



FACT SHEET

Little Falls Former MGP Site

DEC Site #V00470

January 2008

Remedial Action Proposed for the Little Falls Former MGP Site

Public Comment Period Announced

Public Comment Period

January 30, 2008 - February 29, 2008

Send Written Comments to:

Bernard Franklin
Project Manager
NYSDEC Central Office
625 Broadway, 11th Floor
Albany, NY 12233-7014

Local Document Repository:

Little Falls Public Library
706 East Main Street
Little Falls, NY 13676
Mon-Thurs 10-8, Fri-Sat 10-5
(315) 823-1542

Other Document Repositories:

New York State Department of
Environmental Conservation
317 Washington Street
Watertown, NY 13601
Mon - Fri: 8:30 - 4:30
Contact Steve Litwhiler
for an appointment
Phone (315) 785-2252

New York State Department of
Environmental Conservation
625 Broadway, 11th Floor
Albany, NY 12233
Mon-Fri: 8:15-4:30
Contact Bernard Franklin
for an appointment
(518) 402-9662

INTRODUCTION

The New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH), is proposing remedial actions to address contamination relating to the Little Falls Former Manufactured Gas Plant (MGP) Site. This site is a former MGP facility located on East Mill Street in the Village of Little Falls. The NYSDEC is sending this public notice to announce the release of a proposed cleanup plan for the site, and to solicit public comments on the plan. The proposed plan is summarized in the NYSDEC's "Draft Decision Document", and is described in more detail in the "Remedial Action Work Plan" (RAWP), which was developed by National Grid under the NYSDEC's Voluntary Cleanup Program. These documents will be available for public review at the repositories listed on this fact sheet beginning January 30, 2008.

HIGHLIGHTS OF THE PROPOSED ACTION

The major elements of the proposed remedy include in-situ (in-place) solidification of tar-contaminated soils, excavation of former MGP piping and any associated contaminated soils; collection of coal tar in wells to be constructed near the solidified area; and creation of an environmental easement to control land use and require long-term management of the site. Land use at the site would be limited to restricted commercial or industrial uses, as otherwise permitted by local land use regulations.

The site would be subject to a site management plan, which would describe the requirements for managing soil that may be excavated during future development activities, would require an evaluation and mitigation of vapor intrusion into buildings that may be developed on the site, and provide for the operation, maintenance and monitoring of the remedy.

YOUR OPPORTUNITY TO COMMENT

The comment period for the proposed cleanup plan begins on January 30, 2008 and comments must be postmarked by February 29, 2008. Written comments may be submitted to Mr. Bernard Franklin at the address shown

at the end of this fact sheet. To be most useful in the selection of the final remedy, comments should be as specific as possible and explain the reason for the changes to the proposed RAWP. NYSDEC is not anticipating preparing a responsiveness summary, but as a result of comments received, the NYSDEC may re-evaluate and revise the Decision Document and RAWP.

SITE LOCATION

The Little Falls former manufactured gas plant (MGP) site is located on the western portion of an approximately 6.5-acre property currently owned by Feldmeier Equipment, Inc. The site is located on the south side of East Mill Street (see Figure 1), and is bordered by East Mill Street to the north, George Lumber and Building Materials Company to the west, the Mohawk River to the south, and Feldmeier Equipment's tank manufacturing building to the east. Adjacent and surrounding properties are used for industrial and commercial purposes.

SITE BACKGROUND AND HISTORY

Historic MGP operations at the site were primarily located on a small (approximately 0.56-acre) area on the western portion of the Feldmeier property, and operated from about 1853 to 1907. Buildings and structures associated with the former MGP operation included a coal storage shed, horizontal retorts, gas purifiers, maintenance shops, a warehouse, and several smaller buildings/structures. These buildings and structures were primarily located in the western portion of the current tank manufacturing building. A 50,000-cubic-foot gas holder (the former on-site gas holder) was located adjacent to the Mohawk River, south of the gas works. Approximately 60% of the former on-site gas holder is located beneath the southwest corner of the current tank manufacturing building. A second gas holder (the former off-site gas holder) was constructed between 1884 and 1891 in the southeast corner of the current George Lumber Property.

REMEDIAL INVESTIGATION SUMMARY

The Remedial Investigation identified the presence of coal tar in the subsurface soil. Contaminants of concerns in the tar include polycyclic aromatic hydrocarbons and the volatile compounds benzene, toluene, ethylbenzene and xylene. Visible MGP impacts, (i.e. staining, tar-saturated soils, and sheens) were encountered in subsurface soil in the vicinity of the former on-site gas holder in a narrow strip of land between the Feldmeier building and the Mohawk River. (see Figure 1). MGP impacts were not identified in samples collected within or adjacent to the off-site holder.

