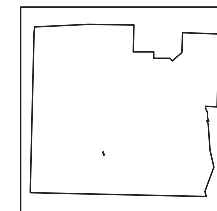
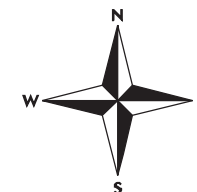


Toxics Targeting 1/4 Mile Buffer Closeup Map

Elmira High School

Elmira, NY 14904



Chemung County

- | | |
|---|--|
| National Priority List (NPL) * | Delisted NPL Site ** |
| CERCLIS Superfund Non-NFRAP Site ** | CERCLIS Superfund NFRAP Site ** |
| Inactive Hazardous Waste Disposal Registry Site * | Inact. Haz Waste Disp. Registry Qualifying * |
| Hazardous Waste Treater, Storer, Disposer ** | RCRA Corrective Action Facility * |
| Hazardous Substance Waste Disposal Site ** | Solid Waste Facility ** |
| Major Oil Storage Facility *** | Brownfields Site ** |
| Chemical Storage Facility *** | Hazardous Material Spill ** |
| Toxic Release *** | Petroleum Bulk Storage Facility *** |
| Wastewater Discharge *** | Hazardous Waste Generator, Transp. *** |
| Enforcement Docket Facility *** | Air Release *** |
| Subject Area | Remediation Site Borders |
| Waterbody | Railroad Tracks |
| County Border | 1/8 Mile Radius |
| 1/4 Mile Radius | |

Scale: 1 inch = 740 feet

* 1 Mile Search Radius
*** 1/4 Mile Search Radius

** 1/2 Mile Search Radius



INACTIVE HAZ WASTE DISPOSAL REGISTRY OR REGISTRY-QUALIFYING SITES IDENTIFIED WITHIN 1 MILE SEARCH RADIUS

PLEASE NOTE: * Compass directions can vary substantially for sites located very close to the subject property address.

Map Identification Number 1

**SPERRY REMINGTON (NORTH PORTION)
777 SOUTH MAIN STREET**

ELMIRA, NY 14901-

Facility Id: 808022
TT-Id: 120A-0008-049

MAP LOCATION INFORMATION

Site location mapped by: MAP COORDINATE - LARGE SITE
Approximate distance from property: 0 feet

ADDRESS CHANGE INFORMATION

Revised street: 777 S MAIN ST
Revised zip code: NO CHANGE

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
INACTIVE HAZARDOUS WASTE DISPOSAL SITE INFORMATION

CLASSIFICATION CODE: N
CLASSIFICATION CODE DESCRIPTION:
No further action

REGION: 8

SITE CODE: 808022
DEC ID: 56410

NAME OF SITE: Sperry Remington (North Portion)
STREET ADDRESS: 777 South Main Street
CITY: Elmira ZIP: 14901-

TOWN: Elmira
COUNTY: Chemung

ESTIMATED SIZE:

SITE TYPE: Dump- Structure- Lagoon- Landfill- Treatment Pond-

INSTITUTIONAL/ENGINEERING CONTROLS:
None reported

CROSS REFERENCES:
IDENTIFIER

SOURCE

The following cross reference(s) have been deleted from the registry. Data reflects previous information.
V00103 VCP Site ID

SITE OWNER/OPERATOR/REPOSITORY INFORMATION:

CURRENT OWNER(S) :

NAME: N/A
Elmira City School District
ADDRESS: 951 Hoffman St
Elmira, NY 14904

OWNER(S) DURING DISPOSAL:

OPERATOR(S) DURING DISPOSAL:

NAME: Elmira City School District
Hilary Austin

Operator Type: Innocent Owner -Class 2a/2/3/4/5 HS

ADDRESS:
NY

NAME: Elmira City School District
Mike Dunn

ADDRESS:
NY

HAZARDOUS WASTE DISPOSAL PERIOD:

SITE DESCRIPTION:

BCA signed by Division Director on 3/28/2017. See site C808022. Location: The site consists of two contiguous parcels located at 765 and 777 South Main Street, straddling the commercial boundary between the City of Elmira and the Town of Southport, Chemung County, New York. The site occupies Tax Parcels 99.16-1-16 (5 acres) and 99.20-1-74.2 (29 acres) respectively.

Site Features: The 34-acre site is fully developed as the Elmira High School (EHS) including buildings, parking lots, a running track, athletic fields, athletic courts and a playground. Current Zoning and Land Use: The site is currently zoned residential and the surrounding parcels are zoned residential, commercial, or industrial. The nearest residential areas adjoin the site to the north west along Ogorman Street and on the west side of South Main Street. Additionally, residential properties are also immediately east of the adjoining Consolidated Rail Corp. property. The site is serviced by public water and sewer. Past Use of the Site: The site was the north portion of an 83-acre industrial, manufacturing and warehouse complex that operated from 1887 until 1977. Between 1887 and 1935 the site was operated by B.W. Payne and Sons as well as Morrow Manufacturing. Remington Rand operations spanned the years 1936 to 1972. Westinghouse used a portion of the site from 1974 until 1977. In that year, Remington Rand deeded the property to the Southern Tier Economic Growth Agency and the EHS (formerly Southside HS) was constructed at the site in 1978.

Site Geology and Hydrogeology: The site slopes gently from west to east at an elevation of roughly 856 feet above sea level. As a result of former site use and redevelopment, most of the site has several feet of fill overlying the native soils. Shallow native soils appear to be post-glacial outwash, consisting of gray-brown fine sand and coarse to fine gravel extending to 38 feet below ground surface (bgs). These soils overlay a low permeable glacio-lacustrine silt and clay extending to bedrock at approximately 78 feet bgs. Groundwater, encountered in the range of 14 to 17 feet bgs, generally flows to the east, south east in the direction of Miller Pond and Coldbrook Creek about a 1000 feet away. The site is situated within the Chemung River valley, about 1 mile southwest of the confluence with Newton Creek and within the northern glaciated portion of the Allegheny Plateau physiographic

province.

