



FACT SHEET

Brownfield Cleanup Program

Receive Site Fact Sheets by *Email*. See "For More Information" to Learn How.

Site Name: 136 Fuller Road
DEC Site #: C401055
Address: 136 Fuller Road
Albany, NY 12205

Have questions?
See
"Who to Contact"
Below

Remedy Proposed for Brownfield Site Contamination; Public Comment Period Announced

The public is invited to comment on a proposed remedy being reviewed by the New York State Department of Environmental Conservation (NYSDEC) to address contamination related to the 136 Fuller Road site ("site") located at 136 Fuller Road, Albany, Albany County. Please see the map for the site location. Documents related to the cleanup of this site can be found at the location(s) identified below under "Where to Find Information."

Based on the findings of the investigation, NYSDEC in consultation with the New York State Department of Health (NYSDOH) has determined that the site poses a significant threat to public health or the environment due to elevated concentrations of contaminants in groundwater, soil, and soil vapor. The activities in the report have been designed to address the identified contamination and the threat posed.

How to Comment

NYSDEC is accepting written comments about the proposed plan for 45 days, from **January 16, 2013** through **March 1, 2013**. The proposed plan is available for public review at the location(s) identified below under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project Related Questions in the "Who to Contact" area below.

Draft Remedial Work Plan and Proposed Decision Document

The cleanup plan is described in NYSDEC's Proposed Decision Document, which is based on a more detailed "Remedial Work Plan". The proposed remedy consists of:

ELEMENTS OF THE PROPOSED REMEDY

Based on the results of the site investigations, the Department is proposing a No Further Action Alternative. The No Further Action Alternative includes continued operation of the existing High Vacuum Extraction/Soil Vapor Extraction (HVE/SVE) System and the Sub-slab Depressurization System (SSDS) with the addition of Institutional Controls (ICs) and Engineering Controls (ECs) as part of the proposed remedy for the site. The Department believes that this remedy is protective of human health and the environment and satisfies the remediation objectives.

The High Vacuum Extraction (HVE) System extracts contaminated groundwater and soil

vapors from the subsurface through a series of wells. The high vacuum lowers the water table exposing the impacted soil for the SVE system to remediate. The lowered groundwater level reduces migration outside the source area.

The Soil Vapor Extraction (SVE) System cleans up soil contaminated with volatile organic compounds (VOCs) such as solvents. The process physically removes contaminants from the soil by applying a vacuum to SVE wells that has been installed below the ground in the affected area. The vacuum draws VOC-contaminated air out of the ground and up the SVE wells where it is treated and discharged to the atmosphere.

Installed as an Engineering Control, the Sub-Slab Depressurization System prevents the potential migration of vapors into the building from soil and/or groundwater beneath the floor.

As an Institutional Control, the Environmental Easement will limit the property to commercial and Industrial use, restrict the use of groundwater and require compliance with an approved Site Management Plan.

The proposed remedy was developed by Fuller Partners, LLC ("applicant(s)") after performing a detailed investigation of the site under New York's Brownfield Cleanup Program (BCP).

Summary of the Investigation

The Remedial Investigation found Volatile Organic Compound (VOC) soil contamination extending partially beneath the site building and a contaminated groundwater plume that extends farther southward beneath the central portion of the site. Approximately five acres of the 15-acre site are impacted with chlorinated VOCs and petroleum VOCs. The contamination lies within a single shallow aquifer at a depth from 4 feet to glacial till at 40 feet below the surface.

Comprehensive sampling and analysis for heavy metals, polychlorinated biphenyls (PCBs), pesticides and semi-volatile organic compounds revealed no impacts above NYSDEC standards, criteria or guidelines for these compounds.

The HVE/SVE extraction system was installed in the source area as an interim remedial measure (IRM) to clean up the contaminated soil and groundwater at the site. Contaminated soil vapor beneath the central portion of the building was found to exist at levels that required a sub-slab depressurization system (SSDS) as a second IRM. Both IRM systems remain in operation.

Based on the findings of additional investigations, the Department concluded to continue use of the HVE/SVE extraction system and the SSDS venting system.

