

State Environmental Quality Review  
**Notice of Completion of Draft  
 and  
 Notice of SEQR Hearing**

**Lead Agency:** Broome County Industrial Development Agency **Project Number:**

**Address:** Five South College Drive, Suite 201, Binghamton, NY 13905 **Date:** March 18, 2026

This notice is issued pursuant to Part 617 of the implementing regulations pertaining to Article 8 (State Environmental Quality Review Act) of the Environmental Conservation Law. (and local law #. if any)

A Draft Environmental Impact Statement has been completed and accepted for the proposed action described below. Comments are requested and will be accepted by the contact person until April 26, 2026. A public hearing on the Draft EIS will be held on April 16, 2026 (date and time) at Johnson City High School, 666 Reynolds Road (place).

**Name of Action:**

Broome County Technology Park

**Description of Action:**

The Broome County IDA (The Agency) is seeking to complete planning for the creation of a new sustainability focused/green prototype corporate park to be populated by various industry types including advanced electronics, semiconductors, test packaging, and related supply chain companies, life sciences, and agricultural processing. This will be the first corporate park in the area since the mid-80s, which is now 100% occupied, leaving no land for major industrial development. The Agency is undertaking planning efforts for approximately 537 acres in the Towns of Maine and Union. The specifics associated with the project development will be determined based upon ongoing/pending studies and analysis.

The Technology Park is envisioned as a multi-phase, master-planned campus that would accommodate a range of advanced technology uses, including research and development facilities, advanced manufacturing, renewable and clean energy operations, data and innovation centers, office and flex space, multi-family residential, and supporting infrastructure. Development of the Technology Park will require site preparation activities, internal roadway construction, extension of utilities, stormwater management facilities, and associated improvements. The Project is intended to promote economic growth, foster innovation, expand employment opportunities, and enhance the region's competitiveness in emerging technology sectors while incorporating sustainable design principles and modern environmental management practices.

**Location:** (Include street address and the name of the municipality/county. A location map of appropriate scale is also recommended.)

Airport Road in the Towns of Maine and Union, Broome County - approximately 1,000ft northwest of the Greater Binghamton Sports Complex.

**Potential Environmental Impacts:**

The DGEIS provides an analysis for the planning purposes of a proposed technology park. The DGEIS evaluates potential impacts related to land use and zoning, geology and soils, surface water and groundwater resources, wetlands and ecological resources, traffic and transportation, air quality and greenhouse gas emissions, noise, visual resources, historic and archaeological resources, community services and utilities, energy use, solid waste management, human health, and community character. This DGEIS further considers potential impacts on the use and conservation of energy, alternatives, cumulative impacts, growth-inducing aspects of the Project, potential unavoidable adverse impacts, as well as any irreversible or irretrievable commitments of environmental resources.

The DGEIS also identifies potential adverse environmental impacts that could result from the construction and operation of the Technology Park at full build-out of the Conceptual Master Site Plan. These may include temporary construction-related disturbances such as grading, vegetation clearing, noise, and air emissions; increased traffic volumes and associated roadway improvements; increased demand on public utilities and community services; alteration of existing land use patterns; and changes to stormwater runoff characteristics. The DGEIS evaluates the potential for impacts to wetlands, wildlife habitat, and other natural resources, as well as the potential for cumulative impacts associated with a phased development of the Project Site.

Measures to avoid or minimize potential significant adverse environmental impacts are identified throughout the DGEIS. These include adherence to erosion and sediment control best management practices; preparation and implementation of a Stormwater Pollution Prevention Plan consistent with State Pollutant Discharge Elimination System requirements; incorporation of green infrastructure and low-impact development techniques; traffic mitigation measures and coordination with transportation agencies; compliance with applicable air quality and noise standards; protection of identified environmental resources; consultation with appropriate agencies regarding cultural resources; and coordination with utility providers to ensure adequate capacity.

**A copy of the Draft / Final EIS may be obtained from:**

Contact Person: Stacey Duncan or Natalie Abbadessa

Address: Five South College Drive, Suite 201, Binghamton, NY 13905

Telephone Number: 607-584-9000

**A copy of this notice must be sent to:**

Department of Environmental Conservation, 625 Broadway Albany, New York 12233-1750

Chief Executive Officer, Town/City/Village of Maine and Town of Union

Any person who has requested a copy of the Draft / Final EIS

Any other involved agencies

Environmental Notice Bulletin 625Broadway Albany, NY 12233-1750

**Copies of the Draft EIS must be distributed according to 6NYCRR 617.12(b).**