

# 2025-2030 Comprehensive Economic Development Strategy



## **Appendix. Mid-Hudson Brownfields & EDA Distress Criteria Census Tracts**

July 2025



# Appendix. Mid-Hudson Brownfields & EDA Distress Criteria Census Tracts

This appendix provides two sets of maps for the Mid-Hudson Region: the location of Brownfields and Census Tracts demonstrating employment and income distress as defined by the US Department of Commerce Economic Development Administration (EDA). Additional notes on the maps are provided below.

## Brownfield Maps

### Sources & Credits

**Map Data Sources:** NYS Clearinghouse and Data.NY.gov are the sources for the data listed in the legend. County and municipal boundaries and the remediation parcels were sourced from NYS Clearinghouse. Brownfield site data was sourced from Data.NY.gov and mapped using the latitude and longitude provided in the data file. These maps are intended to provide a sense of the brownfield sites potentially available for remediation and/or reuse. However, the maps may not reflect the most up-to-date information on individual brownfield remediation nor ownership status.

**Service Layer (Basemap) Credits:** The credits show the data sources associated with the basemap provided by ESRI. The reference data in the city maps is also associated with these credits. Credits are provided by ESRI and cannot be modified. Repeating sources in the credits is due to the inclusion of the inset map, where applicable.

### Maps

Twelve maps are provided: one of the Mid-Hudson Region, one for each of the counties, and four for cities with a concentration of brownfield sites that required a more detailed presentation (Poughkeepsie in Dutchess County and New Rochelle, White Plains, and Yonkers in Westchester County).

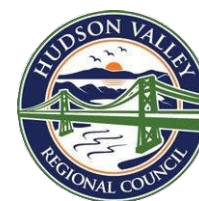
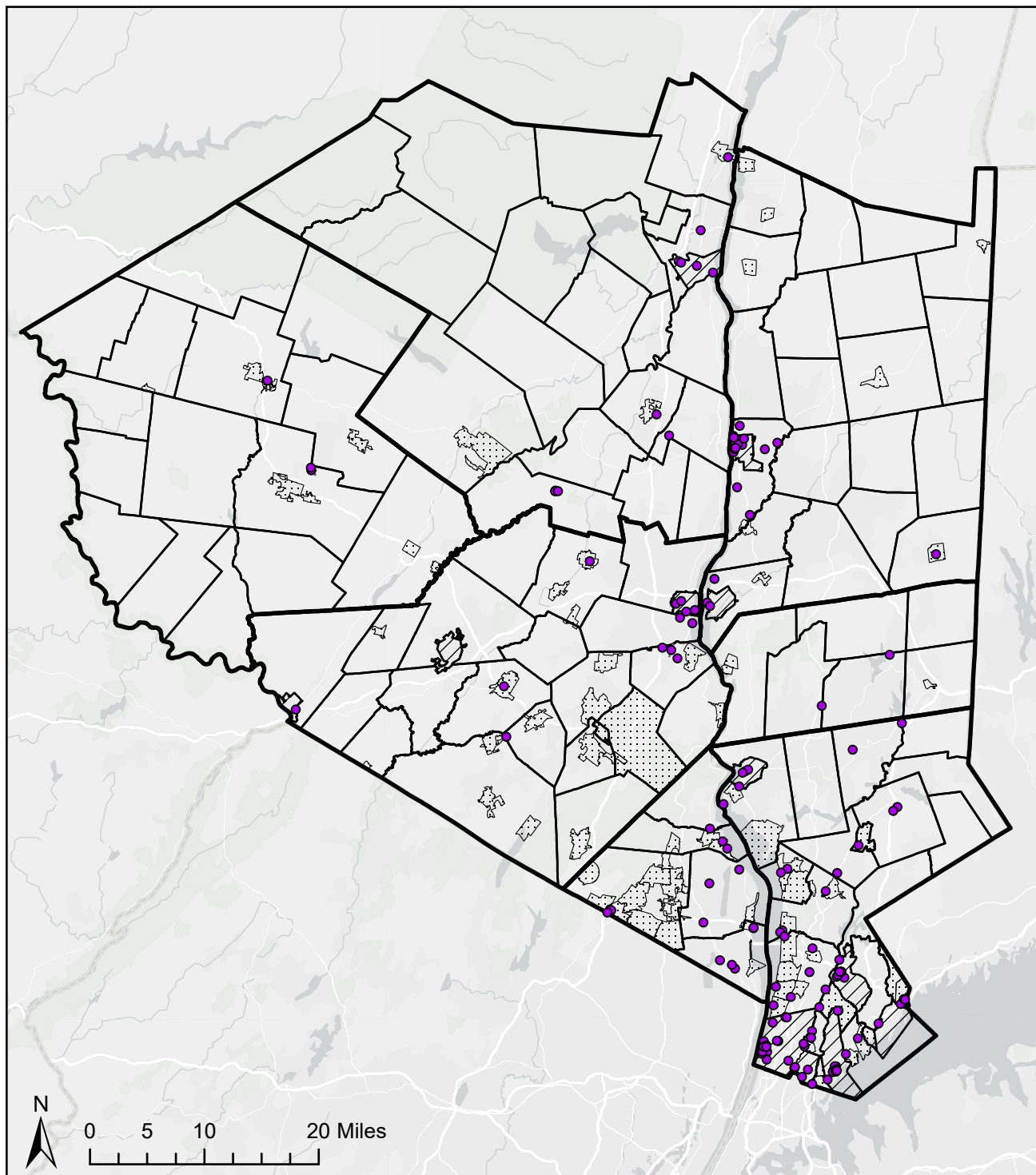
## EDA Distress Census Tract Maps