MGP tar has migrated to the top of bedrock at a depth of approximately 26 feet below ground surface south of the former on-site gas holder, which is currently partially covered by the Feldmeier building. Overburden and bedrock groundwater is impacted by MGP contaminants in the vicinity of the former on-site gas holder.

PROPOSED REMEDY

Because most of the former on-site gas holder is located beneath the Feldmeier building, and because there is limited space available between the Feldmeier building and the Mohawk River, excavation of MGP-contaminated soils is not feasible at this site. Only the former pipe gallery area is accessible for excavation. Therefore the NYSDEC proposes a remedy that relies on in-situ stabilization for soils that cannot be excavated, as outlined below:

- Impacted subsurface soils located between the Feldmeier Building and the Mohawk river would be treated by in-situ soil stabilization (ISS). Portland cement and additional additives may be used during the in-situ mixing process, as determined by a bench scale test performed during the remedial design phase. Jet grouting,

or other appropriate methods, would also be used to treat soil located immediately adjacent to subsurface structures and underground utilities. The approximate ISS treatment area would encompass approximately 600 cubic yards of soil at depths ranging from approximately 13 to 26.5 feet, including accessible areas inside the former gas holder structure. The solidified area would be covered by a minimum 12-inch layer of clean soil capable of supporting vegetation. The soil cover would be underlain by an indicator such as orange plastic snow fence to demarcate the cover soil from the solidified area.

- The former MGP pipe gallery would be excavated, along with grossly contaminated soil, if any, in close proximity to these pipes. Excavated soil would be transported off-site and treated or disposed in accordance with applicable regulations.
- Passive recovery wells would be installed upgradient and downgradient of the ISS treatment area to recover tar downgradient of the former on-site gas holder. The recovery wells would be constructed in the area south of the former on-site gas holder where tar was previously observed near the bedrock interface and in upper bedrock fractures. Tar would be periodically measured in and removed from these wells until recovery is no longer feasible.
- An environmental easement would be implemented that would (a) limit the use and development of site property to commercial and industrial use; (b) require compliance with an approved site management plan; (c) restrict the use of groundwater as a source of drinking water or industrial supply without necessary water quality treatment as determined by the New York State Department of Health ; (d) require National Grid to prepare and submit to the NYSDEC a periodic certification of institutional and engineering controls.
- A site management plan would be developed which would include the following institutional and engineering controls: (a) management of the final cover system to restrict excavation below the soil cover, pavement, or buildings. Excavated soil would be tested, properly handled to protect the health and safety of workers and the nearby community, and would be properly managed in a manner acceptable to the NYSDEC; (b) continued evaluation of the potential for vapor intrusion for any buildings developed on the site, including provision for mitigation of any impacts identified; (c) tar recovery and groundwater monitoring; (d) identification of any use restrictions on the site; and (e) provisions for the continued proper operation and maintenance of the components of the remedy.

FOR MORE INFORMATION

Repositories: The public is encouraged to review the Draft Decision Document, Remedial Action Work Plan, Remedial Investigation Report and other documents relating to the site at the document repositories listed on the front page of this fact sheet.

To discuss this project in more detail, please call or write the following staff about:

Environmental Concerns:

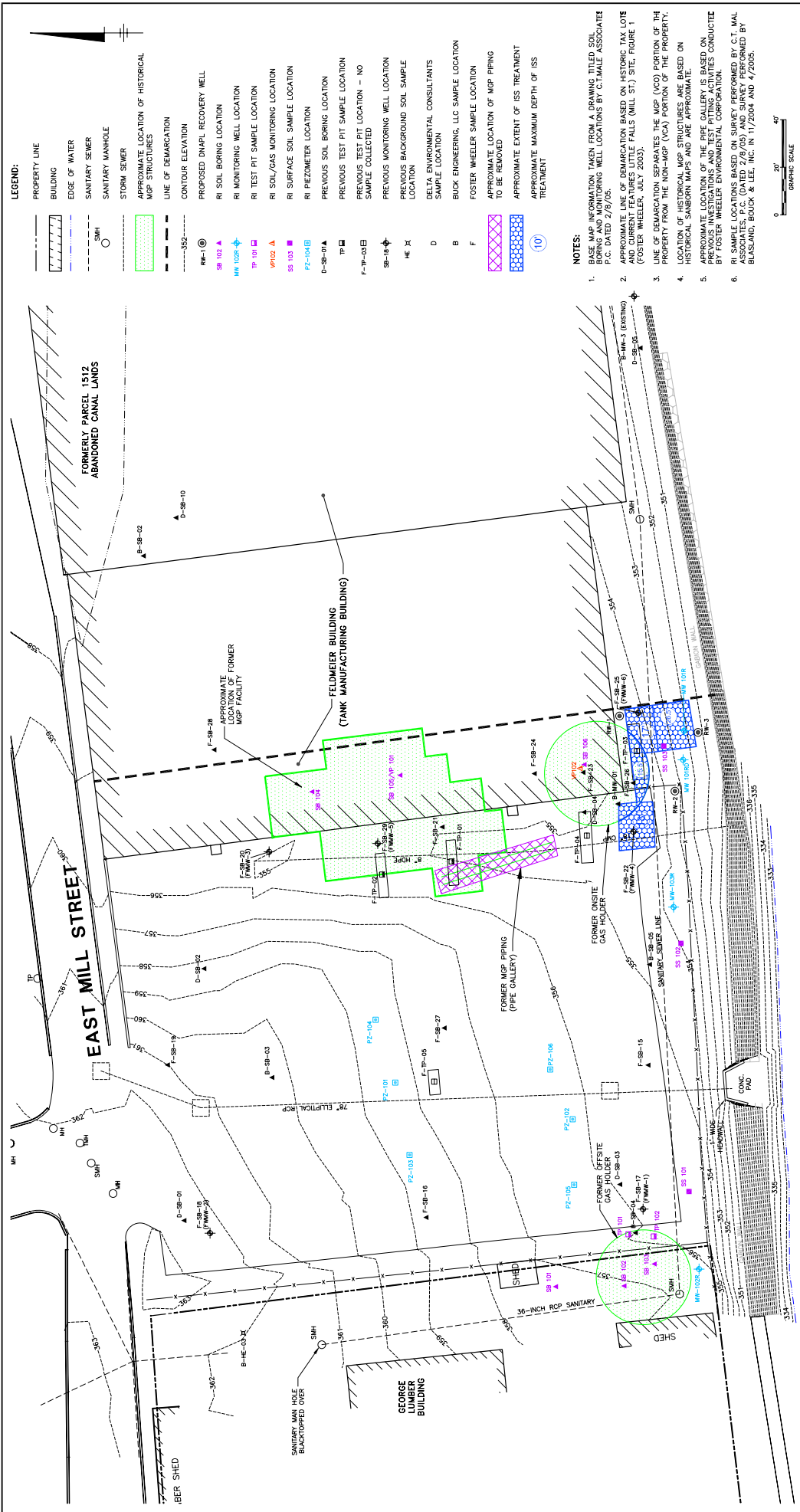
Bernard Franklin
NYSDEC
625 Broadway, 11th Floor
Albany, NY 12233-7014
(518) 402-9662

Site-Related Health Concerns:

Tamara Girard
NYSDOH
Flanigan Square, 547 River Street
Troy, New York 12180-2216
(518) 402-7870

Citizen Participation:

Steve Litwhiler
NYSDEC
317 Washington Street
Watertown, NY 13601
(315) 785-2252



SR=05-NE NEW L.P. LAYER: CM=1, CR=1, ME=73
 PROJECT NAME: 05-NE NEW L.P. LAYER: CM=1, CR=1, ME=73
 PROJECT NUMBER: 05-NE NEW L.P. LAYER: CM=1, CR=1, ME=73
 DATE: 12/17/2007 8:16 AM LAYOUT: 8 PAGESETUP: 02-BR FOR PLOTTABLE: PLTALL.CITB PRINTED: 12/17/2007 8:16 AM BY: STWMLT

NATIONAL GRID LITTLE FALLS (MILL STREET) NON-OWNED FORMER MGP SITE REMEDIAL ACTION WORK PLAN
APPROXIMATE EXTENT OF REMEDIAL ACTIVITIES
 CONSULTING ENGINEERS, INC.
FIGURE 1

MOHAWK RIVER
 FLOW →

NOTES:
 1. BASE MAP INFORMATION TAKEN FROM A DRAWING TITLED SOIL MONITORING WELL LOCATIONS BY C:IMALE ASSOCIATE ENGINEERS, INC. DATED 2/7/93.
 2. THE DECONTAMINATION BASES ON HISTORIC TAX LOTS AND CURRENT FEATURES LITTLE FALLS (MILL ST.) SITE, FIGURE 1 (FOSTER WHEELER, JULY 2003).
 3. LINE OF DEMARCATION SEPARATES THE MGP (VOC) PORTION OF THE PROPERTY FROM THE NON-MGP (VCA) PORTION OF THE PROPERTY. HISTORICAL SANBORN MAPS AND ARE APPROXIMATE.
 4. APPROXIMATE LOCATION OF THE PIPE GALLERY IS BASED ON PREVIOUS INVESTIGATIONS AND TEST PITTING ACTIVITIES CONDUCTED BY FOSTER WHEELER ENVIRONMENTAL CORPORATION.
 5. LOCATION OF SANITARY MANHOLES (SMH) IS BASED ON C.T. MAL ASSOCIATES (OAKLEY ST.) AND SURVEY RECORDED BY BLASLAND, BOUGH & LEE, INC. IN 11/2004 AND 4/2005.

