



**Department of
Environmental
Conservation**

KATHY HOCHUL
Governor

AMANDA LEFTON
Commissioner

March 5, 2026

Michael Roux
10 Flint Street LLC
209 Shafter Street
Islandia, New York 11749

Re: Community Participation Plan
5 Flint Street Site
Site No.: C828162B
City of Rochester, Monroe (C)

Dear Mr. Roux:

The New York State Department of Environmental Conservation (Department) has completed a review of the October 2025 Community Participation Plan (CPP) for the 5 Flint Street site (Site) located in the City of Rochester. Based on the information presented in the CPP, the CPP is approved.

Please place a copy of the approved CPP in the document repositories within 1 week of the date of this letter and provide electronic notification to the Department the task has been completed.

NYSDEC seeks to resolve outstanding differences in a mutually agreeable manner which addresses the requirements of the Brownfield Cleanup Agreement, Part 375, and all applicable laws, regulations, and guidance. If you or your technical team have any questions or concerns regarding this request, please contact me via email at charlotte.theobald@dec.ny.gov or at 585-226-5354. If your legal team have any questions or concerns regarding this request, please feel free to contact Deborah Gorman via e-mail at Deborah.Gorman@dec.ny.gov or at 518-402-9525 and Kyle Pero at kyle.pero@dec.ny.gov.

Sincerely,

Charlotte B. Theobald
Assistant Engineer

ec:

Noelle Clark (Roux Environmental Engineering & Geology, D.P.C.)
Ian Reed (Roux Associates, Inc.)
Eric Runstrom (Roux Associates, Inc.)
Michael Hecker (Hodgson Russ LLP)
Justin Deming (NYSDOH)
Julia Kenney (NYSDOH)
Christopher Budd (NYSDOH)
Starr O'Neil (MCHD)
Dr. Velez De Brown (MCHD)
Kyle Pero (NYSDEC)

Deborah Gorman (NYSDEC)
David Pratt (NYSDEC)
Michael Ormanoski (NYSDEC)



Department of
Environmental
Conservation

Brownfield Cleanup Program

Community Participation Plan for 5 Flint Street

October 2025

**C828162B
5 Flint Street
City of Rochester
Monroe, New York**

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Note: The information presented in this Community Participation Plan was current as of the date of its approval by the New York State Department of Environmental Conservation. Portions of this Community Participation Plan may be revised during the site's investigation and cleanup process.

Applicant: **5 Flint Street LLC (“Applicant”)**
Site Name: **5 Flint Street (“Site”)**
Site Address: **5 Flint Street, Rochester, NY**
Site County: **Monroe County**
Site Number: **C828162B**

1. What is New York’s Brownfield Cleanup Program?

New York’s Brownfield Cleanup Program (BCP) works with private developers to encourage the voluntary cleanup of contaminated properties known as “brownfields” so that they can be reused and developed. These uses include recreation, housing, and business.

A *brownfield* is any real property that is difficult to reuse or redevelop because of the presence or potential presence of contamination. A brownfield typically is a former industrial or commercial property where operations may have resulted in environmental contamination. A brownfield can pose environmental, legal, and financial burdens on a community. If a brownfield is not addressed, it can reduce property values in the area and affect economic development of nearby properties.

The BCP is administered by the New York State Department of Environmental Conservation (NYSDEC) which oversees Applicants who conduct brownfield site investigation and cleanup activities. An Applicant is a person who has requested to participate in the BCP and has been accepted by NYSDEC. The BCP contains investigation and cleanup requirements, ensuring that cleanups protect public health and the environment. When NYSDEC certifies that these requirements have been met, the property can be reused or redeveloped for the intended use.

For more information about the BCP, go online at: <https://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>.

2. Community Participation Activities

Why NYSDEC Involves the Public and Why It Is Important

NYSDEC involves the public to improve the process of investigating and cleaning up contaminated sites, and to enable communities to participate more fully in decisions that affect their health, environment, and social well-being. NYSDEC provides opportunities for public involvement and encourages early two-way communication with communities before decision makers form or adopt final positions.

Involving communities affected and interested in site investigation and cleanup programs is important for many reasons. These include:

- Promoting the development of timely, effective site investigation and cleanup programs that protect public health and the environment
- Improving public access to, and understanding of, issues and information related to a particular site and that site's investigation and cleanup process
- Providing communities with early and continuing opportunities to participate in NYSDEC's site investigation and cleanup process
- Ensuring that NYSDEC makes site investigation and cleanup decisions that benefit from input that reflects the interests and perspectives found within the affected community
- Encouraging dialogue to promote the exchange of information among the affected/interested public, State agencies, and other interested parties that strengthens trust among the parties, increases understanding of site and community issues and concerns, and improves decision making.

This Community Participation (CP) Plan provides information about how NYSDEC will inform and involve the public during the investigation and cleanup of the site identified above. The public information and involvement program will be carried out with assistance, as appropriate, from the Applicant.

Project Contacts

Appendix A identifies NYSDEC project contact(s) to whom the public should address questions or request information about the site's investigation and cleanup program. The public's suggestions about this CP Plan and the CP program for the site are always welcome. Interested people are encouraged to share their ideas and suggestions with the project contacts at any time.

