RE: NYSEG Mechanicville draft final FER

From:	"Underhill, Scott" <Scott.Underhill@aecom.com>
To:	John SpellmanTracy Blazicek
Date:	2014/02/14 08:57
Subject:	RE: NYSEG Mechanicville draft final FER
Attachments:	TEXT.htm, NYSEG_Mechanicville_Final FER_2-14-14.pdf

Hello John,

Attached is the final Final Engineering Report for the NYSEG Mechanicville project. With the SMP, Easement and now Final FER in place, a PRR will be required. The PRR is typically submitted 18 months following the approval of the SMP. We delayed submission of the PRR until after the FER was finalized. When would you like the PRR submitted?

Thanks,

Scott

Scott Underhill, PE

Project Manager

Environment

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From: John Spellman [mailto:jtspellm@gw.dec.state.ny.us]
Sent: Thursday, February 13, 2014 1:21 PM
To: Underhill, Scott
Cc: Tracy Blazicek
Subject: RE: NYSEG Mechanicville draft final FER

pdf will work; no paper necessary. Thanks for asking.

JS

>>>"Underhill, Scott" <Scott.Underhill@aecom.com> 2/13/2014 12:24 PM >>>

Hello John,

Thanks for the approval. I will revised the date, stamp and send Final pdf version of the FER either later today or tomorrow. Did you want a hard copy also?

Scott

Scott Underhill, PE

Project Manager

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From: John Spellman [mailto:jtspellm@gw.dec.state.ny.us]
Sent: Thursday, February 13, 2014 8:25 AM
To: Underhill, Scott
Cc: Tracy Blazicek
Subject: Re: NYSEG Mechanicville draft final FER

Hi Scott,

The New York State Department of Environmental Conservation accepts your proposed changes. Please indicate the current date on the report where appropriate and submit the Report as Final, for Department approval.

Thank you,

John

John Spellman, P.E.

New York State Department of

Environmental Conservation

Division of Environmental Remediation

625 Broadway

Albany, NY 12233-7014

(518) 402-9686

>>>"Underhill, Scott" <Scott.Underhill@aecom.com> 10/14/2013 11:05 AM >>>
Hello John,

Attached are the draft final copy of the NYSEG Mechanicville Final Engineering Report in track changes which shown the Departments comments and appropriate responses in track changes and a full version with the changes incorporated but with track changes off. The Department's comments are also attached.

Please let me know if the Department has any further changes or if this report can be issued Final.

Thanks,
Scott

Scott Underhill, PE
Project Manager
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AECOM Environment

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P. O. Box 5224
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Latham, NY
Project 60162147
February 2014

Final Engineering Report Mechanicville Central Avenue Former MGP Site Mechanicville, New York NYSDEC Site # 5-46-033

Final

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List of Acronyms

ACGIH	American Congress of Government Industrial Hygienists
ASP	Analytical service protocol
BTEX	benzene, toluene, ethylbenzene and xylenes
bgs	Below ground surface
CFR	Code of Federal Regulations
CLP	Contract Laboratory Protocol
COC	Chain-of-Custody
DER	Department of Environmental Remediation
ELAP	Environmental Laboratory Approval Programs
EPA	Environmental Protection agency
ESMI	Environmental Soil Management Incorparated
FS	Feasibility Study
GC	gas chromatograph
gpm	gallons per minute
IRM	Interim Remedial Measure
MGP	manufactured gas plant
NAPL	non-aqueous phase liquid
NIOSH	National Institute for Occupational Safety and Health
NYCRR	New York Codes, Rules and Regulations
NYSDEC	New York State Department of Environmental Conservation
NYSDOH	New York State Department of Health
NYSDOT	New York State Department of Transportation
NYSEG	New York State Electric & Gas Corporation
OSHA	Occupational Safety and Health Act or Administration
PAHs	polycyclic aromatic hydrocarbons
PID	photo ionization detector
PPE	personal protective equipment
ppm	parts per million
QAPP	Quality Assurance Project Plan
RCRA	Resource Conservation and Recovery Act
ROD	record of decision
SPDES	State Pollution Discharge Elimination System
SRI	Supplemental Remedial Investigation
STEL	Short-term exposure limit
SVOCs	semi-volatile organic compounds
TAGM	technical and administrative guidance memorandum
TCL	target compound list
TCLP	toxicity characteristic leachate procedure
VOCs	volatile organic compounds
VOA	volatile organic analysis

Engineering Certification

I, Scott A. Underhill, am currently a registered professional engineer licensed by the State of New York, I had primary direct responsibility for implementation of the remedial program activities, and I certify that the Remedial Design was implemented and that all construction activities were completed in substantial conformance with the Department-approved Remedial Design.

I certify that the data submitted to the Department with this Final Engineering Report demonstrates that the remediation requirements set forth in the Remedial Design and in all applicable statutes and regulations have been or will be achieved in accordance with the time frames, if any, established in for the remedy.

I certify that all use restrictions, Institutional Controls, Engineering Controls, and/or any operation and maintenance requirements applicable to the Site are contained in an environmental easement created and recorded pursuant ECL 71-3605 and that all affected local governments, as defined in ECL 71-3603, have been notified that such easement has been recorded.

I certify that a Site Management Plan has been submitted for the continual and proper operation, maintenance, and monitoring of all Engineering Controls employed at the Site, including the proper maintenance of all remaining monitoring wells, and that such plan has been approved by Department.

I certify that all information and statements in this certification form are true. I understand that a false statement made herein is punishable as a Class “A” misdemeanor, pursuant to Section 210.45 of the Penal Law. I, Scott A. Underhill, of AECOM, 40 British-American Blvd, Latham, NY 12110, am certifying as Owner’s Designated Site Representative for the site.

Respectfully submitted,
AECOM Technical Services Northeast, Inc.

February 14, 2014
Scott A. Underhill — Date
Registered Professional Engineer
New York License No. 075332

1.0 Background and Site Description

This Final Engineering Report (FER) has been developed for the Mechanicville Former Manufactured Gas Plant (MGP) Site (Site) by AECOM Technical Services Northeast, Inc. (AECOM) for New York State Electric and Gas Corporation (NYSEG). The FER has been prepared in accordance with the Record of Decision (ROD) issued by the New York State Department of Conservation (NYSDEC) in March 2006. The NYSDEC reference number for the Site is 546033.

The site is located in the County of Saratoga, New York and is identified as a portion of Tax Map Numbers 262.53-1-7 and 262.53-1-8. The Site is located on North Central Avenue in Mechanicville, Saratoga County, NY (Figure 1). The Site was the subject of Order on Consent Index #DO-002-9309 between NYSEG and NYSDEC. The Site is bordered on the east by North Central Avenue (formerly the Champlain Canal); on the south by Ferris Lane; on the west by G. A. Bove & Sons, a fuel distributor; and on the north by the Anthony Kill, a small tributary that flows eastward into the Hudson River. The boundaries of the Site are fully described in Appendix A: Survey Map, Metes and Bounds.

The rectangular Site covers approximately 1.8 acres. The neighborhood around the Site is mixed commercial/industrial and residential. A gasoline station existed southeast of the Site, and a fuel distributor and a furniture store exist west and east of the Site, respectively. An automobile repair business is located across the Anthony Kill. The residences closest to the Site are to the south.

The Site gently slopes towards the Anthony Kill except at the bank, where there is a steep drop. The Champlain Canal once bordered the site to the east, prior to North Central Avenue. The canal was elevated and the water surface was approximately ten feet above the gas plant. The canal was abandoned in 1916. The former site operation layout is included in the Figure 2. The Site was excavated and remediated in 2008-2009 and only one building (the gas regulator building) remains on the Site. The rest of the Site is covered with grass, soil and/or gravel. Currently the Site is vacant and occasionally used for parking NYSEG vehicles.

The remedial activities for the Site included:

1. Excavation and off-site treatment and disposal of the coal tar impacted soils with polycyclic aromatic hydrocarbons (PAHs) above 500 parts per million (ppm) or soils containing visible tar or non-aqueous phase liquid (NAPL) to top of bedrock;
2. Dewatering and treatment of the recovered groundwater;
3. Off-site disposal of the underground structures, their contents, associated piping, visible tarry waste, MGP impacted soils, and purifier waste near North Central Avenue;
4. Demolition of a single story masonry structure on a poured slab, 20 feet by 36-feet used for material and tool storage (a.k.a ‘dog-house’);
5. Decommissioning of the wells in the excavation area;
6. Collection of end-point samples;
7. Execution of the community air monitoring program (CAMP);
8. Stream-bank stabilization;
9. Backfilling excavated areas to grade;
10. Installation of new monitoring wells; and
11. Groundwater and NAPL monitoring.

These remedial activities occurred on the site between 2008 and 2010 as documented in: the Final Remedial Action Construction Completion Report (AECOM, 2009a) for remedial activities 1 through 9; the Long-Term NAPL Recovery Testing Letter Report to the NYSDEC dated September 11, 2009 (AECOM, 2009b) for remedial activity 10; and the NAPL Monitoring Summary 2010 letter to the NYSDEC dated June 14, 2010 (AECOM, 2010b) for remedial activity 11.

The AECOM 2011 Site Management Plan (SMP) included an Engineering Control/Institutional Control (EC/IC) Plan, a Monitoring Plan, and an Operation and Maintenance (O&M) Plan for the Site. The SMP also outlined general soil management practices that should be followed during future construction activities at the Site.

2.0 Summary of Site Remedy

2.1 Remedial Action Objectives

Based on the results of the Remedial Investigation, the following Remedial Action Objectives (RAOs) were identified for this site.

2.1.1 Groundwater RAOs

RAOs for Public Health Protection

- Prevent ingestion of groundwater containing contaminant levels exceeding drinking water standards.
- Prevent contact with, or inhalation of, volatiles emanating from contaminated groundwater.

RAOs for Environmental Protection

- Prevent off-site migration of groundwater, to the extent practicable that does not attain New York State Groundwater Quality Standards.
- Prevent the discharge of NAPL to surface water.
- Remove the source of ground or surface water contamination.

Further, the remediation goal for the site is to attain ambient groundwater quality standards to the extent practicable.

2.1.2 Soil RAOs

RAOs for Public Health Protection

- Prevent ingestion/direct contact with contaminated soil.
- Prevent inhalation of or exposure to, contaminants volatilizing from contaminated soil.

RAOs for Environmental Protection

- Prevent migration of contaminants that would result in groundwater or surface water contamination.
- Prevent impacts to biota due to ingestion/direct contact with contaminated soil that would cause toxicity or bioaccumulation through the terrestrial food chain.

Further, the remediation goal for the site is to attain 6 New York Codes, Rules and Regulations (NYCRR) Part 375 Unrestricted Soil Cleanup Objectives to for the individual contaminants of concern to the extent practicable.

2.1.3 Surface Water RAOs

RAOs for Public Health Protection

- Prevent ingestion of contaminated water.
- Prevent contact or inhalation of contaminants from impacted water bodies.
- Prevent surface water contamination that may result in fish advisories.

RAOs for Environmental Protection

- Prevent the discharge of NAPL to surface water.
- Prevent impacts to biota due to ingestion/direct contact with contaminated surface water that would cause toxicity or bioaccumulation through the marine or aquatic food chain.

- Eliminate or reduce to the extent practicable the contravention of NYSDEC surface water quality criteria by site related constituents in the Anthony Kill.

2.2 Description of the Selected Remedy

The site was remediated in accordance with the remedy selected by the NYSDEC in the ROD dated March 31, 2006 and Remedial Action Design (AECOM 2008). The factors considered during the selection of the remedy are those listed in 6NYCRR 375-1.8. The following are the components of the selected remedy:

1. Excavation to top of bedrock and offsite treatment/disposal of soil/fill containing PAH concentrations greater than 500ppm or visible tar or NAPL (25,683.85 tons was excavated from the site and thermally treated at ESMI of New York);
2. Excavation and offsite disposal of purifier waste in or near the North Central Avenue embankment;
3. Installation of a NAPL recovery system for the bedrock contamination;
4. Execution and recording of an Environmental Easement to restrict land use to commercial or industrial use to prevent future exposure to contamination remaining at the site.
5. Development and implementation of a Site Management Plan for long term management of remaining contamination as required by the Environmental Easement, which includes plans for: (1) Institutional and Engineering Controls, (2) monitoring, (3) operation and maintenance and (4) reporting;
6. Evaluation of indoor air quality of occupied structures if ever they are constructed onsite.
7. Periodic certification of the institutional and engineering controls.

3.0 Interim Remedial Measures, Operable Units, and Remedial Contracts

The remedy for this site was performed as a single project, and no operable units or separate construction contracts were performed. The information and certifications made in the IRM Final Engineering Report (NYSEG 2000), ROD (NYSDEC 2006), NAPL Recovery Pump Test Report Earth Tech 2007), Long-Term NAPL Recovery Testing (Earth Tech/AECOM 2008), Final Remediation Action Construction Completion Report (AECOM 2009), NAPL Monitoring Summary 2010 Letter Report (AECOM 2010), Sediment Removal Summary Fall 2010 Letter Report (AECOM 2010), and Site Management Plan (AECOM 2011) were relied upon to prepare this report and certify that the remediation requirements for the site have been met.

3.1 Interim Remedial Measures

Between October 1999 and April 2000, NYSEG completed an IRM to excavate contaminated soil and the remnants of underground former MGP structures at the Mechanicville Site. The contents of the former gas relief holder foundation, contaminated soils and filter media from the area of the former filter bed and associated piping encountered during excavation were removed. The gas relief holder foundation had circular concrete walls and appeared to have a bedrock and concrete bottom at a depth of 12 to 15 feet bgs. Approximately seven feet of the holder foundation wall was removed from below the ground surface. The IRM generated approximately 6,500 tons of contaminated soil and other wastes.

A substantial quantity of groundwater and NAPL was found to be present in the area of the holder. During excavation, groundwater was encountered at about eight feet bgs. NYSEG attempted to dewater the holder by pumping out approximately 9,000 gallons. However, the water level in the holder had returned to the same elevation as the groundwater outside the holder within a day. A total of approximately 68,000 gallons of water was removed from the holder and transported off-site for treatment and/or fuel blending.

Purifier waste was removed from the road embankment along North Central Avenue and disposed of off-site. Remaining waste was subsequently covered with crushed stone.

A test trench was excavated parallel to the Anthony Kill to locate and remove piping that was suspected to be a preferential conveyance for contaminants to the stream. The trench was excavated along the top of the bank down to the surface of bedrock. A NAPL recovery system was installed following pipe removal in the test trench. No NAPL was collected by this NAPL recovery system and this system was removed during the remedial action at the site.

Twenty-six post-excavation samples were collected and analyzed for BTEX and PAHs. The results of the post-excavation samples indicated that there were still relatively high concentrations of contaminants (greater than 1,000 ppm PAHs) in the site soils.

3.2 Operable Units

The site encompasses only one operable unit. Overburden soil remediation activities were conducted by Sevenson Environmental Services, Inc. (Contractor) for the removal of MGP impacted soils and structures. Remedial work began in October 2008 and was completed in July 2009. The remedial action successfully removed the vast majority of the MGP impacts from the site. Over 25,600 tons of

material representing the contaminant source areas, including the relief holder foundation, and below grade structures and piping have been removed.

4.0 Description of Remedial Actions Performed

Remedial activities completed at the Site were conducted in accordance with the NYSDEC-approved Remedial Action Design (Earth Tech 2008) for the Mechanicville-Central Ave. Former MGP site (October 2008 to July 2009). All deviations from the Remedial Design are noted below.

4.1 Governing Documents

Remedial activities were completed at the Site in accordance with the ROD (NYSDEC 2006) and the NYSDEC approved Remedial Action Design (Earth Tech 2008).

4.1.1 Site Specific Health and Safety Plan (HASP)

All remedial work performed under this Remedial Action was in full compliance with governmental requirements, including Site and worker safety requirements mandated by Federal OSHA. The Health and Safety Plan (HASP) was complied with for all remedial and invasive work performed at the Site.

4.1.2 Quality Assurance Project Plan (QAPP)

The QAPP was included as Appendix M of the Remedial Action Design (Earth Tech 2008) approved by the NYSDEC. The QAPP describes the specific policies, objectives, organization, functional activities and quality assurance/ quality control activities designed to achieve the project data quality objectives.

