

ENVIRONMENTAL CONSULTANT'S REPORT

PHASE I ENVIRONMENTAL ASSESSMENT

FOR

**WATSON REDEVELOPMENT SITE
HARRISON STREET
CITY OF JAMESTOWN, NEW YORK**

Submitted by:

N.F.C.S. NIAGARA FRONTIER CONSULTING SERVICES, INC.

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**WATSON REDEVELOPMENT SITE
HARRISON STREET
CITY OF JAMESTOWN, CHAUTAUQUA COUNTY, NEW YORK**

PREPARED FOR:

**Mr. Bruce Boyd
Jamestown Urban Renewal Agency
Municipal Building
Jamestown, New York 14701**

PREPARED BY:

**NIAGARA FRONTIER CONSULTING SERVICES, INC
ASBESTOS AND ENVIRONMENTAL CONSULTANTS**

January 16, 1995



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1.0 EXECUTIVE SUMMARY

1.1 SITE OVERVIEW

The real property is identified as **Watson Redevelopment Site**, located on **Harrison Street**, within the **City of Jamestown, Chautauque County, New York**. The subject site survey shows the subject parcel to measure approximately 1.48 acres. The subject parcel is vacant, cleared land with partial foundation remnants of former buildings demolished in 1988. Refer to section 13.1 **SITE SURVEY**. The subject site is grass covered with the easterly portion rutted with shallow standing water and algae plants.

The property is supplied with municipal sewer and water. There is currently no building on the subject site. Solid and hazardous wastes are not currently generated on site. The subject site is planned for light manufacturing.

The approximately 329' x 190' subject parcel was formerly utilized as a textile mill. A commemorative plaque on the site depicts it as the first worsted mill where the city's textile industry began. The approximately 150,000 sq. ft. former facility was reportedly operated by Jamestown Worsted Mills until the mid-1940's; the buildings then sat vacant until the late 1970's. Watson Industries/Afro-Lecon then utilized the facility for offices, storage and light production into the early 1980's when operations were consolidated into the easterly adjacent facility. Noted on site at the time of the site visit were tires, concrete rubble, metals, partial railroad ties, trash, bricks and stones. The majority of the debris was noted on the northerly portion; fill was noted throughout the site. Pieces of roofing material were noted on the westerly end of the site where an apparent exterior stairway had been demolished from the adjacent building. A shallow drainage ditch was noted on the southerly end of the property extending from the easterly adjacent property. The partial foundations were noted at the northerly and southerly ends of the subject property. A loading chute was noted which apparently extended from the railroad to a former building. A utility manhole labelled MLP was noted on the sidewalk; a sanitary sewer manhole was noted within Harrison Street. A crushed and partially buried drum of unknown size was noted within a pile of concrete rubble on the westerly side of the subject parcel.

Research with the City of Jamestown Municipal offices revealed the subject site, County# 415-7-7.2, measures 1.4506 acres. The subject site was formerly part of the easterly adjacent facility currently known as Afro-Lecon, Inc. at 335 Harrison Street. The current owner is listed as the City of Jamestown Urban Renewal Agency. The former facility consisted of two manufacturing/warehouse building, boilers, railroad siding and a stack. Records indicate the buildings suffered fire damage circa 1987.

1.2 SUMMARY OF SIGNIFICANT FINDINGS

1) During the course of the site reconnaissance of the real property conducted by Niagara Frontier Consulting Services, Inc. (NFCS), there was no evidence observed that would indicate the presence or likely presence of a release or threatened release of hazardous, toxic, or other substances of concern. However, tires, concrete rubble, metals, partial railroad ties, trash, bricks, stones, pieces of roofing material and a crushed and partially buried drum were noted on the subject site.

2) Personnel of NFCS have discovered no evidence which might indicate that past or present use of the subject property may have exposed the subject property to contamination by hazardous, toxic, or other substances of concern. However, the former facility was reportedly operated by Jamestown Worsted Mills until the mid-1940's; the buildings then sat vacant until the late 1970's. Watson Industries/Afro-Lecon then utilized the facility for offices, storage and light production into the early 1980's when operations were consolidated into the easterly adjacent facility.

3) Personnel of NFCS have discovered evidence which might indicate that past or present use of properties immediately adjacent to the subject property may have exposed the subject property to contamination by hazardous, toxic, or other substances of concern. Spill #9012314 occurred at 335 Harrison Street; this easterly adjacent facility adjoined the former subject site buildings. Waste oil from abandoned drums spilled to the land on February 1, 1991. The spill has been cleaned and the NYSDEC file closed indicating no further remediation necessary at that time.

1.0 EXECUTIVE SUMMARY (continued)

1.2 SUMMARY OF SIGNIFICANT FINDINGS (continued)

4) There are **TWO** listed and **NO** delisted hazardous waste sites located within a one mile radius of the subject property according to the New York State Department of Environmental Conservation (NYSDEC), Chautauqua County Department Health Division of Environmental Health Services, the Environmental Protection Agency (National Priority List (NPL)), and the Comprehensive Environmental Response, Compensation, and Liability Act listings (CERCLIS).

5) At the time of the NFCS site inspection on December 28, 1994, there were suspect asbestos containing building materials (ACBMs) noted in the onsite facility. Pieces of roofing material were noted on the westerly end of the subject site.

6) The subject property, or any portion of it, is not delineated as a wetland on the NEW YORK STATE *Freshwater Wetlands Map of Chautauqua County (FWM)*, map 24 of 31; or on the UNITED STATES DEPARTMENT OF INTERIOR, FISH AND WILDLIFE SERVICE (FWS), *National Wetlands Inventory (NWI)*, Jamestown Quadrangle. The approximate distances to the nearest wetlands as delineated on the *FWM* and the *NWI* are 1.1 miles southeasterly (JA-23), and 200 feet southeasterly (R20WH - Chadakoin River), respectively.

7) Mapped soil unit, **Urban soil**, is not included on the list "*New York Hydric Soils and Soils With Potential Hydric Inclusions*" as a hydric soil or as soil with the potential for having hydric inclusions.

8) The subject site is not included within boundaries of the 100 year or 500 year flood as delineated on the Flood Insurance Rate Map (FIRM) for City of Jamestown, New York. The subject property is located in Zone C, an area of minimal flooding.

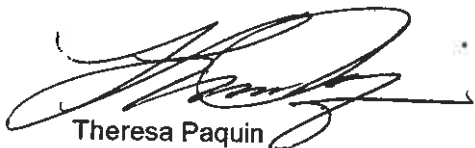
1.0 EXECUTIVE SUMMARY (continued)

1.3 RECOMMENDATIONS

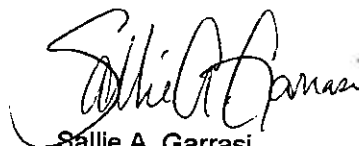
Based on the information contained in this report, NFCS reports the following about the subject property:

- 1) Further investigation that would discover or characterize contamination of the subject site by hazardous or toxic substances is not warranted.
- 2) As noted in section 8.0 *CURSORY ASBESTOS INSPECTION*, pieces of roofing material were noted on the westerly end of the site where an apparent exterior stairway had been demolished from the adjacent building. The suspect materials were damaged. An asbestos sampling program is recommended prior to proper disposal. Should analysis prove the presence of asbestos, handling and disposal should be conducted in accordance with all federal, state, and local government rules, laws, and regulation. Such compliance would include, but not be limited to, the guidance of New York State Industrial Code Rule #56 and Title 40 (Protection of the Environment), part 763 (asbestos) of the Code of Federal Regulations (CFR) as well as the applicable National Emissions Standards for Hazardous Air Pollutants (NESHAPS) and Occupational Safety and Health Administration (OSHA) requirements.
- 3) The tires, metal debris, trash and drum located on the subject site should be properly disposed in accordance with all local, State and Federal regulations.

This report constitutes the findings and recommendations of NFCS investigation conducted for the referenced real property as inspected and reviewed by the following:



Theresa Paquin
Environmental Manager



Sallie A. Garrasi
Environmental Analyst

2.0 PURPOSE

The primary purpose of this Phase I Environmental Assessment was to discover the presence or likely presence of a release or threatened release of hazardous substances on the real property. Secondary purposes were to identify and characterize any friable asbestos containing building materials (ACBMs), PCB containing materials, and bulk storage tanks located within or around any facilities or improvements of the real property; and to determine if the subject property falls within any charted federal or state "wetland" area.

3.0 SCOPE OF WORK

This Phase I Environmental Assessment report has been prepared in accordance with ASTM Standard E 1527-94, *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*. The scope of this Phase I Environmental Assessment has been limited to a review of the following sources of information:

A) Recorded chain of title documents regarding the real property, including all deeds, easements, leases, restrictions, and covenants for a period of 50 years. **A complete Abstract of Title Search was not available for this review.**

B) Historical maps and aerial photographs which may reflect prior uses of the real property and which are reasonably obtainable through State or local government agencies.

C) Reasonably obtainable Federal, State, and local government records of: listed hazardous/solid waste sites, spill reports, underground and bulk storage tank facilities, chemical bulk storage tank facilities, hazardous waste handler and generator records, treatment, storage and disposal facilities and recorded environmental complaints. (In order to be deemed 'reasonably obtainable' a copy or reasonable facsimile of the record must be obtainable from the government agency by request).

FOIL (Freedom of Information Law) requests were sent to the NYSDEC for information concerning the subject and adjacent sites; as of January 16, 1995, a complete reply has not been received from the NYSDEC. **NFCS reserves the right to revise this report based upon any pertinent information concerning the subject site that may be forthcoming from this department.**

D) A visual site inspection (reconnaissance) of the real property and all facilities and improvements on the real property, including: review of onsite topography; investigation of any chemical use, storage, treatment and disposal practices on the property; determination of the presence or likely presence of a release or threatened release of hazardous substances and/or non-hazardous waste; investigation of suspect PCB and asbestos containing materials, bulk storage tanks including underground storage tanks (USTs); and a visual inspection of immediately adjacent properties from the real property.

E) Cursory visual inspection of the real property, facilities and improvements for suspect ACBMs.

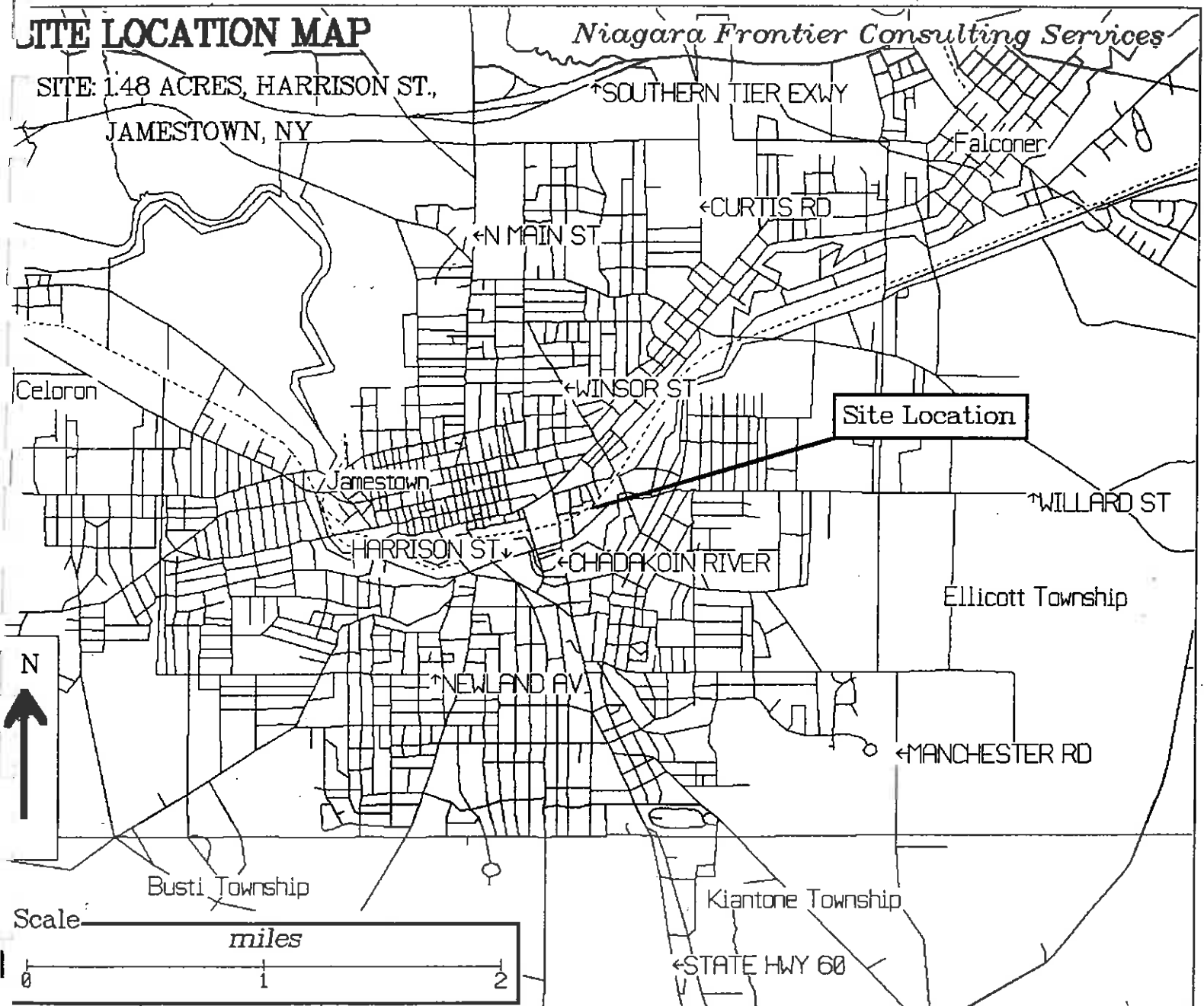
4.0 SUBJECT PROPERTY/VICINITY DESCRIPTION

4.1 LOCALITY MAP

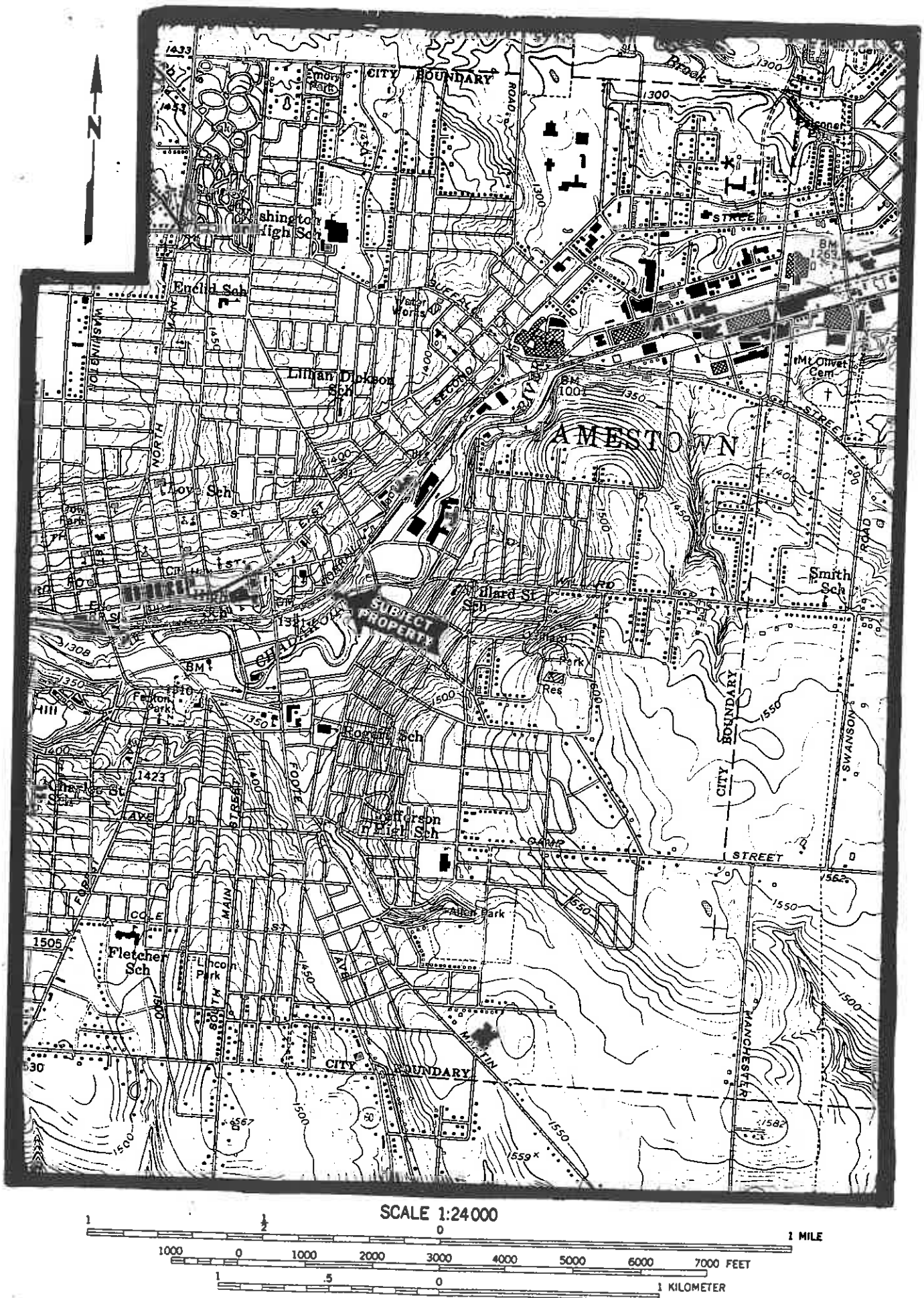
SITE LOCATION MAP

Niagara Frontier Consulting Services

SITE: 1.48 ACRES, HARRISON ST.,
JAMESTOWN, NY



Jamestown Quadrangle



4.0 SUBJECT PROPERTY/VICINITY DESCRIPTION (continued)

4.2 SITE RECONNAISSANCE

A site inspection of the subject property, **Watson Redevelopment Site**, located on **Harrison Street**, within the **City of Jamestown, Chautauqua County, New York** was conducted by NFCS on December 28, 1994. Refer to sections **13.2 SITE CONDITION REPORT** and **13.3 OWNER/OPERATOR QUESTIONNAIRE**.

