



April 30, 2020

New York State Department of Environmental Conservation Region 7 Office
615 Erie Boulevard West
Syracuse, New York 13204
Attn: Mr. Michael Belveg

RE: Building Demolition and Monitoring Well Decommissioning

140 Cortland Avenue, Syracuse, New York
NYSDEC BCP Site No. C734144
CHA Project No.: 059294.001

Dear Mr. Belveg:

On behalf of Ranalli/Taylor Street LLC, CHA Consulting, Inc (CHA) has prepared this letter to provide information regarding upcoming activities at the Former Coyne Textile Facility located at 140 Cortland Avenue in the City of Syracuse, New York (Site).

After careful review with respect to the proposed redevelopment of the Site, Ranalli/Taylor Street LLC has determined that the northern approximately two-thirds of the building will be demolished in an effort to facilitate access for remedial activities. Demolition of the building will provide access to areas of contamination which were previously inaccessible due to the potential of undermining foundations. Access to these areas will facilitate a more effective remedy and will ultimately be more protective of the environment. Demolition is anticipated to begin May 18th, 2020. At this time, the concrete floor slab is slated to remain in place and only the superstructure will be demolished.

As you are aware, there are several wells on-Site (Figure 1), including wells inside the portion of the building scheduled for demolition. The wells that were installed for use during the in-situ chemical oxidation pilot study (wells PT-MW-01, PT-MW-02, PT-MW-03, and PT-PZ-01) were installed with PVC risers that stick up approximately 2-feet above grade. During the demolition of the building the risers have the potential to create issues with Site access and would be difficult to protect. These wells were installed specifically for the purpose of the pilot test, and as that has been completed, they should be decommissioned prior to demolition of the building to facilitate easier access for the upcoming demolition activities and eliminate the potential for the integrity of these wells to be compromised. The wells will be decommissioned prior to the demolition, in accordance with New York State Department of Environmental Conservation's (NYSDEC's) Policy "CP-43: Groundwater Monitoring Well Decommissioning Policy". In summary, work will:

- Be completed by a drilling contractor registered in the State of New York, who will comply with all applicable rules, regulations, and guidelines published by the State of New York regarding performance of the work.
- Include a completed Well Decommissioning Record (Figure 3 of NYSDEC's CP-43). The information recorded will include the well ID, the depth of the well, the name of the driller and drilling company, the date of the decommissioning, type of plugging material used, the volume of materials used, and the interval grouted.

The permanent monitoring wells installed during the Remedial Investigation and equipped with protective, flush-mount casings will be protected at this time. These wells include MW-100, MW-101S/I/D, MW-102, MW-103S/D, MW-104 and MW-105S/D. Additionally, the permanent monitoring wells installed in the employee parking lot prior to the Remedial Investigation will be protected at this time. These wells include MW-1, MW-2 and MW-3.

Equipment will be decontaminated at the conclusion of well decommissioning activities and prior to demobilizing equipment from the Site. Only parts of equipment that have contacted Site soil and/or groundwater will require decontamination with a non-phosphate detergent and potable water mixture, followed by potable water and distilled water rinse. Water used for decontamination will be placed in drums and transported off-Site for disposal at a permitted facility.

This letter has been prepared to provide information regarding well decommissioning prior to the demolition of the two-story section of the building. Well decommissioning documentation will be included in the Final Engineering Report. If you have any questions, please do not hesitate to contact me at (315) 257-7154.

