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2010.0128.03  
August 1, 2011

NYS Department of Environmental Conservation  
270 Michigan Avenue  
Buffalo, NY 14203-2999

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NYSDEC - REGION 9

AUG 02 2011

✓ FOIL  
REL UNREL

Attn: David Szymanski, Project Manager

Re: Periodic Review Report (PRP)  
Former Alumax Extrusions Site  
320 South Roberts Road  
Dunkirk, NY 14048  
VCP Site No. V00589

Dear Mr. Szymanski:

TVGA Consultants (TVGA) has revised the attached Periodic Review Report (originally submitted March 2011) on behalf of the Chautauqua County Department of Public Facilities to document the site's compliance with the June 2004 Combined Institutional Control Plan and Operations and Maintenance Plan (CICP/OMP) and the November 2004 Deed Restrictions. The revisions in this version of the PRP are based on NYSDEC's May 18, 2011 comment letter.

Should you have any questions or comments concerning our submittal, please do not hesitate to contact me at your earliest convenience.

Sincerely,  
TVGA CONSULTANTS

A handwritten signature in dark ink, appearing to read "James C. Manzella".

James C. Manzella, CHMM  
Project Scientist

cc: George Spanos  
Dan Polowy

N:\2010 Projects\2010.0128.03 Alumax Reporting\Engineering\Correspondence\110801\_NYSDEC\_PRR.doc

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# PERIODIC REVIEW REPORT

**FORMER ALUMAX EXTRUSIONS, INC. FACILITY  
320 AND 440 SOUTH ROBERTS ROAD, DUNKIRK NEW YORK**

**VCP SITE NUMBER V00589**

Prepared for:

**Chautauqua County Department of Public Facilities  
454 North Work Street  
Falconer, New York**

Prepared by:



ENGINEERING • LAND SURVEY • MAPPING • ENVIRONMENTAL

WE DESIGN WITH CONSCIENCE. WE ACT WITH PURPOSE.

2010.0128.03

August 2011

**PERIODIC REVIEW REPORT  
FORMER ALUMAX EXTRUSIONS, INC. FACILITY  
320 AND 440 SOUTH ROBERTS ROAD, DUNKIRK NEW YORK**

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## 1.0 INTRODUCTION

The Chautauqua County Department of Public Facilities retained TVGA Consultants (TVGA) to evaluate current conditions at the Former Alumax Extrusions, Inc. Facility in Dunkirk, New York and prepare this Periodic Review Report for the property. This work is being completed to meet the annual reporting requirements identified in the June 2004 Combined Institution Control Plan and Operations and Maintenance Plan and the November 2004 Deed Restrictions under the New York State Department of Environmental Conservation (NYSDEC) Voluntary Cleanup Program (VCP). The NYSDEC VCP site number is V00589.

### 1.1 Background

The project site consists of two adjoining parcels located at 440 and 320 South Roberts Road, Parcels A and B respectively, within the City of Dunkirk, New York (Figure 1). The project site is comprised of approximately 12 acres of land situated on the north side of South Roberts Road. Parcel A, located at 440 South Roberts Road and owned by the Cliffstar Corporation, contains an approximately 7,200-square-foot building currently used as office space while the remainder of the property consists of gravel covered parking areas used for truck trailer storage. Parcel B, located at 320 South Roberts Road and owned by Chautauqua County, formerly contained a 140,000-square-foot building that was demolished in early 2009 while the concrete floor slabs were left in place. Parcel B is currently vacant and undeveloped. These parcels are identified in the November 2004 Deed Restriction (Appendix A) and are depicted on Figure 2. Figure 2 also identifies former section, block and lot (SBL) numbers for these parcels in place during the implementation of the deed restrictions and the SBL numbers currently assigned to these parcels. Also, included in Appendix A are property information pages that list new and old SBL numbers and the historical sale information for these parcels.

Industrial development of the project site was initiated around 1920, when the American Locomotive Company expanded its Dunkirk operations onto the project site. The site use has varied over time and uses have included a foundry, coal storage, locomotive manufacturing, and finned heat exchanger fabrication. In 1976, the facility was acquired by Alumax Inc. (Alumax), which operated an aluminum extrusion business at the site until 1993, operating as Alumax Extrusions, Inc. Alcoa's acquisition of Alumax in 1998 included the idled Dunkirk facility. The property was subsequently purchased by Chautauqua County in 2008.

Environmental investigation conducted at the site revealed that contamination, likely associated with historical operations, had impacted the property, necessitating remedial activities. Constituents of potential concern (COPCs)

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identified in site soil/fill consist primarily of chlorinated hydrocarbons (specifically trichloroethene (TCE) and its degradation products), Polychlorinated Biphenyls (PCBs), and metals. A residual source area containing concentrations of TCE and its degradation products was identified in the northwestern portion of the site. Figure 7 from the April 2004 VCP Interim Remedial Measures (IRM) Completion Report depicts the approximate areal extent of this residual source area. This source area has impacted site groundwater in this area. With the exception of the chlorinated hydrocarbons, groundwater has not shown impact from COPCs identified in soils.

Subsequent remedial activities conducted at the site included in-situ chemical treatment using zero valent iron in the residual source area (December 2004), removal and off-site disposal of sediments within two on-site catch basins (mid-2000), and installation of a sub-slab vapor (SSV) mitigation system (December 2003). The remedial efforts also included the development of deed restrictions and the June 2004 Combined Institution Control Plan and Operations and Maintenance Plan (CICP/OMP) provide guidance concerning the surface cover, soil/fill excavation and management, groundwater use and monitoring for the groundwater within the residual source area.

Additionally, as indicated above the 140,000-square foot building formerly located on Parcel B was demolished in early 2009. TVGA, prepared the contract documents and specifications for the demolition project. The project was publicly bid by the Chautauqua County Department of Public Facilities (CCDPF) Procurement Department. Cambria Contracting, Inc. of Lockport New York, as the low bidder was awarded the work. Construction observation was provided by TVGA on behalf of the CCDPF. Prior to the demolition the ACMs within the former on-site building were abated in accordance with the requirements outlined in 12 NYCRR Part 56 or New York State Department of Labor (NYSDOL) Industrial Code Rule 56 (ICR 56). The abatement work was completed between November and December 2008. Following the asbestos abatement the demolition of the building occurred, which took place between January and February 2010. To address the "Yes" answer in Box 1 Number 2 of the IC/EC Certification form a copy of the demolition permit issued by the City of Dunkirk is included in Appendix B. The building was demolished to grade and the concrete floor slabs and foundations were left in place. No ground intrusive activities disturbing the subsurface of the site were conducted during this demolition project. Care was taken not to damage the monitoring wells that are part of the post remedial groundwater monitoring program (i.e. AL-1, AL-2 and AL-7).

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## 2.0 PERIODIC REVIEW

TVGA conducted the annual Periodic Review in February 2011 to document that the CICP/OMP requirements are being met. This Annual Periodic Review is discussed in the sections below. The following sections summarize existing site conditions, the Institutional Controls and Engineering Controls developed for the site, and the current status of these controls. Additionally, the following sections summarize the results of the required media monitoring for the site. Appendix C includes photographs taken during the Site Inspection and Appendix D includes the NYSDEC "Site Management Periodic Review Report Notice - Institutional and Engineering Controls Certification Form."

### 2.1 Existing Site Conditions

On February 22, 2011, Mr. Andrew Benkleman, E.I.T, conducted the annual site inspection, which included observation of current conditions throughout site. Parcel A contains an approximately 7,200-square-foot building currently used as office space while the remainder of the property consists of gravel covered parking areas used for truck trailer storage. Parcel B is currently vacant and undeveloped. As previously discussed, the on-site building for Parcel B was demolished in early 2009 while the concrete floor slabs were left in place. No other visible changes were observed on the site.

### 2.2 Institutional Controls

#### 2.2.1 Site Use Restrictions

In accordance with the deed restrictions and the CICP/OMP, the site is to be used for restricted commercial or restricted industrial uses only. The CICP/OMP presents the following definitions for these use categories:

- Restricted Commercial - Residential Uses are not allowed under this category. Commercial uses are allowed but require engineering controls and/or institutional controls. Some types of "commercial" uses that could create "residential" types of exposures are excluded, such as day-care and health care facilities. Retail stores, warehouse/distribution centers, service facilities and offices would be included in the commercial definition.
- Restricted Industrial - Residential and commercial uses are not allowed. Industrial uses are allowed but they require engineering controls and/or institutional controls. Metal working, manufacturing and other industrial uses are included in this category.

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The Cliffstar Corporation operates the building in the northwest corner of Parcel A as office space with the remainder of the property used for tractor trailer parking; therefore, this use meets the definition of Restricted Commercial use. Parcel B is currently vacant and undeveloped; however, a new roadway that will provide improved truck access in the area is proposed to be developed on the site. This road is currently undergoing design approval with the appropriate state and federal agencies and, if constructed, the road will traverse the site from the southwest to the northeast. The required surface cover system requirements listed in the CACP/OMP will be incorporated into the road design.

#### 2.2.2 Groundwater Use Restrictions

Previous investigations conducted at the site and adjacent sites have determined that groundwater resources are limited, particularly within the uppermost groundwater-bearing zone at the site. Groundwater is not generally used in the vicinity of the site, nor would it be expected to be used in the future, given the industrial character of the area and the availability of municipal water supply in the area. The clayey soils and shale bedrock have low hydraulic conductivity and produce limited quantities of water. The most productive zone is the top five feet of the shale bedrock, which is fractured and weathered. This zone is also considered to be perched and may be laterally limited. Groundwater in the north-central portion of the site (i.e., residual source area) is impacted with chlorinated hydrocarbons. Low concentrations of petroleum related constituents were encountered in other wells. The residual source area was addressed via in-situ treatment technology; however, low-level impacts to groundwater may linger due to the low conductivity and the potential dissolution of chlorinated constituents adsorbed to the clayey soils. Therefore, groundwater use restrictions were implemented at the site to limit potential exposure to impacted groundwater and are identified in the deed restrictions recorded with property deed.

Although groundwater use is not prohibited, it is restricted. Should a future owner or operator determine that groundwater use is beneficial to their operations, permission from NYSDEC must be obtained. Additionally, the owner or operator must conduct an evaluation of the suitability for the potential use of the groundwater and define the ultimate point of discharge (e.g., sanitary sewer, surface water, or reinjection) for any once-through water or blowdown from any recirculation system(s). Use of groundwater may require appropriate treatment to meet water quality requirements for use and discharge. Groundwater extracted for testing, monitoring, and remediation, while

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excluded from the provisions of this groundwater use restriction, must still meet local, state and federal disposal requirements.

### 2.2.3 Soils Management Plan

The Soils Management Plan (SMP) was prepared to identify environmental guidelines for the management of subsurface soil/fill and long-term maintenance of the cover system. The SMP includes requirements that address the following key components:

- Any breach of the surface cover system
- Surface erosion and storm water runoff control
- Management of excavated soil/fill
- Allowable reuse of excavated soil/fill
- Requirements for off-site fill and grading materials
- Notification requirements
- Annual reporting and certification requirements

Since no redevelopment has taken place since the completion of remedial activities, the cover system has not yet been installed. Additionally, no soil excavations have occurred on the property since the completion of remedial activities.

### 2.2.4 Groundwater Monitoring

Groundwater monitoring is required for evaluating the efficacy of ZVI application in the residual source area that was completed in December 2004. This monitoring consists of sampling and analysis of groundwater collected from monitoring wells AL-1, AL-2 and AL-7. Figure 2 depicts the locations of the sampled monitoring wells. The samples are analyzed for USEPA Target Compound List (TCL) volatile organic compounds (VOCs). Annual groundwater monitoring is performed in conjunction with the annual review of the institutional control plan. In accordance with the CICP/OMP, this annual monitoring will occur until total concentrations of chlorinated VOCs fall below 100 µg/L in AL-1 and AL-7. The collection of samples from these wells in 2009 revealed that total VOC concentrations in these wells exceeded the 100 ug/L concentration threshold. Therefore, groundwater samples were collected during the reporting period and the results, which are compared with pre-remedial analytical results, are summarized in the following section.

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### *Sampling Procedure*

The three groundwater monitoring wells were purged and sampled in accordance with the procedures detailed in the July 15, 2003 IRM Workplan and the October 6 and 24, 2003 addendums. All monitoring well sampling activities were recorded on groundwater sampling logs, which are included in Appendix E. Other observations (e.g., well integrity, etc.) were also noted on the well sampling logs. Prior to the initiation of groundwater sampling, groundwater levels were measured with an electronic water level indicator to determine the static water level below the top of the riser. The groundwater levels were used to determine the volume of standing water in the wells and to characterize the groundwater flow direction.

Well purging consisted of the evacuation of a minimum of three well volumes or, in the case of wells with slow recharge rates, until the well was evacuated to dryness using dedicated polyethylene bailers. After the completion of development, the monitoring wells were allowed to recharge. The samples were collected within three hours of completion of well development using dedicated bailers and clean sample bottles containing preservatives provided by the laboratory. The groundwater samples were submitted for analysis of TCL VOCs.

