



**Department of  
Environmental  
Conservation**

**BROWNFIELD CLEANUP PROGRAM (BCP)  
APPLICATION TO AMEND BROWNFIELD  
CLEANUP AGREEMENT AND AMENDMENT**

**Please refer to the attached instructions for guidance on completing this application.**

Submission of a full BCP application will be required should this application be determined to be a major amendment. If the amendment seeks to add or subtract more than an insignificant acreage of property to the BCA, applicants are encouraged to consult with the DEC project team prior to submitting this application.

**PART I. BROWNFIELD CLEANUP AGREEMENT AMENDMENT APPLICATION**

1. Check the appropriate box(es) below based on the nature of the amendment modification(s) requested:

<input checked="" type="checkbox"/>	Amendment to modify the existing BCA (check one or more boxes below):
<input checked="" type="checkbox"/>	Add applicant(s)
<input type="checkbox"/>	Substitute applicant(s)
<input type="checkbox"/>	Remove applicant(s)
<input type="checkbox"/>	Change in name of applicant(s)
<input checked="" type="checkbox"/>	Amendment to reflect a transfer of title to all or part of the brownfield site:
	a. A copy of the recorded deed must be provided. Is this attached? <input checked="" type="radio"/> Yes <input type="radio"/> No
	b. <input checked="" type="checkbox"/> Change in ownership <input type="checkbox"/> Additional owner (such as a beneficial owner)
	c. Pursuant to 6 NYCRR Part 375-1.11(d), a Change of Use form should have been submitted prior to a transfer of ownership. If this has not yet been submitted, include the form with this application. Is this form attached? <input checked="" type="radio"/> Yes <input type="radio"/> No Submitted on: _____
<input checked="" type="checkbox"/>	Amendment to modify description of the property(ies) listed in the existing BCA
<input checked="" type="checkbox"/>	Amendment to expand or reduce property boundaries of the property(ies) listed in the existing BCA
<input type="checkbox"/>	Sites in Bronx, Kings, New York, Queens or Richmond Counties ONLY: amendment to request determination that the site is eligible for tangible property credit component of the brownfield redevelopment tax credit.
<input type="checkbox"/>	Other (explain in detail below)

2. REQUIRED: Please provide a brief narrative describing the specific requests included in this amendment: Please see the attached Exhibit labeled Part 1 for information on each of the amendment requests.

**SECTION I: CURRENT AGREEMENT INFORMATION**

*This section must be completed in full. Attach additional pages as necessary.*

BCP SITE NAME: Gateway Syracuse Apartments	BCP SITE NUMBER: C734167
NAME OF CURRENT APPLICANT(S): GW Syracuse LLC	
INDEX NUMBER OF AGREEMENT: C734167-11-24	DATE OF ORIGINAL AGREEMENT: 02/10/25
APPLICANT'S SIGNATORY: Christopher Geiger	

**SECTION II: NEW REQUESTOR INFORMATION**

*Complete this section only if adding new requestor(s) or the name of an existing requestor has changed.*

