



# FACT SHEET

## Manufactured Gas Plant Program

NYSEG Cortland Homer MGP Site #712005  
216 South Main Street  
Village of Homer  
Cortland County

October 2010

### **Proposed Record of Decision Amendment for Former Manufactured Gas Plant Site; Public Comment Period and Public Meeting Announced**

The public is invited to comment on the proposed Record of Decision (ROD) Amendment selected by the New York State Department of Environmental Conservation (NYSDEC) to address environmental impacts related to the NYSEG Cortland Homer MGP Site. The site is located at 216 South Main Street in the Village of Homer, Cortland County. See the attached map for the site location. NYSEG (New York State Electric & Gas), the responsible party, has agreed to remediate the site to a level that is protective of public health and the environment. The remediation will be performed with the oversight of the NYSDEC and the New York State Department of Health (NYSDOH).

Public Meeting  
November 9, 2010  
7:00 pm

NYSDEC Cortland Office  
1285 Fisher Avenue  
Cortland, NY 13045

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

#### **The Proposed Record of Decision Amendment**

The proposed amended remedy for the site addresses new information generated since the original ROD was issued in March 2007. The original remedy included partial building demolition, excavation, and off-site disposal and/or treatment of contaminated soils. Following issuance of the ROD, engineering design work indicated that contaminated soils which could not be excavated due to the presence of the roadway and critical utilities along Route 11 would present an unacceptable source of groundwater contamination.

NYSEG has proposed a revised remedial approach that includes excavation and off-site disposal of former MGP structures and their contents; debris; targeted excavation of impacted soils in the vicinity of the major obstructions; performing solidification of contaminated soils on-site, and containing contaminated soils under major utilities and Route 11 by installing grout walls. Soil solidification is a process that uses an additive to bind the soil particles in place resulting in a solid matrix which reduces or eliminates mobility of contamination and reduces or eliminates the matrix as a source of groundwater contamination. The other major elements of the original remedy would remain unchanged. These elements include backfilling excavated areas, installation of site wide cover, imposition of an environmental easement, development of a site

**About the Manufactured Gas Plant Program:**

NYSDEC has one of the most aggressive Manufactured Gas Plant (MGP) Programs site investigation and remediation programs in the country. Since the problems associated with the former MGP sites were identified, NYSDEC has been working with all the utilities on a state-wide basis to identify and address the issue of MGP sites for which they may have responsibility. This effort has resulted in approximately 253 sites identified for action by the eight utilities operating in New York State.

Currently we have multi-site orders or agreements with six utilities, including NYSEG, and several other individual site volunteers, to address 222 MGP sites in NYS. Multi-site agreements are under negotiation with a seventh utility and several other responsible parties which have newly-identified sites.

NYSDEC continues to seek to identify any other possible MGP sites throughout the State.

For more information about the NYSDEC's MGP program, visit:

[www.dec.ny.gov/chemical/8430.html](http://www.dec.ny.gov/chemical/8430.html)

management plan and certification of remedial actions.

The proposed amendment is described in a draft cleanup plan called a "Proposed Record of Decision Amendment", developed under New York State's Manufactured Gas Plant Program. The document is available for public review at the locations identified below under "Where to Find Information".

**How to Comment**

NYSDEC is accepting written comments about the proposed remedy for 30 days, from October 20, 2010 through November 19, 2010.

Submit written comments to:  
Mr. William T. Ports, Project Manager  
NYSDEC  
625 Broadway, 11th Floor  
Albany, NY 12233-7014  
1-866-520-2334  
wfports@gw.dec.state.ny.us

**Summary of the Proposed Amended Remedy**

This proposed amendment represents the alternative preferred by NYSDEC, NYSDOH and NYSEG to address site impacts. The draft cleanup plan includes:

- Excavation and off-site disposal of MGP structures and their contents, debris, piping, and major obstructions, including impacted soils in the vicinity of former MGP structures, to allow in-situ solidification of impacted soils,
- In-situ solidification of impacted soils containing greater than 500 ppm total polyaromatic hydrocarbons (PAHs),
- Construction of grout walls beneath Route 11,
- Covering the site with soil and vegetation or a paving system or concrete,
- Institutional controls in the form of an environmental easement to restrict the use of the site to commercial and industrial uses,
- Development and implementation of a site management plan

The proposed ROD Amendment remedy would achieve the remediation goals for the site by solidifying contaminated soils at the site and under the utility corridor and by isolating contaminated soils under Route 11.

The estimated cost to implement the remedy is \$10,800,000, of which the cost of construction is estimated to be \$10,300,000. The remainder of the cost is associated with long term monitoring and maintenance. NYSEG will be financially responsible for implementation of the remedy.

### **Next Steps**

NYSDEC will consider public comments as it finalizes the ROD Amendment for the site. The selected remedy will be described in a document called a “Record of Decision Amendment” that will explain why the remedy was selected and respond to public comments. This document will be made available to the public (see “Where to Find Information” below). The project then moves to designing and performing the cleanup action to address the site contamination.

NYSDEC will keep the public informed during the cleanup of the site.

### **Background**

In 1858 the Homer & Cortland Gas Light Company constructed and operated a manufactured gas plant (MGP) at 216 South Main Street, in the Village of Homer, New York, just north of the City of Cortland. The plant made combustible gas from coal and operated from approximately 1858 until 1935. The gas was provided to homes, businesses and industries in much the same way natural gas is used today. Manufactured gas was produced by heating coal and other petroleum products in the presence of steam. By-products of the process and plant structures often remained at manufactured gas plant (MGP) sites when the plants were closed.

In the 1940s, NYSEG partially decommissioned the plant. In 1944 the Brockway Motor Company purchased the subject property and razed the remaining structures. The building that presently stands on the site is presumed to have been built by Brockway Motors and modified by subsequent owners.

### **FOR MORE INFORMATION**

Project documents are available at the following locations to help the public to stay informed. These documents include the proposed cleanup plan for the site, called the “Proposed Remedial Action Plan”, and the Remedial Investigation and Feasibility Study reports.

Cortland Library  
176 Genesee Street  
Cortland, New York 13201  
(607) 753-1042  
MTW 10am-9pm  
TF 10am-6pm  
S 10am-4pm

NYSDEC  
625 Broadway  
Albany, NY 12233-7014  
By appointment, contact Mr. William Ports  
(518) 402-9662

### **Who to Contact**

Comments and questions are always welcome and should be directed as follows on the next page:

Project Related Questions

Mr. William T. Ports PE  
Project Manager  
NYSDEC  
625 Broadway, 11th Floor  
Albany, NY 12233  
(518) 402-9662  
wfports@gw.dec.state.ny.us

Site-Related Health Questions

Ms. Julia Kenney  
NYSDOH  
547 River Street, Flanigan Square  
Troy NY 12180  
1-800-458-1158 Ext 27860

To direct questions to NYS Electric and Gas, please contact:

Mr. Robert Pass  
Manager – Regional Outreach & Development  
NYSEG  
1387 Dryden Road  
Ithaca, NY 14850  
Phone: 607-347-2148

**If you know someone who would like to be added to the site contact list, have them contact the NYSDEC project manager listed above. 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.**

