

Metro Transit Expansion Project: Draft EIS

Hazardous Materials Phase II ESA - Attachment A
Detailed Phase I ESA Assessment Findings and Recommendations
April 15, 2025

Map Key ID	Property Name and Address	Facility Type/Current Description/Usage	Historical Use		Easement/Acquisition	Regulatory Database Listings	Regulatory Agency Database Review	Nearest Geotechnical Boring w/ monitoring well	Depth to Groundwater (toic) (ft) (bgs)	Groundwater Elevation (ft amsl)	Potential Environmental Concern	Recommendations	COCs	Reason
			Year	Description of Use										
6	159 Niagara Falls Blvd Kenmore Ave	Vacant Lot	1983	Gas Station	Permanent Easement	RCRA Non-Generator, Hazardous Waste Manifest, NYSDEC Bulk Storage, NYSDEC Spill, LTANKS, Historic Auto, ECHO	NY Spill case # 9875345 (tank failure, cleanup but did not meet NYSDEC standards), # 9206303 (spill case closed), # 9206340 (spill case closed), 0651775 (tank failure, contaminated soil found, spill case closed, but did not meet NYSDEC cleanup standards). NYSDEC Bulk Storage: Red Apple Food Mart 3 tanks (all closed-removed)	BH-9	8.6	613.7	Petroleum/ Hydraulic Oil	Soil Boring to 10' in extent of excavation	VOCs, PAHs	NYSPIll case # 9875345: Four sidewall and two floor post-excavation samples meet STARS # 1 standards, except for low-levels on south wall (benzene 31ppb, MTBE 390ppb, 1,2,4-Trimethylbenzene 130ppb, M,P-Xylenes 200ppb). 10 Yds of soil removed, but contractor could not dig anymore due to utilities. Stained soil remained on excavation sides and bottom. Did not meet NYSDEC cleanup standards. Higher likelihood of contamination. NYSPIll case # 9206303: post-excavation TCLP samples below detection. Met standards. NYSPIll case # 0651775: Excavation, sampling, and disposal documented. No exceedances in sample results, elevated PID readings remained.
			1964-1999	Gas Station										
			2009-2024	Vacant Lot										
8	Sweeney's Garage – 424 Niagara Falls Blvd	Commercial	Eliminated from consideration. No RECs (e.g., spills, regulatory violations) identified.											
9	American Auto World – 733 Niagara Falls Blvd	Commercial	1983-2024	Auto Repair Shop	Partial Acquisition or Permanent Easement	RCRA Non-Generator, Hazardous Waste Manifest, NYSDEC Bulk Storage, NYSDEC Spill, Historic Auto, ECHO	NY Spill case # 0485611 (spill was cleaned up and closed, but did not meet NYSDEC cleanup standards)	BH-16	11.9	591.4	Petroleum	Soil Boring to 10' in extent of excavation	VOCs, PAHs	NY Spill case # 0485611: Excavated all accessible impacted soils, excavated 2128 tons impacted soils. Some contaminated soil was not accessible due to utilities along Niagara Falls Blvd. 20 post-excavation sidewall samples taken with 6 showing CP51 exceedances. 8 bottom samples taken with no CP51 exceedance. Sample exceedances are minor except at samples W4 along the buildings north side and W16 adjacent to utilities and Niagara falls Blvd. Did not meet NYSDEC clean up standards. Higher likelihood of contamination.
10	Empire Auto Electric - 803 Niagara Falls Blvd	Commercial	1983-1993	Auto Repair Shop	Partial Acquisition or Permanent Easement	N/A	N/A	BH-20	5.75	589.6	None	None	N/A	Site is not listed in any regulatory databases and no specific indication of tanks and/or spills.
			2024	Auto Repair Shop										
12	Sentry North Appliance - 845 Niagara Falls Blvd	Commercial	1987-2018	Appliance Repair Shop	Partial Acquisition or Permanent Easement	Historic Cleaner	Historic Cleaner: Economy Cleaners operated 1980-1985	BH-20	5.75	589.6	None	None	N/A	Historic cleaner location. Site has no record of spills or tanks.
			2024	Appliance Repair Shop										
13	Fancy Florist - 853 Niagara Falls Blvd	Commercial	2004	Auto Repair Shop	Partial Acquisition or Permanent Easement	NYSPIll	NY Spill # 0550174	BH-20	5.75	589.6	Gasoline	None	N/A	NYSPIll case # 0550174: abandoned drums removed. 105 tons of impacted soil removed. Five post-excavation samples showed no exceedances. NFA. Spill was cleaned up and met NYSDEC cleanup standards
			2025	Florist										
14	Corsi A First Klass Collision Center - 874 Niagara Falls Blvd	Commercial	1983-2014	Auto Repair Shop	Partial Acquisition or Permanent Easement	ECHO, AIRS	ECHO: one record identified, AIRS: one record for point source emissions identified	BH-20	5.75	589.6	None	None	N/A	Site has history of use as auto repair shop; this site use is commonly known to potentially exhibit petroleum contamination; however no documented cases of petroleum/solvent spills recorded in databases.
