY AN ITEM ON THIS DRAWING. IF AN ITEM IS ALTERED, THE ALTERING ENGINEER SHALL AFFIX TO THE ITEM HIS SEAL AND THE NOTATION "ALTERED BY" FOLLOWED BY HIS SIGNATURE AND THE DATE OF SUCH ALTERATION, AND A SPECIFIC DESCRIPTION OF THE ALTERATION.					<table border="1"><thead><tr><th>NO.</th><th>MADE BY</th><th>APPROVED BY</th><th>DATE</th><th>DESCRIPTION</th></tr></thead><tbody><tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr><tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr></tbody></table>					NO.	MADE BY	APPROVED BY	DATE	DESCRIPTION																					DESIGNED BY: <u>KAC</u>		<b>URS Corporation</b> New York 257 W. Genesee St., Buffalo, New York 14202 (716)856-5636 - (716)856-2545 fax <b>JOB NO. 11176513.00005</b>	NYSDEC DIVISION OF ENVIRONMENTAL REMEDIATION WORK ASSIGNMENT D004433-28	SITE MANAGEMENT PLAN 315 NORTH MEADOW STREET	COVER LOCATIONS	
NO.	MADE BY	APPROVED BY	DATE	DESCRIPTION																																					
REVISIONS					PROJ. MANGR. <u>JAS</u>	Scale: AS SHOWN	Date: JULY 2015	FIGURE 8																																	