



BROWNFIELD CLEANUP PROGRAM (BCP) APPLICATION FORM

DEC requires an application to request major changes to the description of the property set forth in a Brownfield Cleanup Agreement, or "BCA" (e.g., adding a significant amount of new property, or adding property that could affect an eligibility determination due to contamination levels or intended land use). Such application must be submitted and processed in the same manner as the original application, including the required public comment period. **Is this an application to amend an existing BCA?**

☐

Yes

☒

No

If yes, provide existing site number: C360146

PART A (note: application is separated into Parts A and B for DEC review purposes) *BCP App Rev 9*

Section I. Requestor Information - See Instructions for Further Guidance

DEC USE ONLY
BCP SITE #:

NAME Ardsley LLC (c/o EnviroAnalytics Group, LLC)

ADDRESS 1650 Des Peres Rd, Suite 303

CITY/TOWN St. Louis, MO

ZIP CODE 63131

PHONE 314-835-1515

FAX 314-775-0503

E-MAIL ddunn@enviroanalyticsgroup.com

Is the requestor authorized to conduct business in New York State (NYS)?

☒

Yes

☐

No

- If the requestor is a Corporation, LLC, LLP or other entity requiring authorization from the NYS Department of State to conduct business in NYS, the requestor's name must appear, exactly as given above, in the [NYS Department of State's Corporation & Business Entity Database](#). A print-out of entity information from the database must be submitted to the New York State Department of Environmental Conservation (DEC) with the application, to document that the requestor is authorized to do business in NYS.

Do all individuals that will be certifying documents meet the requirements detailed below? ☒ Yes ☐ No

- Individuals that will be certifying BCP documents, as well as their employers, meet the requirements of Section 1.5 of [DER-10: Technical Guidance for Site Investigation and Remediation](#) and Article 145 of New York State Education Law. Documents that are not properly certified will be not approved under the BCP.

Section II. Project Description

1. What stage is the project starting at?

☒

Investigation

☐

Remediation

2. If the project is starting at the remediation stage, a Remedial Investigation Report (RIR), Alternatives Analysis, and Remedial Work Plan must be attached (see [DER-10 / Technical Guidance for Site Investigation and Remediation](#) for further guidance).

3. If a final RIR is included, please verify it meets the requirements of Environmental Conservation Law (ECL) Article 27-1415(2): ☐ Yes ☒ No

4. Please attach a short description of the overall development project, including:

- the date that the remedial program is to start; and
- the date the Certificate of Completion is anticipated.

Section III. Property's Environmental History

All applications **must include** an Investigation Report (per ECL 27-1407(1)). The report must be sufficient to establish contamination of environmental media on the site above applicable Standards, Criteria and Guidance (SCGs) based on the reasonably anticipated use of the property.

To the extent that existing information/studies/reports are available to the requestor, please attach the following (**please submit the information requested in this section in electronic format only**):

1. **Reports:** an example of an Investigation Report is a Phase II Environmental Site Assessment report prepared in accordance with the latest American Society for Testing and Materials standard (ASTM E1903).

2. **SAMPLING DATA: INDICATE KNOWN CONTAMINANTS AND THE MEDIA WHICH ARE KNOWN TO HAVE BEEN AFFECTED. LABORATORY REPORTS SHOULD BE REFERENCED AND COPIES INCLUDED.**

Contaminant Category	Soil	Groundwater	Soil Gas
Petroleum		Benzene	
Chlorinated Solvents	PCE	PCE	
Other VOCs	Carbon Disulfide	Carbon Disulfide	
SVOCs			
Metals			
Pesticides	4,4-DDT	Dieldren	
PCBs	Arochlor 1254		
Other*			

*Please describe: See Attachments 1 and 3 for COC impacted media locations

3. FOR EACH IMPACTED MEDIUM INDICATED ABOVE, INCLUDE A SITE DRAWING INDICATING:

- SAMPLE LOCATION
- DATE OF SAMPLING EVENT
- KEY CONTAMINANTS AND CONCENTRATION DETECTED
- FOR SOIL, HIGHLIGHT IF ABOVE REASONABLY ANTICIPATED USE
- FOR GROUNDWATER, HIGHLIGHT EXCEEDANCES OF 6NYCRR PART 703.5
- FOR SOIL GAS/ SOIL VAPOR/ INDOOR AIR, HIGHLIGHT IF ABOVE MITIGATE LEVELS ON THE NEW YORK STATE DEPARTMENT OF HEALTH MATRIX

THESE DRAWINGS ARE TO BE REPRESENTATIVE OF ALL DATA BEING RELIED UPON TO MAKE THE CASE THAT THE SITE IS IN NEED OF REMEDIATION UNDER THE BCP. DRAWINGS SHOULD NOT BE BIGGER THAN 11" X 17". THESE DRAWINGS SHOULD BE PREPARED IN ACCORDANCE WITH ANY GUIDANCE PROVIDED.

ARE THE REQUIRED MAPS INCLUDED WITH THE APPLICATION?*

(*answering No will result in an incomplete application)

☒ Yes ☐ No

4. INDICATE PAST LAND USES (CHECK ALL THAT APPLY):

- | | | | |
|---|---|---|--|
| <input type="checkbox"/> Coal Gas Manufacturing | <input checked="" type="checkbox"/> Manufacturing | <input type="checkbox"/> Agricultural Co-op | <input type="checkbox"/> Dry Cleaner |
| <input type="checkbox"/> Salvage Yard | <input type="checkbox"/> Bulk Plant | <input type="checkbox"/> Pipeline | <input type="checkbox"/> Service Station |
| <input type="checkbox"/> Landfill | <input type="checkbox"/> Tannery | <input type="checkbox"/> Electroplating | <input type="checkbox"/> Unknown |

Other: _____

Section IV. Property Information - See Instructions for Further Guidance

PROPOSED SITE NAME Ardsley LLC

ADDRESS/LOCATION 1 Lawrence St.

CITY/TOWN Ardsley

ZIP CODE 10502

MUNICIPALITY(IF MORE THAN ONE, LIST ALL):

COUNTY Westchester

SITE SIZE (ACRES) 9.62

LATITUDE (degrees/minutes/seconds)

41

°

00

14.50

"

LONGITUDE (degrees/minutes/seconds)

73

°

51

14.05

"

COMPLETE TAX MAP INFORMATION FOR ALL TAX PARCELS INCLUDED WITHIN THE PROPERTY BOUNDARIES. ATTACH REQUIRED MAPS PER THE APPLICATION INSTRUCTIONS.

Parcel Address

Section No.

Block No.

Lot No.

Acreage

1 Lawrence St.

8.370

265

1-4

9.62

1. Do the proposed site boundaries correspond to tax map metes and bounds?

☒ Yes ☐ No

If no, please attach a metes and bounds description of the property.

2. Is the required property map attached to the application?

☒ Yes ☐ No

(application will not be processed without map)

3. Is the property within a designated Environmental Zone (En-zone) pursuant to Tax Law 21(b)(6)?

(See [DEC's website](#) for more information)Yes ☐ No ☒

If yes, identify census tract : _____

Percentage of property in En-zone (check one): ☐ 0-49% ☐ 50-99% ☐ 100%4. Is this application one of multiple applications for a large development project, where the development project spans more than 25 acres (see additional criteria in BCP application instructions)? ☐ Yes ☒ No

If yes, identify name of properties (and site numbers if available) in related BCP applications: _____

5. Is the contamination from groundwater or soil vapor solely emanating from property other than the site subject to the present application? ☐ Yes ☒ No6. Has the property previously been remediated pursuant to Titles 9, 13, or 14 of ECL Article 27, Title 5 of ECL Article 56, or Article 12 of Navigation Law? ☐ Yes ☒ No

If yes, attach relevant supporting documentation.

7. Are there any lands under water?

☒ Yes ☐ No

If yes, these lands should be clearly delineated on the site map.

Section IV. Property Information (continued)

8. Are there any easements or existing rights of way that would preclude remediation in these areas?
If yes, identify here and attach appropriate information. ☒ Yes ☐ No

Easement/Right-of-way Holder

Westchester County

Description

20-ft wide easement for an existing below ground sanitary sewer trunk line runs from the northern portion to the southern portion of the site.

9. List of Permits issued by the DEC or USEPA Relating to the Proposed Site (type here or attach information)

TypeIssuing AgencyDescription

None

10. Property Description and Environmental Assessment – please refer to application instructions for the proper format of each narrative requested.

Are the Property Description and Environmental Assessment narratives included in the prescribed format?

☒ Yes ☐ No

11. For sites located within the five counties comprising New York City, is the requestor seeking a determination that the site is eligible for tangible property tax credits?
If yes, requestor must answer questions on the supplement at the end of this form.

☐ Yes ☐ No

12. Is the Requestor now, or will the Requestor in the future, seek a determination that the property is Upside Down?

☐ Yes ☒ No

13. If you have answered Yes to Question 12, above, is an independent appraisal of the value of the property, as of the date of application, prepared under the hypothetical condition that the property is not contaminated, included with the application?

☐ Yes ☐ No

NOTE: If a tangible property tax credit determination is not being requested in the application to participate in the BCP, the applicant may seek this determination at any time before issuance of a certificate of completion by using the BCP Amendment Application, except for sites seeking eligibility under the underutilized category.

If any changes to Section IV are required prior to application approval, a new page, initialed by each requestor, must be submitted.

Initials of each Requestor: _____

BCP application - PART B (note: application is separated into Parts A and B for DEC review purposes)

Section V. Additional Requestor Information See Instructions for Further Guidance		DEC USE ONLY BCP SITE NAME: _____ BCP SITE #: _____	
NAME OF REQUESTOR'S AUTHORIZED REPRESENTATIVE Daniel M. Dunn			
ADDRESS 1650 Des Peres Rd, Suite 303			
CITY/TOWN St. Louis, MO		ZIP CODE 63131	
PHONE 314-835-2814	FAX 314-276-2597	E-MAIL ddunn@enviroanalyticsgroup.com	
NAME OF REQUESTOR'S CONSULTANT First Environment, Inc. - Daniel D. Lattanzi			
ADDRESS 91 Fulton Street			
CITY/TOWN Boonton, NJ		ZIP CODE 07005	
PHONE 973-334-0003	FAX 973-334-0928	E-MAIL ddl@firstenvironment.com	
NAME OF REQUESTOR'S ATTORNEY Thomas Pike			
ADDRESS 1650 Des Peres Rd. , Suite 303			
CITY/TOWN St. Louis, MO		ZIP CODE 63131	
PHONE 314-835-1515	FAX 314-775-0503	E-MAIL tpike@cdcco.com	
Section VI. Current Property Owner/Operator Information – If not a Requestor			
CURRENT OWNER'S NAME Ardsley LLC		OWNERSHIP START DATE: 5/25/2017	
ADDRESS 1650 Des Peres Rd., Suite 303			
CITY/TOWN St. Louis, MO		ZIP CODE 63131	
PHONE 314-835-1515	FAX 314-253-0806	E-MAIL ddunn@enviroanalyticsgroup.com	
CURRENT OPERATOR'S NAME			
ADDRESS			
CITY/TOWN		ZIP CODE	
PHONE	FAX	E-MAIL	
<p>IF REQUESTOR IS NOT THE CURRENT OWNER, DESCRIBE REQUESTOR'S RELATIONSHIP TO THE CURRENT OWNER, INCLUDING ANY RELATIONSHIP BETWEEN REQUESTOR'S CORPORATE MEMBERS AND THE CURRENT OWNER.</p> <p>PROVIDE A LIST OF PREVIOUS PROPERTY OWNERS AND OPERATORS WITH NAMES, LAST KNOWN ADDRESSES AND TELEPHONE NUMBERS AS AN ATTACHMENT. DESCRIBE REQUESTOR'S RELATIONSHIP, TO EACH PREVIOUS OWNER AND OPERATOR, INCLUDING ANY RELATIONSHIP BETWEEN REQUESTOR'S CORPORATE MEMBERS AND PREVIOUS OWNER AND OPERATOR. IF NO RELATIONSHIP, PUT "NONE".</p>			
Section VII. Requestor Eligibility Information (Please refer to ECL § 27-1407)			
<p>If answering "yes" to any of the following questions, please provide an explanation as an attachment.</p> <p>1. Are any enforcement actions pending against the requestor regarding this site? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>2. Is the requestor subject to an existing order for the investigation, removal or remediation of contamination at the site? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p> <p>3. Is the requestor subject to an outstanding claim by the Spill Fund for this site? Any questions regarding whether a party is subject to a spill claim should be discussed with the Spill Fund Administrator. <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>			

