

**APPENDIX D**  
**PHASE 1 ESA 2006,**  
**PHASE 1 ESA 2017**





**SCHOOR DEPALMA**  
Engineers and Consultants

060075501

**ENVIRONMENTAL SITE ASSESSMENT**

Of:

**Stony Lodge Hospital**  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining  
Westchester County, New York

18 acres  
MF

For:

**K. Hovnanian Companies Northeast, Inc.**  
110 Fieldcrest Avenue  
Edison, NJ 08818

239 du's  
~200

Prepared By:

reasoning  
site plan  
pines

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## **1.0 Introduction**

Schoor DePalma Inc. (SD) has performed a Phase I Environmental Site Assessment (ESA) of Stony Lodge Hospital in the Town of Ossining, Westchester County, New York (herein referred to as the "subject property" or "property"). SD prepared this ESA for the exclusive benefit and use of K. Hovnanian Companies Northeast, Inc. Section 5.0 contains a summary of the findings and conclusions of this ESA.

SD derived the findings presented within this ESA report from the following sources: records review of reasonably ascertainable and practically reviewable sources, site reconnaissance (a visit to the property), and interviews with knowledgeable parties. Any exceptions to (or deletions from) this practice are described in Sections 1.2, 1.3, and 6.0 of this report.

### **1.1 Purpose**

SD conducted this ESA at the request of K. Hovnanian Companies Northeast, Inc. The purpose of this ESA is to identify, to the extent feasible pursuant to this process, recognized environmental conditions (RECs) in connection with the subject property.

RECs are defined by the ASTM International (ASTM) as "... the presence or likely presence of any hazardous substances or petroleum products on the property under conditions that indicate an existing release, a past release, or a material threat of release of any hazardous substances or petroleum products into the structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies."

### **1.2 Methodology Used and Limiting Conditions**

SD performed this ESA pursuant to the guidelines specified in the Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process E 1527-00, published by the ASTM.



### **1.3 Limitations and Exceptions of this Assessment**

The RECs identified in this ESA report are limited to those SD identified in the records reviews, site reconnaissance, and interviews that are documented within. This ÉSA did not include an inspection of subsurface conditions, or any intrusive testing or sampling (e.g., air, water, soil and building materials).



## **2.0 Subject Area Description**

### **2.1 Location and Legal Description**

The subject property lies along 40 Croton Dam Road in the Town of Ossining, Westchester County, New York. The property is designated as Block 13, Lot 2 by the Town of Ossining for tax purposes. Figure 1 (Appendix A) displays the approximate location of the property on a portion of the USGS 7.5 minute Quadrangle. Figure 2 (Appendix A) displays the boundaries of the property on the Town of Ossining Tax Map. Figure 3 (Appendix A) displays the Aerial Location Map of the subject property.

### **2.2 Subject Property and Vicinity Characteristics**

The subject property is approximately 16.20 acres in size and consists of Stony Lodge Hospital and several associated buildings.

The majority of the surrounding subject area consists of residential and commercial development, with scattered undeveloped woodlands. Residential structures occupy adjacent properties.

### **2.3 Current and Past Uses of the Subject Property**

The subject property currently and historically consisted of a psychiatric hospital and several associated buildings. See Section 4 for details pertaining to subject property characteristics and current use.



### 3.0 Records Review

#### 3.1 Standard Environmental Record Sources

The ASTM Phase I ESA process includes the review of select Federal and State environmental record sources in order to evaluate the potential existence of RECs either on the subject property or within specified distances from the property. ASTM has established search radii for each of these standard environmental record sources. Table 1 is a list of the Federal and State environmental record sources that SD reviewed as part of this ESA. Also included in Table 1 are the approximate minimum search distances for each record source.

Table 1 – Standard Environmental Record Sources	
Source	Approximate Minimum Search Distance
USEPA National Priorities List (NPL) Agency Data Release Date: 7/01/05	1.00 miles
USEPA Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) List Agency Data Release Date: 9/19/05	0.5 miles
USEPA CERCLIS No Further Remedial Action Planned List Agency Data Release Date: 8/22/05	Subject Property and Adjoining Properties
USEPA Resource Conservation and Recovery Information System (RCRIS) CORRACTS Treatment, Storage, and Disposal (TSD) Facilities (i.e. TSD Facilities under corrective action by RCRA) List Agency Data Release Date: 10/13/05	1.00 miles
USEPA non-CORRACTS RCRIS TSD List Agency Data Release Date: 10/14/05	0.50 miles
USEPA RCRIS Large and Small Generators List Agency Data Release Date: 10/14/05	0.25 mile
USEPA Emergency Response Notification System (ERNS) Agency Data Release Date: 12/31/04	Subject Property and Adjoining Properties
Inactive Hazardous Waste Disposal Sites in New York State (SHWS) database Agency Data Release Date: 8/22/05	1.00 miles
Petroleum Bulk Storage (PBS) Database Agency Data Release Date: 1/01/02	Subject Property and Adjoining Properties
Spills Information Database (LTANKS) database Agency Data Release Date: 10/06/05	0.50 miles
Listing of Leaking Storage Tanks (HIST LTANKS) Agency Data Release Date: 1/01/02	0.50 miles



SD performed this records review utilizing a computer database search report (Appendix B) prepared by Environmental Data Resources, Inc. (EDR). The star on the Topographic Map, Overview Map, and Detail Map of the database report marks the approximate location of the subject property. This report keys the surrounding sites on the ASTM-specified databases to the inclusive Overview Map and Detail Map. SD notes that some of the sites may be listed in more than one (1) database. Further, EDR may have been unable to plot certain sites due to incomplete information, resulting in a list of "unplottable" sites.

The subject property was identified in the EDR database search report.

1. Stony Lodge Hospital, Inc.  
Croton Dam Road  
Ossining, New York

The EDR report states that this site is listed in the Aboveground Storage Tank (AST) and Underground Storage Tank (UST) databases. According to the information provided by EDR the site was issued Petroleum Bulk Storage# 3-507024. Three (3) 275 gallon ASTs containing #2 fuel oil were administratively closed in 2001. One (1) 275 gallon diesel AST was administratively closed in 2001. Additionally, three (3) 275 gallon ASTs remain in service. No leaks or spills were reported. In addition, the subject property is listed in the UST database. According to the information provided by EDR, One (1) 1,500, one (1) 3,000, and one (1) 2,000 gallon #2 fuel oil USTs were closed in place. Two (2) 550 gallon and one (1) 1,000 gallon USTs were administratively closed in 2001. Additionally, two (2) 550 gallon, three (3) 1,800 gallon and one (1) 1,000 gallon #2 fuel oil USTs remain in service.

The EDR report lists nineteen (19) separate sites within ASTM search distances; several of these sites were reported in one or more databases. All nineteen (19) sites have been eliminated from consideration as potential environmental threats to the subject property based on their topographic position relative to the subject property, and/or the status of the associated listing. According to information provided in the EDR report, there are no surrounding sites located at equal or higher elevation or adjacent to the subject property.



The EDR report listed thirty nine (39) "unplottable" or "orphan" sites, which, due to insufficient location information, could not be mapped. SD was unable to determine the location of the orphan sites with respect to the subject property based on the information provided in the EDR report. SD did not observe any of the orphan sites adjacent to the subject property during our site reconnaissance.



### **3.2 Additional Environmental Record Sources**

Pursuant to the Freedom of Information Act (FOIA) and the Open Public Records Act (OPRA), SD submitted information requests for the subject property to the following agencies on March 9, 2006:

- Unites States Environmental Protection Agency (USEPA);
- New York State Department of Environmental Conservation (NYSDEC) Office of the Records Custodian;
- County of Westchester
- Town of Ossining

Copies of all information requests and any pertinent information obtained as a result of each request are included in Appendix C.

SD received a letter from the USEPA dated March 16, 2006 indicating receipt of the request. SD had not received any information from the USEPA at the time this report was prepared. In the event that USEPA transmits any information of environmental significance it will be forwarded to the client upon receipt.

SD received a letter from the NYSDEC indicating that no information was available regarding the subject property.

SD had not received any information from the County of Westchester at the time this report was prepared. In the event that The County of Westchester transmits any information of environmental significance it will be forwarded to the client upon receipt.

SD had not received any information from the Town of Ossining at the time this report was prepared. In the event that The Town of Ossining transmits any information of environmental significance it will be forwarded to the client upon receipt.



### 3.3 Standard Historical Sources

ASTM E 1527 provides eight (8) standard sources from which the history of the subject property/area may be established. These sources include the following:

1. Aerial Photographs;
2. Fire Insurance Maps;
3. Property Tax Files;
4. Recorded Land Title Records;
5. USGS 7.5 Minute Topographic Maps;
6. Local Street Directories;
7. Building/Engineering Department Records; and
8. Zoning/Land Use Records

The following subsections document SD's research of these Standard Historical Sources.

#### 3.3.1 Aerial Photographs

SD reviewed a series of historical aerial photographs provided by EDR depicting site conditions in 1953, 1964, 1974, 1989 and 1994. Copies of historical aerial photographs obtained from EDR are provided in Appendix D. In addition, SD prepared a site map utilizing "New York State Interactive Mapping Gateway" Color Infrared Digital Imagery depicting site conditions in 2002 (<http://www.nysgis.state.ny.us/gateway/mg/>) (Figure 3, Appendix A). The following bulleted items provide SD's interpretation of key highlights presented on these aerial photographs.

- 1953 (Black and White, 1"= 750') – The subject property is observed along Croton Dam Road. Improved roadways are located on the subject property. Approximately seven buildings seem apparent on the subject property. Residential developments are located in the vicinity of the subject property. A pool is located in the southwest portion of the subject property. The northwest and eastern portions of the site are vacant land.
- 1964 (Black and White, 1"= 750') – The subject property is observed along Croton Dam Road. Improved roadways are located on the subject property. Approximately seven buildings seem apparent on the subject property. Additional residential developments are located in the vicinity of the subject property. A pool is located in the southwest portion of the subject property. The northwest and eastern portions of the site are vacant land.
- 1974 (Black and White, 1"=750') – No significant changes are observed to the subject from the previous aerial photograph. A majority of the vicinity appears wooded.



- 1989 (Black and White, 1"= 833') – Assessment of this aerial is not possible due to poor photographic quality.
- 1994 (Black and White, 1"= 833') – Assessment of this aerial is not possible due to poor photographic quality.
- 2002 (Color, 1"=400') – The subject property is observed along Croton Dam Road. Stony Brook Hospital and several other associated buildings are located on the subject property. It appears as though eight (8) buildings are located on the subject property, with some smaller storage sheds located in the southwest corner of the subject property. Residential developments are located in the vicinity of the subject property. A baseball field is located to the northeast of the subject property.

### **3.3.2 Fire Insurance Maps**

SD researched the availability of Sanborn Fire Insurance Maps (Sanborn Maps) for the subject area with EDR. Sanborn Map coverage was available for the subject area in 1931, 1942, 1949, and 1971. Appendix E contains a copy of the Sanborn Map search confirmation. The following bulleted items provide SD's interpretation of key highlights presented on these Sanborn Maps.

- 1931 (Black and White, 1"=120') – The subject property is observed north of Pershing Avenue. The majority subject property is observed as vacant land. Several residential properties are observed surrounding the subject property to the south and east.
- 1942 (Black and White, 1"=120') – The subject property is observed along Croton Dam Road (Dale Avenue). The subject property is owned by Berdarn Realty Company Inc. Stony Lodge is located on the subject property with a circular roadway around the structure. Several unidentified structures are located within the subject property.
- 1949 (Black and White, 1"=120') – This Sanborn does not show a detailed view of the property. Additional residential development is observed surrounding the subject property.
- 1971 (Black and White, 1"=120') – This Sanborn does not show a detailed view of the property. Additional residential development is observed surrounding the subject property.



### 3.3.3 Property Tax Files

Review of property records provided by Real Quest indicates that the subject property is comprised of lot 2.

The following tables provide a summary of ownership history provided by Real Quest for parcels that comprised the subject property. Copies of property records are provided in Appendix C.

Table 2 - Property Ownership Information - Lot 2		
Grantor	Grantee	Date
SMA Realty Corp	Stony Lodge Hospital	May 1989

### 3.3.4 Recorded Land Title Records

See Section 3.4.3 for information pertaining to subject property ownership history.

### 3.3.5 USGS 7.5 Minute Topographic Map(s)

SD obtained four (4) historical topographic maps of the subject property from EDR. Copies of the historical topographic maps are included in Appendix F. Table 4 provides a summary of these topographic maps.

Table 4 - Summary of Topographic Maps			
Date	Quad Map	Scale	Series
1902	Tarrytown	1:62,500	15 Minute
1943	Ossining	1:31,680	7.5 Minute
1967	Ossining	1:24,000	7.5 Minute
1967-1979*	Ossining	1:24,000	7.5 Minute
* Photo Revised			

The following bulleted items provide SD's interpretation of key highlights presented on these historical topographic maps.

- 1902 - The subject property is observed east of the Hudson River. One (1) structure is observed on the subject property. A small creek is observed running on the subject property along the southeastern border. Several structures are observed in the vicinity of the subject property. The Central and Hudson River Railroad is located to the east of the subject property.



- 1947– A small improved circular road is located on the subject property. A total of four structures are apparent on the subject property. Significant development is observed to the south and west of the subject property. Saint Augustine Cemetery is observed to the west of the property.
- 1967- A small improved circular road is located on the subject property. A total of six structures are now apparent on the subject property. Croton Dam Road is located to the west of the subject property. Significant development is observed to the south and west of the subject property. Saint Augustine Cemetery is observed to the west of the property. Veterans Memorial Park is located to the east.
- 1967-1979- A small improved circular road is located on the subject property. A total of seven structures are now apparent on the subject property. Croton Dam Road is located to the west of the subject property. Saint Augustine Cemetery is observed to the west of the property. Veterans Memorial Park is located to the east.

### **3.3.6 Local Street Directories/MacRae's Industrial Directories**

SD requested a search of City Directory files from EDR for the address of 40 Croton Dam Road on March 9, 2006. The City Directory Search Report indicated that the subject property address was not listed within the City Directories database. 22, 24 Croton Dam Road was listed as residences in 1970, 1975, 1980, 1985, 1990, 1995, 2000, and 2005. Additionally, VS Construction Corp. was listed in the City Directory at 37 Croton Dam Road. Conte Landscaping is listed at 45 Croton Dam Road, while Megabrokers realty is listed at 49 Croton Dam Road. SD did not obtain a MacRae's Industrial Directory Report for the subject property because none of the other historic record sources indicated development for an industrial use, and it is unlikely that such a search report would provide any pertinent information with respect to the subject property. Copies of the City Directory Search Report are provided in Appendix G.



### **3.3.7 Other Historical Sources**

#### ***Stony Lodge Hospital, Inc. provided Documents***

Stony Lodge Hospital provided several documents regarding the onsite monitoring well, and quarterly sampling results for the well. These documents are included in Appendix C of this report.

The NYSDEC document signed by John O'Mara indicates that one well was to be placed downgradient from the USTs that were closed in place. Three different sampling events were performed in February, July and November of 1993. February and November results were non-detect (N/D) for all parameters, while July results indicated an elevated concentration of toluene [40.3 parts per billion (ppb)], benzene (2.8 ppb), and xylene (1.8 ppb).



#### **4.0 Site Inspection**

SD conducted the site inspection for this ESA on March 14, 2006. John Parykasz, the building superintendent for Stony Lodge Hospital, accompanied SD for the majority of the site inspection. The following subsections provide a summary of the on site conditions that are pertinent to this ESA. Site inspection photographs are included in Appendix H of this report.

#### **4.1 Improvements and Other Features**

The subject property was accessed from Croton Dam Road in the western portion of the site. Eight (8) buildings a garage and several small storage sheds are located on the subject property. No natural gas is used anywhere on the property. Several storm sewer catch basins are located throughout the property along the improved driveways. The buildings are serviced by sanitary sewer and do not utilize a septic system. The following paragraphs detail the feature of the buildings:

##### **Administration Building**

This two-story building contains a pharmacy and office space. The building is located in the southern portion of the subject property. One (1) 550 gallon UST containing #2 heating oil is located in the vicinity of the building, which fuels the furnace located in the boiler room.

##### **Maintenance Building**

This building is located in the southeastern portion of the subject property contains maintenance supplies and an upstairs sleeping area for the workers. Two (2)-275 gallon ASTs are located in the vicinity of the building. One of the ASTs is staged over soil and contains #2 heating oil which is used to fuel the furnace, while the other is staged on concrete and contains diesel fuel used to fuel machines and lawn care equipment. Several cabinets were located on the ground floor of this building that stored paints, supplies, and various maintenance equipment. Several empty propane cylinders were also located in the vicinity of this building.



### **West Lodge**

This two story building contains office space and is utilized for the storage of office supplies. The master MSDS book is located in this building. The building is located in the southern portion of the subject property. One (1) 550 gallon UST, containing #2 heating oil is located in the vicinity of the building, which is used to fuel the furnace located in the boiler room. Propane is used for hot water.

### **Garage**

This one story building contains lawn care machinery and a small tractor. The building is located in the southern portion of the subject property. The garage has a concrete floor which was observed to be of sound integrity. The garage is serviced by electric.

### **South Cottage**

This two story building contains office space. The building is located in the southern portion of the subject property. One (1) 1,000 gallon UST, containing #2 heating oil is located in the vicinity of the building. Propane is used for hot water.

### **East Lodge**

This building has the capacity to hold sixteen (16) patients. A propane tank is used for this building's emergency generator, while a 2,000 gallon UST, containing #2 heating oil is used to fuel the furnace. One approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.

### **North Lodge**

This building has the capacity to hold twenty-four (24) patients and eight adult units, which are not currently in use. A propane tank is used for this buildings generator, while a 2,000 gallon UST containing #2 heating oil is used to fuel the furnace. One (1) approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.



### **Main Building**

This building has the capacity to hold thirteen (13) patients. A propane tank is used for this buildings generator, while a 2,000 gallon UST containing #2 heating oil is used to fuel the furnace. One (1) approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.

### **Recreation Building**

This building contains a laundry room, an art room, some offices, and one small storage room. The boiler room contains one (1)-275 gallon #2 heating oil AST. This building also has 8 propane tanks associated with it, which are located behind the building.

### **Sheds**

Several small sheds and old pool storage structures are located in the southwestern portion of the property. The sheds were locked and SD was unable to gain access to these structures. Mr. Parykasz indicated that these structures were used historically as pool storage sheds, but were also used to store files after the pool was removed.

## **4.2 Hazardous Substances and Petroleum Products**

The heating fuel source for the buildings is typically propane and #2 fuel heating oil contained in an either ASTs or USTs. SD observed the ASTs to be in relatively good condition. No indication of release was observed in any of the boiler rooms.

### **4.3 Aboveground Storage Tanks (AST)**

Three (3) active 275 gallon ASTs were observed on the subject property during the site reconnaissance. The ASTs appeared to be in good condition and no evidence of staining was observed near the ASTs. See Section 4.1 for a more detailed description of these ASTs.

### **4.4 Underground Storage Tanks (UST)**

Six (6) active USTs and three (3) inactive USTs that have been abandoned in place are present on the subject property. See Section 4.1 for a detailed description of the USTs.



#### **4.5 Indications of Polychlorinated Biphenyls**

Transformers and other types of electrical equipment have historically utilized dielectric fluid containing polychlorinated biphenyl compounds (PCBs). SD observed one (1) pad mounted transformer near the main building on the subject property during the March 14, 2006 site inspection. The transformer appeared to be well maintained and in good condition. There was no evidence of stressed vegetation or staining visible on the ground surface in vicinity of the transformers that would be indicative of a past release of PCBs.

#### **4.6 Indications of Solid Waste Disposal**

One (1) area of solid waste disposal was observed on the subject property during the March 14, 2006 site reconnaissance. This area was north of East Lodge and west of North Lodge. SD observed a large pile of mostly vegetative debris on the side of the hill. The pile was rather deep and appeared to be only vegetative debris. John Parykasz and Kevin Czipo, Executive Director, indicated that to their knowledge only vegetative debris had been dumped at this location, however if any other dumping had occurred on the property this would be the location.

#### **4.7 Boiler Rooms**

Boiler/furnace rooms were located in each building described in section 4.1, except for the garage and small storage sheds. The boiler rooms contained furnaces and hot water heaters. The furnaces were fueled by #2 heating oil while the hot water heaters were typically fueled with either propane or #2 heating oil. In each building, the boiler room floors were made of concrete and were of sound integrity with no indication of staining observed.



## 5.0 Findings and Conclusions

SD has performed an ESA in conformance with the scope and limitations of ASTM Practice E 1527-00 for the subject property designated as Block 13m, Lot 2 in the Town of Ossining, Westchester County, New York. Any exceptions to or deletions from this practice are described in Sections 1.2, 1.3, and 6.0 of this report. The subject property was identified in environmental database report lists. This assessment has revealed no evidence of RECs in connection with the subject property, except for the following.

- **Underground Storage Tanks (REC-1)** – USTs have existed and currently exist at the subject property. Six (6) active USTs and three (3) USTs that have been abandoned in place are present on the subject property. Additional investigation is warranted.
- **Waste Piles (REC-2)**– One (1) area of solid waste disposal was observed on the subject property during the March 14, 2006 site reconnaissance. This area was north of East Lodge and west of North Lodge. SD observed a large pile of mostly vegetative debris on the side of the hill. The pile was rather deep and appeared to be only vegetative debris. John Parykasz and Kevin Czipo, Executive Director, indicated that to their knowledge only vegetative debris had been dumped at this location, but if any other dumping had occurred on the property this would be the location. Additional investigation is warranted.

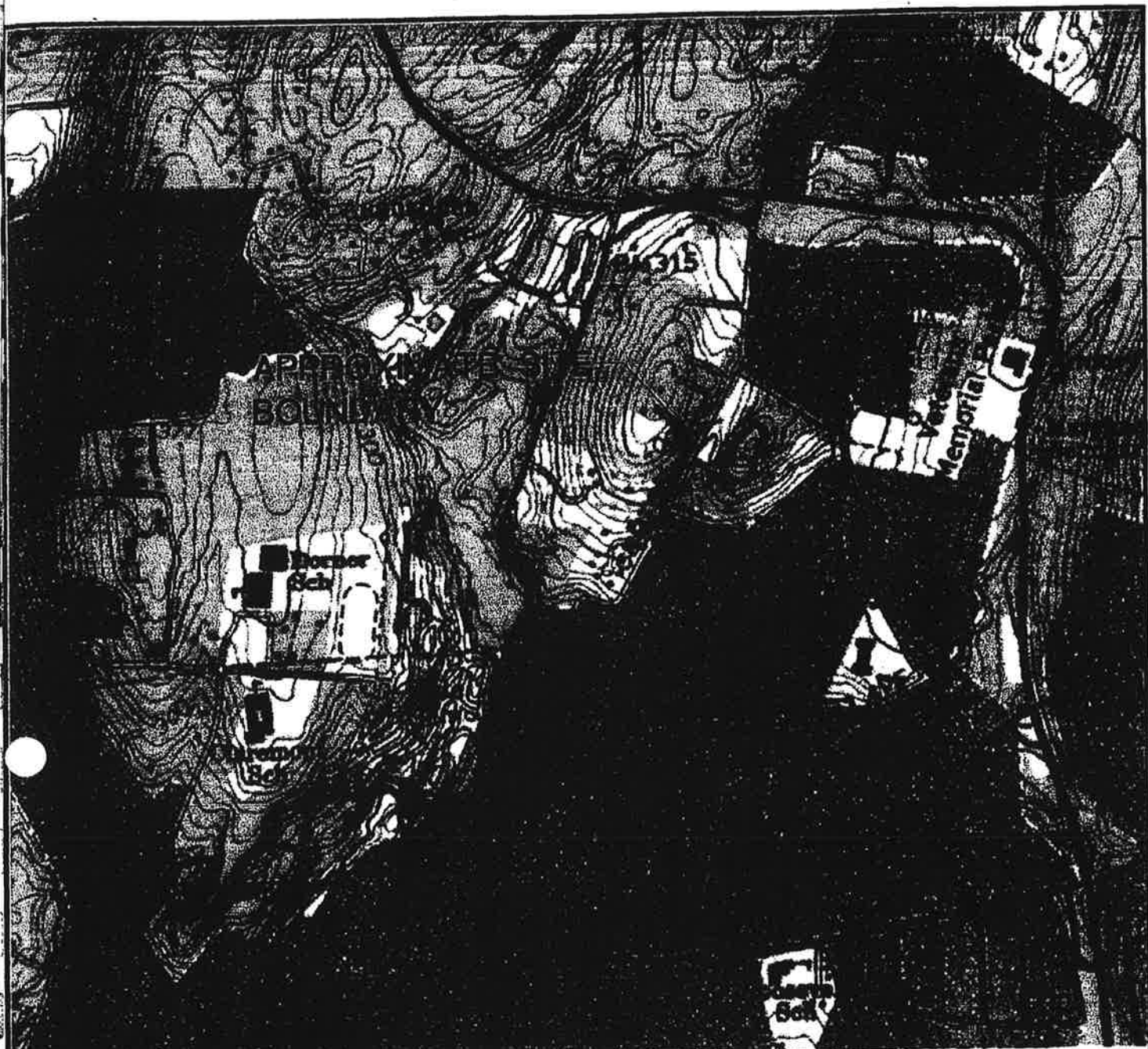


## **6.0 General Limitations**

The Environmental Assessment activities and the preparation of this Report were conducted in accordance with practices and procedures generally accepted in the consulting engineering field. The information contained in this Report is further qualified as follows:

1. SD assumes no responsibility for matters of a legal nature affecting the subject property inspected or the title thereto.
2. Any sketch appearing in or attached to the inspection Report, or any statement of dimensions, capacities, quantities or distances, are approximate and are included to assist the reader in visualizing the subject property. SD made no survey of the subject property.
3. Employees of SD are not required to give testimony or appear in court because of having made the inspection with reference to the subject property in question, unless arrangements have been previously made therefore.
4. This Report is not intended to have any direct effect on the value of the subject property inspected but simply to provide a visual Environmental Assessment solely for the benefit of the Principal Parties.
5. Information, estimates and opinions furnished to SD and contained in the report, were obtained from sources considered reliable and believed to be true and correct. However, SD has made no independent investigation as to such matters and undertakes no responsibility for the accuracy of such items. No other warranty is given or implied by this Report.
6. The Report is solely for the benefit and personal use of the Principal Parties, and is subject to and issued in connection with the Proposal and the Terms and Conditions attached thereto. The data reported and findings, observations, and conclusions expressed in the Report are limited by the Scope of Work.





NO PROPERTY CORNERS SET BY CONTRACTUAL AGREEMENT

THIS SURVEY MAKES NO REPRESENTATION AS TO THE EXISTENCE OR NON-EXISTENCE OF FRESH WATER INLAND WETLANDS.

**FIGURE 1**  
**STONY LODGE**  
**BLOCK 13, LOT 2**  
**40 CROTON DAM ROAD**  
**TOWN OF OSSING, WESTCHESTER COUNTY, NY**

**-NOTICE-**

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# **U.S.G.S. TOPOGRAPHIC MAP**



## **SCHOOR DEPALMA**

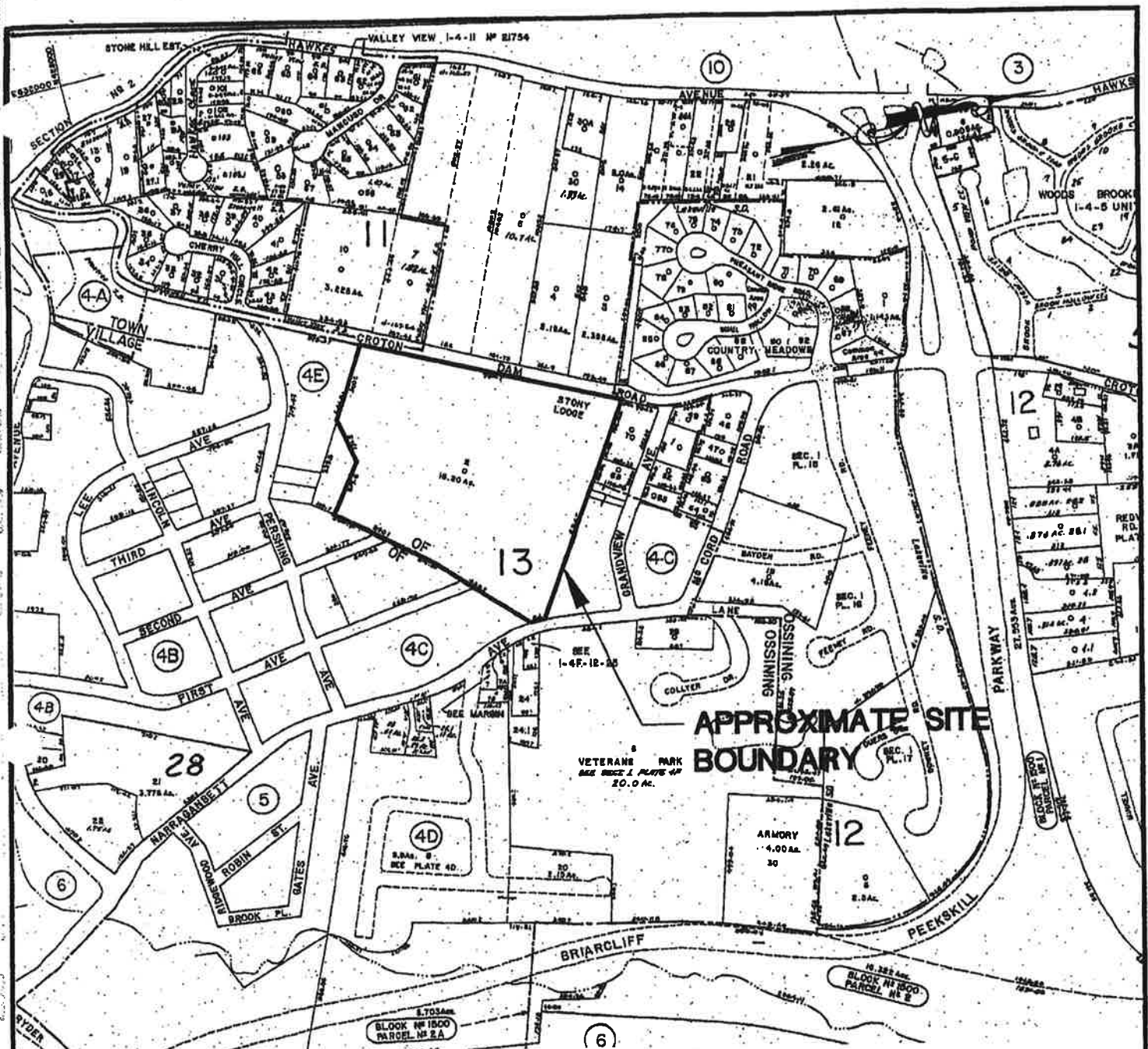
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 P.O. BOX 900 MANALAPAN, NJ 07726  
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SCALE	DATE	DRAWN BY	DES. BY	FILE NO.	CHECKED BY
N.T.S	03/10/06	SVJ	SM	060075501	NJ

DATE REVISIONS ORDER NO.





**FIGURE 2**  
**STONY LODGE**  
**BLOCK 13, LOT 2**  
**40 CROTON DAM ROAD**  
**TOWN OF OSSINING, WESTCHESTER COUNTY, NY**

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**TAX MAP**



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200 STATE HIGHWAY NINE

P.O. BOX 900 MANALAPAN, NJ 07726

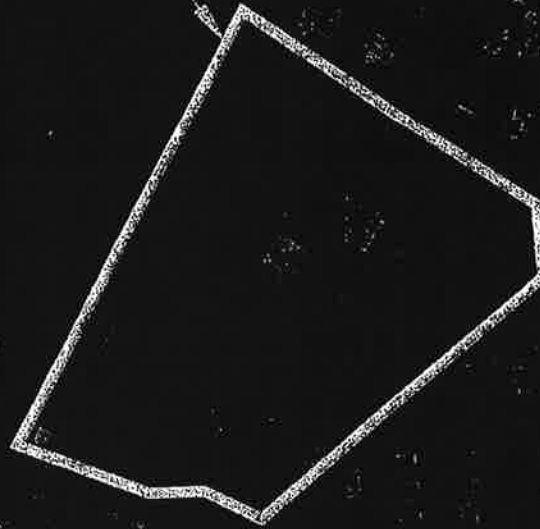
TEL (732)577-9000 FAX (732)577-9888

SCALE	DATE	DRAWN BY	DES. BY	FILE NO.	CHECKED BY
N.T.S	03/10/06	SVJ	SM	060075501	NJ

DATE REVISIONS ORDER NO.



**APPROXIMATE SITE  
BOUNDARY**



NO PROPERTY CORNERS SET BY CONTRACTUAL AGREEMENT  
THIS SURVEY MAKES NO REPRESENTATION AS TO THE EXISTENCE  
OR NON-EXISTENCE OF FRESH WATER INLAND WETLANDS.

**FIGURE 3**  
**STONY LODGE**  
**BLOCK 13, LOT 2**  
**40 CROTON DAM ROAD**  
**TOWN OF OSSINING, WESTCHESTER COUNTY, NY**

**-NOTICE-**

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TO WHOM IT IS CERTIFIED.

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OR RELIED UPON FOR ANY OTHER PURPOSE WITHOUT THE WRITTEN  
CONSENT OF SCHOOR DEPALMA INC.

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**AERIAL LOCATION MAP**



**SCHOOR DEPALMA**

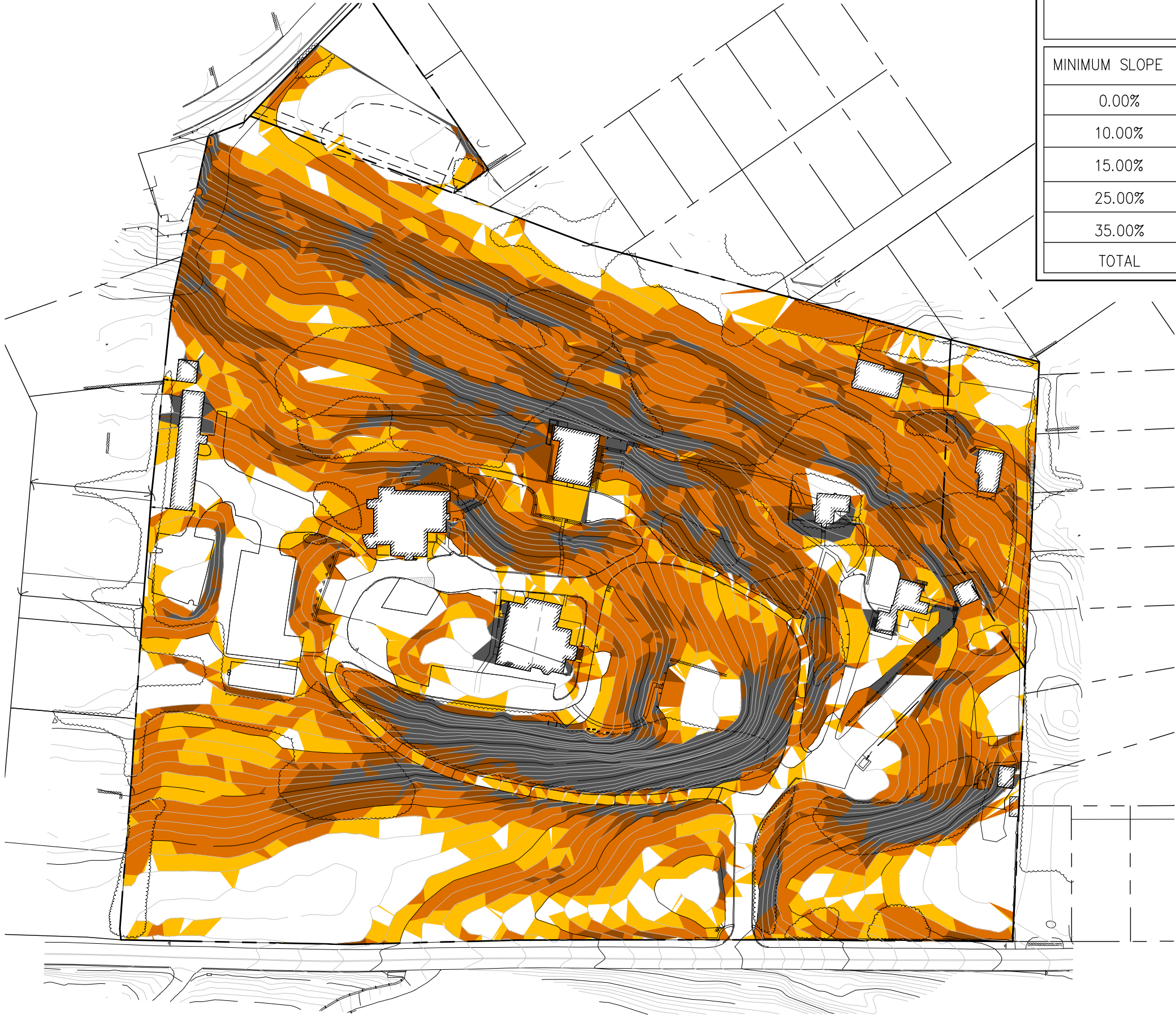
**Engineers and Consultants**

Cert. Of Authorization 24GA27926200  
200 STATE HIGHWAY NINE  
P.O. BOX 900 MANALAPAN, NJ 07726  
TEL (732)577-9000 FAX (732)577-9888

SCALE	DATE	DRAWN BY	DES. BY	FILE NO.	CHECKED BY
N.T.S	03/10/06	SVJ	SM	060075501	NJ

DATE	REVISIONS	ORDER NO.
------	-----------	-----------





SLOPES TABLE			
MINIMUM SLOPE	MAXIMUM SLOPE	AREA (SF/ACRES)	COLOR
0.00%	10.00%	215,652/5.0	
10.00%	15.00%	121,080/2.8	
15.00%	25.00%	242,867/5.5	
25.00%	35.00%	122,749/2.8	
35.00%	VERTICAL	76,834/1.8	
TOTAL		779,182/17.9	

40 CROTON DAM ROAD

RIVER KNOLL

TOWN OF OSSINING, NEW YORK

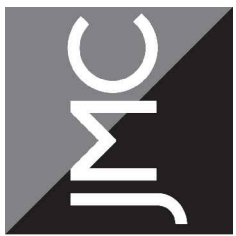
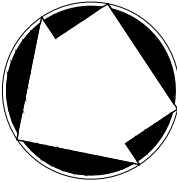
DATE: 10/22/2015

SLOPE ANALYSIS FIGURE

JMC PROJECT: 15064

FIGURE: FIG-1

SCALE: 1" = 120'



120 BEDFORD RD  
ARMONK  
NY 10504  
(914) 273-5225  
fax 273-2102  
JMCPLLC.COM



**SCHOOR DEPALMA**  
Engineers and Consultants

March 9, 2006

MaryAnn Roberts, *Town Clerk*  
16 Croton Avenue  
Ossining, NY 10562  
Phone: (914) 762-8428  
fax (914) 762-7710  
townclerk@townofossining.com

**RE: Phase I Environmental Site Assessment  
Stony Lodge Hospital  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining, Westchester County, NY  
Our Project Number 060075501**

Dear MaryAnn Roberts,

Pursuant to the Freedom of Information Act (FOIA) dealing with the examination and duplication of records maintained by public agencies, Schoor DePalma (SD) requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present, environmental concerns for the above-referenced site. The information disclosed for the subject site should include, but not be limited to, hazardous substances, underground storage tank (UST) systems, areas of fill, records of historical enforcement actions, investigations involving soil and/or groundwater quality/contamination, and the overall environmental quality of the site. Available records will be reviewed to assist with the preparation of a Phase I Environmental Site Assessment for the subject property. A map is enclosed to assist in locating the property.

Please contact me (smaravel@schoordepalma.com or 732-577-9000 ext.1051) at your earliest convenience with the availability of any records or with any questions that you might have. I thank you in advance for your prompt attention to this matter.

Very truly yours,

**SCHOOR DEPALMA INC.**

Steven Maravelias

n:\project\2006\0600755\01\sar\requests\town of ossining.doc

**QualityFirst™**

Justin Corporate Center, 200 State Highway Nine | PO Box 900 | Manalapan, NJ 07726-0900  
tel 732.577.9000 | fax 732.577.9888 | [www.schoordepalma.com](http://www.schoordepalma.com)

New Jersey Pennsylvania New York Florida Arizona

Damiano Long - A division of Schoor DePalma



**SCHOOR DEPALMA**  
Engineers and Consultants

March 9, 2006

Office of the Westchester County Clerk  
110 Dr. Martin Luther King Jr. Blvd  
White Plains, New York 10601  
email: cclerk@westchestergov.com  
Phone: (914) 995-3080 Fax: (914) 995-4030

**RE: Public Records Review Request  
Phase I Environmental Site Assessment  
Stony Lodge Hospital  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining, Westchester County, NY  
Our Project Number 060075501**

Dear Westchester County Clerk,

Pursuant to the Freedom of Information Act (FOIA) dealing with the examination and duplication of records maintained by public agencies, Schoor DePalma (SD) requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present, environmental concerns for the above-referenced site. The information disclosed for the subject site should include, but not be limited to, hazardous substances, underground storage tank (UST) systems, areas of fill, records of historical enforcement actions, investigations involving soil and/or groundwater quality/contamination, and the overall environmental quality of the site. Available records will be reviewed to assist with the preparation of a Phase I Environmental Site Assessment for the subject property. A tax map is enclosed to assist in locating the property.

Please contact me (smaravel@schoordepalma.com or 732-577-9000 ext.1051) at your earliest convenience with the availability of any records or with any questions that you might have. I thank you in advance for your prompt attention to this matter.

Very truly yours,

**SCHOOR DEPALMA INC.**

Steven Maravelias

n:\project\2006\0600755\01\sar\requests\westchester county.doc

**QualityFirst™**

Justin Corporate Center, 200 State Highway Nine | PO Box 900 | Manalapan, NJ 07726-0900  
tel 732.577.9000 | fax 732.577.9888 | [www.schoordepalma.com](http://www.schoordepalma.com)

New Jersey Pennsylvania New York Florida Arizona

Damiano Long - A Division of Schoor DePalma



**Stony Lodge Hospital**

**Tank Information for Petroleum Bulk Storage**

<b><u>Tank Number</u></b>	<b><u>Location</u></b>	<b><u>Capacity</u></b>	<b><u>Notes</u></b>
001	Maintenance	275	above-ground
002	Maintenance	275	above-ground
003	Main Bldg.	1800	buried
004	North Lodge	1800	buried
005	East Lodge	1800	buried
006	South Cottage	1000	buried
007	Administration	550	buried
008	West Lodge	550	buried
009	Recreation	275	above-ground

TOTAL UST STORAGE CAPACITY = 7,500      EXEMPT FROM EPA SPCC REQUIREMENTS

TOTAL AST STORAGE CAPACITY = 825      EXEMPT FROM EPA SPCC REQUIREMENTS

SPCC= oil spill prevention, control, and countermeasure



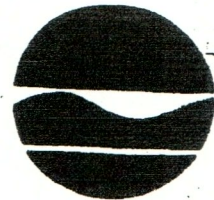
New York State Department of Environmental Conservation

Region 3

21 South Platt Corners Road

New Paltz, NY 12561-1696

914-255-5453



THOMAS C. JORLING  
COMMISSIONER

*Carter,*

*This is the proposal  
he discussed last week -  
he really has no choice -*

September 16, 1992

*In reality, it's a hell of a lot  
cheaper than digging the tanks up.*

*Sty*

ANTHONY NESTER  
NESBRO CORPORATION  
PO BOX 1339  
PEEKSKILL NY 10566

Re: *Stony Lodge Hospital*  
*Croton Dam Road, Tank Closures*

Dear Mr. Nester:

Based upon your submitted lab data of September 9, 1992, this Department agrees that, based on site logistics and the Department's human health guidance values for soil, it is appropriate to close the tanks in place. The Department is requiring that at least one monitoring well be placed downgradient and sampled quarterly for at least two quarters. The analysis should be EPA 8021 and 8270 and those results submitted to this Department.

Very truly yours,

*John K. O'Mara*

John K. O'Mara, P.E.  
Environmental Engineer II  
Region 3

JKO/by

cc: File

Doshna/Wadsworth/PBS File

T. Ghiosay

*10/13/92*

*OK*  
*AV*  
*10/18/92*



# NESBRO CORPORATION

September 29, 1992

Stony Lodge Hospital, Inc.  
Croton Dam Road  
Ossining, New York 10562  
Attn: Mr. Kent Hilliard

Page 1 of 3

Re: Budget for NYSDEC required Monitoring Well.

Dear Kent:

As per our discussion of September 25, 1992, regarding a budgetary cost projection for compliance with the N.Y.S.D.E.C. monitoring well requirements (see attached letter).

## GENERAL:

The installation of the monitoring well will require a topographic survey of the site, to determine the best location for the well. The site plan, well design, and testing schedule, must be approved by the State before we can commence work.

## TOPOGRAPHIC SURVEY:

In an effort to reduce the survey cost, I contacted Mr. W.A. Slater L.S., (the surveyor of record) to update the survey with spot elevations. Mr. Slater stated that a revised survey would cost about \$50,000.00; and when asked for a copy of the existing survey, he said that his policy is NOT to sell copies.

I also met with my surveyor Mr. D. Donnelly, L.S., to review the project requirements, and feasibility of utilizing the old survey copy. Mr. Donnelly suggested that we trace the existing survey map and transfer the new field data to the copy. He also feels that the most cost effective way to accomplish this is on a hourly rate, with a not to exceed cost of \$1200.00.

## PROPOSED WELL DESIGN:

The drawing for the proposed well has been completed, and is available for use in obtaining price quotations. The design is base on your statement that the lower field groundwater table, is within fifteen (15) feet of grade. Please understand that NYSDEC approval of this design is required. The proposed well configuration will require the following materials:

- 1-10 foot length of 4" PVC schedule 40 (0.20 screen threaded) pipe.
- 1-10 foot length of 4" PVC schedule 40 Well Riser (threaded) pipe.
- 1-3 foot length of 6" PVC well sleeve.
- 1-6" PVC sleeve cap
- 1-4" PVC threaded well base.



# NESBRO CORPORATION

September 29, 1992

Stony Lodge Hospital, Inc.  
Re: Budget for NYSDEC required Monitoring Well.

Page 2 of 2

## PROPOSED WELL DESIGN:(CONT.)

- 1-4" PVC threaded well adapter.(top).
- 1-4" PVC threaded well plug.
- 3- CuYds of Gravel

THE PROJECTED COST FOR THE ABOVE ITEMS IS: \$350.00

## WELL INSTALLATION:

The actual installation of the well can be accomplished in two ways, the first is with a drill rig, and the second is with a backhoe. I think the backhoe will be the most cost effective. I spoke with Gene, from G-T-R Enterprises, and he feel that a budget between \$700.00 to \$900.00 will cover the equipment and labor to place the well. The materials are not included.

THE ESTIMATED COST FOR THE ABOVE: \$800.00

## NESBRO SERVICES:

Nesbro shall provide the following services:

- 1) Proposed Well drawing (complete 09/28/92)
- 2) Coordinate and oversee survey field team.
- 3) Coordinate and oversee well installation
- 4) Documentation of well installation, for attachment to the Tank Closure Report.
- 5) Prepare well testing schedule and procedures for submittal.
- 6) Submittal of Site Plan, Well design, and test schedule for NYSDEC approval.

THE ESTIMATED COST FOR THE ABOVE: \$ 800.00

## TESTING PROGRAM REQUIREMENTS:

Testing of the well must be conducted for at least two (2) quarters, following NYSDEC well sampling protocol, as follows:

- A) Prior to sampling, the well must be purged by bailing 3-5 volumes of water present in the well.
- B) If free product is found in the monitoring well, the incident must be reported to the NYSDEC within two (2) hours.
- C) The sample of groundwater, shall be tested by a NYS Department of Health Certified Laboratory. The test method shall be EPA 8021 and EPA 8070.
- D) The results of each analysis must be submitted to the NYSDEC.
- E)(\*) Copies of all test data will be included in the Tank Closure Report.

(\*) NOT PART OF NYSDEC PROTOCOL

P.O. BOX 1339, PEEKSKILL, N.Y. 10566  
(914) 739-1341 • FAX (914) 739-2756



# NESBRO CORPORATION

September 29, 1992

Stony Lodge Hospital, Inc.  
Re: Budget for NYSDEC required Monitoring Well.

Page 3 of 3

## TESTING PROGRAM COSTS:

The projected cost of the testing program is as follows:

- 1) Purging of well, by testing laboratory ( Est @ 5 hrs.) \$225.00
- 2) Laboratory Cost for EPA 8021: \$ 195.00
- 3) Laboratory cost for EPA 8070: \$ 500.00

PROJECT COST PER QUARTER SAMPLE: \$920.00

TOTAL SAMPLING COST (TWO (2) QUARTER SAMPLES): \$ 1,840.00


## SUMMARY:

The projected budget for the entire project, assuming-one (1) well and NO additional testing is: \$5,000.00

As always, we are available to answer any questions you may have regarding this phase of the closure project. Please understand that we can not procrastinate with this project; all data should be submitted to the State within 30 days. I await you reply to proceed.

Very truly yours,

NESBRO CORPORATION

  
Anthony H. Nester  
President

AHN:sn  
Attachments (2)

OK  
ALP  
10/8/92



NESBRO CORPORATION  
P.O. BOX 1339  
PEEKSKILL, NY 10566-1339

BILL NUMBER: 1110

DATE: 02/24/93

PAGE: 1

BILL TO:

PO: KENT

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING PHASE-1  PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #8021).....\$195.00 TEST (EPA #8070).....\$500.00  NEXT SAMPLE SCHEDULED 5/93  WELL CLEAN (LAB DATA ATTACHED)	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

NESBRO CORPORATION  
\* FOR ALL YOUR PETROLEUM STORAGE NEEDS \*  
TELEPHONE NO: 914-739-1341  
FAX NO: 914-739-2756





ATLANTIC  
Petroleum Services, Inc.

*Inspections of Quality*

P.O. Box 030317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

QUARTERLY GROUNDWATER MONITORING REPORT

CLIENT :	<u>NESBRO CORPORATION</u>	
LOCATION :	<u>STONY LODGE HOSPITAL, CROTON DAM ROAD, OSSINING, NEW YORK</u>	
FILE No. :	<u>93003</u>	
DATE :	<u>JANUARY 29, 1993</u>	SAMPLED BY : <u>J.M.L.</u>
MONITORING WELL ID No. :	<u>SITE WELL No. 1</u>	
WELL CASING HEIGHT FROM GRADE STEEL/PVC :	1.25	
*		
DEPTH TO GW/PROD FROM TOC :	3.25	
TO BOTTOM (WELL DEPTH):	11.72	
AMOUNT OF FLOATING IMMISCIBLE LAYER (FT) :	NONE	
THICKNESS OF WATER (FT) :	8.47	
INTERNAL DIAMETER OF CASING :	.33	
VOLUME OF WATER IN WELL (GALLONS) :	5.55	
VOLUME OF WATER PURGED FROM WELL (GALLONS) :	20.00	
TIME MEASURED :	1500	
RECOVERY ABILITY :	EXCELLENT	

1ST TEST

NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.

*United States Customs Approved*





# ATLANTIC Petroleum Services, Inc.

*Inspections of Quality*

P.O. Box 317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED: 02-01-93  
SAMPLE TESTED : 02-17-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270	RESULTS	EPA 8270	RESULTS
SW - 1	mmg/l (ppb)	SW - 1	mmg/l (ppb)
Acenaphthene	N/D	Di-N-Butylphthalate	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluoranthene	N/D	Dieldrin	N/D
Benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Chi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
4- Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
2- Chloronaphthaele	N/D	Hexachlorobutadiene	N/D
4- Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

*United States Customs Approved*





# ATLANTIC Petroleum Services, Inc.

*Inspections of Quality*

P.O. Box 317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED: 02-01-93  
SAMPLE TESTED : 02-17-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270

SW - 1

RESULTS mmg/l (ppb)

Nitrobenzene	N/D
N-Nitrosis-N-Propylamine	N/D
Phenanthrene	N/D
Pyrene	N/D
Toxaphene	N/D
2,4-Trichlorobenzene	N/D
azidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Endrin	N/D
Hexachlorocyclopentadiene	N/D
N-Nitrosodimethylamine	N/D
N-Nitrosodiphenylamine	N/D

N/D - Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED : 02-01-93  
SAMPLE TESTED : 02-17-93  
N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Methylene Chloride	N/D	Ethylbenzene	N/D
1,1-Dichloroethylene	N/D	Toluene	N/D
1,1-Dichloroethane	N/D		
trans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
1,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
1,1-Dibromochloroethane	N/D	Chloroethane	N/D
Bromoform	N/D	2-Chlorotoluene	N/D
1,1,1-Trichloroethane	N/D	4-Chlorotoluene	N/D
trans-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
Benzene	N/D	Cis-1,3-Dichloropropene	N/D
Chlorobenzene	N/D	Dibromomethane	N/D
o-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
m-Dichlorobenzene	N/D		
p-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
1,1-Dibromodichloromethane	N/D	N-Butylbenzene	N/D

'D' = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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*United States Customs Approved*





ATLANTIC  
Petroleum Services, Inc.

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P.S. FILE No. : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED : 02-01-93  
SAMPLE TESTED : 02-17-93  
U.S. ELAP LAB ID No. 10750/10058

PA 8021	RESULTS
SAMPLE SW - 1	ug/L
2-Dichloropropane	N/D
3-Dichloropropane	N/D
2-Dichloropropane	N/D
1-chloropropene	N/D
1,2-dichlorobutadiene	N/D
isopropylbenzene	N/D
isopropylbenzene	N/D
phthalene	N/D
Propylbenzene	N/D
styrene	N/D
1,1,2-Tetrachloroethane	N/D
1,1,2,2-Tetrachloroethane	N/D
2,3-Trichlorobenzene	N/D
2,4-Trichlorobenzene	N/D
1-chloroethene	N/D
2,3-Trichloropropane	N/D
2,4-Trimethylbenzene	N/D
3,5-Trimethylbenzene	N/D
Xylene	N/D
Xylene	N/D
Xylene	N/D

/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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RO CORPORATION  
BOX 1339  
KILL, NY 10566-1339

BILL NUMBER: 1139

DATE: 07/08/93

PAGE: 1

PO: KENT

BILL TO:

KENT

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING PHASE-2  PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #8021).....\$195.00 TEST (EPA # 8070).....\$500.00  THIS CONCLUDES THE NYSDEC WELL MONITORING REQUIREMENTS. IF THE STATE REQUIRES ADDITIONAL TESTING, I WILL CALL YOU. INSTALLATION & CLOSURE PLAN WILL WILL FOLLOW WITHIN 30 DAYS.	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

NESBRO CORPORATION  
\* FOR ALL YOUR PETROLEUM STORAGE NEEDS \*  
TELEPHONE NO: 914-739-1341  
FAX NO: 914-739-2756





ATLANTIC  
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Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

QUARTERLY GROUNDWATER MONITORING REPORT

CLIENT	:	<u>NESBRO CORPORATION</u>	
LOCATION	:	<u>STONY LODGE HOSPITAL, CROTON DAM ROAD, OSSINING, NEW YORK</u>	
FILE No.	:	<u>93056</u>	
DATE	:	<u>JULY 07, 1993</u>	SAMPLED BY : <u>J.M.L.</u>
MONITORING WELL ID No.	:	<u>SITE WELL No. 1</u>	
WELL CASING HEIGHT FROM GRADE STEEL/PVC	:	1.21	
*			
DEPTH TO GW/PROD FROM TOC	:	8.16	
TOC TO BOTTOM (WELL DEPTH):	:	11.58	
UNT OF FLOATING IMMISCIBLE LAYER (FT)	:	NONE	LAST TEST
THICKNESS OF WATER (FT)	:	3.42	
INTERNAL DIAMETER OF CASING	:	.33	
VOLUME OF WATER IN WELL (GALLONS)	:	7.63	
VOLUME OF WATER PURGED FROM WELL (GALLONS)	:	23.00	
TEMPERATURE °F.	:	59.9	
PH	:	6.8	
TIME MEASURED	:	1400	
RECOVERY ABILITY	:	GOOD	

NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.

*United States Customs Approved*





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## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270 SW - 1	RESULTS mmg/l (ppb)	EPA 8270 SW - 1	RESULTS mmg/l (ppb)
Acenaphthene	N/D	Di-N-Butylphthalate	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluoranthene	N/D	Dieldrin	N/D
Benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
Chloronaphthaele	N/D	Hexachlorobutadiene	N/D
Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

≡ United States Customs Approved ≡





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Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED: 07-09-93  
SAMPLE TESTED : 07-07 / 08-03-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

PA 8270

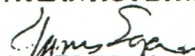
1 - 1

RESULTS mmg/l (ppb)

Nitrobenzene	N/D
1-Nitrosis-N-Propylamine	N/D
1-benzanthrene	N/D
Pyrene	N/D
1-Toluene	N/D
1-Trichlorobenzene	N/D
benzidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Lindrin	N/D
Hexachlorocyclopentadiene	N/D
1-Nitrosodimethylamine	N/D
1-Nitrosodiphenylamine	N/D

N/D - Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

  
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Laboratory Director

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**Mariner's Harbor**  
**Fax (718) 720-1405**

New York, 10303-0001  
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# CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION

MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID

A P.S. FILE No. : 93056

SAMPLE DRAWN : 07-07-93

S MPLE RECEIVED : 07-09-93

S MPLE TESTED : 07-09 / 08-03-93

N Y.S. ELAP LAB ID No. 10750/10058

EPA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Methylene Chloride	N/D	Ethylbenzene	N/D
1,1-Dichloroethylene	N/D	Toluene	40.3
1,1-Dichloroethane	N/D		
1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
1,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
1,1-Dibromochloroethane	N/D	Chloroethane	N/D
1,1-Dibromoform	N/D	2-Chlorotoluene	N/D
Tetrachloroethane	N/D	4-Chlorotoluene	N/D
Cis-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
Benzene	2.8	Cis-1,3-Dichloropropene	N/D
Chlorobenzene	N/D	Dibromomethane	N/D
Ortho-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
Meta-Dichlorobenzene	N/D		
Para-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
Bromodichloromethane	N/D	N-Butylbenzene	N/D

N.D. = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

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Laboratory Director

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New York, 10303-0001  
Telex: 141032 / ATPETROL

## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93

N.Y.S. ELAP LAB ID No. 10750/10058

F A 8021

SAMPLE SW - 1

### RESULTS

ug/L

1 2-Dichloropropane  
1 3-Dichloropropane  
2 2-Dichloropropane  
1 1-Dichloropropene  
E chlorobutadiene  
1 propylbenzene  
P-isopropylbenzene  
F-phthalene  
N Propylbenzene  
Styrene  
1 1,1,2-Tetrachloroethane  
1 1,2,2-Tetrachloroethane  
1 2,3-Trichlorobenzene  
1 2,4-Trichlorobenzene  
T ichloroethene  
1 2,3-Trichloropropane  
1 2,4-Trimethylbenzene  
1 3,5-Trimethylbenzene  
X lene

N/D  
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N/D  
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?

N D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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CORPORATION  
X 1339  
ILL, NY 10566-1339

BILL NUMBER:

1161

DATE:

11/29/93

PAGE:

1

PO:

092293

BILL TO:

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING RETEST HR. PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #8021 ).....\$195.00 TEST (EPA #8070 ).....\$500.00  TEST RESULTS ATTACHED..... INSTALLATION & CLOSURE REPORTS TO FOLLOW WITHIN 30 DAYS.....	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

NESBRO CORPORATION  
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TELEPHONE NO: 914-739-1341  
FAX NO: 914-739-2756





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New York, 10303-0001  
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C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED : 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Methylene Chloride	N/D	Ethylbenzene	N/D
1,1-Dichloroethylene	N/D	Toluene	N/D
1,1-Dichloroethane	N/D		
Trans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
1,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
Dibromochloroethane	N/D	Chloroethane	N/D
Bromoform	N/D	2-Chlorotoluene	N/D
Tetrachloroethane	N/D	4-Chlorotoluene	N/D
Cis-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
Benzene	N/D	Cis-1,3-Dichloropropene	N/D
Chlorobenzene	N/D	Dibromomethane	N/D
O-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
M-Dichlorobenzene	N/D		
P-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
Bromodichloromethane	N/D	N-Butylbenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

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JAMES EGAN  
Laboratory Director

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C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED : 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021 SAMPLE SW - 1	RESULTS ug/L
1,2-Dichloropropane	N/D
1,3-Dichloropropane	N/D
2-Dichloropropane	N/D
1-Dichloropropene	N/D
Hexachlorobutadiene	N/D
Isopropylbenzene	N/D
P-Isopropylbenzene	N/D
Naphthalene	N/D
N-Propylbenzene	N/D
Styrene	N/D
1,1,1,2-Tetrachloroethane	N/D
1,1,2,2-Tetrachloroethane	N/D
1,2,3-Trichlorobenzene	N/D
1,2,4-Trichlorobenzene	N/D
Trichloroethene	N/D
1,2,3-Trichloropropane	N/D
1,2,4-Trimethylbenzene	N/D
1,3,5-Trimethylbenzene	N/D
Xylene	N/D

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New York, 10303-0001  
Telex: 141032 / ATPETROL

CLIENT : CERTIFICATE OF ANALYSIS  
NESBRO CORPORATION

MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93095

SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED: 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270 SW - 1	RESULTS mmg/l (ppb)	EPA 8270 SW - 1	RESULTS mmg/l (ppb)
Acenaphthene	N/D	Di-N-Butylphthalate	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluoranthene	N/D	Dieldrin	N/D
Benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
4- Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
2- Chloronaphthale	N/D	Hexachlorobutadiene	N/D
4- Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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New York, 10303-0001  
Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED: 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270

SW - 1

RESULTS mmg/l (ppb)

Nitrobenzene  
N-Nitrosis-N-Propylamine  
Phenanthrene  
Pyrine  
Toxaphene  
1,2,4-Trichlorobenzene  
Benzidine  
Endosulfan I  
Endosulfan II  
Endrin  
Hexachlorocyclopentadiene  
N-Nitrosodimethylamine  
N-Nitrosodiphenylamine

N/D  
N/D  
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N/D  
N/D  
N/D  
N/D  
N/D  
N/D

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Laboratory Director

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UNITED STATES ENVIRONMENTAL PROTECTION AGENCY  
Region 2, 290 Broadway, 26<sup>th</sup> Floor  
New York, NY 10007  
212-637-3668  
212-637-5046 (fax)  
Calderon.Wanda@epa.gov

March 16, 2006

Mr. Steven Maravelias  
Schoor DePalma  
200 State Highway Nine  
Manalapan, NJ, 07726  
United States

RE: Request No: 02-RIN-00932-06

Dear Mr. Maravelias,

This is to acknowledge receipt of your Freedom of Information Act (FOIA), 5 U.S.C. 552, request dated March 09, 2006 and received in this office on March 09, 2006, for records related to:

Stony Lodge Hospital @ 40 Croton Dam Road in Westchester County, NY

The program(s) office(s) that have been assigned this request will be responding to you directly. The Agency has twenty (20) working days to respond to your request, except when you have agreed to an alternate due date or unusual circumstances exist that would require an extension of time under 5 U.S.C. 552 (a) (6) (B).

Include your FOIA request number in all subsequent communications with respect to this assignment. Additionally, for faster processing you may provide your email address.  
Thank you.

Respectfully,

Wanda Calderon  
FOIA Specialist





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CAUTION: Any information you submit is not secure, and could be observed by a third party.

Electronic FOIA requests should contain the following information:

FOIA Office for your request R2 States: NJ, NY, PR, VI

Name	Steven Maravelias
Company/Organization	Schoor DePalma
Type of Requestor	Other
Mailing Address	200 State Highway Nine
City	Manalapan
State	NJ
ZIP Code	07726
E-Mail Address	smaravel@schoordepalma.com
Phone Number	732-577-9000 ext. 1051
Fax Number	732-577-8168

Please provide the full and complete name(s) of the site(s)/facility(ies) you are inquiring about with the complete address(es).

Stony Lodge Hospital  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining, Westchester  
County, NY

Many facilities are regulated under more than one federal environmental law (CAA, CWA, TSCA, RCRA, SUPR, FIFRA.) Please provide any information which will enable the agency to perform a more comprehensive record search.

Schoor DePalma (SD) requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present,

Select amount you are willing to reimburse the agency for fees incurred which exceed \$25.00



- ☐ \$25-\$50  
☐ \$50-\$100  
☒ Other: \_\_\_\_\_

You will be informed if the estimated costs will exceed this limit.

---

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Last updated on Tuesday, February 21st, 2006  
URL: <http://www.epa.gov/foia/requestform.html>





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Last updated on Tuesday, February 21st, 2006  
URL: <http://www.epa.gov/foia/thank-you.html>





**EDR™** Environmental  
Data Resources Inc

## **EDR Historical Topographic Map Report**

**Stony Lodge  
40 Croton Dam Road  
Town of Ossining, NY 10562**

**Inquiry Number: 1629994.4**

**March 09, 2006**

## **The Standard in Environmental Risk Management Information**

**440 Wheelers Farms Road  
Milford, Connecticut 06460**

### **Nationwide Customer Service**

**Telephone: 1-800-352-0050  
Fax: 1-800-231-6802  
Internet: [www.edrnet.com](http://www.edrnet.com)**





EDR® Environmental  
Data Resources Inc

"Linking Technology with Tradition"®

## Sanborn® Map Report

**Ship To:** Steven Maravelias  
Schoor Depalma  
200 Route 9 North  
Manalapan, NJ 07726

**Order Date:** 3/9/2006    **Completion Date:** 3/9/2006

**Inquiry #:** 1629994.3s

**P.O. #:** NA

**Site Name:** Stony Lodge

**Address:** 40 Croton Dam Road

**City/State:** Town of Ossining, NY 10562

**Cross Streets:**

**Customer Project:** 060075501  
014172TWC    732-577-9000

Based on client-supplied information, fire insurance maps for the following years were identified

1931 - 1 Map  
1942 - 1 Map  
1949 - 1 Map  
1971 - 1 Map

**Limited Permission to Photocopy**

**Total Maps: 4**

Schoor Depalma (the client) is permitted to make up to THREE photocopies of this Sanborn Map transmittal and each fire insurance map accompanying this report solely for the limited use of its customer. No one other than the client is authorized to make copies. Upon request made directly to an EDR Account Executive, the client may be permitted to make a limited number of additional photocopies. This permission is conditioned upon compliance by the client, its customer and their agents with EDR's copyright policy; a copy of which is available upon request.

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## USER'S GUIDE

This User's Guide provides guidelines for accessing Sanborn Map® images and for transferring them to your Word Processor.

### Using Sanborn Maps

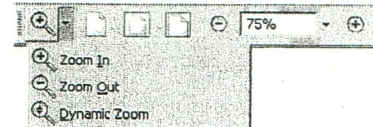
Sanborn Maps document historical property use by displaying property information through words, abbreviations, and map symbols. The Sanborn Map Key provides information to help interpret the symbols and abbreviations used on Sanborn Maps. The Key is available from EDR's Web Site at: <http://www.edrnet.com/reports/samples/key.pdf>

### Organization of Electronic Sanborn Image File

- Sanborn Map Report, listing years of coverage
- User's Guide
- Oldest Sanborn Map Image
- Most recent Sanborn Map Image

### Navigating the Electronic Sanborn Image File

1. Open file on screen.
2. Identify TP (Target Property) on the most recent map.
3. Find TP on older printed images.
4. Using Acrobat® Reader®, zoom to 250% in order to view more clearly. (200-250% is the approximate equivalent scale of hardcopy Sanborn Maps.)
  - A. On the menu bar, click "View" and then "Zoom to..."
  - B. Or, use the magnifying tool and drag a box around the TP



### Printing a Sanborn Map From the Electronic File

- EDR recommends printing images at 300 dpi (300 dpi prints faster than 600 dpi)
- To print only the TP area, cut and paste from Acrobat to your word processor application.

#### Acrobat Versions 6 and 7

1. Go to the menu bar
2. Click the "Select Tool"
3. Draw a box around the area selected
4. "Right click" on your mouse
5. Select "Copy Image to Clipboard"
6. Go to Word Processor such as Microsoft Word, paste and print.



#### Acrobat Version 5

1. Go to the menu bar
2. Click the "Graphics Select Tool"
3. Draw a box around the area selected
4. Go to "Menu"
5. Highlight "Edit"
6. Highlight "Copy"
7. Go to Word Processor such as Microsoft Word, paste and print.

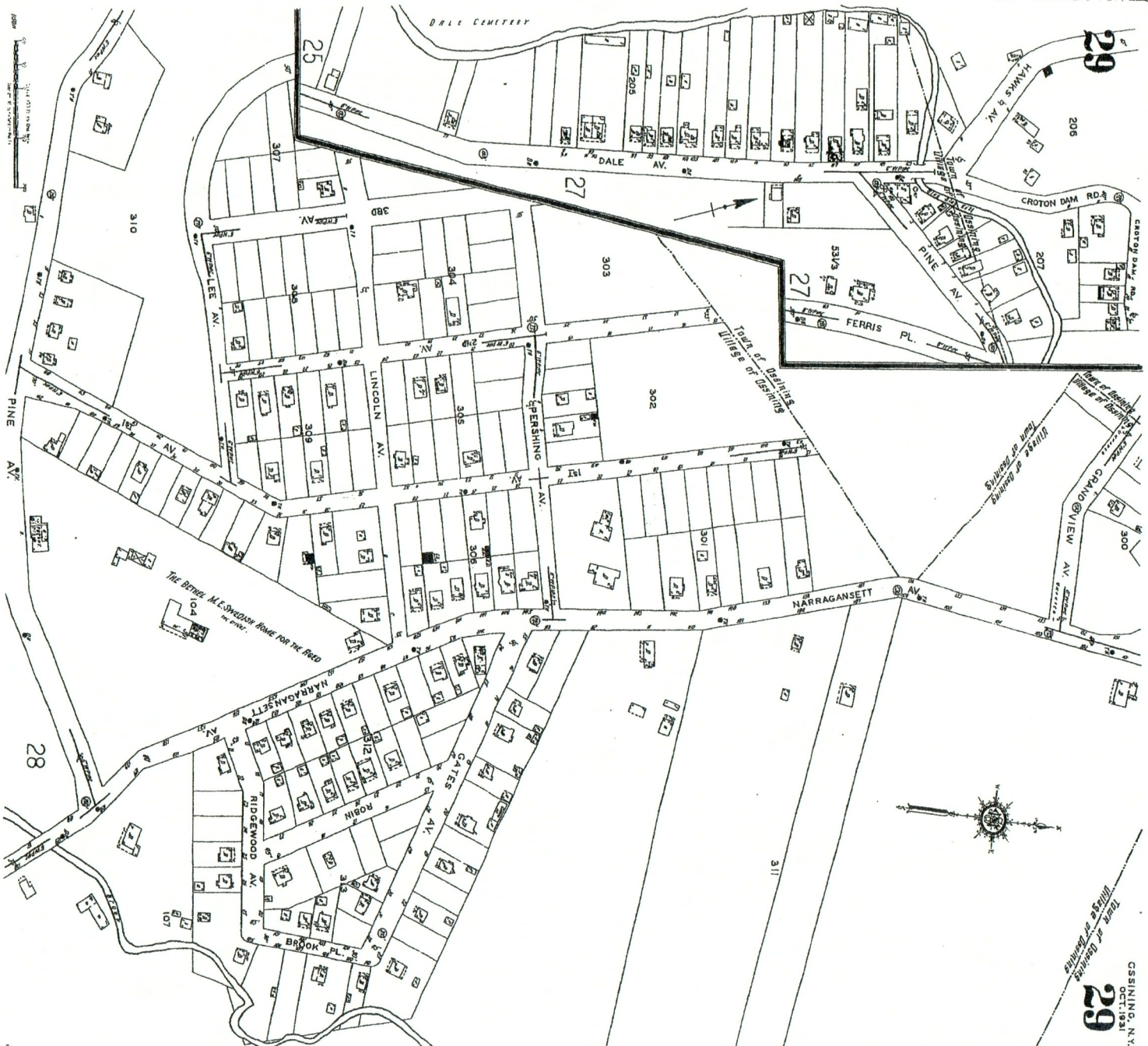


### Important Information about Email Delivery of Electronic Sanborn Map Images

- Images are grouped into one file, up to 2MB.
- In cases where in excess of 6-7 map years are available, the file size typically exceeds 2MB. In these cases, you will receive multiple files, labeled as "1 of 3", "2 of 3", etc. including all available map years. Due to file size limitations, certain ISPs, including AOL, may occasionally delay or decline to deliver files. Please contact your ISP to identify their specific file size limitations.



29



29

OSSINING, N.Y.  
OCT. 1931Town of Ossining  
Village of Hastings

The Sanborn Library, LLC

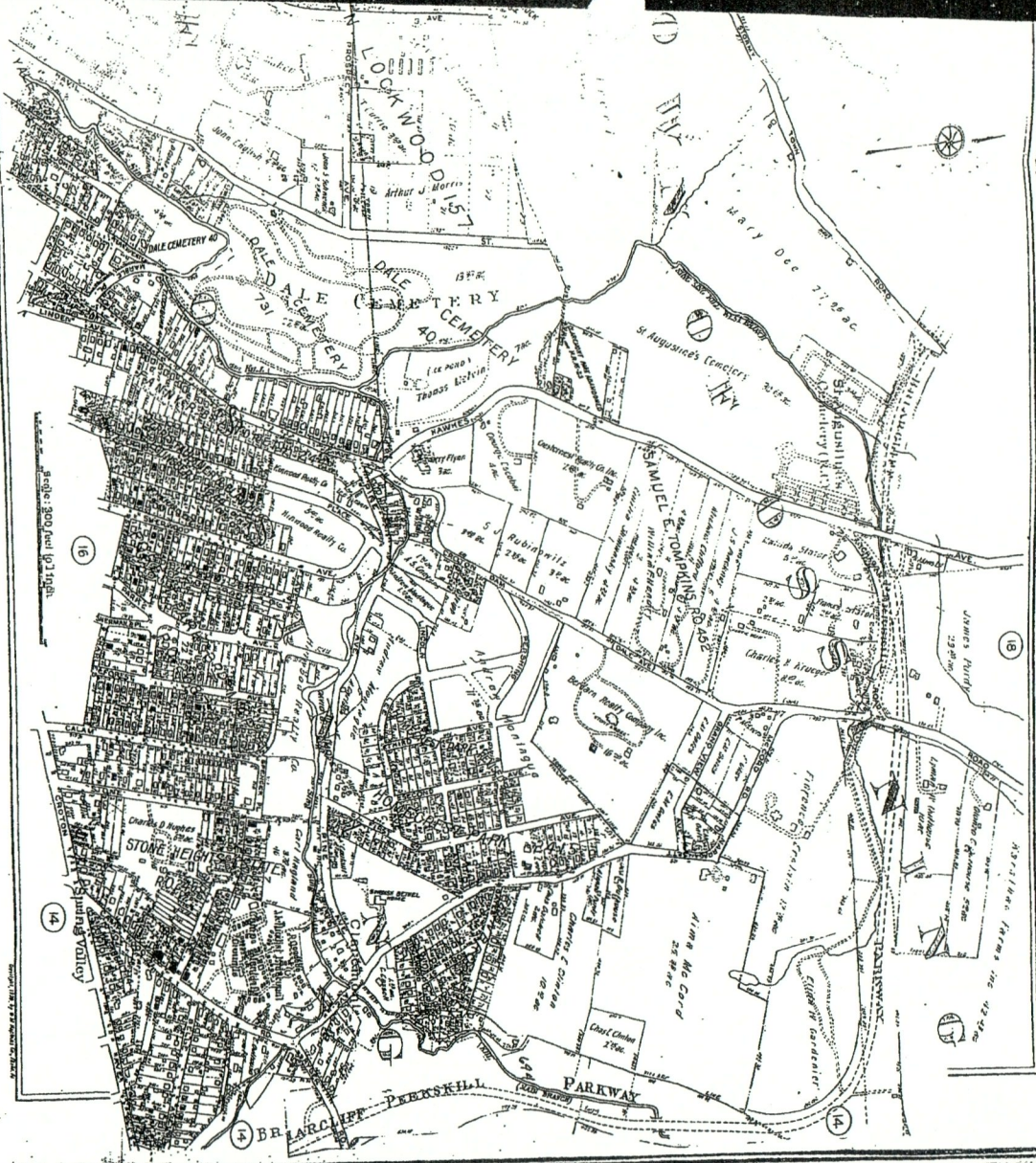
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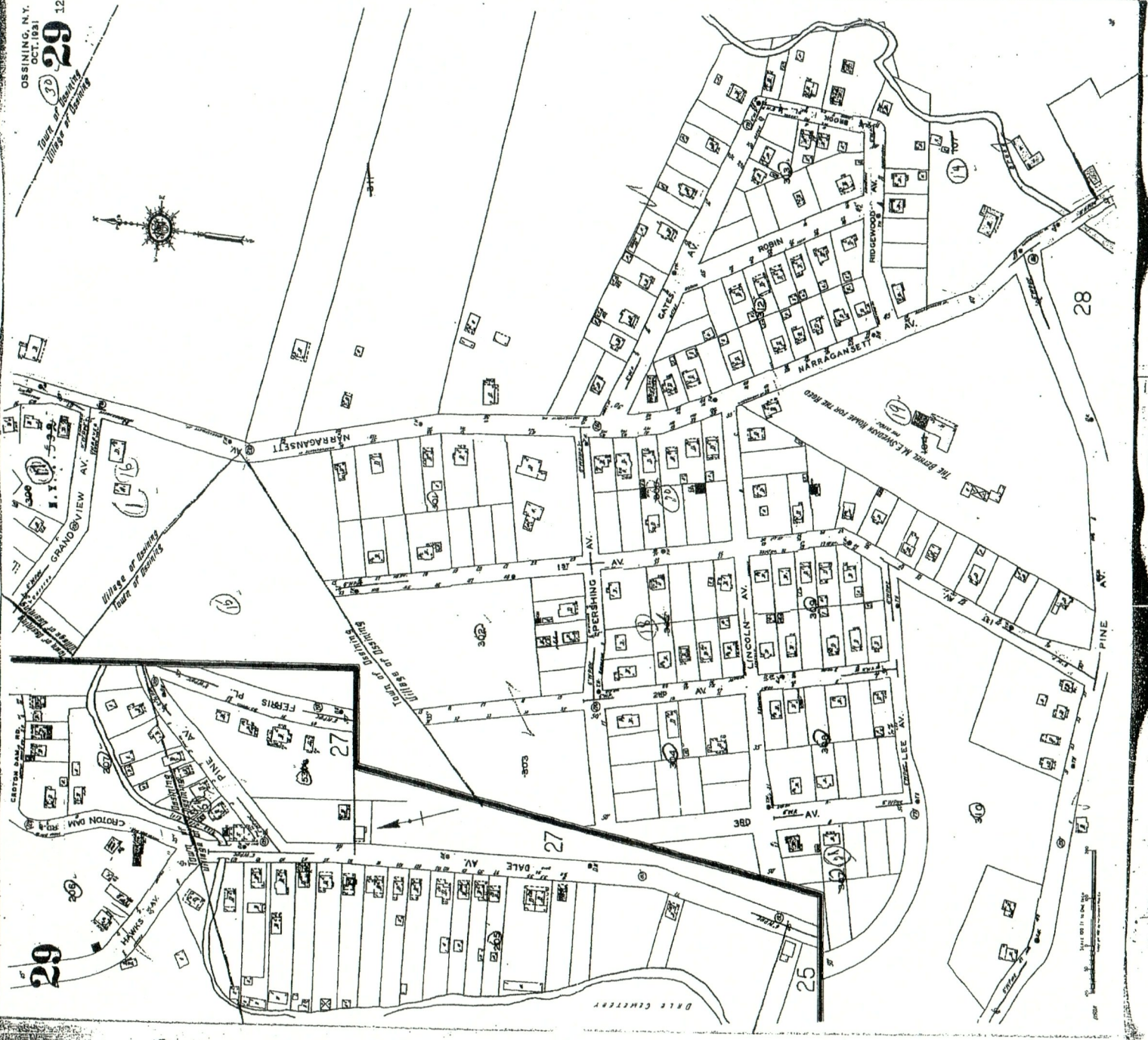


OSSENING, N.Y.  
OCT. 1931

29

123

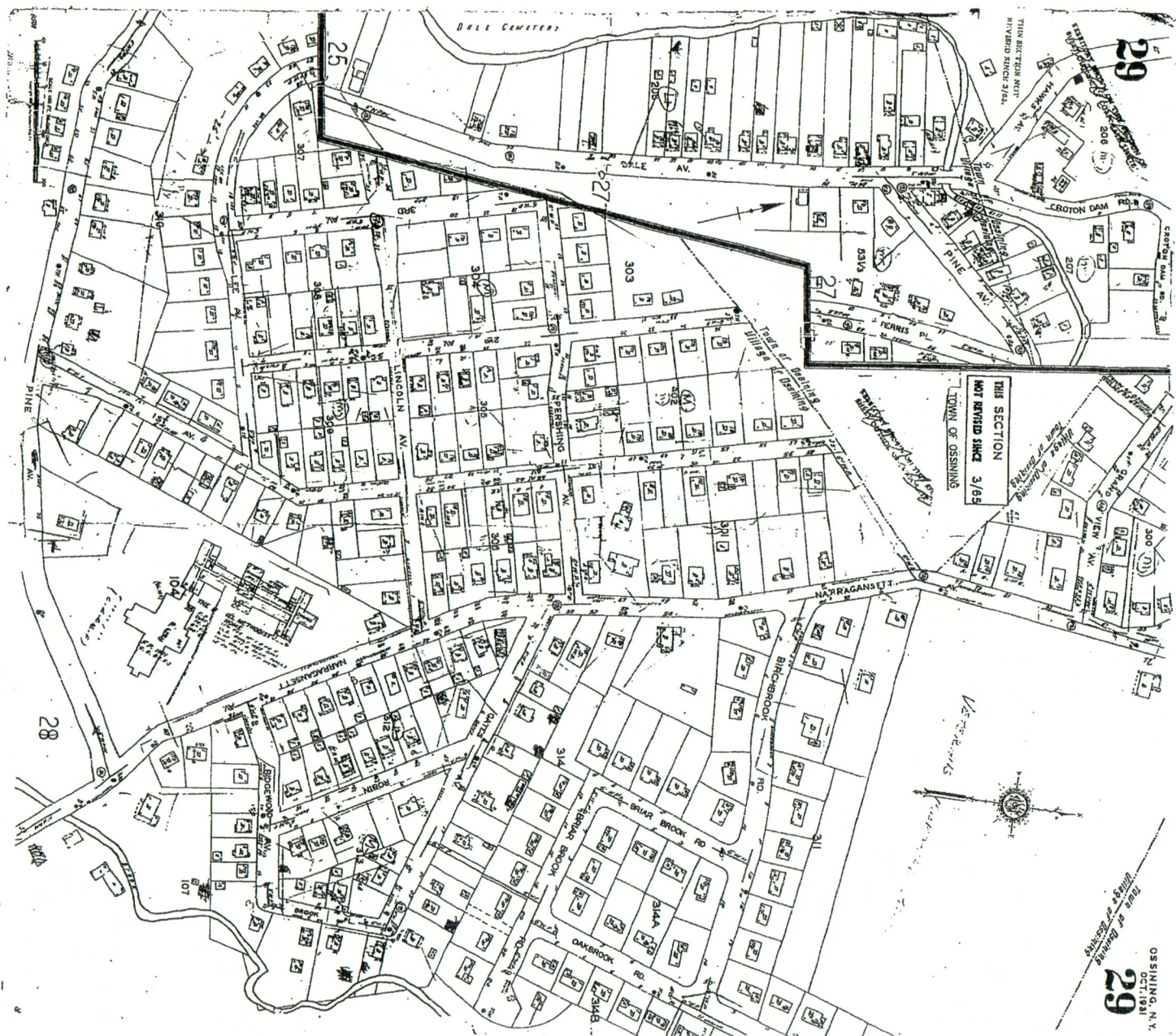
Chart of Building  
Footings of Building



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Map  
123  
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## EDR Historical Topographic Map Report

Environmental Data Resources, Inc.'s (EDR) Historical Topographic Map Report is designed to assist professionals in evaluating potential liability on a target property, and its surrounding area, resulting from past activities. ASTM E 1527-00, Section 7.3 on Historical Use Information, identifies the prior use requirements for a Phase I environmental site assessment. The ASTM standard requires a review of *reasonably ascertainable standard historical sources*. *Reasonably ascertainable is defined as information that is publicly available, obtainable from a source with reasonable time and cost constraints, and practically reviewable*. To meet the prior use requirements of ASTM E 1527-00, Section 7.3.4, the following *standard historical sources* may be used: aerial photographs, city directories, fire insurance maps, topographic maps, property tax files, land title records (although these cannot be the sole historical source consulted), building department records, or zoning/and use records. ASTM E 1527-00 requires "All obvious uses of the property shall be identified from the present, back to the property's obvious first developed use, or back to 1940, whichever is earlier. This task requires reviewing only as many of the standard historical sources as are necessary, and that are reasonably ascertainable and likely to be useful." (ASTM E 1527-00, Section 7.3.2 page 12.)

EDR's Historical Topographic Map Report includes a search of available public and private color historical topographic map collections.

### Topographic Maps

A topographic map (topo) is a color coded line-and-symbol representation of natural and selected artificial features plotted to a scale. Topos show the shape, elevation, and development of the terrain in precise detail by using contour lines and color coded symbols. Many features are shown by lines that may be straight, curved, solid, dashed, dotted, or in any combination. The colors of the lines usually indicate similar classes of information. For example, topographic contours (brown); lakes, streams, irrigation ditches, etc. (blue); land grids and important roads (red); secondary roads and trails, railroads, boundaries, etc. (black); and features that have been updated using aerial photography, but not field verified, such as disturbed land areas (e.g., gravel pits) and newly developed water bodies (purple).

For more than a century, the USGS has been creating and revising topographic maps for the entire country at a variety of scales. There are about 60,000 U.S. Geological Survey (USGS) produced topo maps covering the United States. Each map covers a specific quadrangle (quad) defined as a four-sided area bounded by latitude and longitude. Historical topographic maps are a valuable historical resource for documenting the prior use of a property and its surrounding area, and due to their frequent availability can be particularly helpful when other standard historical sources (such as city directories, fire insurance maps, or aerial photographs) are not reasonably ascertainable.

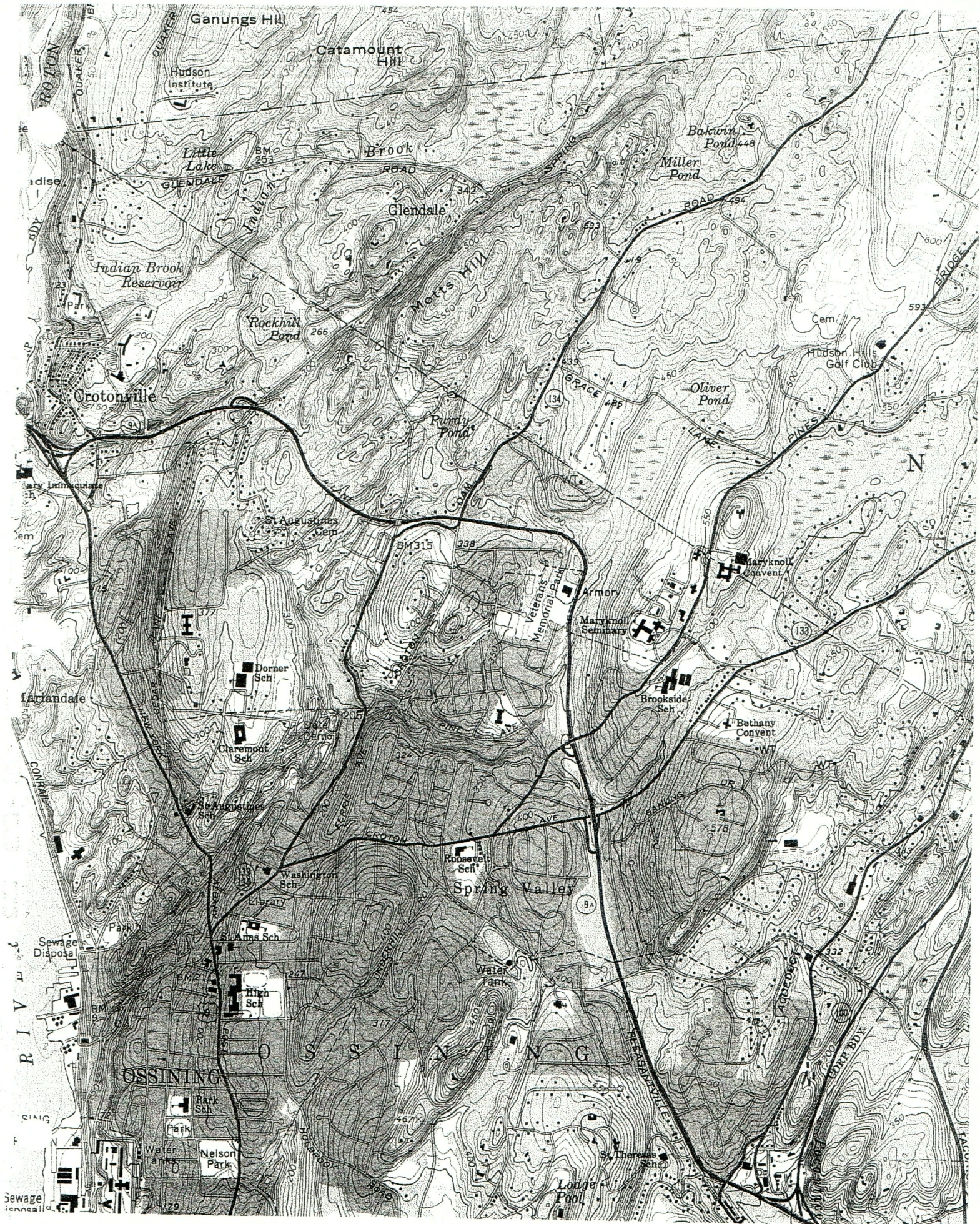
### Disclaimer - Copyright and Trademark Notice

This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. **NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT.** ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OF DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT. Purchaser accepts this Report "AS IS". Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction or forecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

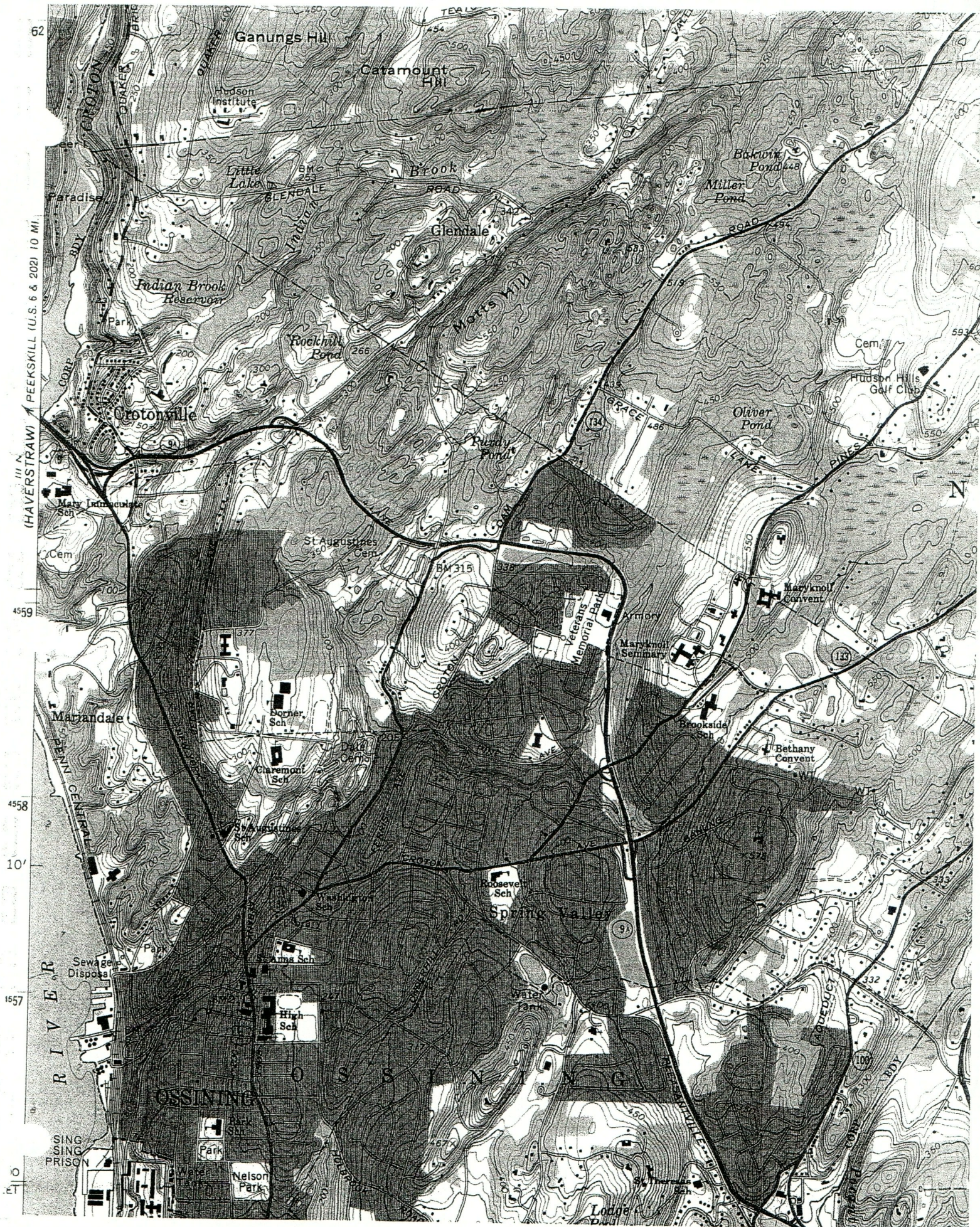
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*NYS Department of Environmental Conservation*

*Office of Media Relations*

625 Broadway, Albany, New York 12233-1016

18) 402-8000 (518) 402-2209 (Fax)

FOIL Request No. 06-395

3/20/2006

RE

MAR 24 2006

SCHOOR DEPALMA INC.



Denise M. Sheehan  
Commissioner

Mr. Steve Maravelias

Schoor DePalma, Inc.

Justin Corporate Center 200 St. Highway Nine

Manalapan, NJ

07726-0900

Dear Mr. Maravelias:

This is to acknowledge receipt of your Freedom of Information Law request seeking records regarding: **Stony Ledge Hospital, 40 Croton Dam Road, Ossining, NY**

I have referred your request to the following Records Custodian(s) / Freedom of Information Law Coordinator(s) who may possess the records you are requesting:

Mr. Michael Knipfing - Region 3

21 South Putt Corners Road

New Paltz, NY 12561-1696 (845) 256-3052

You may expect a response to your request by **4/17/2006**.

If I can be of further assistance, please contact me at (518) 402-8000 . Refer to request number **06-395** , if you write or call.

Sincerely,

Ruth L. Earl

Records Access Officer



**New York State Department of Environmental Conservation**

**Division of Solid & Hazardous Materials, Region 3**

South Putt Corners Road, New Paltz, New York 12561-1696

Phone: (845) 256-3134 • FAX: (845) 255-3414

Website: www.dec.state.ny.us



Denise M. Sheehan  
Commissioner

March 15, 2006

**RECEIVED**

**MAR 20 2006**

RE: FOIL #206-3/06

**SCHOORDEPALMA INC.**

Steve Maravelias  
Schoor Depalma Engineers & Consultants  
Justin Corporate Center  
200 State Highway Nine  
PO Box 900  
Manalapan NJ 07726

Dear Steve Maravelias:

This is in response to your FOIL request received March 13, 2006 for files for Stony Lodge Hospital located at 40 Croton Dam Road, Town of Ossining, Westchester County.

- ☒ After a diligent search, no records could be located for the names and/or addresses you provided in the Region 3 Solid Waste files. Solid Waste Files are filed by Town and facility name.
- ☐ Region 3 Solid Waste records are available for review and/or copying. Please contact Brenda Bubenicek at (845) 256-3021 to make arrangements to obtain access to the records.
- ☐ Enclosed are copies of the records you requested.
- ☐ You will receive a separate bill from DEC for these copies.

Please note there are approximately 0 Inches of records responsive to this request. This may require a deposit if you wish to have all of the records copied without first reviewing the records. Please inform us of how you wish to proceed.

Sincerely,

Lee E. Reiff

Region 3

Solid Waste Program

cc: B. Bubenicek





UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

Region 2 290 Broadway  
New York, NY 10007

MAR 27 2006

SCHOOR DEPALMA INC.

March 16, 2006

Mr. Steven Maravelias  
Schoor DePalma  
200 State Highway Nine  
Manalapan, NJ, 07726  
United States

Re: Freedom of Information Request No. **02-RIN-00932-06**  
Dated: March 09, 2006  
Subject: Stony Lodge Hospital @ 40 Croton Dam Road in Westchester County, NY

Dear Mr. Maravelias:

Your request to the United States Environmental Protection Agency Region II Office for information has been referred to this office for a response. All records, held by this office are generally identified by the name of the facility involved, rather than by the name of the property owner, address, or geographic description. Without the name of the specific facilities currently or formerly operating on a specific property, we cannot search our files for the information in which you may be interested. You may receive information from other program areas within this Regional Office.

Please note that the presence or absence of any Environmental Protection Agency information on this site provides no assurance that the site is free from contamination by toxic substances or is otherwise free from any environmental problems.

You can retrieve the environmental profile of a facility, including information regarding toxic chemical releases, water permit, hazardous waste handling processes, Superfund status, and air emissions from the EPA's web page. The address is <http://www.epa.gov/enviro>.

If you consider this response to be a denial, you may submit a written appeal to HQ FOIA OPERATIONS STAFF, U.S. Environmental Protection Agency (2822T), 1200 Pennsylvania Avenue, N.W., Washington, D.C. 20460. The appeal must be made in writing, and must be received within 30 calendar days of the date of this response to receive consideration. The Agency will not consider appeals received after the 30-day limit. The appeal should be marked "Freedom of Information Act Appeal", and should reference the Freedom of Information Request Number of this response.

Sincerely yours,

Patrick J Harvey, Chief  
Compliance Assistance and Program Support Branch



**New York State Department of Environmental Conservation  
Division of Environmental Permits, Region 3**

South Putt Corners Road, New Paltz, New York 12561-1620

Phone: (845) 256-3054 • FAX: (845) 255-3042

Website: [www.dec.state](http://www.dec.state.ny.us)



Denise M. Sheehan  
Commissioner

March 23, 2006

STEVE MARAVELIAS  
SCHOOR DEPALMA ENGINEERS & CONSULTANTS  
JUSTIN CORPORATE CENTER  
200 STATE HIGHWAY NINE  
PO BOX 900  
MANALAPAN NJ 07726

RE: FOIL #206-03/06  
Stony Lodge Hospital, 40 Croton Dam Rd., Ossining, Westchester Co.

Dear Mr. Maravellas:

The program noted below has reviewed your request for the above referenced records under New York State's Freedom of Information Law (FOIL). Please note that most of our records are filed by number under the names of individuals or corporations. We have no way of locating or retrieving records if they are filed under names or addresses other than those you have provided. If no records have been located, this does not necessarily mean, and should not be interpreted to mean that there have never been any violations, complaints, claims, investigations or inquiries involving those names or addresses. We cannot make any representations as to whether there are or have been any such violations, complaints, claims, investigations or inquiries.

