



New York State Department of Environmental Conservation

FACT SHEET

Brownfield Cleanup Program

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300 Ohio Street Site, Buffalo, NY
Site No. C915257

February 2012

Draft Remedial Investigation Work Plan Available for Public Comment

The public is invited to comment on a draft work plan being reviewed by the New York State Department of Environmental Conservation (NYSDEC) to investigate and implement remedial investigation at the 300 Ohio Street Site ("site"), located at 300 Ohio Street in the City of Buffalo, Erie County, New York (see map insert). The draft "Remedial Investigation (RI) Work Plan" was submitted to NYSDEC by 4216 Group, LLC ("applicant") under New York's Brownfield Cleanup Program (BCP).



Site Location Map

How to Comment

NYSDEC is accepting written public comments about the draft Work Plan for 30 days, from February 8, 2012 through March 9, 2012. The draft Work Plan is available for public review at the locations identified below under "Where to Find Information".

Written comments should be submitted to:

Mr. Anthony Lopes, P.E.
New York State Department of Environmental Conservation
270 Michigan Avenue
Buffalo, New York 14203-2999

Highlights of the Proposed Remedial Investigation

The remedial investigation has several goals:

- 1) define the nature and extent of contamination in soil, surface water, groundwater and any other impacted media;
- 2) identify the source(s) of the contamination;
- 3) assess the impact of the contamination on public health and/or the environment; and
- 4) provide information to support the development of a Remedial Work Plan to address the contamination.

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 and business.

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:
www.dec.state.ny.us/website/der/bcp

The investigation will be performed by the applicant with oversight by NYSDEC. This Remedial Investigation (RI) will include the following activities:

- Completion of soil test pits/borings, and installation of groundwater monitoring wells on-site;
- Collection and analysis of surface/subsurface soil, and groundwater samples to assess soil, and groundwater quality and collect site-specific hydrogeological data.

Next Steps

NYSDEC will consider public comments, revise the plan as necessary, and approve the Work Plan. The approved investigation work plan will be made available to the public (see “Where to Find Information” below).

It is estimated that the remedial investigation will take about six weeks of field time and is anticipated to commence in spring 2012.

When the investigation is completed, the applicant will then develop a Remedial Investigation Report and an Alternative Analysis Report (AAR) that summarizes the results of the site investigation and evaluates the scope of cleanup required.

NYSDEC will keep the public informed during the investigation and remediation of the Site.

Background

NYSDEC previously accepted an application from the applicant to participate in the Brownfield Cleanup Program. The application proposes the site be used for commercial purposes.

The site is comprised of 11 adjoining parcels totaling approximately 5.0-acres, located in a historically industrial area of the City of Buffalo, Erie County, New York. The majority of the site was historically utilized as a gasoline / diesel filling station and a petroleum distribution operation since at least 1925. Site has been closed since the late 1990’s.

The northern portion of the Site addressed on Chicago and Mackinaw Street, included the former E&B Machinery and Central Manufacturing operations. These entities formerly operated a machine shop, trucking terminal and coffin and cooperage manufacturing operations.

A 2010 Limited Phase II Site Assessment (dated May 2010) and subsequent Supplemental Phase II Site Assessment (dated September 2010), were completed on the former Petroleum Sales and Services, Inc parcels (i.e., 300-354 Ohio Street and southern sections of 11 Chicago Street and 53 Mackinaw Street parcels) and revealed impacted on-site soil/fill with elevated levels of volatile organic compounds (VOCs) and semivolatile organic compounds (SVOCs).

FOR MORE INFORMATION

Where to Find Information

Project documents are available for review at the following locations to help the public stay informed. These documents include the draft RI Work Plan and the application to participate in the Brownfield Cleanup Program.

Buffalo & Erie County Public Library
1 Lafayette Square
Buffalo, NY 14203
Attn: Mary Jean Jakubowski
Deputy Director
Phone: (716) 858-8900
Hours: M – Sat. 9-5
Sun. (closed)

NYSDEC Region 9 Office
270 Michigan Avenue
Buffalo, New York 14203-2999
Attn: Mr. Anthony Lopes P.E.
Phone: (716) 851-7220
Hours: M-F 8:30am-4:45pm
(Please call for an appointment.)

Who to Contact

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

Environmental Related Questions

Mr. Anthony Lopes, P.E.
New York State Department of Environmental
Conservation
270 Michigan Avenue
Buffalo, New York 14203-2999
(716) 851-7220
alopes@gw.dec.state.ny.us
(call for an appointment)

Health Related Questions

Ms. Scarlett Messier-McLaughlin
Public Health Specialist
New York State Department of Health
Bureau of Environmental Exposure
Investigation
Flanigan Square
547 River Street
Troy, NY 12180-2216(518) 402-7860
sem10@health.state.ny.us

Project Development Questions

Mr. Corey Stewart 4216 Group, LLC
295 Mail Street, Suite 210
Buffalo, NY 14203
(716) 852-2829
cstewart@ellicottdevelopment.com

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: 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.

You may continue also to receive paper copies of site information for a time after you sign up with a county listserv, until the transition to electronic distribution is complete.

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