

November 30, 2021

Site Control Section
Attention: Len Zinoman
New York State Department of Environmental Conservation
Bureau of Technical Support
625 Broadway, 11th Floor
Albany, NY 12233-7020

Re: Brownfield Cleanup Program Application – Steuben Glass Facility

Dear Mr. Zinoman:

Corning Incorporated is submitting the enclosed revised Brownfield Cleanup Program Application for the Steuben Glass Facility property at 1 Museum Way, Corning, New York. The package includes the following:

- One paper copy of the Application Form and the Table of Contents
- One complete electronic copy in final, non-fillable PDF format including responses to NYSDEC comments

Please contact me if you have any questions.

Sincerely,



John F. Novotny, P.E., BCEE
Director, Global Environment & Sustainability,
Capital Project Management, Energy Management
Corning Incorporated
HP-ME-03-83
Corning, NY 14831
Office: (607) 974-4868

Enc.

Cc: Dudley Loew, NYSDEC
Colleen Caravati, Corning Property Management Corporation
Karen Douglas, Corning Incorporated
Meaghan Boyd, Alston & Bird
Nelson Johnson, Arnold & Porter Kaye Scholer
Michael Doherty, AECOM

**Brownfield Cleanup Application
Steuben Glass Facility
BCP # C851037B**

1. **NYSDEC Comment:** Section II: Project Description. Add to the Project Schedule provided, the date the remedial program is estimated to start and the date the Certificate of Completion is anticipated.
 - a. **AECOM Response:** The date that the remedial program is estimated to start and the anticipated date of the Certificate of Completion were added to the Project Schedule.
2. **NYSDEC Comment:** Section IV: Property Information. According to tax records for Steuben County and the City of Corning, the correct SBL for this property is 317.08-1-41.12. Please correct the table in the application form and any other occurrences of the property's SBL.
 - a. **AECOM Response:** The SBL for the property has been corrected.
3. **NYSDEC Comment:** Section IV: Property Information. In the Property Description Narrative, please revise the section title "Current Zoning" to read "Current Zoning and Land Use" and revise this section to include current site use.
 - a. **AECOM Response:** The title of the section was revised.
4. **NYSDEC Comment:** Section IV: Property Information. Note that additional comments regarding the Environmental Assessment may be included in the attached Project Manager's comments.
 - a. **AECOM Response:** Noted
5. **NYSDEC Comment:** Section V: Additional Requestor Information. Please list the contact name for AECOM.
 - a. **AECOM Response:** The contact name for AECOM has been added.
6. **NYSDEC Comment:** Section VI: Current Property Owner/Operator Information. Please revise the table of previous owners and operators to include the last known/available contact information.
 - a. **AECOM Response:** The last known/available contact information has been added to the table, to the extent it is known or readily available to Corning Incorporated.
7. **NYSDEC Comment:** Section VI: Current Property Owner/Operator Information. Please provide a copy of the deed as current proof of ownership.
 - a. **AECOM Response:** A copy of the deed has been appended to the application.
8. **NYSDEC Comment:** Section VI: Current Property Owner/Operator Information. Add names, last known addresses and telephone numbers to the list of previous property owners and operators provided.
 - a. **AECOM Response:** The information has been added to the table, to the extent it is known or readily available to Corning Incorporated.
9. **NYSDEC Comment:** Section VI: Current Property Owner/Operator Information. If all previous operators were concurrently the property owner, please make that statement above the table provided. If not, please separate the list of previous owners and previous operators.
 - a. **AECOM Response:** The table has been revised to address the comment.

10. **NYSDEC Comment:** Section IX: Contact List Information. Please remove the NYSDEC Region 8 office as a repository for the project.
 - a. **AECOM Response:** The NYSDEC Region 8 office has been removed from the repository list.
11. **NYSDEC Comment:** Section IX: Contact List Information. Please provide complete mailing addresses for the ownership entities of the adjacent properties.
 - a. **AECOM Response:** Complete mailing addresses have been added for the owners of the adjacent properties.
12. **NYSDEC Comment:** Section X: Land Use Factors. Provide a more detailed description of current business operations or uses, with an emphasis on identifying possible contaminant source areas.
 - a. **AECOM Response:** More detail has been added to the section B-6.
13. **NYSDEC Comment:** Additional Comments. Please submit the revised application using the current application form (Revision 12, released August 2021), which is available at <https://www.dec.ny.gov/chemical/8450.html>. Please be sure the revision includes the required data summary tables as prescribed in the application instructions.
 - a. **AECOM Response:** The application has been revised to use the updated version.
14. **NYSDEC Comment:** Additional Comments. Please submit the revised application in final, non-fillable Portable Document Format (PDF).
 - a. **AECOM Response:** The revised application will be provided in a final, non-fillable Portable Document Format (PDF).
15. **NYSDEC Comment:** Project Manager Comment 1. Project Description, A-2: Please note, a complete Remedial Investigation in accordance with DER-10 will be required
 - a. **AECOM Response:** Noted
16. **NYSDEC Comment:** Project Manager Comment 2. Section IV, Property Information, Attachment A-5: Please include more details under Site Features, such as buildings, grass area, etc.
 - a. **AECOM Response:** More detail has been added to the section



**BROWNFIELD CLEANUP
PROGRAM APPLICATION
1 MUSEUM WAY**

Corning, NY

November 2021

Prepared for:

**Corning Incorporated
Corning, New York**

Prepared by:

**AECOM
Latham, New York 12110**



TABLE OF CONTENTS

BCP APPLICATION

TABLES

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FIGURES

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Figure 4	Tax Map
Figure 3	Site Plan
Figure 4	Previous Investigation and Remediation Overview
Figure 5	1997 Environmental Soil Sampling Results
Figure 6	Surrounding Land Usage
Figure 7	Current Land Coverage
Figure 8	Current Water Supply System

ATTACHMENT A (BCP APPLICATION PART A – SECTIONS I – IV)

A-1	Entity Information
A-2	Project Description
A-3	Investigation Report
A-4	List of Permits
A-5	Property Description Narrative



ATTACHMENT B (BCP APPLICATION PART B – SECTION V – XI)

- B-1 Requestor's Attorneys
- B-2 Property Owners/Operators Information
- B-3 Deed
- B-4 Property Proof of Site Access
- B-5 Site Contact List
- B-6 Land Use Factors

ENVIRONMENTAL REPORTS (*Provided on CD with Bound Application*)



Department of
Environmental
Conservation

BROWNFIELD CLEANUP PROGRAM (BCP) APPLICATION FORM

DEC requires an application to request major changes to the description of the property set forth in a Brownfield Cleanup Agreement, or "BCA" (e.g., adding a significant amount of new property, or adding property that could affect an eligibility determination due to contamination levels or intended land use). Such application must be submitted and processed in the same manner as the original application, including the required public comment period. **Is this an application to amend an existing BCA?**

☐ Yes

☒ No

If yes, provide existing site number: _____

PART A (note: application is separated into Parts A and B for DEC review purposes) **BCP App Rev 12**

Section I. Requestor Information - See Instructions for Further Guidance

DEC USE ONLY
BCP SITE #:

NAME Corning Incorporated

ADDRESS One Riverfront Plaza

CITY/TOWN Corning

ZIP CODE 14831

PHONE 607.974.9000

FAX

E-MAIL novotnyjf@corning.com

Is the requestor authorized to conduct business in New York State (NYS)?

☒ Yes ☐ No

- If the requestor is a Corporation, LLC, LLP or other entity requiring authorization from the NYS Department of State to conduct business in NYS, the requestor's name must appear, exactly as given above, in the [NYS Department of State's Corporation & Business Entity Database](#). A print-out of entity information from the database must be submitted to the New York State Department of Environmental Conservation (DEC) with the application to document that the requestor is authorized to do business in NYS. **Please note:** If the requestor is an LLC, the members/owners names need to be provided on a separate attachment. *(See Attachment A-1)*

Do all individuals that will be certifying documents meet the requirements detailed below? ☒ Yes ☐ No

- Individuals that will be certifying BCP documents, as well as their employers, meet the requirements of Section 1.5 of [DER-10: Technical Guidance for Site Investigation and Remediation](#) and Article 145 of New York State Education Law. **Documents that are not properly certified will be not approved under the BCP.**

Section II. Project Description

1. What stage is the project starting at?

☒ Investigation

☐ Remediation

NOTE: If the project is proposed to start at the remediation stage, a Remedial Investigation Report (RIR) at a minimum is required to be attached, resulting in a 30-day public comment period. If an Alternatives Analysis and Remedial Work Plan are also attached (see DER-10 / Technical Guidance for Site Investigation and Remediation for further guidance) then a 45-day public comment period is required.

2. If a final RIR is included, please verify it meets the requirements of Environmental Conservation Law (ECL) Article 27-1415(2): ☐ Yes ☐ No

3. Please attach a short description of the overall development project, including:

- the date that the remedial program is to start; and
- the date the Certificate of Completion is anticipated. *(See Attachment A-2 and Figures 1 through 7)*

Section III. Property's Environmental History

All applications **must include** an Investigation Report (per ECL 27-1407(1)). The report must be sufficient to establish that the site requires remediation and contamination of environmental media on the site above applicable Standards, Criteria and Guidance (SCGs) based on the reasonably anticipated use of the property. To the extent that existing information/studies/reports are available to the requestor, please attach the following (*please submit the information requested in this section in electronic format only*):

1. **Reports:** an example of an Investigation Report is a Phase II Environmental Site Assessment report prepared in accordance with the latest American Society for Testing and Materials standard (ASTM E1903). **Please submit a separate electronic copy of each report in Portable Document Format (PDF). Please do not submit paper copies of supporting documents.** (*See Attachment A-3*)

2. **SAMPLING DATA: INDICATE KNOWN CONTAMINANTS AND THE MEDIA WHICH ARE KNOWN TO HAVE BEEN AFFECTED. DATA SUMMARY TABLES SHOULD BE INCLUDED, WITH LABORATORY REPORTS REFERENCED AND ALSO INCLUDED.** (*See Tables*)

Contaminant Category	Soil	Groundwater	Soil Gas
Petroleum			
Chlorinated Solvents			
Other VOCs			
SVOCs			
Metals	X		
Pesticides			
PCBs			
Other*			

*Please describe: _____

3. FOR EACH IMPACTED MEDIUM INDICATED ABOVE, INCLUDE A SITE DRAWING INDICATING:

- SAMPLE LOCATION (*See Figure 4*)
- DATE OF SAMPLING EVENT (*See Figure 4*)
- KEY CONTAMINANTS AND CONCENTRATION DETECTED (*See Figure 5; anticipated use is commercial.*)
- FOR SOIL, HIGHLIGHT IF ABOVE REASONABLY ANTICIPATED USE (*See Figure 5*)
- FOR GROUNDWATER, HIGHLIGHT EXCEEDANCES OF 6NYCRR PART 703.5 (*Not Applicable*)
- FOR SOIL GAS/ SOIL VAPOR/ INDOOR AIR, HIGHLIGHT IF ABOVE MITIGATE LEVELS ON THE NEW YORK STATE DEPARTMENT OF HEALTH MATRIX (*Not Applicable*)

THESE DRAWINGS ARE TO BE REPRESENTATIVE OF ALL DATA BEING RELIED UPON TO MAKE THE CASE THAT THE SITE IS IN NEED OF REMEDIATION UNDER THE BCP. DRAWINGS SHOULD NOT BE BIGGER THAN 11" X 17". THESE DRAWINGS SHOULD BE PREPARED IN ACCORDANCE WITH ANY GUIDANCE PROVIDED.

ARE THE REQUIRED MAPS INCLUDED WITH THE APPLICATION?*

(*answering No will result in an incomplete application)

☒ Yes ☐ No

4. INDICATE PAST LAND USES (CHECK ALL THAT APPLY):

- | | | | |
|---|---|---|--|
| <input type="checkbox"/> Coal Gas Manufacturing | <input checked="" type="checkbox"/> Manufacturing | <input type="checkbox"/> Agricultural Co-op | <input type="checkbox"/> Dry Cleaner |
| <input type="checkbox"/> Salvage Yard | <input type="checkbox"/> Bulk Plant | <input type="checkbox"/> Pipeline | <input type="checkbox"/> Service Station |
| <input type="checkbox"/> Landfill | <input type="checkbox"/> Tannery | <input type="checkbox"/> Electroplating | <input type="checkbox"/> Unknown |

Other: _____

Section IV. Property Information - See Instructions for Further Guidance				
PROPOSED SITE NAME Steuben Glass Facility (1 Museum Way)				
ADDRESS/LOCATION 1 Museum Way				
CITY/TOWN Corning		ZIP CODE 14831		
MUNICIPALITY(IF MORE THAN ONE, LIST ALL): City of Corning				
COUNTY Steuben		SITE SIZE (ACRES) 12.11 +/- (to be confirmed by survey)		
LATITUDE (degrees/minutes/seconds) 42 ° 8 ' 59.72 "		LONGITUDE (degrees/minutes/seconds) -77 ° 3 ' 16.75 "		
Complete tax map information for all tax parcels included within the proposed site boundary. If a portion of any lot is proposed , please indicate as such by inserting "P/O" in front of the lot number in the appropriate box below, and only include the acreage for that portion of the tax parcel in the corresponding far right column. ATTACH REQUIRED MAPS PER THE APPLICATION INSTRUCTIONS. (See Figure 1 and Figure 2)				
Parcel Address	Section No.	Block No.	Lot No.	Acreage
1 Museum Way	317.08	1	41.12	12.11
1. Do the proposed site boundaries correspond to tax map metes and bounds? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No If no, please attach an accurate map of the proposed site.				
2. Is the required property map attached to the application? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No (application will not be processed without map) (See Figure 3 and Figure 6)				
3. Is the property within a designated Environmental Zone (En-zone) pursuant to Tax Law 21(b)(6)? (See DEC's website for more information) Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> If yes, identify census tract : _____ Percentage of property in En-zone (check one): <input type="checkbox"/> 0-49% <input type="checkbox"/> 50-99% <input type="checkbox"/> 100%				
4. Is this application one of multiple applications for a large development project, where the development project spans more than 25 acres (see additional criteria in BCP application instructions)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, identify name of properties (and site numbers if available) in related BCP applications: _____				
5. Is the contamination from groundwater or soil vapor solely emanating from property other than the site subject to the present application? (Not Applicable) <input type="checkbox"/> Yes <input type="checkbox"/> No				
6. Has the property previously been remediated pursuant to Titles 9, 13, or 14 of ECL Article 27, Title 5 of ECL Article 56, or Article 12 of Navigation Law? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, attach relevant supporting documentation.				
7. Are there any lands under water? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, these lands should be clearly delineated on the site map.				

Section IV. Property Information (continued)

8. Are there any easements or existing rights of way that would preclude remediation in these areas?
If yes, identify here and attach appropriate information. ☐ Yes ☒ No

Easement/Right-of-way Holder

Description

9. List of Permits issued by the DEC or USEPA Relating to the Proposed Site (type here or attach information)

Type

Issuing Agency

Description

(See Attachment A-4)

10. Property Description and Environmental Assessment – **please refer to application instructions for the proper format of each narrative requested.** (See Attachment A-5 and Figures 1 through 8)

Are the Property Description and Environmental Assessment narratives included in the **prescribed format**?

☒ Yes ☐ No

Note: Questions 11 through 13 only pertain to sites located within the five counties comprising New York City

11. Is the requestor seeking a determination that the site is eligible for tangible property tax credits? ☐ Yes ☐ No

If yes, requestor must answer questions on the supplement at the end of this form.

12. Is the Requestor now, or will the Requestor in the future, seek a determination that the property is Upside Down? ☐ Yes ☐ No

13. If you have answered Yes to Question 12, above, is an independent appraisal of the value of the property, as of the date of application, prepared under the hypothetical condition that the property is not contaminated, included with the application? ☐ Yes ☐ No

NOTE: If a tangible property tax credit determination is not being requested in the application to participate in the BCP, the applicant may seek this determination at any time before issuance of a certificate of completion by using the BCP Amendment Application, except for sites seeking eligibility under the underutilized category.

If any changes to Section IV are required prior to application approval, a new page, initialed by each requestor, must be submitted.