- ☒ After a diligent search, no records could be located in the Region 3 Environmental Permits office for the names and/or addresses you provided.
- ☐ Records are available for review and/or copying. Please contact the FOIL Secretary at (845) 256-3021 to schedule an appointment to review the records. There is no charge to review records or for copies of seven or fewer pages. By law, copy charges will not exceed 25 cents per page or the actual cost of copying. Photographs, maps, oversized documents, videotapes or audio tapes generally cost more than 25 cents per page to copy. You may be required to pay a deposit prior to copies being made and/or to pay all copy charges prior to copies being sent.

Very truly yours,

*Laurie Lawrence*

Laurie Lawrence  
Environmental Permits  
Region 3

cc: Records Access Office



**SCHOOR DEPALMA**  
Engineers and Consultants

March 9, 2006

Records Access Officer  
New York State Department of Environmental Conservation  
625 Broadway  
Albany, NY 12233-1016  
(518) 402-8000

**RE: Phase I Environmental Site Assessment  
Stony Lodge Hospital  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining, Westchester County, NY  
Our Project Number 060075501**

Dear Records Access Officer:

Pursuant to the Freedom of Information Act (FOIA) dealing with the examination and duplication of records maintained by public agencies, Schoor DePalma requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present, environmental concerns for the above-referenced site. The information disclosed for the referenced site shall include, but not be limited to, inspection reports, permit applications, permits issued, correspondence between facility and applicant, compliance documents, complaints, reports of monitoring data, geographical information and facility contact persons for air quality, waste management, water management, underground storage tanks, radiation protection, environmental cleanup, water supply management and CERCLA. In addition, our request includes any information regarding hazardous substances, areas of fill, records of historical enforcement actions, investigations involving soil and/or groundwater quality or contamination, and the overall environmental quality of the parcels. A map is enclosed to assist in locating the property.

Please contact me (smaravel@schoordepalma.com or 732-577-9000 ext.1051) at your earliest convenience with the availability of any records or with any questions that you might have. I thank you in advance for your prompt attention to this matter.

Very truly yours,

**SCHOOR DEPALMA INC.**

Steve Maravelias

n:\project\2006\0600755\01\sar\requests\ny state dep.doc

**QualityFirst™**

Justin Corporate Center, 200 State Highway Nine | PO Box 900 | Manalapan, NJ 07726-0900  
tel 732.577.9000 | fax 732.577.9888 | [www.schoordepalma.com](http://www.schoordepalma.com)

New Jersey Pennsylvania New York Florida Arizona

Damiano Long - A division of Schoor DePalma



**Appendix G**  
**EDR City Directory Abstract**



OFFICE SUPPLIES -- ALL DEPARTMENTS

HAZARDOUS CHEMICAL INVENTORY

PRODUCT NAME

Black On

Drum Toner Black (Canon)

Drum Toner (Ricoh)

Drum Ink

Drum Dryerase Cleaner



**MAINTENANCE DEPARTMENT**

**HAZARDOUS CHEMICAL INVENTORY**

**ADHESIVES / SEALANTS**

**PRODUCT NAME**

USG Joint Compound

Durham's Rock Hard Water Putty

GE 5000 Silicone Rubber Sealant

Contech PL200 Multi-Purpose Adhesive

PL 400

PL Premium Adhesive

Liquid Nails

FlameSeal



MAINTENANCE DEPARTMENT

HAZARDOUS CHEMICAL INVENTORY

AUTOMOTIVE

PRODUCT NAME

Master Mechanic Antifreeze & Coolant

Hi Temp Starting Fluid

WD -40

Master Mechanic Two-Cycle

Engine Brite Heavy Duty Engine Cleaner



**HOUSEKEEPING DEPARTMENT**

**CHEMICAL INVENTORY**

**LAUNDRY PRODUCTS**

Bleach

Chlorox 2 Color Safe Bleach

Laundri Perma Brite NP

Laundri Prep

Mikro-Quat (for IC use in Housekeeping Laundry)

Solid Soft Plus

Solid Stainaway

Solid Ultra Surge NP

Windfresh (Powdered Laundry Detergent)



**HOUSEKEEPING DEPARTMENT**

**CHEMICAL INVENTORY**

**FLOOR PRODUCTS (continued)**

Regain

New Life Spray Buff

Masterpiece Penetrating Wax Stripper

Valley No Rinse Stripper

NC Pine Quat Disinfectant

Valley Mint Disinfectant

Quick Draw 230

**OTHER PRODUCTS**

Champion Flying Insect Killer

Sani-Fresh Gentle Lotion Cleanser



## **HOUSEKEEPING DEPARTMENT**

### **CHEMICAL INVENTORY**

#### **CLEANING PRODUCTS**

Mikro-Quat

Foaming Cleanser with Chlorine Bleach

Glass Class – Concentrate

Winda Shine

Chlorox Clean-Up Cleaner With Bleach – Spray Formula

Professional Lysol Brand Disinfectant Spray

Netcare Lemon Cleaner Disinfectant

Furniture Polish #257

Festival Lemon Furniture

#### **FLOOR PRODUCTS**

All Purpose Spot Lifter

Metalist Floor Sealer

Metalist Floor Finish

Rugbee Foam Shampoo

Resolve Procure General Purpose Spot Cleaner

Resolve Procure Carpet & Room Deodorizer – All Scents



DIETARY DEPARTMENT

CHEMICAL INVENTORY

CLEANING PRODUCTS

Brite Shine Stainless Steel Cleaner #239

Ind/Com Stainless Steel Cleaner (water based)

Sani-fresh Ultra-Kind Clear Gentle Wash

Bleach ✓

Professional Line Dawn ✓

Easy-Off Oven Cleaner (regular) ✓

Kool-Klene ✓

Bacterial Digestant ✓

Shurguard Plus (also known as; Mixmate H) ✓

Emerald-Brite

All Purpose Cleaner/Degreaser (also known as: Mixmate B)

Reduce Slip Floor Cleaner (also known as Mixmate E) ✓

Prime Plus

Potassium Carbonate Liquid (fire suppression system) ✓

Liquid Detergent (G's Best Dish Soap)

Urnex Urn & Brewer Cleaner ✓



# PARTNER



## PHASE I ENVIRONMENTAL SITE ASSESSMENT REPORT

### **Stony Lodge Hospital**

40 Croton Dam Road  
Ossining, New York 10562

Report Date: May 9, 2017  
Partner Project No. 17-185637.1



Prepared for:

### **Glenco Group**

670 White Plains Road, Suite 201  
Scarsdale, New York 10583



May 9, 2017

Glen Vetromile  
Glenco Group  
670 White Plains Road, Suite 201  
Scarsdale, New York 10583

Subject: Phase I Environmental Site Assessment  
Stony Lodge Hospital  
40 Croton Dam Road  
Ossining, New York 10562  
Partner Project No. 17-185637.1

Dear Mr. Vetromile:

Partner Assessment Corporation (Partner) is pleased to provide the results of the *Phase I Environmental Site Assessment* (Phase I ESA) report of the above mentioned address (the "subject property"). This assessment was performed in general conformance with the scope and limitations as detailed in the ASTM Practice E1527-13 Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process.

This assessment included a site reconnaissance as well as research and interviews with representatives of the public, property ownership, site manager, and regulatory agencies. An assessment was made, conclusions stated, and recommendations outlined.

We appreciate the opportunity to provide environmental services to you. If you have any questions concerning this report, or if we can assist you in any other matter, please contact me at 201-984-3651 or via email at mdahl@partneresi.com.

Sincerely,

**DRAFT**

Melissa Dahl  
Relationship Manager



## EXECUTIVE SUMMARY

---

Partner Assessment Corporation (Partner) has performed a Phase I Environmental Site Assessment (ESA) in general accordance with the scope of work and limitations of ASTM Standard Practice E1527-13, the Environmental Protection Agency Standards and Practices for All Appropriate Inquiries (AAI) (40 CFR Part 312) and set forth by Glenco Group for the property located at 40 Croton Dam Road in the Town of Ossining, Westchester County, New York (the "subject property"). The Phase I Environmental Site Assessment is designed to provide Glenco Group with an assessment concerning environmental conditions (limited to those issues identified in the report) as they exist at the subject property.

### Property Description

The subject property is located on the east side of Croton Dam Road and the south side of Grandview Avenue within a residential area of Westchester County. Please refer to the table below for further description of the subject property:

#### *Subject Property Data*

<b>Address(es):</b>	40 Croton Dam Road, Ossining, New York
<b>Property Use:</b>	Vacant/formerly Psychiatric Hospital
<b>Land Acreage (Ac):</b>	16.20
<b>Number of Buildings:</b>	8
<b>Number of Floors:</b>	2 with basement
<b>Gross Building Area (SF):</b>	48,143
<b>Net Rentable Area (SF):</b>	Not provided
<b>Date of Construction:</b>	1868 (per subject property management)
<b>Assessor's Parcel Number (APN):</b>	Block 13, Lot 2 (Parcel 1); Block 13, Lot 3A (Parcel 2); Block 30, Lot 1 (Parcel 3)
<b>Type of Construction:</b>	Stone/Brick/Wood-Framed
<b>Current Tenants:</b>	Only onsite caretaker
<b>Site Assessment Performed By:</b>	Patrick Rodman
<b>Site Assessment Conducted On:</b>	April 28, 2017

The subject property is developed with at least eight buildings currently vacant and which were formerly occupied by the Stony Lodge Hospital, a psychiatric hospital. Reportedly, the subject property has been unoccupied since 2012. Currently, the only tenant onsite is the property's caretaker. In addition to the current structures, the subject property is also improved with driveways, asphalt paved parking, and landscaped areas.

According to available historical sources, the subject property was occupied by the Stony Lodge Hospital as early as 1868, which was further developed with additional buildings similar to the present configuration in the 1930's and 1950's.

The immediately surrounding properties consist of residential properties to the north, south, east, and west.



According to a previous subsurface investigation conducted on the subject property (1992) and topographic map interpretation, the depth and direction of groundwater in the vicinity of the subject property is inferred to be approximately 8 to 10 feet below ground surface (bgs) and flow toward the west-southwest.

## Findings

A *recognized environmental condition (REC)* refers to the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: due to release to the environment; under conditions indicative of a release to the environment; or under conditions that pose a material threat of a future release to the environment.

- Partner did not identify any RECs during the course of this assessment.

A *controlled recognized environmental condition (CREC)* refers to a REC resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority, with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls.

- Partner did not identify any CRECs during the course of this assessment.

A *historical recognized environmental condition (HREC)* refers to a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls. The following was identified during the course of this assessment:

- According to the regulatory database, Stony Lodge Hospital at 40 Croton Dam Road, reported a release of Fuel #2 (0905666) on August 14, 2009, which was reported to the Westchester County Health Department as a result of a tank test failure. Reportedly soil samples were collected and all results were non-detected. Additionally, the tank was repaired and retested. Regulatory closure was obtained on December 21, 2009. Based on the lack of reported subsurface impacts and closed regulatory status, this listing is considered an HREC and no further investigation appears to be warranted at this time.

An *environmental issue* refers to environmental concerns identified by Partner, which do not qualify as RECs; however, warrant further discussion. The following were identified during the course of this assessment:

- According to the regulatory database and prior environmental reports reviewed, the subject property was formerly equipped with nine heating oil underground storage tanks (USTs). In 1992, one 1,500-gallon #2 heating oil UST (Tank 3) was removed from outside the north lodge, and one 3,000-gallon UST outside the main building, and one 2,000 gallon UST outside the east lodge (Tanks 4 and 5) were abandoned in-place upon the approval of the New York State Department of Environmental Conservation (NYSDEC), based on onsite logistics and the Department's human health guidance values for soil according to a correspondence from the NYSDEC dated



September 16, 1992. In addition, the DEC required that at least one groundwater monitoring well be installed downgradient and sampled quarterly for at least two quarters. Groundwater sampling activities were conducted by Atlantic Petroleum Services, Inc. on January 29, 1993, on July 7, 1993 and on October 7, 1993 and the samples were submitted for analyses of volatile organic compounds (VOCs). Based on the analytical results, no contamination was detected. The 1992 USTs were reportedly replaced by three 1,800-gallon heating oil USTs.

In 2009, Elite Environmental Services, Inc. (Elite) conducted the removal of one 550-gallon UST containing heating oil within the vicinity of the administration building (Tank 007), one 550-gallon UST containing heating oil within the vicinity of the west lodge building (Tank 008), and one 1,000-gallon heating oil UST within the vicinity of the south cottage building (Tank 006). The Westchester County Department of Health was onsite overseeing the closure activities. A total of six post-excavation confirmatory soil samples and six composite samples were collected from the walls and bottoms of each excavation from 7 to 10 feet bgs, in accordance with NYSDEC requirements to be analyzed for Volatile Organic Compounds (VOCs) and Semi-Volatile Organic Compounds (SVOCs). According to the analytical results, no VOCs or SVOCs exceeding the NYSDEC Technical and Administrative Guidance Memorandum (TAGM) 4046: Determination of Soil cleanup Objectives and Cleanup Levels were detected. Even though an NFA letter was not found available during the course of the assessment, according to a Tank Closure Report dated October 26, 2009, the Westchester County Health Department indicated no evidence of a release was observed and that no groundwater sampling was required.

In 2015, Elite conducted the removal of the three replacement 1,800-gallon #2 heating oil tanks (Tanks 003-1 main lodge, 004-1 north lodge, and 005-1 east lodge) from the subject property. The Westchester County Department of Health was onsite overseeing the closure activities. A total of 18 post-excavation confirmatory soil samples were collected from the bottoms of the excavations from 9 to 11 feet bgs, in accordance with NYSDEC requirements to be analyzed for VOCs and SVOCs. According to the analytical results, no VOCs or SVOCs exceeding the NYSDEC TAGM 4046: Determination of Soil cleanup Objectives and Cleanup Levels were detected. Even though an NFA letter was not found available during the course of the assessment, according to an email correspondence from the Westchester County Health Department dated January 6, 2016, the inspection report was in compliance and "everything seemed to be in order". No further investigation was warranted. Based on the removal and/or abandonment in-place of the former USTs under the oversight of the local regulatory agency, and the soil and groundwater analytical results, the former USTs are not expected to represent a significant environmental concern and no further investigation appears to be warranted at this time.

- During the site reconnaissance, Partner observed at least 275 gallon aboveground storage tanks (ASTs) for the storage of #2 fuel oil in the maintenance building, recreation building, west lodge, and south cottage building. The ASTs were not in use at the time of the site visit. According to information provided by the site contact, three of the ASTs were installed in 2009, one was installed in 2002, and the installation date of the remaining one was unknown. The ASTs were of



steel construction supported over legs, and were not equipped with secondary containment. No staining, leaks or spills were noted in the vicinity of the ASTs, and no records of releases were identified in the regulatory database or with the NYSDEC. Based on the aboveground nature and use, current out-of-use status, lack of associated reported releases and violations, these ASTS are not expected to represent a significant environmental concern at this time.

- Due to the age of the subject property building/buildings, there is a potential that asbestos-containing materials (ACM) are present. Overall, all suspect ACMs and painted surfaces were observed in good condition and do not pose a health and safety concern to the occupants of the subject property at this time. Should these materials be replaced, the identified suspect ACMs would need to be sampled to confirm the presence or absence of asbestos prior to any renovation or demolition activities to prevent potential exposure to workers and/or building occupants.

### **Conclusions, Opinions and Recommendations**

Partner has performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E1527-13 of 40 Croton Dam Road in the Town of Ossining, Westchester County, New York (the "subject property"). Any exceptions to, or deletions from, this practice are described in Section 1.5 of this report.

This assessment has revealed no evidence of RECs, however, environmental issues in connection with the subject property were identified. Based on the conclusions of this assessment, Partner recommends the following:

- An Operations and Maintenance (O&M) Program should be implemented in order to safely manage the suspect ACMs located at the subject property.



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## 1.0 INTRODUCTION

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Partner Assessment Corporation (Partner) has performed a Phase I Environmental Site Assessment (ESA) in general conformance with the scope and limitations of ASTM Standard Practice E1527-13 and the Environmental Protection Agency Standards and Practices for All Appropriate Inquiries (AAI) (40 CFR Part 312) for the property located at 40 Croton Dam Road in the Town of Ossining, Westchester County, New York (the "subject property"). Any exceptions to, or deletions from, this scope of work are described in the report.

### 1.1 Purpose

The purpose of this ESA is to identify existing or potential Recognized Environmental Conditions (as defined by ASTM Standard E1527-13) affecting the subject property that: 1) constitute or result in a material violation or a potential material violation of any applicable environmental law; 2) impose any material constraints on the operation of the subject property or require a material change in the use thereof; 3) require clean-up, remedial action or other response with respect to Hazardous Substances or Petroleum Products on or affecting the subject property under any applicable environmental law; 4) may affect the value of the subject property; and 5) may require specific actions to be performed with regard to such conditions and circumstances. The information contained in the ESA Report will be used by Client to: 1) evaluate its legal and financial liabilities for transactions related to foreclosure, purchase, sale, loan origination, loan workout or seller financing; 2) evaluate the subject property's overall development potential, the associated market value and the impact of applicable laws that restrict financial and other types of assistance for the future development of the subject property; and/or 3) determine whether specific actions are required to be performed prior to the foreclosure, purchase, sale, loan origination, loan workout or seller financing of the subject property.

This ESA was performed to permit the *User* to satisfy one of the requirements to qualify for the innocent landowner, contiguous property owner, or bona fide prospective purchaser limitations on scope of Comprehensive Environmental Response, Compensation and Liability Act (CERCLA) (42 U.S.C. §9601) liability (hereinafter, the "*landowner liability protections*," or "*LLPs*"). ASTM Standard E1527-13 constitutes "*all appropriate inquiry* into the previous ownership and uses of the *property* consistent with good commercial or customary practice" as defined at 42 U.S.C. §9601(35) (B).

### 1.2 Scope of Work

The scope of work for this ESA is in general accordance with the requirements of ASTM Standard E1527-13. This assessment included: 1) a property and adjacent site reconnaissance; 2) interviews with key personnel; 3) a review of historical sources; 4) a review of regulatory agency records; and 5) a review of a regulatory database report provided by a third-party vendor. Partner contacted local agencies, such as environmental health departments, fire departments and building departments in order to determine any current and/or former hazardous substances usage, storage and/or releases of hazardous substances on the subject property. Additionally, Partner researched information on the presence of activity and use limitations (AULs) at these agencies. As defined by ASTM E1527-13, AULs are the legal or physical restrictions or limitations on the use of, or access to, a site or facility: 1) to reduce or eliminate potential



exposure to hazardous substances or petroleum products in the soil or groundwater on the subject property; or 2) to prevent activities that could interfere with the effectiveness of a response action, in order to ensure maintenance of a condition of no significant risk to public health or the environment. These legal or physical restrictions, which may include institutional and/or engineering controls (IC/ECs), are intended to prevent adverse impacts to individuals or populations that may be exposed to hazardous substances and petroleum products in the soil or groundwater on the property.

If requested by Client, this report may also include the identification, discussion of, and/or limited sampling of asbestos-containing materials (ACMs), lead-based paint (LBP), mold, and/or radon.

### **1.3 Limitations**

Partner warrants that the findings and conclusions contained herein were accomplished in accordance with the methodologies set forth in the Scope of Work. These methodologies are described as representing good commercial and customary practice for conducting an ESA of a property for the purpose of identifying recognized environmental conditions. There is a possibility that even with the proper application of these methodologies there may exist on the subject property conditions that could not be identified within the scope of the assessment or which were not reasonably identifiable from the available information. Partner believes that the information obtained from the record review and the interviews concerning the subject property is reliable. However, Partner cannot and does not warrant or guarantee that the information provided by these other sources is accurate or complete. The conclusions and findings set forth in this report are strictly limited in time and scope to the date of the evaluations. The conclusions presented in the report are based solely on the services described therein, and not on scientific tasks or procedures beyond the scope of agreed-upon services or the time and budgeting restraints imposed by the Client. No other warranties are implied or expressed.

Some of the information provided in this report is based upon personal interviews, and research of available documents, records, and maps held by the appropriate government and private agencies. This report is subject to the limitations of historical documentation, availability, and accuracy of pertinent records, and the personal recollections of those persons contacted.

This practice does not address requirements of any state or local laws or of any federal laws other than the all appropriate inquiry provisions of the LLPs. Further, this report does not intend to address all of the safety concerns, if any, associated with the subject property.

Environmental concerns, which are beyond the scope of a Phase I ESA as defined by ASTM include the following: ACMs, LBP, radon, and lead in drinking water. These issues may affect environmental risk at the subject property and may warrant discussion and/or assessment; however, are considered non-scope issues. If specifically requested by the Client, these non-scope issues are discussed in Section 6.3.

### **1.4 User Reliance**

Glenco Group engaged Partner to perform this assessment in accordance with an agreement governing the nature, scope and purpose of the work as well as other matters critical to the engagement. All reports, both verbal and written, are for the sole use and benefit of Glenco Group. Either verbally or in



writing, third parties may come into possession of this report or all or part of the information generated as a result of this work. In the absence of a written agreement with Partner granting such rights, no third parties shall have rights of recourse or recovery whatsoever under any course of action against Partner, its officers, employees, vendors, successors or assigns. Any such unauthorized user shall be responsible to protect, indemnify and hold Partner, Client and their respective officers, employees, vendors, successors and assigns harmless from any and all claims, damages, losses, liabilities, expenses (including reasonable attorneys' fees) and costs attributable to such Use. Unauthorized use of this report shall constitute acceptance of and commitment to these responsibilities, which shall be irrevocable and shall apply regardless of the cause of action or legal theory pled or asserted. Additional legal penalties may apply.

This report has been completed under specific Terms and Conditions relating to scope, relying parties, limitations of liability, indemnification, dispute resolution, and other factors relevant to any reliance on this report. Any parties relying on this report do so having accepted the Terms and Conditions for which this report was completed. A copy of Partner's standard Terms and Conditions can be found at <http://www.partneresi.com/terms-and-conditions.php>.

## **1.5 Limiting Conditions**

The findings and conclusions contain all of the limitations inherent in these methodologies that are referred to in ASTM E1527-13.

- Interviews with past owners, operators and occupants were not reasonably ascertainable and thus constitute a data gap. Based on information obtained from other historical sources (as discussed in Section 3.0), this data gap is not expected to alter the findings of this assessment.
- Partner requested information relative to deed restrictions and environmental liens, a title search, and completion of a pre-survey questionnaire from the Report User. This information was not provided at the time of the assessment.
- Partner was not able to document the historical use of the subject property prior to 1868. The following sources were reviewed during the course of this assessment and found to be limited: aerial photographs were not available prior to 1941; city directories were not available prior to 1972; topographic maps prior to 1892 were not reasonably ascertainable from local agencies; and other historical sources such as fire insurance maps did not provide coverage of the subject property prior to 1942. This data failure is not considered critical and does not change the conclusions of this report, as the 1941 aerial photograph and 1942 sanborn map revealed the subject property to be developed with the Stony Lodge Hospital. In addition, the adjacent and surrounding areas are also shown mostly as residential.
- Partner submitted Freedom of Information Act (FOIA) requests to the New York State Department of Environmental Conservation (NYSDEC), Westchester County Health Department, Ossining Fire Department, and Town of Ossining Building Department for information pertaining to hazardous substances, underground storage tanks, releases, inspection records, etc. for the subject property and/or adjacent properties. As of this writing, these agencies have not responded to Partner's



requests. Based on information obtained from other sources, this limitation is not expected to alter the overall findings of this assessment.

Due to time constraints associated with this report, the Client has requested the report despite the above-listed limitations.



## 2.0 SITE DESCRIPTION

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### 2.1 Site Location and Legal Description

The subject property at 40 Croton Dam Road in the Town of Ossining, New York, is located on the east side of Croton Dam Road and the south side of Grandview Avenue. According to the Town of Ossining Tax Assessor, the subject property is legally described as Block 13, Lot 2 and 3A, and Block 30, Lot 1, and ownership is currently vested in Stony Lodge Hospital, Inc. since 2007.

Please refer to Figure 1: Site Location Map, Figure 2: Site Plan, Figure 3: Topographic Map, and Appendix A: Site Photographs for the location and site characteristics of the subject property.

### 2.2 Current Property Use

The subject property is developed with at least eight buildings currently vacant and which were formerly occupied by the Stony Lodge Hospital, a psychiatric hospital. Reportedly, the subject property has been unoccupied since 2012. Currently, the only tenant onsite is the property's caretaker. In addition to the current structures, the subject property is also improved with driveways, asphalt paved parking, and landscaped areas.

The subject property is designated for institutional development by the Town of Ossining.

The subject property was identified as a Leaking Tanks (LTANKS), Aboveground Storage Tank (AST), and Underground Storage Tank (UST) site in the regulatory database report, as further discussed in Section 4.2.

### 2.3 Current Use of Adjacent Properties

The subject property is located within a mixed residential area of Westchester County. During the vicinity reconnaissance, Partner observed the following land use on properties in the immediate vicinity of the subject property:

#### ***Immediately Surrounding Properties***

**North:** Residences at 7-27 Grandview Avenue, and 77 and 79 Narragansett Avenue

**South:** Residences at 22 Croton Dam Road and 30-50 Pershing Avenue

**East:** Residences at 35 and 36 2<sup>nd</sup> Avenue, and 57 and 60 1<sup>st</sup> Avenue

**West:** Croton Dam Road followed by residences at 24-51 Croton Dam Road

The adjacent properties to the north at 77 and 79 Narragansett Avenue, were identified as LTANKS sites; the adjacent property to the east at 60 1<sup>st</sup> Avenue, was identified as a New York (NY) Spills site; the adjacent property to the west at 24 Croton Dam Road, was identified as an NY Spills site; and the adjacent property to the west at 51 Croton Dam Road, was identified as a NY Spills site in the regulatory database report of Section 4.2.



## **2.4 Physical Setting Sources**

### **2.4.1 Topography**

The United States Geological Survey (USGS) Ossining, New York Quadrangle 7.5-minute series 2013 topographic map was reviewed for this ESA. According to the contour lines on the topographic map, the subject property is located at approximately 412 feet above mean sea level (MSL). The contour lines in the area of the subject property indicate the area is sloping steeply toward the west-southwest. No specific land uses and/or structures are depicted on the 2013 topographic map.

A copy of the reviewed topographic map is included as Figure 3 of this report.

### **2.4.2 Hydrology**

According to topographic map interpretation, the direction of groundwater in the vicinity of the subject property is inferred to flow toward the west-southwest. The nearest surface water in the vicinity of the subject property is Sing Sing Creek located approximately 1,400 feet to the south of the subject property. No settling ponds, lagoons, surface impoundments, wetlands or natural catch basins were observed at the subject property during this assessment.

According to available information, a public water system operated by the Village of Ossining serves the subject property vicinity. According to a representative of the Village, shallow groundwater beneath the subject property is not utilized for domestic purposes. The sources of public water for the Village of Ossining is surface water from Croton Reservoir.

According to a previous subsurface investigation conducted on the subject property (1992), the depth of groundwater in the vicinity of the subject property was measured to be approximately between 8 to 10 feet below ground surface (bgs).

### **2.4.3 Geology/Soils**

Information concerning the geology of the subject property was obtained from the USGS National Water Summary (1984), New York region. The subject property is located within the New England Upland section of the New England physiographic province, which consists of a discontinuous mantle of till and stratified drift underlain by crystalline metamorphic and igneous rocks.

Based on the web soil survey maps published by the United States Department of Agriculture (USDA) Soil Conservation Service, the Site is mapped as Urban land-Charlton-Chatfield complex, rolling, very rocky (UIC). This series consists of very deep, well-drained Charlton soils and moderately deep, well-drained to somewhat excessively drained Chatfield soils. Slopes range from 2 to 15%. Urban land is characterized by a non-homogeneous distribution of soil and fill. Excavation and backfilling for building foundations, utility conduits, subway systems, and other construction results in varied subsurface profiles. In this setting, estimation of local subsurface parameters such as permeability, moisture content, and organic fraction is not feasible without site-specific testing data.



#### **2.4.4 Flood Zone Information**

Partner performed a review of the Flood Insurance Rate Map, published by the Federal Emergency Management Agency. According to Community Panel Number 36119C0136F, dated September 28, 2007, the subject property appears to be located in Zone X, an area located outside of the 0.2% annual chance floodplain.

A copy of the reviewed flood map is not included in Appendix B of this report.



### 3.0 HISTORICAL INFORMATION

Partner obtained historical use information about the subject property from a variety of sources. A chronological listing of the historical data found is summarized in the table below:

#### **Historical Use Information**

<b>Period/Date</b>	<b>Source</b>	<b>Description/Use</b>
1868-2012	Aerial Photographs, Sanborn Maps, Assessor Records, City Directories, Interviews, Onsite Observations, Topographic Maps	Psychiatric Hospital
2012-Present	Interviews	Vacant

Tenants on the subject property have included Stony Lodge Hospital (1868-2012). Potential environmental concerns were identified in association with the former use of the subject property, as further discussed in Sections 4.2.2 and 5.2.6.

#### 3.1 Aerial Photograph Review

Partner obtained available aerial photographs of the subject property and surrounding area from Environmental Data Resources, Inc. (EDR) on April 20, 2017. The following observations were noted to be visible on the subject property and adjacent properties during the aerial photograph review:

<b>Date:</b>	<b>1941</b>	<b>Scale:</b>	<b>1"=500'</b>
<b>Subject Property:</b>	Appears to be developed with several structures located around a central access road		
<b>North:</b>	Developed with what appear to be residences		
<b>South:</b>	Appears to be undeveloped		
<b>East:</b>	Appears to be undeveloped and/or agricultural land		
<b>West:</b>	Appears to be undeveloped and/or agricultural land across a road		

<b>Date:</b>	<b>1953</b>	<b>Scale:</b>	<b>1"=500'</b>
<b>Subject Property:</b>	Appears to be further developed with additional structures and a pool on the southwest corner of the property		
<b>North:</b>	No significant changes depicted		
<b>South:</b>	Appears to be undeveloped		
<b>East:</b>	Appears to be vacant		
<b>West:</b>	No significant changes depicted		

<b>Date:</b>	<b>1957</b>	<b>Scale:</b>	<b>1"=500'</b>
<b>Subject Property:</b>	No significant changes depicted		
<b>North:</b>	No significant changes depicted		
<b>South:</b>	No significant changes depicted		
<b>East:</b>	Appears to be developed with residences		
<b>West:</b>	No significant changes depicted		



<b>Date:</b>	<b>1964, 1974</b>	<b>Scale:</b>	<b>1"=500'</b>
<b>Subject Property:</b>	No significant changes depicted		
<b>North:</b>	No significant changes depicted		
<b>South:</b>	Appears to be developed with additional residences		
<b>East:</b>	Appears to be further developed with additional residences		
<b>West:</b>	Appears to remain as agricultural land and to be further develop with residential and/or farm structures across road		

<b>Date:</b>	<b>1985, 1989</b>	<b>Scale:</b>	<b>1"=500'</b>
<b>Subject Property:</b>	No significant changes depicted		
<b>North:</b>	No significant changes depicted		
<b>South:</b>	No significant changes depicted		
<b>East:</b>	No significant changes depicted		
<b>West:</b>	Appears to be vacant		

<b>Date:</b>	<b>1994</b>	<b>Scale:</b>	<b>1"=500'</b>
<b>Subject Property:</b>	No significant changes depicted		
<b>North:</b>	No significant changes depicted		
<b>South:</b>	No significant changes depicted		
<b>East:</b>	No significant changes depicted		
<b>West:</b>	Appears to be developed with a few residential structures across road		

<b>Date:</b>	<b>2006, 2009, 2011</b>	<b>Scale:</b>	<b>1"=500'</b>
<b>Subject Property:</b>	No significant changed visible other than, the previously observed pool is no longer visible		
<b>North:</b>	No significant changes visible		
<b>South:</b>	No significant changes visible		
<b>East:</b>	No significant changes visible		
<b>West:</b>	No significant changes visible		

Copies of select aerial photographs are included in Appendix B of this report.

### 3.2 Fire Insurance Maps

Partner reviewed the collection of Sanborn Fire insurance maps from EDR on April 20, 2017. The following observations were noted to be depicted on the subject property and adjacent properties during the fire insurance map review:

<b>Date:</b>	<b>1931</b>
<b>Subject Property:</b>	Not depicted
<b>North:</b>	Not depicted
<b>South:</b>	Not depicted
<b>East:</b>	Depicted with dwellings
<b>West:</b>	Not depicted



**Date:** 1942

**Subject Property:** Depicted with one building on the center of the property labeled as Stony Lodge and with at least four additional unidentified outbuildings. The entire property parcel is labeled as owned by Berdarn Realty Company Inc.

**North:** No specific structures depicted, only lots with owner's name

**South:** Depicted as undeveloped and/or vacant across a road

**East:** Depicted as undeveloped and/or vacant and with residential structures

**West:** Depicted with residential structures across Dale Avenue (presently

**Date:** 1949 and 1971

**Subject Property:** Not depicted

**North:** Depicted with residences

**South:** Depicted with residences

**East:** Depicted with residences

**West:** Not depicted

Copies of reviewed Sanborn Maps are not included but a description was available from the historic Phase I ESA (2006) provided in Appendix B of this report

### 3.3 City Directories

Partner reviewed historical city directories obtained from EDR for past names and businesses that were listed for the subject property and adjacent properties. The findings are presented in the following tables:

#### *City Directory Search for 40 Croton Dam Road (Subject Property)*

Year(s)	Occupant Listed
1972, 1977, 1982,1987	Stony Lodge Hospital (specific address not listed)
2003 and 2013	Stony Lodge Hospital (40 Croton Dam Road)

Based on the city directory review, no environmentally sensitive listings were identified for the subject property address.

#### *City Directory Search for Adjacent Properties*

Year(s)	Occupant Listed
1972, 1977, 1982, 1987, 1992, 1995, 1999, 2003, 2008, and 2013	Residential listings (Croton Dam Road)



Based on the city directory review, no environmentally sensitive listings were identified for the adjacent property addresses.

Copies of reviewed city directories are included in Appendix B of this report.

### 3.4 Historical Topographic Maps

Partner reviewed historical topographic maps obtained from EDR. The following observations were noted to be depicted on the subject property and adjacent properties during the topographic map review:

**Date:** 1892,  
1893,  
1902

**Subject Property:** Depicted with a structure on the northern portion of the property  
**North:** Depicted as undeveloped  
**South:** Depicted as undeveloped  
**East:** Depicted as undeveloped across a creek  
**West:** Depicted with a structure across a road

**Date:** 1936  
1943

**Subject Property:** Depicted with at least three structures and a driveway  
**North:** No significant changes depicted  
**South:** No significant changes depicted  
**East:** No significant changes depicted  
**West:** No significant changes depicted

**Date:** 1955

**Subject Property:** Depicted with at least six structures, a driveway, and a pool on the southwest corner of the property  
**North:** Depicted with structures, likely of residential use  
**South:** No significant changes depicted  
**East:** Depicted with at least two structures, likely residential  
**West:** Depicted as vacant across a road

**Date:** 1967  
1979

**Subject Property:** No significant changes depicted other than, the pool is no longer depicted.  
**North:** Depicted as shaded red to denote urban development, however, no specific structures are depicted  
**South:** Depicted as shaded red to denote urban development, however, no specific structures are depicted  
**East:** Depicted as shaded red to denote urban development, however, no specific structures are depicted  
**West:** Depicted as with driveways and structures beyond across Croton Dam Road



Copies of reviewed topographic maps are included in Appendix B of this report.



## 4.0 REGULATORY RECORDS REVIEW

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### 4.1 Regulatory Agencies

#### 4.1.1 State Department

##### *Regulatory Agency Data*

<b>Name of Agency:</b>	New York State Department of Environmental Conservation (NYSDEC)
<b>Point of Contact:</b>	Not applicable (online)
<b>Agency Address:</b>	Albany, New York
<b>Agency Phone Number:</b>	Not applicable
<b>Date of Contact:</b>	April 27, 2017
<b>Method of Communication:</b>	Online
<b>Summary of Communication:</b>	As of the date of this report, Partner has not received a response from the NYSDEC for inclusion in this report.

#### 4.1.2 Health Department

##### *Regulatory Agency Data*

<b>Name of Agency:</b>	Westchester County Health Department
<b>Point of Contact:</b>	Not applicable (online)
<b>Agency Address:</b>	White Plains, New York
<b>Agency Phone Number:</b>	Not applicable
<b>Date of Contact:</b>	April 27, 2017
<b>Method of Communication:</b>	Online
<b>Summary of Communication:</b>	As of the date of this report, Partner has not received a response from the Westchester County Health Department for inclusion in this report.

#### 4.1.3 Fire Department

##### *Regulatory Agency Data*

<b>Name of Agency:</b>	Ossining Fire Department
<b>Point of Contact:</b>	Administrative Staff
<b>Agency Address:</b>	Ossining, New York
<b>Agency Phone Number:</b>	N/A
<b>Date of Contact:</b>	April 28, 2017
<b>Method of Communication:</b>	In Person
<b>Summary of Communication:</b>	As of the date of this report, Partner has not received a response from the Ossining Fire Department for inclusion in this report.



#### 4.1.4 Building Department

##### **Regulatory Agency Data**

<b>Name of Agency:</b>	Town of Ossining Building Department
<b>Point of Contact:</b>	John Hamilton, Building Inspector
<b>Agency Address:</b>	Route 9A - P.O. Box 1166, Ossining, NY 10562
<b>Date of Contact:</b>	April 28, 2017
<b>Method of Communication:</b>	In Person
<b>Summary of Communication:</b>	As of the date of this report, Partner has not received a response from the Ossining Building Department for inclusion in this report.

#### 4.1.5 Assessor's Office

##### **Regulatory Agency Data**

<b>Name of Agency:</b>	Westchester County Tax Assessor
<b>Point of Contact:</b>	Online
<b>Agency Address:</b>	www.westchestercounty.gov
<b>Agency Phone Number:</b>	Not applicable
<b>Date of Contact:</b>	April 28, 2017
<b>Method of Communication:</b>	Online
<b>Summary of Communication:</b>	According to records reviewed, the subject property is identified as Block 13, Lot 2 and 3A, and Block 30, Lot 1 and is currently owned by Stony Lodge Hospital, Inc. since 2006.

A copy of the property record card is included in Appendix B of this report.

#### 4.2 Mapped Database Records Search

Information from standard federal, state, county, and city environmental record sources was provided by EDR. Data from governmental agency lists are updated and integrated into one database, which is updated as these data are released. The information contained in this report was compiled from publicly available sources and the locations of the sites are plotted utilizing a geographic information system, which geocodes the site addresses. The accuracy of the geocoded locations is approximately +/-300 feet.

Using the ASTM definition of migration, Partner considers the migration of hazardous substances or petroleum products in any form onto the subject property during the evaluation of each site listed on the radius report, which includes solid, liquid, and vapor.

##### 4.2.1 Regulatory Database Summary

##### **Radius Report Data**

<b>Database</b>	<b>Search Radius (mile)</b>	<b>Subject Property</b>	<b>Adjacent Properties</b>	<b>Sites of Concern</b>
Federal NPL or Delisted NPL Site	1.00	N	N	N
Federal CERCLIS Site	0.50	N	N	N
Federal CERCLIS-NFRAP Site	0.50	N	N	N
Federal RCRA CORRACTS Facility	1.00	N	N	N
Federal RCRA TSDF Facility	0.50	N	N	N



**Radius Report Data**

<b>Database</b>	<b>Search Radius (mile)</b>	<b>Subject Property</b>	<b>Adjacent Properties</b>	<b>Sites of Concern</b>
Federal RCRA Generators Site (LQG, SQG, CESQG)	0.25	N	N	N
Federal IC/EC Registries	0.50	N	N	N
Federal ERNS Site	Subject Property	N	N	N
State/Tribal Equivalent NPL	1.00	N	N	N
State/Tribal Equivalent CERCLIS	1.00	N	N	N
State/Tribal Landfill/Solid Waste Disposal Site	0.50	N	N	N
State/Tribal Leaking Storage Tank Site	0.50	<b>Y</b>	<b>Y</b>	N
State/Tribal Registered Storage Tank Sites (UST/AST)	0.25	<b>Y</b>	N	N
State/Tribal Voluntary Cleanup Sites (VCP)	0.50	N	N	N
State/Tribal Spills	0.50	N	<b>Y</b>	N
Federal Brownfield Sites	0.50	N	N	N
State Brownfield Sites	0.50	N	N	N
EDR MGP	Varies	N	N	N
EDR US Hist Auto Station	Varies	N	N	N
EDR US Hist Cleaners	Varies	N	N	N

**4.2.2 Subject Property Listings**

The subject property was identified as an LTANKS, UST and AST site in the regulatory database report, as discussed below:

- Stony Lodge Hospital at 40 Croton Dam Road reported a release of Fuel #2 (0905666) on August 14, 2009, which was reported to the Westchester County Health Department as a result of a tank test failure. Reportedly soil samples were collected (as further discussed in Section 5.2.6) and all results were non-detected. Additionally, the tank was repaired and retested. Regulatory closure was obtained on December 21, 2009. Based on the lack of reported subsurface impacts and closed regulatory status, this listing is considered an HREC and no further investigation appears to be warranted at this time.
- Stony Lodge Hospital was also listed on the AST and UST databases under Petroleum Bulk Storage Program (PBS) number 3-507024, with the following tanks:

**ASTs:**

Tank 001 Maint of 275-gallons capacity containing No. 2 Fuel Oil, installed in March 1986, supported on saddles, legs, stilts, racks or cradle, and listed as administratively closed.

Tank 002 Maint of 275-gallons capacity containing No. 2 Fuel Oil, installed in March 1986, supported on saddles, legs, stilts, racks or cradle, and listed as administratively closed.



Tank 006-1 of 275-gallons capacity containing No. 2 Fuel Oil, installed in October 2009, supported on saddles, legs, stilts, racks or cradle over an impervious underlayment, and listed as administratively closed.

Tank 007-1 of 275-gallons capacity containing No. 2 Fuel Oil, installed in October 2009, supported on saddles, legs, stilts, racks or cradle, and listed as administratively closed.

Tank 008-1 of 275-gallons capacity containing No. 2 Fuel Oil, installed in October 2009, supported on saddles, legs, stilts, racks or cradle over an impervious underlayment, and listed as administratively closed.

Tank 009-1 of 275-gallons capacity containing No. 2 Fuel Oil, installed in March 1986, supported on saddles, legs, stilts, racks or cradle over an impervious underlayment, and listed as in-service.

Tank 10 of 275-gallons capacity, installed in 1900, supported on saddles, legs, stilts, racks or cradle, and listed as administratively closed.

Additionally, ASTs identified as Tank 1, 2 and 9 were listed on the database as 275-gallon tanks of unreported contents, installed in 1900, and listed as administratively closed.

Further details regarding the removal/closure of the onsite ASTs, are discussed in Section 6.2.2.

**USTs:**

Tank 003-1 main of 1800-gallons capacity containing No. 2 Fuel Oil, vaulted with no access for inspection, installed in 1992, and listed as closed/removed.

Tank 004-1 north lodge of 1800-gallons capacity containing No. 2 Fuel Oil, vaulted with no access for inspection, installed in 1992, and listed as closed/removed.

Tank 005-1 east lodge of 1800-gallons capacity containing No. 2 Fuel Oil, vaulted with no access for inspection, installed in 1995, and listed as closed/removed.

Tank 006-1 south lodge of 1000-gallons capacity of unreported contents, vaulted with no access for inspection, installed in 1900, and listed as closed/removed.

Tank 007-1 admin of 550-gallons capacity of unreported contents, vaulted with no access for inspection, installed in 1900, and listed as closed/removed.

Tank 008-1 west lodge of 550-gallons capacity of unreported contents, vaulted with no access for inspection, installed in 1900, and listed as closed/removed.

Tank 3 of 1500-gallons capacity of unreported contents, vaulted with no access for inspection, listed as closed in-place.

Tank 4 of 3000-gallons capacity of unreported contents, vaulted with no access for inspection, listed as closed in-place.

Tank 5 of 2000-gallons capacity of unreported contents, vaulted with no access for inspection, listed as closed in-place.



Tank 6 of 1000-gallons capacity of unreported contents, vaulted with no access for inspection, installed in 1900, and listed as administratively closed.

Tank 7 of 550-gallons capacity of unreported contents, vaulted with no access for inspection, installed in 1900, and listed as administratively closed.

Tank 8 of 550-gallons capacity of unreported contents, vaulted with no access for inspection, installed in 1900, and listed as administratively closed.

Further details regarding the removal/closure of the onsite USTs, are discussed in Section 5.2.6.

#### **4.2.3 Adjacent Property Listings**

The adjacent properties to the north at 77 and 79 Narragansett Avenue, were identified as LTANKS sites; the adjacent property to the east at 60 1<sup>st</sup> Avenue, was identified as a New York (NY) Spills site; the adjacent property to the west at 24 Croton Dam Road, was identified as an NY Spills site; and the adjacent property to the west at 51 Croton Dam Road, was identified as a NY Spills site in the regulatory database report, as discussed below:

- SEIM-TTF at 77 Narragansett Avenue to the north and hydrologically cross to up-gradient, was listed on the LTANKS database due to a reported release associated to a tank test failure (1503735) of a 550-gallon No. 2 fuel oil UST on July 7, 2015. The UST was removed and no evidence of leak and/or contamination was found. Closure documentation was provided to the DEC and regulatory closure was granted on September 25, 2015. Based on the removal of the tank, lack of reported subsurface contamination, and regulatory closure, this listing is not expected to represent a significant environmental concern.
- Homeowner TTF at 79 Narragansett Avenue to the north and hydrologically cross to up-gradient, was listed on the LTANKS database due to a reported release associated to a tank test failure (0405547) of No. 2 fuel oil on August 20, 2004. The incident was reportedly associated to a tank test failure and water intrusion of a tank greater than five years old with no apparent impact to the subsurface. The tank was closed and regulatory closure was granted on August 14, 2012. Based on the closure of the tank, lack of reported subsurface contamination, and regulatory closure, this listing is not expected to represent a significant environmental concern.
- Mansfield Home at 61 1<sup>st</sup> Avenue to the east and hydrologically cross-gradient, was listed on the NY Spills database due to a reported spill incident (0803230) on June 18, 2006 during the removal of a No. 2 fuel oil UST. Reportedly, the tank was removed and approximately 30.85 tons of petroleum contaminated soils were removed and disposed. The DEC stated No Further Action (NFA) was required at the time and granted regulatory closure on September 14, 2008. Based on the closure of the tank, lack of reported subsurface contamination, and regulatory closure, this listing is not expected to represent a significant environmental concern.
- Pole on the Street at 24 Croton Dam Road, located adjacent to the west of the subject property and hydrologically down-gradient, was listed on the Spills database due to a reported release of 15 gallons of transformer oil (1403033) on June 19, 2014. Reportedly, the spill occurred within the



vicinity of a catch basin that lead to the Hudson. The responsible party was identified as Con Edison, and regulatory closure was obtained on July 7, 2014. Based on the nature of the spill, the regulatory closure, and inferred direction of groundwater flow, this listing is not expected to represent a significant environmental concern.

- Pole 3031 at 51 Croton Dam Road, located adjacent to the west of the subject property and hydrologically down-gradient, was listed on the Spills database due to a reported release of 1 gallon of dielectric fluid (1212361) on November 21, 2012. The spill was cleaned up, no subsurface impacts were reported, and no further action was deemed necessary. The incident was granted regulatory closure on November 21, 2012. Based on the *de minimis* quantity spilled, lack of reported subsurface impacts, regulatory closure, and inferred direction of groundwater flow, this listing is not expected to represent a significant environmental concern.

Based on the findings, vapor migration is not expected to represent a significant environmental concern at this time.

#### **4.2.4 Sites of Concern Listings**

Based on the relative distance, regulatory status, and/or inferred direction of groundwater flow, no sites of concern are identified in the regulatory database report.

Based on the findings, vapor migration is not expected to represent a significant environmental concern at this time.

#### **4.2.5 Orphan Listings**

No orphan listings of concern were identified in the regulatory database report.

A copy of the regulatory database report is included in Appendix C of this report.



## 5.0 USER PROVIDED INFORMATION AND INTERVIEWS

In order to qualify for one of the *Landowner Liability Protections (LLPs)* offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001 (the *Brownfields Amendments*), the *User* must conduct the following inquiries required by 40 CFR 312.25, 312.28, 312.29, 312.30, and 312.31. The *User* should provide the following information to the *environmental professional*. Failure to provide this information could result in a determination that *all appropriate inquiries* is not complete. The *User* is asked to provide information or knowledge of the following:

- Review Title and Judicial Records for Environmental Liens and AULs
- Specialized Knowledge or Experience of the User
- Actual Knowledge of the User
- Reason for Significantly Lower Purchase Price
- Commonly Known or *Reasonably Ascertainable* information
- Degree of Obviousness
- Reason for Preparation of this Phase I ESA

Fulfillment of these user responsibilities is key to qualification for the identified defenses to CERCLA liability. Partner requested our Client to provide information to satisfy User Responsibilities as identified in Section 6 of the ASTM guidance.

Pursuant to ASTM E1527-13, Partner requested the following site information from Glenco Group (User of this report).

<b>User Responsibilities</b>				
<b>Item</b>	<b>Provided By User</b>	<b>Not Provided By User</b>	<b>Discussed Below</b>	<b>Does Not Apply</b>
Environmental Pre-Survey Questionnaire			X	
Title Records, Environmental Liens, and AULs			X	
Specialized Knowledge			X	
Actual Knowledge			X	
Valuation Reduction for Environmental Issues			X	
Identification of Key Site Manager	<b>Section 5.1.3</b>			
Reason for Performing Phase I ESA	<b>Section 1.1</b>			
Prior Environmental Reports	<b>Section 5.2.6</b>		X	
Other				X



## **5.1 Interviews**

### **5.1.1 Interview with Owner**

Mr. Kevin Czipo, subject property owner representative, was not aware of any pending, threatened, or past litigation relevant to hazardous substances or petroleum products in, on, or from the subject property; any pending, threatened, or past administrative proceedings relevant to hazardous substances or petroleum products in, on, or from the subject property; or any notices from a governmental entity regarding any possible violation of environmental laws or possible liability relating to hazardous substances or petroleum products.

According to Mr. Czipo, the subject property was developed in 1868 for institutional use. Prior to that, the subject property was developed agriculturally. According to Mr. Czipo, several onsite USTs for heating purposed were previously located on the subject property. Mr. Czipo provided Partner closure documents for review, as further discussed in Section 5.2.6.

### **5.1.2 Interview with Report User**

Please refer to Section 5.2 below for information requested from the Report User. The information requested was not received prior to the issuance of this report. Because the Report User (Client) is a lender, it is understood that the Report User would not have knowledge of the property that would significantly impact our ability to satisfy the objectives of this assessment. The lack of this information is not considered to represent a significant data gap.

### **5.1.3 Interview with Key Site Manager**

Mr. Kevin Czipo, also acted as the key site manager. Refer to Section 5.1.1 for the interview with Mr. Czipo.

### **5.1.4 Interviews with Past Owners, Operators and Occupants**

Interviews with past owners, operators and occupants were not conducted since information regarding the potential for contamination at the subject property was obtained from other sources.

### **5.1.5 Interview with Others**

As the subject property is not an abandoned property as defined in ASTM 1527-13, interview with others were not performed.

## **5.2 User Provided Information**

### **5.2.1 Title Records, Environmental Liens, and AULs**

Partner was not provided with title records or environmental lien and AUL information for review as part of this assessment.

### **5.2.2 Specialized Knowledge**

No specialized knowledge of environmental conditions associated with the subject property was provided by the User at the time of the assessment.



### **5.2.3 Actual Knowledge of the User**

No actual knowledge of any environmental lien or AULs encumbering the subject property or in connection with the subject property was provided by the User at the time of the assessment.

### **5.2.4 Valuation Reduction for Environmental Issues**

No knowledge of valuation reductions associated with the subject property was provided by the User at the time of the assessment.

### **5.2.5 Commonly Known or Reasonably Ascertainable Information**

The User did not provide information that is commonly known or *reasonably ascertainable* within the local community about the subject property at the time of the assessment.

### **5.2.6 Previous Reports and Other Provided Documentation**

The following information was provided to Partner for review during the course of this assessment:

Stony Lodge Hospital Croton Dam Road, Tank Closures, New York Department of Environmental Protection (September 16, 1992)

Stony Lodge Hospital-Oil Tank Abandonment's, Stony Lodge Hospital (April 25, 2005)

According to documents reviewed, the hospital removed one 1,500-gallon #2 heating oil UST (Tank 3) in 1992 from outside the North Lodge, and one 3,000-gallon UST outside the main building, and one 2,000 gallon UST outside the east lodge (Tanks 4 and 5) were abandoned in-place. The hospital obtained a permit to replace the oil tanks from the Town of Ossining in 1991. Nesbro Corporation was hired to handle the removal and abandonment. The DEC was contacted to review the requirements and indicated it was appropriate to abandon the tanks in-place based on onsite logistics and the Department's human health guidance values for soil, however, the hospital still removed the 1,500-gallon tank. In addition, the DEC required that at least one groundwater monitoring well be installed downgradient and sampled quarterly for at least two quarters. Groundwater sampling activities were conducted by Atlantic Petroleum Services, Inc. on January 29, 1993, on July 7, 1993 and on October 7, 1993 and the samples were submitted for analyses of volatile organic compounds (VOCs). Based on the analytical results, no contamination was detected. The abandoned in-place USTs and the removed UST were reportedly replaced with three 2,000-gallon tanks. Of note, according to the information in the EDR database (Section 4.2.2), and documentation provided by the site contact (further discussed below), the replacement tanks consisted of three 1,800-gallon USTs.

Phase I Environmental Site Assessment, Schoor DePalma, Manalapan, New Jersey (March 2006)

Schoor DePalma (SD) prepared this report on behalf of K Hovnanian Companies, Northeast, Inc. The assessment was performed in accordance with ASTM 1527-00. At the time of the assessment the subject property was developed with eight buildings, a garage, and several small storage sheds occupied by Stony Lodge Hospital. The Phase I ESA identified six active USTs and three inactive USTs, as follows:



One 550-gallon UST containing heating oil within the vicinity of the administration building (Tank 007); one 550-gallon UST containing heating oil within the vicinity of the west lodge building (Tank 008); one 1,000-gallon heating oil UST within the vicinity of the south cottage building (Tank 006); one 2,000-gallon heating oil UST in the vicinity of the east lodge building (Tank 005) which replaced a former 2,000-gallon heating oil UST abandoned in-place in 1992; one 2,000-gallon heating oil UST in the vicinity of the north lodge building which replaced a former 2,000-gallon heating oil UST abandoned in-place in 1992; and one 2,000-gallon heating oil UST in the main building which replaced a former 2,000-gallon heating oil UST abandoned in-place in 1992. Partner notes that the USTs reportedly observed in the east lodge, north lodge, and main building are reported as 1,800-gallon USTs which replaced the removed 1,500-gallon UST from the north lodge, and the abandoned in-place 3,000-gallon UST in the main building, and 2,000-gallon UST in the east lodge.

Additionally, SD identified three active 275-gallon ASTs during the site reconnaissance. Two heating oil ASTs were observed within the vicinity of the maintenance building, and one AST was observed in the boiler room of the recreation building.

SD identified the active and abandoned USTs as a REC and recommended additional investigation.

Closure Report, Elite Environmental Services, Inc. (November 23, 2009)

Elite Environmental Services, Inc. (Elite) prepared this report on behalf of Stony Lodge Hospital. The assessment was performed in accordance with NYSDEC and Westchester County Health Department regulations. This report documented the removal of two 550 gallon USTs (Tanks 007 and 008) and one 1,000 gallon UST (Tank 006). The removal was conducted in October 2009 by Elite and the Westchester County Department of Health was onsite overseeing the excavation. Field screening was conducted using a Photoionization Detector (PID). Based on the field screening results, no contamination was detected in the excavations. A total of six post-excavation confirmatory soil samples and six composite samples were collected from the walls and bottoms of each excavation from 7 to 10 feet bgs, in accordance with NYSDEC requirements to be analyzed for Volatile Organic Compounds (VOCs) and Semi-Volatile Organic Compounds (SVOCs). According to the analytical results, no VOCs or SVOCs exceeding the NYSDEC Technical and Administrative Guidance Memorandum (TAGM) 4046: Determination of Soil Cleanup Objectives and Cleanup Levels were detected. Even though an NFA letter was not found available during the course of the assessment, according to a Tank Closure Report dated October 26, 2009, the Westchester County Health Department indicated no evidence of a release was observed and that no groundwater sampling was required.

Closure Report, Elite Environmental Services (January 15, 2015)

Elite prepared this report on behalf of Stony Lodge Hospital. The assessment was performed in accordance with NYSDEC and Westchester County Health Department regulations. This report documented the removal of the three 1,800-gallon #2 heating oil tanks (Tanks 003-1 main lodge, 004-1 north lodge, and 005-1 east lodge). The removal was conducted in December 2015 by Elite and the Westchester County Department of Health was onsite overseeing the excavation. Field screening was conducted using a PID. Based on the field screening results, no contamination was detected in the



excavations. A total of 18 post-excavation confirmatory soil samples were collected from the bottoms of the excavations from 9 to 11 feet bgs, in accordance with NYSDEC requirements to be analyzed for VOCs and SVOCs. According to the analytical results, no VOCs or SVOCs exceeding the NYSDEC TAGM 4046: Determination of Soil cleanup Objectives and Cleanup Levels were detected. Even though an NFA letter was not found available during the course of the assessment, according to an email correspondence from the Westchester County Health Department dated January 6, 2016, the inspection report was in compliance and "everything seemed to be in order". No further investigation was warranted.

Copies of pertinent pages reviewed are included in Appendix B of this report.



## 6.0 SITE RECONNAISSANCE

The weather at the time of the site visit was sunny and clear. Refer to Section 1.5 for limitations encountered during the field reconnaissance and Sections 2.1 and 2.2 for subject property operations. The table below provides the site assessment details:

### ***Site Assessment Data***

**Site Assessment Performed By:** Patrick Rodman  
**Site Assessment Conducted On:** April 28, 2017

The table below provides the subject property personnel interviewed during the field reconnaissance:

### ***Site Visit Personnel for <Property Address> (Subject Property)***

<b>Name</b>	<b>Title/Role</b>	<b>Contact Number</b>	<b>Site Walk* Yes/No</b>
Mr. Kevin Czipo	Key Site Manager	(914) 879-6570	Yes

\* Accompanied Partner during the field reconnaissance activities and provided information pertaining to the current operations and maintenance of the subject property.

No potential environmental concerns were identified during the onsite reconnaissance.

### **6.1 General Site Characteristics**

#### ***6.1.1 Solid Waste Disposal***

Solid waste generated at the subject property is disposed of in commercial dumpsters located southwest of the main building on the subject property. An independent solid waste disposal contractor, City Carting, removes solid waste from the subject property. According to property personnel, only household trash is collected in the on-site solid waste dumpsters. No evidence of illegal dumping of solid waste was observed during the Partner site reconnaissance.

#### ***6.1.2 Sewage Discharge and Disposal***

Sanitary discharges on the subject property are directed into the municipal sanitary sewer system. The Village of Ossining services the subject property vicinity.

#### ***6.1.3 Surface Water Drainage***

Storm water is removed from the subject property primarily by sheet flow action across the paved surfaces towards storm water drains located throughout the subject property and in the public right of way and through infiltration through the exposed/unpaved soil. Site storm water from roofs, landscaped areas, and paved areas is directed to on-site storm water drains and through infiltration through the exposed/unpaved soil. The subject property is connected to a municipal owned and maintained sewer system.

The subject property does not appear to be a designated wetland area, based on information obtained from the USDA, however, a comprehensive wetlands survey would be required in order to formally determine actual wetlands on the subject property. No surface impoundments, wetlands, natural catch



basins, settling ponds, or lagoons are located on the subject property. No drywells were identified on the subject property.

#### **6.1.4 Source of Heating and Cooling**

Heating and cooling systems as well as domestic hot water equipment are fueled by fuel oil and electricity provided by Con Edison. The mechanical system is comprised of a split system with a central unit and interior air-handler and oil-fired boilers/electrically-operated baseboard heaters which are currently not in use with the exception of the onsite caretaker's residence. Hot water was previously provided by oil-fired boiler units.

#### **6.1.5 Wells and Cisterns**

Reportedly, a monitoring well was installed in 1992 at the request of the Westchester County Health Department in order to monitor potential groundwater contamination from the former USTs, as further discussed in Section 5.2.6. Partner observed no aboveground evidence of wells or cisterns during the site reconnaissance. Partner presumes this well was likely abandoned upon achieving regulatory compliance.

#### **6.1.6 Wastewater**

Domestic wastewater generated at the subject property is disposed by means of the sanitary sewer system. No industrial process is currently performed at the subject property.

#### **6.1.7 Septic Systems**

No septic systems were observed or reported on the subject property.

#### **6.1.8 Additional Site Observations**

No additional general site characteristics were observed during the site reconnaissance.

### **6.2 Potential Environmental Hazards**

#### **6.2.1 Hazardous Substances and Petroleum Products Used or Stored at the Site**

No evidence of the use of reportable quantities of hazardous substances was observed on the subject property. Small quantities of general maintenance supplies were found to be properly labeled and stored at the time of the assessment with no signs of leaks, stains, or spills. The storage and use of maintenance supplies does not appear to pose a significant threat to the environmental integrity of the subject property at this time.

#### **6.2.2 Aboveground & Underground Hazardous Substance or Petroleum Product Storage Tanks (ASTs/USTs)**

During the site reconnaissance, Partner observed at least five 275 gallon aboveground storage tanks (ASTs) for the storage of #2 fuel oil in the maintenance building, recreation building, west lodge, and south cottage building. The ASTs were not in use at the time of the site visit. According to information provided by the site contact, three of the ASTs were installed in 2009, one was installed in 2002, and the installation date of the remaining one was unknown. The ASTs were of steel construction supported over legs, and were not equipped with secondary containment. No staining, leaks or spills were noted in the



vicinity of the ASTs, and no records of releases were identified in the regulatory database or with the NYSDEC. Based on the aboveground nature and use, current out-of-use status, lack of associated reported releases and violations, these ASTs are not expected to represent a significant environmental concern at this time.

The subject property was formerly equipped with heating oil USTs which were removed and/or abandoned in-place in 1992, 2009 and 2015, as further discussed in Section 5.2.6.

No other evidence of current or former ASTs or USTs was observed during the site reconnaissance.

Copies of pertinent documents are included in Appendix B of this report.

### **6.2.3 Evidence of Releases**

No spills, stains or other indications that a surficial release has occurred at the subject property were observed.

### **6.2.4 Polychlorinated Biphenyls (PCBs)**

Older transformers and other electrical equipment could contain PCBs at a level that subjects them to regulation by the U.S. EPA. PCBs in electrical equipment are controlled by United States Environmental Protection Agency regulations 40 CFR, Part 761. Under the regulations, there are three categories into which electrical equipment can be classified: 1) Less than 50 parts per million (ppm) of PCBs – “Non-PCB;” 2) 50 ppm-500 ppm – “PCB-Contaminated;” and, 3) Greater than 500 ppm – “PCB-Containing.” The manufacture, process, or distribution in commerce or use of any PCB in any manner other than in a totally enclosed manner was prohibited after January 1, 1977.

The on-site reconnaissance addressed indoor and outdoor transformers that may contain PCBs. One pad-mounted transformer was observed on the subject property. The transformer is not labeled indicating PCB content. No staining or leakage was observed in the vicinity of the transformer. Partner contacted a customer service representative of Con Edison, who confirmed that Con Edison maintains ownership and operational responsibility for the transformer, however, was unable to confirm PCB content of the unit. Based on the observed good condition of the equipment, the transformer is not expected to represent a significant environmental concern.

Additionally, no other potential PCB-containing equipment (interior transformers, oil-filled switches, hoists, lifts, dock levelers, hydraulic elevators, balers, etc.) was observed on the subject property during Partner’s reconnaissance.

### **6.2.5 Strong, Pungent or Noxious Odors**

No strong, pungent or noxious odors were evident during the site reconnaissance.

### **6.2.6 Pools of Liquid**

No pools of liquid were observed on the subject property during the site reconnaissance.



### **6.2.7 Drains, Sumps and Clarifiers**

No drains, sumps, or clarifiers, other than those associated with storm water removal, were observed on the subject property during the site reconnaissance.

### **6.2.8 Pits, Ponds and Lagoons**

No pits, ponds or lagoons were observed on the subject property.

### **6.2.9 Stressed Vegetation**

No stressed vegetation was observed on the subject property.

### **6.2.10 Additional Potential Environmental Hazards**

No additional environmental hazards, including landfill activities or radiological hazards, were observed.

## **6.3 Non-ASTM Services**

### **6.3.1 Asbestos-Containing Materials (ACMs)**

Asbestos is the name given to a number of naturally occurring, fibrous silicate minerals mined for their useful properties such as thermal insulation, chemical and thermal stability, and high tensile strength. The Occupational Safety and Health Administration (OSHA) regulation 29 CFR 1926.1101 requires certain construction materials to be *presumed* to contain asbestos, for purposes of this regulation. All thermal system insulation (TSI), surfacing material, and asphalt/vinyl flooring that are present in a building constructed prior to 1981 and have not been appropriately tested are "presumed asbestos-containing material" (PACM).

The subject property buildings were constructed in 1868 with additional buildings constructed in the 1930's and 1950's. Partner has conducted a limited, visual evaluation of accessible areas for the presence of suspect ACMs at the subject property. The objective of this visual survey was to note the presence and condition of suspect ACM observed. Please refer to the table below for identified suspect ACMs:

<b>Suspect ACMs</b>			
<b>Suspect ACM</b>	<b>Location</b>	<b>Friable Yes/No</b>	<b>Physical Condition</b>
Drywall Systems	Throughout Building Interior	No	Good
Floor Tiles	Throughout Building Interior	No	Good
Floor Tile Mastic	Throughout Building Interior	No	Good
Spray-Applied Acoustical Material	Throughout Building Interior	Yes	Good
Stucco	Throughout Building Exterior	Yes	Good

The limited visual survey consisted of noting observable materials (materials that were readily accessible and visible during the course of the site reconnaissance) that are commonly known to potentially contain asbestos. This activity was not designed to discover all sources of suspect ACM, PACM, or asbestos at the site; or to comply with any regulations and/or laws relative to planned disturbance of building materials such as renovation or demolition, or any other regulatory purpose. Rather, it is intended to give the User an indication if significant (significant due to quantity, accessibility, or condition) potential sources of ACM or



PACM are present at the subject property. Additional sampling, assessment, and evaluation will be warranted for any other use.

Partner was not provided building plans or specifications for review, which may have been useful in determining areas likely to have used ACM.

According to the US EPA, ACM and PACM that is intact and in good condition can, in general, be managed safely in-place under an Operations and Maintenance (O&M) Program until removal is dictated by renovation, demolition, or deteriorating material condition. Prior to any disturbance of the construction materials within this facility, a comprehensive ACM survey is recommended.

### **6.3.2 Lead-Based Paint (LBP)**

Due to the former nature of use and current vacant status of the subject property, LBP was not considered within the scope of this assessment.

### **6.3.3 Radon**

Radon is a colorless, odorless, naturally occurring, radioactive, inert, gaseous element formed by radioactive decay of radium (Ra) atoms. The US EPA has prepared a map to assist National, State, and local organizations to target their resources and to implement radon-resistant building codes. The map divides the country into three Radon Zones, according to the table below:

<b>EPA Radon Zones</b>		
<b>EPA Zones</b>	<b>Average Predicted Radon Levels</b>	<b>Potential</b>
Zone 1	Exceed 4.0 pCi/L	Highest
Zone 2	Between 2.0 and 4.0 pCi/L	Moderate
Zone 3	Less than 2.0 pCi/L	Low

It is important to note that the EPA has found homes with elevated levels of radon in all three zones, and the US EPA recommends site-specific testing in order to determine radon levels at a specific location. However, the map does give a valuable indication of the propensity of radon gas accumulation in structures.

Radon sampling was not conducted as part of this assessment. Review of the US EPA Map of Radon Zones places the subject property in Zone 3. Based upon the radon zone classification, radon is not considered to be a significant environmental concern.

### **6.3.4 Lead in Drinking Water**

According to available information, a public water system operated by the Village of Ossining Department of Public Works and Engineering serves the subject property vicinity. According to a representative of the Village of Ossining, shallow groundwater beneath the subject property is not utilized for domestic purposes. The sources of public water for the Village of Ossining are surface water from the Croton Reservoir. According to the Village of Ossining and the 2016 Annual Water Quality Report, water supplied to the subject property is in compliance with all State and Federal regulations pertaining to drinking water standards, including lead and copper. Water sampling was not conducted to verify water quality.



### **6.3.5 Mold**

Molds are microscopic organisms found virtually everywhere, indoors and outdoors. Mold will grow and multiply under the right conditions, needing only sufficient moisture (e.g. in the form of very high humidity, condensation, or water from a leaking pipe, etc.) and organic material (e.g., ceiling tile, drywall, paper, or natural fiber carpet padding).

Partner observed accessible, interior areas for the subject property buildings for significant evidence of mold growth with the exceptions detailed in Section 1.5 of this report; however, this ESA should not be used as a mold survey or inspection. Additionally, this limited assessment was not designed to assess all areas of potential mold growth that may be affected by mold growth on the subject property. Rather, it is intended to give the client an indication as to whether or not conspicuous (based on observed areas) mold growth is present at the subject property. This evaluation did not include a review of pipe chases, mechanical systems, or areas behind enclosed walls and ceilings.

No obvious indications of water damage or mold growth were observed during Partner's visual assessment.

### **6.4 Adjacent Property Reconnaissance**

The adjacent property reconnaissance consisted of observing the adjacent properties from the subject property premises. No items of environmental concern were identified on the adjacent properties during the site assessment, including hazardous substances, petroleum products, ASTs, USTs, evidence of releases, PCBs, strong or noxious odors, pools of liquids, sumps or clarifiers, pits or lagoons, stressed vegetation, or any other potential environmental hazards.



## 7.0 FINDINGS AND CONCLUSIONS

---

### Findings

A *recognized environmental condition (REC)* refers to the presence or likely presence of any hazardous substances or petroleum products in, on, or at a property: due to release to the environment; under conditions indicative of a release to the environment; or under conditions that pose a material threat of a future release to the environment.

- Partner did not identify any RECs during the course of this assessment.

A *controlled recognized environmental condition (CREC)* refers to a REC resulting from a past release of hazardous substances or petroleum products that has been addressed to the satisfaction of the applicable regulatory authority, with hazardous substances or petroleum products allowed to remain in place subject to the implementation of required controls.

- Partner did not identify any CRECs during the course of this assessment.

A *historical recognized environmental condition (HREC)* refers to a past release of any hazardous substances or petroleum products that has occurred in connection with the property and has been addressed to the satisfaction of the applicable regulatory authority or meeting unrestricted use criteria established by a regulatory authority, without subjecting the property to any required controls. The following was identified during the course of this assessment:

- According to the regulatory database, Stony Lodge Hospital at 40 Croton Dam Road, reported a release of Fuel #2 (0905666) on August 14, 2009, which was reported to the Westchester County Health Department as a result of a tank test failure. Reportedly soil samples were collected and all results were non-detected. Additionally, the tank was repaired and retested. Regulatory closure was obtained on December 21, 2009. Based on the lack of reported subsurface impacts and closed regulatory status, this listing is considered an HREC and no further investigation appears to be warranted at this time.

An *environmental issue* refers to environmental concerns identified by Partner, which do not qualify as RECs; however, warrant further discussion. The following were identified during the course of this assessment:

- According to the regulatory database and prior environmental reports reviewed, the subject property was formerly equipped with nine heating oil underground storage tanks (USTs). In 1992, one 1,500-gallon #2 heating oil UST (Tank 3) was removed from outside the north lodge, and one 3,000-gallon UST outside the main building, and one 2,000 gallon UST outside the east lodge (Tanks 4 and 5) were abandoned in-place upon the approval of the New York State Department of Environmental Conservation (NYSDEC), based on onsite logistics and the Department's human health guidance values for soil according to a correspondence from the NYSDEC dated September 16, 1992. In addition, the DEC required that at least one groundwater monitoring well be installed downgradient and sampled quarterly for at least two quarters. Groundwater sampling



activities were conducted by Atlantic Petroleum Services, Inc. on January 29, 1993, on July 7, 1993 and on October 7, 1993 and the samples were submitted for analyses of volatile organic compounds (VOCs). Based on the analytical results, no contamination was detected. The 1992 USTs were reportedly replaced by three 1,800-gallon heating oil USTs.

In 2009, Elite Environmental Services, Inc. (Elite) conducted the removal of one 550-gallon UST containing heating oil within the vicinity of the administration building (Tank 007), one 550-gallon UST containing heating oil within the vicinity of the west lodge building (Tank 008), and one 1,000-gallon heating oil UST within the vicinity of the south cottage building (Tank 006). The Westchester County Department of Health was onsite overseeing the closure activities. A total of six post-excavation confirmatory soil samples and six composite samples were collected from the walls and bottoms of each excavation from 7 to 10 feet bgs, in accordance with NYSDEC requirements to be analyzed for Volatile Organic Compounds (VOCs) and Semi-Volatile Organic Compounds (SVOCs). According to the analytical results, no VOCs or SVOCs exceeding the NYSDEC Technical and Administrative Guidance Memorandum (TAGM) 4046: Determination of Soil cleanup Objectives and Cleanup Levels were detected. Even though an NFA letter was not found available during the course of the assessment, according to a Tank Closure Report dated October 26, 2009, the Westchester County Health Department indicated no evidence of a release was observed and that no groundwater sampling was required.

In 2015, Elite conducted the removal of the three replacement 1,800-gallon #2 heating oil tanks (Tanks 003-1 main lodge, 004-1 north lodge, and 005-1 east lodge) from the subject property. The Westchester County Department of Health was onsite overseeing the closure activities. A total of 18 post-excavation confirmatory soil samples were collected from the bottoms of the excavations from 9 to 11 feet bgs, in accordance with NYSDEC requirements to be analyzed for VOCs and SVOCs. According to the analytical results, no VOCs or SVOCs exceeding the NYSDEC TAGM 4046: Determination of Soil cleanup Objectives and Cleanup Levels were detected. Even though an NFA letter was not found available during the course of the assessment, according to an email correspondence from the Westchester County Health Department dated January 6, 2016, the inspection report was in compliance and "everything seemed to be in order". No further investigation was warranted. Based on the removal and/or abandonment in-place of the former USTs under the oversight of the local regulatory agency, and the soil and groundwater analytical results, the former USTs are not expected to represent a significant environmental concern and no further investigation appears to be warranted at this time.

- During the site reconnaissance, Partner observed at least five 275 gallon aboveground storage tanks (ASTs) for the storage of #2 fuel oil in the maintenance building, recreation building, west lodge, and south cottage building. The ASTs were not in use at the time of the site visit. According to information provided by the site contact, three of the ASTs were installed in 2009, one was installed in 2002, and the installation date of the remaining one was unknown. The ASTs were of steel construction supported over legs, and were not equipped with secondary containment. No staining, leaks or spills were noted in the vicinity of the ASTs, and no records of



releases were identified in the regulatory database or with the NYSDEC. Based on the aboveground nature and use, current out-of-use status, lack of associated reported releases and violations, these ASTS are not expected to represent a significant environmental concern at this time.

- Due to the age of the subject property building/buildings, there is a potential that asbestos-containing materials (ACM) are present. Overall, all suspect ACMs and painted surfaces were observed in good condition and do not pose a health and safety concern to the occupants of the subject property at this time. Should these materials be replaced, the identified suspect ACMs would need to be sampled to confirm the presence or absence of asbestos prior to any renovation or demolition activities to prevent potential exposure to workers and/or building occupants.

### **Conclusions, Opinions and Recommendations**

Partner has performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E1527-13 of 40 Croton Dam Road in the Town of Ossining, Westchester County, New York (the "subject property"). Any exceptions to, or deletions from, this practice are described in Section 1.5 of this report.

This assessment has revealed no evidence of RECs, however, environmental issues in connection with the subject property were identified. Based on the conclusions of this assessment, Partner recommends the following:

- An Operations and Maintenance (O&M) Program should be implemented in order to safely manage the suspect ACMs located at the subject property.



## 8.0 SIGNATURES OF ENVIRONMENTAL PROFESSIONALS

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Partner has performed a Phase I Environmental Site Assessment of the property located at 40 Croton Dam Road in the Town of Ossining, Westchester County, New York in general conformance with the scope and limitations of the protocol and the limitations stated earlier in this report. Exceptions to or deletions from this protocol are discussed earlier in this report.

By signing below, Partner declares that, to the best of our professional knowledge and belief, we meet the definition of *Environmental Professional* as defined in §312.10 of 40 CFR §312. Partner has the specific qualifications based on education, training, and experience to assess a *property* of the nature, history, and setting of the subject *property*. Partner has developed and performed the all appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

Prepared By:

**DRAFT**

Patrick Rodman  
Environmental Professional

Reviewed By:

**DRAFT**

Julio Michel  
Senior Author



## 9.0 REFERENCES

---

### Reference Documents

American Society for Testing and Materials, Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process, ASTM Designation: E1527-13.

Closure Report, Elite Environmental Services, Inc. (November 23, 2009)

Closure Report, Elite Environmental Services (January 15, 2015)

Environmental Data Resources (EDR), Radius Report, April 2017

Federal Emergency Management Agency, Federal Insurance Administration, National Flood Insurance Program, Flood Insurance Map, accessed via the Internet, April 2017

Phase I Environmental Site Assessment, Schoor DePalma, Manalapan, New Jersey (March 2006)

Stony Lodge Hospital Croton Dam Road, Tank Closures, New York Department of Environmental Protection (September 16, 1992)

Stony Lodge Hospital-Oil Tank Abandonment's, Stony Lodge Hospital (April 25, 2005)

United States Department of Agriculture, Natural Resources Conservation Service, accessed via the Internet, April 2017

United States Department of Agriculture, Natural Resources Conservation Service, Web Soil Survey, accessed via the Internet, April 2017

United States Environmental Protection Agency, EPA Map of Radon Zones (Document EPA-402-R-93-071), accessed via the Internet, April 2017

United States Geological Survey, accessed via the Internet, April 2017

United States Geological Survey Topographic Map 2013, 7.5 minute series, accessed via the Internet, April 2017



## **FIGURES**

---

- 1 SITE LOCATION MAP**
- 2 SITE PLAN**
- 3 TOPOGRAPHIC MAP**





Drawing Not To Scale

KEY:  
Subject Property 

**FIGURE 1: SITE LOCATION MAP**  
Project No. 17-185637.1







**GROUNDWATER  
FLOW**



KEY:

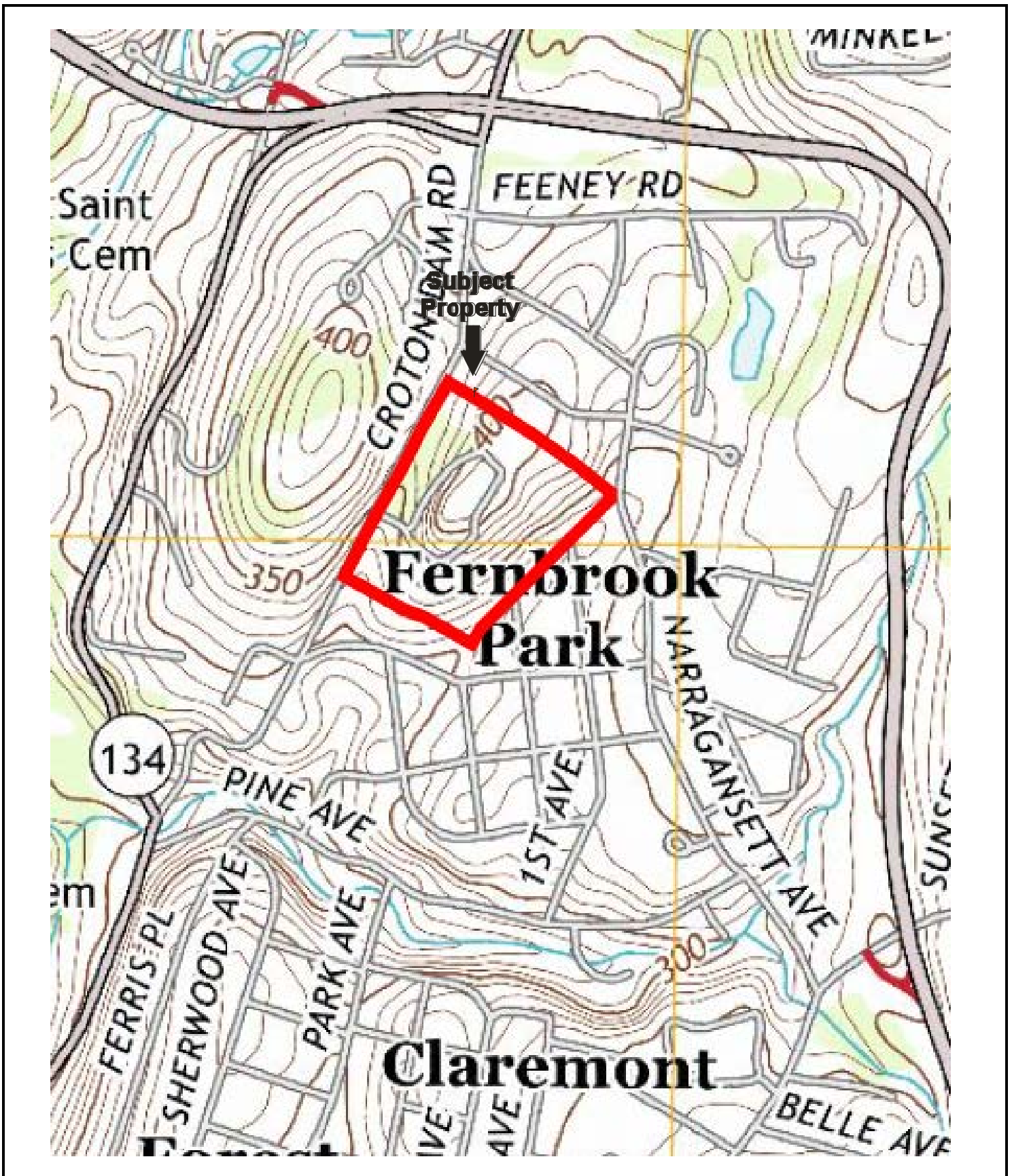
 Approximate location of former UST

Subject Site

 Approximate location of AST

**FIGURE 2: SITE PLAN**  
Project No. 17-185637.1





USGS 7.5 Minute Ossining, New York Quadrangle  
Created: 2013

KEY:  
Subject Property 

**FIGURE 3: TOPOGRAPHIC MAP**  
Project No. 17-185637.1

**PARTNER**



## **APPENDIX A: SITE PHOTOGRAPHS**

---





1. Photograph of property entrance



2. Photograph of west side of property ridge.



3. Photograph of administration building



4. Photograph of administration building



5. Photograph of main building



6. Photograph of main building





7. Photograph of main building facing east.



8. Photograph of main building facing south.



9. Photograph of main building facing west.



10. Photograph of main building facing north.



11. Photograph of recreation building



12. Photograph of recreation building





13. Photograph of storage shed adjacent to recreation building.



14. Photograph of west lodge.



15. Photograph of AST outside maintenance building.



16. Photograph of dumpster storage area.



17. Photograph of pad mounted transformer.



18. Photograph of AST in recreation building.





19. Photograph of AST in west lodge.



20. Photograph of AST in south cottage.



21. Photograph of AST outside maintenance building.



22. Photograph of AST outside maintenance building.



23. Photograph of main lodge interior.



24. Photograph of main lodge interior.





25. Photograph of medical station.



26. Photograph of recreation storage area.



27. Representative photograph of lodge hallway.



28. Photograph of oil-fired boiler.



29. Photograph of administration office.



30. Photograph of property access road.





31. Photograph facing east lodge.



32. Photograph of property entrance facing adjacent property to the west.



33. Photograph facing adjacent property to the north.



34. Photograph facing adjacent property to the east.



35. Photograph of adjacent roadway frontage facing north.



36. Photograph of adjacent property to the south.



## **APPENDIX B: HISTORICAL/REGULATORY DOCUMENTATION**

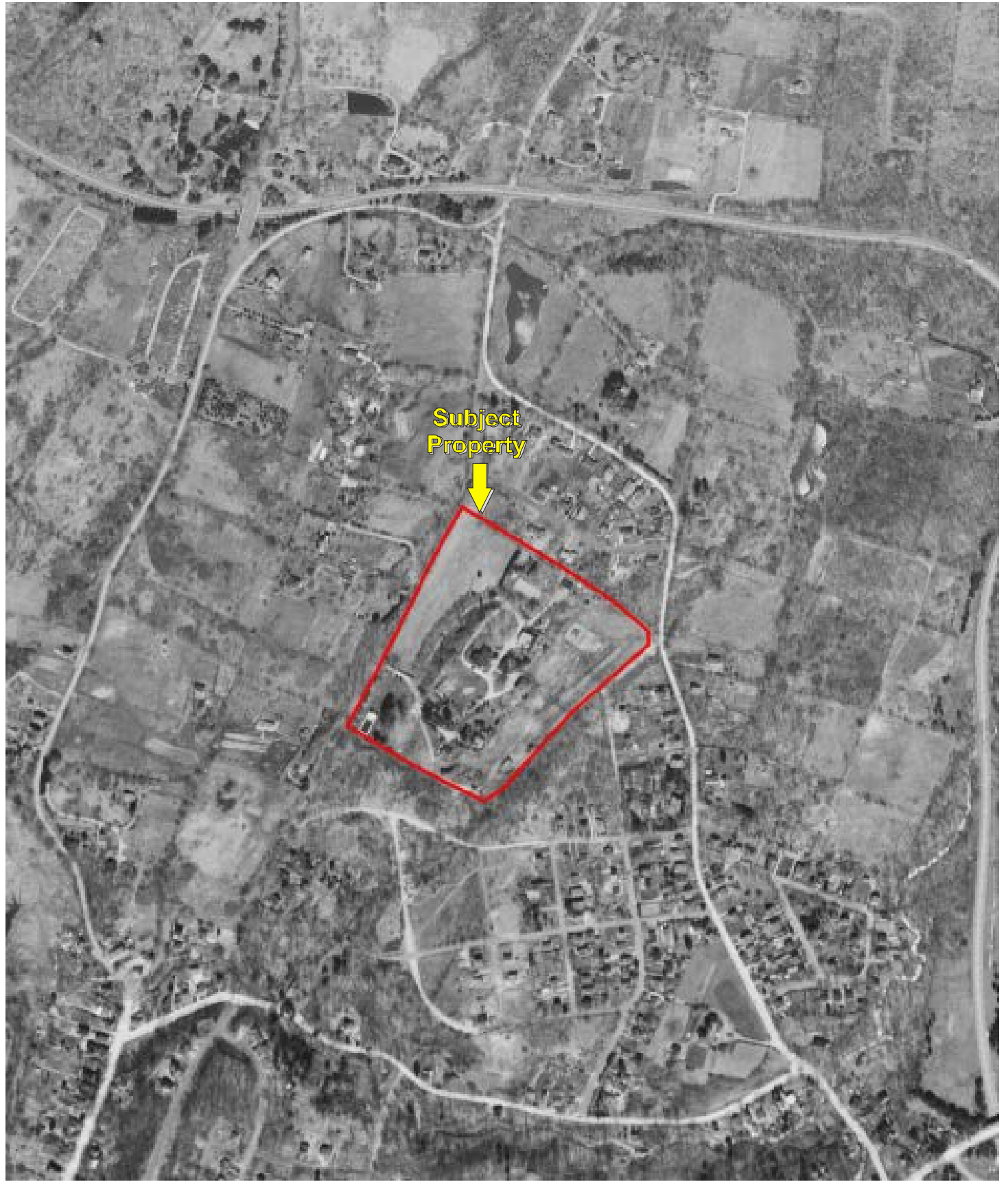




Date of Photograph: 1941

KEY:  
Subject Property 

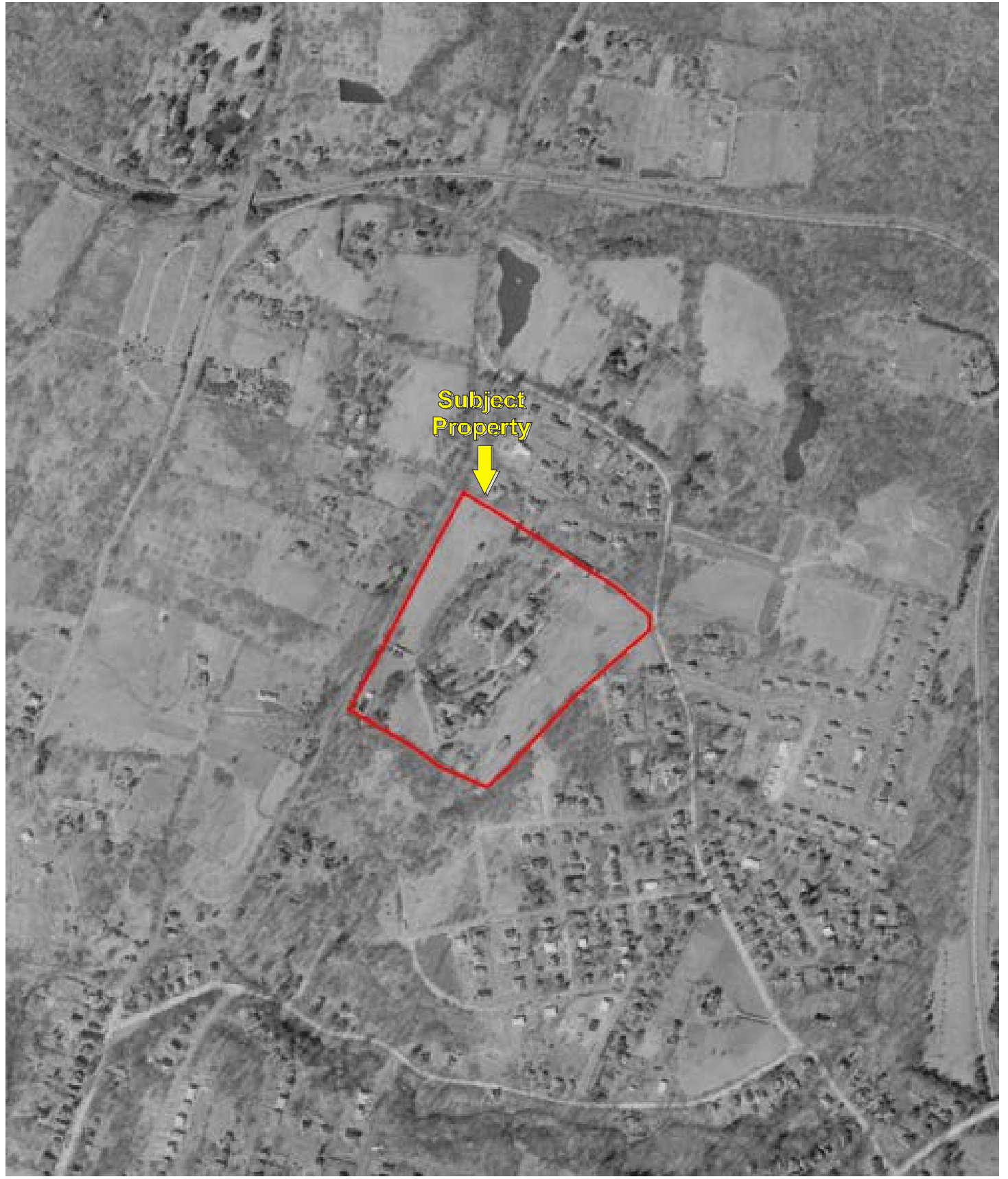




Date of Photograph: 1953

KEY:  
Subject Property 

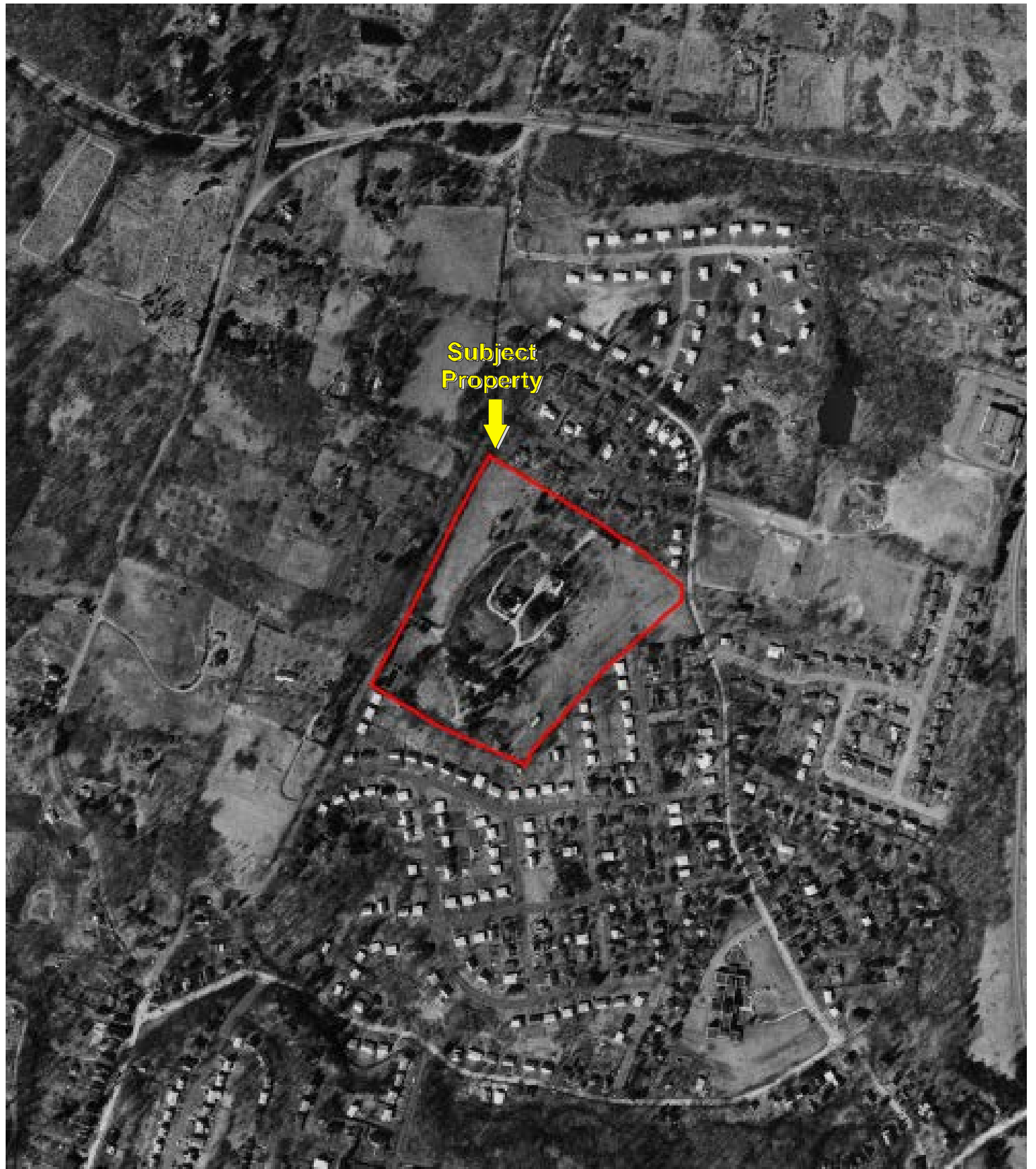




Date of Photograph: 1957

KEY:  
Subject Property 

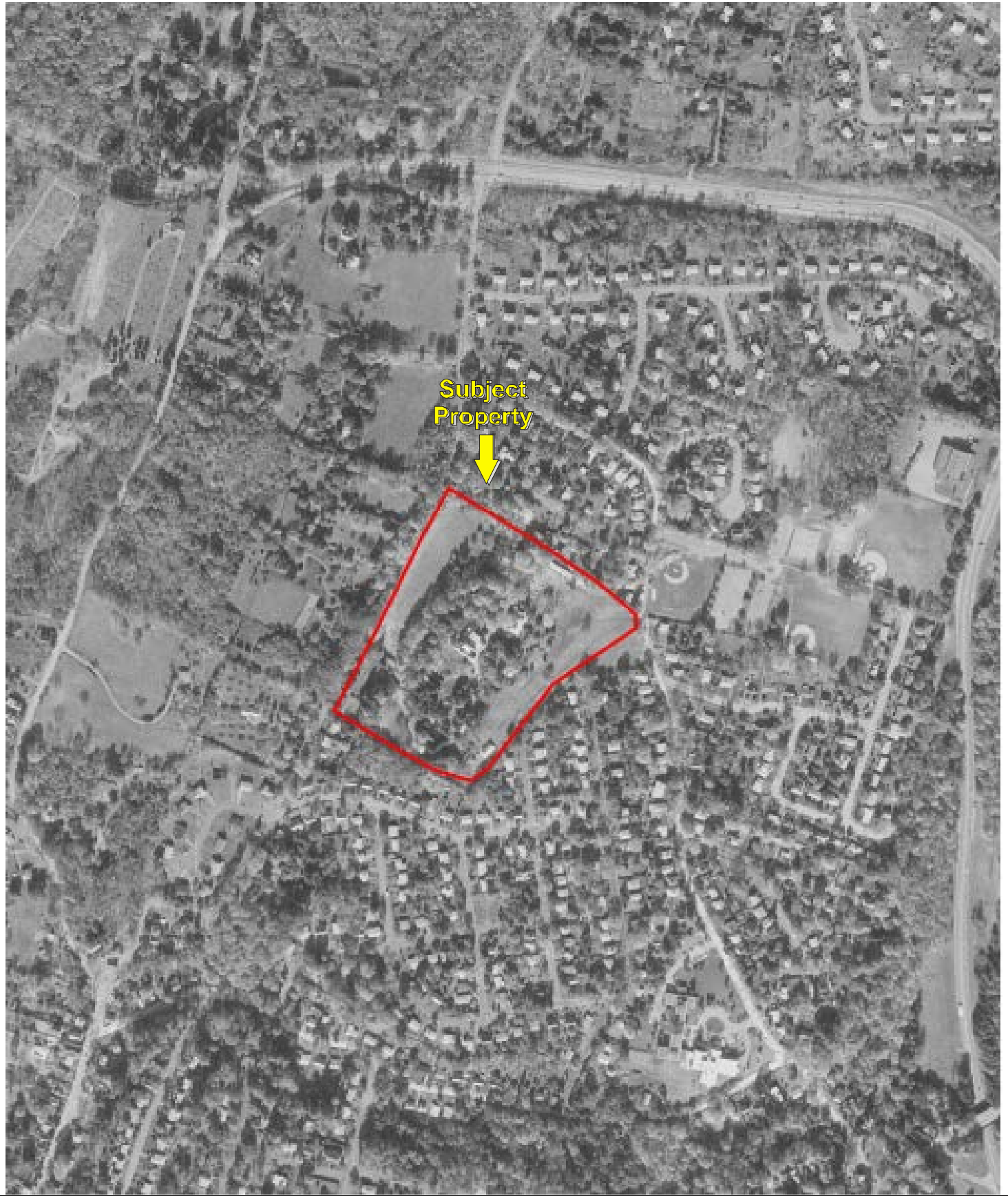




Date of Photograph: 1964

KEY:  
Subject Property 





Date of Photograph: 1974

KEY:  
Subject Property 

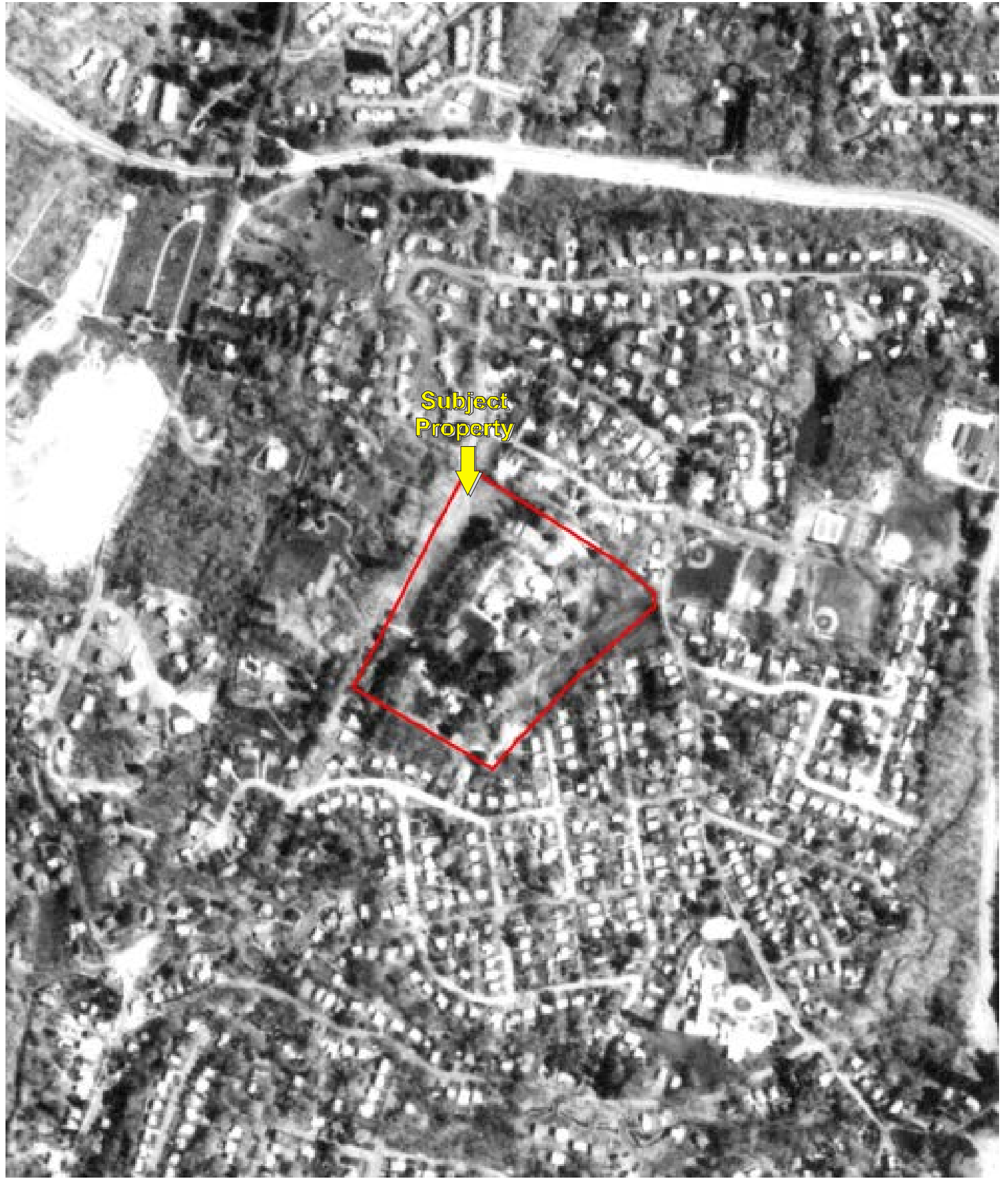




Date of Photograph: 1985

KEY:  
Subject Property 





Date of Photograph: 1989

KEY:  
Subject Property 





Date of Photograph: 1994

KEY:  
Subject Property 





Date of Photograph: 2006

KEY:  
Subject Property 





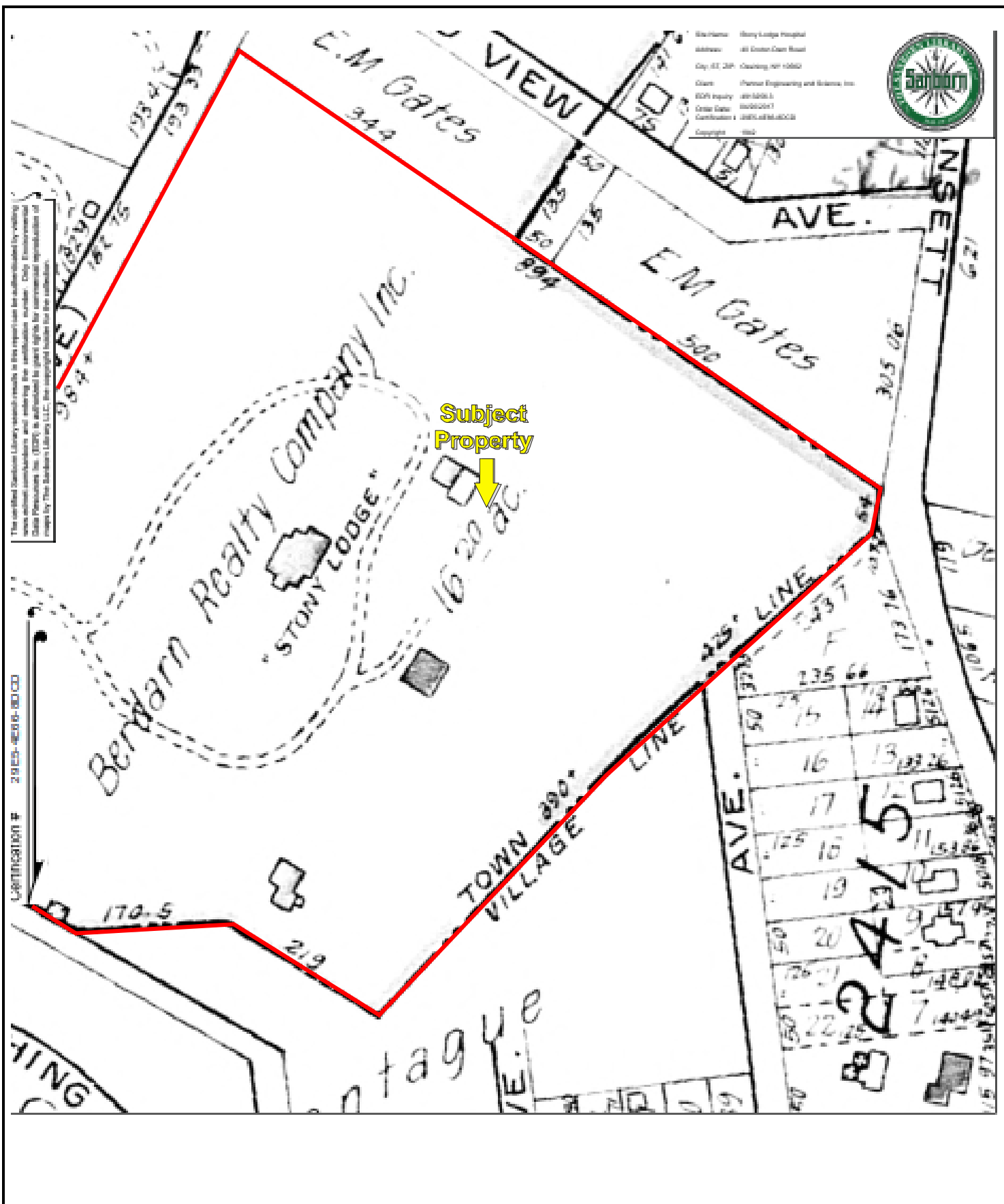
Date of Photograph: 2011

KEY:  
Subject Property 









Date of Map: 1942

KEY:  
Subject Property







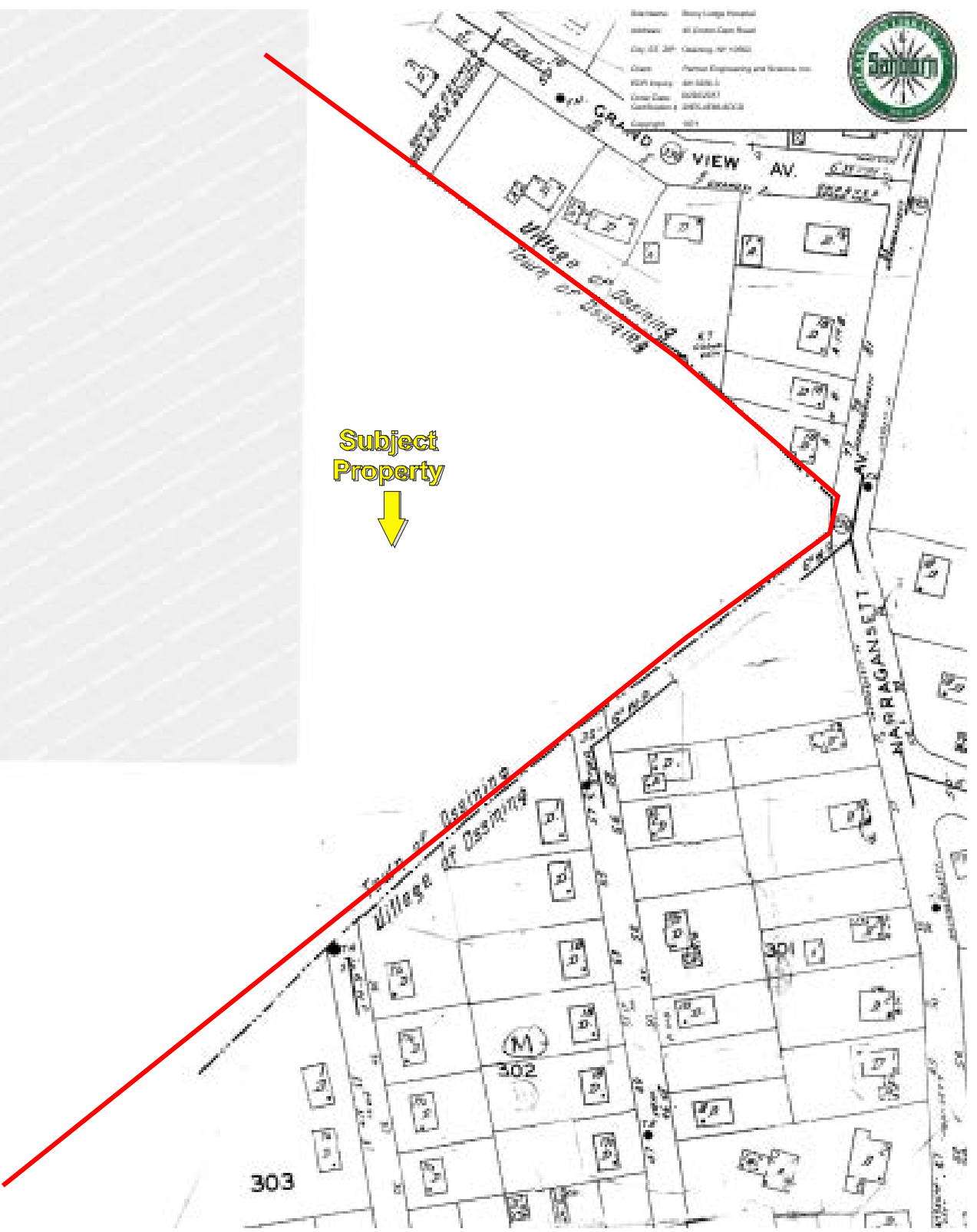
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Reference: 1000 Long Hospital  
Address: 4000 Long Hospital  
City: St. Paul  
County: Ramsey  
Client: Partner Engineering and Science, Inc.  
EDRI Inquiry: 4000 Long Hospital  
Order Date: 10/10/2017  
Coordinate: 4000 Long Hospital  
Copyright: 10/10/2017



Subject  
Property  
↓



Date of Map: 1971

KEY:  
Subject Property



**Stony Lodge Hospital**

40 Croton Dam Road  
Ossining, NY 10562

Inquiry Number: 4913256.5  
April 20, 2017

## The EDR-City Directory Image Report



## TABLE OF CONTENTS

### **SECTION**

**Executive Summary**

**Findings**

**City Directory Images**

***Thank you for your business.***

Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

### DESCRIPTION

Environmental Data Resources, Inc.'s (EDR) City Directory Report is a screening tool designed to assist environmental professionals in evaluating potential liability on a target property resulting from past activities. EDR's City Directory Report includes a search of available city directory data at 5 year intervals.