The approximately 1.48 acres subject parcel is vacant, cleared land with partial foundation remnants of former buildings demolished in 1988. Refer to section **13.1 SITE SURVEY**. The subject site is grass covered with the easterly portion rutted with shallow standing water and algae plants. The subject property is gently sloping northerly at approximately 1310-1320 feet above mean sea level. There are no surficial water bodies located within the boundaries of the referenced property. Chadakoin River is located southerly of the subject property.

The property is supplied with municipal sewer and water. There is currently no building on the subject site. Solid and hazardous wastes are not currently generated on site. The subject site is planned for light manufacturing.

The approximately 329' x 190' subject parcel was formerly utilized as a textile mill. A commemorative plaque on the site depicts it as the first worsted mill where the city's textile industry began. The approximately 150,000 sq. ft. former facility was reportedly operated by Jamestown Worsted Mills until the mid-1940's; the buildings then sat vacant until the late 1970's. Watson Industries/Afro-Lecon then utilized the facility for offices, storage and light production into the early 1980's when operations were consolidated into the easterly adjacent facility. Noted on site at the time of the site visit were tires, concrete rubble, metals, partial railroad ties, trash, bricks and stones. The majority of the debris was noted on the northerly portion; fill was noted throughout the site. Pieces of roofing material were noted on the westerly end of the site where an apparent exterior stairway had been demolished from the adjacent building. A shallow drainage ditch was noted on the southerly end of the property extending from the easterly adjacent property. The partial foundations were noted at the northerly and southerly ends of the subject property. A loading chute was noted which apparently extended from the railroad to a former building. A utility manhole labelled MLP was noted on the sidewalk; a sanitary sewer manhole was noted within Harrison Street. A crushed and partially buried drum of unknown size was noted within a pile of concrete rubble on the westerly side of the subject parcel.

At the time of NFCS inspection, there were no **apparent** above ground or underground storage tanks (USTS), hazardous waste or other substances of concern discovered onsite. There was no obvious presence or likely presence of a release of a hazardous substance on the property.

Please refer to section **8.0 CURSORY ASBESTOS INSPECTION** for asbestos information.

4.3 SUBJECT SITE PHOTOGRAPHS

Photographs of the subject site were taken by NFCS on December 28, 1994. Photographs were taken with the objective of documenting the physical condition of the property and any improvements thereon, and to document the areas adjacent to the subject property. Photographs are included on the following pages.

PHOTOGRAPH VIEWS

PHOTO 1:

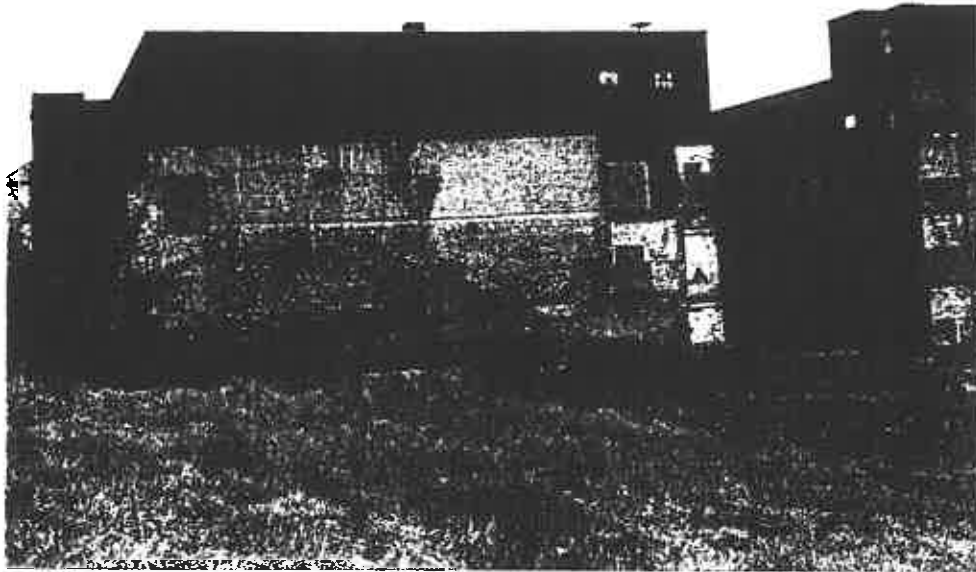


PHOTO 2:

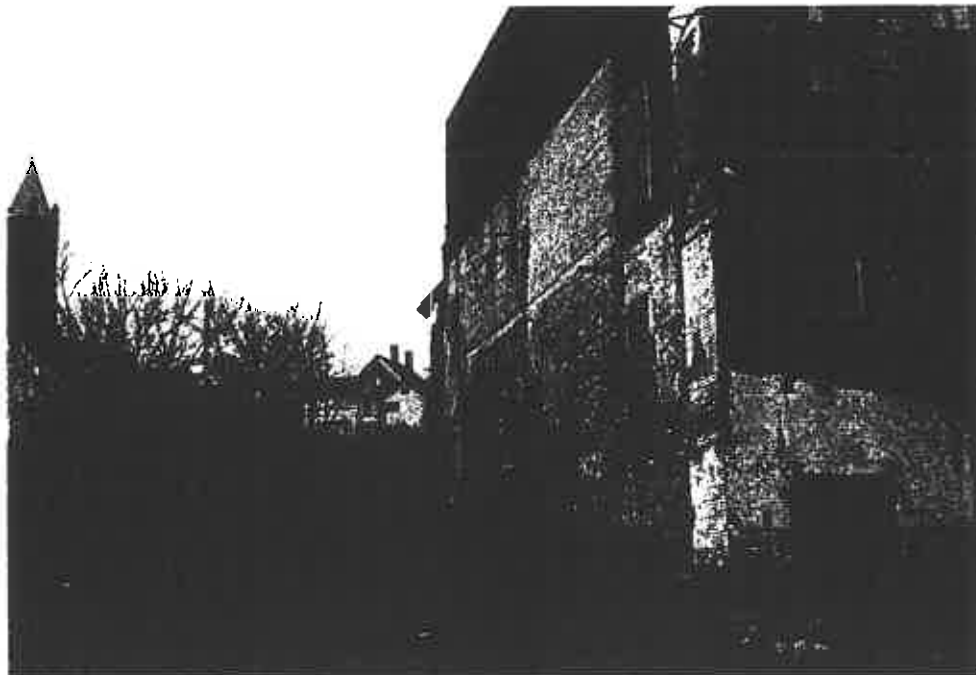


PHOTO 1: View of the easterly adjacent facility.

PHOTO 2: Additional view of the easterly adjacent facility.

PHOTOGRAPH VIEWS

PHOTO 1:



PHOTO 2:

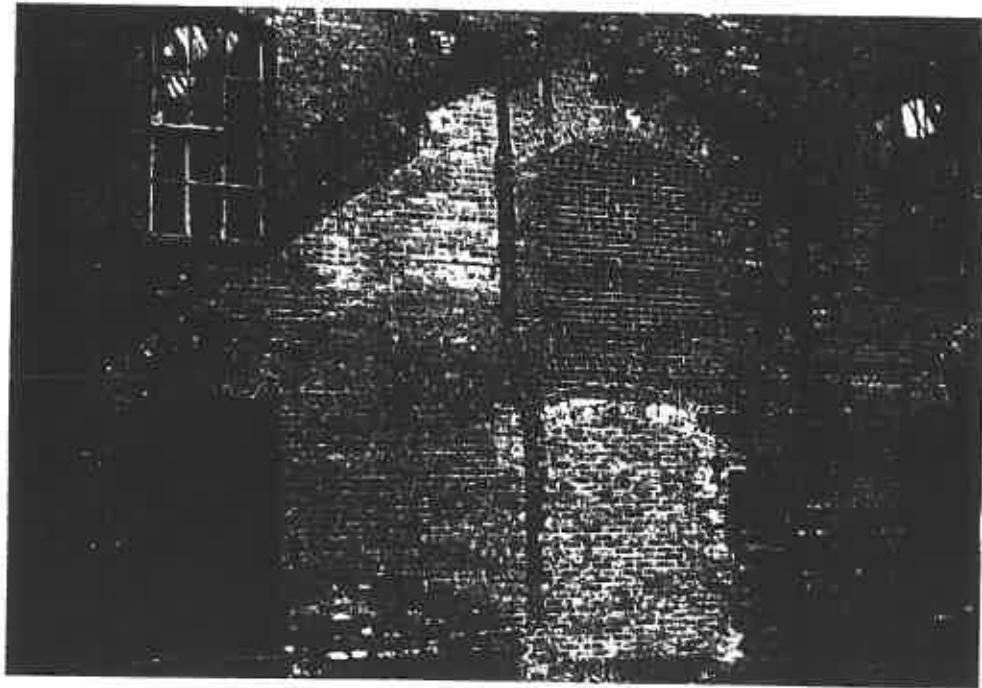


PHOTO 1: View of the westerly adjacent facility.

PHOTO 2: Additional view of the westerly adjacent facility where there was an apparent exterior stairway or adjoining structure.

PHOTOGRAPH VIEWS

PHOTO 1:

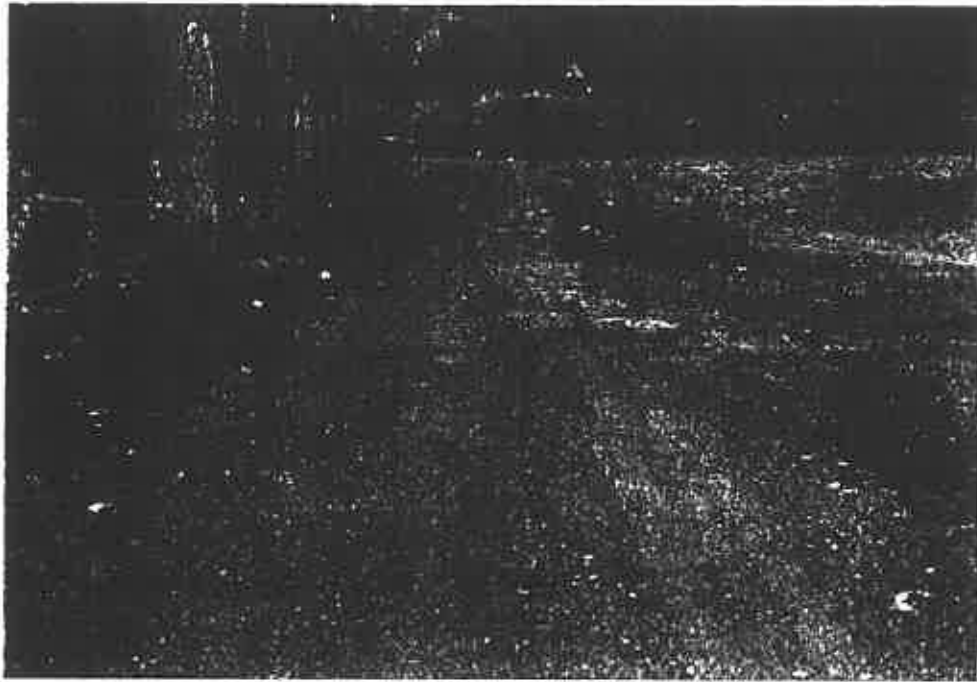


PHOTO 2:

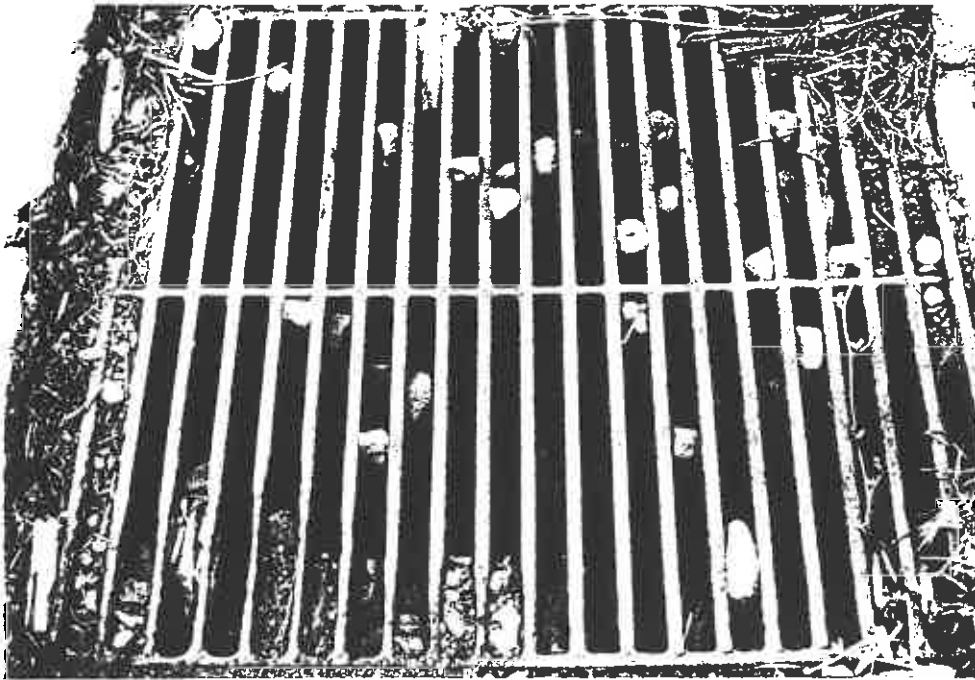


PHOTO 1: View of the westerly adjacent driveway.

PHOTO 2: View of the stone-filled sewer drain in the westerly adjacent driveway.

PHOTOGRAPH VIEWS

PHOTO 1:

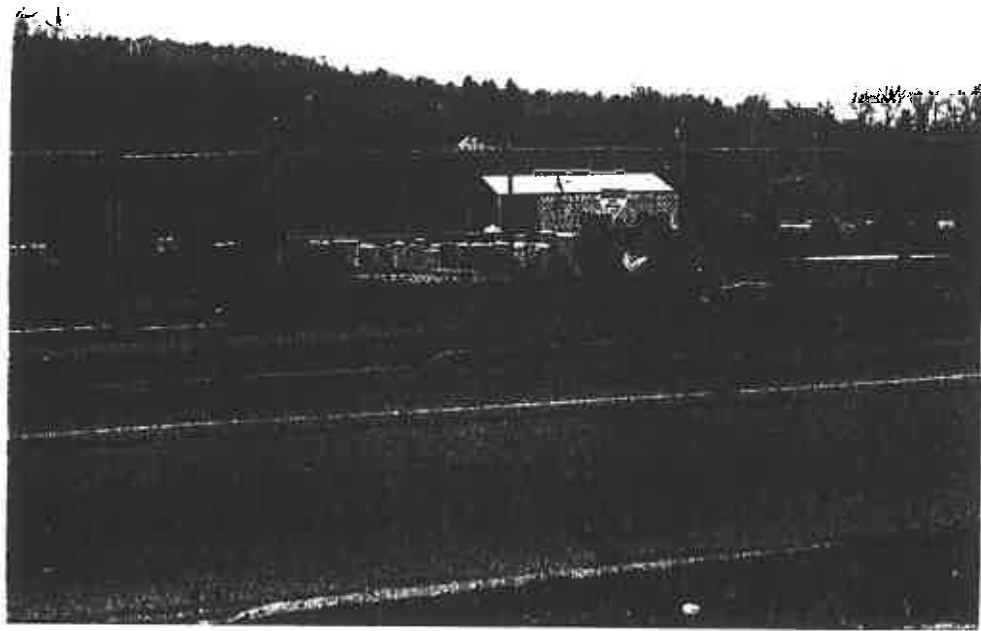


PHOTO 2:

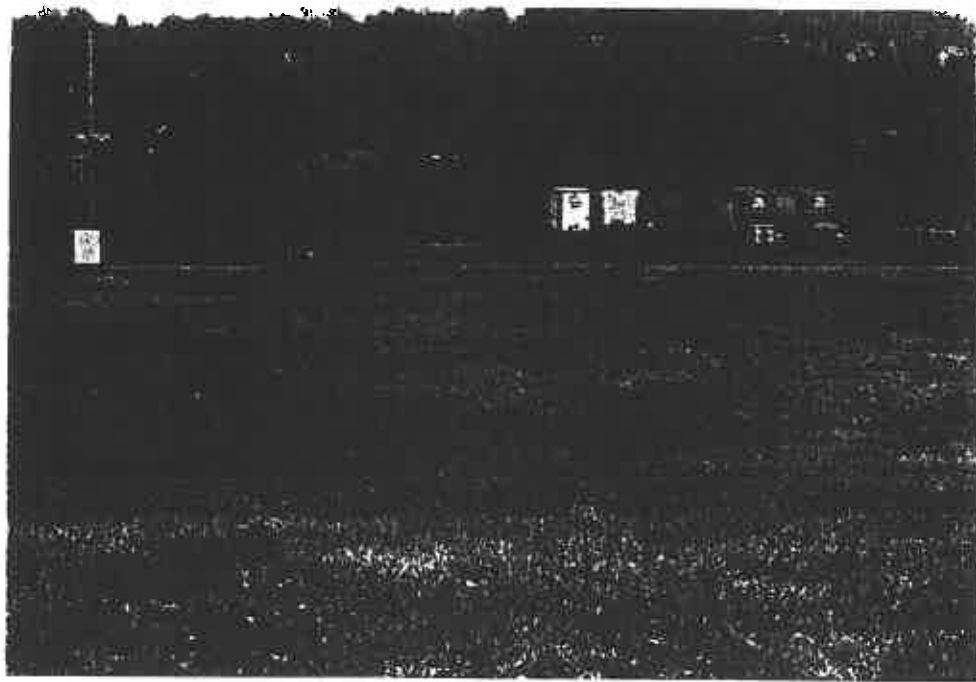


PHOTO 1: View of the southerly cable storage yard across Harrison Street.

PHOTO 2: View of the subject site and southerly truck parking area across Harrison Street.

PHOTOGRAPH VIEWS

PHOTO 1:



PHOTO 2:



PHOTO 1: View of the northerly railroad tracks.

PHOTO 2: View of the residential area northerly beyond the railroad tracks.

