

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

Division of Environmental Remediation, Bureau of Technical Support
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May 20, 2015

Mr. Walter Mugdan, Director
Emergency & Remedial Response Division
United States Environmental Protection Agency
Region II
290 Broadway
New York, NY 10007-1866

Re: Removal Action Evaluation
Former Homestead Infirmary
NYSDEC Spill No. 1406203
Barkersville Road
Providence (T), Saratoga (Co.), NY

Dear Mr. Mugdan:

The New York State Department of Environmental Conservation (NYSDEC) requests that the United States Environmental Protection Agency (USEPA) evaluate the site reference above for a CERCLA emergency removal action. This site has been discussed with Paul Kahn, USEPA Federal On-Scene Coordinator (OSC), Edison, New Jersey.

Previously, this site was a county tuberculosis sanitarium which began operation in 1914 and operated until 1960. In 1961 it reopened as the Saratoga County Infirmary and operated until 1972 or 1973. The County sold the property to a private individual in 1982 who planned to redevelop the site. The redevelopment never came to pass and the property has fallen into disrepair. After several title transfers, the current owner is believed to be Conifer Construction Group, Inc., owned by Bruce Houran, who reportedly filed for bankruptcy in 2014.

NYSDEC spill number 1406203 was opened on September 10, 2014 as a result of a fire in a structure at the site and reports from emergency responders that they observed potentially hazardous substances. Officials with the Providence Volunteer Fire Department indicated that the fire had been addressed but there remained numerous containers of adhesives, paints, and other flammable materials, as well significant quantities of friable asbestos, at the site.

The facility lacks electricity and does not have working smoke detectors or site security. Windows and doors have been removed or broken due to trespassing and vandalism. The site has a perimeter fence, but it is in poor repair and has at least one very large breach. On September 12, 2014, NYSDEC staff inspected the property and confirmed the earlier observations of the fire department.

The principal environmental threat is the potential for the unsecured chemicals and asbestos to be released to the outside environment either through the actions of wind and rain or catastrophically in the event of another structure fire. The site has had unauthorized access as evidenced by the recent fire, graffiti, and staff observation of mattresses and discarded food and beverage containers. Trespassers would be exposed to site hazards as a consequence of their intrusions. To address these threats, we request that USEPA consider an emergency removal action to address the immediate threats.

Any questions or request for additional information regarding this site should be directed to Michael DiPietro, NYSDEC, Region 5, at (518) 623-1236.

Sincerely,



Andrew English, P.E.
Director
Bureau of Technical Support

ec: E. Mosher – USEPA, Region II, Edison, NJ
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