ATLANTIC TESTING LABORATORIES

Albany
22 Corporate Drive
Clifton Park, NY 12065
518-383-9144 (T)
atlantictesting.com

WBE certified company

August 13, 2021

McFarland Johnson, Inc.
60 Railroad Place, Suite 402
Saratoga Springs, New York 12866

Attn: David Rosa

Re: Soil Management Plan
Port of Albany Expansion Project
Beacon Island Parcel
Bethlehem, Albany County, New York
MJ Project No. 18641.02
ATL Report No. AT5596CE-05-10-20 Revision 1

Ladies/Gentlemen:

Enclosed is a copy of the revised Soil Management Plan prepared for the referenced site. This report was revised to address the following comments provided by representatives of the New York State Department of Environmental Conservation.

1. *Since the landfill ceased placing waste before 1970, the ash contaminated soil would be under the regulations applicable at that time. Attached are the DOH regulations during that time, which were eventually adopted by the NYSDEC. Per the regulations, a landfill operating at this time should have been closed with at least 2 feet of "suitable cover". Accordingly, NYSDEC recommends that any ash-contaminated soil be covered with 2 foot of suitable cover, if it is to remain on-site*.
   - Section 8 modified to change from 1 foot to 2 feet for the soil cover.
   - Appendix B – Items E and F of Soil Management Plan Flow Chart updated to indicate 2 feet for soil cover system instead of 1 foot.
2. *According to the Soil Management Plan, all ash-contaminated soil is proposed to be removed from the Beacon Island Site. Removal of the ash-contaminated soil is acceptable, provided it is taken to and accepted by an appropriate facility. However, NYSDEC has determined that the ash-contaminated soil could also be reused on-site in locations already containing ash. This would need to be added to the Soil Management Plan as an option, if being considered. Please note that if material is non-hazardous, it can be managed at an appropriately permitted landfill. Note: this would be considered industrial waste, so a landfill might need special approval to accept.*
   - Section 5.1 modified to indicate the primary option for excavated soil impacted with ash is to reuse on-site in locations where ash material already exists and is intended to remain with a soil cover system installed. The option for excavation and off-site disposal remains, in case this may be needed at some point.
   - Description for temporary stockpiles separated from Section 5.1 and provided as new Section 5.2, with some minor modifications.
   - Minor modifications to Sections 5.3 and 5.4 to include reference to the reuse option.

- New Section 11.1 added to indicate the on-site reuse of the soil contaminated with ash.
- Modifications to Section 12 to reference industrial waste classification and verification of disposal facility to accept this type of waste.
- Appendix B – Item A of Soil Management Plan Flow Chart updated to include the reuse option for the soil contaminated with ash.

Please contact our office should you have any questions, or if we may be of further assistance.

Sincerely,
ATLANTIC TESTING LABORATORIES, Limited

Cheyenne J. Dashnaw, P.E.
Senior Engineer

CJD/cjd

Enclosures

cc: Georgie Nugent, McFarland Johnson, Inc.

SOIL MANAGEMENT PLAN

PORT OF ALBANY EXPANSION PROJECT
BEACON ISLAND PARCEL
BETHLEHEM, ALBANY COUNTY, NEW YORK

WBE certified company

PREPARED BY:

ATLANTIC TESTING LABORATORIES, LIMITED
22 Corporate Drive
Clifton Park, New York 12065

PREPARED FOR:

McFarland Johnson, Inc.
60 Railroad Place, Suite 402
Saratoga Springs, New York 12866
MJ Project No. 18641.02

Albany Port District Commission
106 Smith Boulevard
Albany, New York 12202

ATL REPORT NO. AT5596CE-05-10-20 Revision 1

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1.0 INTRODUCTION

1.1 Purpose

Atlantic Testing Laboratories, Limited (ATL) was retained by McFarland Johnson, Inc., on behalf of the Albany Port District Commission, to prepare a Soil Management Plan that can be used to address areas at the Beacon Island parcel that are impacted with ash material and related debris. The purpose of this Soil Management Plan is to summarize procedures to implement for planned excavation activities, installation of a soil cover system in areas of ash material or other potential impacted fill, and management of waste soil and/or groundwater. This Soil Management Plan also addresses protocol for monitoring and sampling and analysis during excavation and site work, and recommendations for installation of vapor barrier systems beneath proposed buildings.

1.2 Site Description

The project site is the Beacon Island parcel located to the east of River Road (County Route 144) and along the west side of the Hudson River, in the Town of Bethlehem, Albany County, New York. The Beacon Island parcel is comprised of approximately 80 acres, and is the site of a planned expansion for the Port of Albany. A Site Location Map, showing the approximate location of the subject site, is included in Appendix A.

Information provided to ATL by McFarland Johnson, Inc., indicates that planned redevelopment for the site includes land clearing, excavation and backfill operations, dredging sediment for the area along the Hudson River, and construction of facilities to be associated with the Port of Albany.

1.3 Plan Contents and Organization

This Soil Management Plan includes an introductory section (Section 1), a summary of information obtained from prior investigations (Section 2), pertinent coordination items when work is scheduled for impacted areas (Section 4) and a description of procedures that may be warranted for various site work activities (Section 3), a description of procedures to be implemented during specific site work activities (Sections 5 through 12), and a description of reports and records that should be maintained for work completed at the subject site (Section 13). Appendices are included to provide supplemental information that is considered pertinent to the items described in the Soil Management Plan and are referenced where applicable.

This Soil Management Plan is organized in a manner to allow for site representatives to review and identify applicable measures to be implemented for different areas of work and types of work activities being performed. Section 1.4 describes different areas of work and the associated work activities that may be applicable. A Soil Management Plan Flow Chart, contained in Appendix B, is provided to outline tasks to be implemented for management of existing on-site soil and soil that may be imported for use as fill.

1.4 Applicability

1.4.1 Areas to be Developed with Buildings/Structures

Areas to be developed with buildings or other structures will require appropriate soil management procedures, in association with the excavation, backfill, and grading for the

installation of foundation systems, and with the construction of slabs-on-grade for buildings. Following is a summary of the soil management procedures to be implemented, with reference to applicable sections of this Soil Management Plan.

- *Excavation for foundations in areas of known/suspect impacts from ash:* Refer to **Section 5** and **Item A** of Soil Management Plan Flow Chart (Appendix B)
- *Excavation for foundations in areas without known/suspect impacts from ash:* Refer to **Section 6** and **Item B** of Soil Management Plan Flow Chart (Appendix B)
- *Backfill in areas of construction:* Refer to **Section 11** and **Items E and F** of Soil Management Plan Flow Chart (Appendix B)
- *Construction of slabs-on-grade for buildings:* Refer to **Section 9** and **Item E** of Soil Management Plan Flow Chart (Appendix B)

1.4.2 Areas to be Developed with Asphalt/Concrete Surfaces

Areas to be developed with asphalt or concrete surfaces (e.g., driveways, parking lots, walking paths) will require appropriate soil management procedures, in association with the excavation, backfill, and grading prior to installation of the asphalt or concrete surface cover. Following is a summary of the soil management procedures to be implemented, with reference to applicable sections of this Soil Management Plan.

- *Excavation and site preparation in areas of known/suspect impacts from ash:* Refer to **Section 5** and **Item A** of Soil Management Plan Flow Chart (Appendix B)
- *Excavation and site preparation in areas without known/suspect impacts from ash:* Refer to **Section 6** and **Item B** of Soil Management Plan Flow Chart (Appendix B)
- *Backfill in areas of construction:* Refer to **Section 11** and **Items E and F** of Soil Management Plan Flow Chart (Appendix B)

1.4.3 Areas to be Developed with Lawn/Landscaping

Areas to be redeveloped with lawn or landscaping will require appropriate soil management procedures, in association with the excavation, backfill, grading, and soil cover system installation. Following is a summary of the soil management procedures to be implemented, with reference to applicable sections of this Soil Management Plan.

