



Department of  
Environmental  
Conservation

# FACT SHEET

## Brownfield Cleanup Program

1001 East Delavan Avenue Site  
1001 East Delavan Avenue  
Buffalo, NY 14215

**SITE No. C915196B**

**June 2020**

**NYSDEC REGION 9**

### **Where to Find Information:**

*Project documents are available at these location(s) to help the public stay informed.*

Access project documents through the  
DECinfo Locator

<https://www.dec.ny.gov/data/DecDocs/C915196B/> and at this location:

### **Document Repository**

Buffalo and Erie County Library  
East Delavan Branch  
1187 East Delevan Avenue  
Buffalo, NY  
(716) 896-4433

*(\*Repositories are temporarily unavailable due to COVID-19 precautions. If you cannot access the online repository, please contact the NYSDEC project manager listed below for assistance)*

### **Who to Contact:**

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

#### **Project-Related Questions**

Eugene Melnyk, PE, Project Manager  
NYSDEC  
270 Michigan Avenue  
Buffalo, NY 14203  
(716) 851-7220  
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#### **Project-Related Health Questions**

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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)

## **Draft Supplemental Investigation Work Plan and Interim Remedial Measure Proposed for Brownfield Site Available for Public Comment**

The public is invited to comment on draft work plans being reviewed by the New York State Department of Environmental Conservation (NYSDEC) for the 1001 East Delavan Avenue Site ("site") located at 1001 East Delavan Avenue, Buffalo, Erie County, NY. Please see the map for the site location. Documents related to the cleanup of this site can be found at the locations identified to the left under "Where to Find Information."

**How to Comment:** NYSDEC is accepting written comments about the draft investigation and IRM work plans for 30 days, from **June 25** through **July 24, 2020**.

- Access the RIWP and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C915196B/>.
- Documents also are available at the location 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" on the preceding page.

**Draft Investigation Work Plan:** The draft investigation work plan, called a "Remedial Investigation Work Plan," (RIWP) was submitted to NYSDEC under New York's Brownfield Cleanup Program. The investigation will be performed by East Delavan Property, LLC ("applicant") with oversight by NYSDEC and the New York State Department of Health (NYSDOH). The investigation will further define the nature and extent of contamination in soil, surface water, groundwater and any other parts of the environment that may be affected.

Previous investigations have detected semi-volatile organic compounds (SVOCs), metals, pesticides, and polychlorinated biphenyls (PCBs) in soil and groundwater on-site. Additionally, detections of separate phase petroleum-related compounds were observed soil on-site.

Key components of the investigation work include:

- Installing and sampling soil borings to further characterize and delineate contamination found at the site;
- Installing additional groundwater monitoring wells and sampling of all existing on-site wells; and
- Further delineation of separate phase petroleum identified at the site.

**Draft Interim Remedial Measure (IRM) Work Plan:** An IRM is a cleanup activity that may be performed when a source of contamination or exposure pathway (the way in which a person may contact contamination) can be effectively addressed without extensive investigation and evaluation.

The draft IRM work plan describes proposed cleanup activities that include:

- Removing fuel oil underground storage tanks (USTs);
- Removing and disposal of free-phase petroleum and perched groundwater, if encountered;
- Excavating and disposing off-site contaminated soil. The depth of excavation will be determined by field screening, evidence of grossly contaminated material, and sampling results;
- Collecting and analyzing end-point soil samples and post-remedial groundwater samples to evaluate the effectiveness of the remedy;
- Importing clean material that meets the established Soil Cleanup Objectives for use as backfill;
- Implementing a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities; and
- A contingency of abandoning some tanks in-place if removal will compromise an adjacent structure. A set of procedures are outlined in this contingency plan.

**Next Steps:** NYSDEC will consider public comments, revise the plans as necessary, and approve the work plans in consultation with the NYSDOH. After the work plan is approved, the activities detailed in the work plan will be implemented.

When the investigation is complete, a report will be prepared and submitted to the NYSDEC that summarizes the results. NYSDEC will review the report, make any necessary revisions and, if appropriate, approve the report.

After the investigation, a cleanup plan, called a "Remedial Work Plan," will be developed and a Decision will be issued. The cleanup plan will include an evaluation of the proposed site remedy, or recommend a no action or no further action alternative. The goal of the cleanup plan is to ensure the protection of public health and the environment. NYSDEC will present the proposed cleanup plan to the public for its review and comment during a 45-day comment period.

When the expedited cleanup activities associated with the IRM work plan are completed, a Construction Completion Report will be prepared that documents the activities that were performed.

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

### **Site Description:**

The site is 32.88 acres in area and is located in an urban area of central-east Buffalo. The site is 2,600 feet south of the Kensington Expressway (Route 33) and 1,300 feet west of the Bailey Avenue/East Delavan Avenue intersection. The site comprises a large portion of the Former General Motors (GM) and American Axle Manufacturing (AMM) Plant Site and surrounds a listed Class 2 Inactive Hazardous Waste Disposal (Superfund) Site (Site No. 915196, for more information see below).

Current surrounding property use includes a combination of residential, commercial, light industrial, and a disused railroad right-of-way. The nearest residential area is across Cornwall Avenue west of the southern end of the site.

The former production facility at the site was developed and operated by GM from the 1920s to 1994. During the early years at the facility, the manufacturing operations consisted of vehicle assembly. The operations transitioned to automotive axle and drivetrain component manufacturing and assembly. The business and property was sold to AMM in 1994 and axle and drive train component manufacturing continued until ceasing manufacturing operations at this facility in 2008. East Delavan Properties (EDP) acquired the idled facility in 2008.

Current use is mixed commercial/light industrial including an auto parts retail store, heavy construction equipment maintenance and parts manufacturing and several other smaller commercial businesses.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C915196B) at:

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

Additional information concerning the American Axle Superfund site is available at DECinfo Locator:

<https://gisservices.dec.ny.gov/gis/dil/index.html?rs=915196>

**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 NYSDEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

# BROWNFIELD CLEANUP PROGRAM

For more information about the BCP, visit:  
<http://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.*

## 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 at:

[www.dec.ny.gov/chemical/61092.html](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.

## Site Location Map