4.1.3 Construction Quality Assurance Plan (CQAP)

The CQAP was included as Appendix F of the Remedial Action Design (Earth Tech 2008) approved by the NYSDEC. The performance of the Remedial Action tasks were managed through designed and documented QA/QC methodologies applied in the field and in the lab. The CQAP provided a detailed description of the observation and testing activities that were used to monitor construction quality and confirm that remedial construction was in conformance with the remediation objectives and specifications.

4.1.4 Soil/Material Management Plan (S/MMP)

The soils and materials from the site were managed in accordance with the Remedial Action Design (Earth Tech 2008). As part of the remediation, one on-site structure was demolished and all non-asbestos containing material was shipped off-site as construction and demolition debris after processing it down to a size less than 2 feet by 2 feet prior to loading into the transportation vehicles.

MGP impacted soils, sediments, and debris were transported in accordance with the NYSEG specifications for the transportation of solid or liquid materials. All loads of the material transported off the job site were accompanied by a Conditionally Exempt MGP Remediation Waste (per NYSDEC DER-4, Management of Coal Tar Waste and Coal Tar Contaminated Soils and Sediments from MGP sites having soils and sediments exhibiting the toxicity characteristic for benzene (D018) may be conditionally excluded from the requirements of 6 NYCRR Parts 370 -374 and 376 when the soils or sediments are destined for permanent thermal treatment). Manifest or a Non-hazardous Solid Waste Manifest signed by the AECOM project coordinator and the driver. All transporters utilized during the project maintained current NYSDEC Waste Transporter Permits (6NYCRR Part 364). Total volumes of waste removed were: Remediation Waste – 2,714.85 tons; Conditionally Exempt Hazardous Waste – 22,968.34 tons.

Any NAPL containing pipes encountered during excavations were gravity drained and the liquids were collected for off-site disposal. Following drainage, pipes were plugged and sealed with a non-shrink grout, crimped, or removed and disposed off-site.

All excavations were conducted with odor control systems present at the excavation. When odors were detected a mixture of Bio-Solve and water was sprayed both in the air and in the excavation area to reduce and inhibit odors from contaminated soils. A Rusmar foamer was also onsite for odor suppression when needed. At the end of each work day excavations and stockpiles of excavated soils were covered with poly sheeting. During the portion of the project conducted in non-freezing temperatures a Piian^{TM} system was used to aid in the control of odors generated during excavations.

All waste material generated during Site restoration was disposed of in accordance with applicable regulations. Dewatering activities were carried out to address the volume of water present within the excavation area, upward groundwater flow through the bedrock, and precipitation. A modular temporary water treatment system was installed to treat groundwater encountered during remediation activities. A total amount of 1,459,231 gallons water was removed and treated during the remedial effort. The treated groundwater was discharged to the Anthony Kill in accordance with approved discharge criteria of the State Pollution Discharge and Elimination System (SPDES) permit.

4.1.5 Storm-Water Pollution Prevention Plan (SWPPP)

The erosion and sediment controls for all remedial construction were performed in conformance with requirements presented in the New York State Guidelines for Urban Erosion and Sediment Control. A site-specific Storm Water Pollution Prevention Plan was not required because the area of disturbance at the site was less than one acre (0.9 acre including the roadway).

4.1.6 Community Air Monitoring Plan (CAMP)

As part of the Remedial Action Design, an Air-Quality Monitoring Program was implemented during the project activities. The objective of this Air-Quality Monitoring Program was to provide direct measurement of the VOCs and total suspended particulates that could potentially be released during excavation, handling, and transportation of MGP residues at the Site. The Air-Quality Monitoring Program consisted of (1) exclusion zone air-monitoring for evaluating construction worker health and safety; and (2) community air monitoring to determine the levels of VOCs and total suspended particulates at the perimeter of the exclusion zone.

This Air-Quality Monitoring Program met or exceeded all criteria and guidance provided in the NYSDOH Generic Community Air-Monitoring Plan (CAMP). The provisions included real-time air-monitoring for VOCs and particulates (i.e., dust) at the downwind perimeter of the exclusion zone. The nearest receptor (regardless of its relationship to wind) was an additional monitoring location. Real-time air-monitoring was used to guide appropriate action to reduce/minimize air emissions to acceptable levels.

4.1.7 Contractors Site Operations Plans (SOPs)

All plans and submittals for this remedial project (i.e. those listed above plus contractor and subcontractor submittals) were reviewd by NYSEG and/or Remediation Engineer for compliance with the Remedial Action Design. All remedial documents were submitted to NYSDEC and NYSDOH in a timely manner and prior to the start of work.

The CQAP was included as Appendix F of the Remedial Action Design (Earth Tech 2008) approved by the NYSDEC.

4.2 Remedial Program Elements

4.2.1 Contractors and Consultants

During the period of remedial activities at the Site, a Consultant, a Remediation Contractor and numerous subcontractors were retained:

1) AECOM – AECOM (formerly Earth Tech) was the owner's (NYSEG's) consultant for the Remedial Design, Construction Oversight and subsequent remedial measures. Certifying Engineer of Record responsible for inspection of the work was Scott A. Underhill, P.E.
   a) Nothnagle Drilling – Nothnagle Drilling, Inc. of Scottsville, New York was AECOM's subcontractor that preformed installation of the NAPL recovery test wells and reinstallation of several monitoring wells in August of 2009 following the completion of the Remedial Action.
2) Sevenson Environmental – Sevenson Environmental Services, Inc. of Niagara Falls, New York was the Remediation Contractor for the Remedial Action (October 2008 to November 2009). Sevenson's duties included: site setup; water treatment; excavation and demolition; and site restoration.
   a) Baker – P.J. Baker Electrical Contractor, Inc of Mechanicville, New York was Sevenson's primary electrical subcontractor.
   b) Bongiovanni - M.A. Bongiovanni, Inc of Syracuse, New York was Sevenson's subcontractor for the installation of excavation shoring support (November 2008 to June 2009).
      i) Brierley Associates - Brierley Associates, LLC of East Syracuse, New York was Bongiovanni's subcontractor for the redesign of the excavation shoring support system for excavation area 3B (March 2009).
      ii) Thomas - Thomas Drilling and Blasting of Spofford, New Hampshire was Bongiovanni's subcontractor for the installation of the rock pins for the shoring support system (November 2008 to May 2009).
   c) Thomas - Thomas Drilling and Blasting of Spofford, New Hampshire was Sevenson's subcontractor for the decommissioning of monitor wells that were in the footprint of the excavation areas (November 2008).
   d) SJB – SJB Services, Inc. of Balston Spa, New York was Sevenson's subcontractor for the restoration of monitoring well curb boxes and standpipes during site restoration (June 2009). SJB also conducted decommissioning of two monitoring wells in preparation for the excavation of excavation area 5 (June 2009).
   e) A-1 - A-1 Landcare, Inc of Lewiston, New York was Sevenson's subcontractor for the planting portion of the site restoration (June 2009).
3) ESMI – Environmental Soil Management, Inc of Fort Edward, New York was NYSEG's contractor for the offsite thermal desorption of contaminated soils (December 2008 to June 2009).
4) Clean Harbors – Clean Harbors of Syracuse, New York was NYSEG's contractor for the disposal of drilling wastes, NAPL from the bedrock NAPL recovery pumping test and NAPL and sediments removed from the Anthony Kill.

4.2.2 Site Preparation

The pre-remediation activities were preformed to prepare the Site for remediation construction activities and to provide waste characterization of soils prior to excavation and off-site disposal.

4.2.2.1 Pre-Remediation Sampling and Analysis

In-situ sampling events were performed at the Site prior to initiation of remediation activities. These samples were collected in order to characterize soils within the proposed excavation areas for off-site disposal, off-site treatment, or possible re-use on site. No soil from the Site was characterized as RCRA Hazardous Waste and therefore no soil was sent to a RCRA permitted facility. A letter report was prepared by AECOM (Pre-Remediation In-Situ Sampling & Analysis, July 30, 2008) and submitted to NYSEG. The letter report summarized the sampling locations, protocol, techniques, and analytical results of soil samples collected for waste characterization. Further waste characterization samples were collected and analyzed after the project startup.

4.2.2.2 Pre-Mobilization Site Work

Building Demolition

A building constructed of brick walls and concrete floor slabs was demolished as part of the remediation. Prior to demolition an asbestos survey was conducted and asbestos abatement was carried out as necessary. All non-asbestos containing material was shipped off-site as construction and demolition debris. Material was processed down to a size less than 2 feet by 2 feet prior to loading into off-site transportation vehicles. Prior to starting of the work, all utilities were disconnected to this structure.

Power Transmission Line Relocation

In preparation for the remediation of the site, the power transmission lines that ran through the site were relocated to a new right of way along Ferris Lane. The power poles were cut off at a height of six feet and left for disposal during the remediation. All power pole remnants and anchors were characterized and properly disposed of off-site.

4.2.2.3 Mobilization Site Work

Prior to the start of the remediation activities, the Site was prepared with several general site preparation activities. These activities were performed by the Contractor (Sevenson Environmental) and their Subcontractors. The AECOM project coordinator ensured all activities were conducted in accordance with the contract documents. The following activities were conducted as part of the Site set-up activities:

- Utility Notification - Dig Safely New York was contacted prior to any construction activities and on-site utilities were identified and marked out.
- A pre-construction meeting was held with NYSDEC, NYSEG, the Consultant and NYSEG's Contractor on October 22, 2008.
- Site Security – Where necessary, a 6-foot high chain link fence was installed around the perimeter of the work zone with the main entrance gates on the southern side of the active area. "NO TRESPASSING" signs were installed on the perimeter fence. A project sign for "NYSDEC Order of Consent No. D00002-9309" compliant with NYSDEC specifications was posted. During daily operations, admittance requirements and visitor monitoring were in effect, as specified in the Health and Safety Plan for activities at the Site. Placement of the chain link fence is as shown on the design drawings.
- Local Traffic Control - Truck hauling access was limited to one way traffic from Central Avenue as follows: Burke Street, right onto Ferris Lane, left onto new Site access road installed by contractor). Departure from site was left onto Ferris Lane to Central Avenue. Ferris Lane was upgraded with the addition of crushed stone to facilitate the heavy truck traffic.

- Mobile office trailers - Three project trailers were mobilized, blocked, leveled, and equipped with office supplies. One trailer was utilized as an office by NYSEG project coordinator, and NYSEG sampling technician. The second trailer was utilized as an office by NYSDEC on-site representative. The NYSDEC on-site personnel had an area with a desk, electrical outlet, phone, and a phone line for computer hookup. Electric, telephone service, facsimile capabilities, office supplies, potable water and portable toilets were available for all project personnel. Space for records storage, personal protective equipment, monitoring equipment, first aid, and sample preparation and storage was also available. The third trailer was utilized by the remediation contractor for project office tasks, safety meetings and changing area.
- Erosion and sedimentation controls - Prior to clearing any vegetation, siltation fence was placed along the top of the bank of the Anthony Kill. Additional erosion and sedimentation controls supplemented controlling surface water runoff (i.e., haybales and earth berm). During construction when excavations progressed along the Anthony Kill, the sand bag cofferdam and turbidity curtain functioned as the last line of erosion control. The integrity of the siltation fence, earth berm cofferdam and turbidity curtain was checked daily.
- Exclusion Zone - The work area Exclusion Zone (i.e., the active work area immediate to the excavation) changed as excavation progressed. Orange construction fence fastened to tee posts was used to delineate the perimeter of the Exclusion Zone. The Exclusion Zone included the area inside the waste transporter's trailer or roll-off container.
- Contamination Reduction Zone - The work area Contamination Reduction Zone (i.e., the area immediately outside the Exclusion Zone) was used as a primary decontamination area for equipment and personnel. The Contamination Reduction Zone included the truck loading area. Orange construction fence fastened to tee posts were used to delineate the perimeter of the Contamination Reduction Zone.
- To prevent contamination during loading of contaminated soils for off-site disposal, trucks were parked on polyethylene sheeting and draped with polyethylene sheeting to eliminate contact with contaminated soil. This was done with NYSDEC concurrence to eliminate the use of water decontamination during freezing periods. Any soils contacting the trucks during loading were primarily removed by dry, physical means or secondarily by spot washing at the completion of loading.
- Personnel Contamination Reduction Area - A personnel contamination reduction area was constructed and maintained inside the Contamination Reduction Zone. A minimum of 6-mil polyethylene sheet was placed on the ground. Stage 1 contained a boot washtub with solution of detergent, water and a long handle brush. An additional boot washtub containing rinse water, a long handle brush and a final rinse with a hand pump sprayer was placed next to it. A 55-gallon barrel lined with a 6-mil thick polyethylene bag was also available for personal protection equipment (PPE) disposal. Stage 2 contained waterless hand washing supplies. Paper hand towels were also available in this area.
- Support Zone -The Support Zone was the area where project support was rendered without contact with contamination. This area was located outside the Contamination Reduction Zone on the western side of the Site, including the remaining Site building.

4.2.3 General Site Control

Site Controls during the Remedial Action included: site security; on-site record keeping; erosion and sediment controls; excavation dewatering; equipment decontamination; soil segregation and stockpiling. General components of each are:

- Site security - 6-feet tall chain link fencing around the perimeter of the site
- Job site record keeping – Copies of correspondence, material manifests, project meeting minutes, Daily Reports, and permits.
- Erosion and sedimentation controls - Silt fence was installed and maintained along the top of the Anthony Kill embankment throughout the project. This was supplemented by turbidity

curtain and sand bags in the Anthony Kill during excavations that extended below the ordinary high water line.

- Equipment decontamination and residual waste management - A portable steel decontamination pad was mobilized to the site prior to excavation activities and maintained onsite for the duration of the RA. Equipment decontamination was conducted inside of the exclusion zone prior to the equipment exiting the exclusion zone.
- Soil screening results – The Pre-Remediation Sampling analytical results showed that no soil from the Site was characterized as RCRA Hazardous Waste. Therefore all soils were classified as Non-hazardous Solid Waste or if NAPL was present as Conditionally Exempt Manufactured Gas Plant Remediation Waste.
- Stockpile methods - Excavated soils were stockpiled within the excavation area limits and covered with poly-sheeting at the end of each work day. Materials were segregated into soils with or without visible NAPL present.
- Problems encountered -
    - During grading in preparation of the installation of the WWTP pad a UST was discovered. The NYSDEC Spill Hotline was called and a Spill Number was generated. The UST was subsequently removed. All soils and water from inside of the tank were treated in-kind with other Site wastes.
    - During initial steel sheet piling installation in November of 2008 free NAPL was observed at the northeast edge of excavation area 3A. Subsequently excavation area 3B was re-designed to allow full excavation of this area to the surface of bedrock.
    - NAPL saturated soils were encountered near the Site entrance along North Central Ave during the Pre-Remediation Sampling event. This area became excavation area 5. Due to proximity of the natural gas main on North Central Ave and Ferris Ln it was not practicable to excavate this material.
    - While excavating areas 2 and 4 contamination was found to be substantially more widespread than had been found in the RI and SRI. Therefore the two excavation areas grew to the point that they connected.
    - During the construction of the restored bank (June 2009), the bank became saturated from groundwater flowing across the site on top of the bedrock, causing the bank to fail (i.e., slump). This issue was successfully stabilized over the course of the summer. The repairs were completed in November of 2009 when live stakes were installed after they became available following the end of the growing season.
    - Following the RA construction NAPL blebs were observed at a location in the Anthony Kill Creek. The sediments were and NAPL from this location were removed using a vacuum truck in 2010 and the material was disposed off- site Clean Harbors facility.

4.2.4 Nuisance Control

In order to reduce the disturbance of the RA on the surrounding community, the following nuisance control measures were implemented:

- Site soils were prevented from migrating off-site by removing soils from disposal trucks by brushing and other dry removal techniques. The Biosolve sprayers were used to wash the wet soils off the trucks while the trucks were onsite. In order to prevent contaminated material from spreading into remediated areas poly-sheeting was spread in the area where trucks were to be loaded and any material that spilled on this sheeting was shoveled back into the excavation or stockpile areas.
- Dust suppression included spraying water on exposed soils with hoses and a water truck.
- MGP odors were controlled by spraying the Biosolve, a surfactant, mixed with water and sprayed. Secondary odor control was supplied by the use of odor suppressant foam, Piian odor neutralizing mist, and poly-sheeting that covered the contaminated soils.