### Background

The EDA developed distress criteria to determine census tracts with an unemployment rate at least one percentage point greater than the national average unemployment rate and/or per capita income that is 80 percent or less than the national average per capita income. The EDA bases its determination for per capita requirements upon the most recent American Community Survey (ACS) published by the U.S. Census Bureau Projects and for unemployment rate upon the most recent data published by the Bureau of Labor Statistics (BLS) within the U.S. Department of Labor. As part of the EDA grant application process, applicants indicate communities located in distress-identified census tracts. The most up-to-date distress maps are available on HVRC's [Data and Maps webpage](#). HVRC developed a Census Tract – Address Crosswalk, also available on the webpage, which allows applicants to determine if a proposed project will be located in a distressed census tract as well as distress census tracts from which project beneficiaries may be drawn.

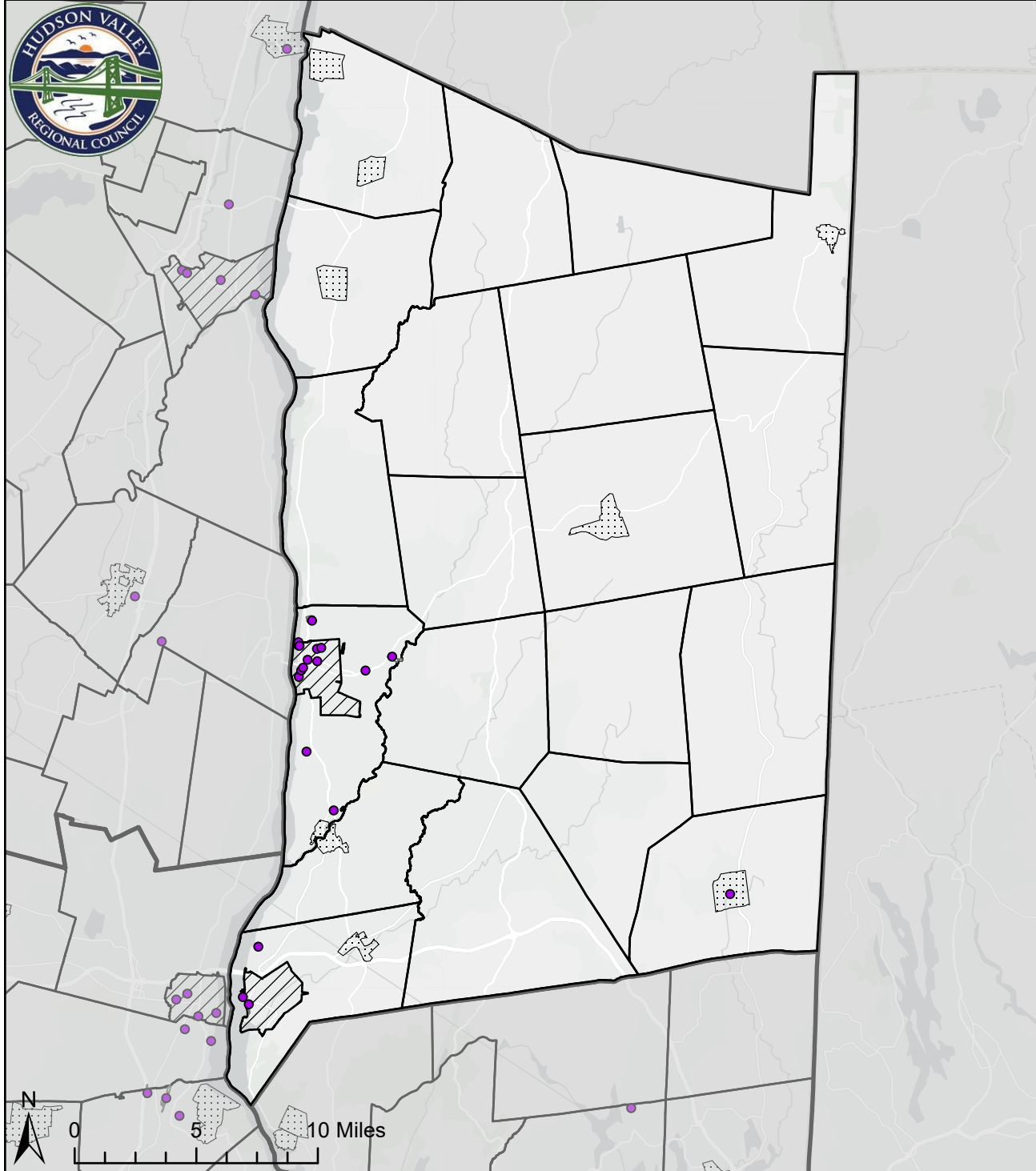
## **Mid-Hudson Census Tract Distress: 2021 vs 2023**

The following counties saw an increase in the number of census tracts showing employment and/or income distress from 2021 to 2023: Dutchess, Orange, Putnam, Ulster, and Westchester. The following counties saw a decrease in census tracts showing distress from 2021 to 2023: Rockland and Sullivan.



## Brownfield Sites in the Mid-Hudson Region

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries



## Brownfield Sites in Dutchess County

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

### Brownfield Addresses:

#### **Beacon (C)**

8 and 23 Long Dock Beacon Rd  
3 Beekman St

#### **Fishkill (T)**

5-47 Chelsea Industrial Park (Brockway Rd.)

