ENVIRONMENTAL AFFILIATES INC.

PHASE 1
ENVIRONMENTAL SITE ASSESSMENT

164 GARDEN STREET
POUGHKEEPSIE, NY 12601

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E A I

PROJECT #196368

ENVIRONMENTAL AFFILIATES, INC.

PHASE I ENVIRONMENTAL ASSESSMENT
ASTM E 1527-13

SITE ADDRESS: **164 GARDEN STREET**
POUGHKEEPSIE, NY 12601

PREPARED FOR: **BERNARD KOHN**
120 ROUTE 59
SUFFERN, NY 10901

PREPARED BY: **ENVIRONMENTAL AFFILIATES, INC.**
3 LODI LANE
MONSEY, NEW YORK 10952

DATE: **NOVEMBER 11, 2019**

SECTION

A

SITE SUMMARY

164 Garden Street
Poughkeepsie, NY 12601

Assessment Component	Reference Section	Page	No Further Action	Recognized Environmental Condition (REC)	Non-ASTM Environmental Concern
Historical Review	**5.**	**10**	ü		
Operational Activities	**6.1.**	**16**	ü		
Hazardous Materials	**6.2.**	**16**	ü		
Waste Generation	**6.3.**	**17**	ü		
PCBs	**6.4.**	**17**	ü		
Asbestos	**6.5.**	**17**	ü		
Tanks/Pipelines	**6.6.**	**18**			**Register USTs with NYDEC Tightness Test Recommended**
Surface Areas	**6.7.**	**18**	ü		
Lead Paint	**6.8.**	**19**	ü		
Mold-Water Intrusion	**6.9.**	**19**	ü		
Regulatory Database Review		**2**	ü		
Adjacent Properties	**7.**	**20**	ü		

Conditions noted in the Site Summary Table are representative of the overall conditions of the property. There may be more detail on specific assessment components in the report text; therefore the Project Summary Table should not be used as a stand-alone document.

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1. EXECUTIVE SUMMARY

EAI performed a Phase I Environmental Site Assessment Phase I (ESA) ASTM Standard 1527-13 that included on-site observations of the accessible areas of 164 Garden Street (the Subject Site), on October 04, 2019. The Subject Site is located in Poughkeepsie, Dutchess County, State of New York.

According to Sanborn Fire Insurance Maps, the Subject Site was originally developed in 1913 as a coal warehouse. The present building was constructed in 1967. Prior to original development of the Subject Site, and according to available historical sources, the subject property was formerly vacant land. Properties in the general vicinity of the Subject Site appear to be commercial buildings.

The following summarizes the independent conclusions representing EAI's best professional judgment based on information and data available to us during the course of this assignment. Factual information regarding operations, conditions, and test data provided by the Client, owner, or their representative has been assumed to be correct and complete. Additionally, the conclusions presented are based on the conditions that existed at the time of the assessment.

1.1 FINDINGS/CONCLUSIONS

§ The following table provides a general description of the subject property. (See Section 4)

Address:	*164 Garden Street, Poughkeepsie, NY 12601*
Nature of Use:	*Commercial Building*
Description:	*The Subject Site consists of a one (1)-story vacant commercial building.*
Assessor's Parcel Number (APN):	*131300-6162-54-177385-0000*
Number of Floors:	1
Approx Lot Size:	*0.36 acres*
Approx Building Square Footage:	*6,000*
Approx Date of Construction:	*1967*

Historical Review (Section 5.8)

§ According to City Directories, a printing facility previously occupied the Subject Site beginning in 1985. Metal-containing inks were generally not in use at that time; as such, this previous use of the Subject Site is not expected to pose any environmental concern to the Subject Site.

Operational Activities (Section 6.1)

§ EAI observed no circumstances of environmental concern associated with the present operational activities at the Subject Site. The subject building is presently vacant. No further action or investigation is recommended regarding operational activities at the Subject Site.

Hazardous Materials/Petroleum Products (Section 6.2)

§ The Subject Site is not involved in the use of petroleum products, with the exception of heating oil. No further action or investigation is recommended regarding the use of hazardous materials or petroleum products at the Subject Site.

Wastes (Section 6.3)

§ The Subject Site does not generate, treat, store or dispose of hazardous, medical, or regulated wastes. The non-hazardous solid and liquid wastes generated at the Subject Site appear to be stored and disposed of properly.

Polychlorinated Biphenyls (PCBs) (Section 6.4)

§ No action or investigation is recommended regarding PCBs at the Subject Site.

Asbestos-Containing Materials (ACM) (Section 6.5)

§ Through a visual inspection, the accessible areas did not have any visible and/or friable ACM. All pipes are bare.

Storage Tanks Pipelines (Section 6.6)

§ **According to site management, the subject building utilizes one (1) 1,000-gallon and two (2) 500-gallon underground heating oil storage tanks (USTs) for heating. A permit provided by the Poughkeepsie Fire Department indicates these tanks were installed in 2008. A tightness test should be performed to ensure the integrity of these tanks. These tanks should be properly registered with the NYDEC.**

§ EAI reviewed a Tank Closure Site Assessment and Spill File Closure Report issued by Ecosystems Strategies, Inc., on July 30, 2008, provided by the NYDEC. This report indicated that two (2) 1,000-gallon USTs and one (1) 550-gallon UST were closed and removed from the Subject Site in 2008. The 550 gallon tank was removed on June 25, 2008. ESI personnel observed minor odors and staining, and total of 16.09 tons of petroleum impacted soil was excavated from the tank grave and later disposed of. The two (2) 1,000-gallon USTs were removed on June 26, 2008. Visual examination of these tanks indicated mild to moderate surface corrosion and pitting, and a small hole was observed on the underside exterior of one of the tanks. Minor odors and discoloration were observed in soils at the northwest corner of the tank grave. A spill listing was generated (#0804049) in connection with the soil contamination. Post excavation soil samples indicated only low levels of PAHs, consistent with fill soils and not related to any release, and this spill listing was later closed on 07/31/2008. No further action is recommended regarding these prior USTs.

Surface Areas (Section 6.7)

§ No issues associated with surface areas were identified. No further action or investigation is recommended regarding surface areas at the Subject Site.

Lead Paint Hazards (Section 6.8)

§ Based on our visual inspection of the building's interiors, the painted surfaces are currently in good condition, there are no peeling paint concerns, and no LBP hazard was noted in the areas inspected.

Mold & Mildew (Section 6.9)

§ EAI performed a limited visual assessment for the presence of mold, conditions conducive to mold, and evidence of moisture in readily accessible interior areas of the Subject Site. EAI did not note obvious visual indications of the presence of mold, conditions conducive to mold, or evidence of moisture in readily accessible interior areas of the Subject Site.

Regulatory Review

§ Based on review of the regulatory database report, the Subject Site is listed on the NY Spills database dated 07/08/2008 in relation to the removal of several USTs from the Subject Site in 2008. This spill listing was closed on 07/31/2008 following soil samples returning no evidence of soil contamination above NYS standard.

§ Parker Avenue & Garden Street is listed on the NY Spills database dated 09/21/2005 in reference to a minor fill line failure. This spill was cleaned and the spill listing was closed on 04/17/2008. See Section D Site Details Pages 1-3.

§ Based on review of the regulatory database report, none of the listed off-site facilities are anticipated to adversely impact the Subject Site. No further action or investigation is recommended regarding the off-site regulatory review.

Adjoining & Surrounding Properties (Section 7)

§ EAI identified no current adjacent or surrounding property uses that are anticipated to have a negative impact on the environmental integrity of the Subject Site. No further action or investigation is recommended regarding the adjacent properties.

1.2 FINDINGS, CONCLUSIONS, & RECOMMENDATIONS

- A ***Recognized Environmental Condition (REC)*** refers to the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property, due to release to the environment, under conditions indicative of a release to the environment, or under conditions that pose a material threat of a future release to the environment.
  - This assessment has revealed **no** evidence of RECs in conjunction with the subject property.
- ***Controlled Recognized Environmental Conditions (CRECs)*** are defined by the ASTM Standard Practice E1527-13 as a REC resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (e.g., as evidenced by the issuance of a NFA letter or equivalent, or meeting risk-based criteria established by the regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (e.g. property use restrictions, AULs, institutional controls, or engineering controls).
  - This assessment has revealed **no** evidence of CRECs in conjunction with the subject property.
- ***Historical Recognized Environmental Conditions (HRECs)*** are defined by the ASTM Standard Practice E1527-13 as a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted residential use criteria established by a regulatory authority, without subjecting the property to any required controls (e.g., property use restrictions, AULs, institutional controls, or engineering controls).
  - This assessment **has revealed** evidence of HRECs in connection with the subject property:
    - Ø EAI reviewed a Tank Closure Site Assessment and Spill File Closure Report issued by Ecosystems Strategies, Inc., on July 30, 2008, provided by the NYDEC. This report indicated that two (2) 1,000-gallon USTs and one (1) 550-gallon UST were closed and removed from the Subject Site in 2008. The 550 gallon tank was removed on June 25, 2008. ESI personnel observed minor odors and staining, and total of 16.09 tons of petroleum impacted soil was excavated from the tank grave and later disposed of. The two (2) 1,000-gallon USTs were removed on June 26, 2008. Visual examination of these tanks indicated mild to moderate surface corrosion and pitting, and a small hole was observed on the underside exterior of one of the tanks. Minor odors and discoloration were observed in soils at the northwest corner of the tank grave. A spill listing was generated (#0804049) in connection with the soil contamination. Post excavation soil samples indicated only low levels of PAHs, consistent with fill soils and not related to any release, and this spill listing was later closed on 07/31/2008. No further action is recommended regarding these prior USTs.
- ***De Minimis Conditions***: Findings which would otherwise be characterized as Recognized Environmental Conditions, but which generally do not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies are classified as *de minimis* in accordance with the agreed scope of work. De Minimis Conditions are not considered RECs.

- This assessment **has revealed** evidence of de minimis environmental conditions in connection with the subject property in the form of usual motor oil staining in the rear parking area.

According to site management, the subject building utilizes one (1) 1,000-gallon and two (2) 500-gallon underground heating oil storage tanks (USTs) for heating. A permit provided by the Poughkeepsie Fire Department indicates these tanks were installed in 2008. A tightness test should be performed to ensure the integrity of these tanks. These tanks should be properly registered with the NYDEC.

2. SURVEY APPROACH/PURPOSE

EAI conducted an on-site Environmental Site Assessment of the Subject Site that consisted of a walk-through observation of the accessible areas and interviews with facility personnel and local agency representatives. On-site activities and/or interviews were conducted by Mr. Alexander Friedman, EP.

Areas accessed included all interior and exterior areas, and the Subject Site boundaries.

Visual observation above the dropped ceiling tiles (if any) was not performed as a part of this assessment.

Visual observation of pipe chases and behind walls was not performed as a part of this assessment. No evidence of pipe chases was identified during this assessment.

Weather conditions at the time of the Subject Site assessment were clear.

EAI reviewed available federal, state, and local records in an effort to identify sites of known or suspected hazardous waste activity located at or near the Subject Site which could have an adverse impact on the Subject Site. In an attempt to determine whether historical uses of the Subject Site and surrounding area have had an environmental impact on the Subject Site, EAI interviewed individuals knowledgeable about the Subject Site and reviewed available pertinent records and documents. This assessment is based on the evaluation of the information gathered, laboratory analysis of samples collected (when required), and accessibility at the time of the assessment.

The purpose of this report is to provide the Client an assessment concerning environmental conditions (limited to those issues identified in the report) as they existed in the Subject Site. The further purpose of this Phase I Environmental Site Assessment is to defend the innocent landowner in accordance with the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) for commercial real estate and to attempt to assert landowner liability protections under CERCLA. This is accomplished by all appropriate information, which is available for this property and adjoining properties. The assessment was conducted utilizing generally accepted Phase I industry standards using the American Society for Testing and Materials (ASTM) Standard Practice E 1527-13 Scope of Work. The scope of work included an evaluation of:

§ The Subject Site history in an attempt to identify any possible ownership(s) and/or uses that would suggest an impact to the environmental integrity of the Subject Site as identified through review of reasonably ascertainable standard historical sources.

§ Physical characteristics of the Subject Site as identified through review of reasonably ascertainable topographic, wetlands, flood plain, soils, geology, and groundwater data.

§ Current Subject Site conditions (as applicable), including compliance with appropriate regulations as they pertain to the presence or absence of:

- Facility storage tanks, drums, containers (above or below ground), etc.
- Transformers and other electrical equipment which utilize fluid which may potentially contain PCBs.
- The use of hazardous materials/chemicals and petroleum products, and/or the generation, treatment, or disposal of hazardous, regulated, or medical wastes.

§ A screening approach for the potential existence of:

- Asbestos, including the identification of all suspect materials in accessible areas (interior and exterior). Materials are considered suspect until tested and proven otherwise. Friable materials are those which can be easily crumbled or pulverized by hand pressure.

  This screening approach is not a comprehensive (i.e., AHERA-Style) asbestos survey, nor is it intended to fulfill the NESHAP requirements for demolition/renovation purposes, but is intended to identify the potential for an asbestos hazard in accessible areas. This screening is not intended to be used for demolition, abatement, renovation, or repair work.

  The basis for "suspect" determination is taken from the materials listed in Appendix G of the United States Environmental Protection Agency (USEPA) publication *Managing Asbestos in Place.*

- Mold, including the identification of visible mold growth, conditions conducive for mold growth, and evidence of moisture in accessible areas of the Subject Site. In addition, EAI interviewed Site personnel regarding any known or suspected mold contamination, water intrusion, or mildew like odor problems. Sampling was not performed as part of this assessment. EAI notes that the conclusions made are based solely on observable conditions in readily accessible interior areas of the Subject Site on the assessment date.

§ An evaluation of information contained in programs such as the NPL, SEMS, RCRIS, SWL, LUST, RCRA NLR, RCRA TSD, the Registered Underground and Aboveground Storage Tank Database, FINDS, ERNS, State Sites, Spills, NPDES, and other governmental information systems within specific search distances of the Subject Site. This evaluation was performed to identify any sites that would have the potential to impact the environmental integrity of the Subject Site.

  The regulatory agency report provided is based on an evaluation of the data collected and compiled by a contracted data research company. The report is based on a radius search which focuses on both the Subject Site and neighboring sites that may impact the Subject Site. Neighboring sites listed in governmental environmental records are identified within a specific search distance. The search distance varies depending upon the particular government record being checked. The search is designed to meet the requirements of the new ASTM Standard E 1527-13, which is recognized by EPA as being consistent with the AAI Rule. The information provided is assumed to be correct and complete.

§ Visual observation of the adjacent properties to identify high risk neighbors and the potential for known or suspected contamination to migrate onto the Subject Site.

3. LIMITATIONS & METHODOLOGY

Criteria for the identification of Recognized Environmental Conditions vary substantially across the industry. Some Environmental Professionals identify Recognized Environmental Conditions whenever there is a possibility of impact to a property, while others recognize Recognized Environmental Conditions only when presented with direct evidence that a release has occurred. The ESA Standard defines a REC in terms of the "presence or likely presence" of any hazardous substances or petroleum products **in, on, or at** a property: (1) due to any **release** to the **environment**; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment. By this definition, the mere possibility of a release fails to fulfill the definition of a REC. A requirement for the discovery of direct evidence before identification of a REC is equally unsupportable. EAI considers both the known and likely presence and release of hazardous materials in identifying Recognized Environmental Conditions.

The following table presents a summary of the individuals contacted or to whom requests for documentation were made as part of this assessment:

Name	Affiliation	Telephone No.
Fawzy Abdelsack	NY State Dept of Env Conservation	718-482-4949
	Poughkeepsie Fire Department	
	Dutchess County Clerk	
Katrin Kraft	EDR-Environmental Data Resources	800-352-0050
Katrin Kraft	Sanborn Fire Insurance Maps	800-352-0050
Ben Kohn	Site Representative	

4. SUBJECT SITE LOCATION/DESCRIPTION

The subject property located at 164 Garden Street, Poughkeepsie, New York 12601, in Dutchess County, is bound by Parker Avenue and Garden Street. The subject property location is: Longitude: 73.923574 and Latitude: 41.711742. The subject property is improved with a one (1)-story vacant commercial building.

4.1. SUBJECT SITE DESCRIPTION & GENERAL SITE CONDITIONS

Any evaluations of the physical site and its respective building components are subjective. Although the Subject Site conditions are not directly hinged to the environmental status of the subject property, one is generally a reflection of the other. The actual Subject Site and its components are outlined below.

The Subject Site consists of a one (1)-story vacant commercial building. The building is gas heated.

The exterior of the subject building is cinder block panels. The roof of the building is flat and in good condition. One (1) in-ground fill port and one (1) aboveground fill port as well as two (2) vents service the USTs at the Subject Site. Meters are located at the exterior side of the building. One (1) roll-up door is located in front of the subject building.

The **EAI** Inspector, accompanied by Ben Kohn, site representative, accessed the subject building and common areas.

All interior spaces have painted drywalls, with various flooring.

The Subject Site is serviced by public water and sanitary sewer systems.

4.1.1 Utilities

The Subject Site is serviced with the following utilities:

Water	Poughkeepsie Department of Public Works
Sanitary Sewer	Poughkeepsie Department of Public Works
Storm Sewer	Poughkeepsie Department of Public Works
Electric	Central Hudson
Natural Gas	Central Hudson

4.2. ENVIRONMENTAL SETTING

4.2.1 Wetlands

Review of the New York State Freshwater Wetlands Map, published by the New York State Department of Environmental Conservation (NYSDEC) and dated February 23, 1987, indicated no wetland areas at or near the Subject Site.

A copy of the wetlands map is enclosed.

4.2.2 Floodplain

Review of the Flood Insurance Rate Map, published by the Federal Emergency Management Agency (FEMA) and dated February 15, 1991, indicated the following:

The Subject Site is located in Zone X, areas outside the 500-year flood plan with less than 0.2% annual probability of flooding. Annual Probability of Flooding of less than one percent. A copy of the Floodplain Map is enclosed in Section G-Documents.

4.2.3 Soils/Geology

According to the Soil Survey of Soil Survey of Dutchess County, New York, issued by the United States Department of Agriculture, Soil Conservation Service, the soils at the site are classified as follows:

- Soil Component Name: Dutchess. Depth to Bedrock Min: > 77 inches. Depth to Water Table: > 0 inches.

4.2.4 Groundwater Hydrology

Review of the Water Resources Data Report for New York State, published by the USGS, indicated the following:

Shallow groundwater flow is expected to follow the ground level slope of surface elevations towards the nearest open body of water or intermittent stream.

Estimated groundwater levels may vary due to seasonal fluctuations in precipitation, local usage demands, geology, underground structures, or dewatering operations.

The United States Geological Survey (USGS) monitors water supply and establishes the parameters for safe water flow. The Department of Environmental Protection safeguards these resources by enforcing the legislation created to protect our water supply. Governmental Database Records Review did not reveal any spills that may have compromised ground water.

Any conclusions drawn in this report regarding groundwater and soil are based upon observation and records review and are therefore limited in scope and usefulness.

The water supply at the site was not tested and is not a component of this Phase I assessment.

5. HISTORICAL REVIEW

Review of information available from the Dutchess County Tax Assessment Office indicated that the Subject Site is shown as Parcel #131300-6162-54-177385-0000.

Within the scope of this assessment, EAI has attempted to establish the past uses of the subject property. The range of this study is from present back to 1940 or when property was first used for residential, agricultural, commercial, industrial, or governmental purposes. This is accomplished by use of Sanborn Fire Insurance Maps and through reasonable ascertainable records, interviews with tenants, past owners, neighbors or any other available standard historical sources.

The Subject Site was originally developed in 1913 as a coal warehouse. The present building was constructed in 1967. Prior to development of the Subject Site, and according to available historical sources, the subject property was vacant land. (See Page 15.)

Based on the City Directories review, the site was commercial from 1942-2014. See Section 5.6. on Page 15 in this report and Section F Sanborn Maps.

5.1. RECORDS REVIEW

There are several state and federal agencies responsible for collecting environmental information, which is available in the form of databases. The database information searched in this site assessment include priority listings of sites with known or suspected contamination, facilities that generate, treat, store, and/or dispose of hazardous waste, solid waste facilities, underground storage tank sites, leaking underground storage tank sites, and spill incident sites. Each database has a standard search distance from the subject property within which any listing must be addressed.

The standard search distances are set by the ASTM Guideline, E1527-13, in each database, required to satisfy a diligent attempt at discovering potential environmental concerns. The database information reviewed, along with the associated search distances, is provided in Section D.

The results of the database searches are summarized in the table below:

Database Searched	Search Distance	Sites Identified for Subject Site	Sites Identified for Surrounding Properties	Surrounding Property Potential to Impact the Subject Site
Federal Databases				
NPL	1.0 miles	0	1	Not expected to pose an adverse impact
SEMS Facilities	0.5 miles	0	1	Not expected to pose an adverse impact
RCRA Generator	0.25 miles	0	2	Not expected to pose an adverse impact
RCRA COR ACT	1.0 miles	0	1	Not expected to pose an adverse impact
RCRA TSD	0.5 miles	0	0	N/A

State & Tribal Databases				
State/Tribal SWL	0.5 miles	0	0	N/A
Registered UST & AST	0.25 miles	0	16	Not expected to pose an adverse impact
Leaking Underground Storage Tank	0.5 miles	0	22	Not expected to pose an adverse impact
ERNS	Subject Site only	0	N/A	N/A
Spills	0.125 miles	1	14	Not expected to pose an adverse impact

Additional database searches are provided in the Search Summary Report of the EDR FirstSearch Report.

5.1.1 Superfund Enterprise Management System (SEMS)

Hazardous waste sites, potentially hazardous waste sites, and remedial activities performed in support of EPA's Superfund Program across the Unites States. The list was formerly known as CERCLIS, renamed to SEMS by the EPA in 2015. The database is a compilation by the United States EPA of sites that the EPA has investigated, or is currently investigating for a release of hazardous substances pursuant to the Superfund Act.

Based on the search of the SEMS Facilities Database, one (1) site was identified within a half (1/2) mile radius of the subject property.

This site does not appear to pose an adverse environmental impact to the Subject Site.

5.1.2 RCRA Generator Site

Resource Conservation and Recovery Information System Large and Small Quantity Generators.

Based on this search, two (2) sites were identified within a quarter (1/4) mile radius of the subject property.

None of these database sites appear to pose an adverse environmental impact to the Subject Site.

5.1.3 RCRA COR ACT

Resource Conservation and Recovery Information System Corrective Action Sites. The EPA's database of RCRIS sites with reported corrective action. This information is also reported in the standard RCRIS detailed data.

Based on this search, one (1) site was identified within a one (1) mile radius of the subject property.

This site does not appear to pose an adverse environmental impact to the Subject Site.

5.1.4 RCRA TSD

Resource Conservation and Recovery Information System Treatment, Storage, and Disposal Facilities. The EPA's database of RCRIS sites which treat, store, dispose, or incinerate hazardous waste. This information is also reported in the standard RCRIS detailed data.

Based on this search, zero (0) sites were identified within a half (1/2) mile radius of the subject property.

5.1.5 State/Tribal SWL

The Active Solid Waste Landfill Database (SWL) is maintained by state or local agencies of Solid Waste Landfills, Incinerators, and Transfer Stations.

Based on this search, zero (0) sites were identified within a half (1/2) mile radius of the subject property.

5.1.6 Registered Underground & Aboveground Storage Tank Database

The New York State Department of Environmental Conservation (NYSDEC), maintains a list of all registered underground (USTs) and above ground storage tanks (ASTs) within the state. The NYSDEC regulates the storage and handling of petroleum storage facilities. Aboveground and Underground storage tanks storing petroleum can, if not properly installed and maintained, cause serious environmental problems, including contamination of a water supply. In an effort to prevent leaks and spills, the Petroleum Bulk Storage Law (Article 17, Title 10 of the Environmental Conservation Law) requires the DEC to develop and enforce a State Code for the storage and handling of petroleum. The resulting regulations are Parts 612, 613 and 614. Any facility with a stationary tank combined capacity exceeding 1100 gallons must be registered with the New York State Department of Environmental Conservation.

Based on the search of the Registered Underground Storage Tank Database, sixteen (16) sites were identified within a quarter (1/4) mile radius of the subject property.

None of these database sites appear to pose an adverse environmental impact to the Subject Site.

5.1.7 Leaking Underground Storage Tank Database

The New York State Department of Environmental Conservation (NYSDEC) maintains a list of facilities that are known to have had leaking underground storage tanks (LUSTs) within the state.

Based on the search of the Leaking Underground Storage Tank Database, twenty-two (22) sites were identified within a half (1/2) mile radius of the subject property.

Based on the current regulatory oversight/status, the relative distance and/or the inferred direction of groundwater flow, these sites are not expected to represent a significant environmental concern.

5.1.8 ERNS Database

The Emergency Response Notification System (ERNS) is a national database used to collect information on reported releases of oil and hazardous substances. The database contains information from spill reports made to federal authorities including the EPA, the United States Coast Guard, the National Response Center, and the Department of Transportation.

Based on the search of the ERNS Database, the Subject Site is not listed.

5.1.9 Spills – 1990

Based on review of the regulatory database report, the Subject Site is listed on the NY Spills database dated 07/08/2008 in relation to the removal of several USTs from the Subject Site in 2008. This spill listing was closed on 07/31/2008 following soil samples returning no evidence of soil contamination above NYS standard.

Based on the search of the New York State Department of Environmental Conservation's database, fourteen (14) sites were identified within an eighth (1/8) mile radius of the subject property. None of these sites are located on or adjacent to the Subject Site.

Based on the current regulatory oversight/status, the relative distance and/or the inferred direction of groundwater flow, these sites are not expected to represent a significant environmental concern.

5.1.10 Federal & State Priorities Database

The National Priorities List (NPL) is the EPA's database of uncontrolled or abandoned hazardous waste sites identified for priority remedial action under the Superfund Program. In order for a site to be included on the NPL List, it must either meet or surpass a predetermined hazard ranking system score, be chosen as a state's top priority site, or meet all of the three (3) following criteria:

1. The United States Department of Health and Human Services issues a health advisory recommending that people be removed from the site to avoid exposure.
2. The EPA determines that the site represents a significant threat.
3. The EPA determines that remedial action is more cost-effective than removal action.

Based on the search of the NPL database, one (1) site was identified within a one (1) mile radius of the subject property.

This site does not appear to pose an adverse environmental impact to the Subject Site.

5.2. INTERVIEWS

Interview with Owner
An interview with the property owner was not conducted as part of this Phase I Site Assessment.

Interview with Site Manager
An interview was conducted with Ben Kohn, who indicated no knowledge of any environmental issues at the subject property.

Interviews with Occupants
During the course of the site inspection, several occupant interviews were conducted. None of the interviewees provided EAI with any indications of existing or potential RECs at the subject property.

Interviews with Others
No other interviews were conducted as part of this Phase I Site Assessment.

Title Records
EAI requested title records from the User; however, title records were not provided to EAI for review. A title report was not included in the scope of work for this assessment.

Environmental Liens or Activity and Use Limitation
EAI requested information from the User regarding knowledge of environmental liens, activity, and use limitations for the property. The site contact was not aware of any environmental liens associated with the property. In addition, the site contact had no knowledge of any use or activity limitations.

Specialized Knowledge
EAI inquired with the site contact regarding any specialized knowledge of environmental conditions associated with the property. No special conditions were reported.

Commonly Known or Reasonably Ascertainable Information
EAI inquired with the user regarding any specialized knowledge of environmental conditions associated with the property. EAI inquired with the site contact regarding any specialized knowledge of environmental conditions associated with the property. No conditions were reported.

Valuation Reduction for Environmental Issues
EAI inquired with the site contact regarding any knowledge of reductions in property value due to environmental issues. The site contact was not aware of any valuation reductions associated with the property.

Owner, Property Manager and Occupant Information
According to a review of records, the property owner was identified as Frank M. Castella. The property presently consists of a one (1)-story vacant commercial building.

Reason for Performing Phase I ESA
The purpose of this Phase I Environmental Site Assessment (ESA) was to identify existing or potential Recognized Environmental Conditions (as defined by ASTM Standard E-1527-13) in connection with the property. This ESA was also performed to permit the User to satisfy one of the requirements to qualify for the *innocent landowner, contiguous property owner, or bona fide prospective purchaser* limitations on scope of Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) (42 U.S.C. §9601) liability (hereinafter, the "*landowner liability protections*," or "*LLPs"*). ASTM Standard E-1527-13 constitutes "*all appropriate inquiry* into the previous ownership and uses of the property consistent with good commercial or customary practice" as defined at 42 U.S.C §9601 (35) (B).

EAI understands that the findings of this study will be used by Bernard Kohn to evaluate a pending financial transaction in connection with the property.

Other
According to the user, the purpose of this assessment is to qualify for an LLP to CERCLA liability. In addition to satisfying one of the requirements to qualify for an LLP to CERCLA liability, another reason for performing a *Phase I Environmental Site Assessment* includes the need to understand potential environmental conditions that could materially impact the operation of the business associated with the parcel of commercial real estate.

5.3. LOCAL GOVERNMENT AGENCY RECORD REVIEW

EAI reviewed file information for the Subject Site. This review indicated that the Subject Site was originally developed in 1913 as a coal warehouse. It presently consists of a one (1)-story vacant commercial building. General building permits for the Subject Site were on file, but did not reveal any information or condition that could impact the environmental integrity of the Subject Site. No environmentally significant information was identified.

A **F.O.I.L.** request was submitted to the New York State Department of Environmental Conservation, City of Poughkeepsie, and Dutchess County Department of Health regarding any violations, etc. at the Subject Site and surrounding areas. Documents received from Poughkeepsie and the NYSDEC pertained to prior USTs at the Subject Site – See Section 6.6. Dutchess County indicated they do not maintain environmental records pertaining to the Subject Site. Copies of above-referenced documents are enclosed in Section G.

Through EDR's data search, Sanborn Maps, and interviews, no significant regulatory files or records associated with the property or adjacent properties were found that would warrant

additional investigation, and based on the quality of information obtained from those sources, no additional agency file review is warranted.

5.4. TOPOGRAPHIC MAPS

EAI reviewed a historical USGS *Poughkeepsie, NY 7.5* Minute Series topographic map of the Subject area provided by EDR dated 2013. The topographic map does not identify individual buildings or development on the Subject due to the concentration of structures in the highly urbanized Poughkeepsie area, but rather shows the area to be shaded denoting urbanized land use and identifies only landmarks as distinct structures. Nevertheless, the topographic map does not identify any industrial complexes, landfills, or wetlands on or adjacent to the Subject Site. A copy of the map is enclosed in Section C. Target Property Topography: General Topographic Gradient is: General West and the Target Property Elevation is 164 ft above sea level.

5.5. HISTORICAL MAPS

EAI reviewed available Sanborn Maps as provided by EDR/First Search. Historical maps are detailed scale drawings that show the location and use of buildings and structures that occupied a given area. EAI's map search revealed the following:

YEAR	SUBJECT PROPERTY	SURROUNDING PROPERTY
1887	*VACANT*	*VACANT, FLOUR MILL*
1913	*A.B. KELLEY & SON*	*RAILROAD, DWELLINGS, ICE STORAGE CO.*
1950	*A.B. KELLEY & SON COAL*	*COAL STORAGE, RAILROAD, DWELLING, ICE STORAGE CO.*
1952	*A.B. KELLEY & SON COAL*	*COAL STORAGE, RAILROAD, DWELLING, ICE STORAGE CO., CONTAINER CO.*
1984	*BEARING WAREHOUSE*	*MACHINE TOOLS, FURNITURE, MOTOR FREIGHT STATION*
1990	*COMMERCIAL*	*RAILROAD, COMMERCIAL*

Copies of the above-referenced historical maps are appended (Section F).

5.6. CITY DIRECTORY

City Directories have been produced for most urban and some rural areas since the late 1800s. The directories are generally not comprehensive and may contain gaps in time periods.

EAI reviewed Historical City Directories obtained from EDR on October 08, 2019 for past names and businesses that were listed for the subject property and adjoining properties. This review revealed the following listings associated with the subject property:

- **Prior to 1970** – City Directories were not available.
- **1970-2014 -** The current property address is listed with various commercial tenants. None of the commercial tenant listings are expected to pose any environmental concern to the subject property.

The adjacent properties listed have been utilized as residential/commercial units from 1942-2014.

No environmentally significant listings were identified for adjacent properties.

Copies of reviewed City Directories are included in Section F.

5.7. DATA GAPS

No significant data gaps were encountered during completion of this assessment. Data gaps occur when, despite good faith efforts, the consultant is unable to identify information required to

satisfy objectives of the assessment. Data gaps may result from incompleteness in any of the activities required by the ESA Standard, or by limiting conditions encountered during completion of the work. The ESA Standard requires that data gaps be identified in the report when they significantly impact the ability of the consultant to identify Recognized Environmental Conditions at the property. Limiting conditions identified in this report are not considered to significantly impact our ability to satisfy the objectives of this assessment.

DATA FAILURE

No Data Failure was encountered during the completion of this assessment. The earliest research date was 1940 or earlier and the property was undeveloped at that time. Research intervals of more than five years were encountered during our review of historical sources, however, activities at the property were found to be consistent at the beginning and end of these extended research intervals. In accordance with ASTM criteria, such intervals do not constitute data failure. The following data gaps occurred in connection with this report:

Data Gap	Explanation	Significance of Gap
Site History	Site history not conducted in 5-year intervals	Low: Not likely to alter Report's conclusions due to EAI's search of standard historical sources of information such as historic topographic maps, city directory abstracts, Sanborn Fire Insurance Maps, and interviews with knowledgeable individuals who were familiar with the property.
Former Owner or Operator Interview	Unable to interview former site owner or operator due to inability to locate	Low: Not likely to alter Report's conclusions.

5.8. HISTORICAL SUMMARY

Based upon interviews and a review of local agency records, zoning records, and historical maps, the Subject Site was developed in 1913 as a coal warehouse. It presently consists of a one (1)-story vacant commercial building constructed in 1967.

Based on the City Directories review, the site was commercial from 1970-2014. See Section 5.6. on Page 15 in this report and Section F Sanborn Maps.

6. SUBJECT SITE RECONNAISANCE

6.1. OPERATIONAL ACTIVITES/NOTEWORTHY TENANTS

The Subject Site consists of a one (1)-story vacant commercial building. According to City Directories, a printing facility previously occupied the Subject Site beginning in 1985. Metal-containing inks were generally not in use at that time; as such, this previous use of the Subject Site is not expected to pose any environmental concern to the Subject Site.

6.2. HAZARDOUS MATERIALS/PETROLEUM PRODUCTS STORAGE AND HANDLING

Visual observation for the use and/or storage of hazardous materials and petroleum products was performed. No hazardous materials/petroleum was identified, with the exception of heating oil.

The Subject Site is involved in the use of hazardous materials in the form of routine janitorial and maintenance supplies. The materials observed do not appear to pose a hazard to the site, provided

they continue to be used as designed, are properly handled, and all regulations regarding their use are followed.

No evidence of spills or staining was observed in the Subject Site. In addition, the floors appeared intact and no cracks were observed.

6.3. WASTE GENERATION, TREATMENT, STORAGE, AND DISPOSAL

Visual observation for the generation, treatment, storage and disposal of wastes was performed. The Subject Site is not involved in the generation, treatment, storage, or disposal of hazardous, medical or regulated wastes as defined in the Code of Federal Regulations, Title 40 (Protection of Environment); Part 270 (EPA Administered Permit Programs: The Hazardous Waste Permit Program); Subpart A (General Information); Section .2 (Definitions) of hazardous waste as defined in the Code of Federal Regulations Title 40 (Protection of Environment); Part 261 (Identification and listing of Hazardous Waste); Subpart A (General); Section .3 (Definition and Hazardous Waste), thereby, subjecting the property to the requirements of the Code of Federal Regulations, title 40 (Protection of Environment); Part 265 (Interim Status Standards of Owners and Operators of Hazardous Waste Treatment, Storage and Disposal Facilities).

No evidence of spills or staining was observed.

No excessive odors or overflowing/excessive ground trash and no hazardous, regulated, or medical wastes were noted in the vicinity of the disposals.

No further action or investigation is recommended regarding waste generation, treatment, storage and disposal at the Subject Site.

6.4. POLYCHLORINATED BIPHENYLS

No equipment with the potential to contain dielectric or hydraulic fluid was identified. A common source for polychlorinated biphenyls (PCBs) is in the cooling fluids of electrical transformers, capacitors and hydraulic equipment. PCB content is regulated under the US EPA regulation 40 CFR, Part 761 with provisions for varying degrees of toxicity. Based on the visual inspection, there are no transformers, capacitors, or hydraulic equipment located on the subject property at this time. No further action or investigation is recommended regarding PCBs at the Subject Site.

6.5. ASBESTOS CONTAINING MATERIALS

According to the Environmental Protection Agency and included in the publication #EPA560/5-85-024 “Guidance for Controlling Asbestos Containing Materials (ACM) in Buildings” asbestos containing materials are found in three forms: (1) Sprayed or toweled on ceilings and walls and structural steel; (2) in insulation around hot and cold piping, ducts, boilers, and tanks; and (3) in a non-friable state in products such as ceilings and floor tiles, wallboards and outside materials such as shingles and roofing materials. In general, ACM in the first two categories is of greatest concern, especially if it is friable, causing the materials to release fibers into the air.

Since the subject buildings were built prior to 1979, there exists the possibility that the original construction materials used may contain asbestos. If any demolition or remodeling activities are to occur in the buildings, a detailed asbestos survey should be conducted to determine if any of the materials contain asbestos. If any of the materials do contain asbestos, they should be

removed and disposed of in accordance with all applicable Federal, State, and Local Regulations prior to any demolition or remodeling activities.

Ceiling, floor tiles, and roof shingles that may contain asbestos are not required to be removed due to their non-friable state.

Piping above dropped ceilings, which may contain ACM are enclosed in their present state and pose no health hazard.

Suspect ACM in the form of roofing materials, vinyl flooring, wallboard, and sprayed-on textured ceiling material were not sampled as part of the assessment. These materials are in good condition and should be sampled prior to repair, renovation, or demolition activities.

Through a visual inspection, the accessible areas did not have any visible and/or friable ACM. All pipes are bare.

6.6. FACILITY STORAGE TANKS AND PIPELINES (ABOVE OR BELOW GROUND)

According to site management, the subject building utilizes one (1) 1,000-gallon and two (2) 500-gallon underground heating oil storage tanks (USTs) for heating. A permit provided by the Poughkeepsie Fire Department indicates these tanks were installed in 2008. A tightness test should be performed to ensure the integrity of these tanks. These tanks should be properly registered with the NYDEC.

EAI reviewed a Tank Closure Site Assessment and Spill File Closure Report issued by Ecosystems Strategies, Inc., on July 30, 2008, provided by the NYDEC. This report indicated that two (2) 1,000-gallon USTs and one (1) 550-gallon UST were closed and removed from the Subject Site in 2008. The 550 gallon tank was removed on June 25, 2008. ESI personnel observed minor odors and staining, and total of 16.09 tons of petroleum impacted soil was excavated from the tank grave and later disposed of. The two (2) 1,000-gallon USTs were removed on June 26, 2008. Visual examination of these tanks indicated mild to moderate surface corrosion and pitting, and a small hole was observed on the underside exterior of one of the tanks. Minor odors and discoloration were observed in soils at the northwest corner of the tank grave. A spill listing was generated (#0804049) in connection with the soil contamination. Post excavation soil samples indicated only low levels of PAHs, consistent with fill soils and not related to any release, and this spill listing was later closed on 07/31/2008. No further action is recommended regarding these prior USTs.

6.7. SURFACE AREAS

Observations during EAI's assessment identified that the Subject Site lands are graded to provide slope and swale to direct storm water away from the on-site buildings. The land surface of the Subject Site is relatively flat, with no significant changes in elevation.

Visual observation of the Subject Site did not identify any evidence of distressed vegetation, staining, or surface migration or petroleum releases or hazardous materials onto or off the Subject Site.

Visual observations did not identify any evidence of on-site surface impoundment facilities, pits, dry wells, or dumping of apparent hazardous substances at the Subject Site.

Visual observations did not identify any surface water features including lagoons, ponds, or other bodies of water at the Subject Site.

The storm water generated at the subject site is guided through a system of drains, grates, gutters and drainage pipes leading to the storm drainage system. The storm water systems are not electrical. These systems do not currently pose an environmental hazard to the subject property.

6.7.1 Vapor Encroachment Condition

A Tier I Vapor Encroachment Assessment was performed on the subject property in accordance with ASTM E 2600-15, *Standard Guide for Vapor Encroachment Screening on Property Involved in Real Estate Transactions*, December 2015. A Tier I Vapor Encroachment Assessment determines whether there actually is or is a potential for volatile vapors to encroach upon the subject property, producing a vapor encroachment condition. A vapor encroachment condition is the presence or likely presence of vapors in the subsurface of the subject property caused by the release of vapors from contaminated soil or groundwater either on or near the subject property.

According to City Directories, a printing facility previously occupied the Subject Site beginning in 1985. Metal-containing inks were generally not in use at that time; as such, this previous use of the Subject Site is not expected to pose any environmental concern to the Subject Site.

6.8. LEAD PAINT HAZARDS

To protect families from exposure to lead from paint, dust, and soil, Congress passed the Residential Lead-Based Paint Hazard Reduction Act of 1992, also known as Title X. Section 1018 of this law directed HUD and EPA to require the disclosure of known information on lead-based paint and lead-based paint hazards before the sale or lease of most housing built before 1978. Based on our visual inspection of the building's interiors, the painted surfaces are currently in good condition, there are no peeling paint concerns, and no LBP hazard was noted in the areas inspected.

6.8.1 LEAD IN DRINKING WATER

According to the 2015 Annual Water Quality Report, a public water system operated by the New York City Department of Environmental Protection (NYCDEP) serves the subject property vicinity. Shallow groundwater beneath the subject property is not utilized for domestic purposes. The sources of public water for the City of New York are surface water from a network of 19 reservoirs and three controlled lakes in a nearly 2,000 square mile watershed that extends 125 miles north and west of New York City. Sources include the Catskill/Delaware supply located in Delaware, Greene, Schoharie, Sullivan and Ulster counties, the Croton supply which is composed of 12 reservoir basins in Putnam, Nassau and Dutchess counties, and a groundwater supply in southeastern Queens. According to the City of New York and the 2015 Annual Water Quality Report, water supplied to the subject property is in compliance with all State and Federal regulations pertaining to drinking water standards, including lead and copper. Water sampling was not conducted to verify water quality.

6.9. MOLD & MILDEW

EAI performed a limited visual assessment for the presence of mold, conditions conducive to mold, and evidence of moisture in readily accessible interior areas of the Subject Site. EAI did not note obvious visual indications of the presence of mold and/or mildew, conditions conducive to mold, or presence of water intrusion in readily accessible interior areas of the Subject Site.

The reported observations and conclusions are based solely on interviews with Subject Site personnel and conditions as observed in readily accessible interior areas of the Subject Site on the assessment date. No visual signs of mold were noted.

6.10. RADON HAZARDS

Radon is a colorless, odorless gas produced by the radioactive decay of certain elements. The most common sources of radon are igneous and metamorphic rocks containing uranium (such as pitchblende), granite, shale, or phosphate, as well as soils or sediments derived from these parent materials. Radon may also be found in soils contaminated with certain industrial wastes (such as uranium or phosphate mine tailings) or in earth-derived building products, which include industrial wastes that contain phosphate slag. In areas where the potential for radon accumulation is high, special ventilation systems may offset potential health hazards.

A radon test was not conducted on the subject property. Review of the EPA Map of Radon Zones places the subject property in Zone 3, where average predicted radon levels is less than 2.0 pCi/L. The USEPA recommended action level is 4.0 pCi/L. Based on low predicted radon level, adverse environmental impacts related to radon gas mitigation at the subject property are not anticipated.

7. ADJOINING PROPERTIES & SURROUNDING PROPERTIES

A walk-through and a visual reconnaissance of the surrounding area were made for potential environmental concerns or problems. Properties in the general vicinity of the Subject Site appear to be commercial buildings.

Based on observations and available regulatory information, the adjacent property uses are not anticipated to adversely impact the environmental integrity of the Subject Site.

8. FINDINGS, CONCLUSIONS, & RECOMMENDATIONS

- A ***Recognized Environmental Condition (REC)*** refers to the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property, due to release to the environment, under conditions indicative of a release to the environment, or under conditions that pose a material threat of a future release to the environment.
  - This assessment has revealed **no** evidence of RECs in conjunction with the subject property.
- ***Controlled Recognized Environmental Conditions (CRECs)*** are defined by the ASTM Standard Practice E1527-13 as a REC resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority (e.g., as evidenced by the issuance of a NFA letter or equivalent, or meeting risk-based criteria established by the regulatory authority), with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls (e.g. property use restrictions, AULs, institutional controls, or engineering controls).
  - This assessment has revealed **no** evidence of CRECs in conjunction with the subject property.
- ***Historical Recognized Environmental Conditions (HRECs)*** are defined by the ASTM Standard Practice E1527-13 as a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted residential use criteria established by a regulatory authority, without subjecting the property to any required controls (e.g., property use restrictions, AULs, institutional controls, or engineering controls).
  - This assessment **has revealed** evidence of HRECs in connection with the subject property:
    - Ø EAI reviewed a Tank Closure Site Assessment and Spill File Closure Report issued by Ecosystems Strategies, Inc., on July 30, 2008, provided by the NYDEC. This report indicated that two (2) 1,000-gallon USTs and one (1) 550-gallon UST were closed and removed from the Subject Site in 2008. The 550 gallon tank was removed on June 25, 2008. ESI personnel observed minor odors and staining, and total of 16.09 tons of petroleum impacted soil was excavated from the tank grave and later disposed of. The two (2) 1,000-gallon USTs were removed on June 26, 2008. Visual examination of these tanks indicated mild to moderate surface corrosion and pitting, and a small hole was observed on the underside exterior of one of the tanks. Minor odors and discoloration were observed in soils at the northwest corner of the tank grave. A spill listing was generated (#0804049) in connection with the soil contamination. Post excavation soil samples indicated only low levels of PAHs, consistent with fill soils and not related to any release, and this spill listing was later closed on 07/31/2008. No further action is recommended regarding these prior USTs.
- ***De Minimis Conditions***: Findings which would otherwise be characterized as Recognized Environmental Conditions, but which generally do not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies are classified as *de minimis* in accordance with the agreed scope of work. De Minimis Conditions are not considered RECs.

- This assessment **has revealed** evidence of de minimis environmental conditions in connection with the subject property in the form of usual motor oil staining in the rear parking area.

According to site management, the subject building utilizes one (1) 1,000-gallon and two (2) 500-gallon underground heating oil storage tanks (USTs) for heating. A permit provided by the Poughkeepsie Fire Department indicates these tanks were installed in 2008. A tightness test should be performed to ensure the integrity of these tanks. These tanks should be properly registered with the NYDEC.

9. CERTIFICATION

EAI, Inc personnel have been retained to perform this assessment to achieve compliance with the AAI protocol pursuant to 40 CFR Part 312, FR, November 1, 2005, *Standards and Practices for All Appropriate Inquiries.*

The assessment was performed at the Client's request using the methods and procedures consistent with good commercial and customary practice designed to conform to acceptable industry standards and the Guidelines E1527-13, as established by the American Society for Testing and Materials (ASTM).

This report is exclusively for the use and benefit of the Client identified on the first page of this report. The purpose for which the report shall be used shall be limited to the use as stated in the contract between the client and EAI.

This report is not for the use or benefit of, nor may it be relied upon by any other person or entity for any purpose without the advance written consent of EAI. In expressing the opinions stated in this report, EAI has exercised the degree or skill and care ordinarily exercised by a reasonable prudent environmental professional in the same community and in the same time frame given the same or similar facts or circumstances. Documentation and data provided by the Client, designated representatives of the Client or other interested third parties, or from the public domain, and referred to in the preparation of this assessment, have been used and referenced with the understanding that EAI assumes no responsibility or liability for their accuracy.

The independent conclusions represent our professional judgment based on information and data available to us during the course of this assignment. Factual information regarding operations, conditions, and test data provided by the Client or their representative has been assumed to be correct and complete. The conclusions presented are based on the data provided, observations, and conditions that existed on the date of the on-site visit.

9.1. SIGNATURE OF ENVIRONMENTAL PROFESSIONAL

I declare that, to the best of my professional knowledge and belief, I meet the definition of *Environmental Professional* as defined in §312.10 of 40CFR 312; and

I have the specific qualifications based on education, training, and experience to assess a *property* of the nature, history, and setting of the subject *property*. I have developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

_____

Alexander Friedman, EP

10. DISCLAIMER

This report contains information obtained from a variety of public and other sources. No warranty expressed or implied, is made whatsoever in connection with this report. Environmental Affiliates Inc. specifically disclaims the making of any such warranties, including without limitation, merchantability or fitness for a particular use or purpose. All risk is assumed by the user. In no event shall EAI be liable to anyone, whether arising out of errors or omissions, negligence, accident or any other cause, for any loss or damage, including, without limitation, special incidental, consequential, or exemplary damages.