Police Chief Greg DeLuca
City of Little Falls
659 E. Main St.
Little Falls, NY13365

Fire Chief Robert Parese
City of Little Falls
659 E. Main St.
Little Falls, NY13365

City Clerk Kara Andrilla
City of Little Falls
659 E. Main St.
Little Falls, NY13365

S. Campbell Properties, LLC
5111 Rt. 9G, Apt. 1
Tivoli, NY12583

James Metott
RD 2
Mohawk, NY13407

25 West Corp.
25 West Mill St.
Little Falls, NY13365

Stone Mill of Little Falls, LLC
410 S. Ann St.
Little Falls, NY13365

Scott & Brenda Eggleston
377-379 S. Ann St.
Little Falls, NY13365

James Aufmuth
395-397 S. Ann St.
Little Falls, NY13365

Robert Ritz
528 Garden St.
Little Falls, NY13365

John Lerniham
17 Walnut St.
Cooperstown, NY13326

Alfred McDowell
411-413 S. Ann St.
Little Falls, NY13365

Tamara Girard, MPH
NYS DOH
547 River St., Room 300
Troy, NY12180-2216

Jeffrey Singer
Little Falls Public Library
10 Waverly Place
Little Falls, NY13365

Joseph Vogt
28 Petrie St.
Little Falls, NY13365

The Evening Times
347 2nd St.
Little Falls, NY13365

The Evening Telegram
111 Green St.
Herkimer, NY13350

WKTV
Box 2
Utica, NY13503

Clear Channel Communications/Utica
239 Genessee St., Suite 500
Utica, NY 13501

WIBX
9418 River Road
Marcy, NY13403

Little Falls Planning & Dev. Office
522 East Main St.
Little Falls, NY13365

Philip Green
City Codes Officer
659 East Main St.
Little Falls, NY13365

Philip Green
Town Codes Officer
38 Church St.
Little Falls, NY13365

Edwin Vogt
City Historian
78 Moreland St.
Little Falls, NY13365

James Wallace, Jr.
County Administrator
109 Mary St.
Herkimer, NY13350

Daniel Carter
County Legislator
49 Jackson SSt.
Little Falls, NY13365

Sylvia Rowan
County Clerk
Suite 1111 Co. Office Bldg., 109 Mary St.
Herkimer NY 13350

Assemblyman Marc Butler
117th District
Room 318 LOB
Albany, NY12248

Senator James Seward
51st District
Room 917 LOB
Albany, NY12247

Leonard R. Hendrix, Chairman
Herkimer County Legislature
109 Mary Street, Suite 1310
Herkimer, NY 13350

Herkimer County Industrial Development Agency
PO Box 390
320 N. Prospect Street
Herkimer, NY 13350

The Herkimer County Chamber of Commerce
PO Box 129
28 West Main Street
Mohawk, NY 13407

Robert Gardinier
Town Supervisor
200 O'Hara Road
Little Falls, NY13365

Sandra Regan
Town Clerk
124 O'Hara Road
Little Falls, NY13365

Ed Rose
City Attorney
659 East Main St.
Little Falls, NY13365

Bernard Franklin
NYSDEC
625 Broadway
Albany, NY12233-7014

Robert Schick
NYSDEC
625 Broadway
Albany, NY12233-7014

George Heitzman
NYSDEC
625 Broadway
Albany, NY12233-7014

Philip Waite
NYSDEC Region 6
317 Washington St.
Watertown, NY13601-3787

Peter Taylor
NYSDEC
317 Washington St.
Watertown, NY13601-3787

Greg Rys
NYS Dept. of Health
5665 State Route 5
Herkimer, NY13350

Michael Jones
Arcadis BBL
6723 Towpath Road
Syracuse, NY13214-0066

John Feldmeier
Feldmeier Equipment, Inc.
575 East Mill St.
Little Falls, NY13365

James Nuss
Arcadis-BBL
6723 Towpath Road
Syracuse, NY13212

Allen Evans
Arcaids-BBL
465 New Karner Road, First Floor
Albany, NY12205

Kyle Brown
Feldmeier Equipment, Inc.
575 East Mill St.
Little Falls, NY13365

Mayor Robert Peters
City of Little Falls
659 E. Main St.
Little Falls, NY13365

Charles Oldick
Town Justice
478 Flint Avenue
Little Falls, NY13365

Rick Zilkowski
DPW - Supervisor
659 E. Main St.
Little Falls, NY13365

Robert Vandawalker
Dir-Emergency Services
71 Reservoir Road
Herkimer, NY13350

New York Rivers United
Bruce Carpenter
Rome Teacher Center
PO Box 1460
Rome, NY 13442-1460

Water Quality Coordinating Committee -
Herkimer Co. Soil & Water Conservation District
5653 State Route 5
Herkimer, NY 13350