



SPILL #9407257
S & S ENVIRONMENTAL SCIENCES, INC.



REPORT OF REMEDIAL ACTION

FOR

WESTCHESTER CHRYSLER-PLYMOUTH/JEEP-EAGLE
70 WESTCHESTER AVENUE
WHITE PLAINS, NEW YORK

Prepared for

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Report No. 94-E-325

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EXECUTIVE SUMMARY

At the request of Goldstar Environmental Services, Inc. (GESI), S&S Environmental Sciences, Inc. (SSES) observed the implementation of remedial actions and conducted post-excavation soil sampling for laboratory testing at the Westchester Chrysler-Plymouth/Jeep-Eagle facility located at 70 Westchester Avenue, White Plains, New York. The remedial activities were conducted to address known areas of adverse environmental impact which were discovered and/or observed during the soil boring, sampling and testing which were conducted on December 29, 1993 by RGM Liquid Waste Removal Corporation (RGM) of Deer Park, New York (Report dated January 21, 1994, prepared for and submitted to Chrysler Realty Corporation). The remedial actions described herein were performed by the Client (GESI, a discharge cleanup organization) who was contracted directly by Chrysler Realty Corporation.

SSES's personnel observed the removal of petroleum hydrocarbon contaminated sediment/soil from each of the two floor pits (Pit "A" & Pit "B") located within the service area in the eastern portion of the building. SSES' services included field screening of the excavated soils and post-excavation soil sampling for laboratory testing.

The corrective actions taken in the two areas of environmental concern (floor pits "A" and "B") resulted in the remediation and removal of contaminated materials (waste water/oil, sediments, and soils) to the extent possible. The sediments/soils excavated out from the two floor pits were stored at the site and are currently awaiting proper off-site disposal by the Client.

The post-excavation soil sampling and testing indicated that the remediation was successful in floor Pit "A" and that no further corrective action or investigation is warranted at this location.

However, at floor pit "B" location, soils containing elevated levels of petroleum hydrocarbons and related organic compounds (both volatiles and base/neutral extractables) still remain below the excavation bottom. Because of structural and safety reasons (the presence of the building wall and the adjacent in-ground hydraulic lift), no further soil excavation in the vertical direction could be performed in this area. It is our opinion that the quality of the ground water in this floor pit excavation area should be investigated.



1.0 INTRODUCTION

S&S Environmental Sciences, Inc. (SSES) was retained by Goldstar Environmental Services, Inc. (GESI) to observe the remediation activities conducted at the Westchester Chrysler-Plymouth/Jeep-Eagle facility located at 70 Westchester Avenue, White Plains, New York. The location of the dealership facility is indicated on Figure 1.

The remedial activities were conducted to address known areas of adverse environmental impact which were discovered and/or observed during the soil boring, sampling and testing which were conducted on December 29, 1993 by RGM Liquid Waste Removal Corporation (RGM) of Deer Park, New York (Report dated January 21, 1994, prepared for and submitted to Chrysler Realty Corporation).

The remedial actions were performed by the Client (a discharge cleanup organization) who was contracted directly by Chrysler Realty Corporation (CRC).

SSES personnel observed the removal of petroleum hydrocarbon contaminated sediment/soil from each of the two floor pits (Pit "A" and Pit "B") located within the service area in the eastern portion of the building. SSES services also included field screening of the excavated soils and post-excavation soil sampling for laboratory testing.

The remediation activities and the post-excavation soil sampling were performed on September 16 and 17, 1994. The floor pit excavations were backfilled on September 17, 1994. The concrete floor in the pits excavation areas was to be restored by the Client (at the request of the Client, was not observed by SSES).

2.0 SERVICE AREA FLOOR PIT "A"

2.1 CONTAMINATED SEDIMENT/SOIL REMEDIATION

The soil boring, sampling and testing conducted in this area by RGM indicated that, at boring locations 1 and 2, the composite soil sample tested contained a relatively high concentration of



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Total Petroleum Hydrocarbons (920 ppm or mg/kg dry weight). The interior surface (sediment) sampling and testing conducted at Pit "A" location also indicated that the sediment tested contained a very high concentration of Total Petroleum Hydrocarbons (3,060 ppm or mg/kg dry weight). A copy of the RGM soil boring, sampling and testing report is provided in Appendix B.

The remediation at this location involved the removal of the concrete floor slab and petroleum hydrocarbon contaminated sediments and soils at and around floor Pit "A" location, backfilling with clean off-site source soil, and the restoration of the excavated area with a concrete patch. The excavated materials were stockpiled on-site, to await proper waste classification and off-site disposal. The transportation and disposal of the contaminated sediments/soils were to be arranged by the Client. The classification sampling and testing of the waste materials were also coordinated by the Client.

The S&S Environmental Sciences, Inc. representative (Mr. Sayed Iqbal) was present at the site to observe the excavation/removal of the contaminated materials (sediments and soils), and to perform field screening and post-excavation soil sampling.

The remedial activities in the area of floor Pit "A" commenced on and were completed on September 17, 1994. Upon removal of the concrete pipe (18" inches in diameter and approximately 4' deep) and the concrete floor slab, the contaminated sediment/soil excavation continued around and below the floor pit. A slight petroleum product odor was noted and a small pocket of contaminated soil was visually observed within the excavation area. The area at and around this floor pit location was excavated down to approximately 5.5 feet from the concrete slab surface. The final excavation dimensions were approximately 5' long, 5' wide and 5.5' deep. Ground water was not encountered within the excavation.

Field tests (soil/water agitation and field absorption tests) were performed to determine the amount of additional soil to be removed due to contamination.

The sediments removed from floor Pit "A" were placed into a



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55-gallon drum and stored at the site to await proper disposal. The petroleum hydrocarbon contaminated soils removed at this location were stored at the site on a plastic sheeting, to await proper disposal. Photographs of the remedial activities, taken on September 17, 1994, are provided in Appendix A.

2.2 POST-EXCAVATION SOIL SAMPLING AND TESTING

After the removal of all visually contaminated soils, on September 17, 1994, a total of five representative post-excavation soil samples were collected by the SSES representative. Four soil samples were collected from the walls and one sample was taken from the base of the excavation. The soil sampling and testing program is summarized in Tables A-1 and A-2. The post-excavation soil sampling locations are indicated in Figure 2.

The soil samples to be analyzed for Total Petroleum Hydrocarbons, Priority Pollutant Metals, Base/Neutral Extractable Organics +15, and PCBs were placed in clean 250-ml glass jars with Teflon-lined plastic lids. The soil samples to be analyzed for Volatile Organics +15 were placed in clean 40-ml glass vials with Teflon-lined plastic caps. As part of the project QA/QC, a field blank was also prepared and tested in the laboratory.

2.3 LABORATORY ANALYSIS OF THE POST-EXCAVATION SOIL SAMPLES

All five soil samples and the field blank were analyzed for Total Petroleum Hydrocarbons. The soil sample with the highest Total Petroleum Hydrocarbons concentration (sample No.94-284-3A, with 120 ppm) and the field blank were further analyzed for Total PCBs, Priority Pollutant Metals, Volatile Organics +15 and Base/Neutral Extractable Organics +15.

All analyses were performed by Laboratory Resources Inc. (NYS DOH Certification No. 11321). Copies of the laboratory test reports including the QA/QC data are provided in Appendix C.

The laboratory test results are summarized in Tables A-1 and A-2. The test results indicated that low concentrations of Total Petroleum Hydrocarbons were detected in three (3) out of the five



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(5) soil samples. The Total Petroleum Hydrocarbons concentrations ranged from a low of 31 ppm (mg/kg dry weight) in sample No. 94-284-1A to a high of 120 ppm in Sample No. 94-284-3A.

The additional tests performed on soil sample No. 94-284-3A indicated that PCBs were not detected, Priority Pollutant Metals were either not detected or the concentrations detected were very low, Volatile Organic Compounds were detected at very low concentrations (total 8.0 ppb parts per billion - $\mu\text{g/kg}$ dry weight), and Base/Neutral Extractable Organics +15 were detected at a low concentration (2,659 ppb parts per billion - $\mu\text{g/kg}$ dry weight).

3.0 SERVICE AREA FLOOR PIT "B"

3.1 CONTAMINATED SEDIMENT/SOIL REMEDIATION

During the soil boring, sampling and testing conducted in this area by RGM indicated that, at boring location Nos. 1A (soil samples collected at 4' and 6' depths) and 2A (soil sample collected at 4' depth), the soils tested contained relatively high concentrations of Total Petroleum Hydrocarbons (ranged from 412 ppm or mg/kg dry weight to 677 ppm). The interior of the subject pit was visually examined and the field testing conducted by RGM indicated that the floor pit was contaminated with waste oil and solvents. A copy of the RGM soil boring, sampling and testing report is provided in Appendix B.