SECTION

B

SITE PHOTOGRAPHS

Subject Property

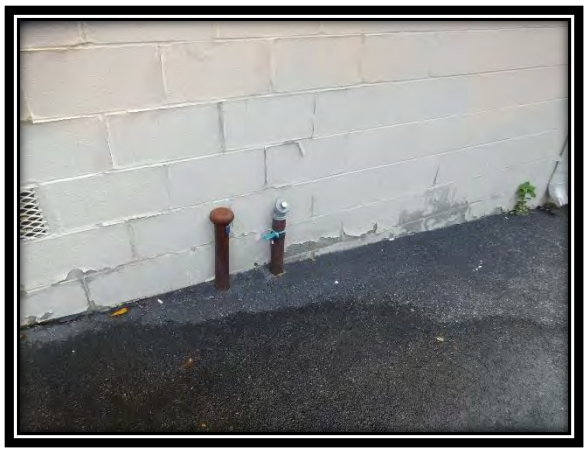
Subject Property

Subject Property

Across Subject Property

Rear of Subject Property

Across Subject Property



Vent / Fill Port

Vent / Fill Port

Side of Subject Building

Meters

Adjacent Property

Across Subject Property

Across Subject Property

Interior

Interior

Interior

Boiler

Ceiling-Mounted Heat Blower

Domestic Water Heater

Water Meter

HVAC For Office Spaces

Ceiling

SECTION

C

STREET AND SITE MAPS

Street Name Report for Streets near the Target Property

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

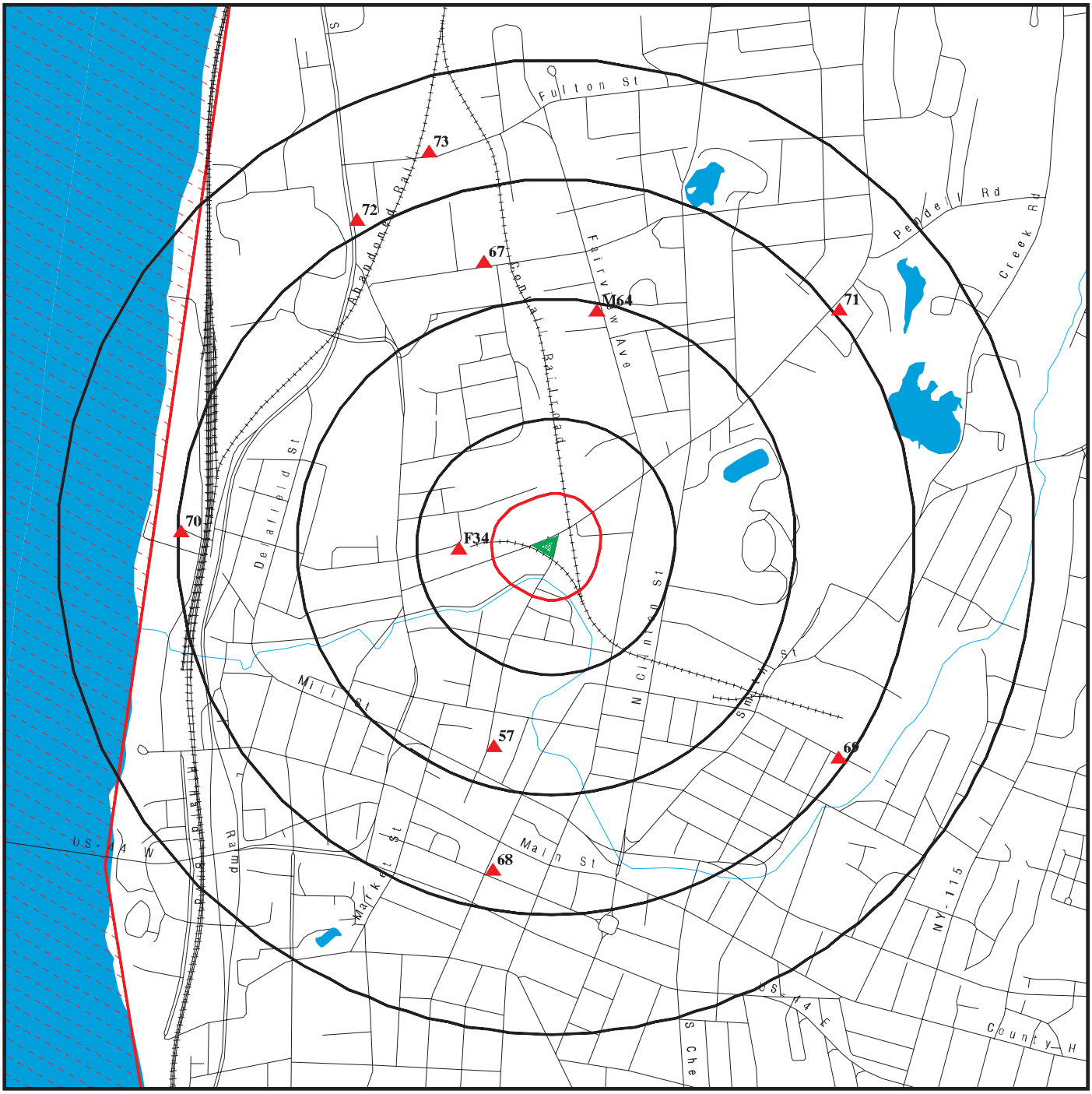
Street Name	Dist/Dir	Street Name	Dist/Dir
Balding Ave	0.19 SW		
Brookside Ave	0.06 South		
Clark St	0.23 NNW		
Croyden Ct	0.14 South		
Elm Pl	0.16 SSE		
Fairview Ave	0.25 NE		
Garden St	0.02 ESE		
High St	0.19 South		
Marshall St	0.21 SSW		
N Hamilton St	0.17 East		
NY-9G	0.02 NNW		
Orchard Pl	0.18 West		
Taylor Ave	0.12 NNW		
W Oakley St	0.09 SSW		
Zimmer Ave	0.13 SSW		

Environmental FirstSearch

1.000 Mile Radius

ASTM MAP: NPL, RCRACOR, STATES Sites

164 GARDEN STREET POUGHKEEPSIE, NY 12601



Black Rings Represent Qtr. Mile Radius; Red Ring Represents 500 ft. Radius

★ Target Property (Latitude: 41.711742 Longitude: 73.923574)

▲ Identified Sites

National Priority List Sites

Indian Reservations BIA

EDR Reference Code (EDR internal use only): 5812878.2s

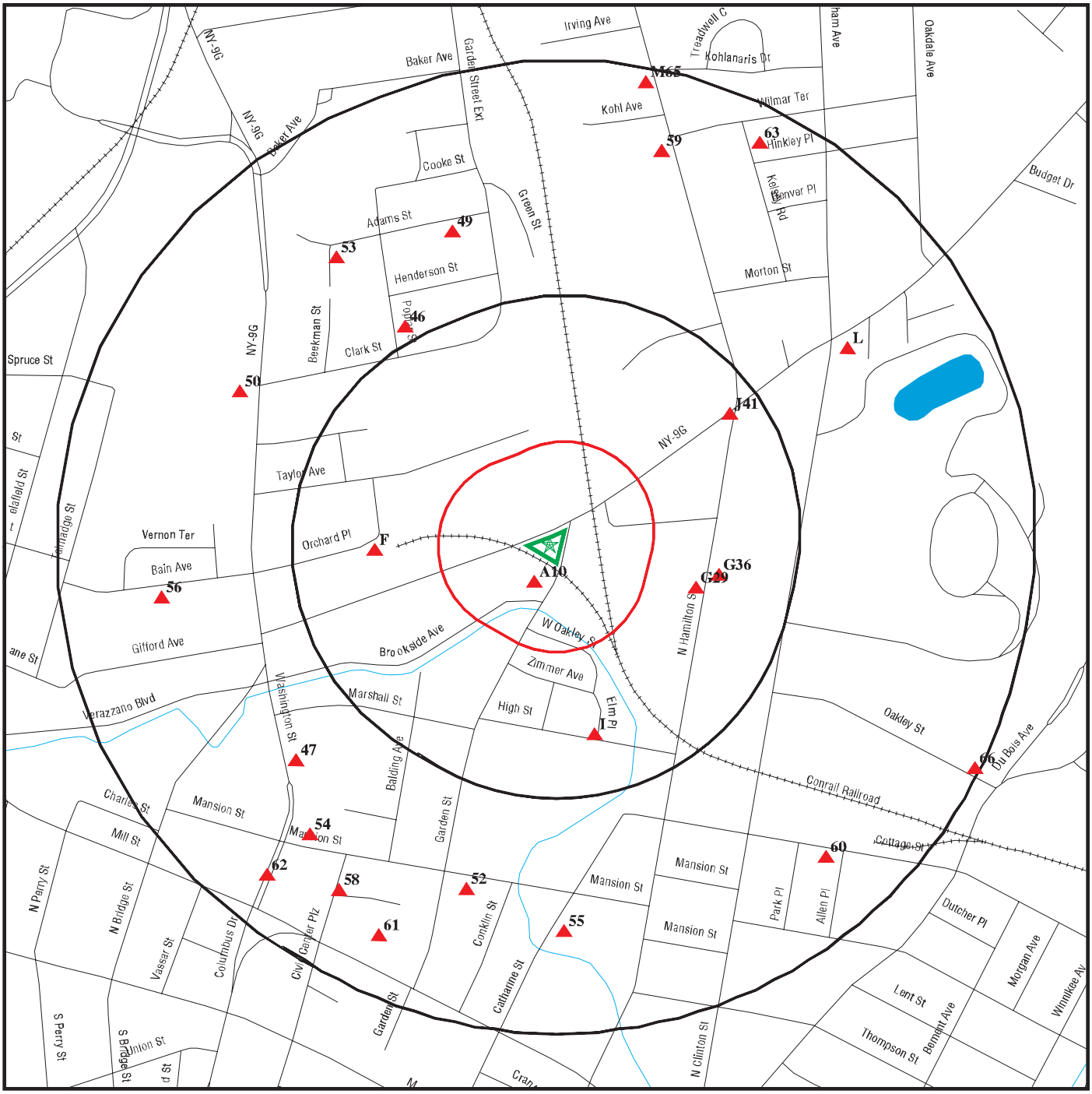
19-10-02.17:57:30.Wed

Environmental FirstSearch

0.500 Mile Radius

ASTM MAP: CERCLIS, RCRATSD, LUST, SWL

164 GARDEN STREET POUGHKEEPSIE, NY 12601



Black Rings Represent Qtr. Mile Radius; **Red Ring Represents 500 ft. Radius**

★ **Target Property (Latitude: 41.711742 Longitude: 73.923574)**

▲ **Identified Sites**

National Priority List Sites

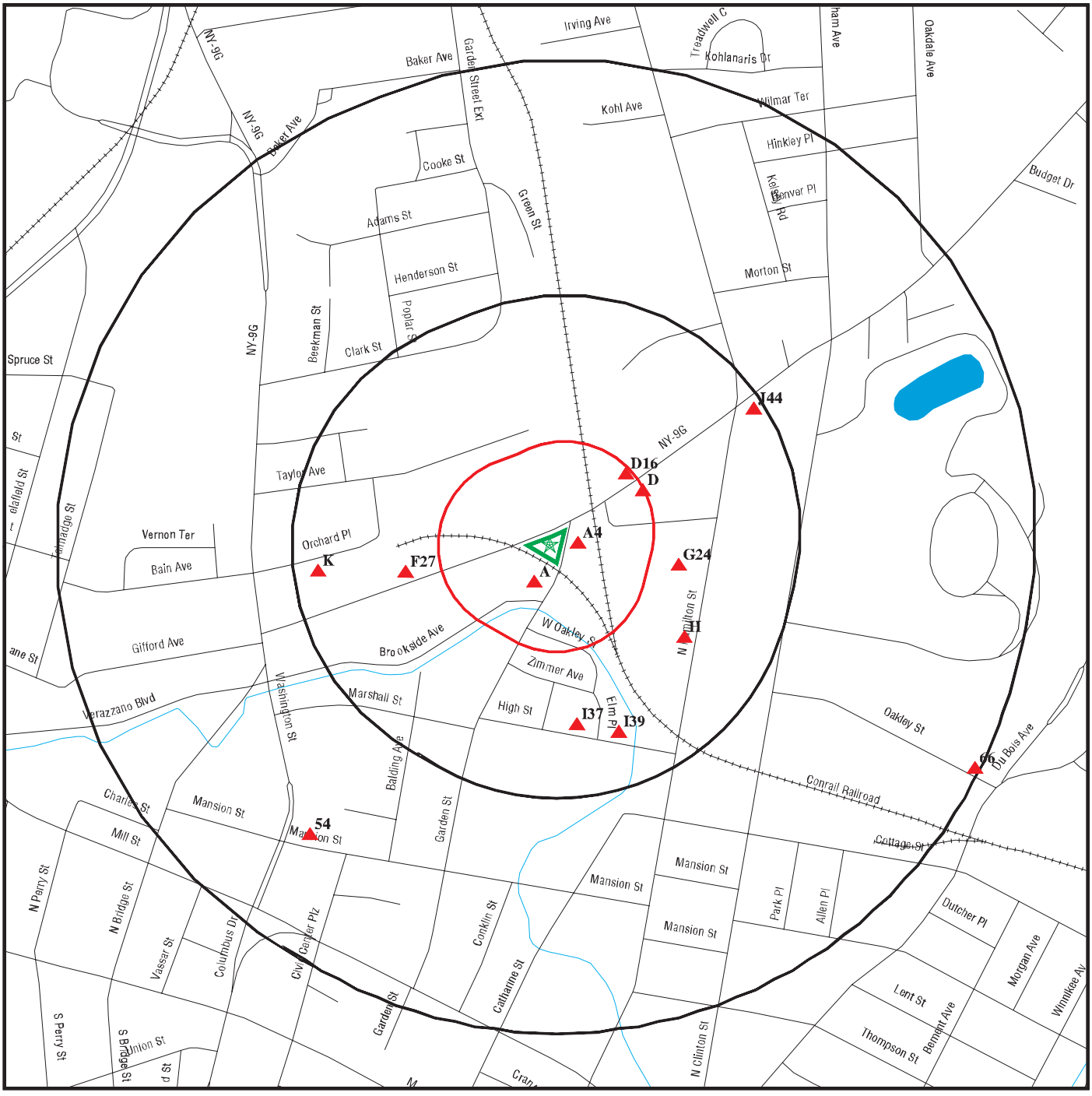
Indian Reservations BIA

Environmental FirstSearch

0.500 Mile Radius

ASTM MAP: RCRAGEN, ERNS, UST, FED IC/EC, METH LABS

164 GARDEN STREET POUGHKEEPSIE, NY 12601



Black Rings Represent Qtr. Mile Radius; **Red Ring Represents 500 ft. Radius**

★ **Target Property (Latitude: 41.711742 Longitude: 73.923574)**

▲ **Identified Sites**

National Priority List Sites

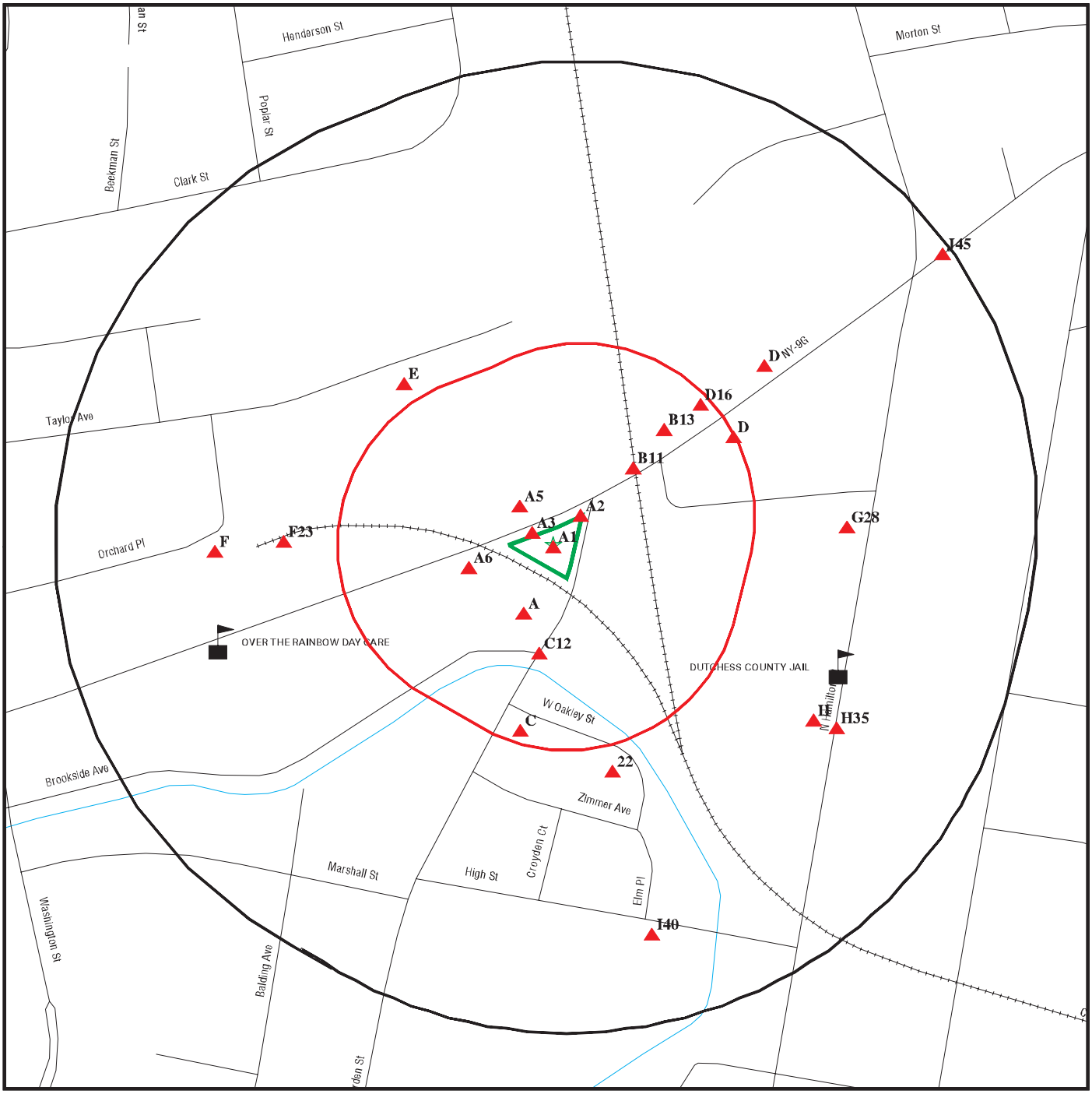
Indian Reservations BIA

19-10-02.17:59:39.Wed

Environmental FirstSearch

0.25 Mile Radius
Non ASTM Map, Spills, FINDS

164 GARDEN STREET POUGHKEEPSIE, NY 12601



Black Rings Represent Qtr. Mile Radius; Red Ring Represents 500 ft. Radius

★ Target Property (Latitude: 41.711742 Longitude: 73.923574)

▲ Identified Sites

Sensitive Receptors

National Priority List Sites

Indian Reservations BIA

EDR Reference Code (EDR Internal use only): 5812878.2s

19-10-02.18:00:40.Wed

Site location Map

Topo: 0.75 Mile Radius

164 GARDEN STREET POUGHKEEPSIE, NY 12601

Map Image Position: TP
Map Reference Code & Name: 5939321 Poughkeepsie
Map State(s): NY
Version Date: 2013

SECTION

D

ENVIRONMENTAL DATABASE REPORT

Project #196368
164 Garden Street
POUGHKEEPSIE, NY 12601

Inquiry Number: 5812878.2s
October 02, 2019

FirstSearch Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

Search Summary Report

TARGET SITE **164 GARDEN STREET**
POUGHKEEPSIE, NY 12601

Category	Sel	Site	1/8	1/4	1/2	> 1/2	ZIP	TOTALS
NPL	Y	0	0	0	0	1	0	1
NPL Delisted	Y	0	0	0	0	0	0	0
CERCLIS	Y	0	0	0	1	-	0	1
NFRAP	Y	0	0	1	0	-	3	4
RCRA COR ACT	Y	0	0	0	0	1	0	1
RCRA TSD	Y	0	0	0	0	-	0	0
RCRA GEN	Y	0	1	1	-	-	0	2
Federal IC / EC	Y	0	0	0	0	-	0	0
ERNS	Y	0	-	-	-	-	0	0
State/Tribal CERCLIS	Y	0	0	1	2	6	4	13
State/Tribal SWL	Y	0	0	0	0	-	0	0
State/Tribal LTANKS	Y	0	1	4	17	-	0	22
State/Tribal Tanks	Y	0	5	11	-	-	0	16
State/Tribal IC / EC	Y	0	0	2	-	-	0	2
State/Tribal VCP	Y	0	0	0	0	-	0	0
ST/Tribal Brownfields	Y	0	0	2	0	-	0	2
US Brownfields	Y	0	0	0	1	-	0	1
Other Haz Sites	Y	0	-	-	-	-	0	0
Other Tanks	Y	0	0	0	-	-	0	0
Spills	Y	1	14	-	-	-	0	15
Other	Y	0	5	14	-	-	0	19
	- Totals --	1	26	36	21	8	7	99

Search Summary Report

TARGET SITE: **164 GARDEN STREET**
POUGHKEEPSIE, NY 12601

Category	Database	Update	Radius	Site	1/8	1/4	1/2	> 1/2	ZIP	TOTALS
NPL	NPL	07/19/2019	1.000	0	0	0	0	1	0	1
	Proposed NPL	07/19/2019	1.000	0	0	0	0	0	0	0
NPL Delisted	Delisted NPL	07/19/2019	1.000	0	0	0	0	0	0	0
CERCLIS	SEMS	07/19/2019	0.500	0	0	0	1	-	0	1
NFRAP	SEMS-ARCHIVE	07/19/2019	0.500	0	0	1	0	-	3	4
RCRA COR ACT	CORRACTS	03/25/2019	1.000	0	0	0	0	1	0	1
RCRA TSD	RCRA-TSDF	03/25/2019	0.500	0	0	0	0	-	0	0
RCRA GEN	RCRA-LQG	03/25/2019	0.250	0	0	1	-	-	0	1
	RCRA-SQG	03/25/2019	0.250	0	1	0	-	-	0	1
	RCRA-VSQG	03/25/2019	0.250	0	0	0	-	-	0	0
Federal IC / EC	US ENG CONTROLS	08/19/2019	0.500	0	0	0	0	-	0	0
	US INST CONTROL	08/19/2019	0.500	0	0	0	0	-	0	0
ERNS	ERNS	09/09/2019	TP	0	-	-	-	-	0	0
State/Tribal CERCLIS	SHWS	05/13/2019	1.000	0	0	1	2	6	4	13
State/Tribal SWL	SWF/LF	07/02/2019	0.500	0	0	0	0	-	0	0
State/Tribal LTANKS	INDIAN LUST	10/13/2018	0.500	0	0	0	0	-	0	0
	LTANKS	08/12/2019	0.500	0	1	4	17	-	0	22
	HIST LTANKS	01/01/2002	0.500	0	0	0	0	-	0	0
State/Tribal Tanks	UST	06/24/2019	0.250	0	4	4	-	-	0	8
	CBS UST	01/01/2002	0.250	0	0	0	-	-	0	0
	MOSF UST	01/01/2002	0.500	0	0	0	0	-	0	0
	CBS	06/24/2019	0.250	0	0	1	-	-	0	1
	MOSF	06/24/2019	0.500	0	0	0	0	-	0	0
	AST	06/24/2019	0.250	0	1	5	-	-	0	6
	CBS AST	01/01/2002	0.250	0	0	1	-	-	0	1
	MOSF AST	01/01/2002	0.500	0	0	0	0	-	0	0
	INDIAN UST	10/03/2018	0.250	0	0	0	-	-	0	0
	TANKS	06/24/2019	0.250	0	0	0	-	-	0	0

Search Summary Report

TARGET SITE: **164 GARDEN STREET**
POUGHKEEPSIE, NY 12601

Category	Database	Update	Radius	Site	1/8	1/4	1/2	> 1/2	ZIP	TOTALS
State/Tribal IC / EC	RES DECL	11/18/2010	0.180	0	0	0	-	-	0	0
	ENG CONTROLS	05/13/2019	0.500	0	0	1	0	-	0	1
	INST CONTROL	05/13/2019	0.500	0	0	1	0	-	0	1
State/Tribal VCP	VCP	05/13/2019	0.500	0	0	0	0	-	0	0
ST/Tribal Brownfields	BROWNFIELDS	05/13/2019	0.500	0	0	0	0	-	0	0
	ERP	05/13/2019	0.500	0	0	2	0	-	0	2
US Brownfields	US BROWNFIELDS	06/03/2019	0.500	0	0	0	1	-	0	1
Other Haz Sites	US CDL	06/11/2019	TP	0	-	-	-	-	0	0
Other Tanks	HIST UST	01/01/2002	0.250	0	0	0	-	-	0	0
	HIST AST	01/01/2002	0.250	0	0	0	-	-	0	0
Spills	HMIRS	06/24/2019	TP	0	-	-	-	-	0	0
	NY Spills	08/12/2019	0.125	1	14	-	-	-	0	15
	NY Hist Spills	01/01/2002	0.125	0	0	-	-	-	0	0
	SPILLS 90	12/14/2012	0.125	0	0	-	-	-	0	0
	SPILLS 80	11/02/2010	0.125	0	0	-	-	-	0	0
Other	RCRA NonGen / NLR	03/25/2019	0.250	0	2	6	-	-	0	8
	TSCA	12/31/2016	TP	0	-	-	-	-	0	0
	TRIS	12/31/2016	TP	0	-	-	-	-	0	0
	SSTS	09/30/2018	TP	0	-	-	-	-	0	0
	RAATS	04/17/1995	TP	0	-	-	-	-	0	0
	PRP	08/20/2019	TP	0	-	-	-	-	0	0
	PADS	03/20/2019	TP	0	-	-	-	-	0	0
	ICIS	11/18/2016	TP	0	-	-	-	-	0	0
	FTTS	04/09/2009	TP	0	-	-	-	-	0	0
	MLTS	06/20/2019	TP	0	-	-	-	-	0	0
	RADINFO	07/01/2019	TP	0	-	-	-	-	0	0
	INDIAN RESERV	12/31/2014	1.000	0	0	0	0	0	0	0
	US AIRS	10/12/2016	TP	0	-	-	-	-	0	0
	FINDS	05/03/2019	TP	0	-	-	-	-	0	0
	DRYCLEANERS	11/05/2018	0.250	0	0	1	-	-	0	1
	HSWDS	01/01/2003	0.250	0	0	0	-	-	0	0
	MANIFEST	01/01/2019	0.250	0	3	7	-	-	0	10
	SPDES	04/22/2019	0.250	0	0	0	-	-	0	0
	- Totals --			1	26	36	21	8	7	99

Site Information Report

Request Date: OCTOBER 2, 2019
Request Name: ALEXANDER FRIEDMAN
Search Type: COORD
Job Number: 196368

Target Site: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

Site Location

	Degrees (Decimal)	Degrees (Min/Sec)		UTMs
Longitude:	73.923574	73.9235740 - 73° 55' 24.86''	Easting:	589551.3
Latitude:	41.711742	41.7117420 - 41° 42' 42.27''	Northing:	4618118.5
Elevation:	164 ft. above sea level		Zone:	Zone 18

Demographics

Sites: 92 **Non-Geocoded:** 7 **Population:** N/A

RADON

Federal EPA Radon Zone for DUTCHESS County: 1

Note: Zone 1 indoor average level > 4 pCi/L.
: Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.
: Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for DUTCHESS COUNTY, NY

Number of sites tested: 186

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area	1.690 pCi/L	80%	20%	0%
Basement	3.630 pCi/L	56%	38%	6%

State Database: NY Radon

Radon Test Results

County	Town	Num Tests	Avg Result	Geo Mean	Max Result

Site Information Report

RADON

DUTCHESS	FISHKILL	129	4.88	2.87	31.3
DUTCHESS	HYDE PARK	215	6.22	4.29	33.3
DUTCHESS	LA GRANGE	231	8.59	4.84	135.2
DUTCHESS	MILAN	18	7.69	5.14	29.1
DUTCHESS	NORTHEAST	16	9.1	4.91	30.2
DUTCHESS	PAWLING	67	4.58	2.95	27.8
DUTCHESS	PINE PLAINS	40	16.05	8.57	69.1
DUTCHESS	PLEASANT VALLEY	131	9.07	5.59	36.6
DUTCHESS	POUGHKEEPSIE	1,078	5.51	3.42	96.4
DUTCHESS	RED HOOK	133	7.57	4.03	120.9
DUTCHESS	RHINEBECK	123	6.55	4.38	34.9
DUTCHESS	STANFORD	56	8.29	4.86	57.5
DUTCHESS	UNION VALE	57	10.31	6.06	62.6
DUTCHESS	WAPPINGER	121	4.04	2.73	18.7
DUTCHESS	WASHINGTON	66	9.16	4.93	56.1
DUTCHESS	AMENIA	25	10.25	6.26	44.8
DUTCHESS	BEACON	56	4.65	2.75	21.2
DUTCHESS	BEEKMAN	95	8.97	5.37	86.2
DUTCHESS	CLINTON	65	9.26	5.55	66.4
DUTCHESS	DOVER	34	10.44	4.98	49.9
DUTCHESS	E. FISHKILL	345	7.61	4.62	71.6

Target Site Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
A1	NY Spills --0804049 / 2008-07-31 --400888 --2008-07-08	WAREHOUSE	164 GARDEN ST POUGHKEEPSIE, NY	0.00	+ 0	1

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
Reg	NPL --202229 --NYD980763841	HUDSON RIVER PCBS	NO STREET APPLICABLE HUDSON RIVER, NY 12801	0.80 West		3
A2	NY Spills --0507432 / 2008-04-17 --352850 --2005-09-21	EXXON MOBIL KURKHILL	PARKER AVE/GARDEN STREET POUGHKEEPSIE, NY	0.00	+ 2	6
A3	MANIFEST --NYD001399120	STANDARD GAGE CO INC	70 PARKER AVE POUGHKEEPSIE, NY 12602	0.00 NW	+ 3	8
A3	RCRA NonGen / NLR --NYD001399120	STANDARD GAGE CO INC	70 PARKER AVE POUGHKEEPSIE, NY 12602	0.00 NW	+ 3	10
A4	UST	GARDEN MINI DELI, INC	163 GARDEN STREET POUGHKEEPSIE, NY 12601	0.02 East	+ 1	15
A5	RCRA NonGen / NLR --NYD013064951	EISNER BROS SCRAP METAL	67 PARKER AVE POUGHKEEPSIE, NY 12601	0.02 NW	+ 5	19
A6	NY Spills --1203188 / 2012-07-02 --465979 --2012-06-30	WALKWAY BRIDGE	64 PARKER AVE POUGHKEEPSIE, NY	0.03 WSW	+ 7	22
A7	NY Spills --1810705 / Not Reported --581611 --2018-12-20	COMMERICAL	154 GARDEN ST POUGHKEEPSIE, NY	0.03 SSW	- 4	24
A8	UST	EFFRON FUEL OIL CO DIV OF MEEN	154 GARDEN STREET POUGHKEEPSIE, NY 12601	0.03 SSW	- 4	26
A9	AST --3-074411	EFFRON FUEL OIL CO DIV OF MEEN	154 GARDEN STREET POUGHKEEPSIE, NY 12601	0.03 SSW	- 4	30
A10	NY Spills --0612220 / 2007-02-06 --9503715 / 2008-04-01 --377026 --214819 --2007-02-06 --1995-06-26	EFFRON OIL FACILITY	154 GARDEN STREET POUGHKEEPSIE, NY	0.03 SSW	- 4	35

*Additional key fields are available in the Map Findings section

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
A10	LTANKS --8701453 / 1987-05-29 --8807115 / 1988-11-28 --331198 --132338 --1987-05-21 --1988-11-28 *Additional key fields are available in the Map Findings section	EFFRON OIL FACILITY	154 GARDEN STREET POUGHKEEPSIE, NY	0.03 SSW	- 4	38
B11	NY Spills --9200676 / 1995-02-14 --162854 --1992-04-10	LOMASNEY COMBUSTION INC.	99 PARKER AVE POUGHKEEPSIE, NY	0.04 NE	+ 2	41
C12	NY Spills --9805279 / 1998-07-29 --160088 --1998-07-28	WAP. CREEK	GARDEN ST & BROOKSIDE AVE POUGHKEEPSIE, NY	0.04 South	- 6	43
B13	NY Spills --0407776 / 2004-12-27 --332318 --2004-10-13	RESIDENCE	105 PARKER AVE POUGHKEEPSIE, NY	0.07 NE	+ 2	45
C14	NY Spills --1810704 / Not Reported --581610 --2018-12-20	COMMERICAL	143 GARDEN ST POUGHKEEPSIE, NY	0.09 South	+ 0	47
C15	NY Spills --9415454 / 1995-03-07 --313193 --1995-02-25	EFFRON FUEL	143 GARDEN STREET POUGHKEEPSIE, NY	0.09 South	+ 0	49
D16	NY Spills --0706310 / 2007-09-05 --1215414 / 2015-03-27 --0409564 / Not Reported --386805 --478715 --334333 *Additional key fields are available in the Map Findings section	DUTCHESS BANDAG INC	107 PARKER AVE POUGHKEEPSIE, NY 12601	0.09 NE	+ 3	51
D16	UST	DUTCHESS BANDAG INC	107 PARKER AVE POUGHKEEPSIE, NY 12601	0.09 NE	+ 3	56

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
D17	MANIFEST --NYD987039609	JAMES L TAYLOR COMPANIES	108 PARKER AVE POUGHKEEPSIE, NY 12601	0.09 ENE	+ 3	60
D18	MANIFEST --NYD987039609	JAMES L TAYLOR MFG CO	108 PARKER AVE POUGHKEEPSIE, NY 12602	0.09 ENE	+ 3	63
D18	RCRA-SQG --NYD987039609	JAMES L TAYLOR MFG CO	108 PARKER AVE POUGHKEEPSIE, NY 12602	0.09 ENE	+ 3	65
D19	UST	JAMES L TAYLOR MFG CO	108-128 PARKER AVE POUGHKEEPSIE, NY 12602	0.09 ENE	+ 3	68
E20	NY Spills --0010876 / 2001-01-04 --249990 --2001-01-01	FIRE @ 61 TAYLOR AVE.	61 TAYLOR AVE POUGHKEEPSIE, NY	0.11 NW	+ 4	71
E21	NY Spills --0010890 / 2001-01-04 --122035 --2001-01-01	FIRE @ 59 TAYLOR AVE.	59 TAYLOR AVE POUGHKEEPSIE, NY	0.11 NW	+ 4	73
22	NY Spills --1609398 / 2017-02-22 --538183 --2017-01-10	9 WEST OAKLEY STREET	9 WEST OAKLEY STREET POUGHKEEPSIE, NY	0.11 SSE	- 5	74
F23	NY Spills --0913267 / 2010-03-17 --426201 --2010-03-17	BROWN PLUM: STREAM INTO HUDSON	61 PARKER AVE POUGHKEEPSIE, NY	0.12 West	+ 15	76
G24	UST	(FORMER) HAMILTON REPRODUCTION	NORTH HAMILTON STREET POUGHKEEPSIE, NY 12601	0.13 East	+ 7	78
D25	MANIFEST --NYD986893659	NORTHSIDE AUTO REPAIR	117 PARKER AVE POUGHKEEPSIE, NY 12601	0.13 NE	+ 4	81
D25	RCRA NonGen / NLR --NYD986893659	NORTHSIDE AUTO REPAIR	117 PARKER AVE POUGHKEEPSIE, NY 12601	0.13 NE	+ 4	83

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
D26	MANIFEST --NYD982542086	NORTHSIDE AUTO REPAIR	117 PARKER AVE POUGHKEEPSIE, NY 12601	0.13 NE	+ 4	86
D26	RCRA NonGen / NLR --NYD982542086	NORTHSIDE AUTO REPAIR	117 PARKER AVE POUGHKEEPSIE, NY 12601	0.13 NE	+ 4	88
F27	AST --3-602237	MAVIS TIRE SUPPLY LLC	37 PARKER AVENUE POUGHKEEPSIE, NY 12601	0.13 West	+ 11	91
G28	MANIFEST --NYR000048017	POUGHKEEPSIE CITY HAMILTON REP	182 N HAMILTON ST POUGHKEEPSIE, NY 12601	0.15 East	+ 5	96
G28	RCRA NonGen / NLR --NYR000048017	POUGHKEEPSIE CITY HAMILTON REP	182 N HAMILTON ST POUGHKEEPSIE, NY 12601	0.15 East	+ 5	98
G29	ERP --58038	FORMER HAMILTON REPRODUCTION	166-186 NORTH HAMILTON ST POUGHKEEPSIE (C), NY 12601	0.15 ESE	+ 10	101
G29	INST CONTROL --58038	FORMER HAMILTON REPRODUCTION	166-186 NORTH HAMILTON ST POUGHKEEPSIE (C), NY 12601	0.15 ESE	+ 10	102
G29	ENG CONTROLS --58038	FORMER HAMILTON REPRODUCTION	166-186 NORTH HAMILTON ST POUGHKEEPSIE (C), NY 12601	0.15 ESE	+ 10	117
H30	MANIFEST --NYR000153403	DUTCHESS COUNTY SHERIFF CAMPUS	150 N HAMILTON ST POUGHKEEPSIE, NY 12601	0.16 SE	+ 8	120
H30	RCRA-LQG --NYR000153403	DUTCHESS COUNTY SHERIFF CAMPUS	150 N HAMILTON ST POUGHKEEPSIE, NY 12601	0.16 SE	+ 8	122
H31	AST --3-178780	DUTCHESS COUNTY JAIL	150 NORTH HAMILTON STREET POUGHKEEPSIE, NY 12601	0.16 SE	+ 8	125
H32	UST	DUTCHESS COUNTY JAIL	150 NORTH HAMILTON STREET POUGHKEEPSIE, NY 12601	0.16 SE	+ 8	129
F33	MANIFEST --NYD071091292	ORCHARD PLACE (QUAL KROM)	28 ORCHARD PLACE POUGHKEEPSIE, NY 12601	0.16 West	+ 16	133

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
F33	RCRA NonGen / NLR --NYD071091292	ORCHARD PLACE (QUAL KROM)	28 ORCHARD PLACE POUGHKEEPSIE, NY 12601	0.16 West	+ 16	135
F33	SEMS-ARCHIVE --0204040 --NYD071091292	ORCHARD PLACE (QUAL KROM)	28 ORCHARD PLACE POUGHKEEPSIE, NY 12601	0.16 West	+ 16	139
F34	ERP --58075	QUAL KROM POUGHKEEPSIE	28 ORCHARD PLACE POUGHKEEPSIE, NY 12602	0.16 West	+ 16	141
F34	SHWS --335223	QUAL KROM POUGHKEEPSIE	28 ORCHARD PLACE POUGHKEEPSIE, NY 12602	0.16 West	+ 16	142
H35	MANIFEST --NYR000075002	POUGHKEEPSIE CTY OF HAMILTON R	166-168 N HAMILTON ST POUGHKEEPSIE, NY 12601	0.17 ESE	+ 7	144
H35	RCRA NonGen / NLR --NYR000075002	POUGHKEEPSIE CTY OF HAMILTON R	166-168 N HAMILTON ST POUGHKEEPSIE, NY 12601	0.17 ESE	+ 7	146
G36	LTANKS --8403059 / 1985-02-08 --272568 --1985-02-08	D C JAIL	159 N HAMILTON ST POUGHKEEPSIE, NY	0.17 East	+ 11	148
I37	AST --3-601743	HIGH STREET OFFICE BUILDING	27 HIGH STREET POUGHKEEPSIE, NY 12601	0.17 South	+ 16	150
I38	LTANKS --9714559 / 2005-04-01 --197523 --1998-03-13	BOOTH/RAINBOW	9 ELM PL POUGHKEEPSIE, NY	0.19 SSE	+ 10	153
I39	CBS AST --IN SERVICE --2 --3-000410	CITY OF POUGHKEEPSIE	35-41 HIGH ST POUGHKEEPSIE, NY 12601	0.19 SSE	- 4	155
I39	CBS --Unregulated/Closed --3-000410	CITY OF POUGHKEEPSIE	35-41 HIGH ST POUGHKEEPSIE, NY 12601	0.19 SSE	- 4	157

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
I40	MANIFEST --NYD980642151	IBM CORP - BLDG 991	HIGH ST POUGHKEEPSIE, NY 12603	0.20 SSE	+ 7	158
I40	RCRA NonGen / NLR --NYD980642151	IBM CORP - BLDG 991	HIGH ST POUGHKEEPSIE, NY 12603	0.20 SSE	+ 7	160
I40	LTANKS --8700673 / 1987-05-20 --104752 --1987-04-23	IBM CORP - BLDG 991	HIGH ST POUGHKEEPSIE, NY 12603	0.20 SSE	+ 7	163
J41	LTANKS --0611820 / 2007-01-25 --376541 --2007-01-25	CITGO	PARKER/HAMILITON POUGHKEEPSIE, NY	0.21 NE	+ 6	165
K42	UST	POUGHKEEPSIE IRON FABRICATORS	6 ORCHARD PLACE POUGHKEEPSIE, NY 12601	0.22 West	+ 5	167
K43	AST --3-016721	POUGHKEEPSIE IRON FABRICATORS	6 ORCHARD PLACE POUGHKEEPSIE, NY 12601	0.22 West	+ 5	171
J44	AST --3-410756	PARKER AVE. CITGO	150 PARKER AVENUE POUGHKEEPSIE, NY 12601	0.24 NE	+ 9	174
J44	UST	PARKER AVE. CITGO	150 PARKER AVENUE POUGHKEEPSIE, NY 12601	0.24 NE	+ 9	177
J45	DRYCLEANERS --3-1346-00206	FAIRVIEW CLEANERS	151 PARKER AVENUE,PARKER& POUGHKEEPSIE, NY 12601	0.24 NE	+ 10	185
46	LTANKS --0503778 / 2007-02-26 --348460 --2005-06-27	COYLE RENTAL UNIT	2 POPLAR ST POUGHKEEPSIE, NY	0.27 NNW	+ 7	186
47	LTANKS --0601464 / 2006-05-09 --0512986 / 2006-06-30 --363703 --359391 --2006-05-09 --2006-02-09 *Additional key fields are available in the Map Findings section	GELLERT&KLEIN/WISE LAW OFFICE	75 WASHINGTON STREET POUGHKEEPSIE, NY	0.33 SW	+ 8	188

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
L48	LTANKS --0507690 / 2005-09-27 --353146 --2005-09-27	PARKER AVE EXTRA	PARKER AVE/NORTH CLINTON POUGHKEEPSIE, NY	0.34 NE	+ 31	191
49	LTANKS --9111165 / 1992-01-30 --143612 --1992-01-22	KOWALSKI RESIDENCE	40 ADAMS STREET POUGHKEEPSIE, NY	0.34 NNW	+ 14	193
50	LTANKS --8808402 / 1989-02-01 --154877 --1989-01-21	SOMELLIE	145 WASHTINGTON STREET POUGHKEEPSIE, NY	0.35 WNW	+ 6	195
L51	LTANKS --1704423 / Not Reported --556665 --2017-08-03	HUDSON VALLEY EXTRA MART	223 NORTH CLINTON ST POUGHKEEPSIE, NY	0.36 NE	+ 39	197
52	LTANKS --9207851 / 1992-10-12 --296056 --1992-10-07	5FB MORSE SCHOOL	104 MANSION STREET POUGHKEEPSIE, NY	0.36 SSW	+ 8	203
53	LTANKS --0513989 / 2006-05-12 --360586 --2006-03-01	BENSON RES.: SUBSLAB; N/F: POW	32 BEEKMAN ST POUGHKEEPSIE, NY	0.37 NW	+ 5	205
54	LTANKS --9213330 / 1993-04-12 --117252 --1993-03-02	MOBIL	55 WASHINGTON STREET POUGHKEEPSIE, NY 12601	0.38 SW	+ 11	207
55	LTANKS --1200540 / 2013-12-09 --463172 --2012-04-18	CATHERINE ST COMM CTR.: 2K UST	69 CATHERINE ST POUGHKEEPSIE, NY	0.39 South	+ 4	209
56	LTANKS --0106607 / 2001-09-26 --89001 --2001-09-25	POLE #26566	30 BAIN AVE POUGHKEEPSIE, NY	0.39 West	- 14	211

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
57	SHWS --502049	HRH LEAD ABATEMENT SITE	55 GARDEN STREET POUGHKEEPSIE, NY 12601	0.42 SSW	+ 17	213
58	LTANKS --0608092 / 2006-11-07 --371967 --2006-10-16	CITY OF POK.PARKING GARAGE	61 CIVIC CENTER PLAZA POUGHKEEPSIE, NY	0.42 SSW	+ 12	215
59	LTANKS --9705135 / 1998-01-22 --153941 --1997-07-29	A T & T	66 FAIRVIEW AVE POUGHKEEPSIE, NY	0.42 NNE	+ 14	217
60	LTANKS --9613401 / 1997-02-14 --113401 --1997-02-12	RESI: MADDEN	18 ALLEN PL POUGHKEEPSIE, NY	0.42 SE	+ 24	219
61	LTANKS --0400242 / 2004-04-20 --64266 --2004-04-08	FIRST CONGREGATIONAL CHURCH	269 MILL ST POUGHKEEPSIE, NY	0.44 SSW	+ 14	221
62	US BROWNFIELDS --11877	SOUTHERN WATERFRONT INDUSTRIAL	PROPSECT STREET POUGHKEEPSIE, NY 12601	0.44 SW	+ 2	223
63	LTANKS --0412848 / 2005-09-17 --338454 --2005-03-08	COTTER, N/F: SKOVAN	46 KELSEY RD POUGHKEEPSIE, NY	0.46 NNE	+ 34	227
M64	SHWS --55984 --Significant threat to the public health or environment - action required.	SCHATZ PLANT	70 FAIRVIEW AVENUE POUGHKEEPSIE, NY 12601	0.48 NNE	+ 14	229
M65	SEMS --0202799 --NYD982531246	SCHATZ PLANT	70 FAIRVIEW AVENUE POUGHKEEPSIE, NY 12601	0.48 NNE	+ 14	233
66	LTANKS --9309686 / 1996-02-20 --315104 --1993-11-10	NAVAL RESERVE CENTER	75 OAKLEY ST POUGHKEEPSIE, NY 12601	0.49 ESE	+ 35	235

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
67	SHWS --57803	ARBORIO CONSTRUCTION	35 WEST CEDAR STREET POUGHKEEPSIE, NY 12601	0.60 NNW	- 16	237
68	SHWS --535046	21 ACADEMY STREET	21 ACADEMY STREET POUGHKEEPSIE, NY 12601	0.67 South	+ 15	240
69	CORRACTS --NYD089103840	JAMES BURN INT'L DIV. OF STAND	205 COTTAGE ST. POUGHKEEPSIE, NY 12602	0.73 SE	+ 16	242
70	SHWS --55989	A.C. DUTTON LUMBER CO.	1 HOFFMAN ST. POUGHKEEPSIE, NY 12601	0.74 West	- 112	243
71	SHWS --55977	GREAT EASTERN LITHOGRAPHIC CO.	46 VIOLET AVENUE POUGHKEEPSIE, NY 12601	0.76 NE	+ 63	245
72	SHWS --58948	FORMER WESTERN PUBLISHING SITE	95 NORTH STREET POUGHKEEPSIE, NY 12601	0.78 NNW	- 55	248
73	SHWS --55997 --Significant threat to the public health or environment - action required.	FORMER DUSO CHEMICAL	33 FULTON STREET POUGHKEEPSIE, NY 12601	0.85 NNW	- 46	250

Sites Summary Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

TOTAL: 99 GEOCODED: 92 NON GEOCODED: 7

Map ID	DB Type --ID/Status	Site Name	Address	Dist/Dir	ElevDiff	Page No.
	SEMS-ARCHIVE --0202109 --NYD980535447	VANDEWATER PROP	DUTCHESS TKP-NORTH OF 44 POUGHKEEPSIE, NY 12603	NON GC	N/A	N/A
	SHWS --55979	CH - POUGHKEEPSIE MGP LAUREL S	LAUREL STREET POUGHKEEPSIE, NY 12601	NON GC	N/A	N/A
	SEMS-ARCHIVE --0201563 --NYD054011382	TAU LABS	PAGE INDUSTRIAL PARK BLDG POUGHKEEPSIE, NY 12601	NON GC	N/A	N/A
	SHWS --55982	VASSAR COLLEGE	VASSAR COLLEGE POUGHKEEPSIE, NY 12601	NON GC	N/A	N/A
	SHWS --55955	BERNCOLORS DYE CO.	NORTH WATER STREET POUGHKEEPSIE, NY 12601	NON GC	N/A	N/A
	SHWS --55981	CH - POUGHKEEPSIE MGP-WATER ST	NORTH WATER STREET POUGHKEEPSIE, NY 12601	NON GC	N/A	N/A
	SEMS-ARCHIVE --0202140 --NYD980641583	CENTRAL HUDSON G & E CORP	NORTH WATER ST POUGHKEEPSIE, NY 12601	NON GC	N/A	N/A

Site Detail Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

NY Spills

EDR ID: S109206035 **DIST/DIR:** 0.000 **ELEVATION:** 164 **MAP ID:** A1

NAME: WAREHOUSE
ADDRESS: 164 GARDEN ST
POUGHKEEPSIE, NY
DUTCHESS
SOURCE: NY Department of Environmental Conservation

Rev: 08/12/2019
ID/Status: 0804049 / 2008-07-31
ID/Status: 400888
ID/Status: 2008-07-08

SPILLS:
Name: WAREHOUSE
Address: 164 GARDEN ST
City,State,Zip: POUGHKEEPSIE, NY
Spill Number/Closed Date: 0804049 / 2008-07-31
Facility ID: 0804049
Facility Type: ER
DER Facility ID: 350158
Site ID: 400888
DEC Region: 3
Spill Cause: Equipment Failure
Spill Class: C4
SWIS: 1446
Spill Date: 2008-07-08
Investigator: VPMCCABE
Referred To: Not reported
Reported to Dept: 2008-07-08
CID: 408
Water Affected: Not reported
Spill Source: Commercial/Industrial
Spill Notifier: Other
Cleanup Ceased: Not reported
Cleanup Meets Std: False
Last Inspection: Not reported
Recommended Penalty: False
UST Trust: Not reported
Remediation Phase: 0
Date Entered In Computer: 2008-07-08
Spill Record Last Update: 2008-09-24
Spiller Name: Not reported
Spiller Company: WAREHOUSE
Spiller Address: 164 GARDEN ST
Spiller Company: 001
Contact Name: ECO SYSTEM
DEC Memo: "7/22/08: 3X UST: #2 - 550 & 2X 1K - OLD PAPER MILL/FACTORY - 550 UST WITH LEAKAGE - 1K UST WITH HOLE; CONTAMINATION - 1KUST NO PROBLEM ID -- 16 TON IMPACTED SOIL REMOVED/DISPOSED. Based on the data contained in the 7/30/08 Tank Closure Site Assessment and Spill File Closure Report prepared by Ecosysytems Strategies, no further action is required. mm"
Remarks: "leaking ust;"

All Materials:
Site ID: 400888
Operable Unit ID: 1157700

- Continued on next page -

Site Detail Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

NY Spills

EDR ID: S109206035 **DIST/DIR:** 0.000 **ELEVATION:** 164 **MAP ID:** A1

NAME: WAREHOUSE
ADDRESS: 164 GARDEN ST
POUGHKEEPSIE, NY
DUTCHESS
SOURCE: NY Department of Environmental Conservation

Rev: 08/12/2019
ID/Status: 0804049 / 2008-07-31
ID/Status: 400888
ID/Status: 2008-07-08

Operable Unit: 01
Material ID: 2148732
Material Code: 0001A
Material Name: #2 fuel oil
Case No.: Not reported
Material FA: Petroleum
Quantity: Not reported
Units: G
Recovered: .00
Oxygenate: Not reported

Site Detail Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

NPL

EDR ID: 1000384273 **DIST/DIR:** 0.795 West **ELEVATION:** **MAP ID:** 0

NAME: HUDSON RIVER PCBS
ADDRESS: NO STREET APPLICABLE
HUDSON RIVER, NY 12801
WASHINGTON
SOURCE: US EPA

Rev: 07/19/2019
ID/Status: 202229
ID/Status: NYD980763841

NPL:
Name: HUDSON RIVER PCBS
Address: NO STREET APPLICABLE
City,State,Zip: HUDSON RIVER, NY 12871
EPA ID: NYD980763841
EPA Region: 2
Federal: N
Final Date: 1984-09-21 00:00:00
Site ID: 202229
Latitude: 43.110199999999999
Site Score: 54.659999999999997
Longitude: -73.576499999999996

NPL:
EPA ID: NYD980763841
NPL Status: Currently on the Final NPL
Category Description: Depth To Aquifer-<= 10 Feet
Category Value: 0

EPA ID: NYD980763841
NPL Status: Currently on the Final NPL
Category Description: Distance To Nearest Population-> 0 And <= 1/4 Mile
Category Value: 10

NPL:
EPA ID: NYD980763841
Site ID: 0202229
Site Status: F
Federal Site: N
EPA Region: 02
Date Proposed: 09/08/83
Date Deleted: Not reported
Date Finalized: 09/21/84

NPL:
EPA ID: NYD980763841
NPL Status: Currently on the Final NPL
Substance ID: Not reported
Substance: Not reported
CAS #: Not reported
Pathway: Not reported
Scoring: Not reported

EPA ID: NYD980763841

- Continued on next page -

Site Detail Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

NPL

EDR ID: 1000384273 **DIST/DIR:** 0.795 West **ELEVATION:** **MAP ID:** 0

NAME: HUDSON RIVER PCBS
ADDRESS: NO STREET APPLICABLE
HUDSON RIVER, NY 12801
WASHINGTON
SOURCE: US EPA

Rev: 07/19/2019
ID/Status: 202229
ID/Status: NYD980763841

NPL Status: Currently on the Final NPL
Substance ID: A046
Substance: POLYCHLORINATED BIPHENYLS
CAS #: 1336-36-3
Pathway: AIR PATHWAY
Scoring: 4

EPA ID: NYD980763841
NPL Status: Currently on the Final NPL
Substance ID: A046
Substance: POLYCHLORINATED BIPHENYLS
CAS #: 1336-36-3
Pathway: SURFACE WATER PATHWAY
Scoring: 4

NPL:
EPA ID: NYD980763841
Summary: Conditions at listing September 1983): The Hudson River PCBs Site is a 40-mile stretch of the Hudson River between Mechanicville and Fort Edward, New York. General Electric Co. discharged an estimated l.l million pounds of PCBs into this st

EPA ID: NYD980763841
Summary: retch of river. The State has identified 40 hot spots, defined as sediments contaminated with greater than 50 parts per million ppm) of PCBs. Also included in the site are five remnant areas, which are river sediments exposed when the

EPA ID: NYD980763841
Summary: level of the river was lowered due to removal of the Fort Edward Dam. The State has taken initial measures to stabili e the remnant areas from erosion. In September 1980, Congress passed an amendment to the Clean Water Act CWA) that inc

EPA ID: NYD980763841
Summary: luded the Hudson River PCB Reclamation Demonstration Project. Under this legislation, the EPA Administrator could authori e a 75 percent grant, not to exceed 20 million. EPA issued a final Environmental Impact Statement in October 1982 evalu

EPA ID: NYD980763841
Summary: ating various dredging alternatives for a demonstration project. EPA has prepared a feasibility study to evaluate alternative remedial actions under CERCLA. The Administrator has determined that CERCLA

- Continued on next page -

Site Detail Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

NPL

EDR ID: 1000384273 **DIST/DIR:** 0.795 West **ELEVATION:** **MAP ID:** 0

NAME: HUDSON RIVER PCBS
ADDRESS: NO STREET APPLICABLE
HUDSON RIVER, NY 12801
WASHINGTON
SOURCE: US EPA

Rev: 07/19/2019
ID/Status: 202229
ID/Status: NYD980763841

funds may be used for remedial action at

EPA ID: NYD980763841
Summary: the remnant areas and for evaluating the effectiveness of the water supply system at Waterford, New York. Status June 1984): EPA has completed a draft feasibility study identifying alternatives for remedial action. A search for parties

EPA ID: NYD980763841
Summary: potentially responsible for wastes associated with the site has been completed, and EPA has sent letters to two potentially responsible parties notifying them of possible legal action under CERCLA.

NPL:
EPA ID: NYD980763841
NPL Status: Final
Proposed Date: 09/08/1983
Final Date: 09/21/1984
Deleted Date: Not reported

NPL:
EPA ID: NYD980763841
NPL Name: HUDSON RIVER PCBS

Site Detail Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

NY Spills

EDR ID: S107410132 **DIST/DIR:** 0.000 **ELEVATION:** 166 **MAP ID:** A2

NAME: EXXON MOBIL KURKHILL
ADDRESS: PARKER AVE/GARDEN STREET
POUGHKEEPSIE, NY
DUTCHESS
SOURCE: NY Department of Environmental Conservation

Rev: 08/12/2019
ID/Status: 0507432 / 2008-04-17
ID/Status: 352850
ID/Status: 2005-09-21

SPILLS:
Name: EXXON MOBIL KURKHILL
Address: PARKER AVE/GARDEN STREET
City,State,Zip: POUGHKEEPSIE, NY
Spill Number/Closed Date: 0507432 / 2008-04-17
Facility ID: 0507432
Facility Type: ER
DER Facility ID: 300146
Site ID: 352850
DEC Region: 3
Spill Cause: Other
Spill Class: C3
SWIS: 1413
Spill Date: 2005-09-21
Investigator: RDBENDEL
Referred To: Not reported
Reported to Dept: 2005-09-21
CID: 444
Water Affected: Not reported
Spill Source: Gasoline Station or other PBS Facility
Spill Notifier: Tank Tester
Cleanup Ceased: Not reported
Cleanup Meets Std: False
Last Inspection: 2005-10-04
Recommended Penalty: False
UST Trust: False
Remediation Phase: 0
Date Entered In Computer: 2005-09-21
Spill Record Last Update: 2008-04-17
Spiller Name: LEW MACBRIEN
Spiller Company: EXXON M OBILE
Spiller Address: PARKER AVE/GARDEN STREET
Spiller Company: 001
Contact Name: LEW MACBRIEN
DEC Memo: "9/21/05 V.MC. SERVICE RESPONDED LAST NIGHT - LINE FAILURE: OFFLINE AT THIS TIME - IDC TO SUBMIT PROPOSAL FOR REPAIR. WILL SCHEDULE ASAP. 10/4/05 REPAIRS PENDING. NO PBS REGS ON DISPLAY. PUMP OFF LINE AT TIME OF INSPECTION. According to PBS- FIR, this tank is in compliance, no further action will be taken by spills."
Remarks: "A LINE FAILURE: WILL ISOLATE AND UNCOVER AND RETEST"

All Materials:
Site ID: 352850
Operable Unit ID: 1110323
Operable Unit: 01

- Continued on next page -

Site Detail Report

Target Property: 164 GARDEN STREET
POUGHKEEPSIE, NY 12601

JOB: 196368

NY Spills

EDR ID: S107410132 **DIST/DIR:** 0.000 **ELEVATION:** 166 **MAP ID:** A2

NAME: EXXON MOBIL KURKHILL

ADDRESS: PARKER AVE/GARDEN STREET
POUGHKEEPSIE, NY
DUTCHESS

SOURCE: NY Department of Environmental Conservation

Rev: 08/12/2019
ID/Status: 0507432 / 2008-04-17
ID/Status: 352850
ID/Status: 2005-09-21

Material ID: 2100337
Material Code: 0009
Material Name: gasoline
Case No.: Not reported
Material FA: Petroleum
Quantity: Not reported
Units: G
Recovered: .00
Oxygenate: Not reported

SECTION

E

AGENCY FILE SEARCH

Database Descriptions

NPL: NPL National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices. NPL - National Priority List Proposed NPL - Proposed National Priority List Sites.

NPL Delisted: Delisted NPL The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate. Delisted NPL - National Priority List Deletions

CERCLIS: SEMS SEMS (Superfund Enterprise Management System) tracks hazardous waste sites, potentially hazardous waste sites, and remedial activities performed in support of EPA's Superfund Program across the United States. The list was formerly know as CERCLIS, renamed to SEMS by the EPA in 2015. The list contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). This dataset also contains sites which are either proposed to or on the National Priorities List (NPL) and the sites which are in the screening and assessment phase for possible inclusion on the NPL. SEMS - Superfund Enterprise Management System

NFRAP: SEMS-ARCHIVE SEMS-ARCHIVE (Superfund Enterprise Management System Archive) tracks sites that have no further interest under the Federal Superfund Program based on available information. The list was formerly known as the CERCLIS-NFRAP, renamed to SEMS ARCHIVE by the EPA in 2015. EPA may perform a minimal level of assessment work at a site while it is archived if site conditions change and/or new information becomes available. Archived sites have been removed and archived from the inventory of SEMS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list the site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. The decision does not necessarily mean that there is no hazard associated with a given site; it only means that. based upon available information, the location is not judged to be potential NPL site. SEMS-ARCHIVE - Superfund Enterprise Management System Archive

RCRA COR ACT: CORRACTS CORRACTS identifies hazardous waste handlers with RCRA corrective action activity. CORRACTS - Corrective Action Report

RCRA TSD: RCRA-TSDF RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste. RCRA-TSDF - RCRA - Treatment, Storage and Disposal

RCRA GEN: RCRA-LQG RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month. RCRA-LQG - RCRA - Large Quantity Generators RCRA-SQG - RCRA - Small Quantity Generators. RCRA-VSQG - RCRA - Very Small Quantity Generators (Formerly Conditionally Exempt Small Quantity Generators).

Federal IC / EC: US ENG CONTROLS A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health. US ENG CONTROLS - Engineering Controls Sites List US INST CONTROL - Sites with Institutional Controls.

Database Descriptions

ERNS: ERNS Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances. ERNS - Emergency Response Notification System

State/Tribal CERCLIS: SHWS Referred to as the State Superfund Program, the Inactive Hazardous Waste Disposal Site Remedial Program is the cleanup program for inactive hazardous waste sites and now includes hazardous substance sites SHWS - Inactive Hazardous Waste Disposal Sites in New York State

State/Tribal SWL: SWF/LF Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites. SWF/LF - Facility Register

State/Tribal LTANKS: INDIAN LUST R9 INDIAN LUST R10 - Leaking Underground Storage Tanks on Indian Land. INDIAN LUST R5 - Leaking Underground Storage Tanks on Indian Land. INDIAN LUST R1 - Leaking Underground Storage Tanks on Indian Land. INDIAN LUST R7 - Leaking Underground Storage Tanks on Indian Land. INDIAN LUST R6 - Leaking Underground Storage Tanks on Indian Land. INDIAN LUST R8 - Leaking Underground Storage Tanks on Indian Land. INDIAN LUST R4 - Leaking Underground Storage Tanks on Indian Land. LUSTs on Indian land in Iowa, Kansas, and Nebraska INDIAN LUST R4 - Leaking Underground Storage Tanks on Indian Land LTANKS - Spills Information Database. HIST LTANKS - Listing of Leaking Storage Tanks.

State/Tribal Tanks: UST Facilities that have petroleum storage capacities in excess of 1,100 gallons and less than 400,000 gallons. UST - Petroleum Bulk Storage (PBS) Database CBS UST - Chemical Bulk Storage Database. MOSF UST - Major Oil Storage Facilities Database. CBS - Chemical Bulk Storage Site Listing. MOSF - Major Oil Storage Facility Site Listing. AST - Petroleum Bulk Storage. CBS AST - Chemical Bulk Storage Database. MOSF AST - Major Oil Storage Facilities Database. INDIAN UST R6 - Underground Storage Tanks on Indian Land. INDIAN UST R5 - Underground Storage Tanks on Indian Land. INDIAN UST R4 - Underground Storage Tanks on Indian Land. INDIAN UST R9 - Underground Storage Tanks on Indian Land. INDIAN UST R8 - Underground Storage Tanks on Indian Land. INDIAN UST R7 - Underground Storage Tanks on Indian Land. INDIAN UST R10 - Underground Storage Tanks on Indian Land. INDIAN UST R1 - Underground Storage Tanks on Indian Land. TANKS NASSAU - Registered Tank Database in Nassau County. TANKS - Storage Tank Faciliy Listing.