### *Sample Preservation and Handling*

Immediately after collection, all samples were placed in a cooler and chilled with ice. To ensure sample integrity, a Chain-of-Custody (COC) sample record was established and kept with the samples to document each person that handled the samples. The samples were transported to Paradigm Environmental Services Inc. (Paradigm), which is a New York State Department of Health Environmental Laboratory Approval Program (ELAP) certified environmental laboratory, for analytical testing. The COC records established for the collected samples were maintained throughout laboratory handling. Copies of the COCs and complete analytical laboratory report are included as Appendix F.

### *Quality Assurance/Quality Control Samples*

In addition to field samples, Quality Assurance/Quality Control (QA/QC) samples were collected to evaluate the effectiveness of the QA/QC procedures implemented during the field and laboratory activities associated with the project. The QA/QC sample included a trip blank sample that was analyzed for TCL VOCs.

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### *Analytical Results*

The following section summarizes and discusses the analytical results generated during the aforementioned monitoring event. For discussion purposes, this data is compared with the Standards Criteria and Guidance values (SCGs) applicable to groundwater: NYSDEC's June 1998 Ambient Water Quality Standards and Guidance Values and Groundwater Effluent Limitations in the Technical and Operational Guidance Series (TOGS) 1.1.1.

One or more VOCs were detected in each of the samples above the SCGs. The VOCs detected in the monitoring wells primarily consisted of chlorinated solvents and benzene.

Table 1 summarizes the groundwater pre- and post-remedial sampling results and compares the results to the applicable water quality standards. Figure 2 depict the locations of the monitoring wells as well as the pre- and post-remedial analytical results. The concentrations of contaminants have continued to decline in AL-1 and AL-7 since the remedial activities. While these concentrations remain above the 100 µg/L threshold, they were significantly lower than the pre-remedial concentrations. The post-remedial concentrations in well AL-2 were generally consistent with pre-remedial concentrations.

Figure 3 depicts the groundwater contours for project area. As depicted on this figure groundwater flow is generally to the north / northwest. However, based on a review of this figure, flow conditions in the vicinity of these wells is generally to the southwest which is similar to hydrologic conditions identified in Section 1.6 CICP/OMP which indicated a localized flow to the southwest. As stated in this section, the water levels in these wells are likely unreliable due to the influence of building foundations and subsurface utilities. It should be noted that foundations and utilities were not removed during the building demolitions; therefore, flow conditions in this area would still be considered unreliable. Based on the fact that flow conditions have not significantly changed since the implementation remedial program, it is unlikely that impacts affecting the remedial effectiveness of the groundwater remedial action have occurred.

### *Summary and Conclusions*

TVGA evaluated the present groundwater quality and the efficacy of the groundwater treatment at the Former Alumax Extrusions, Inc. Facility. The evaluation involved the collection and analysis of three groundwater

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samples and a comparison of the analytical results to pre-remedial results and groundwater standards. The following conclusions are based on the findings of this monitoring event:

- The comparison of the pre- and post-remedial groundwater analytical results showed significant decreases in VOC concentrations in AL-1 and AL-7 and generally stagnant contaminant concentrations in AL-2.
- The IRMs that included the injection of zero valent iron appear to be effective in reducing contaminant concentrations in on-site groundwater.
- The IRM Work Plan states that the remedial goal of the site is for the total concentrations of chlorinated VOCs in AL-1 and AL-7 is 100 µg/L or less. This remedial goal has not yet been attained. Once the clean-up standard is attained, NYSDEC will be notified and permission to abandon all site monitoring wells will be requested.
- Based on the fact that flow conditions have not significantly changed since the implementation remedial program, it is unlikely that impacts affecting the remedial effectiveness of the groundwater remedial action have occurred.

The next post-remedial groundwater sampling event is scheduled for 2012.

## 2.3 Engineering Controls

### 2.3.1 Surface Cover System

The long history of industrial use of the site has resulted in widespread, low level impacts to site-wide soils. To limit casual exposure to site soils, a soil surface cover system consisting of clean soil, pavement, and/or concrete will be constructed as the site. The purpose of the surface cover system will be to eliminate the potential for human contact with fill material and eliminate the potential for contaminated runoff from the property. The cover system will consist of one or more of the following types of clean material:

- Soil: 12 inches of vegetated soil cover underlain by a demarcation layer in outdoor vegetated areas.
- Asphalt: a minimum of six inches of material (asphalt and subbase material) in areas that will become roads, sidewalks, and parking lots.
- Concrete: a minimum of 6 inches of material (concrete and subbase material) in areas that will become slab-on-grade structures or for roads, sidewalks, and parking lots in lieu of asphalt.

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### 2.3.2 Sub-Slab Vapor Mitigation

The former building that occupied the site contained a sub-slab venting system that was located over the residual source area. As previously indicated the building, including the sub slab vapor venting system, was demolished in early 2009. Therefore, the continued maintenance and operation of this vent system is no longer required.

For slab-on-grade structures, an 8-mil polyethylene vapor barrier will be placed beneath the concrete for new structures built in the portion of the site identified as the residual source area. The vapor barrier requirement is not required in areas other than the residual source area because volatile organic compounds were not found in significant quantities on any other portions of the site.

## 3.0 CONCLUSIONS & RECOMMENDATIONS

At the time of the site inspection, the Former Alumax Extrusions, Inc. Facility was in compliance with the CICP/OMP.

## 4.0 LIMITATIONS

The conclusions presented in this report are based on information gathered in accordance generally accepted professional consulting principles and practices. All conclusions reflect observable conditions existing at the time of the site inspection. Information provided by outside sources (individuals, agencies, laboratories, etc.), as cited herein, was used in the assessment of the site. The accuracy of the conclusions drawn from this assessment is, therefore, dependent upon the accuracy of information provided by these sources. Furthermore, TVGA is not responsible for the impacts of any changes in environmental standards, practices, or regulations subsequent to the performance of services.

This report is based upon the application of scientific principles and professional judgment to certain facts with resultant subjective interpretations. Professional judgments expressed herein are based upon the facts currently available within the limits of the existing data, scope of services, budget, and schedule. To the extent that more definitive conclusions are desired by the Client than are warranted by the current available facts, it is specifically TVGA's intent that the conclusions and recommendations stated herein will be intended as guidance and not necessarily a firm course of action except where explicitly stated as such. TVGA makes no warranties, expressed or implied including without limitation, warranties as to merchantability or fitness of a particular purpose. Furthermore, the information provided in this report is not to be construed as legal advice.

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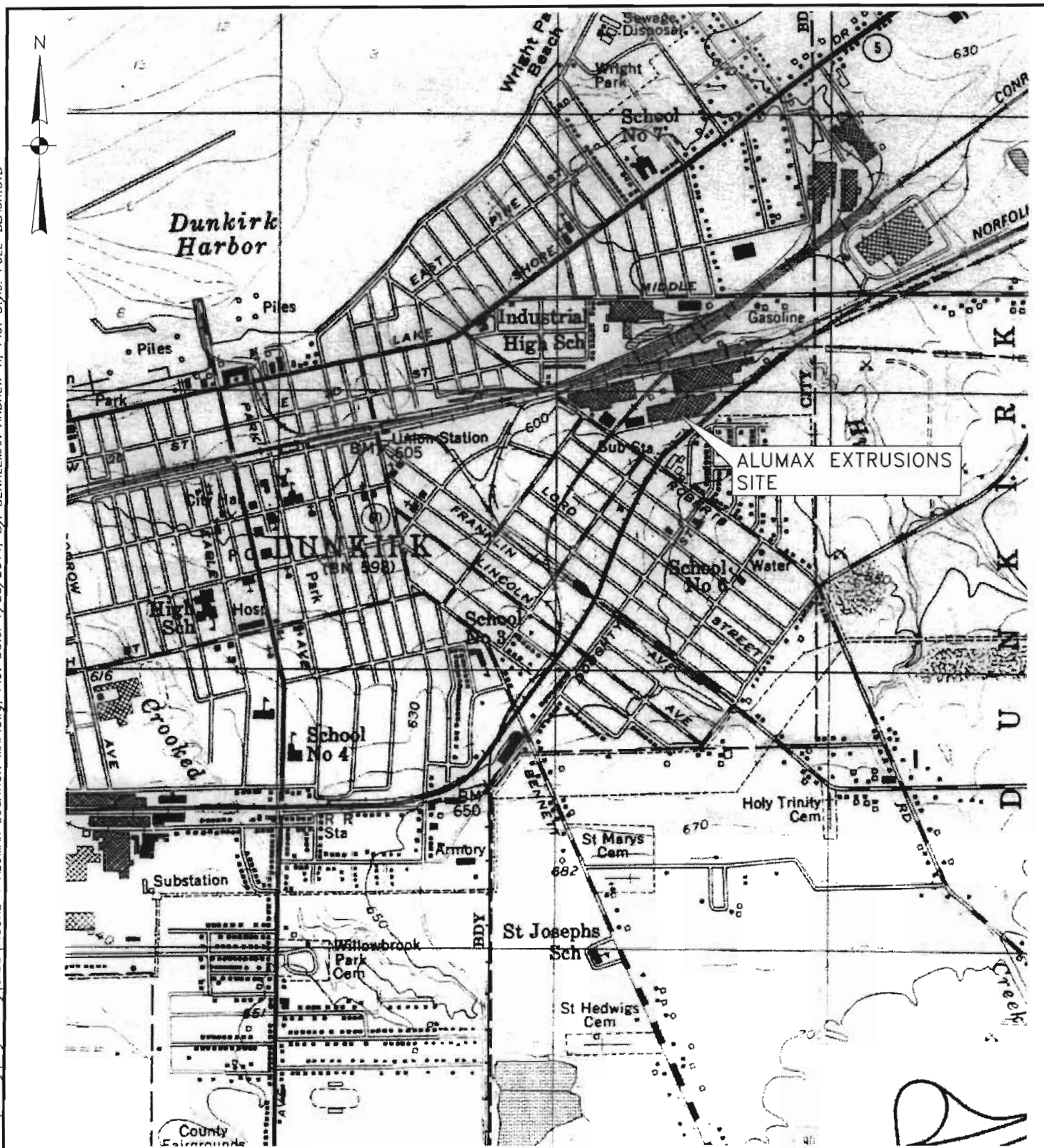
This assessment and report have been completed and prepared on behalf of and for the exclusive use of Chautauqua County. Any reliance on this report by a third party is at such party's sole risk. Furthermore, nothing contained in this report shall be construed as a warranty or affirmation by TVGA that the subject property described in this report are suitable collateral for any loan or that acquisition of such property by any lender through foreclosure proceedings or otherwise will pose no risk of potential environmental liability on the part of such lender.

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**FIGURES**

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## SITE LOCATION MAP

**TVGA**  
CONSULTANTS

620 MAIN STREET  
BUFFALO, NEW YORK 14202-1906  
P. 716.849.8739  
F. 716.856.0981  
www.tvga.com

FORMER ALUMAX EXTRUSIONS SITE  
DUNKIRK, CHAUTAUQUA CO., N.Y.

PROJ. NO. 2010.0128.03

SCALE: 1" = 2000'

DATE: AUGUST 2011

FIGURE NO. 1

File: N:\2010 Projects\2010.0128.03 Alumax Reporting\Engineering\CADD\FIGURE 2 ALUMAX.dwg, Plot Date: 7/28/2011, By: BENKLEMAN ANDREW T., Plot Style: HALF-BLACK.CTB



| AL-1                     |                    |         |         |         |
|--------------------------|--------------------|---------|---------|---------|
| PARAMETER                | CONCENTRATION ug/L |         |         |         |
|                          | 5-31-00            | 1-16-03 | 2-10-09 | 2-22-11 |
| 1,1-DICHLOROETHENE       | ND                 | 73      | ND      | ND      |
| cis-1,2-DICHLOROETHENE   | 1500               | 9400    | 1280    | 1140    |
| trans-1,2-DICHLOROETHENE | ND                 | 39      | ND      | ND      |
| BENZENE                  | ND                 | 38      | 9.77    | 17.1    |
| CYCLOHEXANE              | ND                 | 64      | ND      | ND      |
| ETHYLBENZENE             | ND                 | 6       | ND      | ND      |
| METHYL CYCLOHEXANE       | ND                 | 41      | ND      | ND      |
| TOLUENE                  | ND                 | 43      | ND      | ND      |
| TOTAL XYLENES            | ND                 | 13      | ND      | ND      |
| TRICHLOROETHENE          | 2400               | 4600    | 118     | 197     |
| VINYL CHLORIDE           | 240                | 740     | 977     | 825     |

S. ROBERTS ROAD

OFFICE BUILDING

PARCEL A  
440 SOUTH ROBERTS ROAD  
OLD PARCEL ID: 30-1-7.3  
NEW PARCEL ID: 79.16-2-4

PARCEL B  
320 SOUTH ROBERTS ROAD  
OLD PARCEL ID: 30-1-7.2.1  
NEW PARCEL ID: 79.16-2-5

| AL-7                   |                    |         |         |
|------------------------|--------------------|---------|---------|
| PARAMETER              | CONCENTRATION ug/L |         |         |
|                        | 2-25-04            | 2-10-09 | 2-22-11 |
| cis-1,2-DICHLOROETHENE | 1,100              | 600     | 473     |
| TOTAL XYLENES          | 29                 | ND      | ND      |
| TRICHLOROETHENE        | 3000               | 154     | 138     |
| VINYL CHLORIDE         | 160                | 331     | 271     |

AL-1D

AL-1

AL-2

AL-7

PW-1  
(PRODUCTION WELL)

GAS WELL

AL-5

AL-6

AL-3

AL-3D

| AL-2                   |                    |         |         |         |
|------------------------|--------------------|---------|---------|---------|
| PARAMETER              | CONCENTRATION ug/L |         |         |         |
|                        | 5-31-00            | 1-16-03 | 2-10-09 | 2-22-11 |
| cis-1,2-DICHLOROETHENE | ND                 | ND      | 9.36    | 6.94    |
| BENZENE                | ND                 | 12      | 6.1     | 16.1    |
| CYCLOHEXANE            | ND                 | 2       | ND      | ND      |
| ETHYLBENZENE           | ND                 | 4       | ND      | ND      |
| VINYL CHLORIDE         | ND                 | ND      | 3.7     | ND      |

## LEGEND

AL-1



INTERFACE GROUNDWATER  
MONITORING WELL

## NOTES

**BOLD** CONCENTRATIONS EXCEED THE WATER  
QUALITY STANDARDS LISTED IN TOGS 1.1.1(JUNE  
1998)

"ND" = PARAMETER WAS BELOW DETECTION LIMIT

"-" = PARAMETER WAS NOT ANALYZED

GROUNDWATER SAMPLING WAS PERFORMED  
JANUARY 2003, FEBRUARY, 2004, FEBRUARY  
2009 AND FEBRUARY 2011

## SITE PLAN

**TVGA**  
CONSULTANTS

620 MAIN STREET  
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FORMER ALUMAX EXTRUSIONS SITE  
DUNKIRK, CHAUTAUQUA CO., N.Y.