CONFIRMED HAZARDOUS WASTE DISPOSED:

None reported

ASSESSMENT OF ENVIRONMENTAL PROBLEMS:

1999 groundwater sampling by Spills Division identified petroleum contamination in addition to chlorinated organics.

2000-2003 Investigation of soil, groundwater and soil vapor / indoor air completed by the DER. Human health exposure assessments and Public Health Consultations regarding contaminated media evaluated & completed by the NYS Department of Health. Recommended measures to reduce the risk of potential exposures to site contaminants including mitigation of soil vapor intrusion and site management of existing engineering controls & cover systems. 2009 Elmira City School District completed an Environmental Management Plan to organize environmental data, maintain engineering controls and manage future development to reduce the risk of potential exposures to contaminated media. 2014 Site Characterization Order on Consent undertaken by Unisys Corporation. Surface soils: PCBs are primary contaminant of concern. Minor areas (grass covered) slightly exceeding 1 ppm in SW corner of track and field. Subsurface soils: PCBs are primary contaminant of concern. Significant areas (acres) and depth (0.17-10') of PCB impacted soil. Substantial areas above 50 ppm (TSCA) up to 33,930 ppm. Delineation of known areas of PCB contamination incomplete. Short term response actions: In 2015 Unisys installed temporary cover systems (mulch) over some areas of PCB impacted soils. Groundwater: VOCs are primary contaminant of concern in a minority of the shallow wells. Free product and PCB contamination have been documented in a minority of on-site shallow wells. Intermediate depth groundwater quality is yet to be characterized. Groundwater is used for non-potable HVAC supply & discharge regulated by a SPDES permit. Impacted groundwater is migrating off-site however, no private or public drinking water supply wells are within proximity to the migrating plume.

Soil Vapor: Sub-slab vapors and indoor air are impacted with VOCs, primarily TCE. In 2014, a sub-slab depressurization system was installed by Unisys in the F-wing of Elmira High School (frmr degreaser area). Other areas of the building have active or passive depressurization systems and the HVAC is operated under positive pressure.

Former industrial waste structures and sewers: Video characterization has been undertaken to the extent feasible without ground intrusive activities. PCB investigation derived waste was generated as a result of these activities. The full extent of the former industrial waste sewer has not been completed and no chemical characterization of the fine grained waste materials inside the pipes and structures has been characterized. Drywells: Drywells referenced on historic plans have not been characterized.

ASSESSMENT OF HEALTH PROBLEMS:

As information for this site becomes available, it will be reviewed by the NYSDOH to determine if site contamination presents public health exposure concerns.

PROJECT COMPLETIONS:

None reported

The New York State Department of Environmental Conservation has not publicly updated the following fields since 2003:

ANALYTICAL DATA AVAILABLE FOR:	Air-	Surface Water-	Groundwater-	Soil-	Sediment-
APPLICABLE STANDARDS EXCEEDED IN:	Groundwater-	Drinking Water-	Surface Water-	Air-	



HAZARDOUS WASTE GENERATORS/TRANSPORTERS IDENTIFIED WITHIN 1/4 MILE SEARCH RADIUS

PLEASE NOTE: * Compass directions can vary substantially for sites located very close to the subject property address.

Map Identification Number 56



NYSDEC Name: **ELMIRA SOUTHSIDE HIGH SCHOOL**
NYSDEC Address: 777 S MAIN ST
EPA (RCRA) Name: SOUTHSIDE HIGH SCHOOL
EPA (RCRA) Address: 777 S MAIN ST

ELMIRA, NY 14904
 ELMIRA, NY 14904-2396

Facility Id: NYD987025921
 TT-Id: 740A-0005-573

MAP LOCATION INFORMATION

Site location mapped by: MANUAL MAPPING – LARGE SITE
 Approximate distance from property: 0 feet

ADDRESS CHANGE INFORMATION

Revised street: NO CHANGE
 Revised zip code: NO CHANGE

US EPA RCRA Type: LARGE QUANTITY GENERATOR

Land Disposal: Receives offsite waste:
 Storer: Treatment facility:

Notification date: 07/07/1994

Incinerator:
 Transporter:

Contact Name: MICHAEL DUNN Source Type: Annual/Biennial Report update with Notification Contact Phone: 607-735-3980 Contact Info Date: 03/04/2014
 Contact Name: ANTONIO LASORTE JR Source Type: Implementer Contact Phone: 607-735-3992 Contact Info Date: 01/01/2007
 Contact Name: ANTONIO LASORTE JR Source Type: Notification Contact Phone: 607-735-3992 Contact Info Date: 11/30/2006

Historically listed as the following USEPA RCRA Generator Size(s) as well:

- SMALL QUANTITY GENERATOR
- CONDITIONALLY EXEMPT SMALL QUANTITY GENERATOR

US EPA RCRA Violations:

Violation Type: Generators – General
 Violation Number: 0001 Location: NY
 Former Citation:

Responsible Agency: EPA
 Violation Determination Date: 02/07/2006
 Violation Return to Compliance: 04/02/2007

NYS DEC Manifested Waste Summary:

Waste Codes, Waste Units, and Transaction Types are only shown for the most recently reported year.