State/Tribal IC / EC: RES DECL ENV RES DECL - Environmental Restrictive Declarations. A restrictive declaration is a covenant running with the land which binds the present and future owners of the property. As a condition of certain special permits, the City Planning Commission may require an applicant to sign and record a restrictive declaration that places specified conditions on the future use and development of the property. Certain restrictive declarations are indicated by a D on zoning maps. ENV RES DECL - Restrictive Declarations Listing ENG CONTROLS - Registry of Engineering Controls. INST CONTROL - Registry of Institutional Controls.

State/Tribal VCP: VCP VCP NYC - Voluntary Cleanup Program Listing NYC. New York established its Voluntary Cleanup Program (VCP) to address the environmental, legal and financial barriers that often hinder the redevelopment and reuse of contaminated properties. The Voluntary Cleanup Program was developed to enhance private sector cleanup of brownfields by enabling parties to remediate sites using private rather than public funds and to reduce the development pressures on "greenfield" sites. VCP NYC - Voluntary Cleanup Agreements

ST/Tribal Brownfields: BROWNFIELDS A Brownfield is any real property where redevelopment or re-use may be complicated by the presence or potential presence of a hazardous waste, petroleum, pollutant, or contaminant. BROWNFIELDS - Brownfields Site List ERP - Environmental Restoration Program Listing.

US Brownfields: US BROWNFIELDS Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs. US BROWNFIELDS - A Listing of Brownfields Sites

Database Descriptions

Other Haz Sites: US CDL A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments. US CDL - Clandestine Drug Labs PFAS - PFAS Contamination Site Location Listing.

Other Tanks: SUFFOLK CO TANKS Facilities that have no tank information SUFFOLK CO TANKS - Storage Tank Database CORTLAND CO. UST - Cortland County Storage Tank Listing. WESTCHESTER CO. UST - Listing of Storage Tanks. NASSAU CO. UST - Registered Tank Database. ROCKLAND CO. UST - Petroleum Bulk Storage Database. SUFFOLK CO. UST - Storage Tank Database. NCFM UST - Storage Tank Database. HIST UST - Historical Petroleum Bulk Storage Database. CORTLAND CO. AST - Cortland County Storage Tank Listing. WESTCHESTER CO. AST - Listing of Storage Tanks. NASSAU CO. AST - Registered Tank Database. ROCKLAND CO. AST - Petroleum Bulk Storage Database. SUFFOLK CO. AST - Storage Tank Database. NCFM AST - Storage Tank Database. HIST AST - Historical Petroleum Bulk Storage Database.

Spills: HMIRS Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT. HMIRS - Hazardous Materials Information Reporting System SPILLS - Spills Information Database. HIST SPILLS - SPILLS Database. SPILLS 90 - SPILLS90 data from FirstSearch. SPILLS 80 - SPILLS80 data from FirstSearch.

Other: RCRA NonGen / NLR RCRAInfo is EPA’s comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste. RCRA NonGen / NLR - RCRA - Non Generators / No Longer Regulated FEDLAND - Federal and Indian Lands. TSCA - Toxic Substances Control Act. TRIS - Toxic Chemical Release Inventory System. SSTS - Section 7 Tracking Systems. RAATS - RCRA Administrative Action Tracking System. PRP - Potentially Responsible Parties. PADS - PCB Activity Database System. ICIS - Integrated Compliance Information System. FTTS - FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act). FTTS INSP - FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act). MLTS - Material Licensing Tracking System. RADINFO - Radiation Information Database. BRS - Biennial Reporting System. INDIAN RESERV - Indian Reservations. US AIRS (AFS) - Aerometric Information Retrieval System Facility Subsystem (AFS). US AIRS MINOR - Air Facility System Data. FINDS - Facility Index System/Facility Registry System. DRYCLEANERS - Registered Drycleaners. HSWDS - Hazardous Substance Waste Disposal Site Inventory. NY MANIFEST - Facility and Manifest Data. SPDES - State Pollutant Discharge Elimination System. COOLING TOWERS - Registered Cooling Towers.

Database Sources

NPL: EPA

Updated Quarterly

NPL Delisted: EPA

Updated Quarterly

CERCLIS: EPA

Updated Quarterly

NFRAP: EPA

Updated Quarterly

RCRA COR ACT: EPA

Updated Quarterly

RCRA TSD: Environmental Protection Agency

Updated Quarterly

RCRA GEN: Environmental Protection Agency

Updated Quarterly

Federal IC / EC: Environmental Protection Agency

Varies

ERNS: National Response Center, United States Coast Guard

Updated Quarterly

State/Tribal CERCLIS: Department of Environmental Conservation

Updated Annually

State/Tribal SWL: Department of Environmental Conservation

Updated Quarterly

State/Tribal LTANKS: EPA Region 8

Varies

State/Tribal Tanks: Department of Environmental Conservation

No Update Planned

Database Sources

State/Tribal IC / EC: NYC Department of City Planning

Varies

State/Tribal VCP: New York City Office of Environmental Protection

Varies

ST/Tribal Brownfields: Department of Environmental Conservation

Updated Semi-Annually

US Brownfields: Environmental Protection Agency

Updated Semi-Annually

Other Haz Sites: Drug Enforcement Administration

Updated Quarterly

Other Tanks: Department of Health Services

Varies

Spills: U.S. Department of Transportation

Updated Quarterly

Other: Environmental Protection Agency

Updated Quarterly

SECTION

F

SANBORN MAPS

Project #196368

164 Garden Street

POUGHKEEPSIE, NY 12601

Inquiry Number: 5812878.3

October 02, 2019

Certified Sanborn® Map Report

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

Certified Sanborn® Map Report

10/02/19

Site Name:

Project #196368
164 Garden Street
POUGHKEEPSIE, NY 12601
EDR Inquiry # 5812878.3

Client Name:

Environmental Affiliates
3 Lodi Lane
Monsey, NY 10952
Contact: ALEXANDER FRIEDMAN

The Sanborn Library has been searched by EDR and maps covering the target property location as provided by Environmental Affiliates were identified for the years listed below. The Sanborn Library is the largest, most complete collection of fire insurance maps. The collection includes maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow, and others. Only Environmental Data Resources Inc. (EDR) is authorized to grant rights for commercial reproduction of maps by the Sanborn Library LLC, the copyright holder for the collection. Results can be authenticated by visiting www.edrnet.com/sanborn.

The Sanborn Library is continually enhanced with newly identified map archives. This report accesses all maps in the collection as of the day this report was generated.

Certified Sanborn Results:

Certification # 9180-4AF0-AC73

PO # 196368

Project 196368

Maps Provided:

1990
1984
1952
1950
1913
1895
1887

Sanborn® Library search results

Certification #: 9180-4AF0-AC73

The Sanborn Library includes more than 1.2 million fire insurance maps from Sanborn, Bromley, Perris & Browne, Hopkins, Barlow and others which track historical property usage in approximately 12,000 American cities and towns. Collections searched:

- ☑ Library of Congress
- ☑ University Publications of America
- ☑ EDR Private Collection

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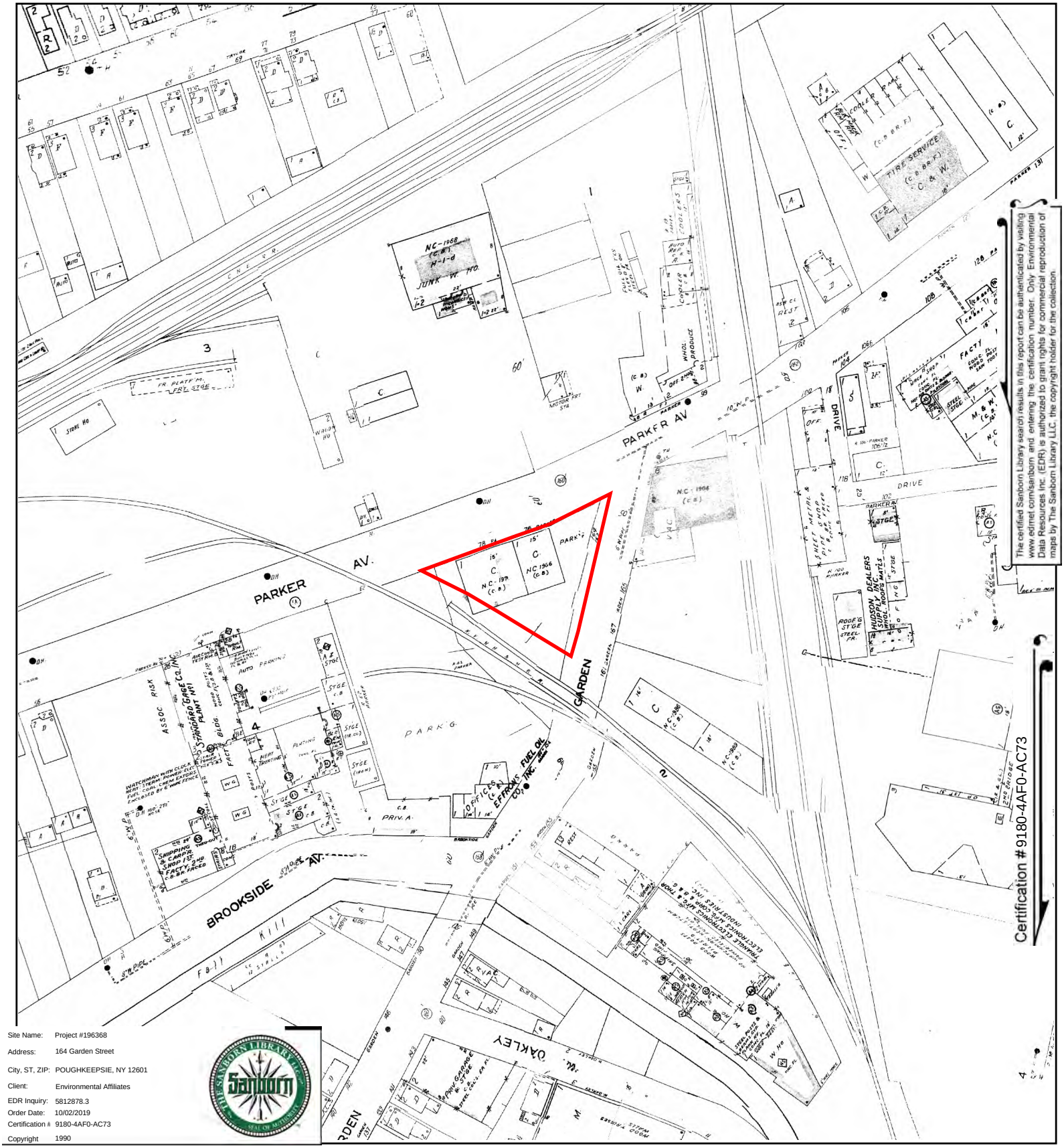

Site Name:	Project #196368
Address:	164 Garden Street
City, ST, ZIP:	POUGHKEEPSIE, NY 12601
Client:	Environmental Affiliates
EDR Inquiry:	5812878.3
Order Date:	10/02/2019
Certification #:	9180-4AF0-AC73
Copyright	1990

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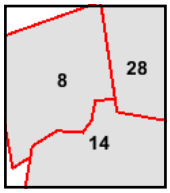

Volume 1, Sheet 28
Volume 1, Sheet 14
Volume 1, Sheet 8

0 Feet 150 300 600

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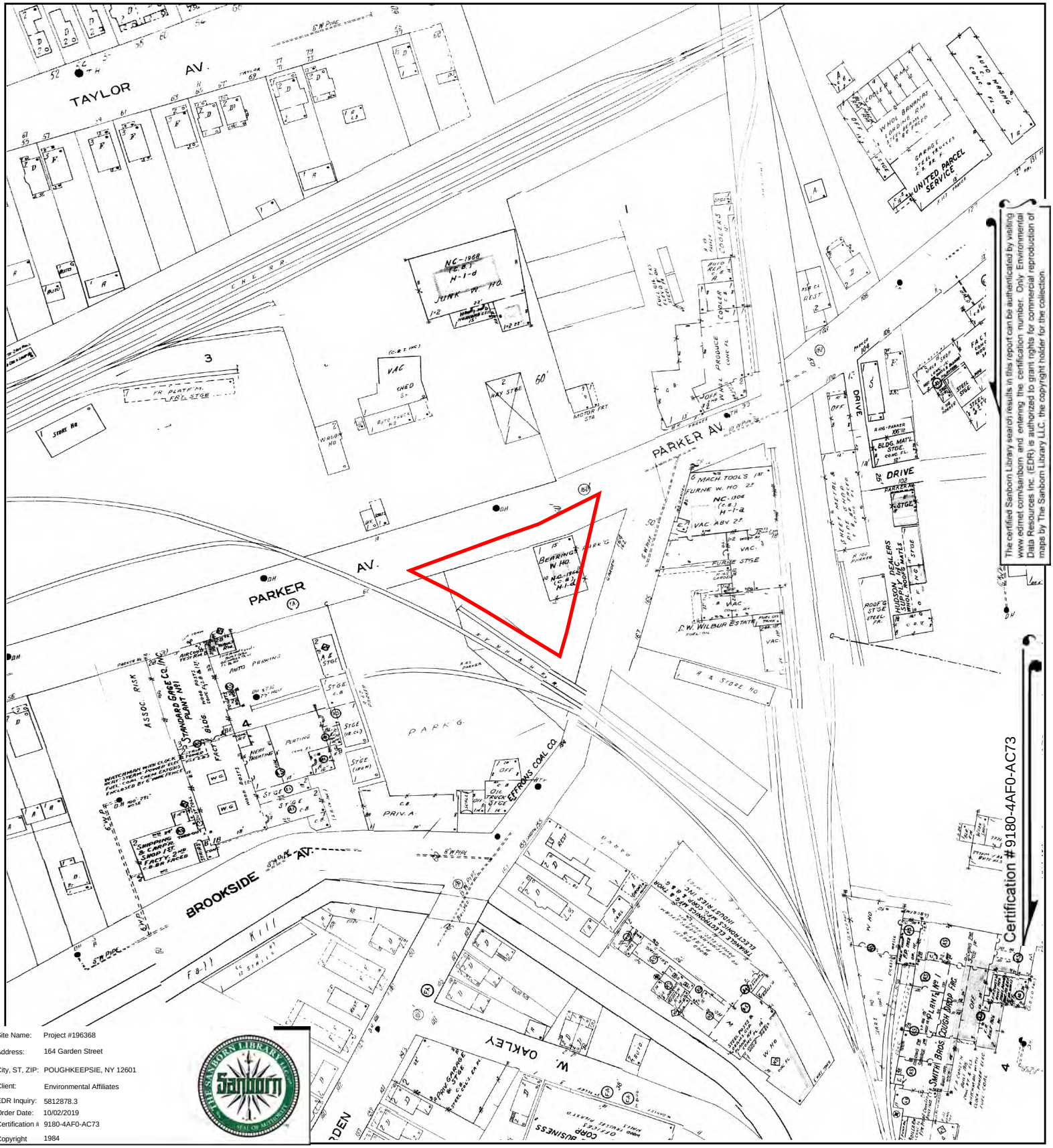

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Certification #:	9180-4AF0-AC73
Copyright	1984

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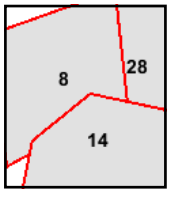

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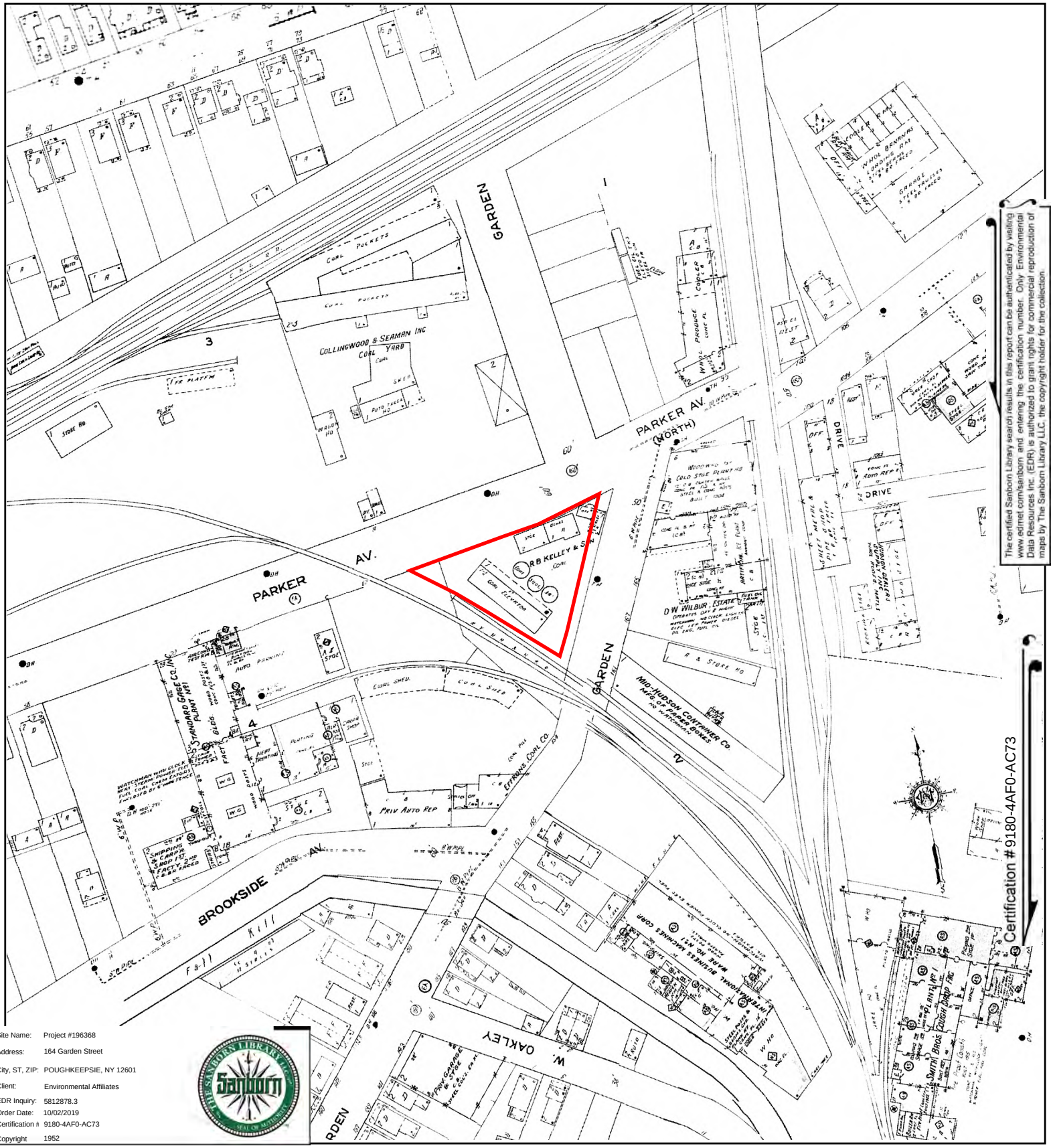

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Certification #:	9180-4AF0-AC73
Copyright	1952

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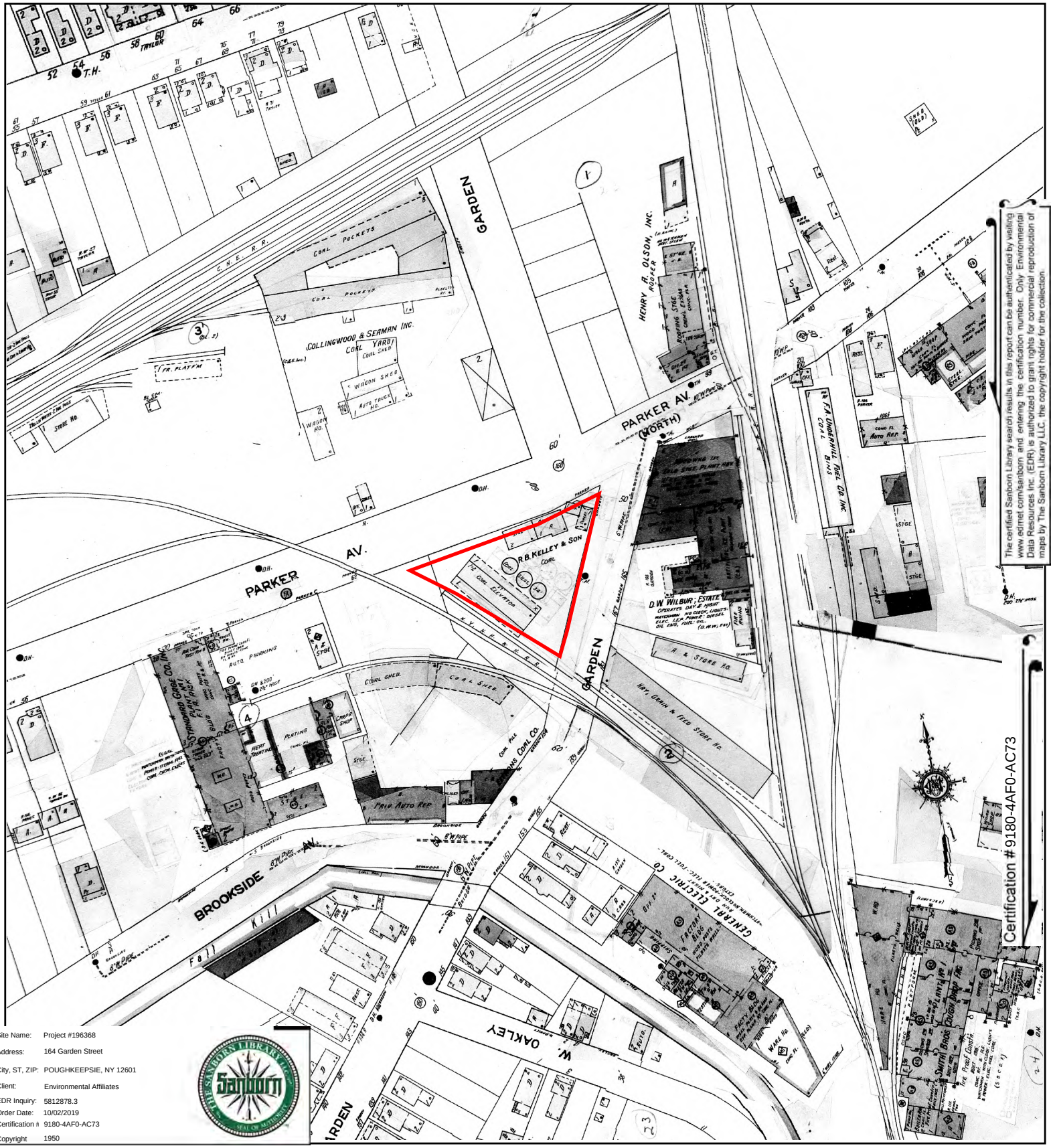

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Certification #:	9180-4AF0-AC73
Copyright	1950

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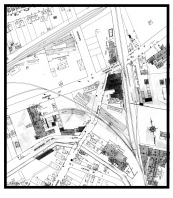

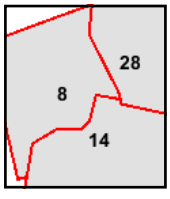

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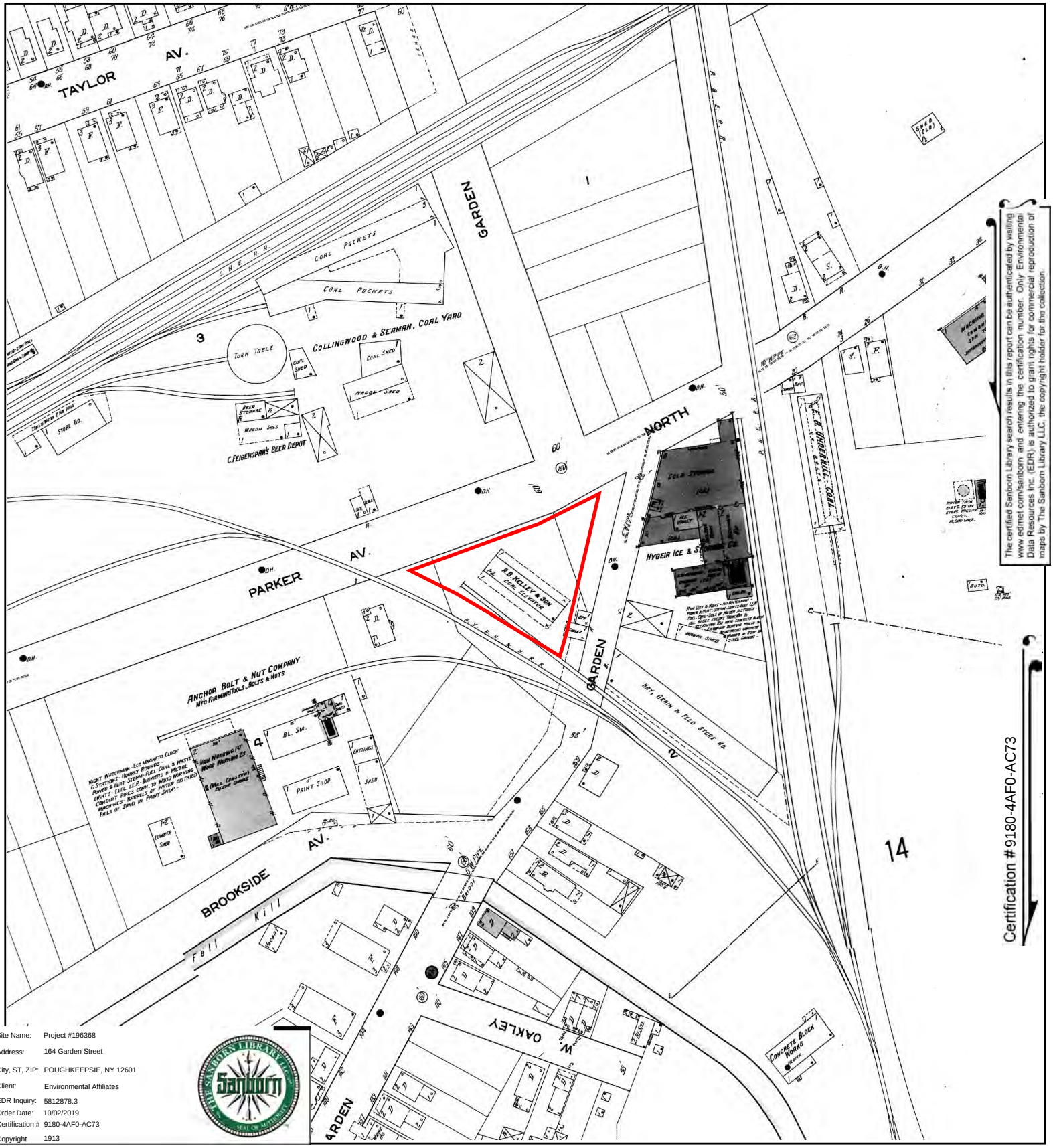

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Certification #:	9180-4AF0-AC73
Copyright	1913

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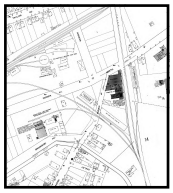

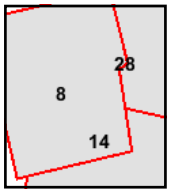

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Volume 1, Sheet 28
Volume 1, Sheet 14

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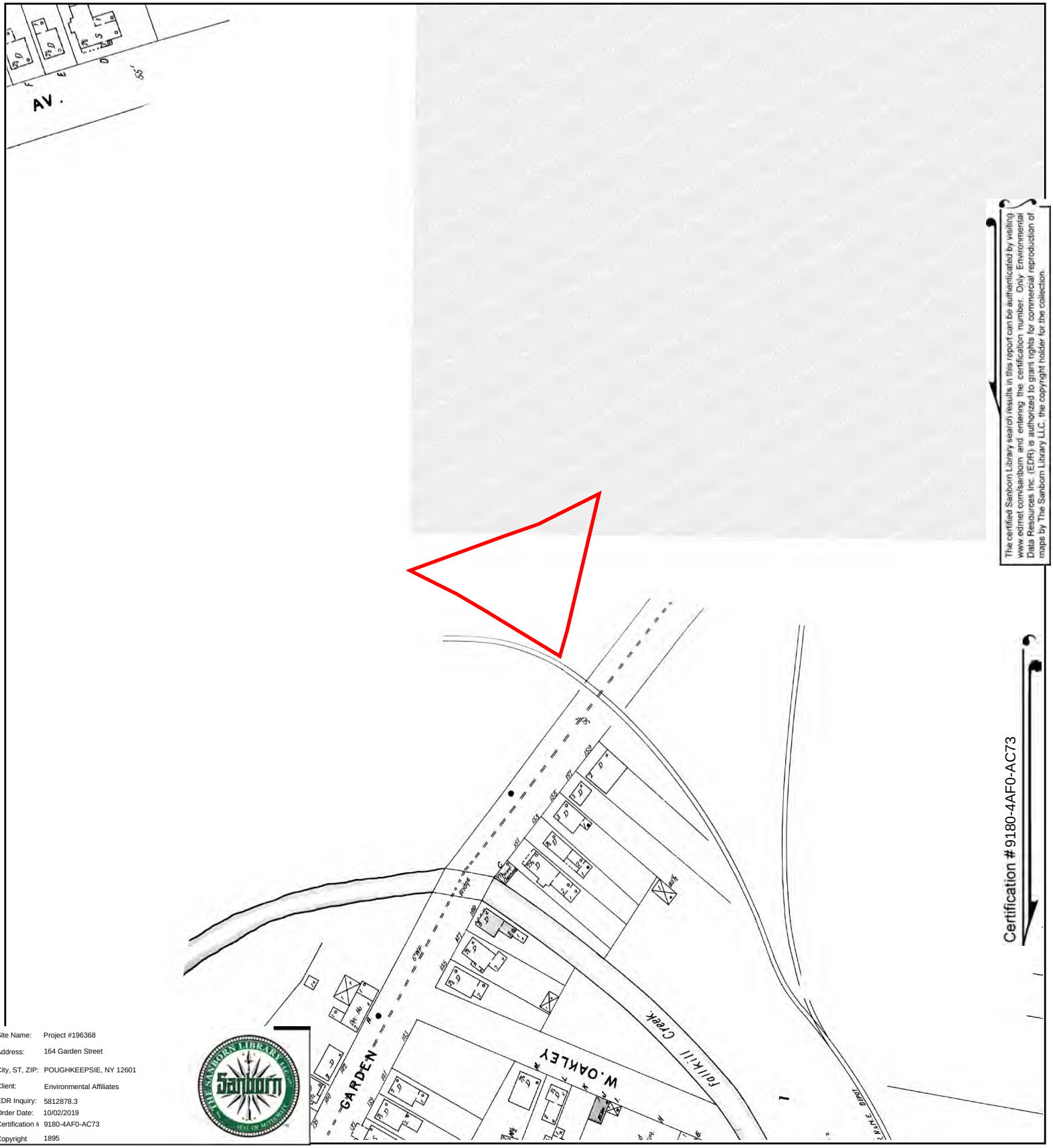

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Certification #:	9180-4AF0-AC73
Copyright	1895

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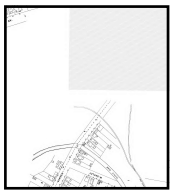

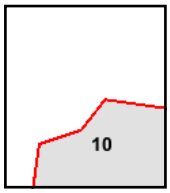

Volume 1, Sheet 10

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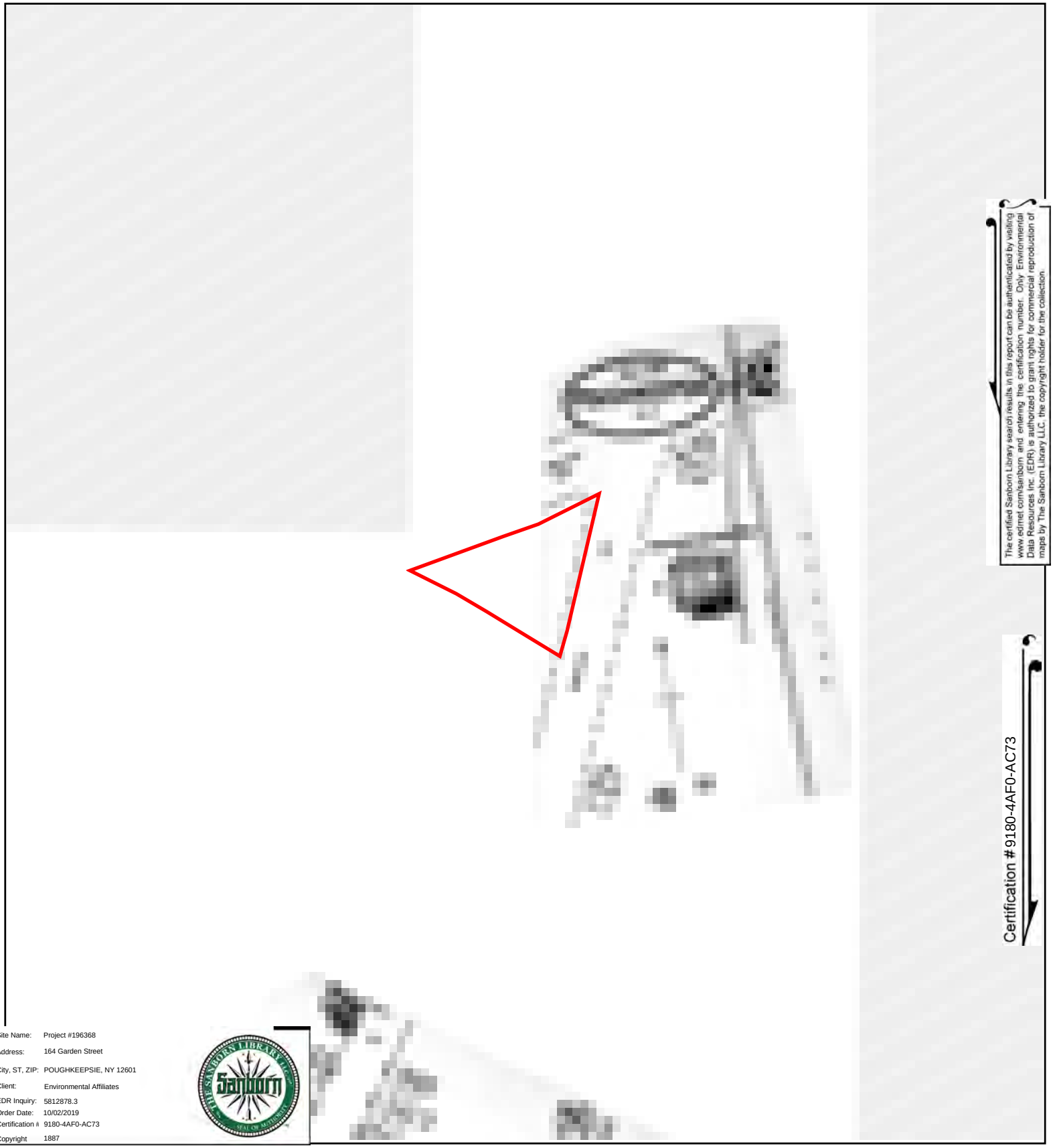

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City, ST, ZIP: POUGHKEEPSIE, NY 12601
Client: Environmental Affiliates
EDR Inquiry: 5812878.3
Order Date: 10/02/2019
Certification #: 9180-4AF0-AC73
Copyright: 1887

This Certified Sanborn Map combines the following sheets.
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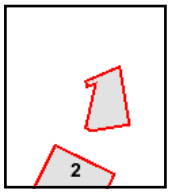
Volume 1, Sheet 2



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Project #196368

164 Garden Street
POUGHKEEPSIE, NY 12601

Inquiry Number: 5812878.5
October 07, 2019

The EDR-City Directory Image Report

Environmental Data Resources Inc

6 Armstrong Road
Shelton, CT 06484
800.352.0050
www.edrnet.com

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SECTION

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

EXECUTIVE SUMMARY

DESCRIPTION

Environmental Data Resources, Inc.'s (EDR) City Directory Report is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's City Directory Report includes a search of available city directory data at 5 year intervals.

RECORD SOURCES

EDR's Digital Archive combines historical directory listings from sources such as Cole Information and Dun & Bradstreet. These standard sources of property information complement and enhance each other to provide a more comprehensive report.

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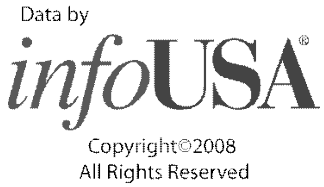

RESEARCH SUMMARY

The following research sources were consulted in the preparation of this report. A check mark indicates where information was identified in the source and provided in this report.

Year	Target Street	Cross Street	Source
2014	☑	☑	EDR Digital Archive
2010	☑	☑	EDR Digital Archive
2005	☑	☑	EDR Digital Archive
2000	☑	☑	EDR Digital Archive
1995	☑	☑	EDR Digital Archive
1992	☑	☑	EDR Digital Archive
1988	☑	☑	Polk's City Directory
1985	☑	☑	Polk's City Directory
1980	☑	☑	Polk's City Directory
1975	☑	☑	Polk's City Directory
1970	☑	☑	Polk's City Directory
1965	☑	☑	Polk's City Directory
1963	☑	☑	Polk's City Directory
1948	☑	☑	Polk's City Directory
1942	☑	☑	Polk's City Directory

EXECUTIVE SUMMARY

Year	***Target Street***	***Cross Street***	***Source***

FINDINGS

TARGET PROPERTY STREET

164 Garden Street
POUGHKEEPSIE, NY 12601

Year	*CD Image*	*Source*
GARDEN ST		
2014	pg A2	EDR Digital Archive
2010	pg A10	EDR Digital Archive
2005	pg A17	EDR Digital Archive
2000	pg A24	EDR Digital Archive
1995	pg A29	EDR Digital Archive
1992	pg A31	EDR Digital Archive
1988	pg A35	Polk's City Directory
1985	pg A38	Polk's City Directory
1980	pg A41	Polk's City Directory
1975	pg A43	Polk's City Directory
1970	pg A45	Polk's City Directory
1970	pg A46	Polk's City Directory
1965	pg A49	Polk's City Directory
1965	pg A50	Polk's City Directory
1963	pg A53	Polk's City Directory
1963	pg A54	Polk's City Directory
1948	pg A57	Polk's City Directory
1948	pg A58	Polk's City Directory
1942	pg A61	Polk's City Directory
1942	pg A62	Polk's City Directory

FINDINGS

CROSS STREETS

Year	*CD Image*	*Source*
PARKER AVE		
2014	pg. A7	EDR Digital Archive
2010	pg. A14	EDR Digital Archive
2005	pg. A21	EDR Digital Archive
2000	pg. A27	EDR Digital Archive
1995	pg. A30	EDR Digital Archive
1992	pg. A33	EDR Digital Archive
1988	pg. A36	Polk's City Directory
1988	pg. A37	Polk's City Directory
1985	pg. A39	Polk's City Directory
1985	pg. A40	Polk's City Directory
1980	pg. A42	Polk's City Directory
1975	pg. A44	Polk's City Directory
1970	pg. A47	Polk's City Directory
1970	pg. A48	Polk's City Directory
1965	pg. A51	Polk's City Directory
1965	pg. A52	Polk's City Directory
1963	pg. A55	Polk's City Directory
1963	pg. A56	Polk's City Directory
1948	pg. A59	Polk's City Directory
1948	pg. A60	Polk's City Directory
1942	pg. A63	Polk's City Directory

City Directory Images

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

GARDEN ST 2014

2	OCCUPANT UNKNOWN,
3	KOLLER, KATHRYN A
7	STAMELL STRINGED INSTRUMENTS
	TONY TAILOR
9	FIRST CHURCH OF CHRIST S
11	RIVERSIDE BANK
27	STEINBERG & SYMER
	STEINBERG JMES A LAW OFFICE OF
31	OCCUPANT UNKNOWN,
32	YOUNG, WILLIAM
35	FICHERA LAW
40	BARNETT KYLE W
	BARNETT, KYLE
	CIVIC PROPERTIES INC
	COLE JUSTIN L
	GOMEZ ANDERSON JANIS M
	KLEIN VARBLE & ASSOCIATES PC
	METZGER, KATE
	POUGHKEEPSIE CITY SCHOOL DST
41	RENNER, DONALD R
45	ANTELL, THOMAS A
	DABNEY, LINDA L
	MARTIN, JESSICA
	REDDINGTON, THOMAS J
46	BROWNE, TAMMIE
47	OCCUPANT UNKNOWN,
49	LAWSON, STUART
50	BELTON, ROSE
	MEISNER, MICHAEL A
	PAUL, SANDRA L
	WIXON, THOMAS
51	CULLEN, CHRIS
	FOSTER, HEATHER
52	ALSTON, JUSTIN M
	DOWLING, MATTHEW M
	HILL, SHANA
	SCHONMANN, GARY
53	HANLEY, NATALIE
	KRUMRIE, CHERISH L
	LOCKHART, RONALD
	MCLVER, QASHARN
	PEHEL, MICHAEL J
	PLAMBECK, JEFF
54	AMARIC INC
	R L BAXTER BUILDING CORP
55	CHRISTINA, BRITNEY
	HENRY, MICHAEL T
	WALTERS, DENISE A
57	BOONE, HATTIE M
59	HERBIN, JESSIE E

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

GARDEN ST 2014 (Cont'd)

61	CHAMBERS, ARCHIE W
63	HERNANDEZ, MYRIAN
	LOPEZ, STEPHANIE
	OCCUPANT UNKNOWN,
	VERGES, ALEJANDRO
	VIRUET, LIDA S
65	DIXON, CLAUDIA A
	LASHLEY, LATOYA L
67	MALLORY, ROBERT L
69	BROWN, KRISTA J
	OCCUPANT UNKNOWN,
	PITTMAN, JAMES
71	BRYANT, ARTIE
	DOORIS, DAVID A
	HARRIS, RICHARD M
	HUGHES, TRACEY A
	TITTMAN, ANTONIO
	TOTTEN, STEPHON L
73	ARCHER, RICKY L
	DOORIS, DAVID A
	GRIMMETT, CLARRISA M
	JOHNSON, NATASHA M
	MILLER, DENIKA
	PERRY, KASHARA
	SARAH, JACKSON
	UNLIMITED SERENITY LLC
	WILSON, SHERRY O
75	BRYAN, ARTHUR
	EXPRESS DELI
	JOHNSON, AMANDA
	MELVIN, JOVANTE
77	ANDERSON, MICHELYN
	FOFALA, MARTIE
	GLOVER, DOUGLAS
	KLASTOW, DEANNA R
	LEWIS, WAYNE
	LOPEZ, ELISA J
	MELVIN, LIZZIE
78	COON, SHAWN
	GARCIA, ELI
	HILL, BRUCE
	HORTON, CHRISTOPHER
	LINK, CAROLYN E
	MOSLEY, TAYLOR
79	BOWMAN, ANGELA
	CRUZ, AARON
	HEWITT, GARRY
	LOPEZ, ROSALINDA
	NEGRON, GERALD
80	HUTCHINGS, ARAINA Y

GARDEN ST 2014 (Cont'd)

80	WILDER, SHARON
82	ELLIS, ELIZABETH L
	PRIME, JETTRIS
	SANDROW, RICHARD A
	WALLACE, MATTHEW
83	FERRERAS, Q
	OWENS, AARON A
84	ANDERSON, MARK E
	BECKFORD, DERWENT
	DUBOSE, SHARDELL
	JOHNSON, LARRY R
	MCCOY, DOMINIQUE
85	CRUZ, LUIS D
	SAVOY, THOMAS
86	BROWN, KEITH
	HARRIS, HERBERT S
	HILDERBRAND, GEORGIA
87	OCCUPANT UNKNOWN,
88	OCCUPANT UNKNOWN,
89	OCCUPANT UNKNOWN,
92	LINCOLN, LAUREL
93	OCCUPANT UNKNOWN,
94	BLUE, JOHN
	BRANCALEONI, JOSEPH
	MCGEE, DINA
95	NEAL, MARVIN R
96	HAPPY FACE DAY CARE
	OLIVER, DORETHA
97	WILSON, TYLER
98	ARNFIELD, A
	DANIELS, RUBY
	GRIER, LOUIS
	WATSON, MARK A
99	AMERICAN MODERN ARNIS INC
	BOLDEN, TOM
101	RIGGINS, CARLTON O
102	HAMPTON, YVONNE
103	CAVALLARO, ADRIANA
	DAVIS, JAHNYA
	MARTIN, SHAEKA
	RODRIGUEZ, DOMINGO
104	HAUGHTON, LUCILLE L
	WATT, SYLBERT
105	EPPS, RONNEL
106	BUNN, FRANCIS L
107	OCCUPANT UNKNOWN,
108	BUTLER, LORNA A
	DOWDIE, MARJORIE
	KANYIKE, PENDO
109	BONNET, REGINALD

GARDEN ST 2014 (Cont'd)

110	GREEN CAPITAL CORP
	LANCHESTER, BERTHA C
111	DIEGO, SANDRA L
	MOSS, TERESA
112	OCCUPANT UNKNOWN,
113	CAMPBELL, GLADSTONE L
	ROBERTS, SHANICE
	RODRIGUEZ, RAMIRO
	SOSA, CAROLINA
	TENANT, OWEN T
116	STEWART, OLIVIA J
117	OCCUPANT UNKNOWN,
118	MCNEIL, MATT R
120	BOOKER, JEFFERY J
	WINPHRIE, DANNY C
122	FORD, DAVID
123	THOMAS-BARKER, MONA T
124	BOONE, ERIC E
	BUNN, DEVONTE
	JACKSON, HORACE
	NOUHI, YOUNES
	ZEROUEL, EBDELKRIM
126	FORDE, DAVID G
	WALKER, MONICA D
128	GROUCHER, ANDREW A
	MURPHY, KIMBERLY A
	SPRINGSTEEN, SHAWN
129	CORWIN, MATHEW
	KUGLER, BOBBIE
132	RODRIGUEZ, CARMEN
	TRAVEL WITH PRIDE
	WALTON, CRAIG A
133	BROWN, TANAYA M
134	COLEMAN, EBONY
	HARRISON, GWENDOLYN
	JOHNSON, MARQUIS A
	LUC, J
	THOMAS, JASON
	TOMPKINS, DEMETRIUS A
135	CREARY, BRIAN M
	JONES, JARROD C
136	DRECHSLER, DAN
	HILTERT, DAVID H
	STALEY, JESSIE
	ZORMAN, DARIO A
138	JOHNSON, LARRY R
139	BENNERMON, HAZEL
140	BRIGGS-GARCIA, MARIA A
	CHANZA, CORA
	DAVIS, KARMA

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

GARDEN ST 2014 (Cont'd)

140	HOLMAN, RAESONYA
	MORTON, GEORGE
	SETON, PETER
	TOWER, GEORGE
145	JOHNSON, JAMES
147	DAVIS, CECILIA W
151	BIODESIGN INC OF NEW YORK
157	ALOYS ITALIAN RESTAURANT
	OPICIA INC
161	SID HARVEY INDUSTRIES INC
163	GARDEN MINI DELI INC
164	HARMON AND CASTELLA PRINTING

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

PARKER AVE 2014

2	CONKLIN, HELEN
	SERINO, ADAM M
	VANBENSCHOTEN, DORIS
6	RISI, STEVEN T
	VALLEY COMNET INC
	VANBENSCHOTEN, DORIS G
8	OCCUPANT UNKNOWN,
10	MURDOCK, OVERTON F
	NORRIS, NIESHA P
12	BRESLIN, SCOTT
	PETROCCITTO, RAYMOND F
	RUDERMAN, JEFF
	RUSSO, ANTHONY
14	OCCUPANT UNKNOWN,
18	VIANI, ALFONSO
20	LEGROS, NADIA
22	BERISHAJ, MARK
	DAVIDSON, JULIA
	DEJESUS, TAMIA
	JOY, WANDA
	RICHARDS, SUSAN
	SACADA, KIM
28	NELSON, GEORGE A
	PEOPLE, GEORGE
	PIEFACE, DIAMOND
30	LATIMORE, OMAR
32	REDDY, COLLEEN
	SOLIS, CARMELITA M
	THOMPSON, SHATIANA
	WEBB, KYLE L
33	MAVIS DISCOUNT TIRE
34	MARSH, BARBARA
	MARTINEZ, VANESSA R
36	DICKENS, FELICIA
	GAFF, TERRY
	MORRIS, BARRINGTON J
37	CRS AUTOMOTIVE CORP
	CRS TIRE SUPPLY T3 ALLIAN
40	DALEY, BRANDON
	DENIKE, CHERYL
	ELEM, ANDRE
	FLETCHER, KASHANTA
	GLASS, SHAKEERA
	GORDON, W
	HAYES, GLENRIQUE
	MORRISON, BENIELLE
	TAYLOR, ANTHONY W
42	DELONG, MELISSA H
44	GONZALZE, ALERIA
	WATTS, ARLEAHIA

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PARKER AVE 2014 (Cont'd)

44	WATTS, REGINA M
46	MALLO, RICHARD
48	HAYNES, PETER J
50	BARBERA, ROBERT
	BRYANT, JOHN
	CAMPBELL, PATRICK
	COOK, HENRY
	EDWARDS, CHEYANNE
	FLOYD, MARY
	JOHNSON, SINCEREITY
	JONES, CAROL
	KEMPSIMMONS, CEDRIC
	LLOYD, ANTHONY
	REEVES, SANDRA
	SMART, WILLIAM
52	COONS, EUGENIA
	KENNEDY, VERA
	LINCH, BAEON
	STEVENSKY, DEANNA
54	PETERKIN, SHERYL
56	GREENE, BERTHA
	JONES, CAROL A
	JONES, VICTORIA
67	EISNER BROTHERS INC
70	BROWN & SHARPE MFG CO
84	AM DIRECT MAIL INC
99	COYLE CONSTRUCTION CORP
100	HUDSON VALLEY WATER AND WASTER
	VEITH ENTERPRISES INC
103	FLYNN, MICHAEL T
	HERNANDEZ, DEBRA L
	LAMBERT, ROBERT
105	CAMPAGNA, ANGELA
	DUBOSE, TYRONE J
	SPROGGINS, SHAMIKA L
	WHITE, CARLOS
107	107 PARKER AVENUE CORP
	RPM SYSTEMS
117	DINGEES TOWING SERVICE INC
	NORTH SIDE AUTO REPAIR INC
119	NORTHSIDE CAR SALES INC
123	OCCUPANT UNKNOWN,
130	DANDY LION EXPRESS
	JOHNSON, CAROLE M
133	LAFONDA MEXICAN RESTAURANT
	SUDS R US LLC
134	ROYCE, MARK T
136	OCCUPANT UNKNOWN,
	QUEEN CITY NEWS CO INC
150	AJLOUN MARKET AND GAS

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PARKER AVE 2014 (Cont'd)

150	DUTCHESS TERMINALS INC
	PARKER GROCERY & GAS INC
	SEIFS AUTO
152	PANTO, JOSE L
	SCHEIRER, JEFFREY T
154	CEREONE, MICHAEL
	HART, DEBORA A
	KRAINSKI, JESSICA
	LINSEBIGLER, CHRISTAL
	MAGLIOCCA, DAVID D
	MARTINEZ, PABLO
	SPENCER, RALPH
155	ALBERTSON, MICHAEL
	CRUZ, HEATHER
	MOJICA, ANA M
	SCRIBNER, SIOBHAN
156	MATIAS, FABIAN
158	T&D AUTO SERVICE INC
160	MARTIN, FATIMAH S
	NELSON, ESSENCE
	ROBINSON, MONTY J
	TARISELLA, MICHELLE
161	BARTER, SHARON L
	JACINTO, JERADO
	JIMISON, SHIRLEY J
	VINCENT, LISA
162	DANIELS, BRIAN K
	GALLOWAY, RASHEDAH
	SEBUGULU, FRED F
	SETTI INTERNATIONAL INC
164	CURRY, RYAN
168	LAMBERT PLUMBING & HEATING
171	ROTO-RAIL CAR WASH
174	ELMENDORF, WAYNE
176	SMALL, CHERYL D
180	COONEY, THOMAS
	NICOLAS, LOUIS M
184	DUBOIS, CLIFFORD R
	WILLIAMS, DENISE

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GARDEN ST 2010

2	OCCUPANT UNKNOWN,
7	STAMELL STRINGED INSTRUMENTS
	TONY TAILOR
9	FIRST CHURCH OF CHRIST S
10	TEPPER, SCOTT
11	RIVERSIDE BANK
27	STEINBERG & SYMER
	STEINBERG JMES A LAW OFFICE OF
29	JONES, DEVON
31	CATALAN, ENRIQUE
32	YOUNG, WILLIAM
39	WEBB, LATONYA
40	40 GARDEN STREET PARTNERS
	CIVIC PROPERTIES INC
41	STONE, MARLINDA Y
44	LOCKE, JOHN F
47	OCCUPANT UNKNOWN,
49	AFRIYE, RANAHNAH
50	CHIAVENGI, LANCE
	MEISNER, MICHAEL A
	PAUL, SANDRA L
	WALSH, KARA C
51	CULLEN, KATHLEEN
52	DART, GREGG
	ENTZMINGER, CHARLOTTE
	HILL, SHANA
53	GILLIARD, TENEQUA
	LOCKHART, RONALD
54	CORANDA INC
	R L BAXTER BUILDING CORP
	SOUTH AVE OF DUTCHESS LLC
57	FRANCIS, PETAGAYE A
59	JOSLYN, CHRISTOPHER
	LISSOME SOFTWARE
61	CHAMBERS, ARCHIE W
63	MCKINNEY, BRENDA E
	OCCUPANT UNKNOWN,
65	DIXON, CLAUDIA A
	LASHLEY, LATOYA L
69	BROWN, KRISTA
	PITTMAN, JAMES
71	DOORIS, DAVID
	HARRIS, RICHARD M
	JOHNSON, JOHNEY
73	ABADSICIS, TINA M
	ALSTON, SHIRLEY L
	BERNARD, LEANNA
	BRYON, SHERRIE
	DOORIS, DAVID A
	GRIMMETT, D

GARDEN ST 2010 (Cont'd)

73	JOHNSON, J
	LEWIS, SAMANTHA
	LINK, RENEE K
	TOTTEN, MARCIA
	UNLIMITED SERENITY LLC
	WILSON, SHERRY O
75	AKAL FOOD MART DELI INC
	CARTER, SHANTAE
	COVINGTON, DORIS
	EL MILAGRO GROCERY DELI INC
	EXPRESS DELI
	GAUSE, CRYSTAL S
	INTERNATIONAL GALLERY OF ENT I
	JOHNSON, A
	NELSON, MERCEDES
77	ANDERSON, JANET
	FOFANA, MARTIE
	JOHNSON, JOHN
	LYON, TRAVIS
	MILTON, KAREN
	PITTMAN, SHANDRA
	SANTIAGO, OCTAVIO
	SHERIFF, MASSILY A
78	GARCIA, ELIEZER
	LINK, CAROLYN
79	ALEXANDRA, NEISHA
	FRYE, MARCEL L
	GARCIA, MIRIAM
	HERNANDEZ, TIRSO
	LOPEZ, ROSALINDA
	MARQUEZ, MARIELY
80	DECKER, LOUIS
	DEMERS, MARY
	DICKER, KIM
	FISHER, DANIEL R
	HARDY, LANCE
	JONES, TEKIMA
81	HEERING, DONALD L
	KANYIKE HOLDINGS LLC
82	LEE, COLEMAN
	SANDROW, RICHARD
	WOOD, AVER
83	OWENS, AARON A
84	CABRERA, ARELI
	JOHNSON, TANISHA
	KNIGHT, SHARON L
85	CRUZ, LUIS D
	DIAZ, CRUZ L
	LESLIE, BUNDY
	LLOYD, LEATRICE E

Target Street	Cross Street	Source
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GARDEN ST 2010 (Cont'd)