### RESEARCH SUMMARY

The following research sources were consulted in the preparation of this report. A check mark indicates where information was identified in the source and provided in this report.

<u>Year</u>	<u>Target Street</u>	<u>Cross Street</u>	<u>Source</u>
2013	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Information Services
2008	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Information Services
2003	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Information Services
1999	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Information Services
1995	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Information Services
1992	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Information Services
1987	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Criss-Cross Directory
1982	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Criss-Cross Directory
1977	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Criss-Cross Directory
1972	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Cole Criss-Cross Directory

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## FINDINGS

### TARGET PROPERTY STREET

40 Croton Dam Road  
Ossining, NY 10562

<u>Year</u>	<u>CD Image</u>	<u>Source</u>
-------------	-----------------	---------------

### CROTON DAM RD

2013	pg A1	Cole Information Services
2008	pg A2	Cole Information Services
2003	pg A3	Cole Information Services
1999	pg A4	Cole Information Services
1995	pg A5	Cole Information Services
1992	pg A6	Cole Information Services
1987	pg A7	Cole Criss-Cross Directory
1982	pg A8	Cole Criss-Cross Directory
1977	pg A10	Cole Criss-Cross Directory
1977	pg A9	Cole Criss-Cross Directory
1972	pg A11	Cole Criss-Cross Directory



## FINDINGS

### CROSS STREETS

No Cross Streets Identified



## **City Directory Images**



**CROTON DAM RD 2013**

2	DIEGO AVILA
	PEDRO BOTERO
	SAMANTHA GARCIA
3	OCCUPANT UNKNOWN
4	JOHN DEMINO
5	BRANDT ROSE
6	ERROL MCKENZIE
	OCCUPANT UNKNOWN
7	GLENDA LOPEZ
8	LARRY TRACHTENBERG
	WAYNE DOCKERY
10	HOLLY MCKEE
	NORA LARSON
	OCCUPANT UNKNOWN
	RYAN KONOW
12	PATRICK MOSTRANDO
14	THOMAS FRANKIE
16	JOSEPH KELLY
	KIM STEVENS
	LOUIS BRUUN
20	VINCENT VALLO
22	OCCUPANT UNKNOWN
24	JONATHAN DOTY
37	PAUL SCHEMMER
	SANTUCCI VALCONSTR CO
	V S CONSTRUCTION CORP
40	STONY LODGE HOSPITAL
45	JASON HOLEHOUSE
49	MARK SEIDEN
51	UMBERTO PICUCCI
58	ROMALO SANTUCCI
60	OCCUPANT UNKNOWN
62	OCCUPANT UNKNOWN
68	OCCUPANT UNKNOWN
	PETER SKLAR
70	OCCUPANT UNKNOWN
74	GEORGE KLEIN
76	ANDREW CHRISTIANSEN
78	EDWARD LAPINE
80	EDWARD SHOURECK
82	NOEL MARKHAM
84	WILLIAM DIAS



**CROTON DAM RD 2008**

2	D & J CONSTRUCTION
	DIEGO AVILA
	DIEGO QUIZHPI
3	JOHN DEMIDIO
4	SUSAN WITTMER
5	PAUL ROSE
6	JOHN QUILLEY
	OCCUPANT UNKNOWN
7	EDGAR MOROCHO
8	LARRY TRACHTENBERG
	WAYNE DOCKERY
10	HENRY NEWMAN
	HOLLY WASILCHUK
	MEREDITH LARSON
	SEAN MCKEE
12	PATRICK MOSTRANDO
14	THOMAS FRANKIE
16	JOSEPH KELLY
20	VINCENT VALLO
22	OCCUPANT UNKNOWN
24	JONATHAN DOTY
37	PAUL SCHEMMER
	VS CONSTRUCTION CORP
45	CONTE LANDSCAPING INC
	FRANK CONTE
	HUDSON WATCH PROPERTIES INC
49	KW MJS WEST TAR LLC
	MARK SEIDEN
51	UMBERTO PICUCCI
58	ROMALO SANTUCCI
60	CHRISSY GEROLIMOS
62	OCCUPANT UNKNOWN
68	BEGINNINGS
	OCCUPANT UNKNOWN
	PETER SKLAR
70	HOWARD KRANITZ
72	LONNIE DRINKS
74	GEORGE KLEIN
76	ANDREW CHRISTIANSEN
78	EDWARD LAPINE
79	MOHAMED NAKHSHAB
80	JOYCE MEAD
82	NOEL MARKHAM
84	WILLIAM DIAS



**CROTON DAM RD 2003**

2	THOMAS CATERINO
3	BONNIE DEMIDIO
4	SUSAN WITTMER
5	PAUL ROSE
6	JOHN QUILLEY
7	GLENDA LOPEZ
8	LARRY TRACHTENBERG
	OCCUPANT UNKNOWN
	WAYNE DOCKERY
10	HOWARD NEWMAN
	JEAN MCKEE
	OCCUPANT UNKNOWN
12	PATRICK MOSTRANDO
14	ERIC FOERTSCH
16	JOSEPH KELLY
20	VINCENT VALLO
22	JOHN KENNEDY
	OCCUPANT UNKNOWN
24	JONATHAN DOTY
37	PAUL SCHEMMER
	VOGUE ESCORTS
	VS CONSTRUCTION CORP
40	STONY LODGE HSPTL INPTNT SRVC
45	CONTE LANDSCAPING INC
	MARIO CONTE
49	MARK SEIDEN
51	UMBERTO PICUCCI
58	ROMALO SANTUCCI
60	OCCUPANT UNKNOWN
62	YUNG KIM
63	YONKERS VENDING CO
68	DAVID TAVAREZ
	JAN SZELIGA
	PHILIP BOCCHIERI
70	HOWARD KRANITZ
72	LONNIE DRINKS
74	JOHN SNYDER
76	PAMELA CHRISTIANSEN
78	EDWARD LAPINE
79	MOHAMED NAKHSHAB
80	SCOTT SHOURECK
82	NOEL MARKHAM
84	WILLIAM DIAS



**CROTON DAM RD 1999**

2	OCCUPANT UNKNOWN
3	JOHN DEMIDIO
4	JOHN DONZELLA
5	PAUL ROSE
6	SUSAN JAVALY
7	ALAIN LOPEZ
8	GREAT AMERICAN SEWING MACHINE THE
	MICHAEL FRIEDMAN
10	HOWARD NEWMAN
	JEAN MCKEE
12	PATRICK MOSTRANDO
14	ERIC FOERTSCH
16	OCCUPANT UNKNOWN
20	VINCENT VALLO
22	MARIA KENNEDY
23	MARIA KENNEDY
24	J DOTY
27	OCCUPANT UNKNOWN
37	PAUL SCHEMMER
	SANTUCCI VAL CONSTRUCTION COMPANY
	VAL SANTUCCI
	VS CONSTRUCTION CORPORATION EXCAVATING
45	ROBERT NOACK
49	GERALD HASSELL
51	OCCUPANT UNKNOWN
58	OCCUPANT UNKNOWN
62	M POSTUPAK
	MARIA CINTULA
	PETER MARTENS
63	YONKERS VENDING COMPANY
68	K KREBSER
	LANCE WHITSON
70	EDWARD NAGLER
	GEORGE MOHRMANN
72	DAVID TOMASULO
74	JOEY FRATOLILL
76	PAMELA CHRISTIANSEN
78	EDWARD LAPINE
79	MOHAMED NAKHSHAB
80	WILLIAM PLANK
82	D MARKHAM
84	WILLIAM DIAS



**CROTON DAM RD 1995**

8	GREAT AMERICAN SEWING MACHINE THE
37	SANTUCCI VAL CONSTR CO
	VS CONSTRUCTION CORP, EXCAVATING
63	YONKERS VENDING CO



**CROTON DAM RD 1992**

3	D'EMIDIO, JOHN III & CHARLENE
4	DONZELLA, JOHN
5	ROSE, PAUL R
6	JAVALY, SUSAN
8	FRIEDMAN, M
	GREAT AMERICAN SEWING MACHINE THE
10	MC KEE, JEAN
	NEWMAN, HOWARD
12	MOSTRANDO, PATK
14	MEYER, M
	POLTRACK, TERENCE
20	VALLO, VINCENT
24	DOTY, JONATHAN
	GODING, DIANE C
27	LANE, MILO C
37	SANTUCCI VAL CONSTR CO
	SANTUCCI, BILLY
	VS CONSTRUCTION CORP, EXCAVATING
49	HASSELL, GERALD
54	RATOFF, STEVEN B
63	YONKERS VENDING CO
68	DADDAZIO, DONALD J
	KREBSER, JAMES J
70	NAGLER, ANN
	NAGLER, EDWARD E
74	FRATOLILL, J M
76	CHRISTIANSEN, JAMES H & PAMELA
78	LAPINE, EDWARD
	LAPINE, K
79	ELIAS, HANNA H
80	PLANK, WILLIAM M
82	MARKHAM, D
84	DIAS, WM
	SILVA, ANA F



## CROTON DAM RD 1987

CROTON DAM RD		10562
Ossining PO		
1- END CT 137		\$B..E 3
- DALE AV		
★ Stoney Lodge Hosp		
★ Dr Kevork Basmaci		941-7400
★ Dr Emile Borde		941-7400
★ Dr A P Castillo		941-7400
★ Stony Ldg Hsptl		941-7400
1 Thomas A Caterino	.85	941-4581
3 John J Demidio Jr	.79	762-1897
5 Paul R Rose	.84	762-4669
6 Beth Wortman	.84	941-1788
7 James Turro	.83	762-0340
10 Terence McKee	.68	762-1444
A Howard Newman		762-5458
12 Patrick Mostrando	.65	941-7471
14 S Poltrack	.79	762-6658
20 Alfred P Fasciani	.66	941-3115
22	NP	
24 Frank G Straub	.85	941-2074
27 Milo C Lane	.58	941-8775
37 Holly Holmes		762-5023
★ V Santucci Constr		941-0350
Michael Stien		762-3876
★ VS Construction	.79	941-0399
41 45	NP	
51 Keith Davitt		941-1415
Mark G Stryker		762-8146
54 Steven B Ratoff	.76	941-7104
55	NP	
63★ Yonkers Vending Co		762-2977
68 Donald J Daddazio	.82	762-3736
James J Krebs	.76	762-3832
Jas J Krebs III	.76	762-6459
69 Bob G Buss	.84	762-5401
★ Country Meadows As		762-3509
70 Meta Mohrmann	.73	941-7063
Edward E Nagler	.79	941-9116
74 J M Fratolilli	.83	762-1395
76 Jas H Christiansen		762-5145
77 Alfred Angelini	.74	941-5207
78 Edward Lapine	.77	762-7064
K Lapine	.77	762-4199
79 Hanna H Elias	.74	762-1670
80 William M Plank	.78	941-4423
81	NP	
82 D Markham	.80	941-6688
84 William Dias	.77	941-1931
Ana F Silva	.77	762-3234
85	NP	
86 C Brent		762-6976
William H Ryan	.78	941-7108
87	NP	
88 George Seyris	.85	762-1251
89 Eduardo Iamiceli	.74	762-2299
91 92 93	NP	
103★ Ossining News Svce	.80	941-2964
110 Vincent Donohue	.81	941-8154
119	NP	
138 Eric Alestalo Jr		941-4364
Frederick R Selch	.71	762-2449
141 Frank Picucci	.85	941-6730
145 146 160	NP	
203 Amitaza Das		941-7831
218 Steven Fitzpatrick	.84	941-4956
219★ Alfred Santucci	.77	941-5196
222	NP	
225 Elizabeth Mosny	.78	762-4361
245 254	NP	
271 Steven Picucci	.84	941-1283
275	NP	
279 B Jerry Leslie		762-8640
281 Antonio Silva	.82	941-1514

MAY NOT BE KEY PUNCHED ENTERED INTO A COMPUTER



## CROTON DAM RD 1982

CROTON DAM RD		10562
Ossining PO		
1- END TZ 137	SB..E 3	
028960		
★Stoney Lodge Hosp . . . .		
★Dr Kevork Basmaci . . . .	941-7400	
★Dr Emile Borde . . . . .	941-7400	
★Dr Glen Brennan . . . . .	941-7400	
★Dr A P Castillo . . . . .	941-7400	
Molly George . . . . .75	941-5070	
★Dr Luis G Murillo . . . .	941-7400	C
DALE AV		
1 . . . . .NP		
3 John J Demidio Jr . . . .79	762-1897	
10 Terence McKee . . . . .68	762-1444	
12 Patrick Mostrando . . . .65	941-7471	
14 Stephen Poltrack . . . .79	762-6658	C
20 Alfred P Fasciani . . . .	941-3115	
22 . . . . .NP		
24 Robert M Jackman . . . .71	941-8705	
27 Milo C Lane . . . . .	941-8775	
37 R Pokome . . . . .81	762-0382	
★V Santucci Constr . . . .	941-0350	
★Vs Construction . . . .	941-0399	
41 45 . . . . .NP		
54 Steven B Ratoff . . . .76	941-7104	C
55 . . . . .NP		
63★Yonkers Vending Co . . .	762-2977	
68 Donald J Daddazio . . . .	762-3736	
James J Krebser . . . .76	762-3832	
K Tramaglino . . . . .	762-3254	
70 Meta Mohrmann . . . .73	941-7063	
Edward E Nagler . . . .79	941-9116	
77 Alfred Angelini . . . .74	941-5207	
78 K Lapine . . . . .77	762-4199	
79 Hanna H Elias . . . .74	762-1670	
80 William M Plank . . . .78	941-4423	
81 . . . . .NP		
82 D Markham . . . . .80	941-6688	C
84 William Dias . . . . .77	941-1931	
Ana F Silva . . . . .77	762-3234	
85 J E Dean . . . . .80	762-4908	
86 Carolyn Brent . . . . .75	762-0575	
William H Ryan . . . .78	941-7108	
87 88 . . . . .NP		
89 Eduardo Iamiceli . . . .74	762-2299	
91 92 93 . . . . .NP		
103★Ossining News Svce . . .	941-2964	
110 Vincent Donohue . . . .81	941-8154	
119 Herbert Keuchen . . . .79	762-2292	
138 Frederick R Selch . . . .71	762-2449	
141 Frank Picucci . . . .81	941-6730	C
145 . . . . .NP		
146 David M Hyde Jr . . . .	941-3779	
160 Daniel Lorenzini . . . .77	941-1152	
219★Alfred Santucci . . . .	941-5196	
222 Jeff M Kagel . . . . .	941-6569	
225 Elizabeth Mosny . . . .78	762-4361	
245 A Sweeney . . . . .	762-7811	
251★Loveman Kornreich . . .	941-8837	
275 . . . . .NP		
279B Maris Silins . . . . .	762-6874	
281 Antonio Silva . . . . .	941-1514	
Wesley Wohl . . . . .	762-4634	
284 J James Carter . . . .78	762-0720	



**CROTON DAM RD 1977**

No #	John C Mangan	271-4878
No #	Egon H Ottinger	CR1-3480
No #	★Dr Meyer Rabban	271-5641
No #	John C Russell Jr	□ 271-5641
No #	Thomas S Sites	271-5338
No #	Irwin J Speyer	271-9359
	10 Residence	3 Business

**CROTON DAM RD****10562****Ossining PO****1- END TZ 137 SE..G 6**

Molly George 5 941-5070

★Stoney Lodge Hosp

★Dr Kevork Basmaci 941-7400

★Dr Emile Borde 941-7400

★Dr Glen Brennan 941-7400

★Dr A P Castillo 941-7400

★Dr Luis G Murillo 941-7400

**DALE AV**

1

NP

3 Manuel Rocha 941-0926

10 Terence McKee 8 762-1444

12 Patrick Mostrando 941-7471

20 Alfred P Fasciani 941-3115

Ⓢ COPYRIGHT INFORMATION ON THIS PAGE MAY  
 □ — New Listing to the Directory — New Listr



## CROTON DAM RD 1977

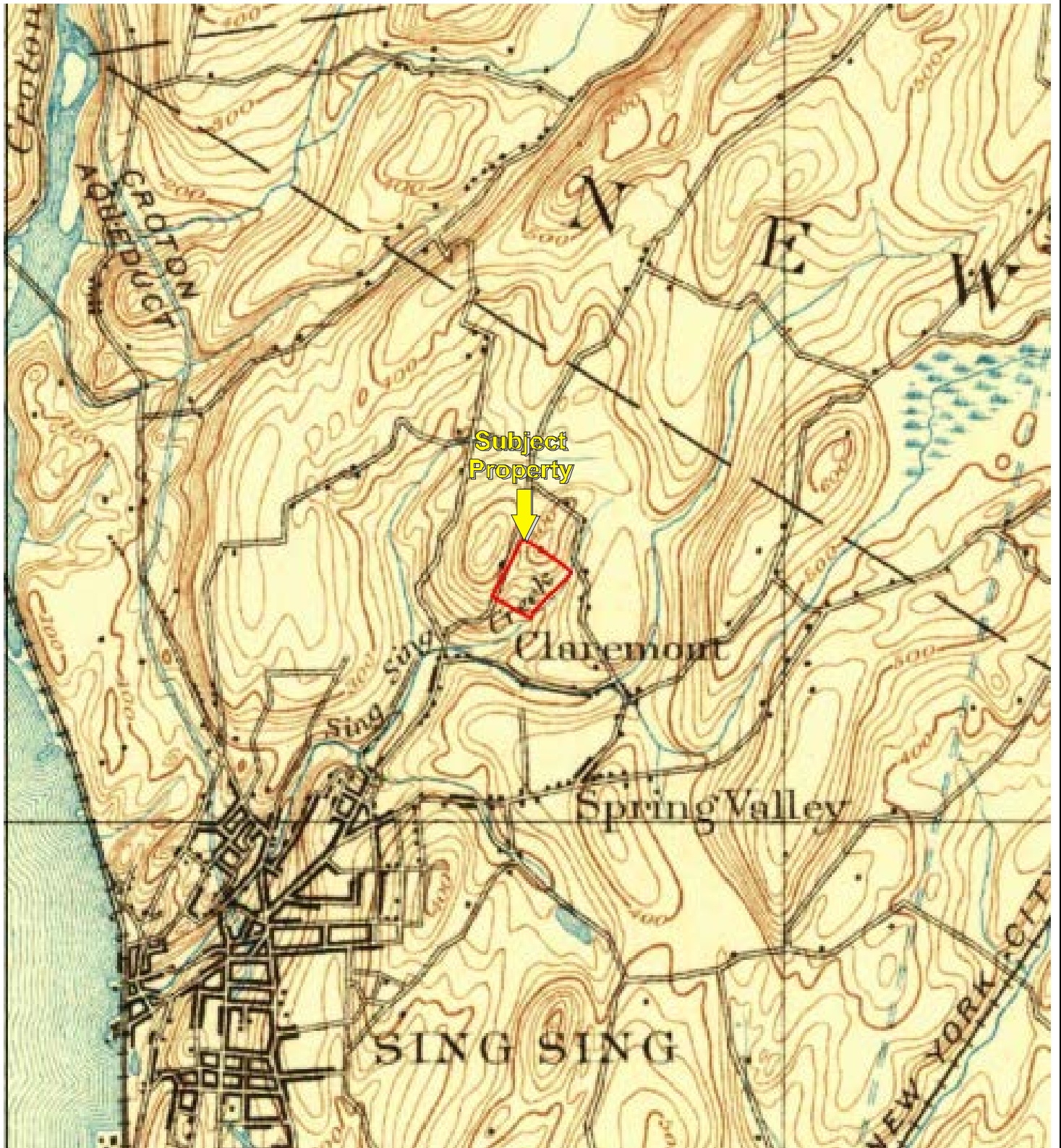
E 188		COL	
22		NP	
24	Martin Lofaro	0	941-7271
27	Milo C Lane		WI1-8775
30	★ Alfred Santucci		941-5196
37	Jeffrey W Fried	-	762-3997
	★ M Santucci RI Est		941-0399
	★ V Santucci Constr		941-0350
54	Steven B Ratoff	-	941-7104
55	Joseph J Caimi	4	762-3144
63	★ Yonkers Vending Co		762-2977
68	James J Krebser	□	762-3832
70	Maryann Mohrmann	3	762-0799
	Meta Mohrmann	3	941-7063
77	Alfred Angelini	4	941-5207
78	John Haefner		941-5894
79	Richard J Davidson	□	762-2517
	Hanna H Elias	4	762-1670
80	Arturo Zullo	5	941-0536
81		NP	
82	Steve Benoric		941-2263
84	H James Carter	0	762-0729
85	Bruce A Fiorito	5	762-2277
86	Carolyn Brent	5	762-0575
87	William Burguiere		941-3635
88		NP	
89	R Graf	4	762-4744
	Eduardo Iamiceli	4	762-1806
91		NP	
92		NP	
93	Robert G Sarno	4	762-4394
110	Richard Hunt		941-0993
	John Lawry	-	762-3863
119	E Kahn	□	762-2292
	S R Kahn	5	941-8969
138	Frederick R Selch	1	762-2449
141	Mrs. J. R. Lane Jr	2	941-0267



## CROTON DAM RD 1972

CROTON DAM RD		10562
.....		
OSSINING PO		
1- END T	137	\$8..G 6
*STONE LODGE HOSP		
*DR KEVORK BASMACI	9417400	
*DR EMILE BORDE	9417400	
*DR GLEN BRENNAN	9417400	
*DR A P CASTILLO	9417400	
*DR LUIS G MURILLO	9417400	
DALE AV		
1 GUY MARTIN	5	WI15469
3 MANUEL ROCHA		WI10926
10 TERENCE MCKEE	8	7621444
12 PATRICK MOSTRANDO	5	9417471
20 ALFRED P FASCIANI		9413115
22 C KORTY	0	9414474
24 MARTIN LOFARO	0	WI17271
27 MILO C LANE		WI18775
37*M SANTUCCI RL EST		9410399
*VAN SANTUCCI CONST		9410350
63*YONKERS VENDING CO		7622977
70 CHARLES BERCAW JR	9	9418943
77 L M CARLSON	0	7623021
78 JOHN HAEFNER		WI15894
79 AMRIT B BAKARE		9417080
JAMES B BECKER	0	9412925
*ALFRED SANTUCCI		9415196
*S SANTUCCI&SONS		9415196
80 ROBERT D HOGAN	0	9415371
*R H CUSTOM FLOORNG		9419337
82 LENORA C BENORIC		9411851
84 H J CARTER	0	7620729
85 MILTON HERMAN		-7623453
86 E J BRENT	7	RO20575
MEG BRENT		7620281
87 WILLIAM BURGUIERES		9413635
88 FRANCIS A DURKIN	7	9418473
89 CRAIG W KOSTER		-7624195
91 M BARTUCCIOTTO		9418099
93 CLAR R COOPER		WI18649
110 RICHARD HUNT	6	9410993
119 DOMINIC ARBITRIO	0	9415917
138 FREDERICK R SELCH		-7622449
141 J M BARNETT		7622529
MODESTO DI MELLA		WI18132
MRS KATH SULLER		7622319
145 D SOPRANO		WI18538
146 JACQUES WIEGERT		WI18159
160 JAMES SYMON	0	7623823
NO # DAVID ANDERSON		WI16244
NO # WALTER L ANDERSON		WI10135
NO # DR HARRY BAKWIN		WI11035
NO # DR RUTH M BAKWIN		WI11035
NO # MRS HENRY R BANKS		9410034
NO # LAWRENCE BEDROSIAN		WI13541
NO # WARREN A BENNETT		9419406
NO # RUTH BOSSLEY		WI12985
NO # DR L L BRYAN		7623077
0 # ALAN E COBER		9418696
0 # DOMINICK COREA		9415833
0 # JOHN E COUGLIN		7621786

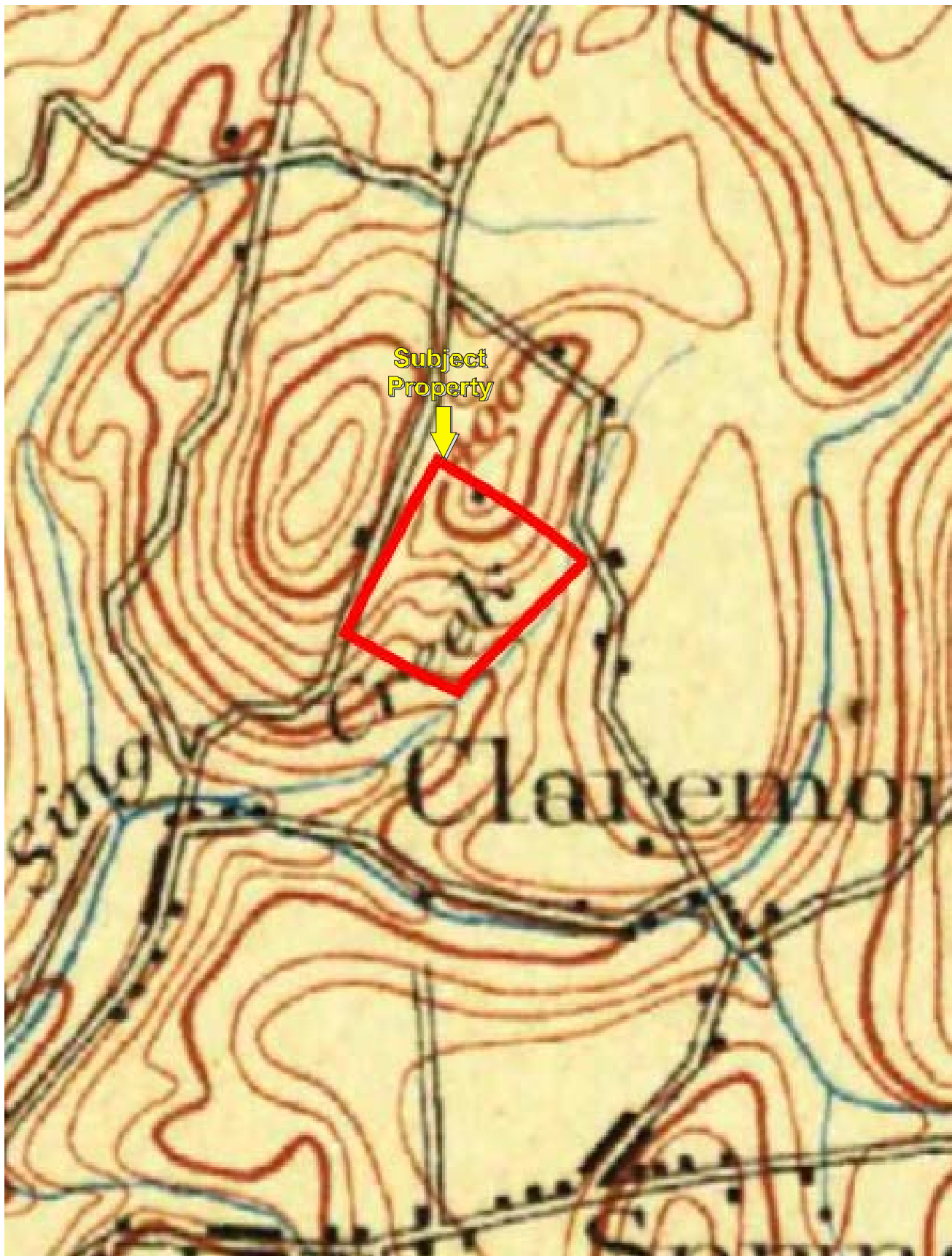




USGS 15 Minute *Tarrytown, New York* Quadrangle  
Created: 1892

KEY:  
Subject Property 





USGS 15 Minute *Tarrytown, New York* Quadrangle  
Created: 1902

KEY:  
Subject Property 

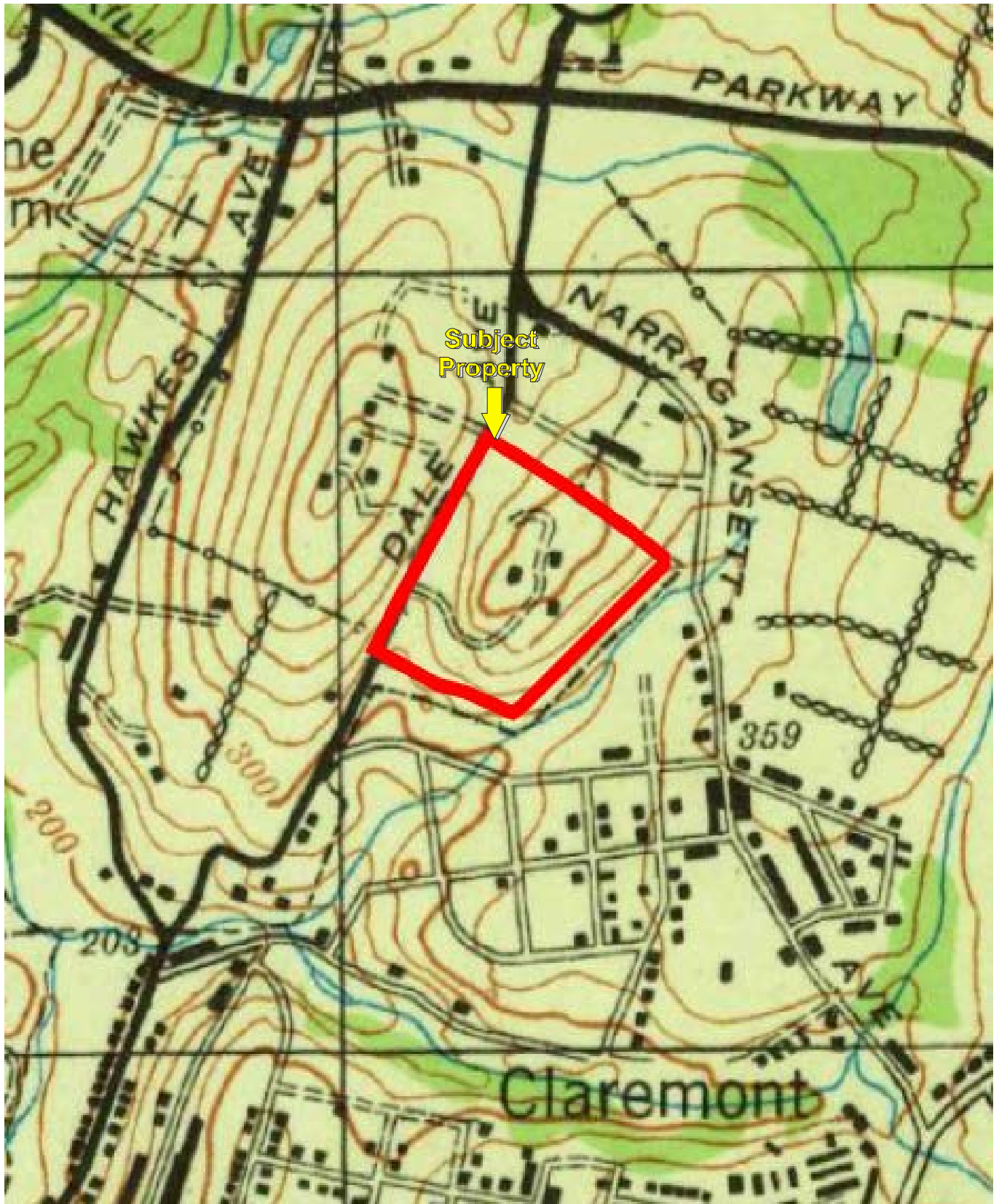




USGS 7.5 Minute Ossining, New York Quadrangle  
Created: 1936

KEY:  
Subject Property 

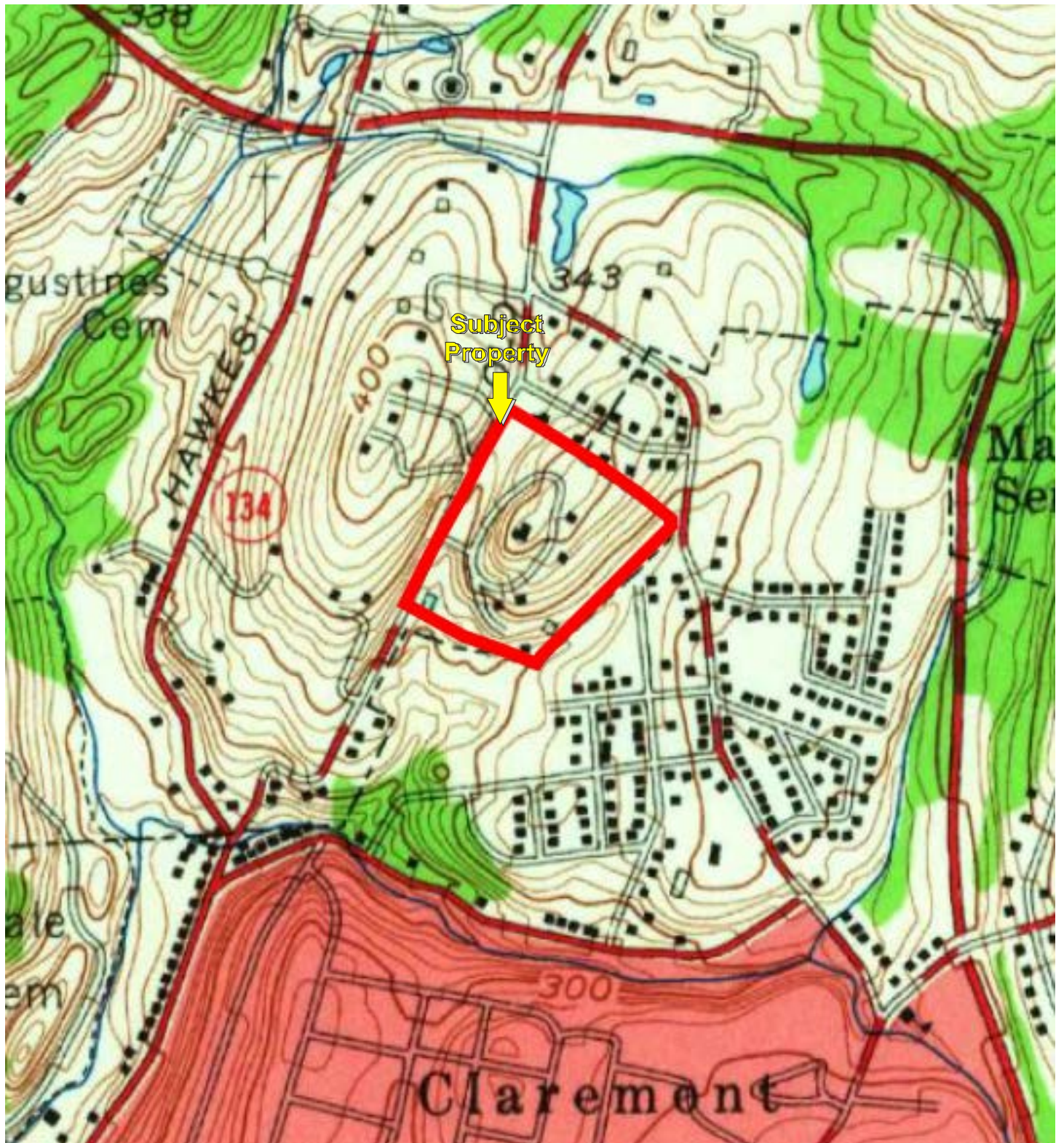




USGS 7.5 Minute Ossining, New York Quadrangle  
Created: 1943

KEY:  
Subject Property 

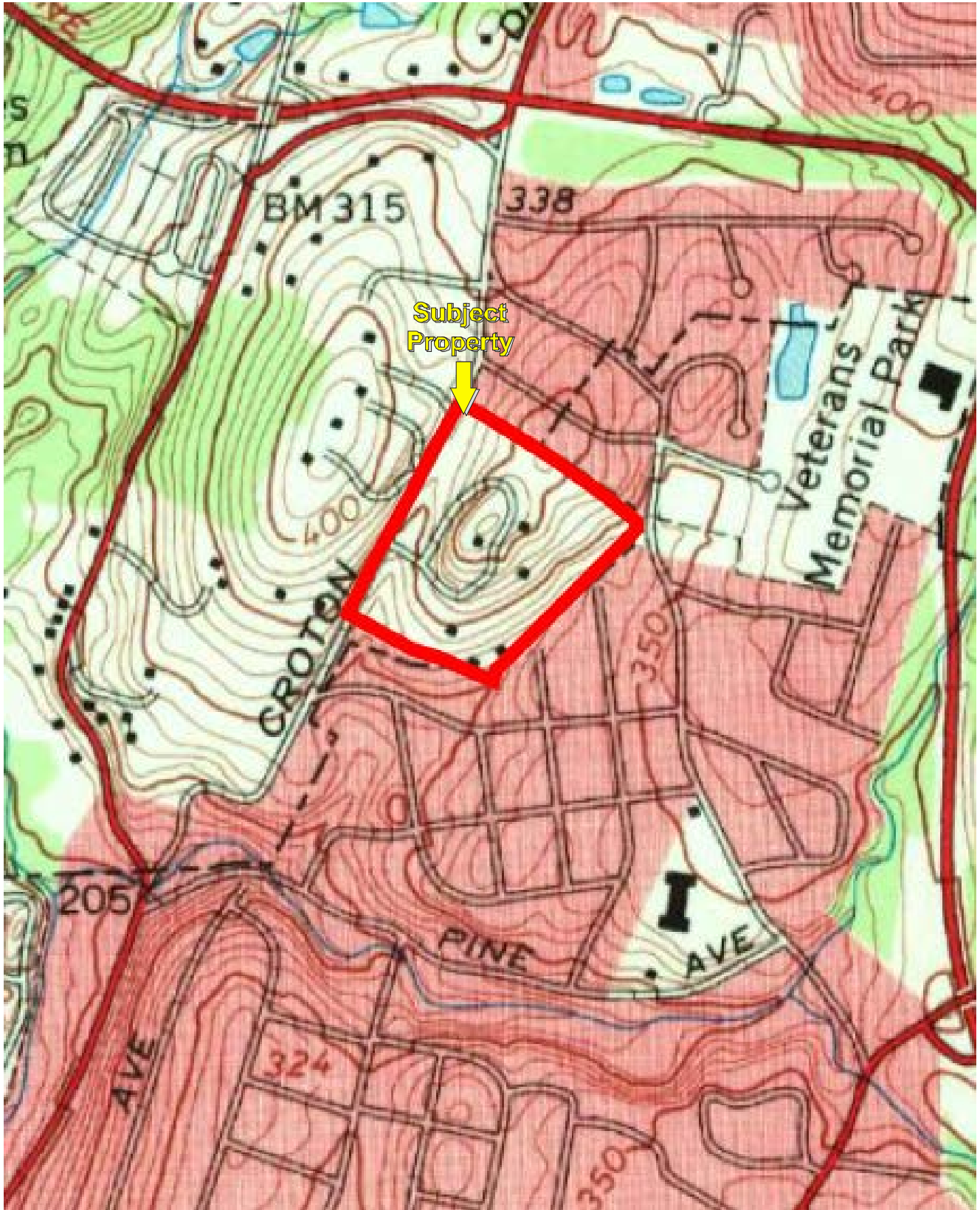




USGS 7.5 Minute Ossining, New York Quadrangle  
Created: 1955

KEY:  
Subject Property 





USGS 7.5 Minute Ossining, New York Quadrangle  
Created: 1967

KEY:  
Subject Property 





USGS 7.5 Minute Ossining, New York Quadrangle  
Created: 1979

KEY:  
Subject Property 





Robert P. Astorino  
County Executive

Sherlita Amlet, M.D.  
Commissioner of Health

June 21, 2012

John Perykasz  
Stony Lodge Hospital  
40 Croton Dam Road  
Ossining, NY 10562

RE: Stony Lodge Hospital  
PBS Number 3-507024

Dear Mr. Perykasz

According the Westchester County Department of Health Records three tanks were abandoned in place in Late 1991 to early 1992 timeframe.

Tank 3 1500 Gallon,  
Tank 4 3000 Gallon,  
Tank 5 2000 Gallon.

No environmental assessment or detailed account was found.

The records were kept by the NYSDEC in that timeframe and transferred to Westchester County in 1998.

If you have any question, please contact me at [CJL1@westchestergov.com](mailto:CJL1@westchestergov.com) or (914) 224-7649

Sincerely,

*Christopher J. Lalak*

Christopher Lalak  
Radiological and Chemical Analyst







# Stony Lodge Hospital

Post Office Box 1250, Briarcliff Manor, NY 10510 • (914) 941-7400

Ken Jurist  
Cuddy & Feder  
90 Maple Ave  
White Plains, NY 10601-5196

April 25, 2005

Re: Stony Lodge Hospital – Oil Tank Abandonment's

Dear Mr. Jurist:

I have reviewed the hospitals oil tank abandonment's in 1992. The following is an overview of those abandonment's:

The hospital removed one 1,500 gallon tank from outside the North Lodge, a 2,000 gallon tank was abandoned in place outside of the East Lodge and a 3,000 gallon tank was abandoned in place outside of the Main Building All were replaced by installing 2,000 gallon tanks still in use today. The hospital obtained a permit to replace the oil tanks from the Town of Ossining in 1991 (copy enclosed). Nesbro Corporation was hired to handle the replacement and abandonment. They contacted the DEC to review current requirements for the above project. The DEC indicated it was appropriate to "close the tanks in place" in a September 16, 1992 letter (copy enclosed), the hospital still removed the 1,500 gallon tank. In addition, the DEC required that "at least one monitoring well be placed downgradient and sampled quarterly for at least two quarters" Nesbro contracted with Atlantic Petroleum Services, Inc. to conduct the required testing. Three tests were subsequently conducted, the 1<sup>st</sup> on January 29, 1993, the 2<sup>nd</sup> on July 7, 1993 and the 3<sup>rd</sup> on October 7, 1993. Each of the tests was negative for contaminants (copy of test results enclosed).

Please let me know if any additional information is needed. I can be reached at (914) 941-7400 x 301.

Respectfully yours,

Kevin F. Czipo  
Executive Director



**New York State Department of Environmental Conservation**

Region 3

21 South Putt Corners Road

New Paltz, NY 12561-1696

914-255-5453



**THOMAS C. JORLING**  
COMMISSIONER

September 16, 1992

ANTHONY NESTER  
NESBRO CORPORATION  
PO BOX 1339  
PEEKSKILL NY 10566

*Re: Stony Lodge Hospital  
Croton Dam Road, Tank Closures*

Dear Mr. Nester:

Based upon your submitted lab data of September 9, 1992, this Department agrees that, based on site logistics and the Department's human health guidance values for soil, it is appropriate to close the tanks in place. The Department is requiring that at least one monitoring well be placed downgradient and sampled quarterly for at least two quarters. The analysis should be EPA 8021 and 8270 and those results submitted to this Department.

Very truly yours,

John K. O'Mara, P.E.  
Environmental Engineer II  
Region 3

JKO/by

cc: File

Doshna/Wadsworth/PBS File

T. Ghiosay



**BUILDING PERMIT**  
**TOWN OF OSSINING**

WESTCHESTER COUNTY, NEW YORK

Nº 1058

Ossining, N.Y. July 29 1991

Estimate Cost Construction: \$ ✓

Fee: \$ 75.00

Permission is hereby given to

of

Section

Plate

Block

Lots

Owner

Address

subject, however, to compliance with all laws, ordinances, rules and regulations relating to such work, and to the requirements and directions of the Building Inspector with reference thereto.

This permit is non-transferable and may be revoked for any default with respect to its conditions.

This permit must be present at site of the work when ever the same is in progress and must be exhibited to any person on demand.

Received from Stony Lodge Hospital Address Stony Lodge Hospital  
the amount of the fee mentioned in the foregoing permit.

WHITE COPY: ORIGINAL, PINK COPY: ASSESSOR,  
YELLOW COPY: BUILDING INSPECTOR

Murray L. Wilson  
Building Inspector

Murray L. Wilson  
Building Inspector



CORPORATION  
EX 1339  
KILL, NY 10566 1339

BILL NUMBER: 1110

DATE: 02/24/93

PAGE: 1

BILL TO:

PO: KENT

STONY LODGE HOSPITAL, INC  
CROTON DAM ROAD  
OSSINING NY 10562

DESCRIPTION		PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING PHASE-1  PRICE AS QUOTED LABOR.....\$225.00 TEST (EPA #8021).....\$195.00 TEST (EPA #8070).....\$500.00  NEXT SAMPLE SCHEDULED 5/93  WELL CLEAN (LAB DATA ATTACHED)	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

TIME MEASURED : 1500

RECOVERY ABILITY : EXCELLENT

NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.





# ATLANTIC Petroleum Services, Inc.

*Inspections of Quality*

P.O. Box 030317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

## QUARTERLY GROUNDWATER MONITORING REPORT

CLIENT : NESBRO CORPORATION  
LOCATION : STONY LODGE HOSPITAL, CROTON DAM ROAD, OSSINING, NEW YORK  
FILE No. : 93003  
DATE : JANUARY 29, 1993 SAMPLED BY : J.M.L.

MONITORING WELL ID No. : SITE WELL No. 1

WELL CASING HEIGHT  
FROM GRADE STEEL/PVC : 1.25

\*  
DEPTH TO GW/PROD FROM TOC : 3.25

TOC TO BOTTOM (WELL DEPTH): 11.72

1ST TEST

AMOUNT OF FLOATING  
IMMISCIBLE LAYER (FT) : NONE

THICKNESS OF WATER (FT) : 8.47

INTERNAL DIAMETER OF  
CASING : .33

VOLUME OF WATER IN WELL  
(GALLONS) : 5.55

VOLUME OF WATER PURGED  
FROM WELL (GALLONS) : 20.00

TIME MEASURED : 1500

RECOVERY ABILITY : EXCELLENT

### NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.

*United States Customs Approved*



**ATLANTIC**  
**Petroleum Services, Inc.**

*Inspections of Quality*

(718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

**CERTIFICATE OF ANALYSIS**

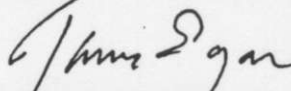
**CLIENT :** NESBRO CORPORATION  
**MATERIAL :** STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
**A.P.S. FILE No :** 93003  
**SAMPLE DRAWN :** 01-29-93  
**SAMPLE RECEIVED:** 02-01-93  
**SAMPLE TESTED :** 02-17-93

**N.Y.S. ELAP LAB ID No.** 10750 / 10058

<b>EPA 8270</b>	<b>RESULTS</b>	<b>EPA 8270</b>	<b>RESULTS</b>
<b>SW - 1</b>	<b>mg/l (ppb)</b>	<b>SW - 1</b>	<b>mg/l (ppb)</b>
Acenaphthene	N/D	Di-N-Butylphthalate	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluoranthene	N/D	Dieldrin	N/D
Benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
4- Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
2- Chloronaphthale	N/D	Hexachlorobutadiene	N/D
4- Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

  
**JAMES EGAN**  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

*United States Customs Approved*



**ATLANTIC  
Petroleum Services, Inc.**

*Inspections of Quality*

817  
(718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

**CERTIFICATE OF ANALYSIS**

**CLIENT :** NESBRO CORPORATION  
**MATERIAL :** STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
**A.P.S. FILE No :** 93003  
**SAMPLE DRAWN :** 01-29-93  
**SAMPLE RECEIVED:** 02-01-93  
**SAMPLE TESTED :** 02-17-93

**N.Y.S. ELAP LAB ID No.** 10750 / 10058

**EPA 8270**

**SW - 1**

**RESULTS mgg/l (ppb)**

Nitrobenzene	N/D
N-Nitrosis-N-Propylamine	N/D
Phenanthrene	N/D
Pyrene	N/D
Toxaphene	N/D
1,2,4-Trichlorobenzene	N/D
Benzidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Endrin	N/D
Hexachlorocyclopentadiene	N/D
N-Nitrosodimethylamine	N/D
N-Nitrosodiphenylamine	N/D

**N/D - Indicates less than 1 part per billion or below detection limit.**

**ATLANTIC PETROLEUM SERVICES, INC.**

*James Egan*

**JAMES EGAN**  
Laboratory Director

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**ATLANTIC**  
**Petroleum Services, Inc.**

*Inspections of Quality*

(8) 720-8700

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**CERTIFICATE OF ANALYSIS**

CLIENT : NESBRO CORPORATION  
MATERIAL : STONE LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No. : 93003  
AMPLE DRAWN : 01-29-93  
AMPLE RECEIVED : 02-01-93  
AMPLE TESTED : 02-17-93  
N.Y.S. ELAP LAB ID No. 10750/10058

PA 8021	RESULTS	EPA 8021	RESULTS
AMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
ethylene Chloride	N/D	Ethylbenzene	N/D
,1-Dichloroethylene	N/D	Toluene	N/D
,1-Dichloroethane	N/D		
rans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
hloroform	N/D	Chloromethane	N/D
,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
,1,1-Trichloroethane	N/D	Bromobenzene	N/D
arbon Tetrachloride	N/D	Bromochloromethane	N/D
inyl Chloride	N/D	SecButylbenzene	N/D
,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
ibromochloroethane	N/D	Chloroethane	N/D
romoform	N/D	2-Chlorotoluene	N/D
etrachloroethane	N/D	4-Chlorotoluene	N/D
is-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
enzene	N/D	Cis-1,3-Dichloropropene	N/D
hlorobenzene	N/D	Dibromomethane	N/D
-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
-Dichlorobenzene	N/D		
-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
romodichloromethane	N/D	N-Butylbenzene	N/D

/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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*United States Customs Approved*



ATLANTIC  
Petroleum Services, Inc.

*Inspections of Quality*

317  
Tel (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONE LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No. : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED : 02-01-93  
SAMPLE TESTED : 02-17-93  
Y.S. ELAP LAB ID No. 10750/10058

PA 8021	RESULTS
AMPLE SW - 1	ug/L
,2-Dichloropropane	N/D
,3-Dichloropropane	N/D
,2-Dichloropropane	N/D
,1-Dichloropropene	N/D
hexachlorobutadiene	N/D
isopropylbenzene	N/D
-Isopropylbenzene	N/D
naphthalene	N/D
-Propylbenzene	N/D
styrene	N/D
,1,1,2-Tetrachloroethane	N/D
,1,2,2-Tetrachloroethane	N/D
,2,3-Trichlorobenzene	N/D
,2,4-Trichlorobenzene	N/D
trichloroethene	N/D
,2,3-Trichloropropane	N/D
,2,4-Trimethylbenzene	N/D
,3,5-Trimethylbenzene	N/D
-Xylene	N/D
-Xylene	N/D
-Xylene	N/D

/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

*United States Customs Approved*



# NESBRO CORPORATION

CERTIFIED MAIL/RETURN RECEIPT REQUESTED #P 251-425-783

September 5, 1992

N.Y.S. Department of Environmental Conservation.  
21 South Putt Corners Road  
New Paltz, New York 12561  
Attn: Mr. John O'Mara, P.E.

Re: Stony Lodge Hospital  
Croton Dam Road  
Ossining, New York

Dear Mr. O'Mara:


In reply to your August 26, 1992 discussion with Mr. Gregg Chappell of Hazardous Waste Engineering Consultants, enclosed please find soils test data for the referenced facility. As requested, Mr. Chappell has also included all test strip charts. Please excuse the quality of these data, as they are fax copies.

As noted in my letter of August 6, 1992, all work on the project has been secured, and the storage tanks remain open for inspection.

Thank you for your time and consideration, we await further instructions.

Very truly yours.

NESBRO CORPORATION



Anthony H. Nester  
President

AHN:sn  
cc: Stony Lodge Hospital ✓  
ENCLOSURES (20)

P.O. BOX 1339, PEEKSKILL, N.Y. 10566  
(914) 739•1341 • FAX (914) 739•2756



Is your RETURN ADDRESS completed on the reverse side?

**SENDER:**

- Complete items 1 and/or 2 for additional services.
- Complete items 3, and 4a & b.
- Print your name and address on the reverse of this form so that we can return this card to you.
- Attach this form to the front of the mailpiece, or on the back if space does not permit.
- Write "Return Receipt Requested" on the mailpiece below the article number.
- The Return Receipt will show to whom the article was delivered and the date delivered.

I also wish to receive the following services (for an extra fee):

1. ☐ Addressee's Address
2. ☐ Restricted Delivery

Consult postmaster for fee.

3. Article Addressed to:

N.Y.S.D.E.C  
21 South Putt Corners Rd.  
New Paltz, NY 12561  
Attn: Mr. John O'Mara, P.E.

4a. Article Number

P 251-425-783

4b. Service Type

- ☐ Registered ☐ Insured  
☐ Certified ☐ COD  
☐ Express Mail ☐ Return Receipt for Merchandise

7. Date of Delivery

5. Signature (Addressee)

6. Signature (Agent)

*John O'Mara* 9/9/92

8. Addressee's Address (Only if requested and fee is paid)

PS Form 3811, December 1991 ★ U.S.G.P.O. 1992-307-530

**DOMESTIC RETURN RECEIPT**

Thank you for using Return Receipt Service

Stony Lodge Hospital Soils Data

P 251 425 783

**Receipt for  
Certified Mail**



No Insurance Coverage Provided  
Do not use for International Mail  
(See Reverse)

Sent to	NYSDEC
Street and No.	21 South Putt Corners Rd.
P.O. State and ZIP Code	New Paltz, NY 12561
Postage	\$121
Certified Fee	100
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	SEP 11 1992
Return Receipt Showing to Whom, Date, and Addressee's Address	SEP 11 1992
TOTAL Postage & Fees	\$221
Postmark or Date	

PS Form 3800, June 1991 Attn: Mr. J O'Mara, P.E.



# HAZARDOUS WASTE ENGINEERING CONSULTANTS, INC.

47 Hudson Street, Building B, Ossining, NY 10562 • (914) 762-9000

• Drum Disposal • Asbestos Removal • ECRA Consultants • Site Evaluation • Hazardous Waste Management • Engineering & Consultation

## VOLATILE ORGANIC ANALYSIS DATA SHEET(SOIL) BTXE/TCLP

CLIENT: NESBRO

DATE: 07/23/92

Lab Identification		VBLK	MB0804	7944	7946	MDL
Client Identification		BLANK	BLANK	M1	E1	
File Identification		4631BW	4641	4642	4643	
Dilution factor		1	1	1	1	
CAS NO.	COMPOUND	$\mu\text{g/l}$	$\mu\text{g/l}$	$\mu\text{g/l}$	$\mu\text{g/l}$	$\mu\text{g/l}$
71432	Benzene	U	U	U	U	0.38
108883	Toluene	U	U	U	U	0.25
100414	Ethylbenzene	U	U	U	U	0.20
1726	M-Xylene	U	U	U	U	0.29
1724&1727	O & P Xylene	U	U	U	U	0.47

\* Minimum Detection Limit (MDL) = Lower Limits of Detection x DF



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• Drum Disposal • Asbestos Removal • ECRA Consultants • Site Evaluation • Hazardous Waste Management • Engineering & Consultation

## VOLATILE ORGANIC ANALYSIS DATA SHEET(SOIL) BTXE/TCLP

CLIENT: NESBRO

DATE: 07/23/92

Lab Identification		7948				
Client Identification		N1				
File Identification		4644				
Dilution factor		1				
						MDL
CAS.NO.	COMPOUND	$\mu\text{g/l}$	$\mu\text{g/l}$	$\mu\text{g/l}$	$\mu\text{g/l}$	$\mu\text{g/l}$
71432	Benzene	U	U	U	U	0.38
108883	Toluene	U	U	U	U	0.25
100414	Ethylbenzene	U	U	U	U	0.20
1726	M-Xylene	U	U	U	U	0.29
1724&1727	O & P Xylene	U	U	U	U	0.47

\* Minimum Detection Limit (MDL) = Lower Limits of Detection x DF



ENVIRONMENTAL ENGINEERING CONSULTANTS, INC.  
ENVIRONMENTAL LABORATORY

B

TCLP/SEMI-VOLATILE ORGANIC ANALYSIS DATA SHEET (SOIL)

CLIENT: NESBRO CORP

DATE:

08/05/92

Lab Identification:		MB0829	MB0806	7945	7947	7949	MDL
Client Identification:		BNA BLK	CLP BL	M2	E2	N2	
File Identification:		A2396	A2395	A2399	A2400	A2401	
Dilution Factor:		1	1	1	1	1	
Date Sample Received:		NA	NA	07/07	07/07	07/07	
Date Extracted:		07/29	07/29	07/29	07/29	07/29	
Date Sample Analyzed:		07/30	07/30	07/30	07/30	07/30	
CAS NO.	COMPOUND	µg/l	µg/l	µg/l	µg/l	µg/l	µg/l
108952	Phenol	U	U	U	U	U	0.20
111444	bis(2-Chloroethyl)Ether	U	U	U	U	U	0.87
95578	2-Chlorophenol	U	U	U	U	U	1.30
541731	1,3-Dichlorobenzene	U	U	U	U	U	0.71
106467	1,4-Dichlorobenzene	U	U	U	U	U	1.01
100516	Benzyl Alcohol	U	2	U	U	U	0.80
95501	1,2-Dichlorobenzene	U	U	U	U	U	0.80
95487	2-Methylphenol	U	U	U	U	U	0.70
108601	bis(2-chloroisopropyl)Ether	U	U	U	U	U	1.31
106445	4-Methylphenol	U	U	U	U	U	0.50
621647	N-Nitroso Di-n-Propylamine	U	U	U	U	U	0.94
67721	Hexachloroethane	U	U	U	U	U	0.94
98953	Nitrobenzene	U	U	U	U	U	1.91
78591	Isophorone	U	U	U	U	U	0.96
88755	2-Nitrophenol	U	U	U	U	U	1.60
105679	2,4-Dimethylphenol	U	U	U	U	U	0.70
65850	Benzoic Acid	U	U	U	10	U	50
111911	bis(2-Chloroethoxy)Methane	U	U	U	U	U	0.90
120832	2,4-Dichlorophenol	U	U	U	U	U	1.20
120821	1,2,4-Trichlorobenzene	U	U	U	U	U	0.83
91203	Naphthalene	U	2	18	5	5	0.92
106478	4-Chloroaniline	U	U	U	U	U	2.70
87683	Hexachlorobutadiene	U	U	U	U	U	0.83
59507	4-Chloro-3-Methylphenol	U	U	U	U	U	2.60
91576	2-Methylnaphthalene	U	1	54	12	16	1.53
77474	Hexachlorocyclopentadiene	U	U	U	U	U	1.50
88062	2,4,6-Trichlorophenol	U	U	U	U	U	0.90
95954	2,4,5-Trichlorophenol	U	U	U	U	U	1.80
91587	2-Chloronaphthalene	U	U	U	U	U	0.74
88744	2-Nitroaniline	U	U	U	U	U	2.30
131113	Dimethyl Phthalate	U	U	U	U	U	1.01
208968	Acenaphthylene	U	U	U	U	U	0.48
606202	2,6-Dinitrotoluene	U	U	U	U	U	1.64
99092	3-Nitroaniline	U	U	U	U	U	2.80



**HAZARDOUS WASTE ENGINEERING CONSULTANTS, INC.**  
**ENVIRONMENTAL LABORATORY**

C

**SEMI-VOLATILE ORGANIC ANALYSIS DATA SHEET (SOIL)**

CLIENT: NESBRO CORP.

DATE: 08/05/92

06/06/92

Lab Identification:		MB0829	MB0806	7945	7947	7949	MDL
Client Identification:		BNA BLK	CLP BL	M2	E2	N2	
File Identification:		A2396	A2395	A2399	A2400	A2401	
Dilution Factor:		1	1	1	1	1	
Date Sample Received:		NA	NA	07/07	07/07	07/07	
Date Extracted:		07/29	07/29	07/29	07/29	07/29	
Date Sample Analyzed:		07/30	07/30	07/30	07/30	07/30	
CAS NO.	COMPOUND	µg/l	µg/l	µg/l	µg/l	µg/l	µg/l
83329	Acenaphthene	U	U	5	0.5	1	0.64
51285	2,4-Dinitrophenol	U	U	U	U	U	50
100027	4-Nitrophenol	U	U	U	U	U	50
132649	Dibenzofuran	U	U	2	U	1	0.59
121142	2,4-Dinitrotoluene	U	U	U	U	U	2.30
84662	Diethylphthalate	U	U	U	U	U	1.16
7005723	4-Chlorophenyl-phenylether	U	U	U	U	U	0.87
86737	Fluorene	U	U	7	U	1	0.73
100016	4-Nitroaniline	U	U	1	U	U	6.40
122667	1,2-Diphenylhydrazine	U	U	U	U	U	0.77
534521	4,6-Dinitro-2-Methylphenol	U	U	U	U	U	2.80
86306	N-Nitrosodiphenylamine	U	U	U	U	U	1.10
101553	4-Bromophenyl-phenylether	U	U	U	U	U	0.92
118741	Hexachlorobenzene	U	U	U	U	U	0.88
87865	Pentachlorophenol	U	U	U	U	U	2.40
85018	Phenanthrene	U	U	7	0.5	U	0.74
120127	Anthracene	U	U	U	U	U	0.86
84742	Di-n-Butylphthalate	U	1	1	1	1	1.26
206440	Fluoranthene	U	U	U	U	U	1.36
129000	Pyrene	U	U	U	U	U	1.13
85687	Butylbenzylphthalate	U	U	U	U	U	1.26
91941	3,3-Dichlorobenzidine	U	U	U	U	U	2.50
56553	Benzo(a)Anthracene	U	U	U	U	U	1.11
218019	Chrysene	U	U	U	U	U	1.24
117817	bis(2-Ethylhexyl)Phthalate	U	4	1	200	U	11.3
117840	Di-n-Octyl Phthalate	U	U	U	U	1	1.08
205992	Benzo(b)Fluoranthene	U	U	U	U	U	0.85
207089	Benzo(k)Fluoranthene	U	U	U	U	U	1.64
50328	Benzo(a)Pyrene	U	U	U	U	U	0.78
193395	Indeno(1,2,3-cd)Pyrene	U	U	U	U	U	2.40
53703	Dibenz(a,h)Anthracene	U	U	U	U	U	2.06
191242	Benzo(g,h,i)Perylene	U	U	U	U	U	2.39

Method Detection Limit = Listed MDL multiplied by the dilution factor.



NESBRO CORPORATION  
P.O. BOX 1339  
PEEKSKILL, NY 10566-1339

BILL NUMBER: 1139

DATE: 07/08/93

PAGE: 1

PO: KENT

BILL TO:

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING PHASE-2  PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #3021).....\$195.00 TEST (EPA # 8070).....\$500.00  THIS CONCLUDES THE NYSDEC WELL MONITORING REQUIREMENTS. IF THE STATE REQUIRES ADDITIONAL TESTING, I WILL CALL YOU. INSTALLATION & CLOSURE PLAN WT WILL FOLLOW WITHIN 30 DAYS.	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

pH : 6.8  
TIME MEASURED : 1400  
RECOVERY ABILITY : GOOD

NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.



**ATLANTIC**  
**Petroleum Services, Inc.**

*Inspections of Quality*

O. Box 030317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New  
Telex: 14103

**QUARTERLY GROUNDWATER MONITORING REPORT**

**CLIENT :** NESBRO CORPORATION

**LOCATION :** STONY LODGE HOSPITAL, CROTON DAM ROAD, OSSINING, NEW YORK

**FILE No. :** 93056

**DATE :** JULY 07, 1993 **SAMPLED BY :** J.M.L.

**MONITORING WELL ID No. :** \_\_\_\_\_ **SITE WELL No. 1**

**WELL CASING HEIGHT**  
**FROM GRADE STEEL/PVC :** 1.21

**\* DEPTH TO GW/PROD FROM TOC :** 8.16

**TOC TO BOTTOM (WELL DEPTH):** 11.58

**AMOUNT OF FLOATING**  
**IMMISCIBLE LAYER (FT) :** NONE

**THICKNESS OF WATER (FT) :** 3.42

**INTERNAL DIAMETER OF**  
**CASING :** .33

**VOLUME OF WATER IN WELL**  
**(GALLONS) :** 7.63

**VOLUME OF WATER PURGED**  
**FROM WELL (GALLONS) :** 23.00

**TEMPERATURE °F. :** 59.9

**pH :** 6.8

**TIME MEASURED :** 1400

**RECOVERY ABILITY :** GOOD

LAST TEST

**NOTES:**

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.

*United States Customs Approved*



# ATLANTIC Petroleum Services, Inc.

*Inspections of Quality*

P.O. Box 317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED: 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

PA 8270	RESULTS	EPA 8270	RESULTS
SW - 1	mgg/l (ppb)	SW - 1	mgg/l (ppb)
acenaphthene	N/D	Di-N-Butylphthalate	N/D
acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
anthracene	N/D	1,2 -Dichlorobenzene	N/D
aldrin	N/D	1,4 -Dichlorobenzene	N/D
benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
benzo (B) Fluoranthene	N/D	Dieldrin	N/D
benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
- Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
chlordan	N/D	Hexachlorobenzene	N/D
- Chloronaphthaele	N/D	Hexachlorobutadiene	N/D
- Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
brysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
,4' - DDD	N/D	Isophorone	N/D
,4' - DDE	N/D	Napthalene	N/D
,4' - DDT	N/D	Ether	N/D
ibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

*United States Customs Approved*



**ATLANTIC**  
**Petroleum Services, Inc.**

*Inspections of Quality*

P.O. Box 317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

**C E R T I F I C A T E   O F   A N A L Y S I S**

**CLIENT :** NESBRO CORPORATION  
**MATERIAL :** STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
**A.P.S. FILE No :** 93056  
**SAMPLE DRAWN :** 07-07-93  
**SAMPLE RECEIVED:** 07-09-93  
**SAMPLE TESTED :** 07-07 / 08-03-93  
**N.Y.S. ELAP LAB ID No.** 10750 / 10058

**EPA 8270**

**SW - 1**

**RESULTS mmg/l (ppb)**

Nitrobenzene	N/D
N-Nitrosis-N-Propylamine	N/D
Phenanthrene	N/D
Pyrene	N/D
Toxaphene	N/D
1,2,4-Trichlorobenzene	N/D
Benzidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Endrin	N/D
Hexachlorocyclopentadiene	N/D
N-Nitrosodimethylamine	N/D
N-Nitrosodiphenylamine	N/D

**N/D - Indicates less than 1 part per billion or below detection limit.**

ATLANTIC PETROLEUM SERVICES, INC.

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**JAMES EGAN**  
Laboratory Director

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New York, 10303-0001  
Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No. : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93  
Y.S. ELAP LAB ID No. 10750/10058

PA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Ethylene Chloride	N/D	Ethylbenzene	N/D
1-Dichloroethylene	N/D	Toluene	40.3
1-Dichloroethane	N/D		
trans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,2-Trichloroethane	N/D	TertButylbenzene	N/D
Bromochloroethane	N/D	Chloroethane	N/D
Fluoromethane	N/D	2-Chlorotoluene	N/D
1,1,2-Trichloroethane	N/D	4-Chlorotoluene	N/D
Benzene	2.8	Chloroethylethylether	N/D
Chlorobenzene	N/D	Cis-1,3-Dichloropropene	N/D
1,2-Dichlorobenzene	N/D	Dibromomethane	N/D
1,4-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
1,3-Dichlorobenzene	N/D		
1,1-Dichloroethane	N/D	Dichlorodifluoromethane	N/D
1,1,2-Trichloroethane	N/D	N-Butylbenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

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Telex: 141032 / ATPETROL

**C E R T I F I C A T E   O F   A N A L Y S I S**

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No. : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93  
NYA. ELAP LAB ID No. 10750/10058

IPA 8021	RESULTS
SAMPLE SW - 1	ug/L
2-Dichloropropane	N/D
3-Dichloropropane	N/D
2-Dichloropropane	N/D
1-Dichloropropene	N/D
hexachlorobutadiene	N/D
isopropylbenzene	N/D
isopropylbenzene	N/D
naphthalene	N/D
Propylbenzene	N/D
styrene	N/D
1,1,2-Tetrachloroethane	N/D
1,2,2-Tetrachloroethane	N/D
2,3-Trichlorobenzene	N/D
2,4-Trichlorobenzene	N/D
trichloroethene	N/D
2,3-Trichloropropane	N/D
2,4-Trimethylbenzene	N/D
3,5-Trimethylbenzene	N/D
toluene	1.80

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

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Laboratory Director

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NESBRO CORPORATION  
P.O. BOX 1339  
PEEKSKILL, NY 10566-1339

BILL NUMBER:

1161

DATE:

11/29/93

PAGE:

1

BILL TO:

PO:

092293

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

CITY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING RETEST PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #8021 ).....\$195.00 TEST (EPA #8070 ).....\$500.00  TEST RESULTS ATTACHED..... INSTALLATION & CLOSURE REPORTS TO FOLLOW WITHIN 30 DAYS....	920.00	0.00	920.00
				0.00
				920.00

Bromodichloromethane

N/D  
N/D

Dichlorodifluoromethane  
N-Butylbenzene

N/D  
N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

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## C E R T I F I C A T E O F A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED : 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Methylene Chloride	N/D	Ethylbenzene	N/D
1,1-Dichloroethylene	N/D	Toluene	N/D
1,1-Dichloroethane	N/D		
Trans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
1,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
Dibromochloroethane	N/D	Chloroethane	N/D
Bromoform	N/D	2-Chlorotoluene	N/D
Tetrachloroethane	N/D	4-Chlorotoluene	N/D
Cis-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
Benzene	N/D	Cis-1,3-Dichloropropene	N/D
Chlorobenzene	N/D	Dibromomethane	N/D
O-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
M-Dichlorobenzene	N/D		
P-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
Bromodichloromethane	N/D	N-Butylbenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

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 APS

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Fax (718) 720-1405New York, 10303-0001  
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## C E R T I F I C A T E   O F   A N A L Y S I S

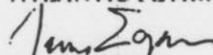
CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED : 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021 SAMPLE SW - 1	RESULTS ug/L
1,2-Dichloropropane	N/D
1,3-Dichloropropane	N/D
2,2-Dichloropropane	N/D
1,1-Dichloropropene	N/D
Hexachlorobutadiene	N/D
Isopropylbenzene	N/D
P-Isopropylbenzene	N/D
Naphthalene	N/D
N-Propylbenzene	N/D
Styrene	N/D
1,1,1,2-Tetrachloroethane	N/D
1,1,1,2,2-Tetrachloroethane	N/D
1,2,3-Trichlorobenzene	N/D
1,2,4-Trichlorobenzene	N/D
Trichloroethene	N/D
1,2,3-Trichloropropane	N/D
1,2,4-Trimethylbenzene	N/D
1,3,5-Trimethylbenzene	N/D
Xylene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

  
JAMES EGAN  
Laboratory Director

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CLIENT : CERTIFICATE OF ANALYSIS  
NESBRO CORPORATION

MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID

A.P.S. FILE No : 93095

SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED: 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270 SW - 1	RESULTS mmg/l (ppb)	EPA 8270 SW - 1	RESULTS mmg/l (ppb)
Acenaphthene	N/D	Di-N-Butylphthalete	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluroanthene	N/D	Dieldrin	N/D
Benzo (K) Fluroanthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluroanthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
4- Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
2- Chloronaphthaele	N/D	Hexachlorobutadiene	N/D
4- Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED: 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270

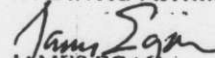
SW - 1

RESULTS mg/l (ppb)

Nitrobenzene	N/D
N-Nitrosis-N-Propylamine	N/D
Phenanthrene	N/D
Pyrene	N/D
Toxaphene	N/D
1,2,4-Trichlorobenzene	N/D
Benzidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Endrin	N/D
Hexachlorocyclopentadiene	N/D
N-Nitrosodimethylamine	N/D
N-Nitrosodiphenylamine	N/D

N/D - Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

  
JAMES EGAN  
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NESBRO CORPORATION  
P.O. BOX 1339  
PEEKSKILL, NY 10566-1339

BILL NUMBER: 1139

DATE: 07/08/93

PAGE: 1

PO: KENT

BILL TO:

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING PHASE-2 PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #3021).....\$195.00 TEST (EPA # 8070).....\$500.00  THIS CONCLUDES THE NYSDEC WELL MONITORING REQUIREMENTS. IF THE STATE REQUIRES ADDITIONAL TESTING, I WILL CALL YOU. INSTALLATION & CLOSURE PLAN WT WILL FOLLOW WITHIN 30 DAYS.	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

PH : 6.8  
TIME MEASURED : 1400  
RECOVERY ABILITY : GOOD

NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.



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Mariner's Harbor  
Fax (718) 720-1405

New York  
Telex: 14103

**QUARTERLY GROUNDWATER MONITORING REPORT**

CLIENT	:	<u>NESBRO CORPORATION</u>	
LOCATION	:	<u>STONY LODGE HOSPITAL, CROTON DAM ROAD, OSSINING, NEW YORK</u>	
FILE No.	:	<u>93056</u>	
DATE	:	<u>JULY 07, 1993</u>	<u>SAMPLED BY : J.M.L.</u>
MONITORING WELL ID No.	:	<u>SITE WELL No. 1</u>	
WELL CASING HEIGHT FROM GRADE STEEL/PVC	:	1.21	
*			
DEPTH TO GW/PROD FROM TOC	:	8.16	
TOC TO BOTTOM (WELL DEPTH):	:	11.58	
AMOUNT OF FLOATING IMMISCIBLE LAYER (FT)	:	NONE	
THICKNESS OF WATER (FT)	:	3.42	
INTERNAL DIAMETER OF CASING	:	.33	
VOLUME OF WATER IN WELL (GALLONS)	:	7.63	
VOLUME OF WATER PURGED FROM WELL (GALLONS)	:	23.00	
TEMPERATURE °F.	:	59.9	
PH	:	6.8	
TIME MEASURED	:	1400	
RECOVERY ABILITY	:	GOOD	

LAST TEST

**NOTES:**

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.

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**Petroleum Services, Inc.**

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Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

**C E R T I F I C A T E O F A N A L Y S I S**

**CLIENT :** NESBRO CORPORATION  
**MATERIAL :** STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
**P.S. FILE No :** 93056  
**SAMPLE DRAWN :** 07-07-93  
**SAMPLE RECEIVED:** 07-09-93  
**SAMPLE TESTED :** 07-09 / 08-03-93

**N.Y.S. ELAP LAB ID No.** 10750 / 10058

PA 8270	RESULTS	EPA 8270	RESULTS
W - 1	mg/l (ppb)	SW - 1	mg/l (ppb)
acenaphthene	N/D	Di-N-Butylphthalate	N/D
acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
anthracene	N/D	1,2 -Dichlorobenzene	N/D
aldrin	N/D	1,4 -Dichlorobenzene	N/D
benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
benzo (B) Fluoranthene	N/D	Dieldrin	N/D
benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
Chloronaphthaele	N/D	Hexachlorobutadiene	N/D
Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4' - DDD	N/D	Isophorone	N/D
4' - DDE	N/D	Napthalene	N/D
4' - DDT	N/D	Ether	N/D
benzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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*United States Customs Approved*



**ATLANTIC**  
**Petroleum Services, Inc.**

*Inspections of Quality*

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Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

**C E R T I F I C A T E   O F   A N A L Y S I S**

**CLIENT :** NESBRO CORPORATION  
**MATERIAL :** STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
**A.P.S. FILE No :** 93056  
**SAMPLE DRAWN :** 07-07-93  
**SAMPLE RECEIVED:** 07-09-93  
**SAMPLE TESTED :** 07-07 / 08-03-93

**N.Y.C. ELAP LAB ID No.** 10750 / 10058

**EPA 8270**

**SW - 1** **RESULTS mmg/1 (ppb)**

Nitrobenzene	N/D
N-Nitrosis-N-Propylamine	N/D
Phenanthrene	N/D
Pyrene	N/D
Toxaphene	N/D
1,2,4-Trichlorobenzene	N/D
Benzidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Endrin	N/D
Hexachlorocyclopentadiene	N/D
N-Nitrosodimethylamine	N/D
N-Nitrosodiphenylamine	N/D

**N/D - Indicates less than 1 part per billion or below detection limit.**

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
**JAMES EGAN**  
Laboratory Director

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Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No. : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93

Y.S. ELAP LAB ID No. 10750/10058

PA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Ethylene Chloride	N/D	Ethylbenzene	N/D
1-Dichloroethylene	N/D	Toluene	40.3
1-Dichloroethane	N/D		
trans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,2-Trichloroethane	N/D	TertButylbenzene	N/D
Bromochloroethane	N/D	Chloroethane	N/D
Fluoromethane	N/D	2-Chlorotoluene	N/D
1,1,2-Trichloroethane	N/D	4-Chlorotoluene	N/D
Benzene	2.8	Chloroethylethylether	N/D
Chlorobenzene	N/D	Cis-1,3-Dichloropropene	N/D
1,2-Dichlorobenzene	N/D	Dibromomethane	N/D
1,4-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
1,3-Dichlorobenzene	N/D		
1,2-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
1,1-Dichloroethane	N/D	N-Butylbenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

= United States Customs Approved =



**ATLANTIC**  
**Petroleum Services, Inc.**

*Inspections of Quality*

O. Box 317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

**C E R T I F I C A T E   O F   A N A L Y S I S**

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No. : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93

NYC. ELAP LAB ID No. 10750/10058

CPA 8021	RESULTS
SAMPLE SW - 1	ug/L
2-Dichloropropane	N/D
3-Dichloropropane	N/D
2-Dichloropropane	N/D
1-Dichloropropene	N/D
hexachlorobutadiene	N/D
propylbenzene	N/D
isopropylbenzene	N/D
naphthalene	N/D
propylbenzene	N/D
styrene	N/D
1,1,2-Tetrachloroethane	N/D
1,2,2-Tetrachloroethane	N/D
2,3-Trichlorobenzene	N/D
2,4-Trichlorobenzene	N/D
trichloroethene	N/D
2,3-Trichloropropane	N/D
2,4-Trimethylbenzene	N/D
3,5-Trimethylbenzene	N/D
ylene	1.80

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

*United States Customs Approved*





**SCHOOR DEPALMA**  
Engineers and Consultants

060075501

**ENVIRONMENTAL SITE ASSESSMENT**

Of:

**Stony Lodge Hospital**  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining  
Westchester County, New York

For:

**K. Hovnanian Companies Northeast, Inc.**  
110 Fieldcrest Avenue  
Edison, NJ 08818

Prepared By:

**SCHOOR DEPALMA**  
Justin Corporate Center  
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March 2006

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New Jersey Pennsylvania New York Florida Arizona

*Damiano Long - A division of Schoor DePalma*



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## **1.0 Introduction**

Schoor DePalma Inc. (SD) has performed a Phase I Environmental Site Assessment (ESA) of Stony Lodge Hospital in the Town of Ossining, Westchester County, New York (herein referred to as the "subject property" or "property"). SD prepared this ESA for the exclusive benefit and use of K. Hovnanian Companies Northeast, Inc. Section 5.0 contains a summary of the findings and conclusions of this ESA.

SD derived the findings presented within this ESA report from the following sources: records review of reasonably ascertainable and practically reviewable sources, site reconnaissance (a visit to the property), and interviews with knowledgeable parties. Any exceptions to (or deletions from) this practice are described in Sections 1.2, 1.3, and 6.0 of this report.

### **1.1 Purpose**

SD conducted this ESA at the request of K. Hovnanian Companies Northeast, Inc. The purpose of this ESA is to identify, to the extent feasible pursuant to this process, recognized environmental conditions (RECs) in connection with the subject property.

RECs are defined by the ASTM International (ASTM) as "... the presence or likely presence of any hazardous substances or petroleum products on the property under conditions that indicate an existing release, a past release, or a material threat of release of any hazardous substances or petroleum products into the structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies."

### **1.2 Methodology Used and Limiting Conditions**

SD performed this ESA pursuant to the guidelines specified in the Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process E 1527-00, published by the ASTM.



### **1.3 Limitations and Exceptions of this Assessment**

The RECs identified in this ESA report are limited to those SD identified in the records reviews, site reconnaissance, and interviews that are documented within. This ESA did not include an inspection of subsurface conditions, or any intrusive testing or sampling (e.g., air, water, soil and building materials).



## **2.0 Subject Area Description**

### **2.1 Location and Legal Description**

The subject property lies along 40 Croton Dam Road in the Town of Ossining, Westchester County, New York. The property is designated as Block 13, Lot 2 by the Town of Ossining for tax purposes. Figure 1 (Appendix A) displays the approximate location of the property on a portion of the USGS 7.5 minute Quadrangle. Figure 2 (Appendix A) displays the boundaries of the property on the Town of Ossining Tax Map. Figure 3 (Appendix A) displays the Aerial Location Map of the subject property.

### **2.2 Subject Property and Vicinity Characteristics**

The subject property is approximately 16.20 acres in size and consists of Stony Lodge Hospital and several associated buildings.

The majority of the surrounding subject area consists of residential and commercial development, with scattered undeveloped woodlands. Residential structures occupy adjacent properties.

### **2.3 Current and Past Uses of the Subject Property**

The subject property currently and historically consisted of a psychiatric hospital and several associated buildings. See Section 4 for details pertaining to subject property characteristics and current use.



### 3.0 Records Review

#### 3.1 Standard Environmental Record Sources

The ASTM Phase I ESA process includes the review of select Federal and State environmental record sources in order to evaluate the potential existence of RECs either on the subject property or within specified distances from the property. ASTM has established search radii for each of these standard environmental record sources. Table 1 is a list of the Federal and State environmental record sources that SD reviewed as part of this ESA. Also included in Table 1 are the approximate minimum search distances for each record source.

<b>Table 1 – Standard Environmental Record Sources</b>	
<b>Source</b>	<b>Approximate Minimum Search Distance</b>
USEPA National Priorities List (NPL) Agency Data Release Date: 7/01/05	1.00 miles
USEPA Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) List Agency Data Release Date: 9/19/05	0.5 miles
USEPA CERCLIS No Further Remedial Action Planned List Agency Data Release Date: 8/22/05	Subject Property and Adjoining Properties
USEPA Resource Conservation and Recovery Information System (RCRIS) CORRACTS Treatment, Storage, and Disposal (TSD) Facilities (i.e. TSD Facilities under corrective action by RCRA) List Agency Data Release Date: 10/13/05	1.00 miles
USEPA non-CORRACTS RCRIS TSD List Agency Data Release Date: 10/14/05	0.50 miles
USEPA RCRIS Large and Small Generators List Agency Data Release Date: 10/14/05	0.25 mile
USEPA Emergency Response Notification System (ERNS) Agency Data Release Date: 12/31/04	Subject Property and Adjoining Properties
Inactive Hazardous Waste Disposal Sites in New York State (SHWS) database Agency Data Release Date: 8/22/05	1.00 miles
Petroleum Bulk Storage (PBS) Database Agency Data Release Date: 1/01/02	Subject Property and Adjoining Properties
Spills Information Database (LTANKS) database Agency Data Release Date: 10/06/05	0.50 miles
Listing of Leaking Storage Tanks (HIST LTANKS) Agency Data Release Date: 1/01/02	0.50 miles



SD performed this records review utilizing a computer database search report (Appendix B) prepared by Environmental Data Resources, Inc. (EDR). The star on the Topographic Map, Overview Map, and Detail Map of the database report marks the approximate location of the subject property. This report keys the surrounding sites on the ASTM-specified databases to the inclusive Overview Map and Detail Map. SD notes that some of the sites may be listed in more than one (1) database. Further, EDR may have been unable to plot certain sites due to incomplete information, resulting in a list of "unplottable" sites.

The subject property was identified in the EDR database search report.

1.               Stony Lodge Hospital, Inc.  
                  Croton Dam Road  
                  Ossining, New York

The EDR report states that this site is listed in the Aboveground Storage Tank (AST) and Underground Storage Tank (UST) databases. According to the information provided by EDR the site was issued Petroleum Bulk Storage# 3-507024. Three (3) 275 gallon ASTs containing #2 fuel oil were administratively closed in 2001. One (1) 275 gallon diesel AST was administratively closed in 2001. Additionally, three (3) 275 gallon ASTs remain in service. No leaks or spills were reported. In addition, the subject property is listed in the UST database. According to the information provided by EDR, One (1) 1,500, one (1) 3,000, and one (1) 2,000 gallon #2 fuel oil USTs were closed in place. Two (2) 550 gallon and one (1) 1,000 gallon USTs were administratively closed in 2001. Additionally, two (2) 550 gallon, three (3) 1,800 gallon and one (1) 1,000 gallon #2 fuel oil USTs remain in service.

The EDR report lists nineteen (19) separate sites within ASTM search distances; several of these sites were reported in one or more databases. All nineteen (19) sites have been eliminated from consideration as potential environmental threats to the subject property based on their topographic position relative to the subject property, and/or the status of the associated listing. According to information provided in the EDR report, there are no surrounding sites located at equal or higher elevation or adjacent to the subject property.



The EDR report listed thirty nine (39) "unplottable" or "orphan" sites, which, due to insufficient location information, could not be mapped. SD was unable to determine the location of the orphan sites with respect to the subject property based on the information provided in the EDR report. SD did not observe any of the orphan sites adjacent to the subject property during our site reconnaissance.



### **3.2 Additional Environmental Record Sources**

Pursuant to the Freedom of Information Act (FOIA) and the Open Public Records Act (OPRA), SD submitted information requests for the subject property to the following agencies on March 9, 2006:

- United States Environmental Protection Agency (USEPA);
- New York State Department of Environmental Conservation (NYSDEC) Office of the Records Custodian;
- County of Westchester
- Town of Ossining

Copies of all information requests and any pertinent information obtained as a result of each request are included in Appendix C.

SD received a letter from the USEPA dated March 16, 2006 indicating receipt of the request. SD had not received any information from the USEPA at the time this report was prepared. In the event that USEPA transmits any information of environmental significance it will be forwarded to the client upon receipt.

SD received a letter from the NYSDEC indicating that no information was available regarding the subject property.

SD had not received any information from the County of Westchester at the time this report was prepared. In the event that The County of Westchester transmits any information of environmental significance it will be forwarded to the client upon receipt.

SD had not received any information from the Town of Ossining at the time this report was prepared. In the event that The Town of Ossining transmits any information of environmental significance it will be forwarded to the client upon receipt.



### 3.3 Standard Historical Sources

ASTM E 1527 provides eight (8) standard sources from which the history of the subject property/area may be established. These sources include the following:

1. Aerial Photographs;
2. Fire Insurance Maps;
3. Property Tax Files;
4. Recorded Land Title Records;
5. USGS 7.5 Minute Topographic Maps;
6. Local Street Directories;
7. Building/Engineering Department Records; and
8. Zoning/Land Use Records

The following subsections document SD's research of these Standard Historical Sources.

#### 3.3.1 Aerial Photographs

SD reviewed a series of historical aerial photographs provided by EDR depicting site conditions in 1953, 1964, 1974, 1989 and 1994. Copies of historical aerial photographs obtained from EDR are provided in Appendix D. In addition, SD prepared a site map utilizing "New York State Interactive Mapping Gateway" Color Infrared Digital Imagery depicting site conditions in 2002 (<http://www.nysgis.state.ny.us/gateway/mg/>) (Figure 3, Appendix A). The following bulleted items provide SD's interpretation of key highlights presented on these aerial photographs.