Initials of each Requestor: _____

BCP application - PART B (note: application is separated into Parts A and B for DEC review purposes)

Section V. Additional Requestor Information See Instructions for Further Guidance		DEC USE ONLY BCP SITE NAME: _____ BCP SITE #: _____	
NAME OF REQUESTOR'S AUTHORIZED REPRESENTATIVE John Novotny			
ADDRESS One Riverfront Plaza			
CITY/TOWN Corning		ZIP CODE 14831	
PHONE 607.974.9000	FAX	E-MAIL Novotnyjf@Corning.com	
NAME OF REQUESTOR'S CONSULTANT Michael Doherty, PE (AECOM)			
ADDRESS 40 British American Blvd			
CITY/TOWN Latham		ZIP CODE 12110	
PHONE 518.951.2200	FAX 518.951.2300	E-MAIL Michael.Doherty@aecom.com	
NAME OF REQUESTOR'S ATTORNEY Nelson D Johnson and Meaghan Boyd			
ADDRESS (See Attachment B-1)			
CITY/TOWN		ZIP CODE	
PHONE	FAX	E-MAIL	
Section VI. Current Property Owner/Operator Information – if not a Requestor			
CURRENT OWNER'S NAME Corning Property Management Corp		OWNERSHIP START DATE: 2001	
ADDRESS 1 Riverfront Plaza			
CITY/TOWN Corning		ZIP CODE 14830	
PHONE 607.974.9000	FAX	E-MAIL	
CURRENT OPERATOR'S NAME Corning Museum of Glass			
ADDRESS 1 Museum Way			
CITY/TOWN Corning		ZIP CODE 14830	
PHONE 800.732.6845	FAX	E-MAIL	
<p>PROVIDE A LIST OF PREVIOUS PROPERTY OWNERS AND OPERATORS WITH NAMES, LAST KNOWN ADDRESSES AND TELEPHONE NUMBERS AS AN ATTACHMENT. DESCRIBE REQUESTOR'S RELATIONSHIP, TO EACH PREVIOUS OWNER AND OPERATOR, INCLUDING ANY RELATIONSHIP BETWEEN REQUESTOR'S CORPORATE MEMBERS AND PREVIOUS OWNER AND OPERATOR. IF NO RELATIONSHIP, PUT "NONE".</p> <p>IF REQUESTOR IS NOT THE CURRENT OWNER, DESCRIBE REQUESTOR'S RELATIONSHIP TO THE CURRENT OWNER, INCLUDING ANY RELATIONSHIP BETWEEN REQUESTOR'S CORPORATE MEMBERS AND THE CURRENT OWNER.</p> <p style="text-align: right;">(See Attachments B-2 and B-3)</p>			
Section VII. Requestor Eligibility Information (Please refer to ECL § 27-1407)			
If answering "yes" to any of the following questions, please provide an explanation as an attachment.			
1. Are any enforcement actions pending against the requestor regarding this site?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
2. Is the requestor subject to an existing order for the investigation, removal or remediation of contamination at the site?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	
3. Is the requestor subject to an outstanding claim by the Spill Fund for this site? Any questions regarding whether a party is subject to a spill claim should be discussed with the Spill Fund Administrator.		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

Section VII. Requestor Eligibility Information (continued)

4. Has the requestor been determined in an administrative, civil or criminal proceeding to be in violation of i) any provision of the ECL Article 27; ii) any order or determination; iii) any regulation implementing Title 14; or iv) any similar statute, regulation of the state or federal government? If so, provide an explanation on a separate attachment. ☐ Yes ☒ No
5. Has the requestor previously been denied entry to the BCP? If so, include information relative to the application, such as name, address, DEC assigned site number, the reason for denial, and other relevant information. ☐ Yes ☒ No
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 of contaminants? ☐ Yes ☒ No
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? ☐ Yes ☒ No
8. Has the requestor knowingly falsified statements or concealed material facts in any matter within the jurisdiction of DEC, or submitted a false statement or made use of or made a false statement in connection with any document or application submitted to DEC? ☐ Yes ☒ No
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? ☐ Yes ☒ No
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? ☐ Yes ☒ No
11. Are there any unregistered bulk storage tanks on-site which require registration? ☐ Yes ☒ No

THE REQUESTOR MUST CERTIFY THAT HE/SHE IS EITHER A PARTICIPANT OR VOLUNTEER IN ACCORDANCE WITH ECL 27-1405 (1) BY CHECKING ONE OF THE BOXES BELOW:

☒ **PARTICIPANT**

A requestor who either 1) was the owner of the site at the time of the disposal of hazardous waste or discharge of petroleum 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 hazardous waste or discharge of petroleum.

☐ **VOLUNTEER**

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 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 he/she has 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.

If a requestor whose liability arises solely as a result of ownership, operation of or involvement with the site, submit a statement describing why you should be considered a volunteer – be specific as to the appropriate care taken.

Section VII. Requestor Eligibility Information (continued)

Current owner wholly owned
subsidiary of Corning
Incorporated

Requestor Relationship to Property (check one):

☐ Previous Owner ☐ Current Owner ☐ Potential /Future Purchaser ☒ Other _____

If 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 signing the BCA and throughout the BCP project, including the ability to place an easement on the site. Is this proof attached?

☒ Yes ☐ No (See Attachment B-4)

Note: a purchase contract does not suffice as proof of access.

Section VIII. Property Eligibility Information - See Instructions for Further Guidance

1. Is / was the property, or any portion of the property, listed on the National Priorities List?
If yes, please provide relevant information as an attachment. ☐ Yes ☒ No
2. Is / was the property, or any portion of the property, listed on the NYS Registry of Inactive Hazardous Waste Disposal Sites pursuant to ECL 27-1305? ☐ Yes ☒ No
If yes, please provide: Site # _____ Class # _____
3. Is / was the property subject to a permit under ECL Article 27, Title 9, other than an Interim Status facility? ☐ Yes ☒ No
If yes, please provide: Permit type: _____ EPA ID Number: _____
Date permit issued: _____ Permit expiration date: _____
4. If the answer to question 2 or 3 above is yes, is the site owned by a volunteer as defined under ECL 27-1405(1)(b), or under contract to be transferred to a volunteer? Attach any information available to the requestor related to previous owners or operators of the facility or property and their financial viability, including any bankruptcy filing and corporate dissolution documentation. ☐ Yes ☒ No
5. Is the property subject to a cleanup order under Navigation Law Article 12 or ECL Article 17 Title 10? ☐ Yes ☒ No
If yes, please provide: Order # _____
6. Is the property subject to a state or federal enforcement action related to hazardous waste or petroleum? ☐ Yes ☒ No
If yes, please provide explanation as an attachment.

Section IX. Contact List Information

To be considered complete, the application must include the Brownfield Site Contact List in accordance with [DER-23 / Citizen Participation Handbook for Remedial Programs](#). Please attach, at a minimum, the names and addresses of the following:

1. The chief executive officer and planning board chairperson of each county, city, town and village in which the property is located.
2. Residents, owners, and occupants of the property and properties adjacent to the property.
3. Local news media from which the community typically obtains information.
4. The public water supplier which services the area in which the property is located.
5. Any person who has requested to be placed on the contact list.
6. The administrator of any school or day care facility located on or near the property.
7. The location of a document repository for the project (e.g., local library). **If the site is located in a city with a population of one million or more, add the appropriate community board as an additional document repository.** In addition, attach a copy of an acknowledgement from each repository indicating that it agrees to act as the document repository for the site. (See Attachment B-5)

Section X. Land Use Factors	
<p>1. What is the current municipal zoning designation for the site? <u>BD-Business Development</u></p> <p>What uses are allowed by the current zoning? (Check boxes, below)</p> <p><input type="checkbox"/> Residential <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Industrial</p> <p>If zoning change is imminent, please provide documentation from the appropriate zoning authority.</p>	
<p>2. Current Use: <input type="checkbox"/> Residential <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Industrial <input type="checkbox"/> Vacant <input type="checkbox"/> Recreational (check all that apply)</p> <p style="text-align: right; color: magenta;">(See Attachment B-6)</p> <p>Attach a summary of current business operations or uses, with an emphasis on identifying possible contaminant source areas. If operations or uses have ceased, provide the date.</p>	
<p>3. Reasonably anticipated use Post Remediation: <input type="checkbox"/> Residential <input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Industrial (check all that apply) Attach a statement detailing the specific proposed use. (See Attachment B-6)</p> <p>If residential, does it qualify as single family housing? <input type="checkbox"/> Yes <input type="checkbox"/> No</p>	
<p>4. Do current historical and/or recent development patterns support the proposed use?</p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>
<p>5. Is the proposed use consistent with applicable zoning laws/maps? Briefly explain below, or attach additional information and documentation if necessary.</p> <p>The current use is consistent with the Use Regulation Table in Chapter 240 of the City of Corning Zoning Code, and there are no proposed changes to the current use.</p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>
<p>6. Is the proposed use consistent with applicable comprehensive community master plans, local waterfront revitalization plans, or other adopted land use plans? Briefly explain below, or attach additional information and documentation if necessary.</p> <p>There are no proposed changes to the current use. The current use is consistent with the City of Corning Master Plan. The current use is also consistent with the 2018 City of Corning Economic Development Strategic Plan which highlights the importance of the Corning Museum of Glass ("CMOG") to the community.</p>	<p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>

XI. Statement of Certification and Signatures

(By requestor who is an individual)

If this application is approved, I hererby acknowledge and agree: (1) to execute a Brownfield Cleanup Agreement (BCA) within 60 days of the date of DEC's approval letter; (2) to the general terms and conditions set forth in the [DER-32, Brownfield Cleanup Program Applications and Agreements](#); and (3) that in the event of a conflict between the general terms and conditions of participation and the terms contained in a site-specific BCA, the terms in the site-specific BCA shall control. Further, I hereby affirm 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.

Date: _____

Signature: _____

Print Name: _____

(By a requestor other than an individual)

I hereby affirm that I am DIRECTOR- GLOBAL ENVIRONMENT + SUSTAINABILITY (title) of CORNING INCORPORATED (entity); that I am authorized by that entity to make this application and execute the Brownfield Cleanup Agreement (BCA) and all subsequent amendments; that this application was prepared by me or under my supervision and direction. If this application is approved, I acknowledge and agree: (1) to execute a BCA within 60 days of the date of DEC's approval letter; (2) to the general terms and conditions set forth in the [DER-32, Brownfield Cleanup Program Applications and Agreements](#); and (3) that in the event of a conflict between the general terms and conditions of participation and the terms contained in a site-specific BCA, the terms in the site-specific BCA shall control. Further, I hereby affirm 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.

Date: 11/30/2021

Signature: _____

Print Name: _____

SUBMITTAL INFORMATION:

- **Two (2)** copies, one paper copy of the application form with original signatures and table of contents, and one complete electronic copy in final, non-fillable Portable Document Format (PDF), must be sent to:
 - Chief, Site Control Section
 - New York State Department of Environmental Conservation
 - Division of Environmental Remediation
 - 625 Broadway
 - Albany, NY 12233-7020

PLEASE DO NOT SUBMIT PAPER COPIES OF SUPPORTING DOCUMENTS. Please provide a hard copy of ONLY the application form and a table of contents.

FOR DEC USE ONLY

BCP SITE T&A CODE: _____ **LEAD OFFICE:** _____

Supplemental Questions for Sites Seeking Tangible Property Credits in New York City ONLY. Sufficient information to demonstrate that the site meets one or more of the criteria identified in ECL 27 1407(1-a) must be submitted if requestor is seeking this determination.

BCP App Rev 12

Property is in Bronx, Kings, New York, Queens, or Richmond counties.		<input type="checkbox"/> Yes <input type="checkbox"/> No
Requestor seeks a determination that the site is eligible for the tangible property credit component of the brownfield redevelopment tax credit.		<input type="checkbox"/> Yes <input type="checkbox"/> No
Please answer questions below and provide documentation necessary to support answers.		
1. Is at least 50% of the site area located within an environmental zone pursuant to NYS Tax Law 21(b)(6)? Please see DEC's website for more information.		
<input type="checkbox"/> Yes <input type="checkbox"/> No		
2. Is the property upside down or underutilized as defined below?		Upside Down? <input type="checkbox"/> Yes <input type="checkbox"/> No
		Underutilized? <input type="checkbox"/> Yes <input type="checkbox"/> No
From ECL 27-1405(31):		
<p>"Upside down" shall mean a property where the projected and incurred cost of the investigation and remediation which is protective for the anticipated use of the property equals or exceeds seventy-five percent of its independent appraised value, as of the date of submission of the application for participation in the brownfield cleanup program, developed under the hypothetical condition that the property is not contaminated.</p>		
From 6 NYCRR 375-3.2(I) as of August 12, 2016: (Please note: Eligibility determination for the underutilized category can only be made at the time of application)		
375-3.2:		
(I) "Underutilized" means, as of the date of application, real property on which no more than fifty percent of the permissible floor area of the building or buildings is certified by the applicant to have been used under the applicable base zoning for at least three years prior to the application, which zoning has been in effect for at least three years; and		
(1) the proposed use is at least 75 percent for industrial uses; or		
(2) at which:		
(i) the proposed use is at least 75 percent for commercial or commercial and industrial uses;		
(ii) the proposed development could not take place without substantial government assistance, as certified by the municipality in which the site is located; and		
(iii) one or more of the following conditions exists, as certified by the applicant:		
(a) property tax payments have been in arrears for at least five years immediately prior to the application;		
(b) a building is presently condemned, or presently exhibits documented structural deficiencies, as certified by a professional engineer, which present a public health or safety hazard; or		
(c) there are no structures.		
<p>"Substantial government assistance" shall mean a substantial loan, grant, land purchase subsidy, land purchase cost exemption or waiver, or tax credit, or some combination thereof, from a governmental entity.</p>		

Supplemental Questions for Sites Seeking Tangible Property Credits in New York City (continued)

3. If you are seeking a formal determination as to whether your project is eligible for Tangible Property Tax Credits based in whole or in part on its status as an affordable housing project (defined below), you must attach the regulatory agreement with the appropriate housing agency (typically, these would be with the *New York City Department of Housing, Preservation and Development*; the *New York State Housing Trust Fund Corporation*; the *New York State Department of Housing and Community Renewal*; or the *New York State Housing Finance Agency*, though other entities may be acceptable pending Department review). **Check appropriate box, below:**

- ☐ Project is an Affordable Housing Project - Regulatory Agreement Attached;
- ☐ Project is Planned as Affordable Housing, But Agreement is Not Yet Available*
(*Checking this box will result in a "pending" status. The Regulatory Agreement will need to be provided to the Department and the Brownfield Cleanup Agreement will need to be amended prior to issuance of the CoC in order for a positive determination to be made.);
- ☐ This is Not an Affordable Housing Project.

From 6 NYCRR 375- 3.2(a) as of August 12, 2016:

(a) "Affordable housing project" means, for purposes of this part, title fourteen of article twenty seven of the environmental conservation law and section twenty-one of the tax law only, a project that is developed for residential use or mixed residential use that must include affordable residential rental units and/or affordable home ownership units.

(1) Affordable residential rental projects under this subdivision must be subject to a federal, state, or local government housing agency's affordable housing program, or a local government's regulatory agreement or legally binding restriction, which defines (i) a percentage of the residential rental units in the affordable housing project to be dedicated to (ii) tenants at a defined maximum percentage of the area median income based on the occupants' households annual gross income.

(2) Affordable home ownership projects under this subdivision must be subject to a federal, state, or local government housing agency's affordable housing program, or a local government's regulatory agreement or legally binding restriction, which sets affordable units aside for home owners at a defined maximum percentage of the area median income.

(3) "Area median income" means, for purposes of this subdivision, the area median income for the primary metropolitan statistical area, or for the county if located outside a metropolitan statistical area, as determined by the United States department of housing and urban development, or its successor, for a family of four, as adjusted for family size.

