



Department of  
Environmental  
Conservation

**Where to Find Information:**

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

**Document Repository Name**

North Park Library  
975 Hertel Avenue  
Buffalo, NY 14216

[Project documents also are available on the NYSDEC website at:  
<http://www.dec.ny.gov/chemical/8431.html>

**Who to Contact:**

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

**Project-Related Questions**

Jaspal S. Walia, Project Manager  
NYSDEC  
270 Michigan Ave.  
Buffalo, NY 14203  
Tel. No.: 716-851-7220  
[jaspal.walia@dec.ny.gov](mailto:jaspal.walia@dec.ny.gov)

**Health-Related Questions**

Harolyn Hood  
NYSDOH  
ESP Corning Tower  
Room 1787  
Albany, NY 12237  
Tel. No.: 518-402-7860  
[beci@health.ny.gov](mailto:beci@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)

# FACT SHEET

## Brownfield Cleanup Program

140 Chandler Street Site  
(Western Portion)  
140 Chandler Street  
Buffalo, NY 14207

November 2020

SITE No. C915354  
NYSDEC REGION 9

## Report Recommends No Further Action at Brownfield Site; Public Comment Period Announced

The public is invited to comment on a proposed no further action remedy for the **140 Chandler Street Site** ("site") located at **140 Chandler Street**, Buffalo, Erie County. 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."

The New York State Department of Environmental Conservation (NYSDEC) is reviewing a report that recommends no further action at the site. The report, called a Draft Remedial Investigation/Interim Remedial Measures/Alternatives Analysis Report, was prepared by Wittman GeoSciences and Environmental Advantage, and submitted to NYSDEC by 140 Chandler Street, LLC. ("applicant") dated October 2020.

**How to Comment:** NYSDEC is accepting written comments about the report for 45 days, from **November 6** through **December 21, 2020**. The report is available for public review 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.

**Proposed No Further Action Remedy:** The no further action proposal is based on the completion of expedited cleanup actions known as Interim Remedial Measures (IRMs). The completed IRMs included the following:

- Removal and off-site disposal of soil/fill contaminated with metals and polycyclic aromatic hydrocarbons (PAHs) which exceeded soil cleanup objectives;
- Removal and off-site disposal of tanks, contaminated containers, and impacted concrete;
- Removal and off-site disposal of a 2,500-gallon underground storage tank;
- Abatement of asbestos from the on-site buildings; and
- Collecting and discharging stormwater to the Buffalo Sewer Authority (BSA) pursuant to a permit.

When the IRMs were completed, post excavation soil sampling was conducted to confirm that remaining soil met restricted soil cleanup objectives. The applicant will be submitting a Final Engineering Report for NYSDEC review, to document that cleanup requirements have been achieved to fully protect public health and the environment for the proposed site use.

**Next Steps:** NYSDEC will consider public comments, make any necessary revisions and, if appropriate, approve the report and its no further action recommendation. The approved report will be made available to the public under "Where to Find Information" on Page 1 of this fact sheet.

When the report and other final documents are approved, NYSDEC will issue a "Certificate of Completion" (COC) to the applicant(s). Upon receiving the COC, the applicant(s):

- would have no liability to the State for contamination at or coming from the site, subject to certain conditions; and
- would be eligible for tax credits to offset the costs of performing cleanup activities and for redevelopment of the site.

**Site Description:** The site is 0.51-acres and is bound to the north by railroad tracks, to the south by Chandler Street, to the west by commercial operations, and to the east by a commercial structure. There is one (2,500 sq. ft.) unoccupied buildings at the site. The property is located within an urban area, utilized for industrial, commercial, and residential purposes. 140 Chandler Street, LLC is redeveloping the property as The Chandler Pool Club, to include a pool, deck areas, and building for restaurant.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C915354) at:

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

**Summary of the Investigation:** Soil/fill contaminated with metals and polycyclic aromatic hydrocarbons (PAHs) was found at the site and in some areas within the building under the floor. The depth of contaminated soil/fill was up to 6 feet below ground surface. The contaminated soils were excavated and disposed off-site. The remaining soils met the unrestricted

residential soil cleanup objectives. Groundwater samples were shown to exceed NYSDEC Groundwater Criteria for PAHs as well as several naturally occurring metals in several on-site wells.

