



Department of
Environmental
Conservation

Where to Find Information:

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

NYSDEC Region 8

Office Attn: Regina Willis
6274 E. Avon-Lima Road
Avon, NY 14414
(585) 226-2466

Seneca Falls Public Library

47 Cayuga Street
Seneca Falls, NY 13148
(315) 568-8265

Who to Contact:

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

Project-Related Questions

Douglas MacNeal, P.E., Project Manager
NYSDEC
625 Broadway Street
Albany, NY 12233
(518) 402-9662
douglas.macneal@dec.ny.gov

Project-Related Health Questions

Steven Karpinski
NYSDOH
ESP Corning Tower, RM 1787
Albany, NY 12237
(518) 402-7860
steven.karpinski@health.ny.gov

**For more information about New York's
Manufactured Gas Plant Program, visit:**
www.dec.ny.gov/chemical/8430.html

FACT SHEET

Manufactured Gas Plant Program (MGP)

NYSEG – Seneca Falls
MGP– 187 Fall Street
Seneca Falls, NY 13148

March 2019

SITE No. 850010
NYSDEC REGION 8

Cleanup Action to Begin at Former MGP Site

Action is about to begin that will address contamination related to the New York State Electric & Gas Corporation (NYSEG) – Seneca Falls Manufactured Gas Plant (MGP) Site ("Site") located at 187 Fall Street, Seneca Falls, NY under an Order on Consent between NYSEG and the New York State Department of Environmental Conservation (NYSDEC). The cleanup activities will be performed by NYSEG ("remedial party") with oversight provided by the NYSDEC. Documents related to the cleanup of this site are available at the location(s) identified to the left under "Where to Find Information."

Remedial activities are expected to begin in April 2019, and last about six months. The estimated cost to implement the remedy is \$4,120,000.

Highlights of the Upcoming Cleanup Activities: The goal of the cleanup action for the site is to achieve cleanup levels that protect public health and the environment. The key components of the remedy are:

- Excavate and dispose off-site subsurface structures (e.g., historic building foundations) and adjacent soils to allow for on-site treatment of deeper soil.
- On the adjacent residential property (185 Fall Street), excavate and dispose soils that exceed residential soil cleanup objectives.
- Treatment of the deeper soil on the upland portion of the site using In-situ Solidification (ISS) to bind soil particles together to prevent contaminants from migrating.
- After excavation and ISS, a site cover, consisting of clean imported backfill, will be installed across the site and adjacent properties to allow for future commercial use of the 187 Fall Street parcel and adjacent commercial property (193 Fall Street) and residential use of the adjacent residential property (185 Fall Street).
- Sediments contaminated with MGP constituents will be removed from the adjacent Seneca Canal, disposed off-site and replaced with clean imported backfill to restore aquatic habitat.
- Imposition of institutional controls in the form of environmental easement. Developing a Site Management Plan (SMP) that describes the post-remedial action monitoring to be completed.

A site-specific health and safety plan (HASP) and a Community Air Monitoring Plan (CAMP) will be implemented during remediation activities. The HASP and CAMP establish procedures to protect on-Site workers and surrounding residents and includes required air monitoring as well as dust and odor suppression measures.

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Next Steps: After cleanup activities are completed, NYSEG will prepare a Final Engineering Report (FER). The FER will describe the cleanup activities completed and certify that cleanup requirements have been achieved or will be achieved. NYSDEC will keep the public informed throughout the cleanup of the Site

Site Description: The site is located in a mixed use residential and commercial area of Seneca County at 187 Fall Street in the Village of Seneca Falls. The site is bounded by the Seneca Canal to the south, Fall Street to the north, a gas station to the west, and a single-family residence to the east. The site has two distinct topographic levels. The upland portion is the northern two-thirds of the site, adjacent to Fall Street. The lowland portion to the south borders the Seneca Canal and is roughly 20 feet lower in elevation. The main site feature of the upland portion is a building slab and parking lot. The lowland portion is vacant and wooded.

The site was used as manufactured gas plant from 1856-1903. After that, the site sat vacant as various parts of the plant were demolished from 1905 to 1944. The commercial building was constructed in the 1960s and 1970s and used for various retail establishments. In 2009, the commercial building was demolished.

The gas manufacturing process involved the heating of coal and/or petroleum products to produce a gas mixture. Once cooled and purified, the gas was distributed through a local pipeline network throughout Seneca Falls. The gas was used for heating and cooking in much the same way that natural gas is used today. In the early years, the gas was also used for lighting in homes and streetlights.

Additional Site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, 850010) at:

<https://www.dec.ny.gov/cfm/externalapps/derexternal/haz/details.cfm?pageid=3&progno=850010>

Summary of the Investigation: Soil, sediment, soil vapor, and groundwater were analyzed for volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), metals, and cyanide. Based upon investigations conducted at the Site, the primary contaminants of concern include coal tar (an MGP byproduct) and its related VOCs, specifically benzene, toluene, ethylbenzene, and xylenes; select polynuclear aromatic hydrocarbons (PAHs); and cyanide.