#### **Pawling (V)**

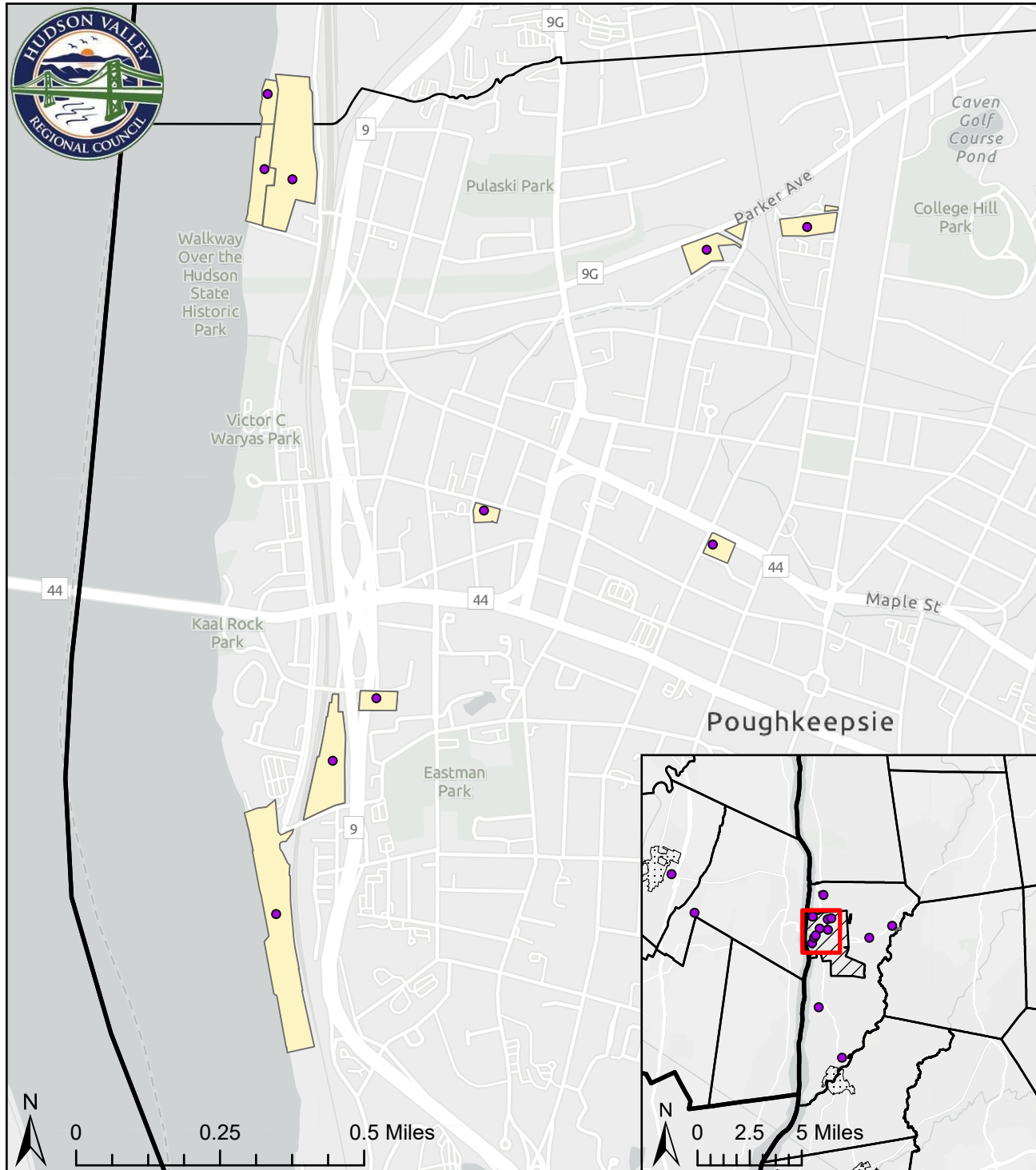
33 East Main St

#### **Poughkeepsie (T)**

20-50 Love Rd  
900 Dutchess Tpke (formerly 350 Dutchess Tpke)  
NYS Route 9  
28 IBM Rd  
1810 - 1840 Route 9

#### **Poughkeepsie (C)**

58 Parker Ave & 164 Garden St  
35 Catharine St  
178-188 Main St and 11 South Bridge St  
1 Dutchess Ave  
1 Dutchess Ave  
1 Dutchess Ave  
36 Pine St  
Laurel St  
202-204 Rinaldi Blvd  
166-186 North Hamilton St