PROJ. NO. 2010.0128.03

SCALE: 1" = 100'

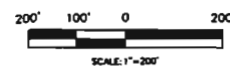
DATE: AUGUST 2011

FIGURE NO. 2



| Property     | Monitoring Well I.D. | Top of PVC Casing (TOC) Elevation | Depth to Bottom from TOC | Bottom Elevation | Depth to Groundwater from TOC | Groundwater Elevation |
|--------------|----------------------|-----------------------------------|--------------------------|------------------|-------------------------------|-----------------------|
| Roblin Steel | MW-1                 | 612.88                            | 18.17                    | 594.71           | 4.67                          | 608.21                |
|              | MW-2                 | 614.87                            | 19.24                    | 595.63           | 6.51                          | 608.38                |
|              | MW-4                 | 612.06                            | 16.09                    | 595.97           | 3.83                          | 608.23                |
|              | MW-8                 | 616.65                            | 15.77                    | 600.88           | 3.73                          | 612.92                |
|              | MW-12                | 618.72                            | 23.98                    | 594.74           | 7.83                          | 610.89                |
|              | EX-MW-11             | 615.3                             | 18.58                    | 596.72           | 3.91                          | 611.39                |
|              | EX-MW-12             | 615.86                            | 21.67                    | 594.19           | 3.91                          | 611.95                |
|              | PH II - MW-3         | 611.27                            | 13.43                    | 597.84           | 2.15                          | 609.12                |
|              | PH II - MW-5         | 609.87                            | 15.02                    | 594.85           | 4.30                          | 605.57                |
|              | MW-9                 | 614.33                            | 18.93                    | 595.4            | 10.38                         | 603.95                |
| Edgewood     | MW-10                | 607.65                            | 23.44                    | 584.21           | 9.78                          | 597.87                |
|              | MW-11                | 612.17                            | 20.04                    | 592.13           | 4.35                          | 607.82                |
|              | MW-12                | 612.45                            | 14.47                    | 597.98           | 4.12                          | 608.33                |
|              | MW-13                | 612.46                            | 16.51                    | 595.95           | 7.76                          | 604.70                |
|              | MW-14                | 612.96                            | 15.40                    | 597.56           | 3.12                          | 609.84                |
|              | AL-1                 | 614.99                            | 19.86                    | 595.13           | 7.15                          | 607.84                |
| Alumax       | AL-2                 | 615.33                            | 19.91                    | 595.42           | 7.87                          | 607.46                |
|              | AL-5                 | 615.6                             | 19.25                    | 596.35           | 5.02                          | 610.58                |
|              | AL-6                 | 614.78                            | 19.41                    | 595.37           | 4.38                          | 610.40                |
|              | AL-7                 | 611.27                            | 11.28                    | 599.99           | 2.63                          | 608.64                |

- Notes:
- All measurements and elevations are in feet.
  - TOC = Top of PVC casing
  - Elevations are based on the NAVD88 datum of 608.82 obtained from the north bolt of a fire hydrant located at the northwest corner of Telcott Street and South Roberts Road
  - Groundwater measurements recorded on February 11, 2009
  - Depth to bottom for Roblin Steel and Alumax sites utilized a meter that is approximately 0.3 feet below recorded values. Measurements for Edgewood are unaffected



NOTES:  
ALL PROPERTY LINES ARE APPROXIMATE

| LEGEND |                           |
|--------|---------------------------|
|        | MONITORING WELL           |
|        | APPROXIMATE PROPERTY LINE |
|        | FENCE                     |

NEW YORK

CITY OF DUNKIRK

GROUNDWATER CONTOUR MAP

FIGURE 3

SHEET REFERENCE NUMBER:

FIGURE 3

Designed by: RSO

Drawn by: RSO

Checked by: TAP

Dwg. Scale: Horiz: 1" = 300'

Vert:

Date: AUGUST 2011

Job No. 2008 0008 00

Drawing File No.

File Name: ENG-CADD (COMBINED)

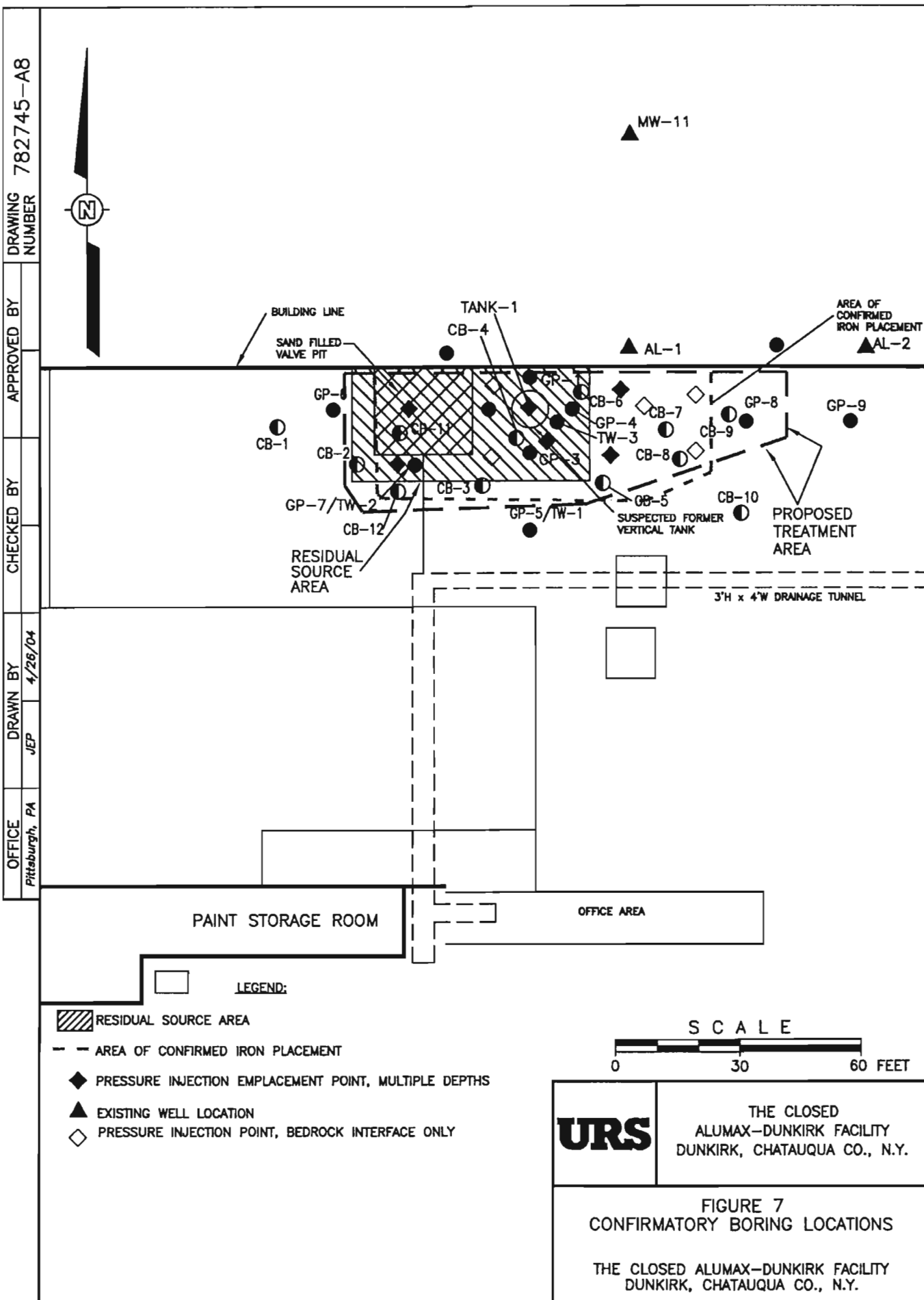
COMBINED SITE

© COPYRIGHT 2011 BY TVGA CONSULTANTS. ALL RIGHTS RESERVED. UNAUTHORIZED DUPLICATION IS A VIOLATION OF APPLICABLE LAWS.

NOTE: UNAUTHORIZED ALTERATION OR ADDITION TO ANY SURVEY, DRAWING, DESIGN SPECIFICATION, OR ANY OTHER DOCUMENT OF SECTION 7203 PROVISION 2 OF THE NEW YORK STATE EDUCATION LAW.

REV

DATE



\_\_\_\_\_

## TABLES

\_\_\_\_\_

**Table 1**  
**Former Alumax Extrusions Site**  
**Summary of Analytical Results**  
**Groundwater Samples**

| PARAMETER                         | REGULATORY<br>VALUE <sup>(1)</sup> | AL-1                 |         |                       |           | AL-2                 |         |                       |           | AL-7                    |                       |           |
|-----------------------------------|------------------------------------|----------------------|---------|-----------------------|-----------|----------------------|---------|-----------------------|-----------|-------------------------|-----------------------|-----------|
| Collection Date                   |                                    | 5/31/00              | 1/16/03 | 2/10/09               | 2/22/2011 | 5/31/00              | 1/16/03 | 2/10/09               | 2/22/2011 | 2/25/04                 | 2/10/09               | 2/22/2011 |
|                                   |                                    | Pre-Remedial Results |         | Post-Remedial Results |           | Pre-Remedial Results |         | Post-Remedial Results |           | Pre-Remedial<br>Results | Post-Remedial Results |           |
| Volatile Organic Compounds (ug/L) |                                    |                      |         |                       |           |                      |         |                       |           |                         |                       |           |
| 1,1-Dichloroethene                | 5                                  |                      | 73      |                       |           |                      |         |                       |           |                         |                       |           |
| cis-1,2-Dichloroethene            | 5                                  | 1,500                | 9,400   | 1,280                 | 1,140     |                      |         | 9.36                  | 6.94      | 1,100                   | 600                   | 473       |
| trans-1,2-Dichloroethene          | 5                                  |                      | 39      |                       |           |                      |         |                       |           |                         |                       |           |
| 1,2,4-Trimethylbenzene            | 5                                  |                      |         |                       |           |                      |         |                       |           |                         |                       |           |
| Acetone                           | 50                                 |                      |         |                       |           |                      |         |                       |           |                         |                       |           |
| Benzene                           | 1                                  |                      | 38      | 9.77                  | 17.1      |                      | 12      | 6.1                   | 16.1      |                         |                       |           |
| Cyclohexane                       | 5                                  |                      | 64      |                       |           |                      | 2       |                       |           |                         |                       |           |
| Ethylbenzene                      | 5                                  |                      | 6       |                       |           |                      | 4       |                       |           |                         |                       |           |
| Methyl Cyclohexane                | 5                                  |                      | 41      |                       |           |                      |         |                       |           |                         |                       |           |
| n-Propylbenzene                   | 5                                  |                      |         |                       |           |                      |         |                       |           |                         |                       |           |
| Toluene                           | 5                                  |                      | 43      |                       |           |                      |         |                       |           |                         |                       |           |
| m,p-Xylene                        | 5                                  |                      |         |                       |           |                      |         |                       |           |                         |                       |           |
| o-Xylene                          | 5                                  |                      |         |                       |           |                      |         |                       |           |                         |                       |           |
| Total Xylenes                     | 5                                  |                      | 13      |                       |           |                      |         |                       |           | 29                      |                       |           |
| Trichloroethene                   | 5                                  | 2,400                | 4,600   | 118                   | 197       |                      |         |                       |           | 3,000                   | 154                   | 138       |
| Vinyl chloride                    | 2                                  | 240                  | 740     | 977                   | 825       |                      |         | 3.7                   |           | 160                     | 331                   | 271       |