- *Excavation and site preparation in areas of known/suspect impacts from ash:* Refer to **Section 5** and **Item A** of Soil Management Plan Flow Chart (Appendix B)
- *Excavation and site preparation in areas without known/suspect impacts from ash:* Refer to **Section 6** and **Item B** of Soil Management Plan Flow Chart (Appendix B)
- *Backfill and soil cover system in areas of lawns and landscaping:* Refer to **Sections 8 and 11** and **Items E and F** of Soil Management Plan Flow Chart (Appendix B)

1.4.4 Areas to Remain Wooded

Areas of the subject site that are currently wooded and are planned to remain wooded will not require implementation of specific soil management procedures at this time. In the event that these areas are scheduled for redevelopment in the future, or if there are any ground intrusive activities performed, appropriate soil management procedures should then be provided.

1.4.5 Areas to be Dredged

Management of areas where sediment is planned for dredging is described in general for this Soil Management Plan; however, additional planning and coordination with the New York State Department of Environmental Conservation (NYSDEC), United States Army Corps of Engineers (USACE), and other applicable regulatory agencies will be necessary prior to performing the dredging operations and the handling and reuse or disposal of dredged sediments. Refer to **Section 10** and **Item D** of the Soil Management Plan Flow Chart (Appendix B).

2.0 BACKGROUND INFORMATION AND AREAS OF CONCERN

2.1 Summary of Previous Investigations

ATL performed sediment sampling at the subject site in June 2019 and August 2020, and a subsurface investigation and soil sampling in September 2020. Additionally, ATL was provided with a draft Phase II Environmental Site Assessment report prepared by Bergmann Associates for the Port of Albany and dated April 6, 2017.

The sediment sampling conducted by ATL in June 2019 included the advancement of 5 cores, and the sediment sampling conducted by ATL in August 2020 included the advancement of 10 cores. The cores were advanced in the areas scheduled for dredging as part of planned redevelopment for the site. Sediment samples were collected from the core locations and submitted for subsequent laboratory analysis. Laboratory analysis parameters for the June 2019 sampling event were selected to include compounds described in NYSDEC Technical and Operational Guidance Series (TOGS) 5.1.9, whereas the samples collected in August 2020 were analyzed for parameters to evaluate potential reuse options in addition to the NYSDEC TOGS 5.1.9 parameters. A complete summary of findings for the previously completed sediment sampling and analysis are provided in ATL Report No. CD4644CE-01-07-19, dated July 15, 2019, ATL Report No. CD4644CE-01-07-19 Addendum 1, dated August 2, 2019, and ATL Report No. AT5596CE-03-09-20 dated September 24, 2020.

The subsurface investigation and soil sampling conducted by ATL in September 2020 included the advancement of 45 probes. The probes were advanced in accessible areas throughout the site, to assess the presence or absence of ash material. Additionally, soil samples were collected from locations without ash material to evaluate potential reuse options for consideration during site redevelopment. The subsurface investigation identified multiple locations where ash material is present, but did not identify obvious visual or olfactive evidence of petroleum or chemical-related contamination. Soil samples were collected from areas without ash material, including 22 samples for analysis of volatile organic compounds (VOC), and 11 samples for analysis of semi-VOC, polychlorinated biphenyls (PCB), pesticides, metals, and cyanide. With a few exceptions, laboratory analysis results for the soil samples collected from areas without ash material were below 6 NYCRR Part 360 fill material pre-determined beneficial use criteria and below NYSDEC Unrestricted Use Soil Cleanup Objectives (SCO) listed in 6 NYCRR Part 375 and/or NYSDEC CP-51 document. A general summary of the findings for the subsurface investigation previously completed by ATL is provided as Table C-1 in Appendix C. A complete summary of findings is provided in ATL Report No. AT5596CE-04-10-20, dated October 22, 2020.

The Phase II ESA conducted by Bergmann Associates in February 2017 included the advancement of 12 test pits and 8 borings, and the installation of temporary monitor wells at 3 of the boring locations. Information in the draft Phase II ESA report indicates that coal ash was observed throughout the depths for 3 of the test pits and a fourth test pit exhibited the presence of railroad ties covered in a black tar-like substance at depths of 8 to 12 feet below ground surface. Of the 8 borings advanced during this investigation, 7 exhibited evidence of coal ash. A surface soil sample was collected from the initial 2 inches for each boring. Subsurface soil samples were also collected from the borings at varying depths. There were 3 temporary monitor wells installed for collection of groundwater samples. The soil and groundwater samples were laboratory analyzed for VOC, semi-VOC, cyanide, pesticides, PCB, and target compound list (TCL) metals. With the exception of metals, target compounds for the referenced analytical parameters were non-detect for each of the soil and groundwater samples. A general summary of the findings for the subsurface investigation previously completed by Bergmann Associates is provided as Tables C-2 and C-3 in Appendix C. The report prepared by Bergmann Associates and dated April 6, 2017, should be referenced for additional details pertaining to the findings of the subsurface investigation.

2.2 Known Locations of Impacted Soil

Data and information from the previous subsurface investigation activities indicates that ash material is present at the site in a widespread condition. The ash material has been predominantly observed on the west side of the subject site. No obvious visual or olfactive evidence of petroleum or chemical-related contamination was observed at the locations investigated.

The Aerial Overview of Affected Locations, contained in Appendix D, shows approximate locations for the borings, test pits, and probes previously advanced at the subject site, along with an indication of which exhibited the presence of ash material. The referenced drawing also shows an approximate delineation of areas where ash material is expected to be present, areas where ash material is not expected, and areas that are considered to potentially contain ash material. The areas shown on the drawing are based on existing available data and not intended to represent an exact delineation for the locations of ash material.

3.0 COORDINATION OF WORK

3.1 Roles and Responsibilities

The soil management procedures described herein should be coordinated and conducted by firms and individuals who are familiar with the conditions of the Soil Management Plan, have an understanding of the known or suspected conditions in different areas of the subject site, and have related experience and capabilities to implement the applicable work activities. While the Owner of the property has responsibility for the implementation of the Soil Management Plan, it is anticipated that performance of work activities associated with the Soil Management Plan would be coordinated and completed by design professionals, contractors, and environmental consultants who are retained by the Owner. The following table provides a summary of the primary roles and responsibilities for implementation of the Soil Management Plan.

Role	Responsibilities
Owner	• Retain and coordinate with Design Professionals, Contractors, and Environmental Consultants for performance of site work pursuant to conditions of the Soil Management Plan • Maintain site records and documentation for work completed pursuant to Soil Management Plan
Design Professionals	• Incorporate applicable provisions of the Soil Management Plan into design plans and specifications for planned site redevelopment • Coordinate with Owner, Contractors, and Environmental Consultants during design and construction phases to confirm work is completed as planned
Contractors	• Correspond with NYSDEC (and other regulatory agencies, as applicable) for notifications of work activities • Perform site work activities, including, but not limited to, excavation, grading, placement and compaction of backfill, dust control, groundwater management, soil cover system installation, vapor barrier system installation, construction, and waste transport and disposal
Environmental Consultants	• Provide guidance and assistance with implementation of the Soil Management Plan • Correspond with NYSDEC (and other regulatory agencies, as applicable) to discuss clarifications or modifications to conditions of the Soil Management Plan • Conduct monitoring and soil screening during performance of work activities that affect impacted or contaminated soil • Conduct air monitoring during ground intrusive activities that affect impacted or contaminated soil • Perform soil sampling and laboratory analysis for waste materials, fill materials, and excavation areas

3.2 Project Notifications

Within 14 days, and no less than 3 days, prior to commencing work activities that may affect areas of the subject site that are impacted with ash, the NYSDEC should be notified of the planned work. This notification should be performed by the Owner and/or Contractor performing the site work. The Design Professional and Environmental Consultant should also be similarly notified.

3.3 Spill Reporting/Administration

The subject site is known to have areas impacted with ash and related debris. Other types of contamination (i.e., petroleum, chemical) have not been encountered at locations of past investigations. The NYSDEC must be notified in the event that petroleum- or chemical-related contaminated soil is discovered on the project site. This notification will need to be provided directly to the NYSDEC Spill Hotline (telephone number 1-800-457-7362).

4.0 GENERAL SITE WORK AND SOIL MANAGEMENT PLAN CONDITIONS

4.1 Health and Safety

In addition to construction site health and safety, site personnel should be aware of the contaminants of concern associated with the ash material (metals) and utilize appropriate control methods, personal protective clothing, and personal protective equipment during the handling and management of impacted materials. Contractors working at the subject site should perform work pursuant to a health and safety plan that is specific to their scope of work and associated hazards or potential hazards.