Locations of Reports and Information

The locations of the reports and information related to the site's investigation and cleanup program also are identified in Appendix A. These locations provide convenient access to important project documents for public review and comment. Some documents may be placed on the NYSDEC web site. If this occurs, NYSDEC will inform the public in fact sheets distributed about the site and by other means, as appropriate.

Site Contact List

Appendix B contains the site contact list. This list has been developed to keep the community informed about, and involved in, the site's investigation and cleanup process. The site contact list will be used periodically to distribute fact sheets that provide updates about the status of the project. These will include notifications of upcoming activities at the site (such as fieldwork), as well as availability of project documents and announcements about public comment periods.

The site contact list includes, at a minimum:

- Chief executive officer and planning board chairperson of each county, city, town and village in which the site is located;
- Residents, owners, and occupants of the site and properties adjacent to the site;
- The public water supplier which services the area in which the site is located;
- Any person who has requested to be placed on the site contact list;
- The administrator of any school or day care facility located on or near the site for purposes of posting and/or dissemination of information at the facility;
- Location(s) of reports and information.

The site contact list will be reviewed periodically and updated as appropriate. Individuals and organizations will be added to the site contact list upon request. Such requests should be submitted to the NYSDEC project contact(s) identified in Appendix A. Other additions to the site contact list may be made at the discretion of the NYSDEC project manager, in consultation with other NYSDEC staff as appropriate.

Note: The first site fact sheet (usually related to the draft Remedial Investigation Work Plan) is distributed both by paper mailing through the postal service and through DEC Delivers, its email listserv service. The fact sheet includes instructions for signing up with the appropriate county listserv to receive future notifications about the site. See <https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>.

Subsequent fact sheets about the site will be distributed exclusively through the listserv, except for households without internet access that have indicated the need to continue to receive site information in paper form. Please advise the NYSDEC site project manager identified in Appendix A if that is the case. Paper mailings may continue during the investigation and cleanup process for some sites, based on public interest and need.

CP Activities

The table at the end of this section identifies the CP activities, at a minimum, that have been and will be conducted during the site's investigation and cleanup program. The flowchart in Appendix D shows how these CP activities integrate with the site investigation

and cleanup process. The public is informed about these CP activities through fact sheets and notices distributed at significant points during the program. Elements of the investigation and cleanup process that match up with the CP activities are explained briefly in Section 5.

- **Notices and fact sheets** help the interested and affected public to understand contamination issues related to a site, and the nature and progress of efforts to investigate and clean up a site.
- **Public forums, comment periods and contact with project managers** provide opportunities for the public to contribute information, opinions and perspectives that have potential to influence decisions about a site's investigation and cleanup.

The public is encouraged to contact project staff at any time during the site's investigation and cleanup process with questions, comments, or requests for information.

This CP Plan may be revised due to changes in major issues of public concern identified in Section 3 or in the nature and scope of investigation and cleanup activities. Modifications may include additions to the site contact list and changes in planned community participation activities.

Technical Assistance Grant

NYSDEC must determine if the site poses a significant threat to public health or the environment. This determination generally is made using information developed during the investigation of the site, as described in Section 5.

If the site is determined to be a significant threat, a qualifying community group may apply for a Technical Assistance Grant (TAG). The purpose of a TAG is to provide funds to the qualifying group to obtain independent technical assistance. This assistance helps the TAG recipient to interpret and understand existing environmental information about the nature and extent of contamination related to the site and the development/implementation of a remedy.

An eligible community group must certify that its membership represents the interests of the community affected by the site, and that its members' health, economic well-being or enjoyment of the environment may be affected by a release or threatened release of contamination at the site.

As of the date the declaration (page 2) was signed by the NYSDEC project manager, it has been determined that the site poses a significant threat.

To verify the significant threat status of the site, the interested public may contact the NYSDEC project manager identified in Appendix A.

For more information about TAGs, go online at <https://dec.ny.gov/regulatory/regulations/technical-assistance-grant-tag-guidance-handbook-der-14>

Note: The table identifying the community participation activities related to the site's investigation and cleanup program follows on the next page:

Community Participation Activities	Timing of CP Activity(ies)
Application Process:	
<ul style="list-style-type: none"> • Prepare site contact list • Establish document repository(ies) 	At time of preparation of application to participate in the BCP.
<ul style="list-style-type: none"> • Publish notice in Environmental Notice Bulletin (ENB) announcing receipt of application and 30-day public comment period • Publish above ENB content in local newspaper • Mail above ENB content to site contact list • Conduct 30-day public comment period 	When NYSDEC determines that BCP application is complete. The 30-day public comment period begins on date of publication of notice in ENB. End date of public comment period is as stated in ENB notice. Therefore, ENB notice, newspaper notice, and notice to the site contact list should be provided to the public at the same time.
After Execution of Brownfield Site Cleanup Agreement (BCA):	
<ul style="list-style-type: none"> • Prepare Community Participation (CP) Plan 	Before start of Remedial Investigation Note: Applicant must submit CP Plan to NYSDEC for review and approval within 20 days of the effective date of the BCA.
Before NYSDEC Approves Remedial Investigation (RI) Work Plan:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list about proposed RI activities and announcing 30-day public comment period about draft RI Work Plan • Conduct 30-day public comment period 	Before NYSDEC approves RI Work Plan. If RI Work Plan is submitted with application, public comment periods will be combined and public notice will include fact sheet. Thirty-day public comment period begins/ends as per dates identified in fact sheet.
After Applicant Completes Remedial Investigation:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list that describes RI results 	Before NYSDEC approves RI Report
Before NYSDEC Approves Remedial Work Plan (RWP):	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list about draft RWP and announcing 45-day public comment period • Public meeting by NYSDEC about proposed RWP (if requested by affected community or at discretion of NYSDEC project manager) • Conduct 45-day public comment period 	Before NYSDEC approves RWP. Forty-five day public comment period begins/ends as per dates identified in fact sheet. Public meeting would be held within the 45-day public comment period.
Before Applicant Starts Cleanup Action:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list that describes upcoming cleanup action 	Before the start of cleanup action.
After Applicant Completes Cleanup Action:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list that announces that cleanup action has been completed and that NYSDEC is reviewing the Final Engineering Report • Distribute fact sheet to site contact list announcing NYSDEC approval of Final Engineering Report and issuance of Certificate of Completion (COC) 	At the time the cleanup action has been completed. Note: The two fact sheets are combined when possible if there is not a delay in issuing the COC.

3. Major Issues of Public Concern

This section of the CP Plan identifies major issues of public concern that relate to the site. Additional major issues of public concern may be identified during the course of the site's investigation and cleanup process.

5 Flint Street LLC intends to perform the required BCP Site remediation to create a property suitable for future redevelopment and reuse. The project will result in the redevelopment and reuse of an environmentally impaired property as described in the City of Rochester master development plan for the Vacuum Oil Brownfield Opportunity Area.

A portion of the Genesee Riverway Trail will be closed during phases of the remedial work, including demolition of the on-site building. Temporary fencing and rerouting signs will be deployed in the morning prior to the start of work and will be removed at the end of the workday allowing public access to the bike path.

Contaminants can become airborne during investigation and cleanup activities. Testing will be performed during these activities to measure the level of contaminants in the air. Action will be taken if the levels get too high.

4. Site Information

Appendix C contains a map identifying the location of the site.

Site Description

- **Location:** 5 Flint Street in Rochester, New York (the "Site");
- **Setting:** Urban Land
- **Site size:** 1.61 acres
- **Adjacent properties:** Mix of residential, commercial, and light industrial properties. Portions of adjacent properties are vacant. The Genesee River is present to the east of the site. The Flint Street Right-of-Way is also present along the northern boundary of the site.

History of Site Use, Investigation, and Cleanup

The Site, along with several nearby pieces of land, were part of the former Vacuum Oil Company refinery. This area was vacant until around 1875 when the Vacuum Oil Company bought the land and built various buildings for their refinery. The Site was originally a shipping yard for moving raw materials in and finished products out by train. It specifically helped with making and storing barrels and staves (flat wooden pieces that form the sides of a barrel) for barrels. The refinery operated until about 1935 and, by then, most of the Site was filled with buildings like a barrel

factory, a drum washing and storage building, a paint shop, and other storage structures.

Over time, the Vacuum Oil Company became part of Exxon Mobil Corporation. After the Vacuum Oil Company stopped operations, the Site was sold several times. There were different owners, including Rochester Distilling Co., Rochester Scrap Baling Corp., and George M. Clancy Carting Co. From 1980 until a date that isn't clear, the Site was used for storing hazardous materials by R&K Services and/or Kneppar Resource Recovery. Other uses of the Site included food warehousing and distribution, an electrical equipment business, and a photographic studio. Right now, the land is mostly undeveloped, just having a three-story brick building on one end that has been vacant for an unknown period.

In 2001, the New York State Department of Environmental Conservation (NYSDEC) investigated a 24-acre part of the former Vacuum Oil facility near Flint St. Starting in 2008, NYSDEC worked with Exxon Mobil Corporation to investigate environmental conditions at the Site and nearby areas. The Site, along with nearby 15 Flint Street, was entered into the Brownfield Cleanup Program in June 2010, by One Flint Street, LLC (the owners at that time). Investigations took place between 2014 and 2020, and in March 2021, a report was submitted for cleanup, but it was not approved by NYSDEC. The cleanup agreement with One Flint Street, LLC was later ended. On August 31, 2023, Exxon Mobil Corporation bought the Site. Environmental investigations showed various substances in the soil and groundwater, including volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), and metals like arsenic, barium, lead, and mercury. These contaminants were found in the soil at levels higher than what is acceptable for multi-family residential use. In groundwater, VOCs, SVOCs, and metals were found at levels above groundwater standards, and some areas had limited liquid petroleum.