PHOTOGRAPH VIEWS

PHOTO 1:

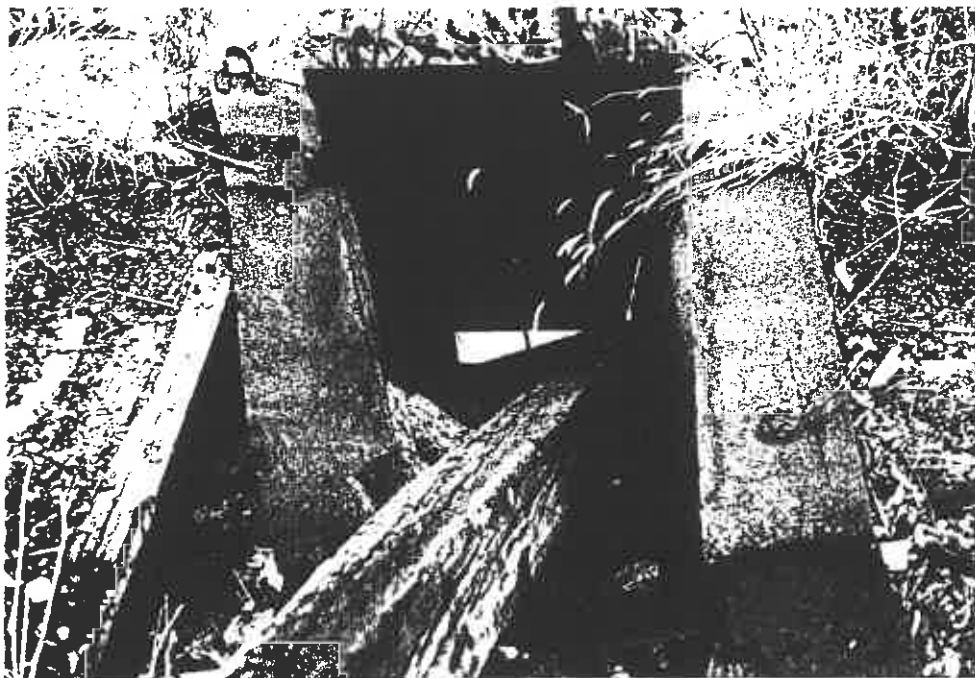


PHOTO 2:

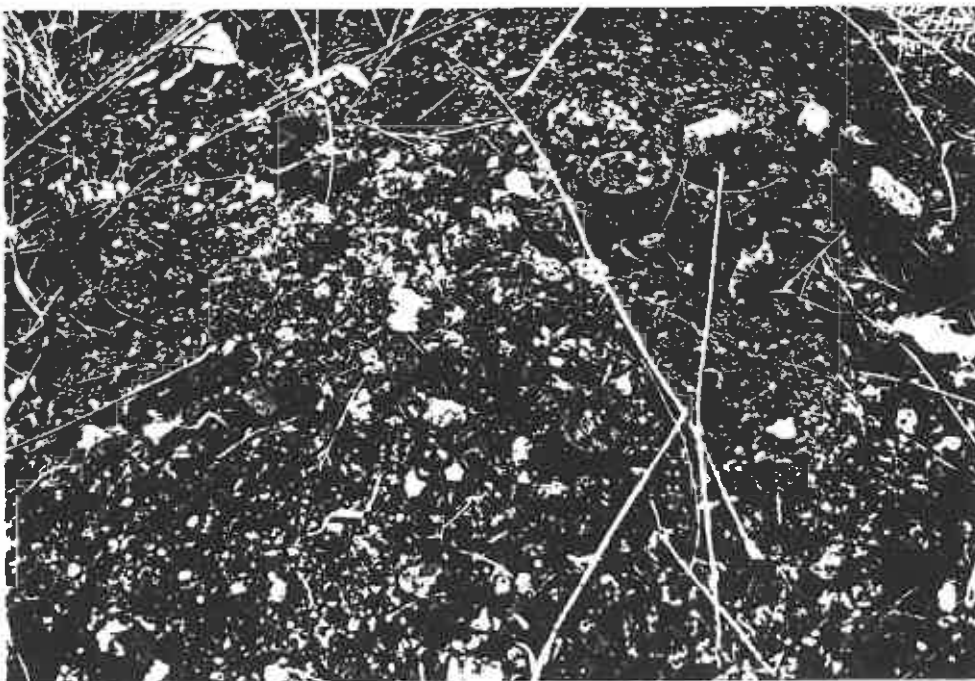


PHOTO 1: View of the loading chute between the railroad tracks and subject site.

PHOTO 2: View of metal debris along the railroad tracks.

PHOTOGRAPH VIEWS

PHOTO 1:

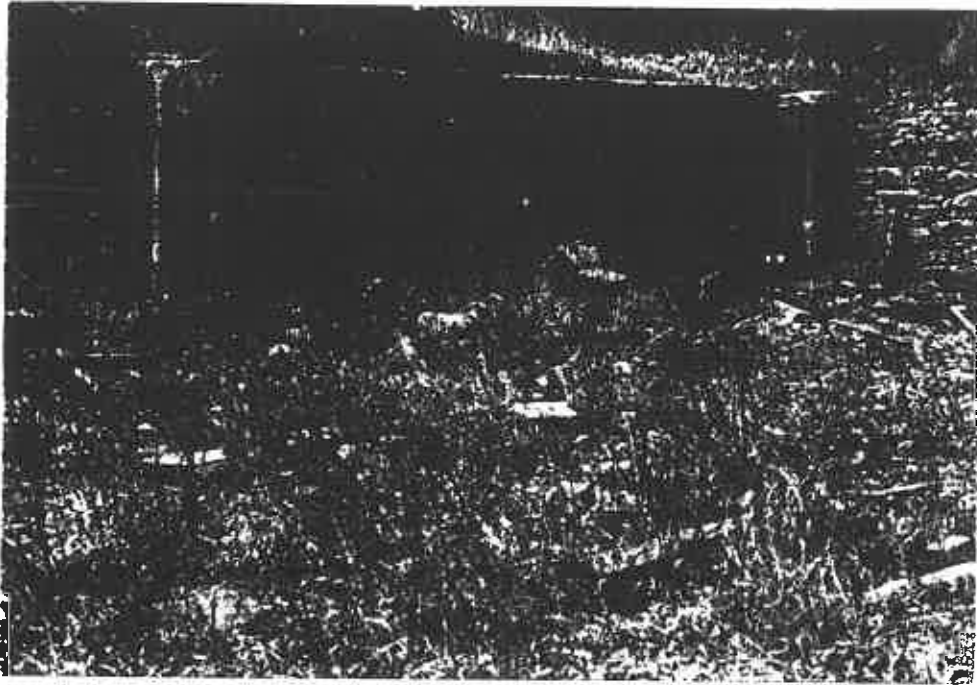


PHOTO 2:



PHOTO 1: View of the former building foundation at the northerly end of the subject site.

PHOTO 2: View of a partial foundation at the southerly end of the subject site.

PHOTOGRAPH VIEWS

PHOTO 1:



PHOTO 2:



PHOTO 1: View of the subject site.

PHOTO 2: View of roofing material at the westerly end of the subject site.

PHOTOGRAPH VIEWS

PHOTO 1:



PHOTO 2:



PHOTO 1: View of the debris pile at the westerly end of the subject site.

PHOTO 2: View of the crushed and partially buried drum in the debris pile at the westerly end of the subject site.

PHOTOGRAPH VIEWS

PHOTO 1:



PHOTO 2:



PHOTO 1: View of the commemorative plaque at the southerly end of the subject site.

PHOTO 2: View of the drainage ditch at the southerly end of the subject site.

PHOTOGRAPH VIEWS

PHOTO 1:



PHOTO 2:



PHOTO 1: View of the wet area on the northeasterly portion of the subject site.

PHOTO 2: Additional view of the wet area.

4.0 SUBJECT PROPERTY/VICINITY DESCRIPTION (continued)

4.4 SUBJECT PROPERTY HISTORY AND USE

4.4.1 HISTORIC AERIAL PHOTOGRAPHS

Historical aerial photographs serve to reveal former topography, buildings, structures, and man made works such as canals, lagoons and railroads which may have been altered or may no longer be in existence.

Historical aerial photographs were reviewed at the Chautauqua County Soil and Water Conservation Service in Jamestown, New York on December 28, 1994. Changes in land use and general site characteristics were noted and are described below. Copies of aerial photographs are included in section 13.6 AERIAL PHOTOGRAPHS.

PHOTO DATE: **OBSERVATIONS:** _____

1938: The subject site is located in a moderately developed industrial and residential area. The subject site appears developed with an industrial building connected with the easterly and westerly adjacent industrial buildings. The subject facility appears to consist of nine sections. Surrounding land use appears as follows. NORTH: railroad tracks; residential. SOUTH: street; parking lot; river. EAST: industrial. WEST: industrial.

1966: The subject site and surrounding areas appear as in the 1938 aerial photograph review except with commercial and residential buildings located southeasterly across Harrison Street.

1966: The subject site and surrounding areas appear as in the 1956 aerial photograph review.

1977: The subject site and surrounding areas appear as in the 1956-66 aerial photograph review.

1990: The subject site is located in a highly developed industrial and residential area. The subject site appears vacant. Surrounding land use appears as follows. NORTH: railroad tracks; residential. SOUTH: street; parking lot; industrial/commercial (SE). EAST: industrial. WEST: industrial.

4.4.2 SITE USE

Research with the City of Jamestown Municipal offices revealed the subject site, County# 415-7-7.2, measures 1.4566 acres. The subject site was formerly part of the easterly adjacent facility currently known as Afro-Lecon, Inc. at 335 Harrison Street. The current owner is listed as the City of Jamestown Urban Renewal Agency. The former facility consisted of two manufacturing/warehouse building, boilers, railroad siding and a stack. Records indicate the buildings suffered fire damage circa 1987. As of the date of this report, NFCS has not received a complete reply from the Building Inspector and Fire Department in reference to permits, complaints, violations or fire reports on the subject site.

4.5 ADJACENT SITE USE

The surrounding property uses include the following:

Northerly	:	railroad tracks; residential.
Southerly	:	Harrison Street; truck parking area; electric cable and transformer storage yard.
Easterly	:	Afro-Lecon, Inc. (manufacturing).
Westerly	:	International Multi-Services, Inc. (vacant manufacturing).

5.0 HYDROGEOLOGIC SETTING

5.1 GEOLOGY ^{1/2/9}

Bedrock mapping indicates that the site is underlain by bedrock comprised of primarily of shale and siltstone belonging to the Ellicott and Dexterville Formations of the Conneaut Group. The Conneaut Group ranges in depth from 75-200 meters.

The surficial geology of the surrounding area includes recent deposits along the Chadakoin River. The recent deposits are generally confined to the flood plains and in a valley. They consist of oxidized, non-calcareous, fine sand to gravel. Thickness ranges from 1 to 10 meters.

On-site soils are described as **Urban Soil** where 80 percent or more of soil is covered by structures or paved with various materials. This was verified during the site inspection where it was determined that virtually 98 percent of the subject parcel was formerly covered by on-site buildings.

5.2 WETLANDS AND HYDROLOGY ^{8/10}

The subject property is situated regionally in the Allegheny River Major Drainage Basin, and locally within the Conewango Creek Sub-Basin.

The subject property, or any portion of it, is not delineated as a wetland on the NEW YORK STATE *Freshwater Wetlands Map of Chautauqua County (FWM)*, map 24 of 31; or on the UNITED STATES DEPARTMENT OF INTERIOR, FISH AND WILDLIFE SERVICE (FWS), *National Wetlands Inventory (NWI)*, Jamestown Quadrangle. The approximate distances to the nearest wetlands as delineated on the *FWM* and the *NWI* are 1.1 miles southeasterly (JA-23), and 200 feet southeasterly (R20WH - Chadakoin River), respectively.

Mapped soil unit, **Urban soil**, is not included on the list "New York Hydric Soils and Soils With Potential Hydric Inclusions" as a hydric soil or as soil with the potential for having hydric inclusions.

The subject site is not included within boundaries of the 100 year or 500 year flood as delineated on the Flood Insurance Rate Map (FIRM) for City of Jamestown, New York. The subject property is located in Zone C, an area of minimal flooding.

6.0 BULK STORAGE FACILITIES

6.1 NYSDEC PETROLEUM BULK STORAGE FACILITIES

The New York State Petroleum Bulk Storage database is a comprehensive listing of all registered facilities that have petroleum storage capacities in excess of 1100 gallons and less than 400,000 gallons. According to records obtained from the NYSDEC Petroleum Bulk Storage Department, there are no **registered** underground storage tanks (USTs) located at the referenced site. There was no indication of any on-site USTs during the NFCS site inspection. However, a 10,000 gallon steel UST containing #2 fuel oil was removed from the subject site in September 1988. The #2 fuel oil in the tank was reportedly removed and recycled and the excavation was backfilled with clean fill. NYSDEC reported no adverse environmental impact on the subject site as a result of the tank removal. The nearest registered facility is located at the following address. Refer to section 13.4 NYSDEC DOCUMENTS/RESPONSES.

<u>PBN#</u>	<u>ADDRESS</u>	<u>FACILITY</u>	<u># TANKS</u>
9-387533	207 Foote Ave.	WCA Hospital	2

6.0 BULK STORAGE FACILITIES (continued)

6.2 NYSDEC MAJOR OIL STORAGE FACILITIES

The Major Oil Storage Facilities database contains summary information on registered facilities with petroleum storage capacities in excess of four hundred thousand gallons. According to records obtained from the NYSDEC Major Oil Storage Facilities Database, the subject site is NOT a **registered** major oil storage facility. The nearest registered facility is located at the following address. Refer to section 13.4 NYSDEC DOCUMENTS/RESPONSES.

<u>MOSF#</u>	<u>ADDRESS</u>	<u>FACILITY</u>	<u>CAPACITY</u>
9-1040	1650 e. State St., Olean	WW Griffith Oil	81,374 g

6.3 NYSDEC CHEMICAL BULK STORAGE FACILITIES

The New York State Chemical Bulk Storage database contains information pertaining to registered facilities that store regulated substances in aboveground storage tanks with capacities of 185 gallons or greater and/or underground storage tanks of any size. According to records obtained from the NYSDEC Chemical Bulk Storage Database, the subject site is NOT a **registered** chemical bulk storage facility. The nearest registered facility is located at the following address. Refer to section 13.4 NYSDEC DOCUMENTS/RESPONSES.

<u>CBS#</u>	<u>ADDRESS</u>	<u>FACILITY</u>	<u># TANKS</u>
9-000058	43 Forest Ave.	Chautauqua Metal Finishing Supply	0 (closed-removed)

7.0 POLYCHLORINATED BIPHENYLS (PCB's)

There appeared to be no PCB containing materials located on-site at the time of NFCS inspection. There are no utility owned pole mounted transformers located on-site; there were no privately owned transformers.

8.0 CURSORY ASBESTOS INSPECTION

A cursory visual inspection for ACBMs was undertaken as a part of this environmental audit. At the time of the cursory inspection there were suspect ACBMs located on-site. Asbestos may be present in the following partial list of suspect materials:

1. Roofing debris (exterior)

Pieces of roofing material were noted on the westerly end of the site where an apparent exterior stairway had been demolished from the adjacent building. The suspect materials were damaged. A detailed asbestos sampling program is recommended. All federal, state, and local government rules, laws, and regulations must be followed. Such compliance would include, but not be limited to, the guidance of New York State Industrial Code Rule #56 and Title 40 (Protection of the Environment), part 763 (asbestos) of the Code of Federal Regulations (CFR) as well as the applicable National Emissions Standards for Hazardous Air Pollutants (NESHAPS) and Occupational Safety and Health Administration (OSHA) requirements.

9.0 HAZARDOUS MATERIALS

Hazardous materials are not stored or utilized on the subject property. The subject site is currently vacant. However, debris noted on the subject site includes tires, metals, partial railroad ties, and one crushed drum.

10.0 WASTE SOURCES

10.1 WASTE WATER

There are currently no operations on the subject property that produce waste waters which require any treatment or monitoring before release to the municipal sewer system.

10.2 SOLID AND HAZARDOUS WASTE

There are currently no operations on the subject property that produce solid or hazardous wastes. However, debris was noted on the site which includes tires, concrete rubble, metals, partial railroad ties, trash and bricks. A crushed and partially buried drum of unknown size was noted within a pile of concrete rubble on the westerly side of the subject parcel.

The NYSDEC Spills Database stores active spill files and archived spill files for the years 1985 to May 1994. There were no spills listed for the subject site property. However, spill #9012314 occurred at 335 Harrison Street; this easterly adjacent facility adjoined the former subject site buildings. Waste oil from abandoned drums spilled to the land on February 1, 1991. The spill has been cleaned and the NYSDEC file closed indicating no further remediation necessary at that time. FOIL (Freedom of Information Law) requests were sent to the NYSDEC for information concerning the subject and adjacent sites; as of January 16, 1995, a complete reply has not been received from the NYSDEC. Spills and complaints concerning adjacent or neighboring properties are included in section 13.4 NYSDEC DOCUMENTS/RESPONSES.

As of the date of this report, NFCS has not received a complete reply from the Chautauqua County Department of Health, Division of Environmental Health Services for information concerning the subject site. Refer to section 13.7 CHAUTAUQUA COUNTY ENVIRONMENTAL HEALTH.

10.3 AIR EMISSIONS

There are currently no operations on the subject property that produce air emissions which require treatment or monitoring. Information obtained from the municipal offices revealed that the former facility operated with a stack presumably associated with a boiler house.

11.0 ENFORCEMENT ACTIONS

According to obtainable information to date, there have been no enforcement actions or orders imposed against the referenced real property.