85	ZARATE, VICTOR D
86	BATCHELOR, THOMAS
	BROWN, KEITH
	CASTANEDA, SARA
	OCCUPANT UNKNOWN,
	ROSAS, HUGO
87	OCCUPANT UNKNOWN,
88	OCCUPANT UNKNOWN,
89	FEICHT, JAMES E
91	PETERKIN, ASHA
92	BETROS, NORMAN G
93	WATSON, M R
94	BLUE, JOHN
	BYNE, BRIDGETTE
	CLARK, LAURENCE
	EDMONDS, MANDA
	THOMAS, JASON
95	DANIELS, LENAIRE
	QUINTANA, PIERRE
96	HAPPY FACE DAY CARE
	OLIVER, DORETHA
97	OCCUPANT UNKNOWN,
98	GRIER, LOUIS
99	AMERICAN MODERN ARNIS INC
	BOLDEN, TOM
101	RIGGINS, SHIRLEY A
102	HAMPTON, JOHN A
103	ANGELS ON EARTH
	CAVALLARO, ADRIANA
	DELACRUZ, JAMES
	ELLIS, TANIA
	PATTERSON, MERRIUM D
	RODRIGUEZ, DOMINGO
104	BUCKLEY, IAN
	CAMPBELL, VINSTON A
	CICARELLI, HEATHER
	HAUGHTON, LUCILLE L
	MIGHTY, VIVIAN
	WALTON, MONIQUE N
	WATT, SYLBERT
105	DENIKE, DARLENE
106	BUNN, FRANCES L
107	HARVEY, JOANN P
108	BUTLER, ROMAINE
	KANYIKE, PENDO
	KHAN, SHAFFICK
110	FJG HOMES INC
	LANCHESTER, BERTHA C
111	BAKER, COTLYN
	GROSS, JIMMIE L

GARDEN ST 2010 (Cont'd)

111	WELSH-GIFTGIV, AMANDA B
112	CORCORAN, JOHN
113	BAILEY, KENNETH A
	CAMPBELL, GLADSTONE L
	TENANT, OWEN T
115	MASSIE, ROLAND L
116	CRUICKSHANK, BARRINGTON
	HUGHES, TONY A
	JACKSON, LATISHA L
117	JOHNSON, RHONDA J
118	POPO, HILIARY
120	STROTHER, ANDREA
122	FORD, DAVID
	MORRIS, GREY
124	BENEDETTO, DENNIS M
	ESQUIVEL, DANIEL
	LOPEZ, CAL
	ZEROUEL, EBDELKRIM
126	SADLER, VENITA L
128	GROUCHER, ADOLF A
	NOUHI, YOUNES
129	KUGLER, BOBBIE
132	JOHNSON, MARQUIS
	OCONNOR, BYRON P
	TRAVEL WITH PRIDE
	WALTON, JOYETTE
134	COLEMAN, EBONY
	HARRISON, GWENDOLYN
	HILSKY, DAWN
	TOMPKINS, DEMETRIUS A
135	CREARY, BRIAN M
	GLACKEN, BRIAN
136	ZORMAN, DARIO A
138	JOHNSON, GAIL A
139	BENNERMON, HAZEL
140	CHANZA, CORA
	DAVIS, KARMA
	HOLMAN, RAESONYA
	JACKSON, LISA L
	MORTON, VERA
145	JOHNSON, EUNICE
147	GLADSON, CECILIA
151	BIODESIGN INC OF NEW YORK
157	ALOYS ITALIAN RESTAURANT
	OPICIA INC
161	SID HARVEY INDUSTRIES INC
163	GARDEN MINI DELI INC
164	CASTLE HRSE DRAWN CARRIAGE SVC
	HARMON AND CASTELLA PRINTING

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PARKER AVE 2010

2	VANBENSCHOTEN, DORIS
5	CONKLIN WILLIAM O
	CONKLINS TECH-MECHANICAL
6	ALICEA, MARGARET J
	CONNELLY, DENNIS M
	VANBENSCHOTEN, DORIS G
8	RISI, DEBORAH
10	BROWN, DWAYNE
	MURDOCK, OVERTON F
12	AMBERGER, ANDREW
	MESNICK, BRENDA
	PETROCCITTO, RAYMOND F
14	SIMON, CHRLES R
18	VIANI, ALFONSO
20	DELGADO, YAJAIRA
	GOURDINE, DAVID
	MAKURAZ, ELIZABETH
	PEEK, JONOTHAN
22	BERISHAJ, MARK
	HAYMANN, A
	HELWAG, T
	JOY, WANDA
	MARTIN, JOSETTE
	RICHARDS, SUSAN
	SACADA, KIM
24	BARNES, JAMES
28	DUBOIS, VALERIE
	GOEBEL, ROBERT W
	KING, PAULA
	LANCHESTER, SONDREA M
	MARSHALL, BRIDGE
	REVETTE, CHENELLE
	SABOY, THOMAS
30	HART, DOUGLAS
32	CONFINANTE, NICOLE
	LONG, AMANDA
	RAY, AMY
	SHELL, CURTIS
	SOLIS, CARMELITA M
34	MARSH, BARBARA
	MARTINEZ, VANESSA
36	GASS, TERRY T
	STOKES, JOSEPH N
37	CRS AUTOMOTIVE CORP
	CRS TIRE SUPPLY T3 ALLIAN
40	DENIKE, CHERYL
	GLENN, JAMES E
	GORDON, W
	PESANO, LOUIS V
42	DELONG, MELISSA H

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PARKER AVE 2010 (Cont'd)

44	HARRIS, SHAMIK
46	VANN, TIJUANA K
48	HAYNES, PETER J
50	BRYANT, JOHN
	CAMPBELL, PATRICK
	EDWARDS, CHEYANNE
	FLOYD, MARY
	FURBUSH, JOHN
	JONES, CAROL
	NOEL, MICHELLE
	SHEROW, BREANNA
	SIMS, TODD
	SMART, WILLIAM
	TODD, SIMS
	VANTASSER, NICOFE
	WILLIAMS, SERINA
52	BARBER, TANYA
	COONS, EUGENIA
	FLOOD, MIKA N
	GIVENS, ELEZABETH
	LINCH, BAEON
	MAIALE, JOHN
54	REEDER, SHERYL
56	ATKINS, HENRIETTA E
	GREENE, BERTHA
	JONES, CAROL A
58	70 PARKER AVENUE PRPTS INC
	GREAT AMERICAN AUCTION
	STATION MARKET INCORPORATED
70	BROWN & SHARPE MFG CO
84	AM DIRECT MAIL INC
	BETTER BUSINESS MACHINES
99	ANTHONYS BICYCLE RENTALS
	COYLE CONSTRUCTION CORP
100	VEITH ENTERPRISES INC
103	HERNANDEZ, DEBRA
	LAMBERT, RICHARD
	SIDETRACKED
105	CUMMINGS, CATHERINE
	JOHNSON, LETISHA
	PEARCE, DEBRA
	SPARKS, WILLIAM
	SPRAGGINS, SHAMEYA
	WHITE, DOREEN
107	107 PARKER AVENUE CORP
108	JAMES L TAYLOR MFG CO
	LEES CHAPEL CORPORATION
	NEWMAN MACHINERY CORPORATION
	PARKER/HAMILTON CORPORATION
115	NORTHSIDE MARINE INCORPORATED

PARKER AVE 2010 (Cont'd)

117	NORTH SIDE AUTO REPAIR INC
119	A ADVANCED SATELLITE TV
123	FRATELLIS PIZZA
	OCCUPANT UNKNOWN,
130	DANDY LION EXPRESS
134	ROYCE, MARK T
136	OCCUPANT UNKNOWN,
	QUEEN CITY NEWS CO INC
150	DUTCHESS TERMINALS INC
	PARKER GROCERY & GAS INC
	QAQISH SEIF Y
	SEIFS AUTO
151	FAIRVIEW DRY CLEANERS
152	RIECK, ROBERT J
	SCHEIRER, JEFFREY T
154	CEREONE, MICHAEL
	SPENCER, RALPH
	WETZEL, JAMIE
155	CRUZ, HEATHER
	MOJICA, ANA M
	THIGPEN, JOSEPH
156	MATIAS, FABIAN
158	T&D AUTO SERVICE INC
160	KAREY, COURTNEY
	MARTIN, FATIMAH S
	PARISELLA, MICHELLE
	ROBINSON, MONTY
	TARISELLA, MICHELLE
161	ALI, NATASHA
	ALLAH, SHAMECCA
	BARTER, CATHERINE E
	JIMISON, SHIRLEY
	REED, K
	VINCENT, LISA
162	GALLOWAY, RASHED
	SETTI INTERNATIONAL INC
	SYPHER, CHARLENE
164	CURRY, RYAN
	MCCOY, L
168	SALS LTTLE ITALY PZZRIA RSTRNT
174	MAINES, BRIAN E
180	COONEY, THOMAS
	NICOLAS, LOUIS M
184	DUBOIS, CHARLENE M
	LOWERY, ROSCOE
	SHELL, HAROLD
	WILLIAMS, JANNETTE J

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GARDEN ST 2005

1	POUGHKEEPSIE BEAT LLC
2	OCCUPANT UNKNOWN,
3	MOAK, GORDON M
7	TONY TAILOR
9	FIRST CHRCH OF CHRIST SCENTIST
11	RIVERSIDE BANK
14	GIAMMATTEO, GIOVANNI A
27	HASKINS ROBERT R
	LAW OFFICE OF JMES A STEINBERG
	STEINBERG & SYMER
	STEINBERG JAMES A
29	JONES, DEVON
31	MARSHALL FREEMAN F III & ASSOC
33	LOVING & CARE PET GROOMING
35	SHADES OF STYLE INC
40	40 GARDEN STREET PARTNERS
	LACY, DONNA M
	MCGINNIS PETER C
	MCGINNIS, PETER C
	OLE CAROUSEL ANATIQUES CENTRE
	ROHDE, WILFRED A
	URBACH KAHN & WERLIN ADVISORS
	URBACH, HACKER Y
41	FLOWERS, FRANK
43	FJF CONSTRUCTION
	FLOWERS, FRANK J
45	GALANOS, SUZANNE M
	REDDINGTON, THOMAS J
	SANDERSON, DIEDRA M
	SIEPIETOSKI, MICHAEL J
47	OCCUPANT UNKNOWN,
49	AFRIYE, R
51	DOLFINGER, JEFFREY E
	WOOD, ROBERT
52	DART, GREGG
	ENTZMINGER, CHARLOTTE
	HOLISTIC INSTITUTE FOR HEALTH
53	YOUNG, WILLIAM
54	AMARIC INC
	BAXTER R L BUILDING CORP
	CORANDA INC
	HYDRIC INC
57	GARBA, ALIMATU
59	FANNIE FASHIONS
	GARI, KRISTIN M
61	CHAMBERS, ARCHIE W
63	CRUZ, ADRIAN
65	LASHLEY, LATOYA L
69	BROWN, KRISTA
73	ABADSICIS, TINA

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GARDEN ST 2005 (Cont'd)

73	ALSTON, SHIRLEY L
	ARCHER, RICKY L
	DAVIS, DENISE P
	DOORIS, DAVID A
	EASON, DARRELL B
	GRIMMETT, CLARRISA
	HARRIS, RICHARD M
	JONES, ARLENE L
	LINK, DENISE
	UNLIMITED SERENITY LLC
	WEBB, M
	WILSON, SHERRY
	ZAICEK, NATASHA
75	BEATTY, CARMELLA
	BHANGU & GILL INC
	GARCIA, P
	MINOR, JULIETTE R
	POWELL, QUEEN P
	YOUNG, ROSALIE
77	HAYMES, HELEN M
	HUTCHINSON, RANDY
	KLASTOW, DEANNA R
	MILTON, KAREN
	NAGBE, JOSEPH
	SHERIFF, LUSINE
	ZARATE, VICTOR D
78	GARCIA, ELIEZER
	GERBO, JOHN
	GORDON, CURTIS M
79	FRYE, MARCEL L
	HANAOKA, KATSUNORI
	HERNANDEZ, TIRSO
	LAWSON, CHRSTIN
	MATSUNAGA, JACOB K
	MUNOZ, EVELYN
	SOTO, REYN
	VELETA, R
80	DECKER, LOUIS
	JONES, TEKIMA
81	LOPEZ, ROSA
82	CARREGAL, STACEY
	ELLIS, ELIZABETH
	WALLACE, MATTHEW
83	OWENS, JACQUELINE D
84	FORREST, GEORGINA
	JOHNSON, TANISHA
	KNIGHT, SHARON L
	WILLIAMS, M
85	BASS, EUNICE L
86	CASTANEDA, SARA

GARDEN ST 2005 (Cont'd)

86	DOUGLAS, C
	MILLER, AMELIA
	MILLINGTON, MYRNA L
	OCCUPANT UNKNOWN,
87	OCCUPANT UNKNOWN,
88	OCCUPANT UNKNOWN,
89	FEICHT, JAMES J
91	HUSTLE ENTERTAINMENT
92	BETROS, NORMAN G
93	WATSON, LOUIS
94	BLUE, ALEX
	BYRNE, JOY
	CLARK, LAURENCE
	GREEN, CONSTANCE B
	PERSICO, MARC
	PIESON, S
	ROBINSON, HOLLI M
95	NORTH, JEFFREY F
96	OLIVER, DORETHA
97	SPADARO, FRANK
98	PAPAMITOUKAS, ANDRIANA
99	AMERICAN MODERN ARNIS INC
	BOLDEN, TOM
101	RIGGINS, REGINALD B
102	WALBERG, SUSAN L
103	WRIGHT, LEWEY
104	CAMPBELL, VINSTON A
	EVANS, DANIEL
	HAUGHTON, LUCILLE L
	SAMUEL, ICILDA
	WALTON, MONIQUE
105	WARREN, JOE
106	BUNN, JESSE L
107	GREEN, CLAUDETTE
108	BRYAN, MIRIAM
	KHAN, SHAFFICK
	SAMUELS, LENFORD
	VEGA, N
	WEIR, DENNIS N
109	OCCUPANT UNKNOWN,
110	GREEN, FRANKLIN J
112	CICALA, PAT
	ILLUSIONS BY DIANE
113	CAMPBELL, GLADSTONE L
	LEBRON, LEWIS
115	MASSIE, ROLAND L
116	BEATTY, CHARLES A
117	JOHNSON, RHONDA
120	BOOKER, CHARLES E
121	BORRERO, NEIDA

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GARDEN ST 2005 (Cont'd)

122	MORRIS, WILSON N
124	BENEDETTO, DENNIS M
	LEWIS, MARK
126	NESHEIWAT, MAJID
128	BARNES, FREDRICK
	GROUCHER, ADOLF A
129	DUNN, EVAN R
132	BAILEY, DARYL
	GETER, PAUL
	TATE, QUANDALL
133	BROWN, MABEL A
134	LOPEZ, FERNANDO
135	GLACKEN, BLUE
136	ASHE, CARL E
	BROWN, WAYNE
	TURPIN, LIONEL R
	ZORMAN, DARIO A
138	OCCUPANT UNKNOWN,
139	BENNERMON, JAMES A
140	DERELLO, CHATANA
145	OCCUPANT UNKNOWN,
147	KUBICEK, STEPAN
150	NICOLATO, EUGENE J
154	EFFRON FUEL OIL CORP
	MEENAN OIL CO LP
	NORFE REALTY CORP
	RIVERSIDE OIL COMPANY LLP
155	RIEDINGER, TONYA
157	OPICIA INC
161	SID HARVEY INDUSTRIES INC
163	GARDEN MINI DELI INC
164	HARMON AND CASTELLA PRINTING

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

PARKER AVE 2005

2	VANBENSCHOTEN, DORIS
5	CONKLIN WILLIAM O
	CONKLINS TECH-MECHANICAL
6	BARRESE, NICOLE
	CONNELLY, DENNIS M
	LASKO, JENNIFER
	LIPPERT, AMANDA G
	SCHOLZ, KARYN R
	VALLEY COMNET INC
	VANBENSCHOTENJ, WAYNE W
8	OCCUPANT UNKNOWN,
10	BROWN, STEPHEN
	GRANT, RAYON K
	MURDOCK, OVERTON F
12	CAPULE, KARMINA
	GLEASON, M J
	MAGLIOCCA, ANGELO
	PETROCCITTO, RAYMOND F
14	ELSWICK, KARI
	INTERNATIONL ASSN MACHINSTS/AE
18	VIANI, LOUISE R
20	ARMOND, ROBERT
	CHIRKHAN, KARIM
	DONNELLY, KEVIN P
	INCORVAIA, ELIZABETH
	LEEYE, JILL M
	OCCUPANT UNKNOWN,
	SNIDER, E
	SUTTON, MICHELE
22	BOWERS, ASHLEY
	GUGLIELMETTI, LOUIS
	HAYMANN, A
	QUINN, BRENDAN
24	SAVERESE, CHRISTOPHER
28	BROTHERS, DIANE
	DOLFINGER, E J
	MARSHALL, JOY
	REVETTE, ANGELA
30	GREEN, ORLEY
32	CONFINANTE, NICOLE
	CRANFILL, J
	MALANDRAKIS, NICOLE
	RAKOS, REBECCA
34	ELLMER, BRYAN
36	REID, CHRISTOPHER J
	STOKES, JOSEPH N
37	CRS AUTOMOTIVE CORP
	CRS TIRE SUPPLY T3 ALLIAN
40	MARTINI, HUBERT J
	MCGEE, WILLIAM

Target Street	Cross Street	Source
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PARKER AVE 2005 (Cont'd)

40	PESANO, LOUIS V
42	GARVIN, COREY
	SAUSE, PATRICIA M
44	HIPOLITO, JOSE
46	VANN, EDUARDO L
48	HAYNES, PETER
50	HOLLANDER, ERIK G
	SWARTZ, KAYLA
52	BRANGAITIS, DAVID
	GIVENS, ELEZABETH
	HARRISON, LITTLE C
	KUSTERER, J
	NABRITT, CHERYL
	WITTSCHIEBE, MATTHEW
54	OCCUPANT UNKNOWN,
56	LEONARDI, M
58	GREAT AMERICAN AUCTION
67	EISNER BROTHERS INC
75	OSBORN FINANCIAL PLANNING
84	AM DIRECT MAIL INC
99	COYLE CONSTRUCTION CORP
	HUDSON VALLEY IMPROVEMENTS
103	BACK STREET PUB
	LEAHEY, ELENA
105	CAMPBELL, JAMES
	KUGLER, WILLIAM
	MAGGIACOMO, HUMBERT V
	MORANO, STACEY
	MORTON, CORA
	PEARCE, DEBRA
	ROGER, JOAN E
107	DUTCHESS BANDAG INC
108	JAMES L TAYLOR MFG CO
115	PANESAS AUTOMOTIVE
117	NORTH SIDE AUTO REPAIR INC
	OCCUPANT UNKNOWN,
119	ANDROS DINER
130	OCCUPANT UNKNOWN,
133	SALS PIZZERIA & RESTAURANT
	SUDS R US LLC
134	ROYCE, MARK T
136	OCCUPANT UNKNOWN,
150	DUTCHESS TERMINALS INC
151	FAIRVIEW DRY CLEANERS
152	SHAFFER, LEIGH
154	LEHAN, R
	WETZEL, JAMIE
155	HARRIS, ROKANN
	THIGPEN, JOSEPH
156	MATIAS, FABIAN

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

PARKER AVE 2005 (Cont'd)

158 T&D AUTO SERVICE INC
160 CAREY, COURTNEY
MARTIN, FATIMAH S
161 BRIGGS, DAVID
FARACI, JAMES A
MCBRIDE, LANJONIA
MYERS, JONNIE
RAABE, CYNDI
WEBB, S
162 SETTI INTERNATIONAL INC
164 CUOMO, VENERANDA
CURRY, J
168 LAMBERT PLUMBING & HEATING
176 MAINES, BRIAN E
180 COONEY, THOMAS
NICOLAS, LOUIS M
184 DAVIS, KATRINA A
LOWERY, ROSCOE

Target Street	Cross Street	Source
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GARDEN ST 2000

7	TONY TAILOR
9	FIRST CHURCH OF CHRIST
13	WALLACE, CRAIG
27	HASKINS ROBERT R
	LAW OFFICE OF JMES A STEINBERG
	SHOLES SARAH E
	STEINBERG JAMES A
	SYMER JONATHAN E
31	M & T CONTRACTING SYSTEMS INC
	MARSHALL FREEMAN F III & ASSOC
	REIFEISS, PAUL E
35	SHADES OF STYLE INC
40	HAGSTROM DAVID D
	MCGINNIS PETER C
	ROHDE SYK & ANDRW CNSLTNG
	STRALEY, S K
	VAN DE WATER & VAN DE WATER
43	FLOWERS, FRANK
45	EVANS, WILLIE
	SANDERSON, DIEDRA
	SORRENTINO, JUSTIN
	THOMPSON, FELICIA
49	OCCUPANT UNKNOWN,
52	FARAH, RAMONA D
54	BAXTER R L BUILDING CORP
55	CHERRY, IVY
	LEFF, JOSEPH
	REILLY, LAUREN
	SEARS, DAVID
57	OCCUPANT UNKNOWN,
67	WILLIS, STEVEN J
69	MCGUE, HENRY
77	FALCON, WILTON
	HILL, C
	KLASTOW, DEANNA
	THOMPSON, DELVON
78	DOUGLAS, DEAN
79	AMINGON, E
	AQUINO, EMIGDIO
	MANDES, J M
	PACHECO, CARLOS
	SIMPSON, S
80	ATKINS, L
81	OCCUPANT UNKNOWN,
82	OCCUPANT UNKNOWN,
83	OCCUPANT UNKNOWN,
84	NOTICE, E
85	ALAVARADO, L
	ALVARADO, C O
	CRUZ, JOSHUA

GARDEN ST 2000 (Cont'd)

86	MILLINGTON, D M
87	OCCUPANT UNKNOWN,
89	BROWN, DENNIS
91	GORDON, JAMES D
92	BETROS, NORMAN G
93	WATSON, BERTHA
94	BRISBON, SHERMON
95	CAPLEY, P
96	STRATTON, PURNELL L
97	ALLEN, GERALD K
99	AMERICAN MODERN ARNIS INC
	OCCUPANT UNKNOWN,
101	OCCUPANT UNKNOWN,
102	KEMP, JANET
103	OCCUPANT UNKNOWN,
104	GORDON, UNA
	SAMUEL, ICILDA
105	OCCUPANT UNKNOWN,
106	BUNN, JESSE L
107	OCCUPANT UNKNOWN,
109	WIMBERLY WILLIE J
	WIMBERLY, WILLIE J
110	GREEN, F J
	LANCHESTER, FORREST
112	PEN & INK CREATIVE
	POTEET, TODD
113	OCCUPANT UNKNOWN,
115	MASSIE, ROLAND L
117	JOHNSON, C K
118	WRIGHTON, ROY
119	FITCH, CHARLES
120	BOOKER, GLENN A
	MITCHELL, ANTONIA
	WRIGHT, A
122	FINDLAY, GLENROY
	MARTINEZ, PEDRO
126	CAMPBELL, G
	CLARK, JAMES
	EDWARDS, LINETTE
	ROBINSON, SIDNEY
128	GROUCHER, V
129	DUNN, EVAN R
132	DELLAIRO, R
134	OCCUPANT UNKNOWN,
135	OCCUPANT UNKNOWN,
136	TURPIN, LIONEL
	ZORMAN, D
138	JOHNSON, ARTHUR W
139	BENNERMON, JAMES A
140	OCCUPANT UNKNOWN,

Target Street	Cross Street	Source
✓	-	EDR Digital Archive

GARDEN ST 2000 (Cont'd)

142 OCCUPANT UNKNOWN,
145 JOHNSON, JAMES
147 OCCUPANT UNKNOWN,
150 DUNN, WILLIAM P
154 MEENAN OIL CO LP
NORFE REALTY CORP
RIVERSIDE OIL CO LP
155 RIEDINGER, T
SKIMIN-NARDONE INC
161 BENITO VONA CRPT INSTALLATION
HARVEY SID INDUSTRIES INC
164 HARMON AND CASTELLA PRINTING
1113 RIVERSIDE BANK

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

PARKER AVE 2000

6	AMANTHAN, SAMITA
	ANANTHAN, S
	CLARK, MELISSA
	CONNELLY, DENNIS
	MERZ, ARLENE
	PESANO, G
	VALLEY COMNET INC
	VANBENSCHOTEN J, WAYNE
8	VANBENSCHOTEN, ERIK
10	BROWN, STEPHEN
	RAMIREZ, J
12	GLEASON, M J
	LEIGHT, JAMES
	PETROCCITTO, FRANK C
14	OCCUPANT UNKNOWN,
18	VIANI, LOUISE
20	LEETE, J
	PAOLILLO, DINO J
22	ROBERTS, ADRIANA
	ROBINSON, HOLLI
24	HSU, JOHN
28	BROWNE, RYAN
	CALLOWAY, SHAWN
	CONNOLLY, J
	DOLFINGER, JEFFREY
30	BARNES, GLORIA D
32	BURKE, JOHN
	MANSON, JESSICA L
	MASON, JESSICA
	TAFUTO, JEFF
34	BURKE, JOHN
	MANSS, JOHANN
	YOUNGMAN, JOSH
36	COLON, GEORGE
	REID, C
	SCHNEIDERMAN, SHELLY
	STOKES, L
40	BOYD, R S
42	MORABITO, JAMES
44	BROWN, A
	MACCHIA, JOSEPH
	MONTPETIT, CHRIS
46	OCCUPANT UNKNOWN,
48	HAYNES, PETER
50	BARKSDALE, F
	JOHNSON, L A
	WARREN, SANDRA
52	HILDWEIN, CHARLES
	LASHER, RICHARD
	RAYMO, MARY A

PARKER AVE 2000 (Cont'd)

52	STITH, JAMES
56	OCCUPANT UNKNOWN,
67	EISNER BROTHERS INC
70	BROWN & SHARPE MFG CO
99	HUDSON VALLEY IMPROVEMENTS
	LOMASNEY COMBUSTION INC
103	BACK STREET PUB
	GALLIANO, CORINNE A
	GIOIA, SCOTT M
105	ELOBY, J
115	PANESAS AUTOMOTIVE
117	NORTH SIDE AUTO REPAIR INC
121	NORTH STAR AVE DINER
	PARKER AVE DINER & RESTAURANT
134	ROYCE, MARK T
150	DUTCHESS TERMINALS INC
	MATTHEWS AUTO CENTER INC
151	FAIRVIEW DRY CLEANERS
152	DEGAETANO, CHARLES
154	OLES, JOHN C
155	BELL, KENNETH
	REYES, OLIVA
156	MAYO, BUXTON E
158	T&D AUTO SERVICE INC
160	HANABURGH, IDA
	LOPRESTI, S
	MARTIN, F
	WHITE, LYNETTE
	WILLIAMS, L
161	RIVERA, DANIEL
162	OCCUPANT UNKNOWN,
164	SMITH, RICHARD
168	SALS PIZZERIA & RESTAURANT
171	ROTO RAIL ENTERPRISES INC
174	MAINES, BRIAN
176	MAINES, BRIAN E
180	BELICA, PETER G
	NICOLAS, LOUIS
	SHUTTER, AMY
184	DUBOIS, C
	EGAN, JOSEPH
	HAYMES, NICOLE M
	NERY, ADAM
108128	TAYLOR JAMES L MFG CO

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GARDEN ST 1995

5	TONYS TAILOR SHOP
27	HASKINS ROBERT R
	LEODY EDMOND G ARCH
	LOEDY & LOEDY ENTERPRISES LTD
	MELELLA JOHN T
	SHOLES SARAH E
	SYMER JONATHAN E
35	CINDERILLA BEAUTY SALON
40	ROHDE SYK & ANDRW CNSLTNG
	VAN DE WATER & VAN DE WATER
54	BAXTER R L BUILDING CORP
151	BIODESIGN INC
154	MEENAN OIL CO LP
	NORFE REALTY CORP
155	SKIMIN-NARDONE INC
164	HARMON AND CASTELLA PRINTING

Target Street	Cross Street	Source
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PARKER AVE 1995

25	FAIRVIEW BLOCK & SUPPLY CORP
67	EISNER BROTHERS INC
70	BROWN & SHARPE MFG CO
84	BETTER BUSINESS MACHINES INC
99	LO RAC FUEL CORP
100	LOMASNEY COMBUSTION INC
102	HUDSON DEALERS SUPPLY INC
103	GIOIA GREG
	SIDETRACKED
107	DUTCHESS BANDAG INC
115	PANESAS AUTOMOTIVE
117	DINGEES TOWING SERVICE INC
	NORTH SIDE AUTO REPAIR INC
121	LAMOS ANDY
136	QUEEN CITY NEWS CO INC
	STEIMAN MICKEY A
150	DUTCHESS TERMINAL INC
	MATTHEWS AUTO CENTER
158	T&D AUTO SERVICE
161	MANNINO ELECTRIC INC
168	SALS LITTLE ITALY PIZZERIA
171	ROTO RAIL ENTERPRISES INC
108128	TAYLOR JAMES L MFG CO

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GARDEN ST 1992

3	TABOR, LINDA
5	TONYS TAILOR SHOP
7	SAMSON & DELILAH HAIRCUTTERS
9	FIRST CHURCH OF CHRIST
12	CITY OF POUGHKEEPSIE PARTNR
27	L & LS CAFE
	LEODY EDMOND G ARCH
	LOEDY & LOEDY ENTERPRISES LTD
29	TWO BRITS INC
31	EDEN ROC REALTY CO LTD PARTNR
35	CINDERILLA BEAUTY SALON
40	SOUTH ROAD ASSOCIATES
	VAN DE WATER & VAN DE WATER
43	GREGORIUS, L F
45	GRIFFIN, ANGELIQUE
	JAMISON, DANIEL
	LOUIS, A
52	OLSON, DWAYNE
	WEST, CHERRYL
54	BAXTER R L BUILDING CORP
55	SCHELTMEYER, EVERETT R
	SHEEHAN, PERRY J
67	WILLIS, DOROTHY A
68	LABODINS BOARDING HSE
69	MC GUE, HENRY
	MORTON, D
77	THOMPSON, MELROSE
79	JACKSON, DENEEN
	MCKINNEY, RITA
	WHITAKER, CRYSTAL
81	JOHNSON, ESTELLE
82	CHRISTIE, THEODORE
83	GRIFFIN, WILLIE B
84	BOOTHE, JOSEPH H
	MORGAN, JOY
85	LYONS, JOE
	THOMAS, E L
89	WEBSTER, DELMER D
91	GORDON, JAS D
92	BETROS, NORMAN G, SR
93	MERRITT, S
94	BATTLE, GIGI
	CUOMO, M
95	CAPLEY, P
	JACOB, OTTO E
96	WEST, RONALD
97	ALLEN, GERALD K
98	HERNANDEZ, JUAN
	MCCRAY, CRAIG
	STONE, R

GARDEN ST 1992 (Cont'd)

103	BUNN, F
	STORTS, LEROY
104	PATTERSON, BASIL
	THOMAS, REUBEN
105	MINOR, ANDREW
107	WEST, JOHN P
108	BROWN, STANFORD U
109	WIMBERLY, WILLIE J
110	GREEN, FRANKLIN J
	LANCHESTER, F
112	DE LEO, FRANK
	TALLARDY, MARK
113	ALLEN, RICKIE
	DRAYTON, I
	REID, JOYCELIN
115	MASSIE, ROLAND L
116	FELTON, DAVID
	PATRICE, L
118	BROOKS, EDGAR
	MAHMUWD, SOIELA
120	BOOKER, CHAS E
	BOOKER, GLENN A
	BOOKER, JEFFERY JEROME
	SINGLETARY, K
122	FINDLAY, GLENROY
	JONES, ANNA
126	ROBINSON, SIDNEY
	THORPE, JOSEPH
	WEST, HORACE
	WILLIAMS, ARIL
135	CHARLEYS CLUB MONTEGO TAVERN
	WILLIAMS, GEORGE
138	BARNES, JOSEPH
	JOHNSON, ARTHUR W
139	BENNERMON, JAMES A
140	FERIS, RAOUL
150	YOUNG, RAYMOND J
154	MEENAN OIL CO LP
155	BOSS, C
	SKIMIN-NARDONE INC
161	HARVEY SID INDUSTRIES INC
164	HARMON AND CASTELLA PRINTING
1113	RIVERSIDE BANK
1513	BIODESIGN INC
8612	DRAYTON, FELICIA

Target Street	Cross Street	Source
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PARKER AVE 1992

6	BECKER, KENT
	SISCO, DONA A
	VAN BENSCHOTEN, WAYNE, JR
	VOLETI, RAO
	WATTOFF, SYDE
8	PARTRIDGE, KIMBERLY
10	HEADLEY, GEORGE
	KISEMBO, CHARLES
	SCARLETT, E
12	O'BRIEN, JOHN
	PETROCCITTO, FRANK C
14	JACKOWSKI, ROBERT
18	VIANI, L
22	DU BOIS, KENNETH D
	HABINOWSKI, JOS W
	REILLY, JAMES & COLLEEN
24	GUMBINGER, ROBT L
25	FAIRVIEW BLOCK & SUPPLY CORP
28	RATTRAY, D R
30	RINGWOOD, THOS A
32	BELMONTE, DONATO
	DI TULLO, STACIA
34	BELMONTE, BIAGIO
	PRINZIVALLI, A
36	MEYER, CHRISTOPHER
	VINCENT, WALTER E
40	CERVONE, ALEXANDER
	DINGEE, GLENN T
	HUTCHES, DAVE
44	MANN, LORI
	SCHWEIZER, CHERYL
	SCHWEIZER, SCOTT
46	CLARKE, KELVEN
48	HAYNES, PETER
	METHOD OF BEAUTY
52	NICHOL, DOTTY
	RAYMO, M
56	COLEMAN, D
67	EISNER BROTHERS INC
84	BETTER BUSINESS MACHINES INC
99	LAMCO OIL
	POUGHKEEPSIE ROOFG & INSUL CO
100	LOMASNEY COMBUSTION INC
102	HUDSON DEALERS SUPPLY INC
103	CHARTER, KARL F
107	DUTCHESS BANDAG INC
115	MELCHIOR ARMSTRONG DESSAU INC
	PAMECO CORPORATION
117	NORTH SIDE AUTO REPAIR INC
119	ANDROS DINER

Target Street	Cross Street	Source
-	✓	EDR Digital Archive

PARKER AVE 1992 (Cont'd)

134	ROYCE, MARK T
136	QUEEN CITY NEWS CO INC
	STEIMAN MICKEY A
150	BUY LOW AUTO INC
152	GRAHAM, BILLY
154	MAYERSOHN, ROBIN
	OVERTON, IDA J
	SUAREZ, ROBERT L
155	MYERS, LORRAINE
156	GREEN, D
158	T&D AUTO SERVICE
161	CLARKE, C
	MANNINO ELECTRIC INC
162	DABY, V
164	DRAPPER, MICHAEL, JR
168	SALS LITTLE ITALY PIZZERIA
171	RANCO ANTHONY
	ROTO RAIL ENTERPRISES INC
180	NICOLAS, LOUIS
184	DUBOIS, CLIFFORD
2012	SCOTT, KATHY
10828	TAYLOR JAMES L MFG CO

Target Street	Cross Street	Source
✓	-	Polk's City Directory

GARDEN ST 1988

GARDEN ST–Contd
2★Atston Mary 473-5527
3 No Return
4 Vacant
72 Vacant
73 Civic Center Apartments
1 No Return
2 Vacant
3★Holman Jacqueline 452-7626
4★Simons Tony 485-5277
5★Lowry Penny
6 Austin Susie
7 No Return
8 No Return
9★James Chas 454-1465
11 Vacant
73a Vacant
75 Vacant

4

MANSION ST INTERSECTS
77 Dancy Andrew 452-4952
★Owens Jas 473-0325
★Pittman L 471-5373
★Duncan Sheryl A
★Cox Norma
78 Vacant
★Fleitas Jose
79★Nelson Debra
★Henson Bruce
Jones Mary 485-7574
★Calhoum Wilhetmina
80 Vacant
81 Bundy Geneva M Mrs ◎ 454-2971
82 Vacant
83 Griffin Willie B ◎ 454-3757
84★Whitted Robt
Vacant
85 Thomas Effie L ◎ 452-5773
86★Haynes Ivanhoe
★Henry Burnet A
86½ No Return
★Balodis Osvald ◎
87 Stout Charles E ◎ 454-4808
89★Webster Delmer D ◎ 473-5384
90 Vacant
91 Gordon Beverly Mrs ◎ 454-3464
92 No Return
No Return
93 Watson Louis
94 Vacant
95 Vacant
Vacant
96 West Ronald ◎ 471-0295
97 Allen Gerald K ◎ 452-2372
98★Mc Lean Sonia ◎
99 Bolden
101 Riggins Shirley Mrs ◎ 452-1342
102 Vacant
103 Mitchell Ella Mrs ◎ 452-3969
★Mitchell Donald
104★Reynolds Orville ◎ 452-8644
105 Minor Andrew J ◎ 452-2979
106★Bennerman Chas L ◎
107★West John P ◎
★West John P 473-5715
108★Brown Stanford U 454-7460
109 Wimberly Willie J Rev 471-9722
110 Lanchester Forrest ◎ 452-4052
Green Franklin J 473-1631
111 Hannah Ivory B Jr ◎ 485-3279
112★Tallardy Mark C ◎
113 Vacant
114 Vacant
115 Massie Roland L ◎ 452-1283
HIGH ST BEGINS

40

MARSHALL ST ENDS
116 Felton David 454-2642
118★Ricketts Lawr ◎ 452-0737
120 Booker Charles E ◎ 471-6067
Calloway Mary A Mrs 454-9741
121 No Return
122 Jones Anna E Mrs ◎ 452-4854
124 Rankin Everard S ◎ 454-4606
Taylor Rosa
★Calorie Vinci
No Return
Tuggle Verdell
125 No Return
126 No Return
127 Vacant
128 Apartments
1★Robinson Robt W
2★Groucher Veronica 452-2433
129★Winters Valerie 485-7294
132★Etting Merlte
★Wilson
134★Mc Nally Calvin
ZIMMER AV BEGINS
135 Vacant
Vacant
136 Marksman Geo
138★Johnson Arthur 471-0822
★Poster Jas
139 Bennerman Jas A ◎ 454-7661
140 Feris Raoul P ◎ 454-0707
141 Vacant
142 Vacant
143 Effron Fuel Oil (Garage) 452-2630
W OAKLEY ST BEGINS
145★Johnson Eunice ◎ 454-7113
147 Vacant
150 Nicolato Clara Mrs ◎ 471-4485
Young Raymond J 471-4485
153 Dutchess Electronic Manufacturing Co
(Rear Entr)
BROOKSIDE AV ENDS
154 Effron Fuel Oil Co 452-2600
155 Aloy's Garden Restaurant 473-8400
Boss Carol M 473-9363
PENN CENTRAL INTERSECTS
164 Harmon And Castella Printing 471-3410

Target Street	Cross Street	Source
-	✓	Polk's City Directory

PARKER AVE 1988

54

17 Beeck Hans J ◎ 454-6460

40

PARKER AV –FROM 125 WASHINGTON EAST TO CITY LINE

ZIP CODE 12601

5 Vacant

6 Janke Emily Mrs
Van Benschoten Wayne W Jr 471-6350

8★Carroll Jas R ◎

10 Murdock Overton F ◎ 473-2751
★Rattray D R 452-0407
Scarlett Kenneth 473-5310

12 Petroccitto Frank C ◎ 454-5178
O'Brien John F 454-7651

14★Jackowski Chas ◎ 452-7203

18 Viani Louise R ◎ 454-4191

20★Robinson Brentha 485-3277
★Graham Pamela 471-7341
★Gordon Errol I 471-6178

20½ Garbaunoff Keith E

22 Habinowski Joseph W ◎ 452-6866

Target Street	Cross Street	Source
-	✓	Polk's City Directory

PARKER AVE 1988

PARKER AV–Contd
Du Bois Kenneth D 471-1293
24 Gumbinger Robt L ◎ 454-0727
25 Arlington Glass Co 452-3900
28 Quattrociocchi Louis J ◎ 454-8617
Ditullo Robt S
30 Ringwood Thos A ◎
32 Belmonte Donato 471-9568
★Ciampaglione Ralph
33 Vacant
34 No Return
36★Lutz Ted
★Valentino Steph
★Hansen Kathleen
40★Pecchia Paul Jr 485-7773
No Return
42★Shoman S J 485-3023
★Lund Michele
2 Vacant
44★Schweizer Scott A 485-6643
46 Clarke Kelvin A 454-4077
48 Haynes Peter Jr ◎
50 Lown Sandra K Mrs 454-8487
Mc Leod Margaret H
No Return
52★Diohaviano John 485-4119
★Kugler Bill 473-5790
54★Shaw Robin M
56★Oliver Jas R 473-4476
Veach Florence ◎ 454-3368
70 Standard Gage Co Inc 471-3100
CON RAIL INTERSECTS
84 Better Business Machine Co Of Poughkeepsie 471-4080
98 Daily Fresh whol fruit dlrs 471-1259
99 Automated Bread Distributors
Surico Roofing Co 452-3738
GARDEN ST ENDS
CON RAIL INTERSECTS
100 Lomasney Combustion Inc 471-9000
102 Hudson Dealers Supply Inc bldg materials 452-4320
Rear Hudson Dealers Supply Inc (Annex)
103 Sidetracked 471-9442
No Return
105★Lunt Tracy
★Elmendorf Margie ◎
106 Vacant
107 Dutchess Bandag Inc tire dlrs 452-4740
108 Taylor James L Manufacturing Co mach mfrs 452-3780
115 Vacant
117½ No Return
119 Andros Diner 471-7939
130 No Return
134★Royce Mark ◎
136 Rainbow News 473-1980

5

N HAMILTON ST ENDS
150★Hues Kurt
151 Fairview Cleaners 471-3230
152★White Martin ◎
FAIRVIEW AV BEGINS
154 Mannino Robt ◎ 471-5467
HAMILTON CT BEGINS
155★Jackson Darren ◎
156 Mayo Eleanor G Mrs ◎ 485-2491
160 Apartments
Bronson Suzin
161 Paroli Eliz Mrs ◎ 473-3480
Knapp Michelle
Mannino Electric Inc 452-3520
162★Delveccio Steph
★Delveccio Rodger
164 Vacant
170★Gaffrey Peter
168 South Little Italy pizzeria & restr 485-6771
171 Roto-Rail Automatic Car Wash 452-3520
N CLINTON ST ENDS
BUCKINGHAM AV BEGINS
176 Ward Jas T ◎
180★Golnck Peter ◎
184 Scott Randolph D 471-4309
FOSTER ST BEGINS
CONRAIL INTERSECTS
PARK AV INTERSECTS

54

PARKER AV (HYDE PARK)–FROM ROUTE 9 WEST TO 11 GARDEN ST

ZIP CODE 12538
New York Telephone Co 473-9951
5★Whelly David C 229-9059
7 Zeising Wm 229-8363
9 Tacinelli J 229-2258
10 Wright Fred W III 229-7531
11 Merte David Wm 229-0472
1★Billera K B 229-6022
12 Van Louven Dan 229-8016
13 Dougherty Ronald 229-7960
14½ Underwood Kenneth Jr ◎ 229-7981
Vacant
Vacant
15 Andros Philip 229-2610
16 Zimmerman Charles 229-2833
17 Richard Gus ◎ 229-2748
18 Velie Willard W 229-2359
20 Sullivan John C 229-2243
21 Andros Peter M ◎ 229-5728
23 No Return
24 Blakley Elmer 229-2442
25 Vacant
26★Trautmann Ernest 229-0979
27 Green Leslie A 229-0717
29 No Return

38

PARKVIEW PL (TOWN OF POUGHKEEPSIE)–FROM 30 EILEEN BLVD NORTH TO EASTERN PKWY

ZIP CODE 12603
4 Kraemer Robt G ◎ 473-0047
6 Larace Schley ◎ 473-5461
8 Leete Kath Mrs ◎ 452-8926
10 No Return
11 No Return
12 Potter Bruce ◎ 471-2328

90

PARKWOOD BLVD –FROM 203 HOOKER AV SOUTH TO END OF OAKWOOD BLVD

ZIP CODE 12603
3 Maserjian Arth ◎ 471-0211
5 Epstein Patricia S Mrs ◎ 485-5250
6 Mc Cade Hellen Mrs ◎
7 James Lynne ◎ 473-5706

Target Street	Cross Street	Source
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GARDEN ST 1985

GARDEN ST—Contd
95 Jacob Rose A Mrs ◎ 471-0786
Capley Helen 473-1385
96 West Ronald ◎ 471-0295
97 Allen Gerald K ◎ 452-2372
98 Prather Robt L ◎
99 Vacant
101 Riggins Shirley Mrs
102 Vacant
103 Mitchell Ella Mrs ◎ 452-3969
Smith Michael
104 Treasure Dora Mrs ◎
105 Minor Andrew J ◎ 452-2979
106 Bunn Thos ◎ 471-8844
107 Watterson John R ◎
108 No Return
109 Wimberly Willie J 471-9722
110 Lanchester Forrest ◎ 452-4052
Green Franklin J 473-1631
111 Hannah Ivory D Jr ◎ 471-4164
112 Vacant
113 Vacant
114 Vacant
115 Massie Roland L ◎ 452-1283
HIGH ST BEGINS

40

MARSHALL ST ENDS
116★Patrice Linda A
Felton David 454-2642
118 Morris Wilson ◎ 454-9054
Morris Ellie Mae Mrs
120 Booker Charles E ◎ 471-6067
Calloway Mary A Mrs 454-9741
121 Forte Dewey ◎ 473-5445
122 Jones Anna E Mrs ◎ 452-4854
124 Rankin Everard S ◎ 454-4606
Taylor Rosa
Colore Vinci
Dolson Margt
Tuggle Verdell
125 Hentschell Ortenzin T
126 No Return
127a Vacant
127 Gallagher Thos A furnished rms
128 Apartments
1 Morgan Stanley A
2 Rock Daisy 473-5153
129 Mallory Elizabeth
132 Green Vernon 471-9403
134 Caraway George
ZIMMER AV BEGINS
135 Charley's Club Montego tavern
Green Joseph
136★Marksman Geo
138 Davies Leo W 473-8471
139 Bennermon James A ◎ 454-7661
140 Feris Raoul P ◎ 454-0707
141 Taylor Geo
142 Vacant
Roundtree Robt
143 Effron Fuel Oil (Garage)
W OAKLEY ST BEGINS
145★Sumner Frank M 471-0236
146 Vacant
147 Vacant
148 Vacant (5 Apts)
149 Vacant
150 Nicolato Clara Mrs ◎ 471-4485
Young Raymond J
151 Vacant
153 Triangle Electronic Mfg Co (Rear Entrance)
BROOKSIDE AV ENDS
154 Love-Effron Fuel Oil Co 471-6800
155 Aloy's Garden Restaurant 473-8400
★Boss Carol M 473-9363
PENN CENTRAL INTERSECTS
164 Harmon And Castella Printing 471-3410

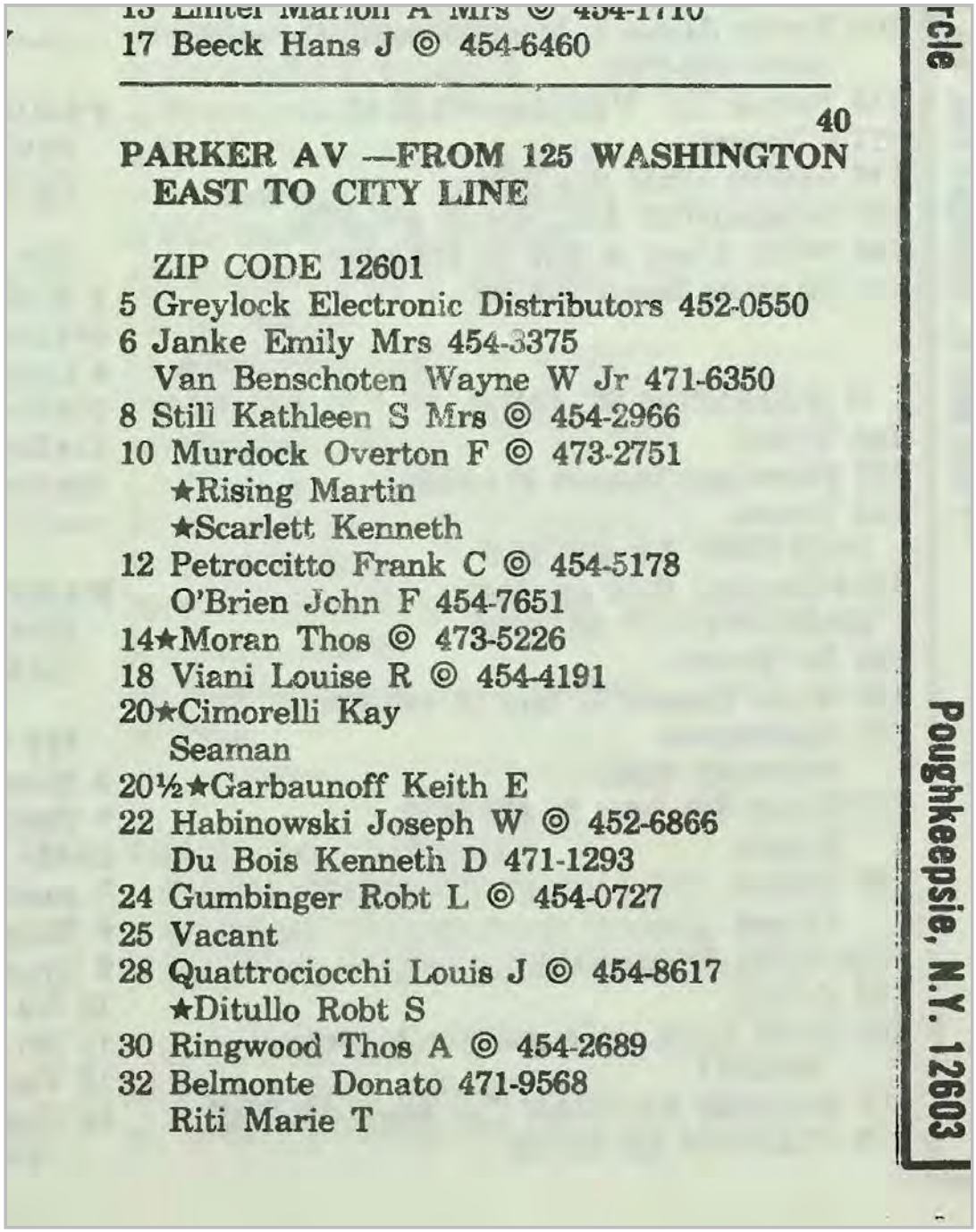
53

GARDEN ST (HYDE PARK)—FROM 23 FULLER LA TO 17 HORSESHOE DR

ZIP CODE 12538
1 Sheldon Donald U ◎ 229-2309
3 No Return
4 Vacant
5 Fluegel Carol
7★Pollisino John ◎
9 Paul Albert E ◎ 229-2241
11 Long Gerald ◎ 229-7785
PARKER AV ENDS
15 Ryan Richd A ◎ 229-7589
17★Gent Ernest ◎ 229-8155
19 Hardin
23 Bocchino Carmine Mrs ◎ 229-8914
27 Mc Alester Bradlee H ◎ 229-7466
CRUMWOLD PL ENDS
29 Blakley John E ◎ 229-2769
31 Martin Louise Mrs ◎ 229-7286
33★Lange Thos ◎
MANSION ST INTERSECTS
37 Miller Leonard C ◎ 229-2273
39 Grishman Lore Mrs ◎ 229-2991
41 Wilcha Eleanor Mrs ◎ 229-2317
43 O'Connor Joe ◎ 229-8539
ROGERS PL ENDS
45 Kozlowski Larry F ◎ 229-2951
47 No Return
49 No Return
WATSON PL ENDS
51 Cwik Edw R 229-7726
53 Vacant
55 Hayden Benj ◎ 229-8382
CAYWOOD PL ENDS
57 Vacant
59 Haas Michl ◎ 229-7633
61 Rinschler Jon P ◎ 229-5305
62 Humenick Danl C ◎ 229-7036
63 Spencer Clarence A Jr ◎ 229-8432
64 Doughty ◎
65 Lees Raymond A ◎ 229-0816
67 Czack Richd ◎ 229-8780
69 Reynolds Shirley C Mrs ◎ 229-2454
72 Hawk Raymond E ◎ 229-2827

Target Street	Cross Street	Source
-	✓	Polk's City Directory

PARKER AVE 1985



15 Linter Marion A Mrs ◎ 454-1710
17 Beeck Hans J ◎ 454-6460

40

PARKER AV —FROM 125 WASHINGTON EAST TO CITY LINE

ZIP CODE 12601
5 Greylock Electronic Distributors 452-0550
6 Janke Emily Mrs 454-3375
Van Benschoten Wayne W Jr 471-6350
8 Still Kathleen S Mrs ◎ 454-2966
10 Murdock Overton F ◎ 473-2751
★Rising Martin
★Scarlett Kenneth
12 Petroccitto Frank C ◎ 454-5178
O'Brien John F 454-7651
14★Moran Thos ◎ 473-5226
18 Viani Louise R ◎ 454-4191
20★Cimorelli Kay
Seaman
20½★Garbaunoff Keith E
22 Habinowski Joseph W ◎ 452-6866
Du Bois Kenneth D 471-1293
24 Gumbinger Robt L ◎ 454-0727
25 Vacant
28 Quattrociocchi Louis J ◎ 454-8617
★Ditullo Robt S
30 Ringwood Thos A ◎ 454-2689
32 Belmonte Donato 471-9568
Riti Marie T

rcle

Poughkeepsie, N.Y. 12603

Target Street	Cross Street	Source
-	✓	Polk's City Directory

PARKER AVE 1985

PARKER AV—Contd
33 E F C O Bakery Supply Co
34 Belmonte Magdalena Mrs ◎ 452-3370
36 Vacant
40★Lagname Salvatore L 452-1124
★Henne Scott E 473-2538
42★Meurant Robt J 473-8018
44★Owens Christopher S
46★Clarke Kelvin A 454-4077
48 Haynes Peter Jr
50 Lown Sandra K Mrs 454-8487
Mc Leod Margaret H
Williams Ellen M ◎ 454-8487
52★Greene
Planck
54 Vacant
56 Bowe
Veach Florence ◎ 454-3368
63 Vacant
67 Eisner Brothers scrap mtl 471-1040
70 Standard Gage Co Inc 471-3100
CON RAIL INTERSECTS
84 Better Business Machine Co Of Poughkeepsie 471-4080
86 Harvey Sid Of Metro Inc whol htg sup 454-4430
99 Washington Growers & Distributors Inc mkt gardeners 471-1400
GARDEN ST ENDS
CON RAIL INTERSECTS
100 Miller Plumbing & Heating Inc 454-1583
102 Hudson Dealers Supply Inc bldg materials 452-4320
REAR North Side Garage 452-0945
103 Vacant
Vacant
105 Sanders Mary 454-3352
Bishop Frances A Mrs ◎ 454-7557
106 Vacant
107 Dutchess Bandag Inc tire dlrs 452-4740
108 Taylor James L Manufacturing Co mach mfrs 452-3780
115 Parker Car Wash Inc 471-9113
117½ Vacant
119 Andros Diner 471-7939
130 Bosansovitch Eva Mrs ◎ 454-4734
134 Welsh Clara A Mrs ◎ 452-2805
136 Rainbow News 473-1980

5

N HAMILTON ST ENDS
150 Vacant
151 Fairview Cleaners 471-3230
152 Vacant
FAIRVIEW AV BEGINS
154★Mannino Robt 471-5467
HAMILTON CT BEGINS
155 No Return
156 Mayo Eleanor G Mrs ◎ 485-2491
160 Apartments
★Bronson Suzin
161 Paroli Eliz Mrs ◎ 473-3480
Knapp
162 Vacant
Vacant
164★Alston Roosevelt S
170 Vacant
168 South Little Italy pizzaria & restr 485-6771
171 Roto-Rail Automatic Car Wash 452-3520
N CLINTON ST ENDS
BUCKINGHAM AV BEGINS
Vacant
176★Ward Jas T ◎
180 Vacant
184★Scott Randolph D 471-4309
No Return
FOSTER ST BEGINS
CONRAIL INTERSECTS
PARK AV INTERSECTS

54

PARKER AV (HYDE PARK)—FROM ROUTE 9 WEST TO 11 GARDEN ST

ZIP CODE 12538
New York Telephone Co 473-9951
5 Way Paul A 229-9581
7★Zeising Wm
9 Canale Steve 229-7620
★Tacinelli J
10 Wright Fred W III 229-7531
11 Merte David Wm 229-0472
1 Hickman Robt S 229-2403
12 Van Louven Dan 229-8141
13★Dougherty Ronald
14½ Underwood Kenneth Jr
★Simon Stan 229-7498
Jackson H E 229-9050
15 Andros Philip 229-2610
16 Zimmerman Charles 229-2833
17 Richard Gus 229-2748
18 Velie Willard W 229-2359
20 Sullivan John C 229-2243
21★Andros Peter 229-5728
23 Vacant
24 Blakley Eileen 229-2442
25 Davies M 229-8325
26 Martin Anna S 229-7658
27 Green Leslie A 229-0717
29★Troutbaum Ernie

38

PARKVIEW PL (TOWN OF POUGHKEEPSIE)—FROM 30 EILEEN BLVD NORTH TO EASTERN PKWY

ZIP CODE 12603
4 Kraemer Robt G ◎ 473-0047
6★Larace Schley ◎ 473-5461
8 Leete Kath Mrs ◎ 452-8926
10★Krum Barry ◎
11★Richardson
12★Potter Bruce ◎