Next Steps

NYSDEC will consider public comments, revise the plan as necessary, and issue a final Decision Document. New York State Department of Health (NYSDOH) must concur with the proposed remedy. After approval, the proposed remedy becomes the selected remedy. The draft Remedial Work Plan and Proposed Decision Document are revised as needed to describe the selected remedy, and will be made available to the public. The applicant(s) may then design and perform

the cleanup action to address the site contamination, with oversight by NYSDEC and NYSDOH.

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

Background

Location: The 136 Fuller Road BCP Site is in a mixed commercial and industrial area in the City of Albany, Albany County, NY. This site (tax map parcel 53.00-1-47 and parcel 53.05-1-17) is situated on the eastern side of Fuller Road with Consolidated Rail Corporation Railroad tracks to the north and the Interstate 90 exit ramp (Exit #2) to the south. Less than 0.50 acres along the northern edge of the site is located in the Town of Guilderland, NY.

Site Features: The property is approximately 16 acres with a 270,000 square foot single-story main industrial/warehouse structure, half of which is occupied by industrial tenants. There are two on-site ancillary buildings (emergency water pump house and cell tower equipment building). For fire protection, there is a 150,000 gallon elevated steel water tower, a 250,000 gallon at-grade water storage tank and an electrical sub-station with transformers.

Current Zoning/Use: This is an active site and is zoned for C-M which is a light manufacturing district. The surrounding parcels are transportation corridors (Interstate 90 highway, Consolidated Railroad), commercial properties and a park to the west. The nearest residential area is approximately 1,500 feet northeast of the site.

Historic Uses: The property was developed in 1955 as a brush manufacturing facility. In or about 1974, the facility was converted to manufacture poly-fill material, used for the inside of jackets, blankets, and other textiles. Since the late 1980s, plastic resins have been produced at the facility from recycled materials. Perchloroethylene (PCE) was not documented as ever being used at the site, but a source area of groundwater contamination has been discovered.

Site Geology and Hydrogeology: Depth to groundwater ranges between 4 feet and 10 feet and this shallow groundwater flows to the south. Bedrock was not encountered in any of the deepest borings (40 feet deep). The soil across the site is primarily silty sand with a clay layer (approx. 30 feet below the surface) throughout the entire site. The closest surface water body to the site is the Patroon Creek which is adjacent to the south side of the site and flows easterly approximately six miles to the Hudson River.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:

<http://www.dec.ny.gov/cfm/extapps/derexternal/haz/details.cfm?pageid=3&progno=C401055>

Brownfield Cleanup Program: New York's Brownfield Cleanup Program (BCP) encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses include recreation, housing, business or other uses.

A brownfield is any real property that is difficult to reuse or redevelop because of the presence or potential presence of contamination.

For more information about the BCP, visit: <http://www.dec.ny.gov/chemical/8450.html>

FOR MORE INFORMATION

Where to Find Information

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

NYS DEC
Attn: John Durnin
Division of Environmental Remediation
625 Broadway, 12th Floor
Albany, NY 12233-7016
phone: 518-402-9768
(jedurnin@gw.dec.state.ny.us)

Albany Public Library Main Branch
Attn: Ellen K. Gamache
161 Washington Avenue
Albany, NY 12210
phone: 518-427-4300

Who to Contact

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

Project Related Questions

John Durnin
Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY 12233-7016
518-402-9768
jedurnin@gw.dec.state.ny.us

Site-Related Health Questions

Maureen Schuck
New York State Department of Health
Bureau of Environmental Exposure Investigation
Empire State Plaza, Corning Tower, Room 1787
Albany, NY 12237
518-402-7860
BEEI@health.state.ny.us