**Notes:**

1. Regulatory values are derived from NYS Ambient Water Quality Standards TOGS 1.1.1 (Source of Drinking Water, groundwater).
2. Guidance value was used when standard was not available.
3. (-) = No regulatory value is associated with this compound.
4. Shaded values represent exceedances of the regulatory value.
5. ug/L = micrograms per Liter (equivalent to parts per billion (ppb)).
6. Only compounds with one or more detections are shown.
7. Blank spaces indicate that the analyte was not detected.
8. "NA" = parameter was not analyzed



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**APPENDIX A**  
**NOVEMBER 2004 DEED RESTRICTIONS / PROPERTY**  
**INFORMATION**

---

Chautauqua County Clerk

Return To:

PUBLIC ABSTRACT CORPORATION  
DEFAULT SERVICES  
31 E MAIN ST 3RD FL  
ROCHESTER NY 14614

ALCOA INC

NEW YORK STATE DEPARTMENT OF E  
NVIRONMENTAL CONSERV ATION

Index DEED BOOK

Book 02560 Page 0509

No. Pages 0007

Instrument DECLAR-DEEDS

Date : 11/22/2004

Time : 2:20:53

Control # 200411220133

INST# DE 2004 007426

Employee ID LORENZOT

|            |    |       |
|------------|----|-------|
| COUNTY     | \$ | 27.00 |
|            | \$ | .00   |
| ST ED DEPT | \$ | 4.75  |
|            | \$ | .00   |
|            | \$ | .00   |
|            | \$ | .00   |
|            | \$ | .00   |
| CEA        | \$ | 14.25 |
|            | \$ | .00   |
| Total:     | \$ | 46.00 |

STATE OF NEW YORK  
Chautauqua County Clerk

TRANSFER TAX

WARNING: THIS SHEET CONSTITUTES THE CLERK'S  
ENDORSEMENT, REQUIRED BY SECTION 316-a(5) &  
SECTION 319 OF THE REAL PROPERTY LAW OF THE  
STATE OF NEW YORK. DO NOT DETACH.

CONSIDERATN \$ .00

Transfer Tax \$ .00

Sandra K. Sopak  
County Clerk



0025600509

6

**DECLARATION of COVENANTS and RESTRICTIONS**

**THIS COVENANT** is made the 3rd day of November 2004, by ALCOA INC., a Pennsylvania corporation, as successor in interest to Alumax Inc., a Delaware corporation, whose address is Alcoa Corporate Center, 201 Isabella Street, Pittsburgh, Pennsylvania 15212-5858 ("Alcoa").

**WHEREAS** Alcoa is the subject of Voluntary Agreement Index No. B9-0616-02-06, dated 08 August 2002 (the "Agreement") executed by Robert S. Bear (on behalf of Alcoa) and Susan I. Taluto, Deputy Commissioner – NYSDEC Water Quality and Environmental Remediation as part of the New York State Department of Environmental Conservation's (the "Department's") Voluntary Cleanup Program, namely that parcel of real property located at 320 South Roberts Road in the City of Dunkirk, County of Chautauqua, State of New York, which is part of lands conveyed by:

Warranty Deed made by Alumax Inc. to Alcoa, dated November 3, 2004 and recorded on November 22, 2004 in Liber 251.0 of Deeds at page 505;

and being more particularly described in Appendix "A," attached to this declaration and made a part hereof, and hereinafter referred to as "the Property"; and

**WHEREAS**, the Department approved a remedy to eliminate or mitigate all significant threats to the environment presented by the contamination disposed at the Property and such remedy requires that the Property be subject to restrictive covenants.

**NOW, THEREFORE**, Alcoa, for itself and its successors and/or assigns, covenants that:

First, the Property subject to this Declaration of Covenants and Restrictions is as shown on a map attached to this declaration as Appendix "B" and made a part hereof, and consists of:

PARCEL A

ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Dunkirk, County of Chautauqua and State of New York and more particularly described as follows:

BEGINNING on the centerline of Roberts Road at the point located 601.13

feet northwesterly along said centerline from the northerly line of lands of the Norfolk and Western Railroad, (former New York, Chicago and St. Louis Railroad); thence north 40° 28' east (assumed bearing) a distance of 396.0 feet to a point; thence north 81° 31' east a distance of 95.9 feet to a point; thence south 8° 39' east a distance of 514.37 feet to an iron pin; thence south 38° 16' west a distance of 114.28 feet to said centerline of Roberts Road; thence north 51° 44' west a distance of 456.6 feet along said centerline to the point or place of beginning.

#### PARCEL B

ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Dunkirk, County of Chautauqua and State of New York and more particularly described as follows:

BEGINNING in the center line of the existing 30.3 foot pavement in Roberts Road at a point located 94.53 feet northwesterly along said centerline from the northwesterly line of lands of the New York, Chicago & St. Louis Railroad Company; thence north 51° 44' west along said centerline a distance of 50 feet to a point on line of lands now or formerly of Plymouth Tube Company; thence north 38° 16' east a distance of 114.28 feet to an iron pin and passing through an iron pin located 33 feet northeasterly along the last described course from the centerline of Roberts Road; thence north 8° 39' west a distance of 514.37 feet to an iron pin on point of lands now or formerly of Roblin Industries, Inc.; thence continuing along line of lands of Roblin Industries, north 81° 31' east a distance of 822 feet to an iron pin and south 8° 29' east 251.95 feet to a point on line of lands now or formerly of said Railroad Company; thence south 53° 33' west 219.15 feet to a monument; thence north 87° 18' west 24.88 feet to a monument; thence south 53° 33' west 137.59 feet to an iron pin; thence north 88° 30' west 111.6 feet to an iron pin; thence south 56° 19' 32" west 381.7 feet to a monument; thence south 38° 16' west, 102.49 feet to the point or place of beginning, and passing through an iron pin located 33 feet northeasterly along the last described course from the place of beginning.

Second, unless prior written approval by the Department or, if the Department shall no longer exist, any New York State agency or agencies subsequently created to protect the environment of the State and the health of the State's citizens, hereinafter referred to as "the Relevant Agency," is first obtained, there shall be no construction, use or occupancy; disturbance or excavation of the Property that is inconsistent with the approved "Combined Institutional Control Plan and Operations and Maintenance Plan – Former Alumax Extrusions Site," Site No. V00589-9 (Combined Plan) and that results in unacceptable human exposure to contaminated soils.

Third, the owner of the Property shall be responsible to implement the Combined Plan or implementing any modifications to the Combined Plan after obtaining the written approval of the Relevant Agency.

Fourth, the owner of the Property shall prohibit the Property from ever being used for purposes other than for restricted industrial or restricted commercial use without the express written waiver of such prohibition by the Relevant Agency.

Fifth, the owner of the Property shall prohibit the use of the groundwater underlying the Property without treatment rendering it safe for drinking water or industrial purposes, as appropriate, unless the user first obtains permission to do so from the Relevant Agency.

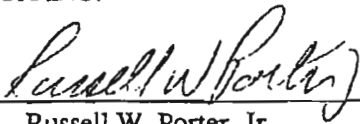
Sixth, the owner of the Property shall continue in full force and effect the prohibition against uses other than restricted commercial and/or industrial uses, and shall assure that any construction, use, occupancy, disturbance or excavation on the property shall be in conformance with the "Combined Plan" as institutional and engineering controls required under the Agreement, and shall continue to implement and annually report on the status, results and effectiveness of the operation, monitoring and maintenance requirements to the Relevant Agency unless the owner first obtains permission to discontinue to do so.

Seventh, this Declaration is and shall be deemed a covenant that shall run with the land and shall be binding upon all future owners of the Property, and shall provide that the owner and its successors and assigns consent to enforcement by the Relevant Agency of the prohibitions, restrictions and requirements set out in this Covenant, the Agreement, and the Combined Plan, and hereby covenant not to contest the authority of the Relevant Agency to seek enforcement.

Eighth, any deed of conveyance of the Property, or any portion thereof, shall recite, unless the Relevant Agency has consented to the termination of such covenants and restrictions, that said conveyance is subject to this Declaration of Covenants and Restrictions.

**IN WITNESS WHEREOF**, the undersigned has executed this instrument the day first above written.

ALCOA INC.

By:   
Russell W. Porter, Jr.  
Vice President

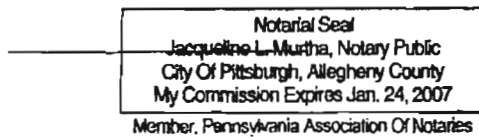
Date: November 3, 2004

[illegible]

Personally appeared before me, the undersigned authority in and for the said county and state, on this 3<sup>rd</sup> day of November, 2004, within my jurisdiction, the within named Russell W. Porter, Jr., who acknowledged that he is a Vice President of Alcoa Inc., a Pennsylvania corporation, and that for and on behalf of the said corporation, and as its act and deed, he executed the above and foregoing instrument, after first having been duly authorized by said corporation so to do.

*Reginald S. Mearns*  
Notary Public

My Commission Expires:



(SEAL)

## APPENDIX "A"

### PARCEL A

ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Dunkirk, County of Chautauqua and State of New York and more particularly described as follows:

BEGINNING on the centerline of Roberts Road at the point located 601.13 feet northwesterly along said centerline from the northerly line of lands of the Norfolk and Western Railroad, (former New York, Chicago and St. Louis Railroad); thence north  $40^{\circ} 28'$  east (assumed bearing) a distance of 396.0 feet to a point; thence north  $81^{\circ} 31'$  east a distance of 95.9 feet to a point; thence south  $8^{\circ} 39'$  east a distance of 514.37 feet to an iron pin; thence south  $38^{\circ} 16'$  west a distance of 114.28 feet to said centerline of Roberts Road; thence north  $51^{\circ} 44'$  west a distance of 456.6 feet along said centerline to the point or place of beginning.

### PARCEL B

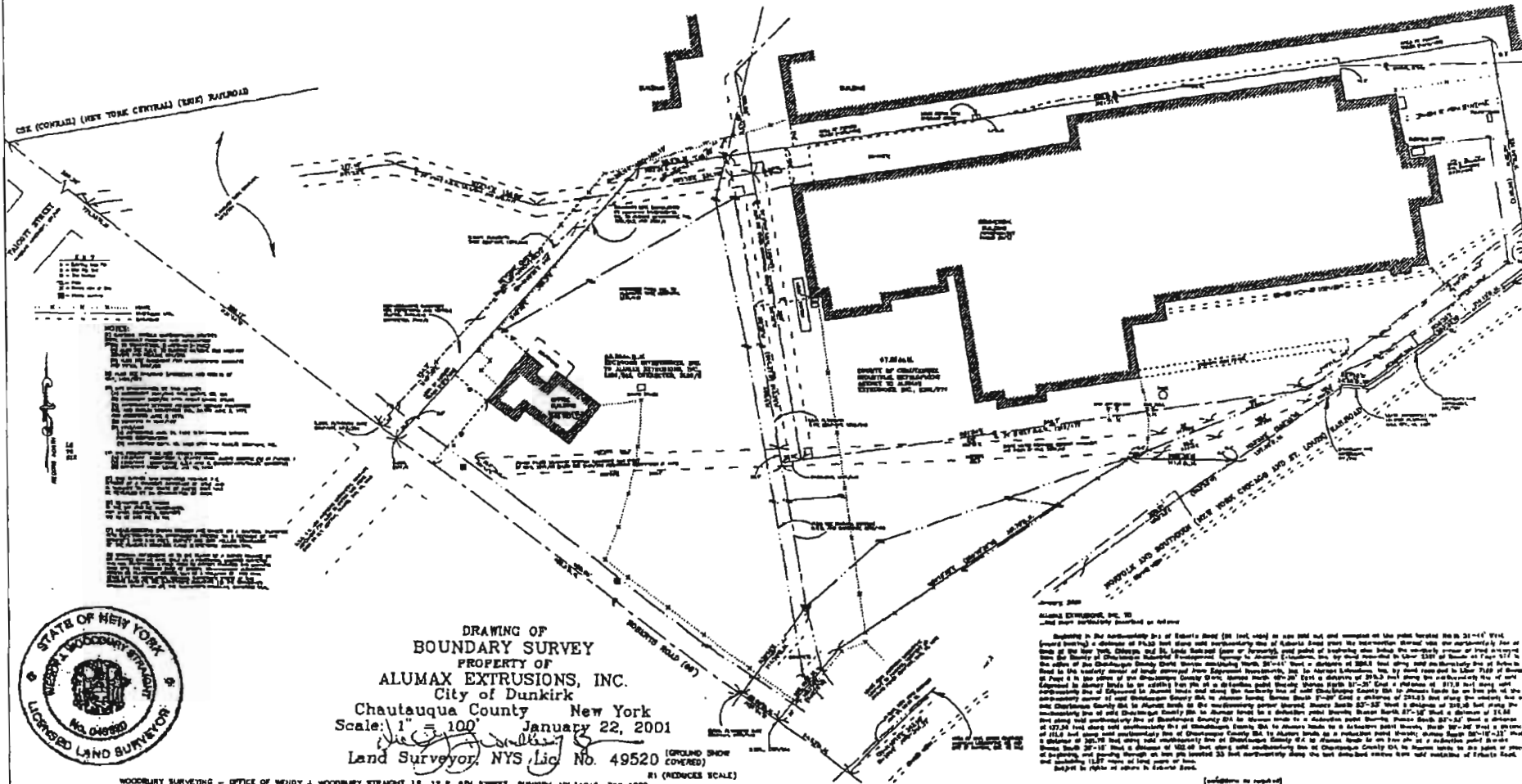
ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Dunkirk, County of Chautauqua and State of New York and more particularly described as follows:

BEGINNING in the center line of the existing 30.3 foot pavement in Roberts Road at a point located 94.53 feet northwesterly along said centerline from the northwesterly line of lands of the New York, Chicago & St. Louis Railroad Company; thence north  $51^{\circ} 44'$  west along said centerline a distance of 50 feet to a point on line of lands now or formerly of Plymouth Tube Company; thence north  $38^{\circ} 16'$  east a distance of 114.28 feet to an iron pin and passing through an iron pin located 33 feet northeasterly along the last described course from the centerline of Roberts Road; thence north  $8^{\circ} 39'$  west a distance of 514.37 feet to an iron pin on point of lands now or formerly of Roblin Industries, Inc.; thence continuing along line of lands of Roblin Industries, north  $81^{\circ} 31'$  east a distance of 822 feet to an iron pin and south  $8^{\circ} 29'$  east 251.95 feet to a point on line of lands now or formerly of said Railroad Company; thence south  $53^{\circ} 33'$  west 219.15 feet to a monument; thence north  $87^{\circ} 18'$  west 24.88 feet to a monument; thence south  $53^{\circ} 33'$  west 137.59 feet to an iron pin; thence north  $88^{\circ} 30'$  west 111.6 feet to an iron pin; thence south  $56^{\circ} 19' 32''$  west 381.7 feet to a monument; thence south  $38^{\circ} 16'$  west, 102.49 feet to the point or place of beginning, and passing through an iron pin located 33 feet northeasterly along the last described course from the place of beginning.