15	Lombardo Funeral Home – 899 Niagara Falls Blvd	Commercial	1993	Auto Repair Shop	Full Acquisition	NYSPIll	NYSPIll # 0075336: gasoline contaminated soil was removed. Spill was cleaned up, closed, and met NYSDEC cleanup standards.	BH-20	5.75	589.6	Gasoline	None	N/A	NYSPIll case # 0075336: Phase II found contaminated soil in 1 out of 11 borings. Day Environmental excavated contaminated soil. 4 side and 1 bottom post-excavation samples were below TAGM levels. NYSPIll case was cleaned up, closed, and met NYSDEC clean up standards. Site historic auto use is commonly linked with petroleum contamination, however only recorded spill case was cleaned up and met NYSDEC standards.
			2001-2014	Funeral Home										
17	Sun City Mattress – 926 Niagara Falls Blvd	Commercial	1983-1987	Auto Repair Shop	Full Acquisition	None	None	BH-20	5.75	589.6	None	None	N/A	Site historic auto use is commonly linked with petroleum contamination, however no documented cases of petroleum/solvent spills recorded in databases.
18	Partner's Bar & Pizzeria – 934 Niagara Falls Blvd	Commercial	1983-2008	Auto Repair Shop	Partial Acquisition or Permanent Easement	NYSDEC Bulk Storage	NYSDEC Bulk Storage: 1 tank closed and removed	BH-20	5.75	589.6	None	None	N/A	Site has a history of tanks on site and historical use as auto repair shop commonly linked to petroleum contamination, however no documented cases of spill cases on-site.

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			Year	Description of Use										
			2018	Restaurant										
20	El Palenque Restaurant – 951 Niagara Falls Blvd	Commercial	1927	Vacant Lot	Partial Acquisition or Permanent Easement	NYSPIILL	NYSPIILL # 0911057: contaminated soil was removed but minor amounts remained around sewer line.	BH-20	5.75	589.6	Gasoline	Soil Boring to 10' in extent of excavation Groundwater sample if wet soils are encountered using a temporary well.	VOCs, TPH	NYSPIILL # 0911057: Excavation was not able to reach on sidewalks along Niagara Falls Blvd and Eggert aver Excavated 408 tons of impacted soils. Collected 8 samples, CP51 exceedance in samples SW8, SW14. Groundwater showed minor exceedances. NY spill case was cleaned up and closed, but did not meet NYSDEC cleanup standards, higher likelihood of encountering contamination.
			1957	Gas Station										
			2024	Restaurant										
23	Pep Boys Auto Parts & Service – 1025 Niagara Falls	Commercial	1999-2014	Auto Repair Shop	Partial Acquisition or Permanent Easement	RCRA Non-Generator, Haz Waste Manifest, NYSDEC Bulk Storage, NYSPIILL, ECHO	NYSDEC Bulk Storage: 1 tank closed and removed. NYSDEC Spill # 1006430 gasoline spill. NYSPIILL # 9912271, contamination found during tank removal.	BH-20	5.75	589.6	Gasoline	None	N/A	Site former generator of haz waste. Tank was removed/closed. NYSPIILL # 9912271: Removed a 550 gallon waste oil tank along with impacted soils. 2 samples taken, no exceedances observed. 52 tons of contaminated soil disposed. NFA. NYSPIILL # 1006430: car fire gas tank spilled and entered storm drain. Pads and booms used to absorb product. NFA. Historical site use as auto shop is linked with petroleum contamination, however two recorded closed spill cases met NYSDEC clean up standards.
			2018	Auto Repair Shop										
24	AudioMotive Creations – 1167 Niagara Falls Blvd	Commercial	1983-2018	Auto Repair Shop	Full Acquisition	NYSPIILL, RCRA Generator, Haz Waste Manifest	NYSPIILL case #9875468: oil found in storm culvert. NYSPIILL case # 9713614: oil found in storm culvert.	BH-25	15.24	574.5	Oil/Petroleum	None	N/a	NYSPIILL case #9875468: minor amount of oil in the excavation for new storm drain. Floor drains discharge to storm sewer. All floor drains were permanently sealed. NYSPIILL case # 9713614: no evidence of spilling to floor drains. NFA. Historical site use as auto shop is linked with petroleum contamination, however two recorded closed spill cases met NYSDEC clean up standards.