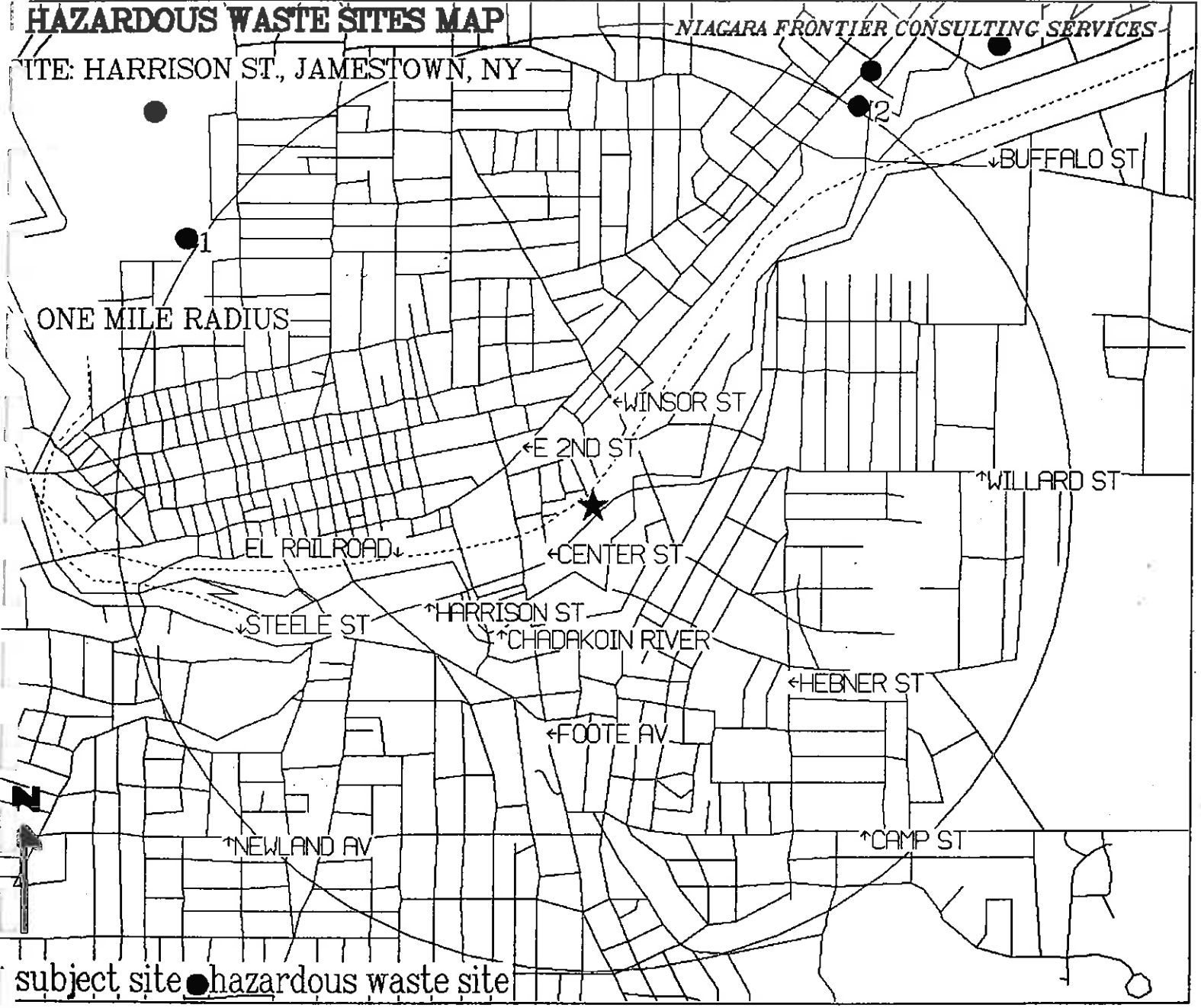
12.0 DOCUMENTED WASTE SITES

12.1 HAZARDOUS WASTE SITES MAP

HAZARDOUS WASTE SITES MAP

NIAGARA FRONTIER CONSULTING SERVICES

SITE: HARRISON ST., JAMESTOWN, NY



ONE MILE RADIUS

subject site ● hazardous waste site

12.0 DOCUMENTED WASTE SITES (continued)

12.2 NATIONAL PRIORITIES LIST (NPL) SITES⁷

The National Priority Listing (NPL), also known as the Superfund List, is an EPA listing of uncontrolled or abandoned hazardous waste sites. These sites are targeted for possible long-term remedial actions under the Superfund Act.

The subject site is not an NPL listed hazardous waste site. There are **NO** hazardous waste sites from the NPL List located within a one mile radius of the subject site.

12.3 NYSDEC LISTED SITES^{4/6}

The New York State Inactive Hazardous Waste Disposal Sites Registry (IHWDS) contains summary information pertaining to those sites that are determined hazardous by the New York State Department of Environmental Conservation (NYSDEC). This registry of sites is under investigation or undergoing remedial actions. Some sites are delisted, indicating no hazardous wastes were discovered to have been disposed or the site has been remediated to NYSDEC satisfaction.

The subject site is not a NYSDEC listed hazardous waste site. There is **ONE** NYSDEC listed inactive hazardous waste disposal site located within a one mile radius of the subject site. The site number corresponds to the waste site identified on the *HAZARDOUS WASTE SITES MAP*.

<u>SITE#-NAME</u>	<u>NYSDEC#</u>	<u>CLASS</u>
2 - J and S Auto Supply	907012	2A

Definition of NYSDEC Classification Codes:

CODE 2A: Temporary classification assigned to sites that have inadequate and/or insufficient data for inclusion in any of the other classifications.

12.4 EPA CERCLIS LISTED SITES⁷

The Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) database is a compilation of known or suspected uncontrolled or abandoned hazardous waste sites. These sites have either been investigated or are currently under investigation by the EPA for the release, or threatened release of hazardous substance(s). Once a site is placed on the CERCLIS list, it may be subjected to several levels of review and evaluation and may be placed on the NPL list.

The subject site is not an EPA CERCLIS listed hazardous waste site. There are **TWO** CERCLIS listed waste sites located within a one mile radius of the subject property. Site numbers correspond to waste sites identified on the *HAZARDOUS WASTE SITES MAP*.

<u>SITE#-NAME</u>	<u>CERCLIS#</u>	<u>CODE</u>
1 - Chadakoin River Park	NYD981560741	-
2 - J and S Auto Supply	NYD012777058	-

The code denotes the priority ranking of each site for investigation and clean-up, with 1 being of top priority and 4 being of low priority. Code 1 also denotes the site as being on the National Priorities List.

12.0 DOCUMENTED WASTE SITES (continued)

12.5 COUNTY LISTED SITES⁴

County listed sites may or may not include NYSDEC and EPA CERCLIS registered sites. Those county sites not included on the NYSDEC or CERCLIS register typically contain wastes of a non-hazardous nature such as construction and demolition debris or may be active waste sites such as sanitary landfills.

The subject site is not a Chautauqua County listed hazardous waste site. There are **NO** county listed sites located within a one mile radius of the subject property.

12.6 NYSDEC DELISTED SITES⁵

A NYSDEC inactive hazardous waste disposal site becomes delisted when it meets one of two criterion: 1) it has been remediated (any hazardous waste as defined under NYS regulation 371 has been physically removed from the site), 2) it has been determined that there is no (ie. there never was) hazardous waste (as defined under NYS Regulation 371) present on the site.

The subject site is not a NYSDEC delisted hazardous waste site. There are **NO** NYSDEC delisted sites located within a one mile radius of the subject property.

12.7 NYSDEC SOLID WASTE FACILITIES

The New York State Solid Waste Facilities register is a comprehensive listing of all permitted solid waste landfills and processing facilities.

The subject site is not a NYSDEC listed solid waste site. The nearest registered facility is located at the following address. Refer to section 13.4 *NYSDEC DOCUMENTS/RESPONSES*.

<u>FAC#</u>	<u>NAME</u>	<u>ADDRESS</u>	<u>WASTE(S)</u>
07R07	Busti Rural T.S.	121 Chautauqua Ave., Lakewood	residential, recyclables

12.8 ACTIVE HAZARDOUS WASTE STORAGE AND/OR PROCESSING FACILITIES

The Resource Conservation and Recovery Act Information System (RCRIS) database for Treatment, Storage, and Disposal Facilities (TSDF) is a listing of facilities that either treat, store, or dispose of hazardous waste materials.

The subject site is not a Resource Conservation and Recovery Act (RCRA) listed site for the treatment, storage, or disposal of hazardous waste materials. The nearest registered facility located in the vicinity of the subject site is as follows. Refer to Section 13.4 *NYSDEC DOCUMENTS/RESPONSES*.

<u>FAC#</u>	<u>NAME</u>	<u>ADDRESS</u>	<u>TSD PROCESS</u>
NYD030215529	AI Tech Specialty Steel	Dunkirk, NY	land disposal

12.9 NEW YORK STATE HAZARDOUS WASTE REPORTING FACILITIES

The Resource Conservation and Recovery Act Information System (RCRIS) database is a listing of all large quantity and small quantity generator facilities that either generate more than 1000 kg of hazardous waste per month (large quantity generator), generate between 100 kg and 1000 kg of hazardous waste per month (small quantity generator), or meet other applicable requirements of the Resource Conservation and Recovery Act (RCRA).

12.0 DOCUMENTED WASTE SITES (continued)

12.9 NEW YORK STATE HAZARDOUS WASTE REPORTING FACILITIES (continued)

The subject site is not a RCRA hazardous waste reporting facility. The latest information available was generated for 1991. The nearest registered facility is located at the following address. Refer to section 13.4 *NYSDEC DOCUMENTS/RESPONSES*.

<u>FAC#</u>	<u>NAME</u>	<u>ADDRESS</u>
NYD002115152	Jamestown Electro Plating Works	105 Water Street, Jamestown

12.10 EMERGENCY RESPONSE NOTIFICATION SYSTEM (ERNS)

The Emergency Response Notification System (ERNS) database is used to store and report information on the sudden and/or accidental release of hazardous substance(s) including petroleum into the environment for the year 1993 and earlier.

The subject site is not an ERNS reported site. The nearest ERNS reported site is located at the following address. Refer to section 13.4 *NYSDEC DOCUMENTS/RESPONSES*.

<u>ID#</u>	<u>DATE</u>	<u>ADDRESS</u>	<u>DESCRIPTION</u>
320021	03/12/93	31 Water Street	-55 gallon drum overflowed.

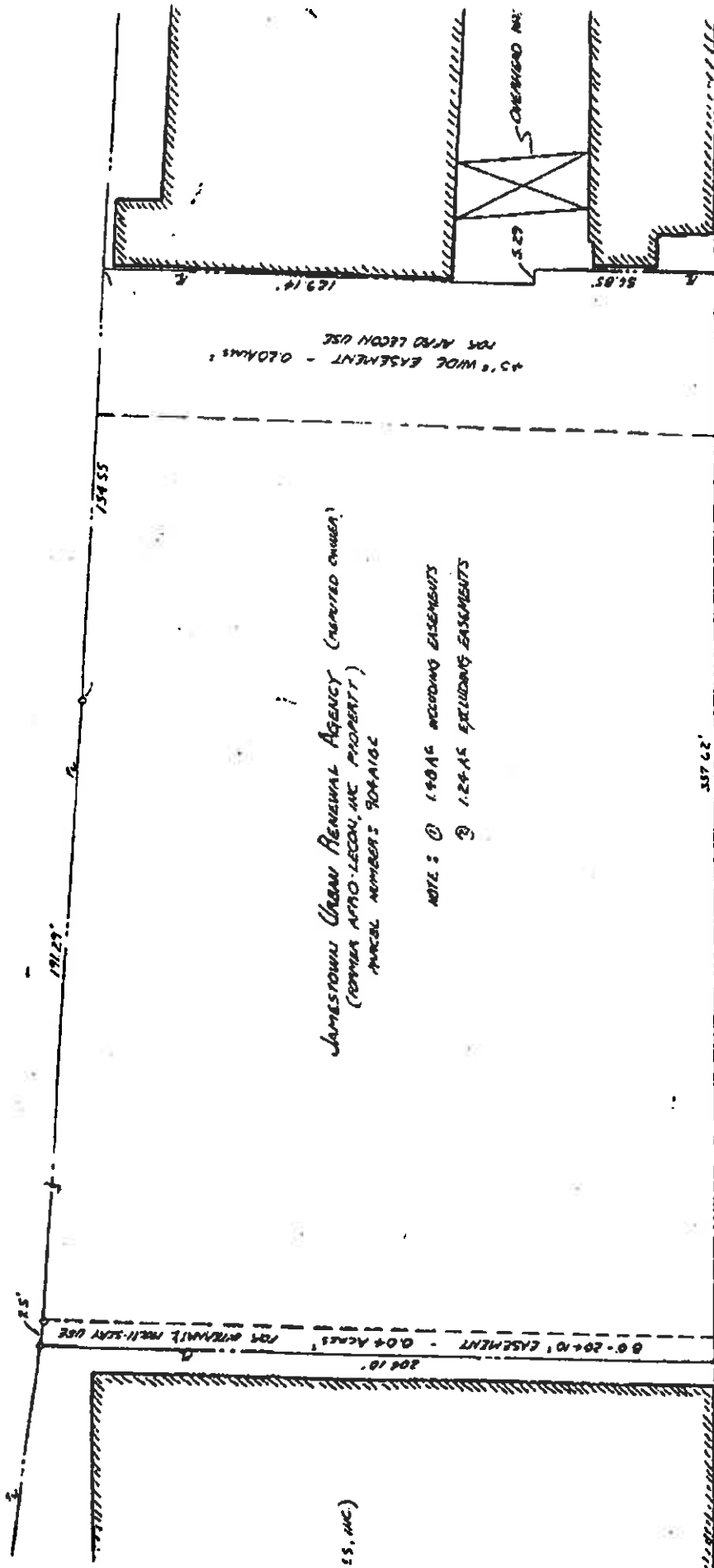
12.11 IMPACT OF WASTE SITES ON THE SUBJECT PROPERTY

According to available information to date, there are no listed waste sites that would significantly impact the subject property. The site is located **within the City of Jamestown** in a highly developed and urbanized area and can be affected by various sources of point and non-point source pollution associated with industrial and commercialized city areas. This is indicated by the number of reported spills and complaints in the vicinity of the subject property (refer to section 13.4 *NYSDEC DOCUMENTS/RESPONSES*).

13.0 APPENDIX

13.1 SITE SURVEY

CONSOLIDATED RAIL CORPORATION



HARRISON STREET

13.2 SITE CONDITION REPORT

NIAGARA FRONTIER CONSULTING SERVICES, INC.
SITE CONDITION REPORT
VACANT LAND

EA NUMBER 95010.24 DATE _____ EMPLOYEE NAME SG
SITE NAME _____
STREET Harrison St.
CITY/STATE/ZIP Jamestown NY
PERSONS PRESENT SG

LOCALITY: ☒ URBAN ☐ SUBURBAN ☐ RURAL
☒ HIGHLY DEVELOPED ☐ MODERATELY DEVELOPED
☐ LIGHTLY DEVELOPED ☐ UNDEVELOPED
☒ INDUSTRIAL ☐ COMMERCIAL ☒ RESIDENTIAL ☐ AGRICUL.

TOPOGRAPHY: ☐ LEVEL AT GRADE ☒ 5% SLOPE ☐ 10% SLOPE
OTHER (EXPLAIN): north to RR

GROUND: 1.5 # OF ACRES ~329 FRONTAGE ~190 DEPTH
☐ PAVED AREA
☒ GREEN AREA
☒ DEBRIS ☒ DUMPING ☒ FILL MATERIALS
TYPE OR COMPOSITION: tires rubble trash brick/stone
LOCATION: full time - debris/dump mostly north side
WATER SOURCE: ☐ WELL ☒ MUNICIPAL
MOUNDS ☒ HOLES ☒

WATERWAYS: ☐ ON-SITE ☐ ADJACENT ☒ NEARBY S NSEW
TYPE: ☒ CREEK ☒ RIVER ☐ LAKE: ☐ MAN-MADE ☐ NATURAL
DRAINAGE WAYS: S end

DESCRIPTION OF ONSITE OPERATIONS/USAGE:

Vacant former ind.

EVIDENCE OF FORMER ONSITE BUILDINGS:

foundation N & S

EVIDENCE OF UTILITIES (SEWER/WATER/GAS LINES):

MCP & San Sewer manholes

PCB'S: SUSPECT PCB'S PRESENT ☐ YES ☒ NO
0 # OF TRANSFORMERS _____ CLIENT _____ UTILITY
LOCATION: _____

BULK STORAGE TANKS

ODORS NO
____ SOLVENTS ____ NATURAL GAS ____ PETROLEUM ____ OTHER
____ VISIBLE SPILL/LEAK ____ UNKNOWN ORIGIN

55-GALLON DRUMS/BARRELS OTHER CONTAINERS:

LIST AMOUNT, CONTAINER SIZE, LOCATION, LABEL, CONDITION:

1 buried drum in concrete rubble

WASTES

SOLID WASTE: TYPE/COMPOSITION: Trash, tires
Location: N + NE

HAZARDOUS WASTE:
TYPE/COMPOSITION: none
Location: _____

TYPE/COMPOSITION: _____
Location: _____

TYPE/COMPOSITION: _____
Location: _____

WASTE OIL:
Amount: NO
Location: _____

Wildlife Evidence: burrow near RR

Roads, Paths, Access Routes: driveway W end

Vegetation: 0 % Mature Trees 0 % New Growth
100 % Herbaceous 0 % Dead or Dying

Evidence of Wetland Conditions:
X Standing Water X Wetland Plants
Eastern Portulaca - algae & ponded water

ADJACENT PROPERTIES:

List name and type of operation.

NORTH:

RR; Res.

SOUTH:

Harrisons; trucking park/depot; CREEK

EAST:

Ind (part vacant)

WEST:

Ind

FORMER USES OF PROPERTY/YEAR OF USE:

milk/textiles

SITE INSPECTION NOTES:

Driveway easement W w/ sewer drain - filled
- driveway shale/brick W/ bricks/stones

Pile of debris - E side of W driveway
possible SSg drum (or smaller), metal, concrete
rubble, RR tie pieces

Roofing material W end near apparent ext. stairway
denudation

Shale, concrete, brick noted as fill material in ground

4 tires of 3 against E ady bldg
Rise at N end

Metal pieces - bolt, washer

RR - N Extra Ties on side; side of metal scrap
loading chute - bike tire / knob

~~SE~~ _{half} - wet, rutted, algae

Stone foundation NE corner; 1 big wheel

MLP hatch - J sidewalk
San. Sewer hatch - street
foundation J E along sidewalk

13.3 OWNER/OPERATOR QUESTIONNAIRE

JAMESTOWN URBAN RENEWAL AGENCY

RICHARD A. KIMBALL, JR.
Chairman

SAMUEL TERESI
Executive Secretary

December 29, 1994

Ms. Sallie Garrasi
Niagara Frontier Consulting Service
3556 Lakeshore Drive, Suite 120
Blasdell, New York 14219

VIA FACSIMILE # 716-822-7395 (original to follow)

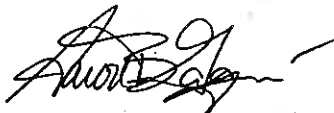
Dear Ms. Garrasi:

Per our conversation, please find attached the completed owner/operator questionnaire for the Watson Redevelopment Site owned by the Jamestown Urban Renewal Agency. The information provided is accurate to the best of my knowledge, based on the property file this office maintains.