NAME: GW Almond Associates LLC			
ADDRESS: 2 Cooper Street PO Box 90708			
CITY/TOWN: Camden, NJ		ZIP CODE: 08102	
PHONE: (336) 314-9211	EMAIL: cbrookshire@tmo.com		
REQUESTOR CONTACT: Christopher Brookshire			
ADDRESS: PO Box 90708			
CITY/TOWN: Camden		ZIP CODE: 08102	
PHONE: (336) 314-9211	EMAIL: cbrookshire@tmo.com		
REQUESTOR'S CONSULTANT: CHA Consulting	CONTACT: Samantha Miller		
ADDRESS: 300 South State Street Suite 600			
CITY/TOWN: Syracuse		ZIP CODE: 13202	
PHONE: (315) 257-7154	EMAIL: smiller@chasolutions.com		
REQUESTOR'S ATTORNEY: Young Sommer LLC	CONTACT: Dean Sommer		
ADDRESS: 500 Federal Street, 5th Floor			
CITY/TOWN: Troy		ZIP CODE: 12180	
PHONE: (518) 441-5515	EMAIL: dsommer@youngsommer.com		
		<b>Y</b>	<b>N</b>
1. Is the requestor authorized to conduct business in New York State?		<input checked="" type="radio"/>	<input type="radio"/>
2. If the requestor is a corporation, LLC, LLP, or other entity requiring authorization from the NYS Department of State (NYSDOS) to conduct business in NYS, the requestor's name must appear exactly as given above in the NYSDOS Corporation & Business Entity Database. A print-out of entity information from the NYSDOS database must be submitted with this application. Is this print-out attached?		<input checked="" type="radio"/>	<input type="radio"/>
3. Requestor must submit proof that the party signing this application and amendment has the authority to bind the requestor. This would be documentation showing the authority to bind the requestor in the form of corporate organizational papers, a Corporate Resolution or an Operating Agreement or Resolution for an LLC. Is this proof attached?		<input checked="" type="radio"/>	<input type="radio"/>
4. If the requestor is an LLC, the names of the members/owners must be provided. Is this information attached?		N/A <input type="radio"/>	<input checked="" type="radio"/>
5. Describe the new requestor's relationship to all existing applicants: The prior applicant, GW Syracuse LLC, is a 30% owner of GW Almond Associates LLC			

**SECTION III: CURRENT PROPERTY OWNER/OPERATOR INFORMATION**

Complete this section only if a transfer of ownership has taken place. Attach additional pages if necessary.

Owner listed below is: <input type="radio"/> Existing Applicant <input checked="" type="radio"/> New Applicant <input type="radio"/> Non-Applicant		
OWNER'S NAME: GW Almond Associates LLC		CONTACT: Christopher Brookshire
ADDRESS: 28 Liberty Street		
CITY/TOWN: New York		ZIP CODE: 10005
PHONE: (336) 314-9211	EMAIL: cbrookshire@tmo.com	
OPERATOR: GW Almond Associates LLC		CONTACT: Christopher Brookshire
ADDRESS: 28 Liberty Street		
CITY/TOWN: New York		ZIP CODE: 10005
PHONE: (336) 314-9211	EMAIL: cbrookshire@tmo.com	

**SECTION IV: NEW REQUESTOR ELIGIBILITY INFORMATION**

Complete this section only if adding new requestor(s). Attach additional pages if necessary.

If answering "yes" to any of the following questions, please provide additional information as an attachment. Please refer to ECL § 27-1407 for details.

	Y	N
1. Are any enforcement actions pending against the requestor regarding this site?	<input type="radio"/>	<input checked="" type="radio"/>
2. Is the requestor presently subject to an existing order for the investigation, removal or remediation relating to contamination at the site?	<input type="radio"/>	<input checked="" type="radio"/>
3. Is the requestor subject to an outstanding claim by the Spill Fund for the site? Any questions regarding whether a party is subject to a spill claim should be discussed with the Spill Fund Administrator.	<input type="radio"/>	<input checked="" type="radio"/>
4. Has the requestor been determined in an administrative, civil or criminal proceeding to be in violation of (i) any provision of the subject law; (ii) any order or determination; (iii) any regulation implementing ECL Article 27 Title 14; or (iv) any similar statute or regulation of the state or federal government? If so, provide additional information as an attachment.	<input type="radio"/>	<input checked="" type="radio"/>
5. Has the requestor previously been denied entry to the BCP? If so, include information relative to the application, such as site name, address, DEC site number, reason for denial, and any other relevant information.	<input type="radio"/>	<input checked="" type="radio"/>
6. Has the requestor been found in a civil proceeding to have committed a negligent or intentionally tortious act involving the handling, storing, treating, disposing or transporting or contaminants?	<input type="radio"/>	<input checked="" type="radio"/>
7. Has the requestor been convicted of a criminal offense (i) involving the handling, storing, treating, disposing or transporting of contaminants; or (ii) that involves a violent felony, fraud, bribery, perjury, theft, or offense against public administration (as that term is used in Article 195 of the Penal Law) under federal law or the laws of any state?	<input type="radio"/>	<input checked="" type="radio"/>
8. Has the requestor knowingly falsified statements or concealed material facts in any matter within the jurisdiction of the Department, or submitted a false statement or made use of or made a false statement in connection with any document or application submitted to the Department?	<input type="radio"/>	<input checked="" type="radio"/>