STATE OF NEW YORK, COUNTY OF  
CHAUTAUQUA, A TRUE COPY OF THE  
ORIGINAL FILED OR RECORDED  
IN THIS OFFICE

NOV 24 2004

WITNESS MY HAND AND OFFICIAL  
SEAL OF THE COUNTY OF CHAUTAUQUA  
*Robert F. Lopez*  
CHAUTAUQUA COUNTY CLERK



# Chautauqua County, NEW YORK Web Mapping

The screenshot displays the Chautauqua County Web Mapping application. A map of a residential area is visible in the background, with streets like E 2nd St and E 3rd St labeled. A property information window is open in the center, displaying details for a specific parcel. The window has a title bar that says 'Property Information'. Below the title bar, the information is organized into two columns. The left column contains: New Tax No. 79.16-2-5, Swis (Muni): (060300) Dunkirk, Mailing Address: 3 Erie St Mayville NY 14757, Property Address: 320 S Roberts Rd, Property Class: 330, Total Assessment: \$115800, Building Style: (blank), Year Built: (blank), School District: 060300, Deed Book: 2656, Frontage: 0, Last Sale Date: 7/10/2008 4:10:18 PM, Description #1: (blank), Description #2: (blank), and Description #3: 30-1-7.2.1. The right column contains: Old Tax No. 30-1-7.2.1, Owner: County of Chautauqua, Zoning: M2, Land Assessment: \$12600, Living Area: (sq ft): (blank), Grade: (blank), Condition: (blank), Deed Page: 219, Acreage: 8.82, and Last Sale Price: \$1. At the bottom of the window, there are several icons for map navigation. Below the window, a status bar shows coordinates: X: 948,027.98 Y: 1607,908.68, a scale of 1:6,000, and a checkbox for 'Satellite View On' which is checked. At the very bottom of the page, there is a row of buttons: Property/Street Search, Print To PDF, Save As Image, Link Location, Email Location, My Bookmarks, Clear All, and Help.

**Property Information**

|                   |                             |                  |                      |
|-------------------|-----------------------------|------------------|----------------------|
| New Tax No.       | 79.16-2-5                   | Old Tax No.      | 30-1-7.2.1           |
| Swis (Muni):      | (060300) Dunkirk            | Owner:           | County of Chautauqua |
| Mailing Address:  | 3 Erie St Mayville NY 14757 |                  |                      |
| Property Address: | 320 S Roberts Rd            |                  |                      |
| Property Class:   | 330                         | Zoning:          | M2                   |
| Total Assessment: | \$115800                    | Land Assessment: | \$12600              |
| Building Style:   |                             | Living Area:     | (sq ft):             |
| Year Built:       |                             | Grade:           |                      |
| School District:  | 060300                      | Condition:       |                      |
| Deed Book:        | 2656                        | Deed Page:       | 219                  |
| Frontage:         | 0                           | Depth:           | 0                    |
|                   |                             | Acreage:         | 8.82                 |
| Last Sale Date:   | 7/10/2008 4:10:18 PM        | Last Sale Price: | \$1                  |
| Description #1:   |                             |                  |                      |
| Description #2:   |                             |                  |                      |
| Description #3:   | 30-1-7.2.1                  |                  |                      |

Coordinates: X: 948,027.98 Y: 1607,908.68 Scale: 1:6,000 ☒ Satellite View On

Property/Street Search Print To PDF Save As Image Link Location Email Location My Bookmarks Clear All Help

## Chautauqua County, NEW YORK

## Web Mapping



**Property Information**

|                   |                                  |                  |               |          |      |
|-------------------|----------------------------------|------------------|---------------|----------|------|
| New Tax No.       | 79.16-2-4                        | Old Tax No.      | 30-1-7.3      |          |      |
| Swis (Muni):      | (060300) Dunkirk                 | Owner:           | Cliffstar LLC |          |      |
| Mailing Address:  | 1 Cliffstar Ave Dunkirk NY 14049 |                  |               |          |      |
| Property Address: | 440 S Roberts Rd                 |                  |               |          |      |
| Property Class:   | 464                              | Zoning:          | M2            |          |      |
| Total Assessment: | \$204240                         | Land Assessment: | \$16400       |          |      |
| Building Style:   |                                  | Living Area:     | (sq ft):      |          |      |
| Year Built:       |                                  | Grade:           |               |          |      |
| School District:  | 060300                           | Condition:       |               |          |      |
| Deed Book:        | 2688                             | Deed Page:       | 360           |          |      |
| Frontage:         | 0                                | Depth:           | 0             | Acreage: | 3.22 |
| Last Sale Date:   | 10/30/2009 2:25:11 PM            | Last Sale Price: | \$1000000     |          |      |
| Description #1:   |                                  |                  |               |          |      |
| Description #2:   |                                  |                  |               |          |      |
| Description #3:   | 30-1-7.3                         |                  |               |          |      |

Coordinates: X: 952,097.41 Y: 908,046.85 1:8,000 Scale: ☒ Satellite View On

Property / Street Search

Print To PDF

Save As Image

Link Location

Email Location

My Bookmarks

Clear All

Help



Created By:

## City of Dunkirk, NY

[OARS Main Page](#)

- Click to go to GIS map
- Photo of property is available, click to view.

[Improvements](#)
[Exemptions](#)
[Tax Bill](#)
**\*\* Commercial Property \*\*****PROPERTY INFORMATION****Current Owner Name** CLIFFSTAR LLC**Property Address** 440 ROBERTS RD**Town Name** Dunkirk**Total Assessed Value** \$204,240  
(85.44% of Market Value)**Full Market Value** \$239,000**Land Assessed Value** \$16,400**Property Type** 464 - Office bldg.**Lot Size** Acres: 3.22 Front: 0 Depth: 0**Mailing Address 1** 1 CLIFFSTAR AVE**Mailing Address 2****Mailing City, State** DUNKIRK, NY**Mailing Zip Code** 14048**Section, Block Lot #** 79.16-2-4**Neighborhood Code** 200**School District** 60300**Swiss Code** 060300**Parcel Status** Active**County Taxable** \$204,240**Town Taxable** \$204,240**School Taxable** \$204,240**Village Taxable** \$0**Tax Code****Bank Code****PHYSICAL INFORMATION**

# of Bedrooms 0

# of Baths 0

# of Fireplaces 0

# of Kitchens 0

**HISTORICAL SALE INFORMATION**

| Owner History          | Deed Book | Deed Page | Sale Date  | Valid Sale | Sale Price  |
|------------------------|-----------|-----------|------------|------------|-------------|
| CLIFFSTAR LLC          | 2705      | 426       | 8/17/2010  | NO         | \$1         |
| Cliffstar Corporation, | 2688      | 360       | 10/30/2009 | NO         | \$1,000,000 |
| Star Wine LLC,         | 2587      | 453       | 11/16/2005 | YES        | \$400,000   |

**COMMERCIAL INFORMATION****Property Class** 464 - Office bldg.**Building Sq. Footage** 5,902**Assessment Per Sq. Foot** \$34.61**Property Use** USED AS

E03 - Profssnl off

F04 - Cold storage

**RENTABLE SQ. FT.**

5,902

5,902

**Site No.** 1**Bldg No.** 1**Actual Year Built** 1990**Effective Year Built** 0

**Site No.** 1  
**Use No.** 1  
**Used As** E03 - Profssnl off  
**Acres** 3.22  
**Valuation Dist** 0  
**Rentable Sq. Ft.** 5,902  
**Unit Code** -  
**Total Number Of Units**  
**Total Rent** \$0

**Rent Type** -  
**Lease Begin**  
**Lease Length** 0 yrs  
**Total Eff / 1 Bed Sq. Ft.**  
**Number Of 1 Bed Units**  
**Total 2 Bedroom Sq. Ft.**  
**Number Of 2 Bed Units**  
**Total 3 Bedroom Sq. Ft.**  
**Number Of 3 Bed Units**

**Site No.** 1  
**Use No.** 2  
**Used As** F04 - Cold storage  
**Acres** 3.22  
**Valuation Dist** 0  
**Rentable Sq. Ft.** 5,902  
**Unit Code** -  
**Total Number Of Units**  
**Total Rent** \$0

**Rent Type** -  
**Lease Begin**  
**Lease Length** 0 yrs  
**Total Eff / 1 Bed Sq. Ft.**  
**Number Of 1 Bed Units**  
**Total 2 Bedroom Sq. Ft.**  
**Number Of 2 Bed Units**  
**Total 3 Bedroom Sq. Ft.**  
**Number Of 3 Bed Units**



Online Assessment Roll System

Created By:

**PROSERVE**

## City of Dunkirk, NY

[OARS Main Page](#)

- Click to go to GIS map



- Photo of property is available, click to view.

[Improvements](#)[Exemptions](#)[Tax Bill](#)**\*\* Commercial Property \*\*****PROPERTY INFORMATION****Current Owner Name** COUNTY OF CHAUTAUQUA**Property Address** 320 ROBERTS RD**Town Name** Dunkirk**Total Assessed Value** \$115,800  
(85.44% of Market Value)**Full Market Value** \$135,500**Land Assessed Value** \$12,600**Property Type** 330 - Vacant comm**Lot Size** Acres: 8.82 Front: 0 Depth: 0**Mailing Address 1** 3 ERIE ST**Mailing Address 2****Mailing City, State** MAYVILLE, NY**Mailing Zip Code** 14757**Section, Block Lot #** 79.16-2-5**Neighborhood Code** 200**School District** 60300**Swiss Code** 060300**Parcel Status** Active**County Taxable** \$0**Town Taxable** \$0**School Taxable** \$0**Village Taxable** \$0**Tax Code****Bank Code****PHYSICAL INFORMATION**

# of Bedrooms 0

# of Baths 0

# of Fireplaces 0

# of Kitchens 0

**HISTORICAL SALE INFORMATION**

| Owner History        | Deed Book | Deed Page | Sale Date | Valid Sale | Sale Price |
|----------------------|-----------|-----------|-----------|------------|------------|
| COUNTY OF CHAUTAUQUA | 2656      | 219       | 7/10/2008 | NO         | \$1        |
| Alcoa, Inc.,         | 2560      | 505       | 11/3/2004 | YES        | \$700,000  |

**COMMERCIAL INFORMATION****Property Class** 330 - Vacant comm**Building Sq. Footage****Assessment Per Sq. Foot** \$0.00**Property Use** USED AS

F09 - Light mfg

**RENTABLE SQ. FT.**

153,993

**Site No.** 1**Use No.** 1**Used As** F09 - Light mfg**Acres** 8.82**Rent Type -****Lease Begin****Lease Length** 0 yrs**Total Eff / 1 Bed Sq. Ft.**

|                                 |                                |
|---------------------------------|--------------------------------|
| <b>Valuation Dist</b> 0         | <b>Number Of 1 Bed Units</b>   |
| <b>Rentable Sq. Ft.</b> 153,993 | <b>Total 2 Bedroom Sq. Ft.</b> |
| <b>Unit Code</b> 10 - Bays      | <b>Number Of 2 Bed Units</b>   |
| <b>Total Number Of Units</b> 12 | <b>Total 3 Bedroom Sq. Ft.</b> |
| <b>Total Rent</b> \$0           | <b>Number Of 3 Bed Units</b>   |

---

**APPENDIX B**

**2009 CITY OF DUNKIRK DEMOLITION PERMIT**

---

# PLOT PLAN

1. This page shall be used for the drawing of a plot plan for all major construction and additions and in such other cases as the Building and Zoning Officer deems necessary.
2. The plot plan shall show the location and size of the lot, locations and sizes of buildings and structures upon the premises (both existing and proposed) and their relationship to adjoining premises and public streets.
3. Locate and label clearly and distinctly all buildings and structures, show widths and depths of all yards, show names of all streets and indicate north with a north arrow.