90

PARKWOOD BLVD —FROM 203 HOOKER AV SOUTH TO END OF OAKWOOD BLVD

ZIP CODE 12603
3 Maserjian Arth ◎ 471-0211
5 Epstein Mark J ◎ 485-5250
6★Mc Cade Hellen Mrs ◎
7 James Lynne ◎ 473-5706
8 Balassone Marie F Mrs ◎ 471-2754
9 Lyons Wm G 298-8881
10 No Return
11 No Return
13 Vacant
14 Domes Silvia Mrs acctg & bkpg ◎ 454-3951

Target Street	Cross Street	Source
✓	-	Polk's City Directory

GARDEN ST 1980

GARDEN ST—Contd
Vacant
★Smith Michael
104 Treasure Karl O ◎
Vacant
105 Vacant
106 Bunn Thos ◎ 471-8844
Vacant
107 Watterson John R ◎ 452-5204
108 Weir Austin
★Lyons Joe 454-6218
No Return
109 Vacant
110 Lanchester Forrest ◎
Green Franklin J 473-1631
111 Hannah Ivory D Jr ◎ 471-4164
112 Storts Stanley Jr ◎ 454-4683
White Hester 473-2416
113 Vacant
114 Vacant
115 Massie Roland L ◎ 452-1283
HIGH ST BEGINS

40

MARSHALL ST ENDS
116★Blue Manda
Felton David 454-2642
117 Johnny's Corner Store gro 454-9900
Vacant
118 Morris Wilson ◎ 454-9054
Morris Ellie Mae Mrs
120 Booker Charles E ◎ 471-6067
Randall Marvene Mrs 471-8578
121 Vacant
122 Jones Anna E Mrs ◎ 452-4854
White Eliz
Morton Dorthea M
Duncan Victoria
123 No Return
124 Rankin Everard S ◎ 454-4606
Taylor Rosa
Colore Vinci
George Mettie
Tuggle Verdell
125★Hentschell Ortenzin T
126 Moore Hazel Mrs
Pierce Lillian G Mrs 471-5487
127 Harris James
Herbert Vernon
Alvin Thos
Dinter Cath
James Herman
Leroy Davis
Lasher Ernest
127a Gallagher Thos A ◎
Cox Sherry
Howard Ozzie
128 Apartments
1 Morgan Stanley A
2★Rock Daisy 473-5153
129 Mallory Elizabeth
131 Shute Arth N furn rms 473-3069
132 Champman Peter L
134★Allen Delores T
★Caraway George
ZIMMER AV BEGINS
135 Vacant
136★Jones E 454-9381
138★Davies Leo
139 Bennermon James A ◎ 454-7661
140 Feris Raoul P ◎ 454-0707
141 Taylor G
142 Finkbeiner Eliz M ◎ 452-1711
143 Effron Fuel Oil (Garage)
W OAKLEY ST BEGINS
145 Vacant
146 Vacant
147 Vacant
148 Vacant (5 Apts)
149 Vacant
Vacant
150 Nicolato Clara Mrs ◎ 471-4485
Young Raymond J
151 Vacant
153 Triangle Electronic Mfg Co (Rear Entrance)
BROOKSIDE AV ENDS
154 Effron Fuel Oil Corp 452-2600
155 Aloy's Garden Restaurant 454-9259
PENN CENTRAL INTERSECTS
164 Harmon And Castella Printing 471-9163
165 Vacant

53

GARDEN ST (HYDE—PARK)-FROM 23 FULLER LA TO 17 HORSESHOE DR

ZIP CODE 12538
1★Sheldon Donald U ◎ 229-2309
3 No Return
4★Paul Walter Mrs ◎ 229-5113
5★Fluegel
7★Sowada John T 229-8619
9★Paul Albert E ◎ 229-2241
11★Sutton Philip J ◎ 229-9353
PARKER AV ENDS
15★Ryan Richd A ◎ 229-7589
17★Place Joseph 229-2382
19★Horrocks Percy F ◎
27★Mc Alester B H ◎
CRUMWOLD PL ENDS
29★Blakley John E ◎ 229-2769
31★Martin Brian ◎ 229-7286
MANSION ST INTERSECTS
37★Miller Leonard ◎ 229-2273
39★Grishman Kurt ◎ 229-2991
41★Wilcha Peter 229-2317
43★O'Connor Joe ◎ 229-8539
ROGERS PL ENDS
45★Kozlowski L F ◎
WATSON PL ENDS
53★Sieverding John ◎ 229-5631
55★Hayden Benj ◎ 229-8382
CAYWOOD PL ENDS
59★Haus Michl ◎ 229-7633
61★Rinschler Jon ◎ 229-5305

Target Street	Cross Street	Source
-	✓	Polk's City Directory

PARKER AVE 1980

6 Janke Emmy 454-3375
Germano Rose M Mrs ◎ 452-7573
Flanagan Rosemary 471-5596
Huynh Thanh Ba 473-4932
Van Benschoten Wayne W Jr 471-6350
8 Still Kathleen S Mrs ◎ 454-2966
10 Vacant
12 Petroccitto Frank C ◎ 454-5178
O'Brien John F 454-7651
Cronk Denise K
14 Eckert Kath F Mrs ◎ 452-6131
18 Viani Louise R ◎ 454-4191
20 Klump Frank H 471-2560
Doughty Sharon L 471-9021
★Dubois Kenneth
20½ Cimorelli Barbara A 454-6595
22 Habinowski Joseph W ◎ 452-6866
Habinowski Andrew E 471-9470
★Byrne M
24 Gumbinger Robt L 454-0727
Gumbinger Michl C ◎
★Krafchik M
25 Norandex Inc bldg products 452-0490
28 Quattrociocchi Louis J ◎ 454-8617
No Return
30 Ringwood Thos A ◎ 454-2689
32 Belmonte Donato 471-9568
★Riti Maria
33 E F C O Bakery Sup Co
34 Belmonte Biagio ◎ 452-3370
35 Nash Mark
36★Andreini Giovanni D 471-8973
Freer Alice C ◎ 454-7613
40 Legname Salvatore 452-1124
Pecchia Victor J 473-1096
Bruno
42 Benante Grace M Mrs ◎ 454-8636
★Anderson Richard 471-3624
Wheaton Scott 454-2359
44★Trocchio Pamela J
46 La Rose Steph D ◎ 452-1076
★Ducasse Jason
48 Haynes Peter Jr ◎ 471-5019
50 Lown James 454-8487
★Mc Leod Margaret
Williams Ellen M ◎ 454-8487
52 Raymo James Jr ◎ 471-7989
Evans Patrick
Morano John 452-1297
54 No Return
56 Bocci Mabel M Mrs 471-9671
Veach Florence ◎ 454-3368
63 Vacant
67 Eisner Bros scrap mtl 471-1040
70 Standard Gage Co Inc 471-3100
CON RAIL INTERSECTS
84 Better Business Machine Co Of Poughkeepsie 471-4080
86 Harvey Sid Of Albany Inc whol htg sup 454-4430
99 Washington Growers & Distributors Inc mkt gardeners 471-1400
GARDEN ST ENDS
CON RAIL INTERSECTS
100 Miller Plumbing & Heating Inc 454-1583
102 Hudson Dealers Supply Inc bldg materials 452-4320
Rear North Side Garage 452-0945
103 Good Life The tavern 452-9121
Charter Karl F ◎ 454-4332
Tervenski Frank S 471-2172

Target Street	Cross Street	Source
✓	-	Polk's City Directory

GARDEN ST 1975

GARDEN ST—Contd
Doughty Helen Mrs
Vacant
87 Stout Charles E
★Colon David
89 Beck Wm F 452-2636
90 Murphy Robt J ◎ 471-6634
91 Gordon James ◎ 454-3464
92 Betros Freda S Mrs
Betros Norman G ◎ 454-3823
93 Yager Lorraine Mrs 471-8304
Watson Louis
94 Tuttle Helen
Peaster Inez P Mrs 471-0570
Denny Robt
95 Jacob Rose A Mrs ◎ 471-0786
Lane Charles
96 Kiley Rose A Mrs ◎ 471-0839
Lewis Sue G Mrs 471-0839
97 Allen Gerald ◎ 452-2372
98 Berry Betty Mrs ◎ 452-0869
99 Roberts Vernon
★Kenya Dolores 452-3087
101 Quick Eliz C Mrs ◎ 452-2722
102 Apartments
1 Maloney Michl
2★Bush Kath Mrs 471-2936
3★Ballinger Stuart L V
4★Brophy D
5 Anderson Carl
6 Vacant
103★Mitchell Donald
Whitfield Emmett
★O'Connor Bob
104 Treasure Karl ◎ 471-2122
Thomas Rubin
Frances Luther
105 Dixon Robt W Rev ◎ 452-3544
106 Bunn Thos ◎ 471-8844
Bunn Fannie Mrs 454-4158
107 Watterson John ◎ 452-8448
108 Weir Austin
Stromen Albert
Thompson Ruby Mrs 454-3483
Dixon Hurbery
109★Leifer Rita
110 Lanchester Forrest ◎
Green Franklin J 452-7671
111 Pitcher Christine
Hannah Ivory D Jr 471-4164
112 Storts Stanley ◎
White Hester
113 Vacant
114 Apartments
1 Vacant
115 Massie Roland L ◎ 452-1283
HIGH ST BEGINS

MARSHALL ST ENDS
116★Armstrong Crystal
Felton David 452-2642
Felton Grahm
117 Johnny's Corner Store gro 454-9900
Vacant
118 Morris Landsey ◎ 454-6954
120 Calloway James C 454-9741
Booker Charles E ◎ 471-6067
121 No Return
122 Jones Prince ◎ 471-7193
123 Vacant

40

124 Vacant
Rankin Everard
125 Wilkins Carol
Randolph Andrew
126 Moore Hazel Mrs 471-7564
Pierce Lillian G Mrs 471-5487
Strange
127 Herman James 471-9362
Lasher Ernest
127a Gallagher Thos A ◎
Spencer Ralph F
Howard Ozzie
Baines David
1★Kip Richd Jr
2★Mc Carmack Michl P 485-8418
129 Weaver Helena
Kurdi Michl
131 Shute Arth N furn rms 452-9724
Miller Gary
132 Schlenkermann Diana Mrs ◎
Cauchi Angelo 471-3578
134 Vacant
Johnson Larry
ZIMMER AV BEGINS
135 Eddie's Goodie Barn antiques 471-7066
136 Lopinto Amelia Mrs
No Return
138 Johnson Wm O furn rms 454-9927
139 Bennermon James A ◎ 454-7661
140 Vacant
Feris Raoul P 454-0707
141 Taylor G
142 Finkbeiner Eliz M Mrs ◎ 452-1711
143 Effron Fuel Oil (Garage)
144★Campbell Leslie
Williams Robt 454-8938
★Woody Elsie
Oliver Yvonne Mrs
★Worley Albert
★Stubbins Hattie Mae
W OAKLEY ST BEGINS
145 Mc Grath Josephine M Mrs ◎ 454-6798
146 Vacant
147 Vacant
148★Capoul Joan
Vacant
Thomas Damon 471-9122
Vacant
Nichols Hazel L
★Pittman Berry
149 Burger Wm 454-5688
Vacant
150 Nicolato Clara Mrs ◎ 471-4489
151 Rogers Charles W 452-8475
153 Triangle Electronic Mfg Co (Rear Entrance)
BROOKSIDE AV ENDS
154 Effron Fuel Oil Corp 452-2600
155 Aloy's Garden Restaurant 452-3345
PENN CENTRAL INTERSECTS
164 Tek Bearing Co Inc 452-3560
165 Vacant

24

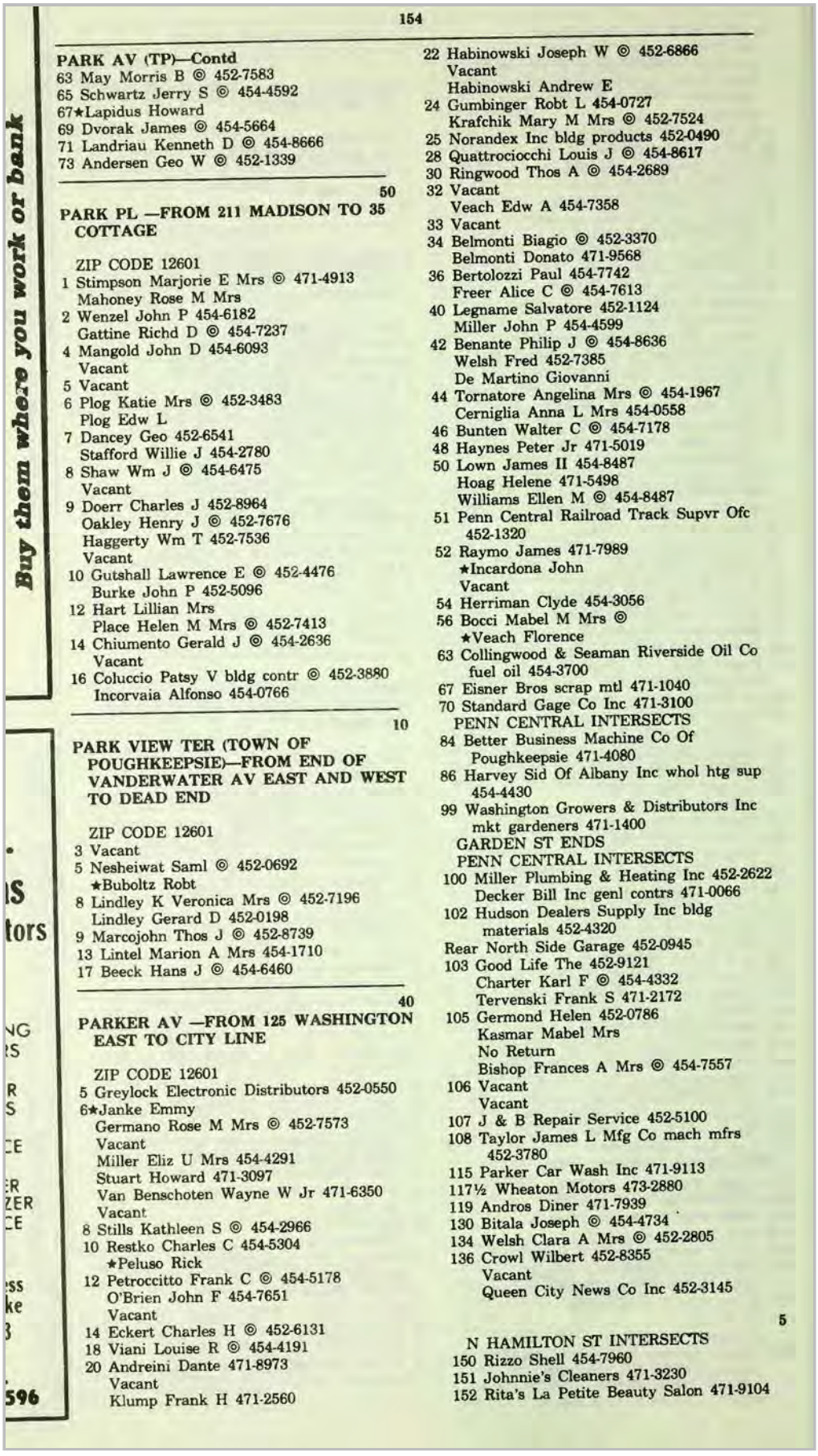
GARDEN ST (FAIRVIEW)—FROM END OF CLARK AT CITY LINE NORTH TO WEST CEDAR

ZIP CODE 12601
WEBSTER AV BEGINS
BAKER AV BEGINS

Poughkeepsie, N.Y. 12603

Target Street	Cross Street	Source
-	✓	Polk's City Directory

PARKER AVE 1975



154

PARK AV (TP)—Contd
63 May Morris B © 452-7583
65 Schwartz Jerry S © 454-4592
67★Lapidus Howard
69 Dvorak James © 454-5664
71 Landriau Kenneth D © 454-8666
73 Andersen Geo W © 452-1339

50

PARK PL —FROM 211 MADISON TO 35 COTTAGE

ZIP CODE 12601
1 Stimpson Marjorie E Mrs © 471-4913
Mahoney Rose M Mrs
2 Wenzel John P 454-6182
Gattine Richd D © 454-7237
4 Mangold John D 454-6093
Vacant
5 Vacant
6 Plog Katie Mrs © 452-3483
Plog Edw L
7 Dancey Geo 452-6541
Stafford Willie J 454-2780
8 Shaw Wm J © 454-6475
Vacant
9 Doerr Charles J 452-8964
Oakley Henry J © 452-7676
Haggerty Wm T 452-7536
Vacant
10 Gutshall Lawrence E © 452-4476
Burke John P 452-5096
12 Hart Lillian Mrs
Place Helen M Mrs © 452-7413
14 Chiumento Gerald J © 454-2636
Vacant
16 Coluccio Patsy V bldg contr © 452-3880
Incorvaia Alfonso 454-0766

10

PARK VIEW TER (TOWN OF POUGHKEEPSIE)—FROM END OF VANDERWATER AV EAST AND WEST TO DEAD END

ZIP CODE 12601
3 Vacant
5 Nesheiwat Saml © 452-0692
★Buboltz Robt
8 Lindley K Veronica Mrs © 452-7196
Lindley Gerard D 452-0198
9 Marcojohn Thos J © 452-8739
13 Lintel Marion A Mrs 454-1710
17 Beeck Hans J © 454-6460

40

PARKER AV —FROM 125 WASHINGTON EAST TO CITY LINE

ZIP CODE 12601
5 Greylock Electronic Distributors 452-0550
6★Janke Emmy
Germano Rose M Mrs © 452-7573
Vacant
Miller Eliz U Mrs 454-4291
Stuart Howard 471-3097
Van Benschoten Wayne W Jr 471-6350
Vacant
8 Stills Kathleen S © 454-2966
10 Restko Charles C 454-5304
★Peluso Rick
12 Petroccitto Frank C © 454-5178
O'Brien John F 454-7651
Vacant
14 Eckert Charles H © 452-6131
18 Viani Louise R © 454-4191
20 Andreini Dante 471-8973
Vacant
Klump Frank H 471-2560
22 Habinowski Joseph W © 452-6866
Vacant
Habinowski Andrew E
24 Gumbinger Robt L 454-0727
Krafchik Mary M Mrs © 452-7524
25 Norandex Inc bldg products 452-0490
28 Quattrociocchi Louis J © 454-8617
30 Ringwood Thos A © 454-2689
32 Vacant
Veach Edw A 454-7358
33 Vacant
34 Belmonti Biagio © 452-3370
Belmonti Donato 471-9568
36 Bertolozzi Paul 454-7742
Freer Alice C © 454-7613
40 Legname Salvatore 452-1124
Miller John P 454-4599
42 Benante Philip J © 454-8636
Welsh Fred 452-7385
De Martino Giovanni
44 Tornatore Angelina Mrs © 454-1967
Cerniglia Anna L Mrs 454-0558
46 Bunten Walter C © 454-7178
48 Haynes Peter Jr 471-5019
50 Lown James II 454-8487
Hoag Helene 471-5498
Williams Ellen M © 454-8487
51 Penn Central Railroad Track Supvr Ofc 452-1320
52 Raymo James 471-7989
★Incardona John
Vacant
54 Herriman Clyde 454-3056
56 Bocci Mabel M Mrs ©
★Veach Florence
63 Collingwood & Seaman Riverside Oil Co fuel oil 454-3700
67 Eisner Bros scrap mtl 471-1040
70 Standard Gage Co Inc 471-3100
PENN CENTRAL INTERSECTS
84 Better Business Machine Co Of Poughkeepsie 471-4080
86 Harvey Sid Of Albany Inc whol htg sup 454-4430
99 Washington Growers & Distributors Inc mkt gardeners 471-1400
GARDEN ST ENDS
PENN CENTRAL INTERSECTS
100 Miller Plumbing & Heating Inc 452-2622
Decker Bill Inc genl contrs 471-0066
102 Hudson Dealers Supply Inc bldg materials 452-4320
Rear North Side Garage 452-0945
103 Good Life The 452-9121
Charter Karl F © 454-4332
Tervenski Frank S 471-2172
105 Germond Helen 452-0786
Kasmar Mabel Mrs
No Return
Bishop Frances A Mrs © 454-7557
106 Vacant
Vacant
107 J & B Repair Service 452-5100
108 Taylor James L Mfg Co mach mfrs 452-3780
115 Parker Car Wash Inc 471-9113
117½ Wheaton Motors 473-2880
119 Andros Diner 471-7939
130 Bitala Joseph © 454-4734
134 Welsh Clara A Mrs © 452-2805
136 Crowl Wilbert 452-8355
Vacant
Queen City News Co Inc 452-3145

5

N HAMILTON ST INTERSECTS
150 Rizzo Shell 454-7960
151 Johnnie's Cleaners 471-3230
152 Rita's La Petite Beauty Salon 471-9104

SECTION

G

DOCUMENTS

Department of Environmental Conservation

Menu

FOIL Request Main Page (SupportHome.aspx)

I want to...

Reference No: W058739-092619

Contact E-Mail: foils@enafco.com

Dear Shira:

Thank you for your Freedom of Information Law (FOIL) request. Your request has been received and is being processed. Your request was received in this office on 9/26/2019 and given the reference number FOIL #**W058739-092619** for tracking purposes. You may expect the Department's response to your request no later than **10/25/2019**.

Record Requested: **164 Garden St, Poughkeepsie, NY 12601 Parcel: 131300-6162-54-177385-0000 Please provide documentation concerning above ground/underground heating oil storage tanks (ASTs/USTs) spills, leaks and site remediation at the property listed above.**

You can monitor the progress of your request at the link below and you'll receive an email when your request has been completed. Again, thank you for using the FOIL Center.

https://mycusthelp.com/NEWYORKDEC/_rs/RequestLogin.aspx
(https://mycusthelp.com/NEWYORKDEC/_rs/RequestLogin.aspx)

New York State Department of Environmental Conservation, Record Access Office

DUTCHESS COUNTY DEPARTMENT OF BEHAVIORAL & COMMUNITY HEALTH
85 Civic Center Plaza, Suite 106
Poughkeepsie, NY 12601
845-486-3404/Fax 845-486-3545
E-mail Address: healthinfo@dutchessny.gov

Application for Access to Records

SECTION A. APPLICANT

Date: 09/26/2019

Applicant Name: Miriam Juskowicz

Street Address: 3 Lodi Lane

City, St, Zip Code: Monsey, NY 10952

Phone Number: 845-354-7071 Fax Number: 845-362-5130

E-mail Address: foils@enafco.com

SECTION B. RECORDS REQUESTED

Specific Name: _____ Municipality: Poughkeepsie

Tax Map #: 131300_-_6162_-_54_-_177385

NOTE: If a radial search is requested, indicate a distance in feet (maximum of 500 ft.) from the referenced tax map number: _____ ft.

Remarks:

164 Garden St, Poughkeepsie, NY 12601
Parcel: 131300-6162-54-177385-0000
Please provide documentation concerning above ground/underground heating oil storage tanks (ASTs/ USTs) spills, leaks and site remediation at the property listed above from 1900-present.

SECTION C. FOR HEALTH DEPARTMENT USE ONLY

Date: _____ Request Reviewed By: _____

Records Located:

☐ Application approved
☐ Application denied

____ Confidential disclosure
____ Unwarranted invasion of personal privacy
____ Record is exempted by statute
____ Part of investigatory file
____ Record is not maintained
____ Other (specify) _____

Ecosystems Strategies, Inc.
24 Davis Avenue, Poughkeepsie, NY 12603
phone 845.452.1658 | fax 845.485.7083 | ecosystemsstrategies.com

August 22, 2008

Melissa Mastro
NYSDEC - Region 3
21 South Putt Corners Road
New Paltz, NY 12561

Re: Tank Closure Site Assessment and Spill File Closure Report for the property located at
164 Garden Street, City of Poughkeepsie, Dutchess County, New York
ESI File: HP08112.40
NYSDEC Spill Number 0804049

Dear Ms. Mastro:

Enclosed please find a copy of the Tank Closure Site Assessment and Spill File Closure Report (TCSA) prepared on the above-referenced property, dated July 30, 2008.

It is the opinion of this office that Spill #0804049 should be closed, based on the following information contained in this TCSA:

- The source of the release (leaking fuel oil USTs) has been identified and removed;
- Contaminated soils were encountered, removed and disposed of off-site;
- Post-excavation sampling documented only low levels of PAHs, consistent with fill soils and not related to the release; and
- No groundwater was encountered.

Please review this document and call me at (845) 452-1658 should you have any questions or comments.

Sincerely,

ECOSYSTEMS STRATEGIES, INC.

Jillian Mauer

Jillian Mauer
Project Manager

JM:ndc

enclosure

cc: File

TANK CLOSURE SITE ASSESSMENT

AND

SPILL FILE CLOSURE REPORT

Property located at 164 Garden Street
City of Poughkeepsie
Dutchess County, New York

NYSDEC Spill Number: 0804049

July 30, 2008

ESI File: HP08112.40

Ecosystems Strategies, Inc.
24 Davis Avenue, Poughkeepsie, NY 12603
phone 845.452.1658 | fax 845.485.7083 | ecosystemsstrategies.com

Ecosystems Strategies, Inc.

TANK CLOSURE SITE ASSESSMENT

AND

SPILL FILE CLOSURE REPORT

Property Located at 164 Garden Street
City of Poughkeepsie
Dutchess County, New York

NYSDEC Spill Number: 0804049

ESI File: HP08112.40

July 30, 2008

Prepared By:

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, New York 12603

Prepared For:

Harmon & Castella
164 Garden Avenue
Poughkeepsie, New York 12603

The undersigned has reviewed this Tank Closure Site Assessment and Spill File Closure Report and certifies to Harmon & Castella that the information provided in this document is accurate as of the date of issuance by this office.

Any and all questions or comments, including requests for additional information, should be submitted to the undersigned.

Paul H. Ciminello
President

TABLE OF CONTENTS

1.0 INTRODUCTION

1.1 Purpose

This Tank Closure Site Assessment and Spill File Closure Report (TCSA) summarizes all tank and petroleum spill closure services (performed by Ecosystems Strategies, Inc. [ESI] personnel and/or designated subcontractors) associated with closure of one 550-gallon and two 1000-gallon underground storage tanks (USTs) located on the property described in Section 1.2, below. This TCSA provides written documentation of all tank closure procedures and documents the integrity of remaining on-site soils located in the vicinity of the former tanks.

1.2 Site Location and Description

The subject property is an approximately 0.36-acre parcel located at 164 Garden Street and 84 Parker Avenue, City of Poughkeepsie, Dutchess County, New York. The northern portion of the property is occupied by a one-story commercial warehouse building bordering Parker Avenue and a trailer located to the south of the warehouse, the remainder is a paved parking lot. The specified portion of the property on which tank closure and soil removal activities were conducted consists of two areas. Excavation Site 1 (hereinafter referred to as Site 1) is located west of the on-site commercial warehouse building (84 Parker Avenue) and Excavation Site 2 (hereinafter referred to as Site 2) is located south of the on-site building, to the west of the trailer (164 Garden Street). A Fieldwork Map indicating specific Site characteristics is located in Appendix A.

1.3 Limitations

This written analysis summarizes tank closure and soil removal activities conducted on specified portions of the property at 164 Garden Street, City of Poughkeepsie, Dutchess County, New York and is not relevant to other portions of this property or any other property. This TCSA presents Site conditions as of the respective dates of tank removal and soil sampling/removal activities, and cannot be held accountable for activities or events resulting in contamination after the dates of fieldwork.

Services summarized in this TCSA were performed in accordance with generally accepted practices and established NYSDEC protocols. Unless specifically noted, the findings and conclusions contained herein must be considered not as scientific certainties, but as probabilities based on professional judgment.

1.4 Objectives

The objectives of the fieldwork conducted by ESI were to: remove three petroleum USTs and surrounding contaminated soil from the Site in accordance with NYSDEC regulations; document the post-excavation integrity of remaining on-site soils; suggest (if appropriate) further investigative and/or remedial options regarding any identified contamination; and, to prepare a TCSA documenting all fieldwork activities, resulting analytical data, conclusions and recommendations pertaining to the subsurface investigation.

2.0 SUMMARY OF FIELDWORK

2.1 Overview of Services

This TCSA documents the following fieldwork activities:

- Excavation and removal of one 550-gallon to the west of the on-site structure (Site 1) and two 1000-gallon capacity underground fuel oil storage tanks located south of the on-site structure (Site 2);
- Inspection of surrounding soils and tank surfaces for visual evidence of a petroleum release and screening of soils with a photo-ionization detector (PID);
- Removal, stockpiling and disposal of impacted soils; and,
- Collection of soil samples to document of the presence or absence of petroleum constituents in the former tank locations.

Section 2.2 of this TCSA fully documents all tank excavation and closure activities and includes discussions on fieldwork methodology and observations. Section 2.3 documents sample collection procedures and Section 2.4 presents the findings of laboratory analysis of collected samples. Section 3.0 provides conclusions and recommendations for further actions based on these tank closure activities.

2.2 Tank Excavation and Closure

2.2.1 Site Preparation Services

A request for a complete utility markout of the subject property was submitted as required by New York State Department of Labor regulations. Confirmation of underground utility locations was secured and a field check of the utility markout was conducted prior to the initiation of fieldwork activities.

2.2.2 Contractors

Excavation and tank removal services were provided by Karl Mannain & Sons Excavating (Mannain), tank pump-out and waste disposal was provided by Luzon Environmental Services, disposal of contaminated soil was provided by Deep Green of New York, and tank disposal services were provided by Charles Effron & Son, retained by the client. Laboratory services were subcontracted to York Analytical Laboratories, Inc. (York Laboratories), a New York State Environmental Laboratory Approval Program (ELAP) certified laboratory (ELAP Number 10854).

2.2.3 General Fieldwork Methodology

Tank excavation and closure activities were performed on June 25, 2008 and June 26, 2008 by ESI, and, by designated subcontractors and Client's agents under ESI's overall supervision (see below). ESI personnel observed and documented all tank removal activities, and maintained independent field logs documenting fieldwork activities and observation (a Fieldwork Map is provided in Appendix A, fieldwork photographs are provided in Appendix B, and relevant information from ESI logs is discussed where appropriate, below).

A MiniRAE 2000 (Model PGM 7600) PID was utilized by ESI personnel to screen all encountered material for the presence of any volatile organic vapors where appropriate. Prior to the initiation of fieldwork, this PID was properly calibrated to read parts per million calibration gas equivalents (ppm-cge) of isobutylene in accordance with protocols set forth by the equipment manufacturer.

2.2.4 Fieldwork Activities

Excavation of macadam and surface soils above and around the tanks was accomplished by Mannain prior to the arrival of ESI personnel on the site. On June 25, 2008, ESI personnel observed the removal of the 550-gallon tank at Site 1. Minor odor and staining were observed in the subsurface soils and small holes were noted on the southern end of the UST. Groundwater was not observed.

A total of 16.09 tons of petroleum impacted soil was excavated from the tank grave at Site 1 and temporarily stockpiled on and under 6-mil plastic prior to off-site disposal by Deep Green of New York. Remaining excavated soil was considered acceptable for backfill and was stockpiled next to the tank excavation for later reuse on-site. Documentation regarding soil removal and disposal is provided in Appendix D.

On June 26, 2008, two, 1000-gallon fuel oil tanks from Site 2 were observed to have been removed and temporarily stockpiled on 6-mil plastic sheeting. Both tanks were cut open and partially filled with product. Visual examination of the tanks indicated mild to moderate surface corrosion and pitting. A small hole was observed on the underside exterior of one of the tanks. Mannain personnel indicated that the USTs had been located adjacent to each other, oriented in a north-south direction.

Site 2 was inspected and soils at the base and walls of the tank grave were screened for evidence of contamination. Minor odors and discoloration indicating potential petroleum contamination were observed in soils at the northwest corner of the tank grave. A spill was reported to the NYSDEC and Spill number 0804049 was issued. Groundwater was not observed in the excavation.

On June 30, 2008 Luzon Environmental Services removed and disposed of136 gallons of residual liquids from the tanks and disposed of off-site. Following tank clean-out, all three tanks were removed from subject property by Mannain and tank disposal services were provided by Charles Effron & Son. Documentation regarding tank and liquid waste disposal is provided in Appendix C.

2.3 Sample Collection

2.3.1 Methodology

Soil sampling conducted by ESI was performed consistent with NYSDEC's Spill Prevention Operations Technology Series (SPOTS) Number 14 - Site Assessments at Bulk Storage Facilities. Soil samples were collected from both excavation sites to document soil integrity in the vicinity of the former tanks. One sample was collected from the base of the Site 1 at a depth of approximately 8 feet below surface grade (bsg) and a composite sample was collected from each of the excavation walls at a depth approximately 6 feet bsg. Two samples were collected from the base of Site 2 at a depth of approximately 10 feet bsg and six wall samples were collected from the excavation walls at a depth approximately 7 feet bsg. A fieldwork map with sampling locations is located in Appendix A.

All soil samples collected by ESI were obtained in a manner consistent with NYSDEC sample collection and decontamination protocols. All field personnel wore dedicated, disposable gloves, and all samples were placed into laboratory supplied glassware. All sample containers were placed in a cooler immediately after sample collection and were maintained at cool temperatures. The soil samples were transported the following day via courier to the laboratory for chemical analyses. Appropriate chain-of-custody procedures were followed.

2.3.2 Observations

Soil collected from the walls of the tank grave of Site 1 consisted of dark colored, variable texture sandy loam, exhibiting a slight petroleum odor on the east side of the excavation, nearest the building. Further excavation was not possible without undermining the structure. Soil collected from the walls of the tank grave of Site 2 consisted of dark colored, variable texture sands and gravel, exhibiting a slight petroleum odor. Ash-like fill material was observed at the base of the excavation. A slight petroleum odor and low-level PID readings (peak reading of 12 ppm) were observed in the northwest corner of the excavation.

2.4 Laboratory Analysis and Discussion

A discussion of the results of laboratory analysis of soil and water samples is presented below. Data Summary Tables are provided in Appendix E and complete laboratory data are provided in Appendix F.

2.4.1 Guidance Levels

The term "guidance level", as defined in this TCSA, refers to the concentration of a particular contaminant above which remedial actions are considered more likely. The overall objective of setting guidance levels is to assess the integrity of on-site soils relative to conditions that are likely to present a threat to public health or the environment, given the existing and probable future uses of the site. On-site soils with contaminant concentrations exceeding these guidance levels are considered more likely to warrant remediation. No independent risk assessment was performed as part of this investigation.

The guidance levels identified in this TCSA for organic compounds in soils are based on "recommended cleanup objectives" contained in the NYSDEC's Technical and Administrative Guidance Memorandum #4046 (TAGM), dated January 24, 1994, as modified by subsequent NYSDEC memoranda. All data presented in this TCSA have been analyzed in accordance with applicable guidance levels and all detected compounds with their respective guidance levels are provided in the data summary tables.

2.4.2 Confirmatory Endpoint Samples

Site 1

Two confirmatory endpoint samples (Sides-Comp and Base) were submitted for analysis of volatile organic compounds (VOCs) using USEPA Method 8021 (STARS List only), and polycyclic aromatic hydrocarbons (PAHs) using USEPA Method 8270. No compounds were detected at concentrations above their respective guidance levels; however, twelve VOCs (peak value 3,600 µg/kg 1,2,4-trimethylbenzene) were detected above laboratory minimum detection levels (MDLs). Four PAH compounds (peak value 8,300 µg/kg phenanthrene) were detected at concentrations above MDLs.

Site 2

Confirmatory endpoint samples BSE, SWE, NWE, EWE, BNW, NWW, SWW, and WWW were submitted for analysis of volatile organic compounds (VOCs) using USEPA Method 8021 (STARS List only), and PAHs using USEPA Method 8279. No VOCs were detected at concentrations above their respective guidance levels. Low levels of benzo(a)pyrene (guidance level: 61 µg/kg) were detected in samples NWE, EWE, BNW, NWW, and WWW at 180 µg/kg, 72 µg/kg, 96 µg/kg, 110 µg/kg, and 67 µg/kg, respectively. Eight PAH compounds (peak value 390 µg/kg pyrene) were detected at concentrations above MDLs. No field evidence of petroleum contamination was encountered during the collection of these samples and the detected PAHs are likely to be related to poor quality fill.

3.0 CONCLUSIONS AND RECOMMENDATIONS

This office has completed the services summarized in Section 2.0 of this TCSA on the specified portion of the property, located at 164 Garden Street, City of Poughkeepsie, Dutchess County, New York. Services included: removal of one 550-gallon and two 1,000-gallon gasoline underground storage tanks (USTs); off-site disposal of the tanks and associated waste materials; and, the collection and laboratory analysis of ten confirmatory endpoint samples to document the integrity of remaining soils.

Based on the services provided by this office and analytical data generated, the following conclusions and recommendations (shown in **bold**) are provided below.

1. The one, 550-gallon and two, 1,000-gallon USTs have been satisfactorily removed according to New York State Department of Environmental Conservation (NYSDEC) regulations. The tanks were properly drained of all remaining product, cleaned, and disposed of off-site.

   No further action is recommended.

2. Approximately 16 tons of petroleum impacted soil was excavated and removed from site prior to the collection of end point samples to document the integrity of remaining soils. Low levels of one PAH, benzo(a)pyrene was detected above guidance levels, however, no field evidence of contamination was encountered and the detected PAHs are likely to be related to fill materials identified during tank removal.

   No further investigation or remediation in the tank areas is recommended.

3. An active NYSDEC Spill has been reported for this Site. The work summarized in this TCSA is considered by this office to be sufficient for Spill File Closure.

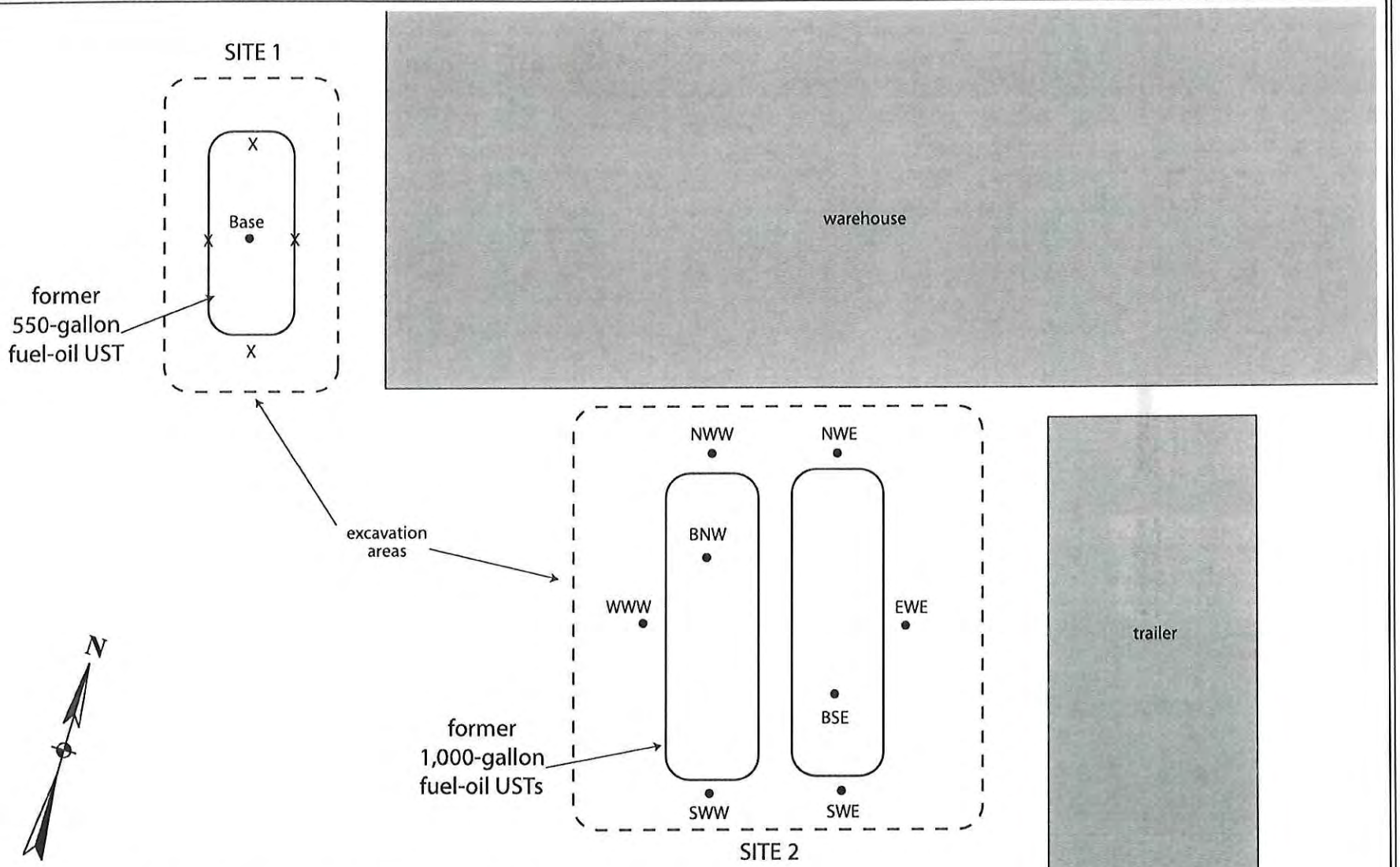
   It is recommended that the NYSDEC close Spill number 0804049 for the following reasons:

   - The source of the release (leaking fuel oil USTs) has been identified and removed;
   - Contaminated soils were encountered, removed and disposed of off-site;
   - Post-excavation sampling documented only low levels of PAHs, consistent with fill soils and not related to the release; and
   - No groundwater was encountered.

APPENDIX A

Fieldwork Map

Ecosystems Strategies, Inc.



All feature locations are approximate. This map is intended as a schematic to be used in conjunction with the associated report, and it should not be relied upon as a survey for planning or other activities.

Fieldwork Map

164 Garden Street
City of Poughkeepsie
Dutchess County, New York

Legend:

- • sample location
- X Sides-Comp sample location

ESI File: HP08112.40
July 2008
Not to scale
Appendix A

APPENDIX B

Photographs

PHOTOGRAPHS

1. 1000-gallon fuel oil UST facing south from the southern side of building. One of the two tanks removed from Site 2.

2. View of Site 2 from southern side of property facing north.

APPENDIX C

Tank and Liquid-Waste Disposal Documentation

CHARLES EFFRON & SON

NYS 7002815 SCP

Phone
471-0820 • 471-0821
30 VANKLEECK DRIVE POUGHKEEPSIE, N.Y. 12602
SCRAP IRON - METAL
PUBLIC SCALES

Customer's Order No._____ Date_____ 20__

Name Karl Manna - Esc

Address

SOLD BY	CASH	C.O.D.	CHARGE	ON ACCT.	MDSE. RETD.	PAID OUT	

QUAN.	DESCRIPTION	PRICE	AMOUNT
1	550 Tank		
1	1000 Tank		
	To Disposal		
	PO		
	TAX		
	TOTAL		

E079: 96 Rec'd by

All claims and returned goods MUST be accompanied by this bill.

GS-203-2 PRINTED IN U.S.A.

Thank You

PRINTED WITH SOY INK

LUZON ENVIRONMENTAL SERVICES

P.O. BOX 1070, WOODRIDGE, NY 12789
www.luzonenvironmental.com

1246 GLEN WILD ROAD
WOODRIDGE, NY 12789
845-434-7805
FAX: 845-434-0307
1-800-828-8249 EMERGENCY NO.

1107

NON-HAZARDOUS WASTE MANIFEST

GENERATOR

Generator Name: Monan Excavating
Address: 164 Garden St
Poughkeepsie NY
Phone No.:

Shipping Location:
Address: Same
EPA ID#:
Phone No.:

Lab Number	Description of Waste	Quantity	Units	Containers No.	Containers Type
	WASTE PETROLEUM OIL COMBUSTIBLE LIQUID UN 1270 III	1,136	G	06	T

Codes: G - Gallons; D - Drum; C - Carton; B - Bag; T - Truck; P - Pounds; Y - Yards; O - Other

I hereby certify that the above named material is not a hazardous waste nor does it contain PCB's as defined by 40 CFR Part 261, or any applicable state law.

Generator Authorized Agent Name: [illegible] Signature: [illegible] Shipment Date: 06/17/08

TRANSPORTER

Transporter Name: LUZON OIL CO., INC.
Address: P.O. BOX 1070
WOODRIDGE, N.Y. 12789
Driver Name (Print): Fred Quirk
Vehicle No. / License No.: U-16
Vehicle Certification: 3A-005

I hereby certify that the aboved named material was picked up at the generator site listed above.
Driver Signature: [illegible] Shipment Date: 06/17/08

I hereby certify that the aboved named material was delivered without incident to the destination listed below.
Driver Signature: [illegible] Delivery Date: 06/17/08

DESTINATION

This is to certify that 136 Gallons of the above cited waste material was received at
(Total amount of portion in cubic yards, gallons, or truck loads)

Site Name: LUZON OIL CO., INC. Phone No.: 845-434-7805
Address: 1246 GLEN WILD ROAD, WOODRIDGE, N.Y. 12789

I hereby certify that the above named material has been accepted and to the best of my knowledge the foregoing is true and accurate.
Name of Authorized Agent: [illegible] Signature: [illegible] Receipt Date: 06/20/08

White - Destination Canary - Transporter Pink - Return to Generator Gold - Leave with Generator

APPENDIX D

Soil Disposal Documentation

1106 RIVER ROAD
NEW WINDSOR, N.Y. 12553
(P) 845-562-8778
(F) 845-562-9566

WEIGHT TICKET

JOB # 1885

	TONS	POUNDS
TIME IN / DATE	09:23 AM JL 11 08	
GROSS WEIGHT	30.3	60600LB
TIME OUT / DATE	09:33 AM JL 11 08	
TARE WEIGHT	14.21	28420LB
NET WEIGHT	16.09	32,180

SIGNATURE

WEIGHMASTER LICENSE #330154

FRIDAY 7/11/08 LIVE LOAD @ 8:00AM

SOIL TRACKING FORM

Deep Green of New York, Inc.

TRACKING FORM NO. (GIVEN BY DEEP GREEN)

DATE OF SHIPMENT	RESPONSIBLE FOR PAYMENT	PART 364 VEHICLE PLATE NO.	FACILITY NO.	JOB NO.	LOAD NO.
7/11/08	YAEL NAUMANN		[illegible]	7885	

GENERATOR NAME AND BILLING ADDRESS
164 GARDEN STREET
POUGHKEEPSIE, N.Y.
MARK (c) 914-456-0809

GENERATOR PHONE NO.

GENERATOR CONTACT

GENERATOR FAX NO. | CUSTOMER ACCT. NO. WITH DEEP GREEN

CONSULTANT NAME AND BILLING ADDRESS
NOT
APPLICABLE

CONSULTANT PHONE NO.

CONSULTANT CONTACT

CONSULTANT FAX NO. | CUSTOMER ACCT. NO. WITH DEEP GREEN

GENERATION SITE (TRANSPORT FROM) NAME AND ADDRESS
ARRIVED - 7:30AM
STARTED - 7:52 AM
COMPLETED - 8:40 AM

SITE PHONE NO.

SITE CONTACT

SITE FAX NUMBER

PCS PROCESSING FACILITY (TRANSPORT TO) NAME AND ADDRESS
DEEP GREEN OF NEW YORK, INC.
1106 RIVER ROAD
NEW WINDSOR, N.Y. 12553
845-562-8778
AMY KANE

FACILITY PHONE NO. | PART 360 PERMIT NO.

FACILITY CONTACT

FACILITY FAX NO.

TRANSPORTER NAME AND ADDRESS
CLARKE'S
PO BOX 23
BREWSTER, N.Y. 10509

TRANSPORTER PHONE NO. | TRANSPORTER PART 364 PERMIT NO.

TRANSPORTER CONTACT | TRANSPORTER DOT NO.

TRANSPORTER FAX NO. | CUSTOMER ACCT. NO. WITH DEEP GREEN

MATERIAL TESTING
(CHECK APPROPRIATE BOXES FOR TESTS CONDUCTED)
☒ TOTAL PETROLEUM HYDROCARBONS
☒ BENZENE (TOTAL) ☐ BENZENE (TCLP)
☒ LEAD (TOTAL) ☐ LEAD (TCLP)
☐ BENZENE/TOLUENE/ETHYL BENZENE/XYLENE
☐ METHYL T-BUTYL ETHER (MTBE)
☐ HALOGENATED VOLATILE ORGANICS
☒ HEAVY METALS (TOTAL) ☐ HEAVY METALS (TCLP)
☐ OTHER *(PLEASE LIST)*:

DESCRIPTION OF DELIVERY	GROSS WEIGHT (TONS)	TARE WEIGHT (TONS)	NET WEIGHT (TONS)
PCS	30.3	14.21	16.09

GENERATOR'S AND/OR CONSULTANT'S CERTIFICATION: I CERTIFY THAT THE SOIL REFERENCED HEREIN IS TAKEN ENTIRELY FROM THOSE SOILS DESCRIBED IN THE GENERATOR WASTE PROFILE SHEET COMPLETED AND CERTIFIED BY ME FOR THE GENERATION SITE SHOWN ABOVE AND NOTHING HAS BEEN ADDED OR DONE TO SUCH SOIL THAT WOULD ALTER IT IN ANY WAY. I HEREBY AFFIRM UNDER PENALTY OF PERJURY THAT INFORMATION PROVIDED ON THIS DOCUMENT IS TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT I HAVE THE AUTHORITY AS ____________ (TITLE) OF ____________ (ENTITY) TO SIGN THIS TRACKING DOCUMENT PURSUANT TO 6 NYCRR PART 360. I AM AWARE THAT ANY FALSE STATEMENT MADE HEREIN IS PUNISHABLE AS A CLASS A MISDEMEANOR PURSUANT TO SECTION 210.45 OF THE PENAL LAW.

PRINT OR TYPE NAME ☐ GENERATOR ☐ CONSULTANT	SIGNATURE	MONTH	DATE	YEAR

TRANSPORTER'S CERTIFICATION: I ACKNOWLEDGE RECEIPT OF THE SOIL DESCRIBED ABOVE AND CERTIFY THAT SUCH SOIL IS BEING DELIVERED IN EXACTLY THE SAME CONDITION AS WHEN RECEIVED. I FURTHER CERTIFY THAT THIS SOIL IS BEING DIRECTLY TRANSPORTED FROM THE GENERATION SITE TO THE PCS PROCESSING FACILITY WITHOUT OFF-LOADING, ADDING TO, SUBTRACTING FROM OR IN ANY WAY DELAYING DELIVERY TO SUCH SITE.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR
Kevin VanTil	[signature]	7	11	08

TRANSPORTER DISCREPANCY BOX *(ANY DISCREPANCIES IN THE TRANSPORTER NAME OR LOCATION, PCS PROCESSING NAME OR LOCATION, OR MATERIAL TESTING OR QUANTITY SHOULD BE NOTED HERE.)*

PCS PROCESSING FACILITY CERTIFIES THE RECEIPT OF THE SOIL COVERED BY THIS SOIL TRACKING FORM EXCEPT AS NOTED BELOW.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR
[illegible]	[signature]	7	11	08

PROCESSING FACILITY DISCREPANCY BOX *(ANY DISCREPANCIES IN ABOVE INFORMATION SHOULD BE NOTED HERE.)*

INSTRUCTIONS
1. **GENERATOR** COMPLETES ALL ITEMS IN GENERATOR AND/OR CONSULTANT BOXES, RETAINS COPY #4, AND GIVES REMAINING COPIES TO TRANSPORTER.
2. **TRANSPORTER** COMPLETES ALL ITEMS IN TRANSPORTER BOXES, RETAINS COPY #3, AND GIVES REMAINING COPIES TO THE PROCESSING FACILITY.
3. **PROCESSING FACILITY** COMPLETES ALL ITEMS IN PROCESSING FACILITY BOXES, RETAINS COPY #2, AND RETURNS COPY #1 TO THE GENERATOR WITHIN TWO (2) WEEKS.

GENERATOR/CONSULTANT COPY

FRIDAY 7/11/08 LIVE LOAD @ 8:00AM

Deep Green of New York, Inc.

SOIL TRACKING FORM

TRACKING FORM NO. (GIVEN BY DEEP GREEN)

DATE OF SHIPMENT	RESPONSIBLE FOR PAYMENT	PART 364 VEHICLE PLATE NO.	FACILITY NO.	JOB NO.	LOAD NO.
7/11/08	PAUL NAUMANN		311	7885	

GENERATOR NAME AND BILLING ADDRESS

164 GARDEN STREET
POUGHKEEPSIE, N.Y.
MARK (c) 914-456-3909

[redacted]

... WITH DEEP GREEN

CONSULTANT NAME AND BILLING ADDRESS

NOT
APPLICABLE

... WITH DEEP GREEN

GENERATION SITE (TRANSPORT FROM) NAME AND ADDRESS

[redacted] Arrived 7:30
[redacted] Start 7:52
[redacted] Finish

PCS PROCESSING FACILITY (TRANSPORT TO) NAME AND ADDRESS

DEEP GREEN OF NEW YORK, INC.
1306 RIVER ROAD
NEW WINDSOR, N.Y. 12553
845-562-8975
AMY KATE

FACILITY PHONE NO.	PART 360 PERMIT NO.
FACILITY CONTACT	
FACILITY FAX NO.	

TRANSPORTER NAME AND ADDRESS

CLARKE'S
PO BOX 28
BREWSTER, N.Y. 10509

TRANSPORTER PHONE NO.	TRANSPORTER PART 364 PERMIT NO.
TRANSPORTER CONTACT	TRANSPORTER DOT NO.
TRANSPORTER FAX NO.	CUSTOMER ACCT. NO. WITH DEEP GREEN

MATERIAL TESTING
(CHECK APPROPRIATE BOXES FOR TESTS CONDUCTED)
☐ TOTAL PETROLEUM HYDROCARBONS
☐ BENZENE (TOTAL) ☐ BENZENE (TCLP)
☐ LEAD (TOTAL) ☐ LEAD (TCLP)
☐ BENZENE/TOLUENE/ETHYL BENZENE/XYLENE
☐ METHYL TBUTYL ETHER (MTBE)
☐ HALOGENATED VOLATILE ORGANICS
☐ HEAVY METALS (TOTAL) ☐ HEAVY METALS (TCLP)
☐ OTHER (PLEASE LIST):

DESCRIPTION OF DELIVERY	GROSS WEIGHT (TONS)	TARE WEIGHT (TONS)	NET WEIGHT (TONS)
PCS			

GENERATOR'S AND/OR CONSULTANT'S CERTIFICATION: I CERTIFY THAT THE SOIL REFERENCED HEREIN IS TAKEN ENTIRELY FROM THOSE SOILS DESCRIBED IN THE GENERATOR WASTE PROFILE SHEET COMPLETED AND CERTIFIED BY ME FOR THE GENERATION SITE SHOWN ABOVE AND NOTHING HAS BEEN ADDED OR DONE TO SUCH SOIL THAT WOULD ALTER IT IN ANY WAY. I HEREBY AFFIRM UNDER PENALTY OF PERJURY THAT INFORMATION PROVIDED ON THIS DOCUMENT IS TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT I HAVE THE AUTHORITY AS ________ (TITLE) OF ________ (ENTITY) TO SIGN THIS TRACKING DOCUMENT PURSUANT TO 6 NYCRR PART 360. I AM AWARE THAT ANY FALSE STATEMENT MADE HEREIN IS PUNISHABLE AS A CLASS A MISDEMEANOR PURSUANT TO SECTION 210.45 OF THE PENAL LAW.

PRINT OR TYPE NAME ☐ GENERATOR ☐ CONSULTANT	SIGNATURE	MONTH	DATE	YEAR
Mark Manwarn	[signature]			

TRANSPORTER'S CERTIFICATION: I ACKNOWLEDGE RECEIPT OF THE SOIL DESCRIBED ABOVE AND CERTIFY THAT SUCH SOIL IS BEING DELIVERED IN EXACTLY THE SAME CONDITION AS WHEN RECEIVED ... ADDING TO, SUBTRACTING FROM OR IN ANY WAY DELAYING DELIVERY TO SUCH SITE.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR
Kevin Vian TT	[signature]	7	11	08

TRANSPORTER DISCREPANCY BOX *(ANY DISCREPANCIES IN THE TRANSPORTER NAME OR LOCATION, PCS PROCESSING NAME OR LOCATION, OR MATERIAL TESTING OR QUANTITY SHOULD BE NOTED HERE.)*

PCS PROCESSING FACILITY CERTIFIES THE RECEIPT OF THE SOIL COVERED BY THIS SOIL TRACKING FORM EXCEPT AS NOTED BELOW.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR

PROCESSING FACILITY DISCREPANCY BOX *(ANY DISCREPANCIES IN ABOVE INFORMATION SHOULD BE NOTED HERE.)*

INSTRUCTIONS:
1. GENERATOR COMPLETES ALL ITEMS IN GENERATOR AND/OR CONSULTANT BOXES, RETAINS COPY #4, AND GIVES REMAINING COPIES TO TRANSPORTER.
2. TRANSPORTER COMPLETES ALL ITEMS IN TRANSPORTER ...