SECTION IV: NEW REQUESTOR ELIGIBILITY INFORMATION (continued)		Y	N
9. Is the requestor an individual or entity of the type set forth in ECL 27-1407.9(f) that committed an act or failed to act, and such act or failure to act could be the basis for denial of a BCP application?	<input type="radio"/>	<input checked="" type="radio"/>	
10. Was the requestor's participation in any remedial program under DEC's oversight terminated by DEC or by a court for failure to substantially comply with an agreement or order?	<input type="radio"/>	<input checked="" type="radio"/>	
11. Are there any unregistered bulk storage tanks on-site which require registration?	<input type="radio"/>	<input checked="" type="radio"/>	
12. THE NEW REQUESTOR MUST CERTIFY THAT IT IS EITHER A PARTICIPANT OR VOLUNTEER IN ACCORDANCE WITH ECL § 27-1405(1) BY CHECKING ONE OF THE BOXES BELOW:			
<input type="radio"/> <b>PARTICIPANT</b> A requestor who either (1) was the owner of the site at the time of the disposal of contamination or (2) is otherwise a person responsible for the contamination, unless the liability arises solely as a result of ownership, operation of or involvement with the site subsequent to the disposal of contamination.	<input checked="" type="radio"/> <b>VOLUNTEER</b> A requestor other than a participant, including a requestor whose liability arises solely as a result of ownership, operation of or involvement with the site subsequent to the disposal of a hazardous waste or discharge of petroleum.  NOTE: By checking this box, a requestor whose liability arises solely as a result of ownership, operation of or involvement with the site certifies that they have exercised appropriate care with respect to the hazardous waste found at the facility by taking reasonable steps to: (i) stop any continuing discharge; (ii) prevent any threatened future release; (iii) prevent or limit human, environmental or natural resource exposure to any previously released hazardous waste.  <b>If a requestor's liability arises solely as a result of ownership, operation of or involvement with the site, they must submit a statement describing why they should be considered a volunteer – be specific as to the appropriate care taken.</b>		
13. If the requestor is a volunteer, is a statement describing why the requestor should be considered a volunteer attached?	<input type="radio"/> N/A	<input checked="" type="radio"/> Y	<input type="radio"/> N
14. Requestor's relationship to the property (check all that apply): <input type="checkbox"/> Prior Owner <input checked="" type="checkbox"/> Current Owner <input type="checkbox"/> Potential/Future Purchaser <input type="checkbox"/> Other: _____			
15. If the requestor is not the current site owner, proof of site access sufficient to complete the remediation must be submitted. Proof must show that the requestor will have access to the property before being added to the BCA and throughout the BCP project, including the ability to place an easement on the site. Is this proof attached?	<input type="radio"/> N/A	<input checked="" type="radio"/> Y	<input type="radio"/> N

**SECTION V: PROPERTY DESCRIPTION AND REQUESTED CHANGES**

Complete this section only if property is being added to or removed from the site, a lot merger or other change to site SBL(s) has occurred, or if modifying the site address for any reason.

