



Department of  
Environmental  
Conservation

# FACT SHEET

State Superfund Program

R. Freedman & Son  
Tibbits Avenue  
Green Island, NY 12183

SITE No. 401033  
NYSDEC REGION 4

February 2021

## Where to Find Information

Access project documents through the DECinfo Locator  
<https://www.dec.ny.gov/data/DecDocs/401033/>  
and at these location(s):

*(\*Repositories are temporarily unavailable due to COVID-19 precautions. If you cannot access the online repository, please contact the NYSDEC project manager listed below for assistance)*

**Village of Green Island**  
20 Clinton Street  
Green Island, NY 12183  
(518) 273-2201

## Who to Contact

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

**Project-Related Questions**  
Kyle Forster, Project Manager  
NYSDEC  
625 Broadway, 12<sup>th</sup> Floor  
Albany, NY 12233-7016  
(518) 402-8644  
[kyle.forster@dec.ny.gov](mailto:kyle.forster@dec.ny.gov)

**Project-Related Health Questions**  
Stephanie Selmer  
NYSDOH  
Bureau of Environmental Exposure  
Investigation  
Empire State Plaza – Corning Tower  
Albany, NY 12237  
(518) 402-7860  
[beei@health.ny.gov](mailto:beei@health.ny.gov)

For more information about New York's  
State Superfund Program, visit:  
[www.dec.ny.gov/chemical/8439.html](http://www.dec.ny.gov/chemical/8439.html)

## Interim Remedial Measures Completed; No Further Action Required for State Superfund Site; Public Comment Period

**NYSDEC is committed to providing the public with ample opportunity to provide input on proposed remedies in your community. You are encouraged to provide comments in writing to the NYSDEC Project Manager, during the 30-day public comment period noted below.**

The public is invited to comment on a no further action remedy being proposed by the New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH) related to the R. Freedman & Son site ("site") located on the corner of Tibbits Avenue and Cannon Street in Green Island, Albany County. Please see the map for the site location.

**How to Comment:** NYSDEC is accepting written comments about the proposed plan, called a Proposed Remedial Action Plan (PRAP) for 30 days, from **February 17** through **March 19, 2021**.

- Access the PRAP and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/401033/>.
- Documents also are available at the location(s) identified at left under "Where to find information."
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Who to Contact" area at left.

The site is listed as a class "2" site in the State Registry of Inactive Hazardous Waste Disposal Sites (list of State Superfund sites). A class 2 site represents a significant threat to public health or the environment; action is required.

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**Proposed Remedial Action Plan:** The remedy proposed for the site includes:

- No Further Action with engineering and institutional controls based on the results of the investigation at the site and actions that have already been implemented. An expedited cleanup, called an "Interim Remedial Measure" (IRM), is conducted at a site when a source of contamination or exposure pathway (the way in which a person may contact contamination) can be effectively addressed without extensive investigation and evaluation. At the R. Freedman & Son site two IRMs were conducted.
- The first IRM was an on-site soil removal to address elevated levels of polychlorinated biphenyls (PCBs), lead, mercury, and chromium. Approximately 90 tons of contaminated soil was removed from two areas within the site's perimeter berms. The excavation was backfilled with clean material, followed by the placement of topsoil and seed on all the berms. Approximately 200 tons of contaminated soil was also removed from the upper 1 foot of soils in the former vehicle crushing and shredding areas. All contaminated soil was disposed of off-site and the excavation was backfilled with crushed stone.
- A second expedited cleanup of soil was performed off-site, within the Tibbits Avenue right-of-way adjacent to the site. Approximately 60 tons of PCB contaminated soil was removed and disposed of off-site. The excavation was backfilled with clean topsoil and seeded. Post-excavation samples were collected to verify that residential soil cleanup objectives were achieved.

These expedited cleanups addressed the contamination found on- and off-site, achieving the criteria for a restricted industrial cleanup on-site and a residential cleanup off-site to be met. The on-site cleanup allows

industrial use as permitted by local zoning. Therefore, NYSDEC is proposing No Further Action with institutional controls as the final remedy for the R. Freedman & Son site.

NYSDEC developed the proposed remedy after reviewing the detailed investigation of the site and the IRM Construction Completion Report submitted under New York's State Superfund Program by Eastern Metal Recycling ("responsible party").

**Institutional and Engineering Controls:** Institutional controls and engineering controls reduce or eliminate exposure to contaminants of concern. An *institutional control* is a non-physical restriction on use of the site, such as a deed restriction, when contamination left after the cleanup action makes the site suitable for some, but not all uses. An *engineering control* is a physical barrier or method to manage contamination such as a cap or vapor barrier.

The following institutional controls will be put in place on the site:

- Local Groundwater Restriction
- Environmental Easement

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

- Cover System

**Next Steps:** NYSDEC will consider public comments as it finalizes the no further action remedy for the site. The selected remedy will be described in a document called a "Record of Decision" that will explain why the remedy was selected and respond to public comments. NYSDEC would then reclassify or delist the site from the Registry of Inactive Hazardous Waste Disposal Sites.

NYSDEC will keep the public informed throughout this process.

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**Site Description:** The site is 11.7-acres and is bordered on the east by Cannon Street followed by the vacant former Ford Motor Company manufacturing plant. To the west is the Honeywell industrial plant. North of the site is a construction yard for the Burt Crane & Rigging Company, and to the south is Tibbits Avenue followed by residential single-family homes. The site is currently vacant with four metal buildings and an office trailer with one entrance off of Cannon Street. The remainder of the site is comprised of vehicle roadways and open areas covered with recycled concrete aggregate. The site had previously operated as a Delaware & Hudson Railroad yard with railcar manufacturing and repair having occurred at the site. Most recently the site served as a scrap metal recycling facility and vehicle dismantler before becoming vacant.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, 401033) at:

<http://www.dec.ny.gov/cfm/xtapps/derexternal/index.cfm?pageid=3>

**Summary of the Investigation:** The primary contaminants of concern at the site are PCBs and metals in soil, which were present in limited on- and off-site areas and addressed by the IRMs. Limited petroleum-related contamination was found in on-site groundwater but data supports that the contamination is not migrating off-site as it is not present in downgradient groundwater monitoring wells.

**State Superfund Program:** New York's State Superfund Program (SSF) identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and/or the environment go through a process of investigation, evaluation, cleanup and monitoring.

NYSDEC attempts to identify parties responsible for site contamination before committing State funds for investigation and cleanup.

For more information about the SSF, visit:

<http://www.dec.ny.gov/chemical/8439.html>

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

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## Stay Informed With DEC Delivers

Sign up to receive site updates by email:

[www.dec.ny.gov/chemical/61092.html](http://www.dec.ny.gov/chemical/61092.html)

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

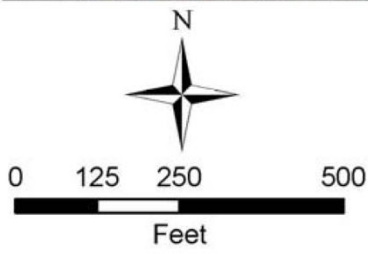
## DECInfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites:

<http://www.dec.ny.gov/pubs/109457.html>

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## Site Location



**Figure 1**  
**Site Location Map**

R. Freedman & Son - Site No. 401033  
Tibbits Avenue  
Village of Green Island, NY



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Environmental  
Conservation