BCP Application Summary (for DEC use only)

Site Name: Steuben Glass Facility (1 Museum Way)

City: Corning

Site Address: 1 Museum Way

County: Steuben

Zip: 14831

Tax Block & Lot

Section (if applicable): 317.08

Block: 1

Lot: 41.12

Requestor Name: Corning Incorporated

City: Corning

Requestor Address: One Riverfront Plaza

Zip: 14831

Email: novotnyjf@corning.com

Requestor's Representative (for billing purposes)

Name: John Novotny

Address: One Riverfront Plaza

City: Corning

Zip: 14831

Email: Novotnyjf@Corning.com

Requestor's Attorney

Name: Nelson D Johnson and Meaghan Boyd

Address:

City:

Zip:

Email:

Requestor's Consultant

Name: Michael Doherty, PE (AECOM)

Address: 40 British American Blvd

City: Latham

Zip: 12110

Email: Michael.Doherty@aecom.com

Percentage claimed within an En-Zone: ☒ 0% ☐ <50% ☐ 50-99% ☐ 100%

DER Determination: ☐ Agree ☐ Disagree

Requestor's Requested Status: ☐ Volunteer ☒ Participant

DER/OGC Determination: ☐ Agree ☐ Disagree

Notes:

For NYC Sites, is the Requestor Seeking Tangible Property Credits: ☐ Yes ☐ No

Does Requestor Claim Property is Upside Down: ☐ Yes ☐ No

DER/OGC Determination: ☐ Agree ☐ Disagree ☐ Undetermined

Notes:

Does Requestor Claim Property is Underutilized: ☐ Yes ☐ No

DER/OGC Determination: ☐ Agree ☐ Disagree ☐ Undetermined

Notes:

Does Requestor Claim Affordable Housing Status: ☐ Yes ☐ No ☐ Planned, No Contract

DER/OGC Determination: ☐ Agree ☐ Disagree ☐ Undetermined

Notes:

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION
BROWNFIELD CLEANUP PROGRAM (BCP)
INSTRUCTIONS FOR COMPLETING A BCP APPLICATION**

The New York State Department of Environmental Conservation (DEC) strongly encourages all applicants to schedule a pre-application meeting with DEC staff to review the benefits, requirements, and procedures for completing a project in the BCP. Contact your [Regional office](#) to schedule a meeting. To add a party to an existing BCP Agreement and/or Application, use the [BCP Agreement Amendment Application](#). **See guidance at the end of these instructions regarding the determination of a complete application.**

SECTION I REQUESTOR INFORMATION

Requestor Name

Provide the name of the person(s)/entity requesting participation in the BCP. (If more than one, attach additional sheets with requested information. If an LLC, the members/owners names need to be provided on a separate attachment). The requestor is the person or entity seeking DEC review and approval of the remedial program.

If the requestor is a Corporation, LLC, LLP or other entity requiring authorization from the NYS Department of State to conduct business in NYS, the requestor's name must appear exactly as given in the [NYS Department of State's Corporation & Business Entity Database](#). A print-out of entity information from the database must be submitted to DEC with the application, to document that the requestor is authorized to do business in NYS.

Address, etc.

Provide the requestor's mailing address, telephone number; fax number and e-mail address.

Document Certification

All documents, which are prepared in final form for submission to DEC for approval, are to be prepared and certified in accordance with Section 1.5 of [DER-10](#). Persons preparing and certifying the various work plans and reports identified in Section 1.5 include:

- New York State licensed professional engineers (PEs), as defined at 6 NYCRR 375-1.2(aj) and paragraph 1.3(b)47. Engineering documents must be certified by a PE with current license and registration for work that was done by them or those under their direct supervision. The firm by which the PE is employed must also be authorized to practice engineering in New York State;
- qualified environmental professionals as defined at 6 NYCRR 375-1.2(ak) and DER-10 paragraph 1.3(b)49;
- remedial parties, as defined at 6 NYCRR 375-1.2(ao) and DER-10 paragraph 1.3(b)60; or
- site owners, which are the owners of the property comprising the site at the time of the certification.

SECTION II PROJECT DESCRIPTION

As a separate attachment, provide complete and detailed information about the project, including the purpose of the project, the date the remedial program is to start, and the date the Certificate of Completion is anticipated..

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

SECTION III

PROPERTY'S ENVIRONMENTAL HISTORY

For all sites, an investigation report is required that is sufficient to demonstrate the site requires remediation in order to meet the requirements of the program, and that the site is a brownfield site at which contaminants are 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. Required data includes site drawings and **data summary tables** requested in Section III, #3 of the BCP application form. **Data summary table instructions are attached.**

SECTION IV

PROPERTY INFORMATION

Proposed Site Name

Provide a name for the proposed site. The name could be an owner's name, current or historical operations (i.e. ABC Furniture) or the general location of the property. Consider whether the property is known by DEC by a particular name, and if so, use that name.

Site Address

Provide a street address, city/town, zip code, and each municipality and county in which the site is located. .

Site Size

Provide the approximate acreage of the site.

GIS Information

Provide the latitude and longitude for the approximate center of the property. Show the latitude and longitude in degrees, minutes and seconds.

Tax Parcel Information

Provide the tax parcel address/section/block/lot information and map. Tax map information may be obtained from the tax assessor's office for all tax parcels that are included in the property boundaries. Attach a county tax map with identifier numbers, along with any figures needed to show the location and boundaries of the property. Include a USGS 7.5 minute quad map on which the property appears and clearly indicate the proposed site's location.

1. Tax Map Boundaries

State whether the boundaries of the site correspond to the tax map boundaries. If no, a metes and bounds description of the property must be attached. The site boundary can occupy less than a tax lot or encompass portions of one or more tax lots and may be larger or smaller than the overall redevelopment/reuse project area. A site survey with metes and bounds will be required to establish the site boundaries before the Certificate of Completion can be issued.

2. Map

Provide a property base map(s) of sufficient detail, clarity and accuracy to show the following: i) map scale, north arrow orientation, date, and location of the property with respect to adjacent streets and roadways; and ii) proposed brownfield property boundary lines, with adjacent property owners clearly identified.

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

SECTION IV (continued)

3. En-zone

Is any part of the property in an En-zone? If so, what percentage? For information on En-zones, please see [DEC's website](#).

4. Multiple applications

Generally, only one application can be submitted, and one BCA executed, for a development project. In limited circumstances, the DEC may consider multiple applications/BCAs for a development project where 1) the development project spans more than 25 acres; 2) the approach does not negatively impact the remedial program, including timing, ability to appropriately address areas of concern, and management of off-site concerns; and 3) the approach is not advanced to increase the value of future tax credits (i.e., circumvent the tax credit caps provided under New York State Tax Law Section 21).

10. Property Description Narrative

Provide a property description in the format provided below. Each section should be no more than one paragraph long.

Location

Example: "The XYZ Site is located in an {urban, suburban, rural} area." {Add reference points if address is unspecific; e.g., "The site is approximately 3.5 miles east of the intersection of County Route 55 and Industrial Road."}

Site Features:

Example: "The main site features include several large abandoned buildings surrounded by former parking areas and roadways. About one quarter of the site area is wooded. Little Creek passes through the northwest corner."

Current Zoning and Land Use: (Ensure the current zoning is identified.)

Example: "The site is currently inactive, and is zoned for commercial use. The surrounding parcels are currently used for a combination of commercial, light industrial, and utility right-of-ways. The nearest residential area is 0.3 miles east on Route 55."

Past Use of the Site: include source(s) of contamination and remedial measures (site characterizations, investigations, Interim Remedial Measures, etc.) completed outside of the current remedial program (e.g., work under a petroleum spill incident).

Example: "Until 1992 the site was used for manufacturing wire and wire products (e.g., conduit, insulators) and warehousing. Prior uses that appear to have led to site contamination include metal plating, machining, disposal in a one-acre landfill north of Building 7, and releases of wastewater into a series of dry wells."

When describing the investigations/actions performed outside of the remedial program, include the major chronological remedial events that lead to the site entering a remedial program. The history should include the first involvement by government to address hazardous waste/petroleum disposal. Do not cite reports. Only include remedial activities which were implemented PRIOR to the BCA. Do not describe sampling information.

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

SECTION IV (continued)

Property Description Narrative (continued)

Site Geology and Hydrogeology:

As appropriate, provide a very brief summary of the main hydrogeological features of the site including depth to water, groundwater flow direction, etc.

Environmental Assessment

The goal of this section is to describe the nature and extent of contamination at the site. When describing the nature of contamination, identify just the primary contaminants of concern (i.e., those that will likely drive remedial decisions/actions). If there are many contaminants present within a group of contaminants (i.e., volatile organic compounds, semivolatile organic compounds, metals), identify the group(s) and one or two representative contaminants within the group. When addressing the extent of contamination, identify the areas of concern at the site, contaminated media (i.e., soil, groundwater, etc.), relative concentration levels, and a broad-brush description of contaminated areas/depths.

The reader should be able to know if contamination is widespread or limited and if concentrations are marginally or greatly above Standards, Criteria and Guidance (SGCs) for the primary contaminants. If the extent is described qualitatively (e.g., low, medium, high), representative concentrations should be given and compared with appropriate SCGs. For soil contamination, the concentrations should be compared with the soil cleanup objectives (SCOs) for the intended use of the site.

A typical Environmental Assessment would look like the following:

Based upon investigations conducted to date, the primary contaminants of concern for the site include cadmium and trichloroethene (TCE).

Soil - Cadmium is found in shallow soil, mostly near a dry well at the northeast end of the property. TCE is found in deeper soil, predominantly at the north end of the site. Concentrations of cadmium found on site (approximately 5 ppm) slightly exceed the soil cleanup objective (SCO) for unrestricted use (2.5 ppm). Concentrations of TCE found on site (5 ppm to 300 ppm) significantly exceed the soil cleanup objectives for the protection of groundwater (0.47 ppm).

Groundwater - TCE and its associated degradation products are also found in groundwater at the north end of the site, moderately exceeding groundwater standards (typically 5 ppb), with a maximum concentration of 1500 ppb. A moderate amount of TCE from the site has migrated 300 feet down-gradient off-site. The primary contaminant of concern for the off-site area is TCE, which is present at a maximum concentration of 500 ppb, at 10 feet below the groundwater table near Avenue A.

Soil Vapor & Indoor Air - TCE was detected in soil vapor at elevated concentrations and was also detected in indoor air at concentrations up to 1,000 micrograms per cubic meter.

If any changes to Section IV are required prior to application approval, a new page, initialed by each requestor, must be submitted.

SECTION V

ADDITIONAL REQUESTOR INFORMATION

Representative Name, Address, etc.

Provide information for the requestor's authorized representative. This is the person to whom all correspondence, notices, etc. will be sent, and who will be listed as the contact person in the BCA. Invoices will be sent to the representative of Applications determined to be Participants unless another contact name and address is provided with the application.

Consultant and Attorney Name, Address, etc.

Provide requested information.

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

**SECTION VI CURRENT PROPERTY OWNER/OPERATOR INFORMATION
(IF NOT A REQUESTOR)**

Owner Name, Address, etc.

Provide requested information of the current owner of the property. List all parties holding an interest in the Property and, if the Requestor is not the current owner, describe the Requestor's relationship to the current owner.

Operator Name, Address, etc.

Provide requested information of the current operator (if different from the requestor or owner).

Provide a list of previous property owners and operators with names, last known addresses, telephone numbers and the Requestor's relationship to each owner and operator as a separate attachment

SECTION VII REQUESTOR ELIGIBILITY INFORMATION

As a separate attachment, provide complete and detailed information in response to any eligibility questions answered in the affirmative. It is permissible to reference specific sections of existing property reports; however, it is requested that such information be summarized. For properties with multiple addresses or tax parcels, please include this information for each address or tax parcel.

SECTION VIII PROPERTY ELIGIBILITY INFORMATION

As a separate attachment, provide complete and detailed information in response to the following eligibility questions answered in the affirmative. It is permissible to reference specific sections of existing property reports; however, it is requested that that information be summarized.

1. CERCLA / NPL Listing

Has any portion of the property ever been listed on the National Priorities List (NPL) established under CERCLA? If so, provide relevant information.

2. Registry Listing

Has any portion of the property ever been listed on the New York State Registry of Inactive Hazardous Waste Disposal Sites established under ECL 27-1305? If so, please provide the site number and classification. See the Division of Environmental Remediation (DER) [website](#) for a database of sites with classifications.

3. RCRA Listing

Does the property have a Resource Conservation and Recovery Act (RCRA) TSDF Permit in accordance with the ECL 27-0900 *et seq*? If so, please provide the EPA Identification Number, the date the permit was issued, and its expiration date. Note: for purposes of this application, interim status facilities are not deemed to be subject to a RCRA permit.

4. Registry / RCRA sites owned by volunteers

If the answer to question 2 or 3 above is yes, is the site owned by a volunteer as defined under ECL 27-1405(1)(b), or under contract to be transferred to a volunteer? Attach any information available to the requestor related to previous owners or operators of the facility or property and their financial viability, including any bankruptcy filing and corporate dissolution documentation.

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

SECTION VIII (continued)

5. Existing Order

Is the property subject to an order for cleanup under Article 12 of the Navigation Law or Article 17 Title 10 of the ECL? If so, please provide information on an attachment. Note: if the property is subject to a stipulation agreement, relevant information should be provided; however, property will not be deemed ineligible solely on the basis of the stipulation agreement.

6. Enforcement Action Pending

Is the property subject to an enforcement action under Article 27, Titles 7 or 9 of the ECL or subject to any other ongoing state or federal enforcement action related to the contamination which is at or emanating from the property? If so, please provide information on an attachment.

SECTION IX CONTACT LIST INFORMATION

Provide the names and addresses of the parties on the Site Contact List (SCL) and a letter from the repository acknowledging agreement to act as the document repository for the proposed BCP project.

SECTION X LAND USE FACTORS

In addition to eligibility information, site history, and environmental data/reports, the application requires information regarding the current, intended and reasonably anticipated future land use.

1. This information consists of responses to the "land use" factors to be considered relative to the "Land Use" section of the BCP application. The information will be used to determine the appropriate land use in conjunction with the investigation data provided, in order to establish eligibility for the site based on the definition of a "brownfield site" pursuant to ECL 27-1405(2).
2. This land use information will be used by DEC, in addition to all other relevant information provided, to determine whether the proposed use is consistent with the currently identified, intended and reasonably anticipated future land use of the site at this stage. Further, this land use finding is subject to information regarding contamination at the site or other information which could result in the need for a change in this determination being borne out during the remedial investigation.

SECTION XI SIGNATURE PAGE

The Requestor must sign the application, or designate a representative who can sign. The requestor's consultant or attorney cannot sign the application. If there are multiple parties applying, then each must sign a signature page. If the requestor is a Corporation, LLC, LLP or other entity requiring authorization from the NYS Department of State to conduct business in NYS, the entity's name must appear exactly as given in the NYS Department of State's Corporation & Business Entity Database.

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

DETERMINATION OF A COMPLETE APPLICATION

1. The first step in the application review and approval process is an evaluation to determine if the application is complete. To help ensure that the application is determined complete, requestors should review the list of [common application deficiencies](#) and carefully read these instructions.
2. DEC will send a notification to the requestor within 30 calendar days of receiving the application, indicating whether such application is complete or incomplete.
3. An application must include the following information relative to the site identified by the application, necessary for making an eligibility determination, or it will be deemed incomplete. **(Please note: the application as a whole requires more than the information outlined below to be determined complete).** The application must include:
 - a. for all sites, an investigation report sufficient to demonstrate the site requires remediation in order to meet the requirements of the program, and that the site is a brownfield site at which contaminants are 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. Required data includes site drawings requested in Section III, #3 of the BCP application form.
 - b. for those sites described below, documentation relative to the volunteer status of all requestors, as well as information on previous owners or operators that may be considered responsible parties **and** their ability to fund remediation of the site. This documentation is required for:
 - i. real property listed in the registry of inactive hazardous waste disposal sites as a class 2 site, which may be eligible provided that DEC has not identified any responsible party for that property having the ability to pay for the investigation or cleanup of the property prior to the site being accepted into the BCP; or
 - ii. real property that was a hazardous waste treatment, storage or disposal facility having interim status pursuant to the Resource Conservation and Recovery Act (RCRA) program, which may be eligible provided that DEC has not identified any responsible party for that property having the ability to pay for the investigation or cleanup of the property prior to the site being accepted into the BCP.
 - c. for sites located within the five counties comprising New York City, in addition to (a) and if applicable (b) above, if the application is seeking a determination that the site is eligible for tangible property tax credits, sufficient information to demonstrate that the site meets one or more of the criteria identified in ECL 27 1407(1-a). **If this determination is not being requested in the application to participate in the BCP, the applicant may seek this determination at any time before issuance of a certificate of completion, using the BCP Amendment Application, except for sites seeking eligibility under the underutilized category.**
 - d. for sites previously remediated pursuant to Titles 9, 13, or 14 of ECL Article 27, Title 5 of ECL Article 56, or Article 12 of Navigation Law, relevant documentation of this remediation.