- Local truck traffic was controlled to one way traffic to reduce traffic congestion, delays, dust, and noise Ferris Lane, used to exit the site, was upgraded with the addition of crushed stone to facilitate the heavy truck traffic while reducing the dust generated due to traffic.
- Additionally a complaint hotline was setup. This hotline was routed into the NYSDEC onsite representative's office trailer for timely response.

4.2.5 CAMP Results

A CAMP was implemented during the RA to provide direct measurement of VOCs and total suspended particulate released during excavation and handling of MGP structures and soils. The CAMP included real time air quality monitoring, performed throughout the duration of all excavation activities and included upwind, downwind, and nearest receptor measurements. Wind direction was determined using a weather station. The total VOCs monitoring was accomplished using a photo ionization detector (PID) using a 10.2 eV lamp. Each day the analyzer was calibrated with a 100 ppm isobutylene air standard. Real-time VOCs monitoring was performed at all four CAMP monitoring stations.

Based on data published by Occupational Safety and Health Administration (OSHA), American Congress of Government Industrial Hygienists (ACGIH) and National Institute for Occupational Safety and Health (NIOSH) a short-term quality action level of 5 ppm for total VOCs was established for air emissions action in the exclusion zone. NYSEG used an action level of 2.5 ppm above the existing ambient conditions (background) in the Exclusion Zone. Engineering control measures were initiated for VOCs levels greater than 2.5 ppm at the work zone.

In conjunction with the real-time volatile emission monitoring, direct-reading monitoring equipment for particulate matter was used to collect real-time airborne particulate data on a 15-minute basis. The instrument used for this sampling was a Thermo Andersen ADR-1200S Ambient Particulate Monitoring System which operates on the principle of light scatteringParticulate measurements were based on a 30-second, time-weighted average. The Thermo Andersen ADR-1200S was calibrated daily with a filtered air sample. Real-time Total Suspended Particulate monitoring was performed at all four CAMP monitoring stations.

The NYSDOH Generic CAMP recommended action level of 0.15 mg/m^3 above background for particulate matter less than 10 micrometers in size (PM-10) was used to determine whether modifications to given processes were required. If the downwind particulate measurement of particles less than 10 micrometers in size (PM-10) was greater than 0.10 mg/m^3 above the upwind background level, or if dust was observed leaving the project area, dust suppression techniques (i.e., misting surfaces with water or covering open piles) were implemented to reduce the generation of fugitive dust. If the action level of 0.15 mg/m^3 (above background) was exceeded, work activities were ceased and the NYSEG and NYSDEC on-site representatives and the NYSEG project manager were notified.

During the portion of the project conducted in non-freezing temperatures a Piian™ system was used to aid in the control of odors generated during excavations. This system was installed at the north, east and west sides of the Site. Due to the proximity of the CAMP stations to this system, exceedance levels for particulate matter were registered on a daily basis. These levels and their cause were noted in the daily field log for the Site and additional visual observations were made to ensure that this condition did not mask any fugitive dust issues.

Numerous particulate exceedances occurred during the remedial action as a result of odor suppression (i.e., Biosolve spraying or the Piian system) or non-site related activities (e.g., house fire in close proximity to the site). Since these recorded particulate concentrations were not a result of on-site construction activities, they were not considered an exceedance of the NYSDOH CAMP. These exceedances were nonetheless recorded in the daily field reports.

Several 15 minute average particulate exceedances were recorded due to on-site activities, such as earth moving or truck traffic. In these instances, the on-site NYSDEC representative was informed and the area was wetted down to prevent further dust exceedance. The exceedance was then recorded in the daily field reports.

The following particulate related exceedances were recorded based on site-related activities (excluding odor suppression):

- March 4, 2009 at 14:22 a dust exceedance occurred at monitoring station #2 with an STEL of 0.205 mg/m^3 due to dust generated from a cutoff saw removing the steel casing of a nearby monitoring well.
- March 24, 2009 at 12:30 a dust exceedance occurred at monitoring station #2 with an STEL of 0.318 mg/m^3 due to truck traffic on Ferris Lane.
- March 26, 2009 at 14:03 a dust exceedance occurred at monitoring station #2 with an STEL of 0.172 mg/m^3 due to excavation and backfilling activities in Areas 2 and 4.
- April 20, 2009 at 11:41, a dust exceedance occurred at monitoring station #2 with STEL of 0.226 mg/m^3 due to a sub-contractor (Bongiavanni) moving steel sheet piles and creating dust.
- April 27, 2009 at 15:17 a dust exceedance occurred at monitoring station #2 with STEL of 0.312 mg/m^3 due to Bongiavanni and Sevenson moving equipment in Area 3A.
- June 24, 2009 at 13:48 a dust exceedance occurred at monitoring station #2 with an STEL of 0.236 mg/m^3 due to gravel being unloaded from a dump truck.

4.2.6 Reporting

Daily Field Construction Reports were generated to document all aspects of the RA. These reports were included in Appendix B of the Final RA Construction Certification Report (AECOM 2009). A photographic log of each phase of work was also included in Appendix C of the Final RA Construction Certification Report. Monthly Reports were compiled and submitted directly by NYSEG.

Monthly Long-term NAPL Recovery Testing Status Reports were submitted to the NYSDEC following the RA construction activities. Weekly summary of NAPL monitoring and recovery along with summary of observation of NAPL blebs in Anthony Kill Creek was also sent to the NYSDEC in 2010. A NAPL Monitoring Summary letter report was also submitted to the NYSDEC in June 2010 by AECOM. A Sediment Removal Summary letter report was also submitted to the NYSDEC in December 2010 after sediment removal from the Anthony Kill Creek.

4.3 Contaminated Material Removal

A number of areas were excavated within the site (refer to Figure 3). The excavation sequence was as follows: Areas 2, 3A, 4, 1, 3B, 3C and 3D. The excavation of areas 1, 2, 3D, and 4 was performed without use of sheet piling. The excavation depths of these areas ranged from 6 to 9 feet, 5 to 10 feet and 5 to 16 feet, respectively. The excavations of Areas 3A and 3B were completed within temporary watertight steel sheet pile excavation support systems. Excavation depths ranged from 8 feet to 29 feet, depending on depth to bedrock.

A total of 25,683.19 tons of material representing the contaminant source areas, including the gas holder foundations, and below grade structures and piping have been removed. All soil removed was sent to ESMI in Fort Edward, New York and thermally treated. Approximately 4,787 tons of treated soil came back as fill; the remainder of the fill was from Pallette Stone Corporation and R.J Valente Gravel Inc.

Confirmation samples were collected by an AECOM sampling technician from the excavations in the following manner:

- For rectangular shaped excavations, 30 feet by 30 feet grids were laid out within the excavated area. One confirmation sample was collected from the center of each grid.
- For sidewall samples, one sample was collected every 30 lateral feet of sidewall.

A total of 21 confirmation samples were collected along the excavation limits as per the work plan. These results demonstrated that no residual levels remain above the Site-specific action levels of 500 mg/kg of total polyaromatic hydrocarbons (PAHs) and 10 mg/kg of total benzene, toluene, ethylbenzene, and xylenes (BTEX). The analytical result summary and sample location figures were included in the Final RA Construction Completion Report (AECOM 2009).

Any NAPL containing pipes encountered during excavations were gravity drained and the liquids were collected for off-site disposal. Following drainage, pipes were plugged and sealed with a non-shrink grout, crimped, or removed and disposed off-site.

4.3.1 Excavation Area 1

Excavation of Area 1 began on April 15, 2009 once the guy wires for power poles west of the excavation area had been relocated. The excavation began as a test trench on the western edge of the area which approached the Site office trailers. The test trench was advanced easterly until purifier wastes were encountered and then visually followed for the remainder of the excavation. All purifier waste was removed. A small area, approximately 2 feet by 2 feet, of black-stained, tarry, clayey soils, was left in place. This pocket of soil resided directly on top of the bedrock in the overburden wall left in place between the open excavation and the Anthony Kill. In concurrence with the NYSDEC, this soil was left in place. Portions of the area were excavated to bedrock.

4.3.2 Excavation Area 2

Prior to excavation in Area 2, the following monitoring wells were decommissioned as per NYSDEC approved procedure: MW-15I, MW-15D, MW-21D, MW-23D, MW-28I, MW-29I, MW-29D, and RH-1D.

Excavation depth varied across the excavation Area 2. All of the overburden and up to three feet of NAPL impacted regolith (weathered rock overlying competent bedrock) was removed.

The northern edge of Area 2 progressed to the ordinary high-water mark of the Anthony Kill. Proposed excavation limits were extended to an elevation approximately 2 feet above the surface of the Anthony Kill.

On February 27, 2009 monitoring well MW-22I was decommissioned to facilitate excavation in the area originally between Areas 2 and 4. (Monitor wells MW-26S and MW-26I were also decommissioned at this time in preparation of excavation in Area 5.) The section within 10 feet of the water line was excavated and backfilled in small sections (e.g., 10 to 20 feet) progressing from Area 2B to the eastern limit of Area 4.

By late March. backfill and medium-stone filling had been placed along the entire disturbed waterline of approximately 200 feet. Silty sand was used as a backfill material. Rip rap was placed to the height of the culvert structure wing wall to provide protection from periodic high water flows.
On April 27, 2009, the western sidewall of Area 2, which had been draped with poly-sheeting and backfilled in December 2008, was reopened. The southern sidewall of this area was kept approximately 15 feet from the north side of the Site building to prevent structural damage to the building. Excavations proceeded vertically into the fractured bedrock approximately 2 feet to remove NAPL impacted regolith. Sidewall samples were collected as per the Work Plan. A stone sump was

installed north of sample MCEXSW02011 where NAPL was observed seeping from the weathered bedrock in the south sidewall.

Excavation Area 2D, subsequently, began as a trench to remove tarry soil surrounding pipes observed in the south sidewall of Area 2A. The trench was excavated in the vicinity of the former "Dog House" structure where significant groundwater flow was encountered. The excavation then expanded into an open pit and proceeded to follow tarry soils that transitioned into NAPL impacted regolith. The excavation proceeded south, removing the east foundation wall of the former "Dog House", and then turned southeast of MW-2 and continued to the south edge of the Site, where the excavation stopped due to the proximity of buried gas mains under Ferris Lane and the overhead power lines. Endpoint samples were collected along the western and southern sidewalls. The eastern end of the south sidewall intersected with Area 3A. The sidewall was draped with poly-sheeting and the excavation was backfilled.

4.3.3 Excavation Area 3

The majority of the overburden in this area above the water table was clean IRM backfill. This material was used to backfill Area 2. Upon encountering the water table, the excavated soils from Area 3A were sent to ESMI of Fort Edward. The depth of excavation in Area 3A varied by the surface of bedrock. Total depth varied from 8 to 27 feet.

NYSEG sought and received NYSDEC approval to clean and utilize for backfill any pieces of the holder foundation that were greater than 12 inches in diameter. This material was stockpiled on the surface of the exposed bedrock until completion of the excavation. Approximately 14 vertical feet of holder foundation was demolished. At the base of the holder foundation wall a slab of concrete was encountered. This slab varied in thickness from 12 to 24 inches. The concrete slab was poured directly on top of the bedrock. The bedrock had been removed at the time of construction of the holder (1901) to allow the foundation to be built below grade. John Spellman, NYSDEC, granted permission to leave the slab in place on March 12, 2009. The concrete from the pad was observed to be in relatively good condition with no staining. At the completion of excavations in Area 3A, the washed foundation pieces were used as backfill at the surface of the bedrock. Cobbles were used to backfill this area to the elevation of the lower whaler. Geotextile was placed over the cobbles and the remainder of the area was backfilled with imported backfill and treated ESMI material. Two washed stone sumps were installed in this area prior to backfilling. A fold in the bedrock was observed running directly under the holder foundation. This fold contained several open cracks in the bedrock. The centerline of this fold was surveyed for inclusion in the NAPL recovery system.

The excavation depth in Area 3A ranged from 6 to 27 feet and included the removal of up to approximately 3 feet of NAPL impacted weathered bedrock. A washed stone sump was installed near the northeast corner of the excavation area. The stone was placed in the deepest part of the excavation area and covered with geotextile prior to backfilling. Backfill in the excavation area consisted of cobbles, bank run gravel and ESMI treated soils. The southwest quarter of the area was filled with cobbles to the approximate elevation of the lower whaler and then covered with geotextile prior to backfilling. The north side of the cobble fill area was bordered by boulders which had been excavated from Area 3B and then power washed. The remainder of the excavation was then backfilled with bank run gravel and ESMI treated soils.

Excavation of Area 3D was intended to remove purifier wastes along North Central Avenue. The excavation was conducted outside of the eastern sheet pile wall of Area 3B after backfilling of Area 3B was complete. This excavation was advanced to a depth of approximately 3 feet. The excavation was bordered on its eastern side by the buried gas main along North Central Avenue. When visible signs of the tarry purifier waste had been removed, confirmation samples were collected as per the Work Plan. The excavated soils from Area 3D were placed into the open excavation of Area 3C and then loaded into trucks for disposal at ESMI of NY. Area 3D was then

backfilled with bank run gravel to prevent shifting of the gas main along North Central Avenue. Area 3C was excavated from the western sheet pile wall of Area 3B and the poly-sheeted sidewall of Area 2D. The northern limit was the clean backfilled south sidewall of Area 4 and the southern limit was the poly-sheeted, clean backfilled sidewall of Area 2D. The excavation proceeded approximately 2.5 feet into the weathered bedrock in order to remove NAPL impacted material.

4.3.4 Excavation Area 4

Work progressed from east to west and encompassed the area from the previously completed stream bank excavation to a line south of the north sidewall of the redesigned Area 3B. During the excavation of Area 4, the foundations of the former Site buildings in this area (Transformer building, Boiler House, Coal Storage area) were removed to prevent complication during sheet pile cofferdam installation in Area 3B. Approximately 2 to 2.5 feet of NAPL impacted regolith was removed. Fractures in the bedrock were observed near the holder were also evident in this NAPL impacted area. The footprint of this area included the area north of Area 3B and east of Area 2.

4.3.5 Excavation Area 5

During the Pre-Remediation Waste Characterization Sampling event, an additional area of coal tar contamination was discovered under the Site entrance at the corner of Ferris Lane and North Central Avenue. This area, east of Excavation Area 3A, was designated Excavation Area 5. No formal demarcation of this area was performed, however the area was to be excavated and remediated under the guidelines of the Remedial Action Work Plan. In preparation for the excavation of this area, monitoring wells MW-26S and MW-26I were decommissioned Upon mark-out of the gas mains, the excavation of Area 5 were not feasible due to limited area that could safely be removed without affecting the stability of the gas mains. The NYSDEC project manager responded on June 2, 2009 by email that this was acceptable to the NYSDEC.

4.3.6 UST Excavation

On November 5, 2008 during grading operation for installation of the containment pad for the WWTP near the southeast corner of the former “Dog House” structure, a UST was discovered. The on-site project coordinator contacted NYSDEC Spill Response which generated a Spill Number 0808852 for the event. The Contractor, Sevenson Environmental, excavated the tank on November 6, 2008 in preparation for its removal. A NYSEG spills contractor, EPS Environmental Services, mobilized to the Site on November 6, 2008 and conducted the pumping and decommissioning of the tank. Sevenson supported EPS with on-site equipment and manpower to excavate and load the tank. NYSEG prepared a report on this removal and submitted to NYSDEC. NYSDEC Spill Response subsequently closed the Spill Number on February 27, 2009.

4.3.7 NAPL Recovery

In August 2009, AECOM installed eleven wells at the site with the purpose of further investigating the extent of NAPL within onsite bedrock fractures and evaluating the feasibility of future recovery from these fractures. Following the well installation, selected bedrock wells were pumped using low-flow, positive air displacement (pneumatic drive) pumps. Extracted liquids were treated through an on-site treatment system and treated effluent was discharged to the Anthony Kill; collected NAPL was properly disposed of at an off-site facility. Drill cutting were stored in an onsite roll-off dumpster provided by Clean Harbors. Drilling recirculation water, decontamination water generated during well installation operations was stored in an onsite 10,000 gallon frac tank. A total of 8,000 gallons of water was generated from these activities**,** wich was treated by the temporary water treatment facility installed on August 8, 2008. In total, approximately 18,600 gallons of treated effluent was discharged to the Anthony Kill Creek between August and December 2009.

