

# Block of Washington, E. Second & Park Site



Department of  
Environmental  
Conservation

Brownfield Cleanup Program

Site No. C907042

Dunkirk, Chautauqua County

September 2025

## Cleanup Proposed for Brownfield Site Contamination; Public Comment Period Announced

The public is invited to comment on a proposed remedy being reviewed by the New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH), to address contamination related to the Block of Washington, E. Second & Park site ("site") located at Washington, East Second and Park Streets, Dunkirk, Chautauqua County. Please see the map for the site location.

### How to Comment

NYSDEC is accepting written comments about the proposed plan, called a "Draft Remedial Investigation/ Alternatives Analysis Report (RI/AAR)" for 45 days, from **September 24 through November 8, 2025**.

- Access the RI/AAR and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C907042/>.
- Documents also are available at the location(s) identified under "Where to Find Information."
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Contact Information" area.

### Draft Remedial Investigation/ Alternatives Analysis Report

The proposed Track 4 Restricted Residential Use remedy consists of:

- Excavation and off-site disposal of contaminated soil to approximately 2 feet below ground surface across the majority of the site. Deeper depths will be achieved to accommodate the future on-site building foundation;
- Collecting and analyzing post-cleanup soil and soil vapor samples to evaluate the effectiveness of the cleanup;
- If post-cleanup soil vapor samples indicate soil vapor concerns, then a Sub-Slab Depressurization System will be installed in the proposed building;
- Importing clean material that meets the established Soil Cleanup Objectives for use as backfill;
- Implementing a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities;
- Implementation of a Site Management Plan (SMP) will be required for long term maintenance of the remedial systems; and
- Recording of an Environmental Easement to ensure proper use of the site may be necessary.

The proposed cleanup plan was developed by Regan Development Corp. (“applicant”) after performing a detailed investigation of the site under New York’s Brownfield Cleanup Program (BCP).

## Next Steps

NYSDEC will consider public comments, revise the remedy plan as necessary, and issue a final Decision Document. NYSDOH must concur with the proposed cleanup. After approval, the proposed cleanup becomes the selected cleanup. The applicant may then design and perform the cleanup action to address the site contamination, with oversight by NYSDEC and NYSDOH.

NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

## Site Description

The site is 1.36-acres and consists of 11 parcels. The 220 Washington Avenue parcel has a two-story building on-site and the 208-214 Washington Avenue parcel has a three-story building located on-site. The buildings share a common wall. The only currently occupied parcel in 220 Washington Avenue. It is occupied by a fence and sign manufacturing company. The building at 208-214 Washington Avenue is unsafe to enter and has recently been condemned by the City of Dunkirk. The site is bordered on the west by Washington Avenue and commercial buildings, on the south by railroad tracks, on the east by Park Ave. and residential houses, and on the north by apartments, East 2<sup>nd</sup> Street, and Faith Baptist Church. Historic site uses include black smith shops, wood shops, printing, painting, machine shops, malted milk manufacturing, storage, bottle warehouse, ice cream depot, sugar warehouse, building supply company, and the manufacture of various items such as wagon springs, carriages, automobile bodies, and dining cars for trains.

The redevelopment of the site will include the demolition/ removal of all existing buildings and the construction of a three-story multi-family apartment building, associated parking area and recreational/ greenspace areas.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC’s Environmental Site Remediation Database (by entering the site ID, C907042) at:

<https://appfactory.dec.ny.gov/DERExternalSearch/ERDSearch>

## Summary of the Investigation

The primary contaminants of concern at the site are volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), and metals. VOCs are present site-wide in soil vapor. SVOCs and metals are present across the site in soils.

## 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 may 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:

<https://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

## Stay Informed with DEC Delivers

**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.**

Sign up to receive site updates by email:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

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: <https://dec.ny.gov/maps/interactive-maps/decinfo-locator>

## CONTACT INFORMATION

### Project-Related Questions

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NYSDEC, Division of Environmental Remediation

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### Project-Related Health Questions

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NYSDOH, Bureau of Environmental Exposure and Investigation

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## WHERE TO FIND INFORMATION

Access project documents through the DECinfo Locator and at these location(s):  
<https://extapps.dec.ny.gov/data/DecDocs/C907042/>

Dunkirk Free Library  
536 Central Avenue  
Dunkirk, New York 14048  
(716) 366-2511

# Site Location





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