The Site is part of a larger area called the City Vacuum Oil - South Genesee River Corridor Brownfield Opportunity Area (BOA), which is managed by the New York State Department of State. The BOA program helps plan and implement projects to revitalize the area. This project involves the community, gathering ideas from local residents and business owners to shape the development plans. Public involvement is key to making sure the planning works well and meets the community's needs. So far, the BOA Master Plans include ideas for mixed-use development, waterfront improvements, and redeveloping commercial and housing areas. In 2015, the City of Rochester received funding to continue working on these plans and improve them based on new studies.

5. Investigation and Cleanup Process

Application

The Applicant has applied for and been accepted into New York's Brownfield Cleanup Program as a **Volunteer**. This means that the Applicant was not responsible for the disposal or discharge of the contaminants or whose ownership or operation of the site took place after the discharge or disposal of contaminants. The Volunteer must fully characterize the nature and extent of contamination onsite, and must conduct a "qualitative exposure assessment," a process that characterizes the actual or potential

exposures of people, fish and wildlife to contaminants on the site and to contamination that has migrated from the site.

The Applicant in its Application proposes that the site will be used for **restricted residential** purposes.

To achieve this goal, the Applicant will conduct **cleanup** activities at the site with oversight provided by NYSDEC. The Brownfield Cleanup Agreement executed by NYSDEC and the Applicant sets forth the responsibilities of each party in conducting these activities at the site.

Remedy Selection

When the investigation of the site has been determined to be complete, the project likely would proceed in one of two directions:

1. The Applicant may recommend in its investigation report that no action is necessary at the site. In this case, NYSDEC would make the investigation report available for public comment for 45 days. NYSDEC then would complete its review, make any necessary revisions, and, if appropriate, approve the investigation report. NYSDEC would then issue a “Certificate of Completion” (described below) to the Applicant.

or

2. The Applicant may recommend in its investigation report that action needs to be taken to address site contamination. After NYSDEC approves the investigation report, the Applicant may then develop a cleanup plan, officially called a “Remedial Work Plan”. The Remedial Work Plan describes the Applicant’s proposed remedy for addressing contamination related to the site.

When the Applicant submits a draft Remedial Work Plan for approval, NYSDEC would announce the availability of the draft plan for public review during a 45-day public comment period. The Remedial Work Plan, identified as the Remedial Alternatives Analysis Report was dated February 24, 2025, and underwent the 45-day public comment period from August 21, 2024, through October 5, 2024.

Cleanup Action

NYSDEC will consider public comments, and revise the draft cleanup plan if necessary, before approving the proposed remedy. The New York State Department of Health (NYSDOH) must concur with the proposed remedy. After approval, the proposed remedy becomes the selected remedy. The selected remedy is formalized in the site Decision Document.

The Applicant may then design and perform the cleanup action to address the site contamination. NYSDEC and NYSDOH oversee the activities. When the Applicant completes cleanup activities, it will prepare a final engineering report that certifies that cleanup requirements have been achieved or will be achieved within a specific time frame. NYSDEC will review the report to be certain that the cleanup is protective of public health and the environment for the intended use of the site.

Certificate of Completion

When NYSDEC is satisfied that cleanup requirements have been achieved or will be achieved for the site, it will approve the final engineering report. NYSDEC then will issue a Certificate of Completion (COC) to the Applicant. The COC states that cleanup goals have been achieved, and relieves the Applicant from future liability for site-related contamination, subject to certain conditions. The Applicant would be eligible to redevelop the site after it receives a COC.

Site Management

The purpose of site management is to ensure the safe reuse of the property if contamination will remain in place. Site management is the last phase of the site cleanup program. This phase begins when the COC is issued. Site management incorporates any institutional and engineering controls required to ensure that the remedy implemented for the site remains protective of public health and the environment. All significant activities are detailed in a Site Management Plan.

An *institutional control* is a non-physical restriction on use of the site, such as a deed restriction that would prevent or restrict certain uses of the property. An institutional control may be used when the cleanup action leaves some contamination that makes the site suitable for some, but not all uses.

An *engineering control* is a physical barrier or method to manage contamination. Examples include: caps, covers, barriers, fences, and treatment of water supplies.

Site management also may include the operation and maintenance of a component of the remedy, such as a system that pumps and treats groundwater. Site management continues until NYSDEC determines that it is no longer needed.

**Appendix A -
Project Contacts and Locations of Reports and Information**

Project Contacts

For information about the site's investigation and cleanup program, the public may contact any of the following project staff:

New York State Department of Environmental Conservation (NYSDEC):

Ms. Charlotte Theobald
Project Manager
NYSDEC Region 8
Division of Environmental Remediation
6274 East Avon-Lima Rd.,
Avon, NY 14414-9519
(585) 226-5354
charlotte.theobald@dec.ny.gov

Ms. Andrea Pedrick-Bird
Regional Citizen Participation Specialist
NYSDEC Region 8
6274 East Avon-Lima Rd.,
Avon, NY 14414-9519
(585) 226-5363
andrea.pedrick@dec.ny.gov

New York State Department of Health (NYSDOH):