- 1953 (Black and White, 1"= 750') – The subject property is observed along Croton Dam Road. Improved roadways are located on the subject property. Approximately seven buildings seem apparent on the subject property. Residential developments are located in the vicinity of the subject property. A pool is located in the southwest portion of the subject property. The northwest and eastern portions of the site are vacant land.
- 1964 (Black and White, 1"= 750') – The subject property is observed along Croton Dam Road. Improved roadways are located on the subject property. Approximately seven buildings seem apparent on the subject property. Additional residential developments are located in the vicinity of the subject property. A pool is located in the southwest portion of the subject property. The northwest and eastern portions of the site are vacant land.
- 1974 (Black and White, 1"=750') – No significant changes are observed to the subject from the previous aerial photograph. A majority of the vicinity appears wooded.



- 1989 (Black and White, 1"= 833') – Assessment of this aerial is not possible due to poor photographic quality.
- 1994 (Black and White, 1"= 833') – Assessment of this aerial is not possible due to poor photographic quality.
- 2002 (Color, 1"=400') – The subject property is observed along Croton Dam Road. Stony Brook Hospital and several other associated buildings are located on the subject property. It appears as though eight (8) buildings are located on the subject property, with some smaller storage sheds located in the southwest corner of the subject property. Residential developments are located in the vicinity of the subject property. A baseball field is located to the northeast of the subject property.

### 3.3.2 Fire Insurance Maps

SD researched the availability of Sanborn Fire Insurance Maps (Sanborn Maps) for the subject area with EDR. Sanborn Map coverage was available for the subject area in 1931, 1942, 1949, and 1971. Appendix E contains a copy of the Sanborn Map search confirmation. The following bulleted items provide SD's interpretation of key highlights presented on these Sanborn Maps.

- 1931 (Black and White, 1"=120') – The subject property is observed north of Pershing Avenue. The majority subject property is observed as vacant land. Several residential properties are observed surrounding the subject property to the south and east.
- 1942 (Black and White, 1"=120') – The subject property is observed along Croton Dam Road (Dale Avenue). The subject property is owned by Berdarn Realty Company Inc. Stony Lodge is located on the subject property with a circular roadway around the structure. Several unidentified structures are located within the subject property.
- 1949 (Black and White, 1"=120') – This Sanborn does not show a detailed view of the property. Additional residential development is observed surrounding the subject property.
- 1971 (Black and White, 1"=120') – This Sanborn does not show a detailed view of the property. Additional residential development is observed surrounding the subject property.



### 3.3.3 Property Tax Files

Review of property records provided by Real Quest indicates that the subject property is comprised of lot 2.

The following tables provide a summary of ownership history provided by Real Quest for parcels that comprised the subject property. Copies of property records are provided in Appendix C.

Table 2 - Property Ownership Information -Lot 2		
Grantor	Grantee	Date
SMA Realty Corp	Stony Lodge Hospital	May 1989

### 3.3.4 Recorded Land Title Records

See Section 3.4.3 for information pertaining to subject property ownership history.

### 3.3.5 USGS 7.5 Minute Topographic Map(s)

SD obtained four (4) historical topographic maps of the subject property from EDR. Copies of the historical topographic maps are included in Appendix F. Table 4 provides a summary of these topographic maps.

Table 4 - Summary of Topographic Maps			
Date	Quad Map	Scale	Series
1902	Tarrytown	1:62,500	15 Minute
1943	Ossining	1:31,680	7.5 Minute
1967	Ossining	1:24,000	7.5 Minute
1967-1979*	Ossining	1:24,000	7.5 Minute
* Photo Revised			

The following bulleted items provide SD's interpretation of key highlights presented on these historical topographic maps.

- 1902 – The subject property is observed east of the Hudson River. One (1) structure is observed on the subject property. A small creek is observed running on the subject property along the southeastern border. Several structures are observed in the vicinity of the subject property. The Central and Hudson River Railroad is located to the east of the subject property.



- 1947– A small improved circular road is located on the subject property. A total of four structures are apparent on the subject property. Significant development is observed to the south and west of the subject property. Saint Augustine Cemetery is observed to the west of the property.
- 1967- A small improved circular road is located on the subject property. A total of six structures are now apparent on the subject property. Croton Dam Road is located to the west of the subject property. Significant development is observed to the south and west of the subject property. Saint Augustine Cemetery is observed to the west of the property. Veterans Memorial Park is located to the east.
- 1967-1979- A small improved circular road is located on the subject property. A total of seven structures are now apparent on the subject property. Croton Dam Road is located to the west of the subject property. Saint Augustine Cemetery is observed to the west of the property. Veterans Memorial Park is located to the east.

### **3.3.6 Local Street Directories/MacRae's Industrial Directories**

SD requested a search of City Directory files from EDR for the address of 40 Croton Dam Road on March 9, 2006. The City Directory Search Report indicated that the subject property address was not listed within the City Directories database. 22, 24 Croton Dam Road was listed as residences in 1970, 1975, 1980, 1985, 1990, 1995, 2000, and 2005. Additionally, VS Construction Corp. was listed in the City Directory at 37 Croton Dam Road. Conte Landscaping is listed at 45 Croton Dam Road, while Megabrokers realty is listed at 49 Croton Dam Road. SD did not obtain a MacRae's Industrial Directory Report for the subject property because none of the other historic record sources indicated development for an industrial use, and it is unlikely that such a search report would provide any pertinent information with respect to the subject property. Copies of the City Directory Search Report are provided in Appendix G.



### 3.3.7 Other Historical Sources

#### *Stony Lodge Hospital, Inc. provided Documents*

Stony Lodge Hospital provided several documents regarding the onsite monitoring well, and quarterly sampling results for the well. These documents are included in Appendix C of this report.

The NYSDEC document signed by John O'Mara indicates that one well was to be placed downgradient from the USTs that were closed in place. Three different sampling events were performed in February, July and November of 1993. February and November results were non-detect (N/D) for all parameters, while July results indicated an elevated concentration of toluene [40.3 parts per billion (ppb)], benzene (2.8 ppb), and xylene (1.8 ppb).



#### **4.0 Site Inspection**

SD conducted the site inspection for this ESA on March 14, 2006. John Parykasz, the building superintendent for Stony Lodge Hospital, accompanied SD for the majority of the site inspection. The following subsections provide a summary of the on site conditions that are pertinent to this ESA. Site inspection photographs are included in Appendix H of this report.

#### **4.1 Improvements and Other Features**

The subject property was accessed from Croton Dam Road in the western portion of the site. Eight (8) buildings a garage and several small storage sheds are located on the subject property. No natural gas is used anywhere on the property. Several storm sewer catch basins are located throughout the property along the improved driveways. The buildings are serviced by sanitary sewer and do not utilize a septic system. The following paragraphs detail the feature of the buildings:

##### **Administration Building**

This two-story building contains a pharmacy and office space. The building is located in the southern portion of the subject property. One (1) 550 gallon UST containing #2 heating oil is located in the vicinity of the building, which fuels the furnace located in the boiler room.

##### **Maintenance Building**

This building is located in the southeastern portion of the subject property contains maintenance supplies and an upstairs sleeping area for the workers. Two (2)-275 gallon ASTs are located in the vicinity of the building. One of the ASTs is staged over soil and contains #2 heating oil which is used to fuel the furnace, while the other is staged on concrete and contains diesel fuel used to fuel machines and lawn care equipment. Several cabinets were located on the ground floor of this building that stored paints, supplies, and various maintenance equipment. Several empty propane cylinders were also located in the vicinity of this building.



### **West Lodge**

This two story building contains office space and is utilized for the storage of office supplies. The master MSDS book is located in this building. The building is located in the southern portion of the subject property. One (1) 550 gallon UST, containing #2 heating oil is located in the vicinity of the building, which is used to fuel the furnace located in the boiler room. Propane is used for hot water.

### **Garage**

This one story building contains lawn care machinery and a small tractor. The building is located in the southern portion of the subject property. The garage has a concrete floor which was observed to be of sound integrity. The garage is serviced by electric.

### **South Cottage**

This two story building contains office space. The building is located in the southern portion of the subject property. One (1) 1,000 gallon UST, containing #2 heating oil is located in the vicinity of the building. Propane is used for hot water.

### **East Lodge**

This building has the capacity to hold sixteen (16) patients. A propane tank is used for this building's emergency generator, while a 2,000 gallon UST, containing #2 heating oil is used to fuel the furnace. One approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.

### **North Lodge**

This building has the capacity to hold twenty-four (24) patients and eight adult units, which are not currently in use. A propane tank is used for this buildings generator, while a 2,000 gallon UST containing #2 heating oil is used to fuel the furnace. One (1) approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.



### **Main Building**

This building has the capacity to hold thirteen (13) patients. A propane tank is used for this buildings generator, while a 2,000 gallon UST containing #2 heating oil is used to fuel the furnace. One (1) approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.

### **Recreation Building**

This building contains a laundry room, an art room, some offices, and one small storage room. The boiler room contains one (1)-275 gallon #2 heating oil AST. This building also has 8 propane tanks associated with it, which are located behind the building.

### **Sheds**

Several small sheds and old pool storage structures are located in the southwestern portion of the property. The sheds were locked and SD was unable to gain access to these structures. Mr. Parykasz indicated that these structures were used historically as pool storage sheds, but were also used to store files after the pool was removed.

## **4.2 Hazardous Substances and Petroleum Products**

The heating fuel source for the buildings is typically propane and #2 fuel heating oil contained in an either ASTs or USTs. SD observed the ASTs to be in relatively good condition. No indication of release was observed in any of the boiler rooms.

## **4.3 Aboveground Storage Tanks (AST)**

Three (3) active 275 gallon ASTs were observed on the subject property during the site reconnaissance. The ASTs appeared to be in good condition and no evidence of staining was observed near the ASTs. See Section 4.1 for a more detailed description of these ASTs.

## **4.4 Underground Storage Tanks (UST)**

Six (6) active USTs and three (3) inactive USTs that have been abandoned in place are present on the subject property. See Section 4.1 for a detailed description of the USTs.



#### **4.5 Indications of Polychlorinated Biphenyls**

Transformers and other types of electrical equipment have historically utilized dielectric fluid containing polychlorinated biphenyl compounds (PCBs). SD observed one (1) pad mounted transformer near the main building on the subject property during the March 14, 2006 site inspection. The transformer appeared to be well maintained and in good condition. There was no evidence of stressed vegetation or staining visible on the ground surface in vicinity of the transformers that would be indicative of a past release of PCBs.

#### **4.6 Indications of Solid Waste Disposal**

One (1) area of solid waste disposal was observed on the subject property during the March 14, 2006 site reconnaissance. This area was north of East Lodge and west of North Lodge. SD observed a large pile of mostly vegetative debris on the side of the hill. The pile was rather deep and appeared to be only vegetative debris. John Parykasz and Kevin Czipo, Executive Director, indicated that to their knowledge only vegetative debris had been dumped at this location, however if any other dumping had occurred on the property this would be the location.

#### **4.7 Boiler Rooms**

Boiler/furnace rooms were located in each building described in section 4.1, except for the garage and small storage sheds. The boiler rooms contained furnaces and hot water heaters. The furnaces were fueled by #2 heating oil while the hot water heaters were typically fueled with either propane or #2 heating oil. In each building, the boiler room floors were made of concrete and were of sound integrity with no indication of staining observed.



## 5.0 Findings and Conclusions

SD has performed an ESA in conformance with the scope and limitations of ASTM Practice E 1527-00 for the subject property designated as Block 13m, Lot 2 in the Town of Ossining, Westchester County, New York. Any exceptions to or deletions from this practice are described in Sections 1.2, 1.3, and 6.0 of this report. The subject property was identified in environmental database report lists. This assessment has revealed no evidence of RECs in connection with the subject property, except for the following.

- **Underground Storage Tanks (REC-1)** – USTs have existed and currently exist at the subject property. Six (6) active USTs and three (3) USTs that have been abandoned in place are present on the subject property. Additional investigation is warranted.
- **Waste Piles (REC-2)**– One (1) area of solid waste disposal was observed on the subject property during the March 14, 2006 site reconnaissance. This area was north of East Lodge and west of North Lodge. SD observed a large pile of mostly vegetative debris on the side of the hill. The pile was rather deep and appeared to be only vegetative debris. John Parykasz and Kevin Czipo, Executive Director, indicated that to their knowledge only vegetative debris had been dumped at this location, but if any other dumping had occurred on the property this would be the location. Additional investigation is warranted.



## **6.0 General Limitations**

The Environmental Assessment activities and the preparation of this Report were conducted in accordance with practices and procedures generally accepted in the consulting engineering field. The information contained in this Report is further qualified as follows:

1. SD assumes no responsibility for matters of a legal nature affecting the subject property inspected or the title thereto.
2. Any sketch appearing in or attached to the inspection Report, or any statement of dimensions, capacities, quantities or distances, are approximate and are included to assist the reader in visualizing the subject property. SD made no survey of the subject property.
3. Employees of SD are not required to give testimony or appear in court because of having made the inspection with reference to the subject property in question, unless arrangements have been previously made therefore.
4. This Report is not intended to have any direct effect on the value of the subject property inspected but simply to provide a visual Environmental Assessment solely for the benefit of the Principal Parties.
5. Information, estimates and opinions furnished to SD and contained in the report, were obtained from sources considered reliable and believed to be true and correct. However, SD has made no independent investigation as to such matters and undertakes no responsibility for the accuracy of such items. No other warranty is given or implied by this Report.
6. The Report is solely for the benefit and personal use of the Principal Parties, and is subject to and issued in connection with the Proposal and the Terms and Conditions attached thereto. The data reported and findings, observations, and conclusions expressed in the Report are limited by the Scope of Work.



## TANK CLOSURE INSPECTION REPORT

Site <u>Sony Lodge</u>		NYSDEC Spill No. <u>09051666</u>
Address <u>40 Croton Drive Road</u>		PBS No. <u>3-507024</u>
Town <u>Ossining</u>	Municipality	Date of Inspection <u>10.26.09</u>
Contractor <u>Elite (Willie Silsdorf)</u>		Time of Inspection <u>1:30</u>

## TANK INFORMATION

Capacity	Type	Product Stored	Condition
550	Steel	#2 fuel oil (007 adman)	hole in top pitting
1000	Steel	#2 fuel oil (006 S. lodge)	pitting
550	Steel	#2 fuel oil (008 W. lodge)	pitting

## EXCAVATION INFORMATION

Excavation dimensions:	Is soil staining visible?	Y <input type="radio"/> N <input checked="" type="radio"/>	Are petroleum odors present?	Y <input type="radio"/> N <input checked="" type="radio"/>		
Is groundwater present?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is a sheen visible?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is free product present?	Y <input type="radio"/> N <input checked="" type="radio"/>	
Was contaminated soil excavated?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is contaminated soil stockpiled on site?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is stockpile properly staged?	NAY N	
Receptors nearby	Private Well	Stream	River	Storm Drain	Lake	Pond
Distance from excavation:						

Remarks:

3 excavations - no evidence of any product release.

## FURTHER ACTION REQUIRED

Tank Closure Report: Submit to WCDOH. The report must include a description of the work performed, site plan, laboratory results, waste disposal manifests, PBS certificate tank number. Failure to comply is a violation of Section 873.2519 of the Westchester County Sanitary Code.

Contaminated Material: All contaminated material must be removed and properly disposed. Contaminated soil must be removed within 60 days after stockpiling began. Failure to comply is a violation of NYSDEC 6NYCRR Part 360-1.7(b)(4).

Soil Sampling: Sampling must comply with NYSDEC STARS Memo #1. Fuel oil tanks: EPA 8021 and 8270 (base/neutrals) or equivalent. Gasoline tanks EPA 8021 or equivalent.

Required sampling:

1 composite for each excavation

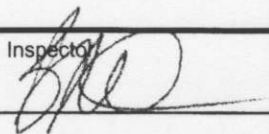
Groundwater Sampling: Fuel oil tanks: EPA 624 and EPA 625. Gasoline tanks: EPA 624.

Required sampling:

None at this time

I acknowledge receipt of this inspection report.

Inspector



Telephone No.

(914) 813-5163

Representative's Signature





# **ELITE ENVIRONMENTAL SERVICES, INC.**

## **Closure Report**



**Property Location:**

**40 Croton Dam Road  
Ossining, NY 10562**

**Prepared For:**

**Stony Lodge Hospital  
40 Croton Dam Road  
Ossining, NY 10562  
PBS #: 3-507024**

**Westchester County Department of Health  
Office of Environmental Health Risk Control  
145 Huguenot Street  
New Rochelle, NY 10801**

**Date:**

**November 23, 2009**

**14 Morrissey Drive  
Putnam Valley, New York 10579  
1-877-234-TANK**



**ELITE ENVIRONMENTAL  
& TANK TESTING  
SERVICES**

**14 Morrissey Drive  
Putnam Valley, NY 10579  
Tel: 845-528-0370**

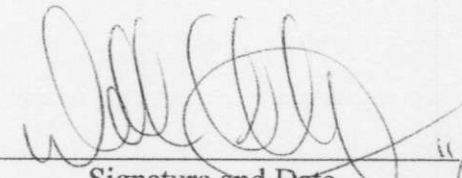


*"WHERE PERFECTION RUNS DEEP"*

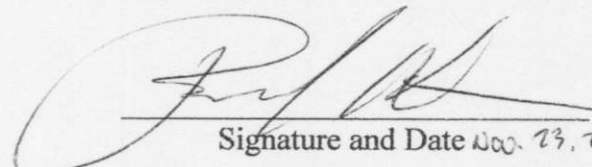
**40 Croton Dam Road  
Ossining, NY 10562**

**REPORT PREPARED AND PRESENTED BY:**

William Silsdorf  
Environmental Consultant  
Report Preparation

  
Signature and Date 11/23/09

Raymond Hilyer  
Project Supervisor  
Report Review

  
Signature and Date Nov. 23, 2009



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## Executive Summary

On behalf of Stony Lodge Hospital, Elite Environmental Services, Inc. ("Elite") directed the tank removals at 40 Croton Dam Road in Ossining, New York ("site property"). See Appendix A for General Location Map. This work was performed to remove three underground storage tanks and determine if any contamination existed due to the undetermined age of the tank.

### **OBJECTIVE:**

Elite's objective was to i.) properly remove and dispose of the underground storage tanks; ii.) determine the extent, if any, of petroleum impacted soils, resultant from the underground storage tanks; iii.) once defined, remove and dispose of contaminated soils in excess of *New York State Department of Conservation ("NYSDEC") Spill Technology and Remediation Series (STARS) Memo # 1: Petroleum-Contaminated Soil Guidance Policy and Division Technical and Administrative Guidance Memorandum: Determination of Soil Cleanup Objectives and Cleanup Levels*, and; iv.) Provide project management to ensure that investigative remediation is performed consistent with NYSDEC requirements.

### **FINDINGS:**

Based on our field screening observations, Elite concludes that no petroleum-contaminated soils exist due to the underground storage tank systems. This report presents a summary of all field activities conducted as part of the investigation.



## 1.0 INTRODUCTION

Elite performed three tank removal and limited site assesment activities at 40 Croton Dam Road in Ossining, New York. The objective of these activities was to: i.) remove and dispose of the underground storage tanks; ii.) Determine the extent, if any, of petroleum impacted soils, resultant from the underground storage tanks; iii.) once defined, remove and dispose of contaminated soils in excess of *New York State Department of Conservation* ("NYSDEC") *Spill Technology an Remediation Series (STARS) Memo # 1: Petroleum-Contaminated Soil Guidance Policy and Division Technical and Administrative Guidance Memorandum: Determination of Soil Cleanup Objectives and Cleanup Levels*, and; iv.) Provide project management to ensure that investigative remediation is performed consistent with NYSDEC requirements.

## 2.0 BACKGROUND

On October 26, 2009, Elite Environmental was on-site to remove two 550 gallon underground storage tanks and one 1,000 gallon underground storage tank from the site property.

## 3.0 SUMMARY OF ACTIVITIES

### 3.1 Underground Storage Tank Excavations

Elite Environmental Services, Inc. ("Elite") representatives were on-site to perform and direct the removal of one 1,000 gallon underground storage tank and two 550 gallon underground storage tanks on the site property. A permit was taken out with the Westchester County Department of Health Petroleum Bulk Storage for the work to be performed at this project. **See Appendix B** for the Westchester County Department of Health Petroleum Bulk Storage Permit. Elite was on-site to perform the excavation and remove the tanks for transportation and proper disposal. The tanks were uncovered and an opening was cut in each tank in order to remove all remaining liquids in the tanks.



Enviro Waste Oil Recovery, LLC was on-site to remove the liquids via environmental vacuum truck. Approximately 200 gallons of used oil 50 gallons of sludge and 150 gallons of oily water were properly removed and transported to a recycling facility for disposal. See Appendix C for the Liquid Disposal Manifest. An excavator was used to remove the soil surrounding each tank and each tank was removed from the ground and placed on the floor adjacent to the excavation for inspection. The two 550 gallon underground storage tanks and one 1,000 gallon underground storage tank were then scraped and cleaned. No holes were found in any of the underground storage tanks. Ms. Barbara McDonald of the Westchester County Department of Health was on the site property to inspect the tanks and excavations post tank removal. See Appendix D for the Westchester County Department of Health Office of Environmental Health Risk Control Tank Closure Inspection Report.

The tanks were properly removed from the site property by Elite and brought to Brookfield Scrap Metals, Inc. for recycling. See Appendix E for Tank Recycling Receipt.

### **3.2 Post-Excavation Soil Sampling**

Following the removal of the underground storage tanks, Elite field personnel collected post-excavation soil samples to determine the extent, if any, of contamination in the site excavation. Samples were collected with disposable trowels to preclude any cross-contamination. Field personnel collected samples with sterile gloves, which were discarded following each collection. The samples were field screened using a Mine Rae Photo Ionization Detector to provide a direct reading of the concentration of volatile organic vapors in the sample reported in ppm.

Trace gas analysis of soil in the field were performed as a gross assessment of potential contamination with a portable Mini Rae 2000 Photoionization Detector ("PID"). The PID provides a direct reading of the concentration of volatile organic gases in the sample in ppm. Immediately following collection, each sample was transferred to a glass container. The open container was sealed with clear plastic wrap and agitated to break apart the soil and distribute gases.



The probe of PID was inserted through the plastic into the confined headspace of the jar and readings were recorded and compared to ambient background levels. This field screening method provides a relative concentration of VOCs that is useful for a quick comparison of samples. A higher needle deflection or ppm reading on the instrument indicates a higher concentration of VOCs.

A total of six soil samples were collected , a composite from each wall of the excavation, (N, S, E, W) and one from the bottom of each excavation on October 26, 2009. **See Appendix F** for Site Diagram. These samples were field screened and no contamination was observed in the excavation. The excavation was backfilled and raked to grade.

### **3.3 Post-Excavation Soil Sample Laboratory Analytical Results**

Elite field personnel collected soil samples, as required by the Westchester County Department of Health to ensure no contaminated soil existed due to the underground storage tank. A soil sample from the bottom of each excavation and a composite soil sample from the walls (North, South, West, and East) of each excavation were properly labeled and submitted to a New York State Department of Health certified laboratory (#11715) for analysis by the following method: i.) USEPA Method 8260 for the detection of volatile organic compounds (VOCs); and ii.) USEPA Method 8270 for the detection of semi-volatile organic compounds (SVOSs). **See Appendix G** for a complete listing of Post-Excavation Soil Sample Laboratory Analytical Results. The following table lists the analytical results and compares them to the TAGM Recommended Cleanup Objectives. Please note that only those compounds detected are listed below.



EPA Method	Sample Location	Sample Label	Sample Depth	Analyte	Results (ppb)	NYSDEC Tagm Value (ppb)
8260	Bottom	Bottom 006	10 feet	All	ND	60-12,000
8270	Bottom	Bottom 006	10 feet	All	ND	14-50,000
8260	Walls Comp	Walls Comp 006	7 feet	All	ND	60-12,000
8270	Walls Comp	Walls Comp 006	7 feet	All	ND	14-50,000
8260	Bottom	Bottom 007	10 feet	All	ND	60-12,000
8270	Bottom	Bottom 007	10 feet	All	ND	14-50,000
8260	Walls Comp	Walls Comp 007	7 feet	All	ND	60-12,000
8270	Walls Comp	Walls Comp 007	7 feet	All	ND	14-50,000
8260	Bottom	Bottom 008	10 feet	All	ND	60-12,000
8270	Bottom	Bottom 008	10 feet	All	ND	14-50,000
8260	Walls Comp	Walls Comp 008	7 feet	All	ND	60-12,000
8270	Walls Comp	Walls Comp 008	7 feet	All	ND	14-50,000

ND-Non Detect      **Bold**-indicates levels above NYSDEC standards

No volatile or semi-volatile organic compounds exceeding the NYSDEC TAGM values were detected in any of the post-excavation soil samples collected from the excavation bottom. The excavation was backfill and raked to grade.



#### **4.0 CONCLUSIONS AND RECOMMENDATIONS**

Based on the post-excavation field screening observations, Elite concludes that no petroleum-contaminated were found due the underground storage tank systems.

#### **5.0 DISCLAIMER**

The environmental consultant that reviewed and/or performed the investigation located at 40 Croton Dam Road in Ossining, New York, is a professional with education and training in the environmental field. This report, compiled by Elite Environmental, Inc., conforms to commonly recognized protocols within the environmental consulting field. Our reports are limited to availability of observations and soil samples collected on the date of the tank excavation. Elite cannot guarantee that the entire site or parts thereof are completely free of contaminants.





Kevin Czipo &lt;kevinczipo@gmail.com&gt;

**Stony Lodge Hospital | PBS #3-507024**

1 message

**Contrada, Joseph** <jmc3@westchestergov.com>  
To: "kevinczipo@gmail.com" <kevinczipo@gmail.com>

Wed, Jan 6, 2016 at 9:51 AM

Hello Kevin!

Everything seems to be in order and the inspection report reads "In Compliance".

Happy New Year to you,

**JOSEPH M. CONTRADA**

Environmental Health Inspector

Westchester County Department of Health

Bureau of Environmental Quality

25 Moore Avenue

Mt. Kisco, NY 10549

Tel. & Text 914.224.7654

Link to WCDOH PBS webpage: <http://health.westchestergov.com/petroleum-bulk-storage>



## TANK CLOSURE INSPECTION REPORT

Site <u>Sony Lodge</u>	NYSDEC Spill No. <u>09051666</u>
Address <u>40 Croton Dam Road</u>	PBS No. <u>3- 507024</u>
Town <u>Ossining</u>	Municipality
Contractor <u>Elite (Willie Silsdorf)</u>	Date of Inspection <u>10.26.09</u>
	Time of Inspection <u>1:30</u>

## TANK INFORMATION

Capacity	Type	Product Stored	Condition
<u>550</u>	<u>Steel</u>	<u>#2 fuel oil (007 admin)</u>	<u>hole in top, pitting</u>
<u>1000</u>	<u>Steel</u>	<u>#2 fuel oil (006 S. Lodge)</u>	<u>pitting</u>
<u>550</u>	<u>Steel</u>	<u>#2 fuel oil (008 W. Lodge)</u>	<u>pitting</u>

## EXCAVATION INFORMATION

Excavation dimensions:	Is soil staining visible?	Y <input type="radio"/> N <input checked="" type="radio"/>	Are petroleum odors present?	Y <input type="radio"/> N <input checked="" type="radio"/>		
Is groundwater present?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is a sheen visible?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is free product present?	Y <input type="radio"/> N <input checked="" type="radio"/>	
Was contaminated soil excavated?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is contaminated soil stockpiled on site?	Y <input type="radio"/> N <input checked="" type="radio"/>	Is stockpile properly staged?	<u>NA</u> Y <input type="radio"/> N <input type="radio"/>	
Receptors nearby	Private Well	Stream	River	Storm Drain	Lake	Pond
Distance from excavation:						

Remarks:

3 excavations - no evidence of any product release.

## FURTHER ACTION REQUIRED

Tank Closure Report: Submit to WCDOH. The report must include a description of the work performed, site plan, laboratory results, waste disposal manifests, PBS certificate tank number. Failure to comply is a violation of Section 873.2519 of the Westchester County Sanitary Code.

Contaminated Material: All contaminated material must be removed and properly disposed. Contaminated soil must be removed within 60 days after stockpiling began. Failure to comply is a violation of NYSDEC 6NYCRR Part 360-1.7(b)(4).

Soil Sampling: Sampling must comply with NYSDEC STARS Memo #1. Fuel oil tanks: EPA 8021 and 8270 (base/neutrals) or equivalent. Gasoline tanks EPA 8021 or equivalent.

Required sampling:

1 composite for each excavation

Groundwater Sampling: Fuel oil tanks: EPA 624 and EPA 625. Gasoline tanks: EPA 624.

Required sampling:

none at this time

I acknowledge receipt of this inspection report.

Representative's Signature

Inspector

Telephone No.

(914) 813- 5163



**TANK CLOSURE INSPECTION REPORT**

Site <i>Stony Lodge Hospital</i>		NYSDEC Spill No.
Address <i>40 Croton Ave. 2/F</i>		PBS No. <i>3-5270241</i>
Town <i>Ossining</i>	Municipality	Date of Inspection <i>11/25/15</i>
Contractor <i>Elite Environmental</i>		Time of Inspection <i>12:00</i>

**TANK INFORMATION**

Tank ID	Capacity	Type	Product Stored	Condition
<i>003</i>	<i>1820</i>	<i>BUSTP3</i>		<i>Not removed</i>
<i>004</i>	<i>↓</i>	<i>↓</i>		<i>↓</i>
<i>005</i>	<i>↓</i>	<i>↓</i>		<i>↓</i>

**EXCAVATION INFORMATION**

Are petroleum odors present?	<input type="checkbox"/> Y <input type="checkbox"/> N	Is contaminated soil stockpiled on site?	<input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> N/A
Is groundwater present?	<input type="checkbox"/> Y <input type="checkbox"/> N	Is stockpile properly staged?	<input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> N/A
Is a sheen visible?	<input type="checkbox"/> Y <input type="checkbox"/> N	Was piping removed?	<input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Closed in place
Is free product present?	<input type="checkbox"/> Y <input type="checkbox"/> N	Was fill port removed?	<input type="checkbox"/> Y <input type="checkbox"/> N <input type="checkbox"/> Capped
Is soil staining visible?	<input type="checkbox"/> Y <input type="checkbox"/> N	Was vent removed?	<input type="checkbox"/> Y <input type="checkbox"/> N
Was contaminated soil excavated?	<input type="checkbox"/> Y <input type="checkbox"/> N	Excavation dimensions:	

Remarks:

*Elite to remove all tanks, keep them on site w/ excavations open for another inspection on Nov 11/30/15*

**FURTHER ACTION REQUIRED**

**Tank Closure Report:** Submit to WCDOH. The report must include a description of the work performed, site plan, laboratory results, waste disposal manifests, PBS certificate tank number. Failure to comply is a violation of Section 873.2519 of the Westchester County Sanitary Code.

**Contaminated Material:** All contaminated material must be removed and properly disposed. Contaminated soil must be removed within 60 days after stockpiling began. Failure to comply is a violation of NYSDEC 6NYCRR Part 360-1.7(b)(4).

**Soil Sampling:** Sampling must comply with NYSDEC STARS Memo #1. Fuel oil tanks: EPA 8021 and 8270 (base/neutrals) or equivalent. Gasoline tanks: EPA 8021 or equivalent. Required sampling:

**Groundwater Sampling:** Fuel oil tanks: EPA 624 and EPA 625. Gasoline tanks: EPA 624. Required sampling:

Other:

I acknowledge receipt of this inspection report.	Inspector	Telephone No.
Representative's Signature <i>[Signature]</i>	<i>Eric W. Schneider</i>	(914) 813- <i>424-2029</i>



# **ELITE ENVIRONMENTAL SERVICES, INC.**

## **Closure Report**



**PBS Number:**

**3-507024**

**Property Location:**

**Stony Lodge Hospital  
40 Croton Dam Road  
Ossining, New York 10562**

**Prepared For:**

**Stony Lodge Hospital  
40 Croton Dam Road  
Ossining, NY 10562**

**Town of Ossining  
Building Department  
101 Route 9A, PO Box 1166  
Ossining, New York 10562**

**Mr. Wayne Schneider  
Office of Environmental Risk Control  
Westchester County Department of Health  
7<sup>th</sup> Floor – PBS Section  
145 Huguenot Street  
New Rochelle, New York 10801**

**Date:**

**January 15, 2015**

**14 Morrissey Drive  
Putnam Valley, New York 10579  
1.845.528.0370**



ELITE ENVIRONMENTAL  
& TANK TESTING  
SERVICES

14 Morrissey Drive  
Putnam Valley, NY 10579  
Tel: 845-528-0370



"WHERE PERFECTION RUNS DEEP"

**Property Location:**  
Stony Lodge Hospital  
40 Croton Dam Road  
Ossining, New York 10562

**PBS Number:** 3-507024

**REPORT PREPARED AND PRESENTED BY:**

Paula Hilyer  
Administrator  
Report Preparation

*Paula Hilyer* 1/27/16  
Signature and Date

Raymond Hilyer  
Project Supervisor  
Report Review

*[Signature]* 1-26-16  
Signature and Date



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APPENDIX D	Liquid Disposal Manifest
APPENDIX E	Westchester County Department of Health Field Activity Report
APPENDIX F	Tank Recycling Receipts
APPENDIX G	Soil Sampling Diagram
APPENDIX H	Post-Excavation Soil Sample Laboratory Analytical Results



## Executive Summary

On behalf of Mr. Kevin Czipo, Elite Environmental Services, Inc. ("Elite") directed the tank removal activities at Stony Lodge Hospital, located at 40 Croton Dam Road in Ossining, New York ("site property").

See Appendix A for General Location Map.

### **OBJECTIVE:**

Elite's objective was to i.) Properly remove and dispose of the underground storage tanks; ii.) Determine the extent, if any, of petroleum impacted soils, resultant from the underground storage tanks; iii.) once defined, remove and dispose of contaminated soils in excess of *New York State Department of Conservation Division of Environmental Remediation ("DER") soil cleanup objectives ("SCO's")* as outlined in CP-51;; iv.) Provide project management to ensure that investigative remediation is performed consistent with DER requirements, and; v.) Ensure all tanks on the site property are in compliance with WCDOH PBS guidelines.

### **FINDINGS:**

Based on our field screening observations and post-excavation laboratory analytical results, Elite concludes that no petroleum-contaminated soils due to the underground storage tanks were found.

### **RECOMMENDATIONS:**

This report presents a summary of all field activities conducted as part of the investigation and includes laboratory analytical.



## 1.0 INTRODUCTION

Elite performed the removal of the underground storage tanks and the site soil sampling activities at 40 Croton Dam Road in Ossining, NY. The objective was to i.) Properly perform the removal of the underground storage tanks; ii.) Determine the extent, if any, of petroleum impacted soils, resultant from the underground storage tanks; iii.) Once defined, remove and dispose of contaminated soils in excess of *New York State Department of Conservation Division of Environmental Remediation ("DER") soil cleanup objectives ("SCO's")* as outlined in CP-51,; iv.) Provide project management to ensure that investigative remediation is performed consistent with DER requirements, and; v.) Ensure all tanks on the site property are in compliance with WCDOH PBS guidelines.

## 2.0 BACKGROUND

Elite was at the above-mentioned property to remove three 1800 gallon Underground Storage Tanks, "PBS Tank# 003-1" (Main Lodge), PBS Tank# 004-1 (North Lodge), and PBS Tank# 005-1 (East Lodge), respectively. Upon inspection of the underground storage tanks, no holes in the tanks were observed and no contaminated soil was found. See Appendix B for Site Diagram. Permits were filed with the Westchester County Department of Health and the Town of Ossining Building Department. See Appendix C for Westchester County Department of Health and the Town of Ossining Building Department Permits.

## 3.0 SUMMARY OF ACTIVITIES

### 3.1 Underground Storage Tank Removals

On November 30, 2015, Elite Environmental Services, Inc. ("Elite") representatives were on-site to perform and direct the removal of three 1800 gallon underground storage tanks, PBS Tank #003-1, PBS Tank #004-1, and PBS Tank #005-1 on the site property. Elite was on-site to perform the excavations and remove the tanks for transportation and proper disposal. The tanks were uncovered, and openings were cut in each tank in order to remove all remaining liquids in the tanks. Enviro Waste Oil Recovery, LLC was on-site to remove the liquids via environmental vacuum truck. Approximately 3,070 gallons of used oil and 55 gallons of sludge were properly removed and transported to a recycling facility for disposal. See Appendix D for Liquid Disposal Manifest. An excavator was used to remove the soil surrounding the tanks and the tanks were removed from the ground and placed on the floor adjacent to the excavations for inspection. The three tanks were found intact with no holes and no corrosion. On November 30, 2015, representatives of the Westchester County Department of



Health were on-site to inspect the tanks. See Appendix E for the Westchester County Department of Health Tank Field Activity Report. The tanks were properly removed from the site property and transported to Brookfield Scrap Metals, Inc. for recycling. See Appendix F for Tank Recycling Receipts.

### **3.2 Post-Excavation Soil Sampling**

Elite field personnel collected post-excavation soil samples to determine the extent, if any, of contamination in the site excavation. Samples were collected with disposable trowels to preclude any cross-contamination. Field personnel collected samples with sterile gloves, which were discarded following each collection. The samples were field screened using a Mine Rae Photo Ionization Detector to provide a direct reading of the concentration of volatile organic vapors in the sample reported in ppm.

Trace gas analysis of soil in the field were performed as a gross assessment of potential contamination with a portable Mini Rae 2000 Photoionization Detector ("PID"). The PID provides a direct reading of the concentration of volatile organic gases in the sample in ppm. Immediately following collection, each sample was transferred to a glass container. The open container was sealed with clear plastic wrap and agitated to break apart the soil and distribute gases. The probe of PID was inserted through the plastic into the confined headspace of the jar and readings were recorded and compared to ambient background levels. This field screening method provides a relative concentration of VOCs that is useful for a quick comparison of samples. A higher needle deflection or ppm reading on the instrument indicates a higher concentration of VOCs.

For each tank, #003-1, #004-1, #005-1, a total of three soil samples were collected, from each the excavation bottom on December 1, 2015. These samples were field screened and no contamination was observed in the excavation. See Appendix G for Soil Sampling Diagram.

### **3.3 Post-Excavation Soil Sample Laboratory Analytical Results**

On December 1, 2015, samples were properly collected, labeled and submitted to a New York State Department of Health certified laboratory (#10854) for analysis by the following method: i.) USEPA Method 8260 for the detection of volatile organic compounds (VOCs); and ii.) USEPA Method 8270 for the detection of semi-volatile organic compounds (SVOSs). See Appendix H for a complete listing of Post-Excavation Soil Sample Laboratory Analytical Results. The following table lists the analytical results and compares them to the TAGM Recommended Cleanup Objectives. Please note that only those compounds detected are listed on the following page.



EPA Method	Sample Location	Sample Label	Sample Depth (approx.)	Analyte	Results (ppb)	NYSDEC Tagm Value (ppb)
8260	East Lodge #005-1	East #3	10 feet	1,2,4-Trimethylbenzene 1,3,5-Trimethylbenzene Naphthalene o-Xylene p-&m-Xylenes Xylenes, total	21 6.7 3.7 7.4 9.4 17	3600 8400 12000 260 260 260
8270	East Lodge #005-1	East #3	10 feet	All	ND	14-100,000
8260	Main Lodge #003-1	Main #2	10 feet	1,2,4-Trimethylbenzene 1,3,5-Trimethylbenzene o-Xylene p- & m- Xylenes Xylenes, total	18 7.0 8.5 8.4 17	3600 8400 260 260 260
8270	Main Lodge #003-1	Main #2	10 feet	Benzo(a)anthracene Benzo(a)pyrene Chrysene Fluoranthene Phenanthrene Pyrene	62 56 77 120 62 120	1000 1000 1000 100,000 100,000 100,000
8260	North Lodge #004-1	North #2	11 feet	All	ND	60 - 13,000
8270	North Lodge #004-1	North #2	11 feet	Benzo(a)anthracene Benzo(a)pyrene Benzo(k)fluoranthene Chrysene Fluoranthene Phenanthrene Pyrene	79 65 60 92 180 120 170	1000 1000 800 1000 100,000 100,000 100,000
8260	Main Lodge #003-1	Main #1	9 - 10 feet	All	ND	60 - 13,000
8270	Main Lodge #003-1	Main #1	9 - 10 feet	All	ND	14 - 100,000
8260	East Lodge #005-1	East #1	9 - 10 feet	All	ND	60 - 13,000
8270	East Lodge #005-1	East #1	9 - 10 feet	All	ND	14 - 100,000
8260	North Lodge #004-1	North #1	10 feet	All	ND	60 - 13,000
8270	North Lodge #004-1	North #1	10 feet	All	ND	14 - 100,000
8260	East Lodge #005-1	East #2	10 feet	All	ND	60 - 13,000
8270	East Lodge #005-1	East #2	10 feet	Benzo(a)anthracene Benzo(a)pyrene Benzo(b)fluoranthene Benzo(k)fluoranthene Chrysene Fluoranthene Phenanthrene Pyrene	110 69 66 81 120 150 61 150	1000 1000 1000 800 1000 100,000 100,000 100,000



EPA Method	Sample Location	Sample Label	Sample Depth (approx.)	Analyte	Results (ppb)	NYSDEC Tagm Value (ppb)
8260	Main Lodge #003-1	Main #3	10 feet	1,2,4-Trimethylbenzene	12	3600
				1,3,5-Trimethylbenzene	5.2	8400
				O-Xylene	6.4	260
				p- & m-Xylenes	6.9	260
				Xylenes, total	13	260
8270	Main Lodge #003-1	Main #3	10 feet	All	ND	14 - 100,000
8260	North Lodge #004-1	North #3	10 feet	1,2,4-Trimethylbenzene	4.4	3600
8270	North Lodge #004-1	North #3	10 feet	Benzo(a)anthracene	71	1000
				Chrysene	79	1000
				Fluoranthene	190	100,000
				Phenanthrene	170	100,000
				Pyrene	170	100,000

ND-Non Detect

**Bold**-indicates levels above NYSDEC standards

NA – Not Available

No volatile or semi-volatile organic compounds exceeding the CP-51 cleanup levels were detected in any of the post-excavation soil samples collected.

#### 4.0 CONCLUSIONS AND RECOMMENDATIONS

Based on the post-excavation laboratory analytical results, and our field screening observations, Elite concludes that no petroleum-contaminated soils exist due to the underground tank systems.

#### 5.0 DISCLAIMER

The environmental consultant that reviewed and/or performed the investigation located at 40 Croton Dam Road in Ossining, New York, is a professional with education and training in the environmental field. This report, compiled by Elite Environmental, Inc. conforms to commonly recognized protocols within the environmental consulting field. Our reports are limited to availability of observations and soil samples collected on the date of the tank excavation. Elite cannot guarantee that the entire site or parts thereof are completely free of contaminants.





**TOWN OF OSSINING  
BUILDING DEPARTMENT**

101 ROUTE 9A - PO BOX 1166  
OSSINING, NY 10562  
(914) 762-8419 Fax: (914) 944-0195  
Website: [www.townofossining.com](http://www.townofossining.com)

## **CERTIFICATE OF CLOSURE**

THIS CERTIFIES that the building permit issued to:

Certificate Number: **12-2908**

**STONY LODGE HOSPITAL IN**

**STONY LDG PO BOX 1250 BRIARCLIFF MANOR NY 10510,**

and located at: **40 CROTON DAM RD**

and also known as SECTION, BLOCK, LOT: **89.08-1-83** **1.04-013-2**

on the Town Tax Roll, was issued a BUILDING PERMIT whose number was: **B-91-1058**

for the following work, has been closed.

C.C USE:

OCCU. CLASS:

MAXIMUM OCCUPANCY:

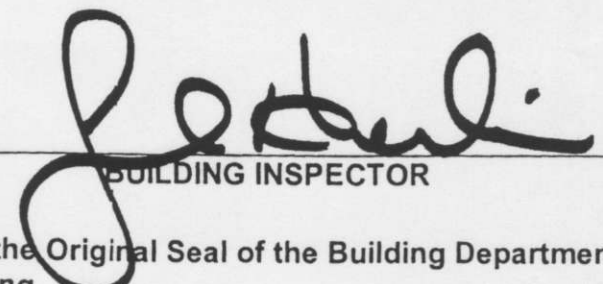
Auto Sprinkler: **No**

SPRINKLER REQUIRED: **No**

SCOPE OF WORK: **REPLACEMENT OF THREE FUEL TANKS AT \$25 PER TANK - \$75.00**

Reason for Closure:

DATE: **7/18/2012**

  
\_\_\_\_\_  
BUILDING INSPECTOR

**NOTICE: This certificate is valid only when embossed with the Original Seal of the Building Department of the Town of Ossining.**



Stony Lodge Hospital, Inc.  
Tank Information for Petroleum Bulk Storage

Tank Number	Location	Capacity (Gal.)	Notes/Comments	Removal All active Tanks	Removal Inactive Tanks	Installed	Previous Tank
001	Maintenance	275	Above Ground on Legs outside Building	\$ 384.00		??	none known
002	Maintenance	275	Above Ground on Legs outside Building (believe this has Diesel Fuel not oil)	\$ 384.00		??	none known
003	Main Bld	3000	Under Ground - Closed in Place - 04/92 (Copies of Certificate of Closure on File)		<del>\$ 1,700.00</del>	n/a	
003-1	Main Bld <i>CR</i>	1800	UnderGround - Active <i>INACTIVE 12/14</i>	\$ 1,500.00		Apr-92	(Replaced # 003 above) <i>REMOVED 12/2014</i>
004	North Lodge	1500	Underground - Removed - 04/92 (Copies of Certificate of Closure on File)		<del>???</del>	n/a	
004-1	North Lodge <i>CR</i>	1800	Underground - Active <i>INACTIVE 12/14</i>	\$ 1,500.00		Apr-92	(Replaced # 004 above) <i>REMOVED 12/2014</i>
005	East Lodge	2000	Under Ground - Closed in Place - 04/92 (Copies of Certificate of Closure on File)		<del>\$ 1,700.00</del>	n/a	
005-1	East Lodge <i>CR</i>	1800	Underground - Active <i>INACTIVE 12/14</i>	\$ 1,500.00		Apr-92	(Replaced # 005 above) <i>REMOVED 12/2014</i>
006	South Cottage <i>CR</i>	1000	Underground - Removed 10/09 (by Elite Environmental & Tank Testing)		n/a	n/a	
006-1	South Cottage	275	Above Ground - Basement of Building	\$ 384.00		Oct-09	(Replaced # 006 above)
007	Administration <i>CR</i>	550	Underground - Removed 10/09 (by Elite Environmental & Tank Testing)		n/a	n/a	
007-1	Administration	275	Above Ground - outside building	\$ 384.00		Oct-09	(Replaced # 007 above)
008	West Lodge <i>CR</i>	550	Removed Tank 10/09		n/a	n/a	



Stony Lodge Hospital, Inc.

Tank Information for Petroleum Bulk Storage

Tank Number	Location	Capacity (Gal.)	Notes/Comments (by Elite Environmental & Tank Testing)	Removal All active Tanks	Removal Inactive Tanks	Installed	Previous Tank
008-1	West Lodge	275	Above Ground - Basement of Building	\$ 384.00		Oct-09	(Replaced # 008 above)
009	Recreation	275	Above Ground in Building (installed by Palisades)	\$ 384.00		May-02	1st oil tank Previously just Propane
				<u>\$ 6,804.00</u>	<u>\$ 3,400.00</u>		
				Total	<u>\$ 10,204.00</u>		



STONY LODGE HOSPITAL

40 Croton Dam Road  
Ossining, NY 10562

PBS # 3-507024

Grandview Avenue

Naragansett Avenue



Croton Dam Road

1st Avenue

2nd Avenue

Pershing Avenue

Lee Avenue

3rd Avenue

894'

Recreation Building

Storage Shed

AST#009

North Lodge

UST #004-1

16.20 Acres

Main Building

984'

UST#003-1

UST#006-1

UST#006

South Cottage

UST #005-1

AST#001

Maintenance Building

UST #007

590'

300'

UST#007-1

West Lodge

219.5'

AST #002

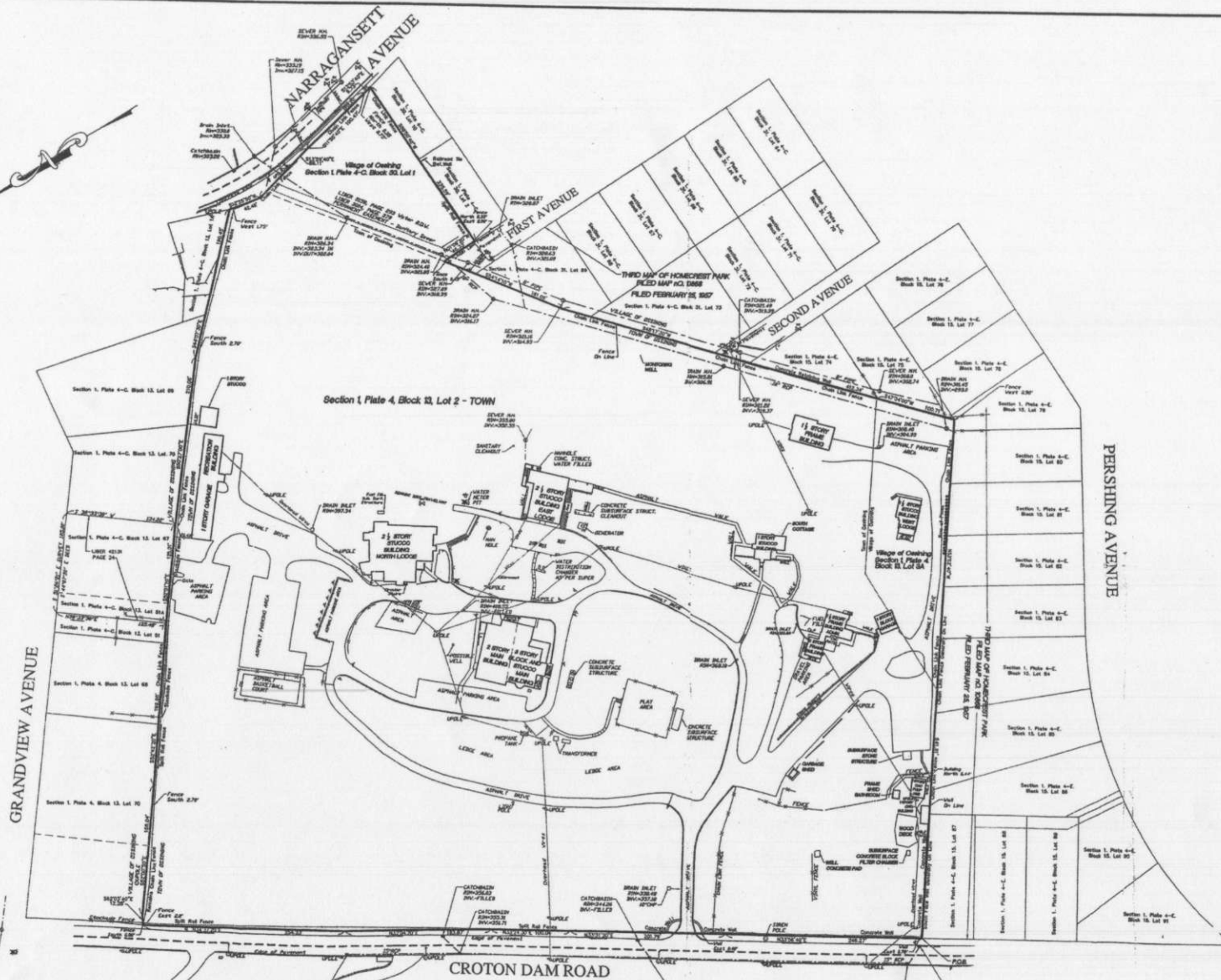
UST #008

UST#008-1

339.5'

Admin. Bldg.





Surveyed in accordance with existing Code of Practice for Land Surveys as adopted by the New York State Association of Professional Land Surveyors, Inc.

Only copies from the original of this survey marked with an original of the Land Surveyors emblem and shall be considered to be true, valid copies.

Said certifications shall run only to the person for whom this survey is prepared and on higher behalf to the title company, governmental agency and lending institutions listed herein. Certifications are not receivable to additional institutions or subsequent owners.

Unauthorized alteration or addition to a survey map bearing a Licensed Land Surveyors seal is a violation of Section 7205, Subdivision 2 of the New York State Education Law.

Precisions only where indicated.

The location of underground utilities are not shown or certified.

Subject to covenants, easements, restrictions, conditions and agreements of record.

Precisions herein being designated on the Town of Ossining Tax Maps as Section 1, Plate 4, Block 13, Lot 2, 3A and Section 1, Plate 4-C, Block 30, Lot 1.

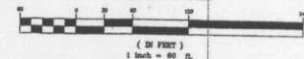
Surveyed in accordance with Liber 8465, page 241, including Section 1, Plate 4C, Block 13, Lot 51A and Lot 67, as per Liber 42131, Page 24.

#### SURVEY OF PROPERTY

SITUATE IN THE  
TOWN OF OSSINING  
WESTCHESTER COUNTY, NEW YORK

SCALE: 1" = 60'

#### GRAPHIC SCALE



Surveyed: February 17, 2006  
Map Prepared: February 27, 2006  
Map Revised: March 1, 2006  
Map Revised: March 15, 2006

By: *Thomas C. Merritts*  
New York State Licensed Land Surveyor No. 635064



**THOMAS C. MERRITTS LAND SURVEYORS, P.C.**  
394 BEDFORD ROAD • PLEASANTVILLE • N.Y. 10570  
(914) 769-8003 • (914) 273-1663

STONY LODGE HOSPITAL  
Section 1, Plate 4, Block 13, Lot 2 - TOWN  
Section 1, Plate 4, Block 30, Lot 3A - VILLAGE  
Section 1, Plate 4-C, Block 30, Lot 1 - VILLAGE  
AREA = 779,822.4401 sq. ft.  
17.8876 acres

Project:	08-017	Field Survey By:	BC
Drawn By:	DA	Checked By:	DA



## **APPENDIX C: REGULATORY DATABASE REPORT**

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**Stony Lodge Hospital**

40 Croton Dam Road  
Ossining, NY 10562

Inquiry Number: 4913256.2s  
April 20, 2017

## The EDR Radius Map™ Report with GeoCheck®



6 Armstrong Road, 4th floor  
Shelton, CT 06484  
Toll Free: 800.352.0050  
[www.edrnet.com](http://www.edrnet.com)



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***Thank you for your business.***  
Please contact EDR at 1-800-352-0050  
with any questions or comments.

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## EXECUTIVE SUMMARY

A search of available environmental records was conducted by Environmental Data Resources, Inc (EDR). The report was designed to assist parties seeking to meet the search requirements of EPA's Standards and Practices for All Appropriate Inquiries (40 CFR Part 312), the ASTM Standard Practice for Environmental Site Assessments (E 1527-13) or custom requirements developed for the evaluation of environmental risk associated with a parcel of real estate.

### TARGET PROPERTY INFORMATION

#### ADDRESS

40 CROTON DAM ROAD  
OSSINING, NY 10562

#### COORDINATES

Latitude (North):	41.1769810 - 41° 10' 37.13"
Longitude (West):	73.8469040 - 73° 50' 48.85"
Universal Transverse Mercator:	Zone 18
UTM X (Meters):	596720.8
UTM Y (Meters):	4558832.5
Elevation:	413 ft. above sea level

### USGS TOPOGRAPHIC MAP ASSOCIATED WITH TARGET PROPERTY

Target Property Map:	5940135 OSSINING, NY
Version Date:	2013

### AERIAL PHOTOGRAPHY IN THIS REPORT

Portions of Photo from:	20150522
Source:	USDA



# MAPPED SITES SUMMARY

Target Property Address:  
40 CROTON DAM ROAD  
OSSINING, NY 10562

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
A1	STONY LODGE HOSPITAL	40 CROTON DAM ROAD	LTANKS		TP
A2	STONY LODGE HOSPITAL	40 CROTON DAM ROAD	UST, AST		TP
B3	SEIM - TTF	77 NARRAGANSETT AVE	LTANKS	Lower	26, 0.005, ENE
4	POLE ON STREET	24 CROTON DAM ROAD	NY Spills	Lower	31, 0.006, WSW
B5	HOMEOWNER TTF	79 NARRAGANSET RD	LTANKS	Lower	70, 0.013, ENE
C6	POLE 3031	51 CROTON DAM RD	SPILLS 90	Lower	87, 0.016, NNW
C7	POLE 3031	51 CROTON DAM RD	NY Spills	Lower	87, 0.016, NNW
D8	MANSFIELD HOME	60 1ST AVE	NY Spills	Lower	93, 0.018, ESE
E9	FOX HILL CONDOMINIUM	31-2 SADDLE TRAIL	RCRA-SQG, MANIFEST	Lower	125, 0.024, SSE
E10	TOWN HOUSES	31-2 SADDLE TRAIL	NY Spills	Lower	125, 0.024, SSE
11	BLOCKED MAIN	119 GRANDVIEW AVE	NY Spills	Lower	144, 0.027, North
B12	POLE 3/GRANDVIEW AVE	OF CROTON DAM RD	NY Spills	Lower	229, 0.043, ENE
E13	SPILL NUMBER 0205160	20 PERSHING AVE	LTANKS	Lower	241, 0.046, SSE
D14	MIKE ANDROSIGLIO	50 FIRST AVE	LTANKS	Lower	291, 0.055, SE
F15	KNAPP RESIDENCE	3A BIRCH BROOK RD	LTANKS	Lower	294, 0.056, East
E16	HJELLESET RESIDENCE	14 PERSHING AVE	LTANKS	Lower	359, 0.068, SSE
F17	EISENSTEIN - UST	5 BIRCHBROOK RD	NY Spills	Lower	421, 0.080, ESE
18	RESIDENTS	98 NARRAGANSETT AVE	LTANKS	Lower	434, 0.082, NE
19	KLEIN RESIDENCE	45 LEE AVE	LTANKS	Lower	436, 0.083, SSW
20	SPILL NUMBER 8601509	ROUTE 134	NY Spills	Lower	441, 0.084, SW
21	BETHEL HOMES-NURSING	1719 NARRAGANSET RD	LTANKS	Lower	599, 0.113, North
G22	CON EDISON MANHOLE 1	LINCOLN AVE & 3RD AV	RCRA NonGen / NLR, MANIFEST	Lower	605, 0.115, South
23	TANK FAILURE	27 1ST AVE	NY Spills	Lower	612, 0.116, SSE
24	SPILL NUMBER 0209926	11 BIRCH BROOK RD	NY Spills	Lower	646, 0.122, East
25	PRIVATE RESD	5 ROOSA LANE	LTANKS	Lower	731, 0.138, WNW
H26	IVANOU RESIDENCE	5 CHERRY HILL CIRCLE	LTANKS	Lower	733, 0.139, SW
G27	7 2ND AVE	7 2ND AVE	LTANKS	Lower	735, 0.139, South
G28	CON EDISION - P 10	37 LINCOLN AVE	NY Spills, MANIFEST	Lower	741, 0.140, South
G29	SPILL NUMBER 0011541	6 3RD AVE	LTANKS	Lower	792, 0.150, South
H30	RESIDENTS	8 CROATAN DAM ROAD	LTANKS	Lower	888, 0.168, SW
I31	ANNTINET - TTF	18 LEE AVE	LTANKS	Lower	896, 0.170, South
32	RESIDENCE	12 BRIARBROOK RD	LTANKS	Lower	911, 0.173, ESE
33	HAZEL CHIN	1 MANCUSO DRIVE	LTANKS	Lower	993, 0.188, West
I34	WOLFE RESIDENCE	23 LEE AVE	LTANKS	Lower	994, 0.188, South
J35	STEVE GIORDANO BUILD	19 PINE AVE	RCRA NonGen / NLR, FINDS, ECHO	Lower	1025, 0.194, SW
J36	SPILL NUMBER 9807879	19 PINE AVE	LTANKS	Lower	1025, 0.194, SW
37	HOME	66 HAWKES AVE	LTANKS	Lower	1040, 0.197, WNW
38	TANK TEST FAILURE	78 HAWKES AVE	LTANKS	Lower	1132, 0.214, NW
K39	THE PINES AT NARRAGA	19 NARRAGANSETT AVEN	UST	Lower	1158, 0.219, SE



# MAPPED SITES SUMMARY

Target Property Address:  
40 CROTON DAM ROAD  
OSSINING, NY 10562

Click on Map ID to see full detail.

MAP ID	SITE NAME	ADDRESS	DATABASE ACRONYMS	RELATIVE ELEVATION	DIST (ft. & mi.) DIRECTION
<a href="#">K40</a>	BETHEL METHODIST HOM	17-19 NARRAGANSETT A	LTANKS	Lower	1158, 0.219, SE
<a href="#">K41</a>	BETH NURSING HOME	19 NARAGANSETT AVE	LTANKS	Lower	1158, 0.219, SE
<a href="#">42</a>	FITGERALD HOME	29 HAWKES AVE	LTANKS	Lower	1199, 0.227, West
<a href="#">L43</a>	18 PINE AVE	18 PINE AVE	LTANKS	Lower	1231, 0.233, SSW
<a href="#">K44</a>	BETHEL NURSING HOME	17 NARRAGANSETT AVEN	UST	Lower	1234, 0.234, SE
<a href="#">L45</a>	TTF - UST	22 PINE AVE	LTANKS	Lower	1242, 0.235, SSW
<a href="#">L46</a>	COMFORTI - TTF/CONTA	22 PINE AVE	LTANKS	Lower	1242, 0.235, SSW
<a href="#">47</a>	DP-30 LLC	26 BRIAR BROOK ROAD	UST	Lower	1286, 0.244, ESE
<a href="#">M48</a>	SPILL NUMBER 9814784	17 HAWKES AVE	LTANKS	Lower	1327, 0.251, WSW
<a href="#">M49</a>	EGAN RESIDENCE	13 HAWKES AVE	LTANKS	Lower	1440, 0.273, WSW
<a href="#">50</a>	PAGANELLI RESIDENCE	20 NARRAGANSETT AVE	LTANKS	Lower	1519, 0.288, SE
<a href="#">N51</a>	D AMATO RESIDENCE	1 FLAVELLE PLACE	LTANKS	Lower	1571, 0.298, SSW
<a href="#">N52</a>	CONN RESIDENCE	11 FLAVELLE PLACE	LTANKS	Lower	1576, 0.298, SSW
<a href="#">53</a>	SPILL NUMBER 9905780	3 HAWKES AVE	LTANKS	Lower	1604, 0.304, SW
<a href="#">N54</a>	67 SHERWOOD AVE	67 SHERWOOD AVE	LTANKS	Lower	1624, 0.308, SSW
<a href="#">O55</a>	PRIVATE HOME	44 PARK AVE	LTANKS	Lower	1665, 0.315, SSW
<a href="#">P56</a>	UNKNOWN RESIDENCE	85 FERRIS PLACE	LTANKS	Lower	1710, 0.324, SW
<a href="#">N57</a>	RESIDENTS	63 SHERWOOD AVE	LTANKS	Lower	1792, 0.339, SSW
<a href="#">P58</a>	APOSTOLICO RESIDENCE	72 FERRIS PL	LTANKS	Lower	1873, 0.355, SSW
<a href="#">O59</a>	H.P. HOOD, INC.	19 WARD STREET	LTANKS, NY Spills	Lower	1885, 0.357, South
<a href="#">60</a>	RESIDENCE	55 STONE AVENUE	LTANKS	Lower	1890, 0.358, SSE
<a href="#">P61</a>	RESIDENCE	98 DALE AVE	LTANKS	Lower	1917, 0.363, SW
<a href="#">62</a>	STONE HOME	12 REDWAY ROAD	LTANKS	Lower	1928, 0.365, NNE
<a href="#">Q63</a>	STATE ARMORY	RT 9A	LTANKS	Lower	2195, 0.416, NW
<a href="#">Q64</a>	OPERATION CENTER OSS	101 RT 9A	LTANKS	Lower	2196, 0.416, NW
<a href="#">65</a>	BIRCH CREEK INC - TT	87 HAWKES AVE	LTANKS	Lower	2246, 0.425, NNW
<a href="#">66</a>	MARYKNOLL FATHERS	50 RYDER ROAD	LTANKS	Higher	2249, 0.426, East
<a href="#">67</a>	APT BUILDING	59 FERRIS PLACE	LTANKS	Lower	2273, 0.430, SSW
<a href="#">R68</a>	BIVIANO - TTF	12 SUNSET DRIVE	LTANKS	Higher	2276, 0.431, ESE
<a href="#">R69</a>	HERKO HOME	23 RYDER ROAD	LTANKS	Higher	2400, 0.455, ESE
<a href="#">70</a>	GOMEZ RESIDENCE	75 SUNSET DRIVE	LTANKS	Higher	2401, 0.455, ESE
<a href="#">71</a>	PORTAL RESIDENCE	10 RYDER RD	LTANKS	Lower	2540, 0.481, SE
<a href="#">72</a>	FURY RESIDENCE	14 TERRICH CT	LTANKS	Lower	2552, 0.483, SSE
<a href="#">73</a>	LUPETIN RES.	12 STONE AVE	LTANKS	Lower	2570, 0.487, South



## EXECUTIVE SUMMARY

### TARGET PROPERTY SEARCH RESULTS

The target property was identified in the following records. For more information on this property see page 8 of the attached EDR Radius Map report:

Site	Database(s)	EPA ID
STONY LODGE HOSPITAL 40 CROTON DAM ROAD OSSINING, NY	LTANKS Spill Number/Closed Date: 0905666 / 2009-12-21 Site ID: 417943 Program Number: 0905666	N/A
STONY LODGE HOSPITAL 40 CROTON DAM ROAD OSSINING, NY 10562	UST Database: WESTCHESTER CO. UST, Date of Government Version: 01/13/2017 Status: 3. Closed - Removed Status: 0. Administratively closed Status: 4. Closed - in place Id/Status:: 3-507024 Site Status: Unregulated  AST Database: WESTCHESTER CO. AST, Date of Government Version: 01/13/2017 Status: 0. Administratively closed Status: 1. In-Service PBS Number: 3-507024	N/A

### DATABASES WITH NO MAPPED SITES

No mapped sites were found in EDR's search of available ("reasonably ascertainable ") government records either on the target property or within the search radius around the target property for the following databases:

### STANDARD ENVIRONMENTAL RECORDS

#### ***Federal NPL site list***

NPL..... National Priority List  
Proposed NPL..... Proposed National Priority List Sites  
NPL LIENS..... Federal Superfund Liens

#### ***Federal Delisted NPL site list***

Delisted NPL..... National Priority List Deletions

#### ***Federal CERCLIS list***

FEDERAL FACILITY..... Federal Facility Site Information listing  
SEMS..... Superfund Enterprise Management System



## EXECUTIVE SUMMARY

### ***Federal CERCLIS NFRAP site list***

SEMS-ARCHIVE..... Superfund Enterprise Management System Archive

### ***Federal RCRA CORRACTS facilities list***

CORRACTS..... Corrective Action Report

### ***Federal RCRA non-CORRACTS TSD facilities list***

RCRA-TSDF..... RCRA - Treatment, Storage and Disposal

### ***Federal RCRA generators list***

RCRA-LQG..... RCRA - Large Quantity Generators

RCRA-CESQG..... RCRA - Conditionally Exempt Small Quantity Generator

### ***Federal institutional controls / engineering controls registries***

LUCIS..... Land Use Control Information System

US ENG CONTROLS..... Engineering Controls Sites List

US INST CONTROL..... Sites with Institutional Controls

### ***Federal ERNS list***

ERNS..... Emergency Response Notification System

### ***State- and tribal - equivalent CERCLIS***

SHWS..... Inactive Hazardous Waste Disposal Sites in New York State

VAPOR REOPENED..... Vapor Intrusion Legacy Site List

### ***State and tribal landfill and/or solid waste disposal site lists***

SWF/LF..... Facility Register

### ***State and tribal leaking storage tank lists***

INDIAN LUST..... Leaking Underground Storage Tanks on Indian Land

HIST LTANKS..... Listing of Leaking Storage Tanks

### ***State and tribal registered storage tank lists***

FEMA UST..... Underground Storage Tank Listing

CBS UST..... Chemical Bulk Storage Database

MOSF UST..... Major Oil Storage Facilities Database

MOSF..... Major Oil Storage Facility Site Listing

CBS..... Chemical Bulk Storage Site Listing

CBS AST..... Chemical Bulk Storage Database

MOSF AST..... Major Oil Storage Facilities Database

INDIAN UST..... Underground Storage Tanks on Indian Land

TANKS..... Storage Tank Facility Listing

### ***State and tribal institutional control / engineering control registries***

RES DECL..... Restrictive Declarations Listing



## EXECUTIVE SUMMARY

ENG CONTROLS..... Registry of Engineering Controls  
INST CONTROL..... Registry of Institutional Controls

### ***State and tribal voluntary cleanup sites***

VCP..... Voluntary Cleanup Agreements  
INDIAN VCP..... Voluntary Cleanup Priority Listing

### ***State and tribal Brownfields sites***

BROWNFIELDS..... Brownfields Site List  
ERP..... Environmental Restoration Program Listing

### **ADDITIONAL ENVIRONMENTAL RECORDS**

#### ***Local Brownfield lists***

US BROWNFIELDS..... A Listing of Brownfields Sites

#### ***Local Lists of Landfill / Solid Waste Disposal Sites***

SWRCY..... Registered Recycling Facility List  
SWTIRE..... Registered Waste Tire Storage & Facility List  
INDIAN ODI..... Report on the Status of Open Dumps on Indian Lands  
DEBRIS REGION 9..... Torres Martinez Reservation Illegal Dump Site Locations  
ODI..... Open Dump Inventory  
IHS OPEN DUMPS..... Open Dumps on Indian Land

#### ***Local Lists of Hazardous waste / Contaminated Sites***

US HIST CDL..... Delisted National Clandestine Laboratory Register  
DEL SHWS..... Delisted Registry Sites  
US CDL..... National Clandestine Laboratory Register

#### ***Local Lists of Registered Storage Tanks***

HIST UST..... Historical Petroleum Bulk Storage Database  
HIST AST..... Historical Petroleum Bulk Storage Database

#### ***Local Land Records***

LIENS..... Spill Liens Information  
LIENS 2..... CERCLA Lien Information

#### ***Records of Emergency Release Reports***

HMIRS..... Hazardous Materials Information Reporting System  
NY Hist Spills..... SPILLS Database  
SPILLS 80..... SPILLS 80 data from FirstSearch

#### ***Other Ascertainable Records***

FUDS..... Formerly Used Defense Sites  
DOD..... Department of Defense Sites



## EXECUTIVE SUMMARY

SCRD DRYCLEANERS.....	State Coalition for Remediation of Drycleaners Listing
US FIN ASSUR.....	Financial Assurance Information
EPA WATCH LIST.....	EPA WATCH LIST
2020 COR ACTION.....	2020 Corrective Action Program List
TSCA.....	Toxic Substances Control Act
TRIS.....	Toxic Chemical Release Inventory System
SSTS.....	Section 7 Tracking Systems
ROD.....	Records Of Decision
RMP.....	Risk Management Plans
RAATS.....	RCRA Administrative Action Tracking System
PRP.....	Potentially Responsible Parties
PADS.....	PCB Activity Database System
ICIS.....	Integrated Compliance Information System
FTTS.....	FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)
MLTS.....	Material Licensing Tracking System
COAL ASH DOE.....	Steam-Electric Plant Operation Data
COAL ASH EPA.....	Coal Combustion Residues Surface Impoundments List
PCB TRANSFORMER.....	PCB Transformer Registration Database
RADINFO.....	Radiation Information Database
HIST FTTS.....	FIFRA/TSCA Tracking System Administrative Case Listing
DOT OPS.....	Incident and Accident Data
CONSENT.....	Superfund (CERCLA) Consent Decrees
INDIAN RESERV.....	Indian Reservations
FUSRAP.....	Formerly Utilized Sites Remedial Action Program
UMTRA.....	Uranium Mill Tailings Sites
LEAD SMELTERS.....	Lead Smelter Sites
US AIRS.....	Aerometric Information Retrieval System Facility Subsystem
US MINES.....	Mines Master Index File
ABANDONED MINES.....	Abandoned Mines
FINDS.....	Facility Index System/Facility Registry System
ECHO.....	Enforcement & Compliance History Information
UXO.....	Unexploded Ordnance Sites
DOCKET HWC.....	Hazardous Waste Compliance Docket Listing
FUELS PROGRAM.....	EPA Fuels Program Registered Listing
AIRS.....	Air Emissions Data
COAL ASH.....	Coal Ash Disposal Site Listing
DRYCLEANERS.....	Registered Drycleaners
E DESIGNATION.....	E DESIGNATION SITE LISTING
Financial Assurance.....	Financial Assurance Information Listing
HSWDS.....	Hazardous Substance Waste Disposal Site Inventory
SPDES.....	State Pollutant Discharge Elimination System
UIC.....	Underground Injection Control Wells

### **EDR HIGH RISK HISTORICAL RECORDS**

#### ***EDR Exclusive Records***

EDR MGP.....	EDR Proprietary Manufactured Gas Plants
EDR Hist Auto.....	EDR Exclusive Historic Gas Stations
EDR Hist Cleaner.....	EDR Exclusive Historic Dry Cleaners

### **EDR RECOVERED GOVERNMENT ARCHIVES**

#### ***Exclusive Recovered Govt. Archives***

RGA HWS.....	Recovered Government Archive State Hazardous Waste Facilities List
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## EXECUTIVE SUMMARY

RGA LF..... Recovered Government Archive Solid Waste Facilities List

### SURROUNDING SITES: SEARCH RESULTS

Surrounding sites were identified in the following databases.

Elevations have been determined from the USGS Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified. Sites with an elevation equal to or higher than the target property have been differentiated below from sites with an elevation lower than the target property.

Page numbers and map identification numbers refer to the EDR Radius Map report where detailed data on individual sites can be reviewed.

Sites listed in ***bold italics*** are in multiple databases.

Unmappable (orphan) sites are not considered in the foregoing analysis.

### STANDARD ENVIRONMENTAL RECORDS

#### ***Federal RCRA generators list***

RCRA-SQG: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

A review of the RCRA-SQG list, as provided by EDR, and dated 12/12/2016 has revealed that there is 1 RCRA-SQG site within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b><i>FOX HILL CONDOMINIUM</i></b>	<b><i>31-2 SADDLE TRAIL</i></b>	<b><i>SSE 0 - 1/8 (0.024 mi.)</i></b>	<b><i>E9</i></b>	<b><i>25</i></b>

#### ***State and tribal leaking storage tank lists***

LTANKS: Leaking Storage Tank Incident Reports. These records contain an inventory of reported leaking storage tank incidents reported from 4/1/86 through the most recent update. They can be either leaking underground storage tanks or leaking aboveground storage tanks. The causes of the incidents are tank test failures, tank failures or tank overfills

A review of the LTANKS list, as provided by EDR, and dated 02/06/2017 has revealed that there are 53 LTANKS sites within approximately 0.5 miles of the target property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
MARYKNOLL FATHERS Spill Number/Closed Date: 0602943 / 2007-03-05 Spill Number/Closed Date: 0603142 / 2006-09-13 Site ID: 365535 Site ID: 365801 Program Number: 0602943 Program Number: 0603142	50 RYDER ROAD	E 1/4 - 1/2 (0.426 mi.)	66	101
BIVIANO - TTF	12 SUNSET DRIVE	ESE 1/4 - 1/2 (0.431 mi.)	R68	105



## EXECUTIVE SUMMARY

Program Number: 1410282

Program Number: 0504587

Program Number: 0401690

TC4913256.2s EXECUTIVE SUMMARY 9



## EXECUTIVE SUMMARY

Spill Number/Closed Date: 1214548 / 2015-08-20 Site ID: 477793 Program Number: 1214548					
IVANOU RESIDENCE	5 CHERRY HILL CIRCLE	SW 1/8 - 1/4 (0.139 mi.)	H26	48	
Spill Number/Closed Date: 0607023 / 2007-06-27 Site ID: 370472 Program Number: 0607023					
7 2ND AVE	7 2ND AVE	S 1/8 - 1/4 (0.139 mi.)	G27	49	
Spill Number/Closed Date: 0609748 / 2007-06-22 Site ID: 374056 Program Number: 0609748					
SPILL NUMBER 0011541	6 3RD AVE	S 1/8 - 1/4 (0.150 mi.)	G29	52	
Spill Number/Closed Date: 0011541 / 2001-02-14 Site ID: 327528 Program Number: 0011541					
RESIDENTS	8 CROATAN DAM ROAD	SW 1/8 - 1/4 (0.168 mi.)	H30	53	
Spill Number/Closed Date: 9901887 / 2000-12-18 Site ID: 112434 Program Number: 9901887					
ANNTINET - TTF	18 LEE AVE	S 1/8 - 1/4 (0.170 mi.)	I31	54	
Spill Number/Closed Date: 1511015 / 2016-08-04 Site ID: 522729 Program Number: 1511015					
RESIDENCE	12 BRIARBROOK RD	ESE 1/8 - 1/4 (0.173 mi.)	32	55	
Spill Number/Closed Date: 0102919 / 2001-06-26 Site ID: 87426 Program Number: 0102919					
HAZEL CHIN	1 MANCUSO DRIVE	W 1/8 - 1/4 (0.188 mi.)	33	57	
Spill Number/Closed Date: 1112176 / 2012-07-10 Site ID: 460104 Program Number: 1112176					
WOLFE RESIDENCE	23 LEE AVE	S 1/8 - 1/4 (0.188 mi.)	I34	58	
Spill Number/Closed Date: 0608577 / 2007-06-25 Site ID: 372582 Program Number: 0608577					
SPILL NUMBER 9807879	19 PINE AVE	SW 1/8 - 1/4 (0.194 mi.)	J36	60	
Spill Number/Closed Date: 9807879 / 1998-10-26 Site ID: 217356 Program Number: 9807879					
HOME	66 HAWKES AVE	WNW 1/8 - 1/4 (0.197 mi.)	37	62	
Spill Number/Closed Date: 1214585 / 2013-04-02 Site ID: 477831 Program Number: 1214585					
TANK TEST FAILURE	78 HAWKES AVE	NW 1/8 - 1/4 (0.214 mi.)	38	63	
Spill Number/Closed Date: 0600045 / 2006-06-26 Site ID: 361967 Program Number: 0600045					
BETHEL METHODIST HOM	17-19 NARRAGANSETT A	SE 1/8 - 1/4 (0.219 mi.)	K40	66	
Spill Number/Closed Date: 9811081 / 2002-12-16 Spill Number/Closed Date: 9412933 / 1995-03-31 Site ID: 120150					



## EXECUTIVE SUMMARY

Site ID: 329467 Program Number: 9811081 Program Number: 9412933					
BETH NURSING HOME	19 NARAGANSETT AVE	SE 1/8 - 1/4 (0.219 mi.)	K41	68	
Spill Number/Closed Date: 8802468 / 1988-06-23 Site ID: 198470 Program Number: 8802468					
FITGERALD HOME	29 HAWKES AVE	W 1/8 - 1/4 (0.227 mi.)	42	69	
Spill Number/Closed Date: 0513939 / 2006-06-01 Site ID: 360530 Program Number: 0513939					
18 PINE AVE	18 PINE AVE	SSW 1/8 - 1/4 (0.233 mi.)	L43	71	
Spill Number/Closed Date: 9905708 / 1999-12-15 Site ID: 308252 Program Number: 9905708					
TTF - UST	22 PINE AVE	SSW 1/8 - 1/4 (0.235 mi.)	L45	73	
Spill Number/Closed Date: 9711554 / 1998-03-20 Site ID: 124552 Program Number: 9711554					
COMFORTI - TTF/CONTA	22 PINE AVE	SSW 1/8 - 1/4 (0.235 mi.)	L46	74	
Spill Number/Closed Date: 1603771 / 2016-07-29 Site ID: 530253 Program Number: 1603771					
SPILL NUMBER 9814784	17 HAWKES AVE	WSW 1/4 - 1/2 (0.251 mi.)	M48	77	
Spill Number/Closed Date: 9814784 / 2001-03-27 Site ID: 198021 Program Number: 9814784					
EGAN RESIDENCE	13 HAWKES AVE	WSW 1/4 - 1/2 (0.273 mi.)	M49	78	
Spill Number/Closed Date: 0210389 / 2003-03-10 Site ID: 299727 Program Number: 0210389					
PAGANELLI RESIDENCE	20 NARRAGANSETT AVE	SE 1/4 - 1/2 (0.288 mi.)	50	79	
Spill Number/Closed Date: 1008844 / 2011-01-27 Site ID: 442364 Program Number: 1008844					
D AMATO RESIDENCE	1 FLAVELLE PLACE	SSW 1/4 - 1/2 (0.298 mi.)	N51	80	
Spill Number/Closed Date: 1206576 / 2012-12-17 Site ID: 469582 Program Number: 1206576					
CONN RESIDENCE	11 FLAVELLE PLACE	SSW 1/4 - 1/2 (0.298 mi.)	N52	81	
Spill Number/Closed Date: 0400173 / 2004-08-27 Site ID: 315284 Program Number: 0400173					
SPILL NUMBER 9905780	3 HAWKES AVE	SW 1/4 - 1/2 (0.304 mi.)	53	82	
Spill Number/Closed Date: 9905780 / 1999-09-02 Site ID: 236179 Program Number: 9905780					
67 SHERWOOD AVE	67 SHERWOOD AVE	SSW 1/4 - 1/2 (0.308 mi.)	N54	84	
Spill Number/Closed Date: 0704711 / 2007-10-30 Site ID: 384918 Program Number: 0704711					
PRIVATE HOME	44 PARK AVE	SSW 1/4 - 1/2 (0.315 mi.)	O55	85	



## EXECUTIVE SUMMARY

Spill Number/Closed Date: 0713098 / 2008-12-04 Site ID: 394802 Program Number: 0713098				
UNKNOWN RESIDENCE	85 FERRIS PLACE	SW 1/4 - 1/2 (0.324 mi.)	P56	86
Spill Number/Closed Date: 0604496 / 2006-11-16 Site ID: 367479 Program Number: 0604496				
RESIDENTS	63 SHERWOOD AVE	SSW 1/4 - 1/2 (0.339 mi.)	N57	87
Spill Number/Closed Date: 0008509 / 2000-11-02 Site ID: 128556 Program Number: 0008509				
APOSTOLICO RESIDENCE	72 FERRIS PL	SSW 1/4 - 1/2 (0.355 mi.)	P58	89
Spill Number/Closed Date: 0006360 / 2000-10-13 Site ID: 315239 Program Number: 0006360				
<b>H.P. HOOD, INC.</b>	<b>19 WARD STREET</b>	<b>S 1/4 - 1/2 (0.357 mi.)</b>	<b>O59</b>	<b>90</b>
Spill Number/Closed Date: 0003952 / 2000-07-10 Site ID: 210561 Program Number: 0003952				
RESIDENCE	55 STONE AVENUE	SSE 1/4 - 1/2 (0.358 mi.)	60	93
Spill Number/Closed Date: 9605463 / 1996-08-21 Site ID: 230920 Program Number: 9605463				
RESIDENCE	98 DALE AVE	SW 1/4 - 1/2 (0.363 mi.)	P61	95
Spill Number/Closed Date: 9904534 / 1999-09-28 Site ID: 132474 Program Number: 9904534				
STONE HOME	12 REDWAY ROAD	NNE 1/4 - 1/2 (0.365 mi.)	62	96
Spill Number/Closed Date: 0702253 / 2012-08-17 Site ID: 381943 Program Number: 0702253				
STATE ARMORY	RT 9A	NW 1/4 - 1/2 (0.416 mi.)	Q63	97
Spill Number/Closed Date: 8801465 / 1989-01-11 Site ID: 86910 Program Number: 8801465				
OPERATION CENTER OSS	101 RT 9A	NW 1/4 - 1/2 (0.416 mi.)	Q64	98
Spill Number/Closed Date: 0511019 / 2006-01-31 Site ID: 357091 Program Number: 0511019				
BIRCH CREEK INC - TT	87 HAWKES AVE	NNW 1/4 - 1/2 (0.425 mi.)	65	100
Spill Number/Closed Date: 1411273 / 2016-02-24 Site ID: 505031 Program Number: 1411273				
APT BUILDING	59 FERRIS PLACE	SSW 1/4 - 1/2 (0.430 mi.)	67	104
Spill Number/Closed Date: 0708210 / 2008-04-18 Site ID: 389062 Program Number: 0708210				
PORTAL RESIDENCE	10 RYDER RD	SE 1/4 - 1/2 (0.481 mi.)	71	108
Spill Number/Closed Date: 0305084 / 2003-10-27 Site ID: 297147 Program Number: 0305084				
FURY RESIDENCE	14 TERRICH CT	SSE 1/4 - 1/2 (0.483 mi.)	72	109



## EXECUTIVE SUMMARY

Spill Number/Closed Date: 0203934 / 2002-08-19

Site ID: 201965

Program Number: 0203934

LUPETIN RES.	12 STONE AVE	S 1/4 - 1/2 (0.487 mi.)	73	111
Spill Number/Closed Date: 0112300 / 2002-04-24				
Site ID: 210110				
Program Number: 0112300				

### ***State and tribal registered storage tank lists***

UST: The Underground Storage Tank database contains registered USTs. USTs are regulated under Subtitle I of the Resource Conservation and Recovery Act (RCRA). The data come from the Department of Environmental Conservation's Petroleum Bulk Storage (PBS) Database

A review of the UST list, as provided by EDR, has revealed that there are 3 UST sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
THE PINES AT NARRAGA Database: WESTCHESTER CO. UST, Date of Government Version: 01/13/2017 Status: 1. In-Service Status: 3. Closed - Removed Id/Status:: 3-049778 Site Status: Active	19 NARRAGANSETT AVEN	SE 1/8 - 1/4 (0.219 mi.)	K39	64
BETHEL NURSING HOME Database: WESTCHESTER CO. UST, Date of Government Version: 01/13/2017 Status: 3. Closed - Removed Id/Status:: 3-049786 Site Status: Unregulated	17 NARRAGANSETT AVEN	SE 1/8 - 1/4 (0.234 mi.)	K44	72
DP-30 LLC Database: WESTCHESTER CO. UST, Date of Government Version: 01/13/2017 Status: 1. In-Service Id/Status:: 3-801414 Site Status: Administratively Closed	26 BRIAR BROOK ROAD	ESE 1/8 - 1/4 (0.244 mi.)	47	75

### **ADDITIONAL ENVIRONMENTAL RECORDS**

#### ***Records of Emergency Release Reports***

NY Spills: Data collected on spills reported to NYSDEC. is required by one or more of the following: Article 12 of the Navigation Law, 6 NYCRR Section 613.8 (from PBS regs), or 6 NYCRR Section 595.2 (from CBS regs). It includes spills active as of April 1, 1986, as well as spills occurring since this date.

A review of the NY Spills list, as provided by EDR, and dated 02/06/2017 has revealed that there are 10 NY Spills sites within approximately 0.125 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
POLE ON STREET	24 CROTON DAM ROAD	WSW 0 - 1/8 (0.006 mi.)	4	19



## EXECUTIVE SUMMARY

Spill Number/Closed Date: 1403033 / 2014-07-07  
 spillNo: 1403033  
 Site ID: 496377

POLE 3031	51 CROTON DAM RD	NNW 0 - 1/8 (0.016 mi.)	C7	22
Spill Number/Closed Date: 1212361 / 2012-11-21 spillNo: 1212361 Site ID: 475508				
MANSFIELD HOME	60 1ST AVE	ESE 0 - 1/8 (0.018 mi.)	D8	24
Spill Number/Closed Date: 0803230 / 2008-09-14 spillNo: 0803230 Site ID: 399933				
TOWN HOUSES	31-2 SADDLE TRAIL	SSE 0 - 1/8 (0.024 mi.)	E10	28
Spill Number/Closed Date: 0704409 / 2008-06-24 spillNo: 0704409 Site ID: 384549				
BLOCKED MAIN	119 GRANDVIEW AVE	N 0 - 1/8 (0.027 mi.)	11	29
Spill Number/Closed Date: 1002055 / 2010-05-24 spillNo: 1002055 Site ID: 435152				
POLE 3/GRANDVIEW AVE	OF CROTON DAM RD	ENE 0 - 1/8 (0.043 mi.)	B12	30
Spill Number/Closed Date: 9704063 / 1997-07-07 spillNo: 9704063 Site ID: 267022				
EISENSTEIN - UST	5 BIRCHBROOK RD	ESE 0 - 1/8 (0.080 mi.)	F17	36
Spill Number/Closed Date: 1508685 / 2016-10-25 spillNo: 1508685 Site ID: 517257				
SPILL NUMBER 8601509	ROUTE 134	SW 0 - 1/8 (0.084 mi.)	20	40
Spill Number/Closed Date: 8601509 / 1986-06-06 spillNo: 8601509 Site ID: 266902				
TANK FAILURE	27 1ST AVE	SSE 0 - 1/8 (0.116 mi.)	23	44
Spill Number/Closed Date: 0803221 / 2008-11-21 spillNo: 0803221 Site ID: 399922				
SPILL NUMBER 0209926	11 BIRCH BROOK RD	E 0 - 1/8 (0.122 mi.)	24	46
Spill Number/Closed Date: 0209926 / 2003-04-09 spillNo: 0209926 Site ID: 139235				

SPILLS 90: Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

A review of the SPILLS 90 list, as provided by EDR, and dated 12/14/2012 has revealed that there is 1 SPILLS 90 site within approximately 0.125 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
POLE 3031 Status: CLOSED	51 CROTON DAM RD	NNW 0 - 1/8 (0.016 mi.)	C6	22



## EXECUTIVE SUMMARY

Site Id: 1212361

### ***Other Ascertainable Records***

RCRA NonGen / NLR: RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

A review of the RCRA NonGen / NLR list, as provided by EDR, and dated 12/12/2016 has revealed that there are 2 RCRA NonGen / NLR sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>CON EDISON MANHOLE 1</b>	<b>LINCOLN AVE &amp; 3RD AV</b>	<b>S 0 - 1/8 (0.115 mi.)</b>	<b>G22</b>	<b>42</b>
<b>STEVE GIORDANO BUILD</b>	<b>19 PINE AVE</b>	<b>SW 1/8 - 1/4 (0.194 mi.)</b>	<b>J35</b>	<b>59</b>

MANIFEST: Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

A review of the MANIFEST list, as provided by EDR, and dated 01/30/2017 has revealed that there are 3 MANIFEST sites within approximately 0.25 miles of the target property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction / Distance</u>	<u>Map ID</u>	<u>Page</u>
<b>FOX HILL CONDOMINIUM</b> EPA ID: NYR000149351	<b>31-2 SADDLE TRAIL</b>	<b>SSE 0 - 1/8 (0.024 mi.)</b>	<b>E9</b>	<b>25</b>
<b>CON EDISON MANHOLE 1</b> EPA ID: NYP004150298	<b>LINCOLN AVE &amp; 3RD AV</b>	<b>S 0 - 1/8 (0.115 mi.)</b>	<b>G22</b>	<b>42</b>
<b>CON EDISON - P 10</b> EPA ID: NYP004098836	<b>37 LINCOLN AVE</b>	<b>S 1/8 - 1/4 (0.140 mi.)</b>	<b>G28</b>	<b>50</b>



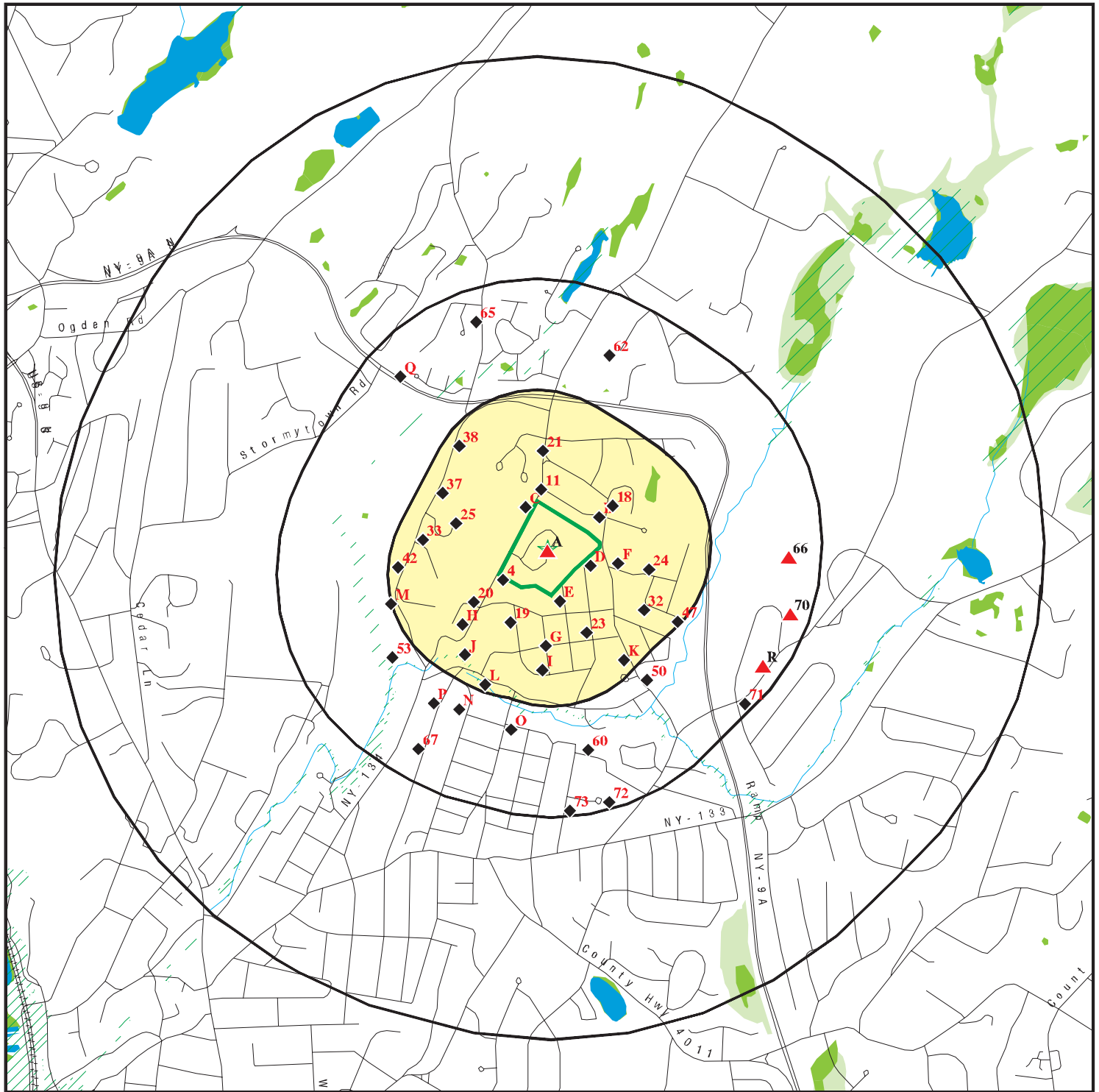
## EXECUTIVE SUMMARY

Due to poor or inadequate address information, the following sites were not mapped. Count: 2 records.

<u>Site Name</u>	<u>Database(s)</u>
ST AUGUSTINE CHURCH	LTANKS
GONZAGA BUILDING	LTANKS



# OVERVIEW MAP - 4913256.2S



- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- National Priority List Sites
- Dept. Defense Sites
- Indian Reservations BIA
- 100-year flood zone
- 500-year flood zone
- National Wetland Inventory
- State Wetlands

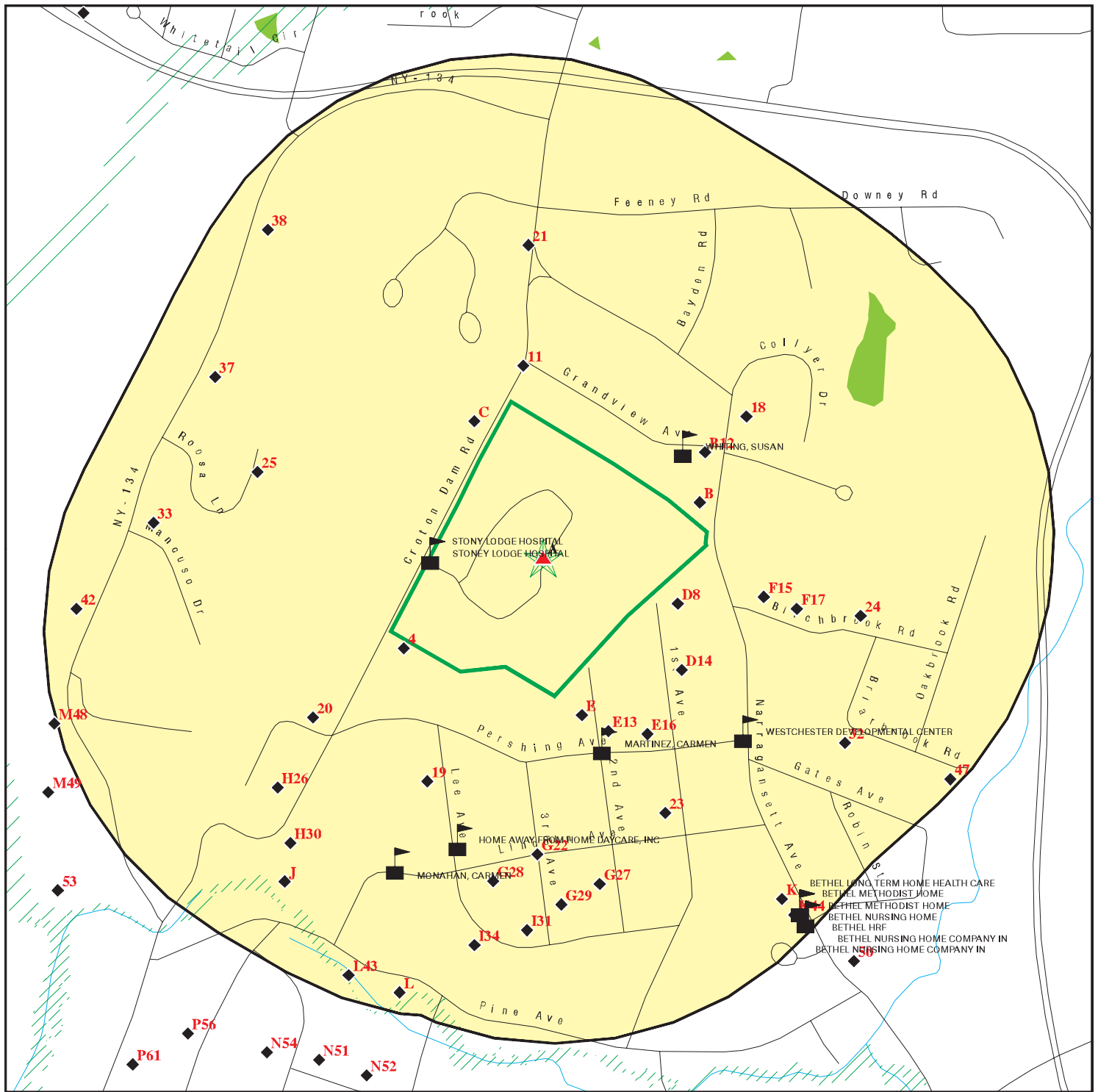
This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Stony Lodge Hospital  
 ADDRESS: 40 Croton Dam Road  
 Ossining NY 10562  
 LAT/LONG: 41.176981 / 73.846904

CLIENT: Partner Engineering and Science, Inc.  
 CONTACT: Ester Fry  
 INQUIRY #: 4913256.2s  
 DATE: April 20, 2017 4:22 am



# DETAIL MAP - 4913256.2S



- Target Property
- Sites at elevations higher than or equal to the target property
- Sites at elevations lower than the target property
- Manufactured Gas Plants
- Sensitive Receptors
- National Priority List Sites
- Dept. Defense Sites

- Indian Reservations BIA
- 100-year flood zone
- 500-year flood zone
- National Wetland Inventory
- State Wetlands

This report includes Interactive Map Layers to display and/or hide map information. The legend includes only those icons for the default map view.

