



FACT SHEET

Manufactured Gas Plant Program

Receive Site Fact Sheets by *Email*. See "For More Information" to Learn How.

Site Name: NYSEG - Binghamton Court St. MGP
DEC Site #: 704031 Operable Unit 1 *
Address: 271-293 Court Street
Binghamton, NY 13901

Have questions?
See
"Who to Contact"
Below

Remedy Proposed for State Superfund Site; Public Comment Period and Public Meeting Announced

Public Meeting, Wednesday, 3/13/2013 at 7:00 PM

Conklin Fire Department, Station 1, 1034 Conklin Road, Conklin, NY

NYSDEC invites you to a public meeting to discuss the remedy proposed for the site. You are encouraged to provide comments at the meeting, and during the 30-day comment period described in this fact sheet.

The public is invited to comment on a remedy proposed by the New York State Department of Environmental Conservation (NYSDEC) related to the NYSEG - Binghamton Court St. MGP site ("site") located at 271-293 Court Street, Binghamton, Broome County. Please see the map for the site location.

Documents related to the cleanup of this site can be found at the location(s) identified below under "Where to Find Information."

How to Comment

NYSDEC is accepting written comments about the proposed plan for 30 days, from **February 26, 2013** through **March 28, 2013**. The proposed plan is available for review at the location(s) identified below under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project Related Questions in the "Who to Contact" area below.

Proposed Remedial Action Plan

The remedy proposed for the site includes:

The major components of the proposed remedy include a barrier wall with coal tar recovery, storm sewer replacement, soil removals undertaken by the previous cleanup activities, and Site Management. The remedy also includes:

1. Imposition of an institutional control (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) in the form of an environmental easement for the controlled property that:

- requires the remedial party or site owner to complete and submit to the Department a periodic certification of institutional control;
- allows the use and development of the controlled property for commercial and

**Operable Unit:* An administrative term used to identify a portion of a site that can be addressed by a distinct investigation and/or cleanup approach. An operable unit can receive specific investigation, and a particular remedy may be proposed.

industrial use, although land use is subject to local zoning laws;

- restricts the use of groundwater as a source of potable or process water, without necessary water quality treatment as determined by the NYSDOH or County DOH; and
 - requires compliance with the NYSDEC approved Site Management Plan.
2. A site cover to allow for commercial and industrial use of the site; and
 3. A site management plan which includes an Institutional and Engineering Control Plan that identifies all use restrictions and engineering controls for the site. This includes:
 - conducting long-term groundwater monitoring of ground water to assess the performance and effectiveness of the previously conducted remedial activities;
 - submitting a schedule of monitoring and frequency of submittals to the NYSDEC
 - monitoring for vapor intrusion for any buildings occupied or developed on the site,
 - continuing the on-going coal tar monitoring activities to facilitate the removal of potentially mobile coal tar from the subsurface, and
 - maintaining site access controls and NYSDEC notification.

Summary of the Investigation

A Remedial Investigation (RI) has been conducted. The purpose of the RI was to define the nature and extent of any contamination resulting from previous activities at the site. The field activities and findings of the investigation are described in the RI Report.

The following general activities are conducted during an RI:

- Researching historical information,
- Conducting a geophysical survey to determine the lateral extent of wastes,
- Digging test pits, taking soil borings, and monitoring well installations,
- Sampling of waste, surface and subsurface soils, groundwater, and soil vapor,
- Sampling of surface water and sediment,
- Undertaking Ecological and Human Health Exposure Assessments.

The analytical data collected on this site includes data for soil and groundwater.

NYSDEC developed the proposed remedy after reviewing the detailed investigation of the site and evaluating the remedial options in the “feasibility study” submitted under New York’s State Superfund Program by the responsible party(ies).

Next Steps

NYSDEC will consider public comments as it finalizes the remedy for the site. The selected remedy will be described in a document called a "Record of Decision" that will explain why the remedy was selected and respond to public comments.

Background

Location: The Binghamton Court Street MGP site is located in an industrial section of Binghamton, NY and occupies approximately 4.3 acres of land identified as 271-291, and 293

Court Street. The site is bordered on the west by Brandywine Ave and to south by Court Street.

Site Features: The site is a gravel lot. The Susquehanna River borders the south side of the site. Immediately north of the site is a major Norfolk and Southern Railroad line.

Current Zoning/Use(s): The site is currently used as a natural gas service center and a combination of storage and warehousing. The site is zoned industrial.

Past Use(s) of the Site: The site was used as a former Manufactured Gas Plant from 1888 until it was decommissioned in approximately 1969.

Operable Units: The site was divided into two operable units. An operable unit represents a portion of a remedial program for a site that, for technical or administrative reasons, can be addressed separately to investigate, eliminate or mitigate a release, threat of release or exposure pathway resulting from the site contamination. Operable unit 1 (OU1) is the on-site former MGP area. OU2 consists of the off-site sediment impacts and surface water in the Susquehanna River.

Site Geology and Hydrogeology: The site surface and subsurface soils consist of fill material which start at the surface and continue to approximately 12 feet below ground surface (bgs). Below the fill unit is an alluvial silt and clay layer which is approximately 10 feet thick. Underneath the alluvial and clay layer is a sand gravel layer which averages about 30 feet thick. Below this is the till layer which is approximately 45 feet thick and of very low permeability which forms a lower confining unit. The groundwater level is generally at 6 to 8 feet below grade and flows south toward the Susquehanna River.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:

<http://www.dec.ny.gov/cfm/xtapps/derexternal/haz/details.cfm?pageid=3&progno=704031>

State Superfund Program: New York's State Superfund Program (SSF) identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and/or the environment go through a process of investigation, evaluation, cleanup and monitoring.

NYSDEC attempts to identify parties responsible for site contamination and require cleanup before committing State funds.

For more information about the SSF, visit: <http://www.dec.ny.gov/chemical/8439.html>

FOR MORE INFORMATION

Where to Find Information

Project documents are available at the following location(s) to help the public stay informed.

Broome County Central Library
185 Court Street, Binghamton, NY
(607) 778-6407

Project documents are also available on the NYSDEC website at:

<http://www.dec.ny.gov/chemical/37558.html>

Who to Contact

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

Project Related Questions

Anthony Karwiel
Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY 12233-7014
518-402-9816
alkarwie@gw.dec.state.ny.us

Site-Related Health Questions

Julia Kenney
New York State Department of Health
Bureau of Environmental Exposure Investigation
Corning Tower, Room 1787
Albany, NY 12237
518-402-7860
BEEI@health.state.ny.us

We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.

Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs available at the following web page: <http://www.dec.ny.gov/chemical/61092.html>. It's quick, it's free, and it will help keep you *better informed*.



As a listserv member, you will periodically receive site-related information/announcements for all contaminated sites in the county(ies) you select.



SITE LOCATION