WASTE CODE	WASTE DESCRIPTION	WASTE AMOUNT	WASTE UNITS	TRANSACTION TYPE	YEAR	HISTORIC MAXIMUM AMOUNT	YEAR
More than one waste code was reported for the following waste amount:							
F006	Wastewater treatment sludges from electroplating operations	99740	POUNDS	GENERATED	2013		
D008	Lead						
D028	1,2-Dichloroethane	1220	POUNDS	GENERATED	2011		
D009	Mercury	848680	POUNDS	GENERATED	2010		

NYS DEC Manifested Waste Transactions for NYD987025921 continued ---- see previous page

WASTE CODE	WASTE DESCRIPTION	WASTE AMOUNT	WASTE UNITS	TRANSACTION TYPE	YEAR	HISTORIC MAXIMUM AMOUNT	YEAR
D001	Solid waste that exhibits the characteristic of ignitability	264	POUNDS	GENERATED	2007	898	2006
D002	Solid waste that exhibits the characteristic of corrosivity	50	POUNDS	GENERATED	2007	150	2005
More than one waste code was reported for the following waste amount:		1	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
D002	Solid waste that exhibits the characteristic of corrosivity						
D003	Solid waste that exhibits the characteristic of reactivity						
More than one waste code was reported for the following waste amount:		117	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
D002	Solid waste that exhibits the characteristic of corrosivity						
D005	Barium						
D007	Chromium						
D008	Lead						
More than one waste code was reported for the following waste amount:		156	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
D002	Solid waste that exhibits the characteristic of corrosivity						
D018	BENZENE						
D022	Chloroform						
D038	Pyridine						
More than one waste code was reported for the following waste amount:		157	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
D002	Solid waste that exhibits the characteristic of corrosivity						
U123	Formic acid (C,T)						
More than one waste code was reported for the following waste amount:		26	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
D003	Solid waste that exhibits the characteristic of reactivity						
More than one waste code was reported for the following waste amount:		48	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
D006	Cadmium						
D007	Chromium						
D008	Lead						
More than one waste code was reported for the following waste amount:		3	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
U135	Hydrogen sulfide						
More than one waste code was reported for the following waste amount:		19	POUNDS	GENERATED	2006		
D001	Solid waste that exhibits the characteristic of ignitability						
U165	Naphthalene						
More than one waste code was reported for the following waste amount:		7	POUNDS	GENERATED	2006		
D002	Solid waste that exhibits the characteristic of corrosivity						
D003	Solid waste that exhibits the characteristic of reactivity						

NYS DEC Manifested Waste Transactions for NYD987025921 continued ---- see previous page

WASTE CODE	WASTE DESCRIPTION	WASTE AMOUNT	WASTE UNITS	TRANSACTION TYPE	YEAR	HISTORIC MAXIMUM AMOUNT	YEAR
More than one waste code was reported for the following waste amount:		1	POUNDS	GENERATED	2006		
D003	Solid waste that exhibits the characteristic of reactivity						
P105	Sodium azide						
More than one waste code was reported for the following waste amount:		124	POUNDS	GENERATED	2006		
D004	Arsenic						
D005	Barium						
D006	Cadmium						
D007	Chromium						
D008	Lead						
More than one waste code was reported for the following waste amount:		8	POUNDS	GENERATED	2006		
D009	Mercury						
U247	Benzene						
D007	Chromium	150	POUNDS	GENERATED	2005		



BROWNFIELDS SITES (STATE & LOCAL) IDENTIFIED WITHIN 1/2 MILE SEARCH RADIUS

PLEASE NOTE: * Compass directions can vary substantially for sites located very close to the subject property address.

Map Identification Number 10

FORMER SPERRY REMINGTON PROPERTY - NORTH PORTION

Facility Id: C808022

777 SOUTH MAIN STREET, ELMIRA, NY 14904

TT-Id: 320A-0004-583

MAP LOCATION INFORMATION

Site location mapped by: MAP COORDINATE - LARGE SITE
Approximate distance from property: 0 feet

ADDRESS CHANGE INFORMATION

Revised street: NO CHANGE
Revised zip code: NO CHANGE

Brownfield Program: Brownfield Cleanup Program

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
BROWNFIELD CLEANUP PROGRAM

CLASSIFICATION CODE: A

REGION: 8

SITE CODE: C808022

CLASSIFICATION CODE DESCRIPTION:

DEC ID: 522843

Work is underway and not yet complete.

NAME OF SITE: Former Sperry Remington Property - North Portion
STREET ADDRESS: 777 South Main Street
CITY: Elmira ZIP: 14904

TOWN: Elmira
COUNTY: Chemung

ESTIMATED SIZE: 34 Acres

SITE TYPE: Dump- Structure- Lagoon- Landfill- Treatment Pond-

INSTITUTIONAL/ENGINEERING CONTROLS:
None reported

CROSS REFERENCES:

IDENTIFIER

SOURCE

808022

HW Site ID

SITE OWNER/OPERATOR/REPOSITORY INFORMATION:

CURRENT OWNER(S):

NAME: Elmira City School District
Hillary Austin
ADDRESS: 951 Hoffman Street
Elmira, NY 14905

Owner Type: Corporate or Commercial

OWNER(S) DURING DISPOSAL:

OPERATOR(S) DURING DISPOSAL:

NAME: Elmira City School District
Michael Dunn
ADDRESS: 951 Hoffman Street
Elmira, NY 14905

APPLICANT REQUESTOR(S):

NAME: Unisys Corporation
Kevin D. Krueger
ADDRESS: 3199 Pilot Knob Road
Eagan, MN 55121

DOCUMENT REPOSITORY(S):

NAME: Central Library (Elmira)
Connie Ogilvie
ADDRESS: 101 East Church Street
Elmira, NY 14901

HAZARDOUS WASTE DISPOSAL PERIOD:

SITE DESCRIPTION:

Location:

The Sperry Remington (north portion) site is located at 777 South Main Street, straddling the commercial boundary between the City of Elmira and the Town of Southport, Chemung County, New York.