Mr. Christopher Budd
Public Health Specialist
Bureau of Env. Exposure Investigation
NYSDOH
Empire State Plaza,
Corning Tower, Room 1787
Albany, New York 12237
BEEI@health.ny.gov
(518) 402-1769

Locations of Reports and Information

The facilities identified below are being used to provide the public with convenient access to important project documents:

Phillis Wheatley Library
33 Dr. Samuel McCree Way
Rochester, NY
Attn: Lori Frankunas
Branch Manager/Teen Services/Media Librarian
Phone: 585-428-8213
Hours: Mon. and Wed., 11:00 AM – 7:00 PM
Tue. and Thur., 11:00 AM – 6:00 PM
Fri., 11:00 AM – 5:00 PM Sat., 11:00 AM – 2:00
PM Sun., Closed.
Fri., 11:00 AM – 5:00 PM Sat., 11:00 AM – 2:00
PM Sun., Closed.

NYSDEC Region 8
6274 East Avon-Lima Rd.,
Avon, NY 14414-9519
Attn: Charlotte Theobald
Phone: (585) 226-5354
Please call for appointment

Appendix B - Site Contact List

Monroe County, City of Rochester Contacts

Adam J. Bello (Monroe County: County Executive) 110 County Office Building 39 W. Main St. Rochester, NY 14614	William Santos (Monroe County: Planning Board Chairman) City Place 50 West Main Street Suite 1150 Rochester, New York 14614
Mayor Malik D. Evans (CEO City of Rochester) City Hall, Room 307A 30 Church St. Rochester NY 14614	David Watson (Rochester, NY: Planning Board Chairman) P.O. Box 65 15 Tobacco Road Accord, NY 12404

Residents, owners, and occupants of the property and adjacent properties.

Property Owner/Property Occupant	Postal Address	Property Address
City of Rochester	30 Church St Rm 125B Rochester, NY 14614	13 Cottage St Rochester, NY 14608
City of Rochester	30 Church St Rm 125B Rochester, NY 14614	10 Flint St Rochester, NY 14608
City of Rochester	30 Church St Rm 125B Rochester, NY 14614	102 Violetta St Rochester, NY 14608
City of Rochester	30 Church St Rm 125B Rochester, NY 14614	940 Exchange St Rochester, NY 14608

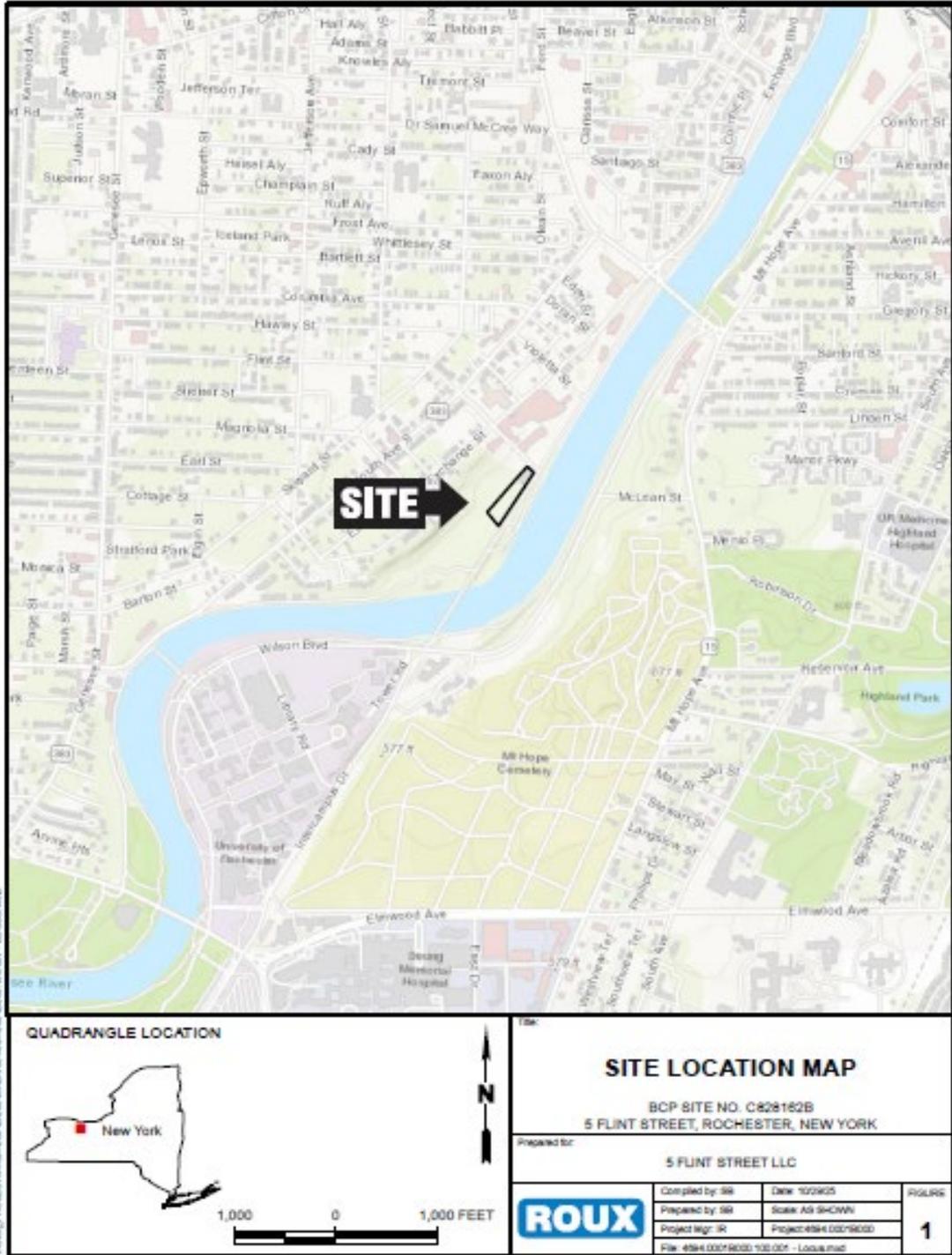
Local news media from which the community typically obtains information.

