



Department of  
Environmental  
Conservation

# FACT SHEET

## Brownfield Cleanup Program

Former Wollensack Optical Site  
872 & 886 Hudson Avenue  
Rochester, NY 14621

**SITE No. C828209**  
NYSDEC REGION 8

October 2019

### Where to Find Information

Access project documents through the DECinfo Locator and at this location:

**Document Repository Name:**  
Phillis Wheatley Library  
c/o Lori Frankunas  
33 Dr. Samuel McCree Way  
Rochester, New York 14608  
585-428-8212

### Who to Contact:

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

#### Project-Related Environmental Questions

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Project Manager  
NYSDEC Region 8  
6274 East Avon-Lima Road  
Avon, New York 14414  
585-226-5354  
[charlotte.theobald@dec.ny.gov](mailto:charlotte.theobald@dec.ny.gov)

#### Project-Related Health Questions

Arunesh Ghosh  
NYSDOH  
Bureau Environ. Exposure  
Investigation  
Empire State Plaza  
Corning Tower, Room 1787  
Albany, New York 12237  
518-402-7860  
[bee@health.ny.gov](mailto:bee@health.ny.gov)

**For more information about New York's Brownfield Cleanup Program, visit:**  
[www.dec.ny.gov/chemical/8450.html](http://www.dec.ny.gov/chemical/8450.html)

## Report Recommends Cleanup of Brownfield Site Contamination

The New York State Department of Environmental Conservation (NYSDEC) is reviewing the Remedial Investigation Report for the Former Wollensack Optical site ("site") located at 872 & 886 Hudson Avenue, Rochester, Monroe County. Please see the map for the site location.

**Remedial Investigation Report:** The Remedial Investigation Report (RIR) describes the results of the site investigation and recommends development of a remedy to address the contamination that was found. The RIR was submitted by Jefferson Wollensack LLC ("applicant").

- Access project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C828209/>
- The documents also are available at the location identified at left under "Where to Find Information."

Based on the findings of the investigation, NYSDEC, in consultation with the New York State Department of Health (NYSDOH), has determined that the site poses a significant threat to public health or the environment. This decision is based on the concentration of chlorinated volatile organic compounds in groundwater on-site and off-site.

**Highlights of the Remedial Investigation Report:** The primary contaminants of concern at the site are chlorinated volatile organic compounds (CVOCs), which are present in groundwater and in soil beneath the 26,000 square foot building. The remedial investigation also included the screening of the building and site soils for radiation impacts. Screening activities detected low levels of radiation in four small areas of the building that will be addressed as part of an interim remedial measure that was announced in September and will begin late fall/early winter 2019. The radioactive materials encountered were associated with previous manufacturing activities at the facility and these materials were not identified outside of the building. Also, during the remedial investigation, two underground storage tanks (USTs) were encountered at the site. Contamination associated with the USTs will be addressed in later phases of the project

**Next Steps:** NYSDEC will complete its review, make any necessary revisions and, if appropriate, approve the investigation report. The approved report will be made available to the public (see "Where to Find Information" at left). The applicant(s) may then develop a cleanup plan, called a "Remedial Work Plan." This plan describes how contamination will be addressed, with NYSDEC and NYSDOH overseeing the work.

# BROWNFIELD CLEANUP PROGRAM

NYSDEC will present the draft cleanup plan to the public for its review and comment during a 45-day comment period. NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

**Site Description:** The site is in an urban area in the City of Rochester at the intersection of Avenue D and Hudson Avenue on the northeastern side of the intersection. The site is bounded by Hudson Avenue to the west, Roycroft Drive to the north, residential properties to the east, and Avenue D to the south. The area surrounding and adjacent to the site is a mix of residential properties and commercial properties. The site is comprised of a total of approximately 0.48-acres with a vacant 26,000 square foot, four-story former manufacturing facility with a partial basement. The remainder of the site is grass covered.

**Past Uses of the Site:** The site was historically utilized for residential purposes and an electric motor shop up to 1911. The site's building located on the 872 Hudson Avenue parcel served as a manufacturing site since its construction in 1930. Various optical companies occupied the Site including Wollensack Optical, Anson Instrument, Minnesota Mining and Manufacturing, Virginville Lens Company, and Surplus Shed. J.S. Graham Co., manufacturers of Photo Mounts, was located on the 886 Hudson Avenue parcel starting in the 1950s. The former building on the 886 Hudson Avenue parcel was recently demolished by the City of Rochester.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C828209) at:

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

**Brownfield Cleanup Program:** New York's Brownfield Cleanup Program (BCP) encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses include recreation, housing, business or other uses. A brownfield site is any real property where a contaminant is present at levels exceeding the soil cleanup objectives or other health-based or environmental standards, criteria or guidance adopted by DEC that are applicable based on the

reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:  
<http://www.dec.ny.gov/chemical/8450.html>

***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.***

## **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**

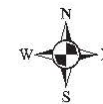
Interactive map to access DEC documents and public data about the environmental quality of specific sites:  
<http://www.dec.ny.gov/pubs/109457.html>

# BROWNFIELD CLEANUP PROGRAM

## Site Location Map



I:\Jefferson Wollensack LLC\2182207 - 872 & 886 Hudson Brownfield\Drawings\RIWP\Figure 2-Site Features.mxd



0 25 50 75 100 Feet  
1 inch = 75 feet

INTENDED TO PRINT AS: 11" X 17"

PROJECT:  
REMEDIAL INVESTIGATION  
WORK PLAN  
  
FORMER WOLLENSACK OPTICAL  
NYSDEC BCP C828209  
872 & 886 HUDSON AVENUE  
ROCHESTER, NEW YORK

DRAWING NAME:  
SITE FEATURES

PROJECT #/DRAWING #/ DATE

[ 2182207 ]

[ FIGURE 2 ]