**Brownfield Cleanup Program Overview:** 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:

<http://www.dec.ny.gov/chemical/8450.html>

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*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.*

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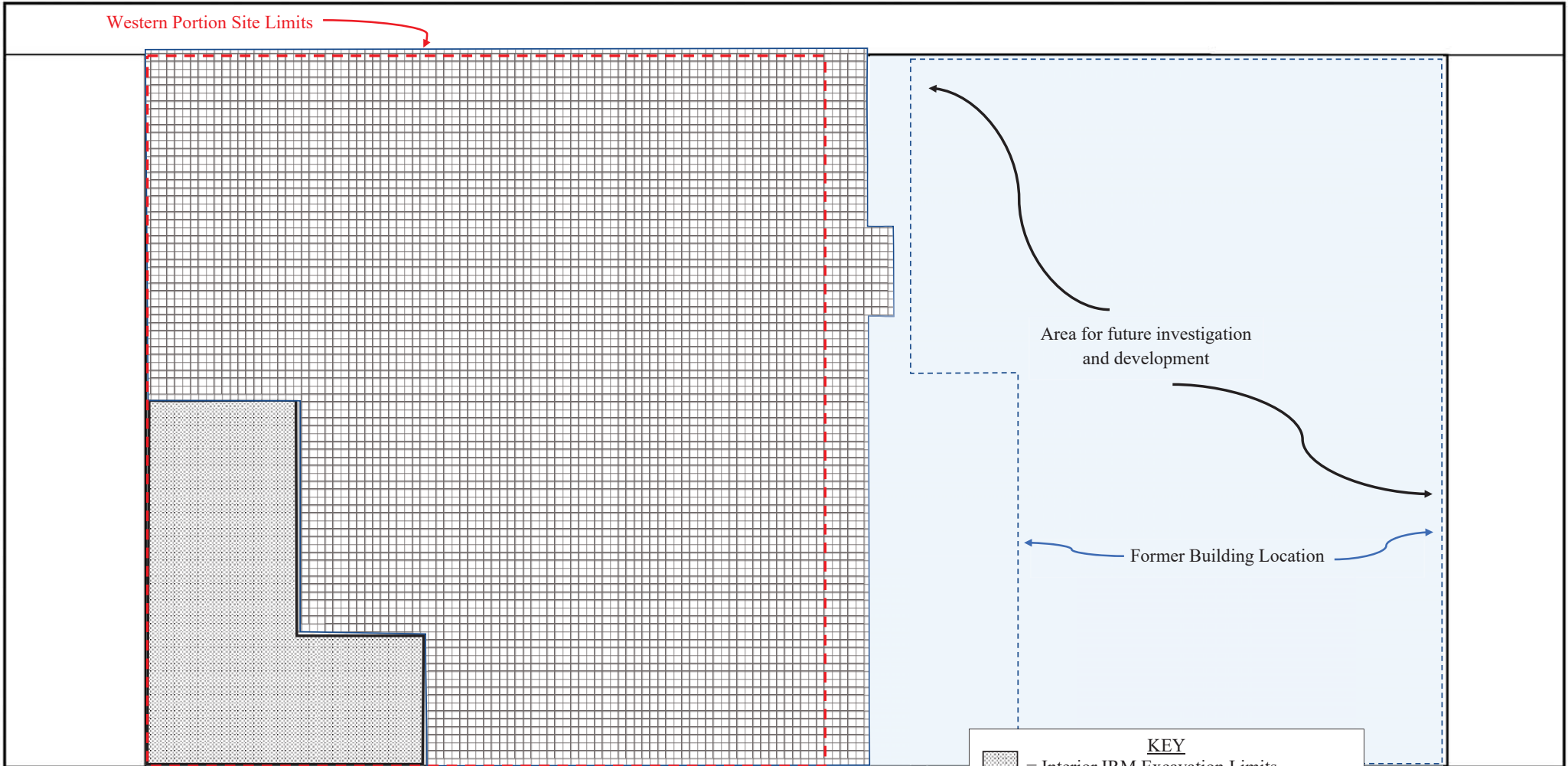
#### **Receive Site Fact Sheets by Email**

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.



**KEY**

-  = Interior IRM Excavation Limits
-  = Exterior IRM Excavation Limits



SCALE IN FEET: 1"=20'  


<b>TITLE:</b> Western Portion 140 Chandler - IRM Excavation Areas	<b>PROJECT NAME / LOCATION:</b> 140 CHANDLER STREET BUFFALO, NEW YORK Site #C915354	<b>DATE:</b> 09/2020	<b>FIGURE:</b>
		<b>PROJECT NO.:</b> 19211	<b>DRAWN BY:</b> CMC <b>CHECKED BY:</b> MMW