4.2 Groundwater Removal and Management (If Applicable)

In the event that there is significant groundwater inflow in a zone of contaminated soil, a vacuum truck should be provided to remove the infiltrated groundwater as the excavation progresses or at the completion of excavation activities. Alternatively, groundwater can be pumped into a frac tank(s) or other appropriate receptacles and temporarily stored on-site prior to on-site treatment and discharge or transfer and disposal off-site.

4.3 Dust Control and Air Monitoring

Fugitive dust and vapors should be minimized or mitigated during the excavation and handling of contaminated soil, if encountered. In the event that particulates and/or vapors represent a potential concern for the work area and/or surrounding areas, particulates and/or vapors should be monitored during ground intrusive activities associated with contaminated soil by setting up real-time instrumentation at locations upwind and downwind of the project area. Assessment for airborne dust would be performed using particulate monitors capable of measuring particulate matter less than 10 microns (PM10). Assessment for vapors (applicable to areas where petroleum- or chemical-related contamination is encountered) would be performed using a photoionization detector (PID) to screen the ambient air for the measurable presence of VOC.

If air monitoring for particulates is conducted, an action level of 0.15 milligrams per cubic meter (mg/m^3) should be used for PM10 concentrations associated with the project work area. If screening is performed for ambient airborne VOC concentrations, an action level of 5 parts per million (ppm) should be used for the project work area. These action levels are consistent with the NYSDEC DER-10 “Technical Guidance for Site Investigation and Remediation” and the New York State Department of Health (NYSDOH) “Generic Community Air Monitoring Plan.”

In the event that the PM10 action level is exceeded for the work site (downwind monitoring station), the upwind background level should be immediately confirmed and it should be determined whether the work site (downwind) level exceeds the upwind background by greater than 0.1 mg/m^3. For any such exceedance, work activities should temporarily cease and dust suppression techniques should be implemented. Dust suppression techniques may include some or all of the following (as cited from Appendix 1B of the NYSDEC DER-10):

- Applying water on haul roads
- Wetting equipment and excavation faces
- Spraying water on buckets during excavation and dumping
- Hauling materials in properly tarped or watertight containers

- Restricting vehicle speeds to 10 mph
- Covering excavated areas and material after excavtion activity ceases
- Reducing the excavation size and/or number of excavations

In the event that the VOC action level is exceeded for the work site (downwind monitoring station), the upwind background level should be immediately confirmed and it should be determined whether the work site (downwind) level exceeds the upwind background by greater than 5 ppm. For any such exceedance, work activities should temporarily cease while monitoring continues. If the concentrations readily decrease below 5 ppm over background, work activities can resume. If the concentrations do not readily decrease and a definitive source can not be eliminated, the work site and on-site work activities would require further evaluation to determine an appropriate course of action.

4.4 Personnel and Equipment Decontamination

Equipment that is in contact with contaminated soil should be decontaminated, as necessary to prevent cross-contamination to other areas. Equipment and tools can be decontaminated by initially scrubbing the bulk material from the item, cleaning with a phosphate-free detergent and tap water wash, rinsing with tap water, and rinsing with distilled water. In order to contain decontamination liquids, a decontamination pad, of sufficient size to accommodate the affected portions of equipment, can be constructed using double layers of polyethylene sheeting as a base and a suitable material (i.e., lumber, clean soil, hay bales) for a perimeter berm. A more durable setup would be necessary if larger, heavier items need to be decontaminated. The polyethylene sheeting should be wrapped around the perimeter berm. Wastewater generated from decontamination activities shall be disposed of pursuant to applicable local, state and federal requirements.

5.0 EXCAVATION IN AREAS IMPACTED WITH ASH AND DEBRIS

5.1 Soil Removal and Management Options

The primary option for excavated soil impacted with ash is to reuse on-site in locations where ash material already exists and is intended to remain with an applied soil cover system (reference Section 8). The current site redevelopment plans include a substantial amount of fill activities and it is expected that all excavated soil with ash can be reused on-site. In the event that excavated soil impacted with ash needs to be removed from the site, the waste soil will require disposal at a permitted facility that can accept this type of industrial waste (reference Section 12).

In consideration of the ash materials being widespread at various locations of the subject site, and the soil cover system that will be implemented as described in other sections of this Soil Management Plan, the areal extent of excavation for ash and debris wastes will be only as necessary to complete the scheduled site redevelopment. It is intended that the depths of removal be similarly limited to scheduled depths of excavations; however, if existing available information suggests that waste ash/debris exists at only a limited distance (generally considered to be within 3 feet) below scheduled depths of excavations, removal of the additional material should be conducted to limit the amount of material that would remain below permanent structures or site features to be constructed.

Excavated soil should be field examined for the visual and/or olfactive indicators of the presence of ash and debris materials or the potential presence of petroleum- or chemical-

related impacts. In the event that petroleum- or chemical-related impacts are identified, procedures described in Section 7 should be implemented.

Excavated soil should be segregated between soil that is impacted with ash and overburden soil that does not exhibit visual evidence of these wastes. The impacted soil should be moved and placed directly in locations where ash material already exists and will remain (reference Section 11.1), directly loaded for subsequent transport and disposal (reference Section 12), or temporarily stockpiled prior to final disposition (reference Section 5.2). The overburden soil can be processed for reuse on-site, provided applicable conditions are satisfied (reference Section 11.2).

5.2 Temporary Stockpiles for Impacted Soil

If impacted soil is stockpiled on-site prior to handling and management for final disposition, the selected location(s) should be an area not susceptible to flooding or inundation of water during precipitation events, readily accessible to equipment that will be utilized for loading and hauling the material, and located away from stormwater or site drainage components. Any contaminated soil stockpile would need to be placed on and covered with 6-mil polyethylene sheeting or other comparable impervious material that can be readily removed and disposed of. The following items should be applicable to stockpiles for contaminated soil materials.

- Polyethylene sheeting or other impervious membrane used for the base of the soil stockpile should be placed with sheets overlapping a minimum of 1 foot.
- The base of the soil stockpile should be bermed at the perimeter to contain the soil stockpile and potential runoff during precipitation events. The berm materials, which can be comprised of mounds of clean soil material, hay bales, lumber, or other readily available suitable materials, should be placed along the perimeter and wrapped with the polyethylene sheeting or other impervious membrane that is used for the base of the soil stockpile. To minimize extraneous handling of materials and the size of the completed soil stockpile area, the berm perimeter can initially be constructed along 2 sides, and the remaining 2 sides can be constructed after all soil material is placed in the stockpile or temporarily bermed at the end of each workday.
- The height and slopes of the soil stockpile should be limited such that slope stability is not compromised during storage or the loading process.
- The soil stockpile should be covered with the polyethylene sheeting upon placement of all impacted soil material or at the end of each workday. Seams should be overlapped a minimum of 1 foot. The stockpile cover should be sufficiently weighted to contain the stored soil and resist damage from wind. Materials used to weigh down and stabilize the stockpile cover should consist of readily available materials that will not tend to damage the cover upon placement (e.g., clean soil material, sand bags, tires).
- Any temporary on-site soil stockpiles should be periodically inspected to ensure that material continues to be contained and is not released to the surrounding environment. The temporary on-site soil stockpiles will need to be properly protected and maintained until removal and off-site disposal. Polyethylene sheeting should be repaired or replaced as needed.
- Water from precipitation events that ponds on the surface of the stockpile cover should be removed upon discovery. The ponded water can be discharged on-site provided there is no contact with the petroleum-contaminated soil, and provided such activities are compliant with any stormwater discharge permits

that may be applicable for the site or active construction work. Water that contacts the petroleum-impacted soil shall be properly containerized and managed as impacted waste water.

- Stockpiles with impacted soil should not remain on-site in excess of 60 days.

5.3 Excavation Monitoring and Soil Sampling

A representative of the Environmental Consultant should be on-site during excavation activities in the known or suspect areas of ash materials, to examine exposed soil for the presence of ash. The on-site representative should assist with determinations for the segregation of soil material that is considered relatively clean overburden to be reused and soil material that would be classified as contaminated for relocation and placement in areas with ash to remain or for off-site disposal. The on-site representative would also be available to provide guidance relative to the management of the contaminated subsurface materials.