APPENDIX E

Data Summary Tables

Table 1: VOCs in Soils (STARS List)

Results provided in µg/kg (parts per billion). Results shown in **bold** exceed guidance levels.

Compound (USEPA Method 8260)	Guidance Level	Sample Identification			
		BSE	BNW	Sides-Comp	Base
1,2,4-Trimethylbenzene	10,000	ND	ND	3,600	95
1,3,5-Trimethylbenzene	3,300	ND	ND	2,200	2,800
Benzene	60	ND	ND	ND	ND
Ethylbenzene	5,500	ND	ND	290	ND
Isopropylbenzene	2,300	ND	ND	290	ND
Methy-tert-butyl ether	120	ND	ND	ND	ND
Naphthalene	13,000	ND	ND	2,600	290
n-Butylbenzene	10,000	ND	ND	1,700	1,100
n-Propylbenzene	3,700	ND	ND	670	ND
o-Xylene	1,200	ND	ND	ND	77
p-&m-Xylenes	1,200	ND	ND	780	25
p-Isopropyltoluene	10,000	ND	ND	1,800	660
sec-Butylbenzene	10,000	ND	ND	ND	460
tert-Butylbenzene	10,000	ND	ND	ND	ND
Toluene	1,500	ND	ND	ND	78

Notes:

Guidance levels based on NYSDEC TAGM 4046.

ND = Not Detected

Table 2: PAHs in Soils

Results provided in µg/kg (parts per billion). Results shown in **bold** exceed guidance levels.

Compound (USEPA Method 8270)	Guidance Level	Sample Identification									
		BSE	SWE	NWE	EWE	BNW	NWW	SWW	WWW	Sides-Comp	Base
2-Methylnaphthalene	36400	ND	ND	ND	ND	ND	ND	ND	ND	2,100	4,600
Acenaphthene	50000	ND	ND	ND	ND	ND	ND	ND	ND	2,000	ND
Acenaphthylene	41000	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Anthracene	50000	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Benzo(a)anthracene	224*	ND	ND	110	ND	ND	100	ND	75	ND	ND
Benzo(a)pyrene	61*	ND	ND	**180**	**72**	**96**	**110**	ND	**67**	ND	ND
Benzo(b)fluoranthene	1100	ND	ND	160	ND	88	83	ND	96	ND	ND
Benzo(ghi)perylene	50000	ND	ND	110	ND	ND	110	ND	ND	ND	ND
Benzo(k)fluoranthene	1100	ND	ND	140	ND	ND	88	ND	100	ND	ND
Chrysene	400	ND	ND	190	90	98	ND	ND	ND	ND	ND
Dibenzo(a,h)anthracene	14*	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Fluoranthene	50000	ND	ND	380	130	120	180	ND	150	ND	ND
Fluorene	50000	ND	ND	ND	ND	ND	ND	ND	ND	3,600	740
Indeno(1,2,3-cd)pyrene	3200	ND	ND	94	ND	ND	ND	ND	ND	ND	ND
Naphthalene	13,000	ND	ND	ND	ND	ND	ND	ND	ND	4,300	950
Phenanthrene	50000	ND	ND	220	88	ND	76	ND	ND	8,300	1,600
Pyrene	50000	ND	ND	390	120	120	140	ND	120	1,800	ND

Notes:

Guidance levels based on NYSDEC TAGM 4046 Recommended Soil Cleanup Objectives (RSCOs)

* = Guidance level equals RSCO **OR** minimum detection limit

ND = Not Detected

Table 3: VOCs in Soils

Results provided in µg/kg (parts per billion). Results shown in **bold** exceed guidance levels.

Compound (USEPA Method 8021)	Guidance Level	Sample Identification SP-1
1,1,1,2-Tetrachloroethane	600	ND
1,1,1-Trichloroethane	800	ND
1,1,2,2-Tetrachloroethane	**	ND
1,1,2-Trichloroethane	**	ND
1,1-Dichloroethane	200	ND
1,1-Dichloroethylene	400	ND
1,1-Dichloropropylene	**	ND
1,2,3-Trichlorobenzene	**	ND
1,2,3-Trichloropropane	400	ND
1,2,4-Trichlorobenzene	3,400	ND
1,2,4-Trimethylbenzene	10,000	ND
1,2-Dibromo-3-chloropropane	**	ND
1,2-Dibromoethane	**	ND
1,2-Dichlorobenzene	7,900	ND
1,2-Dichloroethane	100	ND
1,2-Dichloroethylene (cis)	**	ND
1,2-Dichloroethylene (trans)	300	ND
1,2-Dichloroethylene (total)	**	ND
1,2-Dichloropropane	**	ND
1,3,5-Trimethylbenzene	3,300	ND
1,3-Dichlorobenzene	1,600	ND
1,3-Dichloropropane	300	ND
1,4-Dichlorobenzene	8,500	ND
2-Chlorotoluene	**	ND
4-Chlorotoluene	**	ND
Benzene	60	ND
Bromobenzene	**	ND
Bromochloromethane	**	ND
Bromodichloromethane	**	ND
Bromoform	**	ND
Carbon tetrachloride	600	ND
Chlorobenzene	1,700	ND
Chloroethane	1,900	ND
Chloroform	300	ND
Chloromethane	**	ND
Cis-1,3-Dichloropropylene	**	ND
Dibromochloromethane	**	ND
Dibromomethane	**	ND
Dichlorodifluoromethane	**	ND
Ethylbenzene	5,500	ND
Hexachlorobutadiene	**	ND
Isopropylbenzene	2,300	ND
Methyl tert-butyl ether (MTBE)	120	ND
Methylene chloride	100	ND
Naphthalene	13,000	ND
n-Butylbenzene	10,000	ND
n-Propylbenzene	3,700	ND
o-Xylene	1,200	ND
p-&m-Xylenes	1,200	ND
total Xylenes	1,200	ND
p-Isopropyltoluene	10,000	ND
sec-Butylbenzene	10,000	ND
Styrene	**	ND
tert-Butylbenzene	10,000	ND
Tetrachloroethylene	1,400	ND
Toluene	1,500	ND
trans-1,3-Dichloropropylene	**	ND
Trichloroethylene	700	ND
Trichlorofluoromethane	**	ND
Vinyl chloride	200	ND

Notes:

Guidance levels based on NYSDEC TAGM 4046.

** cleanup objective not established (total individual and sum of VOCs not listed must be less than or equal to 10,000 ppb).

ND = Not Detected

Table 4: PCBs in Soils

Results provided in mg/kg (parts per million). Results shown in **bold** exceed guidance levels.

PCB Compound (USEPA Method 8082)	Sample Identification SP-1
PCB 1016	ND
PCB 1221	ND
PCB 1232	ND
PCB 1242	ND
PCB 1248	ND
PCB 1254	ND
PCB 1260	ND
PCB, Total	ND

Notes:

Guidance levels 1 ppm (surface soil) and 10 ppm (subsurface soil) based on NYSDEC TAGM 4046.

ND = Not Detected

Table 6: RCRA Metals in Soils

Results provided in mg/kg (parts per million). Results shown in **bold** exceed guidance levels.

Metal	Guidance Level	Background Concentrations	Sample Identification
			SP-1
Arsenic	**7.5 or SB**	**7.4 (HV)**	4.78
Barium	**300 or SB**	**81.1 (HV)**	62.6
Cadmium	**1 or SB**	**0.22 (HV)**	1.67
Chromium	**10 or SB**	**20.9 (HV)**	13.4
Lead	**SB**	**72.5** (HV)**	40.0
Selenium	**2 or SB**	**1 (HV)**	ND
Silver	**SB**	**NP**	ND
Mercury	**0.1**	**0.24 (HV)**	ND
Benzene	**60**	**NP**	ND
Total Petroleum Hydrocarbons			7,770

Notes:

Guidance levels and background levels based on NYSDEC TAGM 4046.

HV = Background levels based on NYSDEC draft data for metals in Lower Hudson Valley soils (90% upper confidence

** Background lead concentrations in urban settings typically range from 200 to 500 ppm.

ND = Not Detected NP = Not Provided SB = Site Background

APPENDIX F

Laboratory Reports

YORK
ANALYTICAL LABORATORIES, INC.

Technical Report

prepared for:

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hooker

Report Date: 7/3/2008
Re: Client Project ID: HP08112.40
York Project No.: 08061011

CT License No. PH-0723 New Jersey License No. CT-005 New York License No. 10854

120 RESEARCH DRIVE STRATFORD, CT 06615 (203) 325-1371 FAX (203) 357-0166

Report Date: 7/3/2008
Client Project ID: HP08112.40
York Project No.: 08061011

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hooker

Purpose and Results

This report contains the analytical data for the sample(s) identified on the attached chain-of-custody received in our laboratory on 06/26/08. The project was identified as your project "HP08112.40".

The analyses were conducted utilizing appropriate EPA, Standard Methods, and ASTM methods as detailed in the data summary tables.

All samples were received in proper condition meeting the NELAC acceptance requirements for environmental samples except those indicated under the Notes section of this report.

All the analyses met the method and laboratory standard operating procedure requirements except as indicated under the Notes section of this report, or as indicated by any data flags, the meaning of which is explained in the attachment to this report, if applicable.

The results of the analyses, which are all reported on an as-received basis unless otherwise noted, are summarized in the following table(s).

Analysis Results

Client Sample ID			BSE		
York Sample ID			08061011-02		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			Not detected		10.0
1,3,5-Trimethylbenzene			Not detected		10.0
Benzene			Not detected		2.00
Ethylbenzene			Not detected		10.0
Isopropylbenzene			Not detected		10.0
Methyl-tert-butyl ether			Not detected		10.0
Naphthalene			Not detected		10.0
n-Butylbenzene			Not detected		10.0
n-Propylbenzene			Not detected		10.0
o-Xylene			Not detected		10.0
p- & m- Xylenes			Not detected		10.0
p-Isopropyltoluene			Not detected		10.0

YORK

Client Sample ID			BSE		
York Sample ID			08061011-02		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
sec-Butylbenzene			Not detected		10.0
tert-Butylbenzene			Not detected		10.0
Toluene			Not detected		10.0
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			Not detected		165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			Not detected		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			Not detected		165

Client Sample ID			SWE		
York Sample ID			08061011-03		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			Not detected		165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			Not detected		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			Not detected		165

YORK

Client Sample ID			NWE		
York Sample ID			08061011-04		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			110	J	165
Benzo[a]pyrene			180		165
Benzo[b]fluoranthene			160	J	165
Benzo[g,h,i]perylene			110	J	165
Benzo[k]fluoranthene			140	J	165
Chrysene			190		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			380		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			94	J	165
Naphthalene			Not detected		165
Phenanthrene			220		165
Pyrene			390		165

Client Sample ID			EWE		
York Sample ID			08061011-05		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			72	J	165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			90	J	165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			130	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			88	J	165
Pyrene			120	J	165

Client Sample ID			BNW		
York Sample ID			08061011-06		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			Not detected		10.0
1,3,5-Trimethylbenzene			Not detected		10.0
Benzene			Not detected		2.00
Ethylbenzene			Not detected		10.0
Isopropylbenzene			Not detected		10.0
Methyl-tert-butyl ether			Not detected		10.0
Naphthalene			Not detected		10.0
n-Butylbenzene			Not detected		10.0
n-Propylbenzene			Not detected		10.0
o-Xylene			Not detected		10.0
p- & m- Xylenes			Not detected		10.0
p-Isopropyltoluene			Not detected		10.0
sec-Butylbenzene			Not detected		10.0
tert-Butylbenzene			Not detected		10.0
Toluene			Not detected		10.0
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			96	J	165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			88	J	165
Chrysene			98	J	165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			120	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			120	J	165

Client Sample ID			NWW		
York Sample ID			08061011-08		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			100	J	165

YORK

Client Sample ID			NWW		
York Sample ID			08061011-08		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Benzo[a]pyrene			110	J	165
Benzo[b]fluoranthene			83	J	165
Benzo[g,h,i]perylene			110	J	165
Benzo[k]fluoranthene			88	J	165
Chrysene			68	J	165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			180	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			76	J	165
Pyrene			140	J	165

Client Sample ID			SWW		
York Sample ID			08061011-09		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			Not detected		165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			Not detected		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			Not detected		165

YORK

Client Sample ID			WWW		
York Sample ID			08061011-10		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	—	---	—
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			75	J	165
Benzo[a]pyrene			67	J	165
Benzo[b]fluoranthene			96	J	165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			100	J	165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			150	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			120	J	165

Units Key: For Waters/Liquids: mg/L = ppm ; ug/L = ppb For Soils/Solids: mg/kg = ppm ; ug/kg = ppb

Notes for York Project No. 08061011

1. The "RL" is the REPORTING LIMIT and is adjusted for any dilution necessary due to the levels of target and/or non-target analytes and matrix interference. This REPORTING LIMIT is based upon the lowest standard utilized for calibration where applicable.
2. Samples are retained for a period of thirty days after submittal of report, unless other arrangements are made.
3. York's liability for the above data is limited to the dollar value paid to York for the referenced project.
4. This report shall not be reproduced without the written approval of York Analytical Laboratories, Inc.
5. All samples were received in proper condition for analysis with proper documentation.
6. All analyses conducted met method or Laboratory SOP requirements.
7. It is noted that no analyses reported herein were subcontracted to another laboratory.
8. Other attachments to this report, including Chain-of-custody documentation and Case narratives are hereby made a part of this report.

Approved By: Robert Q. Bradley
Managing Director

Date: 7/3/2008

YORK

YORK
ANALYTICAL LABORATORIES, INC.

Definitions for FLAGS used as a Results Suffix

Flags are sometimes used on results to indicate certain occurrences during the analysis process. The most common flags used by York are defined below.

FLAG	DEFINITION
J	J indicates an estimated value. This flag applies to Tentatively Identified Compounds or, when requested, for a target compound whose result is less than the reporting limit but whose mass spectral data meet identification criteria. For example if the reporting limit is listed as 10 ppb and the analysis shows 3 ppb, the result can be reported as 3 J. The client must request the use of J flags for the laboratory to report such flags.
B	B indicates that the analyte was also found in the associated batch method blank. This flag indicates possible/probable blank contamination and warns the data user to be aware. This mostly applies to the volatiles acetone and methylene chloride and the semi-volatiles bis-(2-ethylhexyl) phthalate and other phthalates.
E	This flag is used to indicate that the reported concentration of an analyte exceeded the calibration range of the analytical system. In this case the result reported is treated as a minimum value. This often applies where clients request an additional analyte after sample analysis, such as acetone, where the initial analysis did not require dilution since acetone was not a target compound. This flag will also apply if after numerous dilutions a specific target compound would significantly dilute out all other targets.
A	This flag indicates that the compound is a known artifact present in the sample. This flag typically refers to compounds detected in AIR samples taken into Tedlar bags. These compounds are either from the manufacturing process or, since Tedlar bags are somewhat permeable, they are subject to intrusion of common laboratory solvents such as acetone, methylene chloride, hexane and Freon-113.

120 RESEARCH DRIVE STRATFORD, CT 06615 (203) 325-1371 FAX (203) 357-0166

YORK
Analytical Laboratories, Inc.
120 Research Drive
Stratford, CT 06615
203.325.1371 FAX 203.357-0166

Field Chain-of-Custody Record

08Dec11

Company Name	Report to:	Invoice to:	Project ID/No.	Samples Collected by (signature)
Ecosystems Strategies, Inc	Jillian	Brenda Wells	HP08112.40	Richard Hooker (Name printed)

Sample No.	Location/ID	Date Sampled	Sample Matrix: Water	Soil	Air	Other	Analyses Requested	Container Desc.
	BNE	6/26/2008		x			PAHs, VOCs (STARs List only)	1 x 4 oz glass jar
	BSE						PAHs, VOCs (STARs List only)	
	SWE						PAHs	
	NWE						PAHs	
	EWE						PAHs	
	BNW						VOCs (STARs List only)	
	BSW						VOCs (STARs List only)	
	NWW						PAHs	
	SWW						PAHs	
	WWW						PAHs	

Chain-of-Custody Record

	Date/Time
Bottles Relinquished from Lab by	
Bottles received in field by	
Samples Relinquished by	6/26/08 12:50
Samples Relinquished by	
Samples received by	6-26-08 12:40
Samples received in LAB by	6-26-08 1820

Comments/Special Instructions

4, 1°C

Turn-Around Time Requested- Specify Date Expected if RUSH Requested: DATE DUE FOR RUSH:

__X__ Standard Turnaround ____ RUSH

YORK
ANALYTICAL LABORATORIES, INC.

Technical Report

prepared for:

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hooker

Report Date: 7/8/2008
Re: Client Project ID: HP08112.40
York Project No.: 08061010

CT License No. PH-0723 New Jersey License No. CT-005 New York License No. 10854

Report Date: 7/8/2008
Client Project ID: HP08112.40
York Project No.: 08061010

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hocker

Purpose and Results

This report contains the analytical data for the sample(s) identified on the attached chain-of-custody received in our laboratory on 06/26/08. The project was identified as your project "HP08112.40".

The analyses were conducted utilizing appropriate EPA, Standard Methods, and ASTM methods as detailed in the data summary tables.

All samples were received in proper condition meeting the NELAC acceptance requirements for environmental samples except those indicated under the Notes section of this report.

All the analyses met the method and laboratory standard operating procedure requirements except as indicated under the Notes section of this report, or as indicated by any data flags, the meaning of which is explained in the attachment to this report, if applicable.

The results of the analyses, which are all reported on an as-received basis unless otherwise noted, are summarized in the following table(s).

Analysis Results

Client Sample ID			Sides-Comp		
York Sample ID			08061010-01		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			3600		500
1,3,5-Trimethylbenzene			2200		500
Benzene			Not detected		100
Ethylbenzene			290	J	500
Isopropylbenzene			290	J	500
Methyl-tert-butyl ether			Not detected		500
Naphthalene			2600		500
n-Butylbenzene			1700		500
n-Propylbenzene			670		500
o-Xylene			Not detected		500
p- & m- Xylenes			780		500
p-Isopropyltoluene			1800		500

YORK

Client Sample ID			Sides-Comp		
York Sample ID			08061010-01		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
sec-Butylbenzene			730		500
tert-Butylbenzene			Not detected		500
Toluene			Not detected		500
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			21000		4130
Acenaphthene			2000	J	4130
Acenaphthylene			Not detected		4130
Anthracene			Not detected		4130
Benzo[a]anthracene			Not detected		4130
Benzo[a]pyrene			Not detected		4130
Benzo[b]fluoranthene			Not detected		4130
Benzo[g,h,i]perylene			Not detected		4130
Benzo[k]fluoranthene			Not detected		4130
Chrysene			Not detected		4130
Dibenz[a,h]anthracene			Not detected		4130
Fluoranthene			Not detected		4130
Fluorene			3600	J	4130
Indeno[1,2,3-cd]pyrene			Not detected		4130
Naphthalene			4300		4130
Phenanthrene			8300		4130
Pyrene			1800	J	4130

Client Sample ID			Base		
York Sample ID			08061010-02		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			95	J	125
1,3,5-Trimethylbenzene			2800		125
Benzene			Not detected		25.0
Ethylbenzene			Not detected		125
Isopropylbenzene			Not detected		125
Methyl-tert-butyl ether			Not detected		125
Naphthalene			290		125
n-Butylbenzene			1100		125
n-Propylbenzene			Not detected		125
o-Xylene			77	J	125
p- & m- Xylenes			25	J	125
p-Isopropyltoluene			660		125
sec-Butylbenzene			460		125
tert-Butylbenzene			Not detected		125
Toluene			78	J	125
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			4600		825
Acenaphthene			Not detected		825
Acenaphthylene			Not detected		825

YORK

Client Sample ID			Base		
York Sample ID			08061010-02		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Anthracene			Not detected		825
Benzo[a]anthracene			Not detected		825
Benzo[a]pyrene			Not detected		825
Benzo[b]fluoranthene			Not detected		825
Benzo[g,h,i]perylene			Not detected		825
Benzo[k]fluoranthene			Not detected		825
Chrysene			Not detected		825
Dibenz[a,h]anthracene			Not detected		825
Fluoranthene			Not detected		825
Fluorene			740	J	825
Indeno[1,2,3-cd]pyrene			Not detected		825
Naphthalene			950		825
Phenanthrene			1600		825
Pyrene			Not detected		825

Client Sample ID			SP-1		
York Sample ID			08061010-03		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, 8021 Halogenated	SW846-8260	ug/Kg	---	---	---
1,1,1,2-Tetrachloroethane			Not detected		500
1,1,1-Trichloroethane			Not detected		500
1,1,2,2-Tetrachloroethane			Not detected		500
1,1,2-Trichloroethane			Not detected		500
1,1-Dichloroethane			Not detected		500
1,1-Dichloroethylene			Not detected		500
1,2,3-Trichloropropane			Not detected		500
1,2-Dichlorobenzene			Not detected		500
1,2-Dichloroethane			Not detected		500
1,2-Dichloroethylene (Total)			Not detected		500
1,2-Dichloropropane			Not detected		500
1,3-Dichlorobenzene			Not detected		500
1,4-Dichlorobenzene			Not detected		500
2-Chlorotoluene			Not detected		500
4-Chlorotoluene			Not detected		500
Bromobenzene			Not detected		500
Bromodichloromethane			Not detected		500
Bromoform			Not detected		500
Bromomethane			Not detected		500
Carbon tetrachloride			Not detected		500
Chlorobenzene			Not detected		500
Chloroethane			Not detected		500
Chloroform			Not detected		500
Chloromethane			Not detected		500
cis-1,3-Dichloropropylene			Not detected		500
Dibromochloromethane			Not detected		500
Dibromomethane			Not detected		500

Client Sample ID			SP-1		
York Sample ID			08061010-03		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Dichlorodifluoromethane			Not detected		500
Methylene chloride			Not detected		500
Tetrachloroethylene			Not detected		500
trans-1,3-Dichloropropylene			Not detected		500
Trichloroethylene			Not detected		500
Trichlorofluoromethane			Not detected		500
Vinyl chloride			Not detected		500
PCB	SW846-3550B/8082	mg/Kg	---	---	---
PCB 1016			Not detected		0.017
PCB 1221			Not detected		0.017
PCB 1232			Not detected		0.017
PCB 1242			Not detected		0.017
PCB 1248			Not detected		0.017
PCB 1254			Not detected		0.017
PCB 1260			Not detected		0.017
Metals, Total RCRA List	SW846	mg/kG	---	---	---
Arsenic, total			4.78		1.00
Barium, total			62.6		0.50
Cadmium, total			1.67		0.50
Chromium, total			13.4		0.50
Lead, total			40.0		0.50
Selenium, total			Not detected		1.00
Silver, total			Not detected		0.50
Mercury	SW846-7471	mg/kG	Not detected	---	0.10
Benzene	SW846-8260	ug/kg	Not detected	---	500
Total Petroleum Hydrocarbons	EPA 418.1m	mg/kg	7770	---	5.0

Units Key: For Waters/Liquids: mg/L = ppm ; ug/L = ppb For Soils/Solids: mg/kg = ppm ; ug/kg = ppb

Notes for York Project No. 08061010

1. The "RL" is the REPORTING LIMIT and is adjusted for any dilution necessary due to the levels of target and/or non-target analytes and matrix interference. This REPORTING LIMIT is based upon the lowest standard utilized for calibration where applicable.
2. Samples are retained for a period of thirty days after submittal of report, unless other arrangements are made.
3. York's liability for the above data is limited to the dollar value paid to York for the referenced project.
4. This report shall not be reproduced without the written approval of York Analytical Laboratories, Inc.
5. All samples were received in proper condition for analysis with proper documentation.
6. All analyses conducted met method or Laboratory SOP requirements.
7. It is noted that no analyses reported herein were subcontracted to another laboratory.
8. Other attachments to this report, including Chain-of-custody documentation and Case narratives are hereby made a part of this report.

Approved By: _____ **Date:** 7/8/2008

Robert Q. Bradley
Managing Director

YORK

YORK
ANALYTICAL LABORATORIES, INC.

Definitions for FLAGS used as a Results Suffix

Flags are sometimes used on results to indicate certain occurrences during the analysis process. The most common flags used by York are defined below.

FLAG	DEFINITION
J	J indicates an estimated value. This flag applies to Tentatively Identified Compounds or, when requested, for a target compound whose result is less than the reporting limit but whose mass spectral data meet identification criteria. For example if the reporting limit is listed as 10 ppb and the analysis shows 3 ppb, the result can be reported as 3 J. The client must request the use of J flags for the laboratory to report such flags.
B	B indicates that the analyte was also found in the associated batch method blank. This flag indicates possible/probable blank contamination and warns the data user to be aware. This mostly applies to the volatiles acetone and methylene chloride and the semi-volatiles bis-(2-ethylhexyl) phthalate and other phthalates.
E	This flag is used to indicate that the reported concentration of an analyte exceeded the calibration range of the analytical system. In this case the result reported is treated as a minimum value. This often applies where clients request an additional analyte after sample analysis, such as acetone, where the initial analysis did not require dilution since acetone was not a target compound. This flag will also apply if after numerous dilutions a specific target compound would significantly dilute out all other targets.
A	This flag indicates that the compound is a known artifact present in the sample. This flag typically refers to compounds detected in AIR samples taken into Tedlar bags. These compounds are either from the manufacturing process or, since Tedlar bags are somewhat permeable, they are subject to intrusion of common laboratory solvents such as acetone, methylene chloride, hexane and Freon-113.

120 RESEARCH DRIVE STRATFORD, CT 06615 (203) 325-1371 FAX (203) 357-0166

Ecosystems Strategies, Inc.
24 Davis Avenue, Poughkeepsie, NY 12603
phone 845.452.1658 | fax 845.485.7083 | ecosystemsstrategies.com

TRANSMITTAL COVER SHEET

TO: Phil Murphy **PAGES:** 1 (including cover sheet)

FAX: 203 357 0166

FROM: Richard Hooker

DATE: July 1, 2008

RE: COC changes for HP08112.40

COMMENTS:

Sample Activation HP08112.40 (6/25/08)
Please activate Sample SP-1 and run for:

TPH (DRO) (8015 or 418.1)
Total Benzene (8021 B)
Total Halogenated Organics (9020B, 9023, 8260 8021)
Total PCBs (8082)
Total RCRA Metals

Analysis cancellation HP08112.40 (6/26/08)
Please do not analyze samples BNE and BSW

Analysis addition HP08112.40 (6/26/08)
Please run BNW for PAHs

YORK
Analytical Laboratories, Inc.

120 Research Drive
Stratford, CT 06615
203.325.1371 FAX 203.357-0166

Field Chain-of-Custody Record

Page 1 of 1

08061010

Company Name	Report to:	Invoice to:	Project ID/No.	Samples Collected by (signature)
Ecosystems Strategies, Inc	Jillian	Brenda Wells	HP08112.40	Ellie Leonard Ellie Leonard (printed)

Sample No.	Location/ID	Date Sampled	Sample Matrix: Water	Soil	Air	Other	Analyses Requested	Container Desc.
	Sides - Comp	6/25/2007		x			VOCs (Stars Only), PAHs	1 x 8oz glass jar
	Base	"		"			"	"
	SP-1	"		"			Hold	"

Chain-of-Custody Record

	Date/Time		Date/Time		Date/Time
Bottles Relinquished from Lab by		Samples Relinquished by	6/26/08 12:50	Samples received by	6-26-08 12:40
Bottles received in field by		Samples Relinquished by		Samples received in LAB by	6-26-08 1820

Comments/Special Instructions

4.1 °C

Turn-Around Time Requested- Specify Date Expected
If RUSH Requested: DATE DUE FOR RUSH:

X Standard Turnaround ____ RUSH

Department of Environmental Conservation

Menu

FOIL Request Main Page (SupportHome.as

I want to...

Contact E-Mail: foils@enafco.com

Type of Record(s) Requested:* Other

Description of Record(s) Requested:*

164 Garden St,
Poughkeepsie, NY 12601
Parcel: 131300-6162-54-177385-0000
Please provide documentation concerning above ground/underground heating oil storage tanks

NYSDEC Office processing the Request:*

- Central Office (Albany) Covers the entire state
- Region 1: (Long Island) Covers the counties of: Nassau and Suffolk
- Region 2: (New York City) Covers the counties of: Brooklyn, Bronx, Manhattan, Queens and Staten Island

FREEDOM OF INFORMATION REQUEST

TO: City of Poughkeepsie Records Access Officer

RE: Fire Department Spill/Tank Records
(NAME OF AGENCY OR DEPARTMENT)

I hereby apply to inspect the following records: ***Be as specific as possible***

164 Garden St, Poughkeepsie, NY 12601
Parcel: 131300-6162-54-177385-0000
Please provide documentation concerning above ground/underground heating oil storage tanks (ASTs/ USTs) spills, leaks and site remediation at the property listed above.

Print Name: Miriam Juskowicz

Signature: MJuskowicz

Address: 3 Lodi Lane, Monsey, NY 10952

Phone: 845-354-7071 Fax No. 845-362-5130

Email Address: FOILS@ENAFCO.COM

(OFFICE USE ONLY)

Date Received: _____

SIGNATURE TITLE

Approved Denied in Whole Denied in Part

Reason for Denial _____

SIGNATURE TITLE DATE

A person denied access has the right to appeal. Please note that requests for appeals must be made in writing within 30 days of the denial to the Appeals Officer, who is the Finance Commissioner. Mail your request to:

City of Poughkeepsie, City Chamberlain
62 Civic Center Plaza
Poughkeepsie, New York, 12601
Fax (845) 451-4239

FREEDOM OF INFORMATION REQUEST

CITY OF POUGHKEEPSIE
CITY CHAMBERLAIN
2019 SEP 26 PM 2:34

TO: City of Poughkeepsie Records Access Officer

RE: Fire Department Spill/Tank Records
(NAME OF AGENCY OR DEPARTMENT)

I hereby apply to inspect the following records: *Be as specific as possible*

164 Garden St, Poughkeepsie, NY 12601
Parcel: 131300-6162-54-177385-0000
Please provide documentation concerning above ground/underground heating oil storage tanks (ASTs/ USTs) spills, leaks and site remediation at the property listed above.

Print Name: Miriam Juskowicz

Signature: M Juskowicz

Address: 3 Lodi Lane, Monsey, NY 10952

Phone: 845-354-7071 Fax No. 845-362-5130

Email Address: FOILS@ENAFCO.COM

(OFFICE USE ONLY)

Date Received: 09-26-2019

Rebecca Reichert Registrar
SIGNATURE TITLE

Approved Denied in Whole Denied in Part

Reason for Denial

SIGNATURE TITLE DATE

A person denied access has the right to appeal. Please note that requests for appeals must be made in writing within 30 days of the denial to the Appeals Officer, who is the Finance Commissioner. Mail your request to:

City of Poughkeepsie, City Chamberlain
62 Civic Center Plaza
Poughkeepsie, New York, 12601
Fax (845) 451-4239

Sep. 27. 2019 2:41PM No. 1872 P. 2/2

18 No. Clover Street
[P]keepsie, NY 12601

CITY OF POUGHKEEPSIE FIRE DEPARTMENT
POUGHKEEPSIE, NEW YORK 12601

12301

RECEIVED FROM Karl Mannaick DATE 5/8/08

FOR 3 tank install 10 @ Parker Av. @ 164 Garden St $ 20

DOLLARS

AMOUNT OF ACCOUNT
THIS PAYMENT
BALANCE DUE

CASH
☑ CHECK
M.O.

Thank You
BY KAC

164 Garden St.

cs 10/10/08

ENTERED Longo

ADDRESS OF INSTALLER:

INSURANCE CARRIER: Kallman Insurance

AMOUNT OF INSURANCE: 9-million

EXPIRATION DATE: 4/9/09

****

PROPERTY OWNER: Hamner & Castella Printing 164 Garden

PHONE NUMBER: 471-9163

ADDRESS OF INSTALLATION: ~~84 Parker Ave.~~

PURPOSE/SIZE OF TANK: 1-1000 gal. 2-500 gal. @ 164 Garden St.

****

I agree to adhere to all the rules and regulations of the New York State Fire Prevention and Building Codes and City of Poughkeepsie Code of Ordinances, Section 8.

SIGNED: POSITION/OFFICE:

****

PERMIT #: 08171 IS ISSUED ON 7/11/08

BY: Peter Longo
Fire Inspector

COMPLETED
7/11/08 Longo

ParcelAccess

Print Page

Final Roll

Parcel Grid Identification #:
131300-6162-54-177385-0000
Municipality: City of Poughkeepsie

Parcel Location
164 Garden St

Owner Name on March 1
Castella , Frank M Sr *(P)*
Castella , Karen A *(A)*

Primary *(P)* Owner Mail Address
29 Travis Rd
Hyde Park NY 125380000

Parcel Details

Size (acres):	0.36 Ac (D)	Land Use Class:	(449) Commercial: Storage, Warehouse and Distribution Facilities: Other Storage, Warehouse and Distribution Facilities
File Map:		Agri. Dist.:	(0)
File Lot #:		School District:	(131300) Poughkeepsie City School District
Split Town			

Assessment Information (Current)

Land:	Total:	County Taxable:	Town Taxable:	School Taxable:	Village Taxable:
$54000	$219500	$219500	$219500	$219500	$0

Tax Code:	Roll Section:	Uniform %:	Full Market Value:
N: Non-Homestead	1	100	$ 219500

Tent. Roll:	Final. Roll:	Valuation:
5/1/2019	7/1/2019	7/1/2018

Last Sale/Transfer

Sales Price:	Sale Date:	Deed Book:	Deed Page:	Sale Condition:	No. Parcels:
$0	0	1635	0312	( )	0

Site Information:
Site Number: 1

Water Supply:	Sewer Type:	Desirability:	Zoning Code:	Used As:
(3) Comm/public	(3) Comm/public	(2) Fair	I-1	(F10) Mini-wrhouse

Commercial/Industrial/Utility Building Information:
Site Number: 1
Bldg Sec.: 1 Bldg. Number: 1

Year Built:	No. Stories:	Gross Floor Area:	Boeck Model	Const. Qual.:
1967	1	6000	(0831) 1 sty warehouse load sup	(1) Average -

Air Cond. %:	Sprinkler %:	Alarm %:	No. Elevator:	Basement sf.:
0	0	0	0	0

Number Identical:	Condition Code:
0	2

Commercial Rental Information:
Site Number: 1
Use Number: 1
Used As: (F10) Mini-wrhouse

Unit Code:	Total Rent Area:	Area 1 Bdrms Apts	Area 2 Bdrms Apts	Area 3 Bdrms Apts
( )	6000	0	0	0

Total Units:	No. 1 Bdrms Apts	No. 2 Bdrms Apts	No. 3 Bdrms Apts
0	0	0	0

Improvements:

Site Number: 1
Improvement Number: 1

Structure Code:	Dim 1:	Dim 2	Quantity	Year Built
(DK1) Stake dock	4	4	3	1967

Condition:	Grade	Sq. Ft.
(2) Fair	C	0

Site Number: 1
Improvement Number: 2

Structure Code:	Dim 1:	Dim 2	Quantity	Year Built
(LP4) Pavng-asphlt	0	0	0	1968

Condition:	Grade	Sq. Ft.
(2) Fair	C	4000

Special District Information:

Special District: GP000

Spec. Dist. Name:	Primary Units:	Advalorem Value
Greater Pok Lib Dist	0	219500

This report was produced with ParcelAccess Internet on 9/26/2019. Developed and maintained by OCIS - Dutchess County, NY.

Project #196368
164 Garden Street
POUGHKEEPSIE, NY 12601

Inquiry Number: 5812878.7s
October 02, 2019

FirstSearch Physical Setting Source Addendum

6 Armstrong Road, 4th floor
Shelton, CT 06484
Toll Free: 800.352.0050
www.edrnet.com

TABLE OF CONTENTS

SECTION **PAGE**

GEOCHECK ADDENDUM

Thank you for your business.
Please contact EDR at 1-800-352-0050
with any questions or comments.

GEOCHECK® - PHYSICAL SETTING SOURCE REPORT

TARGET PROPERTY ADDRESS

PROJECT #196368
164 GARDEN STREET
POUGHKEEPSIE, NY 12601

TARGET PROPERTY COORDINATES

Latitude (North):	41.711742 - 41° 42' 42.27"
Longitude (West):	73.923574 - 73° 55' 24.87"
Universal Tranverse Mercator:	Zone 18
UTM X (Meters):	589551.3
UTM Y (Meters):	4618118.5
Elevation:	164 ft. above sea level

USGS TOPOGRAPHIC MAP

Target Property Map:	41073-F8 POUGHKEEPSIE, NY
Version Date:	1995

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principle investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

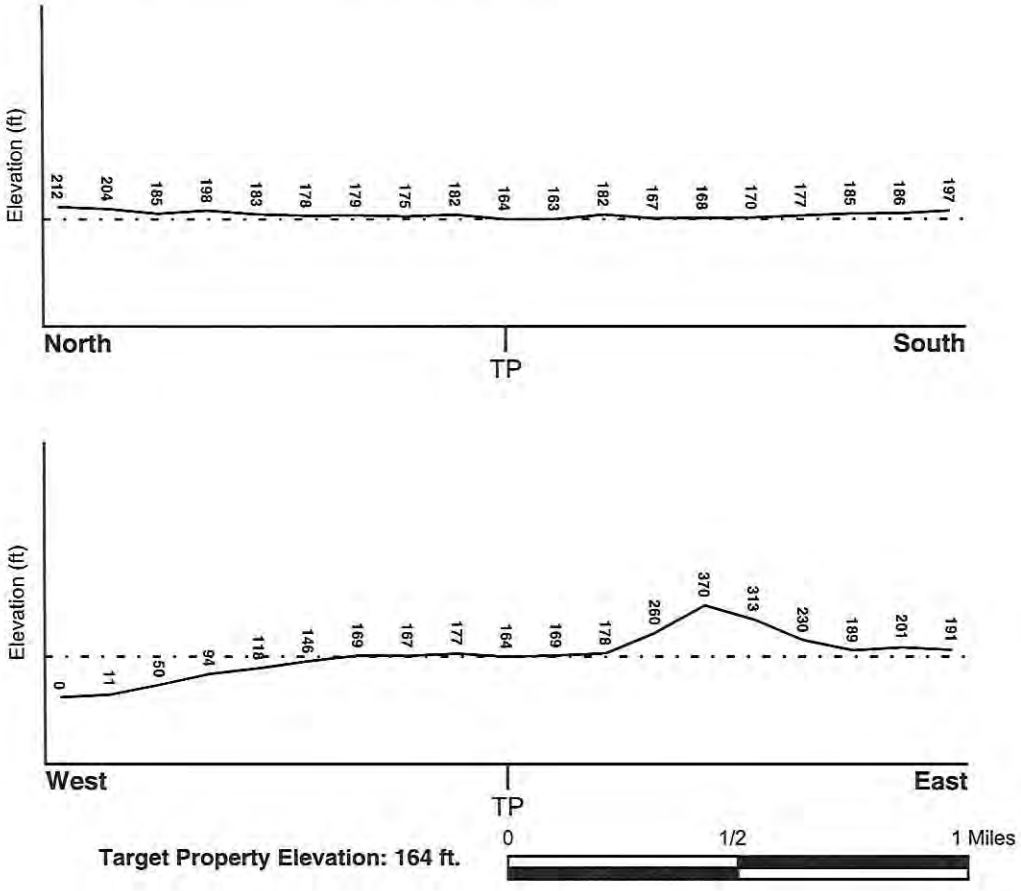
TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General West

SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

FEMA FLOOD ZONE

Flood Plain Panel at Target Property	FEMA Source Type
36027C0358E	FEMA FIRM Flood data

Additional Panels in search area:	FEMA Source Type
36027C0356E	FEMA FIRM Flood data
36111C0780E	FEMA FIRM Flood data
36027C0359E	FEMA FIRM Flood data

NATIONAL WETLAND INVENTORY

NWI Quad at Target Property	NWI Electronic Data Coverage
POUGHKEEPSIE	YES - refer to the Overview Map and Detail Map

HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Site-Specific Hydrogeological Data*:

Search Radius:	1.25 miles
Status:	Not found

AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

MAP ID	LOCATION FROM TP	GENERAL DIRECTION GROUNDWATER FLOW
Not Reported		

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

GROUNDWATER FLOW VELOCITY INFORMATION

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

ROCK STRATIGRAPHIC UNIT

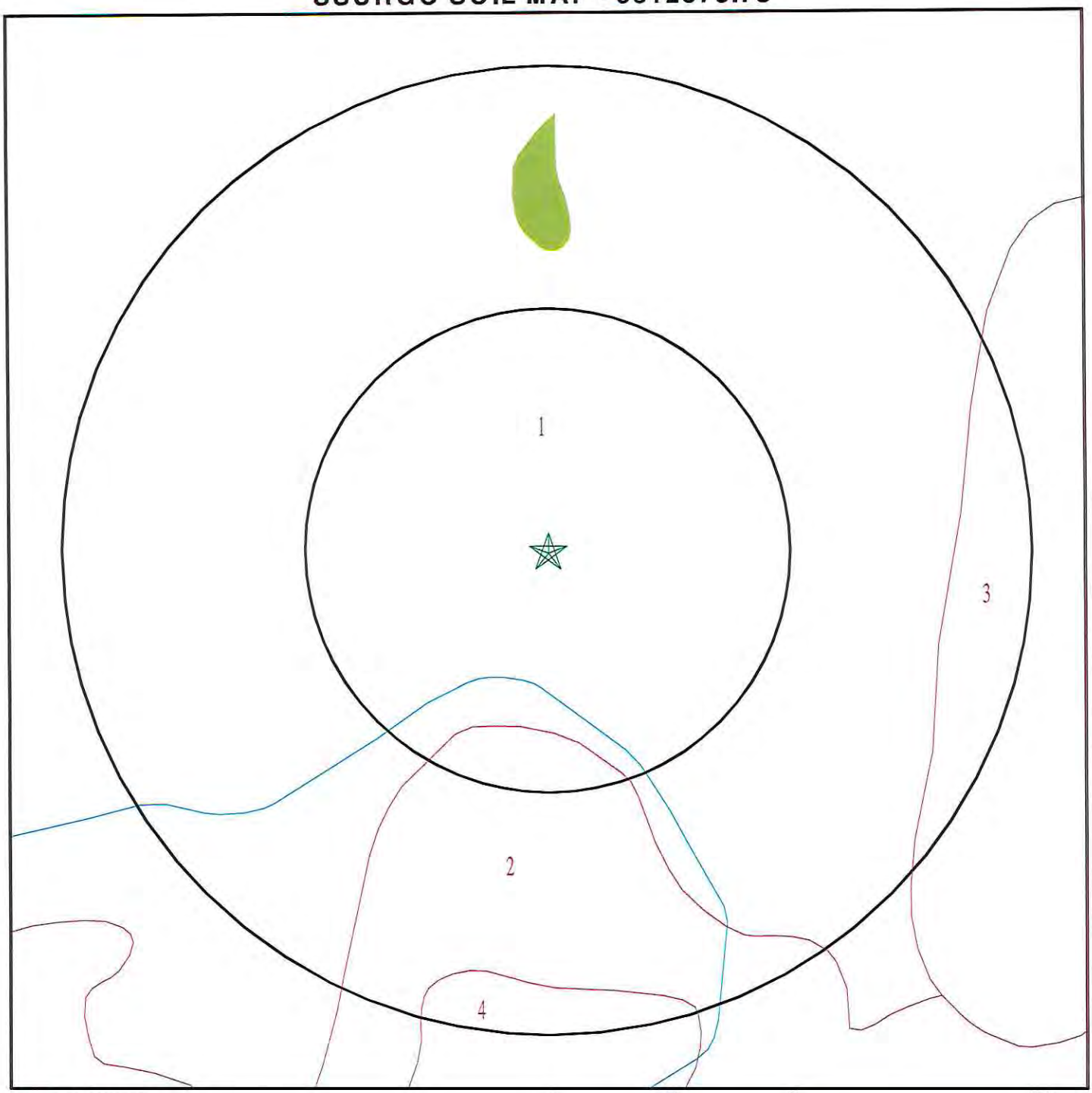
Era:	Paleozoic
System:	Ordovician
Series:	Middle Ordovician (Mohawkian)
Code:	O2 *(decoded above as Era, System & Series)*

GEOLOGIC AGE IDENTIFICATION

Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

SSURGO SOIL MAP - 5812878.7s



★ Target Property
SSURGO Soil
Water

0 1/16 1/8 1/4 Miles

N

SITE NAME: Project #196368 ADDRESS: 164 Garden Street POUGHKEEPSIE NY 12601 LAT/LONG: 41.711742 / 73.923574	CLIENT: Environmental Affiliates CONTACT: ALEXANDER FRIEDMAN INQUIRY #: 5812878.7s DATE: October 02, 2019 2:04 pm

GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

Soil Map ID: 1

Soil Component Name: Dutchess

Soil Surface Texture: silt loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Well drained

Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 77 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
	Boundary			Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil		
1	0 inches	7 inches	silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Gravels, Gravels with fines, Silty Gravel	Max: 14 Min: 4	Max: 6.5 Min: 5.1
2	7 inches	27 inches	silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Gravels, Gravels with fines, Silty Gravel	Max: 14 Min: 4	Max: 6.5 Min: 5.1
3	27 inches	85 inches	channery silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Gravels, Gravels with fines, Silty Gravel	Max: 14 Min: 4	Max: 6.5 Min: 5.1

Flood Plain Map

Major Roads

Contour Lines

Waterways

County Boundary

Airports

Power Lines

Pipe Lines

Fault Lines

Water

Special Flood Hazard Area (1%)

0.2% Annual Chance Flood Hazard

Electronic FEMA data available

Electronic FEMA data not available

SITE NAME: Project #196368 ADDRESS: 164 Garden Street POUGHKEEPSIE NY 12601 LAT/LONG: 41.711742 / 73.923574	CLIENT: Environmental Affiliates CONTACT: ALEXANDER FRIEDMAN INQUIRY #: 5812878.8s DATE: October 2, 2019

Wetlands Map

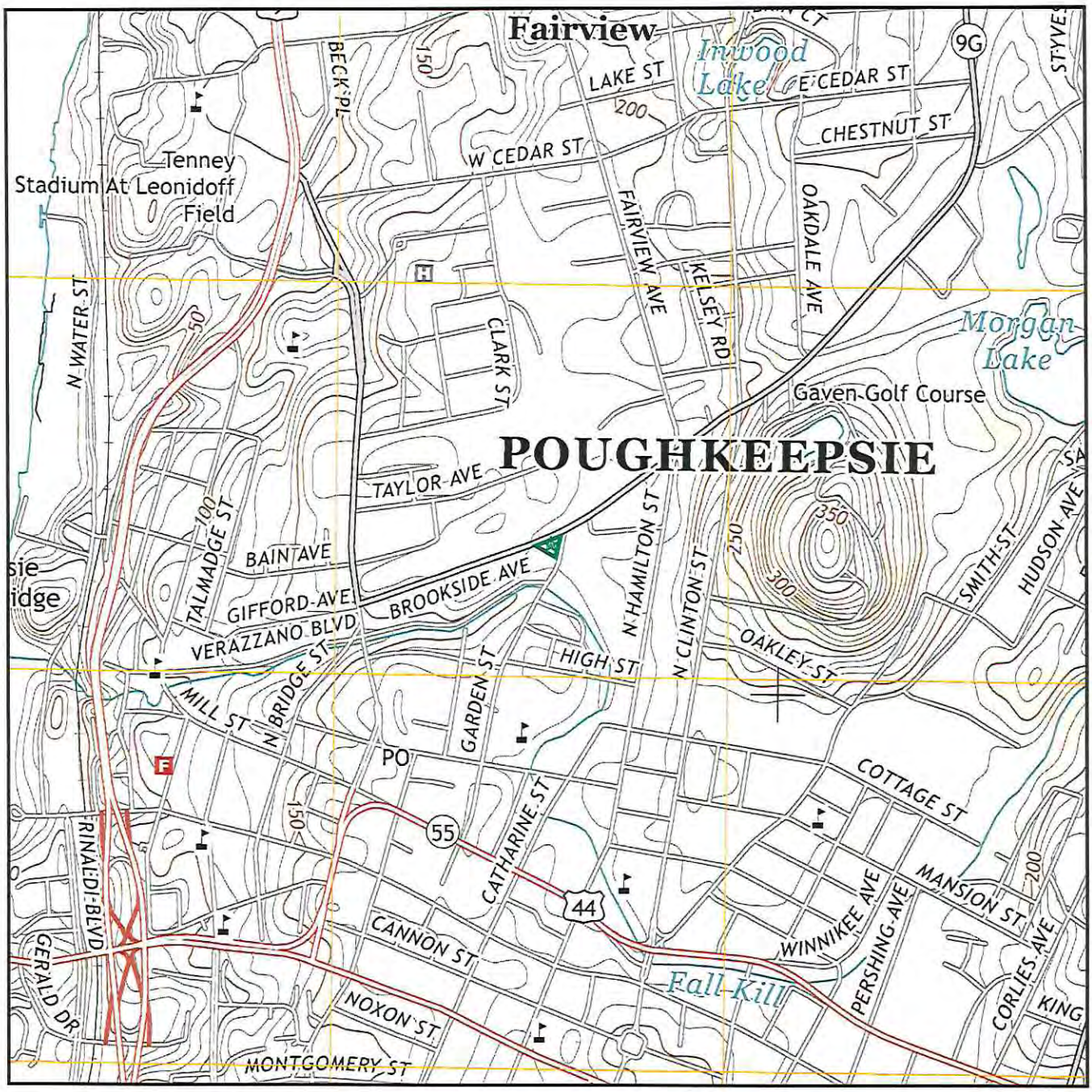
- Major Roads
- Contour Lines
- Waterways
- County Boundary
- Airports
- Power Lines
- Pipe Lines
- Fault Lines
- Water
- National Wetlands Inventory
- State Wetlands
- Electronic NWI data available
- Electronic NWI data not available

SITE NAME: Project #196368	CLIENT: Environmental Affiliates
ADDRESS: 164 Garden Street	CONTACT: ALEXANDER FRIEDMAN
POUGHKEEPSIE NY 12601	INQUIRY #: 5812878.8s
LAT/LONG: 41.711742 / 73.923574	DATE: October 2, 2019

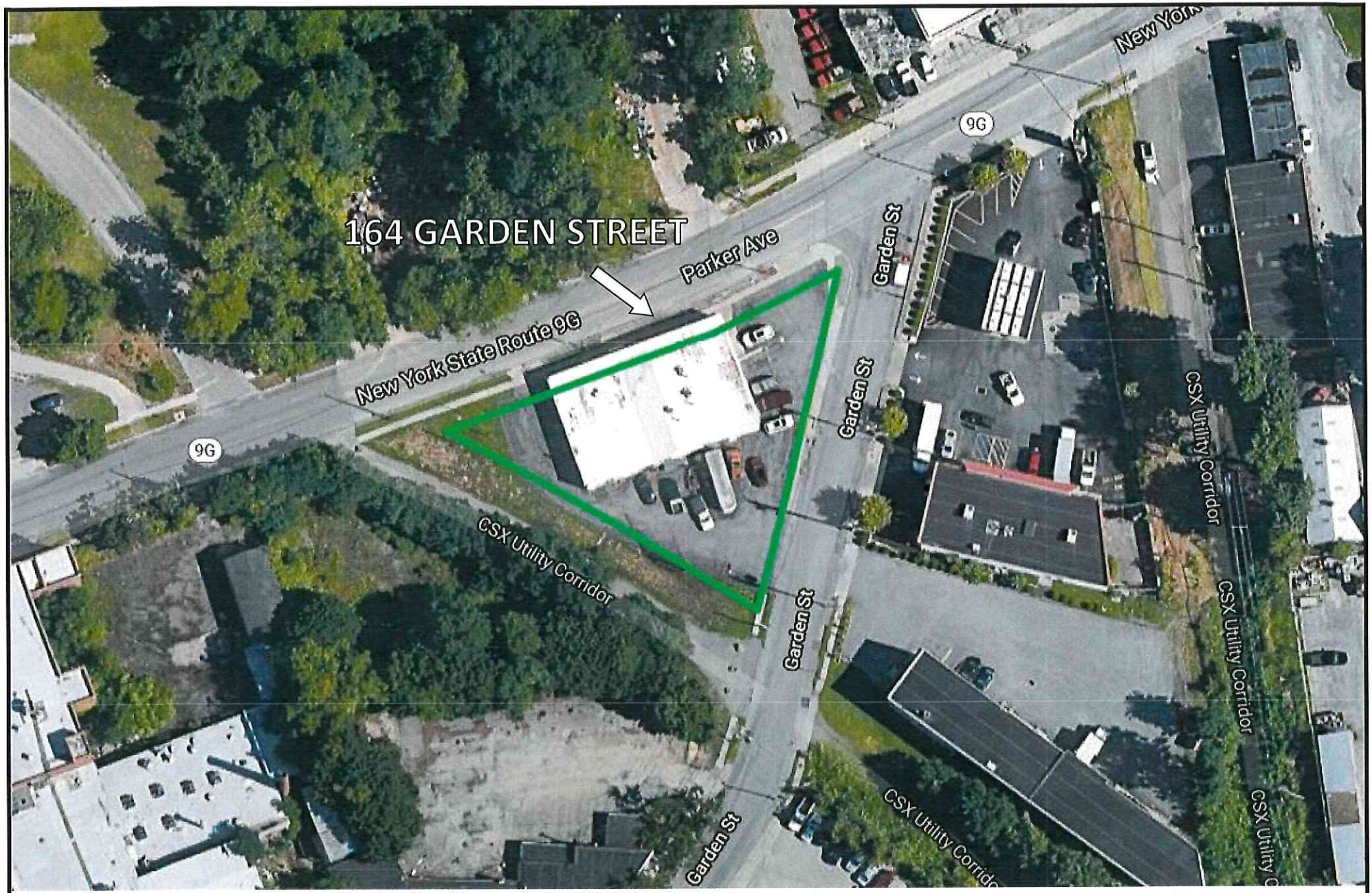
Site location Map

Topo: 0.75 Mile Radius

164 GARDEN STREET POUGHKEEPSIE, NY 12601



Map Image Position: TP
Map Reference Code & Name: 5939321 Poughkeepsie
Map State(s): NY
Version Date: 2013



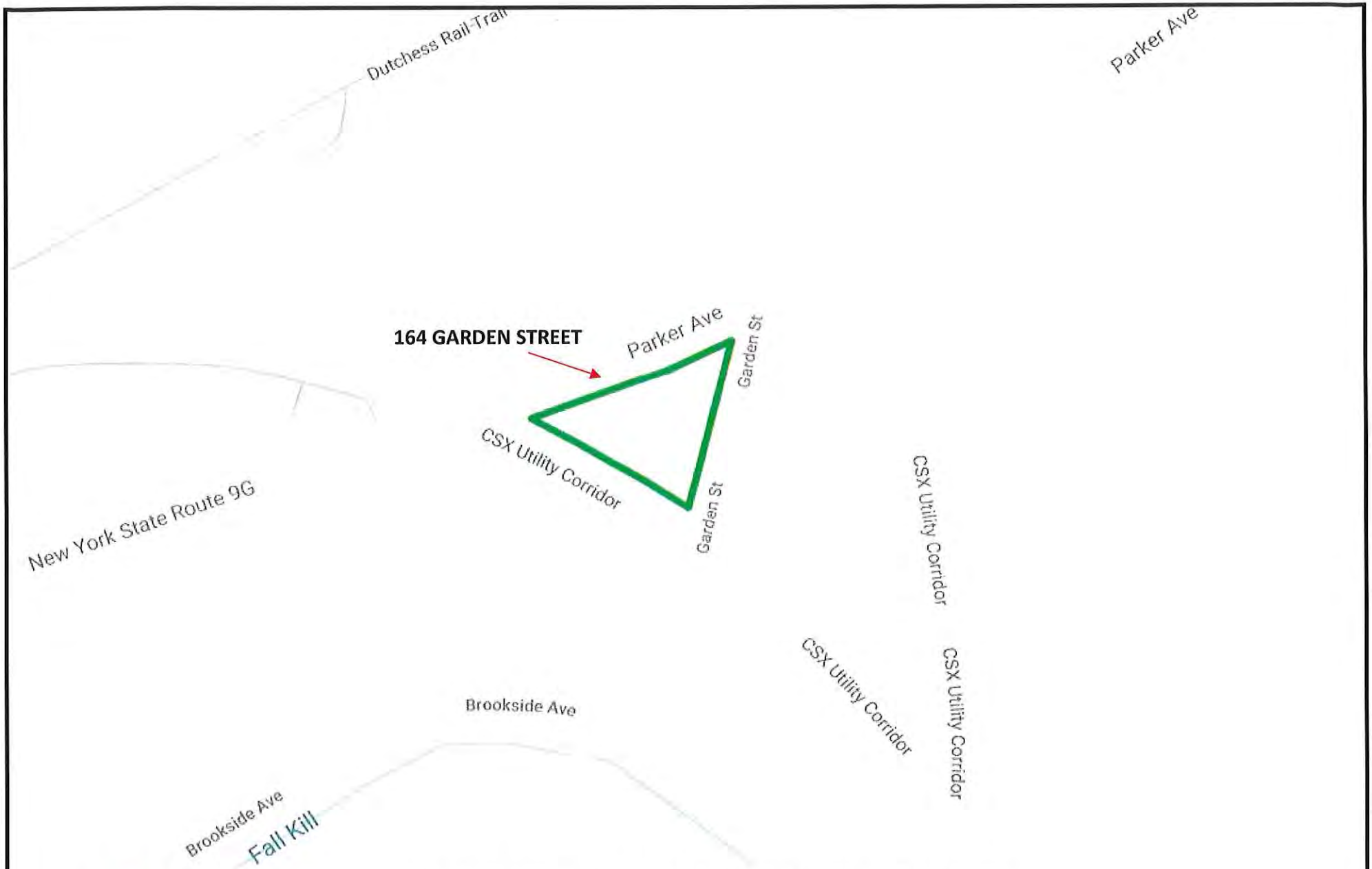
SITE PLAN

AERIAL VIEW

ENVIRONMENTAL AFFILIATES INC.

