



Department of  
Environmental  
Conservation

# FACT SHEET

Brownfield Cleanup Program

Troy Belting and Supply Company  
70 Cohoes Road, Town of Colonie  
Colonie, New York, Albany County

**SITE No. C401067**

**December 2022**

**NYSDEC REGION 4**

## Where to Find Information

Access project documents through the  
DECinfo Locator  
<https://www.dec.ny.gov/data/DecDocs/C401067>  
and at these location(s):

**William K. Sanford Town Library**  
629 Albany Shaker Road  
Loudonville, NY  
(518) 458-9274

## Who to Contact

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

**Project-Related Questions**  
Michael Ormanoski, Project Manager  
NYSDEC Region 4  
1130 North Westcott Road  
Schenectady, NY 12306-2014  
(518) 357-2393  
[michael.ormanoski@dec.ny.gov](mailto:michael.ormanoski@dec.ny.gov)

**Project-Related Health Questions**  
Steven Berninger  
NYS Department of Health, Bureau of  
Environmental Exposure Investigation  
Empire State Plaza, Corning Tower  
Albany, NY 12237  
(518) 402-0443  
[BEEI@health.ny.gov](mailto:BEEI@health.ny.gov)

**For more information about New York's  
Brownfield Cleanup Program, visit:**  
[www.dec.ny.gov/chemical/8450.html](http://www.dec.ny.gov/chemical/8450.html)

## Remedy Proposed for Brownfield Site Contamination; Public Comment Period and Availability Session Announced

**Availability Session, Thursday 01/12/23 at 6:00 PM**

**On-line at Webex meeting address:**

<https://meetny.webex.com/meetny/j.php?MTID=m0136b0104c7d2a8f43c63fb5592d6ef7>

**Webinar Number/Access Code: 161 217 6881**

**Webinar Password: NYSDEC2023 (69733220 from phones)**

**Join by Phone at: +1-518-549-0500 US (English Menu)**

NYSDEC invites you to an availability session to discuss your questions regarding the  
remedy proposed for the site. You are encouraged to provide comments during the  
availability session, and during the 45-day comment period described in this fact sheet.

DEC will provide interpreter services for hearing impaired persons and language  
interpreter services for individuals with difficulty understanding or reading English at no  
charge upon written request submitted no later than 2 weeks prior to the availability  
session date.

The public is invited to comment on a proposed remedy being reviewed 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 Troy Belting and Supply Company site ("site")  
located at 70 Cohoes Road, Town of Colonie, Albany County. Please see the  
attached map for the site location.

Based on the findings of the investigation, NYSDEC, in consultation with  
NYSDOH, has determined that the site poses a significant threat to public health  
or the environment. This decision is based on the nature of the existing  
contaminants identified at the site, the potential for off-site migration of  
contaminants in the groundwater; and the potential for human exposure to site-  
related contaminants via soil vapors. To address this threat, NYSDEC has  
developed the proposed remedy described below.

**How to Comment:** NYSDEC is accepting written comments about the proposed  
remedial plan described below and supported by the findings of the May 2019  
Remedial Investigation Report (RIR), the January 2017 Vapor Mitigation System  
Construction Completion Report (VMS CCR), and the October 2022 Source Area  
Excavation Interim Remedial Measures Construction Completion Report (Source  
Area CCR), for 45 days, from **December 14, 2022 through January 28, 2023.**

- Access the RIR, VMS CCR, Source Area CCR, and other project  
documents online through the DECinfo Locator:  
<https://www.dec.ny.gov/data/DecDocs/C401067/>. Documents are also  
available at the location(s) identified on the left.

Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the “Who to Contact” area above.

**Draft Remedial Work Plan:** The proposed Commercial Use remedy consists of:

- In-situ injections using direct-push technology to accelerate the breakdown of soil and groundwater contaminants through a combination of microbial and other processes;
- Should future development/expansion of site buildings allow safe access to remaining source material located underneath the current building foundation, then excavation and off-site disposal of contaminant source areas, including grossly contaminated soil and soils which exceed the applicable protection of groundwater soil cleanup objectives (PoG SCOs) will be required.
- Clean fill meeting regulatory requirements and having NYSDEC pre-approval will be brought in to replace any excavated soil and properly backfill the area;
- A site cover will be required to allow for commercial use of the site in areas where the upper one foot of exposed surface soil will exceed the applicable soil cleanup objectives (SCOs);
- Any on-site buildings, including the existing building, will be required to have a vapor mitigation system (VMS) or other acceptable measures. New buildings will need to be evaluated for soil vapor intrusion and the need for a vapor mitigation system; and
- Ongoing monitoring of groundwater and the on-site VMS system will be required to evaluate the effectiveness of the remedy.

The proposed remedy was developed by NYSDEC, NYSDOH and Troy Belting and Supply Company (“applicant(s)”) after performing a detailed investigation of the site and several interim remedial measures for the site under New York’s Brownfield Cleanup Program (BCP).

**Next Steps:** NYSDEC will consider public comments, revise the cleanup plan as necessary, and issue a final Decision Document. NYSDOH must concur with the proposed remedy. After approval, the proposed remedy becomes the selected remedy. The applicant(s) may then design and perform the cleanup action to address the site contamination, with oversight by NYSDEC and NYSDOH.

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

**Site Description:** The 2.4 acre Troy Belting and Supply Company site is located at 70 Cohoes Road in a mixed residential and industrial area of Colonie, between the cities of Cohoes and Watervliet. The site is bound by commercial/industrial properties to the west and primarily

residential properties to the north, east and south.

Troy Belting has operated an electric motor repair facility at this site from 1965 to date. Although the motor repairs historically included the cleaning of motor parts with solvents, such as tetrachloroethene (PCE) and trichloroethene (TCE), these chlorinated solvents have not been used for decades, except in small quantities from spray cans.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC’s Environmental Site Remediation Database (by entering the site ID, C401067) at:

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

**Summary of the Investigation:** The primary contaminants of concern at the site are solvent-related volatile organic compounds (VOCs), which are present in soil and groundwater primarily in the northern portion of the site, emanating from a discreet source area near the existing building. Interim remedial measures were taken to (a) control soil vapors from entering the existing building through the floor slab by operating a vapor mitigation system, and (b) to reduce migration of contamination into the soil vapors and groundwater by removing a significant amount of soil from the source area and backfilling the excavation with clean fill.

The proposed remedy has been planned to address residual contamination present after the IRM work. The in-situ treatment is viewed as a final polishing action to be done in conjunction with the other components of the remedy to achieve the remedial action objectives identified for the site.

# BROWNFIELD CLEANUP PROGRAM

**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](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>

# BROWNFIELD CLEANUP PROGRAM

## Site Location





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

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<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。
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<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.