



FACT SHEET

Brownfield Cleanup Program

Receive Site Fact Sheets by *Email*. See "For More Information" to Learn How.

Site Name: Tecumseh Phase I Business Park
DEC Site #: C915197
Site Address: 1951 Hamburg Turnpike
Lackawanna, NY 14218

December 2011

Remedy Proposed for Brownfield Site Contamination; Public Comment Period Announced

The New York State Department of Environmental Conservation (NYSDEC) is reviewing cleanup documents relative to the Tecumseh Phase I Business Park site ("site"). See map for site location. NYSDEC will keep the public informed throughout the cleanup of the site. Documents related to the cleanup of this site can be located at the locations identified below under "Where to Find Information," or on DEC's website at www.dec.ny.gov/chemical/51458.html.



Based on the findings of the investigation, NYSDEC in consultation with the New York State Department of Health (NYSDOH) has determined that the site does not pose a significant threat.

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 is any real property that is difficult to reuse or redevelop because of the presence or potential presence of contamination.

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

Draft Alternatives Analysis Report

Alternative ways to clean the site up were considered by the Brownfield Cleanup Program (BCP) applicant after performing a detailed investigation of the site under New York's BCP. The alternatives were evaluated and a preferred cleanup is presented in a Draft Alternatives Analysis Report.

The report considers what impacts remain at the site after a number of preliminary cleanups known as Interim Remedial Measures (IRM) were completed. The report then proposes a remedy to prevent human contact and reduce any impacts to the environment from any

remaining contamination.

The IRMs were implemented under NYSDEC oversight and included:

- Excavating petroleum-impacted soil/fill;
- Removing underground storage tank(s);
- Bio-remediating non-hazardous petroleum impacted soil/fill on-site;
- Excavating and removing soil/fill not suited for bio-remediation, and;
- Backfilling excavations with bio-treated soil/fill and/or recycled slag.

Proposed Cleanup Actions

Source contamination found during the investigation was removed or addressed during the IRM, however, residual contamination remains that would prevent unrestricted or residential re-use. This remaining contamination does not prevent reuse for commercial or industrial purposes but measures are required to prevent erosion or casual human contact.

To prevent erosion or casual human contact it is proposed that any portion of the site, upon build out, that is not covered by buildings, roadways or parking be covered with at least one foot of clean cover material.

A Site Management Plan, (SMP) will be implemented that controls any future activities that may disturb this cover or any soils below this cover. The SMP also directs how contaminated soils that may be dug up in the future will be addressed or disposed.

An Environmental Easement will be placed on the property that ensures that any owner or future owner follows the SMP, notifies the Department of any change in use and prohibits the use of groundwater for potable purposes.

How to Comment

NYSDEC is accepting written comments about the draft alternatives analysis report and proposed remedy for 45 days, from 12/12/2011 through 1/27/2012. Please submit comments to the project manager listed under Project Related Questions in the "Who to Contact" area below. The report is available for viewing at the location identified below under the heading "Where to Find More Information," and also on DEC's website at <http://www.dec.ny.gov/chemical/51458.html>.

Next Steps

NYSDEC will consider public comments, revise the plan as necessary, and approve the proposed remedy. NYSDOH must concur with the proposed remedy. After approval, the proposed remedy becomes the selected remedy. The draft Remedial Action Work Plan that describes the proposed remedy is revised as needed and will be made available to the public. The applicant may then design and perform the cleanup action to address the site contamination, with oversight by NYSDEC.

Background

The Tecumseh Phase I Business Park (site) is situated in an industrial area and is one parcel of a larger property identified on the Erie County Tax maps as SBL 141.11-1.111 that once was the Bethlehem Steel Company (BSC).

The 102 acre vacant site is vegetated with natural grasses, shrubs and poplar trees typical of a primary shrub-young forest ecosystem. Remnants of former steel manufacturing buildings and foundations are prevalent. An active rail spur which parallels the access road traverses the eastern side of the site. The site is zoned Commercial/Industrial and a site Master Development Plan exists.

The site was formerly a portion of BSC's steel making operations. Prior uses of the site included the manufacture of steel, until production was discontinued at the site in 1983. Specific processes and steel making facilities performed on or proximate to the parcel included:

- Open Hearth Furnaces
- Blooming Mill
- Billet Preparation Mills
- Roughing Mills
- Rail Mills
- Foundry
- Water Treatment Plant

FOR MORE INFORMATION

Where to Find Information

To help you stay informed, project documents are available on DEC's website at <http://www.dec.ny.gov/chemical/51458.html> , and also at the following location.

Lackawanna Public Library
Attn: Jennifer Hoffman
560 Ridge Road
Lackawanna, NY 14218
phone: (716) 823-0360

Who to Contact

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

Environmental Related Questions

Mr. Maurice Moore
Department of Environmental Conservation
270 Michigan Ave
Buffalo, NY 14203-2915
(716) 851-7220
mfmoore@gw.dec.state.ny.us

Project Related Health Questions

Mr. Matthew Forcucci
New York State Department of Health
584 Delaware Avenue
Buffalo, NY 14202
(716) 847-4501
e-mail : beej@health.state.ny.us

Project Related Questions

Mr. Thomas Forbes
Benchmark Consultants
2558 Hamburg Turnpike, Suite 300
Lackawanna, NY 14218
(716) 856-0599
forbes@benchmarkees.com

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.

Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs available at the following web page: www.dec.ny.gov/chemical/61092.html . It's quick, it's free, and it will help keep you *better informed*.



As a listserv member, you will periodically receive site-related information/announcements for all contaminated sites in the county(ies) you select.

You may continue also to receive paper copies of site information for a time after you sign up with a county listserv, until the transition to electronic distribution is complete.

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