Since initiation of the recovery test in August 2009, NAPL recovered by the recovery system included approximately: 23 gallons of NAPL from TW-1, 0.5 gallons from MW-45I, and none from TW-2I

(August 25 through September 23, 2009). NAPL recovery from TW-1 decreased from 0.73 gallons per day in August to approximately 0.025 gallons per day in November indicating a long-term sustainable NAPL yield of less than 1 gallon per month. Out of the nine newly installed wells not equipped with pumps, only wells MW-44I and TW-3 accumulated any NAPL between September and December 2009. Of the wells installed prior to August 2009, MW-1I, MW-10D, MW-13, MW-30D, and MW-42D have also shown accumulating NAPL. Based on the results of weekly gauging and removal, no site well has shown consistent accumulation of NAPL greater than 1 gallon per month. The collected NAPL was stored in on-site 55-gallon drums and shipped off-site in accordance with the regulations. Based on the data presented above, the maximum yield of NAPL recovery from any of the bedrock wells at the site is not high enough to warrant long-term operation of an automated NAPL pumping/treatment system. NYSDEC approved discontinuation of the NAPL recovery system in January 2010.

4.3.8 Anthony Kill NAPL Saturated Sediment Removal

During the Fall 2009 and Spring 2010 monitoring of the Anthony Kill NAPL blebs were observed emanating from a single location in line with where a bedrock fault was observed during the soil remedial action. A work plan to address the NAPL blebs was submitted to the NYSDEC in August 2010 (AECOM, 2010) and subsequently approved by the NYSDEC on September 13, 2010. Upon obtaining Pre-Construction Nationwide Permit No. 38 from the United States Army Corps of Engineers (USACE) and a Waste Transportation Permit by the contractor (Clean Harbors), a cofferdam was constructed around the location of the blebs.

The areas within the cofferdam were dewatered using pumps and vacuum hoses. All impacted sediments and NAPL from within the inner coffer dam were removed. Water and sediment from within the inner cofferdam were collected directly into an onsite vacuum box for offsite disposal. Clean Harbors removed free liquid from the vacuum box following excavation activities using the vacuum truck on September 29, 2010. Approximately 5,000 gallons of water and 2,000 pounds of sediments/mud were generated during this remedial activity. All materials were shipped to Clean Harbor's Bristol, CT facility.

4.3.9 Contaminated Medial/Material Removal

4.3.9.1 Disposal Details

No soil from the Site was characterized as RCRA Hazardous Waste during the pre-characterization sampling and therefore no soil was sent to a RCRA permitted facility MGP impacted soils, sediments, and debris were transported in accordance with the NYSEG specifications for the transportation of solid or liquid materials. A total of 25,683.19 tons of material representing the contaminant source areas, including the gas holder foundations, and below grade structures and piping have been removed. All contaminated material removed was sent to ESMI in Fort Edward, New York and treated by LTTD.

All loads of the material transported off the job site were accompanied by a Conditionally Exempt Manufactured Gas Plant Remediation Waste Manifest or a Non-hazardous Solid Waste Manifest signed by the AECOM project coordinator and the driver. All transporters utilized during the project maintained current NYSDEC Waste Transporter Permits (6NYCRR Part 364). A material disposition log was prepared to document all loads of solid waste that were transported off-site and was provided in Appendix I of the Final RA Construction Certification Report (AECOM 2009). Total volumes of waste removed were: Remediation Waste – 2,714.85 tons; Conditionally Exempt Hazardous Waste – 22,968.34 tons. Further detail about the waste disposal and waste manifests were included with the Final RA Construction Certification Report.

Groundwater extracted during the NAPL recovery testing was treated by the temporary water treatment system onsite and approximately 18,600 gallons of treated effluent was discharged to the Anthony Kill Creek between August and December 2009. Approximately 23.5 gallons of NAPL was recovered during the lon-term NAPL recovery testing and 7.5 gallons of NAPL was bailed out from other monitoring wells after remedial construction. The NAPL was collected in the 55-gallon drums on-site prior to being disposed off-site.

Additional 5,000 gallons of water and 2,000 pounds of sediments/mud were generated during sediment removal activities in the Anthony Kill Creek in 2010. All materials were shipped to Clean Harbor's Bristol, CT facility.

4.3.9.2 On-Site Reuse

NYSEG sought and received NYSDEC approval to clean and utilize for backfill any pieces of the holder foundation that were greater than 12 inches in diameter. This material was stockpiled on the surface of the exposed bedrock until completion of the excavation. Approximately 14 vertical feet of holder foundation was demolished. Out of all soils removed and sent to ESMI in Fort Edward, New York and thermally treated, approximately 4,787 tons of treated soil came back as fill; the remainder of the fill was from Pallette Stone Corporation and R.J Valente Gravel Inc.

4.4 Remedial Performance/Documentation Sampling

Confirmation samples were collected by an AECOM sampling technician from the excavations in the following manner: For rectangular shaped excavations, 30 feet by 30 feet grids were laid out within the excavated area. One confirmation sample was collected from the center of each grid. For sidewall samples, one sample was collected every 30 lateral feet of sidewall.

A total of 21 confirmation samples were collected along the excavation limits as per the work plan. These results demonstrated that no residual levels remain above the Site-specific action levels of 500 mg/kg of total polyaromatic hydrocarbons (PAHs). Table 1 and Figure 5 of the Final RA Construction Certification Report summarize the analytical results for all confirmation samples and shows confirmation sample locations.

4.5 Imported Backfill

Approximately 4,787 tons of treated soil came back as fill; the remainder of the fill was from Pallette Stone Corporation and R.J Valente Gravel Inc. Fill from Pallete Stone Corp. was Pond Fill, a silty sand, (595.45 tons) used to reduce the likelihood of recontamination of the overburden by coal tar present in the bedrock along the stream bank, and crushed stone rubble (218.13 tons) used to construct roads onsite. Fill from Valente Gravel consisted of cobbles (2,022.93 tons) used to fill the bottom portions of excavation areas 3A and 3B, "Run of Bank" (RoB) fill used for general site backfill (10,104 CY), #1 washed stone (302.04 tons) used for drainage and collection sumps, #3 washed stone (232.66 tons) and crushed stone rubble (878.79 tons) used for road construction, clay fill (20 CY) used to plug water infiltration under the sheet piles in area 3B, Medium Stone Filing (421.72 tons), Light Stone Filling (153.46 tons), topsoil 303 CY and topsoil/cobble/run of bank mix top dressing (200 CY). Further information about the backfill material and analytical results can be found in the Final RA Construction Certification Report (AECOM 2009)

4.6 Contamination Remaining at the Site

During the Pre-Remediation Waste Characterization Sampling event, an additional area of coal tar contamination was discovered under the Site entrance at the corner of Ferris Lane and North Central Avenue. This area was designated as Area 5 in the December 2009 Final Remedial Action Construction Certification Report. Upon identification and mark-out of nearby gas mains, the excavation of Area 5 was deemed infeasible since limited area could be safely removed without

affecting the stability of the gas mains. This discovery was communicated to NYSDEC on May 28, 2009 and on June 2, 2009. NYSDEC responded that it was acceptable not to excavate Area 5 for the reasons provided. Hence, some contaminated soils remain on-site near the gas main as shown on Figure 4.

The bedrock fractures contain some residual NAPL that could not be removed during remedial excavation or by operation of a NAPL recovery system. The amount of NAPL remaining in the bedrock fractures is not sufficient to warrant an active recovery system. The bedrock wells (listed in Section 3.6 of the SMP) will be monitored and NAPL present will be recovered if feasible.
Since some contaminated soil and groundwater remains beneath the site after completion of the Remedial Action, Institutional and Engineering Controls are required to protect human health and the environment. These Engineering and Institutional Controls (ECs/ICs) are described in the following sections. Long-term management of these EC/ICs and residual contamination will be performed under the Site Management Plan (SMP) submitted by NYSEG.

4.7 Engineering Controls

No engineering controls (e.g., soil cover system) exist for the site. However, soil contamination may still exists on the property and that appropriate health and safety measures, human exposure controls and proper handling of media are to be undertaken with respect to any remaining residual contamination. There are three potential areas on the site where contaminated soils may exist in the subsurface:

1. The subsurface soils near the entrance that may contain have contaminant concentrations above the ROD-required criteria, such as PAHs above 500 ppm.
2. Imported backfill that meets the commercial use criteria prescribed for the site, but may be above the criteria for unrestricted-use.
3. Soils where no removal took place that currently either meet ROD-required criteria (i.e., areas not excavated) or have no direct exposure (i.e., including soil under the remaining structure). In 2011, the existing building in the center of the site was demolished. The buildings slab and foundation remain, providing a protective cover to any potentially impacted soil that may underlie the slab.

All exposed surface soil and accessible subsurface soil down to a minimum of six feet meet the criteria for commercial use. Soils under the building may be above the commercial use criteria, but does not present a risk since no exposure pathway exists. Should any of these materials be accessible during future redevelopment of the Site, the material will be excavated and handled in accordance with the Excavation Plan as described in Appendix A of the SMP. Should the site use change to a more restrictive use (i.e., residential), then additional soil characterization will be required to determine if the appropriate criteria have been met.

One exception is that no notification or Excavation Plan will be required for any soil disturbances that are intended to access just the gas mains under Ferris Lane, which are approximately 30 inches below grade. The soil above the gas main is covered with imported fill.

4.8 Institutional Controls

Institutional Controls are required by the ROD to: (1) implement, maintain and monitor ECs; (2) prevent future exposure to remaining contamination by controlling disturbances of the subsurface contamination; (3) limit the use and development of the Site to commercial or industrial use; and, (4) to limit use of on-site groundwater for potable or process water prior to treatment. Adherence to the ICs is required by the Environmental Easement and will be implemented as per the SMP, approved by the NYSDEC on April 15, 2011.

The Environmental Easement will include the following restrictions on the property:

- The use of the groundwater underlying the property is prohibited without treatment rendering it safe for intended purpose;
- All future activities on the property that will disturb remaining contaminated material are prohibited unless they are conducted in accordance with the SMP;
- The potential for vapor intrusion must be evaluated for any buildings developed on the Site, and any potential impacts that are identified must be mitigated;
- The property may only be used for commercial or industrial use provided that the long-term EC/ICs included in the SMP are employed.
- The Site owner or remedial party will submit to NYSDEC a written statement that certifies, under penalty of perjury, that: (1) controls employed at the Controlled Property are unchanged from the previous certification or that any changes to the controls were approved by the NYSDEC; and, (2) nothing has occurred that impairs the ability of the controls to protect public health and environment or that constitute a violation or failure to comply with the SMP. NYSDEC retains the right to access such Controlled Property at any time in order to evaluate the continued maintenance of any and all controls. This certification shall be submitted as part of the period review process. The certification will be made by an expert that the NYSDEC finds acceptable.

Prior to the construction of any enclosed structures located over areas that contain remaining contamination and the potential for soil vapor intrusion (SVI) (identified in the Figure 4), an SVI evaluation will be performed to determine whether any mitigation measures are necessary to eliminate potential exposure to vapors in the proposed structure. Alternatively, an SVI mitigation system may be installed as an element of the building foundation without first conducting an investigation. This mitigation system will include a vapor barrier and passive sub-slab depressurization system that is capable of being converted to an active system.

Prior to conducting an SVI investigation or installing a mitigation system, a work plan will be developed and submitted to the NYSDEC and NYSDOH for approval. This work plan will be developed in accordance with the most recent NYSDOH “Guidance for Evaluating Vapor Intrusion in the State of New York” (NYSDOH, 2006). Measures to be employed to mitigate potential vapor intrusion will be evaluated, selected, designed, installed, and maintained based on the SVI evaluation, the NYSDOH guidance, and construction details of the proposed structure.

The environmental easement for the site was executed by the Department on August 12, 2013, and filed with the Saratoga County Clerk on September 20, 2013. The County Recording Identifier number for this filing is 2013039208. A copy of the easement and proof of filing is provided in Appendix B.

4.9 Deviation From the Remedial Action Work Plan

Deviations from the Remedial Design Work Plan include: 1) Excavation and removal of an underground storage tank (UST); 2) The addition and subsequent removal of Excavation Area 5; 3) Over-excavation of Excavation Areas 2 and 4; and 4) the redesign of Excavation Area 3B.

Excavation and Removal of the UST. On November 5, 2008 during grading operation for installation of the containment pad for the WWTP near the southeast corner of the former “Dog House” structure, a UST was discovered. The on-site project coordinator contacted NYSDEC Spill Response which generated a Spill Number 0808852 for the event. The Contractor, Sevenson Environmental, excavated the tank on November 6, 2008 in preparation for its removal. A NYSEG spills contractor, EPS Environmental Services, mobilized to the Site on November 6, 2008 and conducted the pumping and decommissioning of the tank. Sevenson supported EPS with on-site

equipment and manpower to excavate and load the tank. NYSEG prepared a report on this removal and submitted to NYSDEC. NYSDEC Spill Response subsequently closed the Spill Number on February 27, 2009.

Excavation Area 5. During the Pre-Remediation Waste Characterization Sampling event, an additional area of coal tar contamination was discovered under the Site entrance at the corner of Ferris Lane and North Central Avenue. This area, east of Excavation Area 3A, was designated Excavation Area 5. No formal demarcation of this area was performed, however the area was to be excavated and remediated under the guidelines of the Remedial Action Work Plan. In preparation for the excavation of this area, monitoring wells MW-26S and MW-26I were decommission on February 27, 2009. On May 26, 2009 Paul Meskill, NYSEG Electric and Gas Construction and Maintenance Supervisor, visited the Site with additional Gas Department personnel to mark the gas mains along Ferris Lane and North Central Avenue. Upon mark-out of these gas mains, the excavation of Area 5 was not feasible due to limited area that could safely be removed without affecting the stability of the gas mains. The NYSEG project manager then sent an email to the NYSDEC project manager on May 28, 2009 summarizing the reasons that excavation of Area 5 was not practicable. The NYSDEC project manager responded on June 2, 2009 by email that this was acceptable to the NYSDEC.

Expansion of Excavation Areas 2 and 4. During the progression of the remedial work it became evident that contamination extended outside of the originally planned limits of Areas 2 and 4. Projected disposal volume for the Site remediation was 15,000 tons, while the actual disposal volume was 25,683.19 tons. A significant portion of this additional tonnage was due to the necessity under the Record of Decision to remove NAPL and tarry soils.

Redesign of Sheeting System for Excavation Area 3A. While sheet piles were being installed for the watertight cofferdam for Area 3A, NAPL was observed flowing out of the ground around the sheet piles. The sheet piles were being installed in the northeast quadrant of the circular cofferdam. This was an area that had not previously been characterized as having “free product” present below grade. Due to this change of condition, excavation Area 3B would require the sheeting to be redesigned. Sevenson’s subcontractor Bongiavanni submitted a redesigned sheet pile cofferdam for this area. The redesigned shoring system took into account the presence of NAPL along the northeast edge of Area 3A into the new footprint of Area 3B. This proposal was approved by NYSEG, AECOM, and NYSDEC as the method of excavation for Area 3B.

Repairs to the Restored Anthony Kill Stream Bank. During the construction of the restored bank (June 2009), the bank became saturated from groundwater flowing across the site on top of the bedrock, causing the bank to fail (i.e., slump). The smaller slumps were repaired by excavating the saturated soils from the bank and packing light stone filling (NYSDOT item 620.03) into these areas and then backfilling with “Run of Bank” (ROB) fill. This was believed to be adequate to allow the groundwater to flow out into the stream without causing further slumping. One section of the bank (approximately 25 foot long) required a more extensive repair. In this area the saturated material was excavated to two feet below the elevation of the top of the rip rap armored toe of slope. Geotextile was placed over this area and light stone fill (NYSDOT item 620.03) was installed in a 12 to 18 inch thick layer. The textile was folded over the stone filling and medium stone filling (NYSDOT item 620.04) along with topsoil was then used to backfill this area. This “soil choked” covering provided a preferential drainage path for groundwater. These repair approaches temporarily solved the slumping problem, however over time slumps began reappearing.