The remediation at this location involved the removal of the concrete floor slab and the petroleum hydrocarbon contaminated water, oil, sediments and soils at and around Pit "B" location, the backfilling of the excavation with clean off-site source soil, and restoration of the excavated area with a concrete patch. The transportation and disposal of the contaminated sediments/soils were to be arranged by the Client. The classification sampling and testing of the waste materials were also to be performed and/or coordinated by the Client.

The S&S Environmental Sciences, Inc. representative was present at the site to observe the excavation/removal of the



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contaminated materials (water/oil, sediments and soils), and to perform field screening and post-excavation soil sampling.

The remedial activities in the area of the floor Pit "B" commenced on and were completed on September 16, 1994. The waste water/oil and the sediments were removed and placed into a 55-gallon drum which was stored at the site to await proper off-site disposal. Upon removal of the concrete pipe (18" inches in diameter and approximately 4' deep) and the concrete floor slab, the soil excavation continued around and below the floor pit. A strong septic and petroleum product odor were noted and a pocket of contaminated soils at the pit bottom was visually observed. The area at and around this floor pit location was excavated to the extent possible (down to approximately 7.5 feet from the concrete slab surface). Field tests (soil/water agitation and field absorption tests) were performed to determine the amount of additional soil to be removed due to contamination. Because of structural and safety reasons (the presence of the wall and an in-ground hydraulic lift adjacent to the floor pit excavation), no further soil excavation could be performed in this area. The final excavation dimensions were approximately 8' long, 7'9" wide and 7.5' deep. Ground water was not encountered within the excavation.

The waste oil/water and sediments removed from the floor pit were placed into a 55-gallon drum and stored at the site to await proper disposal. The petroleum contaminated soils removed at this location were stored at the site, on a plastic sheeting, to await proper disposal (to be arranged and coordinated by the Client).

Photographs of the remedial activities, taken on September 16, 1994, are provided in Appendix A.

3.2 POST-EXCAVATION SOIL SAMPLING AND TESTING

After the removal of all visually contaminated soils to the extent possible, on September 16, 1994, a total of five representative post-excavation soil samples were collected by the SSES representative. Four soil samples were collected from the walls and one sample was taken from the base of the excavation. The



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soil sampling and testing program is summarized in Tables B-1 and B-2. The post-excavation soil sampling locations are indicated in Figure 3.

The soil samples to be analyzed for Total Petroleum Hydrocarbons, Priority Pollutant Metals, Base/Neutral Extractable Organics +15, and PCBs were placed in clean 250-ml glass jars with Teflon-lined plastic lids. The soil samples to be analyzed for Volatile Organics +15 were placed in clean 40-ml glass vials with Teflon-lined plastic caps. As mentioned above, one field blank was prepared and analyzed as part of the project QA/QC.

3.3 LABORATORY ANALYSIS OF THE POST-EXCAVATION SOIL SAMPLES

All five soil samples were analyzed for Total Petroleum Hydrocarbons. The soil sample with the highest Total Petroleum Hydrocarbons concentration (sample No. 94-282-5B, with 8,300 ppm) was further analyzed for PCBs, Priority Pollutant Metals, Volatile Organics +15 and Base/Neutral Extractable Organics +15.

The analyses were performed by Laboratory Resources Inc. (NYS DOH Certification No. 11321). Copies of the laboratory test reports including the QA/QC data are provided in Appendix C.

The laboratory test results are summarized in Tables B-1 and B-2. The test results indicated that a relatively high concentration of Total Petroleum Hydrocarbons was detected in soil sample No. 94-282-5B (8,300 ppm). This soil sample was collected from the base of the excavation, at an approximate depth of 7.5' from the concrete slab surface. Petroleum Hydrocarbons were not detected in the other four post-excavation soil samples.

The additional laboratory tests performed on soil sample No. 94-282-5B indicated that PCBs were detected at a very low concentration (total of 85 ppb or $\mu\text{g/kg}$ dry weight), Priority Pollutant Metals were either not detected or the concentrations detected were very low, Volatile Organic Compounds were detected at relatively high concentrations (total of 90,900 ppb - $\mu\text{g/kg}$ dry weight), and Base/Neutral Extractable Organics +15 were detected at



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relatively high concentrations (total 20,703 ppb - $\mu\text{g/kg}$ dry weight).

4.0 BACKFILLING OF THE EXCAVATIONS

Upon completion of the removal of contaminated materials at floor Pits "A" and "B" and the collection of the post-excavation soil samples, the two excavations were backfilled by the Client using off-site source clean fill material (soil).

A copy of the clean fill documentation, when available, is to be inserted into Appendix E of this report.

5.0 DISPOSAL OF THE WASTE MATERIALS

According to the Client, Chrysler Realty Corporation has required that all of the wastes generated during the remedial activities (waste oil/water, sediments, and contaminated soils) be disposed of off-site by incineration.

Copies of the disposal receipts/manifests, when available, are to be inserted into Appendix D of this report.

6.0 CONCLUSIONS

The corrective actions taken in the two areas of environmental concern (service area floor Pits "A" and "B") resulted in the remediation and removal of contaminated materials (waste oil/water, sediments, and soils) to the extent possible. The soils excavated out were sampled and tested for waste classification by the Client. The wastes generated are awaiting proper off-site disposal (by incineration). The post-excavation soil sampling and testing indicated that the remediation was successful at floor Pit "A" and that no further corrective action is warranted at this location.

The removal of petroleum hydrocarbon contaminated sediments/soils at floor Pit "B" location was performed to the extent possible, and because of the building wall and the adjacent in-ground hydraulic lift, further excavation of contaminated soils below the 7.5' depth was not possible. The post-excavation soil sampling and testing indicated that, vertically, the remediation



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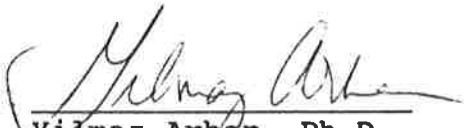
was not complete at this location and that, in our professional opinion, a ground water quality investigation is warranted to determine whether or not the discharges have had any adverse impact.

With respect to the reporting obligations, the periodic discharges of petroleum hydrocarbons (via oil containing floor washwaters) into the two floor pits were reported to the New York State Department of Environmental Conservation (NYSDEC) Spill Hotline (1-800-457-7362) by Chrysler Realty Corporation on August 29, 1994, as required by the New York State Navigation Law, Petroleum Bulk Storage Law and/or Environmental Conservation Law. The spill number assigned to this case is 9407257. To the best of our knowledge, there are no other reporting requirements (federal or local).

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Project Manager

REVIEWED BY:


Yilmaz Arhan, Ph.D.
Vice President



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CLIENT: GOLDSTAR ENVIRONMENTAL SERVICES, INC.

PROJECT: WESTCHESTER CHRYSLER-PLYMOUTH/JEEP-EAGLE, NEW YORK

SSES LAB PROJECT NO.: 94-284

DATE SAMPLED: 9-17-94

TABLE A-1

SUMMARY OF THE POST-EXCAVATION SOIL SAMPLING PROGRAM
AND THE TEST RESULTS FOR THE PIT FLOOR "A" AREA- ORGANICS

<u>SAMPLE NO.</u>	<u>SAMPLE LOCATION</u>	<u>SAMPLE DEPTH FROM PAVED GROUND SURFACE</u>	<u>TPHC (ppm)</u>	<u>PCBs (ppb)</u>	<u>VOC+15 (ppb)</u>	<u>B/N+15 (ppb)</u>
94-284-1A	South Wall	1'- 5.5'	ND	NA	NA	NA
94-284-2A	West Wall	1'- 5.5'	66	NA	NA	NA
94-284-3A	North Wall	1'- 5.5'	120	ND	8.0 B	2,659
94-284-4A	East Wall	1'- 5.5'	90	NA	NA	NA
94-284-5A	Base	5.5'	ND	NA	NA	NA
94-284-FB	-	-	ND	ND	56	ND

ppb	-	Parts per billion ($\mu\text{g/kg}$ dry weight for soil, $\mu\text{g/liter}$ for water)
ppm	-	Parts per million (mg/kg dry weight for soil, mg/kg for water)
TPHC	-	Total Petroleum Hydrocarbons
VOC+15	-	Priority Pollutant Volatile Organics +15
B/N+15	-	Priority Pollutant Base/Neutral Extractable Organics +15
PCBs	-	Polychlorinated Biphenyls
ND	-	Not Detected (Please see attached laboratory report for detection limits)
J	-	Indicates an estimated value when a compound is detected at less than the specified detection limit.
B	-	Indicates the analyte was found in the blank as well as in the sample
NA	-	Not Analyzed/Not Applicable