Section VII. Requestor Eligibility Information (continued)

4. Has the requestor been determined in an administrative, civil or criminal proceeding to be in violation of i) any provision of the ECL Article 27; ii) any order or determination; iii) any regulation implementing Title 14; or iv) any similar statute, regulation of the state or federal government? If so, provide an explanation on a separate attachment. ☐ Yes ☒ No
5. Has the requestor previously been denied entry to the BCP? If so, include information relative to the application, such as name, address, DEC assigned site number, the reason for denial, and other relevant information. ☐ Yes ☒ No
6. Has the requestor been found in a civil proceeding to have committed a negligent or intentionally tortious act involving the handling, storing, treating, disposing or transporting of contaminants? ☐ Yes ☒ No
7. Has the requestor been convicted of a criminal offense i) involving the handling, storing, treating, disposing or transporting of contaminants; or ii) that involves a violent felony, fraud, bribery, perjury, theft, or offense against public administration (as that term is used in Article 195 of the Penal Law) under federal law or the laws of any state? ☐ Yes ☒ No
8. Has the requestor knowingly falsified statements or concealed material facts in any matter within the jurisdiction of DEC, or submitted a false statement or made use of or made a false statement in connection with any document or application submitted to DEC? ☐ Yes ☒ No
9. Is the requestor an individual or entity of the type set forth in ECL 27-1407.9 (f) that committed an act or failed to act, and such act or failure to act could be the basis for denial of a BCP application? ☐ Yes ☒ No
10. Was the requestor's participation in any remedial program under DEC's oversight terminated by DEC or by a court for failure to substantially comply with an agreement or order? ☐ Yes ☒ No
11. Are there any unregistered bulk storage tanks on-site which require registration? ☐ Yes ☒ No

THE REQUESTOR MUST CERTIFY THAT HE/SHE IS EITHER A PARTICIPANT OR VOLUNTEER IN ACCORDANCE WITH ECL 27-1405 (1) BY CHECKING ONE OF THE BOXES BELOW:

☐ PARTICIPANT

A requestor who either 1) was the owner of the site at the time of the disposal of hazardous waste or discharge of petroleum or 2) is otherwise a person responsible for the contamination, unless the liability arises solely as a result of ownership, operation of, or involvement with the site subsequent to the disposal of hazardous waste or discharge of petroleum.

☒ VOLUNTEER

A requestor other than a participant, including a requestor whose liability arises solely as a result of ownership, operation of or involvement with the site subsequent to the disposal of hazardous waste or discharge of petroleum.

NOTE: By checking this box, a requestor whose liability arises solely as a result of ownership, operation of or involvement with the site certifies that he/she has exercised appropriate care with respect to the hazardous waste found at the facility by taking reasonable steps to: i) stop any continuing discharge; ii) prevent any threatened future release; iii) prevent or limit human, environmental, or natural resource exposure to any previously released hazardous waste.

If a requestor whose liability arises solely as a result of ownership, operation of or involvement with the site, submit a statement describing why you should be considered a volunteer – be specific as to the appropriate care taken.

Section VII. Requestor Eligibility Information (continued)

Requestor Relationship to Property (check one):

☐ Previous Owner ☒ Current Owner ☐ Potential /Future Purchaser ☐ Other _____

If requestor is not the current site owner, **proof of site access sufficient to complete the remediation must be submitted.** Proof must show that the requestor will have access to the property before signing the BCA and throughout the BCP project, including the ability to place an easement on the site. Is this proof attached?

☐ Yes ☐ No

Note: a purchase contract does not suffice as proof of access.

Section VIII. Property Eligibility Information - See Instructions for Further Guidance

1. Is / was the property, or any portion of the property, listed on the National Priorities List?
If yes, please provide relevant information as an attachment. ☐ Yes ☒ No
2. Is / was the property, or any portion of the property, listed on the NYS Registry of Inactive Hazardous Waste Disposal Sites pursuant to ECL 27-1305?
If yes, please provide: Site # _____ Class # _____ ☐ Yes ☒ No
3. Is / was the property subject to a permit under ECL Article 27, Title 9, other than an Interim Status facility?
If yes, please provide: Permit type: _____ EPA ID Number: _____
Date permit issued: _____ Permit expiration date: _____ ☐ Yes ☒ No
4. If the answer to question 2 or 3 above is yes, is the site owned by a volunteer as defined under ECL 27-1405(1)(b), or under contract to be transferred to a volunteer? Attach any information available to the requestor related to previous owners or operators of the facility or property and their financial viability, including any bankruptcy filing and corporate dissolution documentation. ☐ Yes ☐ No
5. Is the property subject to a cleanup order under Navigation Law Article 12 or ECL Article 17 Title 10?
If yes, please provide: Order # _____ ☐ Yes ☒ No
6. Is the property subject to a state or federal enforcement action related to hazardous waste or petroleum?
If yes, please provide explanation as an attachment. ☐ Yes ☒ No

Section IX. Contact List Information

To be considered complete, the application must include the Brownfield Site Contact List in accordance with [DER-23 / Citizen Participation Handbook for Remedial Programs](#). Please attach, at a minimum, the names and addresses of the following:

1. The chief executive officer and planning board chairperson of each county, city, town and village in which the property is located.
2. Residents, owners, and occupants of the property and properties adjacent to the property.
3. Local news media from which the community typically obtains information.
4. The public water supplier which services the area in which the property is located.
5. Any person who has requested to be placed on the contact list.
6. The administrator of any school or day care facility located on or near the property.
7. The location of a document repository for the project (e.g., local library). In addition, attach a copy of an acknowledgement from the repository indicating that it agrees to act as the document repository for the property.
8. Any community board located in a city with a population of one million or more, if the proposed site is located within such community board's boundaries.

Section X. Land Use Factors

1. What is the current zoning for the site? What uses are allowed by the current zoning?

☐ Residential ☐ Commercial ☒ Industrial

If zoning change is imminent, please provide documentation from the appropriate zoning authority.

2. Current Use: ☐ Residential ☐ Commercial ☐ Industrial ☒ Vacant ☐ Recreational (check all that apply)

Attach a summary of current business operations or uses, with an emphasis on identifying possible contaminant source areas. If operations or uses have ceased, provide the date.

3. Reasonably anticipated use Post Remediation: ☐ Residential ☒ Commercial ☒ Industrial (check all that apply) **Attach a statement detailing the specific proposed use.**

If residential, does it qualify as single family housing?

☐ Yes ☐ No

4. Do current historical and/or recent development patterns support the proposed use?

☒ Yes ☐ No

5. Is the proposed use consistent with applicable zoning laws/maps? Briefly explain below, or attach additional information and documentation if necessary.

☒ Yes ☐ No

The Site is currently vacant and zoned light-industrial. All structures were previously demolished, except for certain concrete slabs.

The site re-use plans for future end-users shall be developed as the site investigation and remediation steps are completed and the site progresses towards a certificate through the BCP; however, future use is currently anticipated to be similar non-residential land use (i.e., commercial to light-industrial).

6. Is the proposed use consistent with applicable comprehensive community master plans, local waterfront revitalization plans, or other adopted land use plans? Briefly explain below, or attach additional information and documentation if necessary.

☒ Yes ☐ No

See (5) above.

XI. Statement of Certification and Signatures

(By requestor who is an individual)

If this application is approved, I hererby acknowledge and agree: (1) to execute a Brownfield Cleanup Agreement (BCA) within 60 days of the date of DEC's approval letter; (2) to the general terms and conditions set forth in the *Proposed DER-32, Brownfield Cleanup Program Applications and Agreements*; and (3) that in the event of a conflict between the general terms and conditions of participation and the terms contained in a site-specific BCA, the terms in the site-specific BCA shall control. Further, I hereby affirm that information provided on this form and its attachments is true and complete to the best of my knowledge and belief. 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.

Date: _____

Signature: _____

Print Name: _____

(By a requestor other than an individual)

I hereby affirm that I am MEMBER (title) of ARDSLEY, LLC (entity); that I am authorized by that entity to make this application and execute the Brownfield Cleanup Agreement (BCA) and all subsequent amendments; that this application was prepared by me or under my supervision and direction. If this application is approved, I acknowledge and agree: (1) to execute a BCA within 60 days of the date of DEC's approval letter; (2) to the general terms and conditions set forth in the *Proposed DER-32, Brownfield Cleanup Program Applications and Agreements*; and (3) that in the event of a conflict between the general terms and conditions of participation and the terms contained in a site-specific BCA, the terms in the site-specific BCA shall control. Further, I hereby affirm that information provided on this form and its attachments is true and complete to the best of my knowledge and belief. 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.

Date: 9/20/12

Signature: 

Print Name: MICHAEL J. ROBERTS

SUBMITTAL INFORMATION:

- Two (2) copies, one paper copy with original signatures and one electronic copy in Portable Document Format (PDF), must be sent to:
 - Chief, Site Control Section
 - New York State Department of Environmental Conservation
 - Division of Environmental Remediation
 - 625 Broadway
 - Albany, NY 12233-7020

FOR DEC USE ONLY

BCP SITE T&A CODE: _____

LEAD OFFICE: _____

BCP Application Summary (for DEC use only)**Site Name:** Ardsley LLC**City:** Ardsley**Site Address:** 1 Lawrence St.**County:** Westchester**Zip:** 10502**Tax Block & Lot****Section (if applicable):** 8.370**Block:** 265**Lot:** 1-4**Requestor Name:** Ardsley LLC

(c/o EnviroAnalytics Group, LLC)

Requestor Address: 1650 Des Peres Rd, Suite 303**City:** St. Louis, MO**Zip:** 63131**Email:** ddunn@enviroanalyticsgroup.com**Requestor's Representative (for billing purposes)****Name:** Daniel M. Dunn**Address:** 1650 Des Peres Rd, Suite 303**City:** St. Louis, MO**Zip:** 63131**Email:** ddunn@enviroanalyticsgroup.com**Requestor's Attorney****Name:** Thomas Pike**Address:** 1650 Des Peres Rd., Suite 303**City:** St. Louis, MO**Zip:** 63131**Email:** tpike@cdcco.com**Requestor's Consultant****Name:** First Environment, Inc. - Daniel D. Lattanzi**Address:** 91 Fulton Street**City:** Boonton, NJ**Zip:** 07005**Email:** ddi@firstenvironment.com**Percentage claimed within an En-Zone:** ☒ 0% ☐ <50% ☐ 50-99% ☐ 100%**DER Determination:** ☐ Agree ☐ Disagree**Requestor's Requested Status:** ☒ Volunteer ☐ Participant**DER/OGC Determination:** ☐ Agree ☐ Disagree**Notes:****For NYC Sites, is the Requestor Seeking Tangible Property Credits:** ☒ Yes ☐ No**Does Requestor Claim Property is Upside Down:** ☐ Yes ☒ No**DER/OGC Determination:** ☐ Agree ☐ Disagree ☐ Undetermined**Notes:****Does Requestor Claim Property is Underutilized:** ☒ Yes ☐ No**DER/OGC Determination:** ☐ Agree ☐ Disagree ☐ Undetermined**Notes:****Does Requestor Claim Affordable Housing Status:** ☐ Yes ☒ No ☐ Planned, No Contract**DER/OGC Determination:** ☐ Agree ☐ Disagree ☐ Undetermined**Notes:**

Attachment 1**BCP Application – Supplemental information (Revision 2)**

Page 1

Ardsley, LLC – Site No. formerly C360146**Section I.** Revised

Ardsley LLC was formed as a Missouri, LLC but has registered with the NYS Department of State for the purposes of brownfield remediation and redevelopment. A copy of the DOS database information is provided in Attachment 2. There are two members of the Ardsley LLC: Michael Roberts and Thomas Roberts. Neither Ardsley LLC nor either Mr. Roberst have any relationship to previous owners or operators at the Site.

Ardsley, LLC – Site No. C360146

Section II.**Project Description:**

The Ardsley, LLC brownfield (Site) is located at 1 Lawrence Street, Ardsley (Town of Greenburgh), Westchester County, New York. A Site Location Map is provided as Figure 1 in Attachment 3. The Site is comprised of four parcels (identified as # 8.370-265-1, 8.370-265-2, 8.370-265-3, and 8.370-265-4) covering 9.62 acres of underutilized light-industrial real estate containing residual concentrations of various contaminants associated with historical operations. A Site Plan is provided as Figure 2 in Attachment 3. Ardsley, LLC acquired the parcel with the intent to remediate the Site allowing redevelopment within certain restrictions required by the NYS Department of Conservation for non-residential land uses and the applicable Soil Cleanup Objectives (SCOs). Site remediation activities will coincide with site redevelopment activities.