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

DETERMINATION OF A COMPLETE APPLICATION (continued)

4. If the application is found to be incomplete:
 - a. the requestor will be notified via email or phone call regarding minor deficiencies. The requestor must submit information correcting the deficiency to DEC within the 30-day review time frame; or
 - b. the requestor will receive a formal Letter of Incomplete Application (LOI) if an application is substantially deficient, if the information needed to make an eligibility determination identified in #4 above is missing or found to be incomplete, or if a response to a minor deficiency is not received within the 30-day period. The LOI will detail all of the missing information and request submission of the information. If the information is not submitted within 30 days from the date of the LOI, the application will be deemed withdrawn. In this case, the requestor may resubmit the application without prejudice.
5. If the application is determined to be complete, DEC will send a Letter of Complete Application (LOC) that includes the dates of the public comment period. The LOC will:
 - a. include an approved public notice to be sent to all parties on the Contact List included with the application;
 - b. provide instructions for publishing the public notice in the newspaper on the date specified in the letter, and instructions for mailing the notice to the Contact List;
 - c. identify the need for a certification of mailing form to be returned to DEC along with proof of publication documentation; and
 - d. specify the deadline for publication of the newspaper notice, which must coincide with, or occur before, the date of publication in the Environmental Notice Bulletin (ENB).
 - i. DEC will send a notice of the application to the ENB. As the ENB is only published on Wednesdays, DEC must submit the notice by the Wednesday before it is to appear in the ENB.
 - ii. The mailing to parties on the Contact List must be completed no later than the Tuesday prior to ENB publication. If the mailings, newspaper notice and ENB notice are not completed within the time-frames established by the LOC, the public comment period on the application will be extended to insure that there will be the required comment period.
 - iii. Marketing literature or brochures are prohibited from being included in mailings to the Contact List.

**NEW YORK STATE
DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

DATA SUMMARY TABLES

Data summary tables should include the following columns. Example tables are provided on the following page.

Soil Table:

Analytes > SCOs ^a	Detections > SCOs ^b	Max. Detection (ppm) ^c	SCO (ppm) ^d	Depth (ft bgs)
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Groundwater Table:

Analytes > AWQS ^e	Detections > AWQS ^f	Max. Detection (ppb) ^c	AWQS (ppb) ^g
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Soil Gas Table:

Analytes ^h	Total Detections	Max. Detection (ug/m ³) ^c	Type ⁱ
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^a Include all contaminants over the applicable soil cleanup objectives (SCOs). Column header should specify which SCOs are being compared to. (i.e. "RRSCOs" for Restricted Residential SCOs)

^b Number of detections over applicable SCOs. Specify which SCOs are being compared to in column header.

^c Maximum detection in parts per million (ppm) for soil, parts per billion (ppb) for groundwater, or micrograms per cubic meter (ug/m³) for soil gas.

^d List the respective SCO. Specify which SCOs are being compared to in column header.

^e Include all contaminants over Class GA Ambient Water Quality Standards (AWQS).

^f Number of detections over AWQS.

^g List the respective AWQS.

^h Include all chlorinated volatile organic compound (VOCs) detections.

ⁱ Specify type: soil vapor, sub-slab or indoor air.

Example Data Summary Tables

Soil Table:

Analytes > RR SCOs	Detections > RR SCOs	Maximum Detection (ppm)	RR SCO (ppm)	Depth (ft bgs)
Benzo(a)anthracene	3	11	1	5 – 7
Benzo(a)pyrene	4	15	1	5 – 7
Benzo(b)fluoranthene	5	15	1	5 – 7
Benzo(k)fluoranthene	1	5.3	3.9	5 – 7
Indeno(1,2,3-cd)pyrene	7	8.4	0.5	5 – 7
barium	2	967	400	0.5 – 2.5
cadmium	2	94.1	4.3	6 – 8
lead	3	1,790	400	0.5 – 2.5

Groundwater Table:

Analytes > AWQS	Detections > AWQS	Max. Detection (ppb)	AWQS (ppb)
Benz(a)anthracene	2	0.2	0.002
Benzo(a)pyrene	2	0.221	ND
Benzo(b)fluoranthene	2	0.179	0.002
Benzo(k)fluoranthene	2	0.189	0.002
Indeno(1,2,3-cd)pyrene	2	0.158	0.002
Tetrachloroethene (PCE)	1	12	5

Soil Gas Table:

Analytes	Total Detections	Max. Detection ($\mu\text{g}/\text{m}^3$)	Type
Carbon tetrachloride	1	0.84	Soil vapor
Methylene chloride	1	2.6 J	Soil vapor
Tetrachloroethene	2	47	Soil vapor
Trichloroethene	1	1.2	Soil vapor
Trichlorofluoromethane	1	21	Soil vapor



TABLES

TABLE 1
Summary of Soil Data from 1996¹

Analyte	Number of Analyses	Detections >SCO ²	Max Detection (ppm)	SCO ² (ppm)	Depth (ft bgs)
Arsenic	7	2	143	16	1.0-4.5
Barium	7	0	151	400	1.0-4.5
Cadmium	7	1	10.3	9.3	1.0-4.5
Chromium	7	0	13.6	1500	1.0-4.5
Lead	7	1	3800	1000	1.0-4.5
Mercury	7	0	0.49	2.8	1.0-4.5
Selenium	7	0	13.4	180	1.0-4.5
Silver	7	0	Not Detected	180	1.0-4.5

Notes:

1. Laboratory Data provided in Environmental Soil Sampling Report Corning Glass Center Expansion Project (4/1997) attached to this document.
2. SCO - Soil Cleanup Objective, Commercial , Subpart 375-6 Remedial Program

TABLE 2
Summary of Groundwater Data from
Cooling and Heating Production Wells from 2017-2020¹

Analyte	Number of Analyses	Detections >AWQS ²	Max Detection (ppb)	AWQS ² (ppb)
1,1,1,2-Tetrachloroethane	14	0	No Detections	5
1,1,1-Trichloroethane	14	0	No Detections	5
1,1,2,2-Tetrachloroethane	14	0	No Detections	5
1,1,2-Trichloroethane	14	0	No Detections	1
1,1-Dichloroethane	14	0	No Detections	5
1,1-Dichloroethene	14	0	No Detections	5
1,1-Dichloropropene	14	0	No Detections	5
1,2,3-Trichlorobenzene	14	0	No Detections	5
1,2,3-Trichloropropane	14	0	No Detections	0.04
1,2,4-Trichlorobenzene	14	0	No Detections	5
1,2,4-Trimethylbenzene	14	0	0.7	5
1,2-Dichlorobenzene	23	0	No Detections	3
1,2-Dichloroethane	23	0	No Detections	0.6
1,2-Dichloropropane	14	0	No Detections	1
1,3,5-Trimethylbenzene	14	0	No Detections	5
1,3-Dichlorobenzene	14	0	No Detections	3
1,3-Dichloropropane	14	0	No Detections	5
1,4-Dichlorobenzene	14	0	No Detections	3
2,2-Dichloropropane	14	0	No Detections	5
2-Chlorotoluene	14	0	No Detections	5
4-Chlorotoluene	14	0	No Detections	5
4-Isopropyltoluene	14	0	No Detections	5
4-Methyl-2-pentanone	9	0	No Detections	No Standard
Acetone	9	0	No Detections	50
Benzene	23	0	0.5	1
Bromobenzene	14	0	No Detections	5
Bromochloromethane	14	0	No Detections	5
Bromodichloromethane	14	0	No Detections	50
Bromoform	14	0	No Detections	50
Bromomethane	14	0	No Detections	5
Carbon tetrachloride	14	0	No Detections	5
Chlorobenzene	23	0	No Detections	5
Chloroethane	14	0	No Detections	5
Chloroform	23	0	No Detections	7
Chloromethane	14	0	No Detections	5
cis-1,2-Dichloroethene	14	0	No Detections	5
cis-1,3-Dichloropropene	14	0	No Detections	0.4
Dibromochloromethane	14	0	No Detections	50
Dibromomethane	14	0	No Detections	5
Dichlorodifluoromethane	14	0	No Detections	5

TABLE 2
Summary of Groundwater Data from
Cooling and Heating Production Wells from 2017-2020¹

Analyte Number of	Analyses	Detections >AWQS ²	Max Detection (ppb)	AWQS ² (ppb)
Ethylbenzene	14	0	3.1	5
Hexachlorobutadiene	14	0	No Detections	0.5
Isopropylbenzene	14	0	0.6	5
m,p-Xylene	14	0	No Detections	5
Methyl tert-butyl ether	14	0	No Detections	No Standard
Methylene chloride	23	0	No Detections	5
n-Butylbenzene	14	0	No Detections	5
n-Propylbenzene	14	0	No Detections	5
o-Xylene	14	0	0.6	5
sec-Butylbenzene	14	0	No Detections	5
Styrene	14	0	No Detections	5
tert-Butylbenzene	14	0	No Detections	5
Tetrachloroethene	14	0	No Detections	5
Tetrahydrofuran	9	0	No Detections	50
Toluene	23	0	No Detections	5
trans-1,2-Dichloroethene	14	0	0.6	5
trans-1,3-Dichloropropene	14	0	No Detections	0.4
Trichloroethene	14	0	No Detections	5
Trichlorofluoromethane	14	0	No Detections	5
Vinyl chloride	14	0	No Detections	2

Notes:

1. Copies of the Lab Reports are attached to this document.
2. AWQS - Ambient Water Quality Standards, Class GA Technical and Operational Guidance Series (TOGS) 1.1.1
3. None of the detected concentrations exceeded the AWQS.

TABLE 3

Summary of Groundwater Data from City of Corning Annual Drinking Water Quality Report¹

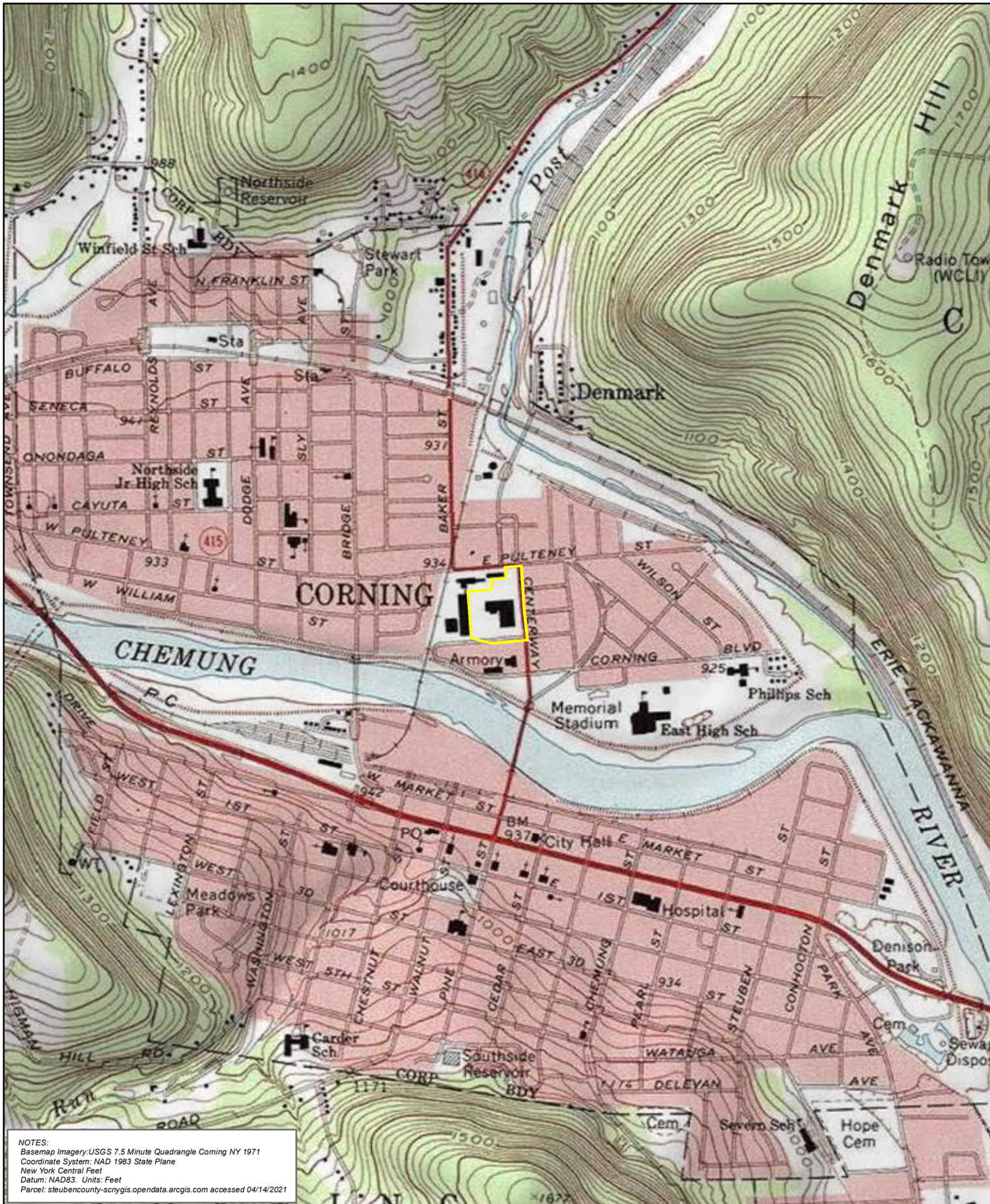
Analyte	Number of Analyses	Detections >AWQS ²	Max Detection	Units	AWQS ²
Barium	4	0	290	ug/L	10000
Chromium	4	0	3	ug/L	50
Copper	Not Reported ³	Not Reported ³	790	ug/L	200
Fluoride	1	0	150	ug/L	1500
Lead	Not Reported ⁴	0	19	ug/L	25
Nickel	4	0	3.1	ug/L	100
Nitrate	4	0	2800	ug/L	10000
Selenium	3	0	2.9	ug/L	10
Sodium	4	4	150000	ug/L	20000
Radioactive Analytes					
Gross Alpha	4	0	4.68	pCi/L	15
Gross Beta	4	0	1.56	pCi/L	1000
Radium 226	4	0	0.13	pCi/L	3
Radium 228	4	0	0.44	pCi/L	5
Uranium	4	0	0.332	ug/l	No Standard

Notes:

1. Data from Annual Drinking Water Quality Report for 2020, City of Corning. A copy of the report is attached to this document.
2. AWQS - Ambient Water Quality Standards, Class GA Technical and Operational Guidance Series 1.1.1
3. City of Corning Annual Drinking Water Quality Report for 2020 reported copper concentrations from 28 to 790 ug/L with a 90th percentile of 600 ug/L.
4. City of Corning Annual Drinking Water Quality Report for 2020 reported lead concentrations from 1 to 19 ug/L with a 90th percentile of 11 ug/L.