Also per our conversation, you will find attached a copy of the New York State Department of Environmental Conservation Bulk Storage Inspection Sheet received after the single fuel oil storage tank was removed.

Should you have any additional questions or concerns regarding the site, please feel free to contact me directly at the Department of Development, 716-483-7541.

Sincerely,



Aaron B. Gagné
Planning Coordinator/
Environmental Review Officer

attachments

cc: Samuel Teresi, Executive Secretary
Bruce G. Boyd, Economic Development Coordinator

Watson Redevelopment Site
Jamestown Urban Renewal Agency

NIAGARA FRONTIER CONSULTING SERVICES, INC.
OWNER/OPERATOR QUESTIONNAIRE

1. SITE NAME: Watson Redevelopment Site DATE: 12/29/94
ADDRESS: Harrison Street
CITY/STATE/ZIP Jamestown, New York 14701
MAILING ADDRESS c/o Jamestown Urban Renewal Agency
Municipal Building, Jamestown, New York 14701
NEAREST CROSS STREET: Footte Avenue
OWNER OF PROPERTY: Jamestown Urban Renewal Agency
OPERATOR OF PROPERTY: vacant, cleared land
TENANTS: none.
2. STRUCTURES: NONE CLEARED SITE.
OF BLDG'S: TOTAL SQ.FTG.
BLDG#1: STORY'S SQ.FTG. USE YR CONST
BLDG#2: STORY'S SQ.FTG. USE YR CONST
BLDG#3: STORY'S SQ.FTG. USE YR CONST
BASEMENT:
GARAGES: ATTACHED DETACHED
PROP SIZE/ ACREAGE PARKING LOT
FLOOR DRAINS:
SUMP PUMPS:
IF INDUSTRIAL: CLARIFIERS: COMPRESSORS:
BOILERS: GENERATORS:
OTHER:
DESCRIP OF OPERATIONS:
3. WATERWAYS ON-SITE: X NO YES, TYPE
WELL(S) ON SITE: None known.
4. INTENDED USAGE: Light manufacturing.
EXCAVATION PLANNED: NO X YES, LOCATION center of site
NEW CONSTRUCTION: NO X YES, LOCATION center of site
DEMOLITION PLANNED: X NO YES, LOCATION
RENOVATION PLANNED: X NO YES, LOCATION
5. WHAT ARE THE PAST USES OF THE FACILITY/LAND?
Historically, the site was operated by Jamestown Worsted Mills until shortly
after World War II. The facility sat vacant until the late 1970's, when it was
acquired by Watson Industries/Afro-Lecon and used for offices, storage and light
production. In the early 1980's, the facility was again vacated, as the uses
were consolidated into another still existing part of the overall complex.

Watson Redevelopment Site
Jamestown Urban Renewal Agency

PAGE 2 NFCS OWNER/OPERATOR QUESTIONNAIRE

WHO ARE THE PREVIOUS OWNERS? ~~PREVIOUS TENANTS?~~Jamestown Worsted MillsWatson Industries/Afro-Lecon

PREVIOUS STRUCTURES ON SITE?

approx. 150,000 manufacturingDEMOLISHED?(YR) 1988

DEMOLISHED?(YR) _____

DEMOLISHED?(YR) _____

6. WHAT IS THE NATURE OF THE WASTES GENERATED ON-SITE?

none - cleared site.

HOW IS IT STORED ON-SITE? _____

WHO COLLECTS THE WASTES? _____

NATURE:STORAGE:COLLECTED BY:

- REFUSE
- WASTE OIL
- SPENT SOLVENT
- METALS
- OTHER

HAS THE REFUSE SERVICE EVER REFUSED TO COLLECT THE WASTE?

n.a. NO YES, EXPLAIN _____DO YOU RECYCLE? n.a. YES NO

LIST HAZ WASTE/MATERIAL STORAGE FACILITY RECEIVING WASTES:

n.a.7. : HAVE THERE BEEN ANY COMPLAINTS OR NOTICES OF VIOLATION ABOUT YOUR FACILITY/LAND? X NO YES, NATURE _____

ARE ANY COMPLAINTS PENDING? _____ NO YES

8. WHAT TYPE OF ELECTRICAL SERVICE DOES THE FACILITY OPERATE BY?

N.A. _____ CIRCUIT BREAKERS _____ TRANSFORMERS _____ OTHER _____

ARE THERE ANY PCB TRANSFORMERS ON-SITE? _____ NO YES

LOCATION/TYPE _____

ARE THEY UTILITY OR PRIVATELY OWNED? _____

HAVE THERE BEEN ANY SPILLAGE OR LEAKAGE OF PCB'S? _____ NO YES

WHEN/WHERE _____

ARE YOU REQUIRED TO MAINTAIN RECORDS ON PCB'S? _____

Watson Redevelopment Site
Jamestown Urban Renewal Agency

PAGE 3 NFCS OWNER/OPERATOR QUESTIONNAIRE

9. WHAT TYPE OF HVAC SYSTEM DOES THE FACILITY HAVE?
n.a.
WAS THE FACILITY EVER HEATED WITH OIL? NO YES
WHEN? _____
WAS THE FACILITY EVER HEATED WITH STEAM? NO YES
WHEN? _____
WAS THE HEATING SYSTEM EVER CONVERTED? NO YES
PREVIOUS HVAC SYSTEM _____
10. WAS THIS SITE EVER A CAR REPAIR SHOP, PAINT SHOP, OR GAS STATION?
X NO YES, WHEN? _____ OWNER? _____
ARE THERE ANY ABOVE GROUND OR UNDER GROUND STORAGE TANKS?
NO YES, LOCATION _____ AGE _____ TYPE _____
____ UST _____ AST, CAPACITY _____ PRODUCT _____
____ UST _____ AST, CAPACITY _____ PRODUCT _____
____ UST _____ AST, CAPACITY _____ PRODUCT _____
WHEN WERE THE TANKS LAST TESTED? _____
ARE THEY REGISTERED? _____
ARE LEAK DETECTION DEVICES IN PLACE? _____
11. WHAT TYPE OF CHEMICALS ARE USED IN THE OPERATIONS? n.a.
ATTACH LIST: _____
DO YOU HAVE MSDS'S FOR THESE CHEMICALS? NO YES
12. ARE YOU MANDATED TO PROVIDE A HAZARD COMMUNICATION COURSE TO YOUR
EMPLOYEES? n.a. NO YES, WHO PROVIDES THE TRAINING? _____
HOW OFTEN DO YOU PROVIDE REFRESHERS? _____
ARE HAZ WASTE MANIFESTS ON FILE? _____
HAS A BUSINESS PLAN BEEN PREPARED AND SUBMITTED TO THE LOCAL FIRE
DEPT? _____
13. DO YOU HAVE ANY FEDERAL, STATE, OR LOCAL PERMITS FOR THE FOLLOWING?
N.A.: SPDES _____ RCRA(USAGE) _____
HAZ WASTE _____ EPA ID# _____
DISCHARGE TO AIR _____
14. HAVE YOU EVER TRANSPORTED HAZARDOUS WASTE FROM THIS SITE?
X NO YES, MANIFESTS? _____
15. DO YOU TREAT OR DISPOSE OF ANY WASTE MATERIALS ON-SITE
INCLUDING INCINERATION, NEUTRALIZATION, LANDFILLING?
n.a. NO YES, TYPE _____
16. DO YOU STORE ANY WASTES ON-SITE FOR TRANSFER TO A DISPOSAL
FACILITY? n.a. NO YES
RECIPIENT OF WASTES _____
PERMIT # _____

Watson Redevelopment Site
Jamestown Urban Renewal Agency

PAGE 4 NFCS OWNER/OPERATOR QUESTIONNAIRE

17. HAVE ANY ANALYTICAL TESTS OR INSPECTIONS BEEN CONDUCTED ON OR FOR THE FOLLOWING? none known.
GROUNDWATER _____ SURFACE WATER _____
DRINKING WATER _____ SOIL _____ AIR _____
INDOOR AIR _____ ASBESTOS _____ RADON _____
LEAD PAINT _____ EMISSIONS _____ WASTES _____
18. HAS THIS FACILITY/PROPERTY EVER BEEN THE SUBJECT OF AN ENFORCEMENT ACTION BY ANY FEDERAL, STATE, OR LOCAL AGENCY REGARDING ENVIRONMENTAL ISSUES? ☒ NO _____ YES, NATURE _____
19. HAVE YOU BEEN NOTIFIED OF ANY GOVERNMENT AGENCY VIOLATIONS? ☒ NO _____ YES _____
20. HAVE THERE BEEN ANY SPILLS, UNPERMITTED DISCHARGES, OR RELEASES OF HAZARDOUS OR CONTAMINATED MATERIALS AT OR NEAR THIS FACILITY? ☒ NO _____ YES, NATURE _____
21. IS THIS FACILITY PRESENTLY UNDER ANY FEDERAL, STATE, OR LOCAL CONSENT ORDERS, DECREES OR CAUSES OF ACTION? ☒ NO _____ YES -
ARE ANY PENDING? ☒ NO _____ YES _____
22. HAVE YOU EVER LEASED ANY PART OF THIS PARCEL? ☒ NO _____ YES, TO WHOM? _____
HAVE YOU EVER ALLOWED OR PERMITTED ANY OTHER ENTITY TO DUMP, STORE, DISPOSE, TRANSPORT, BURY, INCINERATE, OR LANDFILL ANY MATERIALS AT THIS SITE? ☒ NO _____ YES _____
WHO? _____ WHEN? _____
23. DOES ANYONE OTHER THAN YOUR OPERATIONS UTILIZE THIS SITE PRESENTLY? ☒ NO _____ YES _____
WHO? _____
NATURE OF THEIR OPERATIONS: _____
24. HOW WOULD YOU CHARACTERIZE THE OPERATIONS AND FACILITIES IMMEDIATELY ADJACENT TO YOUR SITE?
NORTH: rail line
SOUTH: Harrison Street, truck parking area across street.
EAST: Afr-Lecon Industries, light manufacturing.
WEST: International Multi-Services, Inc., vacant.
25. HAVE YOU EVER EXPERIENCED ANY PROBLEMS FROM ODORS, DRAINAGE, STORAGE PRACTICES, OR OPERATIONS FROM THESE NEIGHBORS? ☒ NO _____ YES, NATURE _____
WHAT WERE THE ACTIONS TAKEN TO CORRECT THESE PROBLEMS? _____

Watson Redevelopment Site
Jamestown Urban Renewal Agency

PAGE 5 NFCS OWNER/OPERATOR QUESTIONNAIRE

CERTIFICATION OF RESPONSES:

I, Aaron B. Gagne, THE OWNER/OPERATOR AND/OR RESPONSIBLE PERSON FOR THIS FACILITY, DO HEREBY ATTEST AND CERTIFY THAT TO THE BEST OF MY KNOWLEDGE, THE ANSWERS AND INFORMATION PROVIDED IN THIS QUESTIONNAIRE, ARE TRUE AND ACCURATE. I HAVE NOT WILLFULLY WITHHELD INFORMATION THAT MAY BE PERTINENT TO THE QUESTIONS CONTAINED HEREIN AND HAVE NOT DISTORTED OR MISREPRESENTED THE FACTS REGARDING THE CONTENT OF THIS QUESTIONNAIRE.


SIGNATURE

Planning Coordinator/Environmental
Review Officer

12/29/94, 1:30 p.m.
DATE AND TIME

New York State Department of Environmental Conservation Bulk Storage Inspection Sheet

CHAUTAUQUA COUNTY

DATE-0909-091688

NAME Watson industrial site

LOCATION Harrison street, Jamestown N.Y.

INSPECTION BY Michael Vendetto

TANK SIZE(S) 10000 steel

An inspection was made at the above mentioned site and no adverse environmental impact was noticed as the result of the tank removal.

The #2 fuel oil in the tank was removed and recycled.

The excavation was backfilled with clean fill.

Any questions please call me at 753-4481

RECEIVED

SEP 21 1988

JAMESTOWN URBAN RENEWAL AGENCY

RICHARD A. KIMBALL, JR.
Chairman

SAMUEL TERESI
Executive Secretary

WATSON DEVELOPMENT SITE

Location: On north side of Harrison Street between Center Street and Winsor Street

Size: 1.48 acres - 64,800 square feet

Configuration: 340' x 200' (approximately)

Zoning: Manufacturing

Topography: 4% average slope

Drainage: Good

Utilities: Municipal water, sewer, electricity and district heating available.

Accessibility: Within 1/2 mile of Foote Avenue arterial (NYS Route 60). Within 2 miles of Southern Tier Expressway Exit 12 (Jamestown).

Comments: Public ownership and availability of all utilities makes this site ready for development. The City maintains a new 140 car public parking lot near the site and the potential to create another lot across the street. This will help to maximize use of the site and effectively reduce the developing industry's project costs.

Fair Market Value: \$18,000 (Appraisal - 5/3/91)
Credit against purchase price available in recognition of additional site improvements required prior to development.

13.4 NYSDEC DOCUMENTS/RESPONSES

NYSDEC RESPONSES

New York State Department of Environmental Conservation
270 Michigan Avenue, Buffalo, New York 14203-2999
(716) 851-7201



Langdon Marsh
Commissioner

January 3, 1995

Ms. Sallie A. Garrasi
Niagara Frontier Consulting Services
Gateway Trade Center
Suite 120
3556 Lake Shore Boulevard
Blasdell, NY 14219

RECEIVED JAN - 5 1995

Dear Ms. Garrasi:

This letter is to acknowledge receipt of your request
for information relative to:

Watson Development Site
Harrison Street
Jamestown
(1.48 acres - vacant)

Because of the multi-divisional nature of your request, it
has been forwarded to the individual divisions involved.

Individual program staff will contact you relative to
your request.

Very truly yours,

Charles W. Kollatz
Regional Citizen
Participation Specialist

CWK:mkb

4/91

SHAWLER/pbs

NYSDEC REPORTED SPILLS

NYSDEC SPILLS DATABASE

Spill #	Spill Date	Spill_name	Spill Location	City	Status	Qty_spill	Qty_rec	Units
8902365	06/07/89	MARLIN ROCKWELL CO.	CHANDLER & WINSOR STS.	JAMESTOWN	C			
9012314	02/01/91	ABANDONED DRUMS	335 HARRISON STREET	JAMESTOWN	C	3.00	0.00	G
9202822	06/05/92	OIL FROM STORM SEWER	50 HARRISON STREET	JAMESTOWN	C	0.00	0.00	G
8401651	09/20/84		CHADAKOIN RIVER	JAMESTOWN	C	10.00	3.00	G
					C	0.00	0.00	

Spill no	8902365
Region	9
Spill_date	06/07/89
Spill_time	1200
Co_date	06/07/89
Co_time	1331
Ro_date	06/07/89
Ro_time	1300
Ans_date	/ /
Ans_time	0
First_call	R
Mat_class	1
Pet_spill	7
Oth_matsp	
Qty_spill	3.00
Qty_rec	0.00
Qty_units	G
Caus_spill	7
Spiller	MARLIN ROCKWELL COMPANY
Street	CHANDLER & WINSOR STREETS
Ci_st_zip	JAMESTOWN, NY
Telfone	
Spill_sour	1
Spill_name	MARLIN ROCKWELL CO.
Spill_loc	CHANDLER & WINSOR STS.
Municiplty	JAMESTOWN
County	CHAUTAUQUA
Waterbody	CHADAKOIN RIVER
Res_affect	4
Notifier	7
Drain_bas	202
Pin	0
T_a	0
Pin_start	/ /
Status	C
Cleaner	4
Clean_date	12/20/89
Penalty	N
Close_date	12/20/89
Isr	/ /
12/29/94	/ /

Wash. Oil

Deliberate

Surface Water

Complete

Spill no	9012314
Region	9
Spill_date	02/01/91
Spill_time	1200
Co_date	02/27/91
Co_time	1403
Ro_date	02/27/91
Ro_time	1245
Ans_date	/ /
Ans_time	0
First_call	R
Mat_class	1
Pet_spill	7 <u>Waste Oil</u>
Oth_matap	DRUMS
Qty_spill	0.00
Qty_rec	0.00
Qty_units	G
Caus_spill	8 <u>Abandoned Drums</u>
Spiller	UNKNOWN
Street	
City_zip	
Telfone	
Spill_sour	12
Spill_name	ABANDONED DRUMS
Spill_loc	335 HARRISON STREET
Municiplty	JAMESTOWN
County	CHAUTAUQUA
Waterbody	
Res_affect	1 <u>On land</u>
Notifier	7
Drain_bas	202
Pin	0
T_a	0
Pin_start	/ /
Status	C <u>Complete</u>
Cleaner	4
Clean_date	03/14/91
Penalty	N
Close_date	03/14/91
Isr	/ /
12/29/94	/ /

Spill no	8401651
Region	9
Spill_date	09/20/84
Spill_time	0
Co_date	09/20/84
Co_time	0
Ro_date	09/20/84
Ro_time	0
Ans_date	/ /
Ans_time	0
First_call	
Mat_class	5
Pet_spill	0
Oth_matsp	Non-Petroleum
Qty_spill	0.00
Qty_rec	0.00
Qty_units	
Caus_spill	12
Spiller	Unknown
Street	
Ci_st_zip	
Telfone	
Spill_sour	12
Spill_name	
Spill_loc	CHADAKOIN RIVER
Municiplty	JAMESTOWN
County	CHAUTAUQUA
Waterbody	
Res_affect	1
Notifier	0
Drain_bas	0
Pin	4339
T_a	0
Pin_start	11/01/84
Status	C
Cleaner	1
Clean_date	10/12/84
Penalty	N
Close_date	11/13/86
Isr	07/25/86
12/29/94	09/03/86