Sincerely,



Samantha J. Miller, EIT, CPESC-IT
Assistant Project Engineer III

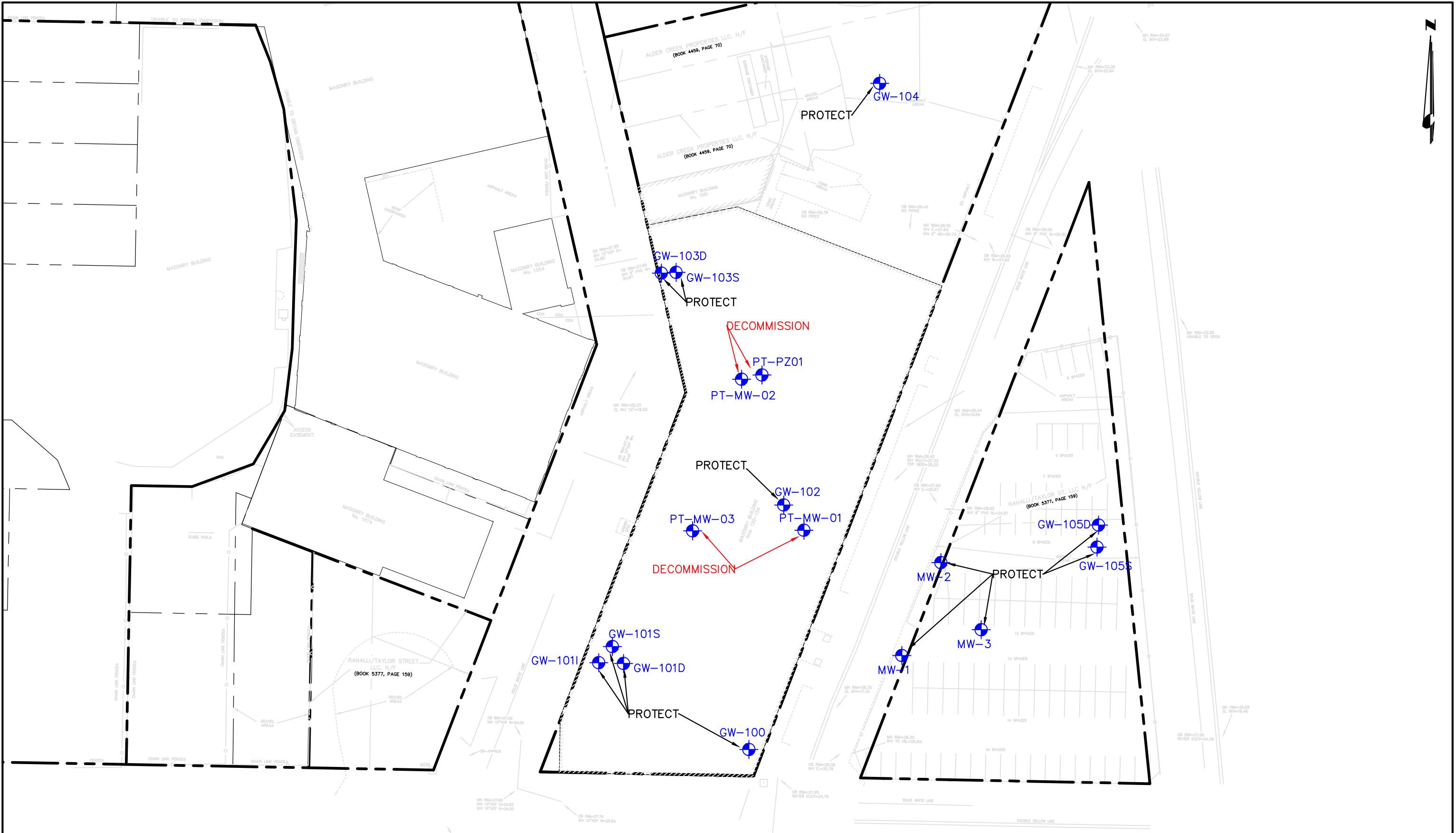
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Attachment

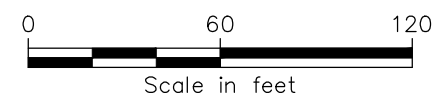
ecc: Mr. Harry Warner, NYSDEC: harry.warner@dec.ny.gov
Ms. Angela Martin, NYSDOH: angela.martin@health.ny.gov
Ms. Gail Cawley, JMA Wireless: gcawley@jmawireless.com
Mr. James Trasher, CHA: jtrasher@chacompanies.com





NOTES:
 1. EXISTING WELLS SHOULD BE PROTECTED DURING ALL ACTIVITIES UNLESS DESIGNATED FOR DECOMMISSIONING.
 2. MONITORING WELLS TO BE DECOMMISSIONED SHOULD BE DONE SO IN ACCORDANCE WITH NYSDEC'S POLICY "CP-43: GROUNDWATER MONITORING WELL DECOMMISSIONING POLICY"
 3. BASEMAP PREPARED BY: IANUZI & ROMANS LAND SURVEYING, P.C. DECEMBER 2019

MONITORING WELL



CIA
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MONITORING WELL LOCATION MAP
 FORMER COYNE TEXTILE BCP SITE C734144
 140 CORTLAND AVE.
 SYRACUSE, NY 13202

059294.001
 DATE: 04/2020
 FIGURE 1