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

Public Meeting, Wednesday, January 11, 2017 at 6:30 PM
Rochester City Hall, 30 Church Street, Room 208A
NYSDEC invites you to a public meeting to discuss the 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.

The public is invited to comment on a remedy proposed by the New York State Department of Environmental Conservation (NYSDEC) related to the Staubs Textile Services, Inc. site ("site") located at 935, 951 East Main Street, Rochester, Monroe County. Please see the map for the site location.

Documents related to the cleanup of this site can be found at the location(s) identified below under "Where to Find Information." The estimated cost to implement the remedy is: $1,789,200.00

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:

How to Comment
NYSDEC is accepting written comments about the proposed plan for 30 days, from December 22, 2016 through January 23, 2017. The proposed plan is available for review at the location(s) identified below under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project Related Questions in the "Who to Contact" area below.

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

*Operable Unit: An administrative term used to identify a portion of a site that can be addressed by a distinct investigation and/or cleanup approach. An operable unit can receive specific investigation, and a particular remedy may be proposed.
Proposed Remedial Action Plan
The remedy proposed for the site includes:

1. A remedial design program will be implemented to provide the details necessary for the construction, operation, maintenance, and monitoring of the remedial program. Green remediation principals and techniques will be implemented to the extent feasible in the design, implementation, and site management of the remedy as per DER-31.

2. The existing on-site building(s) will be demolished. Excavation and off-site disposal of all on-site soils which exceed Commercial Soil Cleanup Objectives (SCOs). In situ chemical treatment of on-site soils which exceed Protection of Groundwater SCOs. Clean fill meeting the requirements for commercial use of the site will be brought in to replace the excavated soil and establish the designed grades at the site.

3. Imposition of an institutional control in the form of an environmental easement for the controlled property.

4. A Site Management Plan will be required.

NYSDEC developed the proposed remedy after reviewing the detailed investigation of the site and evaluating the remedial options in the “feasibility study” submitted under New York’s State Superfund Program.

Next Steps
NYSDEC will consider public comments as it finalizes the remedy for the site. The selected remedy will be described in a document called a "Record of Decision" that will explain why the 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 investigation and cleanup of the site.

Background
Location: This Site is located at 951, 935 East Main Street in the City of Rochester, Monroe County. The 1.2 acre site is located in a mixed commercial/residential area on the northeast side of the city.

Site Features: The majority of the site is occupied by the vacant on-site building with a paved parking area and loading dock on the west side and a small paved driveway on the east side of the property. The site is bound by East Main Street to the north, commercial properties to the west and east and a residential neighborhood to the south.

Current Zoning/Use(s): The site is currently inactive and is zoned for commercial use.

Historic Use(s): This site has a 70-year history of use as an industrial laundry and dry cleaning service. Operations at the facility ceased in 2005 and it has been vacant since that time.

Operable Unit(s): The site was divided into two operable units. An operable unit represents a portion of a remedial program for a site that for technical or administrative reasons can be addressed separately to investigate, eliminate or mitigate a release, threat of release or exposure pathway resulting from the site contamination. Operable Unit 1 (OU 01) is the on-site source area. OU 02 consists of the bedrock groundwater, off-site groundwater and soil vapor contamination.
FOR MORE INFORMATION

Where to Find Information
Project documents are available at the following location(s) to help the public stay informed.

Monroe County Library System
Monroe Branch Library
809 Monroe Avenue
Rochester, NY  14607
Phone:  585-428-8202

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

Project Related Questions
Matt Dunham, Project Manager
New York State Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY  12233
518-402-9813
matthew.dunham@dec.ny.gov

Site-Related Health Questions
Melissa Doroski, Public Health Specialist
New York State Department of Health
Empire State Plaza Corning Tower Room 1787
Albany, NY  12237
518-402-7860
BEEI@health.ny.gov

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:
http://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.

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