The Saw Mill River is located within the northern and eastern portion of the parcels; however, the River is not considered part of the brownfield. Figures 1 and 2 depict the site location and features.

The Site was previously enrolled into the Brownfields Cleanup Program (BCP) for the Jefferson at Saw Mill River, LLC project owned by TDI Real Estate Holdings, LLC, and assigned #C360146. A new BCP application has been prepared by EAG for Ardsley, LLC as the new owner and its future unspecified project.

Revised

Project Deliverables	Latest Completion Date
Submit BCP Application with RIWP to NYSDEC	July 21, 2017
NY DEC letter of incomplete application	August 11, 2017
Resubmit BCP application and supporting documents separately	August 31, 2017
NY DEC email requesting additional clarifications and revisions to application.	September 14, 2017
Revised BCP application submitted	September 20, 2017
Ardsley, LLC notified of complete application	September 30, 2017
30 day Public Comment Period	October 30, 2017
NYSDEC deems Applicant eligible;	October 31, 2017
Brownfield Cleanup Agreement (BCA) sent and executed	November 13, 2017
RI fieldwork completed and draft report prepared	Dec 2017
RIR/RAWP Submitted and Fact Sheet published	January 12, 2018
30 day Public Comment Period	February 11, 2018
NYSDEC approval of RAWP (on or about)	April 12, 2018
Target date for Certificate of Completion	August 31, 2018

Ardsley, LLC – Site No. C360146

Section III.**Reports:**

Please see Attachment 3 Figures 1, 2, 9A, 9B, 9C, and 9D depicting the Site Location map, Site Plan, and Sampling Locations with COC impacts, respectively. A site survey drawing is also enclosed. A Remedial Investigation Work Plan (RIWP) has been prepared by First Environment and submitted separately to the NYS DEC concurrent with the BCP application. The RIWP summarized historical site investigation activities and results, and proposes limited additional site investigation sampling and analyses to fill data gaps in preparation for the evaluation of remedial alternatives and remedial design phases later this year. A copy of the 2009 Site Investigation report prepared by Sovereign Consulting, Inc. is also included on the enclosed CD (and may also be available to DEC for site #C360146).

A Citizens Participation Plan (CPP) will be submitted under separate cover.

Section IV.

2. County tax map attached (with parcel information): See Attachment 4 (plus site survey drawing)
3. Site Drawings of impacted media: See Attachment 3 Figures 9A, 9B, 9C, and 9D.
10. Property Description and Environmental Assessment

Site Location

The Site is located at 1 Lawrence Street in the Village of Ardsley (Greenburgh Township), Westchester County New York. According to the Greenburgh Township Assessor, the Site is comprised of four parcels of land identified as Parcels 8.370-265-1, 8.370-265-2, 8.370-265-3, and 8.370-265-4. The property is located in the Saw Mill River valley and situated between the Saw Mill River Parkway to the west and a branch of the Saw Mill River to the east. Lawrence Street borders the property to the south and undeveloped land borders the property to the north. A branch of the Saw Mill River, a tributary of the Hudson River, flows in a general easterly direction in the northern portion of the Site and then in a southerly direction along the Site's eastern boundary. A Site Location Map is included as Figure 1. A Site Plan depicting site attributes (including roads and wetlands) is provided as Figure 2. The Site is currently not improved with any structures and there are no current operations at the Site. Several former building slabs, foundations, and asphalt paved areas are present at the Site. The northern end of the Site is wooded, undeveloped land. There is a landscaped area at the southern end of the Site with planted trees.

The lands on both sides of the Saw Mill River are included in the Brownfield Site for the purposes of the BCP; however, the Saw Mill River and wetland area is excluded from the Brownfield Site.

Site Features and Zoning

The Saw Mill River bisects the Site consisting of four parcels. The site occupies approximately 9.62 acres and is currently zoned general (light) industrial. A 20-ft wide sewer easement runs the length of the site. Most of the property is covered by impervious surfaces (i.e., remnants of building slabs and asphalt pavement) with the exception of an area of undeveloped land to the north of the main parking lot, which is located at the northern portion of the property. The remainder of the Site is covered by asphalt parking areas, landscaped areas, and clean brick and concrete rubble, which was used to grade the Site following demolition activities. No current operations are active as the Site awaits opportunities for redevelopment.

Past Use of the Site

The property was initially developed by Stauffer Chemical Company (Stauffer) in the 1920s. Stauffer manufactured citric acid (not manufactured in the Pilot Plant portion of the property) from the 1920s to the 1940s, potash from the 1930s to 1973, and carbon disulfide and insoluble sulfur from the 1930s through the 1950s. A variety of biocides and pesticides were produced at the site through 1984, when chemical manufacturing at the facility was ceased entirely. Research and development (R&D) operations began in the 1950s and continued after cessation of the manufacturing activities. In the mid- 1980s a Phase I Site Assessment was completed for Stauffer at the subject property. Akzo Nobel acquired Stauffer in 1987 and initially continued Stauffer's R&D operations. Eventually, Akzo Nobel converted the R&D operations away from the Stauffer processes towards Akzo's process products. Changes to the pilot systems during the conversion generally involved modifications of equipment to facilitate R&D and pilot scale production of various chemical products. The R&D operations continued at the site until January 2006, at which time all site operations ceased. Structures were demolished to grade during 2008-2009. Relict concrete slabs and pavement exist; however, the majority of the site is overgrown with vegetation.

Site Geology and Hydrogeology

Site investigations activities were previously completed by others in 2009 (Sovereign Consulting) and 2014 (Vertex). The shallow subsurface consists of fine-grained sand with gravel above bedrock. Groundwater was encountered in the overburden water-bearing zone at depths ranging from approximately 4.79 to 12.03 ft bgs during the site investigation activities conducted in May 2009 indicating groundwater flows in a southerly direction at the Site.

Environmental Assessment

The previous site investigations identified areas of concern (AOCs) which included the following:

- Pilot Plant Sumps, Drains, and Underground Piping
- Waste Water Treatment Pits

Ardley, LLC – Site No. C360146

- White House Building/Carbon Disulfide Vaults
- UST Areas
- Hazardous Waste Storage Pad (operated by a large quantity generator) only as a
- 90-day Storage Area and Solvent Sheds
- Former Potash Plant
- Former Railcar Loading Area
- Former Septic System
- Pre-Sanitary Sewer Collection Pit
- Former Coal Storage Areas
- Outdoor Equipment Storage Pad
- Debris Pile

Reports of the sampling and analyses of soil, sediment, surface water and groundwater are contained in NYS DEC files and reported concentrations of contaminants exceeding NYS DEC screening criteria.

Soil Samples

PAHs were observed at concentrations exceeding the NYSDEC Soil Cleanup Objectives in both the shallow and deep sampling zones. PAHs in soils impacted by UST discharges were remediated through excavation and off-site disposal. The overall distribution of PAHs at similar low-level concentrations throughout the rest of the Site suggests that most of the reported PAH concentrations are representative of fill material used to grade the Site during development.

PP Metals in soil samples collected from the plant area and background/undeveloped areas of the Site were detected at concentrations slightly exceeding the NYSDEC Soil Cleanup Objectives. Chromium, copper, lead, nickel, and zinc were detected in both the shallow and deep samples collected from one location (SB-76) and exceeded the NYSDEC Soil Cleanup Objectives but fall within or slightly above the "Eastern USA Background" ranges provided on TAGM 44046 - Table 4. Lead results in samples SB-22, SB23, SB-63, and TP-6, are more likely attributable to historic fill.

The VOC analysis of shallow soil samples (collected between 0 and 4.0 feet below ground surface (bgs)) detected tetrachloroethene (PCE) in one sample from the location of SB-16 at a concentration of 98.8 parts per million (ppm) that exceeds the NYSDEC Soil Cleanup Objective for Residential land use, but below the SCO for Commercial (150 ppm) and Industrial (300 ppm) land uses. Similarly, VOC concentrations in six deep soil samples that were collected at a depth greater than five feet bgs exceeded certain NYSDEC Soil Cleanup Objectives.

Pesticide and PCB impacts appeared to be localized around SB-10 (MiniLab sump) and SB-74 (Former RCRA Shed), respectively.

Sediment/Surface Water

Upstream sediment and surface water samples were collected to establish baseline concentrations for these strata. Laboratory analytical results indicated that benzo(a)anthracene was detected at a concentration exceeding the NYSDEC Benthic Aquatic Life Chronic Toxicity Sediment Criteria and anthracene was detected at a concentration exceeding the Benthic Aquatic Life Acute Toxicity Sediment Criteria. In addition, copper, lead, mercury, nickel, and zinc were detected at concentrations exceeding the NYSDEC Sediment Criteria for Metals - Lowest Effect Levels for these compounds in the sediment sample. No targeted compounds were detected in the upstream surface water sample at concentrations exceeding the applicable NYSDEC standards. Sovereign concluded that the reported concentrations of PAHs and metals in this sample were the result of nonpoint source pollution and not contaminant migration from the Site. Based on an evaluation of the data, First Environment concurs with the conclusion that the presence of PAHs and metals detected in sediment at the upstream property boundary are representative of nonpoint, off-site sources.

Groundwater

Monitoring wells MW-1, MW-2, and MW-3 were sampled and analyzed for priority pollutant analyte list with a library search (PP+40). A set of filtered groundwater samples were analyzed for priority pollutant metals only. The unfiltered sample from MW-3 contained several metals (arsenic, chromium, and lead) at concentrations slightly above the NYSDEC Ambient Water Quality Standards and Guidance Values (AWQSGV); however, PP metals were not detected in the filtered groundwater samples (including MW-3) at concentrations exceeding the NYSDEC AWQSGV.

Monitoring wells MW-2 and MW-3 were found to contain VOCs at concentrations that exceeded the NYSDEC AWQSGV. Specifically, tetrachloroethene (PCE) in MW-2 and cis-1, 2 dichloroethene, vinyl chloride, and bis(2-ethylhexyl)phthalate in MW-3 were detected at concentrations slightly above their respective NYSDEC AWQSGV. These wells are located in the southern portion of the Site, downgradient of historic site structures and operations. Sovereign concluded that the VOC impacts (i.e., PCE and its daughter compounds cis-1, 2 dichloroethene and vinyl chloride) in groundwater may be attributable to the PCE soil impacts observed at up-gradient borings SB-16, SB-38, and SB-49. Bis(2-ethylhexyl)phthalate was not detected in soil at concentrations above the NYSDEC Soil Cleanup Objectives (SCOs); therefore, the source of the concentration (29 ug/L) of this compound in groundwater at MW-3 is most likely attributable to field sampling equipment (i.e., tubing or gloves) and/or well construction materials (i.e., PVC). The locations of the monitoring wells are depicted on Figure 2.

Further evaluation of the risks associated with the intended land use indicated that site remediation is necessary. A supplemental Remedial Investigation Work Plan (RIWP) has been prepared by First Environment and is being submitted concurrently for review and approval. A copy of the RIWP is attached.

Ardsley, LLC – Site No. C360146

Section VI.

Relationship of Requestor to Previous Owners and Operators: NONE

Ardsley, LLC acquired the Site directly from the previous owner but *has no other relationship to any of the previous owners or operators, nor any relationships between corporate members.*

List of Previous Owners and Operators:

Akzo Nobel, Inc. (**No operations**) – **Relationship: NONE**

525 West Van Buren St.

Chicago, IL 60607

Brett Whittleton

Director of Legacy Asset Management and Environmental Affairs

(312)544-7017

Akzo Nobel Chemical, Inc. (**Owner and Operator: operations ceased January 2006**) – **Relationship: NONE**

525 West Van Buren St.

Chicago, IL 60607

Attention: Manager, Corporate Real Estate

(312)544-7000

Stauffer Chemical Co. (defunct **Owner and Operator**) – **Relationship: NONE**

Section VII.

Due Diligence:

Ardsley LLC conducted comprehensive due diligence prior to acquisition of the parcels and is enrolling in the BCP as a Volunteer.

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Section IX.

Contact List

The document repositories for the Site are located at the following:

Greenburgh Public Library
300 Tarrytown Road,
Elmsford, NY 10523
Phone: (914) 721-8200

Ardsley Public Library
9 American Legion Drive,
Ardsley, NY 10502
Phone: (914) 693-6636

- Documentation acknowledging each of these libraries willingness to serve in the capacity of public repository is attached to this revised BCP application.

New York State Department of Environmental Conservation

Douglas MacNeal

New York State Department of Environmental Conservation Division of Environmental Remediation
625 Broadway
Albany, New York 12233-7014
douglas.macneal@dec.ny.gov
Phone: 518-402-9564

Tim Eidle, Esq.