SHOW DISTANCE FROM BUILDING TO SIDE, FRONT AND REAR LOT LINES

Rear of Lot \_\_\_\_\_ ft.

Left Side Depth of Lot \_\_\_\_\_ ft.

Right Side Depth of Lot \_\_\_\_\_ ft.

Frontage of Lot \_\_\_\_\_ ft.

Street Name \_\_\_\_\_

## CITY OF DUNKIRK, NEW YORK

### APPLICATION FOR BUILDING AND ZONING PERMIT

of \_\_\_\_\_  
 Address \_\_\_\_\_  
 To \_\_\_\_\_ a building  
 located at \_\_\_\_\_  
 Zone \_\_\_\_\_  
 Approved \_\_\_\_\_  
 Disapproved \_\_\_\_\_  
 Completed \_\_\_\_\_

Name \_\_\_\_\_ County of Chautauque \_\_\_\_\_ Address 320 S. Roberts Rd. \_\_\_\_\_ Permit No. \_\_\_\_\_  
 Disapproved \_\_\_\_\_ Approved \_\_\_\_\_ Date issued 1/2/09 \_\_\_\_\_  
 Permit for Demolish former Alunax structure to grade (No foundation or slab) \_\_\_\_\_

Application  
& Permit  
No. 09-00687 CITY OF DUNKIRK, NEW YORK  
APPLICATION FOR BUILDING AND ZONING PERMIT

Date January 2, 2009 Cost -0-

Note—No permit for new construction will be issued unless this application blank is properly filled out. Two sets of plans, specifications and a plot plan must be submitted with your request.

### INSTRUCTIONS

1. This application blank is to be filled out by typing or printing and must be submitted to the Building and Zoning Officer of the City of Dunkirk.
2. Completed Building Permit Application must be filed with the Building and Zoning Officer by the applicant or his representative.
3. The work covered by this application shall not be commenced before issuance of a Building Permit by the Building and Zoning Officer.
4. Upon approval of this application a Building Permit will be issued to the applicant by the Building and Zoning Officer. The Building Permit shall be posted upon the premises in a conspicuous place so as to be visible from the street throughout the period of construction.
5. No structure or use for which a Building Permit has been issued shall be occupied or used in whole or part upon completion for any purpose until a Certificate of Occupancy shall have been granted by the Building and Zoning Officer.

Application is hereby made for permission to DEMOLISH STRUCTURE TO GRADE  
NO FOUNDATION OR SLAB REMOVAL (Former Alumax)

Type of Building INDUSTRIAL Type of Siding METAL

Type of Foundation CONCRETE To be used as

Size of Building 142,000 Sq. ft. wide ft. long ft. high

Building to be located on the front rear side Sec. Block Lot

Size of lot on which building is to be located is ft. wide, ft. deep. Distance of building to front property line is ft. The nearest right is ft. and the nearest left is ft. Rear yard is ft.

To be located in a zone at 320 S. Roberts Rd. Street or Avenue

on North South East West side

Owner CHAUTAUQUE COUNTY Address 320 SOUTH ROBERTS ROAD

Contractor CAMBRIA Contracting Inc. Address DUNKIRK NEW YORK

By Address

FEE

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changes  
applicant  
cant stat

FLORIDA  
1011 44th Avenue East  
Bradenton, FL 34203  
Phone: 941.758.9779  
Fax: 941.751.3287

CHRIS JULIANO  
Estimator/Project Manager  
Mobile: 716.359.0751

CORPORATE OFFICE  
NEW YORK  
5105 Lockport Road  
Lockport, NY 14094  
Office: 716.625.6690  
Fax: 716.625.6693  
Toll Free: 1.888.655.8880

ding and Zoning Officer of the City  
nt to the New York State Building  
ns, repairs, removal, demolition, or  
or use(s) as described above. The  
inances, and regulations. The appli-  
said owner or owners; that he is duly  
authorized to perform or have performed the said work and to make and file this application;  
that all statements made in this application are true to the best of his knowledge and belief; and  
that the work will be performed in the manner set forth in this application and the New York  
State Building Construction Code applicable to the proposed structure. In addition, application  
is hereby made for the issuance of a Certificate of Occupancy for the structure(s) or use(s) as  
described above. The applicant certifies that upon completion of the work upon the structure  
described above he will notify the Building and Zoning Officer so that the officer can or cause  
to be made a final inspection of the structure prior to issuing the Certificate of Occupancy.

The estimated cost for performance of this application is \$20.00

being duly sworn, deposes and says that he is the above peti-  
tioner and owner, or the authorized agent of the owner of the premises named and described here-  
in, that he has secured, not secured compensation insurance to cover his employees, carried by

in accordance with the Workers Compensation Law of the State of New York, and that he  
hereby applies to the Building and Zoning Officer for permission to DEMOLISH  
a building, as set forth in said petition. The deponent further says that he has read and knows the  
contents of this petition, and that the same correctly states the estimated cost, use and location  
of the building to be erected, altered or demolished.

Subscribed and sworn to before me this

31<sup>st</sup> day of December 2007

James R. McLaughlin  
Notary Public  
Commission Expires 12/4/2012

Chris Juliano  
Petitioner and Owner  
Agent of Owner

PERMIT

Permission is hereby granted to building  
at the location in Zone No. as described in the foregoing application.  
This permit issued subject to compliance with all applicable laws, ordinances, and regulations.

Estimated cost or value of construction Variance required  
is \$. Zoning Board Approval - date  
Building Inspected and Approved Zoning Board Disapproval - date  
Plumbing Approved Approved this day of 19  
Certificate of Occupancy No. Signed  
Issued Building and Zoning Officer

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**APPENDIX C**  
**PHOTOGRAPHS**

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Photograph 1: Northwest corner of property facing southeast



Photograph 2: Southwest corner of property facing northeast



Photograph 3: Southeast corner of property facing northwest



Photograph 4: Northeast corner of property facing southwest



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**APPENDIX D**

**SITE MANAGEMENT PERIODIC REVIEW  
REPORT NOTICE - INSTITUTIONAL AND ENGINEERING  
CONTROLS CERTIFICATION FORM**

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Enclosure 1  
**NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION**  
**Site Management Periodic Review Report Notice**  
**Institutional and Engineering Controls Certification Form**



|                                                                                                                                                             | Site Details                        | Box 1                               |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------|-------------------------------------|
| <b>Site No.</b> V00589                                                                                                                                      |                                     |                                     |
| <b>Site Name</b> Closed Alumax Extrusions, Inc. Facility                                                                                                    |                                     |                                     |
| Site Address: 320 and 440 South Roberts Road Zip Code: 14048-<br>City/Town: Dunkirk (C)<br>County: Chautauqua<br>Site Acreage: ~12                          |                                     |                                     |
| Reporting Period: December 06, 2007 to January 19, 2011                                                                                                     |                                     |                                     |
|                                                                                                                                                             |                                     | YES NO                              |
| 1. Is the information above correct?                                                                                                                        | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
| If NO, include handwritten above or on a separate sheet.                                                                                                    |                                     |                                     |
| 2. Has some or all of the site property been sold, subdivided, merged, or undergone a tax map amendment during this Reporting Period?                       | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
| 3. Has there been any change of use at the site during this Reporting Period (see 6NYCRR 375-1.11(d))?                                                      | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
| 4. Have any federal, state, and/or local permits (e.g., building, discharge) been issued for or at the property during this Reporting Period?               | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
| If you answered YES to questions 2 thru 4, include documentation or evidence that documentation has been previously submitted with this certification form. |                                     |                                     |
| 5. Is the site currently undergoing development?                                                                                                            | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |

|                                                                                                                      | Box 2                               |                          |
|----------------------------------------------------------------------------------------------------------------------|-------------------------------------|--------------------------|
|                                                                                                                      | YES                                 | NO                       |
| 6. Is the current site use consistent with the use(s) listed below?                                                  | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 7. Are all ICs/ECs in place and functioning as designed?                                                             | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| <b>IF THE ANSWER TO EITHER QUESTION 6 OR 7 IS NO, sign and date below and DO NOT COMPLETE THE REST OF THIS FORM.</b> |                                     |                          |
| <b>A Corrective Measures Work Plan must be submitted along with this form to address these issues.</b>               |                                     |                          |
| Signature of Owner, Remedial Party or Designated Representative                                                      | Date                                |                          |

**SITE NO. V00589**

**Box 3**

**Description of Institutional Controls**

| <u>Parcel</u>                             | <u>Owner</u>      | <u>Institutional Control</u>                                                                               |
|-------------------------------------------|-------------------|------------------------------------------------------------------------------------------------------------|
| 30-1-7.2.1 (Old ID)<br>79.16-2-5 (new ID) | Chautauqua County | Ground Water Use Restriction<br>Landuse Restriction<br>Monitoring Plan<br>O&M Plan<br>Soil Management Plan |
| 30-1-7.3 (old ID)<br>79.16-2-4 (new ID)   | Chautauqua County | Ground Water Use Restriction<br>Landuse Restriction<br>Monitoring Plan<br>O&M Plan<br>Soil Management Plan |

**Box 4**

**Description of Engineering Controls**

| <u>Parcel</u>                             | <u>Engineering Control</u>       |
|-------------------------------------------|----------------------------------|
| 30-1-7.2.1 (Old ID)<br>79.16-2-5 (new ID) | Cover System<br>Vapor Mitigation |
| 30-1-7.3 (old ID)<br>79.16-2-4 (new ID)   | Cover System<br>Vapor Mitigation |

**Control Description for Site No. V00589**

**Parcel: 30-1-7.3**

Combined Institutional Control Plan/ Operations and Maintenance Plan (6/23/2004) and Deed Restriction (filed 11/3/2004)

- 1) Landuse Restriction: Restricted Industrial or Restricted Commercial.
- 2) Ground water use restriction.
- 3) Soils Management Plan.
- 4) Surface Cover System.
- 5) Ground water monitoring.
- 6) Sub-Slab venting system.

**Parcel: 30-1-7.2.1**

Combined Institutional Control Plan/ Operations and Maintenance Plan (6/23/2004) and Deed Restriction (filed 11/3/2004)

- 1) Landuse Restriction: Restricted Industrial or Restricted Commercial.
- 2) Ground water use restriction.
- 3) Soils Management Plan.
- 4) Surface Cover System.
- 5) Ground water monitoring.
- 6) Sub-Slab venting system.

**Periodic Review Report (PRR) Certification Statements**

1. I certify by checking "YES" below that:

a) the Periodic Review report and all attachments were prepared under the direction of, and reviewed by, the party making the certification;

b) to the best of my knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program, and generally accepted engineering practices; and the information presented is accurate and complete.

YES NO

☒ ☐

2. If this site has an IC/EC Plan (or equivalent as required in the Decision Document), for each Institutional or Engineering control listed in Boxes 3 and/or 4, I certify by checking "YES" below that all of the following statements are true:

(a) the Institutional Control and/or Engineering Control(s) employed at this site is unchanged since the date that the Control was put in-place, or was last approved by the Department;

(b) nothing has occurred that would impair the ability of such Control, to protect public health and the environment;

(c) access to the site will continue to be provided to the Department, to evaluate the remedy, including access to evaluate the continued maintenance of this Control;

(d) nothing has occurred that would constitute a violation or failure to comply with the Site Management Plan for this Control; and

(e) if a financial assurance mechanism is required by the oversight document for the site, the mechanism remains valid and sufficient for its intended purpose established in the document.

YES NO

☒ ☐

**IF THE ANSWER TO QUESTION 2 IS NO, sign and date below and  
DO NOT COMPLETE THE REST OF THIS FORM.**

**A Corrective Measures Work Plan must be submitted along with this form to address these issues.**

\_\_\_\_\_  
Signature of Owner, Remedial Party or Designated Representative

\_\_\_\_\_  
Date

IC CERTIFICATIONS  
SITE NO. V00589

Box 6

**SITE OWNER OR DESIGNATED REPRESENTATIVE SIGNATURE**

I certify that all information and statements in Boxes 2 and/or 3 are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.

I James C. Manzella at 620 Main Street, Buffalo, NY 14202  
print name print business address

am certifying as Remedial Party (Owner or Remedial Party)

for the Site named in the Site Details Section of this form.

James C. Manzella  
Signature of Owner or Remedial Party Rendering Certification

7-28-11  
Date

IC/EC CERTIFICATIONS

Box 7

**Signature**

I certify that all information in Boxes 4 and 5 are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.