Rochester Democrat and Chronicle 245 East Main Street; Midtown Plaza, Rochester, New York 14604	
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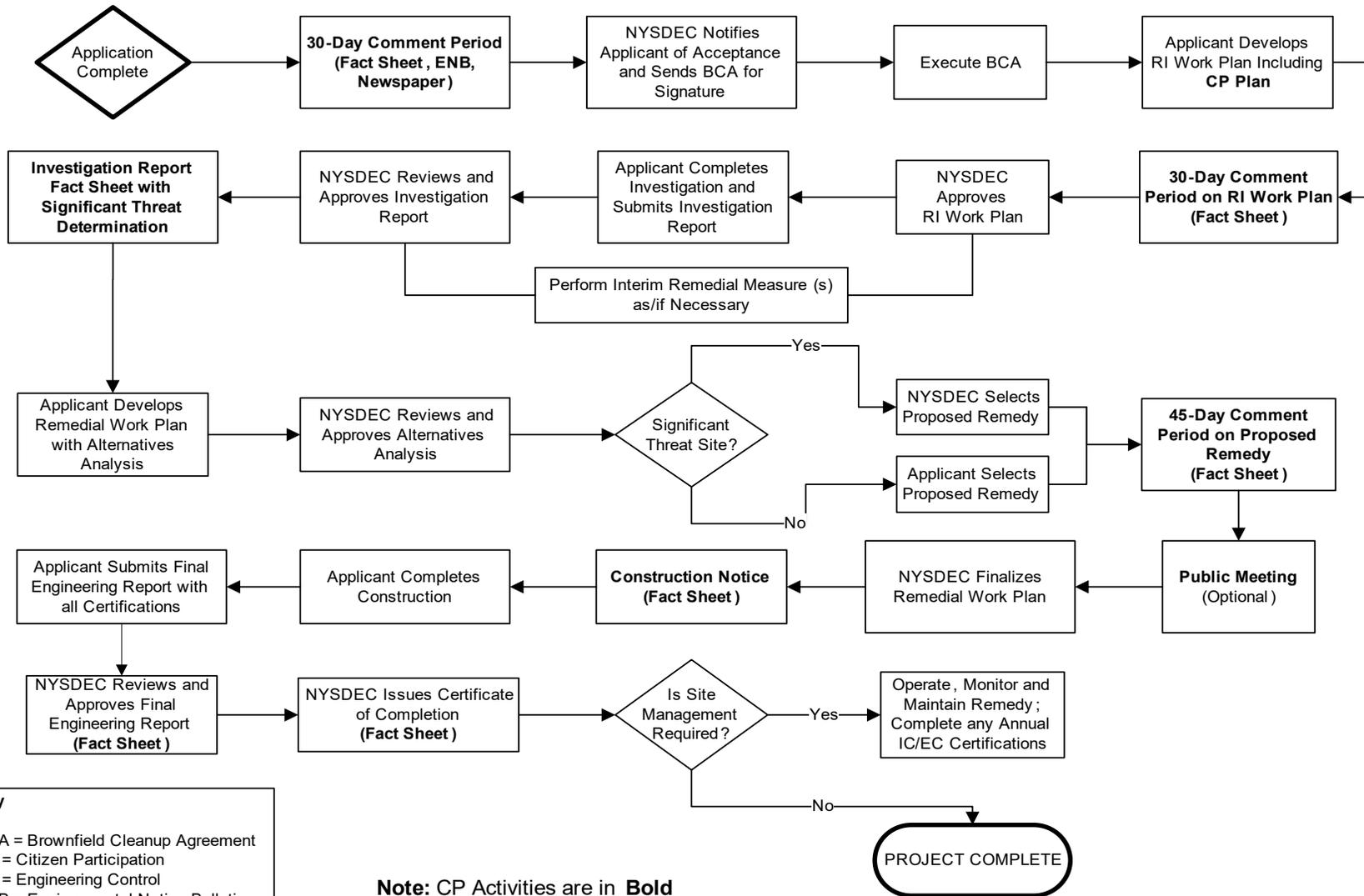
The public water supplier which services the area in which the property is located.