Since it is planned to manage ash materials in-place for various locations at the subject site, soil samples are not proposed for excavation area(s) where waste ash/debris is removed, unless other potential contaminants of concern are encountered or suspected. If soil samples are to be collected from these excavation areas, the Environmental Consultant should coordinate with the NYSDEC to confirm analytical parameters, sampling locations, and quantity of samples.

5.4 Soil Reuse or Disposal

Soil contaminated with ash that is planned to be reused on-site in locations of existing ash to remain should be managed pursuant to Sections 11.1 and 8. Overburden soil scheduled for reuse should be managed pursuant to procedures described in Section 11.2. Waste soil materials scheduled for disposal should be managed pursuant to procedures described in Section 12.

6.0 EXCAVATION IN NON-IMPACTED AREAS

6.1 Soil Removal and Stockpile

Soil that is excavated from areas without known or suspect impacts from ash can be removed and handled pursuant to routine construction and site work methods. Contractors performing the excavation work should be cognizant of the potential for impacted soil and should visually monitor the soil as removed to determine if it may be potentially affected. If ash material is identified, the excavation and soil management procedures should transition to the methods described in Section 5. In the event that petroleum- or chemical-related impacts are identified, procedures described in Section 7 should implemented.

6.2 Excavation Monitoring

As indicated in Section 6.1, a representative of the Contractor should examine exposed soil for visual and/or olfactive indicators of potential contamination. If suspect impacted materials are encountered, a representative of the Environmental Consultant should be on-site for further assessment and monitoring in the affected area.

Unless suspect contamination is encountered, soil samples are not proposed for the excavations. If soil samples are to be collected from these excavation areas, the Environmental Consultant should coordinate with the NYSDEC to confirm analytical parameters, sampling locations, and quantity of samples.

6.3 Soil Reuse or Disposal

The excavated soil that is scheduled for reuse should be managed pursuant to procedures described in Section 11. In the event that the soil materials need to be disposed of, transport and disposal should be performed pursuant to procedures described in Section 12.

7.0 EXCAVATION IN AREAS OF PETROLEUM/CHEMICAL SPILLS

7.1 Soil Removal and Stockpile

If petroleum- or chemical-related contamination is encountered during site work, a spill will need to be reported (reference Section 3.3) and contaminated soil will need to be removed for disposal. The areal extent and depths of excavation for material affected by a spill should be inclusive of the entirety of the contaminated material, if feasible and practical. If the affected materials cannot be completely removed, an alternate approach to site remediation should be coordinated through the NYSDEC.

Excavated soil should be field examined for the visual and/or olfactive indicators of the petroleum- or chemical-related impacts, and field screened for the measurable presence of VOC with a photoionization detector (PID), equipped with the 10.6 eV lamp. In general, soil exhibiting obvious visual or olfactive evidence of contamination and/or greater than 10 ppm via ambient PID screening should be removed from the excavation, and processed for subsequent disposal. Overburden soil that does not exhibit these characteristics should be stockpiled on-site for subsequent sampling and evaluation of reuse options.

For petroleum-contaminated soil that is stockpiled on-site, the selected location(s) should be an area not susceptible to flooding or inundation of water during precipitation events, readily accessible to equipment that will be utilized for loading and hauling the material, and located away from stormwater or site drainage components. Any contaminated soil stockpile would need to be placed on and covered with 6-mil polyethylene sheeting or other comparable impervious material that can be readily removed and disposed of. The following items should be applicable to stockpiles for contaminated soil materials.

- Polyethylene sheeting or other impervious membrane used for the base of the soil stockpile should be placed with sheets overlapping a minimum of 1 foot.
- The base of the soil stockpile should be bermed at the perimeter to contain the soil stockpile and potential runoff during precipitation events. The berm materials, which can be comprised of mounds of clean soil material, hay bales, lumber, or other readily available suitable materials, should be placed along the perimeter and wrapped with the polyethylene sheeting or other impervious membrane that is used for the base of the soil stockpile. To minimize extraneous handling of materials and the size of the completed soil stockpile area, the berm perimeter can initially be constructed along 2 sides, and the remaining 2 sides can be constructed after all soil material is placed in the stockpile or temporarily bermed at the end of each workday.

- The height and slopes of the soil stockpile should be limited such that slope stability is not compromised during storage or the loading process.
- The soil stockpile should be covered with the polyethylene sheeting upon placement of all impacted soil material or at the end of each workday. Seams should be overlapped a minimum of 1 foot. The stockpile cover should be sufficiently weighted to contain the stored soil and resist damage from wind. Materials used to weigh down and stabilize the stockpile cover should consist of readily available materials that will not tend to damage the cover upon placement (e.g., clean soil material, sand bags, tires).
- Any temporary on-site soil stockpiles should be periodically inspected to ensure that material continues to be contained and is not released to the surrounding environment. The temporary on-site soil stockpiles will need to be properly protected and maintained until removal and off-site disposal. Polyethylene sheeting should be repaired or replaced as needed.
- Water from precipitation events that ponds on the surface of the stockpile cover should be removed upon discovery. The ponded water can be discharged on-site provided there is no contact with the petroleum-contaminated soil, and provided such activities are compliant with any stormwater discharge permits that may be applicable for the site or active construction work. Water that contacts the petroleum-impacted soil shall be properly containerized and managed as impacted waste water.
- Stockpiles with impacted soil should not remain on-site in excess of 60 days.

7.2 Excavation Monitoring and Soil Sampling

A representative of the Environmental Consultant should be on-site during excavation activities in the areas affected by a petroleum- or chemical-related spill, to examine exposed soil for visual and/or olfactive indicators of petroleum- or chemical-related impacts. Additionally, field screening for the measurable presence of VOC should be performed at the time of the excavation activities, using a portable PID, equipped with a 10.6 eV lamp.

The on-site representative should assist with determinations for the segregation of soil material that is considered relatively clean overburden to be reused and soil material that would be classified as contaminated for off-site disposal. The on-site representative would also be available to provide guidance relative to the management of the contaminated subsurface materials.

Post-excavation soil samples should be collected from the walls and floor of the excavation area(s) where petroleum- or chemical-contaminated soil is removed. The quantities of soil samples to be collected from these excavation areas should be selected pursuant to the following criteria:

- For excavations with a perimeter of less than 20 feet, 1 bottom and 1 sidewall sample should be collected.
- For excavations with a perimeter between 20 and 300 feet, samples from sidewalls should be collected at a frequency of 1 per 30 linear feet and samples from the bottom should be collected at a frequency of 1 per 900 square feet.
- For excavations with a perimeter of greater than 300 linear feet, the quantity of samples to be collected should be coordinated through the NYSDEC, or selected

pursuant to the same criteria specified for an excavation perimeter between 20 and 300 feet.

The post-excavation soil samples should be laboratory analyzed for VOC, in accordance with EPA Method 8260; and semi-VOC, in accordance with EPA Method 8270 (base/neutral extractables).

7.3 Soil Reuse or Disposal

Overburden soil scheduled for reuse should be managed pursuant to procedures described in Section 11.2. Waste soil materials scheduled for disposal should be managed pursuant to procedures described in Section 12.

8.0 SOIL COVER SYSTEM INSTALLATION

A soil cover should be installed in any areas of the site where ash material is to remain. The following criteria should be applicable to the soil cover system.

- The upper 6 inches of the soil cover should be suitable to sustain growth of appropriate vegetation at the ground surface.
- A minimum of 2 feet of soil cover should be placed above the ash material. This is consistent with NYSDOH regulations that were applicable to landfill closure at the time when the landfill ceased placing waste at the site (prior to 1970).
- The upper 2 feet of the soil cover should not have concentrations of contaminants that exceed the Restricted Residential Soil Cleanup Objectives (SCO) set forth in 6 NYCRR Part 375-6.
- Fill that is placed at a depth below the upper 2 feet of soil cover should not have concentrations of contaminants that exceed the Commercial SCO set forth in 6 NYCRR Part 375-6.
- A demarcation layer should be provided between the soil cover layer and underlying impacted soil, unless approval is obtained from the NYSDEC to forego installation of a demarcation layer.
- In the event that the soil cover system is breached, penetrated, or temporarily removed, restoration to original conditions (or equivalent) should be performed.
- Areas with a soil cover should be inspected at least annually, to assess existing conditions and determine if any restoration or repairs are necessary. Inspections should also be performed after severe weather events or significant site operations that may have adversely affected the soil cover system.