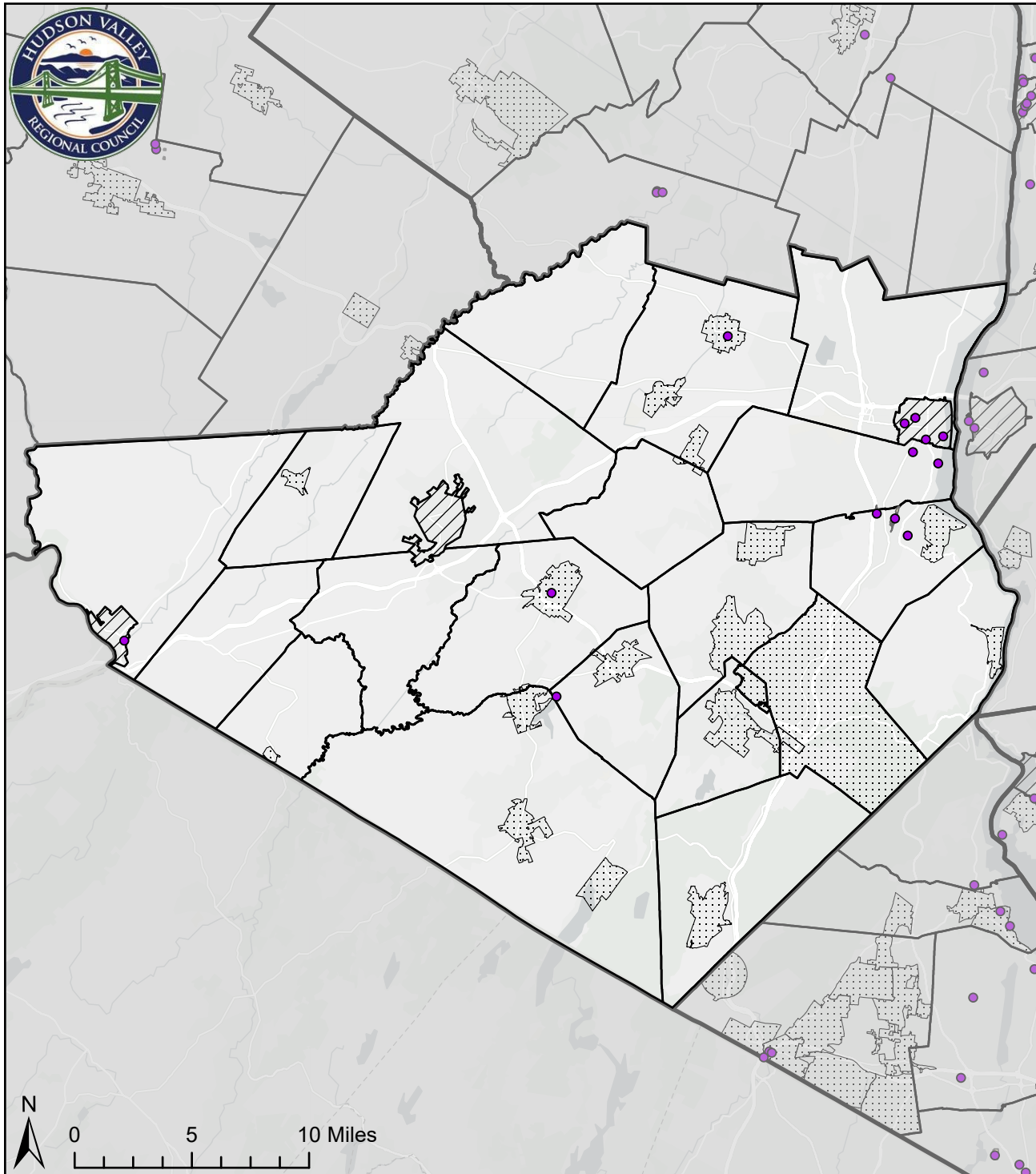


## Brownfield Sites in the City of Poughkeepsie

- Brownfield Sites
- Remediation Parcels
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

### Brownfield Addresses:

58 Parker Ave & 164 Garden St  
35 Catharine St  
178-188 Main St and 11 South Bridge St  
1 Dutchess Ave  
1 Dutchess Ave  
1 Dutchess Ave  
36 Pine St  
Laurel St  
202-204 Rinaldi Blvd  
166-186 North Hamilton St