On August 20, 2009 NYSEG, NYSDEC, and AECOM held a meeting onsite to observe and discuss the saturated conditions in the lower portion of the Anthony Kill stream bank and possible repair options. Following this meeting NYSEG submitted a request on August 21, 2009 to amend the soils in the lower portion of the stream bank On August 31, 2009, NYSDEC, NYSEG, and AECOM conducted a conference call to finalize the soil amendment plan. Following this meeting on

September 8, 2009 NYSDEC issued a letter approving of the planned work to stabilize the Anthony Kill Stream Bank. NYSEG subsequently remobilized Sevenson Environmental Services to the site on September 21, 2009. The NYSDEC approved stabilization method was then carried out. This work consisted of forcing Medium Stone Filling (NYSDOT item 620.03) into the saturated portion of the slope below the lowest line of rooted stock plantings. Adequate stone needed to “firm up” the soil was installed. The amended steam bank was then covered with a top dressing material consisting of 25% topsoil, 25% cobbles, and 50% Run of Bank (ROB) fill. Following the completion of the soil amendment the disturbed area was hand-cast seeded with annual rye grass and fertilized. The disturbed area was then covered with biodegradable erosion control matting (BioNet SC150BN). In order to replace any livestake plantings that may have been destroyed during the amendment and to further stabilize the bank additional sandbar willow livestakes were installed on a four foot center offset pattern after they became available in the dormant season (after November 1, 2009). In the spring of 2010 a riparian seed mix was hand casted in the disturbed area to restore the natural riparian design of the bank.

5.0 References

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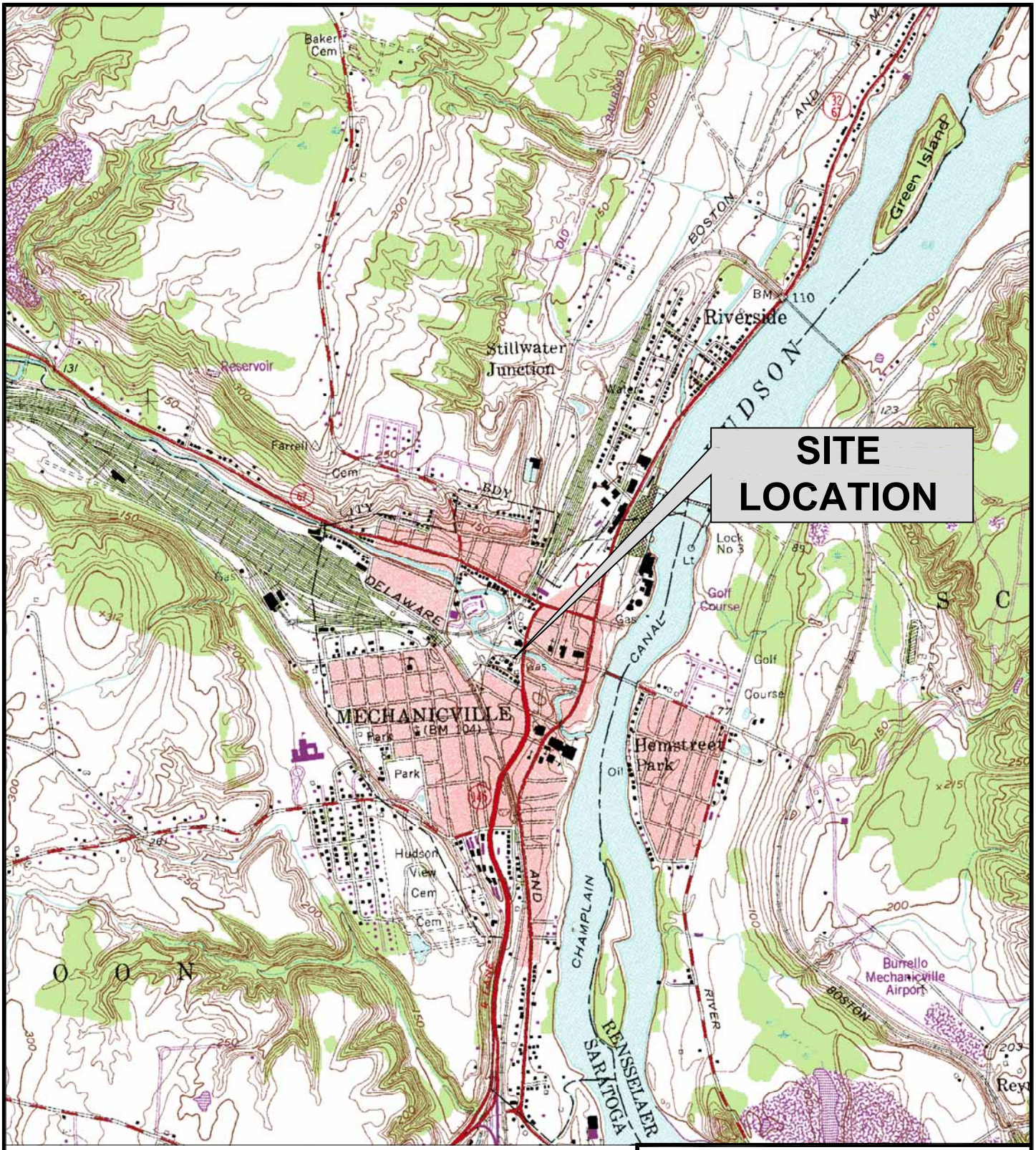
Figures



PROJECT LOCATION MAP

SOURCE: NYSDOT MECHANICVILLE 7.5' QUADRANGLE
SCALE: 1" = 2000 FT.

AECOM

FINAL ENGINEERS REPORT

SITE
LOCATION
MAP

NEW YORK STATE ELECTRIC AND GAS
MECHANICVILLE, NEW YORK

FILE NAME:	DRN	PROJECT NO.	DATE	FIGURE NO.
	—	60135689	5 / 2011	1

Plotted By: meisterk
Layout-Sheet Name: FIG-1
Plot File Date Created: May/16/2011 9:23 AM

Filename: L:\WORK\94560\CADD\FINAL_ENG_REPORT\ACAD-94560_SITE-LOC.DWG

ANTHONY KILL

NORTH CENTRAL AVENUE

FERRIS LANE

FORMER TRANSFORMER STORAGE

FILTER BEDS

FORMER COAL STORAGE

FORMER BOILER ROOM

FORMER SUBSTATION

EXISTING STRUCTURE

FORMER GAS HOUSE

FORMER PURIFIER HOUSE

FORMER OXIDE HOUSE

FORMER DISTRIBUTION GAS HOLDER

OIL TANK

FORMER GAS RELIEF HOLDER

EXISTING STONE RETAINING WALL

EXISTING RIP RAP ON SLOPE

EXISTING STRUCTURE

BM 2

LEGEND

- EXISTING STRUCTURES
- G — EXISTING UNDERGROUND GAS LINE
- GAS MARKER
- 86' — GROUND SURFACE CONTOUR
- FENCE
- FORMER STRUCTURE LOCATION

PLAN

0' 20' 40' 80'

AECOM

FINAL ENGINEERS REPORT

FORMER OPERATIONS LAYOUT

NEW YORK STATE ELECTRIC AND GAS
MECHANICVILLE, NEW YORK

FILE NAME:	DRN	PROJECT NO.	DATE	FIGURE NO.
	—	60135689	5 / 2011	2

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Layout-Sheet Name: SM-EXISTING
Plot File Date Created: May/16/2011 9:26 AM

Filename: L:\WORK\94560\CADD\FINAL_ENG_REPORT\94560_NYSEG.DWG

EXCAVATION AREA #1

EXCAVATION AREA #2C

EXCAVATION AREA #2A

EXCAVATION AREA #2B

ANTHONY KILL

MW 34D

EXCAVATION AREA #4

BLOCK / BRICK STRUCTURE

CONC.

EXCAVATION AREA #2D

EXCAVATION AREA #3C

E 709659.8454

STEEL SHEETING

EXCAVATION AREA #3B

STEEL WALE

CENTRAL AVENUE

EXCAVATION AREA #3A (LOCATION OF FORMER GAS HOLDER)

EXCAVATION AREA #3D

FERRIS LANE

G

APPROXIMATE LOCATION OF RELOCATED GAS MAIN

EXCAVATION AREA #5

PLAN

0' 15' 30' 60'

NOTES

1. Base planimetrics provided by NYSEG Engineering Services and was produced by digitizing aerial photography acquired on 4/93from Photo Science, Inc. of Gaithersburg Maryland.
2. Elevations are relative to the North American Vertical Datum of 1988. Based on USDWC (United States Deep Water Commission) benchmark MECHANICVILLE 4=21. NGS PID MZ0814 Classified First Order Class 1.
3. Horizontal coordinates are relative to the New York State Plane Coordinate System, East Zone, North American Datum of 1983 (CORS). Horizontal coordinates were determined through static observations of the Global Positioning System.
4. Contours shown from surveys performed by Earth Tech/AECOM.

LEGEND

- PROPOSED EXCAVATION LIMITS
- ACTUAL EXCAVATION LIMITS
- OBSERVED FRACTURES/ FAULTS IN BEDROCK

AECOM

FINAL ENGINEERS REPORT

EXCAVATION AREAS

NEW YORK STATE ELECTRIC AND GAS
MECHANICVILLE, NEW YORK

FILE NAME:	DRN	PROJECT NO.	DATE	FIGURE NO.
	—	60135689	5 / 2011	3

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Layout-Sheet Name: SITE-EXCAVATION
Plot File Date Created: May/16/2011 3:39 PM

Filename: L:\WORK\94560\CADD\FINAL_ENG_REPORT\94560-EXCAVATION.DWG

POST-REMEDIATION SEDIMENT REMOVAL AREA

MW 35I

MW 34D

ANTHONY KILL

FRACTURES OBSERVED AT ROCK SURFACE

MW-32D

GRAVEL

TW-4

MW-15IR

MW-11

FOLD FOUND AT ROCK SURFACE

TW-3

MW-22IR

TW-2S

MW-29IR

TW-2I

MW-14

MW-14S

MW-14D

GRAVEL

MW-46I

BLOCK / BRICK STRUCTURE

CONC.

GRAVEL

ASPHALT

MW-17I

MW-17D

MW-44I

MW-25I

MW-25S

CENTRAL AVENUE

MW-2

MW-21

GRAVEL

MW-12S

MW-13

MW-12

ASPHALT

MW-17

MW-18

MW-45I

TW-1

TEAR FAULT FOUND AT ROCK SURFACE

MW-30D

MW-30S

FERRIS LANE

GRAVEL

MW 1D

MW-1

MW 1I

BURIED GAS MAINS ARE AT A DEPTH OF 2.5 FEET; POTENTIALLY IMPACTED SOILS AT DEPTHS BELOW 6 FEET.
ANY ROUTINE MAINTENANCE ON THE GAS MAINS WILL NOT ENCOUNTER IMPACTED SOILS.

MW-10

MW-10I

MW-10D

MW 40D

ELECTRIC SUB-STATION

LEGEND

- 2009 REMEDAIL EXCAVATION LIMIT BOUNDARY
- SURFACE CONTOUR (1 FT.)
- STONE FILL
- MW-15IR — MONITORING WELL
- TW-3 — EXTRACTION WELL
- AREA OF POTENTIALLY IMPACTED SOILS AT DEPTH (> 6 FEET)

PLAN

0’ 20’ 40’ 80’

AECOM

FINAL ENGINEERS REPORT

REMAINING POTENTIALLY IMPACTED SOILS

NEW YORK STATE ELECTRIC AND GAS
MECHANICVILLE, NEW YORK

FILE NAME:	DRN	PROJECT NO.	DATE	FIGURE NO.
	—	60135689	5 / 2011	4

Plotted By: meisterk
Layout-Sheet Name: SM-NAPL
Plot File Date Created: May/16/2011 3:49 PM

Filename: L:\WORK\94560\CADD\FINAL_ENG_REPORT\94560-LT-NAPL-MONITORING.DWG

Appendix A

Survey

PROJECT NUMBER: 11-1144

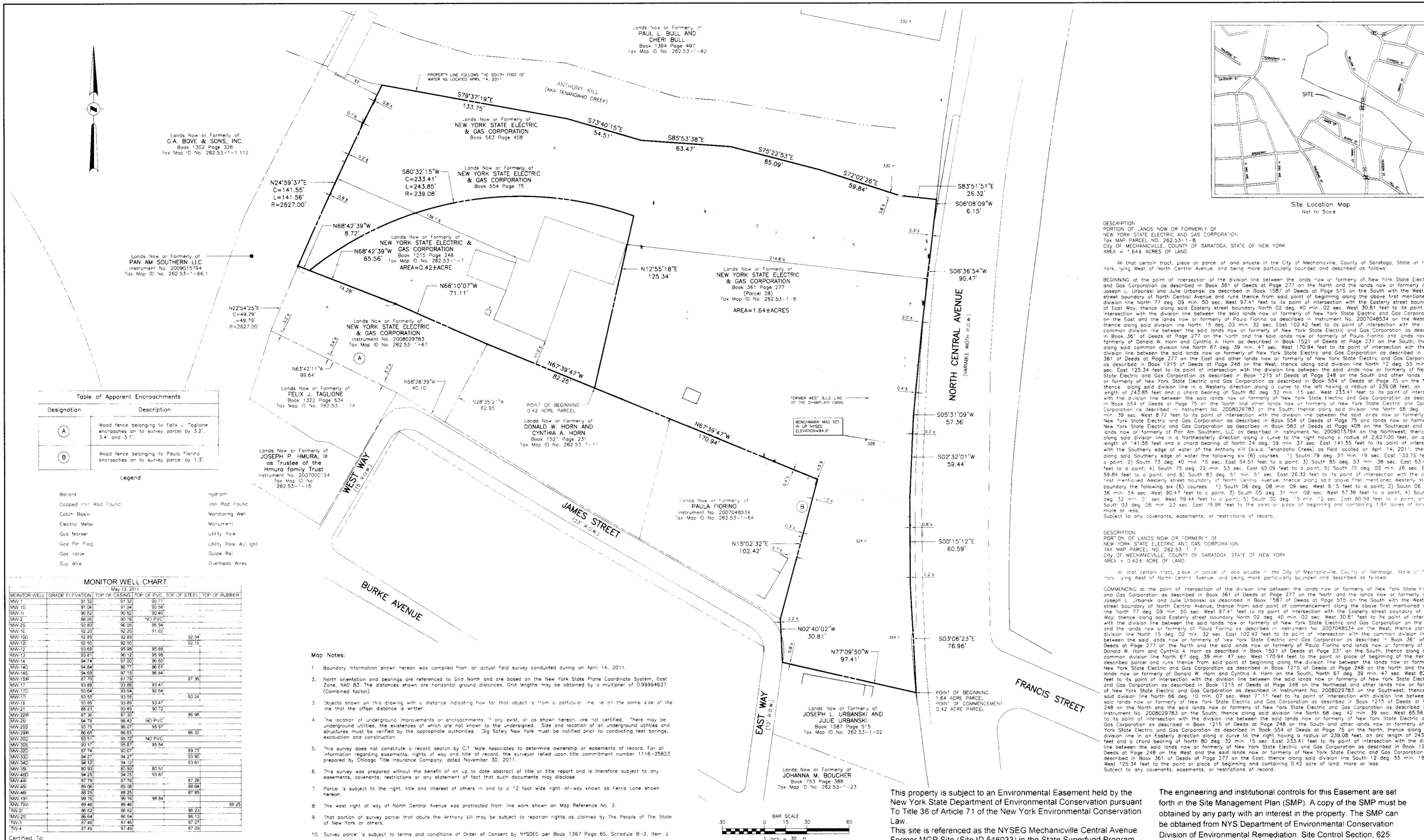

Table of Apparent Encroachments

Designation	Description
A	Wood fence belonging to Felix J. Taglione encroaches on to survey parcel by 3.2', 3.4' and 3.7'.
B	Wood fence belonging to Paula Fiorino encroaches on to survey parcel by 1.3'.