New York State Department of Environmental Conservation Office of General Counsel
625 Broadway
Albany, New York 12233-1500
tim.eidle@dec.ny.gov
Phone: (518) 402-6364

New York State Department of Health

Krista Anders

New York State Department of Health
Bureau of Environmental Exposure Investigation Empire State Plaza
Corning Tower Room 1787
Albany, New York 12237 krista.anders@health.ny.gov
Phone: (518) 402-7800 or 1-800-458-1158 ext. 27880

Ardsley LLC

Mike Roberts

Ardsley, LLC
1650 Des Peres Rd, Suite 303
St. Louis, MO 63131
mroberts@cdcco.com
(314)835-1515

in care of:

Daniel M. Dunn
EnviroAnalytics Group, LLC
1650 Des Peres Rd, Suite 230
St. Louis, MO 63131
ddunn@enviroanalyticsgroup.com
(314)835-2814

SITE CONTACT LIST

Page 9

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Westchester County

Rob Astorino

Westchester County Executive

110 Dr. Martin Luther King Jr. Boulevard

White Plains, New York 10601

ce@westchestergov.com

Phone: (914) 995-2900

David Kvinge, Director

Westchester County Planning Department

148 Martine Avenue

White Plains, New York 10601

jeremiah.lynch@ryan.com

Phone: (914) 995-4408

Town of Greenburgh

Paul Feiner

Town of Greenburgh Town Supervisor

177 Hillside Avenue

Greenburgh, New York 10607

pfeiner@greenburghny.com

Phone: (914) 993-1540

Walter Simon

Town of Greenburgh Planning Board Chairperson

177 Hillside Avenue

Greenburgh, New York 10607

Phone: (914) 993-1505

Victor Carosi, PE Commissioner of Public Works

177 Hillside Ave.

Greenburgh, NY 10607

dpw@greenburghny.com

914-989-1580

Village of Ardsley

Meredith S. Robson

Village of Ardsley Village Manager

507 Ashford Avenue

Ardsley, New York 10502

mrobson@ardsleyvillage.com

Phone: (914) 693-1550

Robert Pelligrino

Village of Ardsley Planning Board Chairperson

507 Ashford Avenue

Ardsley New York 10502

No Village Email Address

Phone: (914) 693-1550

SITE CONTACT LIST

Page 10

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

SITE CONTACT LIST *(extracted from previous BCP site application)*

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Adjoining Property Owners

Property address	2 Lawrence St
Section, Block, & Lot	8.370-267-3
Parcel ID	254850
Municipality	Greenburgh
School district	552605
Owner Full name	2 Lawrence Properties Inc
Address	2 Lawrence Street
City state zip	Ardsley, NY 10502
Property address	Saw Mill River Road
Section, Block, & Lot	8.370-264-1
Parcel ID	8574940
Municipality	Greenburgh
School district	552605
Owner Full name	County of Westchester
Address	110 Dr. Martin Luther King Jr. Blvd.
City state zip	White Plains, NY 10601
Property address	466 Saw Mill River Road
Section, Block, & Lot	8.370-268-2
Parcel ID	254870
Municipality	Greenburgh
School district	552605
Owner Full name	G & G Instrument Corp.
Address	466 Saw Mill River Road
City state zip	Ardsley, NY 10502
Property address	500 Saw Mill River Road
Section, Block, & Lot	8.370-268-1.1
Parcel ID	254860
Municipality	Greenburgh
School district	552605
Owner Full name	Bucci, Thomas & Sharon
Address	30 Riverside Place
City state zip	Dobbs Ferry, NY 10522
Property address	2 Colony Street
Section, Block, & Lot	6.100-91-2
Parcel ID	16300
Municipality	Greenburgh
School district	552605
Owner Full name	D'Agostino, John J.
Address	2 Colony Street
City state zip	Ardsley, NY 10502

SITE CONTACT LIST

Page 11

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Property address **1 Colony Street**
Section, Block, & Lot **6.70-50-6**
Parcel ID **8910**
Municipality **Greenburgh**
School district **552605**
Owner Full name **Bane, Caroline J.**
Address **1 Colony Street**
City state zip **Ardsley, NY 10502**

Property address **545 Saw Mill River Road**
Section, Block, & Lot **6.70-50-5**
Parcel ID **8900**
Municipality **Greenburgh**
School district **552605**
Owner Full name **Saw Mill Executive Park L**
Address **547 Saw Mill River Road**
City state zip **Ardsley, NY 10502**

Property address **Saw Mill River Road**
Section, Block, & Lot **6.100-91-3 through -7**
Parcel ID **16310, 16320, 16330, 16340, 16350**
Municipality **Greenburgh**
School district **552605**
Owner Full name **Escaladas, Emilio**
Address **124 Saw Mill River Road**
City state zip **Elmsford, NY 10523**

Water Service

John Devany
Town of Greenburgh Department of Public Works Water Superintendent
181 Knollwood Road
Greenburgh, New York 10607
jdevany@greenburghny.com
Phone: (914) 989-1915

Contact List Requests

Dina Cardoso dina.cardoso3@yahoo.com

Gary Rappaport: Ardsleyhistory@aol.com

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Local News Media for Public Announcements

Journal News

1133 Westchester Avenue Suite N110

White Plains, New York 10604

(914) 694-9300

Hank Gross

Mid-Hudson News

42 Marcy Lane,

Middletown, NY 10941

Hgross@midhudsonnews.com

News 12

6 Executive Plaza

Yonkers, NY 10701

news12wc@news12.com

White Plains Times

31 Mamaroneck Ave., #601

White Plains, NY 10601

School and Day Care Facility Administrators

Ardsley School District:

Ardsley Union Free School District

500 Farm Road

Ardsley, New York 10502

914-295-5500

914-295-5976 (FAX)

Dr. Lauren Allan Superintendent

914-295-5510

lallan@ardsleyschools.org

Little Ones Family Day Care

50 Ridge Road

Ardsley, NY 10502

(914) 693-1642

Judy Becker, Owner

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Section IX.

Ardsley LLC acquired the Site for redevelopment purposes. We understand from a review of the file that operations at the Akzo facility ceased in January of 2006.

The Site is currently a vacant unutilized Brownfield parcel with residual contamination in the subsurface. Its location, size, and environmental condition make it suitable for remediation and redevelopment through the BCP. Ardsley LLC intends to implement appropriate remedial measures while simultaneously identifying prospective purchasers or tenants for non-residential development, including, but not limited to: warehouse distribution, self-storage, outside storage, or athletic training facilities, all that are consistent with local requirements under current zoning. The level of interest suggests a variety of opportunities should be available for further exploration within the first six months of BCP activities and end-use proposals will crystalize as the RI data gaps and remedial plans are completed.

Attachment 2

BCP Application – NY DOS information

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

NY Department of State database information for:

- **Ardsley LLC**
- **EnviroAnalytics Group, LLC**
- **First Environment**

NYS Department of State

Division of Corporations

Entity Information

The information contained in this database is current through August 11, 2017.

Selected Entity Name: ARDSLEY LLC

Selected Entity Status Information

Current Entity Name: ARDSLEY LLC

DOS ID #: 5178864

Initial DOS Filing Date: JULY 31, 2017

County: WESTCHESTER

Jurisdiction: DELAWARE

Entity Type: FOREIGN LIMITED LIABILITY COMPANY

Current Entity Status: ACTIVE

Selected Entity Address Information

DOS Process (Address to which DOS will mail process if accepted on behalf of the entity)

C T CORPORATION SYSTEM

111 EIGHTH AVENUE

NEW YORK, NEW YORK, 10011

Registered Agent

C T CORPORATION SYSTEM

111 EIGHTH AVENUE

NEW YORK, NEW YORK, 10011

This office does not require or maintain information regarding the names and addresses of members or managers of nonprofessional limited liability companies. Professional limited liability companies must include the name(s) and address(es) of the original members, however this information is not recorded and only available by [viewing the certificate](#).

***Stock Information**

# of Shares	Type of Stock	\$ Value per Share
-------------	---------------	--------------------

No Information Available

*Stock information is applicable to domestic business corporations.

Name History

Filing Date	Name Type	Entity Name
JUL 31, 2017	Actual	ARDSLEY LLC

A **Fictitious** name must be used when the **Actual** name of a foreign entity is unavailable for use in New York State. The entity must use the fictitious name when conducting its activities or business in New York State.

NOTE: New York State does not issue organizational identification numbers.

[Search Results](#) [New Search](#)

[Services/Programs](#) | [Privacy Policy](#) | [Accessibility Policy](#) | [Disclaimer](#) | [Return to DOS](#)
[Homepage](#) | [Contact Us](#)

NYS Department of State

Division of Corporations

Entity Information

The information contained in this database is current through July 18, 2017.

Selected Entity Name: ENVIROANALYTICS GROUP LLC

Selected Entity Status Information

Current Entity Name: ENVIROANALYTICS GROUP LLC

DOS ID #: 4667682

Initial DOS Filing Date: NOVEMBER 18, 2014

County: NEW YORK

Jurisdiction: MISSOURI

Entity Type: FOREIGN LIMITED LIABILITY COMPANY

Current Entity Status: ACTIVE

Selected Entity Address Information

DOS Process (Address to which DOS will mail process if accepted on behalf of the entity)

C/O CT CORPORATION SYSTEM

111 EIGHTH AVENUE

NEW YORK, NEW YORK, 10011

Registered Agent

CT CORPORATION SYSTEM

111 EIGHTH AVENUE

NEW YORK, NEW YORK, 10011

This office does not require or maintain information regarding the names and addresses of members or managers of nonprofessional limited liability companies. Professional limited liability companies must include the name(s) and address(es) of the original members, however this information is not recorded and only available by [viewing the certificate](#).

***Stock Information**

of Shares Type of Stock \$ Value per Share

No Information Available

*Stock information is applicable to domestic business corporations.

Name History

Filing Date	Name Type	Entity Name
NOV 18, 2014	Actual	ENVIROANALYTICS GROUP LLC

A **Fictitious** name must be used when the **Actual** name of a foreign entity is unavailable for use in New York State. The entity must use the fictitious name when conducting its activities or business in New York State.

NOTE: New York State does not issue organizational identification numbers.

[Search Results](#) [New Search](#)

[Services/Programs](#) | [Privacy Policy](#) | [Accessibility Policy](#) | [Disclaimer](#) | [Return to DOS](#)
[Homepage](#) | [Contact Us](#)

NYS Department of State

Division of Corporations

Entity Information

The information contained in this database is current through September 19, 2017.

Selected Entity Name: FIRST ENVIRONMENT, INC.

Selected Entity Status Information

Current Entity Name: FIRST ENVIRONMENT, INC.

DOS ID #: 1771495

Initial DOS Filing Date: NOVEMBER 12, 1993

County: ORANGE

Jurisdiction: NEW JERSEY

Entity Type: FOREIGN BUSINESS CORPORATION

Current Entity Status: ACTIVE

Selected Entity Address Information

DOS Process (Address to which DOS will mail process if accepted on behalf of the entity)

C/O NORTON & CHRISTENSEN

60 ERIE STREET

P.O. BOX 308

GOSHEN, NEW YORK, 10924

Chief Executive Officer

BERNARD T DELANEY
WILLOWBROOK LANE
MOUNTAINVILLE, NEW YORK, 10953

Principal Executive Office

FIRST ENVIRONMENT, INC.
91 FULTON ST
BOONTON, NEW JERSEY, 07005

Registered Agent

NONE

This office does not record information regarding the names and addresses of officers, shareholders or directors of nonprofessional corporations except the chief executive officer, if provided, which would be listed above. Professional corporations must include the name(s) and address(es) of the initial officers, directors, and shareholders in the initial certificate of incorporation, however this information is not recorded and only available by [viewing the certificate.](#)

***Stock Information**

# of Shares	Type of Stock	\$ Value per Share
No Information Available		

*Stock information is applicable to domestic business corporations.

Name History

Filing Date	Name Type	Entity Name
NOV 12, 1993	Actual	FIRST ENVIRONMENT, INC.

A **Fictitious** name must be used when the **Actual** name of a foreign entity is unavailable for use in New York State. The entity must use the fictitious name when conducting its activities or business in New York State.

NOTE: New York State does not issue organizational identification numbers.

[Search Results](#) [New Search](#)

[Services/Programs](#) | [Privacy Policy](#) | [Accessibility Policy](#) | [Disclaimer](#) | [Return to DOS Homepage](#) | [Contact Us](#)

FILING RECEIPT

CORPORATION NAME: FIRST ENVIRONMENT, INC.