Geoffrey W. Gugel, Director (City of Rochester Bureau of Water) Bureau of Water 10 Felix Street Rochester, NY 14608	
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Appendix C - Site Location Map



Appendix D– Brownfield Cleanup Program Process



Key
 BCA = Brownfield Cleanup Agreement
 CP = Citizen Participation
 EC = Engineering Control
 ENB = Environmental Notice Bulletin
 IC = Institutional Control
 RI = Remedial Investigation

Note: CP Activities are in **Bold**



Remedial Programs Scoping Sheet for Major Issues of Public Concern

Instructions

This Scoping Sheet assesses major issues of public concern; impacts of the site and its remedial program on the community; community interest in the site; information the public needs; and information needed from the public.

The information generated helps to plan and conduct required community participation (CP) activities, and to choose and conduct additional CP activities, if appropriate. The scoping sheet can be revisited and updated as appropriate during the site's remedial process to more effectively implement the site's CP program.

Note: Use the information as an aid to prepare and update the Major Issues of Public Concern section of the site CP Plan.

General Instructions

- When to prepare: During preparation of the CP Plan for the site. It can be revisited and updated anytime during the site remedial process.
- Fill in site name and other information as appropriate.
- The Scoping Sheet may be prepared by DEC or a remedial party, but must be reviewed and approved by the DER site project manager or his/her designee.

Instructions for Numbered Parts

Consider the bulleted issues and questions below and any others that may be unique or appropriate to the site and the community to help complete the five Parts of this Scoping Sheet. Identify the issue stakeholders in Parts 1 through 3 and adjust the site's contact list accordingly.

Part 1. List Major Issues of Public Concern and Information the Community Wants.

- Is our health being impacted? (e.g. Are there problems with our drinking water or air? Are you going to test our water, yards, sumps, basements? Have health studies been done?)
- There are odors in the neighborhood. Do they come from the site and are they hazardous?
- Are there restrictions on what we may do (e.g. Can our children play outside? Can we garden? Must we avoid certain areas? Can we recreate (fish, hunt, hike, etc. on/around the site?)
- How and when were the site's contamination problems created?
- What contaminants are of concern and why? How will you look for contamination and find out where it is going? What is the schedule for doing that?
- The site is affecting our property values!
- How can we get more information (e.g. who are the project contacts?)
- How will we be kept informed and involved during the site remedial process?
- Who has been contacted in the community about site remedial activities?
- What has been done to this point? What happens next and when?
- The site is going to be cleaned up for restricted use. What does that mean? We don't want redevelopment on a "dirty" site.

Part 2. List Important Information Needed From the Community, if Applicable.

- Can the community supplement knowledge about past/current uses of the site?
- Does the community have knowledge that the site may be significantly impacting nearby people, properties, natural resources, etc.?
- Are activities currently taking place at the site or at nearby properties that may need to be restricted?
- Who may be interested or affected by the site that has not yet been identified?
- Are there unique community characteristics that could affect how information is exchanged?
- Does the community and/or individuals have any concerns they want monitored?
- Does the community have information about other sources in the area for the contamination?

Part 3. List Major Issues and Information That Need to be Communicated to the Community.

- Specific site investigation or remediation activities currently underway, or that will begin in the near future.
- The process and general schedule to investigate, remediate and, if applicable, redevelop the site.
- Current understanding about the site contamination and effects, if any, on public health and the environment.
- Site impacts on the community and any restrictions on the public's use of the site and/or nearby properties.
- Planned CP activities, their schedule, and how they relate to the site's remedial process.
- Ways for the community to obtain/provide information (document repositories, contacts, etc.).

Part 4. Community Characteristics

a. - e. Obtain information from local officials, property owners and residents, site reports, site visits, "windshield surveys," other staff, etc.

f. Has the affected community experienced other **significant** present or past environmental problems unrelated to this site? Such experiences could significantly affect public concerns and perspectives about the site; how the community will relate to project staff; the image and credibility of project staff within the community; and the ways in which project staff communicate with the community.

g. In its remedial programs, DER seeks to integrate, and be consistent with, environmental justice principles set forth in *DEC Commissioner Policy 29 on Environmental Justice* and *DER 23 – Community Participation Handbook for Remedial Programs*. Is the site and/or affected community wholly or partly in an Environmental Justice (EJ) Area? Use the Search feature on DEC's public web site for "environmental justice". DEC's EJ pages define an EJ area, and link to county maps to help determine if the site and/or community are in an EJ area.

h. Consider factors such as:

- Is English the primary language of the affected community? If not, provisions should be considered regarding public outreach activities such as fact sheets, meetings, door-to-door visits and other activities to ensure their effectiveness.
- The age demographics of the community. For example, is there a significant number of senior residents in the community? It may be difficult for some to attend public meetings and use document repositories. This may suggest adopting more direct interaction with the community with activities such as door-to-door visits, additional fact sheets, visits to community and church centers, nursing homes, etc.
- How do people travel about the community? Would most people drive to a public meeting or document repository? Is there adequate public transportation?