9.0 VAPOR BARRIER SYSTEM INSTALLATION

A vapor barrier system could be considered as an option for buildings that are constructed at the subject site, especially for buildings that would be occupied on a routine basis. While risks with vapor migration from contaminants associated with ash material is relatively low, installation of a vapor barrier system is generally an inexpensive addition to the construction of a new building. A vapor barrier system could consist of a gas permeable layer (i.e., crushed stone) and a soil gas retarder membrane (i.e., polyethylene or polyolefin sheeting) between the gas permeable layer and concrete slab. Soil gas collector pipes could also be installed in the gas permeable layer, and established as a passive system, active system, or passive with capability to be transitioned to an active system. If the Owner opts for installation of a vapor barrier system for buildings, the vapor

barrier system should be incorporated into design plans and specifications for the specific building(s) being constructed.

10.0 DREDGING OF SEDIMENT

10.1 Sediment Removal and Management

Dredging of sediment would need to be conducted pursuant to conditions of applicable permits, as determined through the joint application for permits process with state agencies and the USACE. A dredging plan should also be developed to identify the dredging methods and management options. Direct coordination with the NYSDEC and reference to NYSDEC TOGS 5.1.9 would be necessary to ensure that necessary criteria for the dredging operations are addressed.

10.2 Sediment Reuse or Disposal

6 NYCRR Part 360.12(c)(1)(iv) describes conditions for pre-determined beneficial use of navigational dredged material; however, laboratory analysis data for previously collected samples at the site are not indicative of the sediment material meeting the requisite criteria. For navigational dredged material that does not meet the pre-determined beneficial use criteria, a petition for a case-specific beneficial use determination (BUD) could be considered.

Laboratory analysis results from previously collected sediment samples have identified elevated concentrations for metals and PCB, and as such, dredged sediment (or affected portions thereof) should be disposed of at a permitted solid waste management facility. If reuse is desired for portions that may exhibit lesser contaminant concentrations, a plan would need to be developed for segregation and sampling and analysis, along with submitting the petition for a case-specific BUD.

11.0 BACKFILL AND SOIL REUSE

11.1 Soil Contaminated with Ash

As indicated in Section 5.1, the primary option for excavated soil impacted with ash is to reuse on-site in locations where ash material already exists and is intended to remain with a soil cover system to be installed. Implementation of this option should include removal from the excavation area(s) and relocation for placement directly over other areas where ash material already exists. Specific locations and methods of placement and compaction should be detailed or described in the project redevelopment plans, dependent on locations of work, elevations of finished grades, and finished site conditions.

11.2 Suitable On-Site Soil

Laboratory analysis results for samples previously collected from locations on the subject site not impacted with ash indicate that concentrations of contaminants generally do not exceed the 6 NYCRR Part 375 Commercial SCO and the 6 NYCRR Part 360 fill material pre-determined beneficial use criteria. This material should be suitable for on-site reuse below the upper 2 feet of soil cover. Additional sampling and analysis may be needed for areas not previously investigated and for previously sampled areas where exceedances were identified relative to the 6 NYCRR Part 375 Commercial SCO and/or the 6 NYCRR Part 360 fill material pre-determined beneficial use criteria. If additional sampling and

analysis is performed, the quantity of samples and analytical parameters should be selected pursuant to the Sampling and Analysis Schedule for Fill in Appendix E.

11.3 Imported Fill

Fill material may need to be imported to the site, for use as the upper 1 foot of soil cover system or for other areas specific types of fill material. Imported fill material should be sampled and analyzed prior to delivery to the site, to confirm the material satisfies criteria established for use as a soil cover (reference Section 8) or criteria for use as general fill, restricted use fill, or limited use fill per 6 NYCRR Part 360.13. The quantity of samples and analytical parameters for imported fill should be selected pursuant to the Sampling and Analysis Schedule for Fill in Appendix E.

12.0 WASTE TRANSPORT AND DISPOSAL

In the event that contaminated soil requires off-site disposal, the Contractor should provide for loading and transporting to a permitted solid waste management facility. Transport of waste materials will require use of trucks with applicable permits pursuant to 6 NYCRR Part 364 criteria. The disposal of waste soil materials should be documented via waste manifests and/or copies of waste disposal receipts.

Waste characterization soil samples should be collected and laboratory analyzed from the impacted material, to confirm whether the waste is hazardous or non-hazardous and to comply with criteria required by the planned disposal facility. The planned disposal facility should be contacted to verify capability to accept the type of waste(s) that may be generated (i.e., industrial waste), identify applicable laboratory analysis parameters and quantity of samples, and process waste profile documentation.

13.0 REPORTING AND RECORDKEEPING

Reports and records of site work should be maintained, as needed to document site conditions and soil management procedures that are completed. Reports and records to be maintained in association with this Soil Management Plan include, but may not be limited to, the following:

- As-built plans
- Waste manifests and/or disposal receipts for ash, soil, and groundwater
- Air monitoring data
- Excavation monitoring data
- Soil sampling and laboratory analysis data
- Site observation reports

APPENDIX A

Site Location Map

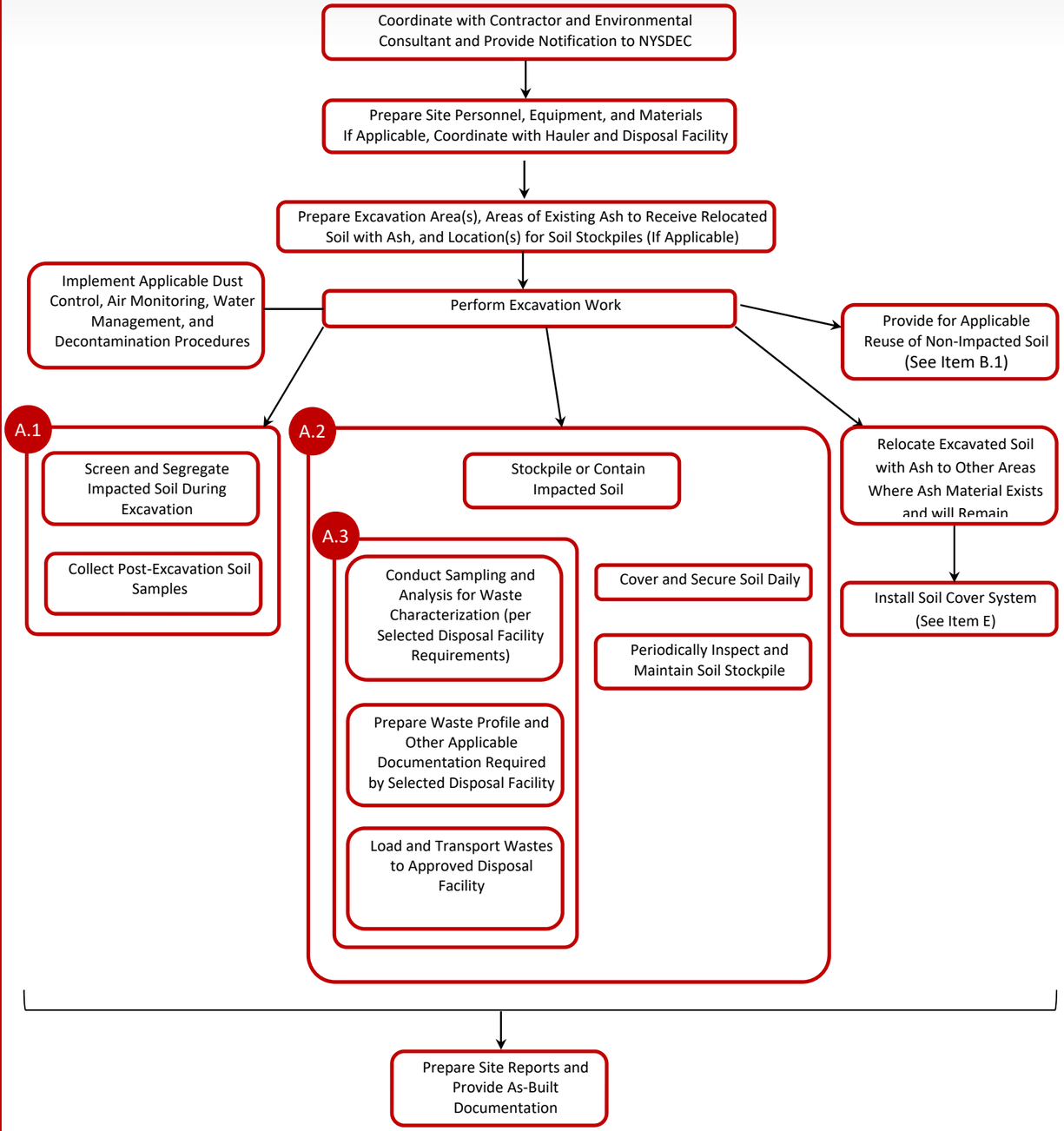
Site Location Map	Drawn by: TSP	Scale: Not to scale	Project No.: AT5596	Date: May 2020
Beacon Island Parcel **Bethlehem, Albany County, New York**	***ATLANTIC TESTING LABORATORIES*, Limited** Albany, NY · Binghamton, NY · Canton, NY · Elmira, NY · Plattsburgh, NY Poughkeepsie, · Syracuse, NY · Rochester, NY · Utica, NY · Watertown, NY			