DOCUMENT TYPE : APPLICATION AUTHORITY (FOR BUSINESS

COUNTY: ORAN

SERVICE COMPANY : PRENTICE-HALL CORPORATION SYSTEM, INC.

FILED: 11/12/1993 DURATION: PERPETUAL CASH #: 931112000269 FILM #: 931112000248

ADDRESS FOR PROCESS

C/O NORTON & CHRISTENSEN
60 ERIE STREET
GOSHEN, NY 10924

REGISTERED AGENT



FILER	FEES	260.00	PAYMENTS	260.00
NORTON & CHRISTENSEN	FILING :	225.00	CASH :	0.00
60 ERIE STREET	TAX :	0.00	CHECK :	0.00
POST OFFICE BOX 308	CERT :	0.00	BILLED:	260.00
GOSHEN, NY 10924	COPIES :	10.00		
	HANDLING:	25.00		
			REFUND:	0.00

025 (11/89)

**State of New York }
Department of State } ss:**

I hereby certify that I have compared the annexed copy with the original document filed by the Department of State and that the same is a correct transcript of said original.

Witness my hand and seal of the Department of State on

NOV 12 1993

A handwritten signature in black ink, appearing to read "Mil J. Steyer". The signature is fluid and cursive, with a large initial "M" and "S".

Secretary of State

PH
APPLICATION OF
FIRST ENVIRONMENT, INC.
FOR AUTHORITY UNDER SECTION 1104
OF THE
BUSINESS CORPORATION LAW

3111E000218

To the Department of State of the State of New York:

Application is hereby made on behalf of the corporation above named, by the undersigned, B. Tod Delaney, as President of such corporation, for authority to do business in New York pursuant to the provisions of Article 13 of the New York Business Corporation Law.

1. The name of such corporation is First Environment, Inc.

2. Said corporation was incorporated on the 1st day of October, 1987, under the laws of New Jersey, the specific statute under which it was incorporated being known as the New Jersey Business Corporation Act.

3. The corporation proposes to do and engage in the following business in the State of New York: any lawful act or activity for which corporations may be organized under the Business Corporation Law, provided that it shall not engage in any act or activity requiring the consent or approval of any state official, department, board, agency or other body without such consent or approval first being obtained; and it is authorized to do that business in the jurisdiction of its incorporation.

4. Its office in New York is to be located in the County of Orange.

/

5. The Secretary of State of the State of New York is hereby designated as agent of said corporation upon whom process against it may be served, and the post office address to which the said Secretary of State shall mail a copy of any process against the corporation served upon him is c/o Norton & Christensen, 60 Erie Street, P.O. Box 308, Goshen, New York 10924.

6. Said corporation has not since its incorporation engaged in any activity in New York except as set forth in Paragraph (b) of § 1301 of the New York Business Corporation Law.

Dated and filed this 4th day of November, 1993.

FIRST ENVIRONMENT, INC.

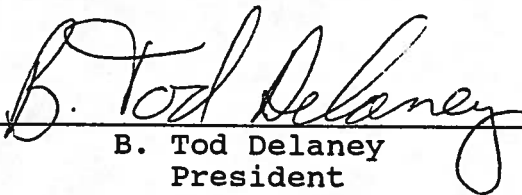
By B. Tod Delaney
B. Tod Delaney
President

VERIFICATION

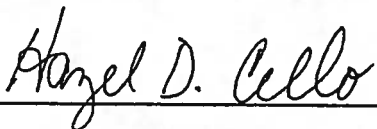
STATE OF NEW YORK)
 : ss.:
COUNTY OF ORANGE)

B. Tod Delaney, being duly sworn, deposes and says that:

I am the President of First Environment, Inc., have read the foregoing Application of First Environment, Inc. for Authority Under Section 1304 of the Business Corporation Law, know the contents thereof, and the same is true to my own knowledge, except those matters therein which are stated to be alleged upon information and belief, and as to those matters I believe them to be true.


B. Tod Delaney
President

Sworn to before me this
4th day of November, 1993.



HAZEL D. CELLO
Notary Public, State of New York
No. 01CE5017433
Qualified in Orange County
Commission Expires September 7, 1995

NEW JERSEY SECRETARY OF STATE

FIRST ENVIRONMENT, INC.

I, THE SECRETARY OF STATE OF THE STATE OF NEW JERSEY, DO HEREBY CERTIFY THAT THE RECORDS OF THIS OFFICE SHOW THAT THE CHARTER OF THE ABOVE-NAMED CORPORATION WAS FILED IN THIS OFFICE ON OCT. 01, 1987.

I FURTHER CERTIFY, THAT SO FAR AS THE RECORDS OF THIS OFFICE SHOW, SAID CORPORATION HAS NEVER BEEN DISSOLVED BY ACTION OF ITS STOCKHOLDERS, NOR HAS ITS CHARTER BEEN VOIDED FOR NON-PAYMENT OF STATE TAXES BY PROCLAMATION AND NOW CONTINUES AS AN EXISTING CORPORATION WITHIN THE STATE OF NEW JERSEY. AT THE TIME OF THE ISSUANCE OF THIS CERTIFICATE, ANNUAL REPORTS ARE CURRENT.

I FURTHER CERTIFY, THAT THE LOCATION OF THE REGISTERED OFFICE IS

90 RIVERDALE ROAD
RIVERDALE NJ 07459
AND THE REGISTERED AGENT IS BERNARD T. DELANEY.

NOV. 09, 1993

Manuel J. Dalton



F 931112000 248

24

1CC

STATE OF NEW YORK
DEPARTMENT OF STATE
NOV 12 1993

BY: *Stu*
APPLICATION OF
FIRST ENVIRONMENT, INC.
FOR AUTHORITY
UNDER SECTION 1304
OF THE
BUSINESS CORPORATION ACT

APPLICATION FOR AUTHORITY

CC 11 30 71 AM
NORTON & CHRISTENSEN
COUNSELLORS AT LAW
1060 ERIE STREET
POST OFFICE BOX 308
GOSHEN, NEW YORK 10924
(914) 284-7949

BILLED

24

931112000 269

Attachment 3

BCP Application – Figures

Ardley, LLC – New Site No. To Be Determined (formerly C360146)

