NEW YORK STATE OF OPPORTUNITY | Department of Environmental Conservation

Environmental Site Remediation Database Search Details

Site Record

Administrative Information

Site Name: Lighthouse Pointe Riverfront
Site Code: C828140
Program: Brownfield Cleanup Program
Classification: A
EPA ID Number:

Location

DEC Region: 8
Address: Pattonwood Drive
City: Rochester Zip: 14617
County: Monroe
Latitude: 43.247221828
Longitude: -77.610278348
Site Type:
Estimated Size: 15.04 Acres

Site Owner(s) and Operator(s)

Current Owner Name: NY CENTRAL LINES LLC
Current Owner(s) Address: 500 WATER STREET (C-910)
JACKSONVILLE,FL, 32202
Current Owner Name: N/A
Current Owner(s) Address: 100 JOY LANE
ROCHESTER,NY, 14617
Current Owner Name: N/A
Current Owner(s) Address: 100 JOY LANE
ROCHESTER,NY, 14617
Current Owner Name: N/A
Current Owner(s) Address: 100 JOY LANE
ROCHESTER,NY, 14617
Current Owner Name: CITY OF ROCHESTER
Current Owner(s) Address: ROCHESTER CITY HALL
ROCHESTER,NY, 14614

Site Document Repository

Name: Irondequoit Public Library
Address: 1290 Titus Avenue
Rochester,NY 14617

Site Description

Site Description Location: This site is located within the Town of Irondequoit and the City of Rochester. The approximately 15-acre site is located west of Thomas Avenue and south of the O¿Rourke Bridge. The Genesee River comprises the western border of the site. Site Features: Most of the site is vacant undeveloped land and slopes downward from Thomas Avenue towards the Genesee River. There are approximately 110 boat slips associated with non-permanent structures (e.g. sheds, patios, decks, gazebos, etc.) along the Genesee River that are occupied during the boating season. The only permanent building on the site is a small vacant commercial structure on Thomas Avenue. Current Zoning and land Use: The site is comprised of 10 separate parcels and is zoned for commercial and residential uses. The majority of the site is vacant and used seasonally for dock and boat storage. The shoreline of the Genesee River is a mixture of wooden bulkhead and non-structured banks that are partially covered by docks and boardwalks extending into the river. Surrounding site use is generally residential to the south and east and commercial marinas to the north. Past Use of the Site: In the early 1900s the site had some commercial uses by the railroad and shipping industries along the shoreline of the Genesee River, and a lumberyard occupied a portion of the site. A former railroad bed borders the site to the east. During the 1940s to the 1960s landfilling reportedly occurred with ash, slag, cinders, wastewater treatment plant sludge, construction and demolition debris, and some household wastes. The site was used for boat and dock storage from the adjacent marina. Site Geology and Hydrogeology: Groundwater is encountered from three to eleven feet below ground surface and flows west towards the Genesee River. Overburden consists of sand, silt, clay, peat, waste and fill material. Due to the past site developments and uses, undisturbed soils are predominantly located beneath waste and fill materials. Bedrock was encountered at 27.5 feet below ground surface along Thomas Avenue and it slopes sharply towards the Genesee River where it is more than 130 feet below ground surface at the O¿Rourke Bridge.

Contaminants of Concern (Including Materials Disposed)

Contaminant Name/Type
vinyl chloride
trichloroethene (TCE)
polycyclic aromatic hydrocarbons (PAHS), total
lead
mercury

Site Environmental Assessment

Nature and Extent of Contamination: Soil and groundwater were analyzed for volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), metals, polychlorinated biphenyls (PCBs), and pesticides. Based upon investigations conducted to date, the primary contaminants of concern include polycyclic aromatic hydrocarbons, lead, and mercury. Soil: Elevated levels of lead, mercury and polycyclic aromatic compounds (PAHs) have been detected in historic fill and wastes above restricted-residential site cleanup objectives (SCOs). No VOCs, PCBs or pesticides were detected above the restricted-residential SCOs. Groundwater: Groundwater samples taken from 2006 to 2014 have shown elevated levels of Iron and Magnesium both upgradient and downgradient of the site. These metals may either be naturally occurring or can be associated with disposal of municipal solid waste. No VOCs, SVOCs, PCBs or pesticides have been detected in groundwater above standards. Groundwater discharges to the Genesee River and no site-related contaminants were detected in surface water samples. Soil Vapor: On-site soil vapor is contaminated with volatile organic compounds.

Trichloroethene, vinyl chloride, and benzene were detected in on-site soil vapor. None of these compounds were detected in on-site soil or groundwater. This site is adjacent to a large municipal landfill (Site# C828141) and these contaminants may be moving with landfill generated gases (methane, carbon dioxide, etc.) from an off-site source. Further off-site investigations are required to determine the source of these contaminants and mechanism for migration. The only structure located on-site is currently unoccupied and targeted for demolition. No indoor air samples were taken.

Site Health Assessment

The site is not fenced and persons who enter the site could contact contaminants in the soil by walking on the soil, digging or otherwise disturbing the soil. Contaminated groundwater at the site is not used for drinking or other purposes and the site is served by a public water supply that obtains water from a different source not affected by this contamination. Volatile organic compounds in the groundwater may move into the soil vapor (air spaces within the soil), which in turn may move into overlying buildings and affect the indoor air quality. This process, which is similar to the movement of radon gas from the subsurface into the indoor air of buildings, is referred to as soil vapor intrusion. The inhalation of site-related contaminants due to soil vapor intrusion does not represent a current concern because the site is vacant. However, the potential exists for the inhalation of site contaminants due to soil vapor intrusion for any future on?site development. Additional investigation is needed to evaluate whether actions are needed to address soil vapor intrusion at off-site structures.

For more Information: E-mail Us

Refine This Search