New York State Department of Environmental Conservation

FACT SHEET

State Superfund Program

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Site Name: Valeo Former GM - Delco Chassis Facility
DEC Site #: 828099
Site Address: 1555 Lyell Avenue
Rochester, NY 14606

February 2012

Remedy Proposed for State Superfund Site; Public Comment Period and Public Meeting Announced

Public Meeting, Wednesday, 3/7/2012 at 6:30 PM
City of Rochester Colfax Street Training Facility, 210 Colfax Street
NYSDEC invites you to a public meeting to discuss the remedy proposed for the site. You are encouraged to provide comments at the meeting, and during the 30-day comment period described in this fact sheet.

The public is invited to comment on a remedy proposed by the New York State Department of Environmental Conservation (NYSDEC or Department) related to Valeo Former GM - Delco Chassis Facility ("site") located at 1555 Lyell Avenue, Rochester, Monroe County. Please see the map for the site location.

Documents related to the cleanup of this site can be found at the location(s) identified below under "Where to Find Information."

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

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

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

How to Comment
NYSDEC is accepting written comments about the proposed plan for 30 days, from February 24, 2012 through March 25, 2012. The proposed plan is available for review at the location(s) identified below under "Where to Find Information." Please submit comments to the project manager listed under Project Related Questions in the "Who to Contact" area below.

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

Proposed Remedial Action Plan
The remedy proposed for the site includes:

1. Remedial Design

A remedial design program would be implemented to provide the details necessary for the

construction, operation, maintenance, and monitoring of the remedial program. Green remediation principles and techniques will be implemented to the extent feasible in the design, implementation, and site management of the remedy as per DER-31. The major green remediation components are as follows;

- Considering the environmental impacts of treatment technologies and remedy stewardship over the long term;
- Reducing direct and indirect greenhouse gas and other emissions;
- Increasing energy efficiency and minimizing use of non-renewable energy;
- Conserving and efficiently managing resources and materials;
- Reducing waste, increasing recycling and increasing reuse of materials which would otherwise be considered a waste;
- Maximizing habitat value and creating habitat when possible;
- Fostering green and healthy communities and working landscapes which balance ecological, economic and social goals; and
- Integrating the remedy with the end use where possible and encouraging green and sustainable re-development.

2. LNAPL Recovery with In-situ Bioremediation

Removal of light non-aqueous phase liquids (LNAPL) to the extent practical. LNAPL would be separated from the collected groundwater and disposed of off-site. Groundwater would be treated and discharged to the sanitary sewer. In-situ bioremediation would be implemented as a final step to treat residual soil and groundwater contamination. A groundwater/LNAPL monitoring program would be implemented in the vicinity of the LNAPL impacted areas;

3. Soil Excavation

Excavation and off-site disposal of petroleum contaminated soils within the former fire training area; all on-site soils located within the former fire training area which exceed protection of groundwater use SCOs in 6 NYCRR Part 375-6.8(b) would be excavated and transported off-site for disposal. Approximately 550 cubic yards of soil would be removed. Clean fill would then be brought in to replace the excavated soil and establish the designed grades at the site.

4. Soil Vapor Mitigation

Continued operation and monitoring of the existing on-site sub-slab depressurization system. Any future on-site buildings would be evaluated to determine if a sub-slab depressurization system, or a similar engineered system, to prevent the migration of vapors into the building from soil and/or groundwater is required.

5. Cover System

A site cover currently exists and will be maintained to allow for restricted commercial or industrial use of the site. Any site redevelopment will maintain a site cover, which may consist either of the structures such as buildings, pavement, sidewalks comprising the site development or a soil cover in areas where the upper one foot of exposed surface soil will exceed the applicable soil cleanup objectives (SCOs). Where a soil cover is required it will be a minimum of one foot of soil, meeting the SCOs for cover material as set forth in 6 NYCRR Part 375-6.7(d) for restricted commercial or industrial use. The soil cover will be placed over a demarcation layer, with the upper six inches of the soil of sufficient quality to maintain a vegetation layer. Any fill material brought to the site will meet the requirements for the

identified site use as set forth in 6 NYCRR Part 375-6.7(d).

6. Institutional Control

Imposition of an institutional control in the form of an environmental easement for the controlled property that:

- 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);
- Allows the use and development of the controlled property for commercial or industrial use as defined by Part 375-1.8(g), although land use is subject to local zoning laws;
- Restricts the use of groundwater as a source of potable or process water, without necessary water quality treatment as determined by the NYSDOH or County DOH; and
- Requires compliance with the Department approved Site Management Plan.

7. Site Management

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

Institutional Controls: Impose an environmental easement as described above.

