



FACT SHEET State Superfund Program

Receive Site Fact Sheets by Email. See "For More Information" to Learn How.

Site Name: Tappan Terminal - Western Portion
DEC Site #: 360015A
Address: Railroad Avenue
Hastings-on-Hudson, NY 10706

Have questions? See "Who to Contact" Below

NYSDEC Announces Reclassification of Site on Superfund Registry; Certifies Cleanup Requirements Achieved at State Superfund Site

The New York State Department of Environmental Conservation (NYSDEC) has determined that the cleanup requirements to address contamination related to the Tappan Terminal - Western Portion site ("site") located at Railroad Avenue, Hastings-on-Hudson, Westchester County under New York's State Superfund Program have been or will be met. Please see the map for the site location.

NYSDEC has approved a Final Engineering Report and issued a Certificate of Completion regarding the site. A copy of the report and Notice of the Certificate of Completion are available at the location(s) identified below under "Where to Find Information."

The cleanup activities were performed by ExxonMobil Corporation with oversight provided by NYSDEC.

Completion of Project

Following site cleanup, NYSDEC reclassified the site from Class 2 (significant threat to public health or environment - action required) to Class 4 (site properly closed - requires continued management) for the following reason(s):

Approximately 950 cubic yards of grossly contaminated surface and subsurface soil containing weathered petroleum or semi-volatile organic compounds (SVOCs) exceeding 500 parts per million (ppm) were excavated and disposed off-site.

A site cover was installed to allow for restricted-residential use of the site. The site cover consists of two feet of soil which meets the requirements for cover material as restricted-residential use.

An environmental easement was placed on the property to restrict the use of the site to restricted-residential use, and to restrict the use of groundwater.

A Site Management Plan (SMP) was developed and will be implemented, because the remedy for this site allows contamination above unrestricted levels to remain. The property owner is required to manage and maintain the site in accordance with the SMP.

Final Engineering Report Approved

The NYSDEC has approved the Final Engineering Report, which:

- 1) Describes the cleanup activities completed.
- 2) Certifies that cleanup requirements have been or will be achieved for the site.
- 3) Describes any institutional/engineering controls to be used.
- 4) Certifies that a site management plan for any engineering controls used at the site has been approved by NYSDEC.

Institutional and Engineering Controls

Institutional controls and engineering controls generally are designed to reduce or eliminate exposure to contaminants of concern. An *institutional control* is a non-physical restriction on use of the site, such as a deed restriction, when contamination left over after the cleanup action makes the site suitable for some, but not all uses. An *engineering control* is a physical barrier or method to manage contamination such as a cap or vapor barrier.

The following institutional controls have been or will be put in place on the site:

- Local Groundwater Restriction
- Land Use Restriction
- Site Management Plan
- Institutional Control/Engineering Control Plan
- Soil Management Plan
- Monitoring Plan

The following engineering controls have been or will be put in place on the site:

- Cover System

Next Steps

With its receipt of a Certificate of Completion, the remedial party is eligible to redevelop the site. In addition, the remedial party has no liability to the State for contamination at or coming from the site, subject to certain conditions.

A Certificate of Completion may be modified or revoked if, for example, there is a failure to comply with the terms of the order or agreement with NYSDEC.

Background

Location: The site is located on approximately 8 acres along the Hastings-on-Hudson waterfront, separated from the village commercial district by the Uhlich Color Corporation property (Tappan Terminal-Eastern Portion 360015) and railroad tracks. The site is bounded on the south and west by the Hudson River and to the north by the Harbor at Hastings site.

Site Features: The site comprises the former Mobil Oil terminal. Most of the site is vegetated with a cover consisting of two feet of soil. Currently, there is one vacant building at the site, Pioneer Boat Club, which was historically used as a marina. The shoreline consists of areas of loosely-placed rip rap.

Current Zoning and Uses: The site is zoned general industrial, and is the subject of planning studies by the Village of Hastings-on-Hudson.

Past Use of the Site: The entire site was owned by Zinsser and Company for the manufacture of dyes, pigments and photographic chemicals. These operations resulted in the release of chlorobenzene, benzene, diethyl ether and dye-related contaminants to soil and groundwater. In 1961 the Tappan Tanker Terminal purchased the property and began operating a petroleum distribution facility on the western portion of the property (the subject site). The site was sold to Mobil Oil Co. in 1975, which continued petroleum distribution operations until 1985. A small portion of the southern end of this site was leased to the Pioneer Boat Club for use as a marina, which is no longer in operation.

Operable Units: The original Tappan Terminal site was divided into two distinct sites, the western parcel, which is owned by ExxonMobil; and the eastern parcel which is owned by the Uhlich Color Company. Site 360015A (the subject site) is the western portion of the formerly combined site.

Site Geology and Hydrogeology: The landmass of the property was constructed by placement of fill material into the Hudson River until the early 1900s. This fill material is approximately 10-20 feet thick along the railroad tracks, and 20-40 feet thick along the river. Beneath the fill layer lies the Marine Silt, which is a structurally weak clayey silt material that is approximately 40 feet thick along the shoreline. Beneath the Marine Silt lies the Basal Sand unit, a very dense sand and gravel material. Groundwater is approximately 2 to 8 feet below ground surface in the fill material, and is influenced by tidal variation. Groundwater in the Basal Sand unit is confined by the Marine Silt unit and is present in an artesian condition. Low-lying parts of the site have been flooded during larger storms.

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

<http://www.dec.ny.gov/cfmx/extapps/derexternal/haz/details.cfm?pageid=3&progno=360015A>

State Superfund Program: New York's State Superfund Program (SSF) identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and/or the environment go through a process of investigation, evaluation, cleanup and monitoring.

NYSDEC attempts to identify parties responsible for site contamination and require cleanup before committing State funds.

For more information about the SSF, visit: <http://www.dec.ny.gov/chemical/8439.html>

FOR MORE INFORMATION

Where to Find Information

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

Hastings Public Library
Attn: Susan Feir
7 Maple Avenue
Hastings-on-Hudson, NY 10706
phone: 914-478-3307

Who to Contact

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

Project Related Questions

Sarah Saucier
Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY 12233-7014
518-402-9675
sarah.saucier@dec.ny.gov

Site-Related Health Questions

Jacquelyn Nealon
New York State Department of Health
Empire State Plaza Corning Tower Room 1787
Albany, NY 12237
518-402-7860
BEEI@health.ny.gov

We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.

Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs available at the following web page: <http://www.dec.ny.gov/chemical/61092.html>. It's quick, it's free, and it will help keep you *better informed*.



As a listserv member, you will periodically receive site-related information/announcements for all contaminated sites in the county(ies) you select.

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

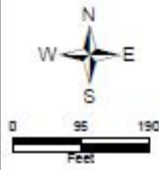


Figure 1
Site Map
Tappan Terminal - Western Portion
Town of Hastings-on-Hudson, Westchester County
Site No. 360015A