164 Garden Street
Poughkeepsie, NY 12601

Project # 196368



SITE LOCATION MAP

STREET VIEW

ENVIRONMENTAL AFFILIATES INC.

164 Garden Street
Poughkeepsie, NY 12601

Project 196368

SECTION

H

PERSONNEL

ENVIRONMENTAL AFFILIATES INC.

THREE LODI LANE
MONSEY, NY 10952
PH: 845-354-7071
PH: 845-323-5008
FAX: 845-362-5130
Email: alex@enafco.com

Environmental Affiliates Inc. is proud to offer its clients a corporate structure, which represents multi-disciplinary and environmental backgrounds. Below please find highlights of our key personnel:

Alexander Friedman, EP – ENVIRONMENTAL PROFESSIONAL
CHIEF EXECUTIVE OFFICER

LICENSED NYS ASBESTOS INSPECTOR
EPA-AHERA/ASHARA UNDER 40 CFR 763 - ASBESTOS MANAGEMENT PLANNER
CERTIFIED MOLD INSPECTOR – CERTIFIED MOLD SPECIALIST
CERTIFIED ENVIRONMENTAL CONSULTANT

Sylvia Friedman – DIRECTOR OF OPERATIONS
CHIEF OPERATING OFFICER

Sidney Friedman, Esq. – DIRECTOR OF COMPLIANCE

MEMBER OF THE NEW YORK STATE BAR

Harry H. Elias, P.E. – CHMM

PROFESSIONAL ENGINEER
CERTIFIED HAZARDOUS MATERIAL MANAGER

Joseph DeVita – NYS LICENSED REGISTERED ARCHITECT

CERTIFIED BUILDING INSPECTOR
MEMBER ASTM COMMITTEE E-50

Joseph Frank, DIRECTOR OF IT
CHIEF TECHNOLOGY OFFICER
CHIEF INFORMATION OFFICER

ENVIRONMENTAL AFFILIATES, INC.
THREE LODI LANE
MONSEY, NY 10952
PHONE: 845-354-7071
PHONE: 845-323-5008
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Email: alex@enafco.com

ENVIRONMENTAL AFFILIATES INC.

Alexander Friedman, EP

Environmental Professional

2003:

Alex Friedman, Director of Operations, established Environmental Affiliates Inc for the purpose of providing commercial and residential environmental assessments and consulting for banks, mortgage companies, attorneys, as well as the private sector.

2003-Present:

Over 3,500 Phase I Site Assessments and 500 Asbestos Surveys inspected and successfully completed by Alex Friedman in New York, New Jersey, Pennsylvania, and Connecticut. Current clients represent the development, insurance, banking, mortgage banking, real estate advisory, and realty communities. These environmental assessments include on site property evaluations and comprehensive reviews of regulatory data and public records to identify environmental concerns. Alex Friedman's extensive formal training combined with his seasoned background, professional certifications, and his years of industry experience provide for diversified environmental services. The success of EAI can be attributed to the consistency, dedication, and quality of service provided.

Areas of Expertise:

- Phase I Site Property Environmental Assessments as per ASTM E 1527-13 ASTM E 1528-06 (Transaction Screen Process)

- Visual assessments for the presence of mold, conditions conducive to mold, and evidence of moisture in readily accessible interior areas of the subject site.
- Visual assessments for the presence of Asbestos Containing Material (ACM):
    - Asbestos Surveys, Bulk Sampling, and Laboratory analysis New York State
    - Guidance for controlling ACM in buildings
    - Operations and Maintenance Plans (O&Ms)
- Visual assessments regarding Lead Based Paint (LBP) hazards:
    - Operations and Maintenance Plans (O&Ms)

Education:

Bachelor of Science – Interdisciplinary Studies - Environmental Science

Empire College – State University of New York

Licenses:

Inspector, New York State Asbestos Certificate #04-08983

EPA-AHERA/ASHARA – 40 CFR 763 – Certificate of Completion Asbestos Safety Training

Asbestos Handling License – NYS Department of Labor #29455

Asbestos Management Planner- EPA-AHERA/ASHARA -40 CFR 763

Certifications & Affiliations:

EAA Certified Environmental Inspector #41277- CEI

Certified Environmental Consultant-CEC

Certified Mold Inspector-CMI

Certified Mold Specialist-CMS

Certification in Electric and Magnetic Fields

Lead Awareness Certificate

Phase II Remedial Investigative Studies

Sampling Protocols for Phase II Assessments

US Dept of Homeland Security FEMA – Hazardous Materials Prevention:
#IS-00340
#IS-00005.A

Environmental Assessment Association-EAA

ENVIAFF-01 DDANIELS

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY) 3/1/2019

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Mark Shenker
MJD3 Associates LLC 7-11 Suffern Place Suffern, NY 10901	PHONE (A/C, No, Ext): FAX (A/C, No):
	E-MAIL ADDRESS:

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : Westchester Surplus Lines Insurance Company	10172
INSURER B :	
INSURER C :	
INSURER D :	
INSURER E :	
INSURER F :	

INSURED

Environmental Affiliates Inc
3 Lodi Lane
Monsey, NY 10952

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY						EACH OCCURRENCE	$ 2,000,000
	CLAIMS-MADE X OCCUR			G27959118 003	3/3/2019	3/3/2021	DAMAGE TO RENTED PREMISES (Ea occurrence)	$ 50,000
							MED EXP (Any one person)	$ 10,000
							PERSONAL & ADV INJURY	$ 2,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$ 2,000,000
	POLICY PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$ 2,000,000
	OTHER:							$
	AUTOMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	$
	ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	HIRED AUTOS ONLY / NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
	UMBRELLA LIAB OCCUR						EACH OCCURRENCE	$
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$
	DED RETENTION $							$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y / N						PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH)	N / A					E.L. EACH ACCIDENT	$
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - EA EMPLOYEE	$
							E.L. DISEASE - POLICY LIMIT	$
A	Pollution Liability			G27959118 003	3/3/2019	3/3/2021	Limit	2,000,000
A	Professional Liabili			G27959118 003	3/3/2019	3/3/2021	Limit	2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

Proof of Insurance

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

TANK CLOSURE SITE ASSESSMENT

AND

SPILL FILE CLOSURE REPORT

Property located at 164 Garden Street
City of Poughkeepsie
Dutchess County, New York

NYSDEC Spill Number: 0804049

July 30, 2008

ESI File: HP08112.40

Ecosystems Strategies, Inc.
24 Davis Avenue, Poughkeepsie, NY 12603
phone 845.452.1658 | fax 845.485.7083 | ecosystemsstrategies.com

Ecosystems Strategies, Inc.

TANK CLOSURE SITE ASSESSMENT

AND

SPILL FILE CLOSURE REPORT

Property Located at 164 Garden Street
City of Poughkeepsie
Dutchess County, New York

NYSDEC Spill Number: 0804049

ESI File: HP08112.40

July 30, 2008

Prepared By:

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, New York 12603

Prepared For:

Harmon & Castella
164 Garden Avenue
Poughkeepsie, New York 12603

The undersigned has reviewed this Tank Closure Site Assessment and Spill File Closure Report and certifies to Harmon & Castella that the information provided in this document is accurate as of the date of issuance by this office.

Any and all questions or comments, including requests for additional information, should be submitted to the undersigned.

Paul H. Ciminello
President

TABLE OF CONTENTS

1.0 INTRODUCTION

1.1 Purpose

This Tank Closure Site Assessment and Spill File Closure Report (TCSA) summarizes all tank and petroleum spill closure services (performed by Ecosystems Strategies, Inc. [ESI] personnel and/or designated subcontractors) associated with closure of one 550-gallon and two 1000-gallon underground storage tanks (USTs) located on the property described in Section 1.2, below. This TCSA provides written documentation of all tank closure procedures and documents the integrity of remaining on-site soils located in the vicinity of the former tanks.

1.2 Site Location and Description

The subject property is an approximately 0.36-acre parcel located at 164 Garden Street and 84 Parker Avenue, City of Poughkeepsie, Dutchess County, New York. The northern portion of the property is occupied by a one-story commercial warehouse building bordering Parker Avenue and a trailer located to the south of the warehouse, the remainder is a paved parking lot. The specified portion of the property on which tank closure and soil removal activities were conducted consists of two areas. Excavation Site 1 (hereinafter referred to as Site 1) is located west of the on-site commercial warehouse building (84 Parker Avenue) and Excavation Site 2 (hereinafter referred to as Site 2) is located south of the on-site building, to the west of the trailer (164 Garden Street). A Fieldwork Map indicating specific Site characteristics is located in Appendix A.

1.3 Limitations

This written analysis summarizes tank closure and soil removal activities conducted on specified portions of the property at 164 Garden Street, City of Poughkeepsie, Dutchess County, New York and is not relevant to other portions of this property or any other property. This TCSA presents Site conditions as of the respective dates of tank removal and soil sampling/removal activities, and cannot be held accountable for activities or events resulting in contamination after the dates of fieldwork.

Services summarized in this TCSA were performed in accordance with generally accepted practices and established NYSDEC protocols. Unless specifically noted, the findings and conclusions contained herein must be considered not as scientific certainties, but as probabilities based on professional judgment.

1.4 Objectives

The objectives of the fieldwork conducted by ESI were to: remove three petroleum USTs and surrounding contaminated soil from the Site in accordance with NYSDEC regulations; document the post-excavation integrity of remaining on-site soils; suggest (if appropriate) further investigative and/or remedial options regarding any identified contamination; and, to prepare a TCSA documenting all fieldwork activities, resulting analytical data, conclusions and recommendations pertaining to the subsurface investigation.

2.0 SUMMARY OF FIELDWORK

2.1 Overview of Services

This TCSA documents the following fieldwork activities:

- Excavation and removal of one 550-gallon to the west of the on-site structure (Site 1) and two 1000-gallon capacity underground fuel oil storage tanks located south of the on-site structure (Site 2);
- Inspection of surrounding soils and tank surfaces for visual evidence of a petroleum release and screening of soils with a photo-ionization detector (PID);
- Removal, stockpiling and disposal of impacted soils; and,
- Collection of soil samples to document of the presence or absence of petroleum constituents in the former tank locations.

Section 2.2 of this TCSA fully documents all tank excavation and closure activities and includes discussions on fieldwork methodology and observations. Section 2.3 documents sample collection procedures and Section 2.4 presents the findings of laboratory analysis of collected samples. Section 3.0 provides conclusions and recommendations for further actions based on these tank closure activities.

2.2 Tank Excavation and Closure

2.2.1 Site Preparation Services

A request for a complete utility markout of the subject property was submitted as required by New York State Department of Labor regulations. Confirmation of underground utility locations was secured and a field check of the utility markout was conducted prior to the initiation of fieldwork activities.

2.2.2 Contractors

Excavation and tank removal services were provided by Karl Mannain & Sons Excavating (Mannain), tank pump-out and waste disposal was provided by Luzon Environmental Services, disposal of contaminated soil was provided by Deep Green of New York, and tank disposal services were provided by Charles Effron & Son, retained by the client. Laboratory services were subcontracted to York Analytical Laboratories, Inc. (York Laboratories), a New York State Environmental Laboratory Approval Program (ELAP) certified laboratory (ELAP Number 10854).

2.2.3 General Fieldwork Methodology

Tank excavation and closure activities were performed on June 25, 2008 and June 26, 2008 by ESI, and, by designated subcontractors and Client's agents under ESI's overall supervision (see below). ESI personnel observed and documented all tank removal activities, and maintained independent field logs documenting fieldwork activities and observation (a Fieldwork Map is provided in Appendix A, fieldwork photographs are provided in Appendix B, and relevant information from ESI logs is discussed where appropriate, below).

A MiniRAE 2000 (Model PGM 7600) PID was utilized by ESI personnel to screen all encountered material for the presence of any volatile organic vapors where appropriate. Prior to the initiation of fieldwork, this PID was properly calibrated to read parts per million calibration gas equivalents (ppm-cge) of isobutylene in accordance with protocols set forth by the equipment manufacturer.

2.2.4 Fieldwork Activities

Excavation of macadam and surface soils above and around the tanks was accomplished by Mannain prior to the arrival of ESI personnel on the site. On June 25, 2008, ESI personnel observed the removal of the 550-gallon tank at Site 1. Minor odor and staining were observed in the subsurface soils and small holes were noted on the southern end of the UST. Groundwater was not observed.

A total of 16.09 tons of petroleum impacted soil was excavated from the tank grave at Site 1 and temporarily stockpiled on and under 6-mil plastic prior to off-site disposal by Deep Green of New York. Remaining excavated soil was considered acceptable for backfill and was stockpiled next to the tank excavation for later reuse on-site. Documentation regarding soil removal and disposal is provided in Appendix D.

On June 26, 2008, two, 1000-gallon fuel oil tanks from Site 2 were observed to have been removed and temporarily stockpiled on 6-mil plastic sheeting. Both tanks were cut open and partially filled with product. Visual examination of the tanks indicated mild to moderate surface corrosion and pitting. A small hole was observed on the underside exterior of one of the tanks. Mannain personnel indicated that the USTs had been located adjacent to each other, oriented in a north-south direction.

Site 2 was inspected and soils at the base and walls of the tank grave were screened for evidence of contamination. Minor odors and discoloration indicating potential petroleum contamination were observed in soils at the northwest corner of the tank grave. A spill was reported to the NYSDEC and Spill number 0804049 was issued. Groundwater was not observed in the excavation.

On June 30, 2008 Luzon Environmental Services removed and disposed of136 gallons of residual liquids from the tanks and disposed of off-site. Following tank clean-out, all three tanks were removed from subject property by Mannain and tank disposal services were provided by Charles Effron & Son. Documentation regarding tank and liquid waste disposal is provided in Appendix C.

2.3 Sample Collection

2.3.1 Methodology

Soil sampling conducted by ESI was performed consistent with NYSDEC's Spill Prevention Operations Technology Series (SPOTS) Number 14 - Site Assessments at Bulk Storage Facilities. Soil samples were collected from both excavation sites to document soil integrity in the vicinity of the former tanks. One sample was collected from the base of the Site 1 at a depth of approximately 8 feet below surface grade (bsg) and a composite sample was collected from each of the excavation walls at a depth approximately 6 feet bsg. Two samples were collected from the base of Site 2 at a depth of approximately 10 feet bsg and six wall samples were collected from the excavation walls at a depth approximately 7 feet bsg. A fieldwork map with sampling locations is located in Appendix A.

All soil samples collected by ESI were obtained in a manner consistent with NYSDEC sample collection and decontamination protocols. All field personnel wore dedicated, disposable gloves, and all samples were placed into laboratory supplied glassware. All sample containers were placed in a cooler immediately after sample collection and were maintained at cool temperatures. The soil samples were transported the following day via courier to the laboratory for chemical analyses. Appropriate chain-of-custody procedures were followed.

2.3.2 Observations

Soil collected from the walls of the tank grave of Site 1 consisted of dark colored, variable texture sandy loam, exhibiting a slight petroleum odor on the east side of the excavation, nearest the building. Further excavation was not possible without undermining the structure. Soil collected from the walls of the tank grave of Site 2 consisted of dark colored, variable texture sands and gravel, exhibiting a slight petroleum odor. Ash-like fill material was observed at the base of the excavation. A slight petroleum odor and low-level PID readings (peak reading of 12 ppm) were observed in the northwest corner of the excavation.

2.4 Laboratory Analysis and Discussion

A discussion of the results of laboratory analysis of soil and water samples is presented below. Data Summary Tables are provided in Appendix E and complete laboratory data are provided in Appendix F.

2.4.1 Guidance Levels

The term "guidance level", as defined in this TCSA, refers to the concentration of a particular contaminant above which remedial actions are considered more likely. The overall objective of setting guidance levels is to assess the integrity of on-site soils relative to conditions that are likely to present a threat to public health or the environment, given the existing and probable future uses of the site. On-site soils with contaminant concentrations exceeding these guidance levels are considered more likely to warrant remediation. No independent risk assessment was performed as part of this investigation.

The guidance levels identified in this TCSA for organic compounds in soils are based on "recommended cleanup objectives" contained in the NYSDEC's Technical and Administrative Guidance Memorandum #4046 (TAGM), dated January 24, 1994, as modified by subsequent NYSDEC memoranda. All data presented in this TCSA have been analyzed in accordance with applicable guidance levels and all detected compounds with their respective guidance levels are provided in the data summary tables.

2.4.2 Confirmatory Endpoint Samples

Site 1

Two confirmatory endpoint samples (Sides-Comp and Base) were submitted for analysis of volatile organic compounds (VOCs) using USEPA Method 8021 (STARS List only), and polycyclic aromatic hydrocarbons (PAHs) using USEPA Method 8270. No compounds were detected at concentrations above their respective guidance levels; however, twelve VOCs (peak value 3,600 µg/kg 1,2,4-trimethylbenzene) were detected above laboratory minimum detection levels (MDLs). Four PAH compounds (peak value 8,300 µg/kg phenanthrene) were detected at concentrations above MDLs.

Site 2

Confirmatory endpoint samples BSE, SWE, NWE, EWE, BNW, NWW, SWW, and WWW were submitted for analysis of volatile organic compounds (VOCs) using USEPA Method 8021 (STARS List only), and PAHs using USEPA Method 8279. No VOCs were detected at concentrations above their respective guidance levels. Low levels of benzo(a)pyrene (guidance level: 61 µg/kg) were detected in samples NWE, EWE, BNW, NWW, and WWW at 180 µg/kg, 72 µg/kg, 96 µg/kg, 110 µg/kg, and 67 µg/kg, respectively. Eight PAH compounds (peak value 390 µg/kg pyrene) were detected at concentrations above MDLs. No field evidence of petroleum contamination was encountered during the collection of these samples and the detected PAHs are likely to be related to poor quality fill.

3.0 CONCLUSIONS AND RECOMMENDATIONS

This office has completed the services summarized in Section 2.0 of this TCSA on the specified portion of the property, located at 164 Garden Street, City of Poughkeepsie, Dutchess County, New York. Services included: removal of one 550-gallon and two 1,000-gallon gasoline underground storage tanks (USTs); off-site disposal of the tanks and associated waste materials; and, the collection and laboratory analysis of ten confirmatory endpoint samples to document the integrity of remaining soils.

Based on the services provided by this office and analytical data generated, the following conclusions and recommendations (shown in **bold**) are provided below.

1. The one, 550-gallon and two, 1,000-gallon USTs have been satisfactorily removed according to New York State Department of Environmental Conservation (NYSDEC) regulations. The tanks were properly drained of all remaining product, cleaned, and disposed of off-site.

   No further action is recommended.

2. Approximately 16 tons of petroleum impacted soil was excavated and removed from site prior to the collection of end point samples to document the integrity of remaining soils. Low levels of one PAH, benzo(a)pyrene was detected above guidance levels, however, no field evidence of contamination was encountered and the detected PAHs are likely to be related to fill materials identified during tank removal.

   No further investigation or remediation in the tank areas is recommended.

3. An active NYSDEC Spill has been reported for this Site. The work summarized in this TCSA is considered by this office to be sufficient for Spill File Closure.

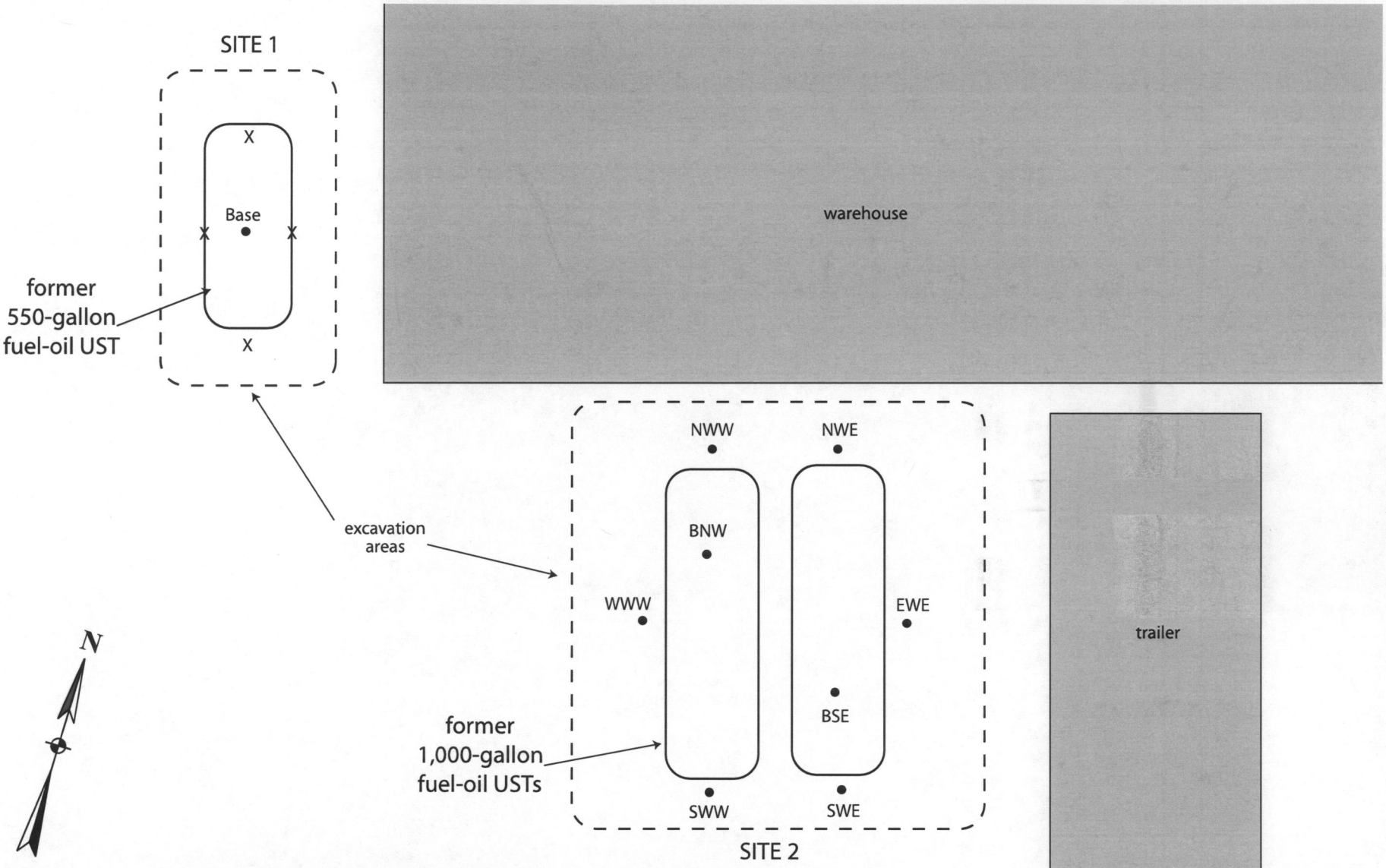
   It is recommended that the NYSDEC close Spill number 0804049 for the following reasons:

   - The source of the release (leaking fuel oil USTs) has been identified and removed;
   - Contaminated soils were encountered, removed and disposed of off-site;
   - Post-excavation sampling documented only low levels of PAHs, consistent with fill soils and not related to the release; and
   - No groundwater was encountered.

APPENDIX A

Fieldwork Map

Ecosystems Strategies, Inc.



All feature locations are approximate. This map is intended as a schematic to be used in conjunction with the associated report, and it should not be relied upon as a survey for planning or other activities.

Fieldwork Map

164 Garden Street
City of Poughkeepsie
Dutchess County, New York

Legend:

- ● sample location
- X Sides-Comp sample location

ESI File: HP08112.40

July 2008

Not to scale

Appendix A

APPENDIX B

Photographs

PHOTOGRAPHS

1. 1000-gallon fuel oil UST facing south from the southern side of building. One of the two tanks removed from Site 2.

2. View of Site 2 from southern side of property facing north.

APPENDIX C

Tank and Liquid-Waste Disposal Documentation

CHARLES EFFRON & SON

NYS 7002615 SCP

Phone
471-0820 • 471-0821
20 VANKLEECK DRIVE POUGHKEEPSIE, N.Y. 12602
SCRAP IRON - METAL
PUBLIC SCALES

Customer's
Order No._____ Date_____ 20____

Name Karl Magnan Esq

Address

SOLD BY	CASH	C.O.D.	CHARGE	ON ACCT.	MDSE. RETD.	PAID OUT	

QUAN.	DESCRIPTION	PRICE	AMOUNT
1	550 Tank		
1	1000 Tank		
	For Disposal		
	PO		
	TAX		
	TOTAL		

E079:96 Rec'd by

All claims and returned goods MUST be accompanied by this bill.

GS-203-2 PRINTED IN U.S.A.

Thank You

PRINTED WITH SOY INK

LUZON ENVIRONMENTAL SERVICES

P.O. BOX 1070, WOODRIDGE, NY 12789
www.luzonenvironmental.com

1246 GLEN WILD ROAD
WOODRIDGE, NY 12789
845-434-7805
FAX: 845-434-0307
1-800-828-8249 EMERGENCY NO.

1101

NON-HAZARDOUS WASTE MANIFEST

GENERATOR

Generator Name Monaco Excavating
Address 164 Garden st
Poughkeepsie ny
Phone No. [ ] – [ ]

Shipping Location
Address Same
EPA ID#
Phone No [ ] – [ ]

Lab Number	Description of Waste	Quantity	Units	Containers No.	Containers Type
	WASTE PETROLEUM OIL COMBUSTIBLE LIQUID UN 1270 III	1100	G	00	T

Codes: G - Gallons; D - Drum; C - Carton; B - Bag; T - Truck; P - Pounds; Y - Yards; O - Other

I hereby certify that the above named material is not a hazardous waste nor does it contain PCB's as defined by 40 CFR Part 261, or any applicable state law.

Generator Authorized Agent Name — Signature — Shipment Date 06/17/08

TRANSPORTER

Transporter Name LUZON OIL CO., INC.
Address P.O. BOX 1070
WOODRIDGE, N.Y. 12789

Driver Name (Print) Fred Quick
Vehicle No. / License No. U-118
Vehicle Certification 3A-005

I hereby certify that the aboved named material was picked up at the generator site listed above.
Driver Signature — Shipment Date 06/17/08

I hereby certify that the aboved named material was delivered without incident to the destination listed below.
Driver Signature — Delivery Date 06/17/08

DESTINATION

This is to certify that 1100 Gallons of the above cited waste material was received at
(Total amount or portion in cubic yards, gallons, or truck loads)

Site Name LUZON OIL CO., INC. Phone No. 845 – 4347805

Address 1246 GLEN WILD ROAD, WOODRIDGE, N.Y. 12789

I hereby certify that the above named material has been accepted and to the best of my knowledge the foregoing is true and accurate.

Name of Authorized Agent — Signature — Receipt Date 06/20/08

White - Destination Canary - Transporter Pink - Return to Generator Gold - Leave with Generator

APPENDIX D

Soil Disposal Documentation

1106 RIVER ROAD
NEW WINDSOR, N.Y. 12553
(P) 845-562-8778
(F) 845-562-9566

WEIGHT TICKET

JOB # 1885

	TONS	POUNDS
TIME IN / DATE	09:23 AM JL 11 08	
GROSS WEIGHT	30.3	60600LB
TIME OUT / DATE	09:33 AM JL 11 08	
TARE WEIGHT	14.21	28420LB
NET WEIGHT	16.09	32,180

SIGNATURE

WEIGHMASTER LICENSE #330154

FRIDAY 7/11/08 LIVE LOAD @ 8:00AM

SOIL TRACKING FORM

Deep Green of New York, Inc.

TRACKING FORM NO. (GIVEN BY DEEP GREEN)

DATE OF SHIPMENT	RESPONSIBLE FOR PAYMENT	PART 364 VEHICLE PLATE NO.	FACILITY NO.	JOB NO.	LOAD NO.
7/11/08	KARL NAUMANN			7885	

GENERATOR NAME AND BILLING ADDRESS		
164 GARDEN STREET POUGHKEEPSIE, N.Y. MARK (c) 914-456-0809	GENERATOR PHONE NO.	
	GENERATOR CONTACT	
	GENERATOR FAX NO.	CUSTOMER ACCT. NO. WITH DEEP GREEN

CONSULTANT NAME AND BILLING ADDRESS		
NOT APPLICABLE	CONSULTANT PHONE NO.	
	CONSULTANT CONTACT	
	CONSULTANT FAX NO.	CUSTOMER ACCT. NO. WITH DEEP GREEN

GENERATION SITE (TRANSPORT FROM) NAME AND ADDRESS	
ARRIVED - 7:30AM	SITE PHONE NO.
STARTED - 7:52 AM	SITE CONTACT
COMPLETED - 8:40 AM	SITE FAX NUMBER

PCS PROCESSING FACILITY (TRANSPORT TO) NAME AND ADDRESS		
DEEP GREEN OF NEW YORK, INC. 1106 RIVER ROAD NEW WINDSOR, N.Y. 12553 845-562-8778 AMY KANE	FACILITY PHONE NO.	PART 360 PERMIT NO.
	FACILITY CONTACT	
	FACILITY FAX NO.	

TRANSPORTER NAME AND ADDRESS		
CLARKE'S PO BOX 23 BREWSTER, N.Y. 10509	TRANSPORTER PHONE NO.	TRANSPORTER PART 364 PERMIT NO.
	TRANSPORTER CONTACT	TRANSPORTER DOT NO.
	TRANSPORTER FAX NO.	CUSTOMER ACCT. NO. WITH DEEP GREEN

MATERIAL TESTING

(CHECK APPROPRIATE BOXES FOR TESTS CONDUCTED)

- ☒ TOTAL PETROLEUM HYDROCARBONS
- ☒ BENZENE (TOTAL) ☐ BENZENE (TCLP)
- ☒ LEAD (TOTAL) ☐ LEAD (TCLP)
- ☐ BENZENE/TOLUENE/ETHYL BENZENE/XYLENE
- ☐ METHYL T-BUTYL ETHER (MTBE)
- ☐ HALOGENATED VOLATILE ORGANICS
- ☒ HEAVY METALS (TOTAL) ☐ HEAVY METALS (TCLP)
- ☐ OTHER *(PLEASE LIST)*:

DESCRIPTION OF DELIVERY	GROSS WEIGHT (TONS)	TARE WEIGHT (TONS)	NET WEIGHT (TONS)
PCS	30.3	14.21	16.09

GENERATOR'S AND/OR CONSULTANT'S CERTIFICATION: I CERTIFY THAT THE SOIL REFERENCED HEREIN IS TAKEN ENTIRELY FROM THOSE SOILS DESCRIBED IN THE GENERATOR WASTE PROFILE SHEET COMPLETED AND CERTIFIED BY ME FOR THE GENERATION SITE SHOWN ABOVE AND NOTHING HAS BEEN ADDED OR DONE TO SUCH SOIL THAT WOULD ALTER IT IN ANY WAY. I HEREBY AFFIRM UNDER PENALTY OF PERJURY THAT INFORMATION PROVIDED ON THIS DOCUMENT IS TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT I HAVE THE AUTHORITY AS ______ (TITLE) OF ______ (ENTITY) TO SIGN THIS TRACKING DOCUMENT PURSUANT TO 6 NYCRR PART 360. I AM AWARE THAT ANY FALSE STATEMENT MADE HEREIN IS PUNISHABLE AS A CLASS A MISDEMEANOR PURSUANT TO SECTION 210.45 OF THE PENAL LAW.

PRINT OR TYPE NAME ☐ GENERATOR ☐ CONSULTANT	SIGNATURE	MONTH	DATE	YEAR

TRANSPORTER'S CERTIFICATION: I ACKNOWLEDGE RECEIPT OF THE SOIL DESCRIBED ABOVE AND CERTIFY THAT SUCH SOIL IS BEING DELIVERED IN EXACTLY THE SAME CONDITION AS WHEN RECEIVED. I FURTHER CERTIFY THAT THIS SOIL IS BEING DIRECTLY TRANSPORTED FROM THE GENERATION SITE TO THE PCS PROCESSING FACILITY WITHOUT OFF-LOADING, ADDING TO, SUBTRACTING FROM OR IN ANY WAY DELAYING DELIVERY TO SUCH SITE.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR
Kevin VanTil	[signature]	7	11	08

TRANSPORTER DISCREPANCY BOX *(ANY DISCREPANCIES IN THE TRANSPORTER NAME OR LOCATION, PCS PROCESSING NAME OR LOCATION, OR MATERIAL TESTING OR QUANTITY SHOULD BE NOTED HERE.)*

PCS PROCESSING FACILITY CERTIFIES THE RECEIPT OF THE SOIL COVERED BY THIS SOIL TRACKING FORM EXCEPT AS NOTED BELOW.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR
[signature]	[signature]	7	11	08

PROCESSING FACILITY DISCREPANCY BOX *(ANY DISCREPANCIES IN ABOVE INFORMATION SHOULD BE NOTED HERE.)*

INSTRUCTIONS

1. **GENERATOR** COMPLETES ALL ITEMS IN GENERATOR AND/OR CONSULTANT BOXES, RETAINS COPY #4, AND GIVES REMAINING COPIES TO TRANSPORTER.
2. **TRANSPORTER** COMPLETES ALL ITEMS IN TRANSPORTER BOXES, RETAINS COPY #3, AND GIVES REMAINING COPIES TO THE PROCESSING FACILITY.
3. **PROCESSING FACILITY** COMPLETES ALL ITEMS IN PROCESSING FACILITY BOXES, RETAINS COPY #2, AND RETURNS COPY #1 TO THE GENERATOR WITHIN TWO (2) WEEKS.

GENERATOR/CONSULTANT COPY

FRIDAY 7/11/08 LIVE LOAD @ 8:00am

Deep Green of New York, Inc.

SOIL TRACKING FORM

TRACKING FORM NO. (GIVEN BY DEEP GREEN)

DATE OF SHIPMENT	RESPONSIBLE FOR PAYMENT	PART 364 VEHICLE PLATE NO.	FACILITY NO.	JOB NO.	LOAD NO.
7/11/08	Karl Mainini		311	7885	

GENERATOR NAME AND BILLING ADDRESS

164 GARDEN STREET
POUGHKEEPSIE, N.Y.
MARK (c) 914-455-0303

[redacted]

...L WITH DEEP GREEN

CONSULTANT NAME AND BILLING ADDRESS

NOT
APPLICABLE

... WITH DEEP GREEN

GENERATION SITE (TRANSPORT FROM) NAME AND ADDRESS

[redacted] Arrived 7:30
[redacted] Start 7:52
[redacted] Finish

PCS PROCESSING FACILITY (TRANSPORT TO) NAME AND ADDRESS

DEEP GREEN OF NEW YORK, INC.
1306 RIVER ROAD
NEW WINDSOR, N.Y. 12553
845-562-8778
AMY KANE

FACILITY PHONE NO.

PART 360 PERMIT NO.

FACILITY CONTACT

FACILITY FAX NO.

TRANSPORTER NAME AND ADDRESS

CLARKE'S
PO BOX 28
BREWSTER, N.Y. 10509

TRANSPORTER PHONE NO.

TRANSPORTER PART 364 PERMIT NO.

TRANSPORTER CONTACT

TRANSPORTER DOT NO.

TRANSPORTER FAX NO.

CUSTOMER ACCT. NO. WITH DEEP GREEN

MATERIAL TESTING
(CHECK APPROPRIATE BOXES FOR TESTS CONDUCTED.)

- ☐ TOTAL PETROLEUM HYDROCARBONS
- ☐ BENZENE (TOTAL)
- ☐ LEAD (TOTAL)
- ☐ BENZENE/TOLUENE/ETHYL BENZENE/XYLENE
- ☐ METHYL TBUTYL ETHER (MTBE)
- ☐ HALOGENATED VOLATILE ORGANICS
- ☐ HEAVY METALS (TOTAL)
- ☐ OTHER (PLEASE LIST):
- ☐ BENZENE (TCLP)
- ☐ LEAD (TCLP)
- ☐ HEAVY METALS (TCLP)

DESCRIPTION OF DELIVERY	GROSS WEIGHT (TONS)	TARE WEIGHT (TONS)	NET WEIGHT (TONS)
PCS			

GENERATOR'S AND/OR CONSULTANT'S CERTIFICATION: I CERTIFY THAT THE SOIL REFERENCED HEREIN IS TAKEN ENTIRELY FROM THOSE SOILS DESCRIBED IN THE GENERATOR WASTE PROFILE SHEET COMPLETED AND CERTIFIED BY ME FOR THE GENERATION SITE SHOWN ABOVE AND NOTHING HAS BEEN ADDED OR DONE TO SUCH SOIL THAT WOULD ALTER IT IN ANY WAY. I HEREBY AFFIRM UNDER PENALTY OF PERJURY THAT INFORMATION PROVIDED ON THIS DOCUMENT IS TRUE TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT I HAVE THE AUTHORITY AS ________ (TITLE) OF ________ (ENTITY) TO SIGN THIS TRACKING DOCUMENT PURSUANT TO 6 NYCRR PART 360. I AM AWARE THAT ANY FALSE STATEMENT MADE HEREIN IS PUNISHABLE AS A CLASS A MISDEMEANOR PURSUANT TO SECTION 210.45 OF THE PENAL LAW.

PRINT OR TYPE NAME ☐ GENERATOR ☐ CONSULTANT	SIGNATURE	MONTH	DATE	YEAR
Mark Mainini	Mark Mainini			

TRANSPORTER'S CERTIFICATION: I ACKNOWLEDGE RECEIPT OF THE SOIL DESCRIBED ABOVE AND CERTIFY THAT SUCH SOIL IS BEING DELIVERED IN EXACTLY THE SAME CONDITION AS WHEN RECEIVED ... WITHOUT ... ADDING TO, SUBTRACTING FROM OR IN ANY WAY DELAYING DELIVERY TO SUCH SITE.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR
Kevin Vann [illegible]	[signature]	7	11	08

TRANSPORTER DISCREPANCY BOX (ANY DISCREPANCIES IN THE TRANSPORTER NAME OR LOCATION, PCS PROCESSING NAME OR LOCATION, OR MATERIAL TESTING OR QUANTITY SHOULD BE NOTED HERE.)

PCS PROCESSING FACILITY CERTIFIES THE RECEIPT OF THE SOIL COVERED BY THIS SOIL TRACKING FORM EXCEPT AS NOTED BELOW.

PRINT OR TYPE NAME	SIGNATURE	MONTH	DATE	YEAR

PROCESSING FACILITY DISCREPANCY BOX (ANY DISCREPANCIES IN ABOVE INFORMATION SHOULD BE NOTED HERE.)

INSTRUCTIONS:
1. GENERATOR COMPLETES ALL ITEMS IN GENERATOR AND/OR CONSULTANT BOXES, RETAINS COPY #4, AND GIVES REMAINING COPIES TO TRANSPORTER.
2. TRANSPORTER COMPLETES ALL ITEMS IN TRANSPORTER ...

APPENDIX E

Data Summary Tables

Table 1: VOCs in Soils (STARS List)

Results provided in µg/kg (parts per billion). Results shown in **bold** exceed guidance levels.

Compound (USEPA Method 8260)	Guidance Level	Sample Identification			
		BSE	BNW	Sides-Comp	Base
1,2,4-Trimethylbenzene	**10,000**	ND	ND	3,600	95
1,3,5-Trimethylbenzene	**3,300**	ND	ND	2,200	2,800
Benzene	**60**	ND	ND	ND	ND
Ethylbenzene	**5,500**	ND	ND	290	ND
Isopropylbenzene	**2,300**	ND	ND	290	ND
Methy-tert-butyl ether	**120**	ND	ND	ND	ND
Naphthalene	**13,000**	ND	ND	2,600	290
n-Butylbenzene	**10,000**	ND	ND	1,700	1,100
n-Propylbenzene	**3,700**	ND	ND	670	ND
o-Xylene	**1,200**	ND	ND	ND	77
p-&m-Xylenes	**1,200**	ND	ND	780	25
p-Isopropyltoluene	**10,000**	ND	ND	1,800	660
sec-Butylbenzene	**10,000**	ND	ND	ND	460
tert-Butylbenzene	**10,000**	ND	ND	ND	ND
Toluene	**1,500**	ND	ND	ND	78

Notes:

Guidance levels based on NYSDEC TAGM 4046.

ND = Not Detected

Table 2: PAHs in Soils

Results provided in µg/kg (parts per billion). Results shown in **bold** exceed guidance levels.

Compound (USEPA Method 8270)	Guidance Level	Sample Identification									
		BSE	SWE	NWE	EWE	BNW	NWW	SWW	WWW	Sides-Comp	Base
2-Methylnaphthalene	36400	ND	ND	ND	ND	ND	ND	ND	ND	2,100	4,600
Acenaphthene	50000	ND	ND	ND	ND	ND	ND	ND	ND	2,000	ND
Acenaphthylene	41000	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Anthracene	50000	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Benzo(a)anthracene	224*	ND	ND	110	ND	ND	100	ND	75	ND	ND
Benzo(a)pyrene	61*	ND	ND	**180**	**72**	**96**	**110**	ND	**67**	ND	ND
Benzo(b)fluoranthene	1100	ND	ND	160	ND	88	83	ND	96	ND	ND
Benzo(ghi)perylene	50000	ND	ND	110	ND	ND	110	ND	ND	ND	ND
Benzo(k)fluoranthene	1100	ND	ND	140	ND	ND	88	ND	100	ND	ND
Chrysene	400	ND	ND	190	90	98	ND	ND	ND	ND	ND
Dibenzo(a h)anthracene	14*	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Fluoranthene	50000	ND	ND	380	130	120	180	ND	150	ND	ND
Fluorene	50000	ND	ND	ND	ND	ND	ND	ND	ND	3,600	740
Indeno(1 2 3-cd)pyrene	3200	ND	ND	94	ND	ND	ND	ND	ND	ND	ND
Naphthalene	13,000	ND	ND	ND	ND	ND	ND	ND	ND	4,300	950
Phenanthrene	50000	ND	ND	220	88	ND	76	ND	ND	8,300	1,600
Pyrene	50000	ND	ND	390	120	120	140	ND	120	1,800	ND

Notes:

Guidance levels based on NYSDEC TAGM 4046 Recommended Soil Cleanup Objectives (RSCOs)

* = Guidance level equals RSCO **OR** minimum detection limit

ND = Not Detected

Table 3: VOCs in Soils

Results provided in µg/kg (parts per billion). Results shown in **bold** exceed guidance levels.

Compound (USEPA Method 8021)	Guidance Level	Sample Identification SP-1
1,1,1,2-Tetrachloroethane	600	ND
1,1,1-Trichloroethane	800	ND
1,1,2,2-Tetrachloroethane	**	ND
1,1,2-Trichloroethane	**	ND
1,1-Dichloroethane	200	ND
1,1-Dichloroethylene	400	ND
1,1-Dichloropropylene	**	ND
1,2,3-Trichlorobenzene	**	ND
1,2,3-Trichloropropane	400	ND
1,2,4-Trichlorobenzene	3,400	ND
1,2,4-Trimethylbenzene	10,000	ND
1,2-Dibromo-3-chloropropane	**	ND
1,2-Dibromoethane	**	ND
1,2-Dichlorobenzene	7,900	ND
1,2-Dichloroethane	100	ND
1,2-Dichloroethylene (cis)	**	ND
1,2-Dichloroethylene (trans)	300	ND
1,2-Dichloroethylene (total)	**	ND
1,2-Dichloropropane	**	ND
1,3,5-Trimethylbenzene	3,300	ND
1,3-Dichlorobenzene	1,600	ND
1,3-Dichloropropane	300	ND
1,4-Dichlorobenzene	8,500	ND
2-Chlorotoluene	**	ND
4-Chlorotoluene	**	ND
Benzene	60	ND
Bromobenzene	**	ND
Bromochloromethane	**	ND
Bromodichloromethane	**	ND
Bromoform	**	ND
Carbon tetrachloride	600	ND
Chlorobenzene	1,700	ND
Chloroethane	1,900	ND
Chloroform	300	ND
Chloromethane	**	ND
Cis-1,3-Dichloropropylene	**	ND
Dibromochloromethane	**	ND
Dibromomethane	**	ND
Dichlorodifluoromethane	**	ND
Ethylbenzene	5,500	ND
Hexachlorobutadiene	**	ND
Isopropylbenzene	2,300	ND
Methyl tert-butyl ether (MTBE)	120	ND
Methylene chloride	100	ND
Naphthalene	13,000	ND
n-Butylbenzene	10,000	ND
n-Propylbenzene	3,700	ND
o-Xylene	1,200	ND
p-&m-Xylenes	1,200	ND
total Xylenes	1,200	ND
p-Isopropyltoluene	10,000	ND
sec-Butylbenzene	10,000	ND
Styrene	**	ND
tert-Butylbenzene	10,000	ND
Tetrachloroethylene	1,400	ND
Toluene	1,500	ND
trans-1,3-Dichloropropylene	**	ND
Trichloroethylene	700	ND
Trichlorofluoromethane	**	ND
Vinyl chloride	200	ND

Notes:

Guidance levels based on NYSDEC TAGM 4046.

** cleanup objective not established (total individual and sum of VOCs not listed must be less than or equal to 10,000 ppb).

ND = Not Detected

Table 4: PCBs in Soils

Results provided in mg/kg (parts per million). Results shown in **bold** exceed guidance levels.

PCB Compound (USEPA Method 8082)	Sample Identification SP-1
PCB 1016	ND
PCB 1221	ND
PCB 1232	ND
PCB 1242	ND
PCB 1248	ND
PCB 1254	ND
PCB 1260	ND
PCB, Total	ND

Notes:

Guidance levels 1 ppm (surface soil) and 10 ppm (subsurface soil) based on NYSDEC TAGM 4046.

ND = Not Detected

Table 6: RCRA Metals in Soils

Results provided in mg/kg (parts per million). Results shown in **bold** exceed guidance levels.

Metal	Guidance Level	Background Concentrations	Sample Identification
			SP-1
Arsenic	**7.5 or SB**	**7.4** (HV)	4.78
Barium	**300 or SB**	**81.1** (HV)	62.6
Cadmium	**1 or SB**	**0.22** (HV)	1.67
Chromium	**10 or SB**	**20.9** (HV)	13.4
Lead	**SB**	**72.5**** (HV)	40.0
Selenium	**2 or SB**	**1** (HV)	ND
Silver	**SB**	**NP**	ND
Mercury	**0.1**	**0.24** (HV)	ND
Benzene	**60**	**NP**	ND
Total Petroleum Hydrocarbons			7,770

Notes:

Guidance levels and background levels based on NYSDEC TAGM 4046.

HV = Background levels based on NYSDEC draft data for metals in Lower Hudson Valley soils (90% upper confidence

** Background lead concentrations in urban settings typically range from 200 to 500 ppm.

ND = Not Detected NP = Not Provided SB = Site Background

APPENDIX F

Laboratory Reports

YORK
ANALYTICAL LABORATORIES, INC.

Technical Report

prepared for:

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hooker

Report Date: 7/3/2008
Re: Client Project ID: HP08112.40
York Project No.: 08061011

CT License No. PH-0723 New Jersey License No. CT-005 New York License No. 10854

Report Date: 7/3/2008
Client Project ID: HP08112.40
York Project No.: 08061011

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hooker

Purpose and Results

This report contains the analytical data for the sample(s) identified on the attached chain-of-custody received in our laboratory on 06/26/08. The project was identified as your project "HP08112.40".

The analyses were conducted utilizing appropriate EPA, Standard Methods, and ASTM methods as detailed in the data summary tables.

All samples were received in proper condition meeting the NELAC acceptance requirements for environmental samples except those indicated under the Notes section of this report.

All the analyses met the method and laboratory standard operating procedure requirements except as indicated under the Notes section of this report, or as indicated by any data flags, the meaning of which is explained in the attachment to this report, if applicable.

The results of the analyses, which are all reported on an as-received basis unless otherwise noted, are summarized in the following table(s).

Analysis Results

Client Sample ID			**BSE**		
York Sample ID			**08061011-02**		
Matrix			**SOIL**		
Parameter	**Method**	**Units**	**Result**	**Qualifier**	**RL**
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			Not detected		10.0
1,3,5-Trimethylbenzene			Not detected		10.0
Benzene			Not detected		2.00
Ethylbenzene			Not detected		10.0
Isopropylbenzene			Not detected		10.0
Methyl-tert-butyl ether			Not detected		10.0
Naphthalene			Not detected		10.0
n-Butylbenzene			Not detected		10.0
n-Propylbenzene			Not detected		10.0
o-Xylene			Not detected		10.0
p- & m- Xylenes			Not detected		10.0
p-Isopropyltoluene			Not detected		10.0

YORK

Client Sample ID			BSE		
York Sample ID			08061011-02		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
sec-Butylbenzene			Not detected		10.0
tert-Butylbenzene			Not detected		10.0
Toluene			Not detected		10.0
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			Not detected		165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			Not detected		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			Not detected		165

Client Sample ID			SWE		
York Sample ID			08061011-03		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			Not detected		165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			Not detected		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			Not detected		165

Client Sample ID			NWE		
York Sample ID			08061011-04		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			110	J	165
Benzo[a]pyrene			180		165
Benzo[b]fluoranthene			160	J	165
Benzo[g,h,i]perylene			110	J	165
Benzo[k]fluoranthene			140	J	165
Chrysene			190		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			380		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			94	J	165
Naphthalene			Not detected		165
Phenanthrene			220		165
Pyrene			390		165

Client Sample ID			EWE		
York Sample ID			08061011-05		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			72	J	165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			90	J	165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			130	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			88	J	165
Pyrene			120	J	165

YORK

Client Sample ID			BNW		
York Sample ID			08061011-06		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			Not detected		10.0
1,3,5-Trimethylbenzene			Not detected		10.0
Benzene			Not detected		2.00
Ethylbenzene			Not detected		10.0
Isopropylbenzene			Not detected		10.0
Methyl-tert-butyl ether			Not detected		10.0
Naphthalene			Not detected		10.0
n-Butylbenzene			Not detected		10.0
n-Propylbenzene			Not detected		10.0
o-Xylene			Not detected		10.0
p- & m- Xylenes			Not detected		10.0
p-Isopropyltoluene			Not detected		10.0
sec-Butylbenzene			Not detected		10.0
tert-Butylbenzene			Not detected		10.0
Toluene			Not detected		10.0
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			96	J	165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			88	J	165
Chrysene			98	J	165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			120	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			120	J	165

Client Sample ID			NWW		
York Sample ID			08061011-08		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			100	J	165

YORK

Client Sample ID			NWW		
York Sample ID			08061011-08		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Benzo[a]pyrene			110	J	165
Benzo[b]fluoranthene			83	J	165
Benzo[g,h,i]perylene			110	J	165
Benzo[k]fluoranthene			88	J	165
Chrysene			68	J	165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			180	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			76	J	165
Pyrene			140	J	165

Client Sample ID			SWW		
York Sample ID			08061011-09		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			Not detected		165
Benzo[a]pyrene			Not detected		165
Benzo[b]fluoranthene			Not detected		165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			Not detected		165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			Not detected		165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			Not detected		165

Client Sample ID			WWW		
York Sample ID			08061011-10		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			Not detected		165
Acenaphthene			Not detected		165
Acenaphthylene			Not detected		165
Anthracene			Not detected		165
Benzo[a]anthracene			75	J	165
Benzo[a]pyrene			67	J	165
Benzo[b]fluoranthene			96	J	165
Benzo[g,h,i]perylene			Not detected		165
Benzo[k]fluoranthene			100	J	165
Chrysene			Not detected		165
Dibenz[a,h]anthracene			Not detected		165
Fluoranthene			150	J	165
Fluorene			Not detected		165
Indeno[1,2,3-cd]pyrene			Not detected		165
Naphthalene			Not detected		165
Phenanthrene			Not detected		165
Pyrene			120	J	165

Units Key: For Waters/Liquids: mg/L = ppm ; ug/L = ppb For Soils/Solids: mg/kg = ppm ; ug/kg = ppb

Notes for York Project No. 08061011

1. The "RL" is the REPORTING LIMIT and is adjusted for any dilution necessary due to the levels of target and/or non-target analytes and matrix interference. This REPORTING LIMIT is based upon the lowest standard utilized for calibration where applicable.
2. Samples are retained for a period of thirty days after submittal of report, unless other arrangements are made.
3. York's liability for the above data is limited to the dollar value paid to York for the referenced project.
4. This report shall not be reproduced without the written approval of York Analytical Laboratories, Inc.
5. All samples were received in proper condition for analysis with proper documentation.
6. All analyses conducted met method or Laboratory SOP requirements.
7. It is noted that no analyses reported herein were subcontracted to another laboratory.
8. Other attachments to this report, including Chain-of-custody documentation and Case narratives are hereby made a part of this report.

Approved By: Robert Q. Bradley
Managing Director

Date: 7/3/2008

YORK

YORK
ANALYTICAL LABORATORIES, INC.

Definitions for FLAGS used as a Results Suffix

Flags are sometimes used on results to indicate certain occurrences during the analysis process. The most common flags used by York are defined below.

FLAG	DEFINITION
J	J indicates an estimated value. This flag applies to Tentatively Identified Compounds or, when requested, for a target compound whose result is less than the reporting limit but whose mass spectral data meet identification criteria. For example if the reporting limit is listed as 10 ppb and the analysis shows 3 ppb, the result can be reported as 3 J. The client must request the use of J flags for the laboratory to report such flags.
B	B indicates that the analyte was also found in the associated batch method blank. This flag indicates possible/probable blank contamination and warns the data user to be aware. This mostly applies to the volatiles acetone and methylene chloride and the semi-volatiles bis-(2-ethylhexyl) phthalate and other phthalates.
E	This flag is used to indicate that the reported concentration of an analyte exceeded the calibration range of the analytical system. In this case the result reported is treated as a minimum value. This often applies where clients request an additional analyte after sample analysis, such as acetone, where the initial analysis did not require dilution since acetone was not a target compound. This flag will also apply if after numerous dilutions a specific target compound would significantly dilute out all other targets.
A	This flag indicates that the compound is a known artifact present in the sample. This flag typically refers to compounds detected in AIR samples taken into Tedlar bags. These compounds are either from the manufacturing process or, since Tedlar bags are somewhat permeable, they are subject to intrusion of common laboratory solvents such as acetone, methylene chloride, hexane and Freon-113.

120 RESEARCH DRIVE STRATFORD, CT 06615 (203) 325-1371 FAX (203) 357-0166

YORK
Analytical Laboratories, Inc.
120 Research Drive
Stratford, CT 06615
203.325.1371 FAX 203.357-0166

Field Chain-of-Custody Record

08/26/11

Company Name	Report to:	Invoice to:	Project ID/No.	Samples Collected by (signature)
Ecosystems Strategies, Inc	Jillian	Brenda Wells	HP08112.40	Richard Hooker (Name printed)

Sample No.	Location/ID	Date Sampled	Sample Matrix: Water	Soil	Air	Other	Analyses Requested	Container Desc.
	BNE	6/26/2008		x			PAHs, VOCs (STARs List only)	1 x 4 oz glass jar
	BSE						PAHs, VOCs (STARs List only)	
	SWE						PAHs	
	NWE						PAHs	
	EWE						PAHs	
	BNW						VOCs (STARs List only)	
	BSW						VOCs (STARs List only)	
	NWW						PAHs	
	SWW						PAHs	
	WWW						PAHs	

Chain-of-Custody Record

Bottles Relinquished from Lab by	Date/Time	Samples Relinquished by	6/26/08 12:50 Date/Time
Bottles received in field by	Date/Time	Samples Relinquished by	Date/Time
Samples received by	6-26-08 12:40 Date/Time		
Samples received in LAB by	6-26-08 1820 Date/Time		

Comments/Special Instructions

4, 1°C

Turn-Around Time Requested- Specify Date Expected if RUSH Requested: DATE DUE FOR RUSH:

X Standard Turnaround ____ RUSH

YORK
ANALYTICAL LABORATORIES, INC.

