



**Department of  
Environmental  
Conservation**

## Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):

### Document Repository Name

Rochester Public Library - Lincoln Branch  
851 Joseph Avenue  
Rochester, NY 14621  
585-428-8210

Northeast Neighborhood Service Center  
500 Norton Street  
Rochester, NY 14621  
585-428-7660

Key project documents and project summary also are available on the NYSDEC website at:  
<https://www.dec.ny.gov/data/DecDocs/828132/>

## Who to Contact

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

### Project-Related Questions

Charlotte Theobald  
NYSDEC  
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

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

For more information about New York's State Superfund Program, visit:  
[www.dec.ny.gov/chemical/8439.html](http://www.dec.ny.gov/chemical/8439.html)

# FACT SHEET

## State Superfund Program

24 Seneca Avenue Site  
24 Seneca Avenue  
City of Rochester, Monroe County

**March 2023**

**SITE No. 828132**  
**NYSDEC REGION 8**

## Modified Remedy Proposed for State Superfund Site; Public Comment Period and Virtual Public Meeting Announced

### Virtual Public Meeting, Thursday March 23, 2023 at 6:30 PM

NYSDEC invites you to a public meeting to discuss the modified remedy proposed for the site. You are encouraged to provide comments at the meeting, and during the 30-day comment period described in this fact sheet.

<https://meetny.webex.com/meetny/j.php?MTID=m2e3f510c9625d6dfbc27768c5cb95fcf>

Join by meeting number

Meeting number (access code): 161 888 3311

Meeting password: NYSDECRegion8

The public is invited to comment on a modified remedy being proposed 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 24 Seneca Avenue site ("site") located at 24 Seneca Avenue, City of Rochester, Monroe County. Please see the map for the site location. The estimated cost to implement the modified remedy is \$5,985,000.

**How to Comment:** NYSDEC is accepting written comments about the proposed plan, called an Amendment of the Record of Decision (AROD) for 30 days, from **March 1<sup>st</sup> through March 30<sup>th</sup>, 2023.**

- Access the AROD and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/828132/>  
<https://www.dec.ny.gov/data/DecDocs/E828132/>
- Documents also are available at the locations identified at left under "Where to Find Information."
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Who to Contact" area at left.

The site is listed as a Class "2" site in the State Registry of Inactive Hazardous Waste Sites (list of State Superfund sites). A Class 2 site represents a significant threat to public health or the environment; action is required. NYSDEC is proposing the following modified remedy to address these threats.

# STATE SUPERFUND PROGRAM

**Proposed Amendment of the Record of Decision:** The modified remedy proposed for the site includes:

- Eliminating 2012 Record of Decision remedial elements:
  - Excavations
  - Injections
  - Removal of underground storage tanks and drainage structures
- Adding remedial elements:
  - In-situ Thermal Remediation
  - Closing underground storage tanks in place
  - Cleaning of drainage structures
  - Soil vapor intrusion evaluation

The following remedial elements from the 2016 Record of Decision remain unchanged:

- Remedial Design
- Site-wide cover system
- Institutional and Engineering Controls
- A Site Management Plan (SMP)
- An Environmental Easement recorded with the county clerk to ensure proper use of the site.

The Department approved the Pre-design Investigation and Pilot Scale Study Work Plan July 30, 2019 to further delineate the nature and extent impacts (vertically and horizontally) underneath the on-site building and the associated parking lot and to obtain necessary parameters for the design of the enhanced bioremediation remedy, such as injection point spacing, injection pressures and rates, and to determine if the subsurface environment would be conducive to the injection amendment and enhanced bioremediation. During the pre-design investigation, trichloroethene was detected in soils from 0.5-1 foot bgs at concentrations above SCOs. The highest TCE concentration detected at 0.5 to 1 foot bgs was 340 ppm at SP31 which is above the protection of groundwater SCO of 0.47 ppm. Enhanced bioremediation would not be effective in treating the subsurface soils as the depth to groundwater ranges from 5 to 9.5 feet bgs. The injected amendment would not have contact with the impacted subsurface soils at this shallow depth. An additional remedial alternatives analysis was completed evaluating in-situ thermal remediation. In-situ thermal remediation would be able to address the shallow subsurface soil chlorinated volatile organic compound impacts/source area underneath the on-site building.