Legend

Bollard	Hydrant
Capped Iron Rod Found	Iron Rod Found
Catch Basin	Monitoring Well
Electric Meter	Monument
Gas Marker	Utility Pole
Gas Pin Flag	Utility Pole W/ Light
Gas Valve	Guide Rail
Guy Wire	Overhead Wires

MONITOR WELL CHART

May 13, 2011

MONITOR WELL	GRADE ELEVATION	TOP OF CASING	TOP OF PVC	TOP OF STEEL	TOP OF RUBBER
MW-1	91.32	91.32	90.77		
MW-1D	91.04	91.04	90.58		
MW-1I	90.82	90.82	90.40		
MW-2	88.26	90.76	NO PVC		
MW-2S	93.80	96.05	95.94		
MW-3	92.20	92.20	91.62		
MW-19D	92.89	92.89		92.54	
MW-19I	92.50	92.50		92.16	
MW-12	93.68	95.98	95.88		
MW-13	93.81	96.12	95.98		
MW-14	94.74	97.00	96.60		
MW-14D	94.84	96.77	96.61		
MW-14S	94.69	97.15	96.84		
MW-15R	87.79	87.79		87.36	
MW-17	93.88	93.88	93.47		
MW-17D	93.64	93.64	92.64		
MW-17I	93.55	93.55		93.24	
MW-18	93.89	93.89	93.47		
MW-21	90.89	90.89	90.72		
MW-22R	87.30	87.30		86.98	
MW-25I	94.78	96.43	NO PVC		
MW-25S	93.79	96.07	95.97		
MW-29R	86.65	86.65		86.32	
MW-30D	93.51	95.72	NO PVC		
MW-30S	93.17	95.87	95.54		
MW-32D	87.74	90.07		89.73	
MW-32D	94.27	94.27		93.90	
MW-34D	94.12	94.12		93.61	
MW-35I	80.93	80.93	80.51		
MW-40D	94.25	94.25	93.87		
MW-44I	87.78	87.78		87.28	
MW-45I	89.06	89.06		88.64	
MW-46I	88.25	88.25		87.85	
MW-19I	99.16	99.16	98.84		
MW-TWI	89.46	89.46			89.25
TW-2I	86.62	86.62		86.23	
MW-2S	86.64	86.64		86.13	
TW-3	87.46	87.46		87.07	
TW-4	87.49	87.49		87.09	

Certified To:
New York State Electric & Gas Corporation
The People of The State of New York, acting through their Commissioner of the Department of Environmental Conservation
Chicago Title Insurance Company

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2011 Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 4, 7(a), 8, 11(a), and 13 of Table A thereof. The Field Work Was Completed on April 14, 2011 and site inspected June 1, 2013.

James F. Cook PLS No. 49260 — 6/10/13 Date

Map Notes:

1. Boundary information shown hereon was compiled from an actual field survey conducted during on April 14, 2011.
2. North orientation and bearings are referenced to Grid North and are based on the New York State Plane Coordinate System, East Zone, NAD 83. The distances shown are horizontal ground distances. Grid lengths may be obtained by a multiplier of 0.99994937 (Combined factor).
3. Objects shown on this drawing with a distance indicating how far that object is from a particular line, lie on the same side of the line that the offset distance is written.
4. The location of underground improvements or encroachments, if any exist, or as shown hereon, are not certified. There may be underground utilities, the existences of which are not known to the undersigned. Size and location of all underground utilities and structures must be verified by the appropriate authorities. Dig Safely New York must be notified prior to conducting test borings, excavation and construction.
5. This survey does not constitute a record search by C.T. Male Associates to determine ownership or easements of record. For all information regarding easements, rights of way and title of record, the surveyor relied upon title commitment number 1116-25623 prepared by Chicago Title Insurance Company, dated November 30, 2011.
6. This survey was prepared without the benefit of an up to date abstract of title or title report and is therefore subject to any easements, covenants, restrictions or any statement of fact that such documents may disclose.
7. Parcel is subject to the right, title and interest of others in and to a 12 foot wide right-of-way known as Ferris Lane shown hereon.
8. The west right of way of North Central Avenue was protracted from line work shown on Map Reference No. 2.
9. That portion of survey parcel that abuts the Anthony Kill may be subject to riparian rights as claimed by The People of The State of New York or others.
10. Survey parcel is subject to terms and conditions of Order of Consent by NYSDEC per Book 1367 Page 65, Schedule B-2, Item 2.
11. Survey parcel is subject to terms and conditions of Record of Decision per Instrument Number 2008020584, Schedule B-2, Item 3.

Map References:

1. "Map of Abandoned Champlain Canal Lands, City of Mechanicville and Town of Stillwater" sheet 22.
2. "Map of Central Avenue Mechanicville, N.Y. 1921" by C.E. Hicks, City Engineer" filed in the Saratoga County Clerk's as map number AA-76.
3. "Map of Lands of Theodore S. Ryan" prepared by H.B. Greene dated May 30, 1902, filed in the Saratoga County Clerk's in map card 2, pocket 5, folder 1.
4. "Joseph Palmer and Heirs of John Bruno Property" prepared by John H. Sheenan C.E. dated April 28, 1952.
5. "Map of Survey of Lands to be Conveyed by Boston and Maine Corporation to G.A. Bove & Sons, Inc." prepared by Clough, Harbor & Associates dated November 28, 1990, filed in the Saratoga County Clerk's as map number B-204.

Site Location Map
Not to Scale

DESCRIPTION
PORTION OF LANDS NOW OR FORMERLY OF
NEW YORK STATE ELECTRIC AND GAS CORPORATION
Tax MAP PARCEL NO. 262.53-1-8
City OF MECHANICVILLE, COUNTY OF SARATOGA, STATE OF NEW YORK
AREA = 1.64± ACRES OF LAND

All that certain tract, piece or parcel of land situate in the City of Mechanicville, County of Saratoga, State of New York, lying West of North Central Avenue, and being more particularly bounded and described as follows:

BEGINNING at the point of intersection of the division line between the lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the North and the lands now or formerly of Joseph L. Urbanski and Julie Urbanski as described in Book 1587 of Deeds at Page 515 on the South with the Westerly street boundary of North Central Avenue and runs thence from said point of beginning along the above first mentioned division line North 77 deg. 09 min. 50 sec. West 97.41' feet to its point of intersection with the Easterly street boundary of East Way; thence along said Easterly street boundary North 02 deg. 40 min. 02 sec. West 30.81' feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation on the East and the lands now or formerly of Paula Fiorino as described in Instrument No. 2007048534 on the West; thence along said division line North 15 deg. 02 min. 32 sec. East 102.42' feet to its point of intersection with the common division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the North and the said lands now or formerly of Donald W. Horn and Cynthia A. Horn as described in Book 1521 of Deeds at Page 231 on the South; thence along said common division line North 67 deg. 39 min. 47 sec. West 170.94' feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the East and other lands now or formerly of New York State Electric and Gas Corporation as described in Book 1215 of Deeds at Page 248 on the West; thence along said division line North 12 deg. 55 min. 18 sec. East 125.34' feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 on the North; thence along said division line in a Westerly direction along a curve to the left having a radius of 239.08' feet, an arc length of 243.85' feet and a chord bearing of South 80 deg. 32 min. 15 sec. West 233.41' feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 on the North and other lands now or formerly of New York State Electric and Gas Corporation as described in Instrument No. 2008029783 on the South; thence along said division line North 68 deg. 42 min. 39 sec. West 8.72' feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 and lands now or formerly of New York State Electric and Gas Corporation as described in Book 563 of Deeds at Page 408 on the Southeast and the lands now or formerly of Pan Am Southern, LLC as described in Instrument No. 2009015794 on the Northwest; thence along said division line in a Northeasterly direction along a curve to the right having a radius of 2,627.00 feet, an arc length of 141.56' feet and a chord bearing of North 24 deg. 59 min. 37 sec. East 141.55' feet to its point of intersection with the Southerly edge of water of the Anthony Kill (a.k.a. Tenandaho Creek) as field located on April 14, 2011; thence along said Southery edge of water the following six (6) courses: 1) South 79 deg. 37 min. 19 sec. East 133.75' feet to a point; 2) South 73 deg. 40 min. 15 sec. East 54.51' feet to a point; 3) South 85 deg. 53 min. 38 sec. East 63.47' feet to a point; 4) South 75 deg. 22 min. 53 sec. East 65.09' feet to a point; 5) South 72 deg. 02 min. 26 sec. East 59.84' feet to a point; and 6) South 83 deg. 51 min. 51 sec. East 26.32' feet to ts point of intersection with the above first mentioned Westerly street boundary of North Centra Avenue; thence along said above first mentioned Westerly street boundary the following six (6) courses: 1) South 06 deg. 08 min. 09 sec. West 6.15' feet to a point; 2) South 06 deg. 36 min. 54 sec. West 90.47' feet to a point; 3) South 05 deg. 31 min. 09 sec. West 57.36' feet to a point; 4) South 02 deg. 32 min. 01 sec. West 59.44' feet to a point; 5) South 00 deg. 15 min. 12 sec. East 60.59' feet to a point; and 6) South 03 deg. 06 min. 23 sec. East 76.96' feet to the point or piece of beginning and containing 1.64 acres of land, more or less.
Subject to any covenants, easements, or restrictions of record.

DESCRIPTION
PORTION OF LANDS NOW OR FORMERLY OF
NEW YORK STATE ELECTRIC AND GAS CORPORATION
TAX MAP PARCEL NO. 262.53-1-7
City OF MECHANICVILLE, COUNTY OF SARATOGA, STATE OF NEW YORK
AREA = 0.42± ACRE OF LAND

All that certain tract, piece or parcel of land situate in the City of Mechanicville, County of Saratoga, State of New York, lying West of North Central Avenue, and being more particularly bounded and described as follows:

COMMENCING at the point of intersection of the division line between the lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the North and the lands now or formerly of Joseph L. Urbanski and Julie Urbanski as described in Book 1587 of Deeds at Page 515 on the South with the Westerly street boundary of North Central Avenue; thence from said point of commencement along the above first mentioned division line North 77 deg. 09 min. 50 sec. West 97.41' feet to its point of intersection with the Easterly street boundary of East Way; thence along said Easterly street boundary North 02 deg. 40 min. 02 sec. West 30.81' feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation on the East and the lands now or formerly of Paula Fiorino as described in Instrument No. 2007048534 on the West; thence along said division line North 15 deg. 02 min. 32 sec. East 102.42' feet to its point of intersection with the common division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the North and the said lands now or formerly of Paula Fiorino and lands now or formerly of Donald W. Horn and Cynthia A. Horn as described in Book 1521 of Deeds at Page 231 on the South; thence along said common division line North 67 deg. 39 min. 47 sec. West 170.94 feet to the point or place of beginning of the herein describes parcel and runs thence from said point of beginning along the division line between the lands now or formerly of New York State Electric and Gas Corporation as described in Book 1215 of Deeds at Page 248 on the North and the said lands now or formerly of Donald W. Horn and Cynthia A. Horn on the South, North 67 deg. 39 min. 47 sec. West 82.25 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 1215 of Deeds at Page 248 on the Northeast and other lands now or formerly of New York State Electric and Gas Corporation as described in Instrument No. 2008029783 on the Southwest; thence along said division line North 66 deg. 10 min. 07 sec. West 71.11' feet to its point of intersection with division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 1215 of Deeds at Page 248 on the North and the said lands now or formerly of New York State Electric and Gas Corporation as described in Instrument No. 2008029783 on the South; thence along said division line North 68 deg. 42 min. 39 sec. West 65.56 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 1215 of Deeds at Page 248 on the South and other lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 on the North; thence along said division line in an Easterly direction along a curve to the right having a radius of 239.08 feet, an arc length of 243.85 feet and a chord bearing of North 80 deg. 32 min. 15 sec. East 233.41 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 on the North and the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the East; thence along said division line South 12 deg. 55 min. 18 sec. West 125.34 feet to the point or place of beginning and containing 0.42 acre of land, more or less
Subject to any covenants, easements, or restrictions of record.

This property is subject to an Environmental Easement held by the New York State Department of Environmental Conservation pursuant To Title 36 of Article 71 of the New York Environmental Conservation Law.
This site is referenced as the NYSEG Mechanicville Central Avenue Former MGP Site (Site ID 546033) in the State Superfund Program.

The engineering and institutional controls for this Easement are set forth in the Site Management Plan (SMP). A copy of the SMP must be obtained by any party with an interest in the property. The SMP can be obtained from NYS Department of Environmental Conservation, Division of Environmental Remediation, Site Control Section, 625 Broadway, Albany, NY 12233 or at derweb@gw.dec.state.ny.us.

JAMES F. COOK
PLS NO. 49260

DATE		REVISIONS RECORD/DESCRIPTION	DRAFTER	CHECK	APPR.
6/1/13	1	FIELD UPDATE AND RECERTIFICATION	SMW	JFC	
	2				
	3				
	4				
	5				
	6				
	7				
	8				
	9				

APPROVED: WJN
DRAFTED : SMW
CHECKED : JFC
PROJ. NO: 11.1144
SCALE : 1"=30'
DATE : APRIL 14, 2011

ALTA/ACSM LAND TITLE BOUNDARY SURVEY
PORTION OF LANDS NOW OR FORMERLY OF
NEW YORK STATE ELECTRIC & GAS CORPORATION
42 NORTH CENTRAL AVENUE
PREPARED FOR
AECOM

CITY OF MECHANICVILLE — SARATOGA COUNTY, NEW YORK

C.T. MALE ASSOCIATES, P.C.
50 CENTURY HILL DRIVE, LATHAM, NY 12110
518.786.7400 * FAX 518.786.7299
ARCHITECTURE & BUILDING SYSTEMS ENGINEERING * CIVIL ENGINEERING
ENVIRONMENTAL SERVICES * SURVEY & LAND INFORMATION SERVICES

SHEET 1 OF 1
DWG. NO: 11-229

CAD DWG. FILE NAME: BS.DWG

Appendix B

Environmental Easement

New York State Department of Environmental Conservation
Office of General Counsel, 14th Floor
625 Broadway, Albany, New York 12233-1500
Fax: (518) 402-9018 or (518) 402-9019
Website: www.dec.ny.gov

Joe Martens
Commissioner

August 13, 2013

Tracy Blazicek, CHMM
Lead Analyst Environmental Remediation
Electric Capital Delivery
P.O. Box 5224
Binghamton, New York 13902-5224

Re: Site No. 546033
NYSEG – Central Avenue, Mechanicville MGP
42 North Central Avenue

Dear Mr. Blazicek,

Enclosed please find an originally-executed Environmental Easement covering the above – referenced property. Please have the environmental easement, original survey and the enclosed TP 584 forms recorded in the Albany County Clerk's Office, in the manner prescribed by New York State Property Law Article 9 and Environmental Conservation Law Article 71, Title 36. Once the environmental easement is recorded, the local municipality will need to be notified as well as the Notice to any parties identified as having an interest in the property, as set forth in Schedule "B" of the Title Commitment.

Please return a copy of the recorded documents marked by the County Clerk's Office with the date and location of recording, executed title affidavits (if applicable), a certified copy of the municipal notice, copy of easement notice for any interested parties along with proof of service and recording on the same, and the final title insurance policy to my attention. The information from the easement, survey and recorded notices are necessary for closing the easement process. However, be advised that failure to receive the additional documents requested above within thirty days of the filing of the easement may result in revocation of Certificate of Completion.

If you have any questions, or if you need further assistance with this matter, do not hesitate to contact me.

Very truly yours,

Dena N. Putnick
Remediation Bureau

Enclosures

TP-584.2 (10/96)

Recording Office Time Stamp

Real Estate Transfer Tax Return For Public Utility Companies' and Governmental Agencies' Easements and Licenses

This form may only be used by public utility companies regulated by the Public Service Commission and governmental agencies for the recording of easements and licenses where the consideration for the grant of such easement or license is $500.00 or less.

Name of grantee (public utility company or governmental agency)
The New York State Department of Environmental Conservation

Federal employer identification number *(if applicable)* 14-6013200

Address of grantee
625 Broadway, Albany, New York 12233-1500

Name and telephone number of person to contact
Dena Putnick (518)402-8553

	Name(s) of Grantor Of Easement or License	Address of Property	Consideration Given For Easement or License
1.	NYS Electric & Gas Corporation,	42 North Central Ave, Mechanicville, Saratoga County	$0.00
2.			
3.			
4.			
5.			
6.			
7.		Tax Map No.(s) 262.53-1-7 and 262.53-1-8	
8.			
9.			
10.		ENVIRONMENTAL EASEMENT HELD BY NYSDEC	
11.		PURSUANT TO TITLE 36 OF ARTICLE 71	
12.		OF THE NYS ENVIRONMENTAL CONSERVATION LAW	
13.		Site No.(s): 546033	
14.			
15.			