I James C. Manzella at 620 Main Street, Buffalo, NY 14202  
print name print business address

am certifying as a for the Remedial Party  
(Owner or Remedial Party)

James C. Manzella  
Signature of, for the Owner or Remedial Party;  
Rendering Certification

Stamp  
(Required for PE)

7-28-11  
Date

---

**APPENDIX E**  
**GROUNDWATER SAMPLING LOGS**

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**WELL SAMPLING LOG**
**WELL ID: AL-1**

Project Name: Annual Sampling for the Alumax Site  
Project Location: South Roberts Road, Dunkirk NY

Project No: **2010.0128.03**  
Date: **2/22/2011**
**Purge Information:** [Well Riser=Casing (C); all measurements to TOC] Casing Diameter (in): 2 [Volume Conversion = 0.16]

Visible Well Damage/Comments: NONE

Well Depth (ft): 19.9<sup>19.9</sup> Water Level (ft): 7.31 Height of Water Column (ft): 12.59

1 Well Volume [WV] (gal): 2.01 3 Well Volumes (gal): 6.04

Method of Purging: Bailer Submersible / Peristaltic w/ dedicated tubing / Other:

**Purge Field Parameters** Purge Start Time: 1030

| Volume (gal)<br>/ WV | ORP/Eh<br>(mV) | pH<br>(SU) | Temp.<br>(°C) | Cond.<br>(mS/cm) | Turb.<br>(NTU) | [Totalizer Start=<br>gal] Characteristics |
|----------------------|----------------|------------|---------------|------------------|----------------|-------------------------------------------|
| Initial / 0          |                | 6.99       | 7.1           | 1.06             | 2              | clear                                     |
| 2.1 / 1              |                | 7.11       | 8.4           | 0.99             | 7              | DO = 9.26 mg/L clear slight sulfur odor   |
| 12                   |                | DRY / 2    |               | 2.9 gal          |                |                                           |
| 13                   |                |            |               |                  |                |                                           |

Total Volume Purged (gal): 2.9 Purge Complete Time: 1050 [Water Level (ft.):       ]

**Sampling Information:** Date: 2-22-11

Sample Time: 1330 Water Level(ft):        Sample Analysis: **TCL VOCs** No. of Bottles: 2

Sampling Method: Bailer VOCs ; All // Peristaltic w/dedicated tubing- Remainder ; All //  
Submersible- Remainder ; All // Manual grab w/- S/S Pitcher ; Sample Cont's

**Sample Field Parameters**

| ORP/Eh<br>(mV) | pH<br>(SU) | Temp.<br>(°C) | Cond.<br>(mS/cm) | Turb.<br>(NTU) | Characteristics      |
|----------------|------------|---------------|------------------|----------------|----------------------|
|                | 7.40       | 7.4           | 0.92             | 8              | DO = 9.18 mg/L clear |

Other Comments:

Sampler's Signature:

**WELL SAMPLING LOG**
**WELL ID: AL-2**

 Project Name: Annual Sampling for the Alumax Site  
 Project Location: South Roberts Road, Dunkirk NY

 Project No: 2010.0128.03  
 Date: 2/22/2011

**Purge Information:** [Well Riser=Casing (C); all measurements to TOC] Casing Diameter (in): 2 [Volume Conversion = 0.16]

Visible Well Damage/Comments: NONE

Well Depth (ft): 19.98 Water Level (ft): 7.86 Height of Water Column (ft): 12.1

1 Well Volume [WV] (gal): 1.94 3 Well Volumes (gal): 5.81

 Method of Purging: Bailer / Submersible / Peristaltic w/ dedicated tubing / Other:

**Purge Field Parameters** Purge Start Time: 1055

| Volume (gal)<br>/ WV | ORP/Eh<br>(mV) | pH<br>(SU)    | Temp.<br>(°C) | Cond.<br>(mS/cm) | Turb.<br>(NTU) | [Totalizer Start=<br>gal ]<br>Characteristics |
|----------------------|----------------|---------------|---------------|------------------|----------------|-----------------------------------------------|
| Initial / 0          |                | 6.87          | 4.5           | 0.837            | 3              | 9.55 mS/L clear                               |
| 2.0 <sup>11</sup>    |                | 7.03          | 5.8           | 0.822            | 25             | 8.82 mS/L slightly cloudy                     |
| 12                   |                | DRY @ 2.7 gal |               |                  |                |                                               |
| 13                   |                |               |               |                  |                |                                               |

Total Volume Purged (gal): 2.7 Purge Complete Time: 1150 [Water Level (ft.): ]

**Sampling Information:** Date: 2-22-11

 Sample Time: 1340 Water Level(ft): Sample Analysis: TCL VOCs No. of Bottles: 2

 Sampling Method: Bailer VOCs ; All // Peristaltic w/dedicated tubing- Remainder ; All //  
 Submersible- Remainder ; All // Manual grab w/- S/S Pitcher ; Sample Cont's

**Sample Field Parameters**

| ORP/Eh<br>(mV) | pH<br>(SU) | Temp.<br>(°C) | Cond.<br>(mS/cm) | Turb.<br>(NTU) | Characteristics            |
|----------------|------------|---------------|------------------|----------------|----------------------------|
|                | 7.31       | 6.0           | 0.452            | 30             | 10.04 mS/L slightly cloudy |

Other Comments:

Sampler's Signature:

# WELL SAMPLING LOG

WELL ID: **AL-7**

Project Name: Annual Sampling for the Alumax Site  
Project Location: South Roberts Road, Dunkirk NY

Project No: **2010.0128.03**  
Date: **2/22/2011**

**Purge Information:** [Well Riser=Casing (C); all measurements to TOC] Casing Diameter (in): 2 [Volume Conversion = 0.16]

Visible Well Damage/Comments: NONE

Well Depth (ft): 11.28 Water Level (ft): 1.94 Height of Water Column (ft): 9.34

1 Well Volume [WV] (gal): 1.49 3 Well Volumes (gal): 4.48

Method of Purging: Bailer / Submersible / Peristaltic w/ dedicated tubing / Other: \_\_\_\_\_

**Purge Field Parameters** Purge Start Time: 1230

| Volume (gal)<br>/ WV | ORP/Eh<br>(mV) | pH<br>(SU) | Temp.<br>(°C) | Cond.<br>(mS/cm) | Turb.<br>(NTU) | [Totalizer Start= gal]<br>DO = ms/L Characteristics |
|----------------------|----------------|------------|---------------|------------------|----------------|-----------------------------------------------------|
| Initial / 0          |                | 7.64       | 3.2           | 0.232            | 2              | 10.38 clear                                         |
| 1.5 11               |                | 7.75       | 5.2           | 0.219            | 874            | DO = 9.50 ms/L cloudy started clear BIK             |
| 12                   |                | DRY @      |               | 1.7              | gal            |                                                     |
| 13                   |                |            |               |                  |                |                                                     |

Total Volume Purged (gal): 1.7 Purge Complete Time: 1255 [Water Level (ft.): \_\_\_\_\_]

**Sampling Information:** Date: 2-22-11

Sample Time: 1400 Water Level(ft): — Sample Analysis: **TCL VOCs** (No. of Bottles: 2)

Sampling Method: Bailer VOCs ; All // Peristaltic w/dedicated tubing- Remainder ; All //  
Submersible- Remainder ; All // Manual grab w/- S/S Pitcher ; Sample Cont's

**Sample Field Parameters**

| ORP/Eh<br>(mV) | pH<br>(SU) | Temp.<br>(°C) | Cond.<br>(mS/cm) | Turb.<br>(NTU) | DO = ms/L Characteristics |
|----------------|------------|---------------|------------------|----------------|---------------------------|
|                | 9.40       | 4.9           | 0.216            | 2              | 10.59 clear               |

Other Comments:

Sampler's Signature:



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**APPENDIX F**  
**CHAIN-OF-CUSTODY/LABORATORY**  
**ANALYTICAL RESULTS**

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ATB



**PARADIGM**  
ENVIRONMENTAL SERVICES, INC.

RECEIVED

MAR 04 2011

TVGA

## Analytical Report Cover Page

### TVGA

For Lab Project # 11-0757

Issued February 28, 2011

This report contains a total of 6 pages

The reported results relate only to the samples as they have been received by the laboratory.

Any noncompliant QC parameters having impact on the data are flagged or documented on the final report.

All soil/sludge samples have been reported on a dry weight basis, unless qualified "reported as received". Other solids are reported as received.

Each page of this document is part of a multipage report. This document may not be reproduced except in its entirety, without the prior consent of Paradigm Environmental Services, Inc.

The Chain of Custody provides additional information, including compliance with sample condition requirements upon receipt. Sample condition requirements are defined under the 2003 NELAC Standard, sections 5.5.8.3.1 and 5.5.8.3.2.

NYSDOH ELAP does not certify for all parameters. Paradigm Environmental Services or the indicated subcontracted laboratory does hold certification for all analytes where certification is offered by ELAP unless otherwise specified.

Data qualifiers are used, when necessary, to provide additional information about the data. This information may be communicated as a flag or as text at the bottom of the report. Please refer to the following list of frequently used data flags and their meaning:

**"<" = analyzed for but not detected at or above the reporting limit.**

**"E" = Result has been estimated, calibration limit exceeded.**

**"Z" = See case narrative.**

**"D" = Duplicate results outside QC limits. May indicate a non-homogenous matrix.**

**"M" = Matrix spike recoveries outside QC limits. Matrix bias indicated.**

**"B" = Method blank contained trace levels of analyte. Refer to included method blank report.**


**PARADIGM**  
 ENVIRONMENTAL SERVICES, INC.

179 Lake Avenue Rochester, New York 14608 (585) 647 - 2530 FAX (585) 647 - 3311

### Volatile Analysis Report for Non-potable Water

 Client: **TVGA**

Client Job Site: Alumax

Lab Project Number: 11-0757

Lab Sample Number: 2925

Client Job Number: 2010.0128.03

Field Location: AI-1

Date Sampled: 02/22/2011

Field ID Number: N/A

Date Received: 02/23/2011

Sample Type: Water

Date Analyzed: 02/25/2011

| Halocarbons               | Results in ug / L |
|---------------------------|-------------------|
| Bromodichloromethane      | < 20.0            |
| Bromomethane              | < 20.0            |
| Bromoform                 | < 50.0            |
| Carbon Tetrachloride      | < 20.0            |
| Chloroethane              | < 20.0            |
| Chloromethane             | < 20.0            |
| 2-Chloroethyl vinyl Ether | < 100             |
| Chloroform                | < 20.0            |
| Dibromochloromethane      | < 20.0            |
| 1,1-Dichloroethane        | < 20.0            |
| 1,2-Dichloroethane        | < 20.0            |
| 1,1-Dichloroethene        | < 20.0            |
| cis-1,2-Dichloroethene    | 1,140             |
| trans-1,2-Dichloroethene  | < 20.0            |
| 1,2-Dichloropropane       | < 20.0            |
| cis-1,3-Dichloropropene   | < 20.0            |
| trans-1,3-Dichloropropene | < 20.0            |
| Methylene chloride        | < 50.0            |
| 1,1,2,2-Tetrachloroethane | < 20.0            |
| Tetrachloroethene         | < 20.0            |
| 1,1,1-Trichloroethane     | < 20.0            |
| 1,1,2-Trichloroethane     | < 20.0            |
| Trichloroethene           | 197               |
| Trichlorofluoromethane    | < 20.0            |
| Vinyl chloride            | 825               |

| Aromatics           | Results in ug / L |
|---------------------|-------------------|
| Benzene             | 17.1              |
| Chlorobenzene       | < 20.0            |
| Ethylbenzene        | < 20.0            |
| Toluene             | < 20.0            |
| m,p-Xylene          | < 20.0            |
| o-Xylene            | < 20.0            |
| Styrene             | < 50.0            |
| 1,2-Dichlorobenzene | < 20.0            |
| 1,3-Dichlorobenzene | < 20.0            |
| 1,4-Dichlorobenzene | < 20.0            |

| Ketones              | Results in ug / L |
|----------------------|-------------------|
| Acetone              | < 100             |
| 2-Butanone           | < 100             |
| 2-Hexanone           | < 50.0            |
| 4-Methyl-2-pentanone | < 50.0            |

| Miscellaneous    | Results in ug / L |
|------------------|-------------------|
| Carbon disulfide | < 20.0            |
| Vinyl acetate    | < 50.0            |

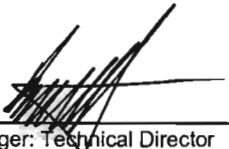
ELAP Number 10958

Method: EPA 8260B

Data File: V82632.D

Comments: ug / L = microgram per Liter

Signature:

  
 Bruce Hoogesteger: Technical Director

This report is part of a multipage document and should only be evaluated in its entirety. Chain of Custody provides additional information, including compliance with sample condition requirements upon receipt.