1. Property information on current agreement (as modified by any previous amendments, if applicable):

ADDRESS: 701 East Fayette Street

CITY/TOWN: Syracuse

ZIP CODE: 13210

CURRENT PROPERTY INFORMATION

TOTAL ACREAGE OF CURRENT SITE:

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE
701-03 E. Fayette St & Almond St.	030	16	18.0	0.43

2. Requested change (check appropriate boxes below):

a. Addition of property (may require additional citizen participation depending on the nature of the expansion – see instructions)

PARCELS ADDED:

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE
706-08 Washington St & Almond St	030	16	02.0	0.07
712-16 E. Washington St	030	16	03.0	0.47
705 Fayette St	030	16	17.0	0.22

709 Fayette St. 030.-16-16.0 0.10 Acres TOTAL ACREAGE TO BE ADDED: 0.86

b. Reduction of property

PARCELS REMOVED:

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE

TOTAL ACREAGE TO BE REMOVED: \_\_\_\_\_

c. Change to SBL (e.g., lot merge, subdivision, address change)

NEW PROPERTY INFORMATION:

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE
709 East Fayette Street	030	16	03.1	1.29

3. TOTAL REVISED SITE ACREAGE: 1.29

4. For all changes requested in this section, documentation must be provided. Required attachments are listed in the application instructions. Is the required documentation attached?

Y <input checked="" type="radio"/>	N <input type="radio"/>
---------------------------------------	----------------------------

**SECTION V: PROPERTY DESCRIPTION AND REQUESTED CHANGES (continued)**

Complete this section for any addition of property. Use additional copies of this section as necessary.

## 5. Property information for parcels being added to the BCA

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE
705 Fayette Street East	030	16	17.0	0.22
CURRENT OWNER: GW Almond Associates LLC		CONTACT NAME: Michael Flanagan		
ADDRESS: 2 Cooper Street PO Box 90708				
CITY: Camden		STATE: NJ	ZIP: 08102	
PHONE: (856) 334-3049		EMAIL: mflanagan@tmo.com		
OWNERSHIP START DATE: 10/20/2025				
CURRENT OPERATOR: GW Almond Associates LLC		CONTACT NAME: Christopher Brookshire		
PHONE: (336) 314-9211		EMAIL: cbrookshire@tmo.com		
REQUESTOR RELATIONSHIP TO NEW PROPERTY (select from below)				
<input type="checkbox"/> PREVIOUS OWNER	<input checked="" type="checkbox"/> CURRENT OWNER	<input type="checkbox"/> POTENTIAL/FUTURE PURCHASER	<input type="checkbox"/> OTHER: _____	
<p>If the applicant is not the current owner of the property, documentation demonstrating site access (which includes the ability to place an environmental easement on the site) must be provided. If the applicant currently owns the property being added to the site, a copy of the deed must be included.</p> <p>IS PROOF OF ACCESS / OWNERSHIP ATTACHED?      <input checked="" type="radio"/> YES    <input type="radio"/> NO    <input type="radio"/> N/A</p>				

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE
709 Fayette Street	030.	16	16.0	0.10
CURRENT OWNER: GW Almond Associates LLC		CONTACT NAME: Michael Flanagan		
ADDRESS: 2 Cooper Street PO Box 90708				
CITY: Camden		STATE: NJ	ZIP: 08102	
PHONE: (856) 334-3049		EMAIL: mflanagan@tmo.com		
OWNERSHIP START DATE: 10/20/2025				
CURRENT OPERATOR: GW Almond Associates LLC		CONTACT NAME: Christopher Brookshire		
PHONE: (336) 314-9211		EMAIL: cbrookshire@tmo.com		
REQUESTOR RELATIONSHIP TO NEW PROPERTY (select from below)				
<input type="checkbox"/> PREVIOUS OWNER	<input checked="" type="checkbox"/> CURRENT OWNER	<input type="checkbox"/> POTENTIAL/FUTURE PURCHASER	<input type="checkbox"/> OTHER: _____	
<p>If the applicant is not the current owner of the property, documentation demonstrating site access (which includes the ability to place an environmental easement on the site) must be provided. If the applicant currently owns the property being added to the site, a copy of the deed must be included.</p> <p>IS PROOF OF ACCESS / OWNERSHIP ATTACHED?      <input checked="" type="radio"/> YES    <input type="radio"/> NO    <input type="radio"/> N/A</p>				

## 6. Data supporting the addition of property to the site must be included. Please refer to the instructions for a list of required tables and figures.