25	Plaza – 1200 Niagara Falls Blvd	Commercial	2024	Shopping Mall	Partial Acquisition or Permanent Easement	NYSPIILL, Historic Cleaner	NYSPIILL case #9213436: equipment failure.	BH-25	15.24	574.5	Petroleum	None	N/A	NYSPIILL # 9213436: tank failure, spill absorbents deployed and disposed of. Site historical use as auto shop and dry cleaner are linked with contamination, however 1 spill was cleaned up, closed and met NYSDEC cleanup standards. Building is approximately 500ft from proposed route, which lowers likelihood of encountering contamination.
26	Boulevard Mall – 1261-1269 Niagara Falls Blvd	Commercial	1995-2017	Shopping Mall	Partial Acquisition or Permanent Easement	NYSPIILL, NYSDEC Bulk Storage, RCRA Generator, ECHO	NYSPIILL cases # 9106426, 0175412, 9406936 closed and met NYSDEC clean up standards. NYSDEC Bulk Storage: 1 tank was closed and removed.	BH-25	15.24	574.5	Petroleum	None	None	NYSPIILL cases # 9106426: small spill of non-PCB oil into vault, cleaned up debris and disposed. NFA. NYSPIILL case #0175412: hydraulic oil spill while removing hydraulic lift. NYSPIILL case # 9406936: diesel spill into storm sewer. Speedi Dry applied. NFA. Three NY Spill cases closed and met NYSDEC cleanup standards.
27	Goodyear Auto Service - 1280 Niagara Falls Blvd	Commercial	1987-1993	Auto Repair Shop	Partial Acquisition or Permanent Easement	NYSDEC Bulk Storage, NYSPIILL, RCRA Generator, ECHO	NYSPIILL cases # 9302662, 9113171, 9416566 cleaned up, closed and met NYSDEC cleanup standards	BH-25	15.24	574.5	Petroleum	None	None	NYSPIILL cases # 9302662: hydraulic lift leaked fluid to ground. Contaminated soil excavated. Post-excavation samples were all non-detect. NYSPIILL #9113171: waste oil spill under concrete pad. contaminated soil excavated. Post-excavated samples were non-detect. NYSPIILL# 9416566: Waste oil spill from hydraulic lift. Post-excavation samples under standard. Three NY Spill cases closed and met NYSDEC cleanup standards. Located 500ft from route - lower likelihood of encountering contamination.
28	Valu Muffler & Brake Auto Center – 1346 Niagara Falls	Commercial	Eliminated from consideration. No RECs (e.g., spills, regulatory violations) identified.											
29	Delta Sonic Car Wash – 1355 Niagara Falls Blvd	Commercial	1983-2018	Gas Station, Car Wash	Partial Acquisition or Permanent Easement	RCRA Generator, Haz Waste Database, NYSDEC Bulk Storage, NYSDEC Spill	NYSDEC Bulk Storage: 46 tanks, 22 in service, 24 closed/removed. NYSDEC Spill cases # 1306629, 8504373, 0514837, 0102552, 9406720, 9807773, 0900340, 0910621, 1508488 closed and met NYSDEC clean up standards.	BH-25	15.24	574.5	Petroleum, gasoline, oil	None	None	Post-excavation sample results below CP-51 standards. Historical use as auto body shop, however, all nine spill cases were cleaned up, closed, and met NYSDEC clean up standards.
30	Firestone Complete Auto Care – 3893 Maple Rd	Commercial	1983	Auto Repair Shop	Full Acquisition	RCRA Non-Generator, NYSDEC Bulk Storage, LTANKS, ECHO	NYSDEC Bulk Storage: 1 tank in service. LTANKS: spill # 9212411 cleaned up, closed, and met NYSDEC clean up standards.	BH-25	15.24	574.5	Petroleum	None	None	Tank was removed and closed. Historical use as autobody shop, however only NY spill case # 9212411 was cleaned up, closed, and met NYSDEC clean up standards. NFA. No other record of contamination on site.
			1988-2019	Auto Repair Shop										
31	Premiere Group – 3900 Maple Rd	Commercial	1973-1998	Auto Repair Shop	Partial Acquisition or Permanent Easement	RCRA Non-Generator, Haz Waste Manifest, NYSDEC Bulk Storage, NYSPIILL, LTANKS, ECHO, AIRS	NYSDEC Bulk Storage: 6 tanks closed/removed. NYSPIILL cases # 1001596, 9975473, 8702308, 9201849.	BH-25	15.24	574.5	Petroleum	Soil Boring to 10' in extent of excavation	VOCs, TPH	NYSPIILL # 1001596: hydraulic oil spill. Disposal of 1125 tons of impacted soil. Post-excavation results show no exceedances. Sheen still produced in areas of the old building. Other spill cases NFA and no remaining contamination. Historical use as auto body shop and one NY spill case that did not meet NYSDEC clean up standards - higher likelihood of encountering contamination.