A structural evaluation of the on-site building was completed by a Professional Engineer in July 2022 to evaluate if excavations within and adjacent to the on-site building were

feasible. The structural evaluation determined that excavations within and adjacent to the on-site building were not feasible due to the potential impact to the building's structural integrity, the unknown location of the building's foundation(s), and the proximity of the proposed excavations to the sidewalks and loading docks.

NYSDEC developed the proposed modified remedy after reviewing the detailed pilot study report for the site and evaluating the remedial options based on pilot study data submitted under New York's State Superfund Program by Stanley Black & Decker ("remedial party"). The proposed modified remedy will be protective of human health and the environment.

**Next Steps:** NYSDEC will consider public comments as it finalizes the modified remedy for the site. The modified remedy will be described in a document called an "Amendment of the Record of Decision" that will explain why the modified remedy was selected and respond to public comments. A detailed design of the selected remedy will then be prepared, and the cleanup will be performed.

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

**Site Description:** This site is located at 24 Seneca Avenue, in a mixed-use urban area consisting of commercial, industrial, and residential properties in the City of Rochester. The property is approximately 2.29 acres and is bordered to the west by Seneca Avenue, to the east by Bremen Street, and to the south by Norton Street. The property includes one masonry and wood factory warehouse structure of approximately 87,131 square feet which covers most of the property. The southern section of the property includes an open paved area. The property is currently leased to several tenants and is used for a variety of commercial operations (machining, light manufacturing, and storage of commercial/industrial equipment/parts for resale). The southern end of the building is used periodically for religious services.

Site will achieve restricted commercial cleanup.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, 828150) at:

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

---

# STATE SUPERFUND PROGRAM

---

**Summary of the Investigation:** The primary contaminants of concern are chlorinated volatile organic compounds: trichloroethene and associated breakdown products in soil, groundwater, and indoor air. Semi-volatile organic compounds and metals have been identified above soil cleanup objectives in soil and above groundwater standards and guidance values. Pesticides were identified above groundwater standards and guidance values.

**State Superfund Program:** New York's State Superfund Program identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and/or the environment go through a process of investigation, evaluation, cleanup, and monitoring.

NYSDEC attempts to identify parties responsible for site contamination before committing State funds for investigation and cleanup.

For more information about the SSF, visit:  
<https://www.dec.ny.gov/chemical/8439.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)

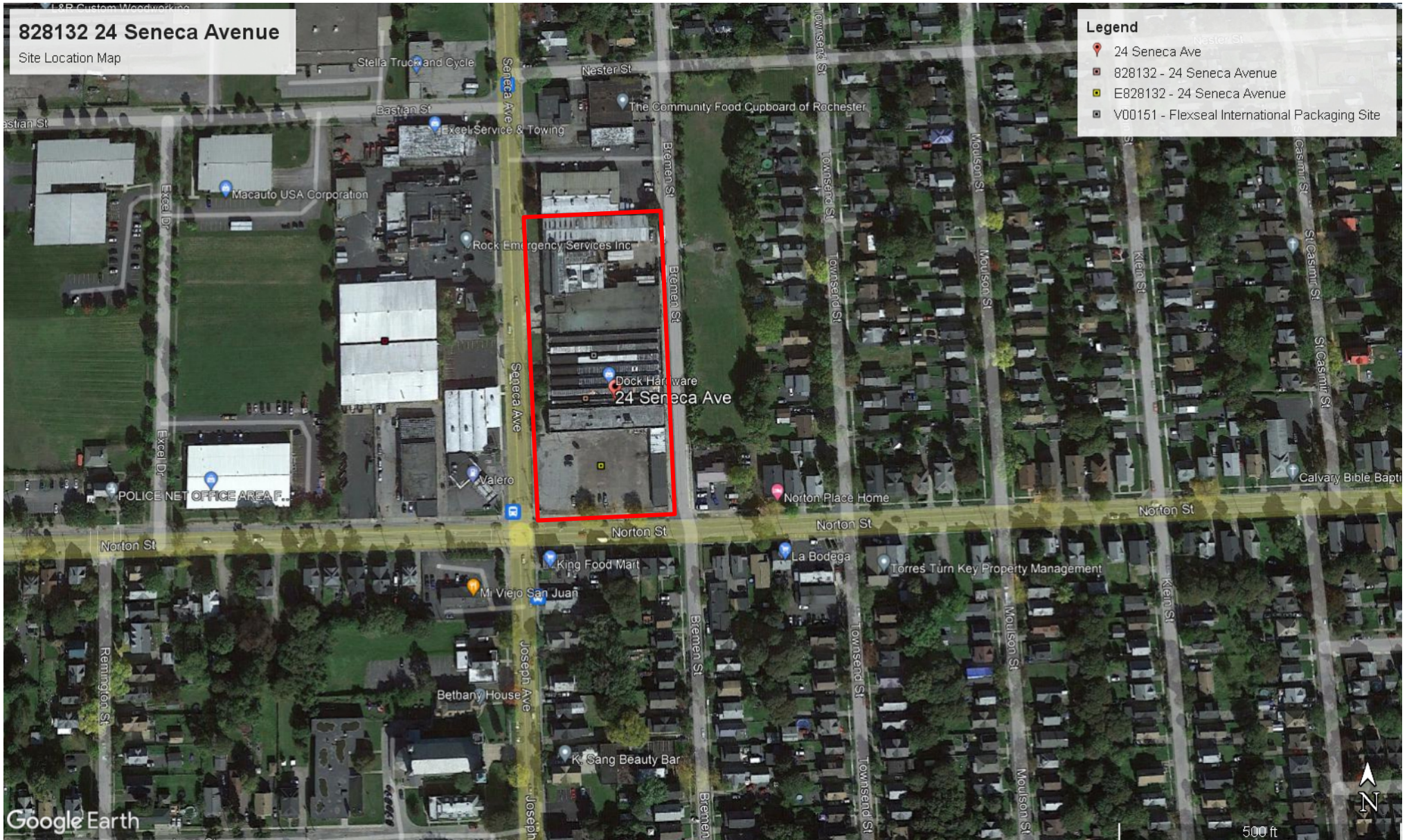
Note: Please disregard if you already have signed up and received this fact sheet electronically.