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

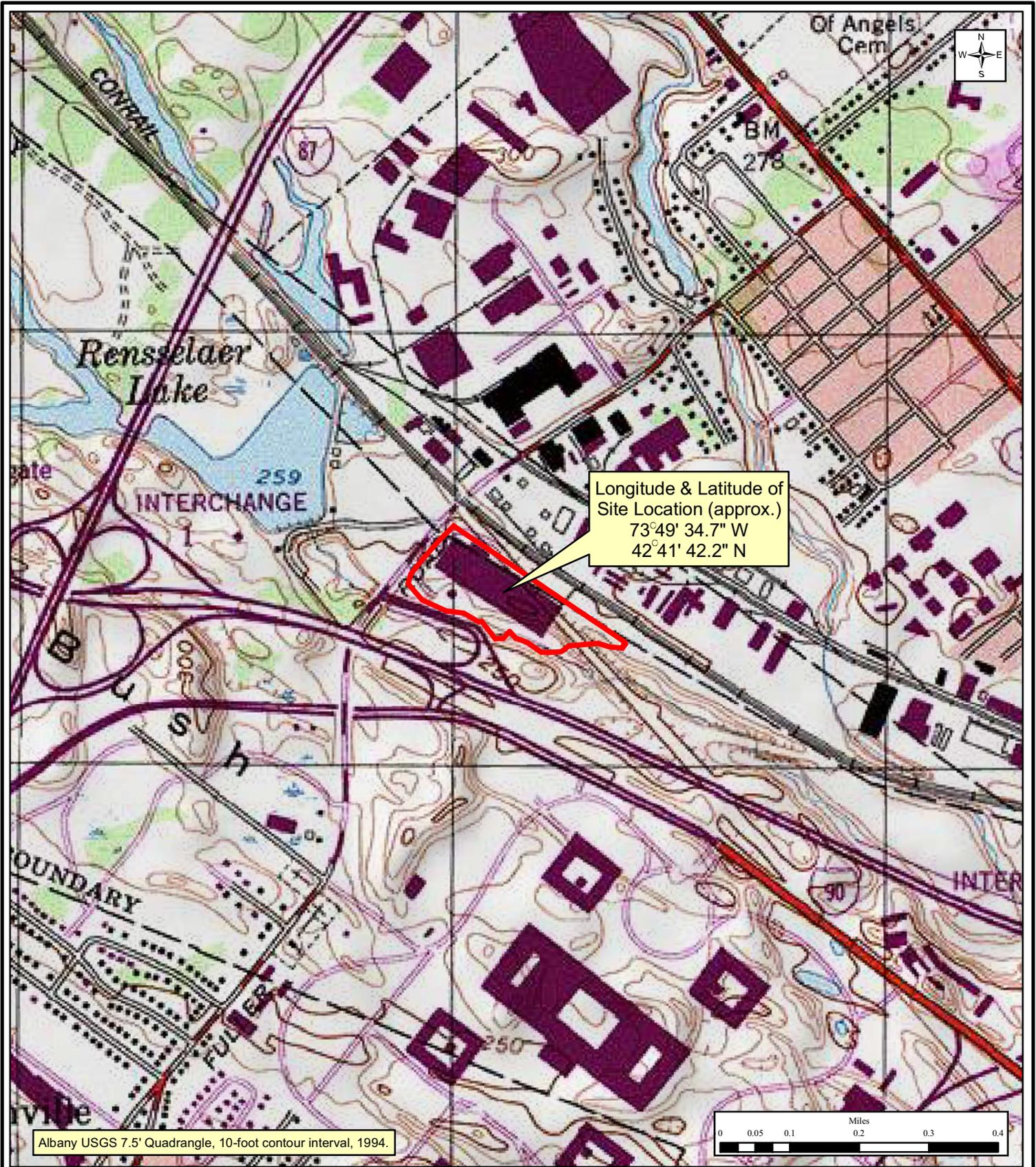
Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs available at the following web page: <http://www.dec.ny.gov/chemical/61092.html>. It's quick, it's free, and it will help keep you *better informed*.

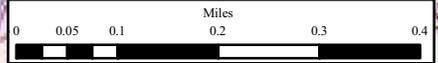


As a listserv member, you will periodically receive site-related information/announcements for all contaminated sites in the county(ies) you select.

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



Albany USGS 7.5' Quadrangle, 10-foot contour interval, 1994.



THE Chazen COMPANIES
ENGINEERS/SURVEYORS
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Orange County Office:
356 Meadow Avenue, Newburgh, NY 12550
Phone: (845) 567-1133
Capital District Office:
547 River Street, Troy, NY 12180
Phone: (518) 273-0055
Glens Falls Office:
100 Glen Street, Glens Falls, NY 12801
Phone: (518) 812-0513

Fuller Partners, LLC
Site Location Map
136 Fuller Road
City of Albany
Albany County, New York

Drawn:	CLC
Date:	01/01/2007
Scale:	As Shown
Project:	90618.00
Figure:	X 1