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PROJECT: WESTCHESTER CHRYSLER-PLYMOUTH/JEEP-EAGLE, NEW YORK

SSS LAB PROJECT NO.: 94-284

DATE SAMPLED: 9-17-94

TABLE A-2

SUMMARY OF THE POST-EXCAVATION SOIL TESTING RESULTS FOR
THE FLOOR PIT "A" AREA - METALS

<u>TEST RESULTS, ppb</u>		
<u>PARAMETER</u>	<u>SAMPLE NO. 94-284-3A</u>	<u>METHOD DETECTION LIMIT</u>
Antimony	ND	2400
Arsenic	33,000	6100
Beryllium	650	300
Cadmium	980	300
Chromium	22,000	610
Copper	24,000	1,500
Lead	160,000	1,800
Mercury	470	300
Nickel	15,000	1,200
Selenium	580	300
Silver	ND	300
Thallium	ND	300
Zinc	120,000	1,200

< - Indicates less than
ppb - Parts per billion ($\mu\text{g/kg}$ dry weight)



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PROJECT: WESTCHESTER CHRYSLER-PLYMOUTH/JEEP-EAGLE, NEW YORK

SSES LAB PROJECT NO.: 94-282

DATE SAMPLED: 9-16-94

TABLE B-1

SUMMARY OF THE POST-EXCAVATION SOIL SAMPLING PROGRAM
AND THE TEST RESULTS FOR THE PIT FLOOR "B" AREA- ORGANICS

<u>SAMPLE NO.</u>	<u>SAMPLE LOCATION</u>	<u>SAMPLE DEPTH FROM PAVED GROUND SURFACE</u>	<u>TPHC (ppm)</u>	<u>PCBs (ppb)</u>	<u>VOC+15 (ppb)</u>	<u>B/N+15 (ppb)</u>
94-282-1B	North Wall	1'- 7.5'	ND	NA	NA	NA
94-282-2B	West Wall	1'- 7.5'	ND	NA	NA	NA
94-282-3B	South Wall	1'- 7.5'	ND	NA	NA	NA
94-282-4B	East Wall	1'- 7.5'	ND	NA	NA	NA
94-282-5B	Base	7.5 '	8,300	85	90,900	20,703

ppb	-	Parts per billion ($\mu\text{g/kg}$ dry weight for soil, $\mu\text{g/liter}$ for water)
ppm	-	Parts per million (mg/kg dry weight for soil, mg/kg for water)
TPHC	-	Total Petroleum Hydrocarbons
VOC+15	-	Priority Pollutant Volatile Organics +15
B/N+15	-	Priority Pollutant Base/Neutral Extractable Organics +15
PCBs	-	Polychlorinated Biphenyls
ND	-	Not Detected (Please see attached laboratory report for detection limits)
J	-	Indicates an estimated value when a compound is detected at less than the specified detection limit.
B	-	Indicates the analyte was found in the blank as well as in the sample
NA	-	Not Analyzed/Not Applicable



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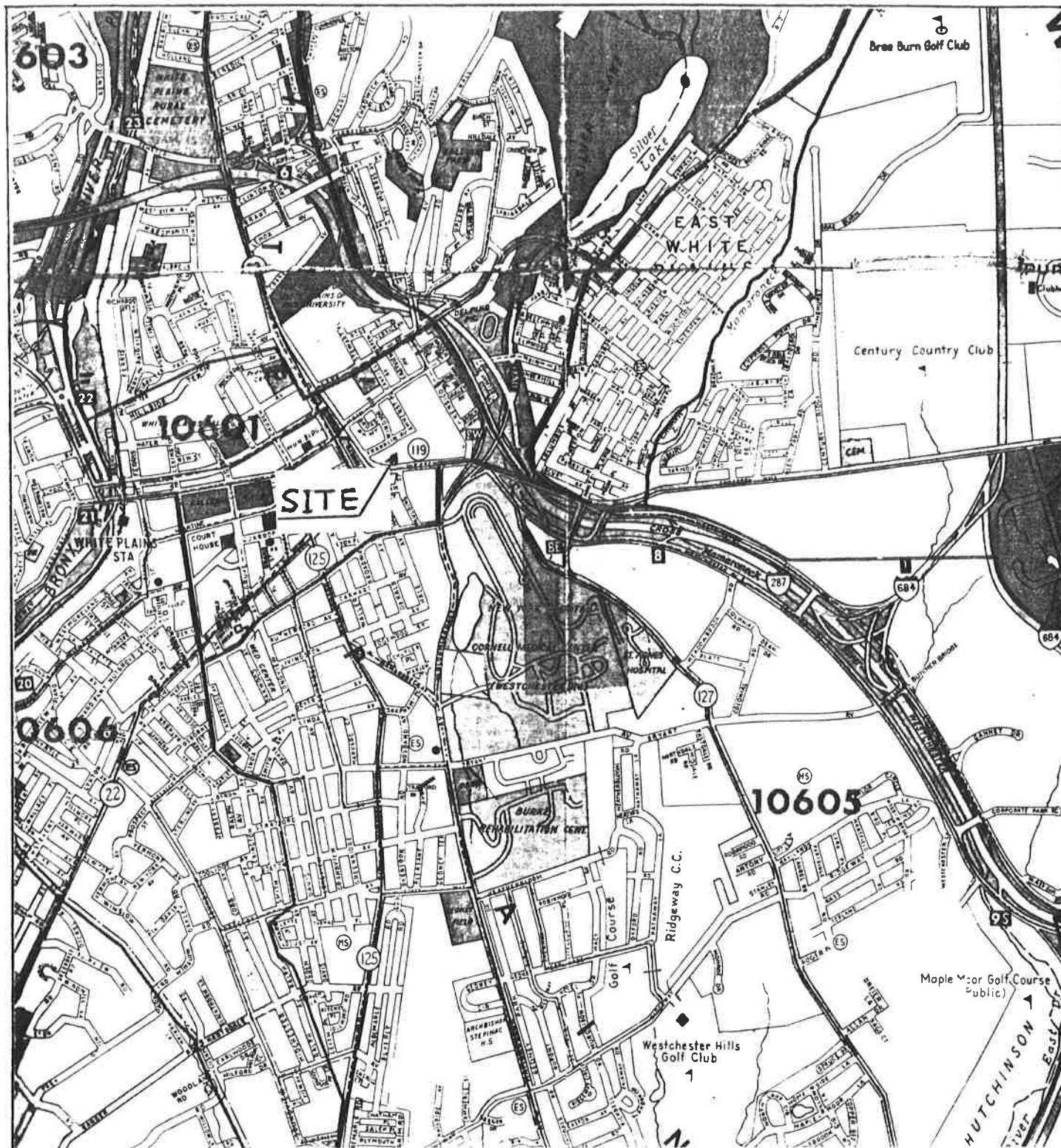
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TABLE B-2

SUMMARY OF THE POST-EXCAVATION SOIL TESTING RESULTS FOR
THE FLOOR PIT "B" AREA - METALS

<u>TEST RESULTS, ppb</u>		
<u>PARAMETER</u>	<u>SAMPLE NO. 94-282-5B</u>	<u>METHOD DETECTION LIMIT</u>
Antimony	ND	2400
Arsenic	17,000	2400
Beryllium	660	300
Cadmium	ND	300
Chromium	20,000	600
Copper	15,000	1,500
Lead	17,000	1,800
Mercury	ND	300
Nickel	12,000	1,200
Selenium	ND	300
Silver	ND	300
Thallium	ND	300
Zinc	42,000	1,200

< - Indicates less than
ppb - Parts per billion ($\mu\text{g/kg}$ dry weight)