FIGURES

Figure 1 – Site Location map

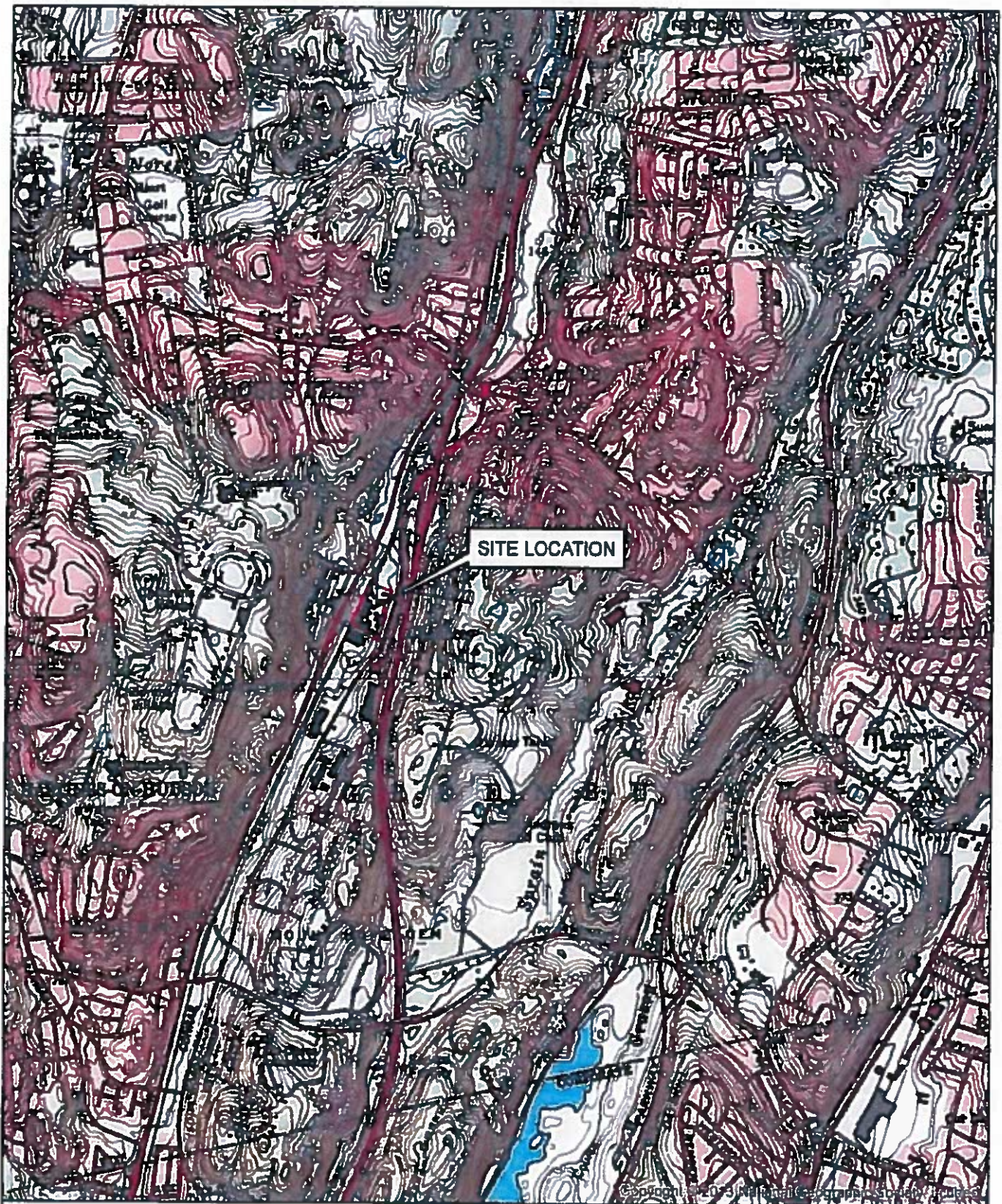
Figure 2 – Site Plan

Figure 9A – Soil Sampling Locations with VOC and SVOC exceedances

Figure 9B – Soil Sampling Locations with PCB and Pesticide exceedances

Figure 9C – GW Sampling Locations with VOC and SVOC exceedances

Figure 9D – GW Sampling Locations with PCB and Pesticide exceedances



1 inch = 2,000 feet

FIRST ENVIRONMENT

1 Lawrence Street
Ardsley, Westchester County, NY

**FIGURE 1
SITE LOCATION MAP**

81 Fulton Street
Barton, New Jersey 07005

Revised

Drawn

Checked

Approved

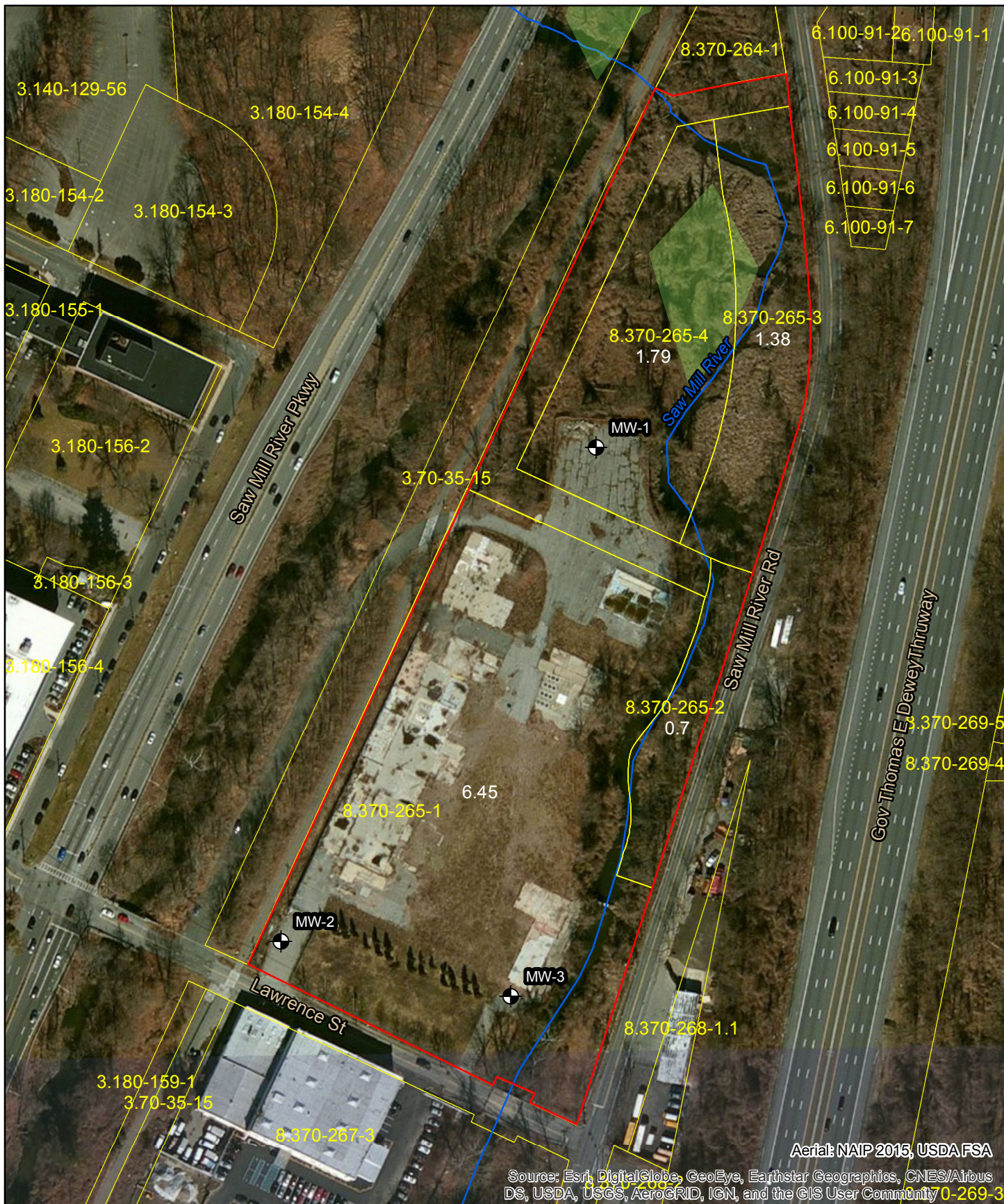
Date

LS

COL

COL

7/19/17



Legend

- Monitoring Well
- Wetlands
- Saw Mill River
- Site Boundary
- Parcel Boundaries
- Parcel ID
- Total Acres

Saw Mill River: USGS National Hydrography Dataset
Wetlands: USFWS National Wetlands Inventory



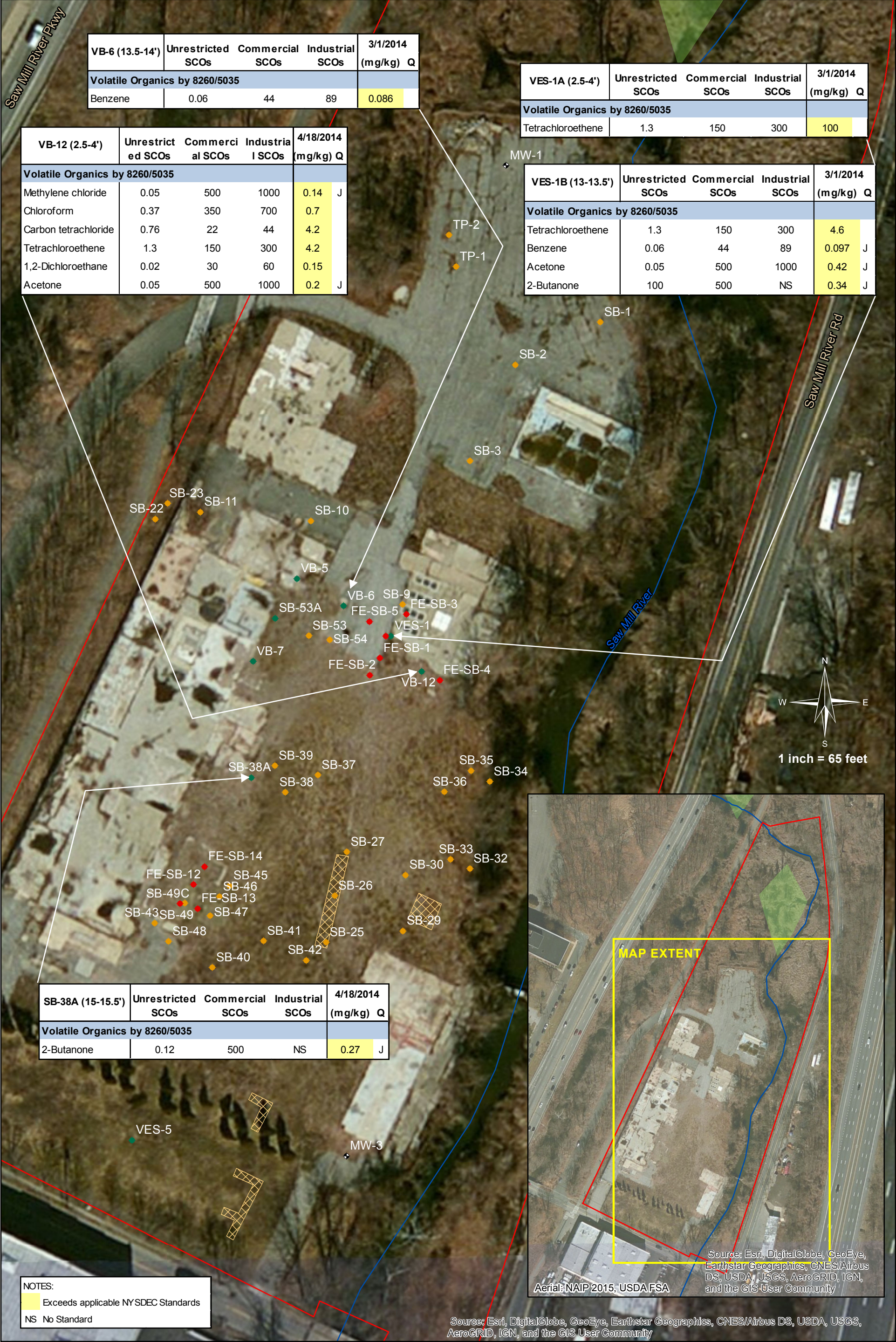
1 inch = 175 feet

FIRST ENVIRONMENT

91 Fulton Street
Boonton, New Jersey 07005

1 Lawrence Street
Ardsley, Westchester County, NY
FIGURE 2
SITE PLAN

Revised	Drawn	Checked	Approved	Date
	LS	DDL	DDL	8/28/17



VB-6 (13.5-14')	Unrestricted SCOs	Commercial SCOs	Industrial SCOs	3/1/2014 (mg/kg) Q
Volatile Organics by 8260/5035				
Benzene	0.06	44	89	0.086

VB-12 (2.5-4')	Unrestrict ed SCOs	Commerci al SCOs	Industria l SCOs	4/18/2014 (mg/kg) Q
Volatile Organics by 8260/5035				
Methylene chloride	0.05	500	1000	0.14 J
Chloroform	0.37	350	700	0.7
Carbon tetrachloride	0.76	22	44	4.2
Tetrachloroethene	1.3	150	300	4.2
1,2-Dichloroethane	0.02	30	60	0.15
Acetone	0.05	500	1000	0.2 J

VES-1A (2.5-4')	Unrestricted SCOs	Commercial SCOs	Industrial SCOs	3/1/2014 (mg/kg) Q
Volatile Organics by 8260/5035				
Tetrachloroethene	1.3	150	300	100

VES-1B (13-13.5')	Unrestricted SCOs	Commercial SCOs	Industrial SCOs	3/1/2014 (mg/kg) Q
Volatile Organics by 8260/5035				
Tetrachloroethene	1.3	150	300	4.6
Benzene	0.06	44	89	0.097 J
Acetone	0.05	500	1000	0.42 J
2-Butanone	100	500	NS	0.34 J

SB-38A (15-15.5')	Unrestricted SCOs	Commercial SCOs	Industrial SCOs	4/18/2014 (mg/kg) Q
Volatile Organics by 8260/5035				
2-Butanone	0.12	500	NS	0.27 J

NOTES:
Exceeds applicable NYSDEC Standards
NS No Standard

- Legend**
 - Site Boundary
 - Wetlands
 - Monitoring Well Locations
- 2017 Proposed Sample Locations (First Environment)**
 - Soil Sample Locations
- 2014 Sample Locations (Vertex)**
 - Soil Sample Locations
- 2009/2006 Sample Locations (Sovereign)**
 - Soil Sample Locations
 - Test Pit Locations

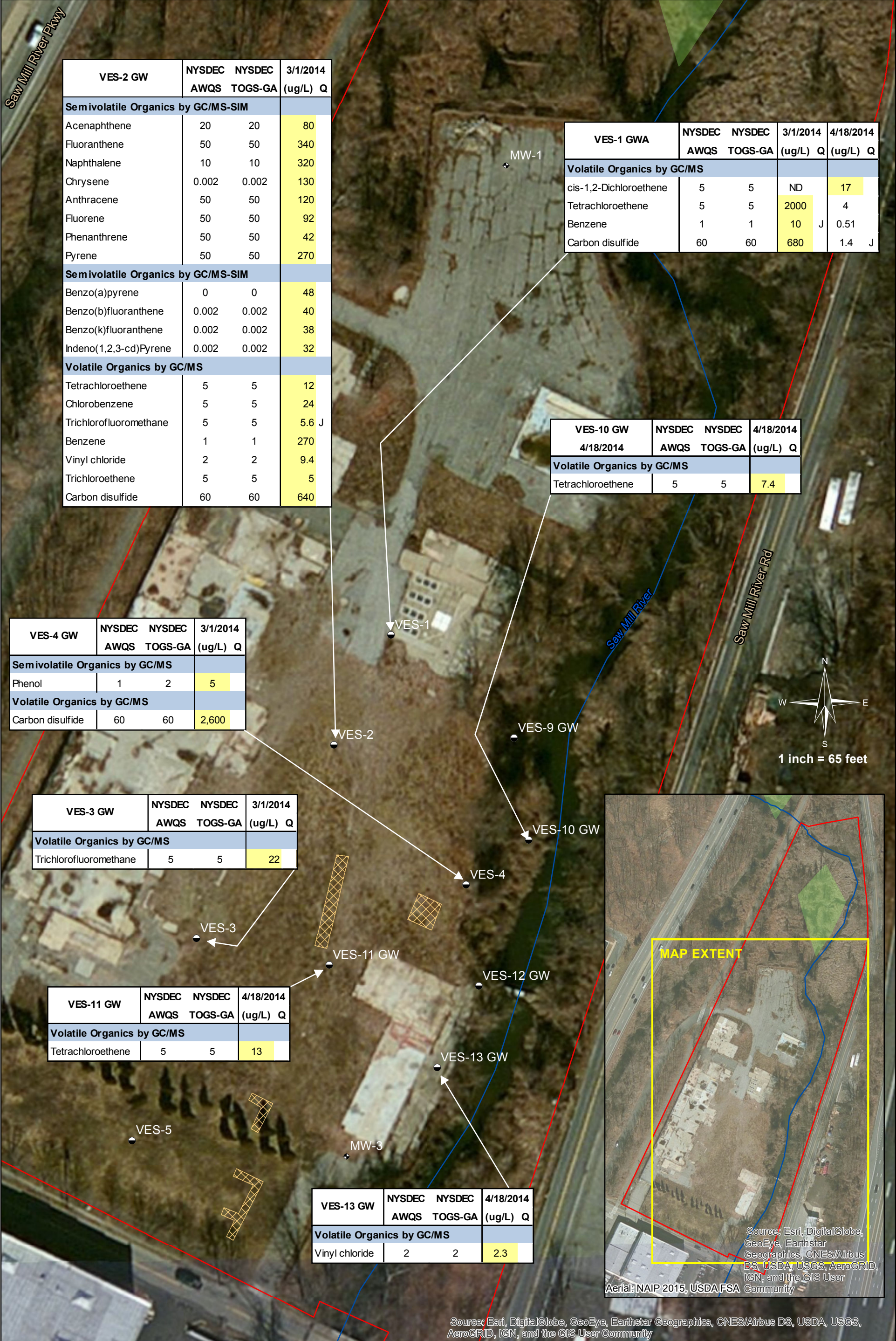
91 Fulton Street
Boonton, New Jersey 07005

1 Lawrence Street
Ardasley, Westchester County, NY

FIGURE 9A
HISTORICAL AND PROPOSED SOIL SAMPLING
LOCATIONS WITH VOC AND SVOC EXCEEDANCES

Revised	Drawn LS	Checked AAA	Approved DDL	Date 8/25/17
---------	-------------	----------------	-----------------	-----------------