ARE THE REQUIRED FIGURES AND TABLES ATTACHED?

YES     NO     N/A (land being added has been merged with an existing BCP lot and the applicant is not seeking to add more than an insignificant acreage of property to the BCA)

**SECTION V: PROPERTY DESCRIPTION AND REQUESTED CHANGES (continued)**

Complete this section for any addition of property. Use additional copies of this section as necessary.

## 5. Property information for parcels being added to the BCA

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE
712-16 Washington St E	030	16	03.0	0.47
CURRENT OWNER: GW Almond Associates LLC		CONTACT NAME: Michael Flanagan		
ADDRESS: 2 Cooper Street PO Box 90708				
CITY: Camden		STATE: NJ	ZIP: 08102	
PHONE: (856) 334-3049		EMAIL: mflanagan@tmo.com		
OWNERSHIP START DATE: 10/20/2025				
CURRENT OPERATOR: GW Almond Associates LLC		CONTACT NAME: Christopher Brookshire		
PHONE: (336) 314-9211		EMAIL: cbrookshire@tmo.com		
REQUESTOR RELATIONSHIP TO NEW PROPERTY (select from below)				
<input type="checkbox"/> PREVIOUS OWNER	<input checked="" type="checkbox"/> CURRENT OWNER	<input type="checkbox"/> POTENTIAL/FUTURE PURCHASER	<input type="checkbox"/> OTHER: _____	
<p>If the applicant is not the current owner of the property, documentation demonstrating site access (which includes the ability to place an environmental easement on the site) must be provided. If the applicant currently owns the property being added to the site, a copy of the deed must be included.</p> <p>IS PROOF OF ACCESS / OWNERSHIP ATTACHED?      <input checked="" type="radio"/> YES    <input type="radio"/> NO    <input type="radio"/> N/A</p>				

PARCEL ADDRESS	SECTION	BLOCK	LOT	ACREAGE
706-08 Washington St E	030.	16	02.0	0.07
CURRENT OWNER: GW Almond Associates LLC		CONTACT NAME: Michael Flanagan		
ADDRESS: 2 Cooper Street PO Box 90708				
CITY: Camden		STATE: NJ	ZIP: 08102	
PHONE: (856) 334-3049		EMAIL: mflanagan@tmo.com		
OWNERSHIP START DATE: 10/20/2025				
CURRENT OPERATOR: GW Almond Associates LLC		CONTACT NAME: Christopher Brookshire		
PHONE: (336) 314-9211		EMAIL: cbrookshire@tmo.com		
REQUESTOR RELATIONSHIP TO NEW PROPERTY (select from below)				
<input type="checkbox"/> PREVIOUS OWNER	<input checked="" type="checkbox"/> CURRENT OWNER	<input type="checkbox"/> POTENTIAL/FUTURE PURCHASER	<input type="checkbox"/> OTHER: _____	
<p>If the applicant is not the current owner of the property, documentation demonstrating site access (which includes the ability to place an environmental easement on the site) must be provided. If the applicant currently owns the property being added to the site, a copy of the deed must be included.</p> <p>IS PROOF OF ACCESS / OWNERSHIP ATTACHED?      <input checked="" type="radio"/> YES    <input type="radio"/> NO    <input type="radio"/> N/A</p>				

## 6. Data supporting the addition of property to the site must be included. Please refer to the instructions for a list of required figures and tables.

ARE THE REQUIRED FIGURES AND TABLES ATTACHED?

YES     NO     N/A (land being added has been merged with an existing BCP lot and the applicant is not seeking to add more than an insignificant acreage of property to the BCA)

**PART II. BROWNFIELD CLEANUP PROGRAM AMENDMENT**

**EXISTING AGREEMENT INFORMATION**

BCP SITE NAME: Gateway Syracuse Apartments	BCP SITE NUMBER: C734167
NAME OF CURRENT APPLICANT(S): GW Syracuse LLC	
INDEX NUMBER OF AGREEMENT: C734167-11-24	DATE OF ORIGINAL AGREEMENT: 02/10/25

**Declaration of Amendment:**

By the requestor(s) and/or applicant(s) signature(s) below, and subsequent signature by the Department, the above application to amend the Brownfield Cleanup Agreement described above is hereby approved. This Amendment is made in accordance with and subject to all of the BCA and all applicable guidance, regulations and state laws applicable thereto. All other substantive and procedural terms of the Agreement will remain unchanged and in full force and effect regarding the parties to the Agreement.

