



Department of  
Environmental  
Conservation

#### Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):

<https://extapps.dec.ny.gov/data/DecDocs/C905047/>

#### Olean Public Library

134 North 2<sup>nd</sup> Street  
Olean, NY 14760  
716-372-0200

#### Who to Contact

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

#### Project-Related Questions

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#### Project-Related Health Questions

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**For more information about New York's Brownfield Cleanup Program, visit:**

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

## FACT SHEET

Brownfield Cleanup Program

351 Franklin Street Site

351 Franklin Street  
Olean, NY 14760

SITE No. C905047

NYSDEC REGION 9

January 2025

### NYSDEC Certifies Cleanup Requirements Achieved at Brownfield Site

The New York State Department of Environmental Conservation (NYSDEC) has determined that the cleanup requirements to address contamination related to the 351 Franklin Street Site ("site") located at 351 Franklin Street, Olean, Cattaraugus County, under New York State's Brownfield Cleanup Program have been met. Please see the map for the site location.

The cleanup activities were performed by 351 Franklin Street LLC ("applicant") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). NYSDEC has approved a Final Engineering Report (FER) and issued a Certificate of Completion (COC) for the site.

- Access the FER, Notice of COC and other project documents online through the DECinfo Locator:  
<https://extapps.dec.ny.gov/data/DecDocs/C905047>.
- The documents also are available at the location(s) identified at left under "Where to Find Information."

**Completion of the Project:** The following activities have been completed to achieve the remedial action objectives:

- Demolition of the eastern building to allow for access to grossly contaminated soil below the building. Demolition materials were disposed or recycled at permitted off-site locations.
- Excavation and off-site disposal of over 21,000 tons of grossly contaminated soil and about 200 feet of former refinery piping. Clean fill and other materials were used to replace the excavated soil and to establish the design grades at the site.
- Recovery and off-site disposal of approximately 165 gallons of light nonaqueous phase liquid (residual petroleum product) from on-site monitoring wells and remedial excavations.
- Site Cover System - The new development will maintain a site cover, which consists of the structures (buildings, pavement, sidewalks) comprising the site development and a 1-foot clean soil cover in landscaped areas. The soil cover will be placed over a demarcation layer, with the upper soil of sufficient quality to maintain a vegetation layer.
- An Environmental Easement was recorded to prevent future exposure to any contamination remaining at the site and to ensure implementation of the SMP.

# BROWNFIELD CLEANUP PROGRAM

- Development of a Site Management Plan (SMP) for long-term management of residual contamination as required by the Environmental Easement, including plans for: (1) Institutional and Engineering Controls (IC/ECs); (2) monitoring; (3) operation and maintenance; and (4) reporting.

**Final Engineering Report Approved:** NYSDEC has approved the FER, which:

- 1) Describes the cleanup activities completed.
- 2) Certifies that cleanup requirements have been achieved for the site.
- 3) Describes any institutional/engineering controls to be used. An *institutional control* is a non-physical restriction on use of the site, such as a deed restriction, when contamination left over after the cleanup action makes the site suitable for some, but not all uses. An *engineering control* is a physical barrier or method to manage contamination such as a cap or vapor barrier.
- 4) Certifies that a site management plan for any engineering controls used at the site has been approved by NYSDEC.

The following institutional controls have been put in place on the site:

- Site Management Plan
- Groundwater Use Restriction
- Land Use Restriction
- Environmental Easement

The following engineering controls have been put in place on the site:

- Cover System
- Product Recovery and Monitoring Wells

**Next Steps:** With its receipt of a COC, the applicant is eligible to redevelop the site. In addition, the applicant is eligible for tax credits to offset the costs of performing cleanup activities and for redevelopment of the site. A COC may be modified or revoked if, for example, there is a failure to comply with the terms of the order or agreement with NYSDEC.

**Site Description:** The 6.26-acre site is bordered by Franklin Street to the northwest, industrial properties to the north/northeast, railroad to the south/east, and industrial properties to the west/southwest. The site is approximately 450 feet southeast of Two Mile Creek, a

tributary to the Allegheny River. It is currently developed with one building, used for vehicle maintenance by First Transit, Inc. Previously, the site had been used for oil refining and storage as part of the larger SOCONY-Vacuum refinery from approximately 1876 to 1954. Subsequently, the site was used for grain storage, various commercial operations, or was vacant.

The entire site will be suitable for commercial or industrial uses following remediation. The First Transit building is planned to remain at the site and continue operation as a vehicle maintenance shop. The eastern portion of the site is currently vacant, but is planned for commercial or industrial development.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C905047) at: <https://extapps.dec.ny.gov/cfm/extapps/derexternal/index.cfm?pageid=3>

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

For more information about the BCP, visit:

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

## Stay Informed With DEC Delivers

Sign up to receive site updates by email:

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

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

# BROWNFIELD CLEANUP PROGRAM

Site Location





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<b>简体字 Simplified Chinese</b>	如需將此文件翻譯成您能理解的語言版本，請聯絡下方人員。本次翻譯不收取費用。
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<b>Języki Polski Polish</b>	Aby uzyskać tłumaczenie tego dokumentu na język, który jest dla Ciebie zrozumiały, skontaktuj się z poniższą osobą. Za tłumaczenie nie jest pobierana żadna opłata.

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