FIGURES



NOTES:
 Basemap Imagery: USGS 7.5 Minute Quadrangle Corning NY 1971
 Coordinate System: NAD 1983 State Plane
 New York Central Feet
 Datum: NAD83. Units: Feet
 Parcel: steubencounty-scnrgis.opendata.arcgis.com accessed 04/14/2021



Legend

Site

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0 425 850 1,275 Feet

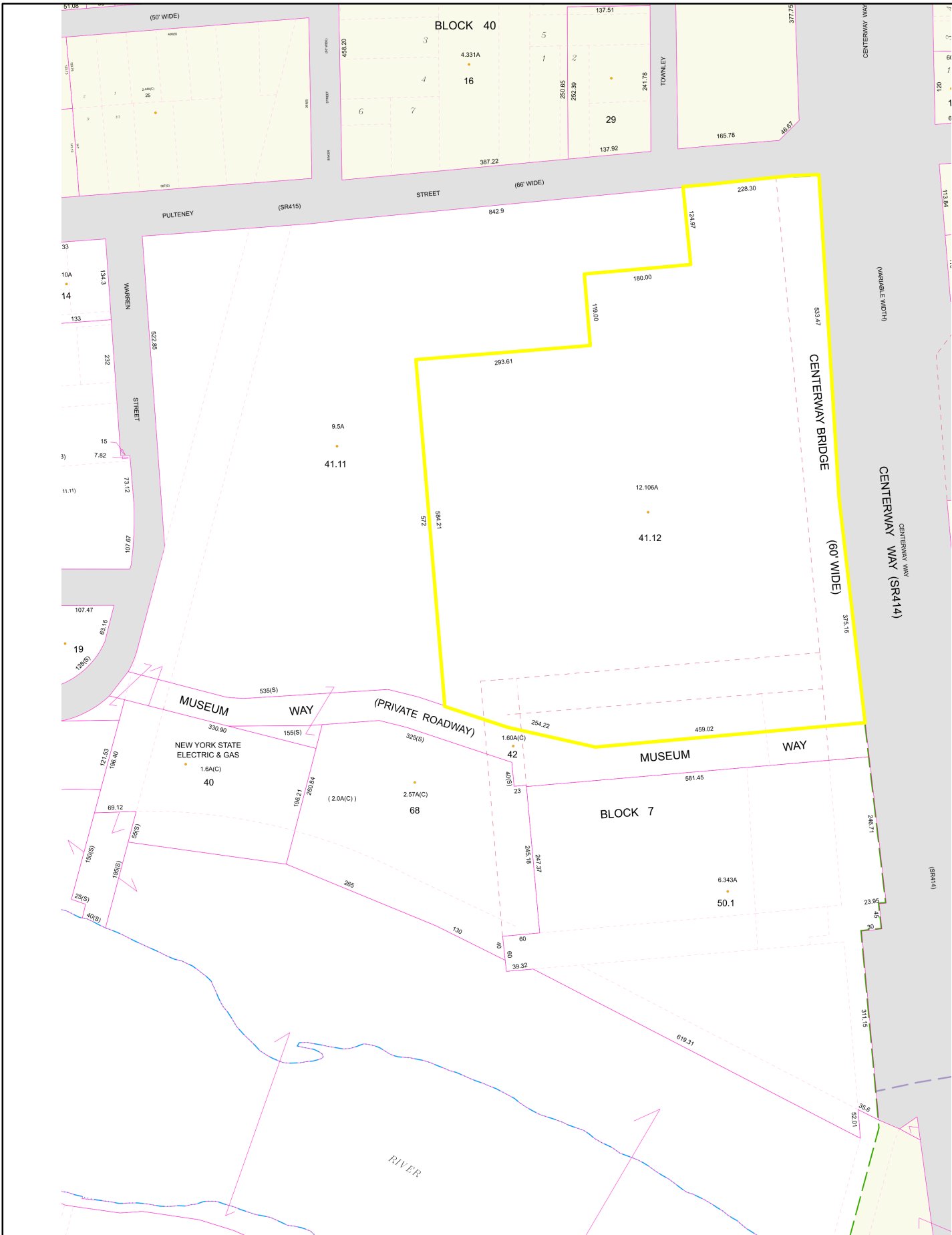
0 150 300 450 Meters

AECOM

Figure 1
 Site Location

1 Museum Way
 Corning NY

4/14/2021

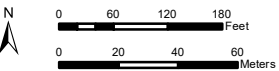


Legend

Site

NOTES:
 Basemap: City of Corning,
 Tax Map Section 317.08
 Revised Date 04/02/2020
 Downloaded from
<https://cityofcorning.sdgny.com/>
 Coordinate System: NAD 1983 State Plane
 New York Central Feet
 Datum: NAD83. Units: Feet

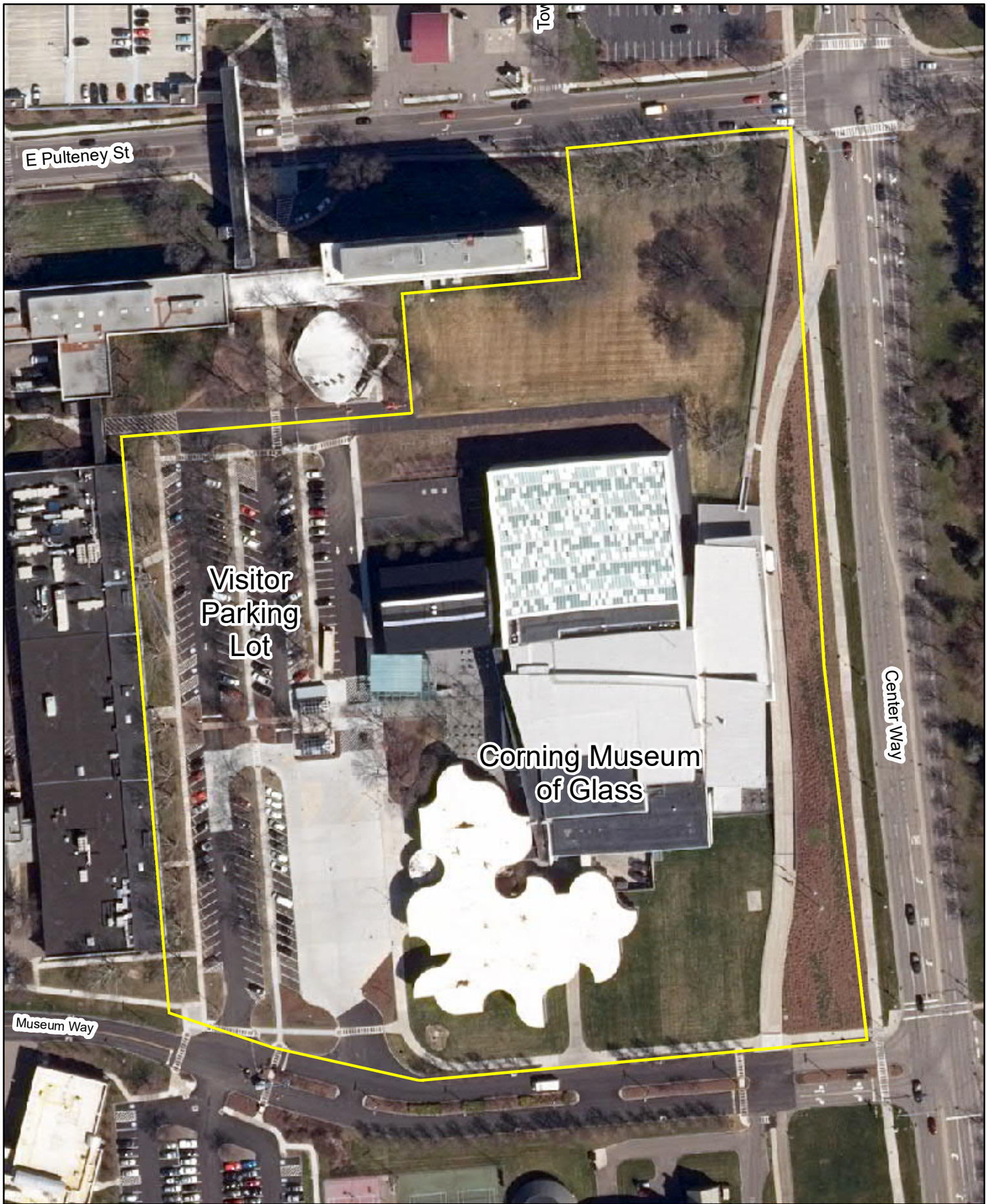
CONFIDENTIAL SETTLEMENT
 INADMISSABLE IN THIS OR ANY
 PROCEEDING



AECOM
 Figure 2
 Tax Map

1 Museum Way
 Corning NY

4/21/2021



Legend

Site

NOTES:
 Basemap: 2016 NYS Statewide
 Digital Orthoimagery
 Downloaded from <https://gis.ny.gov/>
 Coordinate System: NAD 1983 State Plane
 New York Central Feet
 Datum: NAD83. Units: Feet