			2014-2019	Store										

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32	Sweet Home Middle School – 4150 Maple Rd	Public School	1963-2019	Public School	Partial Acquisition or Permanent Easement	NYSDEC Bulk Storage, NYSPIll	NYSDEC Bulk Storage: 1 tank removed and closed. NYSPIll cases # 0608981, #9509066	BH-32	19.65	573.9	Non-PCB Transformer Oil	None	None	NYSPIll # 0608981: 5 gallons of non-PCB oil spill on concrete pad and on soil. Absorbents used to clean up spill and contaminated soil removed. NFA. NYSPIll # 9509066: muriatic acid and hypochlorite mixture created fumes, no spill. NFA. Spills met NYSDEC clean up standards - lower likelihood of contamination.
33	NOCO Express – 4265 Maple Rd	Gas Station	1982-1989	Auto Repair Shop	Partial Acquisition or Permanent Easement	NYSDEC Bulk Storage, NYSPIll, LTANKS, Historic Auto	NYSDEC Bulk Storage: 5 tanks (2 in service, 3 closed/removed), NYSPIll cases # 0751262 LTANKS spill # 9709710	BH-34	14.45	574.8	Diesel/Petroleum	Soil Boring to 10’ in extent of excavation	VOCs, TPH	NYSPIll # 0751262: petroleum odor/staining found during piping installation. Excavation to 6-8bgs. 1114 tons impacted soil removed. Post-excavation samples show all bottom samples meet CP-51, exceedances remain in sidewall samples but can not dig any closer to road or sewer line. NYSPIll # 9709710: removal of tanks and soil. Post-excavation sampling results found exceedances of STARS standards. Two spills are closed but did not meet NYSDEC clean up standards, higher likelihood of encountering contamination.
			2005-2014	Gas Station										
			2024	Gas Station										
35	Anchor Bar – 4300 Maple Rd	Restaurant	1972	Auto Station		Historic Auto	Historic Auto: Mobile Station 1972.	BH-37	8.41	574.3	None	None	None	Site is a historic auto site which are linked to historic petroleum contamination, however no records of spills associated with the site.
			2024	Restaurant										
36	Ball Pump Station – 1201 Sweet Home Rd	Erie County Water Authority (Water Supply facility)	1927-1966	Agricultural land	Partial Acquisition or Permanent Easement	NYSPIll, LTANKS, RCRA Generator, Haz Waste Manifest	NYSPIll cases # 1603248, 0375269. LTANKS spill case # 9209938	BH-40	28	572.3	Hydraulic Oil	None	None	NYSPIll # 1603187: hydraulic oil spill on soil and stone, stone and impacted soil removed. NFA. NYSPIll # 9209938: Boring B-12 over guidance. Standards not documented. Spills did not meet NYSDEC standards or standards were not documented. Location is approximately 500 ft from proposed excavation area on Sweet Home Rd. - lower likelihood of encountering contamination.
			1978-2024	Water Authority										
37	University of Buffalo – Millersport Hwy	State University of NY - Buffalo North campus	1927-1966	Agricultural Land	Partial Acquisition or Permanent Easement	NYSDEC Bulk Storage, NYSDEC Spill, LTANKS, RCRA Generator, ECHO, Haz Waste Manifest	NYSDEC Bulk Storage: 113 tanks (55 in service, 53 closed/removed). NYSPIll cases # 9000336, 8806382, 8708045, 0175123, 0075497, 9975668, 0101732, 9007861, 9207489, 8805153, 0206015, 0104381. LTANKS Spills # 0104703, 9805985, 0102567, 9706838, 0011535	BH-50	29.21	569.6	Petroleum	N/A	N/A	All 12 NYSPIll cases were closed and met NYSDEC clean up standards. LTANKS spill # 0104703 did not meet NYSDEC clean up standards. Post-excavation samples were TAGM 4046 standards, but not below STARS standards. LTANKS spill # 0102567 did not meet NYSDEC clean up standards. Impacted soil excavated, post-excavation samples showed some exceedances in SVOCs, however all feasible excavation on site was completed, so spill case was closed. Due to large size of university campus, need more information on location of spills not meeting NYSDEC clean up standards to determine proximity to proposed excavation.
			1978-2017	Public University										
39	Town of Amherst – 350 JJ Audubon Pkwy	Library	1992-2019	Public Library	Partial Acquisition or Permanent Easement	NYSDEC Bulk Storage, LTANKS, ECHO, ICIS	NYSDEC Bulk Storage: 1 tank closed/removed. LTANKS spill # 9210347	BH-63	13.66	565.1	Petroleum	N/A	N/A	LTANKS # 9210347: No visual contamination, excavated material was not contaminated. Met NYSDEC clean up standards. Building is approximately 250ft from roadway - lower likelihood of encountering contamination.
		Town Government Office	1983-2019	Government Building										