Soil analytical data collected at the site was compared to the soil cleanup objectives (SCOs) for commercial use and for

protection of groundwater. The primary contaminants of concern, to be addressed by the remedy selection process are, benzene, benzo(a)pyrene, benzo(a)anthracene, benzo(b)-flouranthene, and chrysene.

Groundwater analytical data collected at the Site were detected above the New York State Ambient Water Quality Standards. The primary contaminants of concern in groundwater are cyanide, benzene, toluene, ethylbenzene, xylenes, and naphthalene.

Sediment samples were collected from locations upstream, adjacent, and downstream of the site along the Seneca Canal. The results indicate that the sediment exceeds the standards, criteria and guidance for SVOCs in sporadic areas upstream, adjacent to, and downstream of the site. The primary contaminant of concern which will drive the remediation of sediment is coal tar and associated PAHs.

The potential for soil vapor intrusion resulting from the presence of site related soil or groundwater contamination was evaluated by the sampling of sub-slab soil vapor under structures, and indoor air inside structures. Based on the concentration detected in comparison with the State's Soil Vapor Intrusion Guidance, no site-related soil vapor contamination of concern was identified.

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

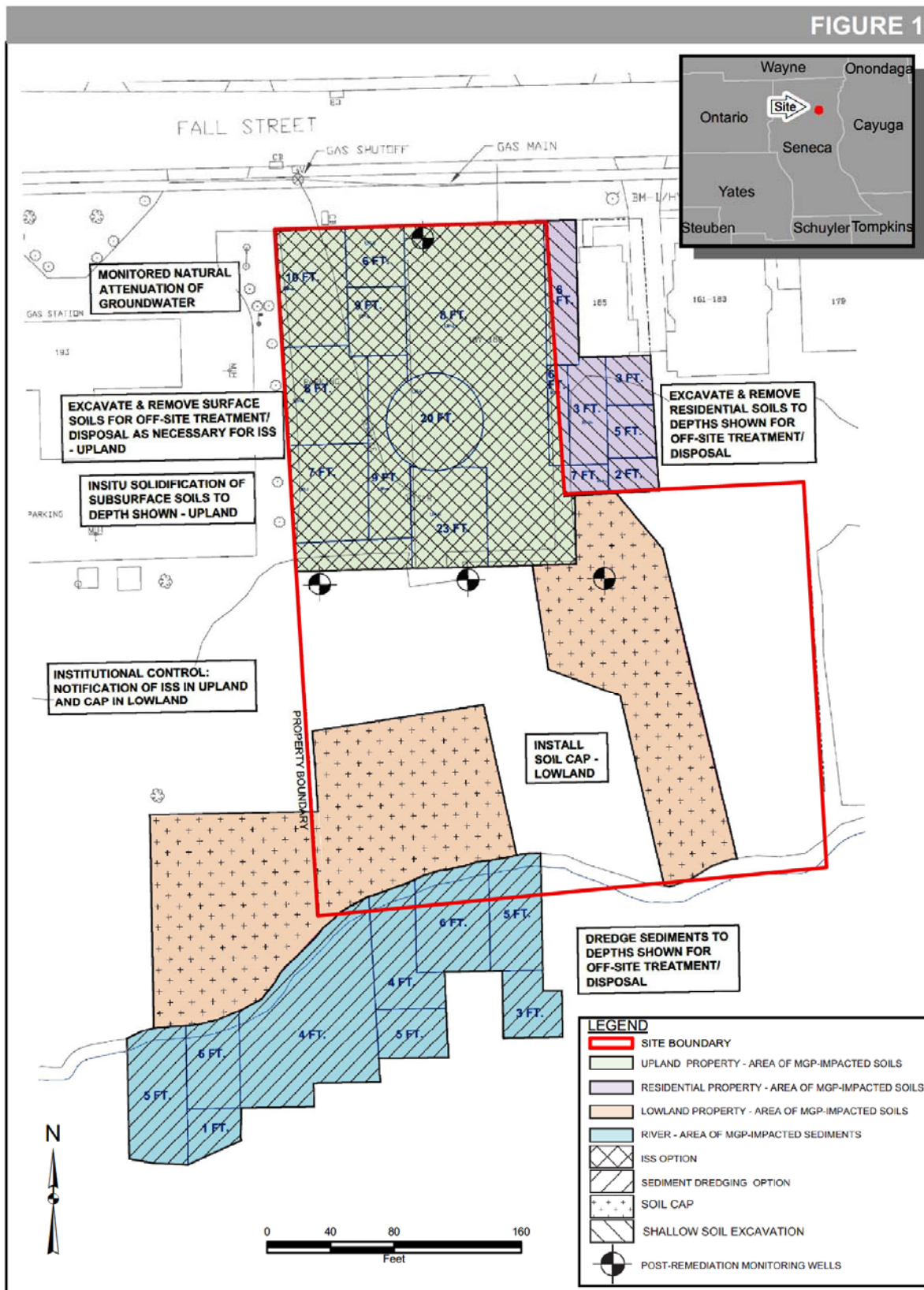
Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs at:

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.

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

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SITE LOCATION

FEBRUARY 2019