APPENDIX B

Soil Management Plan Flow Chart

A

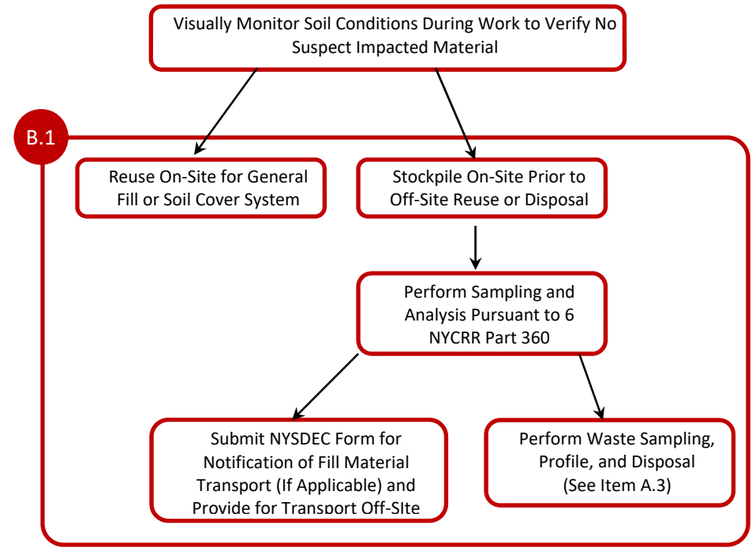
Soil Excavation/Ground Disturbance Activities – Areas of Known/Suspect Impacts from Ash/Debris



1. *If petroleum/chemical spill or contamination is encountered, implement soil management procedures described in Item C.*
2. *Reference Items D and E for procedures pertaining to site backfill/soil cover system and assessment for imported fill.*

B

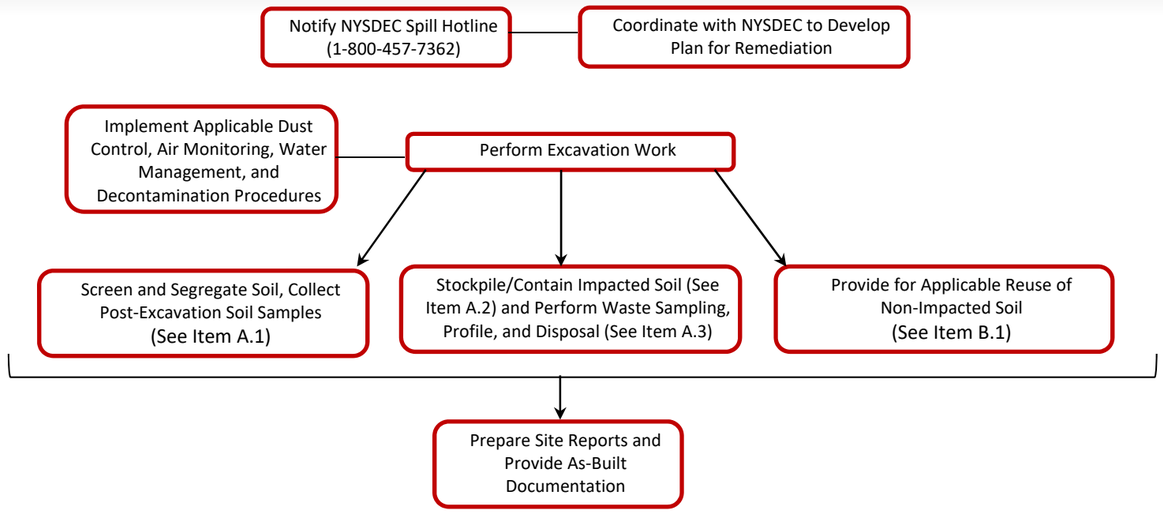
Soil Excavation/Ground Disturbance Activities – Areas without Known/Suspect Impacts from Ash/Debris



1. *If ash/debris material is encountered, implement soil management procedures described in Item A.*
2. *If petroleum/chemical spill or contamination is encountered, implement soil management procedures described in Item C.*
3. *Reference Items D and E for procedures pertaining to site backfill/soil cover system and assessment for imported fill.*

C

Soil Excavation/Ground Disturbance Activities – Petroleum/Chemical Spill or Contamination Encountered



D

Sediment Dredging

Develop Dredging Plan and Obtain Permit for Dredging Activities

Select and Implement Appropriate Best Management Practices for the Dredging

Perform Dredging Pursuant to Permit Conditions

Perform Monitoring and Inspection Pursuant to Permit Conditions

Stockpile Dredged Sediment and Prepare for Reuse or Disposal (See Items A.2 and B.1)

Prepare Site Reports and Provide As-Built Documentation

E

Installation of Soil Cover System*/ Ground Surface Cover Conditions

(* *2 Feet of Suitable Cover Required for Any Areas of Ash to Remain*)

Areas to be Developed with Buildings/Structures	Areas to be Developed with Asphalt/Concrete Surfaces	Areas to be Developed with Lawn/Landscaping
Perform Excavation and Soil Management per Item(s) A, B, and/or C	Perform Excavation/Grading and Soil Management per Item(s) A, B, and/or C	Perform Excavation/Grading and Soil Management per Item(s) A, B, and/or C
Utilize On-Site Fill or Imported Fill per Item F	Utilize On-Site Fill or Imported Fill per Item F	Utilize On-Site Fill or Imported Fill per Item F
Install Sub-Slab Vapor Barrier for Structure/Building	Install Asphalt or Concrete for Surface Cover	Utilize Fill Material that Meets 6 NYCRR Part 375 Restricted Residential Criteria (at a Minimum) for the Upper 2 Feet of Surface Cover

Prepare Site Reports and Provide As-Built Documentation

F

Reuse of Previously Assessed On-Site Fill and Assessment and Use of Imported Fill

Reuse of Fill Soil from Previously Assessed Areas

- Utilize for Soil Cover System in Lawn/Landscaped Areas, up to 2 Feet of Finished Grade
- Utilize as General Fill per 6 NYCRR Part 360 Criteria

Use of Imported Fill Material

Conduct Sampling and Analysis Pursuant to 6 NYCRR Part 360 Criteria

- Utilize Material for Upper 2 Feet of Soil Cover System in Lawn/Landscaped Area, Provided Concentrations Below Restricted Residential Standards
- Utilize as General Fill, Provided 6 NYCRR Part 360 Criteria are Satisfied

APPENDIX C

Summary of Data from Previous Investigations

Table C-1
Summary of Information from September 2020 Investigation – Probes
(Information Available from Environmental Subsurface Investigation and Soil Sampling Report prepared by ATL and dated October 22, 2020)