## DECinfo Locator

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



# STATE SUPERFUND PROGRAM





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

<b>English</b>	To have this document translated into a language you can understand, contact the person below. There is no charge for the translation.
<b>Español Spanish</b>	Si necesita la traducción de este documento a un idioma que pueda entender, comuníquese con la persona indicada abajo. La traducción es gratis.
<b>简体字 Simplified Chinese</b>	如需將此文件翻譯成您能理解的語言版本，請聯絡下方人員。本次翻譯不收取費用。
<b>Русский Russian</b>	Чтобы получить перевод этого документа на понятный вам язык, свяжитесь с представителем, данные которого указаны ниже. Плата за эту услугу не взимается.
<b>אידיש Yiddish</b>	צו האבן די דאקומענט איבערגעטייטשט אין א שפראך וואס איר קענט פארשטיין, פארבינדט זיך מיט די פערזאן אונטן. די איבערטייטשונג איז פריי פון אפצאל.
<b>বাঙালি Bengali</b>	এই নথিটি আপনি বুঝতে পারেন এমন একটি ভাষায় অনুবাদ করতে, নিম্নলিখিত ব্যক্তির সাথে যোগাযোগ করুন। অনুবাদের জন্য কোন চার্জ দিতে হবে না।
<b>한국어 Korean</b>	이 언어를 본인이 이해할 수 있는 언어로 받아보려면 아래 담당자에게 문의하십시오. 번역료는 없습니다.
<b>Kreyòl Ayisyen Haitian Creole</b>	Pou yo ka tradwi dokiman sa nan yon lang ou ka konprann, kontakte moun ki anba a. Ou p'ap peye anyen pou tradiksyon an.
<b>Italiano Italian</b>	Per ottenere la traduzione di questo documento in un'altra lingua, contatti la persona indicata qui di seguito. La traduzione è gratuita.
<b>العربية Arabic</b>	لترجمة هذا المستند إلى لغة يمكنك فهمها، تواصل مع الشخص أدناه. لا يتم تطبيق رسوم مقابل الترجمة.
<b>Języki Polski Polish</b>	Aby uzyskać tłumaczenie tego dokumentu na język, który jest dla Ciebie zrozumiały, skontaktuj się z poniższą osobą. Za tłumaczenie nie jest pobierana żadna opłata.

**Contact: Charlotte Theobald, 585-226-5354, [charlotte.theobald@dec.ny.gov](mailto:charlotte.theobald@dec.ny.gov)**