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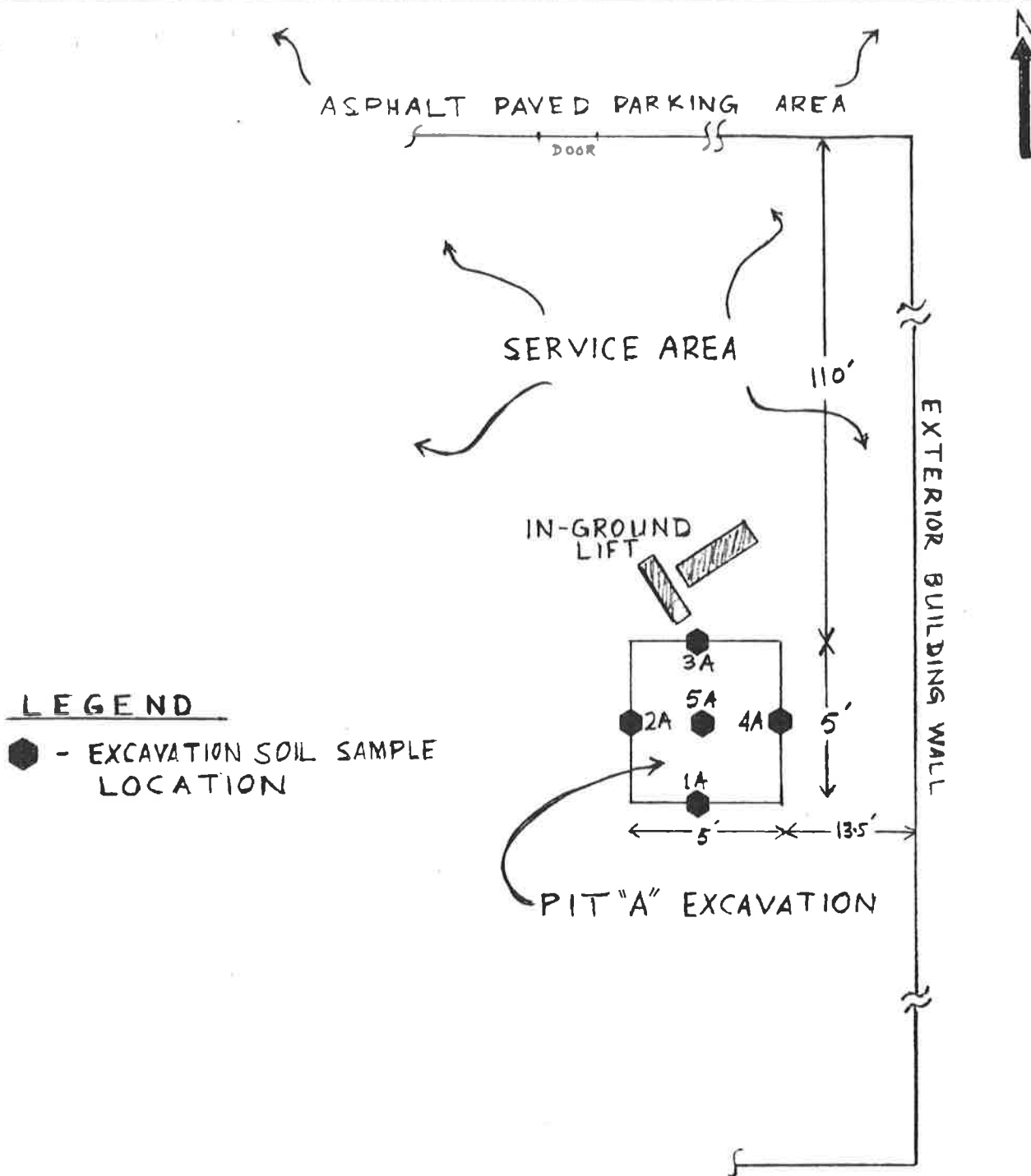
WESTCHESTER CHRYSLER-PLYMOUTH/JEEP-EAGLE
70 WESTCHESTER AVENUE
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SITE LOCATION MAP

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FIGURE - 1



PIT "A" EXCAVATION AND POST EXCAVATION SOIL
SAMPLE LOCATION PLAN



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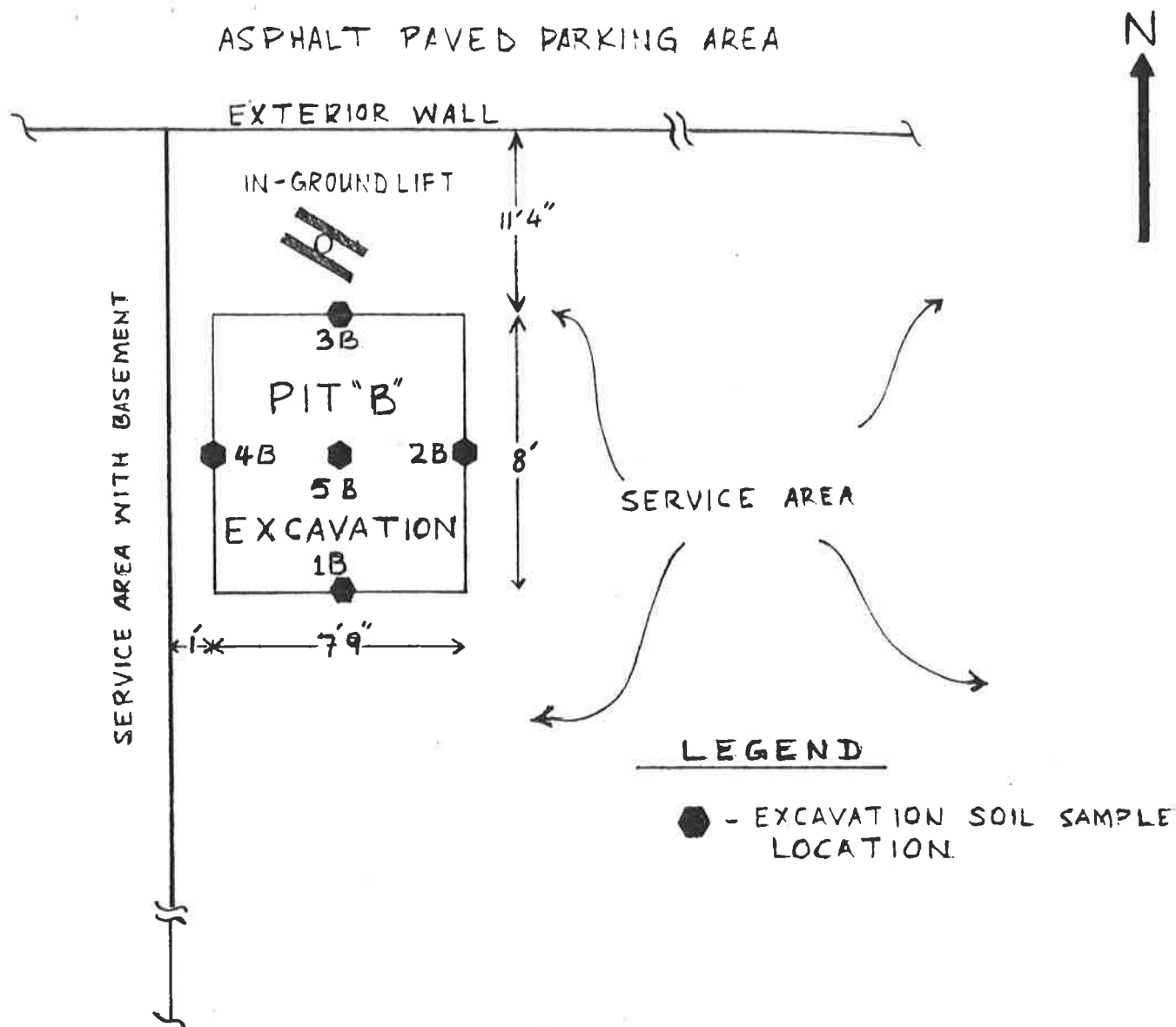
70 WESTCHESTER AVENUE
WHITE PLAINS, NEW YORK

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FIGURE - 2



PIT "B" EXCAVATION AND POST EXCAVATION SOIL
SAMPLE LOCATION PLAN



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FIGURE - 3



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APPENDIX A
SITE PHOTOGRAPHS



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CLIENT : GOLDSTAR ENVIRONMENTAL SERVICES, INC.

PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY



Photo No. 1

Floor Pit "A"
location,
looking West to
East

Sept. 17, 1994

Photo No. 2

Removing concrete
slab at Floor
Pit "A" location,
looking North
to South

September 17, 1994





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PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY

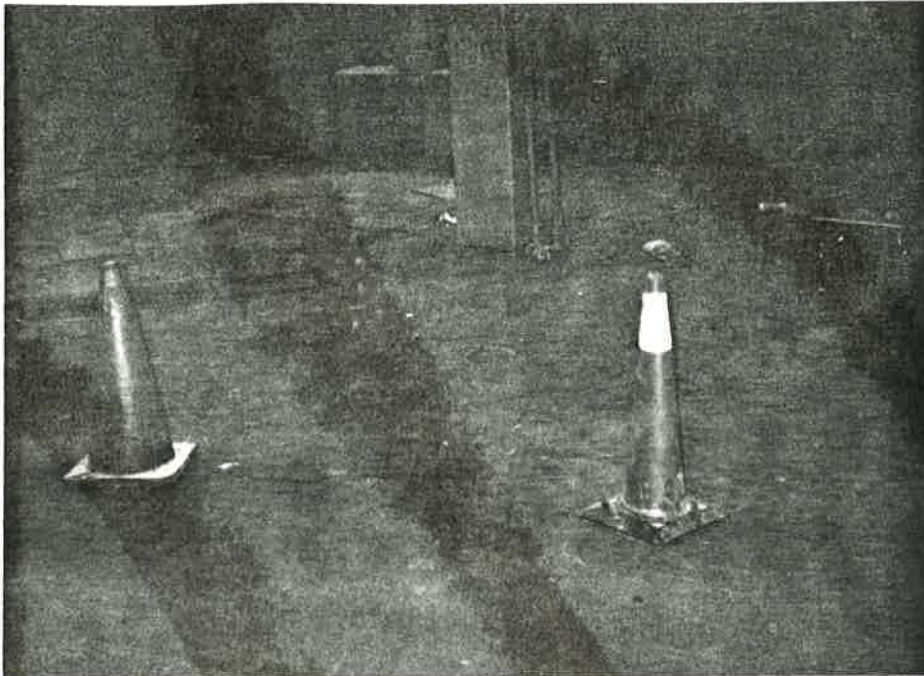


Photo No. 1

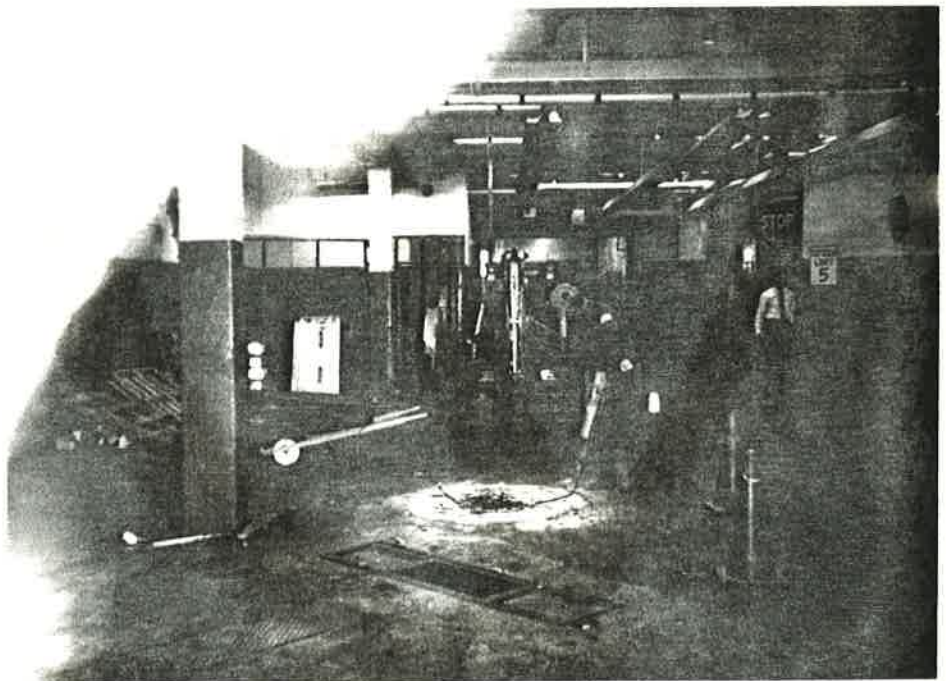
Floor Pit "A"
location,
looking West to
East

Sept. 17, 1994

Photo No. 2

Removing concrete
slab at Floor
Pit "A" location,
looking North
to South

September 17, 1994





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PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY



Photo No. 3

Floor Pit "A"
excavation,
ready for post-
excavation soil
sampling

Sept. 17, 1994

Photo No. 4

Compacting backfilled
(clean soil) material
at Floor Pit "A"
location

September 17, 1994





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CLIENT : GOLDSTAR ENVIRONMENTAL SERVICES, INC.

PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY

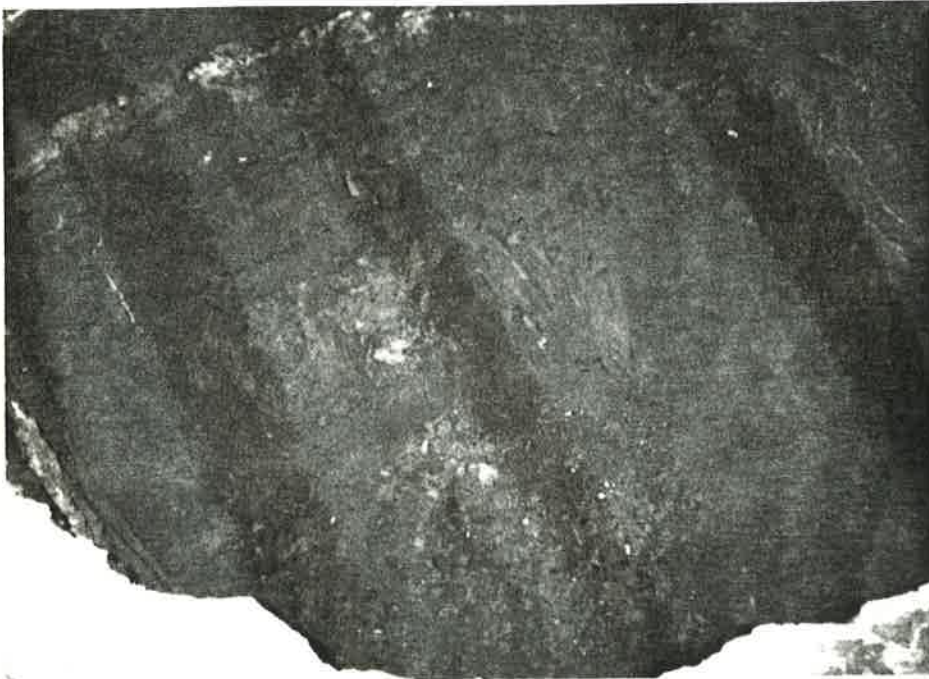


Photo No. 3

Floor Pit "A"
excavation,
ready for post-
excavation soil
sampling

Sept. 17, 1994

Photo No. 4

Compacting backfilled
(clean soil) material
at Floor Pit "A"
location

September 17, 1994





S & S ENVIRONMENTAL SCIENCES, INC.

CLIENT : GOLDSTAR ENVIRONMENTAL SCIENCES, INC.

PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY



Photo No. 5

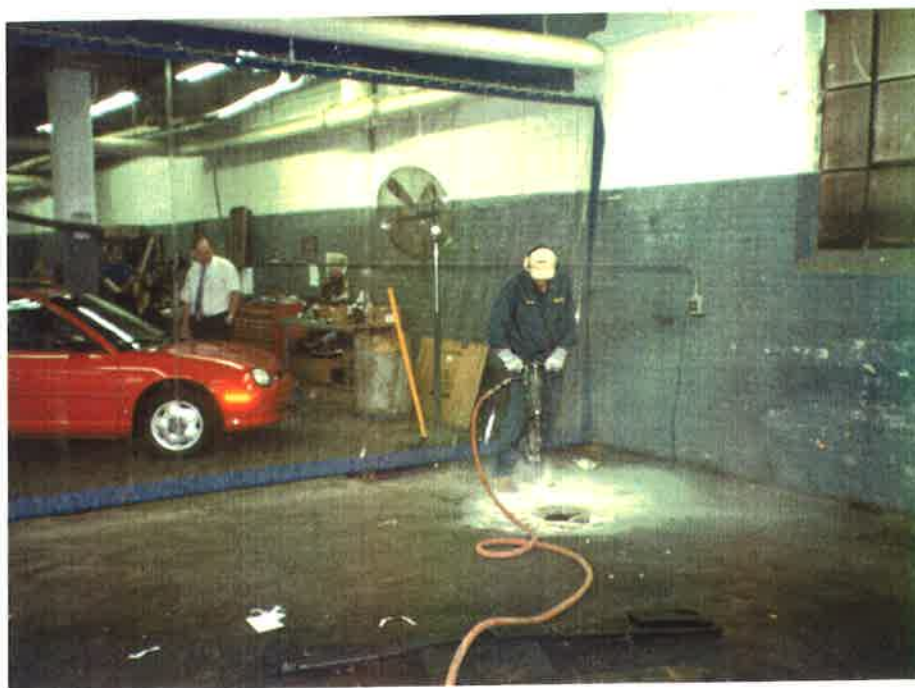
Removing
oil/water from
Floor Pit "B",
looking East to
West

Sept. 16, 1994

Photo No. 6

Removing concrete slab
at Floor Pit "B"
location, looking
Northeast to Southwest

Sept. 16, 1994





S & S ENVIRONMENTAL SCIENCES, INC.