Probe ID**	Depth Advanced	Coal Ash/Debris Observations	VOC Field Screening (ppm)	Samples Collected for Analysis of VOC	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO	Samples Collected for Analysis of Semi-VOC, PCB, Metals, Pesticides, and Cyanide	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO
B-1	20’	Coal Ash @ 0’.5 – 2’	ND				
B-2	20’	Coal Ash @ 0’ – 20’	ND				
B-3	20’	Coal Ash @ 0’ – 20’	ND				
B-4	20’	Coal Ash @ 0’ – 18’	ND				
B-5	20’		ND	Soil @ 0’ – 5’		Soil @ 0’ – 20’ (Composite with B-6 and B-8)	Iron
B-6	20’		ND	Soil @ 10’ – 15’		Soil @ 0’ – 20’ (Composite with B-5 and B-8)	See B-5
B-7	20’	Coal Ash @ 0’ – 11’	ND				
B-8	20’		ND	Soil @ 5’ – 10’		Soil @ 0’ – 20’ (Composite with B-5 and B-6)	See B-5
B-9	20’	Coal Ash @ 0.5’ – 2.5’	ND – 18.2				
B-10	20’		ND			Soil @ 0’ – 20’ (Composite with B-11 and B-12)	4,4’-DDD, Arsenic, Iron, Vanadium
B-11	20’	Coal Ash @ 8’ – 11.5’	ND	Soil @ 15’ – 20’		Soil @ 0’ – 20’ (Composite with B-10 and B-12)	See B-10

Table C-1 (continued)
Summary of Information from September 2020 Investigation – Probes
(Information Available from Environmental Subsurface Investigation and Soil Sampling Report prepared by ATL and dated October 22, 2020)

Probe ID**	Depth Advanced	Coal Ash/Debris Observations	VOC Field Screening (ppm)	Samples Collected for Analysis of VOC	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO	Samples Collected for Analysis of Semi-VOC, PCB, Metals, Pesticides, and Cyanide	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO
B-12	20’		ND	Soil @ 0’ – 5’		Soil @ 0’ – 20’ (Composite with B-10 and B-11)	See B-10
B-13	20’		ND	Soil @ 10’ – 15’	Acetone	Soil @ 0’ – 20’ (Composite with B-15 and B-16)	Iron, Vanadium
B-14	20’		ND				
B-15	20’		ND	Soil @ 5’ – 10’		Soil @ 0’ – 20’ (Composite with B-13 and B-16)	See B-13
B-16	20’		ND	Soil @ 15’ – 20’		Soil @ 0’ – 20’ (Composite with B-13 and B-15)	See B-13
B-17	20’		ND	Soil @ 0’ – 5’		Soil @ 0’ – 20’ (Composite with B-18 and B-19)	Iron, Vanadium
B-18	20’		ND	Soil @ 10’ – 15’		Soil @ 0’ – 20’ (Composite with B-17 and B-19)	See B-17
B-19	20’		ND	Soil @ 5’ – 10’		Soil @ 0’ – 20’ (Composite with B-17 and B-18)	See B-17
B-20	20’	Coal Ash @ 0’ – 2’	ND				
B-21	20’		ND	Soil @ 15’ – 20’		Soil @ 0’ – 20’ (Composite with B-22 and B-23)	Iron
B-22	20’		ND	Soil @ 5’ – 10’		Soil @ 0’ – 20’ (Composite with B-21 and B-23)	See B-21
B-23	20’		ND	Soil @ 15’ – 20’		Soil @ 0’ – 20’ (Composite with B-21 and B-22)	See B-21
B-24	20’		ND			Soil @ 0’ – 20’ (Composite with B-25)	Aluminum, Iron
B-25	20’		ND			Soil @ 0’ – 20’ (Composite with B-24)	See B-24
B-26	5.1’ (Refusal)		ND	Soil @ 0’ – 5’		Soil @ 0’ – 20’ (Composite with B-27)	Iron
B-27	20’		ND			Soil @ 0’ – 20’ (Composite with B-26)	See B-26
B-28	20’		ND	Soil @ 10’ – 15’		Soil @ 0’ – 20’ (Composite with B-29)	Iron

Table C-1 (continued)
Summary of Information from September 2020 Investigation – Probes
(Information Available from Environmental Subsurface Investigation and Soil Sampling Report prepared by ATL and dated October 22, 2020)

Probe ID**	Depth Advanced	Coal Ash/Debris Observations	VOC Field Screening (ppm)	Samples Collected for Analysis of VOC	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO	Samples Collected for Analysis of Semi-VOC, PCB, Metals, Pesticides, and Cyanide	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO
B-29	20’		ND			Soil @ 0’ – 20’ (Composite with B-28)	See B-28
B-30	10’ (Refusal)		ND	Soil @ 5’ – 10’		Soil @ 0’ – 20’ (Composite with B-31)	Iron
B-31	20’		ND	Soil @ 15’ – 20’		Soil @ 0’ – 20’ (Composite with B-30)	See B-30
B-32	20’		ND				
B-33	20’		ND				
B-34	20’		ND				
B-35	20’	Coal Ash @ 0’ – 12.5’	ND				
B-36	20’	Coal Ash @ 0.5’ – 6’	ND				
B-37	20’	Coal Ash @ 0.5’ – 7.5’	ND				
B-38	20’	Coal Ash @ 0’ – 11.5’	ND				
B-39	20’	Coal Ash @ 0’ – 15’	ND				
B-40	20’	Coal Ash @ 0.5’ – 20’	ND				
B-41	20’		ND	Soil @ 5’ – 10’		Soil @ 0’ – 20’ (Composite with B-43)	4,4’-DDE, 4,4’-DDD, Aluminum, Calcium, Iron
B-42	20’	Coal Ash @ 0’ – 8’	ND				
B-43	20’		ND	Soil @ 15’ – 20’		Soil @ 0’ – 20’ (Composite with B-41)	See B-41

Table C-1 (continued)
Summary of Information from September 2020 Investigation – Probes
(Information Available from Environmental Subsurface Investigation and Soil Sampling Report prepared by ATL and dated October 22, 2020)

Probe ID**	Depth Advanced	Coal Ash/Debris Observations	VOC Field Screening (ppm)	Samples Collected for Analysis of VOC	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO	Samples Collected for Analysis of Semi-VOC, PCB, Metals, Pesticides, and Cyanide	Compounds Exceeding 6 NYCRR Part 375 Unrestricted Use SCO
B-44	20’		ND	Soil @ 0’ – 5’		Soil @ 0’ – 20’ (Composite with B-45)	Iron
B-45	20’		ND	Soil @ 10’ – 15’	Acetone	Soil @ 0’ – 20’ (Composite with B-44)	See B-44

** Approximate locations of probes are shown on the *Aerial Overview of Affected Locations* plan in Appendix D.

Table C-2
Summary of Information from February 2017 Investigation – Borings/Monitor Wells
(Information Available from Draft Phase II Environmental Site Assessment Report prepared by Bergmann Associates and dated April 6, 2017)