Site Features:

The approximately 34-acre property is currently owned by the Elmira City School District and is comprised of the active Southside High School (SHS). On the school property are the school building and grounds, including parking lots, a track, athletic fields, game courts, and a playground. Current Zoning and Land Use:

The property is bounded by South Main Street to the west, the Southern Tier Commerce Center (STCC) to the south, the Consolidated Rail Corp. property to the east, and vacant and commercial properties to the north. The site is currently zoned residential and the surrounding parcels are currently zoned residential, commercial, or industrial. The nearest residential areas are immediately to the west of the site on Ogorman Street and on the west side of South Main Street, as well as to the east of the

Consolidated Rail Corp. property. Past Use of the Site:

The 34-acre property (site) comprises the north portion of an original 83-acre parcel which was used for industrial manufacturing activities from 1887 until 1977. From 1887 to 1909, B.W. Payne & Sons produced high speed steam engines. Morrow Manufacturing made drill-chucks, machine parts, and a line of tools from 1909 to 1935. Remington Rand manufactured typewriters from 1936 until the facility closed in 1972. Westinghouse used the northern portion of the property mainly for warehousing from 1974 until 1977. Remington Rand deeded the property to the Southern Tier Economic Growth Agency in 1977. The SHS was then built on the northern portion of the property (the site) in 1979, while the southern portion remained in light industrial use.

Site Geology and Hydrogeology:

Chemung County is situated in the northern glaciated portion of the Allegheny Plateau physiographic province. The site is situated within the Chemung River valley, about 1 mile southwest of the confluence with Newton Creek. Miller Pond is located approximately 1,000 feet east of the site and drains to Coldbrook Creek, a tributary to the Chemung River. The Chemung River flows easterly to the Susquehanna River, which ultimately drains to the Chesapeake Bay. According to the United States Department of Agriculture (USDA) Soil Survey of Chemung County, the top soils in this area consist of Made Land. Based on previous investigations at the site, overburden consists of several feet of fill consisting of fine to medium sand with silt and medium to fine gravel, and including some brick, concrete fragments, and wood debris. The first-encountered native soils appear to be post-glacial outwash, consisting of gray-brown fine sand and sub-rounded to rounded coarse to fine gravel. This unit has been observed to extend approximately 38 feet below ground surface (bgs) and is in turn underlain by a relatively impermeable glacio-lacustrine silt and clay unit consisting of relatively soft, gray-brown silt and clay. The glacio-lacustrine unit has been observed to extend to bedrock at approximately 78 feet bgs. Bedrock at the site is mapped as the Beers Hill Shale member of the West Falls Group of Upper Devonian Age. Depth to groundwater at the site ranges from 13.5 to 17 feet bgs, and groundwater flow direction is easterly flow direction toward Coldbrook Creek and the Chemung River.

CONFIRMED HAZARDOUS WASTE DISPOSED:

None reported

ASSESSMENT OF ENVIRONMENTAL PROBLEMS:

A 1995 New York State Department of Environmental Conservation (NYSDEC) investigation of petroleum-related contamination near Miller Pond traced contaminant impacts back to the SHS property. In 2000, the Elmira Central School District expressed concern about potential exposure risks associated with the environmental conditions discovered at the high school. This resulted in additional environmental assessments undertaken by the New York State Department of Health (NYSDOH) and NYSDEC to determine whether there was any risk to the school occupants.

The findings and recommendations of the State's additional activities were summarized in a series of Public Health Consultations prepared by the NYSDOH and the Agency for Toxic Substances and Disease Registry (ATSDR) in 2003. The assessments found that school occupants were not being exposed to elevated levels of contaminants related to the historic use of the property because the school property is covered by the building or surface cover materials such as concrete slabs, pavement, and imported soil and grass. Moreover, the assessments found that the building's heating, ventilating, and air conditioning system (HVAC) reduced the risk of migration of contaminants into the building's indoor air. In 2009, the school district formalized the facility's operational health and safety procedures in an Environmental Management Plan (EMP) to organize environmental data, maintain engineering controls and manage future development on the property to reduce potential exposures to contaminated media.

After the completion of the EMP and additional environmental activities by the school district, including indoor air sampling and

the installation of soil vapor mitigation systems under the concrete floor in two portions of the high school, the NYSDOH and ATSDR conducted a follow-up consultation in 2010.

In the 2010 consultation, NYSDOH and ATSDR concluded that breathing volatile organic compounds at the levels found in the indoor air at the SHS is not expected to harm people's health. However, they recommended that actions be implemented to reduce indoor air levels of volatile organic compounds to within background ranges and also emphasized the need for continued operation of the HVAC and vapor mitigation systems necessary to reduce the risk of migration of contaminants into the building's indoor air. In July 2014 Unisys signed a consent order to conduct a Site Characterization of environmental conditions. As a result of data collected by Unisys, short term response actions were undertaken in 2014 and 2015 to provide temporary clean cover over soils and mitigate Soil Vapor Intrusion in a portion of the High School Building.

Activities since 2015 have primarily focused on the delineation of PCBs in subsurface soils. Unisys entered the Brownfield Cleanup Program to complete remedial investigations and cleanup at the site.

ASSESSMENT OF HEALTH PROBLEMS:

Information submitted with the BCP application regarding the conditions at the site are currently under review and will be revised as additional information becomes available.

PROJECT COMPLETIONS:

None reported

Map Identification Number 3

FORMER SPERRY REMINGTON SITE

1051 SOUTH MAIN STREET

ELMIRA, NY 14904

Facility Id: 808043

TT-Id: 120A-0006-163

MAP LOCATION INFORMATION

Site location mapped by: MAP COORDINATE - LARGE SITE

Approximate distance from property: 36 feet to the ESE*

ADDRESS CHANGE INFORMATION

Revised street: NO CHANGE

Revised zip code: NO CHANGE

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
INACTIVE HAZARDOUS WASTE DISPOSAL SITE INFORMATION

CLASSIFICATION CODE: 02

REGION: 8

SITE CODE: 808043

DEC ID: 377361

CLASSIFICATION CODE DESCRIPTION:

Significant threat to the public health or environment - action required.