SITE NAME: Stony Lodge Hospital  
 ADDRESS: 40 Croton Dam Road  
 Ossining NY 10562  
 LAT/LONG: 41.176981 / 73.846904

CLIENT: Partner Engineering and Science, Inc.  
 CONTACT: Ester Fry  
 INQUIRY #: 4913256.2s  
 DATE: April 20, 2017 4:24 am



## MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<b>STANDARD ENVIRONMENTAL RECORDS</b>								
<b><i>Federal NPL site list</i></b>								
NPL	1.000		0	0	0	0	NR	0
Proposed NPL	1.000		0	0	0	0	NR	0
NPL LIENS	TP		NR	NR	NR	NR	NR	0
<b><i>Federal Delisted NPL site list</i></b>								
Delisted NPL	1.000		0	0	0	0	NR	0
<b><i>Federal CERCLIS list</i></b>								
FEDERAL FACILITY	0.500		0	0	0	NR	NR	0
SEMS	0.500		0	0	0	NR	NR	0
<b><i>Federal CERCLIS NFRAP site list</i></b>								
SEMS-ARCHIVE	0.500		0	0	0	NR	NR	0
<b><i>Federal RCRA CORRACTS facilities list</i></b>								
CORRACTS	1.000		0	0	0	0	NR	0
<b><i>Federal RCRA non-CORRACTS TSD facilities list</i></b>								
RCRA-TSDF	0.500		0	0	0	NR	NR	0
<b><i>Federal RCRA generators list</i></b>								
RCRA-LQG	0.250		0	0	NR	NR	NR	0
RCRA-SQG	0.250		1	0	NR	NR	NR	1
RCRA-CESQG	0.250		0	0	NR	NR	NR	0
<b><i>Federal institutional controls / engineering controls registries</i></b>								
LUCIS	0.500		0	0	0	NR	NR	0
US ENG CONTROLS	0.500		0	0	0	NR	NR	0
US INST CONTROL	0.500		0	0	0	NR	NR	0
<b><i>Federal ERNS list</i></b>								
ERNS	TP		NR	NR	NR	NR	NR	0
<b><i>State- and tribal - equivalent CERCLIS</i></b>								
SHWS	1.000		0	0	0	0	NR	0
VAPOR REOPENED	1.000		0	0	0	0	NR	0
<b><i>State and tribal landfill and/or solid waste disposal site lists</i></b>								
SWF/LF	0.500		0	0	0	NR	NR	0
<b><i>State and tribal leaking storage tank lists</i></b>								
INDIAN LUST	0.500		0	0	0	NR	NR	0
LTANKS	0.500	1	9	18	26	NR	NR	54
HIST LTANKS	0.500		0	0	0	NR	NR	0



## MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
<b>State and tribal registered storage tank lists</b>								
FEMA UST	0.250		0	0	NR	NR	NR	0
UST	0.250	1	0	3	NR	NR	NR	4
CBS UST	0.250		0	0	NR	NR	NR	0
MOSF UST	0.500		0	0	0	NR	NR	0
MOSF	0.500		0	0	0	NR	NR	0
CBS	0.250		0	0	NR	NR	NR	0
AST	0.250	1	0	0	NR	NR	NR	1
CBS AST	0.250		0	0	NR	NR	NR	0
MOSF AST	0.500		0	0	0	NR	NR	0
INDIAN UST	0.250		0	0	NR	NR	NR	0
TANKS	0.250		0	0	NR	NR	NR	0
<b>State and tribal institutional control / engineering control registries</b>								
RES DECL	0.125		0	NR	NR	NR	NR	0
ENG CONTROLS	0.500		0	0	0	NR	NR	0
INST CONTROL	0.500		0	0	0	NR	NR	0
<b>State and tribal voluntary cleanup sites</b>								
VCP	0.500		0	0	0	NR	NR	0
INDIAN VCP	0.500		0	0	0	NR	NR	0
<b>State and tribal Brownfields sites</b>								
BROWNFIELDS	0.500		0	0	0	NR	NR	0
ERP	0.500		0	0	0	NR	NR	0
<b>ADDITIONAL ENVIRONMENTAL RECORDS</b>								
<b>Local Brownfield lists</b>								
US BROWNFIELDS	0.500		0	0	0	NR	NR	0
<b>Local Lists of Landfill / Solid Waste Disposal Sites</b>								
SWRCY	0.500		0	0	0	NR	NR	0
SWTIRE	0.500		0	0	0	NR	NR	0
INDIAN ODI	0.500		0	0	0	NR	NR	0
DEBRIS REGION 9	0.500		0	0	0	NR	NR	0
ODI	0.500		0	0	0	NR	NR	0
IHS OPEN DUMPS	0.500		0	0	0	NR	NR	0
<b>Local Lists of Hazardous waste / Contaminated Sites</b>								
US HIST CDL	TP		NR	NR	NR	NR	NR	0
DEL SHWS	1.000		0	0	0	0	NR	0
US CDL	TP		NR	NR	NR	NR	NR	0
<b>Local Lists of Registered Storage Tanks</b>								
HIST UST	0.250		0	0	NR	NR	NR	0



## MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
HIST AST	TP		NR	NR	NR	NR	NR	0
<b>Local Land Records</b>								
LIENS	TP		NR	NR	NR	NR	NR	0
LIENS 2	TP		NR	NR	NR	NR	NR	0
<b>Records of Emergency Release Reports</b>								
HMIRS	TP		NR	NR	NR	NR	NR	0
NY Spills	0.125		10	NR	NR	NR	NR	10
NY Hist Spills	0.125		0	NR	NR	NR	NR	0
SPILLS 90	0.125		1	NR	NR	NR	NR	1
SPILLS 80	0.125		0	NR	NR	NR	NR	0
<b>Other Ascertainable Records</b>								
RCRA NonGen / NLR	0.250		1	1	NR	NR	NR	2
FUDS	1.000		0	0	0	0	NR	0
DOD	1.000		0	0	0	0	NR	0
SCRD DRYCLEANERS	0.500		0	0	0	NR	NR	0
US FIN ASSUR	TP		NR	NR	NR	NR	NR	0
EPA WATCH LIST	TP		NR	NR	NR	NR	NR	0
2020 COR ACTION	0.250		0	0	NR	NR	NR	0
TSCA	TP		NR	NR	NR	NR	NR	0
TRIS	TP		NR	NR	NR	NR	NR	0
SSTS	TP		NR	NR	NR	NR	NR	0
ROD	1.000		0	0	0	0	NR	0
RMP	TP		NR	NR	NR	NR	NR	0
RAATS	TP		NR	NR	NR	NR	NR	0
PRP	TP		NR	NR	NR	NR	NR	0
PADS	TP		NR	NR	NR	NR	NR	0
ICIS	TP		NR	NR	NR	NR	NR	0
FTTS	TP		NR	NR	NR	NR	NR	0
MLTS	TP		NR	NR	NR	NR	NR	0
COAL ASH DOE	TP		NR	NR	NR	NR	NR	0
COAL ASH EPA	0.500		0	0	0	NR	NR	0
PCB TRANSFORMER	TP		NR	NR	NR	NR	NR	0
RADINFO	TP		NR	NR	NR	NR	NR	0
HIST FTTS	TP		NR	NR	NR	NR	NR	0
DOT OPS	TP		NR	NR	NR	NR	NR	0
CONSENT	1.000		0	0	0	0	NR	0
INDIAN RESERV	1.000		0	0	0	0	NR	0
FUSRAP	1.000		0	0	0	0	NR	0
UMTRA	0.500		0	0	0	NR	NR	0
LEAD SMELTERS	TP		NR	NR	NR	NR	NR	0
US AIRS	TP		NR	NR	NR	NR	NR	0
US MINES	0.250		0	0	NR	NR	NR	0
ABANDONED MINES	0.500		0	0	0	NR	NR	0
FINDS	TP		NR	NR	NR	NR	NR	0
ECHO	TP		NR	NR	NR	NR	NR	0
UXO	1.000		0	0	0	0	NR	0
DOCKET HWC	TP		NR	NR	NR	NR	NR	0
FUELS PROGRAM	0.250		0	0	NR	NR	NR	0



## MAP FINDINGS SUMMARY

Database	Search Distance (Miles)	Target Property	< 1/8	1/8 - 1/4	1/4 - 1/2	1/2 - 1	> 1	Total Plotted
AIRS	TP		NR	NR	NR	NR	NR	0
COAL ASH	0.500		0	0	0	NR	NR	0
DRYCLEANERS	0.250		0	0	NR	NR	NR	0
E DESIGNATION	0.125		0	NR	NR	NR	NR	0
Financial Assurance	TP		NR	NR	NR	NR	NR	0
HSWDS	0.500		0	0	0	NR	NR	0
MANIFEST	0.250		2	1	NR	NR	NR	3
SPDES	TP		NR	NR	NR	NR	NR	0
UIC	TP		NR	NR	NR	NR	NR	0

### EDR HIGH RISK HISTORICAL RECORDS

#### ***EDR Exclusive Records***

EDR MGP	1.000		0	0	0	0	NR	0
EDR Hist Auto	0.125		0	NR	NR	NR	NR	0
EDR Hist Cleaner	0.125		0	NR	NR	NR	NR	0

### EDR RECOVERED GOVERNMENT ARCHIVES

#### ***Exclusive Recovered Govt. Archives***

RGA HWS	TP		NR	NR	NR	NR	NR	0
RGA LF	TP		NR	NR	NR	NR	NR	0

- Totals --		3	24	23	26	0	0	76
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#### NOTES:

TP = Target Property

NR = Not Requested at this Search Distance

Sites may be listed in more than one database



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

A1  
Target  
Property

STONY LODGE HOSPITAL  
40 CROTON DAM ROAD  
OSSINING, NY

LTANKS

S109829618  
N/A

Site 1 of 2 in cluster A

Actual:  
413 ft.

LTANKS:

Site ID: 417943  
Spill Number/Closed Date: 0905666 / 2009-12-21  
Spill Date: 2009-08-13  
Spill Cause: Tank Test Failure  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: JKOMARA  
Referred To: Not reported  
Reported to Dept: 2009-08-14  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: 2009-08-14  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2009-08-14  
Spill Record Last Update: 2009-12-21  
Spiller Name: Not reported  
Spiller Company: TANK  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: SAME AS ABOVE  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 367075  
DEC Memo: "8/14/09: TTF at PBS registered facility. WCDOH will follow up. jod  
8/26/09: Barbara McDonald of WCDOH inspected site and states there  
were numerous PBS violations. She will follow up on PBS and update  
DEC on spill status. jod 10/7/09 In hearing JO'M 12/21/09 Barbara  
McDonald WCHD reported, Reviewed TCR. All soil sampling non-detect.  
WCDH requires no further action and recommends spill closure. NFA TG "  
Not reported  
Remarks: "tank test failure . Stony Ridge Hospital. Re-pair- Re-test."

Material:

Site ID: 417943  
Operable Unit ID: 1174146  
Operable Unit: 01  
Material ID: 2166404  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**S109829618**

Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**A2**  
**Target**  
**Property**

**STONY LODGE HOSPITAL**  
**40 CROTON DAM ROAD**  
**OSSINING, NY 10562**

**UST** **U004177411**  
**AST** **N/A**

**Site 2 of 2 in cluster A**

**Actual:**  
**413 ft.**

WESTCHESTER CO. UST:

Id/Status: 3-507024 / Unregulated  
Operator Name: Stony Lodge Hospital  
Owner Name: Stony Lodge Hospital, Inc.  
Owner Street: 40 Croton Dam Road  
Owner Address2: Not reported  
Owner City: Ossining  
Owner State: NY  
Owner Zipcode: 10562  
GDS Number: Not reported

Tank Number: 003-1 main  
Status: 3. Closed - Removed  
Capacity: 1800  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Tank Leak Detection: 1. Electronic Interstitial Monitoring  
Date Installation: 04/01/1992  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 2. Original sacrificial anode  
Tank Secondary Containment: 4. Double-Walled (underground only)  
Piping Location: 2. Underground/on Ground  
Piping Type: 10. Copper  
Piping External Protection: 8. Wrapped (Piping)  
Overfill Prevention: 5. Vent Whistle  
Piping Secondary Containment: 0. None  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 004-1 north lodge  
Status: 3. Closed - Removed  
Capacity: 1800  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Tank Leak Detection: 1. Electronic Interstitial Monitoring  
Date Installation: 04/01/1992  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Tank External Protection: 2. Original sacrificial anode  
Tank Secondary Containment: 4. Double-Walled (underground only)  
Piping Location: 2. Underground/on Ground  
Piping Type: 1. Steel/Carbon/ Steel/Iron  
Piping External Protection: 8. Wrapped (Piping)  
Overfill Prevention: 5. Vent Whistle  
Piping Secondary Containment: 0. None  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 005-1 east lodge  
Status: 3. Closed - Removed  
Capacity: 1800  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Tank Leak Detection: 1. Electronic Interstitial Monitoring  
Date Installation: 04/01/1995  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/Iron  
Tank Internal Protection: 0. None  
Tank External Protection: 2. Original sacrificial anode  
Tank Secondary Containment: 4. Double-Walled (underground only)  
Piping Location: 2. Underground/on Ground  
Piping Type: 1. Steel/Carbon/ Steel/Iron  
Piping External Protection: 8. Wrapped (Piping)  
Overfill Prevention: 5. Vent Whistle  
Piping Secondary Containment: 0. None  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 006 south lodge  
Status: 3. Closed - Removed  
Capacity: 1000  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/Iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 2. Underground/on ground  
Piping Type: 1. Steel/Carbon/ steel/iron  
Piping External Protection: 0. None  
Overfill Prevention: 5. Vent Whistle  
Piping Secondary Containment: Not reported  
Spill Prevention: Not reported  
Dispenser: 2. Suction

Tank Number: 007 admin  
Status: 3. Closed - Removed



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Capacity: 550  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 2. Underground/on ground  
Piping Type: 1. Steel/Carbon/ steel/iron  
Piping External Protection: 0. None  
Overfill Prevention: 5. Vent Whistle  
Piping Secondary Containment: Not reported  
Spill Prevention: Not reported  
Dispenser: 2. Suction

Tank Number: 008 west lodge  
Status: 3. Closed - Removed  
Capacity: 550  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 2. Underground/on ground  
Piping Type: 1. Steel/Carbon/ steel/iron  
Piping External Protection: 0. None  
Overfill Prevention: 5. Vent Whistle  
Piping Secondary Containment: Not reported  
Spill Prevention: Not reported  
Dispenser: 2. Suction

Tank Number: 1  
Status: 0. Administratively closed  
Capacity: 275  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: Not reported  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: Not reported  
Piping Type: 10. Copper



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 2. Suction

Tank Number: 10  
Status: 0. Administratively closed  
Capacity: 275  
Product Stored: 0008. Diesel  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: Not reported  
Tank Type: 1. Steel/Carbon steel/Iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: Not reported  
Piping Type: 99. Other  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 2. Suction

Tank Number: 2  
Status: 0. Administratively closed  
Capacity: 275  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: Not reported  
Tank Type: 1. Steel/Carbon steel/Iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: Not reported  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 3. Gravity

Tank Number: 3  
Status: 4. Closed - in place  
Capacity: 1500  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Date Installation: Not reported  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 0. No Piping  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 2. Suction

Tank Number: 4  
Status: 4. Closed - in place  
Capacity: 3000  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: Not reported  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 0. No Piping  
Piping Type: 1. Steel/Carbon/ steel/iron  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 2. Suction

Tank Number: 5  
Status: 4. Closed - in place  
Capacity: 2000  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: Not reported  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 0. No Piping  
Piping Type: 1. Steel/Carbon/ steel/iron  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Dispenser: 2. Suction

Tank Number: 6  
Status: 0. Administratively closed  
Capacity: 1000  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: Not reported  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 2. Suction

Tank Number: 7  
Status: 0. Administratively closed  
Capacity: 550  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: Not reported  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 2. Suction

Tank Number: 8  
Status: 0. Administratively closed  
Capacity: 550  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: Not reported  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 2. Suction

Tank Number: 9  
Status: 0. Administratively closed  
Capacity: 275  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 01/01/1900  
Date Perm Closure: Not reported  
Tank Location: Not reported  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: Not reported  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 3. Gravity

**WESTCHESTER CO. AST:**

PBS Number: 3-507024  
Site Status: Unregulated  
GDS Number: Not reported  
Operator Name: Stony Lodge Hospital  
Owner Name: Stony Lodge Hospital, Inc.  
Owner Street: 40 Croton Dam Road  
Owner Address2: Not reported  
Owner City/State/Zip: Ossining, NY 10562

Tank Number: 001 maint  
Status: 0. Administratively closed  
Date Installation: 03/01/1986  
Capacity: 275  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Date Perm Closure: Not reported  
Tank Location: 3. Aboveground on saddles, legs, stilts, racks or cradle  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 1. Painted/Asphalt Coating  
Tank Leak Detection: 0. None  
Tank Secondary Containment: Not reported  
Piping Location: 1. Aboveground



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Piping Type: 10. Copper  
Piping External Protection: 0. None  
Piping Leak Detection: 0. None  
Piping Secondary Containment: 0. None  
Overfill Prevention: 3. Automatic Shut-off,5. Vent Whistle  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 002 maint  
Status: 0. Administratively closed  
Date Installation: 03/01/1986  
Capacity: 275  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Date Perm Closure: Not reported  
Tank Location: 3. Aboveground on saddles,legs,stilts,racks or cradle  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 1. Painted/Asphalt Coating  
Tank Leak Detection: 0. None  
Tank Secondary Containment: Not reported  
Piping Location: 1. Aboveground  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Piping Leak Detection: 0. None  
Piping Secondary Containment: 0. None  
Overfill Prevention: 3. Automatic Shut-off,5. Vent Whistle  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 006-1  
Status: 0. Administratively closed  
Date Installation: 10/01/2009  
Capacity: 275  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: 0  
Date Perm Closure: Not reported  
Tank Location: 3. Aboveground on saddles,legs,stilts,racks or cradle  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 1. Painted/Asphalt Coating  
Tank Leak Detection: 6. Impervious Barrier/Concrete Pad (Aboveground Only)  
Tank Secondary Containment: 10. Impervious Underlayment  
Piping Location: 1. Aboveground  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Piping Leak Detection: 0. None  
Piping Secondary Containment: 0. None  
Overfill Prevention: 5. Vent Whistle  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 007-1  
Status: 0. Administratively closed



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Date Installation: 10/01/2009  
Capacity: 275  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: 0  
Date Perm Closure: Not reported  
Tank Location: 3. Aboveground on saddles,legs,stilts,racks or cradle  
Tank Type: 2. Galvanized steel alloy  
Tank Internal Protection: 0. None  
Tank External Protection: 1. Painted/Asphalt Coating  
Tank Leak Detection: 2. Manual Interstitial Monitoring,6. Impervious Barrier/Concrete Pad (Aboveground Only)  
Tank Secondary Containment: 9. Modified double-walled (aboveground only)  
Piping Location: 1. Aboveground  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Piping Leak Detection: 0. None  
Piping Secondary Containment: 0. None  
Overfill Prevention: 5. Vent Whistle  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 008-1  
Status: 0. Administratively closed  
Date Installation: 10/01/2009  
Capacity: 275  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: 0  
Date Perm Closure: Not reported  
Tank Location: 3. Aboveground on saddles,legs,stilts,racks or cradle  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 1. Painted/Asphalt Coating  
Tank Leak Detection: 6. Impervious Barrier/Concrete Pad (Aboveground Only)  
Tank Secondary Containment: 10. Impervious Underlayment  
Piping Location: 1. Aboveground  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Piping Leak Detection: 0. None  
Piping Secondary Containment: 0. None  
Overfill Prevention: 5. Vent Whistle  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 009 rec  
Status: 1. In-Service  
Date Installation: 03/01/1986  
Capacity: 275  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Date Perm Closure: Not reported  
Tank Location: 3. Aboveground on saddles,legs,stilts,racks or cradle  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 1. Painted/Asphalt Coating  
Tank Leak Detection: 6. Impervious Barrier/Concrete Pad (Aboveground Only)  
Tank Secondary Containment: 10. Impervious Underlayment



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONY LODGE HOSPITAL (Continued)**

**U004177411**

Piping Location: 1. Aboveground  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Piping Leak Detection: 0. None  
Piping Secondary Containment: 0. None  
Overfill Prevention: 5. Vent Whistle  
Spill Prevention: 1. Catch Basin  
Dispenser: 0. None

Tank Number: 010  
Status: 0. Administratively closed  
Date Installation: 01/01/1900  
Capacity: 275  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Date Perm Closure: Not reported  
Tank Location: 3. Aboveground on saddles,legs,stilts,racks or cradle  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Leak Detection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 1. Aboveground  
Piping Type: 10. Copper  
Piping External Protection: 0. None  
Piping Leak Detection: Not reported  
Piping Secondary Containment: Not reported  
Overfill Prevention: 4. Product Level Gauge (Aboveground Only),5. Vent Whistle  
Spill Prevention: Not reported  
Dispenser: 3. Gravity

**B3**  
**ENE**  
**< 1/8**  
**0.005 mi.**  
**26 ft.**

**SEIM - TTF**  
**77 NARRAGANSETT AVE**  
**OSSINING, NY**  
**Site 1 of 3 in cluster B**

**LTANKS** **S117975711**  
**N/A**

**Relative:**  
**Lower**

LTANKS:  
Site ID: 510052  
Spill Number/Closed Date: 1503735 / 2015-09-25  
Spill Date: 2015-07-07  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODEE  
Referred To: Not reported  
Reported to Dept: 2015-07-07  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False

**Actual:**  
**349 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SEIM - TTF (Continued)**

**S117975711**

UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2015-07-07  
Spill Record Last Update: 2015-09-25  
Spiller Name: HELEN SEIM  
Spiller Company: Seim / Real Estate  
Spiller Address: 77 NARRAGANSETT AVE  
Spiller City,St,Zip: OSSINING, NN  
Spiller County: 999  
Spiller Contact: Not reported  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 464651  
DEC Memo: "7/7/15- Explained options of retest or removal. She will decide and contact DEC with next step. Property is for sale. DT 9/25/2015: UST removed by Envirostar. No evidence of a leak or any significant contamination found. Closure Report/Documentation has been reviewed and entered into DecDocs. Based upon information provided, no further action required at this time. jod"  
Remarks: "repair/retest pending - 550 UST"

Material:  
Site ID: 510052  
Operable Unit ID: 1259322  
Operable Unit: 01  
Material ID: 2262618  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**4**  
**WSW**  
**< 1/8**  
**0.006 mi.**  
**31 ft.**

**POLE ON STREET**  
**24 CROTON DAM ROAD**  
**OSSINING, NY**

**NY Spills S117267799**  
**N/A**

**Relative:**  
**Lower**

SPILLS:  
Facility ID: 1403033  
Facility Type: ER  
DER Facility ID: 451226  
Site ID: 496377  
DEC Region: 3  
Spill Date: 2014-06-19  
Spill Number/Closed Date: 1403033 / 2014-07-07  
Spill Cause: Equipment Failure  
Spill Class: Known release that creates potential for fire or hazard. (Highly Improbable)

**Actual:**  
**316 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**POLE ON STREET (Continued)**

**S117267799**

SWIS: 6042  
Investigator: TDGHIOSA  
Referred To: Not reported  
Reported to Dept: 2014-06-19  
CID: Not reported  
Water Affected: Not reported  
Spill Source: Transformer  
Spill Notifier: Other  
Cleanup Ceased: Not reported  
Cleanup Meets Std: False  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2014-06-19  
Spill Record Last Update: 2014-11-10  
Spiller Name: ERT  
Spiller Company: TRANSFORMER OFF POLE 44  
Spiller Address: 24 CROTON DAM ROAD  
Spiller City,St,Zip: OSSINING, NY  
Spiller Company: 999  
Contact Name: ERT  
Contact Phone: (212) 580-8383  
DEC Memo: "ConEd response team onsite, waiting on contractor. UPdate will be sent to White Plains office...mm"

Remarks: "transformer spilt about 15 gallons onto roadway, and it trickled into catch basin which leads to the hudson, cleanup pending at this time, waiting for contractors"

Material:  
Site ID: 496377  
Operable Unit ID: 1245866  
Operable Unit: 01  
Material ID: 2246934  
Material Code: 0020A  
Material Name: transformer oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: 15.00  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**B5  
ENE  
< 1/8  
0.013 mi.  
70 ft.**

**HOMEOWNER TTF  
79 NARRAGANSET RD  
OSSINING, NY**

**Site 2 of 3 in cluster B**

**LTANKS S106702596  
N/A**

**Relative:  
Lower**

LTANKS:  
Site ID: 128451  
Spill Number/Closed Date: 0405547 / 2012-08-14  
Spill Date: 2004-08-20  
Spill Cause: Tank Test Failure

**Actual:  
351 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**HOMEOWNER TTF (Continued)**

**S106702596**

Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. No DEC  
Response. No corrective action required.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: UNASSIGNED  
Referred To: Not reported  
Reported to Dept: 2004-08-20  
CID: 403  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2004-08-20  
Spill Record Last Update: 2012-08-14  
Spiller Name: JACK  
Spiller Company: Not reported  
Spiller Address: 79 NARRAGANSET RD  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: JACK  
Spiller Phone: (914) 318-7966  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 110819  
DEC Memo: "NO SUCH ADDRESS 7/29/10 Homeowner TTF JO'M 7/14/12 HO TTF greater  
then 5 years old with no apperent impact will be closed agreed by  
both Albany and Region 3. NFA JO'M"  
Remarks: "tank test failed.water intrusion"

**Material:**

Site ID: 128451  
Operable Unit ID: 889097  
Operable Unit: 01  
Material ID: 489793  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported  
Site ID: 128451  
Operable Unit ID: 889097  
Operable Unit: 01  
Material ID: 489792  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

HOMEOWNER TTF (Continued)

S106702596

Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 128451  
Spill Tank Test: 1529574  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II  
Site ID: 128451  
Spill Tank Test: 1529575  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

C6  
NNW  
< 1/8  
0.016 mi.  
87 ft.

POLE 3031  
51 CROTON DAM RD  
OSSINING, NY

SPILLS 90 S112395066  
N/A

Site 1 of 2 in cluster C

Relative:  
Lower

Spills:  
Status: CLOSED  
Contact Name: Not reported  
Contact Phone: Not reported  
Site ID: 1212361  
Secondary ID: 475508  
Cross Street: Not reported  
County: WESTCHESTER  
Longitude: 0  
Latitude: 0  
Elevation: Not reported

C7  
NNW  
< 1/8  
0.016 mi.  
87 ft.

POLE 3031  
51 CROTON DAM RD  
OSSINING, NY

NY Spills S112807583  
N/A

Site 2 of 2 in cluster C

Relative:  
Lower

SPILLS:  
Facility ID: 1212361  
Facility Type: ER  
DER Facility ID: 430798  
Site ID: 475508

Actual:  
380 ft.



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**POLE 3031 (Continued)**

**S112807583**

DEC Region: 3  
Spill Date: 2012-11-21  
Spill Number/Closed Date: 1212361 / 2012-11-21  
Spill Cause: Storm  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
SWIS: 6042  
Investigator: kabrowne  
Referred To: Not reported  
Reported to Dept: 2012-11-21  
CID: Not reported  
Water Affected: Not reported  
Spill Source: Commercial/Industrial  
Spill Notifier: Other  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: Not reported  
Recommended Penalty: Not reported  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2012-11-21  
Spill Record Last Update: 2012-11-21  
Spiller Name: Not reported  
Spiller Company: CON ED  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller Company: 999  
Contact Name: ERT  
Contact Phone: (212) 580-8383  
DEC Memo: "11/21/12 - Spill cleaned up. NFA. KAB"  
Remarks: "cleanup pending"

Material:  
Site ID: 475508  
Operable Unit ID: 1225342  
Operable Unit: 01  
Material ID: 2222632  
Material Code: 0541A  
Material Name: dielectric fluid  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: 1.00  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

D8  
ESE  
< 1/8  
0.018 mi.  
93 ft.

MANSFIELD HOME  
60 1ST AVE  
OSSINING, NY  
Site 1 of 2 in cluster D

NY Spills S109205442  
N/A

Relative:  
Lower

Actual:  
328 ft.

SPILLS:

Facility ID: 0803230  
Facility Type: ER  
DER Facility ID: 349249  
Site ID: 399933  
DEC Region: 3  
Spill Date: 2008-06-18  
Spill Number/Closed Date: 0803230 / 2008-09-14  
Spill Cause: Equipment Failure  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.

SWIS: 6042

Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2008-06-18  
CID: 444  
Water Affected: Not reported  
Spill Source: Private Dwelling  
Spill Notifier: Local Agency  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Trust: Not reported  
Remediation Phase: 0  
Date Entered In Computer: 2008-06-18  
Spill Record Last Update: 2008-09-14  
Spiller Name: Not reported  
Spiller Company: MANSFIELD HOME  
Spiller Address: 60 1ST AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller Company: 999  
Contact Name: FRANK LANZILLI  
Contact Phone: (914) 769-5050  
DEC Memo:

"SPOKE WITH FRANK. TANK HAS DEACTIVATED AND A NEW A/G TANK HAS BEEN  
INSTALLED IN BASEMENT. FRANK SAYS THAT HE HAS GIVEN THE HOMEOWNER  
NAMES OF SEVERAL ENVIRONMENTAL CONTRACTORS TO TAKE CARE OF TANK.  
9/14/08: Envirostar disposed of LUST and 30.85 tons of petroleum  
contaminated soil. Based upon the information provided, this  
Department requires No Further Action at this time. jod"

Remarks:

""

Material:

Site ID: 399933  
Operable Unit ID: 1156783  
Operable Unit: 01  
Material ID: 2147745  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MANSFIELD HOME (Continued)**

**S109205442**

Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 399933  
Spill Tank Test: 2486317  
Tank Number: Not reported  
Tank Size: 550  
Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Unknown

**E9  
SSE  
< 1/8  
0.024 mi.  
125 ft.**

**FOX HILL CONDOMINIUMS  
31-2 SADDLE TRAIL  
OSSINING, NY 10562**

**RCRA-SQG 1010566350  
MANIFEST NYR000149351**

**Site 1 of 4 in cluster E**

**Relative:  
Lower**

RCRA-SQG:  
Date form received by agency: 08/27/2007  
Facility name: FOX HILL CONDOMINIUMS  
Facility address: 31-2 SADDLE TRAIL  
OSSINING, NY 10562

**Actual:  
330 ft.**

EPA ID: NYR000149351  
Mailing address: HALSTEAD AVE  
MAMARONECK, NY 10543  
Contact: PHIL COHEN  
Contact address: HALSTEAD AVE  
MAMARONECK, NY 10543

Contact country: US  
Contact telephone: (914) 813-1900  
Contact email: Not reported  
EPA Region: 02  
Classification: Small Small Quantity Generator  
Description: Handler: generates more than 100 and less than 1000 kg of hazardous waste during any calendar month and accumulates less than 6000 kg of hazardous waste at any time; or generates 100 kg or less of hazardous waste during any calendar month, and accumulates more than 1000 kg of hazardous waste at any time

**Owner/Operator Summary:**

Owner/operator name: PHIL COHEN  
Owner/operator address: Not reported  
Not reported  
Owner/operator country: Not reported  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 09/01/2003  
Owner/Op end date: Not reported

Owner/operator name: MARTIN SQUILLERTE  
Owner/operator address: SADDLE TRAIL



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOX HILL CONDOMINIUMS (Continued)**

**1010566350**

OSSINING, NY 10562  
Owner/operator country: US  
Owner/operator telephone: Not reported  
Legal status: Private  
Owner/Operator Type: Owner  
Owner/Op start date: 11/01/1989  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
User oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No

. Waste code: D009  
. Waste name: MERCURY

**Historical Generators:**

Date form received by agency: 08/26/2007  
Site name: FOX HILL CONDOMINIUMS  
Classification: Small Quantity Generator

Violation Status: No violations found

**NY MANIFEST:**

Country: USA  
EPA ID: NYR000149351  
Facility Status: Not reported  
Location Address 1: 31-2 SADDLE TRAIL  
Code: BP  
Location Address 2: Not reported  
Total Tanks: Not reported  
Location City: OSSINING  
Location State: NY  
Location Zip: 10552  
Location Zip 4: Not reported

**NY MANIFEST:**

EPAID: NYR000149351  
Mailing Name: FOX HILL CONDOMINIUMS  
Mailing Contact: KRISTINA FEIGHAN  
Mailing Address 1: 141 HALSTEAD AVE  
Mailing Address 2: Not reported  
Mailing City: MAMARONECK  
Mailing State: NY  
Mailing Zip: 10543



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FOX HILL CONDOMINIUMS (Continued)**

**1010566350**

Mailing Zip 4: Not reported  
Mailing Country: USA  
Mailing Phone: 9148131900

**NY MANIFEST:**

Document ID: Not reported  
Manifest Status: Not reported  
seq: Not reported  
Year: 2007  
Trans1 State ID: MAR000504928  
Trans2 State ID: Not reported  
Generator Ship Date: 10/16/2007  
Trans1 Recv Date: 10/16/2007  
Trans2 Recv Date: Not reported  
TSD Site Recv Date: 10/17/2007  
Part A Recv Date: Not reported  
Part B Recv Date: Not reported  
Generator EPA ID: NYR000149351  
Trans1 EPA ID: Not reported  
Trans2 EPA ID: Not reported  
TSDF ID 1: RID040098352  
TSDF ID 2: Not reported  
Manifest Tracking Number: 002985789JJK  
Import Indicator: N  
Export Indicator: N  
Discr Quantity Indicator: N  
Discr Type Indicator: N  
Discr Residue Indicator: N  
Discr Partial Reject Indicator: N  
Discr Full Reject Indicator: N  
Manifest Ref Number: Not reported  
Alt Facility RCRA ID: Not reported  
Alt Facility Sign Date: Not reported  
MGMT Method Type Code: H141  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Quantity: 800  
Units: P - Pounds  
Number of Containers: 2  
Container Type: DM - Metal drums, barrels  
Handling Method: L Landfill.  
Specific Gravity: 1  
Waste Code: D009  
Waste Code 1\_2: Not reported  
Waste Code 1\_3: Not reported  
Waste Code 1\_4: Not reported  
Waste Code 1\_5: Not reported  
Waste Code 1\_6: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

E10  
SSE  
< 1/8  
0.024 mi.  
125 ft.

TOWN HOUSES  
31-2 SADDLE TRAIL  
OSSINING, NY  
Site 2 of 4 in cluster E

NY Spills S108762807  
N/A

Relative:  
Lower

Actual:  
330 ft.

SPILLS:

Facility ID: 0704409  
Facility Type: ER  
DER Facility ID: 333948  
Site ID: 384549  
DEC Region: 3  
Spill Date: 2007-06-29  
Spill Number/Closed Date: 0704409 / 2008-06-24  
Spill Cause: Other  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
SWIS: 6042  
Investigator: WCHD  
Referred To: SCHNEIDER  
Reported to Dept: 2007-07-19  
CID: 444  
Water Affected: Not reported  
Spill Source: Private Dwelling  
Spill Notifier: Health Department  
Cleanup Ceased: Not reported  
Cleanup Meets Std: False  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2007-07-19  
Spill Record Last Update: 2008-06-24  
Spiller Name: PHIL COHEN- MANAGER  
Spiller Company: TOWN HOUSES  
Spiller Address: 31-2 SADDLE TRAIL  
Spiller City,St,Zip: OSSINING, NY  
Spiller Company: 001  
Contact Name: PHIL COHEN- MANAGER  
Contact Phone: (914) 813-1907  
DEC Memo: "North East Environmental cleaned up. Wayne Schneider (WHOD) is waiting for documentation. 06/23/08 Wanyne Schneider reported 31-2 Saddle Trail, Ossining - Mercury found in soil outside house. Field screening post remediation yielded no readings with Jerome Mercury meter. Multiple requests from WCDOH for report but have not received one from Northeast Environmental or owner. Recommend closure. TG "

Remarks: "FOUND MERCURY ON TOP OF SOIL AND WAS REMOVED"

Material:

Site ID: 384549  
Operable Unit ID: 1141850  
Operable Unit: 01  
Material ID: 2132065  
Material Code: 0031A  
Material Name: mercury  
Case No.: 07439976  
Material FA: Hazardous Material  
Quantity: Not reported  
Units: Gallons  
Recovered: .00



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**TOWN HOUSES (Continued)**

**S108762807**

Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

11  
North  
< 1/8  
0.027 mi.  
144 ft.

**BLOCKED MAIN  
119 GRANDVIEW AVE  
RAMAPO, NY**

**NY Spills S110487833  
N/A**

**Relative:  
Lower**

**SPILLS:**

Facility ID: 1002055  
Facility Type: ER  
DER Facility ID: 390051  
Site ID: 435152  
DEC Region: 3  
Spill Date: 2010-05-22  
Spill Number/Closed Date: 1002055 / 2010-05-24  
Spill Cause: Equipment Failure  
Spill Class: Known release with minimal potential for fire or hazard. No DEC Response. No corrective action required.

SWIS: 4426  
Investigator: DECDOW  
Referred To: DIV OF WATER  
Reported to Dept: 2010-05-24  
CID: Not reported  
Water Affected: Not reported  
Spill Source: Major Facility (MOSF) > 400,000 gal  
Spill Notifier: Other  
Cleanup Ceased: Not reported  
Cleanup Meets Std: False  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2010-05-24  
Spill Record Last Update: 2010-05-24  
Spiller Name: Not reported  
Spiller Company: TOWN OF RAMAPO SEWER  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller Company: 999  
Contact Name: NICK STECZ  
Contact Phone: Not reported  
DEC Memo: "5/24/10: Sewage spill. Forwarded to DEC Div of Water and Rockland County Health. NFA spills. jod"  
Remarks: "repairs were made by 2400hrs/private home was impacted"

**Material:**

Site ID: 435152  
Operable Unit ID: 1185943  
Operable Unit: 01  
Material ID: 2180710  
Material Code: 0062A  
Material Name: raw sewage  
Case No.: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BLOCKED MAIN (Continued)**

**S110487833**

Material FA: Other  
Quantity: 1000.00  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**B12  
ENE  
< 1/8  
0.043 mi.  
229 ft.**

**POLE 3/GRANDVIEW AVE EAST  
OF CROTON DAM RD  
OSSINING, NY**

**NY Spills**

**S102664425  
N/A**

**Site 3 of 3 in cluster B**

**Relative:  
Lower**

**Actual:  
366 ft.**

**SPILLS:**

Facility ID: 9704063  
Facility Type: ER  
DER Facility ID: 217511  
Site ID: 267022  
DEC Region: 3  
Spill Date: 1997-07-03  
Spill Number/Closed Date: 9704063 / 1997-07-07  
Spill Cause: Equipment Failure  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.

**SWIS:**

6042  
Investigator: tdghiosa  
Referred To: Not reported  
Reported to Dept: 1997-07-04  
CID: 270  
Water Affected: Not reported  
Spill Source: Commercial/Industrial  
Spill Notifier: Responsible Party  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 1997-07-04  
Spill Record Last Update: 1997-07-30  
Spiller Name: TIM SOILCH  
Spiller Company: CON EDISON  
Spiller Address: 4 IRVING PLACE  
Spiller City,St,Zip: MANHATTAN, NY 10003  
Spiller Company: 001  
Contact Name: MR BOWMAN  
Contact Phone: (914) 925-6205  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
GHIOSAY "

Remarks: "TRANSFORMER FAILED"

**Material:**

Site ID: 267022  
Operable Unit ID: 1049934  
Operable Unit: 01



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**POLE 3/GRANDVIEW AVE EAST (Continued)**

**S102664425**

Material ID: 333322  
Material Code: 0020A  
Material Name: transformer oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: 1.00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**E13  
SSE  
< 1/8  
0.046 mi.  
241 ft.**

**SPILL NUMBER 0205160  
20 PERSHING AVE  
OSSINING, NY  
Site 3 of 4 in cluster E**

**LTANKS S105996530  
N/A**

**Relative:  
Lower**

**LTANKS:**

**Actual:  
332 ft.**

Site ID: 316297  
Spill Number/Closed Date: 0205160 / 2002-09-11  
Spill Date: 2002-08-15  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2002-08-15  
CID: 322  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2002-08-15  
Spill Record Last Update: 2002-09-12  
Spiller Name: D. MOLINA  
Spiller Company: Not reported  
Spiller Address: 20 PERSHING AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: D. MOLINA  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 255008  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE TANK PASSED RETEST. NFA"  
Remarks: "TANK TEST FAILURE - RECOMMEND UNCOVER REPAIR -RETEST "



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 0205160 (Continued)**

**S105996530**

Material:

Site ID: 316297  
Operable Unit ID: 856444  
Operable Unit: 01  
Material ID: 519367  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 316297  
Spill Tank Test: 1527383  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: F  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

D14  
SE  
< 1/8  
0.055 mi.  
291 ft.

**MIKE ANDROSIGLIO**  
**50 FIRST AVE**  
**OSSINING, NY**  
**Site 2 of 2 in cluster D**

**LTANKS S113820420**  
**N/A**

**Relative:**  
**Lower**

LTANKS:

Site ID: 485697  
Spill Number/Closed Date: 1305142 / 2013-10-21  
Spill Date: 2013-08-12  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: JBODEE  
Referred To: Not reported  
Reported to Dept: 2013-08-12  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2013-08-12  
Spill Record Last Update: 2015-04-30

**Actual:**  
**341 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MIKE ANDROSIGLIO (Continued)**

**S113820420**

Spiller Name: MIKE ANDROSIGLIO  
Spiller Company: MIKE ANDROSIGLIO  
Spiller Address: 50 FIRST AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 999  
Spiller Contact: MIKE ANDROSIGLIO  
Spiller Phone: (914) 447-7513  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 440822  
DEC Memo: "8-12-13: V.Mc. call to Mike Androsiglio: Left mess.: req. callbk. to Dispt. 8-12-13: Mr.M.Androsiglio callbk. to Dispt./V.Mc.: Res. purchessed house 10 years ago, UST passed at that time. House was built 1965, unk. if orig. UST. House is for sale at this time. Mr. And. to decide Re-test Vs. Removal. 10/21/13 Based on tank testter letter NFA JO'M"  
Remarks: "retest pending"

Material:  
Site ID: 485697  
Operable Unit ID: 1235355  
Operable Unit: 01  
Material ID: 2234570  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**F15**  
**East**  
**< 1/8**  
**0.056 mi.**  
**294 ft.**

**KNAPP RESIDENCE**  
**3A BIRCH BROOK RD**  
**OSSINING, NY**

**LTANKS** **S109064208**  
**N/A**

**Site 1 of 2 in cluster F**

**Relative:**  
**Lower**

LTANKS:  
Site ID: 395565  
Spill Number/Closed Date: 0713754 / 2008-05-27  
Spill Date: 2008-03-28  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: TDGHIOSA  
Referred To: Not reported  
Reported to Dept: 2008-03-28  
CID: 72

**Actual:**  
**352 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**KNAPP RESIDENCE (Continued)**

**S109064208**

Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: Not reported  
Remediation Phase: 0  
Date Entered In Computer: 2008-03-28  
Spill Record Last Update: 2010-07-08  
Spiller Name: Not reported  
Spiller Company: Not reported  
Spiller Address: Not reported  
Spiller City,St,Zip: ZZ -  
Spiller County: 001  
Spiller Contact: GEORGE KNAPP  
Spiller Phone: (845) 337-4887  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 345088  
DEC Memo: "Tank retested using positive air pressure by Leak Finders, New Windsor NY. Invalid test method, must be retested using a certified test method. Realtor representing buyer is Cindy Casuto 914-672-3277. jod 05/19/08 Madison Environmental & Tank Services reported that they removed one 550 gallon tank along with 3.07 tons of petroleum contaminated soil. Post excavation TAGM soil sample results were below DEC guidelines. NFA. TG"

Remarks:

**Material:**

Site ID: 395565  
Operable Unit ID: 1152506  
Operable Unit: 01  
Material ID: 2143285  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 395565  
Spill Tank Test: 2384922  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: F  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

**E16**  
**SSE**  
**< 1/8**  
**0.068 mi.**  
**359 ft.**

**HJELLESET RESIDENCE**  
**14 PERSHING AVE**  
**OSSINING, NY**

**Site 4 of 4 in cluster E**

**LTANKS**    **S111159998**  
**N/A**

**Relative:**  
**Lower**

**Actual:**  
**338 ft.**

**LTANKS:**

Site ID: 451878  
Spill Number/Closed Date: 1104277 / 2011-09-20  
Spill Date: 2011-07-18  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release that creates potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2011-07-18  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2011-07-18  
Spill Record Last Update: 2011-09-20  
Spiller Name: CHRISTINE HJELLESET  
Spiller Company: TANK TEST FAILURE  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: TINA - HOMEOWNER  
Spiller Phone: (914) 450-7971  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 406449  
DEC Memo: "7-18-11 Jeff said he took two borings, one has discolored soil and petroleum odor. Tina says that she was told it was a small localized leak an she was advised to remove tank. She has spoken to Castlton, Envirostar and Dutchess and is waiting for estimates. jc 7/20/11: I spoke with the home owner Christine Hjelleset, returning her call from Monday. They have filed a claim with their insurance carrier Allstate - coverage is unlikely. She has three estimates and states she will most likely be hiring Envirostar. jod Email update from Envirostar: >>> info@tankremovalservices.com> 8/10/2011 8:39 AM >>> 14 Pershing Ave Ossining Others pulled this tank. The homeowner said they are not hiring the contractor to do the clean up. I am going to see it today Will let you know Mark Envirostar jod Update from Envirostar: >>> info@tankremovalservices.com> 8/23/2011 4:14 PM >>> We are digging tomorrow Castleton Pulled the tank it was a buried 275 They told me there were no holes in the tank the spill was an overspill They were denied coverage from Allstate H2M did age dating Mark Envirostar jod >>> info@tankremovalservices.com> 8/25/2011 4:43 PM >>> We dug approximately 20 tons yesterday jod 9/20/2011: Closure report from Envirostar entered into eDocs. Based upon information provided, no further action required at this time. jod "



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**HJELLESET RESIDENCE (Continued)**

**S111159998**

Remarks: "cleanup pending"

Material:

Site ID: 451878  
Operable Unit ID: 1202053  
Operable Unit: 01  
Material ID: 2198622  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**F17  
ESE  
< 1/8  
0.080 mi.  
421 ft.**

**EISENSTEIN - UST  
5 BIRCHBROOK RD  
OSSINING, NY**

**NY Spills S118459811  
N/A**

**Site 2 of 2 in cluster F**

**Relative:  
Lower**

SPILLS:

Facility ID: 1508685  
Facility Type: ER  
DER Facility ID: 471611  
Site ID: 517257  
DEC Region: 3  
Spill Date: 2015-11-23  
Spill Number/Closed Date: 1508685 / 2016-10-25  
Spill Cause: Equipment Failure  
Spill Class: Known release that creates a file or hazard. DEC Response. Willing Responsible Party. Corrective action taken.

**Actual:  
361 ft.**

SWIS: 6042  
Investigator: JBODEE  
Referred To: Not reported  
Reported to Dept: 2015-11-23  
CID: Not reported  
Water Affected: Not reported  
Spill Source: Private Dwelling  
Spill Notifier: Other  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: 2016-03-08  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2015-11-23  
Spill Record Last Update: 2016-10-25  
Spiller Name: EISENSTEIN  
Spiller Company: Sylvia Eisenstein  
Spiller Address: 5 Birchbrook Rd  
Spiller City,St,Zip: OSSINING, NY



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

EISENSTEIN - UST (Continued)

S118459811

Spiller Company: 999  
Contact Name: JOE Tomasulo  
Contact Phone: (914) 276-8690  
DEC Memo: "Left a message for call back, no owner contact info given...mm  
1/27/16: Message sent to Madison requesting additional information.  
Joe Tomasulo responded stating he is trying to schedule cleanup,  
hopefully next week. jod 3/02/16: Call and email from Madison,  
requesting DEC inspection. I spoke with Joe Tomasulo. Owner was  
denied insurance coverage through Allstate based upon an age dating  
analysis. Joe feels the age dating sample was taken too close to the  
tank. Owner and daughter live there, 90/70. Sylvia has taken out a  
\$25K loan to remediate. To date Madison has removed approximately 120  
tons of contaminated soil. Bottom now clean at 14 feet. Joe states  
three walls still have five foot thick bands that are hot. He states  
the owner has contacted a lawyer. He is proposing to take his own age  
dating analysis sample, line the excavation and backfill. States he  
will take post-ex samples first. jod 3/17/16: Email received from Joe  
Tomasulo: I just wanted to update you on Eisenstein 5 Birchbrook Rd.  
Ossining spill #1508685, based on our aging sample 10.4 years  
All-State is now going to cover the remediation. I've spoken to Tim  
Graves at H2M and we will be going back to remove the remaining  
contaminated soil. I will keep you posted. jod 10/25/16: Final report  
from Madison Environmental received and reviewed, disposal of the  
leaking UST and a total of 561.29 tons of petroleum contaminated  
soil. Soil sample results were submitted for review. Report entered  
into DecDocs. Based upon the information provided, no further action  
is required at this time. jod"  
Remarks: "The clean up is pending. Amount is unknown"

Material:  
Site ID: 517257  
Operable Unit ID: 1266343  
Operable Unit: 01  
Material ID: 2270221  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

18  
NE  
< 1/8  
0.082 mi.  
434 ft.

RESIDENTS  
98 NARRAGANSETT AVE  
OSSINING, NY

LTANKS S103558061  
N/A

Relative:  
Lower

LTANKS:  
Site ID: 170575  
Spill Number/Closed Date: 9809058 / 1998-12-18  
Spill Date: 1998-10-20  
Spill Cause: Tank Test Failure

Actual:  
380 ft.



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENTS (Continued)**

**S103558061**

Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1998-10-20  
CID: 282  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1998-10-20  
Spill Record Last Update: 1999-03-15  
Spiller Name: ERIC TAYLOR  
Spiller Company: ERIC TAYLOR  
Spiller Address: 98 NARRAGANSETT AVE  
Spiller City,St,Zip: OSSINING, NY 10562-  
Spiller County: 001  
Spiller Contact: ERIC TAYLOR-OWNER  
Spiller Phone: (914) 762-9097  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 143535  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE 12/15/98 - ENVIRO-STAR FRANK DIBARTOLO PULLED TANK. TANK WAS  
SOUND."  
Remarks: "Tank failed the test. Envirostar removed tank. No Further Action. "

**Material:**

Site ID: 170575  
Operable Unit ID: 1066332  
Operable Unit: 01  
Material ID: 316522  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 170575  
Spill Tank Test: 1546424  
Tank Number: Not reported  
Tank Size: 1000  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENTS (Continued)**

**S103558061**

Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**19**  
**SSW**  
**< 1/8**  
**0.083 mi.**  
**436 ft.**

**KLEIN RESIDENCE**  
**45 LEE AVE**  
**OSSINING, NY**

**LTANKS** **S103558582**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**282 ft.**

Site ID: 201800  
Spill Number/Closed Date: 9810888 / 2005-04-24  
Spill Date: 1998-11-30  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. No DEC Response. No corrective action required.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1998-11-30  
CID: 371  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1998-11-30  
Spill Record Last Update: 2005-04-24  
Spiller Name: Not reported  
Spiller Company: KLEIN RESIDENCE  
Spiller Address: 45 LEE AVE  
Spiller City,St,Zip: OSSINING, NY 10562-001  
Spiller Contact: MR KLEIN  
Spiller Phone: (914) 944-0645  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 167903  
DEC Memo: "12/02/98 HOME OWNER STATES TANK WILL BE RETESTED BY ANOTHER COMPANY. jod 04/24/05 TTF OF NON-REGULATED TANK . NO RETEST OR CLOSURE INFORMATION SUBMITTED TO DEC. FILE ADMINISTRATIVELY CLOSED AS PER DIRECTIVE FROM CENTRAL OFFICE. jod"  
Remarks: "Homeowner wants to get new tank installed - will update as more info becomes avail. 11/30/98 Unsure of course of action."

**Material:**

Site ID: 201800  
Operable Unit ID: 1068280  
Operable Unit: 01  
Material ID: 566461



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**KLEIN RESIDENCE (Continued)**

**S103558582**

Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 201800  
Spill Tank Test: 1546582  
Tank Number: 1  
Tank Size: 550  
Test Method: 16  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Tracer Tight

20  
SW  
< 1/8  
0.084 mi.  
441 ft.

**SPILL NUMBER 8601509  
ROUTE 134  
YORKTOWN, NY**

**NY Spills S104644303  
N/A**

**Relative:  
Lower**

**SPILLS:**

**Actual:  
314 ft.**

Facility ID: 8601509  
Facility Type: ER  
DER Facility ID: 217407  
Site ID: 266902  
DEC Region: 3  
Spill Date: 1986-06-03  
Spill Number/Closed Date: 8601509 / 1986-06-06  
Spill Cause: Traffic Accident  
Spill Class: Not reported  
SWIS: 6054  
Investigator: UNASSIGNED  
Referred To: Not reported  
Reported to Dept: 1986-06-03  
CID: Not reported  
Water Affected: Not reported  
Spill Source: Commercial Vehicle  
Spill Notifier: Police Department  
Cleanup Ceased: 1986-06-06  
Cleanup Meets Std: True  
Last Inspection: 1986-06-06  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 1986-06-24  
Spill Record Last Update: 1986-09-05  
Spiller Name: Not reported  
Spiller Company: UNKNOWN



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 8601509 (Continued)**

**S104644303**

Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller Company: 999  
Contact Name: Not reported  
Contact Phone: Not reported  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was /  
/: F.D. DIKED DRUMS OFF. 11/29/95: This is additional information  
about material spilled from the translation of the old spill file:  
HIGHLY FLAM.LIQ(N.TX."  
Remarks: "IN CULVERT-NEAR CROTON RESERVOIR-P.D.&FIRE DEPT.&AMBULANCE ON SCENE"  
Material:  
Tank Test:

21  
North  
< 1/8  
0.113 mi.  
599 ft.

**BETHEL HOMES-NURSING HOME  
1719 NARRAGANSET RD  
OSSINING, NY**

**LTANKS S104516809  
N/A**

**Relative:  
Lower**

**LTANKS:**

**Actual:  
342 ft.**

Site ID: 156423  
Spill Number/Closed Date: 9914311 / 2001-03-21  
Spill Date: 2000-03-20  
Spill Cause: Tank Failure  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: tdghiosa  
Referred To: Not reported  
Reported to Dept: 2000-03-20  
CID: 323  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: True  
Remediation Phase: 0  
Date Entered In Computer: 2000-03-20  
Spill Record Last Update: 2001-04-03  
Spiller Name: SCOTT TAYLOR  
Spiller Company: BETHEL HOMES  
Spiller Address: 1719 NARRAGANSET RD  
Spiller City,St,Zip: OSSINING, ZZ  
Spiller County: 001  
Spiller Contact: SCOTT TAYLOR  
Spiller Phone: (914) 741-5472  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 132390  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
GHIOSAY 03/20/2000 SCOTT FROM NES REPORTED THAT 550 GALLON GAS TANK  
SERVICED A GENERATOR. TANK WAS PULLED & HEAVY CONTAMINATION EXISTS



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BETHEL HOMES-NURSING HOME (Continued)**

**S104516809**

Remarks: BENEATH TANK. EXCAVATION PLANNED AFTER SAMPLE RESULTS ARE BACK FROM LAB. MAY NEED TO INSTALL A VES SYSTEM. 03/21/2001 LETTER SENT TO NATIONAL ENV. SPEC. BY T. GHIOSAY; BASED ON GROUNDWATER SAMPLE RESULT SUBMITTED, NO FURTHER ACTION IS REQUIRED AT THIS TIME."  
"DURING TANK REMOVAL HOLES WERE DISCOVERED IN THE TANK. SOIL IS BEING REMEDIATED."

Material:

Site ID: 156423  
Operable Unit ID: 1092457  
Operable Unit: 01  
Material ID: 292593  
Material Code: 0009  
Material Name: gasoline  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**G22**  
**South**  
**< 1/8**  
**0.115 mi.**  
**605 ft.**

**CON EDISON MANHOLE 19827**  
**LINCOLN AVE & 3RD AVE**  
**NEW ROCHELLE, NY 10802**

**RCRA NonGen / NLR** **1010787504**  
**MANIFEST** **NYP004150298**

**Site 1 of 4 in cluster G**

**Relative:**  
**Lower**

RCRA NonGen / NLR:

Date form received by agency: 03/15/2008  
Facility name: CON EDISON MANHOLE 19827  
Facility address: LINCOLN AVE & 3RD AVE  
NEW ROCHELLE, NY 10802  
EPA ID: NYP004150298  
Mailing address: 4 IRVING PL, RM 828  
NEW YORK, NY 10003  
Contact: DAVID DUKE  
Contact address: 4 IRVING PL, RM 828  
NEW YORK, NY 10003  
Contact country: US  
Contact telephone: (212) 580-8383  
Contact email: Not reported  
EPA Region: 02  
Classification: Non-Generator  
Description: Handler: Non-Generators do not presently generate hazardous waste

**Actual:**  
**323 ft.**

Handler Activities Summary:

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: No  
Treater, storer or disposer of HW: No  
Underground injection activity: No



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**CON EDISON MANHOLE 19827 (Continued)**

**1010787504**

On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
User oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No

**Historical Generators:**

Date form received by agency: 03/14/2008  
Site name: CON EDISON  
Classification: Unverified

Violation Status: No violations found

**NY MANIFEST:**

Country: USA  
EPA ID: NYP004150298  
Facility Status: Not reported  
Location Address 1: LINCOLN AVE & 3RD AVE  
Code: BP  
Location Address 2: MH 19827  
Total Tanks: Not reported  
Location City: NEW ROCHELLE  
Location State: NY  
Location Zip: 10802  
Location Zip 4: Not reported

**NY MANIFEST:**

EPAID: NYP004150298  
Mailing Name: CONSOLIDATED EDISON  
Mailing Contact: FRANKLYN MURRAY  
Mailing Address 1: 4 IRVING PLACE RM 828  
Mailing Address 2: Not reported  
Mailing City: NEW YORK  
Mailing State: NY  
Mailing Zip: 10003  
Mailing Zip 4: Not reported  
Mailing Country: USA  
Mailing Phone: 2124602808

**NY MANIFEST:**

Document ID: Not reported  
Manifest Status: Not reported  
seq: Not reported  
Year: 2007  
Trans1 State ID: NYD006982359  
Trans2 State ID: Not reported  
Generator Ship Date: 05/01/2007  
Trans1 Recv Date: 05/01/2007  
Trans2 Recv Date: Not reported  
TSD Site Recv Date: 05/07/2007  
Part A Recv Date: Not reported  
Part B Recv Date: Not reported  
Generator EPA ID: NYP004150298



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**CON EDISON MANHOLE 19827 (Continued)**

**1010787504**

Trans1 EPA ID: Not reported  
Trans2 EPA ID: Not reported  
TSDF ID 1: NYD077444263  
TSDF ID 2: Not reported  
Manifest Tracking Number: 001450146FLE  
Import Indicator: N  
Export Indicator: N  
Discr Quantity Indicator: N  
Discr Type Indicator: N  
Discr Residue Indicator: N  
Discr Partial Reject Indicator: N  
Discr Full Reject Indicator: N  
Manifest Ref Number: Not reported  
Alt Facility RCRA ID: Not reported  
Alt Facility Sign Date: Not reported  
MGMT Method Type Code: H141  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Waste Code: Not reported  
Quantity: 100  
Units: P - Pounds  
Number of Containers: 1  
Container Type: DM - Metal drums, barrels  
Handling Method: T Chemical, physical, or biological treatment.  
Specific Gravity: 1  
Waste Code: D008  
Waste Code 1\_2: Not reported  
Waste Code 1\_3: Not reported  
Waste Code 1\_4: Not reported  
Waste Code 1\_5: Not reported  
Waste Code 1\_6: Not reported

23  
SSE  
< 1/8  
0.116 mi.  
612 ft.

**TANK FAILURE  
27 1ST AVE  
OSSINING, NY**

**NY Spills S109205435  
N/A**

**Relative:  
Lower**

**SPILLS:**

Facility ID: 0803221  
Facility Type: ER  
DER Facility ID: 349236  
Site ID: 399922  
DEC Region: 3  
Spill Date: 2008-06-18  
Spill Number/Closed Date: 0803221 / 2008-11-21  
Spill Cause: Equipment Failure  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2008-06-18  
CID: 444

**Actual:  
340 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**TANK FAILURE (Continued)**

**S109205435**

Water Affected: Not reported  
Spill Source: Private Dwelling  
Spill Notifier: Local Agency  
Cleanup Ceased: Not reported  
Cleanup Meets Std: False  
Last Inspection: 2008-08-06  
Recommended Penalty: False  
UST Trust: Not reported  
Remediation Phase: 0  
Date Entered In Computer: 2008-06-18  
Spill Record Last Update: 2008-11-21  
Spiller Name: MIMANUGH HOME  
Spiller Company: Not reported  
Spiller Address: 27 1ST AVE  
Spiller City,St,Zip: OSSING, NY  
Spiller Company: 001  
Contact Name: MIMANUGH HOME  
Contact Phone: (914) 762-7446  
DEC Memo: "CALLED AND LEFRT MESSAGE FOR FRANK TO RETURN CALL. SPOKE WITH FRANK.

THUIS TANK HAS BEEN DEACTIVATED AND A NEW A/G TANK HAS BEEN INSTALLED IN THE BASEMENT. FRANK HAS GIVEN THE NAMES OF ENVIROMNMENTAL CONTACTORS TO THE HOMEOWNER TO TAK CARE OF TANK. 11/21/08: NES disposed of LUST and 29.28 tons of petroleum contaminated soil. Closure report submitted by Hydro Environmental Solutions. Geoprobe sample results were below TAGM levels. Based upon the information provided, this Department requires No Further Action at this time. jod"

Remarks: "HOLES AND CONTAMINATED SOIL"

**Material:**

Site ID: 399922  
Operable Unit ID: 1156773  
Operable Unit: 01  
Material ID: 2147728  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 399922  
Spill Tank Test: 2486309  
Tank Number: Not reported  
Tank Size: 550  
Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Unknown



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

24  
East  
< 1/8  
0.122 mi.  
646 ft.

**SPILL NUMBER 0209926**  
**11 BIRCH BROOK RD**  
**OSSINING, NY**

**NY Spills S106010381**  
**N/A**

**Relative:**  
**Lower**

**Actual:**  
**376 ft.**

**SPILLS:**

Facility ID: 0209926  
Facility Type: ER  
DER Facility ID: 118953  
Site ID: 139235  
DEC Region: 3  
Spill Date: 2002-12-31  
Spill Number/Closed Date: 0209926 / 2003-04-09  
Spill Cause: Equipment Failure  
Spill Class: Known release that creates potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2002-12-31  
CID: 396  
Water Affected: Not reported  
Spill Source: Private Dwelling  
Spill Notifier: Other  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: 2003-01-31  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2002-12-31  
Spill Record Last Update: 2003-04-09  
Spiller Name: Not reported  
Spiller Company: SAME  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller Company: 999  
Contact Name: KEVIN SCULLY  
Contact Phone: (914) 762-2647  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 01/07/02 ENVIROSTAR PERFORMING CLEANUP. SOIL BORINGS THROUGH BASEMENT FLOOR SHOW CONTAMINATION. 01/31/03 SITE INSPECTION WITH KEVIN BRUSSEE. WORK BEING COMPLETED. 04/09/03 CLOSURE REPORT RECEIVED FROM ENVIROSTAR. NFA"  
  
Remarks: "appears that there is a leak in the underground line. material is in a sump hole. pump has been pulled from the hole."

**Material:**

Site ID: 139235  
Operable Unit ID: 863140  
Operable Unit: 01  
Material ID: 513343  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 0209926 (Continued)**

**S106010381**

Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**25**  
**WNW**  
**1/8-1/4**  
**0.138 mi.**  
**731 ft.**

**PRIVATE RESD**  
**5 ROOSA LANE**  
**OSSINING, NY**

**LTANKS** **S112810197**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**377 ft.**

Site ID: 477793  
Spill Number/Closed Date: 1214548 / 2015-08-20  
Spill Date: 2013-01-12  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: Unassigned  
Referred To: Not reported  
Reported to Dept: 2013-01-12  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2013-01-12  
Spill Record Last Update: 2015-08-20  
Spiller Name: SPENCER  
Spiller Company: PRIVATE RESD  
Spiller Address: 5 ROOSA LANE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 999  
Spiller Contact: SPENCER  
Spiller Phone: (917) 330-3148  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 433099  
DEC Memo: "1-14-13 Spencer is thinking repair/retest. Gave him info to submit documentation. jc 8/20/15 HOTTF greater then 2 years old and no impact noted NFA with Albany approval JO'M"  
Remarks: "Failed test. Further action up to owner."

**Material:**

Site ID: 477793  
Operable Unit ID: 1227592  
Operable Unit: 01  
Material ID: 2225015  
Material Code: 0001A



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**PRIVATE RESD (Continued)**

**S112810197**

Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**H26  
SW  
1/8-1/4  
0.139 mi.  
733 ft.**

**IVANOU RESIDENCE  
5 CHERRY HILL CIRCLE  
OSSINING, NY**

**LTANKS S108298428  
N/A**

**Site 1 of 2 in cluster H**

**Relative:  
Lower**

**LTANKS:**

**Actual:  
291 ft.**

Site ID: 370472  
Spill Number/Closed Date: 0607023 / 2007-06-27  
Spill Date: 2006-09-18  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: Not reported  
Reported to Dept: 2006-09-19  
CID: 410  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-09-19  
Spill Record Last Update: 2007-06-27  
Spiller Name: VLADIMIR IVANOU  
Spiller Company: IVANOU RESIDENCE  
Spiller Address: 5 CHERRY HILL CIRCLE  
Spiller City,St,Zip: OSSINING, NY 10562  
Spiller County: 001  
Spiller Contact: VLADIMIR IVANOU  
Spiller Phone: (914) 318-6250  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 320293  
DEC Memo: "(M.M.) Homeowner instructed to call WCDOH for list of contractors to do removal. 6/27/2007: Spill closure report received and reviewed by DEC. Based upon the information provided, this Department requires No Further Action at this time. jod"  
Remarks: "NONE:"



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**IVANOU RESIDENCE (Continued)**

**S108298428**

Material:

Site ID: 370472  
Operable Unit ID: 1128280  
Operable Unit: 01  
Material ID: 2117889  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 370472  
Spill Tank Test: 1550289  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**G27**  
**South**  
**1/8-1/4**  
**0.139 mi.**  
**735 ft.**

**7 2ND AVE**  
**7 2ND AVE**  
**OSSINING, NY**  
**Site 2 of 4 in cluster G**

**LTANKS** **S108298947**  
**N/A**

**Relative:**  
**Lower**

LTANKS:

**Actual:**  
**329 ft.**

Site ID: 374056  
Spill Number/Closed Date: 0609748 / 2007-06-22  
Spill Date: 2004-11-24  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: JBODee  
Referred To: Not reported  
Reported to Dept: 2006-11-27  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-11-27  
Spill Record Last Update: 2007-06-22



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**7 2ND AVE (Continued)**

**S108298947**

Spiller Name: DENISE CURRAN  
Spiller Company: Not reported  
Spiller Address: 7 2ND AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: DENISE CURRAN  
Spiller Phone: (914) 761-8020  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 323763  
DEC Memo: "TANK PULLED; CONTAMINATED OIL TO BE REMOVED WHEN INSURANCE COMPANY APPROVES. NO COMPLICATIONS AT THIS TIME. WILL REPORT TO J.O'DEE. 06/22/2007: Closure report received and reviewed by DEC. Based upon information provided, No Further Action is required at this time. jod"  
Not reported  
Remarks: "holes in a 550 gallon underground tank:"

Material:  
Site ID: 374056  
Operable Unit ID: 1131740  
Operable Unit: 01  
Material ID: 2121453  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**G28**  
**South**  
**1/8-1/4**  
**0.140 mi.**  
**741 ft.**

**CON EDISION - P 10**  
**37 LINCOLN AVE**  
**OSSINING, NY 10562**

**Site 3 of 4 in cluster G**

**NY Spills**  
**MANIFEST**

**S106004134**  
**N/A**

**Relative:**  
**Lower**

**Actual:**  
**312 ft.**

SPILLS:  
Facility ID: 0202262  
Facility Type: ER  
DER Facility ID: 82658  
Site ID: 92030  
DEC Region: 3  
Spill Date: 2002-06-02  
Spill Number/Closed Date: 0202262 / 2002-06-04  
Spill Cause: Equipment Failure  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response. Willing Responsible Party. Corrective action taken.  
SWIS: 6042  
Investigator: mbmastro  
Referred To: Not reported  
Reported to Dept: 2002-06-02  
CID: 322



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**CON EDISION - P 10 (Continued)**

**S106004134**

Water Affected: Not reported  
Spill Source: Commercial/Industrial  
Spill Notifier: Responsible Party  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2002-06-02  
Spill Record Last Update: 2002-06-14  
Spiller Name: CALLER  
Spiller Company: CON ED  
Spiller Address: 4 IRVING PLACE  
Spiller City,St,Zip: MANHATTAN, NY -  
Spiller Company: 001  
Contact Name: Not reported  
Contact Phone: Not reported  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
MASTRO "

Remarks: "overhead transformer had a spill from the bushing - clean up crew  
and repair crew on the way con ed #143127"

**Material:**

Site ID: 92030  
Operable Unit ID: 855245  
Operable Unit: 01  
Material ID: 520125  
Material Code: 0541A  
Material Name: dielectric fluid  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: 1.00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

**NY MANIFEST:**

Country: USA  
EPA ID: NYP004098836  
Facility Status: Not reported  
Location Address 1: 37 LINCOLN AVE  
Code: BP  
Location Address 2: Not reported  
Total Tanks: Not reported  
Location City: OSSINING  
Location State: NY  
Location Zip: 10562  
Location Zip 4: Not reported

**NY MANIFEST:**

EPAID: NYP004098836  
Mailing Name: CON EDISION - P 10



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

CON EDISION - P 10 (Continued)

S106004134

Mailing Contact: Not reported  
Mailing Address 1: Not reported  
Mailing Address 2: Not reported  
Mailing City: Not reported  
Mailing State: Not reported  
Mailing Zip: Not reported  
Mailing Zip 4: Not reported  
Mailing Country: Not reported  
Mailing Phone: Not reported

G29  
South  
1/8-1/4  
0.150 mi.  
792 ft.

SPILL NUMBER 0011541  
6 3RD AVE  
OSSINING, NY

LTANKS S104950565  
N/A

Site 4 of 4 in cluster G

Relative:  
Lower

LTANKS:

Actual:  
331 ft.

Site ID: 327528  
Spill Number/Closed Date: 0011541 / 2001-02-14  
Spill Date: 2001-01-25  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.

Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2001-01-25  
CID: 207  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2001-01-25  
Spill Record Last Update: 2001-02-26  
Spiller Name: Not reported  
Spiller Company: Not reported  
Spiller Address: Not reported  
Spiller City,St,Zip: \*\*\*Update\*\*\*, ZZ  
Spiller County: 001  
Spiller Contact: GULATTA  
Spiller Phone: (914) 762-0645  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 263658  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 01/30/01 TANK TEST FAILURE LETER SENT. 02/14/01 TANK PASSED RETEST AFTER PIPING WAS REPLACED. NO FURTHER ACTION."

Remarks: "uncover - repair and retest"

Material:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 0011541 (Continued)**

**S104950565**

Tank Test:

Site ID: 327528  
Spill Tank Test: 1526064  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: F  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**H30  
SW  
1/8-1/4  
0.168 mi.  
888 ft.**

**RESIDENTS  
8 CROATAN DAM ROAD  
OSSINING, NY  
Site 2 of 2 in cluster H**

**LTANKS S104515571  
N/A**

**Relative:  
Lower**

LTANKS:

**Actual:  
278 ft.**

Site ID: 112434  
Spill Number/Closed Date: 9901887 / 2000-12-18  
Spill Date: 1999-05-18  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1999-05-18  
CID: 282  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1999-05-18  
Spill Record Last Update: 2000-12-21  
Spiller Name: SAME  
Spiller Company: RITA FREIDMAN  
Spiller Address: 8 CROATAN DAM ROAD  
Spiller City,St,Zip: OSSINING, NY 10562-  
Spiller County: 001  
Spiller Contact: RITA FREIDMAN  
Spiller Phone: (914) 941-6585  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 98204  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE 12/18/2000 ENVIROSTAR PULLED TANK AND DISPOSED OF 17 TONS OF  
CONTAMINATED SOIL. H2M WAS OVERSITE. NO FURTHER ACTION REQUIRED. NFA"  
Remarks: "tank failed the test they will uncover the tank and ioslate it and  
retest the tank"



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENTS (Continued)**

**S104515571**

Material:

Site ID: 112434  
Operable Unit ID: 1080642  
Operable Unit: 01  
Material ID: 305417  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 112434  
Spill Tank Test: 1547181  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: 1.00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

I31  
South  
1/8-1/4  
0.170 mi.  
896 ft.

**ANNTINET - TTF**  
**18 LEE AVE**  
**OSSINING, NY**  
**Site 1 of 2 in cluster I**

**LTANKS S118638685**  
**N/A**

**Relative:**  
**Lower**

LTANKS:

Site ID: 522729  
Spill Number/Closed Date: 1511015 / 2016-08-04  
Spill Date: 2016-02-16  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODEE  
Referred To: Not reported  
Reported to Dept: 2016-02-16  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2016-02-16

**Actual:**  
**330 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**ANNTINET - TTF (Continued)**

**S118638685**

Spill Record Last Update: 2016-08-04  
Spiller Name: DARRELL MCINTYRE  
Spiller Company: Antinet / McIntyre  
Spiller Address: 18 LEE AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: DARRELL MCINTYRE  
Spiller Phone: (914) 443-5754  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 476989  
DEC Memo: "2-17-16 Called and left message for Darryl to return call to  
dispatch desk. jm 8/4/2016: UST removed by Envirostar. No evidence of  
a leak or any significant contamination found. Report entered into D2  
database. Based upon information provided, no further action required  
at this time. jod"  
Remarks: "275 gallon tank underground"

Material:  
Site ID: 522729  
Operable Unit ID: 1271735  
Operable Unit: 01  
Material ID: 2276035  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

32  
ESE  
1/8-1/4  
0.173 mi.  
911 ft.

**RESIDENCE**  
**12 BRIARBROOK RD**  
**OSSINING, NY**

**LTANKS S105055104**  
**N/A**

**Relative:**  
**Lower**

LTANKS:  
Site ID: 87426  
Spill Number/Closed Date: 0102919 / 2001-06-26  
Spill Date: 2001-06-15  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known  
release with no damage. DEC Response. Willing Responsible Party.  
Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2001-06-15

**Actual:**  
**367 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENCE (Continued)**

**S105055104**

CID: 252  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2001-06-15  
Spill Record Last Update: 2001-06-29  
Spiller Name: MR FALLS-ARONCHICK  
Spiller Company: RESIDENCE  
Spiller Address: 12 BRIARBROOK RD  
Spiller City,St,Zip: OSSINING, NY -  
Spiller County: 001  
Spiller Contact: MR FALLS-ARONCHICK  
Spiller Phone: (914) 762-6202  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 80107  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE 06/26/2001 TANK PASSED RETEST AFTER REFIT. NO FURTHER ACTION."  
Remarks: "FAILED ULLAGE PORTION OF TEST. RECOMMEND UNCOVER, REPAIR AND  
RE-TEST."

**Material:**

Site ID: 87426  
Operable Unit ID: 839511  
Operable Unit: 01  
Material ID: 535021  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 87426  
Spill Tank Test: 1526387  
Tank Number: Not reported  
Tank Size: 1000  
Test Method: 20  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: USTest 2000/P/LL plus USTest 2000/U



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

33  
West  
1/8-1/4  
0.188 mi.  
993 ft.

HAZEL CHIN  
1 MANCUSO DRIVE  
OSSINING, NY

LTANKS S111458630  
N/A

Relative:  
Lower

Actual:  
295 ft.

LTANKS:

Site ID: 460104  
Spill Number/Closed Date: 1112176 / 2012-07-10  
Spill Date: 2012-01-19  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2012-01-19  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2012-01-19  
Spill Record Last Update: 2012-07-10  
Spiller Name: HAZEL CHIN  
Spiller Company: HAZEL CHIN  
Spiller Address: 1 MANCUSO DR  
Spiller City,St,Zip: OSSINING, NY 999  
Spiller Contact: HAZEL CHIN  
Spiller Phone: (718) 888-6017  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 414557  
DEC Memo: "1/19/12- Contact # is wrong # and caller doesn't have different #. Caller reports that one soil sample on end of tank had petro odor. Caller provided names of cleanup/removal companies to contact. DT 1/26/12 Rep for owner called, wanting to know if they could abandon tank. Told them no, and gave them a list of contractors to do tank pull and remediation. dw 6/11/12: Call from Mike at 718-888-0017. He states he works with the owner. He was calling to ask about the status of this spill. He states Burke Heat removed the tank and sent a report to DEC more than a month ago . DEC does not appear to have received the report. He states he will mail or fax a second copy. jod 7/10/2012: I reviewed the fax copy of the report sent to me by the Realtor. Report is addressed to: To Whom it May Concern . Burke did not send a copy of the report to DEC. Closure documentation received has been entered into eDocs. Based upon information provided, no further action required at this time. jod"  
Remarks: "test failed and soil sample fail, removal pending."

Material:  
Site ID:

460104



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**HAZEL CHIN (Continued)**

**S111458630**

Operable Unit ID: 1210197  
Operable Unit: 01  
Material ID: 2207796  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**I34**  
**South**  
**1/8-1/4**  
**0.188 mi.**  
**994 ft.**

**WOLFE RESIDENCE**  
**23 LEE AVE**  
**OSSINING, NY**  
**Site 2 of 2 in cluster I**

**LTANKS** **S108298710**  
**N/A**

**Relative:**  
**Lower**

**Actual:**  
**318 ft.**

**LTANKS:**  
Site ID: 372582  
Spill Number/Closed Date: 0608577 / 2007-06-25  
Spill Date: 2006-10-26  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: Not reported  
Reported to Dept: 2006-10-26  
CID: 410  
Water Affected: Not reported  
Spill Notifier: Local Agency  
Last Inspection: 2007-03-01  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-10-26  
Spill Record Last Update: 2007-06-25  
Spiller Name: JAMES WOLFE  
Spiller Company: WOLFE RESIDENCE  
Spiller Address: 23 LEE AVE  
Spiller City,St,Zip: OSSINING, NY 10562  
Spiller County: 001  
Spiller Contact: JAMES WOLFE  
Spiller Phone: (914) 432-8650  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 322320  
DEC Memo: ""  
Remarks: "DURING DE-ACTIVATION OF UNDERGROUND 550 # 2 HEATING FUEL TANK,



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**WOLFE RESIDENCE (Continued)**

**S108298710**

VISIBLE LEAKS WERE DISCOVERD'''

Material:

Site ID: 372582  
Operable Unit ID: 1130320  
Operable Unit: 01  
Material ID: 2119994  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

J35  
SW  
1/8-1/4  
0.194 mi.  
1025 ft.

**STEVE GIORDANO BUILDERS INC**  
**19 PINE AVE**  
**OSSINING, NY 10562**  
**Site 1 of 2 in cluster J**

RCRA NonGen / NLR  
FINDS  
ECHO  
**1016169711**  
**NYR000201814**

Relative:  
Lower

RCRA NonGen / NLR:

Actual:  
245 ft.

Date form received by agency: 08/19/2013  
Facility name: STEVE GIORDANO BUILDERS INC  
Facility address: 19 PINE AVE  
OSSINING, NY 10562  
EPA ID: NYR000201814  
Mailing address: PINE AVE  
OSSINING, NY 10562  
Contact: MARK GIORDANO  
Contact address: PINE AVE  
OSSINING, NY 10562  
Contact country: US  
Contact telephone: (914) 941-9044  
Contact email: MARK@GIORDANOBUILDERS.COM  
EPA Region: 02  
Classification: Non-Generator  
Description: Handler: Non-Generators do not presently generate hazardous waste

Owner/Operator Summary:

Owner/operator name: STEVE GIORDANO BUILDERS INC  
Owner/operator address: PINE AVE  
OSSINING, NY 10562  
Owner/operator country: US  
Owner/operator telephone: (914) 941-9044  
Legal status: Private  
Owner/Operator Type: Operator  
Owner/Op start date: 09/27/1990  
Owner/Op end date: Not reported

Owner/operator name: MARK GIORDANO



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STEVE GIORDANO BUILDERS INC (Continued)**

**1016169711**

Owner/operator address: PINE AVE  
OSSINING, NY 10562  
Owner/operator country: US  
Owner/operator telephone: (914) 941-9044  
Legal status: Private  
Owner/Operator Type: Owner  
Owner/Op start date: 09/27/1990  
Owner/Op end date: Not reported

**Handler Activities Summary:**

U.S. importer of hazardous waste: No  
Mixed waste (haz. and radioactive): No  
Recycler of hazardous waste: No  
Transporter of hazardous waste: Yes  
Treater, storer or disposer of HW: No  
Underground injection activity: No  
On-site burner exemption: No  
Furnace exemption: No  
Used oil fuel burner: No  
Used oil processor: No  
Used oil refiner: No  
Used oil fuel marketer to burner: No  
Used oil Specification marketer: No  
Used oil transfer facility: No  
Used oil transporter: No

Violation Status: No violations found

**FINDS:**

Registry ID: 110055944983

**Environmental Interest/Information System**

RCRAInfo is a national information system that supports the Resource Conservation and Recovery Act (RCRA) program through the tracking of events and activities related to facilities that generate, transport, and treat, store, or dispose of hazardous waste. RCRAInfo allows RCRA program staff to track the notification, permit, compliance, and corrective action activities required under RCRA.

**ECHO:**

Envid: 1016169711  
Registry ID: 110055944983  
DFR URL: [http://echo.epa.gov/detailed\\_facility\\_report?fid=110055944983](http://echo.epa.gov/detailed_facility_report?fid=110055944983)

J36  
SW  
1/8-1/4  
0.194 mi.  
1025 ft.

**SPILL NUMBER 9807879**  
**19 PINE AVE**  
**OSSINING, NY**  
**Site 2 of 2 in cluster J**

**LTANKS S104619710**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**  
Site ID: 217356  
Spill Number/Closed Date: 9807879 / 1998-10-26  
Spill Date: 1998-09-28  
Spill Cause: Tank Test Failure

**Actual:**  
**245 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 9807879 (Continued)**

**S104619710**

Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1998-09-28  
CID: 211  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1998-09-28  
Spill Record Last Update: 1999-03-15  
Spiller Name: MINICK,ESTHER  
Spiller Company: Not reported  
Spiller Address: 19 PINE AV  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: MINICK,ESTHER  
Spiller Phone: (914) 941-0091  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 179948  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE 10/12/98 - PASSED RE-TEST."  
Remarks: "uncover top of tank isolate piping and retest"

Material:  
Site ID: 217356  
Operable Unit ID: 1069055  
Operable Unit: 01  
Material ID: 315419  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 217356  
Spill Tank Test: 1546308  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: F  
Modified By: Spills



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 9807879 (Continued)**

**S104619710**

Last Modified: Not reported  
Test Method: Horner EZ Check I or II

37  
WNW  
1/8-1/4  
0.197 mi.  
1040 ft.

**HOME**  
**66 HAWKES AVE**  
**OSSINING, NY**

**LTANKS** **S112810199**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**326 ft.**

Site ID: 477831  
Spill Number/Closed Date: 1214585 / 2013-04-02  
Spill Date: 2013-01-14  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release that creates potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2013-01-14  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2013-01-14  
Spill Record Last Update: 2013-04-02  
Spiller Name: Not reported  
Spiller Company: COLETTI  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: COLETTI/ALISON DAVIDOV  
Spiller Phone: (914) 762-2200  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 433142  
DEC Memo: "1/14/13- Contact is realtor. Left message for call back to duty desk. DT Call back. Property is an Estate; Executor is Renee McGovern 561-445-1170. Left message for call back to duty desk. DT >>>info@tankremovalservices.com> 02/18/13 1:44 PM >>> John, We removed a 1K Gallon Ust Friday. Holes in the tank contaminated soil in the ground Renee McGovern 561-445-1170 She lives in Florida 66 Hawkes Ave Ossining She is contacting her insurance company -Mark DiBartolo Envirostar jod 4/2/2013: Removal of LUST and contaminated soil completed. Closure report from Envirostar reviewed and entered into eDocs. Based upon information provided, no further action required at this time. jod"  
Remarks: "1000 gal ust"

Material:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

HOME (Continued)

S112810199

Site ID: 477831  
Operable Unit ID: 1227629  
Operable Unit: 01  
Material ID: 2225071  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 477831  
Spill Tank Test: 2493081  
Tank Number: 0  
Tank Size: 1000  
Test Method: 21  
Leak Rate: Not reported  
Gross Fail: Not reported  
Modified By: jbodee  
Last Modified: Not reported  
Test Method: Horner EYZ3/EYZ3 Locator Plus

38  
NW  
1/8-1/4  
0.214 mi.  
1132 ft.

TANK TEST FAILURE  
78 HAWKES AVE  
OSSINING, NY

LTANKS S107658951  
N/A

Relative:  
Lower

LTANKS:

Actual:  
326 ft.

Site ID: 361967  
Spill Number/Closed Date: 0600045 / 2006-06-26  
Spill Date: 2006-04-03  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: Not reported  
Reported to Dept: 2006-04-03  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-04-03  
Spill Record Last Update: 2006-07-07  
Spiller Name: JAMES KREBSER



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**TANK TEST FAILURE (Continued)**

**S107658951**

Spiller Company: Not reported  
Spiller Address: 78 HAWKES AVE  
Spiller City,St,Zip: OSSINSING, NY  
Spiller County: 001  
Spiller Contact: JAMES KREBSER  
Spiller Phone: (914) 432-5131  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 312219  
DEC Memo: "04/07/06 Madison Energy cut and cleaned tank. Requesting DEC inspection for abandonment. jod June 26, 2006: TANK CANNOT BE REMOVED DUE TO SAFETY AND STRUCTURAL CONSIDERATIONS. SAMPLE RESULTS FROM BENEATH TANK BELOW TAGM LEVELS. TANK ABANDONED IN PLACE BY MADISON ENERGY. NO FURTHER ACTION IS REQUIRED AT THIS TIME. jod"  
Remarks: "REMOVAL: ODOR OF HYDRO CARBONS IN SOIL"

Material:  
Site ID: 361967  
Operable Unit ID: 1120080  
Operable Unit: 01  
Material ID: 2109564  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 361967  
Spill Tank Test: 1549861  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**K39**  
**SE**  
**1/8-1/4**  
**0.219 mi.**  
**1158 ft.**

**THE PINES AT NARRAGANSETT HOUSING DEVELOPMENT FUND**  
**19 NARRAGANSETT AVENUE**  
**OSSINING, NY 10562**

**UST U003883984**  
**N/A**

**Site 1 of 4 in cluster K**

**Relative:**  
**Lower**

**WESTCHESTER CO. UST:**

**Actual:**  
**353 ft.**

Id/Status: 3-049778 / Active  
Operator Name: The Pines at Naragansett HDFO, INC  
Owner Name: The Pines at Narragansett Housing Development Fund  
Owner Street: 19 Narragansett Avenue  
Owner Address2: Not reported  
Owner City: Ossining



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**THE PINES AT NARRAGANSETT HOUSING DEVELOPMENT FUND (Continued)**

**U003883984**

Owner State: NY  
Owner Zipcode: 10562  
GDS Number: Not reported

Tank Number: 1  
Status: 1. In-Service  
Capacity: 10000  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 12/01/1959  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 2. Underground/on Ground  
Piping Type: 2. Galvanized Steel  
Piping External Protection: 0. None  
Overfill Prevention: 5. Vent Whistle  
Piping Secondary Containment: 0. None  
Spill Prevention: 1. Catch Basin  
Dispenser: 2. Suction

Tank Number: 2  
Status: 3. Closed - Removed  
Capacity: 550  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: Not reported  
Date Perm Closure: Not reported  
Tank Location: Not reported  
Tank Type: Not reported  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: Not reported  
Piping Location: 0. No Piping  
Piping Type: 0. No Pipping  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 0. None

Tank Number: 3  
Status: 3. Closed - Removed  
Capacity: 1000  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: Not reported  
Date Perm Closure: Not reported  
Tank Location: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**THE PINES AT NARRAGANSETT HOUSING DEVELOPMENT FUND (Continued)**

**U003883984**

Tank Type: Not reported  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: Not reported  
Piping Location: 0. No Piping  
Piping Type: 0. No Pipping  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 0. None

**K40  
SE  
1/8-1/4  
0.219 mi.  
1158 ft.**

**BETHEL METHODIST HOME  
17-19 NARRAGANSETT AVE  
OSSINING, NY**

**LTANKS U003645230  
N/A**

**Site 2 of 4 in cluster K**

**Relative:  
Lower**

**LTANKS:**

**Actual:  
353 ft.**

Site ID: 120150  
Spill Number/Closed Date: 9811081 / 2002-12-16  
Spill Date: 1998-12-03  
Spill Cause: Tank Test Failure  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: WCHD  
Referred To: Westchester Cnty Health Dept  
Reported to Dept: 1998-12-03  
CID: 351  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1998-12-03  
Spill Record Last Update: 2003-07-01  
Spiller Name: ED GERNSEY  
Spiller Company: BETHEL METHODIST HOME  
Spiller Address: 17-19 NARRAGANSETT AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: ED GERNSEY  
Spiller Phone: (914) 941-7300  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 104336  
DEC Memo: ""  
Remarks: "US TEST 2000 IS TEST METHOD - SAT 12/12 TANK TO BE ISOLATED,  
UNCOVERED AND RETESTED"

**Material:**

Site ID: 120150



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BETHEL METHODIST HOME (Continued)**

**U003645230**

Operable Unit ID: 1071965  
Operable Unit: 01  
Material ID: 560813  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 120150  
Spill Tank Test: 1546592  
Tank Number: 1  
Tank Size: 10000  
Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Unknown

Site ID: 329467  
Spill Number/Closed Date: 9412933 / 1995-03-31  
Spill Date: 1994-12-28  
Spill Cause: Tank Test Failure  
Spill Source: Non Major Facility > 1,100 gal  
Spill Class: Known release that creates potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: 1995-03-31  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: WXWADSWO  
Referred To: Not reported  
Reported to Dept: 1994-12-28  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1995-01-17  
Spill Record Last Update: 1995-03-31  
Spiller Name: Not reported  
Spiller Company: Not reported  
Spiller Address: Not reported  
Spiller City,St,Zip: \*\*\*Update\*\*\*, ZZ  
Spiller County: 001  
Spiller Contact: Not reported  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BETHEL METHODIST HOME (Continued)**

**U003645230**

DER Facility ID: 265080  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
WADSWORTH "  
Remarks: "HORNER EZY III"

Material:  
Site ID: 329467  
Operable Unit ID: 1006564  
Operable Unit: 01  
Material ID: 375218  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Not reported  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 329467  
Spill Tank Test: 1543482  
Tank Number: Not reported  
Tank Size: 0  
Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Unknown

**K41**  
**SE**  
**1/8-1/4**  
**0.219 mi.**  
**1158 ft.**

**BETH NURSING HOME**  
**19 NARAGANSETT AVE**  
**OSSINING, NY**

**LTANKS** **S100136864**  
**N/A**

**Site 3 of 4 in cluster K**

**Relative:**  
**Lower**

LTANKS:  
Site ID: 198470  
Spill Number/Closed Date: 8802468 / 1988-06-23  
Spill Date: 1988-06-17  
Spill Cause: Tank Test Failure  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Not reported  
Cleanup Ceased: 1988-06-23  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jeokesso  
Referred To: Not reported  
Reported to Dept: 1988-06-17  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False

**Actual:**  
**353 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BETH NURSING HOME (Continued)**

**S100136864**

UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2003-12-02  
Spill Record Last Update: 2003-12-02  
Spiller Name: Not reported  
Spiller Company: SAME BOB FELICIONE  
Spiller Address: Not reported  
Spiller City,St,Zip: ZZ  
Spiller County: 001  
Spiller Contact: Not reported  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 165182  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
OKESSON "  
Remarks: "10K FAILED .050 INFORMED OF RESPONSABILITIES NFA"

Material:

Site ID: 198470  
Operable Unit ID: 919685  
Operable Unit: 01  
Material ID: 458035  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 198470  
Spill Tank Test: 1534144  
Tank Number: Not reported  
Tank Size: 0  
Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Unknown

42  
West  
1/8-1/4  
0.227 mi.  
1199 ft.

**FITGERALD HOME  
29 HAWKES AVE  
OSSINING, NY**

**LTANKS S107658711  
N/A**

**Relative:  
Lower**

LTANKS:  
Site ID: 360530  
Spill Number/Closed Date: 0513939 / 2006-06-01  
Spill Date: 2006-03-06  
Spill Cause: Tank Test Failure

**Actual:  
256 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FITGERALD HOME (Continued)**

**S107658711**

Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: Not reported  
Reported to Dept: 2006-03-06  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: 2006-03-09  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-03-06  
Spill Record Last Update: 2006-06-01  
Spiller Name: DENNIS FITZGERALD  
Spiller Company: FITGERALD HOME  
Spiller Address: 29 HAWKS AVE  
Spiller City,St,Zip: OSSINIG, NY  
Spiller County: 001  
Spiller Contact: DENNIS FITZGERALD  
Spiller Phone: (914) 925-8499  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 310692  
DEC Memo: "INVALID TANK TEST METHOD 03/09/06: Boring next to tank and found  
3860ppm TPH in soil. tester notified lender (Bank of New York) who  
will notify homeowner. June 1, 2006: MADISON ENERGY DISPOSED OF LUST  
AND 21.16 TONS OF CONTAMINATED SOIL. CLOSURE REPORT REVIEWED BY DEC.  
BASED UPON INFORMATION PROVIDED, NO FURTHER ACTION IS REQUIRED AT  
THIS TIME. jod"

Remarks: "masa 2-d:"

**Material:**

Site ID: 360530  
Operable Unit ID: 1117674  
Operable Unit: 01  
Material ID: 2108186  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 360530  
Spill Tank Test: 1549778  
Tank Number: 1  
Tank Size: 550



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FITGERALD HOME (Continued)**

**S107658711**

Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Unknown

**L43**  
**SSW**  
**1/8-1/4**  
**0.233 mi.**  
**1231 ft.**

**18 PINE AVE**  
**18 PINE AVE**  
**OSSINING, NY**

**LTANKS** **S104191691**  
**N/A**

**Site 1 of 3 in cluster L**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**239 ft.**

Site ID: 308252  
Spill Number/Closed Date: 9905708 / 1999-12-15  
Spill Date: 1999-08-11  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1999-08-12  
CID: 205  
Water Affected: Not reported  
Spill Notifier: Responsible Party  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1999-08-12  
Spill Record Last Update: 1999-12-29  
Spiller Name: MR FUSCO  
Spiller Company: 18 PINE AVE  
Spiller Address: 18 PINE AVE  
Spiller City,St,Zip: OSSNING, NY  
Spiller County: 001  
Spiller Contact: CALLER  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 248947  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 12/15/99 MADISON ENERGY PULLED TANK. TANK WAS SOUND, NO RELEASE. NFA"  
Remarks: "TESTED TANK, TANK FAILED."

**Material:**

Site ID: 308252  
Operable Unit ID: 1080151  
Operable Unit: 01



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**18 PINE AVE (Continued)**

**S104191691**

Material ID: 301998  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 308252  
Spill Tank Test: 1547475  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**K44  
SE  
1/8-1/4  
0.234 mi.  
1234 ft.**

**BETHEL NURSING HOME  
17 NARRAGANSETT AVENUE  
OSSINING, NY 10562**

**UST U003883985  
N/A**

**Site 4 of 4 in cluster K**

**Relative:  
Lower**

**WESTCHESTER CO. UST:**

Id/Status: 3-049786 / Unregulated  
Operator Name: Anastasia Markopoulos  
Owner Name: Bethel Nursing Home  
Owner Street: 17 Narragansett Avenue  
Owner Address2: Not reported  
Owner City: Ossining  
Owner State: NY  
Owner Zipcode: 10562  
GDS Number: Not reported

**Actual:  
352 ft.**

Tank Number: 1  
Status: 3. Closed - Removed  
Capacity: 2000  
Product Stored: 0001. #2 Fuel Oil  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 12/01/1974  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 2. Underground/on Ground  
Piping Type: 10. Copper  
Piping External Protection: 0. None



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BETHEL NURSING HOME (Continued)**

**U003883985**

Overfill Prevention: 0. None  
Piping Secondary Containment: 0. None  
Spill Prevention: 0. None  
Dispenser: 2. Suction

**L45**  
**SSW**  
**1/8-1/4**  
**0.235 mi.**  
**1242 ft.**

**TTF - UST**  
**22 PINE AVE**  
**OSSINING, NY**  
**Site 2 of 3 in cluster L**

**LTANKS** **S102960022**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**249 ft.**

Site ID: 124552  
Spill Number/Closed Date: 9711554 / 1998-03-20  
Spill Date: 1998-01-14  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: tdghiosa  
Referred To: Not reported  
Reported to Dept: 1998-01-14  
CID: 252  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1998-01-14  
Spill Record Last Update: 2016-07-18  
Spiller Name: JIM ROOD  
Spiller Company: RESIDENCE  
Spiller Address: 22 PINE AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: JIM ROOD  
Spiller Phone: (914) 345-5700  
Spiller Extention: 205  
DEC Region: 3  
DER Facility ID: 107849  
DEC Memo: "03/20/98 ORIGINALLY TTF; NES REMOVED TANK & SOIL;"  
Remarks: "RESIDENCE WAS HAVING PROBLEMS WITH TANK-TANK WAS TESTED SHOWING A  
GROSS FAILURE-TANK WILL BE EXCAVATED AND REPLACED WITH NEW TANK."

**Material:**

Site ID: 124552  
Operable Unit ID: 1058053  
Operable Unit: 01  
Material ID: 326206  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**TTF - UST (Continued)**

**S102960022**

Quantity: Not reported  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 124552  
Spill Tank Test: 1545561  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: 2.50  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**L46**  
**SSW**  
**1/8-1/4**  
**0.235 mi.**  
**1242 ft.**

**COMFORTI - TTF/CONTAMIN**  
**22 PINE AVE**  
**OSSINING, NY**  
**Site 3 of 3 in cluster L**

**LTANKS S118707806**  
**N/A**

**Relative:**  
**Lower**

LTANKS:  
Site ID: 530253  
Spill Number/Closed Date: 1603771 / 2016-07-29  
Spill Date: 2016-07-16  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. No DEC Response. No corrective action required.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: JBODEE  
Referred To: Not reported  
Reported to Dept: 2016-07-17  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2016-07-17  
Spill Record Last Update: 2016-07-29  
Spiller Name: MARGARET COMFORTI  
Spiller Company: Margaret Comfronti  
Spiller Address: 22 PINE AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 999  
Spiller Contact: MARGARET COMFORTI  
Spiller Phone: 914-941-3405  
Spiller Extention: Not reported

**Actual:**  
**249 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

COMFORTI - TTF/CONTAMIN (Continued)

S118707806

DEC Region: 3  
DER Facility ID: 107849  
DEC Memo: "7/18/16: Previous leaking UST was removed and replaced 19 years ago, see Spill 9711554. Tested for pending real estate transaction. Tester found contaminated soil in the well point, did not run a vacuum test. I called the contact and left a message requesting a callback. jod 7/20/16: I spoke with Maureen Welton(sp?) 914-420-4512 She is both the siater of, and the realtor for the owner. She states she will send DEC a copy of the soil sample results when she received the report from ATS and the buyer. jod 7/28/16: Sample results received and reviewed. Trace amounts of SVOCs, all well below CP-51. Results will be entered into DecDocs. Based upon the available information, DEC requires no further action at this time."  
Remarks: "soil showed some contamination."

