



In conjunction with



Fact Sheet

March 2007

East 111th Street Works and East 108th Street Holder Station

Start of Supplemental Remedial Investigation at East 111th Street Works and East 108th Street Holder Station

Dear Interested Citizen:

This fact sheet is to inform you of the remedial investigation planned for the former East 111th St. Works and East 108th St. Holder Station

If you have questions or would like more information, please contact:

Laura Mascuch
Con Edison
4 Irving Place
New York, NY 10003
Toll-free (877) 602-6633

For site-related environmental questions, please contact:

William Ottaway, P.E.
Project Manager
NYSDEC
625 Broadway
Albany, NY 12233
(518) 402-9662
wsottawa@gw.dec.state.ny.us
www.dec.state.ny.us

For site-related health questions, please contact:

Bridget K. Callaghan
NYSDOH
Bureau of Environmental
Exposure Investigations
Flanigan Square
547 River Street, Rm 300
Troy, NY 12180
(800) 458-1158, Ext. 2-7880
BEEI@health.state.ny.us

Introduction

Consolidated Edison Company of New York, Inc. (Con Edison), together with the New York State Department of Environmental Conservation (NYSDEC) and the New York State Department of Health (NYSDOH), is providing this update on the investigation activities that began in November 2003 for the former E. 111th Street Works (currently 110th to 112th Street & 2nd Avenue to the East River), a historic manufactured gas plant (MGP) and the former East 108th Street Holder Station (currently East 108th Street east of First Avenue), a historic manufactured gas holder. The site is now comprised of the Con Edison E. 110th Street Service Center, the Manhattan Mini Storage (former Lafayette) building and the East River Landing complex.

Project Status and Schedule

Investigative efforts at the site have included collection of historic data, a soil gas/indoor air monitoring survey and a remedial investigation study. The results of the remedial investigation study indicate that there are remains from the MGP operations in the subsurface soil and groundwater. The initial investigation identified MGP impacted soil at depth along East 111th Street and on the east side of First Avenue between East 108th and East 109th Streets. Since soil impacts are located below the ground surface, exposures to MGP wastes by residents and the public are not expected. Exposure to contaminated groundwater through ingestion is also not expected because the site is served by municipal water.

In order to gain a greater understanding of the MGP impacts in the subsurface, Con Edison, NYSDEC and NYSDOH determined that additional investigation is required. The additional investigation will help determine the scope and basis for a remedial plan at the site, which will be presented to the public for review and comment.

The supplemental remedial investigation work will begin in March 2007 and continue through the spring. The investigation activities include the collection of soil samples, installation of groundwater monitoring wells, and collection of groundwater samples. The results of the investigation are expected to be available by the end of the year.

Documents related to this project are available at the following locations:

Manhattan Borough President Scott Stringer's Office, 1 Centre Street, 19th Floor, New York, NY 10007; 212-669-8300, Hours: M-F 9am-5pm; Aguilar Branch, New York Public Library, 174 E.110th St.; New York, NY 10029; 212-534-2930; Hrs: M, 1-6; Tue/Wed 10-6, Thurs 11-7, Sat 1-5 (closed Fri/Sun)

Potential Exposure

Early investigation activities evaluated the potential for current exposures to MGP wastes to the public through contaminants from historical MGP operations and found there to be no exposure risk. Contaminants have been identified at depth, below the present surface of the site. Therefore under the current use of the site, exposure to these materials is not expected. Public water is supplied to the area therefore public exposure to groundwater is not expected.

During the investigation activities, extensive efforts have been and will continue to be made to protect the community from potential hazards. During remedial activities air is monitored as part of a Community Air Monitoring Plan. If any MGP-related contamination of concern is found, a remediation plan will be developed in cooperation with the NYSDEC and NYSDOH and reviewed by the public.

What are former Manufactured Gas Plants (MGP)?

Manufactured gas plants were operated between the 1800s and mid-1900s, before the development of natural gas systems, to convert coal and oil into gas for heating, lighting and cooking. Byproducts of this early production process included contaminants such as tar and purifier wastes. Tar is a dark, viscous fluid with a distinctive acrid odor. Purifier wastes are materials formed during removal of other unwanted chemicals from the gas before it was sent out to customers.

The substances of concern related to these operations include BTEX compounds, polycyclic aromatic hydrocarbons (PAHs), and metals. BTEX compounds are benzene, toluene, ethylbenzene and xylene. These are volatile hydrocarbons found in MGP byproducts and also found in most petroleum products such as gasoline. PAHs are also found in MGP byproducts as well as many petroleum products, such as asphalt.

Site Background

Con Edison has entered into an agreement with the NYSDEC to identify, investigate and, if necessary, remediate sites that were operated by Con Edison or its corporate predecessors as MGPs.

The former East 111th Street Works operated from approximately 1866 to 1964, however it is believed that gas manufacturing ceased in 1924. The works included gas storage holders located on property currently occupied as the Con Edison Service Center, which operated as a gasholder facility until 1964. The majority of the site was redeveloped with commercial and residential structures in the 1940s after gas manufacturing operations had ceased.

The former East 108th Street Holder Station operated from 1890 to approximately 1921 for the storage of gas manufactured at other facilities, possibly including the East 111th Street Works.

Public Involvement

Public understanding and involvement are an integral part of a successful investigation and remediation program. To provide you with the most up-to-date and accurate information regarding manufactured gas plants, Con Edison has created a series of informational resources including fact sheets, a toll-free hotline, and internet content at www.coned.com/publicissues or www.dec.state.ny.us/website/der/mgp. In addition, a Citizen Participation Plan has been approved by NYSDEC that outlines the steps to be taken to provide for public participation in the remedial program for the site. Document repositories for site related documents have also been established so that concerned citizens can review available information.