NAME OF SITE: Former Sperry Remington Site

STREET ADDRESS: 1051 South Main Street

CITY: Elmira

ZIP: 14904

TOWN: Elmira

COUNTY: Chemung

ESTIMATED SIZE: 0.28 Acre

SITE TYPE: Dump- Structure-X Lagoon- Landfill- Treatment Pond-

INSTITUTIONAL/ENGINEERING CONTROLS:

None reported

CROSS REFERENCES:

IDENTIFIER

SOURCE

C808043

BCP Site ID

SITE OWNER/OPERATOR/REPOSITORY INFORMATION:

CURRENT OWNER(S):

NAME: Southern Tier Commerce Center LLC
Equilibrium Equities, Inc. - Adam P. Meinstein

Owner Type: Innocent Owner -Class 2a/2/3/4/5 HS

ADDRESS: One West First Avenue
Suite 315
Conshohocken, PA 19428

OWNER(S) DURING DISPOSAL:

OPERATOR(S) DURING DISPOSAL:

APPLICANT REQUESTOR(S):

DOCUMENT REPOSITORY(S):

NAME: Steele Memorial Library
 Connie Ogilvie
 ADDRESS: 101 East Church Street
 Elmira, NY 14901

Repository Typ: PRP - Class 2 HazSubs

HAZARDOUS WASTE DISPOSAL PERIOD:

SITE DESCRIPTION:

The site is a 0.28 acre portion of the former Remington Rand property where a historically combined storm and industrial sewer discharged offsite. Historical data/references indicate and detail that industrial discharges, accidental releases and spills of industrial chemicals occurred from this facility during the mid-1940's through the early 1970's. One incident, the investigation of an "oily sludge" release, documents poorly maintained oil separators at this facility as a probable cause. A documented fish kill incident downstream was the result of one cyanide release in the 1950's. A PCB transformer oil spill was documented in the 1970's during the decommissioning of the plant. Site-related contaminants appear to have been released to an off-site tributary/marsh that empties into Coldbrook Creek. Preliminary sampling of this off-site area was conducted by DEC in 2000 and during the Scott Technologies, Inc. Voluntary Cleanup Program (VCP) remedial investigation. As a volunteer (non-RP), Scott Tech. was not responsible for offsite impacts. The State conducted more extensive sampling of the tributary/marsh sediments in 2006 and detected elevated levels of PCBs and heavy metals along with low levels of semi-volatile organic compounds (SVOCs).

The surrounding land use is mixed industrial, commercial, residential, recreational and school uses.

3/30/10-NYSDEC signed an Order on Consent with UNISYS Corp to conduct a Remedial Investigation. First phase of offsite soils & sediment sampling completed in spring 2011. PCB impacted offsite sediments extending downstream in Coldbrook Creek to Maple Avenue (June 2015).

Onsite investigation of drainage & waste treatment structures underway in summer 2011. PCB impacted sediments documented in the oil skimmer and upstream offsite pipe connections (June 2015). Fall 2015 sampling continued in Coldbrook Creek to the Chemung River. Site related contaminants have been delineated.

CONFIRMED HAZARDOUS WASTE DISPOSED:

TYPE	QUANTITY
ZINC	UNKNOWN
NITROGEN	UNKNOWN
CYANIDES(SOLUBLE CYANIDE SALTS)	UNKNOWN
SULFUR	UNKNOWN
COPPER	UNKNOWN
PCB-AROCLOR 1242	UNKNOWN
CHROMIUM	UNKNOWN

NICKEL
 IRON
 PHOSPHORUS
 LEAD
 CHLORINE
 PCB aroclor 1242

UNKNOWN
 UNKNOWN
 UNKNOWN
 UNKNOWN
 UNKNOWN
 UNKNOWN

ASSESSMENT OF ENVIRONMENTAL PROBLEMS:

The site is the confluence of drainage structures where industrial wastes from the former Remington Rand facility were discharged offsite.

Highlighted results of the 2006 off-site sediment sampling in the tributary/marsh area: TAL METALS:

Result

Chrome-----4,750ppm Nickle-----11,000ppm Copper-----7,450ppm Lead-----1,410ppm
 Barium-----2,550ppm Cyanide-----5,090ppm Arsenic-----50ppm Cadmium-----265ppm PCBs: Aroclor
 1242-----260ppm SVOCs: Chrysene-----15.0ppm Benzo(a)anthracene---1.3ppm Benzo(a)pyrene-----1.3ppm ppm - parts per
 million Historical sediment sampling data from Coldbrook Creek, downstream of the tributary/marsh confluence, has detected low
 levels of PCB contaminants.

A "Fish and Wildlife Impact Analysis" will be completed during the Remedial Investigation to assess the extent of downstream impacts.

ASSESSMENT OF HEALTH PROBLEMS:

People may come into contact with contaminated sediments if they wade in the wetland/marsh area.