NYSDEC PETROLEUM BULK STORAGE FACILITIES

Petroleum Bulk Storage Facilities

Pbsno	Sitename	Street	Sitecity	Sitezip	Tanks
9-024279	M-70 KWIK FILL	FOOTE AVENUE EXT	JAMESTOWN	14701	4
9-105503	STATESIDE MOTORS INC	839-863 FOOTE AVENUE	JAMESTOWN	14701	0
9-222909	SOUTH SIDE MOBIL	731 FOOTE AVE	JAMESTOWN	14701	4
9-224294	FRANTZ & RUSSELL SANTARY SVC	RD 5 FOOTE AVE EXT	JAMESTOWN	14701-9382	0
9-387533	WCA HOSPITAL	207 FOOTE AVE	JAMESTOWN	14701	2
9-073598	CITY OF JAMESTOWN DEPT OF	155 STEELE ST	JAMESTOWN	14701	1
9-079723	SAMUEL A CARLSON GENERATING	136 STEELE STREET	JAMESTOWN	14701	5
9-600117	JAMESTOWN BPU FUELING DEPOT	107-115 STEELE STREET	JAMESTOWN	14701	2
9-221074	CRESCENT MOTORS INC	1233 E 2ND ST	JAMESTOWN	14701	0
9-382701	ROBO WASH	1301 E 2ND ST	JAMESTOWN	14701	3
9-382728	ROBO WASH	1310 E 2ND ST	JAMESTOWN	14701	2

Pbsno 9-387533

Cbsno

Spdesno

Latitude 42|05|27

Longitude 79|13|54

Sitename WCA HOSPITAL

Sitestrl1 207 FOOTE AVE

Sitestrl2

Sitecity JAMESTOWN

Sitestate NY

Sitezip 14701

Swiscode 0608

Opername WCA (WOMANS CHRISTAN ASSOC)

Sitephone (716) 487-0141

Emername MARTIN LYDELL

Emerphone (716) 569-3454

Sitetype L

Totanks 2

Oldpbsno

Ownname WCA (WOMANS CHRISTAN ASSOC)

Ownstr1 207 FOOTE AVE

Owncity JAMESTOWN

Ownstate NY

Ownzip 14701

Ownphone (716) 487-0141

Owntype 5

Ownsubtype

Mailname WCA (WOMANS CHRISTAN ASSOC)

Mailstr1 207 FOOTE AVE

Mailstr2

Mailcity JAMESTOWN

Mailstate NY

Mailzip 14701

Mailperson

Mailphone (716) 487-0141

Ownmark 1

Sitestatus 1

Cert_date 03/06/92

Exp_date 07/20/97

Tot capac 22000

01/11/95

Pbno	9-387533	1
Tankno		
Tankloc	4	
Status	3	Removed
Instdate	06/74	
Capac gal	15000	
Product	3	41,200 Fuel Oil
Tanktype	1	
Tank_ip		
Tank_ep		
Pipeloc		
Pipetype	2	
Pipe_ip		
Pipe_ep		
Seccont	0	
Leakdet	0	
Overfill	4	
Dispenser	2	
Datetested	09/89	
Nexttest		
Closedate	06/91	
Testmethod	03	

Pbsno	9-387533
Tankno	0001
Tankloc	4
Status	1
Instdate	06/91
Capac gal	10000
Product	5
Tanktype	1
Tank_ip	0
Tank_ep	12
Pipeloc	2
Pipetype	3
Pipe_ip	0
Pipe_ep	0
Seccont	2
Leakdet	13
Overfill	1
Dispenser	2
Datetested	
Nexttest	N.T.R
Closedate	
Testmethod	

Pbsno	9-387533
Tankno	0002
Tankloc	4
Status	1 In Service
Instdate	07/91
Capac_gal	12000
Product	3 #12 or 4 Fuel Oil
Tanktype	1
Tank_ip	0
Tank_ep	12
Pipeloc	2
Pipetype	3
Pipe_ip	0
Pipe_ep	0
Seccont	2
Leakdet	14
Overfill	53
Dispenser	2
Datetested	
Nexttest	N.T.R
Closedate	
Testmethod	

NYSDEC MAJOR OIL STORAGE FACILITIES

NYSDEC Major Oil Storage Facilities

Mosfno	Sitename	Street	City	Status	Tanks	Tot_cap_g	Adt_gals	Cbsno
9-1040	W.W. GRIFFITH OIL	1650 EAST STATE	OLEAN	3	7	81374	26000	

Mosfno	9-1040
Facstatus	3
Sitename	W.W. GRIFFITH OIL CO., INC.
Sitestr1	1650 EAST STATE ROAD
Sitestr2	
Sitecity	OLEAN
Sitestate	NY
Sitezip	14760
Swis	04
Sitetown	OLEAN
Opername	JOHN W. CAMPBELL
Sitephone	(716) 372-2171
Emername	
Emrphone	
Longitude	78 23 43
Latitude	42 07 30
Tbano	
Spdesno	
Potanks	7
Pot_cap_g	81374
Edt_gals	26000
Lic_stat	3
Lic_expire	03/31/91
Siteetype	A
Prod_xfer	A
Lic_issued	04/01/90
Watercvt	/ /

NYSDEC CHEMICAL BULK STORAGE FACILITIES

NYSDEC Chemical Bulk Storage Facilities

Cbsno	Sitename	Sitestrl	Sitecity	State	Status	Type	Tanks	Pbano	Mosfno
9-000031	CHAUTAUQUA	P.O. BOX 520	JAMESTOWN	NY	1	D	1		
9-000058	CHAUTAUQUA METAL	43 FOREST AVENUE	JAMESTOWN	NY	1	A	0		
9-000063	VALEO ENGINE	2258 ALLEN STREET	JAMESTOWN	NY	1	D	3	9-222933	
9-000072	EMCO FINISHING	470 CRESCENT ST.	JAMESTOWN	NY	1	D	12		
9-000120	UPSTATE MILK	223 FLUVANNA	JAMESTOWN	NY	1	I	4	9-387126	
9-000121	WEBER-KNAPP	441 CHANDLER ST.	JAMESTOWN	NY	1	D	3	9-384100	
9-000146	SUIT-KOTE CORP	57 LISTER STREET	JAMESTOWN	NY	1	D	2	9-461725	
9-000191	LILLY INDUSTRIES,	125 BLACKSTONE	JAMESTOWN	NY	1	D	9		
9-000245	JAMESTOWN PLYWOOD	P.O. BOX 939	JAMESTOWN	NY	1	B	0		
9-000258	SUPREME BEVERAGES	2224 WASHINGTON	JAMESTOWN	NY	1	D	0		
9-000299	KESTER SOLDER,	1056 ALLEN STREET	JAMESTOWN	NY	1	D	1		
9-000314	MRC BEARINGS, INC.	402 CHANDLER	JAMESTOWN	NY	1	D	1		
9-000345	HOPE'S	84 HOPKINS AVENUE	JAMESTOWN	NY	1	D	1		

Cbsno	9-000058
Icsno	9-410098
Pbsno	
Mosfno	
Swiscode	0608
Sitename	CHAUTAUQUA METAL FINISHING SUPPLY
Sitestr1	43 FOREST AVENUE
Sitestr2	
Sitecity	JAMESTOWN
Sitestat	NY
Sitezip	14701
Sitetele	(716) 763-4114
Town	JAMESTOWN (C)
Opername	J. STEPHEN PEMBRIDGE
Emername	RICH CASSELMAN
Emertele	(716) 664-2823
Certdate	12/14/90
Expdate	05/05/91
Ownname	CHAUTAUQUA CHEMICALS CO. INC.
Ownstr1	43 FOREST AVENUE
Owncity	JAMESTOWN
Ownstate	NY
Ownzip	14701
Ownphone	(716) 763-4114
Ownatype	5
Totanks	0
Latitude	
Longitude	
Sitetype	A
Mailname	CHAUTAUQUA CHEMICALS CO. INC.
Mailstr1	43 FOREST AVENUE
Mailstr2	
Mailcity	JAMESTOWN
Mailstate	NY
Mailzip	14701
Mailperson	RICH CASSELMAN
Mailphone	(716) 763-4114
Maildesno	
Mailstatus	2
Mailsubtype	2/29/94

Cbsno	9-000058	
Tankno	002	
Capac gal	4000	
Tanktype	1	steel/carbon steel
Instdate	12/73	
Casno	7664939	
Subdesc		sulfuric acid
Status	3	closed - removed
Tankloc	1	aboveground
Tank_ip		
Tank_ep		
Pipeloc		
Pipetype	3	
Pipe_ip		
Pipe_ep		
Pipeseccon		
Tankseccon	1	
Leakdet		
Overfill		
Hazpercent	0	
Closedate	00/00	

Cbsno	9-000058	
Tankno	003	
Capac gal	4500	
Tanktype	2	
Instdate	12/78	
Casno	7697372	
Subdesc		
Status	3	
Tankloc	2	
Tank_ip		
Tank_ep		
Pipeloc		
Pipetype	3	
Pipe_ip		
Pipe_ep		
Pipeseccon		
Tankseccon	1	
Leakdet		
Overfill		
Hazpercent	0	
Closedate	00/00	

stainless steel alloy
Nitric acid
closed-removed
abandoned on crib rack or cradle

Cbsno	9-000058	
Tankno	004	
Capac gal	6000	
Tanktype	5	plastic
Instdate	00/00	
Casno	7681529	Sodium hypochlorite
Subdesc		
Status	4	closed-in place
Tankloc	1	aboveground
Tank_ip		
Tank_ep		
Pipeloc		
Pipetype	6	
Pipe_ip		
Pipe_ep		
Pipeseccon		
Tankseccon	0	
Leakdet		
Overfill		
Hazpercent	0	
Closedate	00/00	

Cbsno	9-000058	
Tankno	005	
Capac gal	4500	
Tanktype	2	
Instdate	12/73	
Casno	7664382	
Subdesc		
Status	3	
Tankloc	2	
Tank_ip		
Tank_ep		
Pipeloc		
Pipetype	9	
Pipe_ip		
Pipe_ep		
Pipeseccon		
Tankseccon	1	
Leakdet		
Overfill		
Hazpercent	0	
Closedate	00/00	

stainless steel alloy
phosphoric acid
closed-removed
abandoned on crib rack or cradle

Cbano	9-000058
Tankno	001
Capac_gal	6000
Tanktype	4
Instdate	12/82
Casno	7647010
Subdesc	<i>fiberglass reinforced plastic</i>
Status	3
Tankloc	1
Tank_ip	<i>closed-removed</i>
Tank_ep	<i>aboveground</i>
Pipeloc	
Pipetype	9
Pipe_ip	
Pipe_ep	
Pipeseccon	
Tankseccon	1
Leakdet	
Overfill	
Hazpercent	0
Closedate	02/91

hydrochloric acid, hydrogen chloride

NYSDEC SOLID WASTE FACILITIES

Solid Waste Facilities

Facnumbr	Facname	Ownname	Faddress	Fcity	County	Wastetype
07D43	Portland C&D	Raymond L. Schuster	148 Union Street	Westfield	Chautauqua	Demolition
07D44	Carroll C&D	Donald J. Jones	RD 1, P.O. Box 701	Frewsburg	Chautauqua	Residential
07N21	Dunkirk Ash LF	NIAGARA MOHAWK	Point Drive North	Dunkirk	Chautauqua	Bottom Ash, Fly
07R01	Ripley Collection	Town of Ripley	1 Park Ave, Box	Ripley	Chautauqua	Residential,
07R03	Clymer T.S.	Town of Clymer	Route 474	Clymer	Chautauqua	Residential,
07R05	Westfield Rural T.	Westfield Disposal	148 Union Street	Westfield	Chautauqua	Residential
07R07	Busti Rural T.S.	Town of Busti	121 Chautauqua Ave.	Lakewood	Chautauqua	Residential,
07R11	Ellington Rural T.	Town of Ellington	771 Main Street	Ellington	Chautauqua	Residential
07R12	North Harmony T.S.	Town of North	Box 167	Stow	Chautauqua	Residential,
07R13	Kiantone Rural T.	Town of Kiantone			Chautauqua	Residential,
07R14	Harmony Rural Tran	Town of Harmony	Town Hall	Panama	Chautauqua	Residential,
07S12	Ellery SLF	County of			Chautauqua	Residential,
07T01	N. Chautauqua Cnty	CHAUTAUQUA COUNTY			Chautauqua	Residential
07T18	West Chautauqua	Chautauqua County			Chautauqua	Residential
07T19	South Chautauqua	Chautauqua County			Chautauqua	Residential
07T21	Dunkirk T.S.	Browning Ferris	4735 W. Lake Road	Dunkirk	Chautauqua	Residential,
07T22	Ellery Landfill				Chautauqua	Demolition

Facnumbr	07R07	
Facname	Busti Rural T.S.	(T)
Regnumbr	9	
County	Chautauqua	
Operno	9062200002000010	
Operissued	02/05/90	
Operexpire	02/01/94	
Regstat	Permit	
Ownertype	Municipal	
Wastetype	Residential, Recyclables	
Ownname	Town of Busti	
Owaddress	121 Chautauqua Ave.	
Owcity	Lakewood	
Owstate	NY	
Owzip	14750	
Owphone	(716) 763-8561	
Opname	Eugene Johnson	
Faddress	121 Chautauqua Ave.	
Fcity	Lakewood	
Fstate	NY	
Fzip	14750	
Fphone	(716) 664-4901	
Utmeast		
Utmnorth		

ACTIVE HAZARDOUS WASTE STORAGE AND/OR PROCESSING FACILITIES

LATITUDE & LONGITUDE OF TREATMENT, STORAGE, & DISPOSAL FACILITIES
LISTED BY STATE, BY COUNTY
US EPA RCRA DATA REQUEST PRINTED 10/18/93
DATA SOURCE: RCRA NATIONAL OVERSIGHT DATABASE

FACILITY NAME	FACILITY ID	TSD PROC- ESSES	CITY	ZIP CODE	LATITUDE	LONGITUDE
NEW YORK						
ALBANY COUNTY						
AL TECH SPECIALITY STEEL	NYD060545209	D S	WATERVLIET	12189	42-42-54.0	073-43-21.0
COLONIE INTERIM STORAGE SITE	NYD002084721	S	ALBANY	12205	42-41-27.5	073-48-10.0
GENERAL ELECTRIC - SELKIRK SITE	NYD066832023	DIS	SELKIRK	12158	42-34-02.6	073-51-02.3
MERCURY REFINING COMPANY INC	NYD0048148175	S	ALBANY,	12205	42-41-26.0	073-48-46.0
NORLITE CORP	NYD080469935	S	COHOES	12047	42-45-03.0	073-42-03.0
SAFETY-KLEEN CORP COLONIE 2-004-01	NYD986872869	S	COLONIE	12110	42-48-00.0	073-43-50.0
SAFETY-KLEEN CORP LATHAM 2-004-01	NYD000708206	S	LATHAM	12110	MISSING	MISSING
WATERVLIET ARSENAL	NY7213820940	D S	WATERVLIET	12189	42-43-15.0	073-42-25.0
ALLEGANY COUNTY						
WEST ALMOND PESTICIDE STORAGE SITE	NYD980593248	S	WEST ALMOND	14804	42-20-03.0	077-54-47.0
BROOME COUNTY						
ASHLAND CHEMICAL, INC.	NYD049253719	S	BINGHAMTON	13902	42-07-11.0	075-53-25.0
IBM CORP - ENDICOTT	NYD002233039	D S	ENDICOTT	13760	42-05-40.0	076-05-21.0
CATTARAUGUS COUNTY						
MOENCH TANNING COMPANY	NYD002126910	D S	GOWANDA	14070	42-26-50.0	078-55-10.0
WEST VALLEY DEMONSTRATION PROJECT	NYD980779540	S	TOWN OF ASHFORD	14171	42-27-00.0	078-39-01.5
WESTERN NY NUCLEAR SVC CTR	NYD986905545	S	WEST VALLEY	14171	42-27-00.0	078-39-01.5
CAYUGA COUNTY						
GENERAL ELECTRIC - AUBURN PLANT	NYD002231272	S	AUBURN	13021	42-56-00.0	076-34-00.0
CHAUTAUGUA COUNTY						
AL TECH SPECIALITY STEEL	NYD030215529	D	DUNKIRK	14048	42-28-20.0	079-20-33.5
CHEMUNG COUNTY						
FACET ENTERPRISE	NYD073675514	S	ELMIRA	14903	42-07-59.7	076-49-43.3
WESTINGHOUSE ELECTRIC CORPORATION	NYD079678108	S	HORSEHEADS	14845	42-09-34.0	076-50-19.0
CHENANGO COUNTY						
BORDEN CHEMICAL, A&C DIVISION	NYD000691865	S	BAINBRIDGE	13733	42-18-10.0	075-28-14.0

NEW YORK STATE HAZARDOUS WASTE REPORTING FACILITIES

RCRA

Hidnum	Handler	Location	City
NYD001929611	VALEO ENGINE	1111 ALLEN STREET	JAMESTOWN
NYD002100311	VAN STEE CORPORATION	200 CRESCENT ST	JAMESTOWN
NYD002100337	DAWSON METAL	825 ALLEN ST	JAMESTOWN
NYD002100493	CHAUTAUGUA HARDWARE CORP.	31-35 WATER ST	JAMESTOWN
NYD002114924	HOPE ARCHITECTURAL PRODUCTS INC	84 HOPKINS AVE	JAMESTOWN
NYD002115152	JAMESTOWN ELECTRO PLATING WORKS	105 WATER STREET	JAMESTOWN
NYD002120038	DIVERSIFIED	1309 FOREST AVENUE EXT	JAMESTOWN
NYD002127751	RING AND PIERCE-ALL DIVISION OF	PRODUCTO MACHINE COMPANY	JAMESTOWN
NYD006015580	WEBER KNAPP CO.	441 CHANDLER STREET	JAMESTOWN
NYD012780441	MRC BEARINGS	402 CHANDLER STREET	JAMESTOWN
NYD055050157	LILLY INDUSTRIES, INC.	125 BLACKSTONE AVE	JAMESTOWN
NYD063649784	DAHLSTROM	443 BUFFALO STREET	JAMESTOWN
NYD071474712	WCA HOSPITAL	WOMANS CHRISTIAN ASSOC HOSP	JAMESTOWN
NYD071488936	CHAUTAUGUA AIRLINES INC	RD 1 AIRPORT DRIVE	JAMESTOWN
NYD981134620	BUSH INDUSTRIES INC	ONE MASON DRIVE	JAMESTOWN
NYD982538654	ATLAS DIV	40 WINSOR ST	JAMESTOWN
NYD982723314	ROLLFORM OF JAMESTOWN INC	181 BLACKSTONE AVE	JAMESTOWN
NYD986929495	HIGHWAY OIL	846 EAST SECOND STREET	JAMESTOWN
NYD986929503	HIGHWAY OIL	1404 WASHINGTON STREET	JAMESTOWN
NYD986982270	ERIE PETROLEUM INC	1316 E SECOND ST	JAMESTOWN
NYD990762353	ACU-RITE INC	RD 1 GIRTS RD	JAMESTOWN

EMERGENCY RESPONSE NOTIFICATION SYSTEM (ERNS)

Emergency Response Notification System

SWANSON

CHAUTAUQUA HARDWARE CORP

PO BOX 520 31 Water St.