CLIENT : GOLDSTAR ENVIRONMENTAL SCIENCES, INC.

PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY

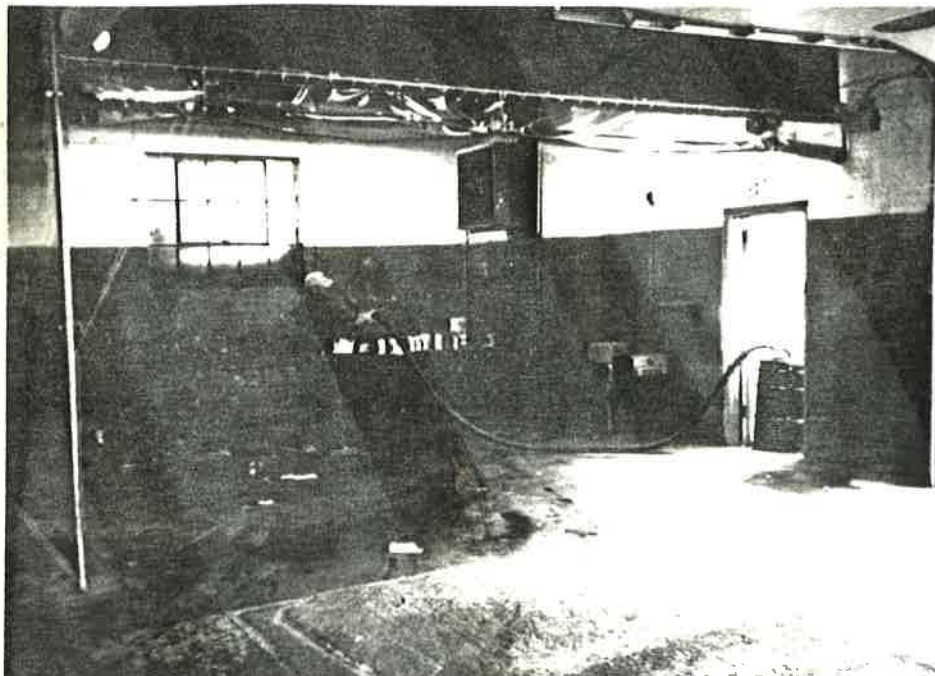


Photo No. 5

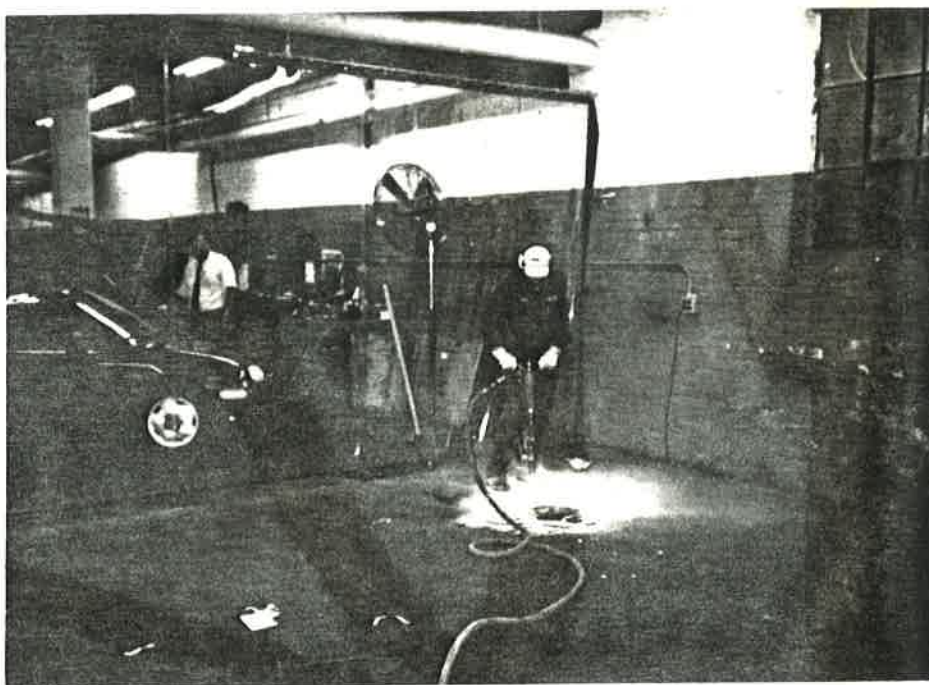
Removing
oil/water from
Floor Pit "B",
looking East to
West

Sept. 16, 1994

Photo No. 6

Removing concrete slab
at Floor Pit "B"
location, looking
Northeast to Southwest

Sept. 16, 1994





S & S ENVIRONMENTAL SCIENCES, INC.

CLIENT : GOLDSTAR ENVIRONMENTAL SERVICES, INC.
PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY



Photo No. 7

Excavating
floor Pit "B"
area

Sept. 16, 1994

Photo No. 8

Removing petroleum
hydrocarbon
contaminated soil
from Floor Pit "B"
excavation

September 16, 1994





S & S ENVIRONMENTAL SCIENCES, INC.

CLIENT : GOLDSTAR ENVIRONMENTAL SERVICES, INC.

PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY



Photo No. 7

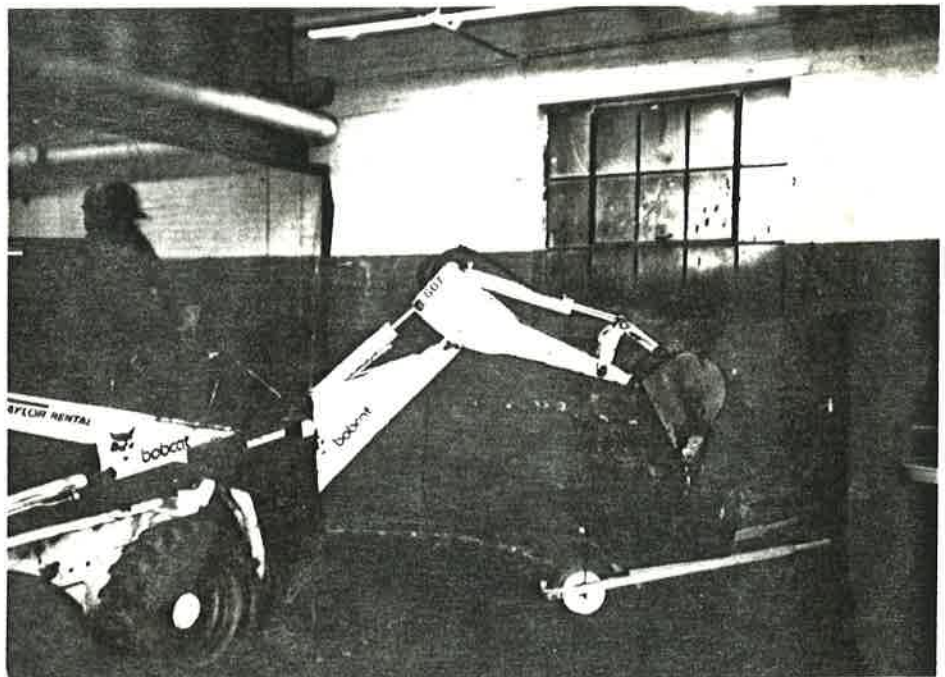
Excavating
floor Pit "B"
area

Sept. 16, 1994

Photo No. 8

Removing petroleum
hydrocarbon
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from Floor Pit "B"
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September 16, 1994





S & S ENVIRONMENTAL SCIENCES, INC.

CLIENT : GOLDSTAR ENVIRONMENTAL SERVICES, INC.

PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY



Photo No. 9

Contaminated soils removed from pits "A" and "B" being stored at the site on plastic sheeting

Sept. 16, 1994

Photo No. 10

Contaminated soil pile at site covered with plastic

Sept. 17, 1994





S & S ENVIRONMENTAL SCIENCES, INC.

CLIENT : GOLDSTAR ENVIRONMENTAL SERVICES, INC.

PROJECT: Westchester C-P/J-E, 70 Westchester Ave., White Plains, NY



Photo No. 9

Contaminated
soils removed
from pits "A"
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plastic
sheeting

Sept. 16, 1994



Photo No. 10

Contaminated soil
pile at site
covered with plastic

Sept. 17, 1994



S & S ENVIRONMENTAL SCIENCES, INC.

