



Department of
Environmental
Conservation

FACT SHEET

Brownfield Cleanup Program

333 Grand Avenue
333 Grand Avenue
Johnson City, Broome
County

SITE No. C704062
NYSDEC REGION 7

May 2024

Where to Find Information

Access project documents through the DECinfo Locator and at this location:
<https://extapps.dec.ny.gov/data/DecDocs/C704062/>

Your Home Public Library
107 Main Street
Johnson City, NY 13790
(607) 797-4816

Who to Contact

Comments and questions are welcome and should be directed as follows:

Project-Related Questions
Michael Belveg, Project Manager
NYSDEC
5786 Widewaters Parkway
Syracuse, NY 13214
(315) 426-7446
Michael.Belveg@dec.ny.gov

Project-Related Health Questions
Christopher Budd
NYSDOH – BEEI
Empire State Plaza
Corning Tower Room 1787
Albany, NY 11237
(518) 402-1769
beei@health.ny.gov

For more information about New York's Brownfield Cleanup Program, visit:
<https://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

Report Recommends Cleanup of Brownfield Site Contamination

The New York State Department of Environmental Conservation (NYSDEC) is reviewing the Remedial Investigation Report for the 333 Grand Avenue site ("site") located at 333 Grand Avenue, Johnson City, Broome County. Please see the map below for the site location.

Remedial Investigation Report: The remedial investigation report describes the results of the site investigation and recommends developing a remedy to address onsite contamination. The report was submitted by Reagan Development Corporation ("applicant").

- Access the RIR and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C704062/>.
- The documents also are available at the location identified at left under "Where to Find Information."

Highlights of the Remedial Investigation Report: Semivolatile organic compounds (SVOCs) and metals were found in subsurface soils at concentrations above restricted residential-use soil cleanup objectives. The SVOCs and metals are present at depths up to 18 feet below grade and are likely the result of past site uses and historic fill, which is present throughout the site. Metals were found in groundwater at concentrations above NYS Class GA Groundwater Standards and Criteria. Volatile organic compounds were found in soil vapor.

Next Steps: NYSDEC will complete its review, make any necessary revisions and, if appropriate, approve the investigation report. The approved report will be made available to the public (see "Where to Find Information" at left). The applicant may then develop a cleanup plan, called a remedial action work plan. This plan describes how contamination will be addressed, with NYSDEC and NYSDOH overseeing the work. NYSDEC will present the draft cleanup plan to the public for review and comment during a 45-day comment period. NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

Site Description: The 4.12-acre site is comprised of two contiguous parcels known as 333 Grand Avenue and 154 Allen Street. The site is bordered on the west by commercial properties, on the east by vacant land and residential properties, on the south by Grand Ave, and on the north by an out-of-use commercial railroad. The site is currently vacant, with a perimeter chain-link fence and no buildings. Some asphalt paved areas and former concrete building slabs remain on the 333 Grand Avenue parcel.

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The 333 Grand Avenue parcel was used as a foundry until 1968 and a retail store until 2008. The 154 Allen Street parcel was historically residential and small business use. The site and surrounding areas receive drinking water from a municipal source.

The site is currently planned to be redeveloped into affordable housing. The anticipated cleanup standard is restricted residential to allow for multi-family housing.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C704062) at:

<https://extapps.dec.ny.gov/cfm/extapps/derexternal/index.cfm?pageid=3>

Brownfield Cleanup Program: New York's Brownfield Cleanup Program (BCP) encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses include recreation, housing, business or other uses. A brownfield site is any real property where a contaminant is present at levels exceeding the soil cleanup objectives or other health-based or environmental standards, criteria or guidance adopted by

DEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:

<https://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.

Stay Informed With DEC Delivers

Sign up to receive site updates by email:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

Note: Please disregard if you already have signed up and received this fact sheet electronically.

DECinfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites: <https://dec.ny.gov/maps/interactive-maps/decinfo-locator>




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Site Location



DATA SOURCES:
 Tax Parcel Outline: Broom County Parcel Mapper, 12/23/2021
 Basemap: Esri Community Maps Contributors, Binghamton University GIS, County of Broome, data.pa.gov, ©
 OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US
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0 25 50 100 Feet

 48 Springside Avenue Poughkeepsie, NY 12603 Office: 845.454.2544 Fax: 845.454.2655	SELECTED SITE FEATURES 333 GRAND AVENUE & 154 ALLEN STREET VILLAGE OF JOHNSON CITY BROOM COUNTY, NEW YORK	LEGEND  TAX PARCEL OUTLINE	PROJECT NO. 202110308	FIGURE 2
			DATE: 12/23/2021	SCALE: AS INDICATED
				PROJECTION: STATE PLANE NAD83 NY CTRL
			ALL LOCATIONS APPROXIMATE	



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Contact: Michael Belveg, 315-426-7446, and Michael.Belveg@dec.ny.gov