If more than fifteen conveyances are to be recorded, attach a schedule of such other conveyances.

Signature of Grantee

I certify that the grantee is a public utility regulated by the Public Service Commission or is a governmental agency and the grantee of the easements and/or licenses above; that it is true to the best knowledge of the grantee that the granting of each such easement and/or license is exempt from Real Estate Transfer Tax imposed by Article 31 of the Tax Law by reason that each such conveyance is for a consideration of five hundred dollars or less and/or the conveyance is being made to a governmental agency.

NYS Department of Environmental Conservation
Name of grantee

Signature of partner, officer of corporation, governmental official, etc.

Senior Attorney-Office of General Counsel
Title

TP-584 (4/13)

New York State Department of Taxation and Finance

Combined Real Estate Transfer Tax Return, Credit Line Mortgage Certificate, and Certification of Exemption from the Payment of Estimated Personal Income Tax

Recording office time stamp

See Form TP-584-I, Instructions for Form TP-584, *before completing this form. Print or type.*

Schedule A — Information relating to conveyance

Grantor/Transferor

☐ Individual
☐ Corporation
☐ Partnership
☐ Estate/Trust
☐ Single member LLC
☒ Other

Name *(if individual, last, first, middle initial)* (☐ *check if more than one grantor*): New York State Electric & Gas Corporation

Social security number

Mailing address: James A. Carrigg Center, 18 Link Drive

Social security number

City: Binghamton | State: NY | ZIP code: 13902

Federal EIN

Single member's name if grantor is a single member LLC *(see instructions)*

Single member EIN or SSN

Grantee/Transferee

☐ Individual
☐ Corporation
☐ Partnership
☐ Estate/Trust
☐ Single member LLC
☒ Other

Name *(if individual, last, first, middle initial)* (☐ *check if more than one grantee*): New York State Department of Environmental Conservation

Social security number

Mailing address: 625 Broadway

Social security number

City: Albany | State: NY | ZIP code: 12233

Federal EIN: 14-6013200

Single member's name if grantee is a single member LLC *(see instructions)*

Single member EIN or SSN

Location and description of property conveyed

Tax map designation – Section, block & lot *(include dots and dashes)*	SWIS code (six digits)	Street address	City, town, or village	County
262.53-1-7 & 262.53-1-8	411000	42 North Central Avenue	Mechanicville	Saratoga

Type of property conveyed *(check applicable box)*

1 ☐ One- to three-family house
2 ☐ Residential cooperative
3 ☐ Residential condominium
4 ☐ Vacant land
5 ☐ Commercial/Industrial
6 ☐ Apartment building
7 ☐ Office building
8 ☒ Other _____

Date of conveyance: 08 (month) 23 (day) 2013 (year)

Percentage of real property conveyed which is residential real property 100 % *(see instructions)*

Condition of conveyance *(check all that apply)*

a. ☐ Conveyance of fee interest
b. ☐ Acquisition of a controlling interest (state percentage acquired _____ %)
c. ☐ Transfer of a controlling interest (state percentage transferred _____ %)
d. ☐ Conveyance to cooperative housing corporation
e. ☐ Conveyance pursuant to or in lieu of foreclosure or enforcement of security interest *(attach Form TP-584.1, Schedule E)*
f. ☐ Conveyance which consists of a mere change of identity or form of ownership or organization *(attach Form TP-584.1, Schedule F)*
g. ☐ Conveyance for which credit for tax previously paid will be claimed *(attach Form TP-584.1, Schedule G)*
h. ☐ Conveyance of cooperative apartment(s)
i. ☐ Syndication
j. ☐ Conveyance of air rights or development rights
k. ☐ Contract assignment
l. ☐ Option assignment or surrender
m. ☐ Leasehold assignment or surrender
n. ☐ Leasehold grant
o. ☐ Conveyance of an easement
p. ☒ Conveyance for which exemption from transfer tax claimed *(complete Schedule B, Part III)*
q. ☐ Conveyance of property partly within and partly outside the state
r. ☐ Conveyance pursuant to divorce or separation
s. ☒ Other *(describe)* Environmental Easemt

For recording officer's use	Amount received Schedule B., Part I $ Schedule B., Part II $	Date received	Transaction number

Schedule B — Real estate transfer tax return (Tax Law, Article 31)

Part I – Computation of tax due

1	Enter amount of consideration for the conveyance *(if you are claiming a total exemption from tax, check the exemption claimed box, enter consideration and proceed to Part III)* ☐ **Exemption claimed**	1.	0 00
2	Continuing lien deduction *(see instructions if property is taken subject to mortgage or lien)*	2.	0 00
3	Taxable consideration *(subtract line 2 from line 1)*	3.	0 00
4	Tax: $2 for each $500, or fractional part thereof, of consideration on line 3	4.	
5	Amount of credit claimed for tax previously paid *(see instructions and attach Form TP-584.1,* Schedule G*)*	5.	
6	Total tax due* *(subtract line 5 from line 4)*	6.	0 00

Part II – Computation of additional tax due on the conveyance of residential real property for $1 million or more

1	Enter amount of consideration for conveyance *(from* Part I*, line 1)*	1.	
2	Taxable consideration *(multiply line 1 by the percentage of the premises which is residential real property, as shown in* Schedule A*)*	2.	
3	Total additional transfer tax due* *(multiply line 2 by 1% (.01))*	3.	

Part III – Explanation of exemption claimed on Part I, line 1 *(check any boxes that apply)*

The conveyance of real property is exempt from the real estate transfer tax for the following reason:

a. Conveyance is to the United Nations, the United States of America, the state of New York, or any of their instrumentalities, agencies, or political subdivisions (or any public corporation, including a public corporation created pursuant to agreement or compact with another state or Canada) ..... a ☒

b. Conveyance is to secure a debt or other obligation ..... b ☐

c. Conveyance is without additional consideration to confirm, correct, modify, or supplement a prior conveyance ..... c ☐

d. Conveyance of real property is without consideration and not in connection with a sale, including conveyances conveying realty as bona fide gifts ..... d ☐

e. Conveyance is given in connection with a tax sale ..... e ☐

f. Conveyance is a mere change of identity or form of ownership or organization where there is no change in beneficial ownership. (This exemption cannot be claimed for a conveyance to a cooperative housing corporation of real property comprising the cooperative dwelling or dwellings.) Attach Form TP-584.1, Schedule F ..... f ☐

g. Conveyance consists of deed of partition ..... g ☐

h. Conveyance is given pursuant to the federal Bankruptcy Act ..... h ☐

i. Conveyance consists of the execution of a contract to sell real property, without the use or occupancy of such property, or the granting of an option to purchase real property, without the use or occupancy of such property ..... i ☐

j. Conveyance of an option or contract to purchase real property with the use or occupancy of such property where the consideration is less than $200,000 and such property was used solely by the grantor as the grantor's personal residence and consists of a one-, two-, or three-family house, an individual residential condominium unit, or the sale of stock in a cooperative housing corporation in connection with the grant or transfer of a proprietary leasehold covering an individual residential cooperative apartment ..... j ☐

k. Conveyance is not a conveyance within the meaning of Tax Law, Article 31, section 1401(e) *(attach documents supporting such claim)* ..... k ☐

*The total tax (from Part I, line 6 and Part II, line 3 above) is due within 15 days from the date conveyance. Please make check(s) payable to the county clerk where the recording is to take place. If the recording is to take place in the New York City boroughs of Manhattan, Bronx, Brooklyn, or Queens, make check(s) payable to the ***NYC Department of Finance.*** If a recording is not required, send this return and your check(s) made payable to the ***NYS Department of Taxation and Finance,*** directly to the NYS Tax Department, RETT Return Processing, PO Box 5045, Albany NY 12205-5045.

Schedule D - Certification of exemption from the payment of estimated personal income tax (Tax Law, Article 22, section 663)

Complete the following only if a fee simple interest or a cooperative unit is being transferred by an individual or estate or trust.

If the property is being conveyed by a referee pursuant to a foreclosure proceeding, proceed to Part II, and check the second box under *Exemptions for nonresident transferor(s)/seller(s)* and sign at bottom.

Part I - New York State residents

If you are a New York State resident transferor(s)/seller(s) listed in Schedule A of Form TP-584 (or an attachment to Form TP-584), you must sign the certification below. If one or more transferors/sellers of the real property or cooperative unit is a resident of New York State, **each** resident transferor/seller must sign in the space provided. If more space is needed, please photocopy this Schedule D and submit as many schedules as necessary to accommodate all resident transferors/sellers.

Certification of resident transferor(s)/seller(s)

This is to certify that at the time of the sale or transfer of the real property or cooperative unit, the transferor(s)/seller(s) as signed below was a resident of New York State, and therefore is not required to pay estimated personal income tax under Tax Law, section 663(a) upon the sale or transfer of this real property or cooperative unit.

Signature	Print full name	Date
Signature	Print full name	Date
Signature	Print full name	Date
Signature	Print full name	Date

Note: A resident of New York State may still be required to pay estimated tax under Tax Law, section 685(c), but not as a condition of recording a deed.

Part II - Nonresidents of New York State

If you are a nonresident of New York State listed as a transferor/seller in Schedule A of Form TP-584 (or an attachment to Form TP-584) but are not required to pay estimated personal income tax because one of the exemptions below applies under Tax Law, section 663(c), check the box of the appropriate exemption below. If any one of the exemptions below applies to the transferor(s)/seller(s), that transferor(s)/seller(s) is not required to pay estimated personal income tax to New York State under Tax Law, section 663. **Each** nonresident transferor/seller who qualifies under one of the exemptions below must sign in the space provided. If more space is needed, please photocopy this Schedule D and submit as many schedules as necessary to accommodate all nonresident transferors/sellers.

If none of these exemption statements apply, you must complete Form IT-2663, *Nonresident Real Property Estimated Income Tax Payment Form*, or Form IT-2664, *Nonresident Cooperative Unit Estimated Income Tax Payment Form.* For more information, see *Payment of estimated personal income tax,* on page 1 of Form TP-584-I.

Exemption for nonresident transferor(s)/seller(s)

This is to certify that at the time of the sale or transfer of the real property or cooperative unit, the transferor(s)/seller(s) (grantor) of this real property or cooperative unit was a nonresident of New York State, but is not required to pay estimated personal income tax under Tax Law, section 663 due to one of the following exemptions:

☐ The real property or cooperative unit being sold or transferred qualifies in total as the transferor's/seller's principal residence (within the meaning of Internal Revenue Code, section 121) from _____ (Date) to _____ (Date) *(see instructions).*

☐ The transferor/seller is a mortgagor conveying the mortgaged property to a mortgagee in foreclosure, or in lieu of foreclosure with no additional consideration.

☐ The transferor or transferee is an agency or authority of the United States of America, an agency or authority of the state of New York, the Federal National Mortgage Association, the Federal Home Loan Mortgage Corporation, the Government National Mortgage Association, or a private mortgage insurance company.

Signature	Print full name	Date
Signature	Print full name	Date
Signature	Print full name	Date
Signature	Print full name	Date

Schedule C — Credit Line Mortgage Certificate (Tax Law, Article 11)

Complete the following only if the interest being transferred is a fee simple interest.
I (we) certify that: *(check the appropriate box)*

1. ☐ The real property being sold or transferred is not subject to an outstanding credit line mortgage.

2. ☐ The real property being sold or transferred is subject to an outstanding credit line mortgage. However, an exemption from the tax is claimed for the following reason:
   - ☐ The transfer of real property is a transfer of a fee simple interest to a person or persons who held a fee simple interest in the real property (whether as a joint tenant, a tenant in common or otherwise) immediately before the transfer.
   - ☐ The transfer of real property is (A) to a person or persons related by blood, marriage or adoption to the original obligor or to one or more of the original obligors or (B) to a person or entity where 50% or more of the beneficial interest in such real property after the transfer is held by the transferor or such related person or persons (as in the case of a transfer to a trustee for the benefit of a minor or the transfer to a trust for the benefit of the transferor).
   - ☐ The transfer of real property is a transfer to a trustee in bankruptcy, a receiver, assignee, or other officer of a court.
   - ☐ The maximum principal amount secured by the credit line mortgage is $3,000,000 or more, and the real property being sold or transferred is **not** principally improved nor will it be improved by a one- to six-family owner-occupied residence or dwelling.

     Please note: for purposes of determining whether the maximum principal amount secured is $3,000,000 or more as described above, the amounts secured by two or more credit line mortgages may be aggregated under certain circumstances. See TSB-M-96(6)-R for more information regarding these aggregation requirements.
   - ☐ Other *(attach detailed explanation)*.

3. ☐ The real property being transferred is presently subject to an outstanding credit line mortgage. However, no tax is due for the following reason:
   - ☐ A certificate of discharge of the credit line mortgage is being offered at the time of recording the deed.
   - ☐ A check has been drawn payable for transmission to the credit line mortgagee or his agent for the balance due, and a satisfaction of such mortgage will be recorded as soon as it is available.

4. ☐ The real property being transferred is subject to an outstanding credit line mortgage recorded in _____ (insert liber and page or reel or other identification of the mortgage). The maximum principal amount of debt or obligation secured by the mortgage is _____. No exemption from tax is claimed and the tax of _____ is being paid herewith. *(Make check payable to county clerk where deed will be recorded or, if the recording is to take place in New York City but not in Richmond County, make check payable to the* ***NYC Department of Finance.****)*

Signature (both the grantor(s) and grantee(s) must sign)

The undersigned certify that the above information contained in schedules A, B, and C, including any return, certification, schedule, or attachment, is to the best of his/her knowledge, true and complete, and authorize the person(s) submitting such form on their behalf to receive a copy for purposes of recording the deed or other instrument effecting the conveyance.

Grantor signature	Title	Grantee signature	Title
			Bureau Chief Office of General Counsel NYSDEC
Grantor signature	Title	Grantee signature	Title

Reminder: Did you complete all of the required information in Schedules A, B, and C? Are you required to complete Schedule D? If you checked *e*, *f*, or *g* in Schedule A, did you complete Form TP-584.1? Have you attached your check(s) made payable to the county clerk where recording will take place or, if the recording is in the New York City boroughs of Manhattan, Bronx, Brooklyn, or Queens, to the ***NYC Department of Finance***? If no recording is required, send your check(s), made payable to the ***Department of Taxation and Finance***, directly to the NYS Tax Department, RETT Return Processing, PO Box 5045, Albany NY 12205-5045.

ENVIRONMENTAL EASEMENT GRANTED PURSUANT TO ARTICLE 71, TITLE 36 OF THE NEW YORK STATE ENVIRONMENTAL CONSERVATION LAW

THIS INDENTURE made this 12th day of August, 2013 between Owner(s) New York State Electric & Gas Corporation, having an office at James A. Carrigg Center, 18 Link Drive, Binghamton, NY, 13902, County of Broome, State of New York (the "Grantor"), and The People of the State of New York (the "Grantee."), acting through their Commissioner of the Department of Environmental Conservation (the "Commissioner", or "NYSDEC" or "Department" as the context requires) with its headquarters located at 625 Broadway, Albany, New York 12233,

WHEREAS, the Legislature of the State of New York has declared that it is in the public interest to encourage the remediation of abandoned and likely contaminated properties ("sites") that threaten the health and vitality of the communities they burden while at the same time ensuring the protection of public health and the environment; and

WHEREAS, the Legislature of the State of New York has declared that it is in the public interest to establish within the Department a statutory environmental remediation program that includes the use of Environmental Easements as an enforceable means of ensuring the performance of operation, maintenance, and/or monitoring requirements and the restriction of future uses of the land, when an environmental remediation project leaves residual contamination at levels that have been determined to be safe for a specific use, but not all uses, or which includes engineered structures that must be maintained or protected against damage to perform properly and be effective, or which requires groundwater use or soil management restrictions; and

WHEREAS, the Legislature of the State of New York has declared that Environmental Easement shall mean an interest in real property, created under and subject to the provisions of Article 71, Title 36 of the New York State Environmental Conservation Law ("ECL") which contains a use restriction and/or a prohibition on the use of land in a manner inconsistent with engineering controls which are intended to ensure the long term effectiveness of a site remedial program or eliminate potential exposure pathways to hazardous waste or petroleum; and

WHEREAS, Grantor, is the owner of real property located at the address of 42 North Central Avenue in the City of Mechanicville, County of Saratoga and State of New York, known and designated on the tax map of the County Clerk of Saratoga as tax map parcel numbers: Section 262.53 Block 1 Lot 8, being the same as that property conveyed to Grantor by deed dated May 13, 1930 and recorded in the Saratoga County Clerk's Office in Instrument No. Book 361 of Deeds at Page 277. The property subject to this Environmental Easement (the "Controlled Property") comprises approximately 1.64 +/- acres, and is hereinafter more fully described in the Land Title Survey dated April 14, 2011 prepared by James F. Cook, PLS of C.T. Male Associates P.C., which will be attached to the Site Management Plan. The Controlled Property description is set forth in and attached hereto as Schedule A; and

WHEREAS, the Department accepts this Environmental Easement in order to ensure the protection of public health and the environment and to achieve the requirements for remediation established for the Controlled Property until such time as this Environmental Easement is extinguished pursuant to ECL Article 71, Title 36; and

NOW THEREFORE, in consideration of the mutual covenants contained herein and the terms and conditions of Order on Consent Index Number: D0-0002-9309, Grantor conveys to Grantee a permanent Environmental Easement pursuant to ECL Article 71, Title 36 in, on, over, under, and upon the Controlled Property as more fully described herein ("Environmental Easement")

1. Purposes. Grantor and Grantee acknowledge that the Purposes of this Environmental Easement are: to convey to Grantee real property rights and interests that will run with the land in perpetuity in order to provide an effective and enforceable means of encouraging the reuse and redevelopment of this Controlled Property at a level that has been determined to be safe for a specific use while ensuring the performance of operation, maintenance, and/or monitoring requirements; and to ensure the restriction of future uses of the land that are inconsistent with the above-stated purpose.