JAME NY 14701

CAS Number: 79016

ID: 320021

Spill Date: 03/12/93

Quantity:

10.00

Lat: 0 0 0

Long: 0 0 0

Cause:

Eq. Fail:

Op Error: .T.

Dumping:

Natural:

Trans Acc:

Unknown:

Other:

Enforcement:

Medium:

Threat:

Container:

Description: 55 GALLON DRUM/DRUM OVERFLOWED 55 GALLON DRUM / DRUM OVERFLOWED

13.5 MUNICIPAL INFORMATION

MUNICIPAL INFORMATION

Project #: 95010.21
Address: Harrison St.
Date: 12-28-94

Municipality: City of Jamestown

List all records of environmental complaints, violations, bulk storage permits;
Attach any available documentation.

Office: Assessor

INFORMATION; COMPLAINTS; VIOLATIONS; PERMITS:

County # 415-7-7.2 Harrison St.
329.16 x 190 ind. (1.4506 acres)
Owner: City of Jamestown
Parcel split to Jura
Jura portion 2 main fac./works. Galers, PR siding, stack
hdgs. wrote off at 1987 fire insurance time
insurance of fire damage.

Office: Bldg.

INFORMATION; COMPLAINTS; VIOLATIONS; PERMITS:

Office: _____

INFORMATION; COMPLAINTS; VIOLATIONS; PERMITS:

N.F.C.S. NIAGARA FRONTIER CONSULTING SERVICES, INC.

Gateway Trade Center • Suite 120 • 3556 Lake Shore Blvd. • Blasdell, NY 14219

716/822-7392 • FAX 822-7395

January 12, 1995

Mr. Robert Karbacka
Building Inspector
City of Jamestown
155 Steele Street
Jamestown, New York 14701

RE: Records Review Request 95010.21

Dear Mr. Karbacka:

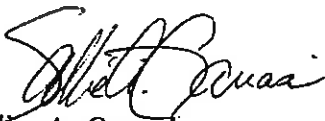
Our firm is performing a Phase I Environmental Assessment of the below listed property located in the City of Jamestown on behalf of the owner of the subject property, City of Jamestown Urban Renewal Agency. Under the Freedom of Information Law (FOIL), I am writing to request that a review be made of City records which are relevant to the purpose of this Phase I Assessment, including building permits, planning and zoning information, records of violations, dumping, spills, well installation, bulk storage tank information, and/or complaints associated with the subject property and its use.

SUBJECT PROPERTY DATA:

SUBJECT NAME:	Watson Redevelopment Site
STREET ADDRESS:	Harrison Street
MUNICIPALITY:	City of Jamestown
COUNTY:	Chautauqua
CURRENT OWNER:	Jamestown Urban Renewal Agency
PAST OWNER:	Afro-Lecon, Inc.
PRESENT USE:	vacant land
SIZE:	1.48 acres
COUNTY#:	415-7-7.2

Attached for your reference please find a general area map and available survey. If you have any questions regarding this request for information, please contact our office. The information that you provide is greatly appreciated.

Sincerely,


Sallie A. Garrasi
Environmental Analyst

Attachments



N.F.C.S. NIAGARA FRONTIER CONSULTING SERVICES, INC.

Gateway Trade Center • Suite 120 • 3556 Lake Shore Blvd. • Blasdell, NY 14219

716/822-7392 • FAX 822-7395

January 12, 1995

Mr. Doug McCullor
Fire Department
City Hall
Jamestown, New York 14701

RE: Records Review Request 95010.21

Dear Mr. McCullor:

Our firm is performing a Phase I Environmental Assessment of the below listed property located in the City of Jamestown on behalf of the owner of the subject property, City of Jamestown Urban Renewal Agency. Under the Freedom of Information Law (FOIL), I am writing to request that a review be made of City records which are relevant to the purpose of this Phase I Assessment, including records of violations, dumping, spills, bulk storage tank information, fire reports, and/or complaints associated with the subject property and its use.

SUBJECT PROPERTY DATA:

SUBJECT NAME:	Watson Redevelopment Site
STREET ADDRESS:	Harrison Street
MUNICIPALITY:	City of Jamestown
COUNTY:	Chautauqua
CURRENT OWNER:	Jamestown Urban Renewal Agency
PAST OWNER:	Afro-Lecon, Inc.
PRESENT USE:	vacant land
SIZE:	1.48 acres
COUNTY#:	415-7-7.2

Attached for your reference please find a general area map and available survey. If you have any questions regarding this request for information, please contact our office. The information that you provide is greatly appreciated.

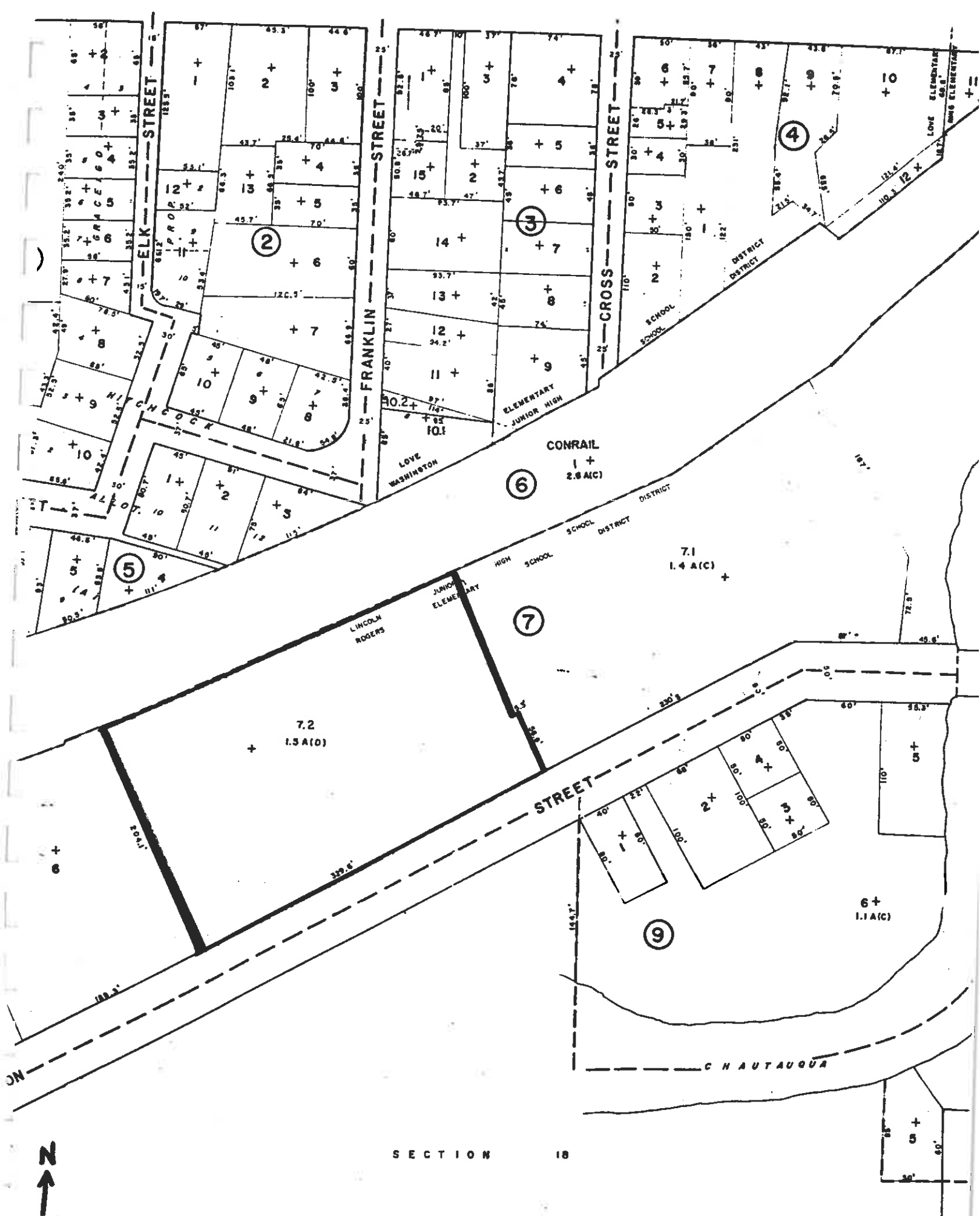
Sincerely,



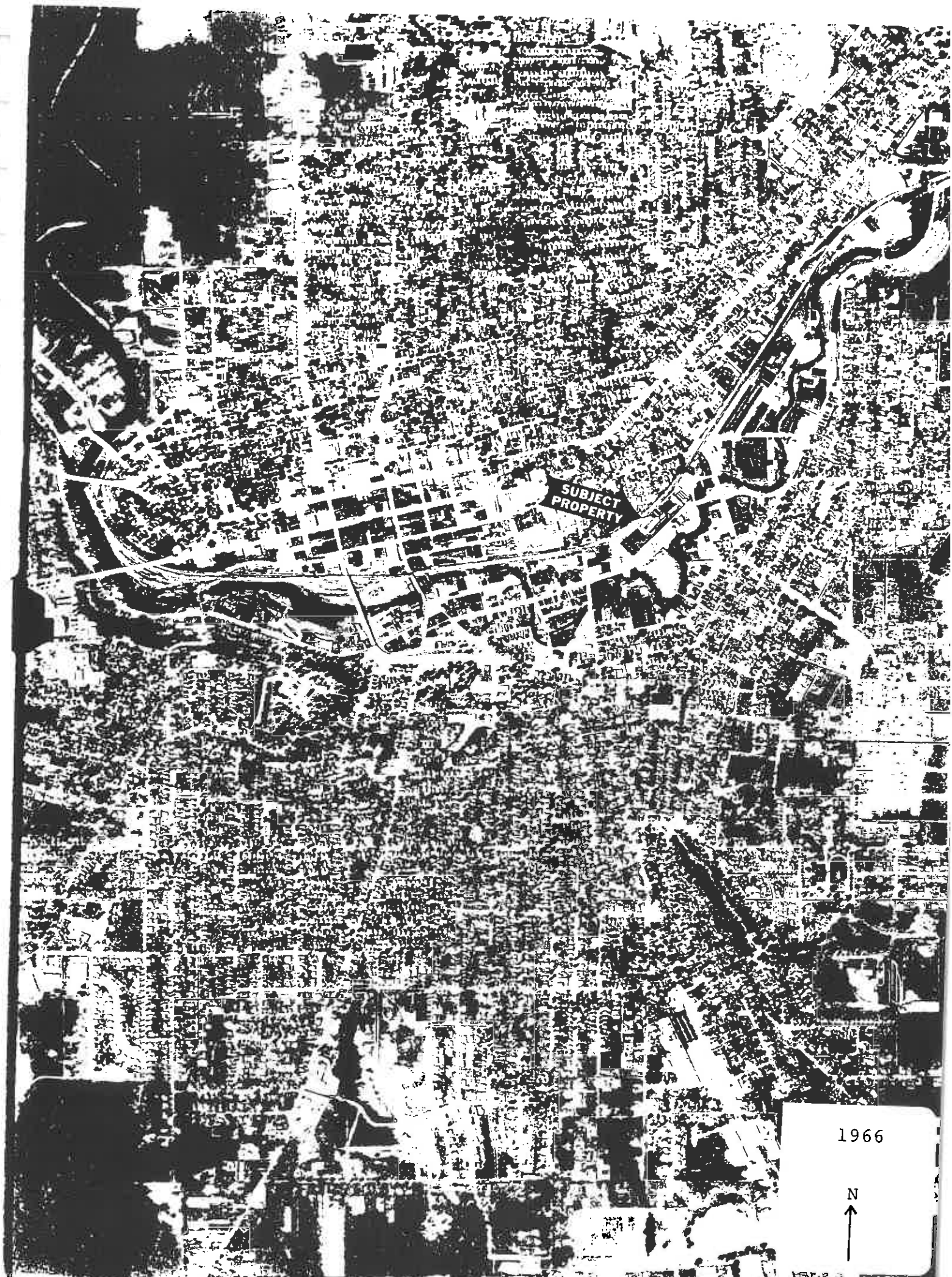
Sallie A. Garrasi
Environmental Analyst

Attachments





13.6 AERIAL PHOTOGRAPHS



1966



13.7 CHAUTAUQUA COUNTY ENVIRONMENTAL HEALTH

N.F.C.S. NIAGARA FRONTIER CONSULTING SERVICES, INC.

Gateway Trade Center • Suite 120 • 3556 Lake Shore Blvd. • Blasdell, NY 14219

716/822-7392 • FAX 822-7395

January 6, 1994

Mr. Steven M. Johnson, P. E., Director
Environmental Health Services
Chautauqua County Department of Health
Hall R. Clothier Building
7 North Erie Street
Mayville, New York 14757-1027

Re: FOIL Request
Clark Lift
S: 415 B: 7, Lot: 7.2
Jamestown (C)
Watson Manufacturing

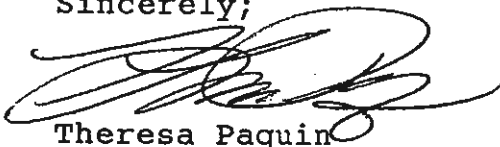
Dear Mr. Johnson:

In response to your letter of January 3, 1995, pursuant to our Freedom of Information Law request on the historic industrial waste and air pollution files for Watson Manufacturing, NFCS would like to request a copy of these files. Please notify us of the cost of the copy so that we can send you a check as soon as possible. NFCS does not expect the report until you have received the check.

If you have any questions or comments about this request please call at your earliest convenience.

Thank you for your timely response to this request.

Sincerely;



Theresa Paquin
Environmental Manager
TAP/el



14.0 REFERENCES

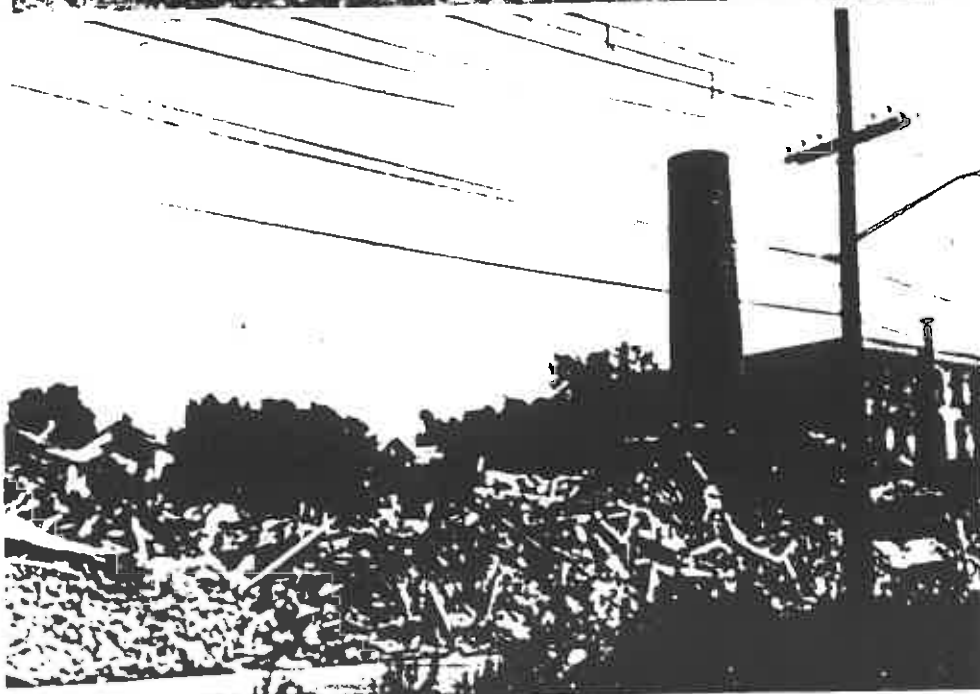
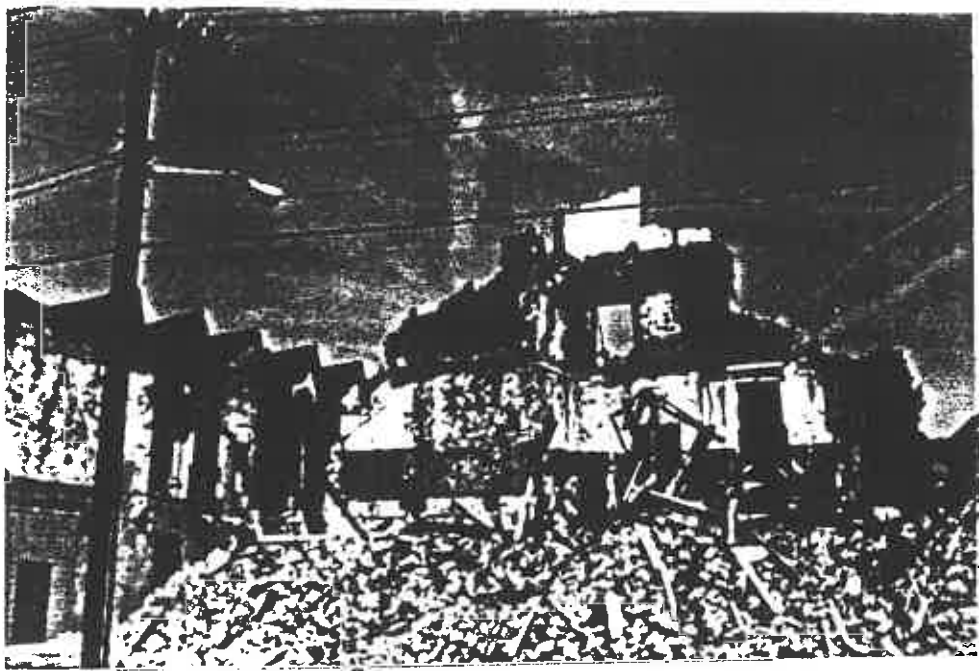
- 1 GEOLOGIC MAP OF NEW YORK-- NIAGARA SHEET**
Compiled and edited by Lawrence V. Rickard and Donald W. Fisher, March 1970.
University of the State of New York; The State of New York Education Department.
- 2 SURFICIAL GEOLOGIC MAP OF NEW YORK-- NIAGARA SHEET**
Compiled and edited by Donald H. Cadwell, 1988.
University of the State of New York; The State of New York Education Department.
- 3 POTENTIAL YIELDS OF WELLS IN UNCONSOLIDATED AQUIFERS IN UPSTATE NEW YORK--NIAGARA SHEET**
By Todd S. Miller, 1988.
Prepared in cooperation with the New York State Department of Environmental Conservation.
- 4 INACTIVE HAZARDOUS WASTE DISPOSAL SITES IN NEW YORK STATE:
ANNUAL REPORT--APRIL 1994.**
New York State Department of Environmental Conservation.
- 5 INACTIVE HAZARDOUS WASTE DISPOSAL SITES IN NEW YORK STATE:
QUARTERLY STATUS REPORT--October 1994.**
New York State Department of Environmental Conservation.
- 6 CHAUTAUQUA COUNTY SOLID WASTE SITES MAP**
Chautauqua County Planning Department.
- 7 COMPREHENSIVE ENVIRONMENTAL RESPONSE, COMPENSATION, AND LIABILITY
ACT OF 1980 (CERCLIS) NATIONAL PRIORITIES LIST (NPL).**
Updated to December 1993.
- 8 FRESHWATER WETLAND MAPS CREATED AS PER THE FRESHWATER WETLANDS ACT:
(ARTICLE 24 OF THE ENVIRONMENTAL CONSERVATION LAW OF THE STATE OF
NEW YORK).**
- 9 SOIL SURVEY OF CHAUTAUQUA COUNTY, NEW YORK.**
U.S. Department of Agriculture.
- 10 NEW YORK HYDRIC SOILS AND SOILS WITH POTENTIAL HYDRIC INCLUSIONS**
Soil Conservation Service, Syracuse, New York. Rev. March 1989.