Engineering Controls: Continued operation of the sub-slab depressurization system, continued operation of the LNAPL collection system, and maintain the site cover. This plan includes, but may not be limited to:

- An Excavation Plan which details the provisions for management of future excavations in areas of remaining contamination;
- Descriptions of the provisions of the deed restriction including any land use and groundwater use restrictions;
- A provision for evaluation of the potential for soil vapor intrusion for any buildings developed on the site, including provision for implementing actions recommended to address exposures related to soil vapor intrusion;
- Provisions for the management and inspection of the identified engineering controls;
- Maintaining site access controls and Department notification; and
- 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 may not be limited to:

- Monitoring of groundwater to assess the performance and effectiveness of the remedy;
- A schedule of monitoring and frequency of submittals to the Department;
- Monitoring for vapor intrusion for any buildings occupied or developed on the site, as may be required by the Institutional and Engineering Control Plan discussed in item 1 above; and
- Monitoring of the sub-slab depressurization system to assess the performance and

effectiveness in addressing exposures.

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

- Compliance monitoring of treatment systems to ensure proper O&M as well as providing the data for any necessary permit or permit equivalent reporting;
- Maintaining site access controls and Department notification; and
- Providing the Department access to the site and O&M records.

NYSDEC developed the proposed remedy after reviewing the detailed investigation of the site and evaluating the remedial options in the “feasibility study” submitted under New York’s State Superfund Program by Motors Liquidation Company (f/k/a General Motors).

Next Steps
NYSDEC will consider public comments as it finalizes the remedy for the site. The selected remedy will be described in a document called a "Record of Decision" that will explain why the remedy was selected and respond to public comments. The project then moves to designing and performing the cleanup action to address the site contamination.

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

Background
Location:
The Valeo Site is an approximately one-hundred-fifteen (115) acre parcel located at 1555 Lyell Avenue on the western edge of the city of Rochester.

Site Features:
There is a large building (approximately 1.5 million sq ft.) occupying the central portion of the site. The remaining portions of the site are largely paved parking areas. A small wooded area is located along the south western property line. A railroad line borders the eastern property line and the NYS Barge canal is located at the western edge of the site. The Abandoned Chemical Sales Site (#828105) is located on the opposite side of the railroad line on along the eastern boundary of the site.

Current Zoning/Uses:
The property is currently zoned for manufacturing. The on-site building is subdivided into multiple commercial and industrial businesses. The surrounding land use is commercial and industrial; however the area immediately to the east is a densely populated residential area. The area is served by public water and sewers.

Historic uses:
Historically, the facility manufactured automotive parts from 1951 until 2008. The facility predominantly manufactured electric motors, wiper systems, and window regulator parts. The facility was owned by General Motors Corporation from 1951 to 1994, ITT Automotive Electrical Systems from 1994 to 1998, and Valeo Electrical Systems, Inc. from 1998 to 2005. The Site is currently owned by McGuire Properties and it is subdivided into several businesses. Historical manufacturing operation included metal finishing, stamping operations, heat treating,

degreasing, and metal plating operations. In 1994, GM conducted an environmental site assessment of the facility and identified several areas of soil and groundwater contamination. General Motors signed a consent order to complete a remedial investigation/feasibility study in 2002. Valeo ceased operations at the site in June 2008. The facility is currently leased by several industrial and commercial businesses.

Site Geology and Hydrogeology: The site is underlain by 2 to 21 feet of unconsolidated overburden deposits overlying dolomite and dolomitic-mudstone bedrock units of the Upper Silurian Lockport and Clinton Groups. Shallow groundwater is encountered within a few feet of the overburden/bedrock interface. There is an intermediate bedrock flow zone located between 10 and 30 feet below the top of bedrock. Utilities located along the eastern portion of the site influence groundwater flow direction.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:
http://www.dec.ny.gov/cfmx/extapps/derexternal/haz/details.cfm?pageid=3&progno=828099

FOR MORE INFORMATION

Where to Find Information

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

Rochester Public Library - Lyell Branch
956 Lyell Avenue
Rochester, NY 14613
phone: (585)428-8218

Who to Contact

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

Project Related Questions
Todd Caffoe
Department of Environmental Conservation
Division of Environmental Remediation
6274 East Avon-Lima Road
Avon, NY 14414
585-226-5350
tmcaffoe@gw.dec.state.ny.us

Site-Related Health Questions
Melissa Doroski
New York State Department of Health
Flanigan Square 547 River Street
Troy, NY 12180-2216
1-800-458-1158 Option #6 or 518-402-7860
mxm29@health.state.ny.us

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

Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs available at the following web page: http://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 already have signed up and received this fact sheet electronically.

Figure 1
Valeo Site Location Map
Site #828099

2005 Monroe County Orthoimagery

0 250 500 1,000 1,500 Feet