110757V1.XLS



### Volatile Analysis Report for Non-potable Water

**Client:** TVGA
**Client Job Site:** Alumax

**Lab Project Number:** 11-0757

**Lab Sample Number:** 2926

**Client Job Number:** 2010.0128.03

**Field Location:** Al-2

**Date Sampled:** 02/22/2011

**Field ID Number:** N/A

**Date Received:** 02/23/2011

**Sample Type:** Water

**Date Analyzed:** 02/25/2011

| <b>Halocarbons</b>        | <b>Results in ug / L</b> |
|---------------------------|--------------------------|
| Bromodichloromethane      | < 2.00                   |
| Bromomethane              | < 2.00                   |
| Bromoform                 | < 5.00                   |
| Carbon Tetrachloride      | < 2.00                   |
| Chloroethane              | < 2.00                   |
| Chloromethane             | < 2.00                   |
| 2-Chloroethyl vinyl Ether | < 10.0                   |
| Chloroform                | < 2.00                   |
| Dibromochloromethane      | < 2.00                   |
| 1,1-Dichloroethane        | < 2.00                   |
| 1,2-Dichloroethane        | < 2.00                   |
| 1,1-Dichloroethene        | < 2.00                   |
| cis-1,2-Dichloroethene    | 6.94                     |
| trans-1,2-Dichloroethene  | < 2.00                   |
| 1,2-Dichloropropane       | < 2.00                   |
| cis-1,3-Dichloropropene   | < 2.00                   |
| trans-1,3-Dichloropropene | < 2.00                   |
| Methylene chloride        | < 5.00                   |
| 1,1,2,2-Tetrachloroethane | < 2.00                   |
| Tetrachloroethene         | < 2.00                   |
| 1,1,1-Trichloroethane     | < 2.00                   |
| 1,1,2-Trichloroethane     | < 2.00                   |
| Trichloroethene           | < 2.00                   |
| Trichlorofluoromethane    | < 2.00                   |
| Vinyl chloride            | < 2.00                   |

| <b>Aromatics</b>    | <b>Results in ug / L</b> |
|---------------------|--------------------------|
| Benzene             | 16.1                     |
| Chlorobenzene       | < 2.00                   |
| Ethylbenzene        | < 2.00                   |
| Toluene             | < 2.00                   |
| m,p-Xylene          | < 2.00                   |
| o-Xylene            | < 2.00                   |
| Styrene             | < 5.00                   |
| 1,2-Dichlorobenzene | < 2.00                   |
| 1,3-Dichlorobenzene | < 2.00                   |
| 1,4-Dichlorobenzene | < 2.00                   |

| <b>Ketones</b>       | <b>Results in ug / L</b> |
|----------------------|--------------------------|
| Acetone              | < 10.0                   |
| 2-Butanone           | < 10.0                   |
| 2-Hexanone           | < 5.00                   |
| 4-Methyl-2-pentanone | < 5.00                   |

| <b>Miscellaneous</b> | <b>Results in ug / L</b> |
|----------------------|--------------------------|
| Carbon disulfide     | < 2.00                   |
| Vinyl acetate        | < 5.00                   |

ELAP Number 10958

Method: EPA 8260B

Data File: V82631.D

Comments: ug / L = microgram per Liter

Signature:

  
Bruce Hoogesteger: Technical Director

This report is part of a multipage document and should only be evaluated in its entirety. Chain of Custody provides additional information, including compliance with sample condition requirements upon receipt.

110757V2.XLS


**PARADIGM**  
 ENVIRONMENTAL SERVICES, INC.

179 Lake Avenue Rochester, New York 14608 (585) 647 - 2530 FAX (585) 647 - 3311

### Volatile Analysis Report for Non-potable Water

**Client:** TVGA
**Client Job Site:** Alumax

**Lab Project Number:** 11-0757

**Lab Sample Number:** 2927

**Client Job Number:** 2010.0128.03

**Field Location:** AI-7

**Date Sampled:** 02/22/2011

**Field ID Number:** N/A

**Date Received:** 02/23/2011

**Sample Type:** Water

**Date Analyzed:** 02/25/2011

| <b>Halocarbons</b>        | <b>Results in ug / L</b> |
|---------------------------|--------------------------|
| Bromodichloromethane      | < 10.0                   |
| Bromomethane              | < 10.0                   |
| Bromoform                 | < 25.0                   |
| Carbon Tetrachloride      | < 10.0                   |
| Chloroethane              | < 10.0                   |
| Chloromethane             | < 10.0                   |
| 2-Chloroethyl vinyl Ether | < 50.0                   |
| Chloroform                | < 10.0                   |
| Dibromochloromethane      | < 10.0                   |
| 1,1-Dichloroethane        | < 10.0                   |
| 1,2-Dichloroethane        | < 10.0                   |
| 1,1-Dichloroethene        | < 10.0                   |
| cis-1,2-Dichloroethene    | 473                      |
| trans-1,2-Dichloroethene  | < 10.0                   |
| 1,2-Dichloropropane       | < 10.0                   |
| cis-1,3-Dichloropropene   | < 10.0                   |
| trans-1,3-Dichloropropene | < 10.0                   |
| Methylene chloride        | < 25.0                   |
| 1,1,2,2-Tetrachloroethane | < 10.0                   |
| Tetrachloroethene         | < 10.0                   |
| 1,1,1-Trichloroethane     | < 10.0                   |
| 1,1,2-Trichloroethane     | < 10.0                   |
| Trichloroethene           | 138                      |
| Trichlorofluoromethane    | < 10.0                   |
| Vinyl chloride            | 271                      |

| <b>Aromatics</b>    | <b>Results in ug / L</b> |
|---------------------|--------------------------|
| Benzene             | < 3.50                   |
| Chlorobenzene       | < 10.0                   |
| Ethylbenzene        | < 10.0                   |
| Toluene             | < 10.0                   |
| m,p-Xylene          | < 10.0                   |
| o-Xylene            | < 10.0                   |
| Styrene             | < 25.0                   |
| 1,2-Dichlorobenzene | < 10.0                   |
| 1,3-Dichlorobenzene | < 10.0                   |
| 1,4-Dichlorobenzene | < 10.0                   |

| <b>Ketones</b>       | <b>Results in ug / L</b> |
|----------------------|--------------------------|
| Acetone              | < 50.0                   |
| 2-Butanone           | < 50.0                   |
| 2-Hexanone           | < 25.0                   |
| 4-Methyl-2-pentanone | < 25.0                   |

| <b>Miscellaneous</b> | <b>Results in ug / L</b> |
|----------------------|--------------------------|
| Carbon disulfide     | < 10.0                   |
| Vinyl acetate        | < 25.0                   |

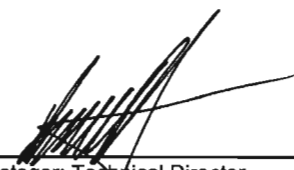
ELAP Number 10958

Method: EPA 8260B

Data File: V82633.D

Comments: ug / L = microgram per Liter

Signature:

  
 Bruce Hoogesteger: Technical Director

This report is part of a multipage document and should only be evaluated in its entirety. Chain of Custody provides additional information, including compliance with sample condition requirements upon receipt.

110757V3.XLS


**PARADIGM**  
 ENVIRONMENTAL SERVICES, INC.

179 Lake Avenue Rochester, New York 14608 (585) 647 - 2530 FAX (585) 647 - 3311

### Volatile Analysis Report for Non-potable Water

**Client:** TVGA
**Client Job Site:** Alumax

**Lab Project Number:** 11-0757

**Lab Sample Number:** 2928

**Client Job Number:** 2010.0128.03

**Field Location:** Trip Blank

**Date Sampled:** 02/22/2011

**Field ID Number:** N/A

**Date Received:** 02/23/2011

**Sample Type:** Water

**Date Analyzed:** 02/24/2011

| Halocarbons               | Results in ug / L |
|---------------------------|-------------------|
| Bromodichloromethane      | < 2.00            |
| Bromomethane              | < 2.00            |
| Bromoform                 | < 5.00            |
| Carbon Tetrachloride      | < 2.00            |
| Chloroethane              | < 2.00            |
| Chloromethane             | < 2.00            |
| 2-Chloroethyl vinyl Ether | < 10.0            |
| Chloroform                | < 2.00            |
| Dibromochloromethane      | < 2.00            |
| 1,1-Dichloroethane        | < 2.00            |
| 1,2-Dichloroethane        | < 2.00            |
| 1,1-Dichloroethene        | < 2.00            |
| cis-1,2-Dichloroethene    | < 2.00            |
| trans-1,2-Dichloroethene  | < 2.00            |
| 1,2-Dichloropropane       | < 2.00            |
| cis-1,3-Dichloropropene   | < 2.00            |
| trans-1,3-Dichloropropene | < 2.00            |
| Methylene chloride        | < 5.00            |
| 1,1,2,2-Tetrachloroethane | < 2.00            |
| Tetrachloroethene         | < 2.00            |
| 1,1,1-Trichloroethane     | < 2.00            |
| 1,1,2-Trichloroethane     | < 2.00            |
| Trichloroethene           | < 2.00            |
| Trichlorofluoromethane    | < 2.00            |
| Vinyl chloride            | < 2.00            |

| Aromatics           | Results in ug / L |
|---------------------|-------------------|
| Benzene             | < 0.700           |
| Chlorobenzene       | < 2.00            |
| Ethylbenzene        | < 2.00            |
| Toluene             | < 2.00            |
| m,p-Xylene          | < 2.00            |
| o-Xylene            | < 2.00            |
| Styrene             | < 5.00            |
| 1,2-Dichlorobenzene | < 2.00            |
| 1,3-Dichlorobenzene | < 2.00            |
| 1,4-Dichlorobenzene | < 2.00            |

| Ketones              | Results in ug / L |
|----------------------|-------------------|
| Acetone              | < 10.0            |
| 2-Butanone           | < 10.0            |
| 2-Hexanone           | < 5.00            |
| 4-Methyl-2-pentanone | < 5.00            |

| Miscellaneous    | Results in ug / L |
|------------------|-------------------|
| Carbon disulfide | < 2.00            |
| Vinyl acetate    | < 5.00            |

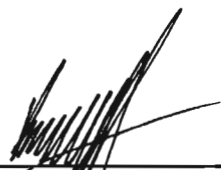
ELAP Number 10958

Method: EPA 8260B

Data File: V82597.D

Comments: ug / L = microgram per Liter

Signature:

  
 Bruce Hoogesteger, Technical Director

This report is part of a multipage document and should only be evaluated in its entirety. Chain of Custody provides additional information, including compliance with sample condition requirements upon receipt.

110757V4.XLS

# PARADIGM ENVIRONMENTAL SERVICES, INC.

179 Lake Avenue

Rochester, NY 14608

(716) 647-2530 \* (800) 724-1997

## CHAIN OF CUSTODY

REPORT TO:

INVOICE TO:

|                                       |                   |                                                   |                                |
|---------------------------------------|-------------------|---------------------------------------------------|--------------------------------|
| COMPANY: TVGA                         | COMPANY:          | LAB PROJECT #: 11-0757                            | CLIENT PROJECT #: 2010.0124.03 |
| ADDRESS: 620 Main Street              | ADDRESS:          | TURNAROUND TIME: (WORKING DAYS)                   |                                |
| CITY: Buffalo STATE: NY ZIP: 14202    | CITY: STATE: ZIP: | 1 2 3 <input checked="" type="checkbox"/> 5 OTHER |                                |
| PHONE: 716-849-8739 FAX: 716-856-0981 | PHONE: FAX:       |                                                   |                                |
| ATTN: Andy Benkleman                  | ATTN:             |                                                   |                                |
| COMMENTS:                             |                   |                                                   |                                |

PROJECT NAME/SITE NAME:

Alumax

### REQUESTED ANALYSIS

| DATE                           | TIME | COMPOSITE | GRAB                                | SAMPLE LOCATION/FIELD ID | MATRIX | CONTAINER | 8260 TCL List | REMARKS | PARADIGM LAB SAMPLE NUMBER |
|--------------------------------|------|-----------|-------------------------------------|--------------------------|--------|-----------|---------------|---------|----------------------------|
| 1 2/22/11                      | 1330 |           | <input checked="" type="checkbox"/> | Al-1                     | Aq     | 2         | X             |         | 2925                       |
| 2 ↓                            | 1340 |           | <input checked="" type="checkbox"/> | Al-2                     | Aq     | 2         | X             |         | 2926                       |
| 3 ↓                            | 1400 |           | <input checked="" type="checkbox"/> | Al-7                     | Aq     | 2         | X             |         | 2927                       |
| 4 2/22/11                      |      |           |                                     | Trip Blank               | Aq     | 1         | X             |         | 2928                       |
| 5 per Paradigm policy EAH 2/23 |      |           |                                     |                          |        |           |               |         |                            |
| 6                              |      |           |                                     |                          |        |           |               |         |                            |
| 7                              |      |           |                                     |                          |        |           |               |         |                            |
| 8                              |      |           |                                     |                          |        |           |               |         |                            |
| 9                              |      |           |                                     |                          |        |           |               |         |                            |
| 10                             |      |           |                                     |                          |        |           |               |         |                            |

\*\*LAB USE ONLY\*\*

SAMPLE CONDITION: Check box if acceptable or note deviation:

CONTAINER TYPE: ☒

PRESERVATIONS: ☒

HOLDING TIME: ☒

TEMPERATURE: ☒

6°Ciced

Sampled By: *Andy Benkleman* Date/Time: 2/22/11/1400

Relinquished By: Date/Time:

Total Cost:

Relinquished By: *Deanna Campbell* Date/Time: 2/23/11 10:50

Received By: Date/Time:

Received By: *John Hoff* Date/Time: 2/23/11 13:50

Received @ Lab By: *Elizabeth A Honch* Date/Time: 2/23/11 1650

P.I.F.