PROJECT COMPLETIONS:

None reported

The New York State Department of Environmental Conservation has not publicly updated the following fields since 2003:

ANALYTICAL DATA AVAILABLE FOR:	Air-	Surface Water-	Groundwater-	Soil-	Sediment-
APPLICABLE STANDARDS EXCEEDED IN:	Groundwater-	Drinking Water-	Surface Water-	Air-	

GEOTECHNICAL INFORMATION:

SOIL/ROCK TYPE:
 GROUNDWATER DEPTH:

LEGAL ACTION:	Type:	State-	Federal-
STATUS:	Negotiation in Progress-	Order Signed-	
REMEDIAL ACTION:	Proposed- Under Design-	In Progress-	Completed-
NATURE OF ACTION:			

Map Identification Number 2

SOUTHSIDE HIGH SCHOOL
777 SOUTH MAIN STREET

ELMIRA, NY 14901-

Facility Id: 808026
TT-Id: 120A-0008-052

MAP LOCATION INFORMATION

Site location mapped by: MAP COORDINATE - LARGE SITE

Approximate distance from property: 0 feet

ADDRESS CHANGE INFORMATION

Revised street: 777 S MAIN ST

Revised zip code: 14901

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
INACTIVE HAZARDOUS WASTE DISPOSAL SITE INFORMATION

CLASSIFICATION CODE: N
CLASSIFICATION CODE DESCRIPTION:
No further action

REGION: 8

SITE CODE: 808026
DEC ID: 56769

NAME OF SITE: Southside High School
STREET ADDRESS: 777 South Main Street
CITY: Elmira

ZIP: 14901-

TOWN: Elmira
COUNTY: Chemung

ESTIMATED SIZE:

SITE TYPE: Dump- Structure- Lagoon- Landfill- Treatment Pond-

INSTITUTIONAL/ENGINEERING CONTROLS:
None reported

CROSS REFERENCES:
None reported

SITE OWNER/OPERATOR/REPOSITORY INFORMATION:
None reported

HAZARDOUS WASTE DISPOSAL PERIOD:

SITE DESCRIPTION:
See site number 808022. Part of the Sperry Remington Site.

CONFIRMED HAZARDOUS WASTE DISPOSED:
None reported

ASSESSMENT OF ENVIRONMENTAL PROBLEMS:
None provided

ASSESSMENT OF HEALTH PROBLEMS:
None provided

PROJECT COMPLETIONS:
None reported

The New York State Department of Environmental Conservation has not publicly updated the following fields since 2003:

ANALYTICAL DATA AVAILABLE FOR:	Air-	Surface Water-	Groundwater-	Soil-	Sediment-
APPLICABLE STANDARDS EXCEEDED IN:	Groundwater-	Drinking Water-	Surface Water-	Air-	

GEOTECHNICAL INFORMATION:

SOIL/ROCK TYPE:

GROUNDWATER DEPTH:

LEGAL ACTION:

STATUS:

REMEDIAL ACTION:

NATURE OF ACTION:

Type:

Negotiation in Progress-

Proposed-

Under Design-

State-

Order Signed-

In Progress-

Federal-

Completed-



BROWNFIELDS SITES (STATE & LOCAL) IDENTIFIED WITHIN 1/2 MILE SEARCH RADIUS

PLEASE NOTE: * Compass directions can vary substantially for sites located very close to the subject property address.

Map Identification Number 11

FORMER SPERRY REMINGTON FACILITY INDUSTRIAL DISCHA

Facility Id: C808043



1051 SOUTH MAIN STREET, ELMIRA, NY 14904

TT-Id: 320A-0001-984

MAP LOCATION INFORMATION

Site location mapped by: MAP COORDINATE – LARGE SITE

Approximate distance from property: 135 feet to the ESE*

ADDRESS CHANGE INFORMATION

Revised street: NO CHANGE

Revised zip code: NO CHANGE

Brownfield Program: Brownfield Cleanup Program

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION
BROWNFIELD CLEANUP PROGRAM

CLASSIFICATION CODE: N

REGION: 8

SITE CODE: C808043

DEC ID: 393611

CLASSIFICATION CODE DESCRIPTION:

No further action

NAME OF SITE: Former Sperry Remington Facility Industrial Discha

STREET ADDRESS: 1051 SOUTH MAIN STREET

CITY: ELMIRA

ZIP: 14904

TOWN: Southport

COUNTY: Chemung

ESTIMATED SIZE: 5.5 Acres

The following site type information has been deleted from the registry. Data reflects previous information.

SITE TYPE: Dump- Structure-X Lagoon- Landfill- Treatment Pond-X

INSTITUTIONAL/ENGINEERING CONTROLS:

None reported

CROSS REFERENCES:

IDENTIFIER

SOURCE

The following cross reference(s) have been deleted from the registry. Data reflects previous information.

808043

HW Site ID

V00103

VCP Site ID

SITE OWNER/OPERATOR/REPOSITORY INFORMATION:

CURRENT OWNER(S):

NAME: SOUTHERN TIER COMMERCE CENTER, LLC
PAUL BROOKNER
ADDRESS: 1 WEST FIRST AVE., SUITE 315
CONSHOHOCKEN, PA 19428

OWNER(S) DURING DISPOSAL:

OPERATOR(S) DURING DISPOSAL:

NAME: EQUILIBRIUM EQUITIES, INC.
ADDRESS: 1 WEST FIRST AVE., SUITE 315
CONSHOHOCKEN, PA 19426

Operator Type: Corporate or Commercial

APPLICANT REQUESTOR(S):

NAME: UNISYS
PAUL BROOKNER
ADDRESS: UNISYS WAY
BLUE BELL, PA 19424

Applicant Type: Corporate or Commercial

DOCUMENT REPOSITORY(S):

NAME: STEELE MEMORIAL LIBRARY
ADDRESS: 101 E. CHURCH STREET
ELMIRA, NY 14901

HAZARDOUS WASTE DISPOSAL PERIOD:

SITE DESCRIPTION:

The site is comprised of the point source of discharge from the Former Sperry Remington property and the receiving waters / downstream marsh area where contaminants have been detected. Historical data/references indicate and detail that untreated discharges, accidental releases and spills of industrial waste occurred from this facility during the mid 1930's through the early 1970's. One incident, the investigation of an oily sludge release, documents poorly maintained oil separators at this facility as a probable cause. A fish kill incident was documented up to 7 miles downstream as a result of one cyanide release in the 1950's. A small PCB transformer oil spill was documented in the 1970's during the decommissioning of the plant. The surrounding land use is mixed industrial, commercial, residential, recreational and institutional uses.