Technical Report

prepared for:

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hooker

Report Date: 7/8/2008
Re: Client Project ID: HP08112.40
York Project No.: 08061010

CT License No. PH-0723 New Jersey License No. CT-005 New York License No. 10854

120 RESEARCH DRIVE STRATFORD, CT 06615 (203) 325-1371 FAX (203) 357-0166

Report Date: 7/8/2008
Client Project ID: HP08112.40
York Project No.: 08061010

Ecosystems Strategies, Inc.
24 Davis Avenue
Poughkeepsie, NY 12603
Attention: Richard Hocker

Purpose and Results

This report contains the analytical data for the sample(s) identified on the attached chain-of-custody received in our laboratory on 06/26/08. The project was identified as your project "HP08112.40".

The analyses were conducted utilizing appropriate EPA, Standard Methods, and ASTM methods as detailed in the data summary tables.

All samples were received in proper condition meeting the NELAC acceptance requirements for environmental samples except those indicated under the Notes section of this report.

All the analyses met the method and laboratory standard operating procedure requirements except as indicated under the Notes section of this report, or as indicated by any data flags, the meaning of which is explained in the attachment to this report, if applicable.

The results of the analyses, which are all reported on an as-received basis unless otherwise noted, are summarized in the following table(s).

Analysis Results

Client Sample ID			**Sides-Comp**		
York Sample ID			**08061010-01**		
Matrix			**SOIL**		
Parameter	**Method**	**Units**	**Result**	**Qualifier**	**RL**
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			3600		500
1,3,5-Trimethylbenzene			2200		500
Benzene			Not detected		100
Ethylbenzene			290	J	500
Isopropylbenzene			290	J	500
Methyl-tert-butyl ether			Not detected		500
Naphthalene			2600		500
n-Butylbenzene			1700		500
n-Propylbenzene			670		500
o-Xylene			Not detected		500
p- & m- Xylenes			780		500
p-Isopropyltoluene			1800		500

YORK

Client Sample ID			Sides-Comp		
York Sample ID			08061010-01		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
sec-Butylbenzene			730		500
tert-Butylbenzene			Not detected		500
Toluene			Not detected		500
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			21000		4130
Acenaphthene			2000	J	4130
Acenaphthylene			Not detected		4130
Anthracene			Not detected		4130
Benzo[a]anthracene			Not detected		4130
Benzo[a]pyrene			Not detected		4130
Benzo[b]fluoranthene			Not detected		4130
Benzo[g,h,i]perylene			Not detected		4130
Benzo[k]fluoranthene			Not detected		4130
Chrysene			Not detected		4130
Dibenz[a,h]anthracene			Not detected		4130
Fluoranthene			Not detected		4130
Fluorene			3600	J	4130
Indeno[1,2,3-cd]pyrene			Not detected		4130
Naphthalene			4300		4130
Phenanthrene			8300		4130
Pyrene			1800	J	4130

Client Sample ID			Base		
York Sample ID			08061010-02		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, STARS List	SW846-8260	ug/Kg	---	---	---
1,2,4-Trimethylbenzene			95	J	125
1,3,5-Trimethylbenzene			2800		125
Benzene			Not detected		25.0
Ethylbenzene			Not detected		125
Isopropylbenzene			Not detected		125
Methyl-tert-butyl ether			Not detected		125
Naphthalene			290		125
n-Butylbenzene			1100		125
n-Propylbenzene			Not detected		125
o-Xylene			77	J	125
p- & m- Xylenes			25	J	125
p-Isopropyltoluene			660		125
sec-Butylbenzene			460		125
tert-Butylbenzene			Not detected		125
Toluene			78	J	125
Polynuclear Aromatic Hydrocarbons (BN)	SW846-8270	ug/kG	---	---	---
2-Methyl naphthalene			4600		825
Acenaphthene			Not detected		825
Acenaphthylene			Not detected		825

YORK

Client Sample ID			Base		
York Sample ID			08061010-02		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Anthracene			Not detected		825
Benzo[a]anthracene			Not detected		825
Benzo[a]pyrene			Not detected		825
Benzo[b]fluoranthene			Not detected		825
Benzo[g,h,i]perylene			Not detected		825
Benzo[k]fluoranthene			Not detected		825
Chrysene			Not detected		825
Dibenz[a,h]anthracene			Not detected		825
Fluoranthene			Not detected		825
Fluorene			740	J	825
Indeno[1,2,3-cd]pyrene			Not detected		825
Naphthalene			950		825
Phenanthrene			1600		825
Pyrene			Not detected		825

Client Sample ID			SP-1		
York Sample ID			08061010-03		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Volatiles, 8021 Halogenated	SW846-8260	ug/Kg	---	---	---
1,1,1,2-Tetrachloroethane			Not detected		500
1,1,1-Trichloroethane			Not detected		500
1,1,2,2-Tetrachloroethane			Not detected		500
1,1,2-Trichloroethane			Not detected		500
1,1-Dichloroethane			Not detected		500
1,1-Dichloroethylene			Not detected		500
1,2,3-Trichloropropane			Not detected		500
1,2-Dichlorobenzene			Not detected		500
1,2-Dichloroethane			Not detected		500
1,2-Dichloroethylene (Total)			Not detected		500
1,2-Dichloropropane			Not detected		500
1,3-Dichlorobenzene			Not detected		500
1,4-Dichlorobenzene			Not detected		500
2-Chlorotoluene			Not detected		500
4-Chlorotoluene			Not detected		500
Bromobenzene			Not detected		500
Bromodichloromethane			Not detected		500
Bromoform			Not detected		500
Bromomethane			Not detected		500
Carbon tetrachloride			Not detected		500
Chlorobenzene			Not detected		500
Chloroethane			Not detected		500
Chloroform			Not detected		500
Chloromethane			Not detected		500
cis-1,3-Dichloropropylene			Not detected		500
Dibromochloromethane			Not detected		500
Dibromomethane			Not detected		500

YORK

Client Sample ID			SP-1		
York Sample ID			08061010-03		
Matrix			SOIL		
Parameter	Method	Units	Result	Qualifier	RL
Dichlorodifluoromethane			Not detected		500
Methylene chloride			Not detected		500
Tetrachloroethylene			Not detected		500
trans-1,3-Dichloropropylene			Not detected		500
Trichloroethylene			Not detected		500
Trichlorofluoromethane			Not detected		500
Vinyl chloride			Not detected		500
PCB	SW846-3550B/8082	mg/Kg	---	---	---
PCB 1016			Not detected		0.017
PCB 1221			Not detected		0.017
PCB 1232			Not detected		0.017
PCB 1242			Not detected		0.017
PCB 1248			Not detected		0.017
PCB 1254			Not detected		0.017
PCB 1260			Not detected		0.017
Metals, Total RCRA List	SW846	mg/kG	---	---	---
Arsenic, total			4.78		1.00
Barium, total			62.6		0.50
Cadmium, total			1.67		0.50
Chromium, total			13.4		0.50
Lead, total			40.0		0.50
Selenium, total			Not detected		1.00
Silver, total			Not detected		0.50
Mercury	SW846-7471	mg/kG	Not detected	---	0.10
Benzene	SW846-8260	ug/kg	Not detected	---	500
Total Petroleum Hydrocarbons	EPA 418.1m	mg/kg	7770	---	5.0

Units Key: For Waters/Liquids: mg/L = ppm ; ug/L = ppb For Soils/Solids: mg/kg = ppm ; ug/kg = ppb

Notes for York Project No. 08061010

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4. This report shall not be reproduced without the written approval of York Analytical Laboratories, Inc.
5. All samples were received in proper condition for analysis with proper documentation.
6. All analyses conducted met method or Laboratory SOP requirements.
7. It is noted that no analyses reported herein were subcontracted to another laboratory.
8. Other attachments to this report, including Chain-of-custody documentation and Case narratives are hereby made a part of this report.

Approved By: _____ **Date:** 7/8/2008

Robert Q. Bradley
Managing Director

YORK

YORK
ANALYTICAL LABORATORIES, INC.

Definitions for FLAGS used as a Results Suffix

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FLAG	DEFINITION
J	J indicates an estimated value. This flag applies to Tentatively Identified Compounds or, when requested, for a target compound whose result is less than the reporting limit but whose mass spectral data meet identification criteria. For example if the reporting limit is listed as 10 ppb and the analysis shows 3 ppb, the result can be reported as 3 J. The client must request the use of J flags for the laboratory to report such flags.
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120 RESEARCH DRIVE STRATFORD, CT 06615 (203) 325-1371 FAX (203) 357-0166

Ecosystems Strategies, Inc.
24 Davis Avenue, Poughkeepsie, NY 12603
phone 845.452.1658 | fax 845.485.7083 | ecosystemsstrategies.com

TRANSMITTAL COVER SHEET

TO: Phil Murphy **PAGES:** 1 (including cover sheet)

FAX: 203 357 0166

FROM: Richard Hooker

DATE: July 1, 2008

RE: COC changes for HP08112.40

COMMENTS:

Sample Activation HP08112.40 (6/25/08)
Please activate Sample SP-1 and run for:

TPH (DRO) (8015 Or 418.1)
Total Benzene (8021 B)
Total Halogenated Organics (9020B, 9023, 8260 8021)
Total PCBs (8082)
Total RCRA Metals

Analysis cancellation HP08112.40 (6/26/08)
Please do not analyze samples BNE and BSW

Analysis addition HP08112.40 (6/26/08)
Please run BNW for PAHs

If you do not receive all transmitted pages, please contact us immediately at (845) 452-1658.

YORK
Analytical Laboratories, Inc.
120 Research Drive
Stratford, CT 06615
203.325.1371 FAX 203.357-0166

Field Chain-of-Custody Record

08061010

Company Name	Report to:	Invoice to:	Project ID/No.	Samples Collected by (signature) / Name (printed)
Ecosystems Strategies, Inc	Jillian	Brenda Wells	HP08112.40	Ellie Leonard / Ellie Leonard

Sample No.	Location/ID	Date Sampled	Sample Matrix: Water	Soil	Air	Other	Analyses Requested	Container Desc.
	Sides - Comp	6/25/2007		x			VOCs (Stars Only), PAHs	1 x 8oz glass jar
	Base	"		"			"	"
	SP-1	"		"			Hold	"

Chain-of-Custody Record

Bottles Relinquished from Lab by	Date/Time	Samples Relinquished by	6/26/08 12:55	Samples received by	6-26-08 12:40
Bottles received in field by	Date/Time	Samples Relinquished by	Date/Time	Samples received in LAB by	6-26-08 1820 Date/Time

Comments/Special Instructions

4.1 °C

Turn-Around Time Requested- Specify Date Expected if RUSH Requested: DATE DUE FOR RUSH:

X Standard Turnaround ____ RUSH

Ecosystems Strategies, Inc.
24 Davis Avenue, Poughkeepsie, NY 12603
phone 845.452.1658 | fax 845.485.7083 | ecosystemsstrategies.com

August 22, 2008

Melissa Mastro
NYSDEC - Region 3
21 South Putt Corners Road
New Paltz, NY 12561

Re: Tank Closure Site Assessment and Spill File Closure Report for the property located at
164 Garden Street, City of Poughkeepsie, Dutchess County, New York
ESI File: HP08112.40
NYSDEC Spill Number 0804049

Dear Ms. Mastro:

Enclosed please find a copy of the Tank Closure Site Assessment and Spill File Closure Report (TCSA) prepared on the above-referenced property, dated July 30, 2008.

It is the opinion of this office that Spill #0804049 should be closed, based on the following information contained in this TCSA:

- The source of the release (leaking fuel oil USTs) has been identified and removed;
- Contaminated soils were encountered, removed and disposed of off-site;
- Post-excavation sampling documented only low levels of PAHs, consistent with fill soils and not related to the release; and
- No groundwater was encountered.

Please review this document and call me at (845) 452-1658 should you have any questions or comments.

Sincerely,

ECOSYSTEMS STRATEGIES, INC.

Jillian Mauer

Jillian Mauer
Project Manager

JM:ndc

enclosure

cc: File

PAPER WARE HOUSE

FILE COPY

UPDATED

0804049.TXT

0804049 *** NYSDEC UPDATED SPILL REPORT FORM

DEC Region: 3 - New Paltz
DEC Responder: McCabe
CID#: 408

Spill No.: 0804049
Report Date: 07/08/08
Spill Class: C4
Closed Date: 7.31.08

Caller Information

Name: [redacted]
Agency:
Phone #:

Notifier Information

[redacted]

Spill Date: 07/08/08 15:54 hrs

Call RCVD Date: 07/08/08 15:54 hrs

Material(s) Spilled	Class	Amount Spilled	Amount Recov	DER Code	CASNO
1) #2 FUEL OIL	Petrol	Unknown Gal	0	0001	

FAXED JUL 8 2008 DCHA NYSDEC REGION 3 N.P.

Spill Location
Name: WAREHOUSE ; PAPER
Address: 164 GARDEN ST
POUGHKEEPSIE CO: Dutchess

Potential Spiller Information
WAREHOUSE
164 GARDEN ST
POUGHKEEPSIE, NY

Contact: ECO SYSTEM
Phone: (845) 452-1658

( ) -

Spill Cause:

Resource Affect: On Land

Spill Source: COMMERCIAL
PBS No.:

Notifier: Other
Waterbody:

Caller Remarks: See Report: 7.31.08; By ECO SYST STAFF
leaking ust;
***** End of Report *****

7.22.08 : 1430 : 850
TUE : 1505 : HHH : VMC ECO SYST STAFF

:) Meet w/ BRIAN GOODMAN + JILLIAN MAHER
:) 3X UST ; #2 ; 550 + 2X 1K
:) Corner of GARDEN + PARKER / RR96
:) OLD PAPER MILL / FACTORY
:) 550 UST w/ LEAKAGE
1K UST w/ hole ; CONTAMINATION
1K UST NO PROBLEM ID
:) 16 TON IMPACTED SOIL ; REMOVED / DISPOSED

9.5.08 : 1500
FRI : 1515 : VMC TMM @ ECO SYST STAFF:

:) Meet w/ ~~P.CHA~~ BRIAN @ :) MUN WATER / SEWER
:) REPORT TO FOLLOW

RECEIVED 07-08-2008 15:56 FROM-Procomm Plus Fax TO-NYSDEC REG 3 PAGE 001

Trevor Treglia

From: New York DEC Support <newyorkdec@mycusthelp.net>
Sent: Thursday, January 2, 2020 3:49 PM
To: Trevor Treglia
Subject: FOIL Request :: W063159-010220

Dear Trevor:

Thank you for your Freedom of Information Law (FOIL) request. Your request has been received and is being processed. Your request was received in this office on 1/2/2020 and given the reference number FOIL #W063159-010220 for tracking purposes. You may expect the Department's response to your request no later than **1/31/2020**.

Record Requested: **Please send tank closure reports, post excavation soil sample analytical reports, engineer reports, tank removal reports and any other information regarding the following SEMS-Archive, NY SHWS and NY ERP located in Poughkeepsie, NY: •SEMS-Archive: Poughkeepsie City of Qual Krom. This site is listed as a removal only site that requires no Site Assessment work. This site was listed as SEMS-ARCHIVE by 1996. •NY SHWS: Qual Krom Site. This site has been addressed by the Environmental Restoration Program. •NY ERP: Qual Krom Site. The primary contaminant of concern are metals. This site has been remediated. Asbestos abatement, building demolition and soil removal have been completed. An Environmental Easement will not be required for this property. Thank you!**

You can monitor the progress of your request at the link below and you'll receive an email when your request has been completed. Again, thank you for using the FOIL Center.

https://mycusthelp.com/NEWYORKDEC/_rs/RequestLogin.aspx

New York State Department of Environmental Conservation, Record Access Office

---

Track the issue status and respond at: https://mycusthelp.com/NEWYORKDEC//_rs/RequestEdit.aspx?rid=63159

Trevor Treglia

From: New York DEC Support <newyorkdec@mycusthelp.net>
Sent: Thursday, January 2, 2020 4:27 PM
To: Trevor Treglia
Subject: FOIL Request :: W063163-010220

Dear Trevor:

Thank you for your Freedom of Information Law (FOIL) request. Your request has been received and is being processed. Your request was received in this office on 1/2/2020 and given the reference number FOIL #W063163-010220 for tracking purposes. You may expect the Department's response to your request no later than **1/31/2020**.

Record Requested: **Please send tank closure reports, post excavation soil sample analytical reports, engineer reports, tank removal reports and any other information regarding the following RCRA NonGen/NLR located in Poughkeepsie, NY: • Standard Gage Co Inc, located at 70 Parker Avenue. This site is associated with ignitable waste, corrosive waste, halogenated solvents, wastewater treatment sludge from electroplating operations, spent cyanide, plating bath residues, spent stripping and cleaning bath solutions, quenching bath residues, quenching wastewater treatment sludges and soluble cyanide salts. One (1) violation was issued to the generator on 7/5/1994 regarding Generators – General; compliance was achieved on 10/18/1994. • Eisner Bros Scrap Metal, located at 67 Parker Avenue. No violations were found in association with this property. Thank you!**

You can monitor the progress of your request at the link below and you'll receive an email when your request has been completed. Again, thank you for using the FOIL Center.

https://mycusthelp.com/NEWYORKDEC/_rs/RequestLogin.aspx

New York State Department of Environmental Conservation, Record Access Office

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Track the issue status and respond at: https://mycusthelp.com/NEWYORKDEC//_rs/RequestEdit.aspx?rid=63163

Appendix D:

Photographs

Parker Avenue Looking east (parking lot).

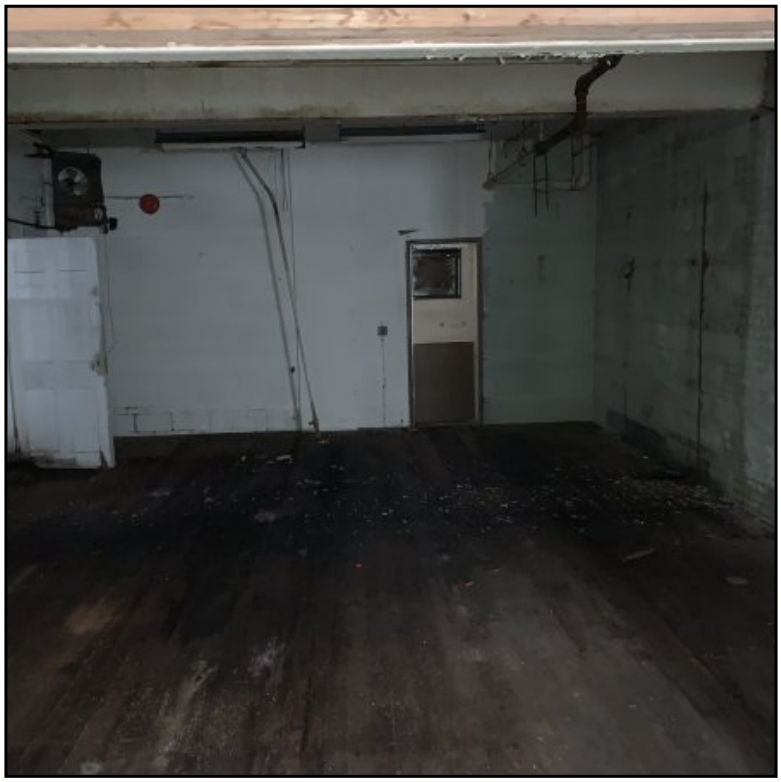
Parker Avenue looking west (parking lot).

58 Parker Avenue, northern view of receiving department.

Dumpsters line the western boundary.

Compactor alongside dumpsters.

Receiving department entrance.



Typical interior of the southwestern section of 58 Parker Avenue.

Typical interior of the southwestern section of 58 Parker Avenue.

Typical interior of the central section of 58 Parker Avenue. Second floor.

Typical interior of the central section of 58 Parker Avenue. Second floor.

Typical interior of the central section of 58 Parker Avenue. Second floor.

Typical interior of the central section of 58 Parker Avenue. First floor.

Southwest crawl space under second floor and into southwestern section.

Southwestern room with drainage ditch.

Southwestern room with floor drain.

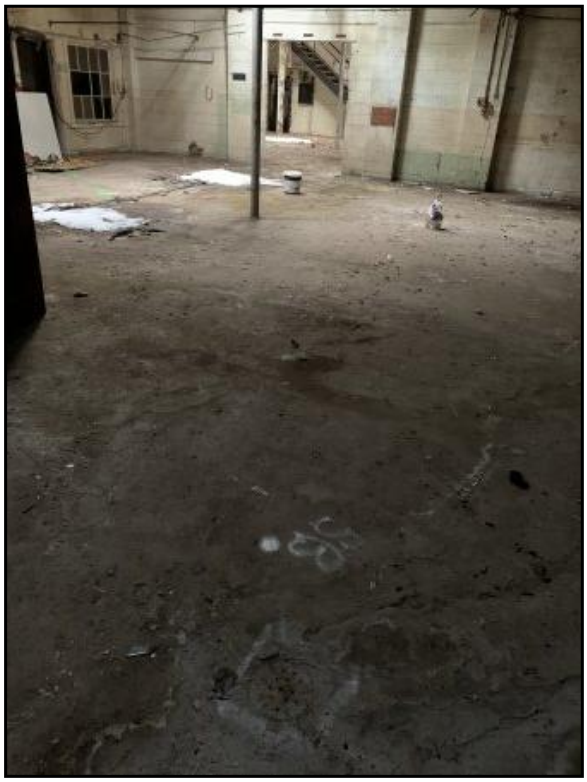
Typical interior of the eastern section of 58 Parker Avenue.

Typical interior of the eastern section of 58 Parker Avenue.

Floor drain (bottom) in eastern section.

Water pump in west room from floor drain.

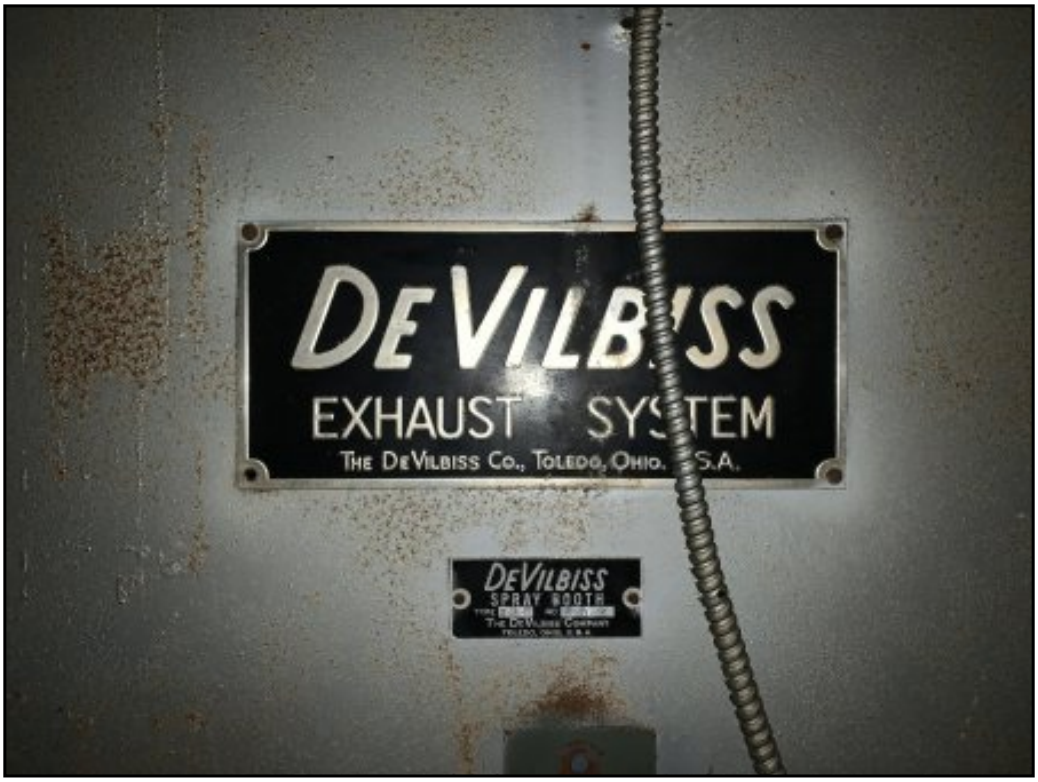
Drainage ditch in eastern section, eastern room.



Floor drain, bottom, in eastern section northeast from drainage ditch.

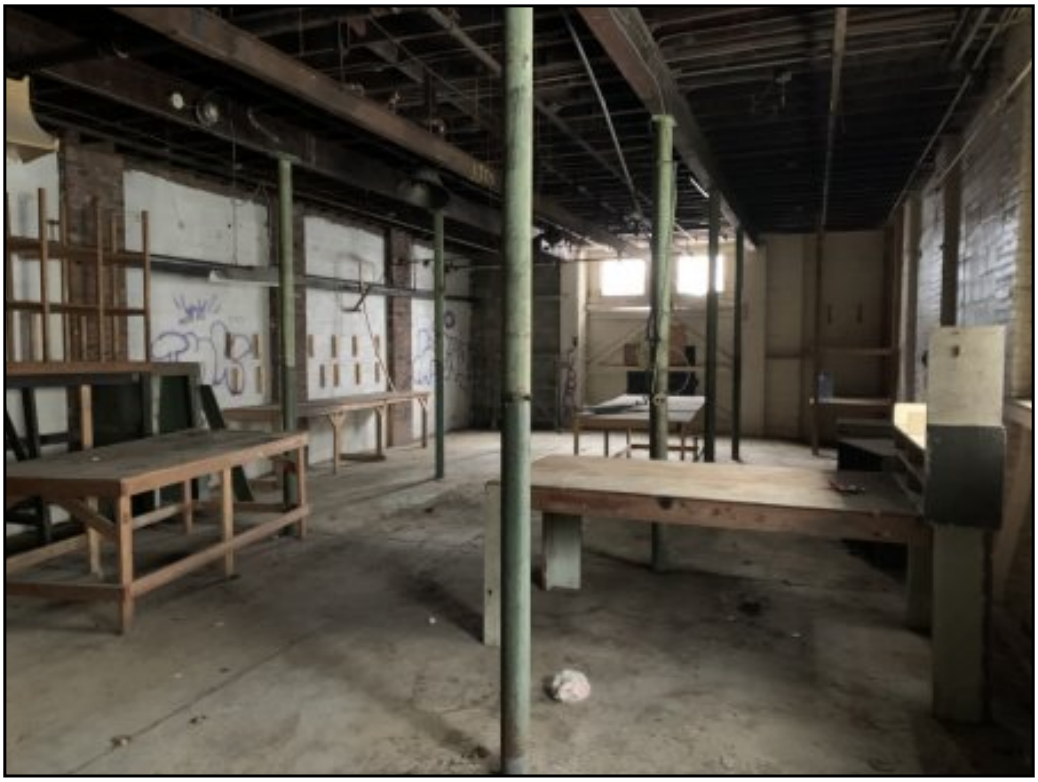
Square hole east of drainage ditch.

South room in eastern section, heat treating equipment.



Label on heat treating equipment.

Open vent from heat treating equipment.



Carpentry section, southeast room in eastern section.

Debris filled hole in carpentry section, against south wall.

Eastern garage, floor drain in center.

Industrial compressor in eastern section.

Sewer line in eastern section.

Cast iron boiler in eastern section.

Northeastern parking lot.

Water valve located on the west side of the northeastern parking lot.

Debris on the southwestern corner of the northeastern parking lot.

Two (2) inaccessible garages, along east side of northeastern parking lot.

Floor drain observed in northern most garage.

Eastern parking lot, void of structures.

Southern entrance to 58 Parker Avenue.

Southern side of property adjoining Brookside Avenue then Fallkill Stream.

164 Garden Street west view of structure.

One (1) unknown capacity UST on western side, with fill port and vent line.

Additional fill port to western UST.

164 Garden Street south view of structure.

One (1) unknown capacity UST on southern side, with fill port and vent line.

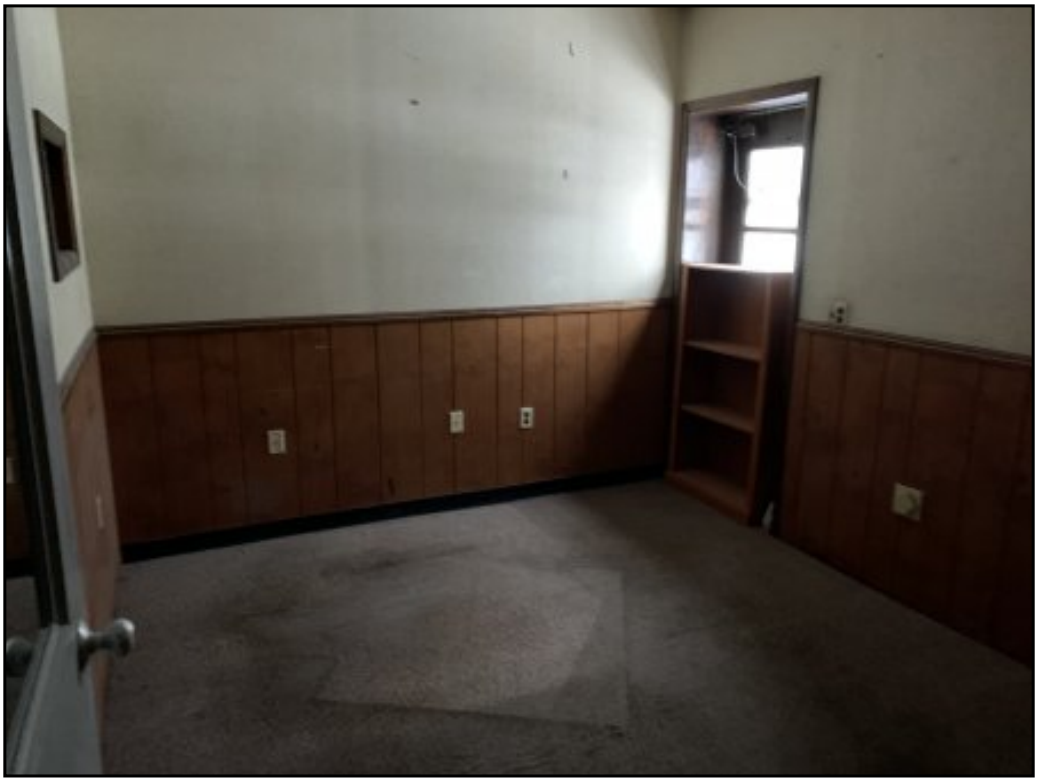
164 Garden Street eastern view of structure.

164 Garden Street northern view of structure.

164 Garden Street, eastern warehouse room.

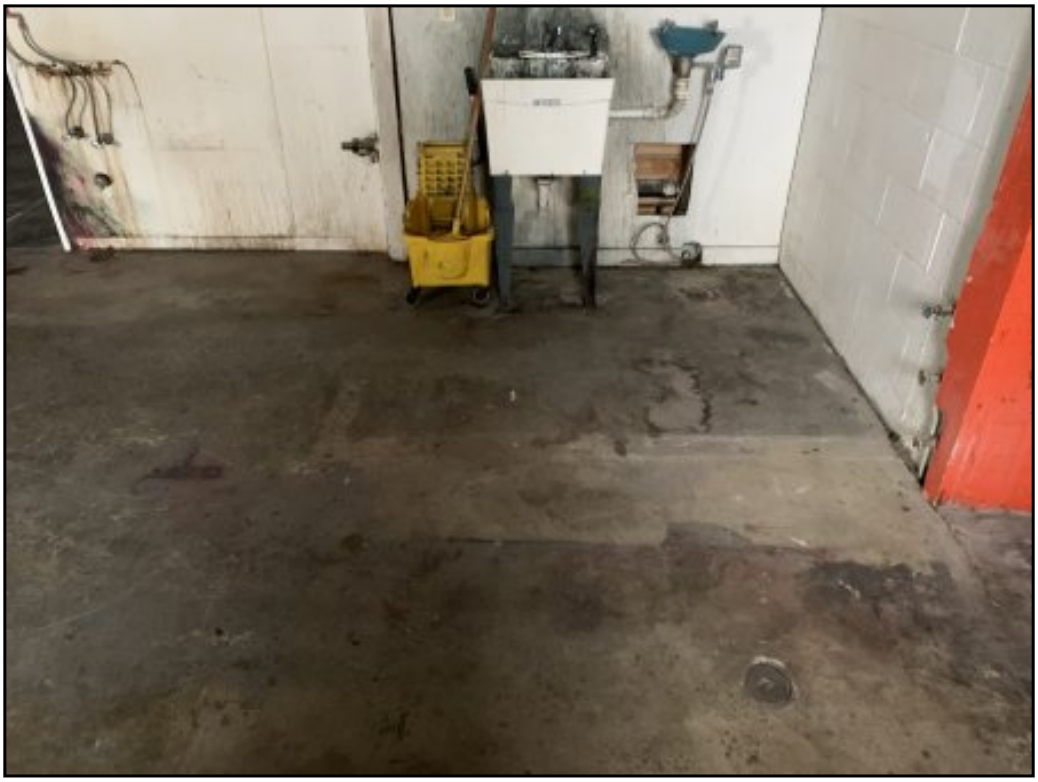
Eastern warehouse room, two (2) industrial air units.

Typical interior of 164 Garden Street.



Typical interior of 164 Garden Street.

Western and eastern warehouse rooms connect.



Slop sink with oil tank cap and capped water line.

Oil tank cap.

Capped water line.

164 Garden Street, oil filter on southern wall.

164 Garden Street, western boiler room.

Appendix E:

Qualifications

Christopher B. Brown, PG

Principal / Director of Environmental Services

SUMMARY OF EXPERIENCE:

As **PVE**'s Principal/Director of Environmental Services, Chris manages all aspects of the Environmental Services Division. Since 1995 he has conducted and supervised the remediation and investigation of hazardous waste sites, brownfields, petroleum spills, landfills and a variety of industrial and commercial sites. Chris has been responsible for environmental due diligence for real estate transactions at hundreds of sites, as well as the regulatory permitting for geologic characterization projects for Class II, V and VI injection wells. His responsibilities include business development, client management, project and construction management, regulatory permitting/compliance, staff training and supervision, and health and safety oversight. His skills as a consultant on complex and sometimes contentious matters have earned him the trust and respect of clients and regulatory agencies.

AREAS OF EXPERTISE:

- Geology Evaluations
- Literature Reviews
- Two Dimensional Surface Seismic Data Collection and Analysis
- Supervision of Stratigraphic Wells
- Rock Core and Geophysical Log Analysis
- Assessment and Remediation
- Permitting
- NYC DOB

EDUCATION:

Colgate University
BA, Geology, 1992
Binghamton University
MS, Geology, 1995

LICENSES & CERTIFICATIONS:

- New York State Professional Geologist #000291
- American Institute of Professional Geologists, CPG #10599

AFFILIATIONS:

- American Institute of Professional Geologists - Executive Committee Board Member
- National Groundwater Association
- New York Council of Professional Geologists
- Habitat for Humanity of Dutchess County - Executive Committee Member, Vice President 2015 - 2017

CONTACT

108 W 39th Street, Suite 500
New York, NY 10018
p: 914.475.2650
cbrown@pve-llc.com

PUBLICATIONS, PRESENTATIONS & CONTINUING EDUCATION:

- Groundwater Protection Council, Stray Gas Incidence & Response Forum. September 2012.
- Tymchak M, Collins D, Slater B, Brown C, Conrad J, Papadeas P, Goldberg D, Olsen P.; U.S. Department of Energy (DOE) Carbon Storage R&D Project Review Meeting, Developing the Technologies and Building the Infrastructure for CCUS; "Evaluation of the Newark Basin for Carbon Sequestration: Data Acquisition and Preliminary Results"., August 21-23 2012.
- Matthew P. Tymchak, Daniel J. Collins, Christopher B. Brown, John Conrad, Philip W. Papadeas, Marcia L Coueslan, Kathryn Tamulonis, David Goldberg, Paul E Olsen, "New Seismic Reflection Profiling Across the Northern Newark Basin USA: Data Acquisition and Preliminary Results"; American Geophysical Union, Annual Meeting; San Francisco, CA. December 2011.
- Webcast discussion regarding status of TriCarb Carbon Sequestration Research in the Newark Basin of New York and New Jersey with the Journal News editorial board, White Plains, NY. March 4, 2011.
- Regional Carbon Sequestration Partnerships Annual Review Meeting, DOE NETL, Pittsburgh, PA, Characterization of the Triassic Newark Basin, Southeastern New York/Northern New Jersey; October 5-7, 2010.
- OSHA 40-Hour HAZWOPER Training, 1995, Annual Refresher, 2014.
- Tim K. Lowenstein, Jianren Li, Christopher Brown, Sheila M. Roberts, Teh-Lung Ku, Shangde Luo and Wenbo Yang, "200 k.y. Paleoclimate Record from Death Valley Salt Core", Geology, January 1999.

Trevor Treglia

Environmental Technician

SUMMARY OF EXPERIENCE:

Mr. Treglia is an experienced environmental technician with a broad-based knowledge of field investigations including soil, surface and groundwater sampling, and vapor/air monitoring. At **PVE**, LLC, Mr. Treglia's responsibilities include field sampling, coordination with subcontractors, correspondence with regulatory agencies, data management, including tabulation and comparison to regulatory standards, reporting, and customer relations. Mr. Treglia is also responsible for assembling information, site inspections, and completing Phase I and II Environmental Site Assessments including all associated reporting.

RELEVANT PROJECT EXPERIENCE:

506-510 West 181st Street, Manhattan, New York

Mr. Treglia completed a Phase I Environmental Site Assessment for the above location in accordance with the ASTM standard. The assessment process included background and historical research of the property, database research, analysis of aerial photos, topographic maps, and historic fire insurance maps, conducting a site visit, and delivering conclusions based on the findings.

Park Lake Apartments Vapor Intrusion Investigation, Hempstead, New York

As part of this vapor intrusion investigation, Mr. Treglia was responsible for collecting both sub-slab soil vapor samples and indoor ambient air samples in accordance with New York State Department of Health (NYSDOH) methodology. Additionally, he completed an inventory of known chemicals/products in the vicinity of the ambient indoor air sample. Sub-slab vapor sample port integrity was verified by completing a helium tracer test. Laboratory data was managed and used to compare results to NYSDOH Decision Matrices.

Limited Site Assessment for Greenidge Energy, Dresden, New York

During this limited site assessment, Mr. Treglia was responsible for the collection and analysis of soil samples gathered using a variety of drilling and sample collection tools, logging soil lithology using the Unified Soil Classification System, and analyzing soils for volatile organic compounds using a photoionization detector. Laboratory data was managed and used to compare results to Soil Cleanup Objectives.

Town of Amenia, Dutchess County, New York

Mr. Treglia is responsible for the implementation of the NYSDEC-approved Site Management Plan. The ongoing monitoring and reporting consist of correspondence with the NYSDEC, collection of groundwater samples, monitoring landfill gases, analytical data management, and preparation of supporting documents for the completion of the required Periodic Review Report.

EDUCATION:

SUNY Environmental Science and Forestry

Bachelor of Science

- Environmental Science, 2017

CERTIFICATIONS:

- OSHA 40 HR Hazardous Waste Operations and Emergency Response Health & Safety Training
- First Aid Certified
- CPR/AED Certified
- OSHA 30 hour Hazard Recognition Training for the Construction Industry

CONTACT:

48 Springside Avenue
Poughkeepsie, NY 12603
Email: ttreglia@pve-llc.com
Office: 845-454-2544
Cell: 914-943-2606

Appendix F:

Scope and Limitations of Report

SCOPE OF SERVICES

PHASE I ENVIRONMENTAL SITE ASSESSMENT

The main objective of this Scope of Services is to identify recognized environmental conditions, specifically: the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: (1) due to release to the environment; (2) under conditions indicative of a release to the environment; or (3) under conditions that pose a material threat of a future release to the environment. This Scope of Services meets or exceeds Standard Practice E 1527-13 for Phase I Environmental Site Assessments.

A. REVIEW OF ENVIRONMENTAL RECORDS AND HISTORICAL SOURCES

1. Environmental Record Sources

PVE, LLC will obtain and review public records from standard sources that will help identify recognized environmental conditions relevant to the subject property:

Federal NPL Site List
Federal Delisted NPL Site List
Federal CERCLIS List
Federal CERCLIS NFRAP List
State Registered Storage Tanks Lists
Federal RCRA Generators List
Brownfields Sites
Federal RCRA TSD List
Federal ERNS List
State Lists of Hazardous Waste Sites
State Leaking Underground Storage Tank Lists
State Landfill/Solid Waste Disposal Site Lists
State VCP Sites

To the extent necessary, PVE, LLC will check one or more of the following additional records or local sources:

Local Lists of Landfill/Solid Waste Disposal Sites
Fire Department
Planning Department
Local Lists of Hazardous Waste/Contaminated Sites
Building Permit/Inspection Department
Local/Regional Pollution Control Agency
Local/Regional Water Quality Agency
Local Electric Utility Companies
Local Lists of Registered Underground Storage Tanks
Local Records of Emergency Release Reports
Local Records of Contaminated Public Wells
Department of Health/Environmental Division

2. Physical Setting Sources

PVE, LLC will review one or more of the following Physical Setting Sources:

USGS 7.5 Minute Topographic Map
USGS or State Bedrock Geology Maps
USGS or State Groundwater Maps
USGS or State Surficial Geology Maps
Soil Conservation Service Soil Maps

3. Historical Use Information

PVE, LLC will consult one or more historical sources to develop a history of previous uses or occupancies of the subject property in order to identify those uses or occupancies that are likely to have led to recognized environmental conditions:

Aerial Photographs
Property Tax Files
USGS 7.5 Minute Topographic Map
Building Department Records
Fire Insurance Maps
Recorded Land Title Maps
Local Street Directories
Zoning/Land Use Records

B. SITE RECONNAISSANCE

On a visit to the property, PVE, LLC will visually and physically observe the property and any structures (interior and exterior) to the extent not obstructed by bodies of water, adjacent buildings, or other obstacles. The site reconnaissance will include:

Periphery of the Property
Interior of Structures
Periphery of Structures
Current Uses of Property

Past Uses of Property
Past Uses of Adjoining Properties
Geologic and Topographic Conditions
Description of Structures
Potable Water Supply
Hazardous Substances
Storage Tanks
Pools of Liquid
PCB Containing Equipment
Stains or Corrosion
Pits, Ponds, Lagoons
Stressed Vegetation
Wastewater
Septic Systems
Current Uses of Adjoining Properties
Uses of Surrounding Properties
Hydrogeologic & Hydrologic Conditions
Roads
Sewage Disposal System
Petroleum Products
Odors
Drums and Containers
Means of Heating & Cooling
Drains & Sumps
Stained Soil or Pavement
Solid Waste
Dry wells, Injection wells, Floor drains

C. INTERVIEWS WITH OWNERS, OCCUPANTS, AND GOVERNMENT OFFICIALS

PVE, LLC will conduct interviews with individuals familiar with the uses and conditions on the subject property. Questions may be asked in person, by telephone, or in writing. An attempt will be made to interview one or more of the following:

User of the Phase I ESA
Owner or Key Site Manager
Current Owners or Occupants
Past Owners or Occupants

and one or more government officials:

Local Fire, Health, or Environmental Agencies

Interviewees will be asked to provide helpful documents, if available:

Site Plans, Maps, Drawings or Surveys
Environmental Site Assessment Reports
Environmental Audit Reports
Environmental Permits
Petroleum Bulk Storage Registrations
Material Safety Data Sheets
Community Right-to-Know Plan
Safety Plans
Hydrogeologic Reports
Notices or Correspondence from Agencies Regarding Environmental Violations
Hazardous Waste Generator Notices or Reports
Geotechnical Studies

D. REPORTPREPARATION

PVE, LLC will prepare a written evaluation of the subject property summarizing results of the Records Review, Site Reconnaissance, and Interviews. The following will be included in the report:

Site and Vicinity Characteristics
Description of Structures and Other Improvements
Current Uses of the Property
Past Uses of the Property
Current & Past Uses of Adjoining Properties (to the extent identified)
Site Location Map
Site Features Map
Summary of Environmental Records
Review Physical Setting
Historical Use
Hazardous Substances Stored, Handled or Disposed
Petroleum Products Stored, Handled or Disposed
Indications of Solid Waste Disposal
Findings and Conclusions
List of Information Sources

Note: No attempt will be made to verify the presence of asbestos, radon, lead-based paint, lead in drinking water, or wetlands. PVE, LLC can provide additional services relating to those matters if requested.

Scope and Limitations of Report

Scope:

The specific components of this investigation are as follows:

Records Review:

Federal and State records were reviewed and compiled into report format by an independent subcontractor to PVE, LLC. The following are some of the reasonably ascertainable standard environmental record sources consulted:

- $ U.S. Environmental Protection Agency (USEPA) Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) list;
- $ USEPA CERCLIS No Further Remedial Action Planned list;
- $ USEPA National Priority List (NPL) and Delisted NPL sites;
- $ Resource Conservation and Recovery Act (RCRA) list of hazardous waste generators, both small quantity and large quantity (SQG and LQG) and RCRA Treatment, Storage, and Disposal (TSD) facilities list;
- $ USEPA Emergency Response and Notification System (ERNS) list;
- $ Petroleum Bulk Storage Inventory list (PBS);
- $ Leaking Storage Tank list and/or Spills List;
- $ Solid Waste Facility Register (SWF);
- $ Brownfields and/or Voluntary Cleanup Program sites;
- $ Practically reviewable local records.

Environmental Setting:

Compiled through review of the following physical setting sources:

- $ United States Geological Survey (USGS) 7.5 Minute Topographic Maps
- $ Surficial and/or Bedrock Geology maps

History

The history of the site and of the surrounding area was developed based on consultation with any or all of the following reasonably ascertainable standard historical sources: aerial photographs, site maps, topographic maps, property tax files and interviews with owners, operators and local officials.

Limitations and Exceptions of Assessment

This report is intended for the sole use of the Client listed on the cover page to this Report and Section 1.5, and must be used in its entirety. The scope of services performed in execution of this evaluation may not be appropriate to satisfy the needs of other users, and any use or re-use of

this document or the findings, conclusions, or recommendations presented herein is at the sole risk of said user.

This written analysis is an assessment of the property completely described in Section 2.0 and depicted in Appendix A, and is not valid for any other property or location. It is a representation of the property analyzed as of the dates of the record reviews and site inspection. This report does not apply to any activities or events resulting in contamination after the date of site inspection or historic research.

Observations were made as indicated within the report. Where access to portions of the site or to structures on the site was unavailable or limited, PVE, LLC renders no opinion as to the presence of regulated or hazardous material or to the presence of indirect evidence relating to hazardous or regulated material in that portion of the site or structure.

This Environmental report was performed in accordance with ASTM E 1527-13 **Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process**. The findings and conclusions contained herein must not be considered scientific certainties, but probabilities based on professional judgment concerning the significance of the limited data gathered during the course of this study. The following potential site conditions are outside the scope of this report and were not the subject of analysis during this investigation: asbestos-containing materials, radon, lead-based paint, lead in drinking water, and wetlands.

Conclusions and findings of this report are based in part on certain information provided by federal, state, and local officials and other parties referenced herein, and on information contained in the files of governmental agencies available at the time of this report. Reasonable attempts were made to interview users and property owners. No attempt was made to independently verify the accuracy or completeness of any information reviewed or received. The information provided on present and past property ownership does not constitute a title search.

As stated in 1527-13, no environmental site assessment can wholly eliminate uncertainty regarding the potential for RECs in connection with a property and that performance of Practice 1527-13 is intended to reduce, but not eliminate, uncertainty regarding the potential for RECs in connection with a property, recognizing reasonable limits of time and cost.

Also, as per 1527-13, the level of inquiry is variable: Not every property warrants the same level of assessment. Consistent with good commercial and customary practice, the appropriate level of environmental site assessment is guided by the type of property subject to assessment, the expertise and risk tolerance of the user, and the information developed in the course of the inquiry.

Appendix G:

User Questionnaire

Phase I ESA User Questionnaire

Based on ASTM 1527-13 Appendix X-3

PROJECT NAME: Scenic Hudson potential headquarters

LOCATION: 58 Parker Avenue and 164 Garden St., Poughkeepsie

DATE: 12/4/2019

The "user" of the Phase I ESA is identified as the entity for whom this Assessment is being prepared. A "User Questionnaire" should be completed by the user and submitted to the environmental professional to aid in gathering information that may identify RECs at the property. This questionnaire is a prerequisite in order to qualify for one of the Landowner Liability Protections[1] (LLPs) offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001 (the "*Brownfields Amendments*"), and without it, can result in a determination that "*all appropriate inquiries*" is not complete. **Please answer all questions listed below to the best of your knowledge**. Answers such as "Unknown" or "N/A" are acceptable and comply with ASTM requirements. If you have any questions regarding this questionnaire, please feel free to contact us.

1. Did a search of recorded land title records (or judicial records where appropriate) identify any **environmental liens** filed or recorded against the property under federal, tribal, state, or local law? If so, discuss below.

No environmental liens were identified through our title search. We have not yet conducted a title search for 164 Garden Street.

2. Did a search of recorded land title records (or judicial records where appropriate) identify any **activity and use limitations** (AULs) -- such as engineering controls, institutional controls, or land use restrictions -- that are in place at the property and/or have been filed or recorded against the property under federal, tribal, state, or local law? If so, discuss below.

Our title search did not reveal an AULs. However, seller's title search did indicate that there are outstanding code violations on the property related to an active water meter on the vacant building, and garbage, rubbish and weeds present on the property.

3. As the user of this ESA, do you have any **specialized knowledge or experience** related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business? Please discuss your site knowledge in detail.

We have no specialized knowledge or experience related to the property or nearby properties.

[1] *Landowner Liability Protections* is the term used to describe 3 types of potential defenses to Superfund Liability in EPAs *Interim Guidance Regarding Criteria Landowners Must Meet in Order to Qualify for Bona Fide Prospective Purchaser, Contiguous Property Owner, or Innocent Landowner Limitations on CERCLA Liability* issued March 6, 2003

4. Does the **purchase price** being paid for this property reasonably reflect the **fair market value** of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property? Please discuss.

Our purchase price reflects fair market value as documented by an appraisal we obtained prior to negotiations.

5. Are you aware of **commonly known or reasonably ascertainable information** about the property that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example: Do you know the past uses of the property? Do you know of specific chemicals that are present or once were present at the property? Do you know of spill or other chemical releases that have taken place at the property? Do you know of any environmental cleanups that have taken place at the property? If so, discuss below.

We are aware of past uses, and we have shared contact information with the environmental professional for individuals who were party to past uses of the property. We have also shared prior environmental testing results. We are not aware of any environmental cleanups that have taken place at the property.

6. Based on your knowledge and experience related to the property, are there any **obvious indicators** that point to the presence or likely presence of contamination at the property? If so, discuss below.

Our surveyor informed us that one of his clients was a former employee of Standard Gage, the longtime owner and operator on the property prior to recent sales, and that that former employee indicated that cyanide had been used in manufacturing processes and potentially deposited in the soils on the property. Other than this information, we are not aware of obvious indicators of contamination.

7. Please briefly describe **why** this Phase I ESA is being conducted. If for a property transaction, please indicate the type of transaction (sale, purchase, exchange, etc.).
We are potential buyers of this property. As a tax-exempt charitable organization, and as a land trust required to adhere to national standards and practices, it is our policy to conduct thorough environmental assessments of any property we seek to acquire, to fully understand our potential risks and responsibilities.

8. Please describe the **type** of property. For example, commercial, residential, industrial, warehouse, etc.

The property is commercial and industrial.

9. Please give the complete and correct **address** for the property, and the section, block, and lot number(s). If the mailing address differs from the location address (i.e., sometimes town boundaries do not match ZIP code town names), please provide the location address. Please provide any alternate and/or previous addresses of the property. If possible, please provide the environmental professional with site maps or documentation showing property location and property boundaries.

Parcel 1 58 Parker Avenue, Poughkeepsie, NY 12601 ID# 148369 (+/- 2.106 acres)
Sections 61612 and 6162 Blocks 62 and 54, Lots 148369 and 125385
Parcel 2 Parker Avenue Vacant Lot ID# 4586/8 (+/-0.93 acres)
Section 1.70, Block 33, Lots 23, 23.1, 23.1
Parcel 3 164 Garden Street (former Castella parcel) ID#6162-54-177385 (+/- 0.36)
Section 1.70, Block 33, Lots 23, 23.1, 23.1
Maps have been provided.

10. Are there any out-of-scope services desired for this Phase I ESA? Out-of-scope services may include an ASTM E2600-10 Tier 1 Vapor Encroachment Screen or inspecting for lead, asbestos, or radon and reporting the findings of the inspection. Please list any out-of-scope services you may wish to include.

We are simultaneously undertaking a Phase II ESA, necessitating soil borings, development of groundwater monitoring wells, and soil vapor evaluation, per mutually agreed upon scope of work.

11. Please identify who the report will be issued to, ***including an address***.

Jason Camporese
Scenic Hudson, Inc.
One Civic Center Plaza, Suite 200
Poughkeepsie, New York 12601

12. Please identify all parties who will **rely** on the contents of the Phase I ESA report.

Scenic Hudson, Inc.
The Scenic Hudson Land Trust, Inc.

13. Please identify the **site contact** and how the contact can be reached to set up a site inspection.

Emily Hague
The Scenic Hudson Land Trust, Inc.
One Civic Center Plaza, Suite 200
Poughkeepsie, NY 12601
845-473-4440 ext. 267 (o), 603-762-4978 (c)
ehague@scenichudson.org

14. Please identify a **key site manager** (with contact information) with good knowledge of the uses and physical characteristics of the property. This may be the same as the site contact. **Same.**

15. Please identify any *current or former* **owners**, **occupants**, and/or **operators** (with contact information) that we may contact.

Current owner operator occupant(s):
70 Parker Holding LLC
147 Union Street, Suite 101
Poughkeepsie, New York 12601
Attn: Berry Kohn
Telephone: (917) 696 4402
Email: bk@kohnbrothers.com

Former owner operator occupant(s):
Parker Avenue Associates, LLC
2900 Westchester Avenue, Suite 405
Purchase, NY 10577
Attn: Joseph Spezio, III

16. Are there any prior site assessment reports, documents or correspondence concerning the property which may be pertinent to the environmental professional? If so, please describe them and provide copies if possible.

Yes. We have already shared Preliminiary Subsurface Investigation results dated 12/12/2009 and prepared by Conrad Geosciences, Inc.

17. Please use the remaining space to provide any other relevant information regarding the subject property.

Respondent: Emily Hague **Signature:** Emily Hague

Company: The Scenic Hudson Land Trust, Inc. **Title:** Land Project Manager **Date:** 12/4/2019

UPON COMPLETION OF THIS QUESTIONNAIRE, SUBMIT A COPY TO OUR OFFICE VIA ONE OF THE FOLLOWING METHODS. CALL 845-454-2544 IF YOU HAVE QUESTIONS.

Mail to: PVE, LLC
48 Springside Avenue
Poughkeepsie, New York 12603
Fax to: 845-454-2655
Email to: ttreglia@pve-llc.com

Past Operator Questionnaire

NAME: _____

PAST POSITION: _____

LOCATION: _____

DATE: _____

P**lease answer all questions listed below to the best of your knowledge**. Answers such as "Unknown" or "N/A" are acceptable, and comply with ASTM requirements. If you have any questions regarding this questionnaire, please feel free to contact us.

1. Do you have any **specialized knowledge or experience** related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business? Please discuss your site knowledge in detail.

_____
_____
_____
_____
_____
_____

2. Are you aware of **commonly known or reasonably ascertainable information** about the property that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example: Do you know the past uses of the property? Do you know of specific chemicals that are present or once were present at the property? Do you know of spill or other chemical releases that have taken place at the property? Do you know of any environmental cleanups that have taken place at the property? If so, discuss below.

_____
_____
_____
_____
_____
_____
_____
_____
_____

3. Based on your knowledge and experience related to the property, are there any **obvious indicators** that point to the presence or likely presence of contamination at the property? If so, discuss below.

_____
_____

_____
_____
_____

4. Please use the remaining space to provide any other relevant information regarding the subject property.

_____
_____
_____
_____
_____
_____

Respondent: _____ **Signature:** _____

Date: _____

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