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 PROCEEDING



0 30 60 90
 Feet

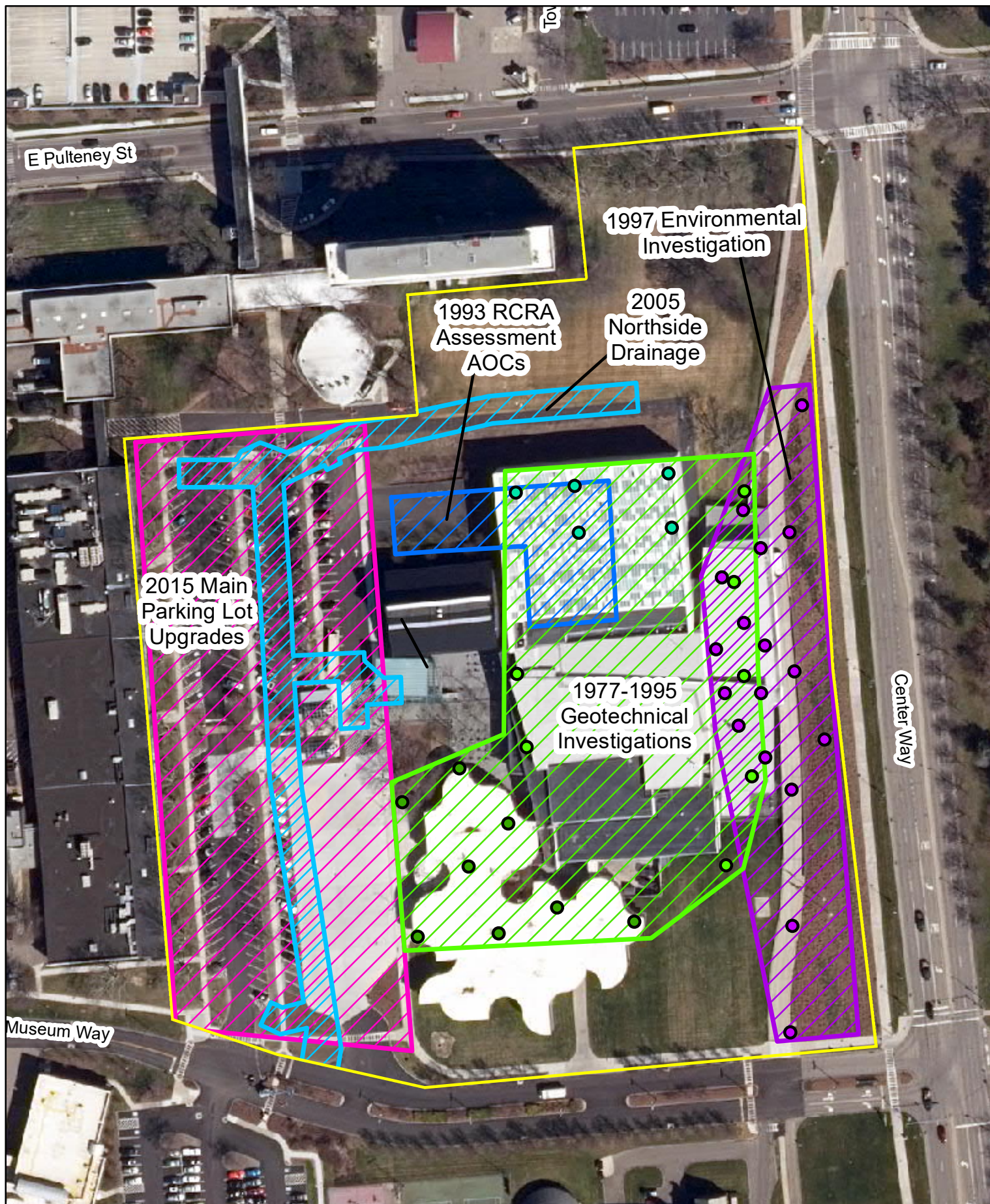
0 10 20 30
 Meters

AECOM

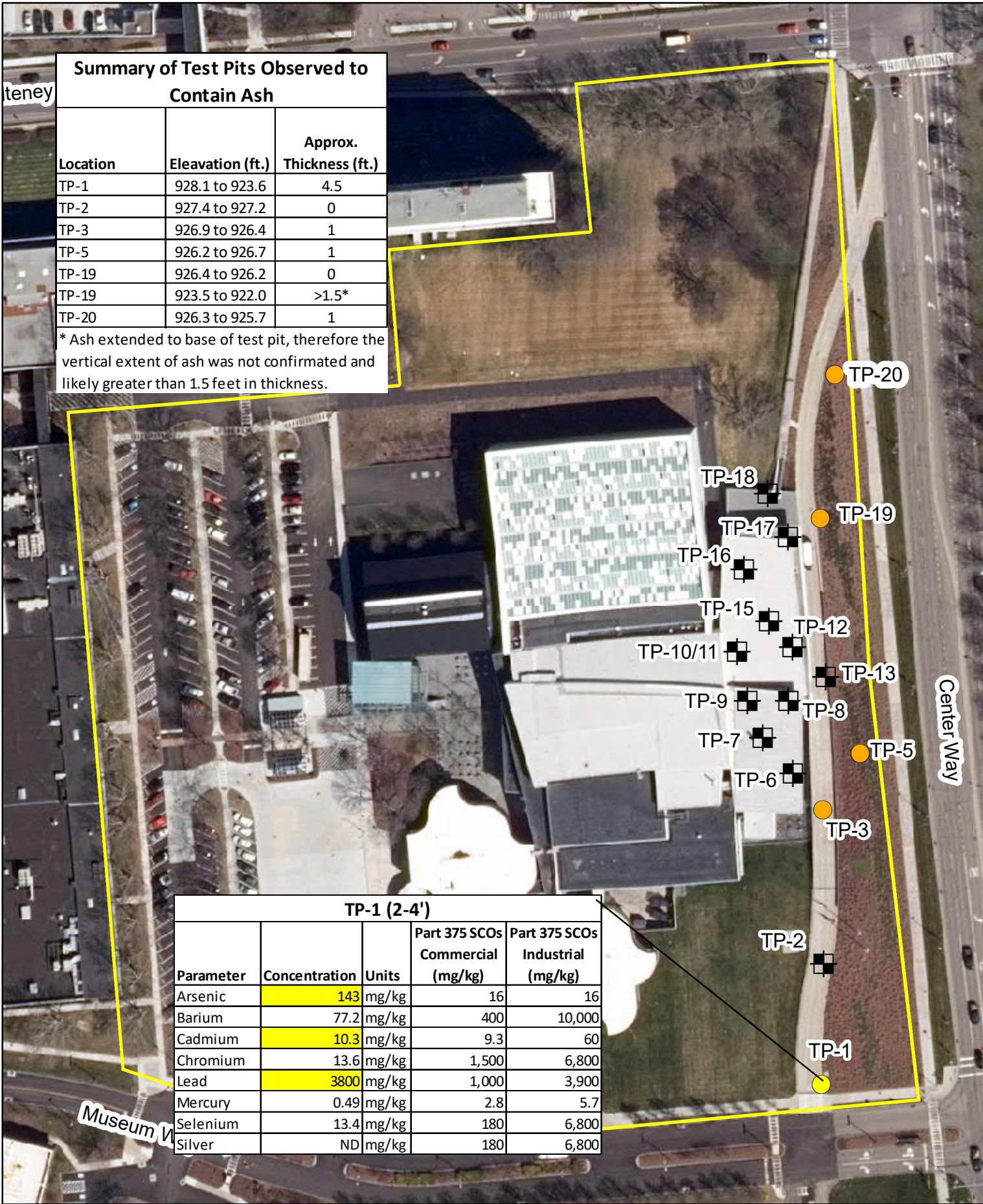
Figure 3
 Site Plan

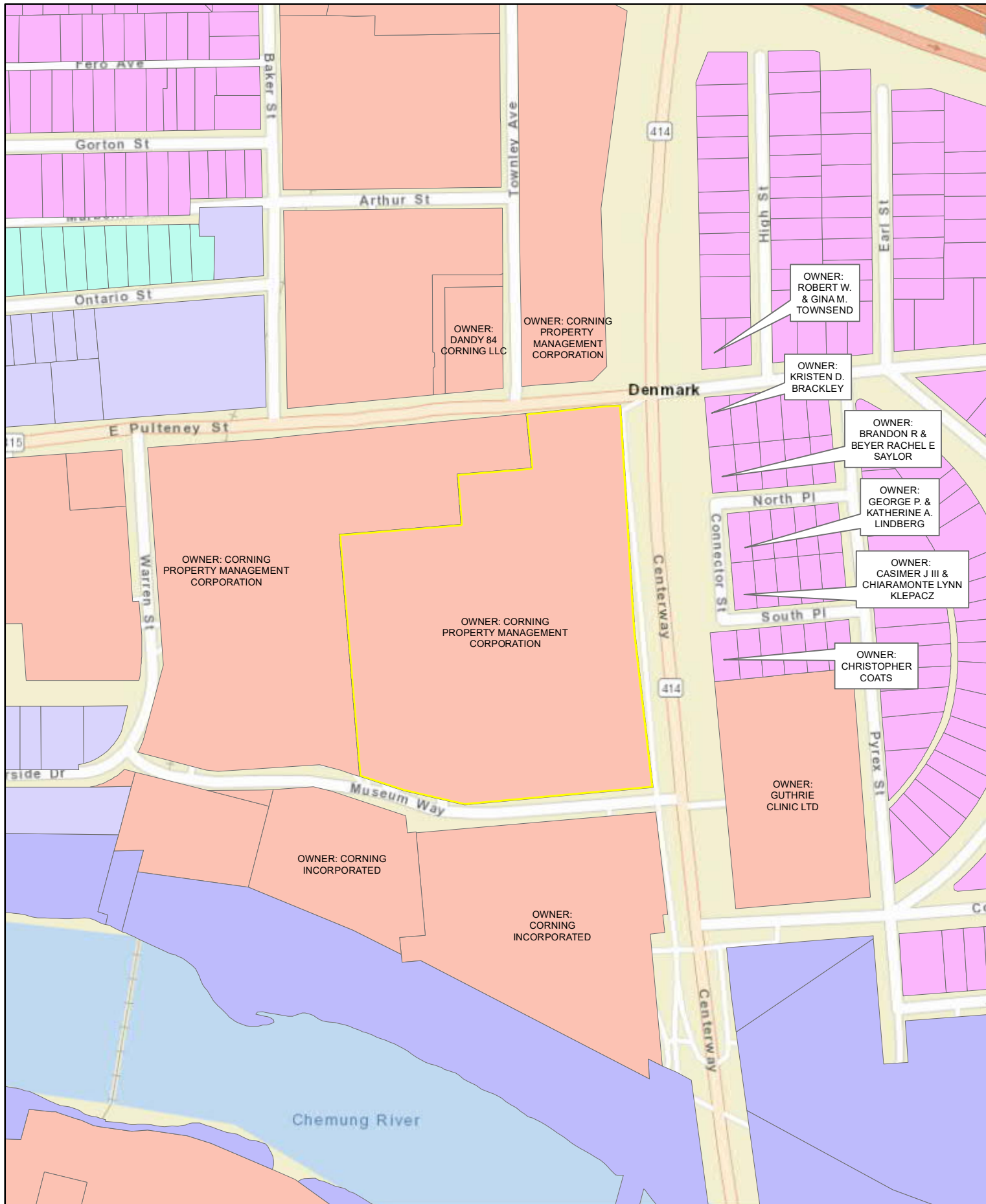
1 Museum Way
 Corning NY

4/14/2021



<p>Legend</p> <ul style="list-style-type: none"> Site 1993 RCRA Assessment AOCs 1995 Geotechnical Investigation 1997 Environmental Investigation 2005 Northside Drainage 2015 Main Parking Lot Upgrades ● 1995 Geotechnical Report Borings ● 1977 Geotechnical Boring ● 1984 Geotechnical Boring ● 1995 Geotechnical Boring ● 1997 Environmental Investigation ● 1997 Environmental Boring 	<p>NOTES: Basemap: 2016 NYS Statewide Digital Orthoimagery Downloaded from https://gis.ny.gov/ Coordinate System: NAD 1983 State Plane New York Central Feet Datum: NAD83. Units: Feet</p>	<p>CONFIDENTIAL SETTLEMENT INADMISSABLE IN THIS OR ANY PROCEEDING</p> <div style="text-align: center;"> <p>N</p> <div style="display: flex; align-items: center;"> <div style="width: 100px; border-bottom: 1px solid black; margin-right: 5px;"></div> <div style="text-align: center; margin-right: 5px;">0 30 60 90</div> <div style="text-align: center;">Feet</div> </div> <div style="display: flex; align-items: center;"> <div style="width: 100px; border-bottom: 1px solid black; margin-right: 5px;"></div> <div style="text-align: center; margin-right: 5px;">0 10 20 30</div> <div style="text-align: center;">Meters</div> </div> </div>	<p style="text-align: center;">AECOM</p> <p style="text-align: center;">Figure 4</p> <p style="text-align: center;">Previous Investigation and Remediation Overview</p> <p>1 Museum Way Corning NY</p> <p style="text-align: right;">4/28/2021</p>
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Legend

Site

Zoning Designation

- R2 (Residential Moderate Density)
- R1 (Residential Low Density)
- PC (Public Conservation)
- C (Commercial)
- BD (Business Development)

NOTES:

Basemap Data: City of Corning Zoning Map dated 3/7/2019 downloaded from <https://www.cityofcorning.com> on 04/21/2021

Owner Informatino: Stueben County Tax Maps

Coordinate System: NAD 1983 State Plan New York Central Feet

Datum: NAD83. Units: Feet

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0 80 160 240 Feet

0 30 60 90 Meters

AECOM

Figure 6
Surrounding Land Usage

1 Museum Way
Corning NY

4/21/2021



Legend

Site

Approximate Land Coverage Areas

- Buildings
- Concrete/Pavement
- Grass

NOTES:
 Basemap: 2016 NYS Statewide
 Digital Orthoimagery
 Downloaded from <https://gis.ny.gov/>
 Coordinate System: NAD 1983 State Plane
 New York Central Feet
 Datum: NAD83. Units: Feet

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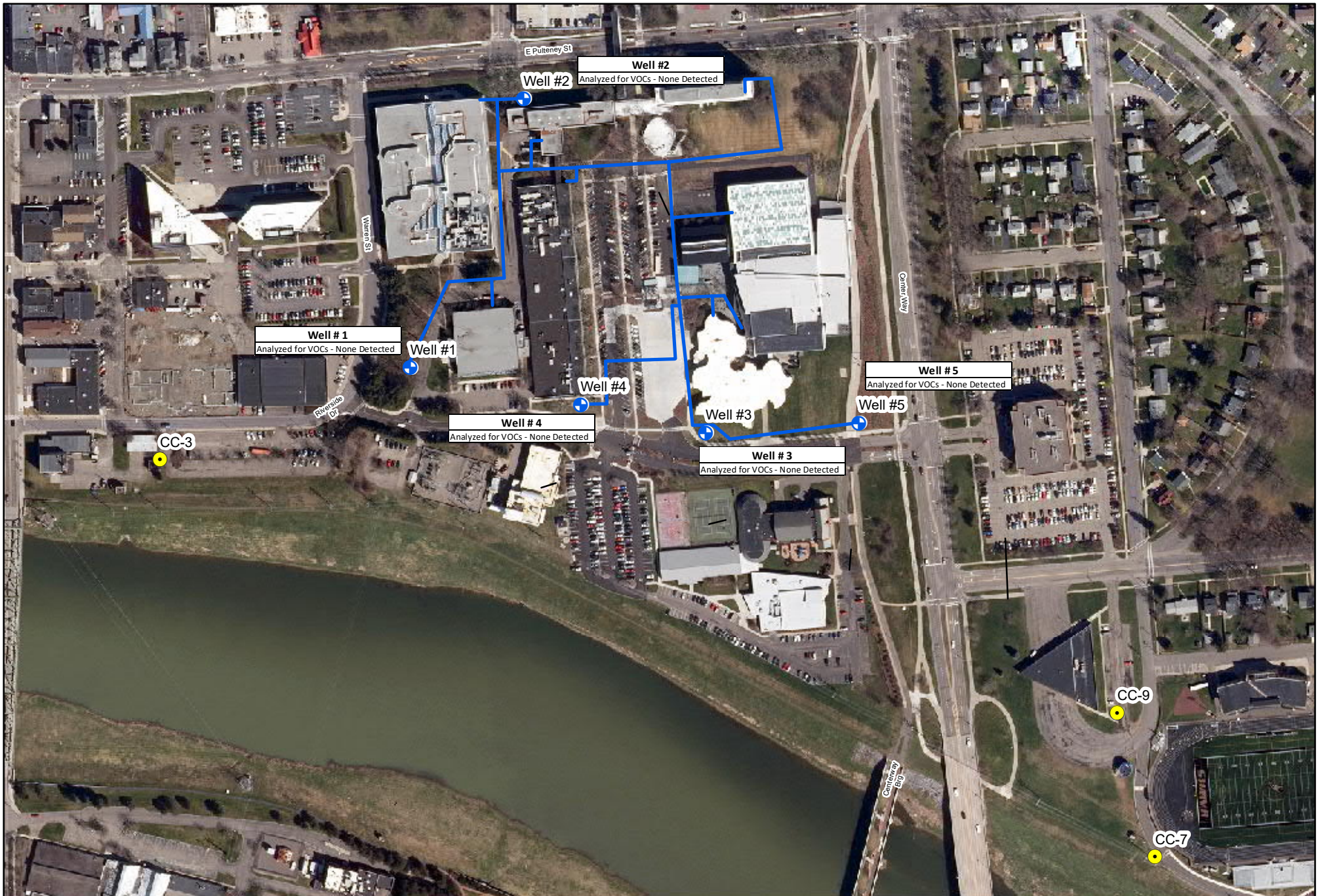
0 30 60 90 Feet
 0 10 20 30 Meters

AECOM

Figure 7
 Current Land
 Coverage

1 Museum Way
 Corning NY

4/20/2021



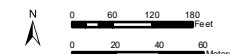
Legend

- Water Supply Wells
- City of Corning Wells
- Well Water Supply

NOTES:
 Basemap: 2016 NYS Statewide
 Digital Orthorectification
 Downloaded from <https://gis.ny.gov/>
 Coordinate System: NAD 1983 State Plane
 New York Central Feet
 Datum: NAD83. Units: Feet

VOCs - Volatile Organic Compounds

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 PROCEEDING



AECOM
 Figure 8
 Current Water
 Supply System



ATTACHMENT A (BCP APPLICATION PART A – SECTIONS I – IV)

- A-1 ENTITY INFORMATION**
- A-2 PROJECT DESCRIPTION**
- A-3 INVESTIGATION REPORT**
- A-4 LIST OF PERMITS**
- A-5 PROPERTY DESCRIPTION NARRATIVE**

ATTACHMENT A-1: ENTITY INFORMATION**NYS Department of State****Division of Corporations****Entity Information**

The information contained in this database is current through March 24, 2021.

Selected Entity Name: CORNING INCORPORATED

Selected Entity Status Information

Current Entity Name: CORNING INCORPORATED

DOS ID #: 49779

Initial DOS Filing Date:

County: STEUBEN

Jurisdiction: NEW YORK

Entity Type: DOMESTIC BUSINESS CORPORATION

Current Entity Status: ACTIVE

Selected Entity Address Information

DOS Process (Address to which DOS will mail process if accepted on behalf of the entity)

CORNING INCORPORATED

ATTN: CORPORATE SECRETARY

ONE RIVERFRONT PLAZA

CORNING, NEW YORK, 14831

Chief Executive Officer

WENDELL P WEEKS

ONE RIVERFRONT PLAZA

CORNING, NEW YORK, 14831-0001

Principal Executive Office

CORNING INCORPORATED

ONE RIVERFRONT PLAZA

CORNING, NEW YORK, 14831-0001

Registered Agent

CORPORATION SERVICE COMPANY

80 STATE STREET

ALBANY, NEW YORK, 12207-2543

This office does not record information regarding the names and addresses of officers, shareholders or directors of nonprofessional corporations except the chief executive officer, if provided, which would be listed above. Professional corporations must include the name(s) and address(es) of the initial officers, directors, and shareholders in the initial certificate of incorporation, however this information is not recorded and only available by [viewing the certificate](#).

*Stock Information

of Shares Type of Stock \$ Value per Share

3800000000	Par Value	.5
10000000	Par Value	100

*Stock information is applicable to domestic business corporations.

Name History

Filing Date	Name Type	Entity Name
APR 28, 1989	Actual	CORNING INCORPORATED
DEC 24, 1936	Actual	CORNING GLASS WORKS

A **Fictitious** name must be used when the **Actual** name of a foreign entity is unavailable for use in New York State. The entity must use the fictitious name when conducting its activities or business in New York State.

NOTE: New York State does not issue organizational identification numbers.

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ATTACHMENT A-2: PROJECT DESCRIPTION

The property proposed for entry into the Brownfield Cleanup Program (BCP) is located at 1 Museum Way, Corning, NY in Steuben County. The property is bounded by Centerway to the east, Museum Way to the south, neighboring properties to the west, and neighboring properties and Pulteney Street to the north (Figure 1). The property occupies Tax Lot 41.12 of Tax Block 1 in Section 317.08 and encompasses approximately 12.11 acres (Figure 2). As shown on Figure 3, the property is currently occupied by Corning Museum of Glass (CMOG) and a visitor parking lot. Based on previous investigations at the Site (Figure 4) there are metal impacts to the soil (Figure 5). The property is zoned as business development (Figure 6).

The property is currently covered with a combination of buildings, asphalt, concrete and grass. The permeable cover (grass) makes up approximately 38 percent of the area. The buildings account for approximately 30 percent of the cover and asphalt, concrete cover the remaining 32 percent. The approximate areas of the cover types are shown in Figure 7.

Proposed Investigation Plan

The objective of the plan is to verify that a sufficient cover exists and then to inspect, monitor, and maintain the cover system periodically. The proposed plan will be submitted separately for NYSDEC review and approval but, in general, will include soil sampling in select areas to verify sufficient cover. Samples will be taken to a depth of 2 feet below ground surface (bgs). Samples will be collected from 0-2 inches bgs and 2 to 24 inches bgs. The soil will be examined in the field for physical description and screened using a photoionization detector (PID). The samples will be analyzed for TAL metals and semi-volatile organic compounds (SVOCs). The concentrations will be compared to the applicable New York State Department of Environmental Conservation (NYSDEC) Soil Cleanup Objectives (SCOs) for Commercial properties as defined by New York Codes, Rules and Regulations (NYCRR) Subpart 375-6.

Proposed Management Plan

Site management will include periodic inspection and if required, maintenance of the cover system.

Projected Schedule

A draft investigation work plan will be submitted within 30 days of acceptance of the application. It is assumed the work plan will be submitted by March 1, 2022. If so, then it is anticipated that the investigation will be initiated by May 1, 2022, and completed by June 15, 2022. Please note the investigation schedule is subject to favorable weather conditions. It is anticipated that the investigation report will be submitted by August 15, 2022. The Certificate of Completion is anticipated to be received by November 15, 2022.

ATTACHMENT A-3: INVESTIGATION REPORT

In 2015, NYSDEC identified the property as a potential inactive hazardous waste disposal site warranting further investigation. Previous investigations have documented exceedances of soil cleanup objectives (SCOs) for commercial/industrial properties as defined by Part 375-6 for metals, specifically arsenic, lead and cadmium. The investigation areas are shown in Figure 4. Historical soil sampling results are shown in Figure 5, with exceedances highlighted. The reports documenting the impacts on the Site and a discussion of each report are provided below.

Reports and Drawings:

The following is the list of environmental reports and drawings available for the Site. Copies of the reports are separately attached to this document (provided electronically by CD in the hard copy submission).