CHAUTAUQUA COUNTY, NEW YORK, HYDRIC SOILS AND SOILS WITH POTENTIAL
HYDRIC INCLUSIONS. USDA Soil Conservation Service, Jamestown Field Office. Revised December 1990.
- 11 FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER: 360141 0004 B**
City of Jamestown, New York, Chautauqua County. Effective June 1 , 1978.
National Flood Insurance Program; Federal Emergency Management Agency.

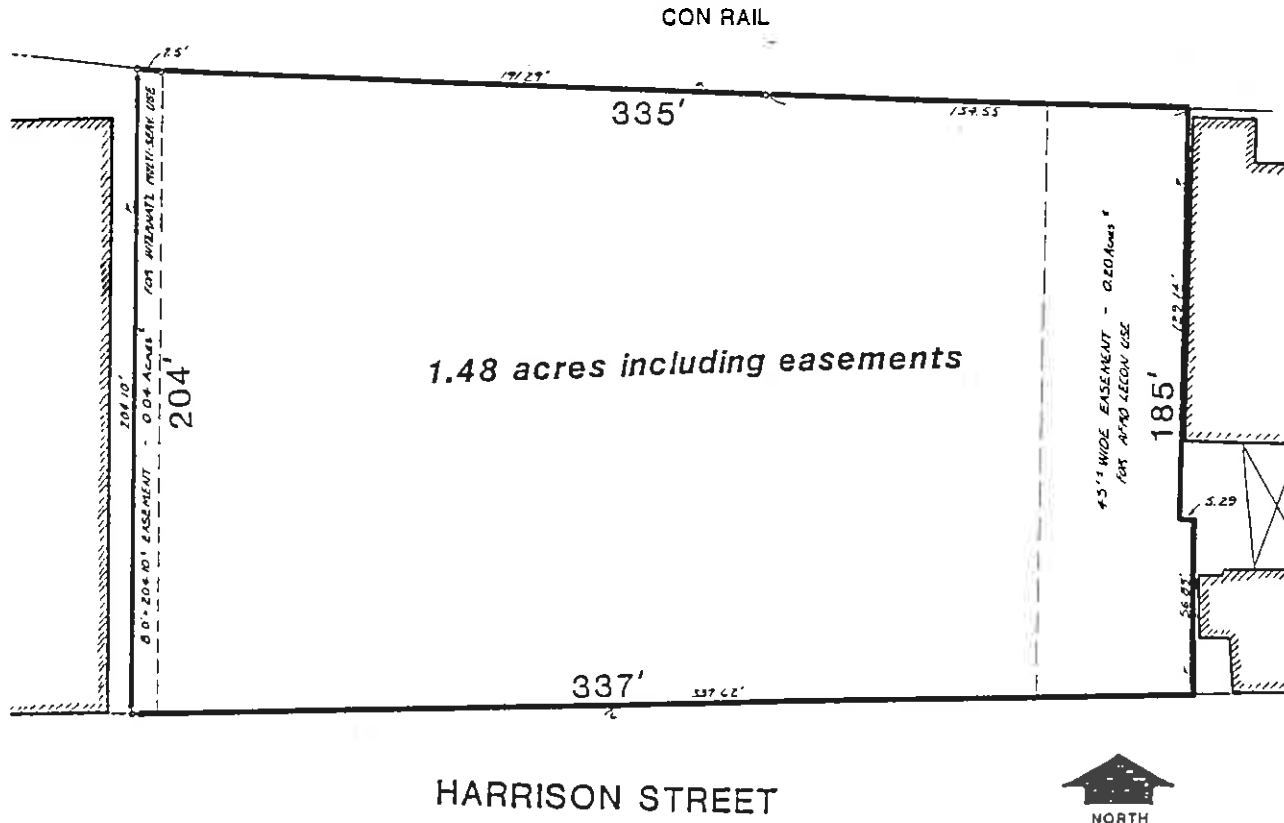
14.0 REFERENCES (continued)

- 12 New York State Department of Environmental Conservation (NYSDEC) Chemical Bulk Storage Facilities Register, release date November 18, 1993.
 - 13 New York State Department of Environmental Conservation (NYSDEC) Major Oil Storage Facilities Register, release date November 18, 1993.
 - 14 New York State Department of Environmental Conservation (NYSDEC) Petroleum Bulk Storage Facilities Register, release date May 6, 1994.
 - 15 New York State Department of Environmental Conservation (NYSDEC) Spills Register, release date May 16, 1994.
 - 16 New York State Department of Environmental Conservation (NYSDEC) Solid Waste Facilities Register, release date December 22, 1993.
 - 17 United States Environmental Protection Agency (US EPA) Emergency Response Notification System register, release date November 30, 1993.
 - 18 United States Environmental Protection Agency (US EPA) Resource Conservation and Recovery Act information system database on Treatment, Storage, and Disposal Facilities, release date October 18, 1993; and, Large and Small Quantity Generators database, release date January 14, 1993.
- CODE OF FEDERAL REGULATIONS VOLUME 40 (PROTECTION OF ENVIRONMENT), PARTS 300 TO 399, REVISED AS OF JULY 1, 1989.
- CODE OF FEDERAL REGULATIONS VOLUME 40 (PROTECTION OF ENVIRONMENT), PARTS 400 TO 424, REVISED AS OF JULY 1, 1989.
- CODE OF FEDERAL REGULATIONS VOLUME 40 (PROTECTION OF ENVIRONMENT), PARTS 425 TO 699 REVISED AS OF JULY 1, 1989.
- CODE OF FEDERAL REGULATIONS VOLUME 40 (PROTECTION OF ENVIRONMENT), PARTS 700 TO 789, REVISED AS OF JULY 1, 1989.

Watson
Demo
June
1988



INDUSTRIAL PROPERTY The Watson Site



The Jamestown Urban Renewal Agency of Jamestown, New York, invites proposals for the redevelopment of the above referenced site.

Criteria for selection of a developer will include proposed improvements, tax base increase, and potential job creation and/or retention. The parcel will be sold at the following fair market re-use value:

<u>Area</u>	<u>Fair Market Re-Use Value</u>
64,800 square feet	\$18,000

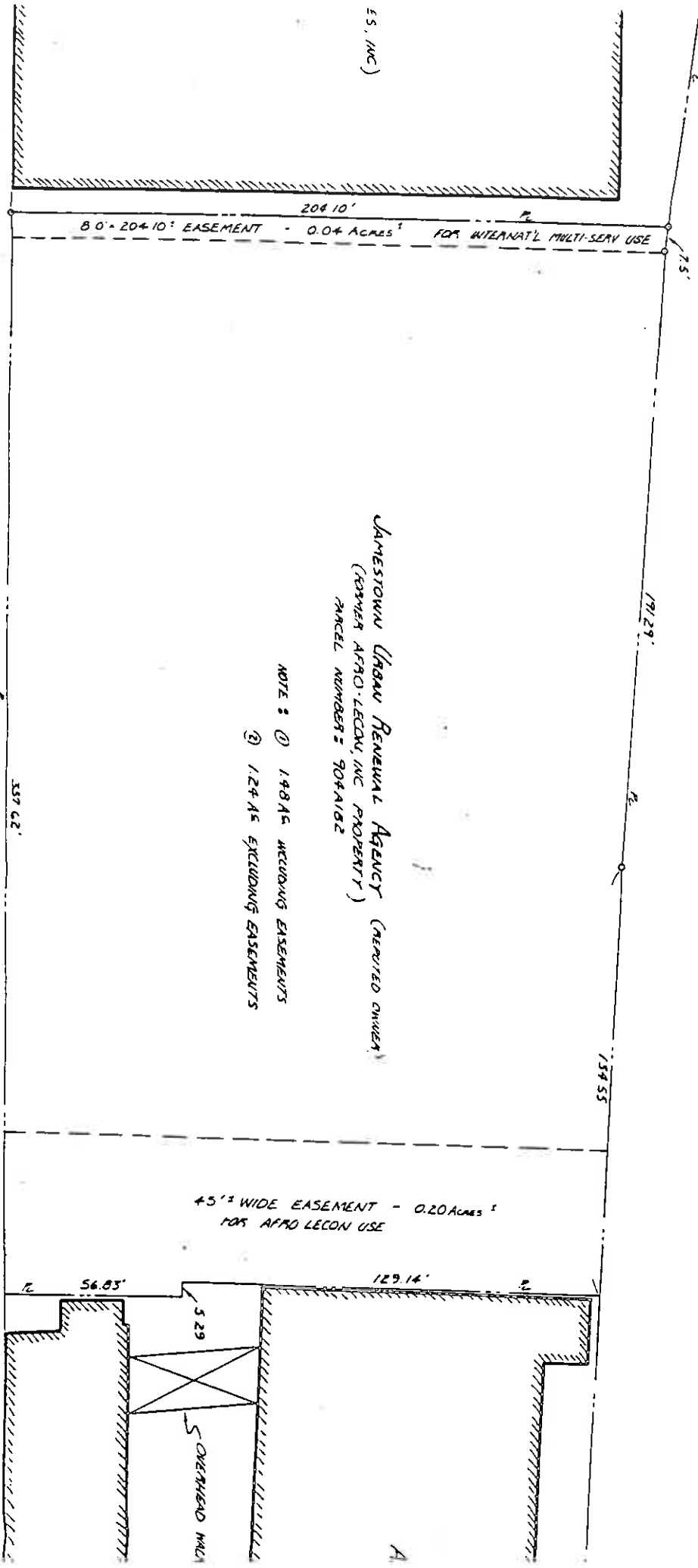
Proposals must be submitted to the Jamestown Urban Renewal Agency no later than June 17, 1991, and should include a letter outlining the proposed re-use as well as any maps or plans which would assist the Agency in its selection process. For additional information contact Michael A. Munella at the Department of Development, Municipal Building, Jamestown, New York 14701 or phone (716)483-7542.

Samuel Teresi
Executive Secretary

Please publish as a display advertisement on May 28, 29, and 30, 1991. You may send the bill to the Jamestown Urban Renewal Agency, c/o Jamestown Department of Development, 4th Floor Municipal Building, Jamestown, NY 14701.

CONSOLIDATED RAIL CORPORATION

HARRISON STREET



N.F.C.S. NIAGARA FRONTIER CONSULTING SERVICES, INC.

Gateway Trade Center • Suite 120 • 3556 Lake Shore Blvd. • Blasdell, NY 14219

716/822-7392 • FAX 822-7395

December 6, 1994

RECEIVED

DEC 07 1994

Mr. Bruce Boyd
Jamestown Urban Renewal Agency
City of Jamestown
Municipal Building
Jamestown, N.Y. 14701

RE: Phase I Environmental Assessment Proposal
for 1.48 Acres Vacant Land, Harrison Street,
Jamestown, N.Y.

Dear Mr. Boyd:

As you requested, we have prepared a proposal for your review regarding a Phase I Environmental Assessment of the aforementioned property.

Please review the attached and advise any questions and/or comments you may have regarding this proposal.

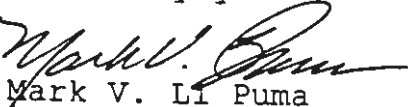
The Scope of Services included with this letter will delineate the scope of our Phase I Assessments and the information required from the client to assure a three week turn-around for the final report.

NFCS is fully insured with \$1,000,000.00 in comprehensive general liability as well as \$1,000,000.00 in Professional Liability coverage.

NFCS has provided several hundred Phase I environmental assessments for virtually every major lender, several corporate entities and private industry in Western New York.

Thank you for allowing us the opportunity to submit this proposal. We hope that you will look favorably upon our submission as we look forward to being of service to you.

Sincerely yours,


Mark V. Li Puma

President

MVL/bms

PROPOSAL

Niagara Frontier Consulting Services, Inc. is pleased to submit this proposal for the Phase I Environmental Assessment of the 1.48 acres of vacant land located on the north side of Harrison Street between Winsor and Center Streets in the City of Jamestown and as identified by a fax transmission by J.U.R.A.

PURPOSE

To prepare an environmental assessment report for the aforementioned property in an effort to assist the client in the practice of environmental due diligence and to meet or exceed the requirements of lending institutions.

SCOPE

The primary purpose of the phase I environmental audit is to determine or discover the obviousness of the presence or likely presence of a release or threatened release of hazardous or toxic substances, or other substances of concern on the target real property.

Secondary purposes of the phase I environmental audit are:

- 1) Identify and characterize any asbestos containing building materials located within any facilities or improvements located on the target real property.
- 2) Identify and characterize any Polychlorinated Biphenyl (PCB) items on the target real property.
- 3) Identify and characterize any bulk storage tanks located on the target real property.
- 4) Determine if the target real property lies within a mapped "wetland" area which might subject the property to federal or state regulations which are intended to protect "wetlands." This is not a full wetland delineation service.
- 5) Utilization of the ASTM Standard.

The scope of the phase I Environmental Audit is limited to a review of each of the following sources of information concerning the previous ownership and uses of the real property, and to an analysis or synthesis of any information so derived:

A) Recorded chain of title documents regarding the real property, including all deeds, easements, leases, restrictions, and covenants for a period of 50 years.

B) Historical maps and aerial photographs which may reflect prior uses of the real property and which are reasonably obtainable through State or local government agencies.

C) Reasonably obtainable Federal, State, and local government records of sites or facilities where there has been a release of hazardous substances and which are likely to cause or contribute to a release or threatened release of hazardous substances on the real property, including investigation reports for such sites or facilities; reasonably obtainable Federal State, and local government environmental records of activities likely to cause or contribute to a release or a threatened release of hazardous substances on the real property, including landfill and other disposal location records, underground storage tank records, hazardous waste handler and generator records and spill reporting records; and such other reasonably obtainable Federal, State and local government environmental records which report incidents or activities which are likely to cause or contribute to a release or threatened release of hazardous substances on the real property. (In order to be deemed "reasonably obtainable" a copy or reasonable facsimile of the record must be obtainable from the government agency by request).

A corner stone of the phase I audit is a review of any and all inactive and active hazardous waste sites within a one mile radius, (within a two mile radius when appropriate), of the subject property. This includes a review of USEPA records, NYSDEC records, and county records.

D) A visual site inspection (reconnaissance) of the real property including: an investigation of any chemical use, storage, treatment and disposal practices on the property; investigation of any likely PCB items; an investigation of any bulk storage tanks; and a visual inspection of immediately adjacent properties from the real property.

COST PROPOSAL

NFCS, Inc. has developed the cost proposal according to the aforementioned Scope of Services.

NFCS anticipates that the Phase I Environmental Assessment can be completed at a COST NOT TO EXCEED: \$950.00. This includes TWO (2) COPIES OF THE REPORT.

This is predicated on the client providing us with the following information:

- 1) Name, address, and telephone number of the current owner(s) and a person knowledgeable of the facility.
- 2) Title search for the property
- 3) Survey of the site
- 4) Access to the properties.

SUMMARY

NFCS is pleased to submit this proposal for your review and appreciates the opportunity to be considered for this project.

NFCS has provided several hundred Phase I environmental assessments for virtually every major lender, several corporate entities and private industry in Western New York.

NFCS is prepared to start work on this file upon notification by the client and anticipates completion of the Phase I Audit within three weeks.