APPENDIX B

COPY OF THE 'RGM' SOIL BORING,
SAMPLING AND TESTING REPORT

3/2/04 - Gray mail prepared & submit purpose
for remediation work on 3/7/04



Liquid Waste Removal Corporation

872 NICOLLE RD. DEER PARK, N.Y. 11729 (616) 586-0002 FAX (516) 586-0500

January 21, 1994

Mr. Joe Francomano
Chrysler Realty Corporation
500 Route 903
Tappan, NY 10983

Re: Westchester Chrysler Plymouth & Jeep Eagle
70 Westchester Avenue
White Plains, NY 10601

Dear Mr. Francomano:

On December 29, 1993 RGM extracted samples from borings surrounding (2) small floor pits at the above referenced location. Below is a review of our findings and attached are the analytical results.

Pit A

This pit was dry and had minimal signs of gross contamination from a visual inspection. Samples were extracted from the pit surface, 6" beyond the pit perimeter (2' depth), 1' beyond the pit perimeter (2' depth and 3' depth), 3' beyond the pit perimeter (2' depth). An overview of our findings are as follows:

Sample Location Surface

No visual sign of gross contamination. Test results for Total Petroleum Hydrocarbons (TPH) were 3,000 mg/kg (parts per million). This is likely surface run off from the shop area and is likely confined to the pit.

Boring #1 - 2' depth - (6" beyond perimeter)

Boring #2 - 2' depth - (1' beyond perimeter)

Both borings showed discoloration within the first foot of the boring. There was a slight petroleum odor. The discolored portion of each sample was composited and analyzed for TPH. The result was 920 mg/kg (parts per million).

Boring #9: 2' depth (3' beyond perimeter)

Similar to borings 1 and 2. Showed no visual signs of gross contamination and no noticeable abnormal odor.

Pit B

This pit was filled with water and waste oil. Samples were extracted from the pit interior and at various depths and distances beyond the pit perimeter. An overview of our findings is as follows:

Sample (interior)

Pit interior showed gross contamination. Analysis of sludge showed petroleum and solvent contamination.

Boring #1A: 4' depth (1' beyond perimeter)

Boring showed grey sludge in lower portion unlike pit A. Sludge had a petroleum characteristic odor. TPH result was 600 mg/kg.

Boring #1A: 6' depth (1' beyond perimeter)

Boring was primarily discolored (grey sludge) and had a strong petroleum/septic characteristic odor. TPH result was 412 mg/kg.

Boring #2A: 4' depth (2' beyond perimeter)

Boring visually similar to #1A (6' - 6' depth) and had same petroleum/septic characteristic odor. TPH result was 77 mg/kg. Total metals analysis showed noticeably elevated levels of Arsenic, Barium, Chromium, Lead, Nickel, Copper and Zinc.

Boring #3A: 4' and 7' depth (4' beyond perimeter)

Boring was visually clean at all depths and had no noticeable abnormal odor.

With regards to these results, Pit A showed trace surface petroleum contamination within the pit. Although Total Petroleum Hydrocarbon levels are elevated, they did not show visual signs of gross contamination. Visual inspection of soil between 3' - 6' depths showed no visual signs of contamination.

SENT BY:
RCV BY:

8-10-94 : 15:44 :GOLDSTAR ENVMTAL INC-

6/11

8-8-94 : 14:34 :

014 578 2228-GOLDSTAR ENVMTAL INC: # 5

FROM : CHRYSLER REALTY CORP.

PHONE NO. : 914 578 2228

Aug. 03 1994 02:39PM P05

Pit B is grossly contaminated. The contents are contaminated with waste oil and solvents. The surrounding area showed no sign of ground petroleum hydrocarbon contamination. Oil entering this pit floats above the water layer in this pit and is likely only an occasional occurrence. The grey sludge in the surrounding area shows highly elevated levels of metals contamination. This is likely the result of years of washing vehicles near this pit and the leaching of contaminants into the surrounding soil.

We recommend remediation of this area. The contamination is substantial. With the limited information from this survey, we estimate 10-30 cubic yards of contaminated soil. The actual extent of this contamination will be determined following actual excavation of the area.

Should you have any questions, please do not hesitate to contact me at (516) 566-0002.

Greg Fortunado

Client: RGM Liquid Waste Removal	Client ID: Pit B Sludge/Liquid
Date received: 12/5/93	Laboratory ID: 930379
Date extracted: 01/12/94	Matrix: Sludge
Date analyzed: 01/12/94	Contractor: 11418

EPA METHOD 8260

SAMPLE ID

CLIENT ID

RESULTS

BENZENE	Pit B Sludge/Liquid	<25,000 ug/kg
BROMOBENZENE	"	<25,000 ug/kg
BROMOCHLOROMETHANE	"	<25,000 ug/kg
BROMODICHLOROMETHANE	"	<25,000 ug/kg
BROMOFORM	"	<25,000 ug/kg
BROMOMETHANE	"	<25,000 ug/kg
n-BUTYLBENZENE	"	<25,000 ug/kg
sec-BUTYLBENZENE	"	<25,000 ug/kg
tert-BUTYLBENZENE	"	<25,000 ug/kg
CARBON TETRACHLORIDE	"	<25,000 ug/kg
CHLOROBENZENE	"	<25,000 ug/kg
CHLOROETHANE	"	<25,000 ug/kg
CHLOROFORM	"	<25,000 ug/kg
CHLOROMETHANE	"	<25,000 ug/kg
2-CHLOROTOLUENE	"	<25,000 ug/kg
4-CHLOROTOLUENE	"	<25,000 ug/kg
1,2-DIBROMO-3-CHLOROPROPANE	"	<25,000 ug/kg
DIBROMOCHLOROMETHANE	"	<25,000 ug/kg
1,2-DIBROMOETHANE	"	<25,000 ug/kg
DIBROMOMETHANE	"	<25,000 ug/kg
1,2-DICHLOROBENZENE	"	<25,000 ug/kg
1,3-DICHLOROBENZENE	"	<25,000 ug/kg
1,4-DICHLOROBENZENE	"	<25,000 ug/kg
DICHLORODIFLUOROMETHANE	"	<25,000 ug/kg

FROM : CHEYSLER REALTY CORP.

PHONE NO. : 914 578 2228

Aug. 83 1994 02:46PM P01

Client: RGM Liquid Waste Removal	Client ID: See Below
Date received: 12/30/93	Laboratory ID: See Below
Date extracted: 01/10/94	Matrix: Soil
Date analyzed: 01/10/94	Contractor: 11418

ANALYSIS

PARAMETER	CLIENT ID	RESULTS
TPH	Pit A Boring 1&2 (930377)	920 mg/kg
TPH	Pit A Interior (930378)	3,060 mg/kg
TPH	Boring 1A 3ft-4ft (930380)	608 mg/kg
TPH	Boring 1A 5ft-6ft (930381)	412 mg/kg
TPH	Boring 2A(930382)	677 mg/kg

Michael V. Verrilli
Laboratory Director

Client: RGM Liquid Waste Removal	Client ID: Boring 2A
Date received: 12/30/93	Laboratory ID: 930382
Date extracted: 01/13/93	Matrix: Soil
Date analyzed: 01/13/93	Contractor: 11418

METALS ANALYSIS

PARAMETER	MDL	RESULTS
ARSENIC, As	6.60 mg/kg	115.55 mg/kg
BARIUM, Ba	3.33 mg/kg	24.3 mg/kg
CADMIUM, Cd	1.65 mg/kg	<1.65 mg/kg
CHROMIUM, Cr	1.65 mg/kg	18.64 mg/kg
LEAD, Pb	1.65 mg/kg	8.99 mg/kg
MERCURY, Hg	0.020 mg/kg	<0.020 mg/kg
SELENIUM, Se	1.65 mg/kg	<1.65 mg/kg
SILVER, Ag	1.65 mg/kg	<1.65 mg/kg
COPPER, Cu	1.65 mg/kg	7.32 mg/kg
IRON, Fe	1.65 mg/kg	4,991.7 mg/kg
MANGANESE	1.65 mg/kg	176.55 mg/kg
NICKEL, Ni	1.65 mg/kg	13.37 mg/kg
ZINC, Zn	1.65 mg/kg	39.29 mg/kg

Michael Hendrich
Laboratory Director

Client: RGM Liquid Waste Removal	Client ID: Pit B (Sludge/Liquid)
Date received: 12/30/93	Laboratory ID: 930379
Date extracted: 01/07/94	Matrix: Soil
Date analyzed: 01/07/94	Contractor: 11418