Environmental sampling has identified site-related contaminants in the sediments of the receiving waters and downstream marsh area that empty into Coldbrook Creek. Preliminary sampling of this area was conducted in 2000 during the Scott Technologies, Inc. Voluntary Cleanup Program (VCP) remedial investigation. As a true volunteer (non-RP), Scott Technologies, Inc. was not responsible for extensive investigation and remediation of offsite impacts. The State conducted more extensive sampling of the receiving waters / downstream marsh area sediments in 2006 and detected elevated levels of PCBs and heavy metals along with low levels of Semi Volatile Organic Compounds (SVOCs).

CONFIRMED HAZARDOUS WASTE DISPOSED:
TYPE

QUANTITY

The following material(s) have been deleted from the registry. Data reflects previous information.

CADMIUM	UNKNOWN
PCB-AROCLOR 1248	UNKNOWN
BENZ (A) ANTHRACENE	UNKNOWN
Chrysene	UNKNOWN
NICKEL	UNKNOWN
LEAD	UNKNOWN
BARIUM	UNKNOWN
PCB-AROCLOR 1254	UNKNOWN
PCB-AROCLOR 1242	UNKNOWN
CYANIDES (SOLUBLE CYANIDE SALTS)	UNKNOWN
BENZO (A) PYRENE	UNKNOWN
COPPER	UNKNOWN
CHROMIUM	UNKNOWN
ARSENIC	UNKNOWN

ASSESSMENT OF ENVIRONMENTAL PROBLEMS:

The site includes the confluence of drainage structures where untreated industrial wastes were discharged as well as the receiving waters / marsh downstream. The nature and extent of contamination associated with the existing or abandoned infrastructure as well as the connection to former process sources are unknown.

Results of receiving waters / marsh sediment sampling:

TAL METALS:

Result

Prot. Eco. Res. Chrome-----4,750ppm-----1ppm Nickel-----11,000ppm-----30ppm
Copper-----7,450ppm-----50ppm Lead-----1,410ppm-----63ppm Barium-----2,550ppm-----433ppm
Cyanide-----5,090ppm-----27ppm Arsenic-----50ppm-----13ppm Cadmium-----265ppm-----4ppm

PCBs: Aroclor 1242-----260ppm-----1ppm

SVOCs: Chrysene-----15.0ppm-----NS Benzo(a)anthracene---1.3ppm-----NS Benzo(a)pyrene-----1.3ppm-----2.6ppm

No VOC Analysis The analysis of sediments has detected hazardous waste concentrations of contaminants in the receiving waters / marsh area (approx 6 acres). The nature and extent of contamination impacting this area is unknown. The marsh area outfalls to Coldbrook Creek. The nature and extent of contamination impacting Coldbrook Creek is unknown. Historical sediment sampling data has detected PCB contaminants in Coldbrook Creek both upstream and downstream of the marsh confluence.

ASSESSMENT OF HEALTH PROBLEMS:

None provided

PROJECT COMPLETIONS:

None reported

Map Identification Number 21

**COLDBROOK CREEK
NEAR RAILROAD TRACKS**

SOUTHPORT, NY

Spill Number: 0170521

Close Date: 01/10/2011
TT-Id: 520A-0338-318

MAP LOCATION INFORMATION

Site location mapped by: MANUAL MAPPING (5)
Approximate distance from property: 373 feet to the ESE

ADDRESS CHANGE INFORMATION

Revised street: NO CHANGE
Revised zip code: 14904

Source of Spill: COMMERCIAL/INDUSTRIAL
Notifier Type: DEC
Caller Name: SCOTT RODABAUGH
DEC Investigator: CMKEHOE

Spiller:
Notifier Name:
Caller Agency: NYSDEC
Contact for more spill info:

Spiller Phone:
Notifier Phone:
Caller Phone: (607) 739-0809
Contact Person Phone:

Category: Known or probable release, where, without action, there is a potential for a fire/explosion hazard (indoors or outdoors), contamination of drinking water supplies, or significant release to surface waters.
Class: Unable or Unwilling RP – DEC Field Response – DEC Corrective Action Required

Spill Date	Date Cleanup Ceased	Cause of Spill	Meets Cleanup Standards	Penalty Recommended
12/13/2001		UNKNOWN	NO	NO

Material Spilled	Material Class	Quantity Spilled	Units	Quantity Recovered	Units	Resource(s) Affected
UNKNOWN PETROLEUM	PETROLEUM	0	GALLONS	0	GALLONS	SURFACE WATER

Caller Remarks:

SR INSPECTED COLDBROOK CREEK WITH A LOCAL RESIDENT TO CHECK ON A REPORT OF OILY SEDIMENTS FOUND IN THE CREEK. INSPECTION VERIFIED OILY SEDIMENTS FOUND AT THE JUNCTION OF COLDBROOK CREEK WITH AN UNNAMED CREEK EMANATING FROM A POND FOUND AT THE NORTH END OF THE FORMER AMERICAN LAFRANCE FACILITY, OFF OF SOUTH MAIN STREET. SEDIMENTS PREVIOUSLY SAMPLED BY DER STAFF FROM HAZ. WASTE PROGRAM. SR TO FOLLOWUP.

DEC Investigator Remarks:

Prior to Sept, 2004 data translation this spill Lead_DEC Field was SR 04/02/2002: SR MET MARCOR AT SITE, SAMPLED TOP 6 INCHES OF SEDIMENT AT FOOTBRIDGE LOCATION, 4 SEPARATE SAMPLE AREAS. SAMPLES TO BE ANALYZED FOR PCB'S, HEAVY METALS, AND PAH'S. USING STEEL ROD, ABLE TO EASILY PENETRATE SEDIMENTS IN SOME LOCATIONS TO 2 FEET PLUS DEPTH. SEDIMENTS AT DEPTH ALSO HAVE OILY ODOR AND APPEARANCE.