Material:  
Site ID: 530253  
Operable Unit ID: 1279050  
Operable Unit: 01  
Material ID: 2284057  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

47  
ESE  
1/8-1/4  
0.244 mi.  
1286 ft.

DP-30 LLC  
26 BRIAR BROOK ROAD  
OSSINING, NY 10562

UST U004176346  
N/A

Relative:  
Lower

WESTCHESTER CO. UST:

Actual:  
361 ft.

Id/Status: 3-801414 / Administratively Closed  
Operator Name: DP-30 LLC  
Owner Name: DP-30 LLC  
Owner Street: 400 Columbus Avenue  
Owner Address2: Not reported  
Owner City: Valhalla  
Owner State: NY  
Owner Zipcode: 10595  
GDS Number: 3553400307

Tank Number: 01  
Status: 1. In-Service  
Capacity: 8000  
Product Stored: 0009. Gasoline  
Product Stored Percent: Not reported  
Tank Leak Detection: 4. Groundwater Well  
Date Installation: 01/01/1995



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**DP-30 LLC (Continued)**

**U004176346**

Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 4. Fiberglass coated steel  
Tank Internal Protection: 0. None  
Tank External Protection: 6. Fiberglass  
Tank Secondary Containment: 4. Double-Walled (underground only)  
Piping Location: 2. Underground/on ground  
Piping Type: Not reported  
Piping External Protection: 6. Fiberglass  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 1. Submersible

Tank Number: 02  
Status: 1. In-Service  
Capacity: 8000  
Product Stored: 0009. Gasoline  
Product Stored Percent: Not reported  
Tank Leak Detection: 4. Groundwater Well  
Date Installation: 01/01/1995  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 4. Fiberglass coated steel  
Tank Internal Protection: 0. None  
Tank External Protection: 6. Fiberglass  
Tank Secondary Containment: 4. Double-Walled (underground only)  
Piping Location: 2. Underground/on ground  
Piping Type: Not reported  
Piping External Protection: 6. Fiberglass  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 1. Submersible

Tank Number: 03  
Status: 1. In-Service  
Capacity: 250  
Product Stored: Not reported  
Product Stored Percent: Not reported  
Tank Leak Detection: 0. None  
Date Installation: 12/01/1996  
Date Perm Closure: Not reported  
Tank Location: 5. Underground including vaulted with no access for inspection  
Tank Type: 1. Steel/Carbon steel/Iron  
Tank Internal Protection: 0. None  
Tank External Protection: 0. None  
Tank Secondary Containment: 0. None  
Piping Location: 1. Aboveground  
Piping Type: 1. Steel/Carbon/ steel/iron  
Piping External Protection: 0. None  
Overfill Prevention: 0. None  
Piping Secondary Containment: Not reported  
Spill Prevention: 0. None  
Dispenser: 0. None



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

**M48**  
**WSW**  
**1/4-1/2**  
**0.251 mi.**  
**1327 ft.**

**SPILL NUMBER 9814784**  
**17 HAWKES AVE**  
**OSSINING, NY**

**Site 1 of 2 in cluster M**

**LTANKS**    **S104620037**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**233 ft.**

Site ID: 198021  
Spill Number/Closed Date: 9814784 / 2001-03-27  
Spill Date: 1999-03-12  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1999-03-12  
CID: 365  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1999-03-12  
Spill Record Last Update: 2001-03-30  
Spiller Name: NEVINS RESIDENCE  
Spiller Company: Not reported  
Spiller Address: 17 HAWKES AV  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: NEVINS RESIDENCE  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 164802  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 03/27/2001 MADISON ENERGY DISPOSED OF TANK AND 13.79 TONS OF CONTAMINATED SOIL. NO FURTHER ACTION REQUIRED."  
Remarks: "while soing an abandonment they encountered contaminated soil - tank has been vac'd out & cleaned - no soil excavated yet - they are waiting for homeowner to get back to them she is not home now"

**Material:**

Site ID: 198021  
Operable Unit ID: 1075817  
Operable Unit: 01  
Material ID: 311459  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 9814784 (Continued)**

**S104620037**

Oxygenate: Not reported

Tank Test:

**M49**  
**WSW**  
**1/4-1/2**  
**0.273 mi.**  
**1440 ft.**

**EGAN RESIDENCE**  
**13 HAWKES AVE**  
**OSSINING, NY**  
**Site 2 of 2 in cluster M**

**LTANKS** **S105997914**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**206 ft.**

Site ID: 299727  
Spill Number/Closed Date: 0210389 / 2003-03-10  
Spill Date: 2003-01-15  
Spill Cause: Tank Overfill  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2003-01-15  
CID: 199  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2003-01-15  
Spill Record Last Update: 2003-03-13  
Spiller Name: CHRISTINE EGAN  
Spiller Company: CHRISTINE EGAN  
Spiller Address: 13 HAWKES AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: ANDY CALDERONE  
Spiller Phone: (914) 906-5416  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 242456  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 03/10/03 ENVIROGUIDE DISPOSED OF TANK AND 34.3 TONS CONTAMIN SOIL. CLOSURE FROM HYDRO-ENVIRO."  
Remarks: "CALLER PULLED AN UNDERGROUND 550 GAL TANK - AND DISCOVERED TANK HAD HOLES IN IT - APPEARS TO BE A LOT OF IMPACT - THERE IS ALSO GROUND WATER PRESENT THAT MAY HAVE BEEN IMPACTED - WILL SPEAK WITH HOME OWNER AND PROBABLE DO REMEDIATION WORK - HOMEOWNER IS : CHRISTINE EGAN - 914-762-6566"

**Material:**

Site ID: 299727  
Operable Unit ID: 861635  
Operable Unit: 01



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**EGAN RESIDENCE (Continued)**

**S105997914**

Material ID: 513774  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**50  
SE  
1/4-1/2  
0.288 mi.  
1519 ft.**

**PAGANELLI RESIDENCE  
20 NARRAGANSETT AVE  
OSSINING, NY**

**LTANKS S110762212  
N/A**

**Relative:  
Lower**

**LTANKS:**

**Actual:  
346 ft.**

Site ID: 442364  
Spill Number/Closed Date: 1008844 / 2011-01-27  
Spill Date: 2010-11-23  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2010-11-23  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2010-11-23  
Spill Record Last Update: 2011-01-27  
Spiller Name: Not reported  
Spiller Company: TANK TEST FAILURE  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: DAVE PAGANELLI - SON IN LAW  
Spiller Phone: (914) 438-3547  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 397410  
DEC Memo: "11/23/10 Spoke to the son-in-law, Mr. Paginelli. UST is approx 50 years old. He knows people who work for Envirostar, and may be calling them to do tank pull. dw 1/27/11: Tank removed by Envirostar. No evidence of leak or contamination was found. Exit samples ND.



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**PAGANELLI RESIDENCE (Continued)**

**S110762212**

Remarks: Report to be entered into eDocs. Based upon the information provided,  
no further action is required at this time. jod"  
"repair/retest pending"

Material:

Site ID: 442364  
Operable Unit ID: 1192873  
Operable Unit: 01  
Material ID: 2188216  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Not reported  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**N51  
SSW  
1/4-1/2  
0.298 mi.  
1571 ft.**

**D AMATO RESIDENCE  
1 FLAVELLE PLACE  
OSSINING, NY**

**Site 1 of 4 in cluster N**

**LTANKS S112231260  
N/A**

**Relative:  
Lower**

LTANKS:

**Actual:  
298 ft.**

Site ID: 469582  
Spill Number/Closed Date: 1206576 / 2012-12-17  
Spill Date: 2012-10-03  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: TDGHIOSA  
Referred To: Not reported  
Reported to Dept: 2012-10-03  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2012-10-03  
Spill Record Last Update: 2012-12-17  
Spiller Name: Not reported  
Spiller Company: D AMATO  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: D AMATO



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**D AMATO RESIDENCE (Continued)**

**S112231260**

Spiller Phone: (914) 320-4104  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 423888  
DEC Memo: "10-3-12 Spoke with Kathy. She is not sure how they will proceed. This is a real estate transaction. Listing agent for property is Marc Seiden 914-762-2200. Called and spoke with Allison at Marc Seiden Realty. She is agent handling sale. They have not decided whether to retest or remove tank at this point. She will contact DEC as soon as they determine their next move. jrm 12/04/12 Elite Environmental reported that they excavated and removed a 550 gallon tank and that no impacted soil was noted in the excavation. Post excavation soil sample results were below DEC guidance values. NFA. TG"

Remarks: "550 gal ust"

Material:  
Site ID: 469582  
Operable Unit ID: 1219476  
Operable Unit: 01  
Material ID: 2217979  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**N52**  
**SSW**  
**1/4-1/2**  
**0.298 mi.**  
**1576 ft.**

**CONN RESIDENCE**  
**11 FLAVELLE PLACE**  
**OSSINING, NY**

**LTANKS** **S106385790**  
**N/A**

**Site 2 of 4 in cluster N**

**Relative:**  
**Lower**

LTANKS:  
Site ID: 315284  
Spill Number/Closed Date: 0400173 / 2004-08-27  
Spill Date: 2004-04-06  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release that creates potential for fire or hazard. (Highly Improbable)  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2004-04-06  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported

**Actual:**  
**282 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**CONN RESIDENCE (Continued)**

**S106385790**

Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2004-04-06  
Spill Record Last Update: 2004-08-27  
Spiller Name: MARGARET CONN  
Spiller Company: CONN RESIDENCE  
Spiller Address: 11 FLAVELLE PLACE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: MARGARET CONN  
Spiller Phone: (914) 762-8378  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 254183  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 08/27/04 ELITE ENVIRONMENTAL DISPOSED OF LUST AND 32.64 TONS OF CONTAMINATED SOIL. BASED UPON INFORMATION PROVIDED TO DEC, NO FURTHER ACTION IS REQUIRED AT THIS TIME. jbo"  
Remarks: "REMOVED TANK AND FOUND CONTAMINATED SOIL: "

**Material:**

Site ID: 315284  
Operable Unit ID: 882444  
Operable Unit: 01  
Material ID: 494962  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

**53**  
**SW**  
**1/4-1/2**  
**0.304 mi.**  
**1604 ft.**

**SPILL NUMBER 9905780**  
**3 HAWKES AVE**  
**OSSINING, NY**

**LTANKS** **S104620365**  
**N/A**

**Relative:**  
**Lower**

**LTANKS:**  
Site ID: 236179  
Spill Number/Closed Date: 9905780 / 1999-09-02  
Spill Date: 1999-08-13  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042

**Actual:**  
**201 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**SPILL NUMBER 9905780 (Continued)**

**S104620365**

Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1999-08-13  
CID: 382  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1999-08-13  
Spill Record Last Update: 1999-09-07  
Spiller Name: JOSEPH THOMAS  
Spiller Company: Not reported  
Spiller Address: 3 HAWKES AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: JOSEPH THOMAS  
Spiller Phone: (914) 762-8440  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 194561  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 9/2/99 TANK PASSED RETEST AFTER REFIT; NFA"  
Remarks: "TANK WILL BE UNCOVERED AND RETESTED."

**Material:**

Site ID: 236179  
Operable Unit ID: 1080231  
Operable Unit: 01  
Material ID: 302066  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 236179  
Spill Tank Test: 1547481  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

N54  
SSW  
1/4-1/2  
0.308 mi.  
1624 ft.

67 SHERWOOD AVE  
67 SHERWOOD AVE  
OSSINING, NY  
Site 3 of 4 in cluster N

LTANKS S108765429  
N/A

Relative:  
Lower

Actual:  
307 ft.

LTANKS:

Site ID: 384918  
Spill Number/Closed Date: 0704711 / 2007-10-30  
Spill Date: 2007-07-26  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: TDGHIOSA  
Referred To: Not reported  
Reported to Dept: 2007-07-26  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2007-07-26  
Spill Record Last Update: 2007-10-30  
Spiller Name: PAUL SCORZELLI  
Spiller Company: Not reported  
Spiller Address: 67 SHERWOOD AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: PAUL SCORZELLI  
Spiller Phone: (914) 946-4300  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 334315  
DEC Memo: "09/18/07 Envirostar Corp. reported that one 550 gallon tank was excavated and removed. TAGM soil sample results were below guidance values. NFA TG"  
Remarks: "RECOMMEND ISOL;ATION AND RETEST"

Material:

Site ID: 384918  
Operable Unit ID: 1142203  
Operable Unit: 01  
Material ID: 2132428  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**67 SHERWOOD AVE (Continued)**

**S108765429**

Tank Test:  
Site ID: 384918  
Spill Tank Test: 1551033  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**O55  
SSW  
1/4-1/2  
0.315 mi.  
1665 ft.**

**PRIVATE HOME  
44 PARK AVE  
OSSINING, NY  
Site 1 of 2 in cluster O**

**LTANKS S109064175  
N/A**

**Relative:  
Lower**

LTANKS:  
Site ID: 394802  
Spill Number/Closed Date: 0713098 / 2008-12-04  
Spill Date: 2008-03-11  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release that creates potential for fire or hazard. (Highly  
Improbable)

**Actual:  
295 ft.**

Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2008-03-11  
CID: 408  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: Not reported  
Remediation Phase: 0  
Date Entered In Computer: 2008-03-11  
Spill Record Last Update: 2008-12-04  
Spiller Name: LOUIS MOROCHO  
Spiller Company: PRIVATE HOME  
Spiller Address: 44 PARK AVE  
Spiller City,St,Zip: OSSINING, NY 10562  
Spiller County: 001  
Spiller Contact: WILLIE SILSDORF  
Spiller Phone: (845) 528-0370  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 344345  
DEC Memo: "12/4/08: Elite Environmental disposed of LUST and 84.37 tons of  
petroleum contaminated soil. Exit sample results were ND. Based upon  
the information provided, this Department requires No Further Action  
at this time. jod"  
Remarks: "DRY PORTION LEAK;"



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**PRIVATE HOME (Continued)**

**S109064175**

Material:

Site ID: 394802  
Operable Unit ID: 1151748  
Operable Unit: 01  
Material ID: 2142495  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 394802  
Spill Tank Test: 2384826  
Tank Number: Not reported  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**P56**  
**SW**  
**1/4-1/2**  
**0.324 mi.**  
**1710 ft.**

**UNKNOWN RESIDENCE**  
**85 FERRIS PLACE**  
**OSSINING, NY**  
**Site 1 of 3 in cluster P**

**LTANKS** **S108059520**  
**N/A**

**Relative:**  
**Lower**

LTANKS:

**Actual:**  
**280 ft.**

Site ID: 367479  
Spill Number/Closed Date: 0604496 / 2006-11-16  
Spill Date: 2006-07-20  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: Not reported  
Reported to Dept: 2006-07-21  
CID: 409  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-07-21  
Spill Record Last Update: 2006-11-16



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**UNKNOWN RESIDENCE (Continued)**

**S108059520**

Spiller Name: DAVID HULSENBUCK  
Spiller Company: UNKNOWN RESIDENCE  
Spiller Address: 85 FERRIS PLACE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: DAVID HULSENBUCK  
Spiller Phone: (973) 305-1200  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 317470  
DEC Memo: "November 16, 2006: TANK PASSED A RETEST AFTER PIPING WAS REPAIRED.  
BASED UPON INFORMATION PROVIDED TO DEC, NO FURTHER ACTION IS REQUIRED  
AT THIS TIME. jod"  
Remarks: "NO REMARKS."

Material:  
Site ID: 367479  
Operable Unit ID: 1125395  
Operable Unit: 01  
Material ID: 2114907  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 367479  
Spill Tank Test: 1550143  
Tank Number: 1  
Tank Size: 550  
Test Method: 99  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Alternate Test per 613.5a2v

**N57**  
**SSW**  
**1/4-1/2**  
**0.339 mi.**  
**1792 ft.**

**RESIDENTS**  
**63 SHERWOOD AVE**  
**OSSINING, NY**  
**Site 4 of 4 in cluster N**

**LTANKS** **S104877042**  
**N/A**

**Relative:**  
**Lower**

LTANKS:  
Site ID: 128556  
Spill Number/Closed Date: 0008509 / 2000-11-02  
Spill Date: 2000-10-20  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known  
release with no damage. DEC Response. Willing Responsible Party.

**Actual:**  
**321 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENTS (Continued)**

**S104877042**

Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2000-10-20  
CID: 282  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2000-10-20  
Spill Record Last Update: 2000-11-07  
Spiller Name: SAME  
Spiller Company: MR BOUGHTON  
Spiller Address: 63 SHERWOOD AVE  
Spiller City,St,Zip: OSSINING, NY 10562-  
Spiller County: 001  
Spiller Contact: MR BOUGHTON-OWNER  
Spiller Phone: (914) 762-8580  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 110893  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE 11/02/2000 TANK PASSED A RETEST AFTER ENVIROSTAR REPLACED  
PIPING; NFA"  
Remarks: "tank failed the test.will repair piping and retest."

Material:  
Site ID: 128556  
Operable Unit ID: 830961  
Operable Unit: 01  
Material ID: 546015  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 128556  
Spill Tank Test: 1525944  
Tank Number: 1  
Tank Size: 1000  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENTS (Continued)**

**S104877042**

Test Method: Horner EZ Check I or II

**P58**  
**SSW**  
**1/4-1/2**  
**0.355 mi.**  
**1873 ft.**

**APOSTOLICO RESIDENCE**  
**72 FERRIS PL**  
**OSSINING, NY**

**LTANKS** **S104782184**  
**N/A**

**Site 2 of 3 in cluster P**

**Relative:**  
**Lower**

**Actual:**  
**297 ft.**

**LTANKS:**

Site ID: 315239  
Spill Number/Closed Date: 0006360 / 2000-10-13  
Spill Date: 2000-08-28  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2000-08-29  
CID: 390  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2000-08-29  
Spill Record Last Update: 2000-10-20  
Spiller Name: RICHARD APOSTOLICO  
Spiller Company: APOSTOLICO RESIDENCE  
Spiller Address: 72 FERRIS PL  
Spiller City,St,Zip: OSSNING, ZZ  
Spiller County: 001  
Spiller Contact: RICHARD APOSTOLICO  
Spiller Phone: (914) 941-8354  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 254151  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 10/13/2000 INITIAL TANK TEST WAS NOT REPORTED. ENVIROSTAR PULLED TANK AND 15.26 TONS OF CONTAMINATED SOIL. DORSON ENVIRONMENTAL PROVIDED OVERSITE FOR INSURANCE COMPANY. NFA"  
Remarks: "TANK FAILED TEST - NO PRODUCT SPILLAGE TANK ORIGINALLY TESTED ON 8/22 BY PRECISION TANK TESTING - PER JOHN ODOEE ON 8/29 NO SPILL NUMBER ASSIGNED TO SITE"

**Material:**

Site ID: 315239  
Operable Unit ID: 827374  
Operable Unit: 01  
Material ID: 547474  
Material Code: 0001A  
Material Name: #2 fuel oil



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**APOSTOLICO RESIDENCE (Continued)**

**S104782184**

Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**O59**  
**South**  
**1/4-1/2**  
**0.357 mi.**  
**1885 ft.**

**H.P. HOOD, INC.**  
**19 WARD STREET**  
**VERNON (V), NY**  
**Site 2 of 2 in cluster O**

**LTANKS** **1001754654**  
**NY Spills** **N/A**

**Relative:**  
**Lower**

**LTANKS:**

**Actual:**  
**318 ft.**

Site ID: 210561  
Spill Number/Closed Date: 0003952 / 2000-07-10  
Spill Date: 2000-06-30  
Spill Cause: Tank Failure  
Spill Source: Commercial/Industrial  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. No DEC Response. No corrective action required.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 3300  
Investigator: LUCANTONIO  
Referred To: Not reported  
Reported to Dept: 2000-06-30  
CID: 281  
Water Affected: Not reported  
Spill Notifier: Citizen  
Last Inspection: 2000-07-03  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2000-06-30  
Spill Record Last Update: 2000-10-03  
Spiller Name: LEIGH PEHRSON  
Spiller Company: H.P. HOOD, INC.  
Spiller Address: 19 WARD STREET  
Spiller City,St,Zip: VERNON, NY 13476-  
Spiller County: 001  
Spiller Contact: LEIGH PEHRSON  
Spiller Phone: (315) 829-2148  
Spiller Extention: Not reported  
DEC Region: 6  
DER Facility ID: 174557  
DEC Memo: ""  
Remarks: "CALLER RECEIVED INFORMATION THAT 2 TANKS IN AREA OF SCALES ARE LEAKING AN UNKNOWN MATERIAL. CALLER WISHED NOT TO BE IDENTIFIED AND COULD PROVIDE NO FURTHER INFORMATION."



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**H.P. HOOD, INC. (Continued)**

**1001754654**

Material:

Site ID: 210561  
Operable Unit ID: 826346  
Operable Unit: 01  
Material ID: 548706  
Material Code: 0064A  
Material Name: unknown material  
Case No.: Not reported  
Material FA: Other  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

SPILLS:

Facility ID: 0004154  
Facility Type: ER  
DER Facility ID: 174557  
Site ID: 210562  
DEC Region: 6  
Spill Date: 2000-07-06  
Spill Number/Closed Date: 0004154 / 2000-07-10  
Spill Cause: Unknown  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. No DEC Response. No corrective action required.

SWIS: 3300  
Investigator: LUCANTONIO  
Referred To: Not reported  
Reported to Dept: 2000-07-06  
CID: 397  
Water Affected: Not reported  
Spill Source: Unknown  
Spill Notifier: Citizen  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 2000-07-06  
Spill Record Last Update: 2000-07-18  
Spiller Name: LEIGH PEHRSON  
Spiller Company: H.P. HOOD, INC.  
Spiller Address: 19 WARD STREET  
Spiller City,St,Zip: VERNON, NY 13476-001  
Contact Name: LEIGH PEHRSON  
Contact Phone: (315) 829-2148  
DEC Memo: ""  
Remarks: "caller had called these leaking tanks in before she states that the tanks are leaking again. Unknown what teh material is and she did not



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**H.P. HOOD, INC. (Continued)**

**1001754654**

want to leave her name or number"

Material:

Site ID: 210562  
Operable Unit ID: 825379  
Operable Unit: 01  
Material ID: 548899  
Material Code: 0064A  
Material Name: unknown material  
Case No.: Not reported  
Material FA: Other  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Facility ID: 9908283  
Facility Type: ER  
DER Facility ID: 106422  
Site ID: 122768  
DEC Region: 6  
Spill Date: 1999-10-07  
Spill Number/Closed Date: 9908283 / 1999-10-08  
Spill Cause: Equipment Failure  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. No DEC Response. No corrective action required.

SWIS: 3300  
Investigator: MASON  
Referred To: Not reported  
Reported to Dept: 1999-10-07  
CID: 233  
Water Affected: Not reported  
Spill Source: Commercial/Industrial  
Spill Notifier: Citizen  
Cleanup Ceased: Not reported  
Cleanup Meets Std: True  
Last Inspection: 1999-10-07  
Recommended Penalty: False  
UST Trust: False  
Remediation Phase: 0  
Date Entered In Computer: 1999-10-07  
Spill Record Last Update: 1999-12-17  
Spiller Name: PHIL CAMPBELL, GENL MGR  
Spiller Company: H.P. HOOD  
Spiller Address: 19 WARD STREET  
Spiller City,St,Zip: VERNON, NY 13476-  
Spiller Company: 001  
Contact Name: PHIL CAMPBELL, GENL MGR  
Contact Phone: (315) 829-2350  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was MASON 10/07/99: MET AT SITE WITH JOE WILKES, PLANT EMPLOYEE, WHO ASSURED ME SPILL WAS WHEY WHICH WAS DIVERTED TO TOWN FOR PROCESSING



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**H.P. HOOD, INC. (Continued)**

**1001754654**

AT WWTP. NO ACID SPILLED AS REPORTED BY CALLER (HM). 10/07/99:  
HOTLINE RECEIVED A CALL FROM PLANT MANAGER AT H.P. HOOD, PHIL  
CAMPBELL, REQUESTING A CALL BACK AT (315) 829-2350. RETURNED CALL TO  
BE TOLD THAT SPILL WAS 500 GALLONS OF ACID - WHEY FROM COTTAGE CHEESE  
PRODUCTION. APPROX. 400 GAL. CAPTURED IN PLANT. TO BE TREATED AT WWTP  
APPROX 50-100 GALLONS SPILLED ON GROUND WILL BE PICKED UP & DISPOSED  
OF ON 10/8. CLOSED (HM). "

Remarks: "no info on spill caller did not want to give name and said he had to  
go. caller said it was some type of acid (see attached sheet)."

**Material:**

Site ID: 122768  
Operable Unit ID: 1086954  
Operable Unit: 01  
Material ID: 300959  
Material Code: 0063A  
Material Name: unknown hazardous material  
Case No.: Not reported  
Material FA: Hazardous Material  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported  
Site ID: 122768  
Operable Unit ID: 1086954  
Operable Unit: 01  
Material ID: 300960  
Material Code: 0846A  
Material Name: dairy wastes  
Case No.: Not reported  
Material FA: Other  
Quantity: 500.00  
Units: Gallons  
Recovered: 500.00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

**60  
SSE  
1/4-1/2  
0.358 mi.  
1890 ft.**

**RESIDENCE  
55 STONE AVENUE  
OSSINING, NY**

**LTANKS S102399246  
N/A**

**Relative:  
Lower**

**LTANKS:**  
Site ID: 230920  
Spill Number/Closed Date: 9605463 / 1996-08-21  
Spill Date: 1996-07-29  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042

**Actual:  
342 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENCE (Continued)**

**S102399246**

Investigator: tdghiosa  
Referred To: Not reported  
Reported to Dept: 1996-07-29  
CID: 266  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1996-07-29  
Spill Record Last Update: 1996-10-21  
Spiller Name: Not reported  
Spiller Company: RONALD GAGLIARDI  
Spiller Address: 55 STONE AVENUE  
Spiller City,St,Zip: OSSINING, NY 10562-  
Spiller County: 001  
Spiller Contact: RONALD GAGLIARDI  
Spiller Phone: (914) 941-8658  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 190294  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
GHIOSAY 07/29/96 FOUND HOLES IN FUEL TANK; TANK TO BE REMOVED  
08/21/96 TANK TAKING ON WATER TANK REMOVED CONTAMINATION EXISTS  
IMPRACTICLE TO CONTINUE EXCAVATION "  
Remarks: "SPILLER HAD PROBLEM WITH WATER ENTERING TANK. CALLER IS DOING TANK  
REMOVAL. DOESN'T APPEAR TO BE ANY CONTAMINATED SOIL."

Material:  
Site ID: 230920  
Operable Unit ID: 1036275  
Operable Unit: 01  
Material ID: 348206  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

EDR ID Number  
EPA ID Number

P61  
SW  
1/4-1/2  
0.363 mi.  
1917 ft.

RESIDENCE  
98 DALE AVE  
OSSINING, NY  
Site 3 of 3 in cluster P

LTANKS S104191476  
N/A

Relative:  
Lower

Actual:  
232 ft.

LTANKS:

Site ID: 132474  
Spill Number/Closed Date: 9904534 / 1999-09-28  
Spill Date: 1999-07-16  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 1999-07-16  
CID: 388  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1999-07-16  
Spill Record Last Update: 1999-09-30  
Spiller Name: DONALD MCIVER  
Spiller Company: DONALD MCIVER  
Spiller Address: 98 DALE AVE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: CALLER  
Spiller Phone: (914) 769-5050  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 114082  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE 9/28/99 BURKE REMOVED TANK AND NES DISPOSED OF ONE DOT DRUM OF  
CONTAMINATED WASTE. NFA"  
Remarks: "CALLER REPORTS TESTED TANK BOTTOM OF TANK IS ROTTED OUT. IT IS A 275  
GALLON OUTSIDE TANK."

Material:

Site ID: 132474  
Operable Unit ID: 1078962  
Operable Unit: 01  
Material ID: 304411  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**RESIDENCE (Continued)**

**S104191476**

Tank Test:

**62**  
**NNE**  
**1/4-1/2**  
**0.365 mi.**  
**1928 ft.**

**STONE HOME**  
**12 REDWAY ROAD**  
**OSSINING, NY**

**LTANKS** **S108639672**  
**N/A**

**Relative:**  
**Lower**

**Actual:**  
**369 ft.**

**LTANKS:**

Site ID: 381943  
Spill Number/Closed Date: 0702253 / 2012-08-17  
Spill Date: 2007-05-24  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: UNASSIGNED  
Referred To: Not reported  
Reported to Dept: 2007-05-24  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2007-05-24  
Spill Record Last Update: 2012-08-17  
Spiller Name: JASON & SHARON  
Spiller Company: STONE HOME  
Spiller Address: 12 REDWAY ROAD  
Spiller City,St,Zip: OSSING, NY  
Spiller County: 001  
Spiller Contact: JASON & SHARON  
Spiller Phone: (914) 941-7292  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 331373  
DEC Memo: "8/4/10: Database review, report of a residential tank test failure.  
Unknown if any action was taken. No further information received. jod  
8/17/12 Homeomer TTF greater then 5 years old and no indications of  
contamination will be closed. This was done with consultations  
between Albany and the Region. NFA JO'M"

Remarks:

**Material:**

Site ID: 381943  
Operable Unit ID: 1139366  
Operable Unit: 01  
Material ID: 2129397  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STONE HOME (Continued)**

**S108639672**

Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 381943  
Spill Tank Test: 1550866  
Tank Number: 1  
Tank Size: 550  
Test Method: 18  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Alert Model 1000 plus 1050 (Formerly Gilbarco Precision)

**Q63  
NW  
1/4-1/2  
0.416 mi.  
2195 ft.**

**STATE ARMORY  
RT 9A  
OSSINING, NY**

**LTANKS S104514288  
N/A**

**Site 1 of 2 in cluster Q**

**Relative:  
Lower**

**LTANKS:**

**Actual:  
323 ft.**

Site ID: 86910  
Spill Number/Closed Date: 8801465 / 1989-01-11  
Spill Date: 1988-05-17  
Spill Cause: Tank Test Failure  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Not reported  
Cleanup Ceased: 1989-01-11  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jeokesso  
Referred To: Not reported  
Reported to Dept: 1988-05-17  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: 1989-01-11  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 1988-05-27  
Spill Record Last Update: 1989-01-12  
Spiller Name: Not reported  
Spiller Company: NYS OGS  
Spiller Address: Not reported  
Spiller City,St,Zip: ALBANY, NY  
Spiller County: 001  
Spiller Contact: Not reported  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**STATE ARMORY (Continued)**

**S104514288**

DER Facility ID: 79672  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
OKESSON "  
Remarks: "8K FAILED AT .231 NO CONTACT. PBS TO FOLLOW"

Material:

Site ID: 86910  
Operable Unit ID: 916941  
Operable Unit: 01  
Material ID: 460610  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 86910  
Spill Tank Test: 1533913  
Tank Number: 4  
Tank Size: 0  
Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Unknown

**Q64**  
**NW**  
**1/4-1/2**  
**0.416 mi.**  
**2196 ft.**

**OPERATION CENTER OSSINING**  
**101 RT 9A**  
**OSSINING, NY**  
**Site 2 of 2 in cluster Q**

**LTANKS** **S107523211**  
**N/A**

**Relative:**  
**Lower**

LTANKS:

**Actual:**  
**324 ft.**

Site ID: 357091  
Spill Number/Closed Date: 0511019 / 2006-01-31  
Spill Date: 2005-12-20  
Spill Cause: Tank Overfill  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: WCDOH  
Reported to Dept: 2005-12-20  
CID: 406  
Water Affected: Not reported  
Spill Notifier: Responsible Party  
Last Inspection: Not reported



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**OPERATION CENTER OSSINING (Continued)**

**S107523211**

Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2005-12-20  
Spill Record Last Update: 2006-01-31  
Spiller Name: UNKNOWN NAME  
Spiller Company: STATE BID (UNKNOWN NAME O  
Spiller Address: Not reported  
Spiller City,St,Zip: ZZ  
Spiller County: 001  
Spiller Contact: PAUL FRAIOLI  
Spiller Phone: (914) 941-4660  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 307130  
DEC Memo: "January 31, 2006: SPILL FILE CLOSED BY FRED BECK OF THE WESTCHESTER COUNTY HEALTH DEPT. NO FURTHER ACTION IS REQUIRED AT THIS TIME. jod  
As per information from WCHD: nfa spill 05-11019 as spill stayed in containment and was cleaned by american petroleum. "  
Remarks: "Tank overflow. Material went into secondary containment unit. No release to the environment. American Petroleum (Anthony Rizzi ) is on route for clean up."

Material:  
Site ID: 357091  
Operable Unit ID: 1114377  
Operable Unit: 01  
Material ID: 2104450  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: 15.00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 357091  
Spill Tank Test: 1549605  
Tank Number: Not reported  
Tank Size: 3000  
Test Method: 00  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Unknown



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

65  
NNW  
1/4-1/2  
0.425 mi.  
2246 ft.

**BIRCH CREEK INC - TTF**  
**87 HAWKES AVE**  
**OSSINING, NY**

**LTANKS** **S117654769**  
**N/A**

**Relative:**  
**Lower**

**Actual:**  
**316 ft.**

**LTANKS:**

Site ID: 505031  
Spill Number/Closed Date: 1411273 / 2016-02-24  
Spill Date: 2015-02-27  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: RDBENDEL  
Referred To: Not reported  
Reported to Dept: 2015-02-27  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2015-02-27  
Spill Record Last Update: 2016-02-24  
Spiller Name: MIKE CUMERFORD  
Spiller Company: BIRCH CREEK INC  
Spiller Address: 87 HAWKES AVE  
Spiller City,St,Zip: OSSINING, NN  
Spiller County: 999  
Spiller Contact: Not reported  
Spiller Phone: Not reported  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 459877  
DEC Memo: "2/27/15: Message sent to WCDoH PBS - This address is listed as PBS 3-800047. But the PBS Data for that number has the site listed as unregulated / administratively closed and says there is just a 1K heating oil tank in service. But this Tank Test Failure Spill report has the tank listed as a 1500 gallon tank. jod 3/02/15: Update from WCDoH PBS Chris Lalak: This site registered in 1998 with a 1500 then in 2002 submitted a letter from the owner and oil company that it was a 1K. The site was admin. closed at that time. Wayne is working on this one already. It appears to be a private home that is up for sale. There is a delivery over 1100 gallons so it is a 1500. Our paper file was archived and Wayne requested it already. jod 02-24-16,email from WCHD, Dutchess Environmental encountered contamination during removal of a 2000 gallon UST containing #2 heating oil. Spill 1411273 covers TTF and removal.Total of 92.7 tons of contaminated soils removed and transported to Deep Green of NY for disposal. Post excavation soil samples indicated that all volatile and semi-volatile compounds were non-detect or below NYSDEC CP-51 objectives. A monitoring well was installed, vacuum purged and sampled monthly from 5/21/15-2/22/16. Over 3000 gallons of water pumped out and disposed of by Enviro Waste of Mahopac NY.In addition



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BIRCH CREEK INC - TTF (Continued)**

**S117654769**

Remarks: to the monitoring well the potable well was sampled from 8/2015  
-2/22/16. Sample results for both the monitoring well and potable well  
have decreased over time to levels near or below NYSDEC  
standards. Full closure report on file with WCDOH. NFA RDB "  
"1500 gal ust"

Material:

Site ID: 505031  
Operable Unit ID: 1254364  
Operable Unit: 01  
Material ID: 2256836  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

Site ID: 505031  
Spill Tank Test: 2496724  
Tank Number: 0  
Tank Size: 1500  
Test Method: 21  
Leak Rate: Not reported  
Gross Fail: Not reported  
Modified By: JBODEE  
Last Modified: Not reported  
Test Method: Horner EZY3/EZY3 Locator Plus

66  
East  
1/4-1/2  
0.426 mi.  
2249 ft.

**MARYKNOLL FATHERS  
50 RYDER ROAD  
MARYKNOLL, NY**

**LTANKS S108059346  
N/A**

**Relative:  
Higher**

LTANKS:

Site ID: 365535  
Spill Number/Closed Date: 0602943 / 2007-03-05  
Spill Date: 2006-06-16  
Spill Cause: Tank Test Failure  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: WCDOH  
Reported to Dept: 2006-06-16  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Tank Tester

**Actual:  
544 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MARYKNOLL FATHERS (Continued)**

**S108059346**

Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-06-16  
Spill Record Last Update: 2007-03-05  
Spiller Name: MIKE  
Spiller Company: MARY KNOLL FATHERS  
Spiller Address: RIDER LANE  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: MIKE  
Spiller Phone: (914) 941-7590  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 315914  
DEC Memo: " February 9, 2007 Peter Murray Maryknoll Fathers & Brothers 55 Ryder Road Maryknoll, NY 10545 Re: PBS # 3-034215 - 55 Ryder Road, Maryknoll, NY 20000 Gallon Tank Closure NYSDEC Spill # 0602943 Dear Mr. Murray; The Westchester County Department of Health has received the Closure report from Luzon Environmental Services, Inc dated January 23, 2007, submitted on January 26, 2007, for the closure of the tank at the above location. The site assessment previously performed was acceptable. This Department requires no further action in regards to this tank closure at this time. A request is being sent to NYSDEC to close the above listed spill #. Sincerely, Danielle Jackson Sanitarian Office of Environmental Health Risk Control "  
Remarks: "PBS No: 3-034215 -PBS No. not found in UIS, may be invalid. TANK WILL BE RELINED"

Material:  
Site ID: 365535  
Operable Unit ID: 1123550  
Operable Unit: 01  
Material ID: 2113011  
Material Code: 0003A  
Material Name: #6 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:  
Site ID: 365535  
Spill Tank Test: 1550062  
Tank Number: 2-A  
Tank Size: 20000  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**MARYKNOLL FATHERS (Continued)**

**S108059346**

Site ID: 365801  
Spill Number/Closed Date: 0603142 / 2006-09-13  
Spill Date: 2006-06-21  
Spill Cause: Tank Overfill  
Spill Source: Commercial Vehicle  
Spill Class: Known release that creates potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: WCDOH  
Reported to Dept: 2006-06-21  
CID: 409  
Water Affected: Not reported  
Spill Notifier: Local Agency  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2006-06-21  
Spill Record Last Update: 2006-09-22  
Spiller Name: UNKNOWN  
Spiller Company: MARYKNOLL FATHERS  
Spiller Address: UNKNOWN  
Spiller City,St,Zip: UNKNOWN, ZZ  
Spiller County: 999  
Spiller Contact: PETE MURRAY  
Spiller Phone: (914) 941-7590  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 315914  
DEC Memo: "TRANSFERRING FUEL TO TRUCKS IN ORDER TO CLEAN 20K TANK. OVERFILLED  
OCCURRED WHILE DOING THIS OPERATION. SPILLED TO BLOCK TOP- CONTAINED,  
BEING CLEANED UP VIA LUZON. LUZON REPORTED THIS SPILL TO THE WCDH.  
BARBARA MCDONALD OF WCDH IS ON SITE. LUZON COMPLETED CLEAN UP. REPORT  
SUBMITTED TO WCHD. ALSO SEE SPILL 06-02943. NFA THIS SPILL NUMBER.  
jod"  
Remarks: "CLEAN UP IN PROCESS LOCATED ON BLACK TOP."

Material:  
Site ID: 365801  
Operable Unit ID: 1123775  
Operable Unit: 01  
Material ID: 2113252  
Material Code: 0003A  
Material Name: #6 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: 200.00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

67  
SSW  
1/4-1/2  
0.430 mi.  
2273 ft.

APT BUILDING  
59 FERRIS PLACE  
OSSINING, NY

LTANKS S108957768  
N/A

Relative:  
Lower

Actual:  
277 ft.

LTANKS:

Site ID: 389062  
Spill Number/Closed Date: 0708210 / 2008-04-18  
Spill Date: 2007-10-26  
Spill Cause: Tank Test Failure  
Spill Source: Institutional, Educational, Gov., Other  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: WCHD  
Referred To: JACKSON  
Reported to Dept: 2007-10-26  
CID: 404  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: Not reported  
Remediation Phase: 0  
Date Entered In Computer: 2007-10-26  
Spill Record Last Update: 2008-04-18  
Spiller Name: Not reported  
Spiller Company: UNKNOWN  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: WILLIAM SILFDORF  
Spiller Phone: (845) 528-0370  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 338621  
DEC Memo: "04/18/08 Recommended for closure by S. Goreau. NFA TG"  
Remarks: "it was a wet portion leak"

Material:

Site ID: 389062  
Operable Unit ID: 1146213  
Operable Unit: 01  
Material ID: 2136578  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**APT BUILDING (Continued)**

**S108957768**

Site ID: 389062  
Spill Tank Test: 1815716  
Tank Number: 1  
Tank Size: 1500  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Watchdog  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**R68  
ESE  
1/4-1/2  
0.431 mi.  
2276 ft.**

**BIVIANO - TTF  
12 SUNSET DRIVE  
OSSINING, NY**

**LTANKS S117535304  
N/A**

**Site 1 of 2 in cluster R**

**Relative:  
Higher**

**LTANKS:**

**Actual:  
415 ft.**

Site ID: 503955  
Spill Number/Closed Date: 1410282 / Not Reported  
Spill Date: 2015-01-21  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Possible release with minimal potential for fire or hazard or Known release with no damage. No DEC Response. No corrective action required.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: False  
SWIS: 6042  
Investigator: Unassigned  
Referred To: Not reported  
Reported to Dept: 2015-01-21  
CID: Not reported  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 4  
Date Entered In Computer: 2015-01-21  
Spill Record Last Update: 2016-08-22  
Spiller Name: BIVIANO  
Spiller Company: Biviano  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: BIVIANO  
Spiller Phone: (914) 557-0691  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 458857  
DEC Memo: "1-21-15 Spoke with Kathy. Tank failed hissing and lost all vacuum. Tank tested for owner. They plan to put house on the market. Spoke with David, owner's son. They aren't sure if they will repair or remove tank yet. I asked him to call back 3121 when they decide. jc"  
Remarks: "550 gal ust"



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**BIVIANO - TTF (Continued)**

**S117535304**

Material:

Site ID: 503955  
Operable Unit ID: 1253299  
Operable Unit: 01  
Material ID: 2255526  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: Not reported  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

R69  
ESE  
1/4-1/2  
0.455 mi.  
2400 ft.

**HERKO HOME  
23 RYDER ROAD  
OSSINING, NY**

**Site 2 of 2 in cluster R**

**LTANKS S106970788  
N/A**

**Relative:  
Higher**

LTANKS:

**Actual:  
457 ft.**

Site ID: 349455  
Spill Number/Closed Date: 0504587 / 2006-11-19  
Spill Date: 2005-07-18  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: JBODee  
Referred To: Not reported  
Reported to Dept: 2005-07-18  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2005-07-18  
Spill Record Last Update: 2006-11-19  
Spiller Name: SAM HERKO  
Spiller Company: HERKO HOME  
Spiller Address: 23 RYDER ROAD  
Spiller City,St,Zip: OSSINING, NY  
Spiller County: 001  
Spiller Contact: SAM HERKO  
Spiller Phone: (914) 923-1142  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 295887



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**HERKO HOME (Continued)**

**S106970788**

DEC Memo: "07/19/05: Mr Herko will be removing tank. November 19, 2006: CLEAN VENTURE DISPOSED OF LUST AND 49.93 TONS OF CONTAMINATED SOIL. BASED UPON INFORMATION PROVIDED TO DEC, NO FURTHER ACTION IS REQUIRED AT THIS TIME. jod"

Remarks: "FOUND CONTAMINATION WHILE SOIL TESTING"

**Material:**

Site ID: 349455  
Operable Unit ID: 1107055  
Operable Unit: 01  
Material ID: 2096372  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: Not reported  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

**70  
ESE  
1/4-1/2  
0.455 mi.  
2401 ft.**

**GOMEZ RESIDENCE  
75 SUNSET DRIVE  
OSSINING, NY**

**LTANKS S106471657  
N/A**

**Relative:  
Higher**

**LTANKS:**

**Actual:  
517 ft.**

Site ID: 65646  
Spill Number/Closed Date: 0401690 / 2004-07-06  
Spill Date: 2004-05-15  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2004-05-17  
CID: 444  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2004-05-17  
Spill Record Last Update: 2004-07-06  
Spiller Name: MR GOMEZ  
Spiller Company: GOMEZ RESIDENCE  
Spiller Address: 75 SUNSET DRIVE  
Spiller City,St,Zip: OSSINING, NY



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**GOMEZ RESIDENCE (Continued)**

**S106471657**

Spiller County: 001  
Spiller Contact: MR GOMEZ  
Spiller Phone: (914) 941-0463  
Spiller Extension: Not reported  
DEC Region: 3  
DER Facility ID: 62976  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 07/06/04 TANK HAD BEEN PREVIOUSLY ABANDONED IN PLACE BY AN UNKNOWN CONTRACTOR. ADVANCED ENVIRONMENTAL DISPOSED OF TANK AND 24.71 TONS OF CONTAMINATED SOIL. BASED UPON INFORMATION SUBMITTED TO DEC, NO FURTHER ACTION IS REQUIRED. jbo"  
Remarks: "tank had holes: "

Material:  
Site ID: 65646  
Operable Unit ID: 885581  
Operable Unit: 01  
Material ID: 492886  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:

71  
SE  
1/4-1/2  
0.481 mi.  
2540 ft.

**PORTAL RESIDENCE  
10 RYDER RD  
OSSINING, NY**

**LTANKS S105999619  
N/A**

**Relative:  
Lower**

LTANKS:  
Site ID: 297147  
Spill Number/Closed Date: 0305084 / 2003-10-27  
Spill Date: 2003-08-13  
Spill Cause: Tank Test Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response. Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2003-08-13  
CID: 270  
Water Affected: Not reported  
Spill Notifier: Tank Tester  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False

**Actual:  
406 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**PORTAL RESIDENCE (Continued)**

**S105999619**

Remediation Phase: 0  
Date Entered In Computer: 2003-08-13  
Spill Record Last Update: 2003-10-27  
Spiller Name: PORTAL RES  
Spiller Company: PORTAL  
Spiller Address: 10 RYDER RD  
Spiller City,St,Zip: OSSINING, ZZ  
Spiller County: 001  
Spiller Contact: PORTAL RES  
Spiller Phone: (914) 944-9089  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 240443  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE 10/27/03 ENVIROGUIDE DISPOSED OF LUST AND 6.96 TONS OF  
CONTAMINATED SOIL. NFA"  
Remarks: "uncover repair retest"

**Material:**

Site ID: 297147  
Operable Unit ID: 871854  
Operable Unit: 01  
Material ID: 562814  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

**Tank Test:**

Site ID: 297147  
Spill Tank Test: 1528586  
Tank Number: 1  
Tank Size: 550  
Test Method: 03  
Leak Rate: .00  
Gross Fail: Not reported  
Modified By: Spills  
Last Modified: Not reported  
Test Method: Horner EZ Check I or II

**72  
SSE  
1/4-1/2  
0.483 mi.  
2552 ft.**

**FURY RESIDENCE  
14 TERRICH CT  
OSSINING, NY**

**LTANKS S1059996273  
N/A**

**Relative:  
Lower**

**LTANKS:**  
Site ID: 201965  
Spill Number/Closed Date: 0203934 / 2002-08-19  
Spill Date: 2002-07-15  
Spill Cause: Tank Failure

**Actual:  
360 ft.**



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**FURY RESIDENCE (Continued)**

**S105996273**

Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jbodee  
Referred To: Not reported  
Reported to Dept: 2002-07-15  
CID: 398  
Water Affected: Not reported  
Spill Notifier: Other  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2002-07-15  
Spill Record Last Update: 2002-09-06  
Spiller Name: MRS FURY  
Spiller Company: RESI: FURY  
Spiller Address: 14 TERRICH CT  
Spiller City,St,Zip: OSSINING, ZZ  
Spiller County: 001  
Spiller Contact: MRS FURY  
Spiller Phone: (914) 762-7859  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 168004  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was  
O'DEE NETS DISPOSED OF TANK AND 9.39 TONS CONTAMIN. NFA"  
Remarks: "UNDERGROUND 550 GAL TANK. TANK REMOVAL AND NOTICED LEAK. 5 TON OF  
SOIL REMOVED. NO CALL BACK REQUESTED."

Material:  
Site ID: 201965  
Operable Unit ID: 855215  
Operable Unit: 01  
Material ID: 521741  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum  
Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

73  
South  
1/4-1/2  
0.487 mi.  
2570 ft.

LUPETIN RES.  
12 STONE AVE  
OSSINING, NY

LTANKS S105995508  
N/A

Relative:  
Lower

Actual:  
349 ft.

LTANKS:

Site ID: 210110  
Spill Number/Closed Date: 0112300 / 2002-04-24  
Spill Date: 2002-03-29  
Spill Cause: Tank Failure  
Spill Source: Private Dwelling  
Spill Class: Known release with minimal potential for fire or hazard. DEC Response.  
Willing Responsible Party. Corrective action taken.  
Cleanup Ceased: Not reported  
Cleanup Meets Standard: True  
SWIS: 6042  
Investigator: jboodee  
Referred To: Not reported  
Reported to Dept: 2002-03-30  
CID: 281  
Water Affected: Not reported  
Spill Notifier: Responsible Party  
Last Inspection: Not reported  
Recommended Penalty: False  
UST Involvement: False  
Remediation Phase: 0  
Date Entered In Computer: 2002-03-30  
Spill Record Last Update: 2002-06-21  
Spiller Name: Not reported  
Spiller Company: SAME  
Spiller Address: Not reported  
Spiller City,St,Zip: NY  
Spiller County: 999  
Spiller Contact: ANTHONY LUPETIN  
Spiller Phone: (914) 941-7938  
Spiller Extention: Not reported  
DEC Region: 3  
DER Facility ID: 174183  
DEC Memo: "Prior to Sept, 2004 data translation this spill Lead\_DEC Field was O'DEE 03/30/02 A/G 275 TANK. SOIL UNDER TANK IMPACTED. BURKE HEAT (JEFF) CONFIRMED LIGHT SHEEN IN STORM DRAIN. BURKE HEAT TO EMPTY TANK TODAY. 04/02/02 - SITE INSPECTION BY jbo. SECOND TANK FOUND ON SITE. BOTH TANKS TO REMOVED TOMORROW. 04/24/02 - CLEANUP COMPLETED BY PREMIUM ENVIRO. NFA"  
Remarks: "CALLER HAS DISCOVERED THAT TANK LOCATED UNDER PORCH AT HIS RESIDENCE IS LEAKING. THERE IS A SECOND UNDERGROUND TANK AT RESIDENCE THAT IS ALSO POSSIBLY LEAKING. CALLER IS REQUESTING TO SPEAK TO DEC REP AND WILL BE CONTACTING HIS OIL COMPANY."

Material:

Site ID: 210110  
Operable Unit ID: 851111  
Operable Unit: 01  
Material ID: 526306  
Material Code: 0001A  
Material Name: #2 fuel oil  
Case No.: Not reported  
Material FA: Petroleum



Map ID  
Direction  
Distance  
Elevation

MAP FINDINGS

Site

Database(s)

EDR ID Number  
EPA ID Number

**LUPETIN RES. (Continued)**

**S105995508**

Quantity: .00  
Units: Gallons  
Recovered: .00  
Resource Affected: Not reported  
Oxygenate: Not reported

Tank Test:



Count: 2 records.

ORPHAN SUMMARY

City	EDR ID	Site Name	Site Address	Zip	Database(s)
OSSINING	S117975645	ST AUGUSTINE CHURCH	EAGLE PARK, ROUTE 9		LTANKS
OSSINING	S100491672	GONZAGA BUILDING	PINE BRIDGE ROAD		LTANKS



# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

To maintain currency of the following federal and state databases, EDR contacts the appropriate governmental agency on a monthly or quarterly basis, as required.

**Number of Days to Update:** Provides confirmation that EDR is reporting records that have been updated within 90 days from the date the government agency made the information available to the public.

## STANDARD ENVIRONMENTAL RECORDS

### ***Federal NPL site list***

#### **NPL: National Priority List**

National Priorities List (Superfund). The NPL is a subset of CERCLIS and identifies over 1,200 sites for priority cleanup under the Superfund Program. NPL sites may encompass relatively large areas. As such, EDR provides polygon coverage for over 1,000 NPL site boundaries produced by EPA's Environmental Photographic Interpretation Center (EPIC) and regional EPA offices.

Date of Government Version: 12/05/2016	Source: EPA
Date Data Arrived at EDR: 01/05/2017	Telephone: N/A
Date Made Active in Reports: 02/03/2017	Last EDR Contact: 04/07/2017
Number of Days to Update: 29	Next Scheduled EDR Contact: 07/17/2017
	Data Release Frequency: Quarterly

#### **NPL Site Boundaries**

##### **Sources:**

EPA's Environmental Photographic Interpretation Center (EPIC)  
Telephone: 202-564-7333

EPA Region 1  
Telephone 617-918-1143

EPA Region 6  
Telephone: 214-655-6659

EPA Region 3  
Telephone 215-814-5418

EPA Region 7  
Telephone: 913-551-7247

EPA Region 4  
Telephone 404-562-8033

EPA Region 8  
Telephone: 303-312-6774

EPA Region 5  
Telephone 312-886-6686

EPA Region 9  
Telephone: 415-947-4246

EPA Region 10  
Telephone 206-553-8665

#### **Proposed NPL: Proposed National Priority List Sites**

A site that has been proposed for listing on the National Priorities List through the issuance of a proposed rule in the Federal Register. EPA then accepts public comments on the site, responds to the comments, and places on the NPL those sites that continue to meet the requirements for listing.

Date of Government Version: 12/05/2016	Source: EPA
Date Data Arrived at EDR: 01/05/2017	Telephone: N/A
Date Made Active in Reports: 02/03/2017	Last EDR Contact: 04/07/2017
Number of Days to Update: 29	Next Scheduled EDR Contact: 07/17/2017
	Data Release Frequency: Quarterly

#### **NPL LIENS: Federal Superfund Liens**

Federal Superfund Liens. Under the authority granted the USEPA by CERCLA of 1980, the USEPA has the authority to file liens against real property in order to recover remedial action expenditures or when the property owner received notification of potential liability. USEPA compiles a listing of filed notices of Superfund Liens.

Date of Government Version: 10/15/1991	Source: EPA
Date Data Arrived at EDR: 02/02/1994	Telephone: 202-564-4267
Date Made Active in Reports: 03/30/1994	Last EDR Contact: 08/15/2011
Number of Days to Update: 56	Next Scheduled EDR Contact: 11/28/2011
	Data Release Frequency: No Update Planned



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### ***Federal Delisted NPL site list***

#### Delisted NPL: National Priority List Deletions

The National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to delete sites from the NPL. In accordance with 40 CFR 300.425.(e), sites may be deleted from the NPL where no further response is appropriate.

Date of Government Version: 12/05/2016	Source: EPA
Date Data Arrived at EDR: 01/05/2017	Telephone: N/A
Date Made Active in Reports: 02/03/2017	Last EDR Contact: 04/07/2017
Number of Days to Update: 29	Next Scheduled EDR Contact: 07/17/2017
	Data Release Frequency: Quarterly

### ***Federal CERCLIS list***

#### FEDERAL FACILITY: Federal Facility Site Information listing

A listing of National Priority List (NPL) and Base Realignment and Closure (BRAC) sites found in the Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) Database where EPA Federal Facilities Restoration and Reuse Office is involved in cleanup activities.

Date of Government Version: 11/07/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/05/2017	Telephone: 703-603-8704
Date Made Active in Reports: 04/07/2017	Last EDR Contact: 04/07/2017
Number of Days to Update: 92	Next Scheduled EDR Contact: 07/17/2017
	Data Release Frequency: Varies

#### SEMS: Superfund Enterprise Management System

SEMS (Superfund Enterprise Management System) tracks hazardous waste sites, potentially hazardous waste sites, and remedial activities performed in support of EPA's Superfund Program across the United States. The list was formerly known as CERCLIS, renamed to SEMS by the EPA in 2015. The list contains data on potentially hazardous waste sites that have been reported to the USEPA by states, municipalities, private companies and private persons, pursuant to Section 103 of the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA). This dataset also contains sites which are either proposed to or on the National Priorities List (NPL) and the sites which are in the screening and assessment phase for possible inclusion on the NPL.

Date of Government Version: 10/10/2016	Source: EPA
Date Data Arrived at EDR: 10/20/2016	Telephone: 800-424-9346
Date Made Active in Reports: 01/06/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 78	Next Scheduled EDR Contact: 05/01/2017
	Data Release Frequency: Quarterly

### ***Federal CERCLIS NFRAP site list***

#### SEMS-ARCHIVE: Superfund Enterprise Management System Archive



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

SEMS-ARCHIVE (Superfund Enterprise Management System Archive) tracks sites that have no further interest under the Federal Superfund Program based on available information. The list was formerly known as the CERCLIS-NFRAP, renamed to SEMS ARCHIVE by the EPA in 2015. EPA may perform a minimal level of assessment work at a site while it is archived if site conditions change and/or new information becomes available. Archived sites have been removed and archived from the inventory of SEMS sites. Archived status indicates that, to the best of EPA's knowledge, assessment at a site has been completed and that EPA has determined no further steps will be taken to list the site on the National Priorities List (NPL), unless information indicates this decision was not appropriate or other considerations require a recommendation for listing at a later time. The decision does not necessarily mean that there is no hazard associated with a given site; it only means that, based upon available information, the location is not judged to be potential NPL site.

Date of Government Version: 10/10/2016	Source: EPA
Date Data Arrived at EDR: 10/20/2016	Telephone: 800-424-9346
Date Made Active in Reports: 01/06/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 78	Next Scheduled EDR Contact: 05/01/2017
	Data Release Frequency: Quarterly

### ***Federal RCRA CORRACTS facilities list***

CORRACTS: Corrective Action Report

CORRACTS identifies hazardous waste handlers with RCRA corrective action activity.

Date of Government Version: 12/12/2016	Source: EPA
Date Data Arrived at EDR: 12/28/2016	Telephone: 800-424-9346
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 44	Next Scheduled EDR Contact: 04/10/2017
	Data Release Frequency: Quarterly

### ***Federal RCRA non-CORRACTS TSD facilities list***

RCRA-TSDF: RCRA - Treatment, Storage and Disposal

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Transporters are individuals or entities that move hazardous waste from the generator offsite to a facility that can recycle, treat, store, or dispose of the waste. TSDFs treat, store, or dispose of the waste.

Date of Government Version: 12/12/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/28/2016	Telephone: (212) 637-3660
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 44	Next Scheduled EDR Contact: 04/10/2017
	Data Release Frequency: Quarterly

### ***Federal RCRA generators list***

RCRA-LQG: RCRA - Large Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Large quantity generators (LQGs) generate over 1,000 kilograms (kg) of hazardous waste, or over 1 kg of acutely hazardous waste per month.

Date of Government Version: 12/12/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/28/2016	Telephone: (212) 637-3660
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 44	Next Scheduled EDR Contact: 04/10/2017
	Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### RCRA-SQG: RCRA - Small Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Small quantity generators (SQGs) generate between 100 kg and 1,000 kg of hazardous waste per month.

Date of Government Version: 12/12/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/28/2016	Telephone: (212) 637-3660
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 44	Next Scheduled EDR Contact: 04/10/2017
	Data Release Frequency: Quarterly

### RCRA-CESQG: RCRA - Conditionally Exempt Small Quantity Generators

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Conditionally exempt small quantity generators (CESQGs) generate less than 100 kg of hazardous waste, or less than 1 kg of acutely hazardous waste per month.

Date of Government Version: 12/12/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/28/2016	Telephone: (212) 637-3660
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 44	Next Scheduled EDR Contact: 04/10/2017
	Data Release Frequency: Varies

### ***Federal institutional controls / engineering controls registries***

#### LUCIS: Land Use Control Information System

LUCIS contains records of land use control information pertaining to the former Navy Base Realignment and Closure properties.

Date of Government Version: 12/28/2016	Source: Department of the Navy
Date Data Arrived at EDR: 01/04/2017	Telephone: 843-820-7326
Date Made Active in Reports: 04/07/2017	Last EDR Contact: 02/13/2017
Number of Days to Update: 93	Next Scheduled EDR Contact: 05/29/2017
	Data Release Frequency: Varies

#### US ENG CONTROLS: Engineering Controls Sites List

A listing of sites with engineering controls in place. Engineering controls include various forms of caps, building foundations, liners, and treatment methods to create pathway elimination for regulated substances to enter environmental media or effect human health.

Date of Government Version: 11/15/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 11/29/2016	Telephone: 703-603-0695
Date Made Active in Reports: 02/03/2017	Last EDR Contact: 02/28/2017
Number of Days to Update: 66	Next Scheduled EDR Contact: 06/12/2017
	Data Release Frequency: Varies

#### US INST CONTROL: Sites with Institutional Controls

A listing of sites with institutional controls in place. Institutional controls include administrative measures, such as groundwater use restrictions, construction restrictions, property use restrictions, and post remediation care requirements intended to prevent exposure to contaminants remaining on site. Deed restrictions are generally required as part of the institutional controls.

Date of Government Version: 11/15/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 11/29/2016	Telephone: 703-603-0695
Date Made Active in Reports: 02/03/2017	Last EDR Contact: 02/28/2017
Number of Days to Update: 66	Next Scheduled EDR Contact: 06/12/2017
	Data Release Frequency: Varies



# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ***Federal ERNS list***

### **ERNS: Emergency Response Notification System**

Emergency Response Notification System. ERNS records and stores information on reported releases of oil and hazardous substances.

Date of Government Version: 09/26/2016  
Date Data Arrived at EDR: 09/29/2016  
Date Made Active in Reports: 11/11/2016  
Number of Days to Update: 43

Source: National Response Center, United States Coast Guard  
Telephone: 202-267-2180  
Last EDR Contact: 03/29/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: Annually

## ***State- and tribal - equivalent CERCLIS***

### **SHWS: Inactive Hazardous Waste Disposal Sites in New York State**

Referred to as the State Superfund Program, the Inactive Hazardous Waste Disposal Site Remedial Program is the cleanup program for inactive hazardous waste sites and now includes hazardous substance sites

Date of Government Version: 11/14/2016  
Date Data Arrived at EDR: 11/16/2016  
Date Made Active in Reports: 01/04/2017  
Number of Days to Update: 49

Source: Department of Environmental Conservation  
Telephone: 518-402-9622  
Last EDR Contact: 02/16/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Annually

### **VAPOR REOPENED: Vapor Intrusion Legacy Site List**

New York is currently re-evaluating previous assumptions and decisions regarding the potential for soil vapor intrusion exposures at sites. As a result, all past, current, and future contaminated sites will be evaluated to determine whether these sites have the potential for exposures related to soil vapor intrusion.

Date of Government Version: 06/01/2016  
Date Data Arrived at EDR: 08/19/2016  
Date Made Active in Reports: 01/05/2017  
Number of Days to Update: 139

Source: Department of Environmental Conservation  
Telephone: 518-402-9814  
Last EDR Contact: 02/17/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Varies

## ***State and tribal landfill and/or solid waste disposal site lists***

### **SWF/LF: Facility Register**

Solid Waste Facilities/Landfill Sites. SWF/LF type records typically contain an inventory of solid waste disposal facilities or landfills in a particular state. Depending on the state, these may be active or inactive facilities or open dumps that failed to meet RCRA Subtitle D Section 4004 criteria for solid waste landfills or disposal sites.

Date of Government Version: 01/04/2017  
Date Data Arrived at EDR: 01/10/2017  
Date Made Active in Reports: 02/13/2017  
Number of Days to Update: 34

Source: Department of Environmental Conservation  
Telephone: 518-457-2051  
Last EDR Contact: 04/03/2017  
Next Scheduled EDR Contact: 07/17/2017  
Data Release Frequency: Semi-Annually

## ***State and tribal leaking storage tank lists***

### **INDIAN LUST R9: Leaking Underground Storage Tanks on Indian Land**

LUSTs on Indian land in Arizona, California, New Mexico and Nevada

Date of Government Version: 02/25/2016  
Date Data Arrived at EDR: 04/27/2016  
Date Made Active in Reports: 06/03/2016  
Number of Days to Update: 37

Source: Environmental Protection Agency  
Telephone: 415-972-3372  
Last EDR Contact: 01/26/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN LUST R8: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Colorado, Montana, North Dakota, South Dakota, Utah and Wyoming.

Date of Government Version: 10/13/2015	Source: EPA Region 8
Date Data Arrived at EDR: 10/23/2015	Telephone: 303-312-6271
Date Made Active in Reports: 02/18/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 118	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Quarterly

### INDIAN LUST R7: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Iowa, Kansas, and Nebraska

Date of Government Version: 10/09/2015	Source: EPA Region 7
Date Data Arrived at EDR: 02/12/2016	Telephone: 913-551-7003
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 112	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies

### INDIAN LUST R6: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in New Mexico and Oklahoma.

Date of Government Version: 12/11/2015	Source: EPA Region 6
Date Data Arrived at EDR: 02/19/2016	Telephone: 214-665-6597
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 105	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies

### INDIAN LUST R4: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Florida, Mississippi and North Carolina.

Date of Government Version: 02/05/2016	Source: EPA Region 4
Date Data Arrived at EDR: 04/29/2016	Telephone: 404-562-8677
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/24/2017
Number of Days to Update: 35	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Semi-Annually

### INDIAN LUST R1: Leaking Underground Storage Tanks on Indian Land

A listing of leaking underground storage tank locations on Indian Land.

Date of Government Version: 10/27/2015	Source: EPA Region 1
Date Data Arrived at EDR: 10/29/2015	Telephone: 617-918-1313
Date Made Active in Reports: 01/04/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 67	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies

### INDIAN LUST R5: Leaking Underground Storage Tanks on Indian Land

Leaking underground storage tanks located on Indian Land in Michigan, Minnesota and Wisconsin.

Date of Government Version: 02/17/2016	Source: EPA, Region 5
Date Data Arrived at EDR: 04/27/2016	Telephone: 312-886-7439
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 37	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies

### INDIAN LUST R10: Leaking Underground Storage Tanks on Indian Land

LUSTs on Indian land in Alaska, Idaho, Oregon and Washington.

Date of Government Version: 01/07/2016	Source: EPA Region 10
Date Data Arrived at EDR: 01/08/2016	Telephone: 206-553-2857
Date Made Active in Reports: 02/18/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 41	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### LTANKS: Spills Information Database

Leaking Storage Tank Incident Reports. These records contain an inventory of reported leaking storage tank incidents reported from 4/1/86 through the most recent update. They can be either leaking underground storage tanks or leaking aboveground storage tanks. The causes of the incidents are tank test failures, tank failures or tank overfills.

Date of Government Version: 02/06/2017	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 02/06/2017	Telephone: 518-402-9549
Date Made Active in Reports: 02/08/2017	Last EDR Contact: 02/06/2017
Number of Days to Update: 2	Next Scheduled EDR Contact: 05/29/2017
	Data Release Frequency: Varies

### HIST LTANKS: Listing of Leaking Storage Tanks

A listing of leaking underground and aboveground storage tanks. The causes of the incidents are tank test failures, tank failures or tank overfills. In 2002, the Department of Environmental Conservation stopped providing updates to its original Spills Information Database. This database includes fields that are no longer available from the NYDEC as of January 1, 2002. Current information may be found in the NY LTANKS database. Department of Environmental Conservation.

Date of Government Version: 01/01/2002	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 07/08/2005	Telephone: 518-402-9549
Date Made Active in Reports: 07/14/2005	Last EDR Contact: 07/07/2005
Number of Days to Update: 6	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

### **State and tribal registered storage tank lists**

#### FEMA UST: Underground Storage Tank Listing

A listing of all FEMA owned underground storage tanks.

Date of Government Version: 01/01/2010	Source: FEMA
Date Data Arrived at EDR: 02/16/2010	Telephone: 202-646-5797
Date Made Active in Reports: 04/12/2010	Last EDR Contact: 04/11/2017
Number of Days to Update: 55	Next Scheduled EDR Contact: 07/24/2017
	Data Release Frequency: Varies

#### UST: Petroleum Bulk Storage (PBS) Database

Facilities that have petroleum storage capacities in excess of 1,100 gallons and less than 400,000 gallons.

Date of Government Version: 12/28/2016	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 12/28/2016	Telephone: 518-402-9549
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 03/31/2017
Number of Days to Update: 44	Next Scheduled EDR Contact: 07/10/2017
	Data Release Frequency: No Update Planned

#### CBS UST: Chemical Bulk Storage Database

Facilities that store regulated hazardous substances in underground tanks of any size

Date of Government Version: 01/01/2002	Source: NYSDEC
Date Data Arrived at EDR: 02/20/2002	Telephone: 518-402-9549
Date Made Active in Reports: 03/22/2002	Last EDR Contact: 10/24/2005
Number of Days to Update: 30	Next Scheduled EDR Contact: 01/23/2006
	Data Release Frequency: No Update Planned

#### MOSF UST: Major Oil Storage Facilities Database

Facilities that may be onshore facilities or vessels, with petroleum storage capacities of 400,000 gallons or greater.

Date of Government Version: 01/01/2002	Source: NYSDEC
Date Data Arrived at EDR: 02/20/2002	Telephone: 518-402-9549
Date Made Active in Reports: 03/22/2002	Last EDR Contact: 07/25/2005
Number of Days to Update: 30	Next Scheduled EDR Contact: 10/24/2005
	Data Release Frequency: No Update Planned



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### CBS: Chemical Bulk Storage Site Listing

These facilities store regulated hazardous substances in aboveground tanks with capacities of 185 gallons or greater, and/or in underground tanks of any size

Date of Government Version: 12/28/2016  
Date Data Arrived at EDR: 12/28/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 44

Source: Department of Environmental Conservation  
Telephone: 518-402-9549  
Last EDR Contact: 03/31/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: Quarterly

### MOSF: Major Oil Storage Facility Site Listing

These facilities may be onshore facilities or vessels, with petroleum storage capacities of 400,000 gallons or greater.

Date of Government Version: 12/28/2016  
Date Data Arrived at EDR: 12/28/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 44

Source: Department of Environmental Conservation  
Telephone: 518-402-9549  
Last EDR Contact: 03/31/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: Quarterly

### AST: Petroleum Bulk Storage

Registered Aboveground Storage Tanks.

Date of Government Version: 12/28/2016  
Date Data Arrived at EDR: 12/28/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 44

Source: Department of Environmental Conservation  
Telephone: 518-402-9549  
Last EDR Contact: 03/31/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: No Update Planned

### CBS AST: Chemical Bulk Storage Database

Facilities that store regulated hazardous substances in aboveground tanks with capacities of 185 gallons or greater, and/or in underground tanks of any size.

Date of Government Version: 01/01/2002  
Date Data Arrived at EDR: 02/20/2002  
Date Made Active in Reports: 03/22/2002  
Number of Days to Update: 30

Source: NYSDEC  
Telephone: 518-402-9549  
Last EDR Contact: 07/25/2005  
Next Scheduled EDR Contact: 10/24/2005  
Data Release Frequency: No Update Planned

### MOSF AST: Major Oil Storage Facilities Database

Facilities that may be onshore facilities or vessels, with petroleum storage capacities of 400,000 gallons or greater.

Date of Government Version: 01/01/2002  
Date Data Arrived at EDR: 02/20/2002  
Date Made Active in Reports: 03/22/2002  
Number of Days to Update: 30

Source: NYSDEC  
Telephone: 518-402-9549  
Last EDR Contact: 07/25/2005  
Next Scheduled EDR Contact: 10/24/2005  
Data Release Frequency: No Update Planned

### INDIAN UST R10: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 10 (Alaska, Idaho, Oregon, Washington, and Tribal Nations).

Date of Government Version: 01/07/2016  
Date Data Arrived at EDR: 01/08/2016  
Date Made Active in Reports: 02/18/2016  
Number of Days to Update: 41

Source: EPA Region 10  
Telephone: 206-553-2857  
Last EDR Contact: 01/26/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN UST R9: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 9 (Arizona, California, Hawaii, Nevada, the Pacific Islands, and Tribal Nations).

Date of Government Version: 02/25/2016	Source: EPA Region 9
Date Data Arrived at EDR: 04/27/2016	Telephone: 415-972-3368
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 37	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Quarterly

### INDIAN UST R8: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 8 (Colorado, Montana, North Dakota, South Dakota, Utah, Wyoming and 27 Tribal Nations).

Date of Government Version: 01/26/2016	Source: EPA Region 8
Date Data Arrived at EDR: 02/05/2016	Telephone: 303-312-6137
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 119	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Quarterly

### INDIAN UST R7: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 7 (Iowa, Kansas, Missouri, Nebraska, and 9 Tribal Nations).

Date of Government Version: 09/23/2014	Source: EPA Region 7
Date Data Arrived at EDR: 11/25/2014	Telephone: 913-551-7003
Date Made Active in Reports: 01/29/2015	Last EDR Contact: 01/26/2017
Number of Days to Update: 65	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies

### INDIAN UST R6: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 6 (Louisiana, Arkansas, Oklahoma, New Mexico, Texas and 65 Tribes).

Date of Government Version: 12/03/2015	Source: EPA Region 6
Date Data Arrived at EDR: 02/04/2016	Telephone: 214-665-7591
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 120	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Semi-Annually

### INDIAN UST R5: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 5 (Michigan, Minnesota and Wisconsin and Tribal Nations).

Date of Government Version: 11/05/2015	Source: EPA Region 5
Date Data Arrived at EDR: 11/13/2015	Telephone: 312-886-6136
Date Made Active in Reports: 01/04/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 52	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies

### INDIAN UST R1: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 1 (Connecticut, Maine, Massachusetts, New Hampshire, Rhode Island, Vermont and ten Tribal Nations).

Date of Government Version: 10/20/2015	Source: EPA, Region 1
Date Data Arrived at EDR: 10/29/2015	Telephone: 617-918-1313
Date Made Active in Reports: 01/04/2016	Last EDR Contact: 01/26/2017
Number of Days to Update: 67	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN UST R4: Underground Storage Tanks on Indian Land

The Indian Underground Storage Tank (UST) database provides information about underground storage tanks on Indian land in EPA Region 4 (Alabama, Florida, Georgia, Kentucky, Mississippi, North Carolina, South Carolina, Tennessee and Tribal Nations)

Date of Government Version: 02/05/2016	Source: EPA Region 4
Date Data Arrived at EDR: 04/29/2016	Telephone: 404-562-9424
Date Made Active in Reports: 06/03/2016	Last EDR Contact: 01/24/2017
Number of Days to Update: 35	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Semi-Annually

### TANKS: Storage Tank Facility Listing

This database contains records of facilities that are or have been regulated under Bulk Storage Program. Tank information for these facilities may not be releasable by the state agency.

Date of Government Version: 12/28/2016	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 12/28/2016	Telephone: 518-402-9543
Date Made Active in Reports: 02/13/2017	Last EDR Contact: 03/31/2017
Number of Days to Update: 47	Next Scheduled EDR Contact: 07/10/2017
	Data Release Frequency: Quarterly

### ***State and tribal institutional control / engineering control registries***

#### RES DECL: Restrictive Declarations Listing

A restrictive declaration is a covenant running with the land which binds the present and future owners of the property. As a condition of certain special permits, the City Planning Commission may require an applicant to sign and record a restrictive declaration that places specified conditions on the future use and development of the property. Certain restrictive declarations are indicated by a D on zoning maps.

Date of Government Version: 11/18/2010	Source: NYC Department of City Planning
Date Data Arrived at EDR: 06/30/2014	Telephone: 212-720-3401
Date Made Active in Reports: 07/21/2014	Last EDR Contact: 03/24/2017
Number of Days to Update: 21	Next Scheduled EDR Contact: 07/03/2017
	Data Release Frequency: Varies

#### ENV RES DECL: Environmental Restrictive Declarations

The Environmental Restrictive Declarations (ERD) listed were recorded in connection with a zoning action against the noted Tax Blocks and Tax Lots, or portion thereof, and are available in the property records on file at the Office of the City Register for Bronx, Kings, New York and Queens counties or at the Richmond County Clerk's office. They contain environmental requirements with respect to hazardous materials, air quality and/or noise in accordance with Section 11-15 of this Resolution.

Date of Government Version: 11/23/2016	Source: New York City Department of City Planning
Date Data Arrived at EDR: 12/21/2016	Telephone: 212-720-3300
Date Made Active in Reports: 02/13/2017	Last EDR Contact: 03/23/2017
Number of Days to Update: 54	Next Scheduled EDR Contact: 07/03/2017
	Data Release Frequency: Varies

#### ENG CONTROLS: Registry of Engineering Controls

Environmental Remediation sites that have engineering controls in place.

Date of Government Version: 11/14/2016	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 11/16/2016	Telephone: 518-402-9553
Date Made Active in Reports: 01/04/2017	Last EDR Contact: 02/16/2017
Number of Days to Update: 49	Next Scheduled EDR Contact: 05/29/2017
	Data Release Frequency: Quarterly

#### INST CONTROL: Registry of Institutional Controls

Environmental Remediation sites that have institutional controls in place.



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 11/14/2016  
Date Data Arrived at EDR: 11/16/2016  
Date Made Active in Reports: 01/04/2017  
Number of Days to Update: 49

Source: Department of Environmental Conservation  
Telephone: 518-402-9553  
Last EDR Contact: 02/16/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Quarterly

### ***State and tribal voluntary cleanup sites***

#### **INDIAN VCP R1: Voluntary Cleanup Priority Listing**

A listing of voluntary cleanup priority sites located on Indian Land located in Region 1.

Date of Government Version: 07/27/2015  
Date Data Arrived at EDR: 09/29/2015  
Date Made Active in Reports: 02/18/2016  
Number of Days to Update: 142

Source: EPA, Region 1  
Telephone: 617-918-1102  
Last EDR Contact: 03/27/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: Varies

#### **VCP: Voluntary Cleanup Agreements**

New York established its Voluntary Cleanup Program (VCP) to address the environmental, legal and financial barriers that often hinder the redevelopment and reuse of contaminated properties. The Voluntary Cleanup Program was developed to enhance private sector cleanup of brownfields by enabling parties to remediate sites using private rather than public funds and to reduce the development pressures on "greenfield" sites.

Date of Government Version: 11/14/2016  
Date Data Arrived at EDR: 11/16/2016  
Date Made Active in Reports: 01/05/2017  
Number of Days to Update: 50

Source: Department of Environmental Conservation  
Telephone: 518-402-9711  
Last EDR Contact: 02/16/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Semi-Annually

#### **INDIAN VCP R7: Voluntary Cleanup Priority Listing**

A listing of voluntary cleanup priority sites located on Indian Land located in Region 7.

Date of Government Version: 03/20/2008  
Date Data Arrived at EDR: 04/22/2008  
Date Made Active in Reports: 05/19/2008  
Number of Days to Update: 27

Source: EPA, Region 7  
Telephone: 913-551-7365  
Last EDR Contact: 04/20/2009  
Next Scheduled EDR Contact: 07/20/2009  
Data Release Frequency: Varies

### ***State and tribal Brownfields sites***

#### **BROWNFIELDS: Brownfields Site List**

A Brownfield is any real property where redevelopment or re-use may be complicated by the presence or potential presence of a hazardous waste, petroleum, pollutant, or contaminant.

Date of Government Version: 11/14/2016  
Date Data Arrived at EDR: 11/16/2016  
Date Made Active in Reports: 01/04/2017  
Number of Days to Update: 49

Source: Department of Environmental Conservation  
Telephone: 518-402-9764  
Last EDR Contact: 02/16/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Semi-Annually

#### **ERP: Environmental Restoration Program Listing**

In an effort to spur the cleanup and redevelopment of brownfields, New Yorkers approved a \$200 million Environmental Restoration or Brownfields Fund as part of the \$1.75 billion Clean Water/Clean Air Bond Act of 1996 (1996 Bond Act). Enhancements to the program were enacted on October 7, 2003. Under the Environmental Restoration Program, the State provides grants to municipalities to reimburse up to 90 percent of on-site eligible costs and 100% of off-site eligible costs for site investigation and remediation activities. Once remediated, the property may then be reused for commercial, industrial, residential or public use.

Date of Government Version: 11/14/2016  
Date Data Arrived at EDR: 11/16/2016  
Date Made Active in Reports: 01/04/2017  
Number of Days to Update: 49

Source: Department of Environmental Conservation  
Telephone: 518-402-9622  
Last EDR Contact: 02/16/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Quarterly



# GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

## ADDITIONAL ENVIRONMENTAL RECORDS

### **Local Brownfield lists**

#### US BROWNFIELDS: A Listing of Brownfields Sites

Brownfields are real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties takes development pressures off of undeveloped, open land, and both improves and protects the environment. Assessment, Cleanup and Redevelopment Exchange System (ACRES) stores information reported by EPA Brownfields grant recipients on brownfields properties assessed or cleaned up with grant funding as well as information on Targeted Brownfields Assessments performed by EPA Regions. A listing of ACRES Brownfield sites is obtained from Cleanups in My Community. Cleanups in My Community provides information on Brownfields properties for which information is reported back to EPA, as well as areas served by Brownfields grant programs.

Date of Government Version: 03/02/2017	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/02/2017	Telephone: 202-566-2777
Date Made Active in Reports: 04/07/2017	Last EDR Contact: 03/02/2017
Number of Days to Update: 36	Next Scheduled EDR Contact: 07/03/2017
	Data Release Frequency: Semi-Annually

### **Local Lists of Landfill / Solid Waste Disposal Sites**

#### SWRCY: Registered Recycling Facility List

A listing of recycling facilities.

Date of Government Version: 01/04/2017	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 01/10/2017	Telephone: 518-402-8705
Date Made Active in Reports: 02/13/2017	Last EDR Contact: 04/03/2017
Number of Days to Update: 34	Next Scheduled EDR Contact: 07/17/2017
	Data Release Frequency: Semi-Annually

#### SWTIRE: Registered Waste Tire Storage & Facility List

A listing of facilities registered to accept waste tires.

Date of Government Version: 08/01/2006	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 11/15/2006	Telephone: 518-402-8694
Date Made Active in Reports: 11/30/2006	Last EDR Contact: 03/17/2017
Number of Days to Update: 15	Next Scheduled EDR Contact: 06/26/2017
	Data Release Frequency: Annually

#### INDIAN ODI: Report on the Status of Open Dumps on Indian Lands

Location of open dumps on Indian land.

Date of Government Version: 12/31/1998	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/03/2007	Telephone: 703-308-8245
Date Made Active in Reports: 01/24/2008	Last EDR Contact: 10/31/2016
Number of Days to Update: 52	Next Scheduled EDR Contact: 02/13/2017
	Data Release Frequency: Varies

#### DEBRIS REGION 9: Torres Martinez Reservation Illegal Dump Site Locations

A listing of illegal dump sites location on the Torres Martinez Indian Reservation located in eastern Riverside County and northern Imperial County, California.

Date of Government Version: 01/12/2009	Source: EPA, Region 9
Date Data Arrived at EDR: 05/07/2009	Telephone: 415-947-4219
Date Made Active in Reports: 09/21/2009	Last EDR Contact: 01/23/2017
Number of Days to Update: 137	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: No Update Planned

#### ODI: Open Dump Inventory

An open dump is defined as a disposal facility that does not comply with one or more of the Part 257 or Part 258 Subtitle D Criteria.



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 06/30/1985  
Date Data Arrived at EDR: 08/09/2004  
Date Made Active in Reports: 09/17/2004  
Number of Days to Update: 39

Source: Environmental Protection Agency  
Telephone: 800-424-9346  
Last EDR Contact: 06/09/2004  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### IHS OPEN DUMPS: Open Dumps on Indian Land

A listing of all open dumps located on Indian Land in the United States.

Date of Government Version: 04/01/2014  
Date Data Arrived at EDR: 08/06/2014  
Date Made Active in Reports: 01/29/2015  
Number of Days to Update: 176

Source: Department of Health & Human Services, Indian Health Service  
Telephone: 301-443-1452  
Last EDR Contact: 01/30/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies

### **Local Lists of Hazardous waste / Contaminated Sites**

#### US HIST CDL: National Clandestine Laboratory Register

A listing of clandestine drug lab locations that have been removed from the DEAs National Clandestine Laboratory Register.

Date of Government Version: 09/30/2016  
Date Data Arrived at EDR: 01/05/2017  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 36

Source: Drug Enforcement Administration  
Telephone: 202-307-1000  
Last EDR Contact: 02/28/2017  
Next Scheduled EDR Contact: 06/12/2017  
Data Release Frequency: No Update Planned

#### DEL SHWS: Delisted Registry Sites

A database listing of sites delisted from the Registry of Inactive Hazardous Waste Disposal Sites.

Date of Government Version: 11/14/2016  
Date Data Arrived at EDR: 11/16/2016  
Date Made Active in Reports: 01/04/2017  
Number of Days to Update: 49

Source: Department of Environmental Conservation  
Telephone: 518-402-9622  
Last EDR Contact: 02/16/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Annually

#### US CDL: Clandestine Drug Labs

A listing of clandestine drug lab locations. The U.S. Department of Justice ("the Department") provides this web site as a public service. It contains addresses of some locations where law enforcement agencies reported they found chemicals or other items that indicated the presence of either clandestine drug laboratories or dumpsites. In most cases, the source of the entries is not the Department, and the Department has not verified the entry and does not guarantee its accuracy. Members of the public must verify the accuracy of all entries by, for example, contacting local law enforcement and local health departments.

Date of Government Version: 09/30/2016  
Date Data Arrived at EDR: 12/05/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 67

Source: Drug Enforcement Administration  
Telephone: 202-307-1000  
Last EDR Contact: 02/28/2017  
Next Scheduled EDR Contact: 06/12/2017  
Data Release Frequency: Quarterly

### **Local Lists of Registered Storage Tanks**

#### HIST UST: Historical Petroleum Bulk Storage Database

These facilities have petroleum storage capacities in excess of 1,100 gallons and less than 400,000 gallons. This database contains detailed information per site. It is no longer updated due to the sensitive nature of the information involved. See UST for more current data.

Date of Government Version: 01/01/2002  
Date Data Arrived at EDR: 06/02/2006  
Date Made Active in Reports: 07/20/2006  
Number of Days to Update: 48

Source: Department of Environmental Conservation  
Telephone: 518-402-9549  
Last EDR Contact: 10/23/2006  
Next Scheduled EDR Contact: 01/22/2007  
Data Release Frequency: Varies



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### HIST AST: Historical Petroleum Bulk Storage Database

These facilities have petroleum storage capabilities in excess of 1,100 gallons and less than 400,000 gallons. This database contains detailed information per site. No longer updated due to the sensitive nature of the information involved. See AST for more current data.

Date of Government Version: 01/01/2002  
Date Data Arrived at EDR: 06/02/2006  
Date Made Active in Reports: 07/20/2006  
Number of Days to Update: 48

Source: Department of Environmental Conservation  
Telephone: 518-402-9549  
Last EDR Contact: 10/23/2006  
Next Scheduled EDR Contact: 01/22/2007  
Data Release Frequency: No Update Planned

### Local Land Records

#### LIENS: Spill Liens Information

Lien information from the Oil Spill Fund.

Date of Government Version: 12/29/2016  
Date Data Arrived at EDR: 12/30/2016  
Date Made Active in Reports: 02/13/2017  
Number of Days to Update: 45

Source: Office of the State Comptroller  
Telephone: 518-474-9034  
Last EDR Contact: 02/06/2017  
Next Scheduled EDR Contact: 05/22/2017  
Data Release Frequency: Varies

#### LIENS 2: CERCLA Lien Information

A Federal CERCLA ('Superfund') lien can exist by operation of law at any site or property at which EPA has spent Superfund monies. These monies are spent to investigate and address releases and threatened releases of contamination. CERCLIS provides information as to the identity of these sites and properties.

Date of Government Version: 02/18/2014  
Date Data Arrived at EDR: 03/18/2014  
Date Made Active in Reports: 04/24/2014  
Number of Days to Update: 37

Source: Environmental Protection Agency  
Telephone: 202-564-6023  
Last EDR Contact: 01/24/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies

### Records of Emergency Release Reports

#### HMIRS: Hazardous Materials Information Reporting System

Hazardous Materials Incident Report System. HMIRS contains hazardous material spill incidents reported to DOT.

Date of Government Version: 12/28/2016  
Date Data Arrived at EDR: 12/28/2016  
Date Made Active in Reports: 02/03/2017  
Number of Days to Update: 37

Source: U.S. Department of Transportation  
Telephone: 202-366-4555  
Last EDR Contact: 03/29/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: Annually

#### SPILLS: Spills Information Database

Data collected on spills reported to NYSDEC as required by one or more of the following: Article 12 of the Navigation Law, 6 NYCRR Section 613.8 (from PBS regs), or 6 NYCRR Section 595.2 (from CBS regs). It includes spills active as of April 1, 1986, as well as spills occurring since this date.

Date of Government Version: 02/06/2017  
Date Data Arrived at EDR: 02/06/2017  
Date Made Active in Reports: 02/08/2017  
Number of Days to Update: 2

Source: Department of Environmental Conservation  
Telephone: 518-402-9549  
Last EDR Contact: 02/06/2017  
Next Scheduled EDR Contact: 05/29/2017  
Data Release Frequency: Varies

#### HIST SPILLS: SPILLS Database

This database contains records of chemical and petroleum spill incidents. Under State law, petroleum and hazardous chemical spills that can impact the waters of the state must be reported by the spiller (and, in some cases, by anyone who has knowledge of the spills). In 2002, the Department of Environmental Conservation stopped providing updates to its original Spills Information Database. This database includes fields that are no longer available from the NYDEC as of January 1, 2002. Current information may be found in the NY SPILLS database. Department of Environmental Conservation.



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/01/2002  
Date Data Arrived at EDR: 07/08/2005  
Date Made Active in Reports: 07/14/2005  
Number of Days to Update: 6

Source: Department of Environmental Conservation  
Telephone: 518-402-9549  
Last EDR Contact: 07/07/2005  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### SPILLS 90: SPILLS90 data from FirstSearch

Spills 90 includes those spill and release records available exclusively from FirstSearch databases. Typically, they may include chemical, oil and/or hazardous substance spills recorded after 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 90.

Date of Government Version: 12/14/2012  
Date Data Arrived at EDR: 01/03/2013  
Date Made Active in Reports: 02/12/2013  
Number of Days to Update: 40

Source: FirstSearch  
Telephone: N/A  
Last EDR Contact: 01/03/2013  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### SPILLS 80: SPILLS80 data from FirstSearch

Spills 80 includes those spill and release records available from FirstSearch databases prior to 1990. Typically, they may include chemical, oil and/or hazardous substance spills recorded before 1990. Duplicate records that are already included in EDR incident and release records are not included in Spills 80.

Date of Government Version: 11/02/2010  
Date Data Arrived at EDR: 01/03/2013  
Date Made Active in Reports: 03/07/2013  
Number of Days to Update: 63

Source: FirstSearch  
Telephone: N/A  
Last EDR Contact: 01/03/2013  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

### **Other Ascertainable Records**

#### RCRA NonGen / NLR: RCRA - Non Generators / No Longer Regulated

RCRAInfo is EPA's comprehensive information system, providing access to data supporting the Resource Conservation and Recovery Act (RCRA) of 1976 and the Hazardous and Solid Waste Amendments (HSWA) of 1984. The database includes selective information on sites which generate, transport, store, treat and/or dispose of hazardous waste as defined by the Resource Conservation and Recovery Act (RCRA). Non-Generators do not presently generate hazardous waste.

Date of Government Version: 12/12/2016  
Date Data Arrived at EDR: 12/28/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 44

Source: Environmental Protection Agency  
Telephone: (212) 637-3660  
Last EDR Contact: 03/02/2017  
Next Scheduled EDR Contact: 04/10/2017  
Data Release Frequency: Varies

#### FUDS: Formerly Used Defense Sites

The listing includes locations of Formerly Used Defense Sites properties where the US Army Corps of Engineers is actively working or will take necessary cleanup actions.

Date of Government Version: 01/31/2015  
Date Data Arrived at EDR: 07/08/2015  
Date Made Active in Reports: 10/13/2015  
Number of Days to Update: 97

Source: U.S. Army Corps of Engineers  
Telephone: 202-528-4285  
Last EDR Contact: 02/24/2017  
Next Scheduled EDR Contact: 06/05/2017  
Data Release Frequency: Varies

#### DOD: Department of Defense Sites

This data set consists of federally owned or administered lands, administered by the Department of Defense, that have any area equal to or greater than 640 acres of the United States, Puerto Rico, and the U.S. Virgin Islands.

Date of Government Version: 12/31/2005  
Date Data Arrived at EDR: 11/10/2006  
Date Made Active in Reports: 01/11/2007  
Number of Days to Update: 62

Source: USGS  
Telephone: 888-275-8747  
Last EDR Contact: 04/14/2017  
Next Scheduled EDR Contact: 07/24/2017  
Data Release Frequency: Semi-Annually



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### FEDLAND: Federal and Indian Lands

Federally and Indian administrated lands of the United States. Lands included are administrated by: Army Corps of Engineers, Bureau of Reclamation, National Wild and Scenic River, National Wildlife Refuge, Public Domain Land, Wilderness, Wilderness Study Area, Wildlife Management Area, Bureau of Indian Affairs, Bureau of Land Management, Department of Justice, Forest Service, Fish and Wildlife Service, National Park Service.

Date of Government Version: 12/31/2005	Source: U.S. Geological Survey
Date Data Arrived at EDR: 02/06/2006	Telephone: 888-275-8747
Date Made Active in Reports: 01/11/2007	Last EDR Contact: 04/14/2017
Number of Days to Update: 339	Next Scheduled EDR Contact: 07/24/2017
	Data Release Frequency: N/A

### SCRD DRYCLEANERS: State Coalition for Remediation of Drycleaners Listing

The State Coalition for Remediation of Drycleaners was established in 1998, with support from the U.S. EPA Office of Superfund Remediation and Technology Innovation. It is comprised of representatives of states with established drycleaner remediation programs. Currently the member states are Alabama, Connecticut, Florida, Illinois, Kansas, Minnesota, Missouri, North Carolina, Oregon, South Carolina, Tennessee, Texas, and Wisconsin.

Date of Government Version: 01/01/2017	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/03/2017	Telephone: 615-532-8599
Date Made Active in Reports: 04/07/2017	Last EDR Contact: 02/03/2017
Number of Days to Update: 63	Next Scheduled EDR Contact: 05/29/2017
	Data Release Frequency: Varies

### US FIN ASSUR: Financial Assurance Information

All owners and operators of facilities that treat, store, or dispose of hazardous waste are required to provide proof that they will have sufficient funds to pay for the clean up, closure, and post-closure care of their facilities.

Date of Government Version: 10/11/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 11/16/2016	Telephone: 202-566-1917
Date Made Active in Reports: 02/03/2017	Last EDR Contact: 02/15/2017
Number of Days to Update: 79	Next Scheduled EDR Contact: 05/29/2017
	Data Release Frequency: Quarterly

### EPA WATCH LIST: EPA WATCH LIST

EPA maintains a "Watch List" to facilitate dialogue between EPA, state and local environmental agencies on enforcement matters relating to facilities with alleged violations identified as either significant or high priority. Being on the Watch List does not mean that the facility has actually violated the law only that an investigation by EPA or a state or local environmental agency has led those organizations to allege that an unproven violation has in fact occurred. Being on the Watch List does not represent a higher level of concern regarding the alleged violations that were detected, but instead indicates cases requiring additional dialogue between EPA, state and local agencies - primarily because of the length of time the alleged violation has gone unaddressed or unresolved.

Date of Government Version: 08/30/2013	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/21/2014	Telephone: 617-520-3000
Date Made Active in Reports: 06/17/2014	Last EDR Contact: 02/03/2017
Number of Days to Update: 88	Next Scheduled EDR Contact: 05/22/2017
	Data Release Frequency: Quarterly

### 2020 COR ACTION: 2020 Corrective Action Program List

The EPA has set ambitious goals for the RCRA Corrective Action program by creating the 2020 Corrective Action Universe. This RCRA cleanup baseline includes facilities expected to need corrective action. The 2020 universe contains a wide variety of sites. Some properties are heavily contaminated while others were contaminated but have since been cleaned up. Still others have not been fully investigated yet, and may require little or no remediation. Inclusion in the 2020 Universe does not necessarily imply failure on the part of a facility to meet its RCRA obligations.

Date of Government Version: 04/22/2013	Source: Environmental Protection Agency
Date Data Arrived at EDR: 03/03/2015	Telephone: 703-308-4044
Date Made Active in Reports: 03/09/2015	Last EDR Contact: 02/10/2017
Number of Days to Update: 6	Next Scheduled EDR Contact: 05/22/2017
	Data Release Frequency: Varies



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### TSCA: Toxic Substances Control Act

Toxic Substances Control Act. TSCA identifies manufacturers and importers of chemical substances included on the TSCA Chemical Substance Inventory list. It includes data on the production volume of these substances by plant site.

Date of Government Version: 12/31/2012	Source: EPA
Date Data Arrived at EDR: 01/15/2015	Telephone: 202-260-5521
Date Made Active in Reports: 01/29/2015	Last EDR Contact: 03/24/2017
Number of Days to Update: 14	Next Scheduled EDR Contact: 07/03/2017
	Data Release Frequency: Every 4 Years

### TRIS: Toxic Chemical Release Inventory System

Toxic Release Inventory System. TRIS identifies facilities which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313.

Date of Government Version: 12/31/2014	Source: EPA
Date Data Arrived at EDR: 11/24/2015	Telephone: 202-566-0250
Date Made Active in Reports: 04/05/2016	Last EDR Contact: 02/24/2017
Number of Days to Update: 133	Next Scheduled EDR Contact: 06/05/2017
	Data Release Frequency: Annually

### SSTS: Section 7 Tracking Systems

Section 7 of the Federal Insecticide, Fungicide and Rodenticide Act, as amended (92 Stat. 829) requires all registered pesticide-producing establishments to submit a report to the Environmental Protection Agency by March 1st each year. Each establishment must report the types and amounts of pesticides, active ingredients and devices being produced, and those having been produced and sold or distributed in the past year.

Date of Government Version: 12/31/2009	Source: EPA
Date Data Arrived at EDR: 12/10/2010	Telephone: 202-564-4203
Date Made Active in Reports: 02/25/2011	Last EDR Contact: 04/13/2017
Number of Days to Update: 77	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Annually

### ROD: Records Of Decision

Record of Decision. ROD documents mandate a permanent remedy at an NPL (Superfund) site containing technical and health information to aid in the cleanup.