Boring/ Monitor Well ID**	Depth Advanced	Coal Ash/Debris Observations	VOC Field Screening (ppm)	Groundwater Observations	Samples Collected for Metals Analysis	Metals Exceeding 6 NYCRR Part 375 Unrestricted Use Soil Cleanup Objectives
B-1	100' (environmental assessment to 12')	Coal Ash @ 0' – 12'	0.0	Water @ 12.9'	0" – 2" (Soil)	Arsenic, Barium, Nickel
					10' – 12' (Soil)	Arsenic, Barium
B-2	50' (environmental assessment to 10')	Coal Ash @ 0' – 10'	0.0 – 2.9	Water @ 6'	0" – 2" (Soil)	Arsenic, Barium, Silver
					4' – 6' (Soil)	Arsenic, Barium, Chromium, Selenium, Silver
B-3/ MW-1	150' (environmental assessment to 16')	Coal Ash @ 0' – 6'	0.0 – 13.7	Water @ 14.9'	0" – 2" (Soil)	Nickel
					2' – 4' (Soil)	Silver
					Groundwater (Screened @ 12' – 22')	Iron, Manganese
B-4/ MW-3	100' (environmental assessment to 12')	Coal Ash @ 0' – 12'	0.0 – 0.9		0" – 2" (Soil)	Arsenic, Barium, Mercury
					2' – 4' (Soil)	Arsenic, Barium, Mercury
					Groundwater (Screened @ 5' – 15')	Iron, Sodium
B-5/ MW-2	50' (environmental assessment to 14')		2.9 – 22.9		0" – 2" (Soil)	Arsenic, Barium, Silver
					4' – 6' (Soil)	Arsenic, Selenium, Silver
					Groundwater (Screened @ 11' – 21')	Iron, Manganese
B-6	50' (environmental assessment to 14')	Coal Ash @ 0' – 14'	0.0 – 0.2	Water @ 7.8'	0" – 2" (Soil)	Arsenic, Barium, Chromium, Nickel, Silver
					4' – 6' (Soil)	Arsenic, Barium, Nickel
B-7	50' (environmental assessment to 20')	Coal Ash @ 0' – 18	0.1 – 0.2	Water @ 2.5'	0" – 2" (Soil)	Arsenic, Barium, Nickel, Silver
					1' – 4' (Soil)	Arsenic, Barium, Chromium, Mercury, Nickel
B-8	50' (environmental assessment to 18')	Coal Ash @ 6' – 18'	0.1 – 0.6		0" – 2" (Soil)	
					6' – 8' (Soil)	

** Approximate locations of borings are shown on the *Aerial Overview of Affected Locations* plan in Appendix D.

Table C-3

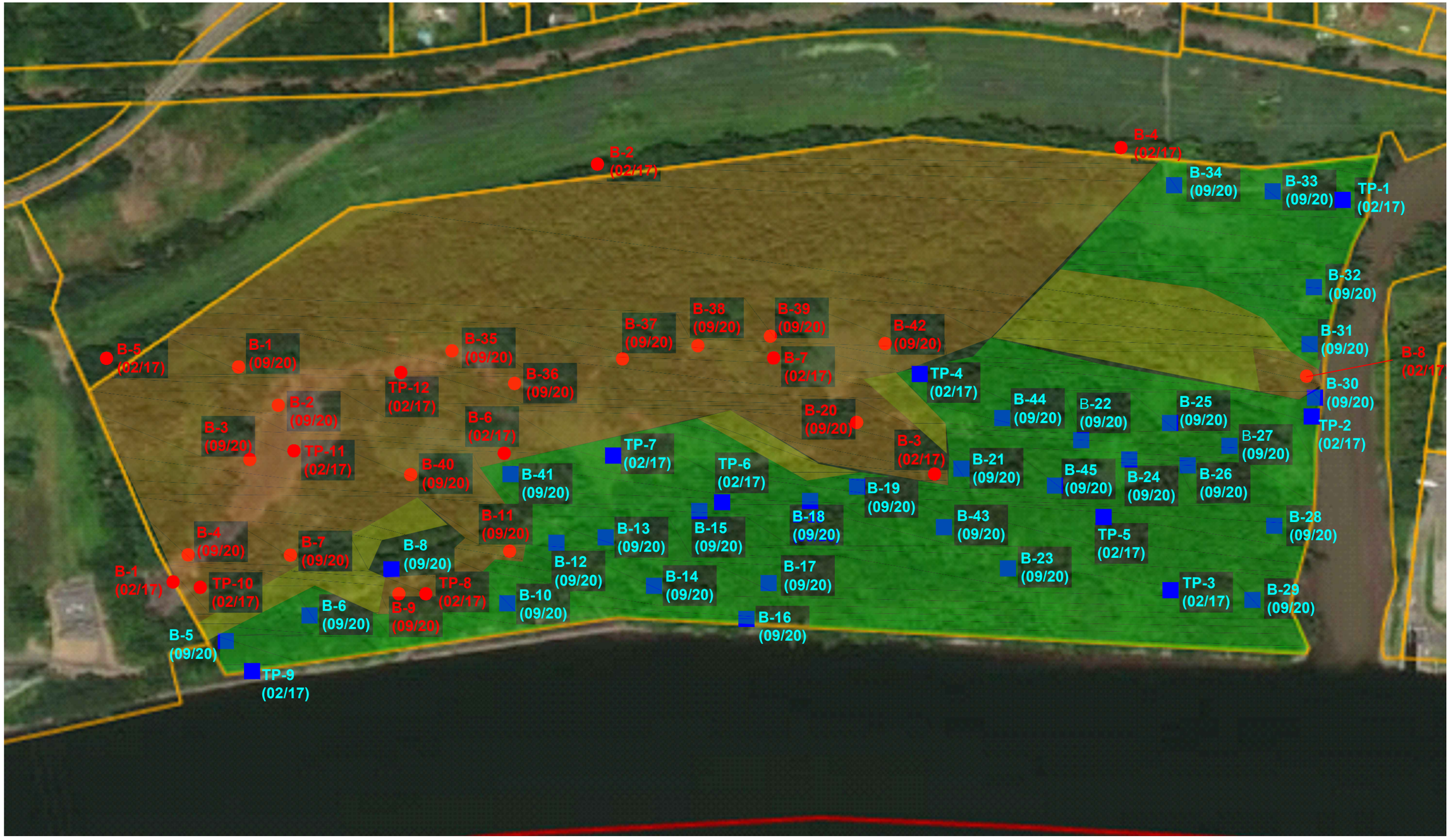
Summary of Information from February 2017 Investigation – Test Pits
(Information Available from Draft Phase II Environmental Site Assessment Report prepared by Bergmann Associates and dated April 6, 2017)

Test Pit ID**	Depth Advanced	Coal Ash/Debris Observations	VOC Field Screening (ppm)
TP-1	12’		0.0 – 0.1
TP-2	12’		0.0 – 0.1
TP-3	12’		0.0 – 0.2
TP-4	12’		0.1 – 0.2
TP-5	12’		0.0 – 0.1
TP-6	12’		0.0
TP-7	12’		0.0
TP-8	12’	Railroad ties covered in black tar-like substance @ 8’ – 12’	0.0 – 10.1
TP-9	10’		0.0
TP-10	12’	Coal Ash @ 0’ – 12’	0.1
TP-11	12’	Coal Ash @ 0’ – 12’	0.0 – 0.1
TP-12	12’	Coal Ash @ 0’ – 12’	0.1

** Approximate locations of test pits are shown on the *Aerial Overview of Affected Locations* plan in Appendix D.

APPENDIX D

Aerial Overview of Affected Locations



LEGEND :

B-5 (02/17) — Approximate Location of Previous Boring or Test Pit with or Debris Ash Material Present (and Month/Year of Investigation)

TP-4 (02/17) — Approximate Location of Previous Boring or Test Pit without Ash Material Present (and Month/Year of Investigation)

Approximate Extents of Area Expected to have Ash Material Present

Approximate Extents of Area with Potential to have Ash Material Present

Approximate Extents of Area Not Expected to have Ash Material Present

AERIAL OVERVIEW OF AFFECTED LOCATIONS	Drawn By: CJD	Drawing: 1 of 1	Scale: As Noted	Project No.: AT5596	Date : October 2020
Beacon Island Parcel Bethlehem, Albany County, New York					

ATLANTIC TESTING LABORATORIES, Limited
Albany, NY Binghamton, NY Canton, NY Elmira, NY Poughkeepsie, NY
Plattsburgh, NY Rochester, NY Syracuse, NY Utica, NY Watertown, NY
WBE Certified Company
www.AtlanticTesting.com

APPENDIX E

Sampling and Analysis Schedule for Fill

Sampling Criteria for Fill Material per 6 NYCRR Part 360.13(e)

Soil Quantity (cubic yards)	**Number of Discrete Samples**	**Number of Composite Samples[1]**
	Volatile Organic Compounds (VOC)	Semi-VOC, Inorganics, Polychlorinated Biphenyls (PCB), and Pesticides
0 – 300	2	1
300 – 1,000	4	2
1,000 – 10,000	6	3
>10,000	2 for every additional 10,000 cubic yards	1 for every additional 10,000 cubic yards
Notes: [1]Each composite sample will be comprised of 3 to 5 discrete samples from different locations within the fill material.		