Nothing contained herein constitutes a waiver by the Department or the State of New York of any rights held in accordance with the Agreement or any applicable state and/or federal law or a release for any party from obligations held under the Agreement or those same laws.

**STATEMENT OF CERTIFICATION AND SIGNATURES: NEW REQUESTOR**

*Complete the appropriate section (individual or entity) below only if this Amendment adds a new requestor. Attach additional pages as needed.*

(Individual)

I hereby affirm that the information provided on this form and its attachments is true and complete to the best of my knowledge and belief. I am aware that any false statement made herein is punishable as a Class A misdemeanor pursuant to section 210.45 of the Penal Law. My signature below constitutes the requisite approval for the amendment to the BCA Application, which will be effective upon signature by the Department.

Date: \_\_\_\_\_ Signature: \_\_\_\_\_

Print Name: \_\_\_\_\_

(Entity)

I hereby affirm that I am Vice President (title) of GW Almond Associates LLC (entity); that I am authorized by that entity to make this application; that this application was prepared by me or under my supervision and direction; and that information provided on this form and its attachments is true and complete to the best of my knowledge and belief. I am aware that any false statement made herein is punishable as a Class A misdemeanor pursuant to Section 210.45 of the Penal Law.

Michael Flanagan signature below constitutes the requisite approval for the amendment to the BCA Application, which will be effective upon signature by the Department.

Date: 1/24/26 Signature: \_\_\_\_\_

Print Name: Michael Flanagan

**STATEMENT OF CERTIFICATION AND SIGNATURES, EXISTING APPLICANT(S)**

*An authorized representative of each applicant must complete and sign the appropriate section (individual or entity) below. Attach additional pages as needed.*

**(Individual)**

I hereby affirm that I am a party to the Brownfield Cleanup Agreement and/or Application referenced in Section I above and that I am aware of this Application for an Amendment to that Agreement and/or Application. My signature below constitutes the requisite approval for the amendment to the BCA Application, which will be effective upon signature by the Department.

Date: \_\_\_\_\_ Signature: \_\_\_\_\_

Print Name: \_\_\_\_\_

**(Entity)**

I hereby affirm that I am Owner (title) of GW Syracuse LLC (entity) which is a party to the Brownfield Cleanup Agreement and/or Application referenced in Section I above and that I am aware of this Application for an Amendment to that Agreement and/or Application. Christopher Geiger signature below constitutes the requisite approval for the amendment to the BCA Application, which will be effective upon signature by the Department.

Date: 1/20/2024 Signature: 

Print Name: Christopher Geiger

**PLEASE SEE THE FOLLOWING PAGE FOR SUBMITTAL INSTRUCTIONS**

**REMAINDER OF THIS AMENDMENT WILL BE COMPLETED SOLELY BY THE DEPARTMENT**

Status of Agreement:

<input type="checkbox"/> <b>PARTICIPANT</b> A requestor who either (1) was the owner of the site at the time of the disposal of contamination or (2) is otherwise a person responsible for the contamination, unless the liability arises solely as a result of ownership, operation of or involvement with the site subsequent to the disposal of contamination.	<input checked="" type="checkbox"/> <b>VOLUNTEER</b> A requestor other than a participant, including a requestor whose liability arises solely as a result of ownership, operation of or involvement with the site subsequent to the contamination.
--	--

Effective Date of the Original Agreement: 02/10/25

Signature by the Department:

DATED: 3/20/26

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION

By:

  
 Janet E. Brown, Assistant Director  
 Division of Environmental Remediation