Part 5. Affected/Interested Public.

Individuals and organizations who need or want information and input can change during the site's remedial process. This need is influenced by real, potential, or perceived impacts of the site or the remedial process. Some people may want information and input throughout the remedial process. Others may participate only during specific remedial stages, or may only be interested in particular issues.

It is important to revisit this question when reviewing this scoping sheet. Knowing who is interested in the site – and the issues that are important to them – will help to select and conduct appropriate outreach activities, and to identify their timing and the information to be exchanged.

Check all affected/interested parties that apply to the site. **Note: Adjust the site's contact list appropriately.** The following are some ways to identify affected/interested parties:

- Tax maps of adjacent property owners
- Attendees at public meetings
- Telephone discussions
- Letters and e-mails to DER, the remedial party, and other agencies
- Political jurisdictions and boundaries
- Media coverage
- Current/proposed uses of site and/or nearby properties (recreational, commercial, industrial)
- Discussions with community organizations: grass roots organizations, local environmental groups, environmental justice groups, churches, and neighborhood advisory groups



Division of Environmental Remediation

Remedial Programs

Scoping Sheet for Major Issues of Public Concern (see instructions)

Site Name: 5 Flint Street

Site Number: C828162B

Site Address and County: 5 Flint Street, Rochester, New York Monroe County

Remedial Party(ies): 5 Flint Street LLC

Note: For Parts 1. – 3. the individuals, groups, organizations, businesses and units of government identified should be added to the site contact list as appropriate.

Part 1. List major issues of public concern and information the community wants. Identify individuals, groups, organizations, businesses and/or units of government related to the issue(s) and information needs. **Use this information as an aid to prepare or update the Major Issues of Public Concern section of the site Community Participation Plan.**

A portion of the Genesee Riverway Trail will be closed during phases of the remedial work, including demolition of the on-site building. Temporary fencing and rerouting signs will be deployed in the morning prior to the start of work and will be removed at the end of the workday allowing public access to the bike path.

How were these issues and/or information needs identified?

Closure of the Riverway is necessary to maintain a safety buffer around heavy equipment.

Part 2. List important information needed **from** the community, if applicable. Identify individuals, groups, organizations, businesses and/or units of government related to the information needed.

NA

How were these information needs identified?

NA

Part 3. List major issues and information that need to be communicated **to** the community. Identify individuals, groups, organizations, businesses and/or units of government related to the issue(s) and/or information.

Contaminants can become airborne during investigation and cleanup activities. Community air

monitoring and testing will be performed during these activities to measure the level of contaminants in the air. Action will be taken if the levels get too high.

The community will be updated of milestones through fact sheets and public comment periods. Fact sheets and other reports for the site will be kept at the Phillis Wheatley Library 33 Dr. Samuel McCree Way, in Rochester, NY

How were these issues and/or information needs identified?

NA

Part 4. Identify the following characteristics of the affected/interested community. This knowledge will help to identify and understand issues and information important to the community, and ways to effectively develop and implement the site community participation plan (mark all that apply):

a. Land use/zoning at and around site:

Residential **Agricultural** **Recreational** **Commercial** **Industrial**

b. Residential type around site:

Urban **Suburban** **Rural**

c. Population density around site:

High **Medium** **Low**

d. Water supply of nearby residences:

Public **Private Wells** **Mixed**

e. Is part or all of the water supply of the affected/interested community currently impacted by the site?

Yes **No**

Provide details if appropriate:

[Click here to enter text.](#)

f. Other environmental issues significantly impacted/impacting the affected community?

Yes **No**

Provide details if appropriate:

[Click here to enter text.](#)

g. Is the site and/or the affected/interested community wholly or partly in an Environmental Justice Area?

Yes **No**

h. Special considerations:

Language **Age** **Transportation** **Other**

Explain any marked categories in **h**:

The Site is in an Environmental Justice Area with a significant non-English speaking household. Translation request sheets will be included with all fact sheets.

Part 5. The site contact list must include, at a minimum, the individuals, groups, and organizations identified in Part 2. of the Community Participation Plan under 'Site Contact List'. Are *other* individuals, groups, organizations, and units of government affected by, or interested in, the site, or its remedial program? (Mark and identify all that apply, then adjust the site contact list as appropriate.)

Non-Adjacent Residents/Property Owners: [Click here to enter text.](#)

Local Officials: [Click here to enter text.](#)

Media: [Click here to enter text.](#)

Business/Commercial Interests: [Click here to enter text.](#)

Labor Group(s)/Employees: [Click here to enter text.](#)

Indian Nation: [Click here to enter text.](#)

Citizens/Community Group(s): [Click here to enter text.](#)

Environmental Justice Group(s): [Click here to enter text.](#)

Environmental Group(s): [Click here to enter text.](#)

Civic Group(s): [Click here to enter text.](#)

Recreational Group(s): [Click here to enter text.](#)

Other(s): [Click here to enter text.](#)

Prepared/Updated By: Sara Barrientos

Date: 10/29/2025

Reviewed/Approved By: Noelle Clarke

Date: 10/26/2025