1. Preliminary RCRA Facility Assessment, Corning, Inc., Steuben Plant/Fulton Street Facility. Corning, NY. Prepared for USEPA by TRC. November 1993.
2. Report of Geotechnical Investigation, Corning 2000 Project Glass Center Addition and Renovation. Corning, NY. Prepared by H.C. Nutting Company. 1995.
3. Environmental Soil Sampling Report, Corning Glass Center Expansion Project. Corning, NY. Prepared Haley and Aldrich of New York. April 1997.
4. [2005-2006 Northside Drainage Project Drawings]
5. Report on ASTM Phase I Environmental Site Assessment, Corning Incorporated – Steuben Factory, One Steuben Way, Corning, NY. Prepared by Haley and Aldrich of New York. July 2008.
6. [2015 CMOG Main Parking Lot Improvements Drawing]
7. Adirondack Environmental Services, Inc. Corning Wells Sampling Report. September 2017.

8. Adirondack Environmental Services, Inc. Corning Wells Sampling Report. January 2019.
9. City of Corning. Annual Drinking Water Quality Report for 2020.
10. Adirondack Environmental Services, Inc. Downtown Wells Sampling Report. February 2021.

A discussion of the findings of these reports and, where applicable, the documented exceedances above applicable SCOs are provided below. In brief, three metals were present in a test pit on the southeast side of the property at concentrations above the applicable SCOs: arsenic (143 mg/kg), cadmium (3,800 mg/kg) and lead (10.3 mg/kg). Soil excavated from the northern drainage area in the center of the property exhibited lead concentrations exceeding the applicable SCOs.

Previous Investigations and Remediations:

1. 1993 RCRA Facility Assessment

A Preliminary RCRA Facility Assessment for USEPA identified the following five Areas of Concern (AOCs) at the Steuben Glass Facility:

- Bag house dust collector,
- Hazardous waste hopper,
- Temporary drum accumulation area,
- Floor drains, and
- Satellite accumulation areas

The location of the AOCs is shown in Figure 4. There were no documented releases per assessment report.

2. 1995 Geotechnical Investigation

A geotechnical investigation was conducted in 1995 by H.C. Nutting Company as part of the Glass Center additions and renovations. The purpose of the report was to provide recommendations for foundation and floor slab support and other structural considerations for the expansion activities on the east and west side of the Glass Center. A total of 20 borings were reviewed in the report. In addition to the 7 borings (95-1 through 95-6 and 95-6A) installed in 1995, there were 8 borings (77-2 through 77-8 and 77-10) drilled in 1977 and 5 borings (84-1 through 84-5) drilled in 1984. The 1995 borings were drilled to depths of 22 to 26.5 ft below grade surface (bgs). No chemical analyses were performed. In addition to native soils, variable non-native soil consisting of firm

fine to coarse sand and gravel, cinders loose organic silt with glass fragments and/or wood was observed in 16 of the borings ranging from 2.5 to 8.5 feet in thickness. The approximate locations of the previous soil borings and the seven soil borings installed in 1995 are shown in Figure 4.

3. 1997 Environmental Soil Sampling

In 1997, Haley & Aldrich installed 20 test pits to depths of 2 to 10 feet. When ash was observed, analytical samples were collected at 1 to 2 ft bgs and analyzed for total metals to determine soil handling requirements in association with expansion and modifications to the Corning Museum of Glass (CMOG). One location (TP-1) had exceedances of the commercial SCOs for arsenic, lead and cadmium. The locations of the test pits on the property and exceedances are shown in Figure 5.

4. 2005 Northside Drainage Project

Approximately 1,300 tons of lead impacted soil excavated and transported for off-site disposal. The location of the drainage project is shown in Figure 4.

5. 2008 ASTM Phase 1 Environmental Site Assessment

In 2008, Haley & Aldrich of New York performed a Phase I environmental site assessment (Phase I ESA). The Phase I ESA included both the Site at 1 Museum Way and the property to the south at 8 Museum Way. The objective of the Phase I ESA was to identify Recognized Environmental Conditions (RECs), defined as “the presence or likely presence of any hazardous substances or petroleum products on property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on a property or into the ground, groundwater, or surface water of the property.” The Phase I ESA also reviewed historical data to identify historical RECs and known or Suspected Environmental Conditions (SECs). Two areas of potential low impacts were identified. The REC identified was in connection to the Interim Status hazardous waste storage facility located to the south of the property and the SEC identified was in connection with the Merchant Oil Company located to the west of the property from at least 1913 to at least the 1940s and a filling station located to the south along Centerway in the 1960s.

In addition to the ASTM scope the Phase I ESA also noted that the subject site:

- Identified as a Large Quantity Generator (EPA Hazardous Waste ID# NYD000824359),
- Maintained an Industrial Sewer Use Permit (permit number SIU-05) and discharged treated wastewater to the City of Corning publicly owned treatment works under applicable Industrial Pretreatment Requirements for the Glass Manufacturing Point Source Category under EPA Regulations 40 CFR Part 426.
- Maintained an Air Facility Registration Certificate for emissions under NYSDEC 6 NYCRR Part 201-4 (ID number 8-4603-00012/0200)
- Maintained a “certification of non-exposure” (ID# HP-ST-01) for storm water associated with industrial activities.

The conclusion of the report was that neither the REC nor the SEC identified appeared to represent significant environmental business risk.

6. 2015 CMOG Main Parking Lot Improvements

The paved parking lot was removed and replaced. The work included excavation for and installation of stormwater collection and other utilities. Ash, brick or glass were observed in some areas. Excavated materials were segregated and sampled for petroleum hydrocarbons and for the TCLP metals. The materials were non-hazardous and transported for off-site disposal. The locations of the parking lot upgrades are shown in Figure 4.

7. Adirondack Environmental Services, Inc. Corning Wells Sampling Report. September 2017

Five groundwater production wells, used for heating and cooling of buildings at Houghton Park and CMOG, have been installed on or in the direct vicinity of the Steuben Glass Facility. The wells were installed between 1955 and 1996 and have an allowable withdrawal rate of up to approximately 4 million gallons per day (MGD). The well water is periodically sampled and tested for VOCs, and all VOCs are consistently below quantitation limits. Figure 8 presents the locations of the production wells.

8. Adirondack Environmental Services, Inc. Corning Wells Sampling Report. January 2019

Refer to Number 7 above.

**9. Adirondack Environmental Services, Inc. Downtown Wells Sampling Report.
February 2021**

Refer to Number 7 above.

ATTACHMENT A-4: LIST OF PERMITS

Type of Permit	Issuing Agency	Description
State Pollutant Discharge Elimination System (SPDES) Permit	NYSDEC	NY0087084
Waste Generator ID	USEPA	EPA ID NYG000059312

ATTACHMENT A-5: PROPERTY DESCRIPTION NARRATIVE

Location

As shown in Figure 1 and 2, the Steuben Glass Facility property is located at 1 Museum Way, Corning, NY in a commercial area.

Site Features

As shown on Figure 3, the property is currently occupied by Corning Museum of Glass (CMOG) and a visitor parking lot. The property is currently covered with a combination of buildings, asphalt, concrete and grass. The permeable cover (grass) makes up approximately 38 percent of the area. The buildings account for approximately 30 percent of the cover and asphalt, concrete cover the remaining 32 percent. The approximate areas of the cover types are shown in Figure 7.

Current Zoning and Land Use

As shown in Figure 6, the property is currently active and is zoned BD for business development use. The surrounding parcels are currently used for a combination of business development,

commercial, commercial/industrial light and, across Centerway, residential. The Site currently houses the Corning Museum of Glass (CMOG) and associated parking and greenspace.

Past Use of Property

Prior to the construction of the Steuben Glass Facility, the property was undeveloped and used for residential purposes. Based on information known to date, the former Steuben Glass Facility was built by Corning Glass Works in 1951. The property was used in the manufacturing/finishing of Steuben Glass products. A portion of the former Steuben Glass Facility was developed into the CMOG.

In 1995, as part of expansion activities at the Glass Center, test borings were drilled. During the investigation activities, test boring logs from previous construction activities (1966, 1977, and 1984) were also reviewed. In some of the test borings, non-native soil containing cinders and ash were observed. The area was investigated further in 1997 to determine the proper handling and disposal of soils excavated during the expansion activities. If non-native soil was present the soil was analyzed for metals. From 2005-2006, approximately 1,300 tons of soil with lead impacts was excavated during the northern drainage project for the CMOG. In 2015, the parking lot was removed and replaced. The work included excavation for and installation of stormwater collection and other utilities. Ash, brick or glass were observed in some areas. Excavated materials were segregated and sampled for petroleum hydrocarbons and for the TCLP metals. The materials were non-hazardous and transported for off-site disposal. In 2015, NYSDEC identified the property as a potential inactive hazardous waste disposal site warranting further investigation.

Site Geology and Hydrogeology

According to the 1997 soil sampling report, the topsoil generally consists of dark brown organic soils less than 0.5 foot in thickness, with selected locations more than 1 foot in thickness. There is a layer of fill consisting of reworked native soils primarily containing brown to light-brown silty clay ranging in thickness from approximately 2 to 4 feet across the property. Below the reworked native layer is a layer of lacustrine derived sediments consisting of brown silty clay. Alluvial deposits consisted of fine to coarse sand with cobbles that were generally encountered at the base of test borings excavated below 8-10 feet bgs. In addition to the above soil types, the property contains two types of non-native soils: coarse brown sand, and black ash-like material.

Based on a review of the regional soil maps in the Phase 1 ESA, the property vicinity is underlain by Tioga Silt loam soils and well drained soils that generally are free of stone fragments within the top 4 feet. During normal times the depth to ground water is within 10 feet of the surface. Geologic information indicates that rocks in the area are from the Paleozoic era, the Devonian system and the Upper Devonian series. The rock is described as a stratified sequence.

Based on the surface topography and site observations, surface water at the property appears to flow to catch basins in the surrounding parking lots. Also based on topography, regional groundwater flow is anticipated to be in the south, generally towards Chemung River, located approximately ¼ of a mile from the property. According to the EDR, the property is not located within a floodplain. The Site is serviced with public water and sewage by the City of Corning.

Environmental Assessment

Based on investigations to date, the primary constituents of concern for the property include arsenic, cadmium and lead.

Soil - The remaining contamination at the site is expected to be localized. Only one sample out of the five analyzed had concentrations above the Soil cleanup objectives (SCOs) as defined by Part 375-6 for commercial/industrial properties. Three metals were present in the test pit on the southeast side of the property (TP-1) at concentrations above the applicable SCOs: arsenic (143 mg/kg), cadmium (10.3 mg/kg) and lead (3,800 mg/kg). The soil excavated from the northern drainage area in the center of the property exhibited lead concentrations exceeding the applicable SCOs. The exceedances are highlighted in Figure 5.

Groundwater - Five groundwater production wells, used for heating and cooling of buildings at Houghton Park and CMOG, have been installed on or in the direct vicinity of the Steuben Glass Facility. The wells were installed between 1955 and 1996 and have a total allowable withdrawal rate of up to approximately 4 million gallons per day (MGD). All wells are periodically sampled and tested for VOCs, and all VOCs are consistently below detection limits. Figure 8 presents the locations of the production wells. Given the other constituents of concern, their reported concentrations and the historic and continuing use of groundwater; impacts to groundwater are not anticipated.

The City of Corning water supply includes three wells in proximity to the property as shown on Figure 8. The water supply system, including water withdrawn from the wells shown on Figure 8 was in compliance with all applicable New York State drinking water requirements. The City of Corning Annual Drinking Water Quality Report for 2020 is included herein.

Soil Vapor and Indoor Air - Based on the VOC sampling conducted on the production wells and the nature of the constituents found in soils, no impacts to soil vapor and indoor air are expected.



ATTACHMENT B (BCP APPLICATION PART B – SECTION V – XI)

B-1 REQUESTOR'S ATTORNEYS

B-2 PROPERTY OWNERS/OPERATORS INFORMATION

B-3 DEED

B-4 PROPERTY PROOF OF SITE ACCESS

B-5 SITE CONTACT LIST

B-6 LAND USE FACTORS

ATTACHMENT B-1: REQUESTOR'S ATTORNEYS

Nelson D. Johnson
Arnold & Porter Kaye Scholer LLP
250 West 55th Street
New York, NY 10019-9710
Phone: 212.836.7177
Fax: 212.836.8689
E-mail: nelson.johnson@arnoldporter.com

Meaghan Boyd
Alston & Bird LLP
1201 West Peachtree Street
Atlanta, GA 30309-3424
Phone: 404.881.7245
Fax: 404.881.7777
E-mail: meaghan.boyd@alston.com

ATTACHMENT B-2: PROPERTY OWNERS/OPERATORS INFORMATION

PROPERTY OWNERS INFORMATION¹

Property Information	Use	Approximate Date(s)	Relationship to Applicant	Last Known Address/ Telephone #
Current Owner				
Corning Property Management Corporation	Commercial and Industrial	2001 - current	Wholly owned subsidiary of Applicant	One Riverfront Plaza Corning, New York 14831 607-974-9000
Previous Owners				
William Gullick	Unknown	Pre-1855	No relationship	Not Available
Erastus Corning	Unknown	Pre-1855	No relationship	Not Available
Harry Dodge	Unknown	Pre-1866	No relationship	Not Available
Alfred Edelin	Unknown	Pre-1867	No relationship	Not Available
Sarah and Charles Manning	Unknown	1866 – 1869	No relationship	Not Available
Thomas Olcott	Unknown	Pre-1870	No relationship	Not Available
James and Emeline Gullick	Unknown	1855 – 1870	No relationship	Not Available
William and Anna Mallory	Unknown	Pre-1871 – 1879	No relationship	Not Available
John and Margaret Swain	Unknown	1879 – 1887	No relationship	Not Available

¹ Corning Incorporated's ability, as the Requestor, to provide information about the former owners' last known address and phone number and potential relationship to Corning Incorporated and/or Corning Property Management Corporation is necessarily limited by the passage of time, extensive ownership history, and number of prior owners identified in this Attachment B-2. Corning Incorporated provides information readily known or available to it in this Attachment B-2.

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Thomas and Bridget Keating	Unknown	1871 – 1889	No relationship	Not Available
Martha R. Dorman and Amelia C. Rubright	Unknown	1887 – 1895	No relationship	Not Available
Henry O. Dorman	Unknown	1895 – 1896	No relationship	Not Available
John Kelly	Unknown	1867 – 1898	No relationship	Not Available
Oscar and Nancy Adrit	Unknown	1869 – 1902	No relationship	Not Available
Ann Eliza Hosier	Unknown	1888 – 1908	No relationship	Not Available
Elizabeth Kelly	Unknown	1898 – 1938	No relationship	Not Available
George M. Fish	Unknown	1908 – 1931	No relationship	Not Available
Morris E., George, and Charlotte Gregory	Unknown	1896 – 1948	No relationship	Not Available
John H. and Florence May Phillips	Unknown	Pre-1930	No relationship	Not Available
Daniel Kelly	Unknown	1938 – 1941	No relationship	Not Available
Narcizo Andrade	Unknown	1938 – 1940	No relationship	Not Available
William C. Murphy	Unknown	1940 – 1940	No relationship	Not Available
William R. Lamphear	Unknown	1940 – 1943	No relationship	Not Available
Michael Samichsen and Anthony Barbara	Unknown	1947 – 1951	No relationship	136 McCauley Avenue, Elmira Heights, New York / 62 Ellicott Street, Corning, New York
Duke, Van Dusen & Duke	Unknown	1948 – 1953	No relationship	98 East Pulteney Street, Corning, New York
William LeBrantz and William Lemir	Unknown	1950 – 1953	No relationship	Not Available
Sarah & Louise Fish	Unknown	1931 – 1954	No relationship	Not Available
James H. and Alice G. Gibson	Unknown	1950 – 1954	No relationship	24 Sycamore Street, Corning, New York
Amos and Wesley Carrol	Unknown	1947 – 1957	No relationship	Not Available
Amos G. Carrol	Unknown	1943 – 1965	No relationship	24 Fern Park Boulevard, Fern Park, Florida
Thomas and Angeline Giardina	Unknown	1949 – 1958	No relationship	154/164 East Pulteney Street, Corning, New York
A. Alleys, Inc.	Unknown	Unknown – 1962	No relationship	9 Sims Avenue, Corning, New York (Dissolved)

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IN THIS OR ANY PROCEEDING

New York State Electric & Gas Corporation	Industrial	1963-1964	No relationship	18 Link Drive, Binghamton, New York 800-572-1111
Southern Oil Company of New York, Inc	Industrial	Unknown – 1978	No relationship	1633 Broadway, New York, New York (Dissolved December 1989)
Corning Lodge No. 1071	Unknown	Unknown – 1980	No relationship	148 Walnut Street, Corning, New York 607-962-1071
City of Corning Urban Renewal Agency	Unknown	1978, 1980	No relationship	City Hall, Civic Center Plaza, City of Corning, New York
Corning Glass Works	Commercial and Industrial	Acquired various parcels from 1930 through 1985 – 1989	Former Name of Corning Incorporated, Applicant's Parent Company	One Riverfront Plaza Corning, New York 14831 607-974-9000
Corning Incorporated	Commercial	1989-2001	Applicant	One Riverfront Plaza Corning, New York 14831 607-974-9000

PROPERTY OPERATORS INFORMATION²

Property Information	Use	Approximate Date(s)	Relationship to Applicant	Last Known Address/ Telephone #
Current Operator				
Corning Property Management Corporation	Commercial (Corning Museum of Glass)	2001 - current	Wholly owned subsidiary of Applicant	One Riverfront Plaza Corning, New York 14831 607-974-9000

² Corning Incorporated's ability, as the Requestor, to provide information about the former operators and their last known address and phone number and potential relationship to Corning Incorporated and/or Corning Property Management Corporation is necessarily limited by the passage of time and extensive ownership history identified in this Attachment B-2. Corning Incorporated provides information readily known or available to it in this Attachment B-2.