2. Institutional and Engineering Controls. The controls and requirements listed in the Department approved Site Management Plan ("SMP") including any and all Department approved amendments to the SMP are incorporated into and made part of this Environmental Easement. These controls and requirements apply to the use of the Controlled Property, run with the land, are binding on the Grantor and the Grantor's successors and assigns, and are enforceable in law or equity against any owner of the Controlled Property, any lessees and any person using the Controlled Property.

A. (1) The Controlled Property may be used for:

Commercial as described in 6 NYCRR Part 375-1.8(g)(2)(iii) and Industrial as described in 6 NYCRR Part 375-1.8(g)(2)(iv)

(2) All Engineering Controls must be operated and maintained as specified in the Site Management Plan (SMP);

(3) All Engineering Controls must be inspected at a frequency and in a manner defined in the SMP;

(4) Groundwater and other environmental or public health monitoring must be performed as defined in the SMP;

(5) Data and information pertinent to Site Management of the Controlled Property must be reported at the frequency and in a manner defined in the SMP;

(6) All future activities on the property that will disturb remaining contaminated material must be conducted in accordance with the SMP;

(7) Monitoring to assess the performance and effectiveness of the remedy must be performed as defined in the SMP;

(8) Operation, maintenance, monitoring, inspection, and reporting of any mechanical or physical components of the remedy shall be performed as defined in the SMP;

(9) Access to the site must be provided to agents, employees or other representatives of the State of New York with reasonable prior notice to the property owner to assure compliance with the restrictions identified by this Environmental Easement.

B. The Controlled Property shall not be used for Residential or Restricted Residential purposes as defined in 6NYCRR 375-1.8(g)(2)(i) and (ii), and the above-stated engineering controls may not be discontinued without an amendment or extinguishment of this Environmental Easement.

C. The SMP describes obligations that the Grantor assumes on behalf of Grantor, its successors and assigns. The Grantor's assumption of the obligations contained in the SMP which may include sampling, monitoring, and/or operating a treatment system, and providing certified reports to the NYSDEC, is and remains a fundamental element of the Department's determination that the Controlled Property is safe for a specific use, but not all uses. The SMP may be modified in accordance with the Department's statutory and regulatory authority. The Grantor and all successors and assigns, assume the burden of complying with the SMP and obtaining an up-to-date version of the SMP from:

Site Control Section
Division of Environmental Remediation
NYSDEC
625 Broadway
Albany, New York 12233
Phone: (518) 402-9553

D. Grantor must provide all persons who acquire any interest in the Controlled Property a true and complete copy of the SMP that the Department approves for the Controlled Property and all Department-approved amendments to that SMP.

E. Grantor covenants and agrees that until such time as the Environmental Easement is extinguished in accordance with the requirements of ECL Article 71, Title 36 of the ECL, the property deed and all subsequent instruments of conveyance relating to the Controlled Property shall state in at least fifteen-point bold-faced type:

This property is subject to an Environmental Easement held by the New York State Department of Environmental Conservation pursuant to Title 36 of Article 71 of the Environmental Conservation Law.

F. Grantor covenants and agrees that this Environmental Easement shall be incorporated in full or by reference in any leases, licenses, or other instruments granting a right to use the Controlled Property.

G. Grantor covenants and agrees that it shall annually, or such time as NYSDEC may allow, submit to NYSDEC a written statement by an expert the NYSDEC may find acceptable certifying under penalty of perjury, in such form and manner as the Department may require,

that:

(1) the inspection of the site to confirm the effectiveness of the institutional and engineering controls required by the remedial program was performed under the direction of the individual set forth at 6 NYCRR Part 375-1.8(h)(3).

(2) the institutional controls and/or engineering controls employed at such site:

(i) are in-place;

(ii) are unchanged from the previous certification, or that any identified changes to the controls employed were approved by the NYSDEC and that all controls are in the Department-approved format; and

(iii) that nothing has occurred that would impair the ability of such control to protect the public health and environment;

(3) the owner will continue to allow access to such real property to evaluate the continued maintenance of such controls;

(4) nothing has occurred that would constitute a violation or failure to comply with any site management plan for such controls;

(5 the report and all attachments were prepared under the direction of, and reviewed by, the party making the certification;

(6) to the best of his/her knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program, and generally accepted engineering practices; and

(7) the information presented is accurate and complete.

3. Right to Enter and Inspect. Grantee, its agents, employees, or other representatives of the State may enter and inspect the Controlled Property in a reasonable manner and at reasonable times to assure compliance with the above-stated restrictions.

4. Reserved Grantor's Rights. Grantor reserves for itself, its assigns, representatives, and successors in interest with respect to the Property, all rights as fee owner of the Property, including:

A. Use of the Controlled Property for all purposes not inconsistent with, or limited by the terms of, this Environmental Easement;

B. The right to give, sell, assign, or otherwise transfer part or all of the underlying fee interest to the Controlled Property, subject and subordinate to this Environmental Easement.

5. Enforcement

A. This Environmental Easement is enforceable in law or equity in perpetuity by Grantor, Grantee, or any affected local government, as defined in ECL Section 71-3603, against the owner of the Property, any lessees, and any person using the land. Enforcement shall not be defeated because of any subsequent adverse possession, laches, estoppel, or waiver. It is not a defense in any action to enforce this Environmental Easement that: it is not appurtenant to an interest in real property; it is not of a character that has been recognized traditionally at common law; it imposes a negative burden; it imposes affirmative obligations upon the owner of any interest in the burdened property; the benefit does not touch or concern real property; there is no privity of estate or of contract; or it imposes an unreasonable restraint on alienation.

B. If any person violates this Environmental Easement, the Grantee may revoke the Certificate of Completion with respect to the Controlled Property.

C. Grantee shall notify Grantor of a breach or suspected breach of any of the terms of this Environmental Easement. Such notice shall set forth how Grantor can cure such breach or suspected breach and give Grantor a reasonable amount of time from the date of receipt of notice in which to cure. At the expiration of such period of time to cure, or any extensions granted by Grantee, the Grantee shall notify Grantor of any failure to adequately cure the breach or suspected breach, and Grantee may take any other appropriate action reasonably necessary to remedy any breach of this Environmental Easement, including the commencement of any proceedings in accordance with applicable law.

D. The failure of Grantee to enforce any of the terms contained herein shall not be deemed a waiver of any such term nor bar any enforcement rights.

6. Notice. Whenever notice to the Grantee (other than the annual certification) or approval from the Grantee is required, the Party providing such notice or seeking such approval shall identify the Controlled Property by referencing the following information:

County, NYSDEC Site Number, NYSDEC Brownfield Cleanup Agreement, State Assistance Contract or Order Number, and the County tax map number or the Liber and Page or computerized system identification number.

Parties shall address correspondence to:

Site Number: 546033
Office of General Counsel
NYSDEC
625 Broadway
Albany, New York 12233-5500

With a copy to:

Site Control Section
Division of Environmental Remediation
NYSDEC
625 Broadway
Albany, NY 12233

All notices and correspondence shall be delivered by hand, by registered mail or by Certified mail and return receipt requested. The Parties may provide for other means of receiving and communicating notices and responses to requests for approval.

7. Recordation. Grantor shall record this instrument, within thirty (30) days of execution of this instrument by the Commissioner or her/his authorized representative in the office of the recording officer for the county or counties where the Property is situated in the manner prescribed by Article 9 of the Real Property Law.

8. Amendment. Any amendment to this Environmental Easement may only be executed by the Commissioner of the New York State Department of Environmental Conservation or the Commissioner's Designee, and filed with the office of the recording officer for the county or counties where the Property is situated in the manner prescribed by Article 9 of the Real Property [2/12]

Law.

9. Extinguishment. This Environmental Easement may be extinguished only by a release by the Commissioner of the New York State Department of Environmental Conservation, or the Commissioner's Designee, and filed with the office of the recording officer for the county or counties where the Property is situated in the manner prescribed by Article 9 of the Real Property Law.

10. Joint Obligation. If there are two or more parties identified as Grantor herein, the obligations imposed by this instrument upon them shall be joint and several.

IN WITNESS WHEREOF, Grantor has caused this instrument to be signed in its name.

New York State Electric & Gas Corporation:

By: _____

Print Name: Franklyn Reynolds

Title: Vice President – General Services

Date: 5-25-12

By: _____

Print Name: Tamara Feck

Title: Manager – Projects (Control)

Date: 5-23-12

Grantor's Acknowledgment

STATE OF NEW YORK)
) ss: (REYNOLDS)
COUNTY OF Monroe)

On the 25th day of May, in the year 2012, before me, the undersigned, personally appeared Franklyn Reynolds, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

Anna M Sabers
Notary Public - State of New York

ANNA M. SABERS
Notary Public, State of New York
No. 01SA6072590
Qualified in Monroe County
Commisson Expires April 08, 20 14

STATE OF NEW YORK)
) ss: (FECK)
COUNTY OF MONROE)

On the 23rd day of MAY, in the year 2012, before me, the undersigned, personally appeared Tamara Feck, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

Christina K Sardou
Notary Public - State of New York

CHRISTINA K. SARDOU
Notary Public, State of New York
Genesee County
Registration No. 01SA6015061
Commission Expires: October 19, 2014

THIS ENVIRONMENTAL EASEMENT IS HEREBY ACCEPTED BY THE PEOPLE OF THE STATE OF NEW YORK, Acting By and Through the Department of Environmental Conservation as Designee of the Commissioner,

BY: _____
Michael J. Ryan, Assistant Director
Division of Environmental Remediation

Grantee's Acknowledgment

STATE OF NEW YORK)
)
COUNTY OF ALBANY) SS:

On the 12th day of August, in the year 2013, before me, the undersigned, personally appeared Michael J. Ryan, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity as Designee of the Commissioner of the State of New York Department of Environmental Conservation, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

_____
Notary Public – State of New York

ANDREW O. GUGLIELMI
Notary Public - State of New York
No. 02GU6177593
Qualified in Albany County
My Commission Expires November 13, 2015

[2/12]

SCHEDULE "A" PROPERTY DESCRIPTION

All that certain tract, piece or parcel of land situate in the City of Mechanicville, County of Saratoga, State of New York, lying West of North Central Avenue, and being more particularly bounded and described as follows:

BEGINNING at the point of intersection of the division line between the lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the North and the lands now or formerly of Joseph L. Urbanski as described in Book 1587 of Deeds at Page 515 on the South with the Westerly street boundary of North Central Avenue and runs thence from said point of beginning along the above first mentioned division line North 77 deg. 09 min. 50 sec. West 97.41 feet to its point on intersection with the Easterly street boundary of East Way; thence along said Easterly street boundary North 02 deg. 40 min. 02 sec. West 30.81 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric & Gas Corporation on the East and the lands now or formerly of Paula Fiorino as described in Instrument No. 2007048534 on the West; thence along said division line North 15 deg. 02 min. 32 sec. East 102.42 feet to its point of intersection with the common division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the North and the said lands now or formerly of Paula Fiorino and lands now or formerly of Donald E. Horn and Cynthia A. Horn as described in Book 1521 of Deeds at Page 231 on the South; thence along said common division line North 67 deg. 39 min. 47 sec. West 170.94 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 361 of Deeds at Page 277 on the East and other lands now or formerly of New York State Electric and Gas Corporation as described in Book 1215 of Deeds at Page 248 on the West; thence along said division line North 12 deg. 55 min. 18 sec. East 125.34 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 1215 of Deeds at Page 248 on the South and other lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 on the North; thence along said division line in a Westerly direction along a curve to the left having a radius of 239.08 feet, an arc length of 243.85 feet and a chord bearing of South 80 deg. 32 min 15 sec. West 233.41 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 on the North and other lands now or formerly of New York State Electric and Gas Corporation as described in Instrument No. 2008029783 on the South; thence along said division line North 68 deg. 42 min. 39 sec. West 8.72 feet to its point of intersection with the division line between the said lands now or formerly of New York State Electric and Gas Corporation as described in Book 554 of Deeds at Page 75 and lands now or formerly of New York State Electric and Gas Corporation as described in Book 563 of Deeds at Page 408 on the Southeast and the lands now or formerly of Pan Am Southern, LLC as described in Instrument No. 2009015794 on the Northwest; thence along said division line in a Northeasterly direction along a curve to the right having a radius of 2,627.00 feet, an arc length of 141.56 feet and a chord bearing of North 24 deg. 59 min. 37 sec. East 141.55 feet to its point of intersection with the Southerly edge of water on the Anthony Kill (a.k.a. Tenandaho Creek) as field located on April 14, 2011; thence along said Southerly edge of water the following six (6) courses: 1) South 79 deg. 37 min.19 sec. East 133.75 feet to a point; 2) South 73 deg. 40 min. 15 sec. East 54.51 feet to a point; 3) South 85 deg. 53 min. 38 sec. East 63.47 feet to a point; 4) South 75 deg. 22 min. 53 sec. East 65.09 feet to a point; 5) South 72 deg. 02 min. 26 sec. East 59.84 feet to a point; and 6) South 83 deg. 51 min. 51 sec. East 26.32 feet to its point of intersection with the above first mentioned Westerly street boundary of North Central Avenue; thence along said above first mentioned Westerly street boundary the following 6 courses: 1) South 06 deg. 08 min 09 sec. West 6.15 feet to a point; 2) South 06 deg. 36 min 54 sec. West 90.47 feet to a point; 3) South 05 deg. 31 min. 09 sec. West 57.36 feet to a point; 4) South 02 deg. 32 min. 01 sec. West 59.44 feet to a point; 5) South 00 deg. 15 min. 12 sec. East 60.59 feet to a point; and 6) South 03 deg. 06 min. 23 sec. East 76.96 feet to the point or place of beginning and containing 1.64 acres of land more or less.

Saratoga County Clerk

40 McMaster Street, Ballston Spa, New York 12020
Phone (518) 885-2213

Receipt

Receipt Date: 09/20/2013 11:45:22 AM
RECEIPT # 2013211864090

Recording Clerk: LR
Cash Drawer: CASH1
Rec'd Frm: JANE BEALE NYSEG

Instr#: 2013039208
DOC: REGULAR EASEMENT
DEED STAMP: 1069
OR Party: NEW YORK STATE ELECTRIC AND
GAS CORPORATION
EE Party: NEW YORK STATE PEOPLE OF

Recording Fees	
Pages	$0.00
Cultural Ed	$0.00
Records Management - County	$0.00
Records Management - State	$0.00
Names	$0.00

Transfer Tax	
Transfer Tax	$0.00

DOCUMENT TOTAL:	---->	$0.00

Receipt Summary		
TOTAL RECEIPT:	---->	$0.00
TOTAL RECEIVED:	---->	$0.00
CASH BACK:	---->	$0.00