04/24/2002: RESULTS AS FOLLOWS: N.D. FOR PAH'S FOR ALL 4 SAMPLES; 3 SAMPLES DETECTED PCB'S, WITH HIGHEST CONCENTRATION OF 124.7 PPB. METALS RESULTS SHOWED ARSENIC AT 10.16-42.72 PPM, CADMIUM AT 22.8-79.73 PPM, CHROMIUM AT 1290-3937 PPM, AND LEAD AT 282.7-873.5 PPM. RESULTS GIVEN TO HAZARDOUS WASTE REMEDIATION AND NYSDOH FOR THEIR FOLLOW UP AND INFORMATION.

07/23/2007: DRAFT ISR SENT TO AVON.

07/24/2007: INTERIM ISR SUBMITTED TO ALBANY.



HAZARDOUS SUBSTANCE WASTE DISPOSAL SITES IDENTIFIED WITHIN 1/2 MILE SEARCH RADIUS

PLEASE NOTE: * Compass directions can vary substantially for sites located very close to the subject property address.

Map Identification Number 67

SPERRY REMINGTON (SOUTHPORT)

Site Number Id: HS8053

Registry Id: 808022



1051 S. MAIN STREET

ELMIRA, NY 14904

TT-Id: 840A-0000-108

MAP LOCATION INFORMATION

Site location mapped by: MANUAL MAPPING – LARGE SITE

Approximate distance from property: 610 feet to the SSE

ADDRESS CHANGE INFORMATION

Revised street: NO CHANGE

Revised zip code: NO CHANGE

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
 Division of Hazardous Waste Remediation
 Hazardous Substance Waste Disposal Site Study

Inventory Status: Removed from the Hazardous Substance Inventory

Reason site did not qualify for the Inventory:

Site is under a Voluntary Cleanup Agreement

SITE INFORMATION

Site Name: SPERRY REMINGTON (SOUTHPORT)

Site Street: 1051 S. MAIN STREET

Site City: ELMIRA

Site Zip: 14904

Region: 8

Site Number: HS8053

Registry: No

Registry Site ID: 808022

RCRA: Unknown

EPA ID: NYD980532527

US EPA No Further Remedial Action Planned? Unknown

Site Code: 1A

Description: INDUSTRIAL SITE - SPILL

Acres: 48.00

Completed Investigation? PA

Is Site Active: No

Years of Operation: 1940's to 1980's

Quadrangle: SOUTHPORT

HRS Score: Unknown

HRS Date: Unknown

Site Description:

This is a suspected inactive hazardous waste disposal site. Inactive manufacturing plant, owned by Figgie International, Inc., was mainly operated by American LaFrance, Remington Rand and U.S. Government for Fire engines, type writers, and Norden Bomb, respectively. Under Remington's ownership coal ash, oil, paint, metal chips, and cinders were disposed of in a landfill offsite. It is not known if Amer. LaFrance disposed of material on or offsite. This is the southern portion of the Sperry Remington Site. The northern conjugant portion is located on 1021 S. Main Street.

Owner: Private
Owner Name: FIGGIE INTERNATIONAL, INC.
Owner Street: 4420 SHERWIN ROAD
Owner City/ZIP/State: WILLOUGHBY, OH 44094
Owner Telephone: (216)953-2790

Operator: Private
Operator Name: MULTI-OPERATOR SITE
Operator Street:
Operator City/ZIP/State:
Operator Telephone:

SITE IMPACT DATA

Affected Media:

Contamination of...		Hazardous Substance Exposed? Yes
...Surface Water? No		Controlled Site Access? Yes
...Groundwater? No		Ambient Air Contamination? No
...Drinking Water? No		Threat of Direct Contact? Yes
Surface Water Class: Unknown	Impact on Special Status Fish or Wildlife Resource? Unknown	Documented Fish or Wildlife Mortality? Yes
Groundwater Class: Primary		Active Drinking Water Supply? Unknown

Descriptions:

Surface Water:
Surface water is located 50 feet east of the site.

Groundwater:
Nearest groundwater depth 10 ft, flowing southeast

Drinking Water: None provided
Fish or Wildlife Mortality: None provided
Special Status Fish or Wildlife Resource: None provided

Building:
Nearest building is on-site

THREAT TO THE ENVIRONMENT OR PUBLIC HEALTH

Threat to the Environment or the Public Health: Environment/Public Health

Threat Posed by Disposed Hazardous Substance:

A recent environmental audit by the owner at the property indicates soil contamination with elevated levels of PAH's; Groundwater sampling did not reveal site related contamination. Sampling results indicate a release of PAH's to the site soils. Disposal of hazardous substances is not documented. Asbestos containing materials were observed throughout the facility.

HAZARDOUS SUBSTANCES DISPOSED:

VOCs: Unknown **Semi-VOCs: Yes** PCBs: No Pesticides: No Metals: No **Asbestos: Yes**

Hazardous Substances Disposed:

Oils, paint wastes, coal ash, PAH's.

SELECTED ANALYTICAL INFORMATION:

Samples Collected:

Air, Groundwater, Surface Water, Sediment, Surface Soil, Subsurface Soil, EPTox

Air: None provided
Surface Water: None provided

Surface Soil:

Elevated levels of lead, chromium and PAH's were found in localized area.

Waste: None provided
EPToxicity: None provided

Groundwater:

Groundwater has not been impacted by former facility operations.

Sediment:

Sediment/Sludge from concrete clarification chamber contains elevated lead.

Subsurface Soil:

No significant contamination found

Leachate: None provided
TCLP: None provided

AGENCY INFORMATION:

Regulatory Agencies Involved:

NYSDEC Chemung County Health Dept. NYSDOH

Preparer:

M.D. Mehta Environmental Engineer 2 October 3, 1994