CONFIDENTIAL SETTLEMENT INADMISSABLE
IN THIS OR ANY PROCEEDING

Previous Operators				
Corning Glass Works	Commercial and Industrial	1951 - 1989	Former Name of Corning Incorporated, Applicant's Parent Company	One Riverfront Plaza Corning, New York 14831 607-974-9000
Corning Incorporated	Commercial	1989-2001	Applicant	One Riverfront Plaza Corning, New York 14831 607-974-9000

ATTACHMENT B-3: DEED

See attached.

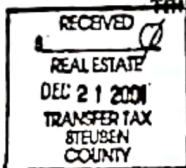
1750 PAGE 319

Print Record and Return to:
Nancy T. Heltly
Corning Incorporated
One Riverfront Plaza
Corning, NY 14831

2001 DEC 21 P 2:30

2593

WARRANTY DEED STEUBEN COUNTY
CLERK'S OFFICE



THIS INDENTURE is made this 21st day of December, 2001 between

CORNING INCORPORATED, a New York corporation having an office at One Riverfront Plaza, Corning, New York 14831,

Grantor, and

CORNING PROPERTY MANAGEMENT CORPORATION, a Delaware corporation having an office at 1 West Market Street, Corning, New York 14830,
Grantee;

WITNESSETH that the Grantor, in consideration of Ten and More Dollars (\$10.00) lawful money of the United States, and for other good and valuable consideration paid by the Grantee, the payment, receipt and sufficiency of which are hereby acknowledged, does hereby grant and release unto the Grantee, its successors and assigns forever,

ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Corning, County of Steuben and State of New York, bounded and described as set forth on Schedule A attached hereto and herein incorporated.

SUBJECT TO any covenants, easements and restrictions of record, if any, affecting the said premises.

Hereby intending to convey the same premises conveyed to the Grantor by deed recorded in the Steuben County Clerk's Office on 12-21-01, 2001 in Liber CLD of Deeds, page 314.

Tax Map Parcel Numbers: 317.08-01-041.120
317.08-01-041.200
317.08-01-041.800

Property Address: E. Pulteney,
City of Corning
Steuben County, New York

ENT 1750 N 020

Tax Mailing Address:

Corning Property Management Corporation
c/o Corning Incorporated
Tax Department
MP-HQ-E2-11
One Riverfront Plaza
Corning, New York 14831

TOGETHER with the appurtenances and all the estate and rights of the Grantor in and to said premises.

TO HAVE AND TO HOLD the premises herein granted unto the Grantee, the successors and assigns of the Grantee forever.

AND the Grantor covenants as follows:

FIRST, that the Grantee shall quietly enjoy the said premises;

SECOND, that the Grantor will forever warrant the title to said premises; and

THIRD, the Grantor, in compliance with Section 13 of the Lien Law, covenants that the Grantor will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

FOURTH, the premises conveyed hereby do not constitute all or significantly all the assets of Grantor.

IN WITNESS WHEREOF, the Grantor and Grantee have executed this deed the day and year first above written.

Corning, Incorporated, a New York corporation

By:

Vincent P. Hutton
Name: *Vincent Hutton*
Title: *Vice President & Director*
Legal Department

CONFIDENTIAL SETTLEMENT INADMISSABLE
IN THIS OR ANY PROCEEDING

BK 1750 PG 321

STATE OF NEW YORK)
COUNTY OF Steuben ss:

On the 21st day of December, 2001, before me, the undersigned, personally appeared Vincent P. Natter, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and (s)he acknowledged to me that (s)he executed the same in his/her capacity, and that by his/her signature on the instrument, the person, or entity upon behalf of which the person acted, executed the instrument.

Linda K. Houser
Notary Public

LINDA K. HOUSER
Notary Public - State of New York
Qualified in Chenango County
#011608022371
Commission expires March 23, 2003

UNI 1750/322

SCHEDULE A

PARCEL A

ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Corning, County of Steuben and State of New York, and being more fully described as follows: Beginning at a concrete monument found at the point where the southern boundary of New York State Route 17 intersects with the western boundary of New York State Route 414; thence S 11°53'57" W a distance of 474.93 feet to a point; thence S 01°04'08" W a distance of 377.75 feet to a concrete monument found; thence S 52°35'14" W a distance of 48.67 feet to a concrete monument found; thence S 85°23'22" W a distance of 165.78 feet to a point; thence N 03°48'27" E a distance of 1056.36 feet through one iron pin found, one pipe found and one concrete monument found to a second concrete monument found; thence S 49°00'21" E a distance of 170.05 feet to a concrete monument found; and thence S 58°28'30" E a distance of 165.98 feet to the point and place of beginning.

PARCEL B

ALSO ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Corning, County of Steuben and State of New York, and being more fully described as follows: Commencing at a concrete monument found at the point where the southern boundary of New York State Route 17 intersects with the western boundary of New York State Route 414; thence N 58°28'30" W a distance of 165.98 feet to a concrete monument found; thence N 49°00'21" W a distance of 170.05 feet through one concrete monument to a second concrete monument found; thence N 33°41'31" W a distance of 33.11 feet to a point; thence S 03°48'27" W a distance of 285.33 feet to the POINT OF BEGINNING; thence S 03°48'27" W a distance of 190.92 feet through one concrete monument found to a second concrete monument found; thence N 86°03'48" W a distance of 217.47 feet through an iron pin found to a second iron pin found; thence N 01°31'11" E a distance of 191.01 feet to a point; and thence S 88°02'42" E a distance of 277.32 feet to the point and place of beginning.

PARCEL C

ALSO ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Corning, County of Steuben and State of New York, and being more fully described as follows: Commencing at a

11750R323

concrete monument found at the point where the southern boundary of New York State Route 17 intersects with the western boundary of New York State Route 414; thence N 54°28'30" W a distance of 165.98 feet to a concrete monument found; thence N 49°00'21" W a distance of 170.05 feet through one concrete monument to a second concrete monument found; thence N 33°41'31" W a distance of 33.11 feet TO THE POINT OF BEGINNING; thence S 03°48'27" W a distance of 240.33 feet to a point; thence N 86°02'42" W a distance of 299.82 feet through an iron pin found to a second iron pin found; thence N 03°54'38" E a distance of 47.15 feet to an iron pin found; thence N 86°10'27" W a distance of 44.28 feet to a point; thence N 19°04'06" E through two concrete monuments found a distance of 543.42 feet to a point; thence S 27°11'55" E a distance of 268.12 feet to an iron pin found; and thence S 33°41'31" E a distance of 103.42 feet to the point and place of beginning.

PARCEL D

ALSO ALL THAT TRACT OR PARCEL OF LAND, situate in the City of Corning, County of Steuben and State of New York, and being more fully described as follows: Beginning at a point where the southern boundary of Pulteney Street intersects with the western boundary of Centerville; thence S 00°59'30" W a distance of 533.47 feet to a point; thence S 01°31'53" E a distance of 375.16 feet to a point; thence N 89°59'48" W along the northern boundary of Museum Way a distance of 459.02 feet to a point; thence N 72°13'23" W a distance of 256.22 feet to a point; thence N 00°01'17" W a distance of 384.31 feet to a point; thence N 89°18'43" E a distance of 293.41 feet to a point; thence N 00°01'17" W a distance of 319.00 feet to a point; thence N 89°58'43" E a distance of 180.00 feet to a point; thence N 00°16'38" W a distance of 124.97 feet to a point on the southern boundary of Pulteney Street; thence N 89°23'32" E along the southern boundary of Pulteney Street a distance of 228.30 feet to the point and place of beginning.

Parcels A, B, C and D comprising an aggregate of 20.97 acres, more or less, as shown on a map of survey prepared by James D. Evans entitled "Map of Lands to be Conveyed to S.C.I.D.A.," Job No. 2349D, dated February 5, 1996, as revised on February 9, 1996.

STEUBEN COUNTY
CLERK'S OFFICE

DEC 21 P 2 30

EXAMINED

Julie M. Myster

STEUBEN COUNTY CLERK

ATTACHMENT B-4: PROPERTY PROOF OF SITE ACCESS

From: Caravati, Colleen M <CaravatiCM@corning.com>
Sent: Monday, September 27, 2021 5:53 PM
To: Novotny, John F
Cc: Douglas, Karen L (Legal); Meaghan Boyd (Meaghan.Boyd@alston.com)
Subject: DEC letter re Steuben Glass and former Fulton Street

John,

I am writing on behalf of Corning Property Management Corporation (CPMCO). I understand that Corning Incorporated intends to submit a Brownfield Cleanup Program (BCP) Application Form for property owned by CPMCO that is located at 1 Museum Way, Corning, Steuben County, New York (the "Property"). This email confirms that CPMCO, as the current site owner and wholly-owned subsidiary of Corning Incorporated, grants access to the Property to Corning Incorporated throughout the BCP project.

Colleen

Colleen M. Caravati
Corning Property Management Corporation
VP of Operations
C. 607.684.8317

ATTACHMENT B-5: SITE CONTACT LIST

Site Contact List

The following is the contact list for the subject property. Each contact will be sent fact sheets throughout the project's duration.

Steuben County Contacts:

Jack Wheeler, MPA
County Manager
3 East Pulteney Square
Bath, NY 14810

Steven P. Maio, Esq.
Steuben County Legislator
319 E. Second Street
Corning, NY 14830

Hilda T. Lando
Steuben County Legislator
65 Wilson Street
Corning, NY 14830

Judith M. Hunter
Steuben County Clerk
3 East Pulteney Square
Bath, NY 14810

City of Corning Contacts:

Mayor, Honorable William M. Boland Jr.
City of Corning
500 Civic Center Plaza
Corning, NY 14830

City Manager, Mark L. Ryckman
City of Corning
500 Civic Center Plaza
Corning, NY 14830

City Clerk, Mary Farmer, RMC
500 Civic Center Plaza
Corning, NY 14830

Director, Jennifer J. Miller
Planning & Economic Development
500 Civic Center Plaza
Corning, NY 14830

Residents, owners, and occupants of the property and properties adjacent to the property:

Adjacent Address	Owner	Owner Mailing Address
1 Museum Way	Corning Property Management Corporation	1 Riverfront Plaza Corning, NY 14831
127 Center Way	Corning Incorporated (Leased to Corning YMCA)	1 Riverfront Plaza Corning, NY 14831
8 Museum Way	Corning Incorporated	1 Riverfront Plaza Corning, NY 14831

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100 E Pulteney Way	Corning Property Management Corporation	1 Riverfront Plaza Corning, NY 14831
137 E Pulteney Way	Dandy 84 Corning LLC	6221 Mile Land Rd Sayre, PA 18840
121 Centerway Blvd	Corning Property Management Corporation	1 Riverfront Plaza Corning, NY 14831
179 E Pulteney St	Gina and Robert Townsend	179 E Pulteney St Corning, NY 14830
174 E Pulteney St	Kristen Brackley	174 E Pulteney St Corning, NY 14830
175 North Place	Brandon Saylor and Rachel Beyer	175 North Place Corning, NY 14830
174 North Place	Katherine and George Lindberg	174 North Place Corning, NY 14830
175 South Place	Lynn Chiaramonte and Casimer Klepacz	175 South Place Corning, NY 14830
170 South Place	Christopher Coats	170 South Place Corning, NY 14830
130 Centerway	Guthrie Clinic LTD (DBA Guthrie Medical Group)	Guthrie Square Sayre, PA 18840

Environmental Groups:

Friends of the Chemung River Watershed
111 N. Main St.
Elmira, N.Y. 14901

Local News Media:

Shawn Vargo, Managing Editor
The Leader
34 West Pulteney St.
Corning, N.Y., 14830

Renata Stiehl, News Director
WENY-TV
474 Old Ithaca Road
Horseheads, N.Y., 14845

Neill A. Borowski, Executive Editor
Star-Gazette
201 Baldwin St., P.O. Box
Elmira, N.Y., 14902

News Director
Spectrum News
815 Erie Blvd. East
Syracuse, N.Y., 13210

Bob Rockstroh, News Director
WETM-TV
101 East Water Street
Elmira, N.Y., 14901

Associated Press
Albany Bureau
P.O. Box 11010
Albany, N.Y., 12211

Supplier of Potable Water and Sewer Collection/Treatment:

City of Corning Department of Public Works
Larry Wagner, Superintendent of Public Works
500 Civic Center Plaza
Corning, NY 14830

Nearby Schools or Day Care Facilities:

Michelle Caulfield, Superintendent
Corning-Painted Post Area School District
165 Charles St,
Painted Post, NY 14870

Robin Sheehan, Executive Principal
Corning-Painted Post High School
201 Cantigney Street
Corning, NY 14830

Ann Collins, Principal
Hugh W Gregg Elementary School
164 Flint Avenue
Corning, NY 14830

Keila Underwood, Administrator
Corning Christian Academy
11 Aisne Street
Corning NY 14830

Paula Detar, Executive Director
Corning Children's Center
107 Arthur Street
Corning, NY 14830

Document Repository:

Reference Librarian
Southeast Steuben County Library
300 Nasser Civic Center Plaza
Corning, NY, 14830

300 Nasser Civic Center Plaza | Corning, NY 14830 ♦ 607.936.3713 telephone ♦ 607.936.1714 fax ♦ www.ssclibrary.org



*Informing, Inspiring, Enriching, Amazing -
Creating an environment that fosters lifelong
learning and community connections*

9/30/2021

Dear NYSDEC,

Subject: Brownfields Cleanup Program Application- 1 Museum Way

Dear NYSDEC,

Corning Incorporated's Brownfields Cleanup Program located on property owned by Corning Incorporated within the City of Corning, requires a document repository location.

The Southeast Steuben County Library, Corning NY agrees to be the document repository location with the contingency the Brownfield Cleanup Program documents are submitted in an electronic format. This is due to limited Library storage space.

Documentation on the Brownfields Cleanup Program held at the library will be compliant with the New York State Freedom of Information Act Law (FOIL) and the NYS Environmental Quality Review Act (SEQR).

Sincerely,

A handwritten signature in blue ink, appearing to read 'Pauline Emery', is written over a light blue horizontal line.

Pauline Emery

Library Director

ATTACHMENT B-6: LAND USE FACTORS

The Site currently houses the Corning Museum of Glass (CMOG) and associated parking and greenspace. Future use of the property is anticipated to be the same as the current use. The CMOG is a not-for-profit museum dedicated to exploring glass. Annually there are just under half a million visitors, with a comprehensive collection of glass, library on glass, and one of the top glassworking schools in the world. None of the current business operations would be expected to have contributed to constituents of potential concern.