VES-2 GW	NYSDEC AWQS	NYSDEC TOGS-GA	3/1/2014 (ug/L) Q
Semivolatile Organics by GC/MS-SIM			
Acenaphthene	20	20	80
Fluoranthene	50	50	340
Naphthalene	10	10	320
Chrysene	0.002	0.002	130
Anthracene	50	50	120
Fluorene	50	50	92
Phenanthrene	50	50	42
Pyrene	50	50	270
Semivolatile Organics by GC/MS-SIM			
Benzo(a)pyrene	0	0	48
Benzo(b)fluoranthene	0.002	0.002	40
Benzo(k)fluoranthene	0.002	0.002	38
Indeno(1,2,3-cd)Pyrene	0.002	0.002	32
Volatile Organics by GC/MS			
Tetrachloroethene	5	5	12
Chlorobenzene	5	5	24
Trichlorofluoromethane	5	5	5.6 J
Benzene	1	1	270
Vinyl chloride	2	2	9.4
Trichloroethene	5	5	5
Carbon disulfide	60	60	640

VES-1 GWA	NYSDEC AWQS	NYSDEC TOGS-GA	3/1/2014 (ug/L) Q	4/18/2014 (ug/L) Q
Volatile Organics by GC/MS				
cis-1,2-Dichloroethene	5	5	ND	17
Tetrachloroethene	5	5	2000	4
Benzene	1	1	10 J	0.51
Carbon disulfide	60	60	680	1.4 J

VES-10 GW 4/18/2014	NYSDEC AWQS	NYSDEC TOGS-GA	4/18/2014 (ug/L) Q
Volatile Organics by GC/MS			
Tetrachloroethene	5	5	7.4

VES-4 GW	NYSDEC AWQS	NYSDEC TOGS-GA	3/1/2014 (ug/L) Q
Semivolatile Organics by GC/MS			
Phenol	1	2	5
Volatile Organics by GC/MS			
Carbon disulfide	60	60	2,600

VES-3 GW	NYSDEC AWQS	NYSDEC TOGS-GA	3/1/2014 (ug/L) Q
Volatile Organics by GC/MS			
Trichlorofluoromethane	5	5	22

VES-11 GW	NYSDEC AWQS	NYSDEC TOGS-GA	4/18/2014 (ug/L) Q
Volatile Organics by GC/MS			
Tetrachloroethene	5	5	13

VES-13 GW	NYSDEC AWQS	NYSDEC TOGS-GA	4/18/2014 (ug/L) Q
Volatile Organics by GC/MS			
Vinyl chloride	2	2	2.3

Legend

- Site Boundary
- Wetlands
- Monitoring Well Locations
- Temporary Monitoring Well Locations

Saw Mill River Pkwy

VES-14 GW	NYSDEC AWQS	NYSDEC TOGS-GA	4/17/2014 (ug/L)	Q
Organochlorine Pesticides by GC				
Alpha-BHC	0.01	0.01	0.023	
Beta-BHC	0.04	0.04	0.21	
Aldrin	0	0	0.039	P
Endrin	0	0	0.077	
Dieldrin	0.004	0.004	2.13	E
Dieldrin	0.004	0.004	5.26	

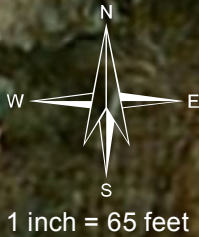
MW-1

VES-14 GW

VES-15 GW	NYSDEC AWQS	NYSDEC TOGS-GA	4/18/2014 (ug/L)	Q
Dissolved Metals				
Iron, Dissolved	300	600	351	
Magnesium, Dissolved	35000	35000	38200	

SB-74 GW

VES-15 GW



VES-12 GW	NYSDEC AWQS	NYSDEC TOGS-GA	4/18/2014 (ug/L)	Q
Dissolved Metals				
Magnesium, Dissolved	35000	35000	96200	
Manganese, Dissolved	300	600	1050	
Iron, Dissolved	300	600	6550	

VES-12

MW-3



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Legend

- Site Boundary
- Wetlands

- Monitoring Well Locations
- Temporary Monitoring Well Locations

FIRST ENVIRONMENT

91 Fulton Street
Boonton, New Jersey 07005

1 Lawrence Street
Ardsley, Westchester County, NY
FIGURE 9D
HISTORICAL AND PROPOSED GROUNDWATER
SAMPLING LOCATIONS WITH METAL,
PCB AND PESTICIDE EXCEEDANCES

Revised	Drawn LS	Checked AAA	Approved DDL	Date 8/25/17
---------	-------------	----------------	-----------------	-----------------

Attachment 4

BCP Application – Parcel information

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Parcel information

Parcel Maps (County)

Parcel information 8.370-265 (1-4)

Survey Drawing

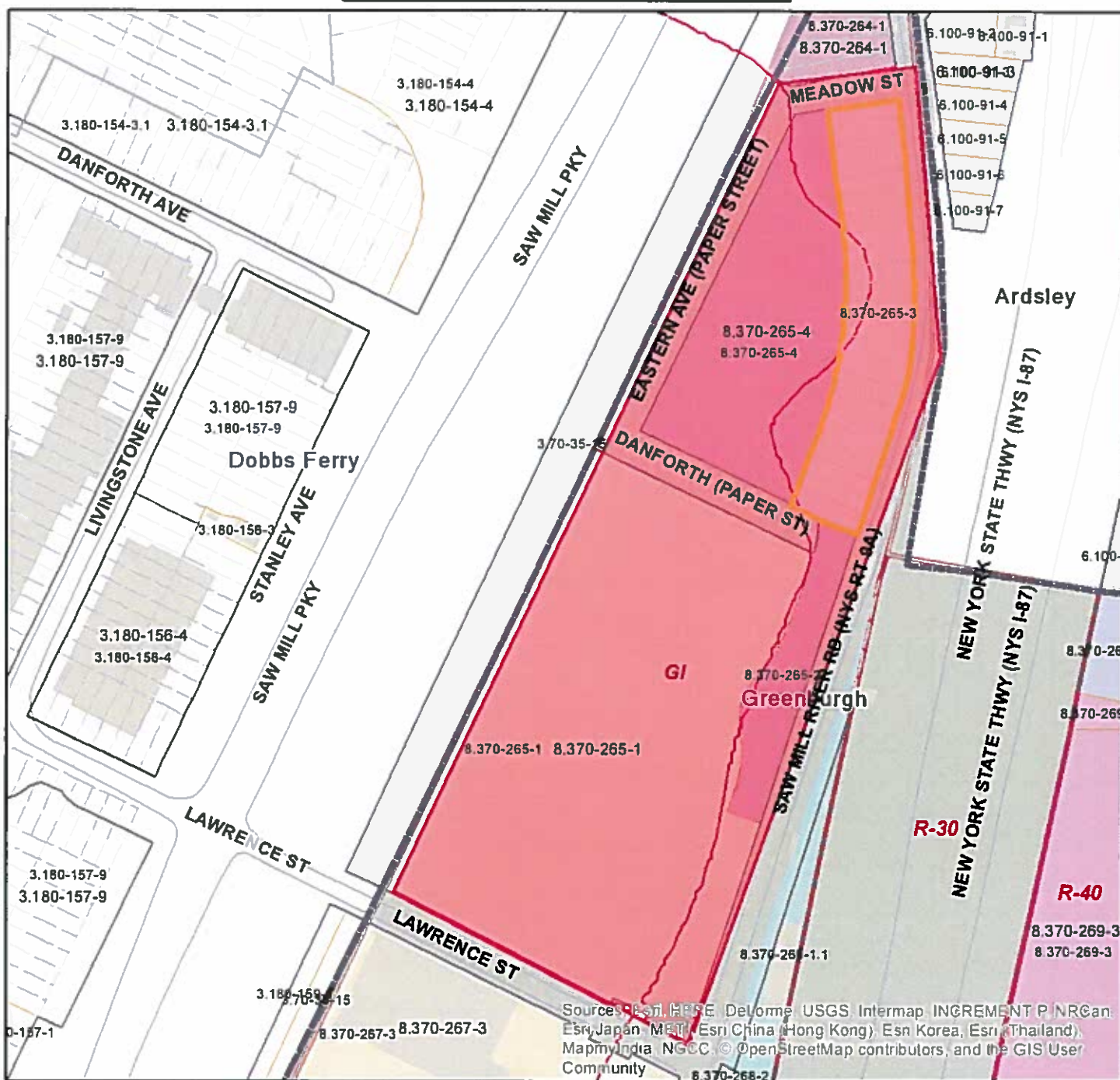


Greenburgh, NY



1 inch = 200 Feet

www.cai-tech.com



Sheet	Parcel ID Label	Public Parks, Parkway Lands
Street Names	Parcel ID Label	Residential
Parcel	GB_Structures_16	Transportation, Communication, U
Road	Impaired Segment	Vacant/Undeveloped
Edge of Pavement	Commercial and Retail	Zoning Districts (Unincorporated)
Old lot lines	Manufacturing, Industrial, Wareho	

Ardsley, LLC
Site Boundaries
Parcels 8.370.265 (1-4) =
9.62 acres
(less roads and wetland)

Data displayed on this map is for informational purposes only. Most layers originate from 3rd parties and cannot be verified by the Tax Assessor's office or CAI Technologies. Please consult with department or organization where data originates in order to verify accuracy. Any questions, call Town Assessor's Office: 1-914-989-1520.



TOWN OF GREENBURGH
177 Hillside Ave
Greenburgh, NY 10607
(914) 989-1520

PROPERTY DATA CARD (Online)

Location: 0 SAW MILL RIVER RD & LAWRE		Parcel ID: 8.370-265-1
Location	General Information	
	Living Units Alternate ID School District Former SBL Additional Lots Zoning	8575000 ARDSLEY 33/47/0/P34 GI
Land Information		Assessment Information
Total Acres: 6.45	Land	Building Total Yr
Square Feet: 280,962	4,145,000	0 4,145,000 17
Property Notes		



TOWN OF GREENBURGH
177 Hillside Ave
Greenburgh, NY 10607
(914) 989-1520

PROPERTY DATA CARD (Online)

Location: 0 LAWRENCE ST		Parcel ID: 8.370-265-2	
Location		General Information	
		Living Units Alternate ID School District Former SBL Additional Lots Zoning	8575025 ARDSLEY 33/47/10/P37 GI
Land Information		Assessment Information	
Total Acres: 0.7		Land	Total
Square Feet: 30,492		35,000	0
		Building	Yr
		0	17
Property Notes			



TOWN OF GREENBURGH
177 Hillside Ave
Greenburgh, NY 10607
(914) 989-1520

PROPERTY DATA CARD (Online)

Location: 0 SAW MILL RIVER RD		Parcel ID: 8.370-265-3	
Location	General Information		
	Living Units Alternate ID School District Former SBL Additional Lots Zoning	8574950 ARDSLEY 33/47/1720/1 TO 23 GI	
Land Information		Assessment Information	
Total Acres: 1.38	Land	Building	Total
Square Feet: 60,113	138,000	0	138,000
		Yr	17
Property Notes			



TOWN OF GREENBURGH
177 Hillside Ave
Greenburgh, NY 10607
(914) 989-1520

PROPERTY DATA CARD (Online)

Location: 0 LAWRENCE ST		Parcel ID: 8.370-265-4	
Location		General Information	
		Living Units Alternate ID 8574975 School District ARDSLEY Former SBL 33/47/0/P31 Additional Lots Zoning GI	
Land Information		Assessment Information	
Total Acres: 1.79	Land	Building	Total Yr
Square Feet: 77,972	89,500	0	89,500 17
Property Notes			



SITE LOCATION MAP
N.T.S.

SURVEY OF PROPERTY

BELONGING TO
AKZO NOBEL, INC.
TOWN OF GREENBURGH
WESTCHESTER COUNTY, NEW YORK.