Date of Government Version: 11/25/2013	Source: EPA
Date Data Arrived at EDR: 12/12/2013	Telephone: 703-416-0223
Date Made Active in Reports: 02/24/2014	Last EDR Contact: 03/06/2017
Number of Days to Update: 74	Next Scheduled EDR Contact: 06/19/2017
	Data Release Frequency: Annually

### RMP: Risk Management Plans



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

When Congress passed the Clean Air Act Amendments of 1990, it required EPA to publish regulations and guidance for chemical accident prevention at facilities using extremely hazardous substances. The Risk Management Program Rule (RMP Rule) was written to implement Section 112(r) of these amendments. The rule, which built upon existing industry codes and standards, requires companies of all sizes that use certain flammable and toxic substances to develop a Risk Management Program, which includes a(n): Hazard assessment that details the potential effects of an accidental release, an accident history of the last five years, and an evaluation of worst-case and alternative accidental releases; Prevention program that includes safety precautions and maintenance, monitoring, and employee training measures; and Emergency response program that spells out emergency health care, employee training measures and procedures for informing the public and response agencies (e.g the fire department) should an accident occur.

Date of Government Version: 02/01/2017	Source: Environmental Protection Agency
Date Data Arrived at EDR: 02/09/2017	Telephone: 202-564-8600
Date Made Active in Reports: 04/07/2017	Last EDR Contact: 01/23/2017
Number of Days to Update: 57	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Varies

### RAATS: RCRA Administrative Action Tracking System

RCRA Administration Action Tracking System. RAATS contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA. For administration actions after September 30, 1995, data entry in the RAATS database was discontinued. EPA will retain a copy of the database for historical records. It was necessary to terminate RAATS because a decrease in agency resources made it impossible to continue to update the information contained in the database.

Date of Government Version: 04/17/1995	Source: EPA
Date Data Arrived at EDR: 07/03/1995	Telephone: 202-564-4104
Date Made Active in Reports: 08/07/1995	Last EDR Contact: 06/02/2008
Number of Days to Update: 35	Next Scheduled EDR Contact: 09/01/2008
	Data Release Frequency: No Update Planned

### PRP: Potentially Responsible Parties

A listing of verified Potentially Responsible Parties

Date of Government Version: 10/25/2013	Source: EPA
Date Data Arrived at EDR: 10/17/2014	Telephone: 202-564-6023
Date Made Active in Reports: 10/20/2014	Last EDR Contact: 02/10/2017
Number of Days to Update: 3	Next Scheduled EDR Contact: 05/22/2017
	Data Release Frequency: Quarterly

### PADS: PCB Activity Database System

PCB Activity Database. PADS Identifies generators, transporters, commercial storers and/or brokers and disposers of PCB's who are required to notify the EPA of such activities.

Date of Government Version: 01/20/2016	Source: EPA
Date Data Arrived at EDR: 04/28/2016	Telephone: 202-566-0500
Date Made Active in Reports: 09/02/2016	Last EDR Contact: 04/10/2017
Number of Days to Update: 127	Next Scheduled EDR Contact: 07/24/2017
	Data Release Frequency: Annually

### ICIS: Integrated Compliance Information System

The Integrated Compliance Information System (ICIS) supports the information needs of the national enforcement and compliance program as well as the unique needs of the National Pollutant Discharge Elimination System (NPDES) program.

Date of Government Version: 11/18/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 11/23/2016	Telephone: 202-564-2501
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 04/10/2017
Number of Days to Update: 79	Next Scheduled EDR Contact: 07/24/2017
	Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### FTTS: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

FTTS tracks administrative cases and pesticide enforcement actions and compliance activities related to FIFRA, TSCA and EPCRA (Emergency Planning and Community Right-to-Know Act). To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA/Office of Prevention, Pesticides and Toxic Substances  
Telephone: 202-566-1667  
Last EDR Contact: 02/17/2017  
Next Scheduled EDR Contact: 06/05/2017  
Data Release Frequency: Quarterly

### FTTS INSP: FIFRA/ TSCA Tracking System - FIFRA (Federal Insecticide, Fungicide, & Rodenticide Act)/TSCA (Toxic Substances Control Act)

A listing of FIFRA/TSCA Tracking System (FTTS) inspections and enforcements.

Date of Government Version: 04/09/2009  
Date Data Arrived at EDR: 04/16/2009  
Date Made Active in Reports: 05/11/2009  
Number of Days to Update: 25

Source: EPA  
Telephone: 202-566-1667  
Last EDR Contact: 02/17/2017  
Next Scheduled EDR Contact: 06/05/2017  
Data Release Frequency: Quarterly

### MLTS: Material Licensing Tracking System

MLTS is maintained by the Nuclear Regulatory Commission and contains a list of approximately 8,100 sites which possess or use radioactive materials and which are subject to NRC licensing requirements. To maintain currency, EDR contacts the Agency on a quarterly basis.

Date of Government Version: 08/30/2016  
Date Data Arrived at EDR: 09/08/2016  
Date Made Active in Reports: 10/21/2016  
Number of Days to Update: 43

Source: Nuclear Regulatory Commission  
Telephone: 301-415-7169  
Last EDR Contact: 02/03/2017  
Next Scheduled EDR Contact: 05/22/2017  
Data Release Frequency: Quarterly

### COAL ASH DOE: Steam-Electric Plant Operation Data

A listing of power plants that store ash in surface ponds.

Date of Government Version: 12/31/2005  
Date Data Arrived at EDR: 08/07/2009  
Date Made Active in Reports: 10/22/2009  
Number of Days to Update: 76

Source: Department of Energy  
Telephone: 202-586-8719  
Last EDR Contact: 03/06/2017  
Next Scheduled EDR Contact: 06/19/2017  
Data Release Frequency: Varies

### COAL ASH EPA: Coal Combustion Residues Surface Impoundments List

A listing of coal combustion residues surface impoundments with high hazard potential ratings.

Date of Government Version: 07/01/2014  
Date Data Arrived at EDR: 09/10/2014  
Date Made Active in Reports: 10/20/2014  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: N/A  
Last EDR Contact: 03/06/2017  
Next Scheduled EDR Contact: 06/19/2017  
Data Release Frequency: Varies

### PCB TRANSFORMER: PCB Transformer Registration Database

The database of PCB transformer registrations that includes all PCB registration submittals.

Date of Government Version: 02/01/2011  
Date Data Arrived at EDR: 10/19/2011  
Date Made Active in Reports: 01/10/2012  
Number of Days to Update: 83

Source: Environmental Protection Agency  
Telephone: 202-566-0517  
Last EDR Contact: 01/29/2016  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies

### RADINFO: Radiation Information Database

The Radiation Information Database (RADINFO) contains information about facilities that are regulated by U.S. Environmental Protection Agency (EPA) regulations for radiation and radioactivity.



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/04/2017  
Date Data Arrived at EDR: 01/06/2017  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 35

Source: Environmental Protection Agency  
Telephone: 202-343-9775  
Last EDR Contact: 04/06/2017  
Next Scheduled EDR Contact: 07/17/2017  
Data Release Frequency: Quarterly

### HIST FTTS: FIFRA/TSCA Tracking System Administrative Case Listing

A complete administrative case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Date Data Arrived at EDR: 03/01/2007  
Date Made Active in Reports: 04/10/2007  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: 202-564-2501  
Last EDR Contact: 12/17/2007  
Next Scheduled EDR Contact: 03/17/2008  
Data Release Frequency: No Update Planned

### HIST FTTS INSP: FIFRA/TSCA Tracking System Inspection & Enforcement Case Listing

A complete inspection and enforcement case listing from the FIFRA/TSCA Tracking System (FTTS) for all ten EPA regions. The information was obtained from the National Compliance Database (NCDB). NCDB supports the implementation of FIFRA (Federal Insecticide, Fungicide, and Rodenticide Act) and TSCA (Toxic Substances Control Act). Some EPA regions are now closing out records. Because of that, and the fact that some EPA regions are not providing EPA Headquarters with updated records, it was decided to create a HIST FTTS database. It included records that may not be included in the newer FTTS database updates. This database is no longer updated.

Date of Government Version: 10/19/2006  
Date Data Arrived at EDR: 03/01/2007  
Date Made Active in Reports: 04/10/2007  
Number of Days to Update: 40

Source: Environmental Protection Agency  
Telephone: 202-564-2501  
Last EDR Contact: 12/17/2008  
Next Scheduled EDR Contact: 03/17/2008  
Data Release Frequency: No Update Planned

### DOT OPS: Incident and Accident Data

Department of Transportation, Office of Pipeline Safety Incident and Accident data.

Date of Government Version: 07/31/2012  
Date Data Arrived at EDR: 08/07/2012  
Date Made Active in Reports: 09/18/2012  
Number of Days to Update: 42

Source: Department of Transportation, Office of Pipeline Safety  
Telephone: 202-366-4595  
Last EDR Contact: 02/01/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies

### CONSENT: Superfund (CERCLA) Consent Decrees

Major legal settlements that establish responsibility and standards for cleanup at NPL (Superfund) sites. Released periodically by United States District Courts after settlement by parties to litigation matters.

Date of Government Version: 09/30/2016  
Date Data Arrived at EDR: 11/18/2016  
Date Made Active in Reports: 02/03/2017  
Number of Days to Update: 77

Source: Department of Justice, Consent Decree Library  
Telephone: Varies  
Last EDR Contact: 03/27/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: Varies

### BRS: Biennial Reporting System

The Biennial Reporting System is a national system administered by the EPA that collects data on the generation and management of hazardous waste. BRS captures detailed data from two groups: Large Quantity Generators (LQG) and Treatment, Storage, and Disposal Facilities.

Date of Government Version: 12/31/2013  
Date Data Arrived at EDR: 02/24/2015  
Date Made Active in Reports: 09/30/2015  
Number of Days to Update: 218

Source: EPA/NTIS  
Telephone: 800-424-9346  
Last EDR Contact: 02/22/2017  
Next Scheduled EDR Contact: 06/05/2017  
Data Release Frequency: Biennially



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### INDIAN RESERV: Indian Reservations

This map layer portrays Indian administered lands of the United States that have any area equal to or greater than 640 acres.

Date of Government Version: 12/31/2014	Source: USGS
Date Data Arrived at EDR: 07/14/2015	Telephone: 202-208-3710
Date Made Active in Reports: 01/10/2017	Last EDR Contact: 04/14/2017
Number of Days to Update: 546	Next Scheduled EDR Contact: 07/24/2017
	Data Release Frequency: Semi-Annually

### FUSRAP: Formerly Utilized Sites Remedial Action Program

DOE established the Formerly Utilized Sites Remedial Action Program (FUSRAP) in 1974 to remediate sites where radioactive contamination remained from Manhattan Project and early U.S. Atomic Energy Commission (AEC) operations.

Date of Government Version: 12/23/2016	Source: Department of Energy
Date Data Arrived at EDR: 12/27/2016	Telephone: 202-586-3559
Date Made Active in Reports: 02/17/2017	Last EDR Contact: 02/03/2017
Number of Days to Update: 52	Next Scheduled EDR Contact: 05/22/2017
	Data Release Frequency: Varies

### UMTRA: Uranium Mill Tailings Sites

Uranium ore was mined by private companies for federal government use in national defense programs. When the mills shut down, large piles of the sand-like material (mill tailings) remain after uranium has been extracted from the ore. Levels of human exposure to radioactive materials from the piles are low; however, in some cases tailings were used as construction materials before the potential health hazards of the tailings were recognized.

Date of Government Version: 09/14/2010	Source: Department of Energy
Date Data Arrived at EDR: 10/07/2011	Telephone: 505-845-0011
Date Made Active in Reports: 03/01/2012	Last EDR Contact: 02/21/2017
Number of Days to Update: 146	Next Scheduled EDR Contact: 06/05/2017
	Data Release Frequency: Varies

### LEAD SMELTER 1: Lead Smelter Sites

A listing of former lead smelter site locations.

Date of Government Version: 12/05/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 01/05/2017	Telephone: 703-603-8787
Date Made Active in Reports: 02/10/2017	Last EDR Contact: 04/07/2017
Number of Days to Update: 36	Next Scheduled EDR Contact: 07/17/2017
	Data Release Frequency: Varies

### LEAD SMELTER 2: Lead Smelter Sites

A list of several hundred sites in the U.S. where secondary lead smelting was done from 1931 and 1964. These sites may pose a threat to public health through ingestion or inhalation of contaminated soil or dust

Date of Government Version: 04/05/2001	Source: American Journal of Public Health
Date Data Arrived at EDR: 10/27/2010	Telephone: 703-305-6451
Date Made Active in Reports: 12/02/2010	Last EDR Contact: 12/02/2009
Number of Days to Update: 36	Next Scheduled EDR Contact: N/A
	Data Release Frequency: No Update Planned

### US AIRS (AFS): Aerometric Information Retrieval System Facility Subsystem (AFS)

The database is a sub-system of Aerometric Information Retrieval System (AIRS). AFS contains compliance data on air pollution point sources regulated by the U.S. EPA and/or state and local air regulatory agencies. This information comes from source reports by various stationary sources of air pollution, such as electric power plants, steel mills, factories, and universities, and provides information about the air pollutants they produce. Action, air program, air program pollutant, and general level plant data. It is used to track emissions and compliance data from industrial plants.



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 10/12/2016  
Date Data Arrived at EDR: 10/26/2016  
Date Made Active in Reports: 02/03/2017  
Number of Days to Update: 100

Source: EPA  
Telephone: 202-564-2496  
Last EDR Contact: 03/07/2017  
Next Scheduled EDR Contact: 07/10/2017  
Data Release Frequency: Annually

### US AIRS MINOR: Air Facility System Data

A listing of minor source facilities.

Date of Government Version: 10/12/2016  
Date Data Arrived at EDR: 10/26/2016  
Date Made Active in Reports: 02/03/2017  
Number of Days to Update: 100

Source: EPA  
Telephone: 202-564-2496  
Last EDR Contact: 03/07/2017  
Next Scheduled EDR Contact: 04/10/2017  
Data Release Frequency: Annually

### US MINES: Mines Master Index File

Contains all mine identification numbers issued for mines active or opened since 1971. The data also includes violation information.

Date of Government Version: 02/08/2017  
Date Data Arrived at EDR: 02/28/2017  
Date Made Active in Reports: 04/07/2017  
Number of Days to Update: 38

Source: Department of Labor, Mine Safety and Health Administration  
Telephone: 303-231-5959  
Last EDR Contact: 02/28/2017  
Next Scheduled EDR Contact: 06/12/2017  
Data Release Frequency: Semi-Annually

### US MINES 2: Ferrous and Nonferrous Metal Mines Database Listing

This map layer includes ferrous (ferrous metal mines are facilities that extract ferrous metals, such as iron ore or molybdenum) and nonferrous (Nonferrous metal mines are facilities that extract nonferrous metals, such as gold, silver, copper, zinc, and lead) metal mines in the United States.

Date of Government Version: 12/05/2005  
Date Data Arrived at EDR: 02/29/2008  
Date Made Active in Reports: 04/18/2008  
Number of Days to Update: 49

Source: USGS  
Telephone: 703-648-7709  
Last EDR Contact: 03/03/2017  
Next Scheduled EDR Contact: 06/12/2017  
Data Release Frequency: Varies

### US MINES 3: Active Mines & Mineral Plants Database Listing

Active Mines and Mineral Processing Plant operations for commodities monitored by the Minerals Information Team of the USGS.

Date of Government Version: 04/14/2011  
Date Data Arrived at EDR: 06/08/2011  
Date Made Active in Reports: 09/13/2011  
Number of Days to Update: 97

Source: USGS  
Telephone: 703-648-7709  
Last EDR Contact: 03/03/2017  
Next Scheduled EDR Contact: 06/12/2017  
Data Release Frequency: Varies

### ABANDONED MINES: Abandoned Mines

An inventory of land and water impacted by past mining (primarily coal mining) is maintained by OSMRE to provide information needed to implement the Surface Mining Control and Reclamation Act of 1977 (SMCRA). The inventory contains information on the location, type, and extent of AML impacts, as well as, information on the cost associated with the reclamation of those problems. The inventory is based upon field surveys by State, Tribal, and OSMRE program officials. It is dynamic to the extent that it is modified as new problems are identified and existing problems are reclaimed.

Date of Government Version: 03/14/2017  
Date Data Arrived at EDR: 03/17/2017  
Date Made Active in Reports: 04/07/2017  
Number of Days to Update: 21

Source: Department of Interior  
Telephone: 202-208-2609  
Last EDR Contact: 03/13/2017  
Next Scheduled EDR Contact: 06/26/2017  
Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### FINDS: Facility Index System/Facility Registry System

Facility Index System. FINDS contains both facility information and 'pointers' to other sources that contain more detail. EDR includes the following FINDS databases in this report: PCS (Permit Compliance System), AIRS (Aerometric Information Retrieval System), DOCKET (Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes), FURS (Federal Underground Injection Control), C-DOCKET (Criminal Docket System used to track criminal enforcement actions for all environmental statutes), FFIS (Federal Facilities Information System), STATE (State Environmental Laws and Statutes), and PADS (PCB Activity Data System).

Date of Government Version: 07/15/2016	Source: EPA
Date Data Arrived at EDR: 09/07/2016	Telephone: (212) 637-3000
Date Made Active in Reports: 11/11/2016	Last EDR Contact: 04/07/2017
Number of Days to Update: 65	Next Scheduled EDR Contact: 06/19/2017
	Data Release Frequency: Quarterly

### DOCKET HWC: Hazardous Waste Compliance Docket Listing

A complete list of the Federal Agency Hazardous Waste Compliance Docket Facilities.

Date of Government Version: 06/02/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 06/03/2016	Telephone: 202-564-0527
Date Made Active in Reports: 09/02/2016	Last EDR Contact: 02/24/2017
Number of Days to Update: 91	Next Scheduled EDR Contact: 06/12/2017
	Data Release Frequency: Varies

### UXO: Unexploded Ordnance Sites

A listing of unexploded ordnance site locations

Date of Government Version: 10/25/2015	Source: Department of Defense
Date Data Arrived at EDR: 01/29/2016	Telephone: 571-373-0407
Date Made Active in Reports: 04/05/2016	Last EDR Contact: 04/17/2017
Number of Days to Update: 67	Next Scheduled EDR Contact: 07/31/2017
	Data Release Frequency: Varies

### ECHO: Enforcement & Compliance History Information

ECHO provides integrated compliance and enforcement information for about 800,000 regulated facilities nationwide.

Date of Government Version: 12/11/2016	Source: Environmental Protection Agency
Date Data Arrived at EDR: 12/20/2016	Telephone: 202-564-2280
Date Made Active in Reports: 02/17/2017	Last EDR Contact: 03/21/2017
Number of Days to Update: 59	Next Scheduled EDR Contact: 07/03/2017
	Data Release Frequency: Quarterly

### FUELS PROGRAM: EPA Fuels Program Registered Listing

This listing includes facilities that are registered under the Part 80 (Code of Federal Regulations) EPA Fuels Programs. All companies now are required to submit new and updated registrations.

Date of Government Version: 11/21/2016	Source: EPA
Date Data Arrived at EDR: 11/22/2016	Telephone: 800-385-6164
Date Made Active in Reports: 02/03/2017	Last EDR Contact: 02/22/2017
Number of Days to Update: 73	Next Scheduled EDR Contact: 06/05/2017
	Data Release Frequency: Quarterly

### AIRS: Air Emissions Data

Point source emissions inventory data.

Date of Government Version: 11/09/2016	Source: Department of Environmental Conservation
Date Data Arrived at EDR: 11/18/2016	Telephone: 518-402-8452
Date Made Active in Reports: 01/04/2017	Last EDR Contact: 01/23/2017
Number of Days to Update: 47	Next Scheduled EDR Contact: 05/08/2017
	Data Release Frequency: Annually



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### COAL ASH: Coal Ash Disposal Site Listing

A listing of coal ash disposal site locations.

Date of Government Version: 01/04/2017  
Date Data Arrived at EDR: 01/10/2017  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 31

Source: Department of Environmental Conservation  
Telephone: 518-402-8660  
Last EDR Contact: 04/03/2017  
Next Scheduled EDR Contact: 07/17/2017  
Data Release Frequency: Varies

### DRYCLEANERS: Registered Drycleaners

A listing of all registered drycleaning facilities.

Date of Government Version: 10/27/2016  
Date Data Arrived at EDR: 01/10/2017  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 31

Source: Department of Environmental Conservation  
Telephone: 518-402-8403  
Last EDR Contact: 03/13/2017  
Next Scheduled EDR Contact: 06/26/2017  
Data Release Frequency: Varies

### E DESIGNATION: E DESIGNATION SITE LISTING

The (E (Environmental)) designation would ensure that sampling and remediation take place on the subject properties, and would avoid any significant impacts related to hazardous materials at these locations. The (E) designations would require that the fee owner of the sites conduct a testing and sampling protocol, and remediation where appropriate, to the satisfaction of the NYCDEP before the issuance of a building permit by the Department of Buildings pursuant to the provisions of Section 11-15 of the Zoning Resolution (Environmental Requirements). The (E) designations also include a mandatory construction-related health and safety plan which must be approved by NYCDEP.

Date of Government Version: 11/08/2016  
Date Data Arrived at EDR: 12/27/2016  
Date Made Active in Reports: 02/13/2017  
Number of Days to Update: 48

Source: New York City Department of City Planning  
Telephone: 718-595-6658  
Last EDR Contact: 03/20/2017  
Next Scheduled EDR Contact: 07/03/2017  
Data Release Frequency: Varies

### Financial Assurance 1: Financial Assurance Information Listing

Financial assurance information.

Date of Government Version: 01/03/2017  
Date Data Arrived at EDR: 01/04/2017  
Date Made Active in Reports: 02/13/2017  
Number of Days to Update: 40

Source: Department of Environmental Conservation  
Telephone: 518-402-8660  
Last EDR Contact: 04/03/2017  
Next Scheduled EDR Contact: 07/17/2017  
Data Release Frequency: Quarterly

### Financial Assurance 2: Financial Assurance Information Listing

A listing of financial assurance information for hazardous waste facilities. Financial assurance is intended to ensure that resources are available to pay for the cost of closure, post-closure care, and corrective measures if the owner or operator of a regulated facility is unable or unwilling to pay.

Date of Government Version: 12/01/2015  
Date Data Arrived at EDR: 12/29/2015  
Date Made Active in Reports: 02/11/2016  
Number of Days to Update: 44

Source: Department of Environmental Conservation  
Telephone: 518-402-8712  
Last EDR Contact: 03/13/2017  
Next Scheduled EDR Contact: 06/26/2017  
Data Release Frequency: Varies

### HSWDS: Hazardous Substance Waste Disposal Site Inventory

The list includes any known or suspected hazardous substance waste disposal sites. Also included are sites delisted from the Registry of Inactive Hazardous Waste Disposal Sites and non-Registry sites that U.S. EPA Preliminary Assessment (PA) reports or Site Investigation (SI) reports were prepared. Hazardous Substance Waste Disposal Sites are eligible to be Superfund sites now that the New York State Superfund has been refinanced and changed. This means that the study inventory has served its purpose and will no longer be maintained as a separate entity. The last version of the study inventory is frozen in time. The sites on the study will not automatically be made Superfund sites, rather each site will be further evaluated for listing on the Registry. So overtime they will be added to the registry or not.



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: 01/01/2003  
Date Data Arrived at EDR: 10/20/2006  
Date Made Active in Reports: 11/30/2006  
Number of Days to Update: 41

Source: Department of Environmental Conservation  
Telephone: 518-402-9564  
Last EDR Contact: 05/26/2009  
Next Scheduled EDR Contact: 08/24/2009  
Data Release Frequency: No Update Planned

### NY MANIFEST: Facility and Manifest Data

Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a TSD facility.

Date of Government Version: 01/30/2017  
Date Data Arrived at EDR: 02/01/2017  
Date Made Active in Reports: 02/13/2017  
Number of Days to Update: 12

Source: Department of Environmental Conservation  
Telephone: 518-402-8651  
Last EDR Contact: 02/01/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Annually

### SPDES: State Pollutant Discharge Elimination System

New York State has a state program which has been approved by the United States Environmental Protection Agency for the control of wastewater and stormwater discharges in accordance with the Clean Water Act. Under New York State law the program is known as the State Pollutant Discharge Elimination System (SPDES) and is broader in scope than that required by the Clean Water Act in that it controls point source discharges to groundwaters as well as surface waters.

Date of Government Version: 01/30/2017  
Date Data Arrived at EDR: 02/03/2017  
Date Made Active in Reports: 02/22/2017  
Number of Days to Update: 19

Source: Department of Environmental Conservation  
Telephone: 518-402-8233  
Last EDR Contact: 01/23/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: No Update Planned

### UIC: Underground Injection Control Wells

A listing of enhanced oil recovery underground injection wells.

Date of Government Version: 12/05/2016  
Date Data Arrived at EDR: 12/08/2016  
Date Made Active in Reports: 02/13/2017  
Number of Days to Update: 67

Source: Department of Environmental Conservation  
Telephone: 518-402-8056  
Last EDR Contact: 03/08/2017  
Next Scheduled EDR Contact: 06/19/2017  
Data Release Frequency: Quarterly

## **EDR HIGH RISK HISTORICAL RECORDS**

### ***EDR Exclusive Records***

#### EDR MGP: EDR Proprietary Manufactured Gas Plants

The EDR Proprietary Manufactured Gas Plant Database includes records of coal gas plants (manufactured gas plants) compiled by EDR's researchers. Manufactured gas sites were used in the United States from the 1800's to 1950's to produce a gas that could be distributed and used as fuel. These plants used whale oil, rosin, coal, or a mixture of coal, oil, and water that also produced a significant amount of waste. Many of the byproducts of the gas production, such as coal tar (oily waste containing volatile and non-volatile chemicals), sludges, oils and other compounds are potentially hazardous to human health and the environment. The byproduct from this process was frequently disposed of directly at the plant site and can remain or spread slowly, serving as a continuous source of soil and groundwater contamination.

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: No Update Planned

#### EDR Hist Auto: EDR Exclusive Historic Gas Stations

EDR has searched selected national collections of business directories and has collected listings of potential gas station/filling station/service station sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include gas station/filling station/service station establishments. The categories reviewed included, but were not limited to gas, gas station, gasoline station, filling station, auto, automobile repair, auto service station, service station, etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

### EDR Hist Cleaner: EDR Exclusive Historic Dry Cleaners

EDR has searched selected national collections of business directories and has collected listings of potential dry cleaner sites that were available to EDR researchers. EDR's review was limited to those categories of sources that might, in EDR's opinion, include dry cleaning establishments. The categories reviewed included, but were not limited to dry cleaners, cleaners, laundry, laundromat, cleaning/laundry, wash & dry etc. This database falls within a category of information EDR classifies as "High Risk Historical Records", or HRHR. EDR's HRHR effort presents unique and sometimes proprietary data about past sites and operations that typically create environmental concerns, but may not show up in current government records searches.

Date of Government Version: N/A  
Date Data Arrived at EDR: N/A  
Date Made Active in Reports: N/A  
Number of Days to Update: N/A

Source: EDR, Inc.  
Telephone: N/A  
Last EDR Contact: N/A  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

### EDR RECOVERED GOVERNMENT ARCHIVES

#### ***Exclusive Recovered Govt. Archives***

#### RGA HWS: Recovered Government Archive State Hazardous Waste Facilities List

The EDR Recovered Government Archive State Hazardous Waste database provides a list of SHWS incidents derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Conservation in New York.

Date of Government Version: N/A  
Date Data Arrived at EDR: 07/01/2013  
Date Made Active in Reports: 12/30/2013  
Number of Days to Update: 182

Source: Department of Environmental Conservation  
Telephone: N/A  
Last EDR Contact: 06/01/2012  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

#### RGA LF: Recovered Government Archive Solid Waste Facilities List

The EDR Recovered Government Archive Landfill database provides a list of landfills derived from historical databases and includes many records that no longer appear in current government lists. Compiled from Records formerly available from the Department of Environmental Conservation in New York.

Date of Government Version: N/A  
Date Data Arrived at EDR: 07/01/2013  
Date Made Active in Reports: 01/10/2014  
Number of Days to Update: 193

Source: Department of Environmental Conservation  
Telephone: N/A  
Last EDR Contact: 06/01/2012  
Next Scheduled EDR Contact: N/A  
Data Release Frequency: Varies

### COUNTY RECORDS

#### CORTLAND COUNTY:

##### Cortland County Storage Tank Listing

A listing of aboveground storage tank sites located in Cortland County.

Date of Government Version: 11/25/2016  
Date Data Arrived at EDR: 12/02/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 70

Source: Cortland County Health Department  
Telephone: 607-753-5035  
Last EDR Contact: 01/30/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Quarterly



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### Cortland County Storage Tank Listing

A listing of underground storage tank sites located in Cortland County.

Date of Government Version: 11/25/2016  
Date Data Arrived at EDR: 12/02/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 70

Source: Cortland County Health Department  
Telephone: 607-753-5035  
Last EDR Contact: 01/30/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Quarterly

### NASSAU COUNTY:

#### Registered Tank Database

A listing of aboveground storage tank sites located in Nassau County.

Date of Government Version: 01/09/2017  
Date Data Arrived at EDR: 01/11/2017  
Date Made Active in Reports: 02/15/2017  
Number of Days to Update: 35

Source: Nassau County Health Department  
Telephone: 516-571-3314  
Last EDR Contact: 04/03/2017  
Next Scheduled EDR Contact: 07/17/2017  
Data Release Frequency: No Update Planned

#### Storage Tank Database

A listing of aboveground storage tank sites located in Nassau County.

Date of Government Version: 02/15/2011  
Date Data Arrived at EDR: 02/23/2011  
Date Made Active in Reports: 03/29/2011  
Number of Days to Update: 34

Source: Nassau County Office of the Fire Marshal  
Telephone: 516-572-1000  
Last EDR Contact: 01/30/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies

#### Registered Tank Database in Nassau County

A listing of facilities in Nassau County with storage tanks.

Date of Government Version: 01/09/2017  
Date Data Arrived at EDR: 01/11/2017  
Date Made Active in Reports: 02/15/2017  
Number of Days to Update: 35

Source: Nassau County Department of Health  
Telephone: 516-227-9691  
Last EDR Contact: 04/03/2017  
Next Scheduled EDR Contact: 07/17/2017  
Data Release Frequency: Varies

#### Registered Tank Database

A listing of underground storage tank sites located in Nassau County.

Date of Government Version: 01/09/2017  
Date Data Arrived at EDR: 01/11/2017  
Date Made Active in Reports: 02/15/2017  
Number of Days to Update: 35

Source: Nassau County Health Department  
Telephone: 516-571-3314  
Last EDR Contact: 04/03/2017  
Next Scheduled EDR Contact: 07/17/2017  
Data Release Frequency: No Update Planned

#### Storage Tank Database

A listing of underground storage tank sites located in Nassau County.

Date of Government Version: 02/15/2011  
Date Data Arrived at EDR: 02/23/2011  
Date Made Active in Reports: 03/29/2011  
Number of Days to Update: 34

Source: Nassau County Office of the Fire Marshal  
Telephone: 516-572-1000  
Last EDR Contact: 01/30/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies

### ROCKLAND COUNTY:



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### Petroleum Bulk Storage Database

A listing of aboveground storage tank sites located in Rockland County.

Date of Government Version: 12/20/2016  
Date Data Arrived at EDR: 12/21/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 51

Source: Rockland County Health Department  
Telephone: 914-364-2605  
Last EDR Contact: 03/06/2017  
Next Scheduled EDR Contact: 06/19/2017  
Data Release Frequency: Quarterly

### Petroleum Bulk Storage Database

A listing of underground storage tank sites located in Rockland County.

Date of Government Version: 12/20/2016  
Date Data Arrived at EDR: 12/21/2016  
Date Made Active in Reports: 02/10/2017  
Number of Days to Update: 51

Source: Rockland County Health Department  
Telephone: 914-364-2605  
Last EDR Contact: 03/06/2017  
Next Scheduled EDR Contact: 06/19/2017  
Data Release Frequency: Quarterly

### SUFFOLK COUNTY:

#### Storage Tank Database

A listing of aboveground storage tank sites located in Suffolk County.

Date of Government Version: 03/03/2015  
Date Data Arrived at EDR: 03/10/2015  
Date Made Active in Reports: 03/23/2015  
Number of Days to Update: 13

Source: Suffolk County Department of Health Services  
Telephone: 631-854-2521  
Last EDR Contact: 01/30/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: No Update Planned

#### Storage Tank Database

A listing of underground storage tank sites located in Suffolk County.

Date of Government Version: 03/03/2015  
Date Data Arrived at EDR: 03/10/2015  
Date Made Active in Reports: 03/23/2015  
Number of Days to Update: 13

Source: Suffolk County Department of Health Services  
Telephone: 631-854-2521  
Last EDR Contact: 01/30/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: No Update Planned

### WESTCHESTER COUNTY:

#### Listing of Storage Tanks

A listing of aboveground storage tank sites located in Westchester County.

Date of Government Version: 01/13/2017  
Date Data Arrived at EDR: 01/20/2017  
Date Made Active in Reports: 02/15/2017  
Number of Days to Update: 26

Source: Westchester County Department of Health  
Telephone: 914-813-5161  
Last EDR Contact: 01/18/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies

#### Listing of Storage Tanks

A listing of underground storage tank sites located in Westchester County.

Date of Government Version: 01/13/2017  
Date Data Arrived at EDR: 01/20/2017  
Date Made Active in Reports: 02/15/2017  
Number of Days to Update: 26

Source: Westchester County Department of Health  
Telephone: 914-813-5161  
Last EDR Contact: 01/18/2017  
Next Scheduled EDR Contact: 05/08/2017  
Data Release Frequency: Varies



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### OTHER DATABASE(S)

Depending on the geographic area covered by this report, the data provided in these specialty databases may or may not be complete. For example, the existence of wetlands information data in a specific report does not mean that all wetlands in the area covered by the report are included. Moreover, the absence of any reported wetlands information does not necessarily mean that wetlands do not exist in the area covered by the report.

#### CT MANIFEST: Hazardous Waste Manifest Data

Facility and manifest data. Manifest is a document that lists and tracks hazardous waste from the generator through transporters to a tsd facility.

Date of Government Version: 07/30/2013  
Date Data Arrived at EDR: 08/19/2013  
Date Made Active in Reports: 10/03/2013  
Number of Days to Update: 45

Source: Department of Energy & Environmental Protection  
Telephone: 860-424-3375  
Last EDR Contact: 11/11/2016  
Next Scheduled EDR Contact: 02/27/2017  
Data Release Frequency: No Update Planned

#### NJ MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2015  
Date Data Arrived at EDR: 09/29/2016  
Date Made Active in Reports: 01/03/2017  
Number of Days to Update: 96

Source: Department of Environmental Protection  
Telephone: N/A  
Last EDR Contact: 04/11/2017  
Next Scheduled EDR Contact: 07/24/2017  
Data Release Frequency: Annually

#### PA MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2015  
Date Data Arrived at EDR: 07/22/2016  
Date Made Active in Reports: 11/22/2016  
Number of Days to Update: 123

Source: Department of Environmental Protection  
Telephone: 717-783-8990  
Last EDR Contact: 04/18/2017  
Next Scheduled EDR Contact: 07/31/2017  
Data Release Frequency: Annually

#### RI MANIFEST: Manifest information

Hazardous waste manifest information

Date of Government Version: 12/31/2013  
Date Data Arrived at EDR: 06/19/2015  
Date Made Active in Reports: 07/15/2015  
Number of Days to Update: 26

Source: Department of Environmental Management  
Telephone: 401-222-2797  
Last EDR Contact: 02/21/2017  
Next Scheduled EDR Contact: 06/05/2017  
Data Release Frequency: Annually

#### VT MANIFEST: Hazardous Waste Manifest Data

Hazardous waste manifest information.

Date of Government Version: 11/07/2016  
Date Data Arrived at EDR: 11/18/2016  
Date Made Active in Reports: 01/06/2017  
Number of Days to Update: 49

Source: Department of Environmental Conservation  
Telephone: 802-241-3443  
Last EDR Contact: 04/17/2017  
Next Scheduled EDR Contact: 07/31/2017  
Data Release Frequency: Annually

#### WI MANIFEST: Manifest Information

Hazardous waste manifest information.

Date of Government Version: 12/31/2015  
Date Data Arrived at EDR: 04/14/2016  
Date Made Active in Reports: 06/03/2016  
Number of Days to Update: 50

Source: Department of Natural Resources  
Telephone: N/A  
Last EDR Contact: 03/13/2017  
Next Scheduled EDR Contact: 06/26/2017  
Data Release Frequency: Annually



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

### Oil/Gas Pipelines

Source: PennWell Corporation

Petroleum Bundle (Crude Oil, Refined Products, Petrochemicals, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)) N = Natural Gas Bundle (Natural Gas, Gas Liquids (LPG/NGL), and Specialty Gases (Miscellaneous)). This map includes information copyrighted by PennWell Corporation. This information is provided on a best effort basis and PennWell Corporation does not guarantee its accuracy nor warrant its fitness for any particular purpose. Such information has been reprinted with the permission of PennWell.

### Electric Power Transmission Line Data

Source: PennWell Corporation

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**Sensitive Receptors:** There are individuals deemed sensitive receptors due to their fragile immune systems and special sensitivity to environmental discharges. These sensitive receptors typically include the elderly, the sick, and children. While the location of all sensitive receptors cannot be determined, EDR indicates those buildings and facilities - schools, daycares, hospitals, medical centers, and nursing homes - where individuals who are sensitive receptors are likely to be located.

### AHA Hospitals:

Source: American Hospital Association, Inc.

Telephone: 312-280-5991

The database includes a listing of hospitals based on the American Hospital Association's annual survey of hospitals.

### Medical Centers: Provider of Services Listing

Source: Centers for Medicare & Medicaid Services

Telephone: 410-786-3000

A listing of hospitals with Medicare provider number, produced by Centers of Medicare & Medicaid Services, a federal agency within the U.S. Department of Health and Human Services.

### Nursing Homes

Source: National Institutes of Health

Telephone: 301-594-6248

Information on Medicare and Medicaid certified nursing homes in the United States.

### Public Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on elementary and secondary public education in the United States. It is a comprehensive, annual, national statistical database of all public elementary and secondary schools and school districts, which contains data that are comparable across all states.

### Private Schools

Source: National Center for Education Statistics

Telephone: 202-502-7300

The National Center for Education Statistics' primary database on private school locations in the United States.

### Daycare Centers: Day Care Providers

Source: Department of Health

Telephone: 212-676-2444

**Flood Zone Data:** This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.

Source: FEMA

Telephone: 877-336-2627

Date of Government Version: 2003, 2015

**NWI:** National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

### State Wetlands Data: Freshwater Wetlands

Source: Department of Environmental Conservation

Telephone: 518-402-8961



## GOVERNMENT RECORDS SEARCHED / DATA CURRENCY TRACKING

Current USGS 7.5 Minute Topographic Map  
Source: U.S. Geological Survey

### STREET AND ADDRESS INFORMATION

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## **GEOCHECK<sup>®</sup> - PHYSICAL SETTING SOURCE ADDENDUM**

### **TARGET PROPERTY ADDRESS**

STONY LODGE HOSPITAL  
40 CROTON DAM ROAD  
OSSINING, NY 10562

### **TARGET PROPERTY COORDINATES**

Latitude (North):	41.176981 - 41° 10' 37.13"
Longitude (West):	73.846904 - 73° 50' 48.85"
Universal Transverse Mercator:	Zone 18
UTM X (Meters):	596720.8
UTM Y (Meters):	4558832.5
Elevation:	413 ft. above sea level

### **USGS TOPOGRAPHIC MAP**

Target Property Map:	5940135 OSSINING, NY
Version Date:	2013

EDR's GeoCheck Physical Setting Source Addendum is provided to assist the environmental professional in forming an opinion about the impact of potential contaminant migration.

Assessment of the impact of contaminant migration generally has two principal investigative components:

1. Groundwater flow direction, and
2. Groundwater flow velocity.

Groundwater flow direction may be impacted by surface topography, hydrology, hydrogeology, characteristics of the soil, and nearby wells. Groundwater flow velocity is generally impacted by the nature of the geologic strata.



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### GROUNDWATER FLOW DIRECTION INFORMATION

Groundwater flow direction for a particular site is best determined by a qualified environmental professional using site-specific well data. If such data is not reasonably ascertainable, it may be necessary to rely on other sources of information, such as surface topographic information, hydrologic information, hydrogeologic data collected on nearby properties, and regional groundwater flow information (from deep aquifers).

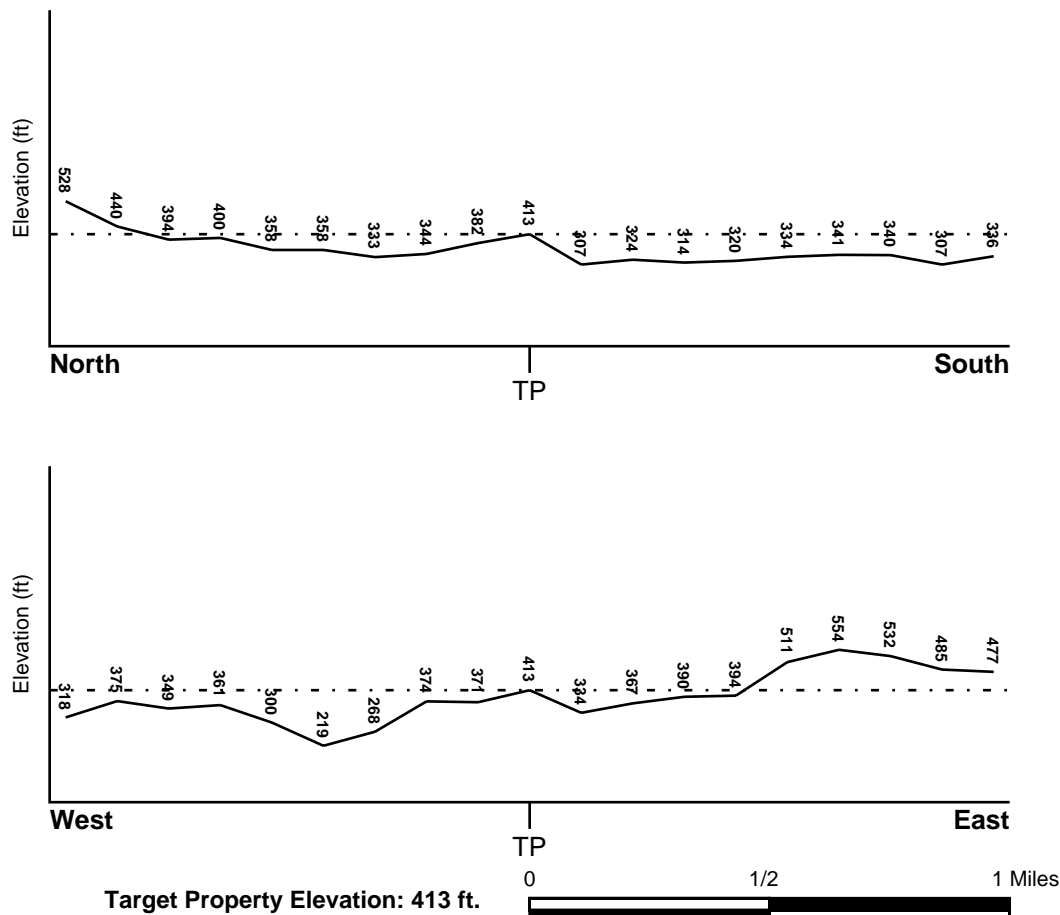
### TOPOGRAPHIC INFORMATION

Surface topography may be indicative of the direction of surficial groundwater flow. This information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

### TARGET PROPERTY TOPOGRAPHY

General Topographic Gradient: General WSW

### SURROUNDING TOPOGRAPHY: ELEVATION PROFILES



Source: Topography has been determined from the USGS 7.5' Digital Elevation Model and should be evaluated on a relative (not an absolute) basis. Relative elevation information between sites of close proximity should be field verified.



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### HYDROLOGIC INFORMATION

Surface water can act as a hydrologic barrier to groundwater flow. Such hydrologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

Refer to the Physical Setting Source Map following this summary for hydrologic information (major waterways and bodies of water).

### FEMA FLOOD ZONE

<u>Flood Plain Panel at Target Property</u>	<u>FEMA Source Type</u>
36119C0136F	FEMA FIRM Flood data
<u>Additional Panels in search area:</u>	<u>FEMA Source Type</u>
36119C0128F	FEMA FIRM Flood data
36119C0129F	FEMA FIRM Flood data
36119C0137F	FEMA FIRM Flood data

### NATIONAL WETLAND INVENTORY

<u>NWI Quad at Target Property</u>	<u>NWI Electronic Data Coverage</u>
OSSINING	YES - refer to the Overview Map and Detail Map

### HYDROGEOLOGIC INFORMATION

Hydrogeologic information obtained by installation of wells on a specific site can often be an indicator of groundwater flow direction in the immediate area. Such hydrogeologic information can be used to assist the environmental professional in forming an opinion about the impact of nearby contaminated properties or, should contamination exist on the target property, what downgradient sites might be impacted.

#### *Site-Specific Hydrogeological Data\*:*

Search Radius:	1.25 miles
Status:	Not found

### AQUIFLOW®

Search Radius: 1.000 Mile.

EDR has developed the AQUIFLOW Information System to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted by environmental professionals to regulatory authorities at select sites and has extracted the date of the report, groundwater flow direction as determined hydrogeologically, and the depth to water table.

<u>MAP ID</u>	<u>LOCATION FROM TP</u>	<u>GENERAL DIRECTION GROUNDWATER FLOW</u>
Not Reported		



## **GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY**

### **GROUNDWATER FLOW VELOCITY INFORMATION**

Groundwater flow velocity information for a particular site is best determined by a qualified environmental professional using site specific geologic and soil strata data. If such data are not reasonably ascertainable, it may be necessary to rely on other sources of information, including geologic age identification, rock stratigraphic unit and soil characteristics data collected on nearby properties and regional soil information. In general, contaminant plumes move more quickly through sandy-gravelly types of soils than silty-clayey types of soils.

### **GEOLOGIC INFORMATION IN GENERAL AREA OF TARGET PROPERTY**

Geologic information can be used by the environmental professional in forming an opinion about the relative speed at which contaminant migration may be occurring.

#### **ROCK STRATIGRAPHIC UNIT**

Era:	Paleozoic
System:	Ordovician
Series:	Lower Ordovician and Cambrian carbonate rocks
Code:	OC ( <i>decoded above as Era, System &amp; Series</i> )

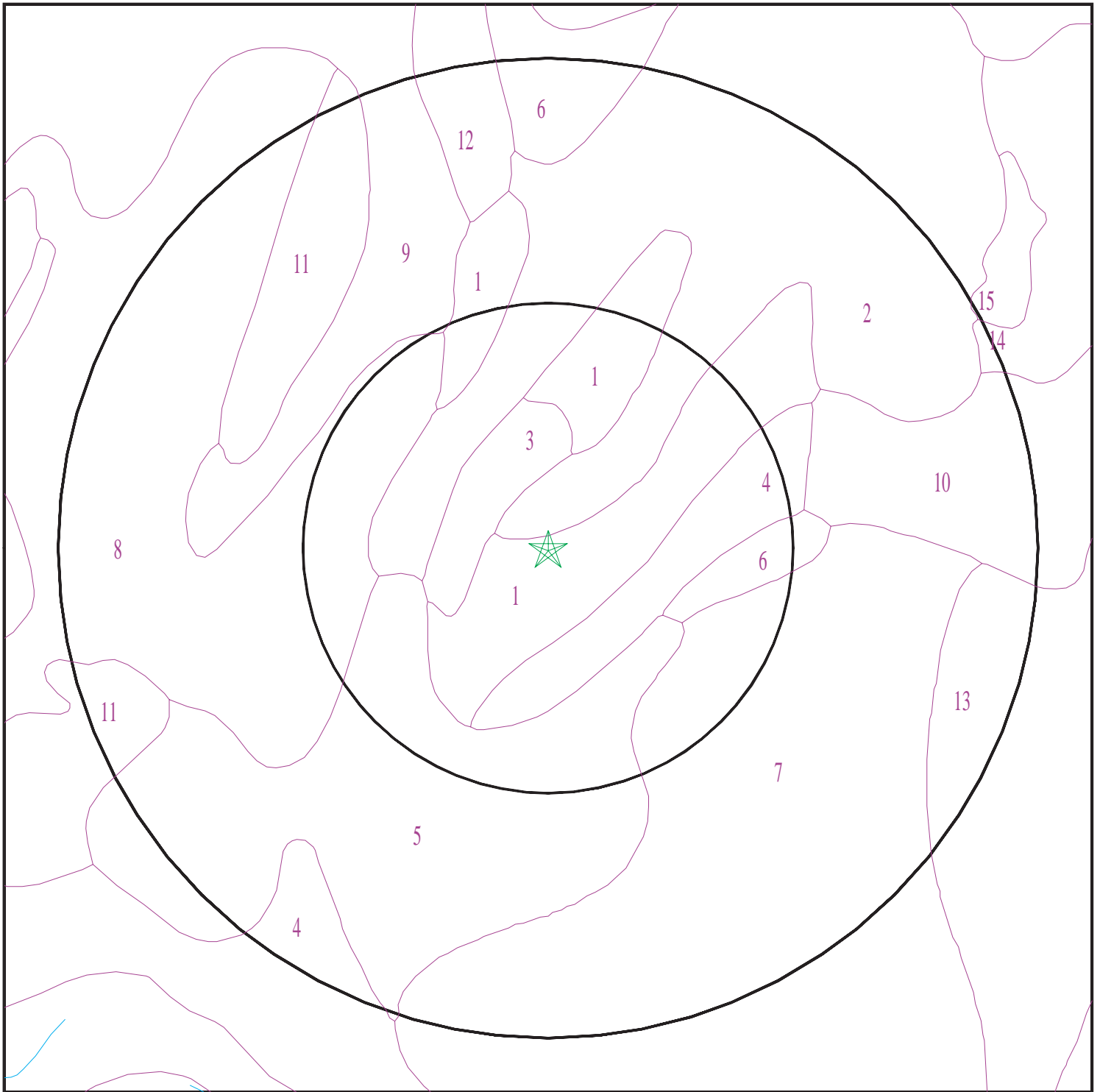
#### **GEOLOGIC AGE IDENTIFICATION**

Category: Stratified Sequence

Geologic Age and Rock Stratigraphic Unit Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - a digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).



# SSURGO SOIL MAP - 4913256.2s



- ★ Target Property
- SSURGO Soil
- Water

0 1/16 1/8 1/4 Miles



SITE NAME: Stony Lodge Hospital  
ADDRESS: 40 Croton Dam Road  
Ossining NY 10562  
LAT/LONG: 41.176981 / 73.846904

CLIENT: Partner Engineering and Science, Inc.  
CONTACT: Ester Fry  
INQUIRY #: 4913256.2s  
DATE: April 20, 2017 4:26 am



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### DOMINANT SOIL COMPOSITION IN GENERAL AREA OF TARGET PROPERTY

The U.S. Department of Agriculture's (USDA) Soil Conservation Service (SCS) leads the National Cooperative Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. The following information is based on Soil Conservation Service SSURGO data.

#### Soil Map ID: 1

Soil Component Name: Chatfield

Soil Surface Texture: loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 77 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
	Boundary			Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
Layer	Upper	Lower	Soil Texture Class	AASHTO Group	Unified Soil		
1	0 inches	7 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5
2	7 inches	24 inches	flaggy silt loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5
3	24 inches	27 inches	unweathered bedrock	Not reported	Not reported	Max: 141 Min: 0.07	Max: Min:



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### Soil Map ID: 2

Soil Component Name: Charlton

Soil Surface Texture: loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 77 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	7 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 42 Min: 4	Max: 6 Min: 4.5
2	7 inches	24 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5
3	24 inches	59 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5

### Soil Map ID: 3

Soil Component Name: Hollis

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class C/D - Drained/undrained hydrology class of soils that can be drained and classified.

Soil Drainage Class: Somewhat excessively drained



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	1 inches	fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5
2	1 inches	16 inches	fine sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5
3	16 inches	20 inches	unweathered bedrock	Not reported	Not reported	Max: 0.01 Min: 0	Max: Min:

### Soil Map ID: 4

Soil Component Name: Charlton

Soil Surface Texture: loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	7 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 42 Min: 4	Max: 6 Min: 4.5
2	7 inches	24 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5
3	24 inches	59 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5

### Soil Map ID: 5

Soil Component Name: Urban land

Soil Surface Texture: loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class:  
Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 61 inches

No Layer Information available.



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### Soil Map ID: 6

Soil Component Name: Leicester

Soil Surface Texture: loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Somewhat poorly drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 31 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	7 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 42 Min: 4	Max: 5.5 Min: 4.5
2	7 inches	25 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 5.5 Min: 4.5
3	25 inches	59 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 141 Min: 4	Max: 6 Min: 4.5

### Soil Map ID: 7

Soil Component Name: Urban land

Soil Surface Texture: loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class:



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 61 inches

No Layer Information available.

### Soil Map ID: 8

Soil Component Name: Paxton

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 61 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 14 Min: 4	Max: 6 Min: 4.5
2	9 inches	20 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 14 Min: 4	Max: 6 Min: 4.5
3	20 inches	59 inches	gravelly sandy loam	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 1.4 Min: 0.42	Max: 6 Min: 4.5



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### Soil Map ID: 9

Soil Component Name: Paxton

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 61 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 14 Min: 4	Max: 6 Min: 4.5
2	9 inches	20 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 14 Min: 4	Max: 6 Min: 4.5
3	20 inches	59 inches	gravelly sandy loam	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 1.4 Min: 0.42	Max: 6 Min: 4.5

### Soil Map ID: 10

Soil Component Name: Udorthents

Soil Surface Texture: gravelly loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Moderately well drained



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 127 inches

Depth to Watertable Min: > 84 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	3 inches	gravelly loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), Lean Clay	Max: 141 Min: 0.42	Max: 7.3 Min: 4.5
2	3 inches	70 inches	very gravelly loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), Lean Clay	Max: 42 Min: 0.42	Max: 8.4 Min: 4.5

### Soil Map ID: 11

Soil Component Name: Paxton

Soil Surface Texture: fine sandy loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 61 inches



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	9 inches	fine sandy loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 14 Min: 4	Max: 6 Min: 4.5
2	9 inches	20 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 14 Min: 4	Max: 6 Min: 4.5
3	20 inches	59 inches	gravelly sandy loam	Granular materials (35 pct. or less passing No. 200), Stone Fragments, Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 1.4 Min: 0.42	Max: 6 Min: 4.5

### Soil Map ID: 12

Soil Component Name: Woodbridge

Soil Surface Texture: loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class: Moderately well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 61 inches



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	11 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 14 Min: 4	Max: 6 Min: 4.5
2	11 inches	29 inches	gravelly loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 14 Min: 4	Max: 6 Min: 4.5
3	29 inches	59 inches	gravelly loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 1.4 Min: 0.42	Max: 6 Min: 4.5

### Soil Map ID: 13

Soil Component Name: Urban land

Soil Surface Texture: loam

Hydrologic Group: Class C - Slow infiltration rates. Soils with layers impeding downward movement of water, or soils with moderately fine or fine textures.

Soil Drainage Class:  
Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

No Layer Information available.



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### Soil Map ID: 14

Soil Component Name: Charlton

Soil Surface Texture: loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class: Well drained

Hydric Status: Not hydric

Corrosion Potential - Uncoated Steel: Low

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

Soil Layer Information							
Layer	Boundary		Soil Texture Class	Classification		Saturated hydraulic conductivity micro m/sec	Soil Reaction (pH)
	Upper	Lower		AASHTO Group	Unified Soil		
1	0 inches	7 inches	loam	Silt-Clay Materials (more than 35 pct. passing No. 200), Silty Soils.	FINE-GRAINED SOILS, Silts and Clays (liquid limit less than 50%), silt.	Max: 42 Min: 4	Max: 6 Min: 4.5
2	7 inches	24 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5
3	24 inches	59 inches	sandy loam	Granular materials (35 pct. or less passing No. 200), Silty, or Clayey Gravel and Sand.	COARSE-GRAINED SOILS, Sands, Sands with fines, Silty Sand.	Max: 42 Min: 4	Max: 6 Min: 4.5

### Soil Map ID: 15

Soil Component Name: Water

Soil Surface Texture: loam

Hydrologic Group: Class B - Moderate infiltration rates. Deep and moderately deep, moderately well and well drained soils with moderately coarse textures.

Soil Drainage Class:



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

Hydric Status: Unknown

Corrosion Potential - Uncoated Steel: Not Reported

Depth to Bedrock Min: > 0 inches

Depth to Watertable Min: > 0 inches

No Layer Information available.

### LOCAL / REGIONAL WATER AGENCY RECORDS

EDR Local/Regional Water Agency records provide water well information to assist the environmental professional in assessing sources that may impact ground water flow direction, and in forming an opinion about the impact of contaminant migration on nearby drinking water wells.

### WELL SEARCH DISTANCE INFORMATION

<u>DATABASE</u>	<u>SEARCH DISTANCE (miles)</u>
Federal USGS	1.000
Federal FRDS PWS	Nearest PWS within 1 mile
State Database	1.000

### FEDERAL USGS WELL INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
1	USGS40000839783	1/8 - 1/4 Mile West
2	USGS40000839901	1/4 - 1/2 Mile NNE
A3	USGS40000839940	1/2 - 1 Mile NNW
A4	USGS40000839956	1/2 - 1 Mile NNW
5	USGS40000839800	1/2 - 1 Mile East
6	USGS40000839868	1/2 - 1 Mile WNW
7	USGS40000839966	1/2 - 1 Mile NE
8	USGS40000839791	1/2 - 1 Mile East
9	USGS40000839816	1/2 - 1 Mile East
10	USGS40000839700	1/2 - 1 Mile ESE
11	USGS40000840045	1/2 - 1 Mile NNE
12	USGS40000839761	1/2 - 1 Mile East
13	USGS40000840088	1/2 - 1 Mile North
14	USGS40000840054	1/2 - 1 Mile NE

### FEDERAL FRDS PUBLIC WATER SUPPLY SYSTEM INFORMATION

<u>MAP ID</u>	<u>WELL ID</u>	<u>LOCATION FROM TP</u>
No PWS System Found		

Note: PWS System location is not always the same as well location.



## GEOCHECK® - PHYSICAL SETTING SOURCE SUMMARY

### STATE DATABASE WELL INFORMATION

MAP ID

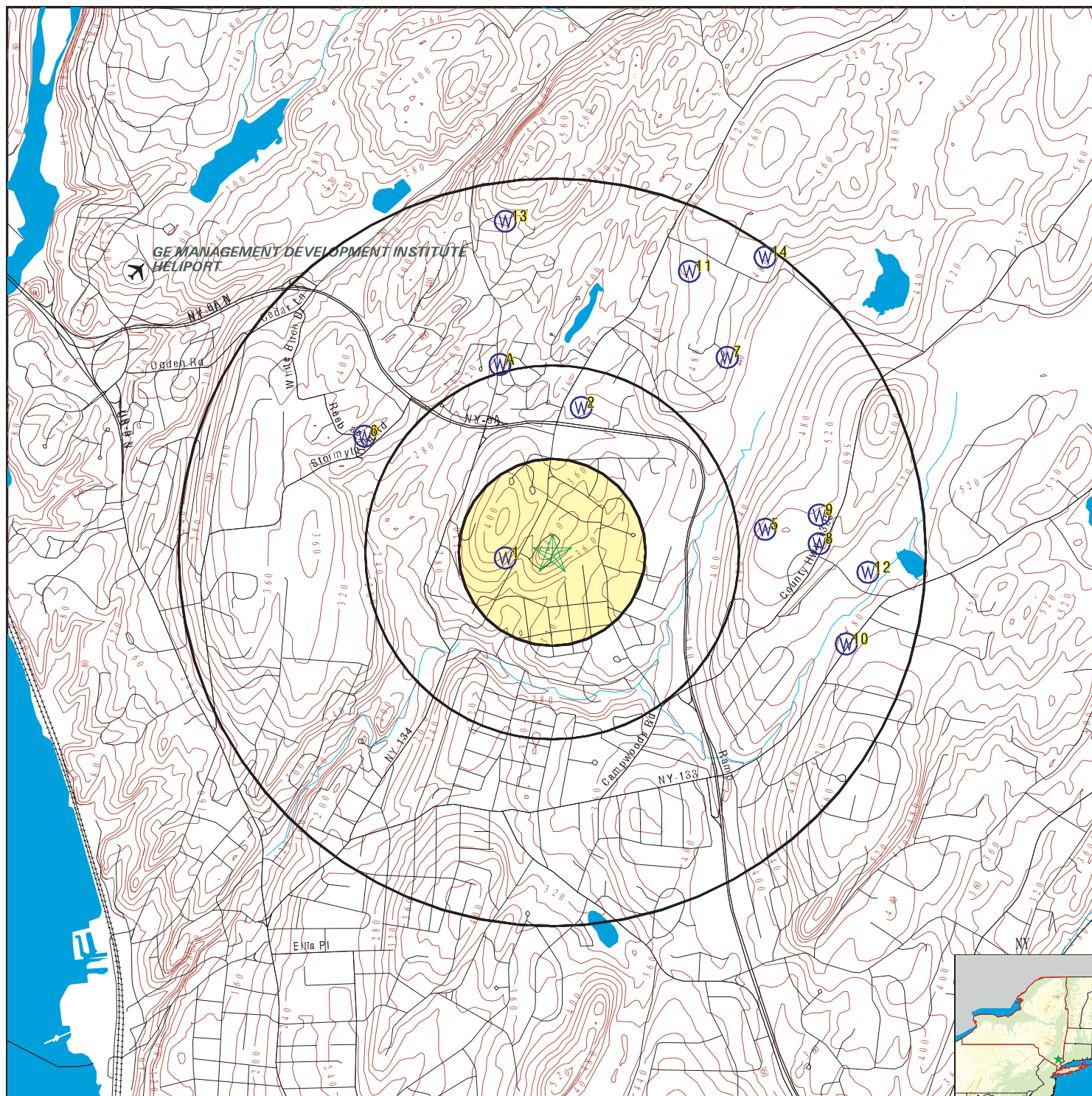
WELL ID

LOCATION  
FROM TP

No Wells Found



# PHYSICAL SETTING SOURCE MAP - 4913256.2s



- County Boundary
- Major Roads
- Contour Lines
- Airports
- Earthquake epicenter, Richter 5 or greater
- Water Wells
- Public Water Supply Wells
- Cluster of Multiple Icons
- Groundwater Flow Direction
- Indeterminate Groundwater Flow at Location
- Groundwater Flow Varies at Location
- Closest Hydrogeological Data
- Oil, gas or related wells

SITE NAME: Stony Lodge Hospital  
 ADDRESS: 40 Croton Dam Road  
 Ossining NY 10562  
 LAT/LONG: 41.176981 / 73.846904

CLIENT: Partner Engineering and Science, Inc.  
 CONTACT: Ester Fry  
 INQUIRY #: 4913256.2s  
 DATE: April 20, 2017 4:26 am



## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Map ID  
Direction  
Distance  
Elevation

Database EDR ID Number

1

West  
1/8 - 1/4 Mile  
Lower

FED USGS

USGS40000839783

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411037073505901		
Monloc name:	WE1076		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1767618
Longitude:	-73.8493021	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refs:	NAD83	Vert measure val:	380.00
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refs:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		
Aquifer type:	Not Reported		
Construction date:	Not Reported	Welldepth:	160
Welldepth units:	ft	Wellholedepth:	Not Reported
Wellholedepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

2

NNE  
1/4 - 1/2 Mile  
Lower

FED USGS

USGS40000839901

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411056073504601		
Monloc name:	WE 926		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.182595
Longitude:	-73.8454132	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refs:	NAD83	Vert measure val:	350
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refs:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		



## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Aquifer type:	Not Reported	Welldepth:	91
Construction date:	Not Reported	Wellholeddepth:	Not Reported
Welldepth units:	ft		
Wellholeddepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**A3**  
**NNW**  
**1/2 - 1 Mile**  
**Lower**

**FED USGS USGS40000839940**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411100073510301		
Monloc name:	WE 937		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1839839
Longitude:	-73.84958	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	320.00
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		
Aquifer type:	Not Reported		
Construction date:	Not Reported	Welldepth:	87
Welldepth units:	ft	Wellholeddepth:	Not Reported
Wellholeddepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**A4**  
**NNW**  
**1/2 - 1 Mile**  
**Lower**

**FED USGS USGS40000839956**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411103073510301		
Monloc name:	WE 936		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1845395
Longitude:	-73.84958	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	320.00
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		



## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Aquifer type:	Not Reported	Welldepth:	110
Construction date:	Not Reported	Wellholedepth:	Not Reported
Welldepth units:	ft		
Wellholedepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

### 5 East 1/2 - 1 Mile Higher

FED USGS USGS40000839800

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411039073501101		
Monloc name:	WE 927		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1778729
Longitude:	-73.8359684	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	545.00
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		
Aquifer type:	Not Reported		
Construction date:	Not Reported	Welldepth:	485
Welldepth units:	ft	Wellholedepth:	Not Reported
Wellholedepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

### 6 WNW 1/2 - 1 Mile Lower

FED USGS USGS40000839868

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411052073512701		
Monloc name:	WE 380		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1814839
Longitude:	-73.8565246	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	340.00
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		



## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Aquifer type:	Not Reported	Welldepth:	107
Construction date:	Not Reported	Wellholedepth:	Not Reported
Welldepth units:	ft		
Wellholedepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**7**  
**NE**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS USGS40000839966**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411104073501901		
Monloc name:	WE 925		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1845395
Longitude:	-73.8379129	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	475
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		
Aquifer type:	Not Reported		
Construction date:	Not Reported	Welldepth:	165
Welldepth units:	ft	Wellholedepth:	Not Reported
Wellholedepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**8**  
**East**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS USGS40000839791**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411038073500101		
Monloc name:	WE 928		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	Not Reported	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1773174
Longitude:	-73.8331905	Sourcemap scale:	24000
Horiz Acc measure:	1	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	540
Vert measure units:	feet	Vertacc measure val:	10
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Not Reported		



## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Aquifer type:	Not Reported	Welldepth:	Not Reported
Construction date:	Not Reported	Wellholeddepth:	Not Reported
Welldepth units:	Not Reported		
Wellholeddepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**9**  
**East**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS**

**USGS40000839816**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411041073502201		
Monloc name:	WE 929		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1784284
Longitude:	-73.8331905	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsys:	NAD83	Vert measure val:	530
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsys:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		
Aquifer type:	Not Reported		
Construction date:	Not Reported	Welldepth:	175
Welldepth units:	ft	Wellholeddepth:	Not Reported
Wellholeddepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**10**  
**ESE**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS**

**USGS40000839700**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411024073495601		
Monloc name:	WE 919		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1734285
Longitude:	-73.8318016	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsys:	NAD83	Vert measure val:	485
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsys:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		



## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Aquifer type:	Not Reported	Welldepth:	201
Construction date:	Not Reported	Wellholeddepth:	Not Reported
Welldepth units:	ft		
Wellholeddepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**11**  
**NNE**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS USGS40000840045**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411115073502401		
Monloc name:	WE 922		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1878727
Longitude:	-73.8398575	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	490
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		
Aquifer type:	Not Reported		
Construction date:	Not Reported	Welldepth:	175
Welldepth units:	ft	Wellholeddepth:	Not Reported
Wellholeddepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**12**  
**East**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS USGS40000839761**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411033073495101		
Monloc name:	WE 920		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1762063
Longitude:	-73.8306904	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	485
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		



## GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

Aquifer type:	Not Reported	Welldepth:	140
Construction date:	Not Reported	Wellholedepth:	Not Reported
Welldepth units:	ft		
Wellholedepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**13**  
**North**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS**

**USGS40000840088**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411120073505801		
Monloc name:	WE 387		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1898172
Longitude:	-73.8493022	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	460
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Till		
Aquifer type:	Not Reported		
Construction date:	Not Reported	Welldepth:	11
Welldepth units:	ft	Wellholedepth:	Not Reported
Wellholedepth units:	Not Reported		

Ground-water levels, Number of Measurements: 0

**14**  
**NE**  
**1/2 - 1 Mile**  
**Higher**

**FED USGS**

**USGS40000840054**

Org. Identifier:	USGS-NY		
Formal name:	USGS New York Water Science Center		
Monloc Identifier:	USGS-411116073501101		
Monloc name:	WE 923		
Monloc type:	Well		
Monloc desc:	Not Reported		
Huc code:	02030101	Drainagearea value:	Not Reported
Drainagearea Units:	Not Reported	Contrib drainagearea:	Not Reported
Contrib drainagearea units:	Not Reported	Latitude:	41.1884283
Longitude:	-73.8359685	Sourcemap scale:	Not Reported
Horiz Acc measure:	5	Horiz Acc measure units:	seconds
Horiz Collection method:	Interpolated from map		
Horiz coord refsyz:	NAD83	Vert measure val:	480.00
Vert measure units:	feet	Vertacc measure val:	5
Vert accmeasure units:	feet		
Vertcollection method:	Interpolated from topographic map		
Vert coord refsyz:	NGVD29	Countrycode:	US
Aquifername:	Not Reported		
Formation type:	Bedrock		



## **GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS**

Aquifer type: Not Reported  
Construction date: Not Reported  
Welldepth units: ft  
Wellholedepth units: Not Reported

Welldepth: 100  
Wellholedepth: Not Reported

Ground-water levels, Number of Measurements: 0



# GEOCHECK® - PHYSICAL SETTING SOURCE MAP FINDINGS

## RADON

### AREA RADON INFORMATION

State Database: NY Radon

#### Radon Test Results

County	Town	Num Tests	Avg Result	Geo Mean	Max Result
WESTCHESTER	BEDFORD	108	2.44	1.65	21.7
WESTCHESTER	CORTLANDT	169	5.15	2.22	95.4
WESTCHESTER	EASTCHESTER	76	2.89	1.75	41.9
WESTCHESTER	GREENBURGH	222	2.26	1.46	21.8
WESTCHESTER	HARRISON	69	3.3	2.07	42.3
WESTCHESTER	LEWISBORO	72	3.91	2.61	19.2
WESTCHESTER	MAMARONECK	123	4	2.42	35.9
WESTCHESTER	MT. KISCO	38	2.33	1.72	9.3
WESTCHESTER	MT. PLEASANT	172	2.13	1.43	17.1
WESTCHESTER	MT. VERNON	53	2.82	1.65	32
WESTCHESTER	NEW CASTLE	134	2.2	1.46	31.7
WESTCHESTER	NEW ROCHELLE	127	1.92	1.31	13.8
WESTCHESTER	NO. CASTLE	64	3.49	2.25	16.5
WESTCHESTER	NO. SALEM	56	3.78	2.56	25.7
WESTCHESTER	OSSINING	65	2.08	1.39	10.9
WESTCHESTER	PEEKSKILL	47	3.66	2.34	19.9
WESTCHESTER	PELHAM	26	2.5	1.91	9.1
WESTCHESTER	POUND RIDGE	34	3.37	2.22	18.5
WESTCHESTER	RYE	98	2.24	1.63	9.5
WESTCHESTER	SCARSDALE	138	2.35	1.63	22.4
WESTCHESTER	SOMERS	72	3.89	2.82	21.3
WESTCHESTER	WHITE PLAINS	132	2.76	1.48	65.2
WESTCHESTER	YONKERS	153	2.23	1.37	16
WESTCHESTER	YORKTOWN	181	2.7	1.72	27.2

Federal EPA Radon Zone for WESTCHESTER County: 3

Note: Zone 1 indoor average level > 4 pCi/L.  
: Zone 2 indoor average level >= 2 pCi/L and <= 4 pCi/L.  
: Zone 3 indoor average level < 2 pCi/L.

Federal Area Radon Information for WESTCHESTER COUNTY, NY

Number of sites tested: 650

Area	Average Activity	% <4 pCi/L	% 4-20 pCi/L	% >20 pCi/L
Living Area	0.930 pCi/L	97%	3%	0%
Basement	1.730 pCi/L	84%	13%	2%



# PHYSICAL SETTING SOURCE RECORDS SEARCHED

## TOPOGRAPHIC INFORMATION

### USGS 7.5' Digital Elevation Model (DEM)

Source: United States Geologic Survey

EDR acquired the USGS 7.5' Digital Elevation Model in 2002 and updated it in 2006. The 7.5 minute DEM corresponds to the USGS 1:24,000- and 1:25,000-scale topographic quadrangle maps. The DEM provides elevation data with consistent elevation units and projection.

### Current USGS 7.5 Minute Topographic Map

Source: U.S. Geological Survey

## HYDROLOGIC INFORMATION

**Flood Zone Data:** This data was obtained from the Federal Emergency Management Agency (FEMA). It depicts 100-year and 500-year flood zones as defined by FEMA. It includes the National Flood Hazard Layer (NFHL) which incorporates Flood Insurance Rate Map (FIRM) data and Q3 data from FEMA in areas not covered by NFHL.

Source: FEMA

Telephone: 877-336-2627

Date of Government Version: 2003, 2015

**NWI:** National Wetlands Inventory. This data, available in select counties across the country, was obtained by EDR in 2002, 2005 and 2010 from the U.S. Fish and Wildlife Service.

### State Wetlands Data: Freshwater Wetlands

Source: Department of Environmental Conservation

Telephone: 518-402-8961

## HYDROGEOLOGIC INFORMATION

### AQUIFLOW<sup>R</sup> Information System

Source: EDR proprietary database of groundwater flow information

EDR has developed the AQUIFLOW Information System (AIS) to provide data on the general direction of groundwater flow at specific points. EDR has reviewed reports submitted to regulatory authorities at select sites and has extracted the date of the report, hydrogeologically determined groundwater flow direction and depth to water table information.

## GEOLOGIC INFORMATION

### Geologic Age and Rock Stratigraphic Unit

Source: P.G. Schruben, R.E. Arndt and W.J. Bawiec, Geology of the Conterminous U.S. at 1:2,500,000 Scale - A digital representation of the 1974 P.B. King and H.M. Beikman Map, USGS Digital Data Series DDS - 11 (1994).

### STATSGO: State Soil Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)

The U.S. Department of Agriculture's (USDA) Natural Resources Conservation Service (NRCS) leads the national Conservation Soil Survey (NCSS) and is responsible for collecting, storing, maintaining and distributing soil survey information for privately owned lands in the United States. A soil map in a soil survey is a representation of soil patterns in a landscape. Soil maps for STATSGO are compiled by generalizing more detailed (SSURGO) soil survey maps.

### SSURGO: Soil Survey Geographic Database

Source: Department of Agriculture, Natural Resources Conservation Service (NRCS)

Telephone: 800-672-5559

SSURGO is the most detailed level of mapping done by the Natural Resources Conservation Service, mapping scales generally range from 1:12,000 to 1:63,360. Field mapping methods using national standards are used to construct the soil maps in the Soil Survey Geographic (SSURGO) database. SSURGO digitizing duplicates the original soil survey maps. This level of mapping is designed for use by landowners, townships and county natural resource planning and management.



# PHYSICAL SETTING SOURCE RECORDS SEARCHED

## LOCAL / REGIONAL WATER AGENCY RECORDS

### FEDERAL WATER WELLS

#### PWS: Public Water Systems

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Public Water System data from the Federal Reporting Data System. A PWS is any water system which provides water to at least 25 people for at least 60 days annually. PWSs provide water from wells, rivers and other sources.

#### PWS ENF: Public Water Systems Violation and Enforcement Data

Source: EPA/Office of Drinking Water

Telephone: 202-564-3750

Violation and Enforcement data for Public Water Systems from the Safe Drinking Water Information System (SDWIS) after August 1995. Prior to August 1995, the data came from the Federal Reporting Data System (FRDS).

#### USGS Water Wells: USGS National Water Inventory System (NWIS)

This database contains descriptive information on sites where the USGS collects or has collected data on surface water and/or groundwater. The groundwater data includes information on wells, springs, and other sources of groundwater.

### STATE RECORDS

#### New York Public Water Wells

Source: New York Department of Health

Telephone: 518-458-6731

## OTHER STATE DATABASE INFORMATION

#### Oil and Gas Well Database

Department of Environmental Conservation

Telephone: 518-402-8072

These files contain records, in the database, of wells that have been drilled.

### RADON

#### State Database: NY Radon

Source: Department of Health

Telephone: 518-402-7556

Radon Test Results

#### Area Radon Information

Source: USGS

Telephone: 703-356-4020

The National Radon Database has been developed by the U.S. Environmental Protection Agency (USEPA) and is a compilation of the EPA/State Residential Radon Survey and the National Residential Radon Survey. The study covers the years 1986 - 1992. Where necessary data has been supplemented by information collected at private sources such as universities and research institutions.

#### EPA Radon Zones

Source: EPA

Telephone: 703-356-4020

Sections 307 & 309 of IRAA directed EPA to list and identify areas of U.S. with the potential for elevated indoor radon levels.

### OTHER

#### Airport Landing Facilities: Private and public use landing facilities

Source: Federal Aviation Administration, 800-457-6656

#### Epicenters: World earthquake epicenters, Richter 5 or greater

Source: Department of Commerce, National Oceanic and Atmospheric Administration

Earthquake Fault Lines: The fault lines displayed on EDR's Topographic map are digitized quaternary faultlines, prepared in 1975 by the United State Geological Survey



## PHYSICAL SETTING SOURCE RECORDS SEARCHED

### STREET AND ADDRESS INFORMATION

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## **APPENDIX D: QUALIFICATIONS/INSURANCE**

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## Education

B.S. in Natural Resources and Environmental Science – Purdue University

## Registrations

Licensed New Jersey Department of Environmental Protection (NJDEP) Subsurface Evaluator #423335

## Training

OSHA certified in accordance with 29 CFR 1910.120 Hazardous Waste Operations  
OSHA Site Supervisor Certification

## Highlights

15+ years in the environmental industry conducting due diligence assessments

## Experience Summary

Mr. Rodman is an Environmental Professional, who began his career in the environmental industry circa 2000. He served as a field technician, conducting Phase II Environmental Site Assessments (ESAs) and site remediation projects, taking soil and groundwater samples. While conducting subsurface investigations he also learned how to conduct Phase I ESA and other ASTM environmental assessments.

For the past fifteen years he has worked for several New Jersey and New York based environmental consulting firms conducting: Phase I / II Environmental Site Assessments, Transaction Screen Assessments Site Investigation, Remedial Investigations, Remedial Oversight, UST identification, abandonment and removal supervision, and soil and groundwater sample collection.

For the past year, he has been supporting national due diligence firms conducting these assessments during real estate transactions. He has conducted hundreds of ESAs, including Freddie Mac and Fannie Mae multifamily ESA's throughout the northeast.

## Project Experience

Planned and implemented Remedial Investigations of New York State Department of Environmental Conservation State Superfund sites in Rochester, New York impacted by chlorinated solvent discharges.

Supervised soil remediation and migration pathway investigation at vacant machine shop in central New Jersey with shallow bedrock impacted with hydraulic oil.

Supervised major soil remediation of former public works garage for a New Jersey municipality, including selection of post-excavation remedial oxidant applied to bedrock surface for UST areas of concern. Also planned and supervised remediation of non-UST areas of concern.

Supervised regulated underground storage tank removals and soil remediation at petroleum service stations in New Jersey.



Supervised unregulated heating oil storage tank removals at residential locations across New Jersey.

Technical report preparation experience includes ASTM Phase I/ Phase II, NJDEP Site Investigation/ Remedial Investigation Reports, Remedial Investigation Work plans, and Remedial Action Reports



## Education

B.S in Geology and Chemistry, Central University of Venezuela, Caracas, Venezuela

## Registrations

Certified Hazardous Materials Manager (CHMM)  
Transportation Worker Identification Credential (TWIC)  
Florida Qualified Stormwater Management Inspector

## Training

OSHA 40-Hour HAZWOPER  
OSHA 8-Hour HASWOPER Refreshers, Current  
Loss Prevention System (LPS) Safety – Standard and Supervisor Training

## Highlights

9 years of environmental consulting experience  
Phase I Environmental Site Assessments  
Subsurface drilling for geological and geotechnical characterization  
UST and source removals  
Site-specific health and safety management

## Experience Summary

Mr. Michel serves as a Project Manager for Partner Engineering and Science, Inc. (Partner) performing Phase I ESA reports review and client management as well as field PA staff supervision.

Mr. Michel has nearly 9 years of environmental consulting experience. Throughout his career he has overseen and case managed projects involving environmental assessments at multiple petroleum and non-petroleum sites, emergency responses, subsurface drilling for geological and geotechnical characterization, underground storage tanks (USTs) and source removals, construction, asbestos and mold abatement, waste management and disposal, and site-specific health and safety management, for clients such as ExxonMobil, Florida Department of Environmental Protection (FDEP), Florida Department of Transportation (FDOT), Florida Turnpike Enterprises (FTE) and the New Jersey Department of Environmental Protection (NJDEP). Mr. Michel has a geology and chemistry background which in conjunction with his broad field experience, have been able to resolve technical field issues through quick decision making, allowing the completion of jobs in a timely manner. His skills include, managing, planning and coordination, procurement and oversight of drilling and construction subcontractors, soil and groundwater data interpretation, permitting, field oversight, strong technical writing, and exceptional bilingual communication skills. Mr. Michel has had the opportunity to learn and apply regulations in projects in the State of Florida and the State of New Jersey and to author many site work plans, site assessment reports, remedial investigation, remedial action, and other site characterization reports for regulatory submittal within these two states.

## Project Experience

*Site Assessment for Property Divestment at ExxonMobil Service Station, Boynton Beach, Florida.* Coordinated and conducted site assessment activities for the real estate transaction associated with the site divestment. Provided oversight during installation of shallow permanent monitoring wells, top-of-casing elevation



survey, soil and groundwater sampling, and soil lithological characterization. Field activities were completed in accordance with the FDEP quality-control standards and the client's operation integrity management system procedures.

*Rapid Response to Petroleum Spills along the Florida Turnpike.* Provided rapid response to several petroleum product spills alongside the Florida Turnpike roadway including initial containment and cleanup activities, site assessment, and subsequent oversight during the remedial phase. Also managed teams of emergency response personnel and cleanup subcontractors, and served as a liaison for the client with various involved regulatory and non-regulatory parties.

*Construction/Stormwater Management at the Snapper Creek Service Plaza in Kendall, Florida.* As a qualified FDEP stormwater inspector, conducted weekly inspections of the sediment and erosion controls established through the phasing of construction operations, which involved construction of a 1,500 square foot building and the installation of one 10,000-gallon UST, canopy foundations, and pet walk areas. The inspections and reporting assisted in verifying that controls installed were in accordance with the existing Stormwater Pollution Prevention Plan (SWPPP) and sufficient to minimize erosion, retain sediment, and prevent discharging of pollutants to drainage structures and retention pond areas within the vicinity of the construction zone.

*Asbestos Abatement for Gas Pipeline Project in Broward County, Florida.* Oversaw the removal of approximately 500 feet of a former 24-inch diameter gas pipeline coated with asbestos property of Florida Gas Transmission (FGT) due to the installation of a ground & shoulder mounted noise wall along the Florida Turnpike in Broward County, Florida. The project lasted for a period of 3 months and required detail field logging of daily activities and reporting to ensure expeditious completion of construction; overseeing the removal and disposal of asbestos debris and piping and ensuring backfilled soil was properly compacted and soil compaction tests performed in accordance with the construction specifications.

*Construction Oversight and Waste Management for the Florida Department of Transportation in Broward County, Florida.* Provided oversight during the installation of several drill shafts for the subsequent installation of traffic mast arms and drainage structures within areas of known historical contamination during major intersections and roadway expansion projects in Broward County, Florida. Conducted soil screening and coordinated and oversaw the disposal and transportation of the generated waste without disrupting the construction schedule, thus expediting project completion.

*Construction Oversight and Dewatering for the Florida Department of Transportation in Fort Lauderdale, Florida.* Provided oversight during 6 months for two major construction phases in Port Everglades, Fort Lauderdale, Florida. The first phase of work included the installation of two new 16-inch water main pipelines in areas of known arsenic and cadmium contamination during night time due to the heavy traffic in the port area. The second phase included the installation of drainage structures along right-of-ways. Both construction phases required the implementation of dewatering due to the high water table and also as a safety measure to prevent exposure of construction workers to impacted groundwater. Responsibilities during both construction phases included soil characterization during excavation, documenting geologic conditions, overseeing dewatering operations and collection of effluent samples from the dewatering system per the NPDES permit, guidance of construction contractor for the segregation and management of excavated soils and detailed field logging.



*UST and Source Removal at Mobil Retail Service Stations in Palm Beach County, Florida.* Completed soil and groundwater assessment and provided oversight for dewatering activities during UST system upgrade at numerous Mobil retail facilities. Conducted soil screening and sampling during removal of the USTs and fuel product lines, as per the Florida regulatory tank closure assessment guidance requirements, and provided health and safety oversight of the UST removal process and dewatering activities and during installation of the new UST system. Coordinated waste profiling and waste manifest documentation with a licensed disposal company and oversaw the off-site transportation of hydrocarbon-impacted soil. Prepared the necessary regulatory documentation including the technical Tank Closure Assessment Report (TCAR) for submission to the regulatory agency within the required time frame.

*Historic Fill Investigation at Former Exxon Station in Somerset, New Jersey.* Case manager for a historic fill investigation which involved the advancement of soil borings to the top of bedrock via direct push at an active service station to further delineate the observed presence of historic fill based on the results from the previous soil investigations which reported contaminant concentrations of semi volatile organic compounds (SVOCs), and metals (other than lead) such as beryllium and selenium and during which historic fill characteristic materials were observed. Responsibilities included, project management support, including client communication; property access coordination, project scheduling, State deliverables deadline tracking, budget Vs. plan evaluation and financial oversight; technical oversight of the project included co-authoring the remedial investigation workplan (RIW), selection of soil borings locations and depths based on the evaluation of the existing soil analytical data and approval of the Licensed Site Remediation Professional (LSRP), technical guidance of drilling and field oversight personnel and ensuring activities were completed in accordance with the NJDEP Site Remediation Program (SRP) regulations.

*Injection Points Installation and Soil Delineation at Former Exxon station in Fort Lee, New Jersey.* Case manager for a remediation project which involved the installation injection points and the collection of soil samples at a former service station which is currently a used car lot located in Fort Lee, New Jersey. The injection points were installed to a depth of 17 feet below grade in order to execute a pilot test and subsequent chemical oxidation events to address adsorbed-phase hydrocarbon concentrations above the NJDEP Direct Contact Soil Remediation Standards. Responsibilities included, project management support, including client communication, property access coordination, project scheduling, State deliverables deadline tracking, budget Vs. plan evaluation and financial oversight; technical oversight of the project included monitoring contaminant concentrations, fate and transport properties, QA/QC of data collected, review of the permit-by-rule and ensuring implementation of chemical injection events and effectiveness with the engineering department.

*Vertical Monitoring Well Installation at Former Exxon Station in Bayonne, New Jersey.* Case manager for a groundwater vertical delineation project at an inactive service station located in Bayonne, New Jersey. The scope of work involved the installation of a vertical monitoring well to a total depth of 35 feet via air rotary in complex bedrock geology. The well was installed to the top of the bedrock. Responsibilities included, project management support, including client communication, property access coordination, project scheduling, procurement of drilling subcontractor and cost proposals, State and client deliverables deadline tracking, budget Vs. plan evaluation and financial oversight; technical oversight of the project included the selection of the vertical well location and construction design under the supervision of the LSRP, providing field oversight during the well installation, including soil screening and characterization and the completion of boring log, management of drilling subcontractor, co-authoring the remedial investigation workplan



(RIW) and Remedial Action Report (RAR), and ensuring activities were completed in accordance with the NJDEP SRP regulations.

*Orphan UST Investigation, Removal and Abandonment at Former Mobil Station in Boonton, NJ.* Case manager of a retail project which involved the investigation, abandonment-in-place and removal of orphan USTs encountered at an active service station in Boonton, New Jersey. The scope of work included the abandonment in-place of one (1) 750-gallon motor oil steel UST and one (1) 2,000-gallon leaded gasoline steel UST as these were found along the southern boundary of the site partially extending beneath the sidewalk (right-of-way) and therefore, physically inaccessible for removal due to potential collapse of the sidewalk and damage to an overlain storm sewer and overhead utilities. In addition the scope of work included the removal of another 2,000-gallon leaded gasoline UST and one (1) 1,500-gallon waste oil UST. Responsibilities included, project management support, including involvement in legal access negotiations meetings and communications, providing technical expertise input, project scheduling, procurement of tank removal subcontractor and cost proposals, bid walks, State and client deliverables deadline tracking, budget Vs. plan evaluation and financial oversight; technical oversight of the project included co-authoring the remedial investigation workplan under the supervision of the LSRP, providing field oversight which included overseeing the USTs removal/abandonment activities, soil screening with a PID and characterization, and collection of post excavation soil samples; ensuring all activities were performed in accordance with NJDEP regulations and, preparation of a remedial investigation report to be submitted to NJDEP and property owners.

**Contact**

[jmichel@partneresi.com](mailto:jmichel@partneresi.com)



## Education

A.S in Mathematics  
B.S in Environmental Science, Rutgers University

## Registrations

NJDEP-UST Subsurface Evaluation, Tank Testing  
Installation & Closure Certification

## Training

OSHA 40-Hour Hazwoper  
OSHA 8-Hour Hazwoper Refreshers  
ASTM Technical and Professional Training

## Highlights

Over 15 years of experience in the environmental consulting industry  
Over 15 years of experience in management, marketing, and regulatory compliance

## Experience Summary

Ms. Dahl is a Principal and National Client Manager focusing on due diligence products for commercial real estate transactions. She services private and institutional equity investors, developers, financial institutions, Fannie Mae Lenders, and Freddie Mac Lenders with environmental site assessments, property condition assessments, seismic studies, construction monitoring, and remedial design/implementation. She has managed over 15,000 studies to support pooled collateral property undergoing securitization. She works closely with property managers, legal counsel, regulatory agencies, and special asset groups at banks providing insight into the risks and liabilities associated with properties and assistance in structuring various transactions. Ms. Dahl delivers exceptional service and adds value to businesses by assessing risks and exposures while formulating appropriate solutions. Her knowledge of environmental and engineering policy and ability to clearly convey issues to her clients allows them to accurately measure the risk associated with each deal, enhancing their overall portfolio.

Ms. Dahl formerly performed as a Project Manager for a Fortune 500 real estate firm, where her primary responsibilities were to manage field operations, remain apprised of latest state and federal regulatory mandates, and review Phase I Assessment reports to insure client scope of work was properly executed and deadlines were met. Ms. Dahl's field experience includes the successful completion of over 1,000 Phase I Environmental Site Assessments on various retail, office, industrial, hospitality, and multifamily properties.

Earlier in her career, Ms. Dahl assisted with the design of a contaminated groundwater treatment plant for a highly publicized Superfund site located in New Jersey, which is continually scrutinized and monitored by the media. She assisted with the writing of a feasibility study submitted to the EPA for the Superfund site and coordinated/ran daily public meetings with the citizens of the township providing constant interaction with public relations media.

## Project Experience

*Shopping Center Portfolio.* A \$3.5 billion dollar acquisition project consisting of 467 retail shopping centers operating across 38 states. Phase I Environmental Site Assessments and Property Condition Assessments



with special inspections were performed on each of the shopping centers. Multiple inspectors were coordinated and dispatched to each site within a three-week report completion timeline. Report deliverables also included inspection summaries which were incorporated into Environmental and Engineering spreadsheets for client/lender review. The acquisition was successful and highlighted Ms. Dahl's ability to thrive in a challenging fast-paced environment. Her valuable depth of experience, negotiation skills, and coordination of hundreds of engineering professionals as well as her responsiveness and expertise of client/lender's expedited timeline showed her ability to leverage strategic business partnerships and optimize customer experience.

***Retail Bank Branch Portfolio.*** A \$1.9 billion dollar acquisition project consisting of 418 retail bank branches operating in 15 states. Environmental studies were performed on each asset including review of city directories, aerial photographs, Federal Regulatory Databases, and historic Fire Insurance Sanborn Maps within a three-week project completion timeframe. Research findings were incorporated into spreadsheets for client/lender review. The acquisition was successful and exemplified Ms. Dahl's ability to capture and meticulously execute high profile projects under a tight timeframe. Her valuable depth of experience, negotiation skills, and her ability to communicate, interpret, and present findings to client/lender in an expedited timeline highlighted her impressive capabilities.

***Train Station.*** A multi-million dollar refinance project consisting of a historic passenger train terminal including over 1 Million SF of retail, office, and rail use. Phase I Environmental Site Assessments, Property Condition Assessments, and Zoning Assessments were performed on this trophy asset. Multiple inspectors were dispatched to each site to complete the reports within a two-week timeline. The transaction was successful and exemplified the professional acumen of Ms. Dahl and Partner's Engineering Team.

***Superfund Site.*** Ms. Dahl assisted with the remediation of a highly publicized 1,350-acre Superfund site located in New Jersey. The facility manufactured dyes, pigments, resins and epoxy and disposed of over 47,055 drums of waste in an unlined landfill on site. Ms. Dahl assisted with the writing of a feasibility study submitted to the EPA, and coordinated and ran daily public meetings with the citizens of the town providing constant interaction with public relations media.

### **Distinctions**

Ms. Dahl has been named one of Tomorrow's Real Estate Leaders in New York Real Estate Form Magazine in February/March 2013 issue for her role in the number of real estate transactions in NY.

### **Affiliations**

Environmental Bankers Association  
International Conference of Shopping Centers  
CRE Finance  
Mortgage Bankers Association  
Commercial Real Estate Women (CREW)

### **Contact**

Mdahl@partneresi.com





## CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

9/26/2016

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER License # 0252636</b> <b>Gallant Risk &amp; Insurance Services, Inc.</b> 4160 Temescal Canyon Rd., #402 Corona, CA 92883	<b>CONTACT NAME:</b>	
	<b>PHONE (A/C, No, Ext):</b> (951) 368-0700	<b>FAX (A/C, No):</b> (951) 368-0707
<b>INSURED</b>  <b>Partner Assessment Corporation dba Partner Engineering &amp; Science, Inc.</b> 2154 Torrance Blvd., #200 Torrance, CA 90501	<b>E-MAIL ADDRESS:</b>	
	<b>INSURER(S) AFFORDING COVERAGE</b>	
	<b>INSURER A:</b> Starr Surplus Lines Insurance Company	<b>NAIC #</b> 13604
	<b>INSURER B:</b> Starr Indemnity & Liability Company	<b>38318</b>
	<b>INSURER C:</b> Underwriters at Lloyd's London	
	<b>INSURER D:</b>	
	<b>INSURER E:</b>	
	<b>INSURER F:</b>	

## COVERAGES

## CERTIFICATE NUMBER:

## REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> \$50k deductible  GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PROJECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER:			1000065923161	09/27/2016	09/27/2017	EACH OCCURRENCE \$ 1,000,000
							DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 500,000
							MED EXP (Any one person) \$ 25,000
							PERSONAL & ADV INJURY \$ 1,000,000
							GENERAL AGGREGATE \$ 2,000,000
							PRODUCTS - COMP/OP AGG \$ 2,000,000
							\$
B	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS			SISIPCA08346016	09/27/2016	09/27/2017	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000
							BODILY INJURY (Per person) \$
							BODILY INJURY (Per accident) \$
							PROPERTY DAMAGE (Per accident) \$
							\$
A	<input type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> DED <input checked="" type="checkbox"/> RETENTION \$ 0			10000336718161	09/27/2016	09/27/2017	EACH OCCURRENCE \$ 5,000,000
							AGGREGATE \$ 5,000,000
							\$
							\$
B	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below Y / N <input checked="" type="checkbox"/> Y N / A			1000002414	09/27/2016	09/27/2017	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER
							E.L. EACH ACCIDENT \$ 1,000,000
							E.L. DISEASE - EA EMPLOYEE \$ 1,000,000
							E.L. DISEASE - POLICY LIMIT \$ 1,000,000
C	Professional E&O			W199E1160201	09/27/2016	09/27/2017	Each Claim/Aggregate 1,000,000
A	Pollution Liability			1000065923161	09/27/2016	09/27/2017	Each Occ./Aggregate 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

## CERTIFICATE HOLDER

## CANCELLATION

Proof of Insurance

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

*Courtney Hanks*





**SCHOOR DEPALMA**  
Engineers and Consultants

060075501

**ENVIRONMENTAL SITE ASSESSMENT**

Of:

**Stony Lodge Hospital**  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining  
Westchester County, New York

18 acres  
MF

For:

**K. Hovnanian Companies Northeast, Inc.**  
110 Fieldcrest Avenue  
Edison, NJ 08818

239 du's  
~200

Prepared By:

reasoning  
site plan  
pursue

**SCHOOR DEPALMA**  
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Jo

Padma(s)  
Michael T. Fawcett  
(Vernado)  
Roseand (Mitchell Fawcett)

March 2006

Neil Jiorle  
Vice President

Steven Maravelias

**QualityFirst™**

Justin Corporate Center, 200 State Highway Nine | PO Box 900 | Manalapan, NJ 07726-0900  
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New Jersey Pennsylvania New York Florida Arizona

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## **1.0 Introduction**

Schoor DePalma Inc. (SD) has performed a Phase I Environmental Site Assessment (ESA) of Stony Lodge Hospital in the Town of Ossining, Westchester County, New York (herein referred to as the "subject property" or "property"). SD prepared this ESA for the exclusive benefit and use of K. Hovnanian Companies Northeast, Inc. Section 5.0 contains a summary of the findings and conclusions of this ESA.

SD derived the findings presented within this ESA report from the following sources: records review of reasonably ascertainable and practically reviewable sources, site reconnaissance (a visit to the property), and interviews with knowledgeable parties. Any exceptions to (or deletions from) this practice are described in Sections 1.2, 1.3, and 6.0 of this report.

### **1.1 Purpose**

SD conducted this ESA at the request of K. Hovnanian Companies Northeast, Inc. The purpose of this ESA is to identify, to the extent feasible pursuant to this process, recognized environmental conditions (RECs) in connection with the subject property.

RECs are defined by the ASTM International (ASTM) as "... the presence or likely presence of any hazardous substances or petroleum products on the property under conditions that indicate an existing release, a past release, or a material threat of release of any hazardous substances or petroleum products into the structures on the property or into the ground, groundwater, or surface water of the property. The term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include de minimis conditions that generally do not present a material risk of harm to public health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate governmental agencies."

### **1.2 Methodology Used and Limiting Conditions**

SD performed this ESA pursuant to the guidelines specified in the Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process E 1527-00, published by the ASTM.



### **1.3 Limitations and Exceptions of this Assessment**

The RECs identified in this ESA report are limited to those SD identified in the records reviews, site reconnaissance, and interviews that are documented within. This ÉSA did not include an inspection of subsurface conditions, or any intrusive testing or sampling (e.g., air, water, soil and building materials).



## **2.0 Subject Area Description**

### **2.1 Location and Legal Description**

The subject property lies along 40 Croton Dam Road in the Town of Ossining, Westchester County, New York. The property is designated as Block 13, Lot 2 by the Town of Ossining for tax purposes. Figure 1 (Appendix A) displays the approximate location of the property on a portion of the USGS 7.5 minute Quadrangle. Figure 2 (Appendix A) displays the boundaries of the property on the Town of Ossining Tax Map. Figure 3 (Appendix A) displays the Aerial Location Map of the subject property.

### **2.2 Subject Property and Vicinity Characteristics**

The subject property is approximately 16.20 acres in size and consists of Stony Lodge Hospital and several associated buildings.

The majority of the surrounding subject area consists of residential and commercial development, with scattered undeveloped woodlands. Residential structures occupy adjacent properties.

### **2.3 Current and Past Uses of the Subject Property**

The subject property currently and historically consisted of a psychiatric hospital and several associated buildings. See Section 4 for details pertaining to subject property characteristics and current use.