ANALYSIS

PARAMETER	CLIENT ID	RESULTS
Flash Point	Pit B Sludge/Liquid (930379)	>140 F

Michael V. Veraldo
Laboratory Director

Client: RGM Liquid Waste Removal	Client ID: Pit B Sludge/Liquid
Date received: 12/30/93	Laboratory ID: 930379
Date extracted: 01/12/94	Matrix: Sludge
Date analyzed: 01/12/94	Contractor: 11418

EPA METHOD 8260

PARAMETER	CLIENT ID	RESULTS
1,1-DICHLOROETHANE	Pit B Sludge/Liquid	<25,000 ug/kg
1,2-DICHLOROETHANE	"	<25,000 ug/kg
1,1-DICHLOROETHENE	"	<25,000 ug/kg
cis-1,1-DICHLOROETHENE	"	<25,000 ug/kg
trans-1,2-DICHLOROETHENE	"	<25,000 ug/kg
1,2-DICHLOROPROPANE	"	<25,000 ug/kg
1,3-DICHLOROPROPANE	"	<25,000 ug/kg
2,2-DICHLOROPROPANE	"	<25,000 ug/kg
1,1-DICHLOROPROPENE	"	<25,000 ug/kg
ETHYLBENZENE	"	295,700 ug/kg
HEXACHLOROBUTADIENE	"	<25,000 ug/kg
ISOPROPYLBENZENE	"	31,450 ug/kg
p-ISOPROPYLTOLUENE	"	<25,000 ug/kg
METHYLENE CHLORIDE	"	<25,000 ug/kg
NAPHTHALENE	"	346,000 ug/kg
n-PROPYLBENZENE	"	140,700 ug/kg
STYRENE	"	<25,000 ug/kg
1,1,1,2-TETRACHLOROETHANE	"	<25,000 ug/kg
1,1,2,2-TETRACHLOROETHANE	"	<25,000 ug/kg
TETRACHLOROETHENE	"	<25,000 ug/kg
TOLUENE	"	393,550 ug/kg
1,2,3-TRICHLOROBENZENE	"	<25,000 ug/kg
1,2,4-TRICHLOROBENZENE	"	<25,000 ug/kg
1,1,1-TRICHLOROETHANE	"	309,350 ug/kg
1,1,2-TRICHLOROETHANE	"	<25,000 ug/kg
TRICHLOROETHENE	"	<25,000 ug/kg
TRICHLOROFLUOROMETHANE	"	<25,000 ug/kg
1,2,3-TRICHLOROPROPANE	"	<25,000 ug/kg
1,2,4-TRIMETHYLBENZENE	"	264,000 ug/kg
1,3,5-TRIMETHYLBENZENE	"	1,065,000 ug/kg
VINYL CHLORIDE	"	<25,000 ug/kg
XYLENES (TOTAL)	"	1,514,300 ug/kg

Michael Vercich
Laboratory Director



S & S ENVIRONMENTAL SCIENCES, INC.

APPENDIX C

**COPIES OF THE LABORATORY TEST REPORTS
INCLUDING QA/AC DATA FROM LABORATORY RESOURCES, INC.**



Teterboro Division
100 Hollister Road
Teterboro, New Jersey 07608
FAX: 201-288-5311
201-288-3700

LABORATORY ANALYSIS REPORT

Client: S & S Environmental
98 Sand Park Road
Cedar Grove, NJ 07009

Project Manager: Mr. Sayed Iqbal

Project: White Plains, NY

Laboratory Report #: T409217

<u>Lab ID No.:</u>	<u>Sample Reference</u>	<u>Matrix</u>	<u>Collection Date</u>
T409217-01	94-282-1B	SOIL	09/16/94
T409217-02	94-282-2B	SOIL	09/16/94
T409217-03	94-282-3B	SOIL	09/16/94
T409217-04	94-282-4B	SOIL	09/16/94
T409217-05	94-282-5B	SOIL	09/16/94
T409217-06	94-284-FB	WATER	09/17/94
T409217-07	94-284-1A	SOIL	09/17/94
T409217-08	94-284-2A	SOIL	09/17/94
T409217-09	94-284-3A	SOIL	09/17/94
T409217-10	94-284-4A	SOIL	09/17/94
T409217-11	94-284-5A	SOIL	09/17/94

Date Received: September 19, 1994

Date of Report: October 11, 1994

N.J. Certification #02046
N.Y. Certification #11321
P.A. Certification #68-420



Moe R. Amirsoleymani
Quality Assurance Manager

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S & S ENVIRONMENTAL SCIENCES, INC.

Scientific and Chemical Testing And Consultation

98 Sand Park Rd., Cedar Grove, N.J. 07009

(201)857-7188

Fax (201)239-8380

Kamil Sor, Ph D

Charles Shimel, P E

Yilmaz Arhan, M.S

CHAIN OF CUSTODY RECORD

CLIENT: _____ TEL.NO: _____

ADDRESS: _____ FAX NO: _____

PROJECT LOCATION: White Plains, New York

SAMPLE NUMBER	SAMPLING DATE	SAMPLING TIME	SAMPLE TYPE	NO. OF BOTTLES	ANALYSES REQUESTED
01) 94-282-1B	9-16-94		Soil	2	TPHC*
02) 94-282-2B			Soil	2	TPHC*
03) 94-282-3B			Soil	2	TPHC*
04) 94-282-4B			Soil	2	TPHC*
05) 94-282-5B	↓		Soil	2	TPHC*

COMMENTS: (*) - Please see attached note

SAMPLED BY: SS

SAMPLE PRESERVATION: Cooled to 4°C

RELINQUISHED BY

[Signature]
[Signature]

RECEIVED BY

[Signature]
K. Dargatzis

DATE AND TIME

9/19/94 3:45
9/19/94 16:30



S & S ENVIRONMENTAL SCIENCES, INC.

Scientific and Chemical Testing And Consultation

98 Sand Park Rd., Cedar Grove, N.J. 07009

(201)857-7188

Fax (201)239-8380

Kamil Sor, Ph D

Charles Shimel, P E

Yilmaz Arhan, M.S

CHAIN OF CUSTODY RECORD

CLIENT: _____ TEL.NO: _____

ADDRESS: _____ FAX NO: _____

PROJECT LOCATION: White Plains, New York

SAMPLE NUMBER	SAMPLING DATE	SAMPLING TIME	SAMPLE TYPE	NO. OF BOTTLES	ANALYSES REQUESTED
94-284-FB	9-17-94		Water	6	TPHC, Total PCBs, Priority Pollutant Metals, VO+15 and Base/Neutrals + 15
94-284-1A			Soil	2	TPHC*
94-284-2A			Soil	2	TPHC*
94-284-3A			Soil	2	TPHC*
94-284-4A			Soil	2	TPHC*
94-284-5A			Soil	2	TPHC*

COMMENTS: (*) - Please see attached note

SAMPLED BY: SI

SAMPLE PRESERVATION: Cooled to 4°C

RELINQUISHED BY

RECEIVED BY

DATE AND TIME

[Signature]

[Signature]

9/19/94 3:45

[Signature]

[Signature]

9/19/94 4:15

PROJECT: WHITE PLAINS, NY

9/19/94

PLEASE ANALYZE THE SAMPLES AS
FOLLOWS:

1) FIELD BLANK: TPHC; Priority Pollutant
Metals, PCBs, Volatile Organics +15 and
Base/Neutral Extractable Organics +15
(STANDARD TURNAROUND TIME)

2) SOILS

10 Soil Samples: TPHC
(48-hr Turnaround)

Please call us or FAX the TPHC results.

Based on the TPHC test results, we
will instruct on which two (2) Soil
Samples to be further analyzed for

Priority Pollutant Metals, PCBs, Volatile
Organics +15 and Base/Neutral Extractable
Organics +15.

Thank you.

S4S Env. Sci./Inc.

FAX # (201) 239-8380

SAYED IQBAL

Tel 201-357-7188

Date: 9/21/94

LABORATORY RESOURCES INC.
CHANGE ORDER FORM

Date Notified by Client: 9/21/94

Work Order Number: T409217

Client Name: S+S Environmental

Informed by: Mr. Allen

☐ Verbal

☒ Fax

☐ Written

☐ Per Chain of Custody

Departments Notified by: Lo

Changed in LIMS by: Lo

Date: 9/21/94

Departments Notified:

☒ Extractions

☒ Volatiles 8240

☒ Semi-Volatiles 8270
8050

☒ Metals

☐ Wet Chem

☐ Report Gen

☐ Sample Mngmt.

Original filed with chain of custody / data file ☐

Sample Number(s)

05, 09

Addition(s)

8240+15

8270+15 DU

PCB 3, 8050

PF metals

Deletion(s)

Comments: _____

Due Date: / /

Signature or Initials: _____

004