



Department of
Environmental
Conservation

FACT SHEET

Brownfield Cleanup Program

225 Louisiana Street Site
225 Louisiana Street
Buffalo, NY 14204

SITE No. C915350
NYSDEC REGION 9

January 2024

Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):
<https://www.dec.ny.gov/data/DecDocs/C915350/>

Buffalo and Erie County Public Library

1 Lafayette Square
Buffalo, NY 14203

Who to Contact

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

Project-Related Questions

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Project-Related Health Questions

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For more information about New York's Brownfield Cleanup Program, visit:
www.dec.ny.gov/chemical/8450.html

Cleanup Action Completed at Brownfield Site

Action has been completed to address the contamination related to the 225 Louisiana Street site ("site") located at 225 Louisiana Street, Buffalo, New York County under New York State's Brownfield Cleanup Program (BCP). Please see the map for the site location.

Cleanup activities were performed by Barcalo Buffalo LLC ("applicant") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). The applicant has submitted a draft Final Engineering Report (FER) for NYSDEC review which states that cleanup requirements have been or will be achieved to fully protect public health and the environment for the proposed restricted-residential use.

- Access project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C915350/>.
- The documents also are available at the location(s) identified at left under "Where to Find Information."

Highlights of the Site Cleanup: The following activities have been or will shortly be completed to achieve the remedial action objectives:

- Excavation - Excavation and off-site disposal of about 4,900 tons of petroleum impacted soil and about 9,400 tons of non-hazardous soil exceeding commercial use soil cleanup objectives. Clean fill was brought in to replace the excavated soil and to establish the design grades at the site;
- Site Cover System - The new development will maintain a site cover, which consists of the structures (buildings, pavement, sidewalks) comprising the site development and a 2-foot clean soil cover in landscaped areas. The soil cover was placed over a demarcation layer, with the upper 6 inches of soil of sufficient quality to maintain vegetation;
- An active sub-slab depressurization system has been installed within the existing portions of the on-site building to mitigate the potential for soil vapor intrusion;
- Development of a Site Management Plan for long-term management of remaining contamination as required by the Environmental Easement, including plans for: institutional and engineering controls; monitoring; operation and maintenance; and reporting; and
- An Environmental Easement was recorded to prevent future exposure to any contamination remaining at the site and to ensure implementation of the SMP.

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Next Steps: When NYSDEC approves the FER, it will be made available to the public (see "Where to Find Information"). NYSDEC then will issue a Certificate of Completion (COC) that will be announced in a fact sheet. The applicant would be able to redevelop the site after receiving a COC. In addition, the applicant will be eligible for tax credits to offset a portion of the costs of performing cleanup activities and for redevelopment of the site.

Site Description: The 4.18-acre site is located at 225 Louisiana Street and is comprised of 5 tax parcels. The site consists of a multi-story building, parking lots, and green space. The site is surrounded by residential homes to the north and east, and Conway Park to the west. Historic operations conducted at the site include an oil works company, a lumber yard, nickel plating, iron works, painting, and a foundry.

Prior to remediation, the primary contaminants of concern were polycyclic aromatic hydrocarbons, petroleum contamination, and metals in the soil. Chlorinated volatile organic compounds were detected in the sub-slab soil vapor. Remedial actions have successfully achieved soil cleanup objectives for restricted-residential use. An active sub-slab depressurization system has been installed in portions of the 225 Louisiana Street building. Residual contamination in the soil, groundwater, and soil vapor is being managed under a Site Management Plan.

The site has been redeveloped for mixed residential and commercial use, including surrounding parking lots and green space.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C915350) at:

<https://www.dec.ny.gov/cfm/xtapps/dereexternal/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 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://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

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

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Site Location





Translation Available. Don't see your language? Ask!

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