### 3.0 Records Review

#### 3.1 Standard Environmental Record Sources

The ASTM Phase I ESA process includes the review of select Federal and State environmental record sources in order to evaluate the potential existence of RECs either on the subject property or within specified distances from the property. ASTM has established search radii for each of these standard environmental record sources. Table 1 is a list of the Federal and State environmental record sources that SD reviewed as part of this ESA. Also included in Table 1 are the approximate minimum search distances for each record source.

Table 1 – Standard Environmental Record Sources	
Source	Approximate Minimum Search Distance
USEPA National Priorities List (NPL) Agency Data Release Date: 7/01/05	1.00 miles
USEPA Comprehensive Environmental Response, Compensation and Liability Information System (CERCLIS) List Agency Data Release Date: 9/19/05	0.5 miles
USEPA CERCLIS No Further Remedial Action Planned List Agency Data Release Date: 8/22/05	Subject Property and Adjoining Properties
USEPA Resource Conservation and Recovery Information System (RCRIS) CORRACTS Treatment, Storage, and Disposal (TSD) Facilities (i.e. TSD Facilities under corrective action by RCRA) List Agency Data Release Date: 10/13/05	1.00 miles
USEPA non-CORRACTS RCRIS TSD List Agency Data Release Date: 10/14/05	0.50 miles
USEPA RCRIS Large and Small Generators List Agency Data Release Date: 10/14/05	0.25 mile
USEPA Emergency Response Notification System (ERNS) Agency Data Release Date: 12/31/04	Subject Property and Adjoining Properties
Inactive Hazardous Waste Disposal Sites in New York State (SHWS) database Agency Data Release Date: 8/22/05	1.00 miles
Petroleum Bulk Storage (PBS) Database Agency Data Release Date: 1/01/02	Subject Property and Adjoining Properties
Spills Information Database (LTANKS) database Agency Data Release Date: 10/06/05	0.50 miles
Listing of Leaking Storage Tanks (HIST LTANKS) Agency Data Release Date: 1/01/02	0.50 miles



SD performed this records review utilizing a computer database search report (Appendix B) prepared by Environmental Data Resources, Inc. (EDR). The star on the Topographic Map, Overview Map, and Detail Map of the database report marks the approximate location of the subject property. This report keys the surrounding sites on the ASTM-specified databases to the inclusive Overview Map and Detail Map. SD notes that some of the sites may be listed in more than one (1) database. Further, EDR may have been unable to plot certain sites due to incomplete information, resulting in a list of "unplottable" sites.

The subject property was identified in the EDR database search report.

1. Stony Lodge Hospital, Inc.  
Croton Dam Road  
Ossining, New York

The EDR report states that this site is listed in the Aboveground Storage Tank (AST) and Underground Storage Tank (UST) databases. According to the information provided by EDR the site was issued Petroleum Bulk Storage# 3-507024. Three (3) 275 gallon ASTs containing #2 fuel oil were administratively closed in 2001. One (1) 275 gallon diesel AST was administratively closed in 2001. Additionally, three (3) 275 gallon ASTs remain in service. No leaks or spills were reported. In addition, the subject property is listed in the UST database. According to the information provided by EDR, One (1) 1,500, one (1) 3,000, and one (1) 2,000 gallon #2 fuel oil USTs were closed in place. Two (2) 550 gallon and one (1) 1,000 gallon USTs were administratively closed in 2001. Additionally, two (2) 550 gallon, three (3) 1,800 gallon and one (1) 1,000 gallon #2 fuel oil USTs remain in service.

The EDR report lists nineteen (19) separate sites within ASTM search distances; several of these sites were reported in one or more databases. All nineteen (19) sites have been eliminated from consideration as potential environmental threats to the subject property based on their topographic position relative to the subject property, and/or the status of the associated listing. According to information provided in the EDR report, there are no surrounding sites located at equal or higher elevation or adjacent to the subject property.



The EDR report listed thirty nine (39) "unplottable" or "orphan" sites, which, due to insufficient location information, could not be mapped. SD was unable to determine the location of the orphan sites with respect to the subject property based on the information provided in the EDR report. SD did not observe any of the orphan sites adjacent to the subject property during our site reconnaissance.



### **3.2 Additional Environmental Record Sources**

Pursuant to the Freedom of Information Act (FOIA) and the Open Public Records Act (OPRA), SD submitted information requests for the subject property to the following agencies on March 9, 2006:

- Unites States Environmental Protection Agency (USEPA);
- New York State Department of Environmental Conservation (NYSDEC) Office of the Records Custodian;
- County of Westchester
- Town of Ossining

Copies of all information requests and any pertinent information obtained as a result of each request are included in Appendix C.

SD received a letter from the USEPA dated March 16, 2006 indicating receipt of the request. SD had not received any information from the USEPA at the time this report was prepared. In the event that USEPA transmits any information of environmental significance it will be forwarded to the client upon receipt.

SD received a letter from the NYSDEC indicating that no information was available regarding the subject property.

SD had not received any information from the County of Westchester at the time this report was prepared. In the event that The County of Westchester transmits any information of environmental significance it will be forwarded to the client upon receipt.

SD had not received any information from the Town of Ossining at the time this report was prepared. In the event that The Town of Ossining transmits any information of environmental significance it will be forwarded to the client upon receipt.



### 3.3 Standard Historical Sources

ASTM E 1527 provides eight (8) standard sources from which the history of the subject property/area may be established. These sources include the following:

1. Aerial Photographs;
2. Fire Insurance Maps;
3. Property Tax Files;
4. Recorded Land Title Records;
5. USGS 7.5 Minute Topographic Maps;
6. Local Street Directories;
7. Building/Engineering Department Records; and
8. Zoning/Land Use Records

The following subsections document SD's research of these Standard Historical Sources.

#### 3.3.1 Aerial Photographs

SD reviewed a series of historical aerial photographs provided by EDR depicting site conditions in 1953, 1964, 1974, 1989 and 1994. Copies of historical aerial photographs obtained from EDR are provided in Appendix D. In addition, SD prepared a site map utilizing "New York State Interactive Mapping Gateway" Color Infrared Digital Imagery depicting site conditions in 2002 (<http://www.nysgis.state.ny.us/gateway/mg/>) (Figure 3, Appendix A). The following bulleted items provide SD's interpretation of key highlights presented on these aerial photographs.

- 1953 (Black and White, 1"= 750') – The subject property is observed along Croton Dam Road. Improved roadways are located on the subject property. Approximately seven buildings seem apparent on the subject property. Residential developments are located in the vicinity of the subject property. A pool is located in the southwest portion of the subject property. The northwest and eastern portions of the site are vacant land.
- 1964 (Black and White, 1"= 750') – The subject property is observed along Croton Dam Road. Improved roadways are located on the subject property. Approximately seven buildings seem apparent on the subject property. Additional residential developments are located in the vicinity of the subject property. A pool is located in the southwest portion of the subject property. The northwest and eastern portions of the site are vacant land.
- 1974 (Black and White, 1"=750') – No significant changes are observed to the subject from the previous aerial photograph. A majority of the vicinity appears wooded.



- 1989 (Black and White, 1"= 833') – Assessment of this aerial is not possible due to poor photographic quality.
- 1994 (Black and White, 1"= 833') – Assessment of this aerial is not possible due to poor photographic quality.
- 2002 (Color, 1"=400') – The subject property is observed along Croton Dam Road. Stony Brook Hospital and several other associated buildings are located on the subject property. It appears as though eight (8) buildings are located on the subject property, with some smaller storage sheds located in the southwest corner of the subject property. Residential developments are located in the vicinity of the subject property. A baseball field is located to the northeast of the subject property.

### **3.3.2 Fire Insurance Maps**

SD researched the availability of Sanborn Fire Insurance Maps (Sanborn Maps) for the subject area with EDR. Sanborn Map coverage was available for the subject area in 1931, 1942, 1949, and 1971. Appendix E contains a copy of the Sanborn Map search confirmation. The following bulleted items provide SD's interpretation of key highlights presented on these Sanborn Maps.

- 1931 (Black and White, 1"=120') – The subject property is observed north of Pershing Avenue. The majority subject property is observed as vacant land. Several residential properties are observed surrounding the subject property to the south and east.
- 1942 (Black and White, 1"=120') – The subject property is observed along Croton Dam Road (Dale Avenue). The subject property is owned by Berdarn Realty Company Inc. Stony Lodge is located on the subject property with a circular roadway around the structure. Several unidentified structures are located within the subject property.
- 1949 (Black and White, 1"=120') – This Sanborn does not show a detailed view of the property. Additional residential development is observed surrounding the subject property.
- 1971 (Black and White, 1"=120') – This Sanborn does not show a detailed view of the property. Additional residential development is observed surrounding the subject property.



### 3.3.3 Property Tax Files

Review of property records provided by Real Quest indicates that the subject property is comprised of lot 2.

The following tables provide a summary of ownership history provided by Real Quest for parcels that comprised the subject property. Copies of property records are provided in Appendix C.

Table 2 - Property Ownership Information -Lot 2		
Grantor	Grantee	Date
SMA Realty Corp	Stony Lodge Hospital	May 1989

### 3.3.4 Recorded Land Title Records

See Section 3.4.3 for information pertaining to subject property ownership history.

### 3.3.5 USGS 7.5 Minute Topographic Map(s)

SD obtained four (4) historical topographic maps of the subject property from EDR. Copies of the historical topographic maps are included in Appendix F. Table 4 provides a summary of these topographic maps.

Table 4 - Summary of Topographic Maps			
Date	Quad Map	Scale	Series
1902	Tarrytown	1:62,500	15 Minute
1943	Ossining	1:31,680	7.5 Minute
1967	Ossining	1:24,000	7.5 Minute
1967-1979*	Ossining	1:24,000	7.5 Minute
* Photo Revised			

The following bulleted items provide SD's interpretation of key highlights presented on these historical topographic maps.

- 1902 - The subject property is observed east of the Hudson River. One (1) structure is observed on the subject property. A small creek is observed running on the subject property along the southeastern border. Several structures are observed in the vicinity of the subject property. The Central and Hudson River Railroad is located to the east of the subject property.



- 1947– A small improved circular road is located on the subject property. A total of four structures are apparent on the subject property. Significant development is observed to the south and west of the subject property. Saint Augustine Cemetery is observed to the west of the property.
- 1967- A small improved circular road is located on the subject property. A total of six structures are now apparent on the subject property. Croton Dam Road is located to the west of the subject property. Significant development is observed to the south and west of the subject property. Saint Augustine Cemetery is observed to the west of the property. Veterans Memorial Park is located to the east.
- 1967-1979- A small improved circular road is located on the subject property. A total of seven structures are now apparent on the subject property. Croton Dam Road is located to the west of the subject property. Saint Augustine Cemetery is observed to the west of the property. Veterans Memorial Park is located to the east.

### **3.3.6 Local Street Directories/MacRae's Industrial Directories**

SD requested a search of City Directory files from EDR for the address of 40 Croton Dam Road on March 9, 2006. The City Directory Search Report indicated that the subject property address was not listed within the City Directories database. 22, 24 Croton Dam Road was listed as residences in 1970, 1975, 1980, 1985, 1990, 1995, 2000, and 2005. Additionally, VS Construction Corp. was listed in the City Directory at 37 Croton Dam Road. Conte Landscaping is listed at 45 Croton Dam Road, while Megabrokers realty is listed at 49 Croton Dam Road. SD did not obtain a MacRae's Industrial Directory Report for the subject property because none of the other historic record sources indicated development for an industrial use, and it is unlikely that such a search report would provide any pertinent information with respect to the subject property. Copies of the City Directory Search Report are provided in Appendix G.



### **3.3.7 Other Historical Sources**

#### ***Stony Lodge Hospital, Inc. provided Documents***

Stony Lodge Hospital provided several documents regarding the onsite monitoring well, and quarterly sampling results for the well. These documents are included in Appendix C of this report.

The NYSDEC document signed by John O'Mara indicates that one well was to be placed downgradient from the USTs that were closed in place. Three different sampling events were performed in February, July and November of 1993. February and November results were non-detect (N/D) for all parameters, while July results indicated an elevated concentration of toluene [40.3 parts per billion (ppb)], benzene (2.8 ppb), and xylene (1.8 ppb).



#### **4.0 Site Inspection**

SD conducted the site inspection for this ESA on March 14, 2006. John Parykasz, the building superintendent for Stony Lodge Hospital, accompanied SD for the majority of the site inspection. The following subsections provide a summary of the on site conditions that are pertinent to this ESA. Site inspection photographs are included in Appendix H of this report.

#### **4.1 Improvements and Other Features**

The subject property was accessed from Croton Dam Road in the western portion of the site. Eight (8) buildings a garage and several small storage sheds are located on the subject property. No natural gas is used anywhere on the property. Several storm sewer catch basins are located throughout the property along the improved driveways. The buildings are serviced by sanitary sewer and do not utilize a septic system. The following paragraphs detail the feature of the buildings:

##### **Administration Building**

This two-story building contains a pharmacy and office space. The building is located in the southern portion of the subject property. One (1) 550 gallon UST containing #2 heating oil is located in the vicinity of the building, which fuels the furnace located in the boiler room.

##### **Maintenance Building**

This building is located in the southeastern portion of the subject property contains maintenance supplies and an upstairs sleeping area for the workers. Two (2)-275 gallon ASTs are located in the vicinity of the building. One of the ASTs is staged over soil and contains #2 heating oil which is used to fuel the furnace, while the other is staged on concrete and contains diesel fuel used to fuel machines and lawn care equipment. Several cabinets were located on the ground floor of this building that stored paints, supplies, and various maintenance equipment. Several empty propane cylinders were also located in the vicinity of this building.



### **West Lodge**

This two story building contains office space and is utilized for the storage of office supplies. The master MSDS book is located in this building. The building is located in the southern portion of the subject property. One (1) 550 gallon UST, containing #2 heating oil is located in the vicinity of the building, which is used to fuel the furnace located in the boiler room. Propane is used for hot water.

### **Garage**

This one story building contains lawn care machinery and a small tractor. The building is located in the southern portion of the subject property. The garage has a concrete floor which was observed to be of sound integrity. The garage is serviced by electric.

### **South Cottage**

This two story building contains office space. The building is located in the southern portion of the subject property. One (1) 1,000 gallon UST, containing #2 heating oil is located in the vicinity of the building. Propane is used for hot water.

### **East Lodge**

This building has the capacity to hold sixteen (16) patients. A propane tank is used for this building's emergency generator, while a 2,000 gallon UST, containing #2 heating oil is used to fuel the furnace. One approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.

### **North Lodge**

This building has the capacity to hold twenty-four (24) patients and eight adult units, which are not currently in use. A propane tank is used for this buildings generator, while a 2,000 gallon UST containing #2 heating oil is used to fuel the furnace. One (1) approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.



### **Main Building**

This building has the capacity to hold thirteen (13) patients. A propane tank is used for this buildings generator, while a 2,000 gallon UST containing #2 heating oil is used to fuel the furnace. One (1) approximately 2,000 gallon #2 heating oil UST was abandoned in place near this building.

### **Recreation Building**

This building contains a laundry room, an art room, some offices, and one small storage room. The boiler room contains one (1)-275 gallon #2 heating oil AST. This building also has 8 propane tanks associated with it, which are located behind the building.

### **Sheds**

Several small sheds and old pool storage structures are located in the southwestern portion of the property. The sheds were locked and SD was unable to gain access to these structures. Mr. Parykasz indicated that these structures were used historically as pool storage sheds, but were also used to store files after the pool was removed.

## **4.2 Hazardous Substances and Petroleum Products**

The heating fuel source for the buildings is typically propane and #2 fuel heating oil contained in an either ASTs or USTs. SD observed the ASTs to be in relatively good condition. No indication of release was observed in any of the boiler rooms.

### **4.3 Aboveground Storage Tanks (AST)**

Three (3) active 275 gallon ASTs were observed on the subject property during the site reconnaissance. The ASTs appeared to be in good condition and no evidence of staining was observed near the ASTs. See Section 4.1 for a more detailed description of these ASTs.

### **4.4 Underground Storage Tanks (UST)**

Six (6) active USTs and three (3) inactive USTs that have been abandoned in place are present on the subject property. See Section 4.1 for a detailed description of the USTs.



#### **4.5 Indications of Polychlorinated Biphenyls**

Transformers and other types of electrical equipment have historically utilized dielectric fluid containing polychlorinated biphenyl compounds (PCBs). SD observed one (1) pad mounted transformer near the main building on the subject property during the March 14, 2006 site inspection. The transformer appeared to be well maintained and in good condition. There was no evidence of stressed vegetation or staining visible on the ground surface in vicinity of the transformers that would be indicative of a past release of PCBs.

#### **4.6 Indications of Solid Waste Disposal**

One (1) area of solid waste disposal was observed on the subject property during the March 14, 2006 site reconnaissance. This area was north of East Lodge and west of North Lodge. SD observed a large pile of mostly vegetative debris on the side of the hill. The pile was rather deep and appeared to be only vegetative debris. John Parykasz and Kevin Czipo, Executive Director, indicated that to their knowledge only vegetative debris had been dumped at this location, however if any other dumping had occurred on the property this would be the location.

#### **4.7 Boiler Rooms**

Boiler/furnace rooms were located in each building described in section 4.1, except for the garage and small storage sheds. The boiler rooms contained furnaces and hot water heaters. The furnaces were fueled by #2 heating oil while the hot water heaters were typically fueled with either propane or #2 heating oil. In each building, the boiler room floors were made of concrete and were of sound integrity with no indication of staining observed.



## 5.0 Findings and Conclusions

SD has performed an ESA in conformance with the scope and limitations of ASTM Practice E 1527-00 for the subject property designated as Block 13m, Lot 2 in the Town of Ossining, Westchester County, New York. Any exceptions to or deletions from this practice are described in Sections 1.2, 1.3, and 6.0 of this report. The subject property was identified in environmental database report lists. This assessment has revealed no evidence of RECs in connection with the subject property, except for the following.

- **Underground Storage Tanks (REC-1)** – USTs have existed and currently exist at the subject property. Six (6) active USTs and three (3) USTs that have been abandoned in place are present on the subject property. Additional investigation is warranted.
- **Waste Piles (REC-2)**– One (1) area of solid waste disposal was observed on the subject property during the March 14, 2006 site reconnaissance. This area was north of East Lodge and west of North Lodge. SD observed a large pile of mostly vegetative debris on the side of the hill. The pile was rather deep and appeared to be only vegetative debris. John Parykasz and Kevin Czipo, Executive Director, indicated that to their knowledge only vegetative debris had been dumped at this location, but if any other dumping had occurred on the property this would be the location. Additional investigation is warranted.

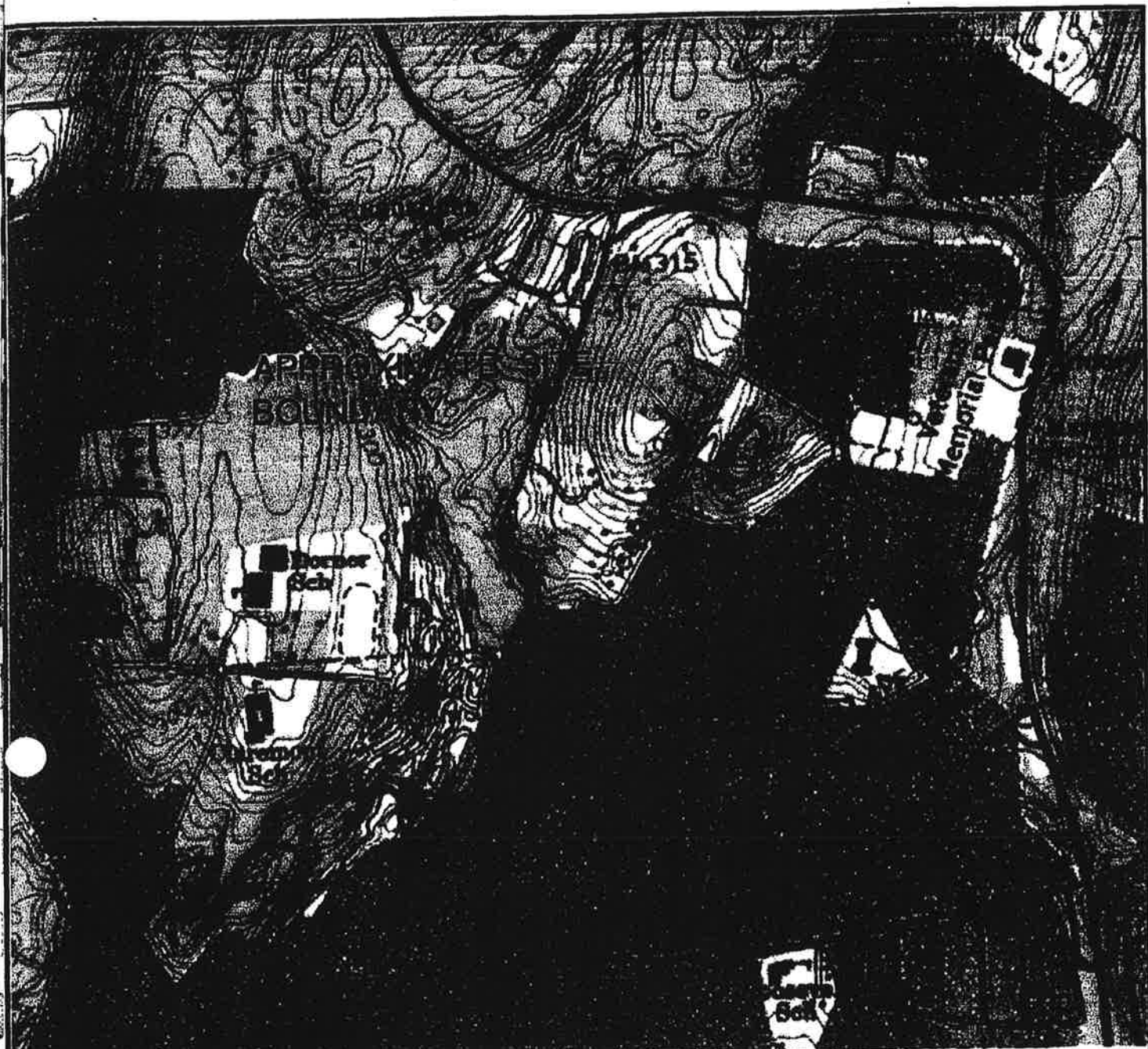


## **6.0 General Limitations**

The Environmental Assessment activities and the preparation of this Report were conducted in accordance with practices and procedures generally accepted in the consulting engineering field. The information contained in this Report is further qualified as follows:

1. SD assumes no responsibility for matters of a legal nature affecting the subject property inspected or the title thereto.
2. Any sketch appearing in or attached to the inspection Report, or any statement of dimensions, capacities, quantities or distances, are approximate and are included to assist the reader in visualizing the subject property. SD made no survey of the subject property.
3. Employees of SD are not required to give testimony or appear in court because of having made the inspection with reference to the subject property in question, unless arrangements have been previously made therefore.
4. This Report is not intended to have any direct effect on the value of the subject property inspected but simply to provide a visual Environmental Assessment solely for the benefit of the Principal Parties.
5. Information, estimates and opinions furnished to SD and contained in the report, were obtained from sources considered reliable and believed to be true and correct. However, SD has made no independent investigation as to such matters and undertakes no responsibility for the accuracy of such items. No other warranty is given or implied by this Report.
6. The Report is solely for the benefit and personal use of the Principal Parties, and is subject to and issued in connection with the Proposal and the Terms and Conditions attached thereto. The data reported and findings, observations, and conclusions expressed in the Report are limited by the Scope of Work.





NO PROPERTY CORNERS SET BY CONTRACTUAL AGREEMENT

THIS SURVEY MAKES NO REPRESENTATION AS TO THE EXISTENCE OR NON-EXISTENCE OF FRESH WATER INLAND WETLANDS.

**FIGURE 1**  
**STONY LODGE**  
**BLOCK 13, LOT 2**  
**40 CROTON DAM ROAD**  
**TOWN OF OSSING, WESTCHESTER COUNTY, NY**

**-NOTICE-**

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## U.S.G.S. TOPOGRAPHIC MAP



### SCHOOR DEPALMA

Engineers and Consultants

Cert. Of Authorization 24GA27926200

200 STATE HIGHWAY NINE

P.O. BOX 900 MANALAPAN, NJ 07726

TEL (732)577-9000 FAX (732)577-9888

SCALE	DATE	DRAWN BY	DES. BY	FILE NO.	CHECKED BY
N.T.S	03/10/06	SVJ	SM	060075501	NJ

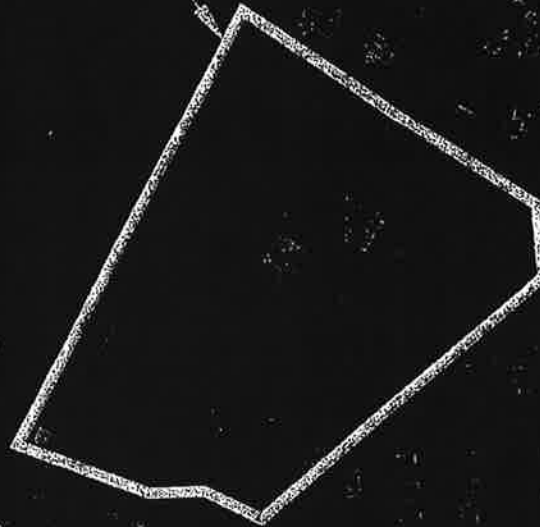
DATE REVISIONS ORDER NO.







**APPROXIMATE SITE  
BOUNDARY**



NO PROPERTY CORNERS SET BY CONTRACTUAL AGREEMENT  
THIS SURVEY MAKES NO REPRESENTATION AS TO THE EXISTENCE  
OR NON-EXISTENCE OF FRESH WATER INLAND WETLANDS.

**FIGURE 3**  
**STONY LODGE**  
**BLOCK 13, LOT 2**  
**40 CROTON DAM ROAD**  
**TOWN OF OSSINING, WESTCHESTER COUNTY, NY**

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**AERIAL LOCATION MAP**



**SCHOOR DEPALMA**

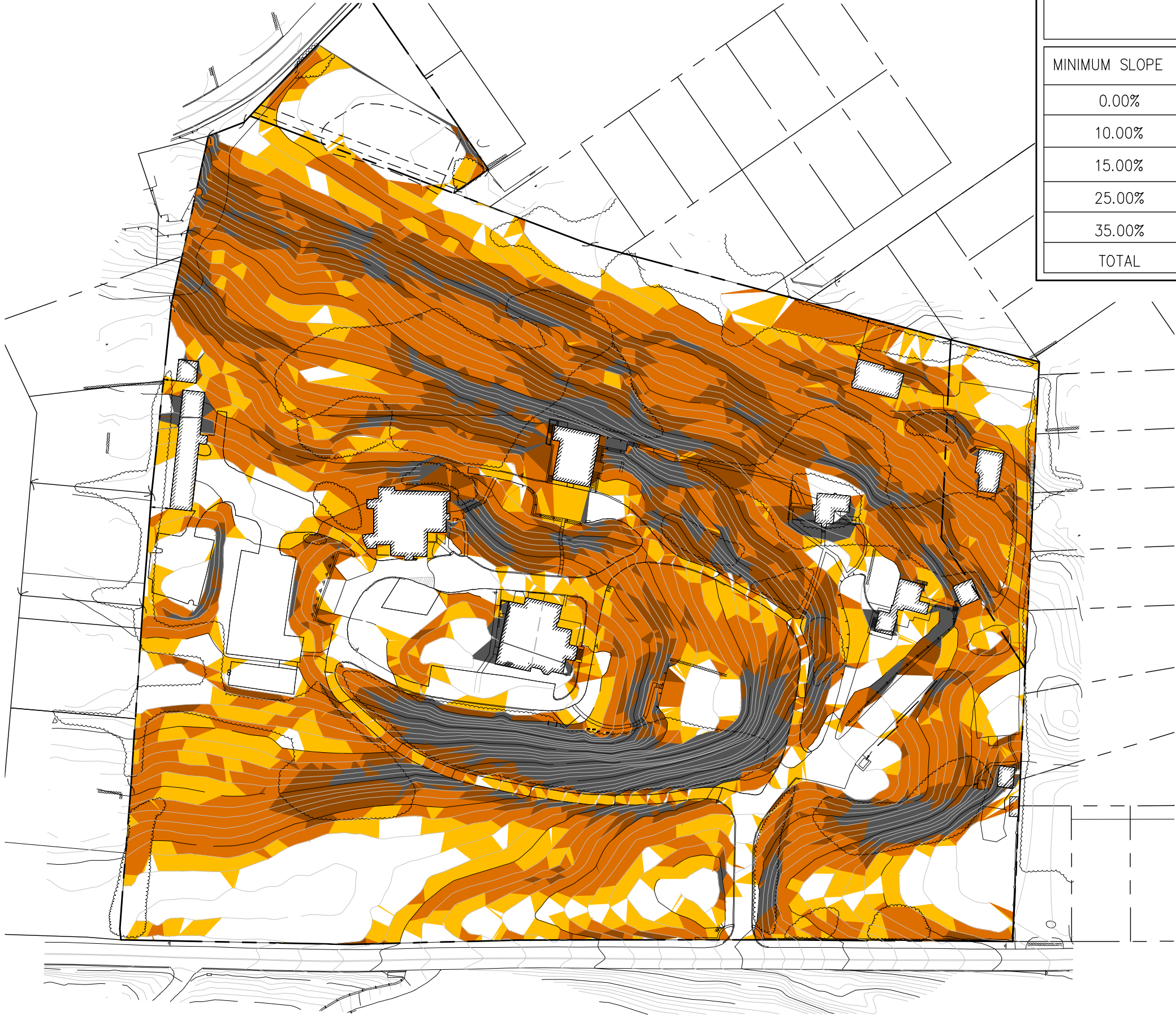
**Engineers and Consultants**

Cert. Of Authorization 24GA27926200  
200 STATE HIGHWAY NINE  
P.O. BOX 900 MANALAPAN, NJ 07726  
TEL (732)577-9000 FAX (732)577-9888

SCALE	DATE	DRAWN BY	DES. BY	FILE NO.	CHECKED BY
N.T.S	03/10/06	SVJ	SM	060075501	NJ

DATE	REVISIONS	ORDER NO.

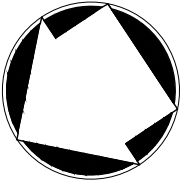




SLOPES TABLE			
MINIMUM SLOPE	MAXIMUM SLOPE	AREA (SF/ACRES)	COLOR
0.00%	10.00%	215,652/5.0	
10.00%	15.00%	121,080/2.8	
15.00%	25.00%	242,867/5.5	
25.00%	35.00%	122,749/2.8	
35.00%	VERTICAL	76,834/1.8	
TOTAL		779,182/17.9	

JMC

120 BEDFORD RD  
ARMONK  
NY 10504  
  
(914) 273-5225  
fax 273-2102  
  
JMCPLLC.COM



40 CROTON DAM ROAD

RIVER KNOLL

TOWN OF OSSINING, NEW YORK

DATE: 10/22/2015

SLOPE ANALYSIS FIGURE

JMC PROJECT: 15064

FIGURE: FIG-1

SCALE: 1" = 120'



**SCHOOR DEPALMA**  
Engineers and Consultants

March 9, 2006

MaryAnn Roberts, *Town Clerk*  
16 Croton Avenue  
Ossining, NY 10562  
Phone: (914) 762-8428  
fax (914) 762-7710  
townclerk@townofossining.com

**RE: Phase I Environmental Site Assessment**  
**Stony Lodge Hospital**  
**40 Croton Dam Road**  
**Block 13, Lot 2**  
**Town of Ossining, Westchester County, NY**  
**Our Project Number 060075501**

Dear MaryAnn Roberts,

Pursuant to the Freedom of Information Act (FOIA) dealing with the examination and duplication of records maintained by public agencies, Schoor DePalma (SD) requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present, environmental concerns for the above-referenced site. The information disclosed for the subject site should include, but not be limited to, hazardous substances, underground storage tank (UST) systems, areas of fill, records of historical enforcement actions, investigations involving soil and/or groundwater quality/contamination, and the overall environmental quality of the site. Available records will be reviewed to assist with the preparation of a Phase I Environmental Site Assessment for the subject property. A map is enclosed to assist in locating the property.

Please contact me (smaravel@schoordepalma.com or 732-577-9000 ext.1051) at your earliest convenience with the availability of any records or with any questions that you might have. I thank you in advance for your prompt attention to this matter.

Very truly yours,

**SCHOOR DEPALMA INC.**

Steven Maravelias

n:\project\2006\0600755\01\sar\requests\town of ossining.doc

**QualityFirst™**

Justin Corporate Center, 200 State Highway Nine | PO Box 900 | Manalapan, NJ 07726-0900  
tel 732.577.9000 | fax 732.577.9888 | [www.schoordepalma.com](http://www.schoordepalma.com)

New Jersey Pennsylvania New York Florida Arizona

Damiano Long - A division of Schoor DePalma



**SCHOOR DEPALMA**  
Engineers and Consultants

March 9, 2006

Office of the Westchester County Clerk  
110 Dr. Martin Luther King Jr. Blvd  
White Plains, New York 10601  
email: cclerk@westchestergov.com  
Phone: (914) 995-3080 Fax: (914) 995-4030

**RE: Public Records Review Request  
Phase I Environmental Site Assessment  
Stony Lodge Hospital  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining, Westchester County, NY  
Our Project Number 060075501**

Dear Westchester County Clerk,

Pursuant to the Freedom of Information Act (FOIA) dealing with the examination and duplication of records maintained by public agencies, Schoor DePalma (SD) requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present, environmental concerns for the above-referenced site. The information disclosed for the subject site should include, but not be limited to, hazardous substances, underground storage tank (UST) systems, areas of fill, records of historical enforcement actions, investigations involving soil and/or groundwater quality/contamination, and the overall environmental quality of the site. Available records will be reviewed to assist with the preparation of a Phase I Environmental Site Assessment for the subject property. A tax map is enclosed to assist in locating the property.

Please contact me (smaravel@schoordepalma.com or 732-577-9000 ext.1051) at your earliest convenience with the availability of any records or with any questions that you might have. I thank you in advance for your prompt attention to this matter.

Very truly yours,

**SCHOOR DEPALMA INC.**

Steven Maravelias

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tel 732.577.9000 | fax 732.577.9888 | [www.schoordepalma.com](http://www.schoordepalma.com)

New Jersey Pennsylvania New York Florida Arizona

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**Stony Lodge Hospital**

**Tank Information for Petroleum Bulk Storage**

<b><u>Tank Number</u></b>	<b><u>Location</u></b>	<b><u>Capacity</u></b>	<b><u>Notes</u></b>
001	Maintenance	275	above-ground
002	Maintenance	275	above-ground
003	Main Bldg.	1800	buried
004	North Lodge	1800	buried
005	East Lodge	1800	buried
006	South Cottage	1000	buried
007	Administration	550	buried
008	West Lodge	550	buried
009	Recreation	275	above-ground

TOTAL UST STORAGE CAPACITY = 7,500      EXEMPT FROM EPA SPCC REQUIREMENTS

TOTAL AST STORAGE CAPACITY = 825      EXEMPT FROM EPA SPCC REQUIREMENTS

SPCC= oil spill prevention, control, and countermeasure



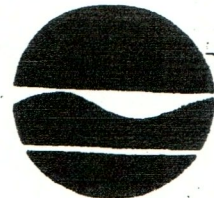
New York State Department of Environmental Conservation

Region 3

21 South Platt Corners Road

New Paltz, NY 12561-1696

914-255-5453



THOMAS C. JORLING  
COMMISSIONER

*Carter,*

*This is the proposal  
he discussed last week -  
he really has no choice -*

September 16, 1992

*In reality, it's a hell of a lot  
cheaper than digging the tanks up.*

*Sty*

ANTHONY NESTER  
NESBRO CORPORATION  
PO BOX 1339  
PEEKSKILL NY 10566

Re: *Stony Lodge Hospital*  
*Croton Dam Road, Tank Closures*

Dear Mr. Nester:

Based upon your submitted lab data of September 9, 1992, this Department agrees that, based on site logistics and the Department's human health guidance values for soil, it is appropriate to close the tanks in place. The Department is requiring that at least one monitoring well be placed downgradient and sampled quarterly for at least two quarters. The analysis should be EPA 8021 and 8270 and those results submitted to this Department.

Very truly yours,

*John K. O'Mara*

John K. O'Mara, P.E.  
Environmental Engineer II  
Region 3

JKO/by

cc: File

Doshna/Wadsworth/PBS File

T. Ghiosay

*10/13/92*

*OK*  
*AV*  
*10/18/92*



# NESBRO CORPORATION

September 29, 1992

Stony Lodge Hospital, Inc.  
Croton Dam Road  
Ossining, New York 10562  
Attn: Mr. Kent Hilliard

Page 1 of 3

Re: Budget for NYSDEC required Monitoring Well.

Dear Kent:

As per our discussion of September 25, 1992, regarding a budgetary cost projection for compliance with the N.Y.S.D.E.C. monitoring well requirements (see attached letter).

## GENERAL:

The installation of the monitoring well will require a topographic survey of the site, to determine the best location for the well. The site plan, well design, and testing schedule, must be approved by the State before we can commence work.

## TOPOGRAPHIC SURVEY:

In an effort to reduce the survey cost, I contacted Mr. W.A. Slater L.S., (the surveyor of record) to update the survey with spot elevations. Mr. Slater stated that a revised survey would cost about \$50,000.00; and when asked for a copy of the existing survey, he said that his policy is NOT to sell copies.

I also met with my surveyor Mr. D. Donnelly, L.S., to review the project requirements, and feasibility of utilizing the old survey copy. Mr. Donnelly suggested that we trace the existing survey map and transfer the new field data to the copy. He also feels that the most cost effective way to accomplish this is on a hourly rate, with a not to exceed cost of \$1200.00.

## PROPOSED WELL DESIGN:

The drawing for the proposed well has been completed, and is available for use in obtaining price quotations. The design is base on your statement that the lower field groundwater table, is within fifteen (15) feet of grade. Please understand that NYSDEC approval of this design is required. The proposed well configuration will require the following materials:

- 1-10 foot length of 4" PVC schedule 40 (0.20 screen threaded) pipe.
- 1-10 foot length of 4" PVC schedule 40 Well Riser (threaded) pipe.
- 1-3 foot length of 6" PVC well sleeve.
- 1-6" PVC sleeve cap
- 1-4" PVC threaded well base.



# NESBRO CORPORATION

September 29, 1992

Stony Lodge Hospital, Inc.  
Re: Budget for NYSDEC required Monitoring Well.

Page 2 of 2

## PROPOSED WELL DESIGN:(CONT.)

- 1-4" PVC threaded well adapter.(top).
- 1-4" PVC threaded well plug.
- 3- CuYds of Gravel

THE PROJECTED COST FOR THE ABOVE ITEMS IS: \$350.00

## WELL INSTALLATION:

The actual installation of the well can be accomplished in two ways, the first is with a drill rig, and the second is with a backhoe. I think the backhoe will be the most cost effective. I spoke with Gene, from G-T-R Enterprises, and he feel that a budget between \$700.00 to \$900.00 will cover the equipment and labor to place the well. The materials are not included.

THE ESTIMATED COST FOR THE ABOVE: \$800.00

## NESBRO SERVICES:

Nesbro shall provide the following services:

- 1) Proposed Well drawing (complete 09/28/92)
- 2) Coordinate and oversee survey field team.
- 3) Coordinate and oversee well installation
- 4) Documentation of well installation, for attachment to the Tank Closure Report.
- 5) Prepare well testing schedule and procedures for submittal.
- 6) Submittal of Site Plan, Well design, and test schedule for NYSDEC approval.

THE ESTIMATED COST FOR THE ABOVE: \$ 800.00

## TESTING PROGRAM REQUIREMENTS:

Testing of the well must be conducted for at least two (2) quarters, following NYSDEC well sampling protocol, as follows:

- A) Prior to sampling, the well must be purged by bailing 3-5 volumes of water present in the well.
- B) If free product is found in the monitoring well, the incident must be reported to the NYSDEC within two (2) hours.
- C) The sample of groundwater, shall be tested by a NYS Department of Health Certified Laboratory. The test method shall be EPA 8021 and EPA 8070.
- D) The results of each analysis must be submitted to the NYSDEC.
- E)(\*) Copies of all test data will be included in the Tank Closure Report.

(\*) NOT PART OF NYSDEC PROTOCOL

P.O. BOX 1339, PEEKSKILL, N.Y. 10566  
(914) 739-1341 • FAX (914) 739-2756



# NESBRO CORPORATION

September 29, 1992

Stony Lodge Hospital, Inc.  
Re: Budget for NYSDEC required Monitoring Well.

Page 3 of 3

## TESTING PROGRAM COSTS:

The projected cost of the testing program is as follows:

- 1) Purging of well, by testing laboratory ( Est @ 5 hrs.) \$225.00
- 2) Laboratory Cost for EPA 8021: \$ 195.00
- 3) Laboratory cost for EPA 8070: \$ 500.00

PROJECT COST PER QUARTER SAMPLE: \$920.00

TOTAL SAMPLING COST (TWO (2) QUARTER SAMPLES): \$ 1,840.00

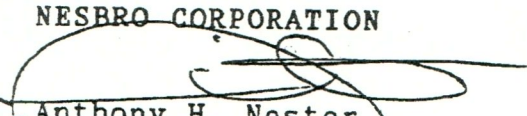
## SUMMARY:

The projected budget for the entire project, assuming-one (1) well and NO additional testing is: \$5,000.00

As always, we are available to answer any questions you may have regarding this phase of the closure project. Please understand that we can not procrastinate with this project; all data should be submitted to the State within 30 days. I await you reply to proceed.

Very truly yours,

NESBRO CORPORATION

  
Anthony H. Nester  
President

AHN:sn  
Attachments (2)

OK  
ALP  
10/8/92



NESBRO CORPORATION  
P.O. BOX 1339  
PEEKSKILL, NY 10566-1339

BILL NUMBER: 1110

DATE: 02/24/93

PAGE: 1

BILL TO:

PO: KENT

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING PHASE-1  PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #8021).....\$195.00 TEST (EPA #8070).....\$500.00  NEXT SAMPLE SCHEDULED 5/93  WELL CLEAN (LAB DATA ATTACHED)	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

NESBRO CORPORATION  
\* FOR ALL YOUR PETROLEUM STORAGE NEEDS \*  
TELEPHONE NO: 914-739-1341  
FAX NO: 914-739-2756





ATLANTIC  
Petroleum Services, Inc.

*Inspections of Quality*

P.O. Box 030317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

QUARTERLY GROUNDWATER MONITORING REPORT

CLIENT : NESBRO CORPORATION

LOCATION : STONY LODGE HOSPITAL, CROTON DAM ROAD, OSSINING, NEW YORK

FILE No. : 93003

DATE : JANUARY 29, 1993 SAMPLED BY : J.M.L.

MONITORING WELL ID No. : SITE WELL No. 1

WELL CASING HEIGHT  
FROM GRADE STEEL/PVC : 1.25

\*  
DEPTH TO GW/PROD FROM TOC : 3.25

TO BOTTOM (WELL DEPTH): 11.72

AMOUNT OF FLOATING  
IMMISCIBLE LAYER (FT) : NONE

THICKNESS OF WATER (FT) : 8.47

INTERNAL DIAMETER OF  
CASING : .33

VOLUME OF WATER IN WELL  
(GALLONS) : 5.55

VOLUME OF WATER PURGED  
FROM WELL (GALLONS) : 20.00

TIME MEASURED : 1500

RECOVERY ABILITY : EXCELLENT

1ST TEST

NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.





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New York, 10303-0001  
Telex: 141032 / ATPETROL

## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED: 02-01-93  
SAMPLE TESTED : 02-17-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270	RESULTS	EPA 8270	RESULTS
SW - 1	mmg/l (ppb)	SW - 1	mmg/l (ppb)
Acenaphthene	N/D	Di-N-Butylphthalate	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluoranthene	N/D	Dieldrin	N/D
Benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Chi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
4- Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
2- Chloronaphthaele	N/D	Hexachlorobutadiene	N/D
4- Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

*United States Customs Approved*





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New York, 10303-0001  
Telex: 141032 / ATPETROL

## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED: 02-01-93  
SAMPLE TESTED : 02-17-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270

SW - 1

RESULTS mmg/l (ppb)

Nitrobenzene	N/D
N-Nitrosis-N-Propylamine	N/D
Phenanthrene	N/D
Pyrene	N/D
Toxaphene	N/D
2,4-Trichlorobenzene	N/D
azidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Endrin	N/D
Hexachlorocyclopentadiene	N/D
N-Nitrosodimethylamine	N/D
N-Nitrosodiphenylamine	N/D

N/D - Indicates less than 1 part per billion or below detection limit.

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Laboratory Director

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## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONE LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED : 02-01-93  
SAMPLE TESTED : 02-17-93  
N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Methylene Chloride	N/D	Ethylbenzene	N/D
1,1-Dichloroethylene	N/D	Toluene	N/D
1,1-Dichloroethane	N/D		
trans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
1,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
1,1-Dibromochloroethane	N/D	Chloroethane	N/D
Bromoform	N/D	2-Chlorotoluene	N/D
1,1,1-Trichloroethane	N/D	4-Chlorotoluene	N/D
trans-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
Benzene	N/D	Cis-1,3-Dichloropropene	N/D
Chlorobenzene	N/D	Dibromomethane	N/D
o-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
m-Dichlorobenzene	N/D		
p-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
1,1-Dibromodichloromethane	N/D	N-Butylbenzene	N/D

'D' = Indicates less than 1 part per billion or below detection limit.

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New York, 10303-0001  
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CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONE LODGE HOSPITAL  
SITE WELL #1 LIQUID  
P.S. FILE No. : 93003  
SAMPLE DRAWN : 01-29-93  
SAMPLE RECEIVED : 02-01-93  
SAMPLE TESTED : 02-17-93  
U.S. ELAP LAB ID No. 10750/10058

PA 8021	RESULTS
SAMPLE SW - 1	ug/L
2-Dichloropropane	N/D
3-Dichloropropane	N/D
2-Dichloropropane	N/D
1-chloropropene	N/D
1,2-dichlorobutadiene	N/D
isopropylbenzene	N/D
isopropylbenzene	N/D
phthalene	N/D
Propylbenzene	N/D
styrene	N/D
1,1,2-Tetrachloroethane	N/D
1,1,2,2-Tetrachloroethane	N/D
2,3-Trichlorobenzene	N/D
2,4-Trichlorobenzene	N/D
1-chloroethene	N/D
2,3-Trichloropropane	N/D
2,4-Trimethylbenzene	N/D
3,5-Trimethylbenzene	N/D
Xylene	N/D
Xylene	N/D
Xylene	N/D

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RO CORPORATION  
BOX 1339  
KILL, NY 10566-1339

BILL NUMBER: 1139

DATE: 07/08/93

PAGE: 1

PO: KENT

BILL TO:

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING PHASE-2  PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #8021).....\$195.00 TEST (EPA # 8070).....\$500.00  THIS CONCLUDES THE NYSDEC WELL MONITORING REQUIREMENTS. IF THE STATE REQUIRES ADDITIONAL TESTING, I WILL CALL YOU. INSTALLATION & CLOSURE PLAN WILL WILL FOLLOW WITHIN 30 DAYS.	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

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New York, 10303-0001  
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QUARTERLY GROUNDWATER MONITORING REPORT

CLIENT	:	<u>NESBRO CORPORATION</u>	
LOCATION	:	<u>STONY LODGE HOSPITAL, CROTON DAM ROAD, OSSINING, NEW YORK</u>	
FILE No.	:	<u>93056</u>	
DATE	:	<u>JULY 07, 1993</u>	SAMPLED BY : <u>J.M.L.</u>
MONITORING WELL ID No.	:	<u>SITE WELL No. 1</u>	
WELL CASING HEIGHT FROM GRADE STEEL/PVC	:	1.21	
*			
DEPTH TO GW/PROD FROM TOC	:	8.16	
TOC TO BOTTOM (WELL DEPTH):	:	11.58	
UNT OF FLOATING IMMISCIBLE LAYER (FT)	:	NONE	LAST TEST
THICKNESS OF WATER (FT)	:	3.42	
INTERNAL DIAMETER OF CASING	:	.33	
VOLUME OF WATER IN WELL (GALLONS)	:	7.63	
VOLUME OF WATER PURGED FROM WELL (GALLONS)	:	23.00	
TEMPERATURE °F.	:	59.9	
PH	:	6.8	
TIME MEASURED	:	1400	
RECOVERY ABILITY	:	GOOD	

NOTES:

TOC is top of PVC well casing.  
All measurements to +/- .01 Feet.

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## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270 SW - 1	RESULTS mmg/l (ppb)	EPA 8270 SW - 1	RESULTS mmg/l (ppb)
Acenaphthene	N/D	Di-N-Butylphthalate	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluoranthene	N/D	Dieldrin	N/D
Benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
Chloronaphthaele	N/D	Hexachlorobutadiene	N/D
Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd)Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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*United States Customs Approved*





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New York, 10303-0001  
Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED: 07-09-93  
SAMPLE TESTED : 07-07 / 08-03-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

PA 8270

1 - 1

RESULTS mmg/l (ppb)

Nitrobenzene	N/D
1-Nitrosis-N-Propylamine	N/D
1-benzanthrene	N/D
Pyrene	N/D
1-Toluene	N/D
1-Trichlorobenzene	N/D
benzidine	N/D
Endosulfan I	N/D
Endosulfan II	N/D
Lindrin	N/D
Hexachlorocyclopentadiene	N/D
1-Nitrosodimethylamine	N/D
1-Nitrosodiphenylamine	N/D

N/D - Indicates less than 1 part per billion or below detection limit.

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# CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION

MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID

A P.S. FILE No. : 93056

SAMPLE DRAWN : 07-07-93

S MPLE RECEIVED : 07-09-93

S MPLE TESTED : 07-09 / 08-03-93

N Y.S. ELAP LAB ID No. 10750/10058

EPA 8021 SAMPLE SW - 1	RESULTS ug/L	EPA 8021 SAMPLE SW - 1	RESULTS ug/L
Methylene Chloride	N/D	Ethylbenzene	N/D
1,1-Dichloroethylene	N/D	Toluene	40.3
1,1-Dichloroethane	N/D		
1,1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
1,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
1-Bromochloroethane	N/D	Chloroethane	N/D
Perchloroform	N/D	2-Chlorotoluene	N/D
Tetrachloroethane	N/D	4-Chlorotoluene	N/D
Cis-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
Benzene	2.8	Cis-1,3-Dichloropropene	N/D
Chlorobenzene	N/D	Dibromomethane	N/D
O-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
P-Dichlorobenzene	N/D		
P-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
Bromodichloromethane	N/D	N-Butylbenzene	N/D

N.D. = Indicates less than 1 part per billion or below detection limit.

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## CERTIFICATE OF ANALYSIS

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93056  
SAMPLE DRAWN : 07-07-93  
SAMPLE RECEIVED : 07-09-93  
SAMPLE TESTED : 07-09 / 08-03-93

N.Y.S. ELAP LAB ID No. 10750/10058

F A 8021

SAMPLE SW - 1

### RESULTS

ug/L

1 2-Dichloropropane  
1 3-Dichloropropane  
2 2-Dichloropropane  
1 1-Dichloropropene  
E chlorobutadiene  
1 propylbenzene  
P-isopropylbenzene  
F-phthalene  
N Propylbenzene  
Styrene  
1 1,1,2-Tetrachloroethane  
1 1,2,2-Tetrachloroethane  
1 2,3-Trichlorobenzene  
1 2,4-Trichlorobenzene  
T ichloroethene  
1 2,3-Trichloropropane  
1 2,4-Trimethylbenzene  
1 3,5-Trimethylbenzene  
X lene

N/D  
N/D  
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N/D  
N/D  
1.80

?

N D = Indicates less than 1 part per billion or below detection limit.

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Laboratory Director

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CORPORATION  
X 1339  
ILL, NY 10566-1339

BILL NUMBER:

1161

DATE:

11/29/93

PAGE:

1

PO:

092293

BILL TO:

STONY LODGE HOSPITAL, INC.  
CROTON DAM ROAD  
OSSINING, NY 10562

QTY	DESCRIPTION	PRICE	TAX	CHARGE
1	NYSDEC WELL MONITORING RETEST HR. PRICE AS QUOTED LABOR:.....\$225.00 TEST (EPA #8021 ).....\$195.00 TEST (EPA #8070 ).....\$500.00  TEST RESULTS ATTACHED..... INSTALLATION & CLOSURE REPORTS TO FOLLOW WITHIN 30 DAYS.....	920.00	0.00	920.00
			TAX	0.00
			TOTAL	920.00

NESBRO CORPORATION  
\* FOR ALL YOUR PETROLEUM STORAGE NEEDS \*  
TELEPHONE NO: 914-739-1341  
FAX NO: 914-739-2756





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New York, 10303-0001  
Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED : 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021	RESULTS	EPA 8021	RESULTS
SAMPLE SW - 1	ug/L	SAMPLE SW - 1	ug/L
Methylene Chloride	N/D	Ethylbenzene	N/D
1,1-Dichloroethylene	N/D	Toluene	N/D
1,1-Dichloroethane	N/D		
Trans-1,2-Dichloroethylene	N/D	Bromomethane	N/D
Chloroform	N/D	Chloromethane	N/D
1,2-Dichloroethane	N/D	Trichloro-Fluoromethane	N/D
1,1,1-Trichloroethane	N/D	Bromobenzene	N/D
Carbon Tetrachloride	N/D	Bromochloromethane	N/D
Vinyl Chloride	N/D	SecButylbenzene	N/D
1,1,2-Trichloroethane	N/D	TertButylbenzene	N/D
Dibromochloroethane	N/D	Chloroethane	N/D
Bromoform	N/D	2-Chlorotoluene	N/D
Tetrachloroethane	N/D	4-Chlorotoluene	N/D
Cis-1,2-Dichloroethylene	N/D	Chloroethylethylether	N/D
Benzene	N/D	Cis-1,3-Dichloropropene	N/D
Chlorobenzene	N/D	Dibromomethane	N/D
O-Dichlorobenzene	N/D	Trans-1,3-Dichloropropene	N/D
M-Dichlorobenzene	N/D		
P-Dichlorobenzene	N/D	Dichlorodifluoromethane	N/D
Bromodichloromethane	N/D	N-Butylbenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

Description of the sample material tested is as indicated by our client. This certificate covers only those chemical components and physical properties for which tests were requested. No liability is assumed for anything not tested and reported.

≡ United States Customs Approved ≡





ATLANTIC  
Petroleum Services, Inc.

COPY

*Inspections of Quality*

P.O. Box 317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

C E R T I F I C A T E   O F   A N A L Y S I S

CLIENT : NESBRO CORPORATION  
MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No. : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED : 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750/10058

EPA 8021 SAMPLE SW - 1	RESULTS ug/L
1,2-Dichloropropane	N/D
1,3-Dichloropropane	N/D
2-Dichloropropane	N/D
1-Dichloropropene	N/D
Hexachlorobutadiene	N/D
Isopropylbenzene	N/D
P-Isopropylbenzene	N/D
Naphthalene	N/D
N-Propylbenzene	N/D
Styrene	N/D
1,1,1,2-Tetrachloroethane	N/D
1,1,2,2-Tetrachloroethane	N/D
1,2,3-Trichlorobenzene	N/D
1,2,4-Trichlorobenzene	N/D
Trichloroethene	N/D
1,2,3-Trichloropropane	N/D
1,2,4-Trimethylbenzene	N/D
1,3,5-Trimethylbenzene	N/D
Xylene	N/D

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ATLANTIC PETROLEUM SERVICES, INC.

*James Egan*  
JAMES EGAN  
Laboratory Director

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*≡ United States Customs Approved ≡*





# ATLANTIC Petroleum Services, Inc.

# COPY

*Inspections of Quality*

P.O. Box 317  
Phone (718) 720-8700

Mariner's Harbor  
Fax (718) 720-1405

New York, 10303-0001  
Telex: 141032 / ATPETROL

CLIENT : CERTIFICATE OF ANALYSIS  
NESBRO CORPORATION

MATERIAL : STONY LODGE HOSPITAL  
SITE WELL #1 LIQUID  
A.P.S. FILE No : 93095

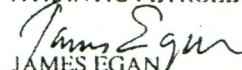
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED: 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270	RESULTS	EPA 8270	RESULTS
SW - 1	mmg/l (ppb)	SW - 1	mmg/l (ppb)
Acenaphthene	N/D	Di-N-Butylphthalate	N/D
Acenaphthylene	N/D	1,3 -Dichlorobenzene	N/D
Anthracene	N/D	1,2 -Dichlorobenzene	N/D
Aldrin	N/D	1,4 -Dichlorobenzene	N/D
Benzo (A) Anthracene	N/D	3,3 -Dichlorobenzene	N/D
Benzo (B) Fluoranthene	N/D	Dieldrin	N/D
Benzo (K) Fluoranthene	N/D	Diethyl Phthalate	N/D
Benzo (A) Pyrene	N/D	Dimethyl Phthalate	N/D
Benzo (Ghi) Perylene	N/D	2,4 -Dinitrotoluene	N/D
Benzyl Butyl Phthalate	N/D	2,6 -Dinitrotoluene	N/D
BHC (C.A.S. 319-85-7)	N/D	Di-N-Octylphthalate	N/D
BHC (C.A.S. 319-86-8)	N/D	Endosulphan Sulfate	N/D
Bis (2-Chloroethyl) Ether	N/D	Endrin Aldehyde	N/D
Bis (2-Chloroethyl) Methane	N/D	Fluoranthene	N/D
Bis (2-Ethylhexyl) Phthalate	N/D	Fluorene	N/D
Bis (2-Chloroisopropyl)	N/D	Heptachlor	N/D
4- Bromophenyl Phenyl Ether	N/D	Heptachlor Epoxide	N/D
Chlordane	N/D	Hexachlorobenzene	N/D
2- Chloronaphthale	N/D	Hexachlorobutadiene	N/D
4- Chlorophenyl Phenyl	N/D	Hexachloroethane	N/D
Chrysene	N/D	Indeno (1,2,3-Cd) Pyrene	N/D
4,4' - DDD	N/D	Isophorone	N/D
4,4' - DDE	N/D	Napthalene	N/D
4,4' - DDT	N/D	Ether	N/D
Dibenzo (A,H) Anthracene	N/D	Nitrobenzene	N/D

N/D = Indicates less than 1 part per billion or below detection limit.

ATLANTIC PETROLEUM SERVICES, INC.

  
JAMES EGAN  
Laboratory Director

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*United States Customs Approved*





ATLANTIC  
Petroleum Services, Inc.

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SITE WELL #1 LIQUID  
A.P.S. FILE No : 93095  
SAMPLE DRAWN : 10-07-93  
SAMPLE RECEIVED: 10-07-93  
SAMPLE TESTED : 10-07 / 13-93

N.Y.S. ELAP LAB ID No. 10750 / 10058

EPA 8270

SW - 1

RESULTS mmg/l (ppb)

Nitrobenzene  
N-Nitrosis-N-Propylamine  
Phenanthrene  
Pyrine  
Toxaphene  
1,2,4-Trichlorobenzene  
Benzidine  
Endosulfan I  
Endosulfan II  
Endrin  
Hexachlorocyclopentadiene  
N-Nitrosodimethylamine  
N-Nitrosodiphenylamine

N/D  
N/D  
N/D  
N/D  
N/D  
N/D  
N/D  
N/D  
N/D  
N/D  
N/D  
N/D  
N/D

N/D - Indicates less than 1 part per billion or below detection limit.

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JAMES EGAN  
Laboratory Director

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*United States Customs Approved*





UNITED STATES ENVIRONMENTAL PROTECTION AGENCY  
Region 2, 290 Broadway, 26<sup>th</sup> Floor  
New York, NY 10007  
212-637-3668  
212-637-5046 (fax)  
Calderon.Wanda@epa.gov

March 16, 2006

Mr. Steven Maravelias  
Schoor DePalma  
200 State Highway Nine  
Manalapan, NJ, 07726  
United States

RE: Request No: 02-RIN-00932-06

Dear Mr. Maravelias,

This is to acknowledge receipt of your Freedom of Information Act (FOIA), 5 U.S.C. 552, request dated March 09, 2006 and received in this office on March 09, 2006, for records related to:

Stony Lodge Hospital @ 40 Croton Dam Road in Westchester County, NY

The program(s) office(s) that have been assigned this request will be responding to you directly. The Agency has twenty (20) working days to respond to your request, except when you have agreed to an alternate due date or unusual circumstances exist that would require an extension of time under 5 U.S.C. 552 (a) (6) (B).

Include your FOIA request number in all subsequent communications with respect to this assignment. Additionally, for faster processing you may provide your email address.  
Thank you.

Respectfully,

Wanda Calderon  
FOIA Specialist





## U.S. Environmental Protection Agency Agency Freedom of Information Office

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### Online Request Form

CAUTION: Any information you submit is not secure, and could be observed by a third party.

Electronic FOIA requests should contain the following information:

FOIA Office for your request R2 States: NJ, NY, PR, VI

Name Steven Maravelias

Company/Organization Schoor DePalma

Type of Requestor Other

Mailing Address 200 State Highway Nine

City Manalapan

State NJ

ZIP Code 07726

E-Mail Address smaravel@schoordepalma.com

Phone Number 732-577-9000 ext. 1051

Fax Number 732-577-8168

Please provide the full and complete name(s) of the site(s)/facility(ies) you are inquiring about with the complete address(es).

Stony Lodge Hospital  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining, Westchester  
County, NY

Many facilities are regulated under more than one federal environmental law (CAA, CWA, TSCA, RCRA, SUPR, FIFRA.) Please provide any information which will enable the agency to perform a more comprehensive record search.

Schoor DePalma (SD) requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present,

Select amount you are willing to reimburse the agency for fees incurred which exceed \$25.00



- ☐ \$25-\$50  
☐ \$50-\$100  
☒ Other: \_\_\_\_\_

You will be informed if the estimated costs will exceed this limit.

---

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Thank you for your inquiry to EPA's FOIA Web Site.

This is to acknowledge receipt of your e-mail.

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Last updated on Tuesday, February 21st, 2006  
URL: <http://www.epa.gov/foia/thank-you.html>





**EDR™** Environmental  
Data Resources Inc

## **EDR Historical Topographic Map Report**

**Stony Lodge  
40 Croton Dam Road  
Town of Ossining, NY 10562**

**Inquiry Number: 1629994.4**

**March 09, 2006**

## **The Standard in Environmental Risk Management Information**

**440 Wheelers Farms Road  
Milford, Connecticut 06460**

### **Nationwide Customer Service**

**Telephone: 1-800-352-0050  
Fax: 1-800-231-6802  
Internet: [www.edrnet.com](http://www.edrnet.com)**





EDR® Environmental  
Data Resources Inc

"Linking Technology with Tradition"®

## Sanborn® Map Report

**Ship To:** Steven Maravelias  
Schoor Depalma  
200 Route 9 North  
Manalapan, NJ 07726

**Order Date:** 3/9/2006    **Completion Date:** 3/9/2006

**Inquiry #:** 1629994.3s

**P.O. #:** NA

**Site Name:** Stony Lodge

**Address:** 40 Croton Dam Road

**City/State:** Town of Ossining, NY 10562

**Cross Streets:**

**Customer Project:** 060075501  
014172TWC    732-577-9000

Based on client-supplied information, fire insurance maps for the following years were identified

1931 - 1 Map  
1942 - 1 Map  
1949 - 1 Map  
1971 - 1 Map

**Limited Permission to Photocopy**

**Total Maps: 4**

Schoor Depalma (the client) is permitted to make up to THREE photocopies of this Sanborn Map transmittal and each fire insurance map accompanying this report solely for the limited use of its customer. No one other than the client is authorized to make copies. Upon request made directly to an EDR Account Executive, the client may be permitted to make a limited number of additional photocopies. This permission is conditioned upon compliance by the client, its customer and their agents with EDR's copyright policy; a copy of which is available upon request.

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## USER'S GUIDE

This User's Guide provides guidelines for accessing Sanborn Map® images and for transferring them to your Word Processor.

### Using Sanborn Maps

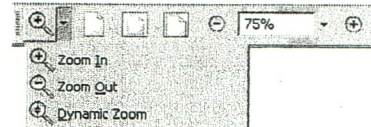
Sanborn Maps document historical property use by displaying property information through words, abbreviations, and map symbols. The Sanborn Map Key provides information to help interpret the symbols and abbreviations used on Sanborn Maps. The Key is available from EDR's Web Site at: <http://www.edrnet.com/reports/samples/key.pdf>

### Organization of Electronic Sanborn Image File

- Sanborn Map Report, listing years of coverage
- User's Guide
- Oldest Sanborn Map Image
- Most recent Sanborn Map Image

### Navigating the Electronic Sanborn Image File

1. Open file on screen.
2. Identify TP (Target Property) on the most recent map.
3. Find TP on older printed images.
4. Using Acrobat® Reader®, zoom to 250% in order to view more clearly. (200-250% is the approximate equivalent scale of hardcopy Sanborn Maps.)
  - A. On the menu bar, click "View" and then "Zoom to..."
  - B. Or, use the magnifying tool and drag a box around the TP



### Printing a Sanborn Map From the Electronic File

- EDR recommends printing images at 300 dpi (300 dpi prints faster than 600 dpi)
- To print only the TP area, cut and paste from Acrobat to your word processor application.

#### Acrobat Versions 6 and 7

1. Go to the menu bar
2. Click the "Select Tool"
3. Draw a box around the area selected
4. "Right click" on your mouse
5. Select "Copy Image to Clipboard"
6. Go to Word Processor such as Microsoft Word, paste and print.



#### Acrobat Version 5

1. Go to the menu bar
2. Click the "Graphics Select Tool"
3. Draw a box around the area selected
4. Go to "Menu"
5. Highlight "Edit"
6. Highlight "Copy"
7. Go to Word Processor such as Microsoft Word, paste and print.



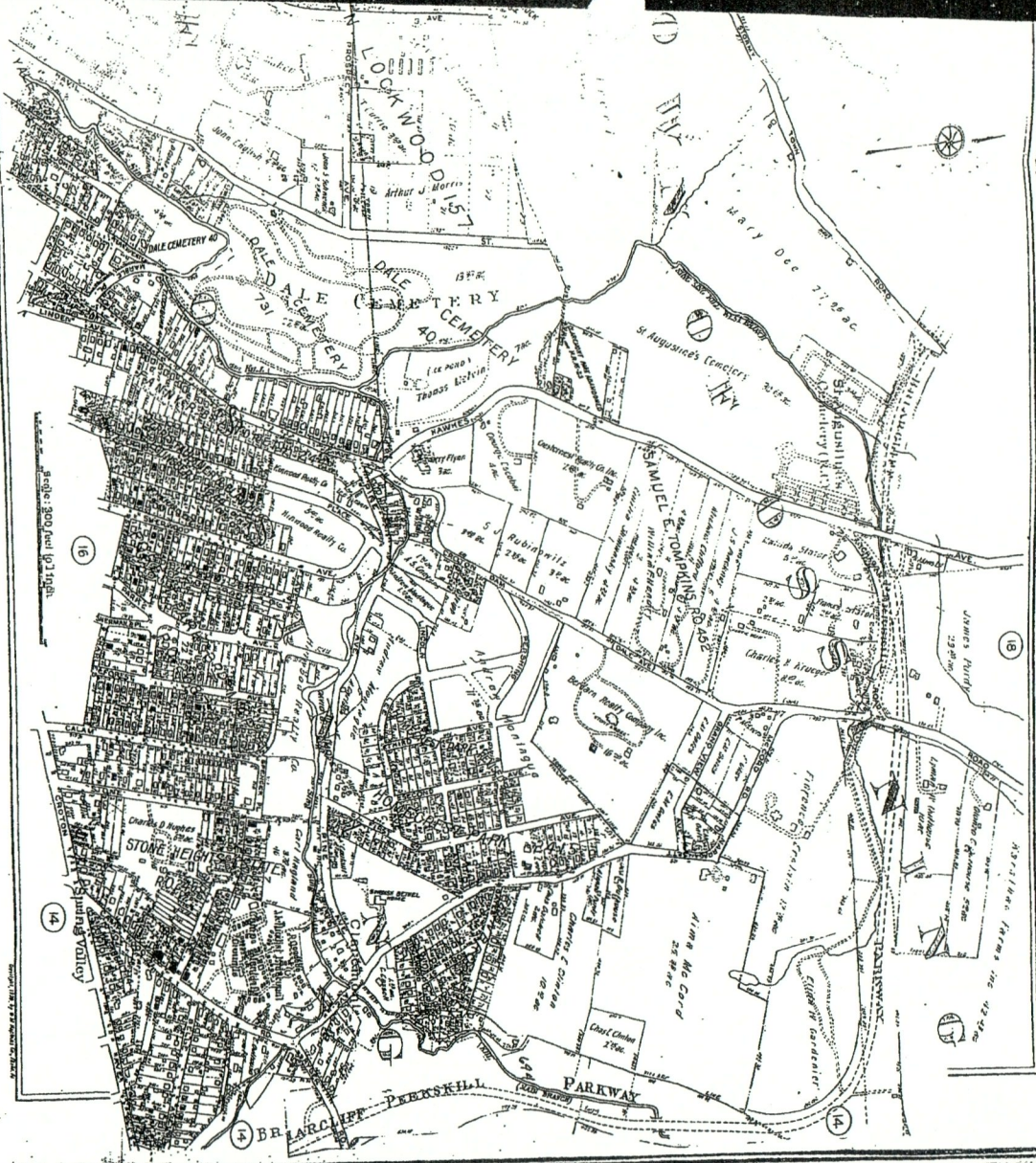
### Important Information about Email Delivery of Electronic Sanborn Map Images

- Images are grouped into one file, up to 2MB.
- In cases where in excess of 6-7 map years are available, the file size typically exceeds 2MB. In these cases, you will receive multiple files, labeled as "1 of 3", "2 of 3", etc. including all available map years. Due to file size limitations, certain ISPs, including AOL, may occasionally delay or decline to deliver files. Please contact your ISP to identify their specific file size limitations.









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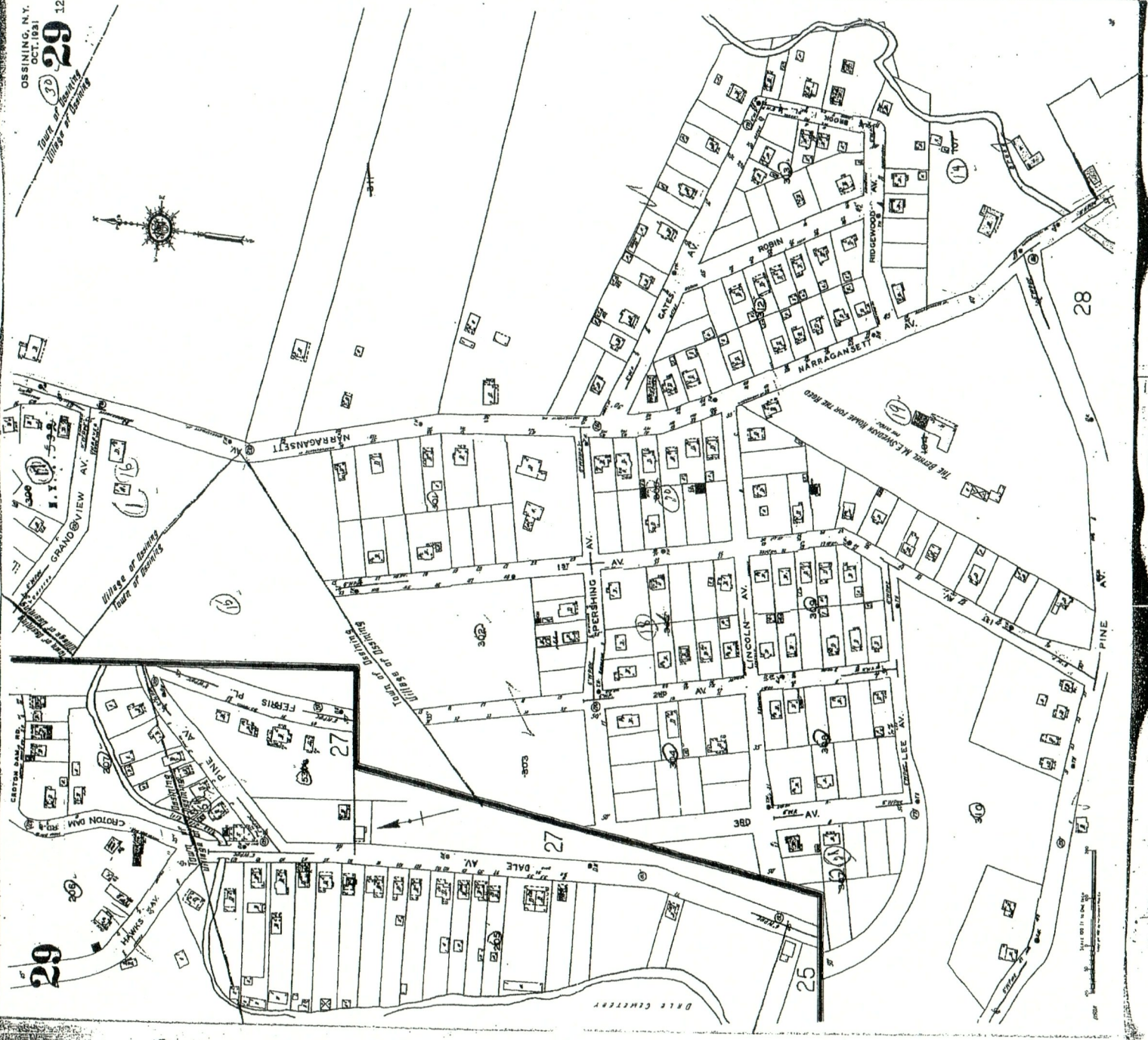


OSSENING, N.Y.  
OCT. 1931

29

123

Chart of Building  
Footings of Building



The Sanborn Library, LLC

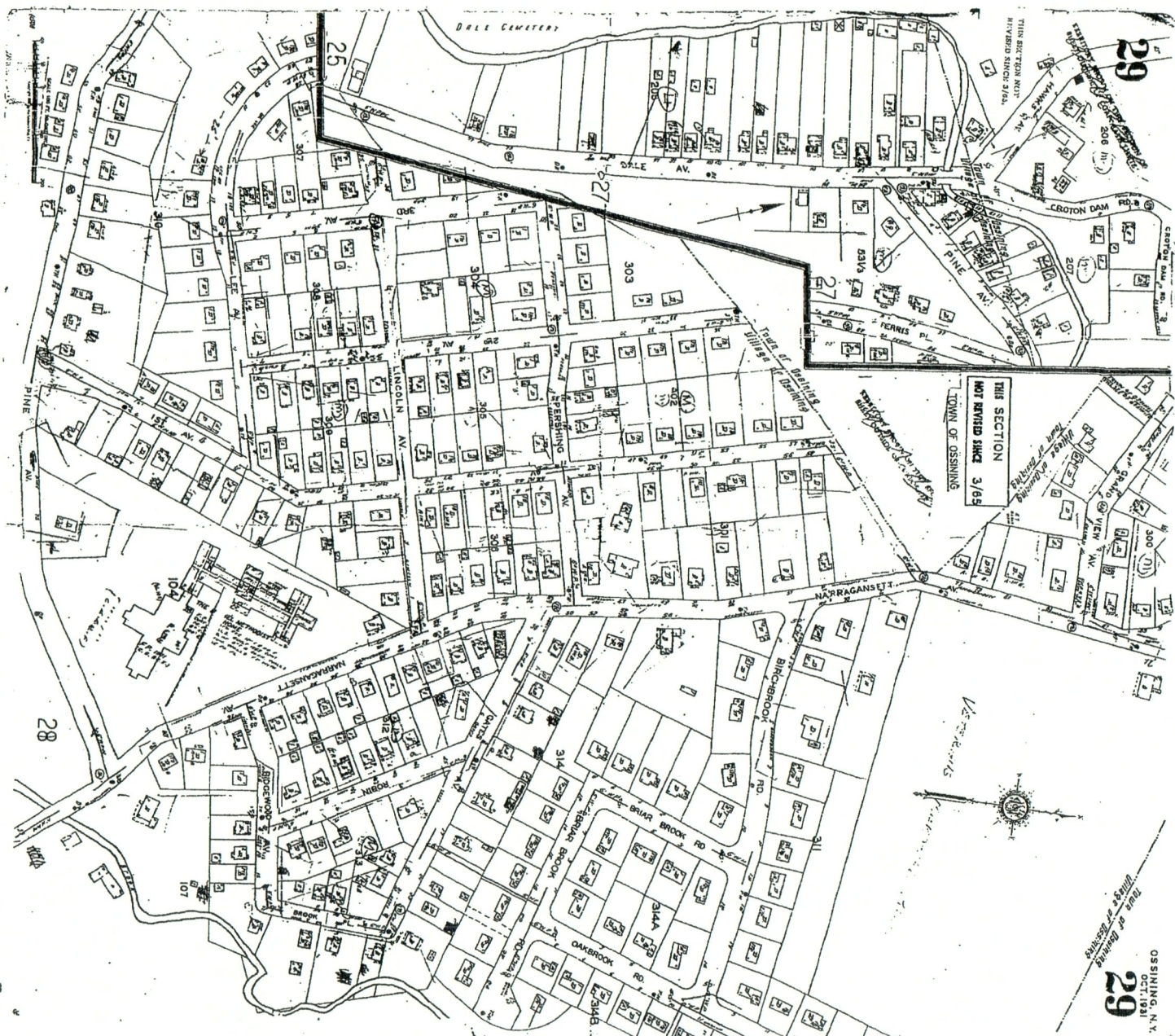
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29

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REVISED SINCE 3/13.THIS SECTION  
NOT REVISED SINCE 3/13  
TOWN OF OSSININGTOWN OF OSSINING, N.Y.  
OCT. 1931  
29  
DIVISION OF PLANNING

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ECON. RESEARCH ASSOCIATES

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## EDR Historical Topographic Map Report

Environmental Data Resources, Inc.'s (EDR) Historical Topographic Map Report is designed to assist professionals in evaluating potential liability on a target property, and its surrounding area, resulting from past activities. ASTM E 1527-00, Section 7.3 on Historical Use Information, identifies the prior use requirements for a Phase I environmental site assessment. The ASTM standard requires a review of *reasonably ascertainable standard historical sources*. *Reasonably ascertainable is defined as information that is publicly available, obtainable from a source with reasonable time and cost constraints, and practically reviewable*. To meet the prior use requirements of ASTM E 1527-00, Section 7.3.4, the following *standard historical sources* may be used: aerial photographs, city directories, fire insurance maps, topographic maps, property tax files, land title records (although these cannot be the sole historical source consulted), building department records, or zoning/and use records. ASTM E 1527-00 requires "All obvious uses of the property shall be identified from the present, back to the property's obvious first developed use, or back to 1940, whichever is earlier. This task requires reviewing only as many of the standard historical sources as are necessary, and that are reasonably ascertainable and likely to be useful." (ASTM E 1527-00, Section 7.3.2 page 12.)

EDR's Historical Topographic Map Report includes a search of available public and private color historical topographic map collections.

### Topographic Maps

A topographic map (topo) is a color coded line-and-symbol representation of natural and selected artificial features plotted to a scale. Topos show the shape, elevation, and development of the terrain in precise detail by using contour lines and color coded symbols. Many features are shown by lines that may be straight, curved, solid, dashed, dotted, or in any combination. The colors of the lines usually indicate similar classes of information. For example, topographic contours (brown); lakes, streams, irrigation ditches, etc. (blue); land grids and important roads (red); secondary roads and trails, railroads, boundaries, etc. (black); and features that have been updated using aerial photography, but not field verified, such as disturbed land areas (e.g., gravel pits) and newly developed water bodies (purple).

For more than a century, the USGS has been creating and revising topographic maps for the entire country at a variety of scales. There are about 60,000 U.S. Geological Survey (USGS) produced topo maps covering the United States. Each map covers a specific quadrangle (quad) defined as a four-sided area bounded by latitude and longitude. Historical topographic maps are a valuable historical resource for documenting the prior use of a property and its surrounding area, and due to their frequent availability can be particularly helpful when other standard historical sources (such as city directories, fire insurance maps, or aerial photographs) are not reasonably ascertainable.

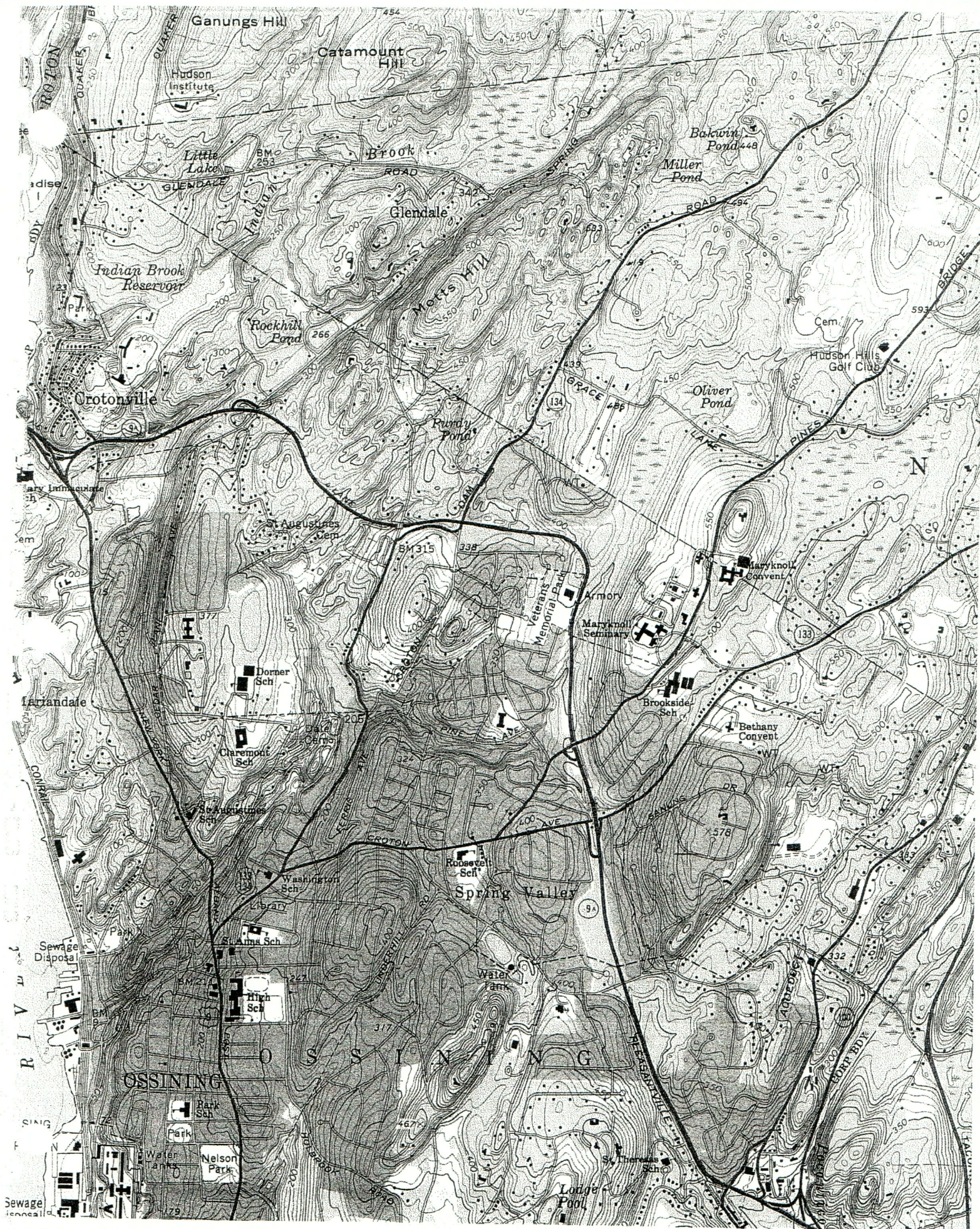
### Disclaimer - Copyright and Trademark Notice

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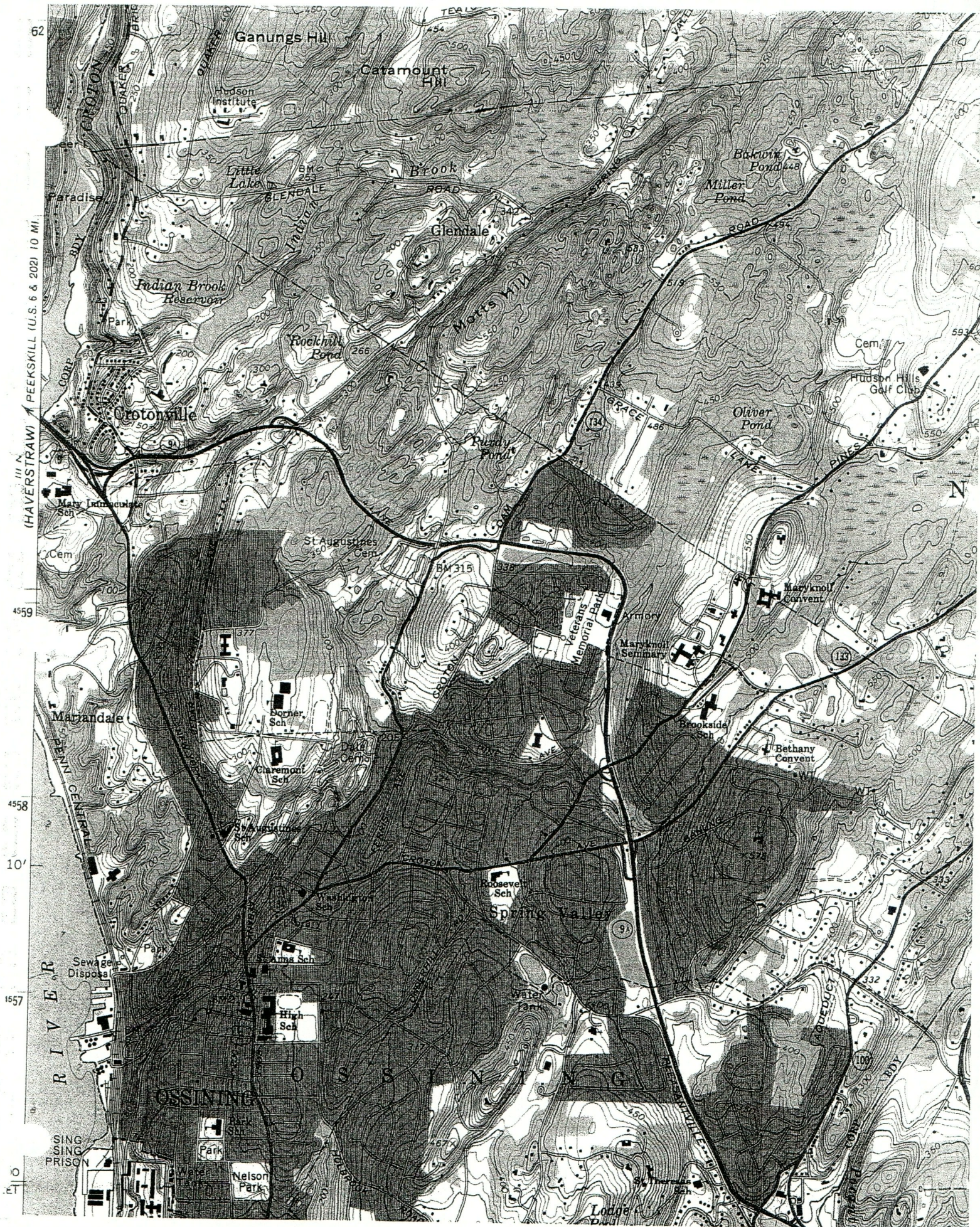
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*NYS Department of Environmental Conservation*

*Office of Media Relations*

625 Broadway, Albany, New York 12233-1016

18) 402-8000 (518) 402-2209 (Fax)

FOIL Request No. 06-395

3/20/2006

RE

MAR 24 2006

SCHOOR DEPALMA INC.



Denise M. Sheehan  
Commissioner

Mr. Steve Maravelias

Schoor DePalma, Inc.

Justin Corporate Center 200 St. Highway Nine

Manalapan, NJ

07726-0900

Dear Mr. Maravelias:

This is to acknowledge receipt of your Freedom of Information Law request seeking records regarding: **Stony Ledge Hospital, 40 Croton Dam Road, Ossining, NY**

I have referred your request to the following Records Custodian(s) / Freedom of Information Law Coordinator(s) who may possess the records you are requesting:

Mr. Michael Knipfing - Region 3

21 South Putt Corners Road

New Paltz, NY 12561-1696 (845) 256-3052

You may expect a response to your request by **4/17/2006**.

If I can be of further assistance, please contact me at (518) 402-8000 . Refer to request number **06-395** , if you write or call.

Sincerely,

Ruth L. Earl

Records Access Officer



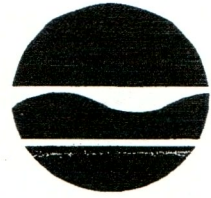
**New York State Department of Environmental Conservation**

**Division of Solid & Hazardous Materials, Region 3**

South Putt Corners Road, New Paltz, New York 12561-1696

Phone: (845) 256-3134 • FAX: (845) 255-3414

Website: www.dec.state.ny.us



Denise M. Sheehan  
Commissioner

March 15, 2006

**RECEIVED**

**MAR 20 2006**

RE: FOIL #206-3/06

**SCHOORDEPALMA INC.**

Steve Maravelias  
Schoor Depalma Engineers & Consultants  
Justin Corporate Center  
200 State Highway Nine  
PO Box 900  
Manalapan NJ 07726

Dear Steve Maravelias:

This is in response to your FOIL request received March 13, 2006 for files for Stony Lodge Hospital located at 40 Croton Dam Road, Town of Ossining, Westchester County.

- ☒ After a diligent search, no records could be located for the names and/or addresses you provided in the Region 3 Solid Waste files. Solid Waste Files are filed by Town and facility name.
- ☐ Region 3 Solid Waste records are available for review and/or copying. Please contact Brenda Bubenicek at (845) 256-3021 to make arrangements to obtain access to the records.
- ☐ Enclosed are copies of the records you requested.
- ☐ You will receive a separate bill from DEC for these copies.

Please note there are approximately 0 Inches of records responsive to this request. This may require a deposit if you wish to have all of the records copied without first reviewing the records. Please inform us of how you wish to proceed.

Sincerely,

Lee E. Reiff

Region 3

Solid Waste Program

cc: B. Bubenicek





UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

Region 2 290 Broadway  
New York, NY 10007

MAR 27 2006

SCHOOR DEPALMA INC.

March 16, 2006

Mr. Steven Maravelias  
Schoor DePalma  
200 State Highway Nine  
Manalapan, NJ, 07726  
United States

Re: Freedom of Information Request No. **02-RIN-00932-06**  
Dated: March 09, 2006  
Subject: Stony Lodge Hospital @ 40 Croton Dam Road in Westchester County, NY

Dear Mr. Maravelias:

Your request to the United States Environmental Protection Agency Region II Office for information has been referred to this office for a response. All records, held by this office are generally identified by the name of the facility involved, rather than by the name of the property owner, address, or geographic description. Without the name of the specific facilities currently or formerly operating on a specific property, we cannot search our files for the information in which you may be interested. You may receive information from other program areas within this Regional Office.

Please note that the presence or absence of any Environmental Protection Agency information on this site provides no assurance that the site is free from contamination by toxic substances or is otherwise free from any environmental problems.

You can retrieve the environmental profile of a facility, including information regarding toxic chemical releases, water permit, hazardous waste handling processes, Superfund status, and air emissions from the EPA's web page. The address is <http://www.epa.gov/enviro>.

If you consider this response to be a denial, you may submit a written appeal to HQ FOIA OPERATIONS STAFF, U.S. Environmental Protection Agency (2822T), 1200 Pennsylvania Avenue, N.W., Washington, D.C. 20460. The appeal must be made in writing, and must be received within 30 calendar days of the date of this response to receive consideration. The Agency will not consider appeals received after the 30-day limit. The appeal should be marked "Freedom of Information Act Appeal", and should reference the Freedom of Information Request Number of this response.

Sincerely yours,

Patrick J Harvey, Chief  
Compliance Assistance and Program Support Branch



**New York State Department of Environmental Conservation  
Division of Environmental Permits, Region 3**

South Putt Corners Road, New Paltz, New York 12561-1620

Phone: (845) 256-3054 • FAX: (845) 255-3042

Website: [www.dec.state](http://www.dec.state.ny.us)



Denise M. Sheehan  
Commissioner

March 23, 2006

STEVE MARAVELIAS  
SCHOOR DEPALMA ENGINEERS & CONSULTANTS  
JUSTIN CORPORATE CENTER  
200 STATE HIGHWAY NINE  
PO BOX 900  
MANALAPAN NJ 07726

RE: FOIL #206-03/06  
Stony Lodge Hospital, 40 Croton Dam Rd., Ossining, Westchester Co.

Dear Mr. Maravellas:

The program noted below has reviewed your request for the above referenced records under New York State's Freedom of Information Law (FOIL). Please note that most of our records are filed by number under the names of individuals or corporations. We have no way of locating or retrieving records if they are filed under names or addresses other than those you have provided. If no records have been located, this does not necessarily mean, and should not be interpreted to mean that there have never been any violations, complaints, claims, investigations or inquiries involving those names or addresses. We cannot make any representations as to whether there are or have been any such violations, complaints, claims, investigations or inquiries.

- ☒ After a diligent search, no records could be located in the Region 3 Environmental Permits office for the names and/or addresses you provided.
- ☐ Records are available for review and/or copying. Please contact the FOIL Secretary at (845) 256-3021 to schedule an appointment to review the records. There is no charge to review records or for copies of seven or fewer pages. By law, copy charges will not exceed 25 cents per page or the actual cost of copying. Photographs, maps, oversized documents, videotapes or audio tapes generally cost more than 25 cents per page to copy. You may be required to pay a deposit prior to copies being made and/or to pay all copy charges prior to copies being sent.

Very truly yours,

*Laurie Lawrence*

Laurie Lawrence  
Environmental Permits  
Region 3

cc: Records Access Office



**SCHOOR DEPALMA**  
Engineers and Consultants

March 9, 2006

Records Access Officer  
New York State Department of Environmental Conservation  
625 Broadway  
Albany, NY 12233-1016  
(518) 402-8000

**RE: Phase I Environmental Site Assessment  
Stony Lodge Hospital  
40 Croton Dam Road  
Block 13, Lot 2  
Town of Ossining, Westchester County, NY  
Our Project Number 060075501**

Dear Records Access Officer:

Pursuant to the Freedom of Information Act (FOIA) dealing with the examination and duplication of records maintained by public agencies, Schoor DePalma requests that your office provide any and all applicable information related to the disclosure of known or suspected, past or present, environmental concerns for the above-referenced site. The information disclosed for the referenced site shall include, but not be limited to, inspection reports, permit applications, permits issued, correspondence between facility and applicant, compliance documents, complaints, reports of monitoring data, geographical information and facility contact persons for air quality, waste management, water management, underground storage tanks, radiation protection, environmental cleanup, water supply management and CERCLA. In addition, our request includes any information regarding hazardous substances, areas of fill, records of historical enforcement actions, investigations involving soil and/or groundwater quality or contamination, and the overall environmental quality of the parcels. A map is enclosed to assist in locating the property.

Please contact me (smaravel@schoordepalma.com or 732-577-9000 ext.1051) at your earliest convenience with the availability of any records or with any questions that you might have. I thank you in advance for your prompt attention to this matter.

Very truly yours,

**SCHOOR DEPALMA INC.**

Steve Maravelias

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**QualityFirst™**

Justin Corporate Center, 200 State Highway Nine | PO Box 900 | Manalapan, NJ 07726-0900  
tel 732.577.9000 | fax 732.577.9888 | [www.schoordepalma.com](http://www.schoordepalma.com)

New Jersey Pennsylvania New York Florida Arizona

Damiano Long - A division of Schoor DePalma



**Appendix G**  
**EDR City Directory Abstract**



OFFICE SUPPLIES -- ALL DEPARTMENTS

HAZARDOUS CHEMICAL INVENTORY

PRODUCT NAME

Black On

Drum Toner Black (Canon)

Drum Toner (Ricoh)

Drum Ink

Drum Dryerase Cleaner



**MAINTENANCE DEPARTMENT**

**HAZARDOUS CHEMICAL INVENTORY**

**ADHESIVES / SEALANTS**

**PRODUCT NAME**

USG Joint Compound

Durham's Rock Hard Water Putty

GE 5000 Silicone Rubber Sealant

Contech PL200 Multi-Purpose Adhesive

PL 400

PL Premium Adhesive

Liquid Nails

FlameSeal



MAINTENANCE DEPARTMENT

HAZARDOUS CHEMICAL INVENTORY

AUTOMOTIVE

PRODUCT NAME

Master Mechanic Antifreeze & Coolant

Hi Temp Starting Fluid

WD -40

Master Mechanic Two-Cycle

Engine Brite Heavy Duty Engine Cleaner



**HOUSEKEEPING DEPARTMENT**

**CHEMICAL INVENTORY**

**LAUNDRY PRODUCTS**

Bleach

Chlorox 2 Color Safe Bleach

Laundri Perma Brite NP

Laundri Prep

Mikro-Quat (for IC use in Housekeeping Laundry)

Solid Soft Plus

Solid Stainaway

Solid Ultra Surge NP

Windfresh (Powdered Laundry Detergent)



**HOUSEKEEPING DEPARTMENT**

**CHEMICAL INVENTORY**

**FLOOR PRODUCTS (continued)**

Regain

New Life Spray Buff

Masterpiece Penetrating Wax Stripper

Valley No Rinse Stripper

NC Pine Quat Disinfectant

Valley Mint Disinfectant

Quick Draw 230

**OTHER PRODUCTS**

Champion Flying Insect Killer

Sani-Fresh Gentle Lotion Cleanser



## **HOUSEKEEPING DEPARTMENT**

### **CHEMICAL INVENTORY**

#### **CLEANING PRODUCTS**

Mikro-Quat

Foaming Cleanser with Chlorine Bleach

Glass Class – Concentrate

Winda Shine

Chlorox Clean-Up Cleaner With Bleach – Spray Formula

Professional Lysol Brand Disinfectant Spray

Netcare Lemon Cleaner Disinfectant

Furniture Polish #257

Festival Lemon Furniture

#### **FLOOR PRODUCTS**

All Purpose Spot Lifter

Metalist Floor Sealer

Metalist Floor Finish

Rugbee Foam Shampoo

Resolve Procure General Purpose Spot Cleaner

Resolve Procure Carpet & Room Deodorizer – All Scents



DIETARY DEPARTMENT

CHEMICAL INVENTORY

CLEANING PRODUCTS

Brite Shine Stainless Steel Cleaner #239

Ind/Com Stainless Steel Cleaner (water based)

Sani-fresh Ultra-Kind Clear Gentle Wash

Bleach ✓

Professional Line Dawn ✓

Easy-Off Oven Cleaner (regular) ✓

Kool-Klene ✓

Bacterial Digestant ✓

Shurguard Plus (also known as; Mixmate H) ✓

Emerald-Brite

All Purpose Cleaner/Degreaser (also known as: Mixmate B)

Reduce Slip Floor Cleaner (also known as Mixmate E) ✓

Prime Plus

Potassium Carbonate Liquid (fire suppression system) ✓

Liquid Detergent (G's Best Dish Soap)

Urnex Urn & Brewer Cleaner ✓