



FACT SHEET

Voluntary Cleanup Program

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

Site Name: Former H.B. Fuller- Monarch Div. Prop.
DEC Site #: V00119
Address: 61 Gates Avenue
Geneva, NY 14456

Have questions?
See
"Who to Contact"
Below

NYSDEC Certifies Cleanup Requirements Achieved at Voluntary Cleanup Program Site

The New York State Department of Environmental Conservation (NYSDEC) has determined that the cleanup requirements to address contamination related to the Former H.B. Fuller- Monarch Div. Prop. site ("site") located at 61 Gates Avenue, Geneva, Ontario County under New York State's Voluntary Cleanup Program have been or will be met. Please see the map for the site location.

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

<http://www.dec.ny.gov/cfm/externalapps/derexternal/haz/details.cfm?pageid=3&progno=V00119>

The cleanup activities were performed by H.B. Fuller Company with oversight provided by NYSDEC. NYSDEC has issued a release letter to the volunteer regarding the site. Copies of the release letter and Final Engineering Report, which documents the completion of the site remedy, are available at the location(s) identified below under "Where to Find Information."

Completion of Project

The remedy for the site included an Interim Remedial Measure or "IRM" (discussed below) and institutional and engineering controls including a Site Management Plan. This remedy is protective of human health and the environment. In addition to the IRM, the site remedy included:

1. Post-injection groundwater and soil vapor intrusion monitoring to evaluate the performance of the remedy in accordance with the Site Management Plan (SMP) discussed below.
2. The existing cover system will be managed to restrict digging below the existing cover without NYSDEC approval. Any soil that is dug up will be properly managed. Any fill material brought to the site must be approved by the NYSDEC.
3. Only commercial and industrial activities will be allowed at the site. The use of site groundwater will also be prohibited without NYSDEC approval.
4. An approved SMP for the site that includes a deed restriction; a plan to monitor groundwater and potential on-site soil vapor intrusion; an Excavation Work Plan for the management of soils; and periodic compliance certifications.

Final Engineering Report Approved

NYSDEC has approved the Final Engineering Report, which:

- 1) Describes the cleanup activities completed.
- 2) Certifies that cleanup requirements have been or will be achieved for the site.
- 3) Describes any institutional/engineering controls to be used. An *institutional control* is a non-physical restriction on use of the site, such as a deed restriction, when contamination left over after the cleanup action makes the site suitable for some, but not all uses. An *engineering control* is a physical barrier or method to manage contamination such as a cap or vapor barrier.
- 4) Certifies that a site management plan for any engineering controls used at the site has been approved by NYSDEC.

The following institutional controls have been put in place on the site:

- Monitoring Plan
- Site Management Plan
- Deed Restriction
- Institutional Control/Engineering Control Plan
- Groundwater Use Restriction
- Land Use Restriction

The following engineering controls have been put in place on the site:

- Cover System

Next Steps

With its receipt of a release letter, the volunteer is eligible to redevelop the site. In addition, the volunteer has no liability to the State for contamination at or coming from the site, subject to certain conditions.

A release letter may be modified or revoked if, for example, there is a failure to comply with the terms of the order or agreement with NYSDEC.

Background

Location: The former HB Fuller site is a 1.7-acre site located at 61 Gates Avenue in a mixed commercial/industrial/ residential area of the City of Geneva. The site is approximately 830 feet west of the intersection of State Route 14 and Gates Avenue.

Site Features: The site slopes towards the south and includes a 33,700-square foot manufacturing building, and an above-ground storage tank containment area. The building is surrounded by a parking lot and the northern portion of the site is fenced to control access. The northern tip of the site is covered with vegetation.

Current Zoning and Land Use: The site is currently active and is zoned for industrial use. Properties bordering the site include a furniture manufacturer to the north, railroad tracks to the east, and open lots and vacant manufacturing facilities to the south and west. The nearest residential property is approximately 250 feet east on Gates Avenue.

Past Use of the Site: The facility was reportedly constructed in the 1910's and was improved with additions in the 1930's and 1950's. A boiler and circuit board manufacturer operated the facility until it was purchased in 1979 by Monarch Chemical (Monarch), a former operating division of H.B. Fuller Company. Monarch used the facility to manufacture food grade cleaners/sanitizers used in the dairy and related industries. H.B. Fuller Company sold the property and the business in 1996. Univar, Inc. is the current owner/operator of the site. Univar blends and distributes chemicals for the food industry.

H.B. Fuller Company conducted several environmental assessments of the site as part of the 1996 property sale. The results identified contamination from volatile organic compounds, including tetrachloroethene and associated degradation products. Based on this information, H.B. Fuller Company submitted an application in 2001 to enter into New York State's Voluntary Cleanup Program.

An Interim Remedial Measure (IRM) was completed in 2008 to treat contaminants in the groundwater. An IRM is conducted at a site when a source of contamination or exposure pathway can be effectively addressed before issuance of the Decision Document. The IRM included injecting vegetable oil into the subsurface to enhance the breakdown of contaminants.

Site Geology and Hydrogeology: The ground surface at the site generally slopes to the south. The depth to bedrock (limestone) is greater than 24 feet. The overburden consists of fine-grained soils. The depth to groundwater ranges from approximately 3 to 13 feet below the ground surface. Groundwater generally flows eastward.

Voluntary Cleanup Program: New York's Voluntary Cleanup Program (VCP) was developed to encourage private sector volunteers to investigate and clean up contaminated properties and return these sites to productive use. Once cleaned up, the properties may be redeveloped for commercial, industrial, residential or public use.

For more information about the VCP, visit: <http://www.dec.ny.gov/chemical/8442.html>

FOR MORE INFORMATION

Where to Find Information

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

Geneva Public Library
244 Main Street
Geneva, NY 14456
phone: (315) 789-5303

NYSDEC – Region 8 Office
6274 E Avon Lima Road
Avon, NY 14414
phone: (585) 226-5324 (please call for an appointment)

Who to Contact

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

Project Related Questions

Danielle Miles

Department of Environmental Conservation

Division of Environmental Remediation

6274 E Avon Lima Road

Avon, NY 14414

phone: (585) 226-5349

email: danielle.miles@dec.ny.gov

Site-Related Health Questions

Julia Kenney

New York State Department of Health

Bureau of Environmental Exposure Investigation

Empire State Plaza - Corning Tower Room #1787

Albany, NY 12237

phone: (518) 402-7860

email: BEEI@health.ny.gov

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.