MAP REFERENCES

- MAP No. 1 OF PROPERTY OF THE ERHARDT EDWARDS LOWERRE SYNDICATE AT CHAUNCEY IN THE TOWN OF GREENBURGH, WESTCHESTER COUNTY, NY. FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 974 ON APRIL 2, 1891.
- MAP VOLUME 86, PAGE 8A FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, ON MAY 8, 1894.
- ENGINEERING DEPARTMENT WESTCHESTER COUNTY PARK COMMISSION PLAN OF STAUFFER CHEMICAL WORKS SHOWING PROPOSED WATER SUPPLY LAYOUT. FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 3216 ON NOVEMBER 24, 1927.
- MAP SHOWING LANDS TO BE ACQUIRED BY WESTCHESTER COUNTY PARK COMMISSION FOR SAW MILL PARKWAY BETWEEN THE VILLAGE LINE OF HASTINGS AND MEADOW AVENUE IN THE VILLAGE OF DOBBS FERRY AND TOWN OF GREENBURGH, WESTCHESTER COUNTY, NY. FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 3491 ON AUGUST 6, 1929.
- TRUNK SEWER WESTCHESTER COUNTY SANITARY SEWER COMMISSION SAW MILL PROJECT PROPERTY MAP SHEET 26. FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 4270 ON APRIL 14, 1936.
- TRUNK SEWER WESTCHESTER COUNTY SANITARY SEWER COMMISSION SAW MILL PROJECT PROPERTY MAP SHEET 28. FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 4273 ON APRIL 14, 1936.
- MAP SHOWING LANDS EAST HUDSON PARKWAY AUTHORITY IN THE NAME OF THE STATE OF NEW YORK PURSUANT TO CHAPTER 649 OF LAWS OF 1960 SAW MILL RIVER PARKWAY SHEET No. 13. FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 14263 ON MARCH 5, 1965.
- NEW YORK STATE DEPARTMENT OF TRANSPORTATION DESCRIPTION AND MAP FOR THE ACQUISITION OF PROPERTY LAWRENCE STREET OVER SAW MILL RIVER WESTCHESTER COUNTY. FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 21290 ON AUGUST 3, 1983.
- SHEET 32 OF 59 SURVEY OF A PORTION OF LANDS BELONGING TO CONRAIL (PUTNAM DIVISION). FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 24547 ON DECEMBER 19, 1991.
- SHEET 33 OF 59 SURVEY OF A PORTION OF LANDS BELONGING TO CONRAIL (PUTNAM DIVISION). FILED IN THE WESTCHESTER COUNTY CLERK'S OFFICE, DIVISION OF LAND RECORDS, AS MAP No. 24547 ON DECEMBER 19, 1991.

DESCRIPTION AS PER TITLE NUMBER: ANY2017-2687C

ALL THAT CERTAIN PLOTS, PIECES OR PARCELS OF LAND SITUATE, LYING AND BEING IN THE TOWN OF GREENBURGH, COUNTY OF WESTCHESTER AND STATE OF NEW YORK, KNOWN AND DESIGNATED A BLOCK NO. 1, AND BLOCK NO. 12 AS SHOWN ON A CERTAIN MAP ENTITLED, "MAP NO. 1 OF THE ERHARDT, EDWARDS AND LOWERRE SYNDICATE AT CHAUNCEY IN THE TOWN OF GREENBURGH, WESTCHESTER COUNTY, N.Y." FILED ON APRIL 2, 1891 AS MAP NO. 974.

EXCEPTING THAT PORTION OF THE ABOVE DESCRIBED PROPERTY AS ACQUIRED BY THE PEOPLE OF THE STATE OF NEW YORK BY NOTICE OF APPROPRIATION BY NEW YORK STATE DEPARTMENT OF TRANSPORTATION DATED NOVEMBER 30, 1982 RECORDED SEPTEMBER 26, 1983 IN LIBER 7865 PAGE 15, AS FURTHER DESCRIBED ON FILED MAP NO. 21290.

ANY ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW EXCEPT AS PER SECTION 7209 SUBDIVISION 2.

ENCROACHMENTS BELOW GRADE AND/OR SUB-GRADE FEATURES, IF ANY, NOT LOCATED OR SHOWN HEREON.

THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE CURRENT "CODE OF PRACTICE" OF THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. ALL CERTIFICATIONS SHOWN HEREON SHALL RUN ONLY TO PERSONS NAMED HEREON AND FOR WHOM THIS SURVEY WAS PREPARED AND ON THEIR BEHALF TO ANY TITLE COMPANY OR LENDING INSTITUTION NAMED HEREON. SAID CERTIFICATIONS ARE NOT TRANSFERABLE TO ANY ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.



ALL CERTIFICATIONS SHOWN HEREON ARE VALID FOR THIS MAP AND COPIES THEREOF ONLY IF SAID MAP OR COPIES THEREOF BEAR THE SEAL OF THE SURVEYOR WHOSE SIGNATURE APPEARS HEREON.

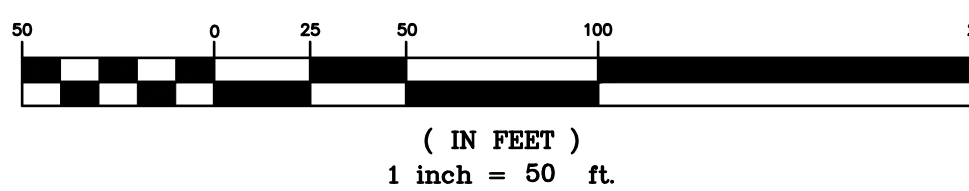
PAUL J. PETRETTI
CIVIL ENGINEER AND LAND SURVEYOR
30 GOULD AVENUE, DOBBS FERRY, NEW YORK 10522

I, PAUL J. PETRETTI, P.E., L.S., THE SURVEYOR WHO MADE THIS MAP DO HEREBY CERTIFY THAT THE SURVEY OF THE PROPERTY SHOWN HEREON IS BASED ON A FIELD SURVEY COMPLETED ON OCTOBER 22, 2009.
MAP COMPLETED OCTOBER 27, 2009.
REVISED NOVEMBER 18, 2009.
UPDATED MAY 10, 2017.

TOTAL LOT AREA = 469,190 S.F. / 10.7711 ACRES (INCLUDING ROAD BEDS TO BE DISCONTINUED)
AREA OF DISCONTINUED PORTION OF DANFORTH AVENUE = 18,491 S.F. / 0.4244 ACRES
AREA OF DISCONTINUED PORTION OF WESTERN AVENUE = 9,687 S.F. / 0.2224 ACRES

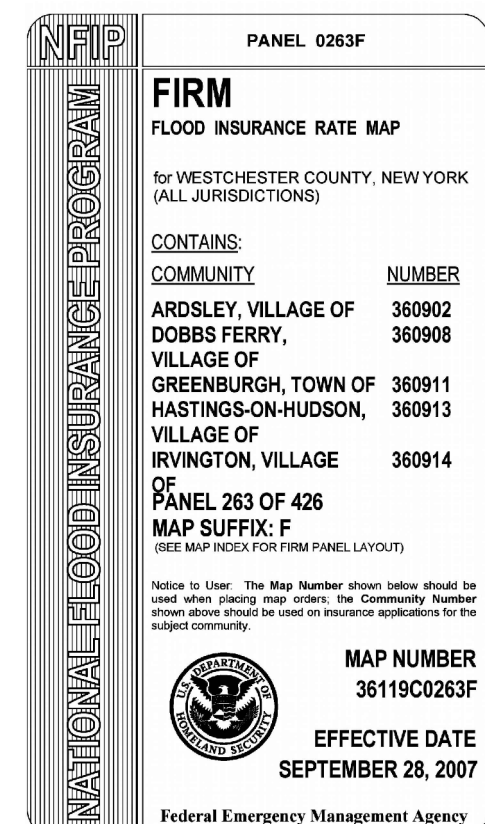
MAPPING DATUM: NORTH AMERICAN DATUM 1983
STATE PLANE COORDINATES - NEW YORK EAST ZONE

GRAPHIC SCALE



CERTIFIED TO:

- AKZO NOBEL, INC.
- ARDSLEY LLC
- ST. LOUIS TITLE L.L.C.
- ALL NEW YORK TITLE AGENCY, INC.
- TITLE No. ANY2017-2687C



Attachment 5

BCP Application – Library acknowledgements as repositories for public information

Ardsley, LLC – New Site No. To Be Determined (formerly C360146)

Library acknowledgements as repositories for public information

Email from Greenburg library (7/21/2017)

Email from Ardsley library (7/28/2017)

Dan Dunn

From: Dan Dunn
Sent: Friday, July 21, 2017 10:29 AM
To: Cory Deitchman
Subject: RE: Repository request - Ardsley LLC

Thank you – I believe this shall be sufficient.

Dan Dunn
D: (314)835-2814
C: (309)370-2956

From: Cory Deitchman [mailto:cdeitchman@greenburghny.com]
Sent: Friday, July 21, 2017 10:27 AM
To: Dan Dunn
Subject: RE: Repository request - Ardsley LLC

Dear Mr. Dunn,

I have received your request for the Greenburgh Public Library to be a document repository in relation to the NYS DEC Brownfield Cleanup Program for 1 Lawrence Street in Ardsley, NY.

The Library is able to be a document repository. Documents will be kept at the reference desk on the 2nd floor of the Library. The public will have access to the documents and be able to review them on premises whenever the library is open.

I can send you a formal letter if you want but that will have to wait until Tuesday of next week when the Assistant Library Director will be in.

Let me know if this e-mail suffices or you need a written letter.

Thank you.

Sincerely,

Cory Deitchman
Assistant to the Library Director
914-721-8221

From: Dan Dunn [mailto:ddunn@enviroanalyticsgroup.com]
Sent: Thursday, July 20, 2017 3:32 PM
To: cdeitchman@greenburghlibrary.org
Subject: Repository request - Ardsley LLC

Good afternoon Mr. Deitchman;

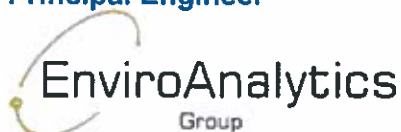
Thank you for your prompt return call.

Please find attached letter requesting the library act as repository for submittals to the NYS DEC Brownfield Cleanup Program.

Your assistance is greatly appreciated.

Do not hesitate to contact me if any questions.

Daniel M. Dunn, PE, PG
Principal Engineer



(314)835-2814 Direct

(309)370-2956 Cell

ddunn@enviroanalyticsgroup.com

1650 Des Peres Rd, Suite 230

St. Louis, MO 63131

Website: <http://enviroanalyticsgroup.com/about-eag/>

This e-mail (including attachments, if any) may contain confidential and/or privileged material for sole use of the intended recipient and may also include attorney-client privileged communications and or information protected by the attorney "work product" doctrine or other legal rules. Any review, reliance or distribution by others or forwarding without express permission is strictly prohibited. If you are not the intended recipient, please contact the sender and delete all copies. Moreover, This communication shall in no way be construed or interpreted to be an offer or acceptance of an offer relative to a real estate transaction, any binding agreement relative to a real estate transaction must be set forth in a final, comprehensive, written agreement signed by the parties intended to be bound.

Dan Dunn

From: Angela Groth <agroth@wlsmail.org>
Sent: Friday, July 28, 2017 4:23 PM
To: Dan Dunn
Subject: Re: Repository request - Ardsley, LLC

I'm sorry I never responded. Your message sunk down to the bottom of my endless e-mails :-(
You may send me proposal documents and I'll have them available for the public.
Angela

On Thu, Jul 27, 2017 at 12:32 PM, Dan Dunn <ddunn@enviroanalyticsgroup.com> wrote:

Good afternoon,

I just wanted to follow up for confirmation the library will provide a repository for Site-related documents.

Thanks,

Dan Dunn

O: [\(314\)835-2814](tel:(314)835-2814)

C: [\(309\)370-2956](tel:(309)370-2956)

From: Dan Dunn
Sent: Thursday, July 20, 2017 2:37 PM
To: agroth@wlsmail.org
Subject: Repository request - Ardsley, LLC

Good afternoon Ms. Groth;

Please find attached letter requesting the library act as repository for submittals to the NYS DEC Brownfield Cleanup Program.

Your assistance is greatly appreciated.

Do not hesitate to contact me if any questions.

Daniel M. Dunn, PE, PG

Principal Engineer



[\(314\)835-2814](tel:3148352814) Direct

[\(309\)370-2956](tel:3093702956) Cell

ddunn@enviroanalyticsgroup.com

1650 Des Peres Rd, Suite 230

St. Louis, MO 63131

Website: <http://enviroanalyticsgroup.com/about-eag/>

This e-mail (including attachments, if any) may contain confidential and/or privileged material for sole use of the intended recipient and may also include attorney-client privileged communications and/or information protected by the attorney "work product" doctrine or other legal rules. Any review, reliance or distribution by others or forwarding without express permission is strictly prohibited. If you are not the intended recipient, please contact the sender and delete all copies. Moreover, this communication shall in no way be construed or interpreted to be an offer or acceptance of an offer relative to a real estate transaction; any binding agreement relative to a real estate transaction must be set forth in a final, comprehensive, written agreement signed by the parties intended to be bound.

--

Angela Z. Groth, Director
Ardsley Public Library
9 American Legion Drive
Ardsley, NY 10502
914-693-6636