## Brownfield Sites in Orange County

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

### Brownfield Addresses:

#### **Chester (T)**

Pine Hill Rd/Glenmere Ave Extension

#### **Cornwall (T)**

19-45 Quaker Ave

2 Mill St

#### **Goshen (V)**

250 West Main St

#### **New Windsor (T)**

15-21 Ruscitti Rd

1126 River Rd

1073 Route 94

#### **Newburgh (C)**

South Water St

141 - 153 West St

146-172 Mill St

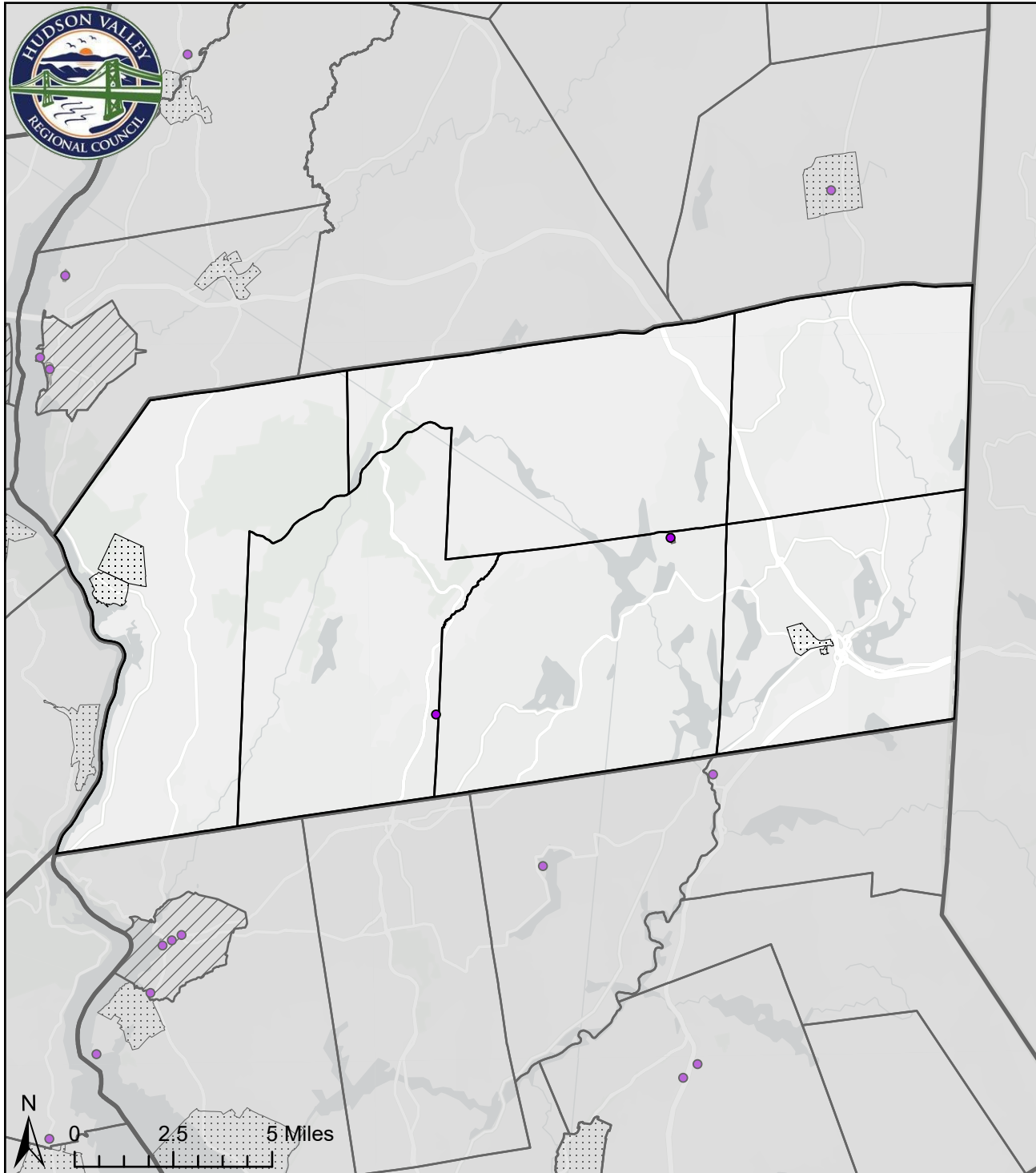
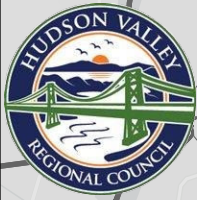
86 Wisner Ave

#### **Port Jervis (C)**

108 East Main St

#### **Walden (V)**

29 Grant St

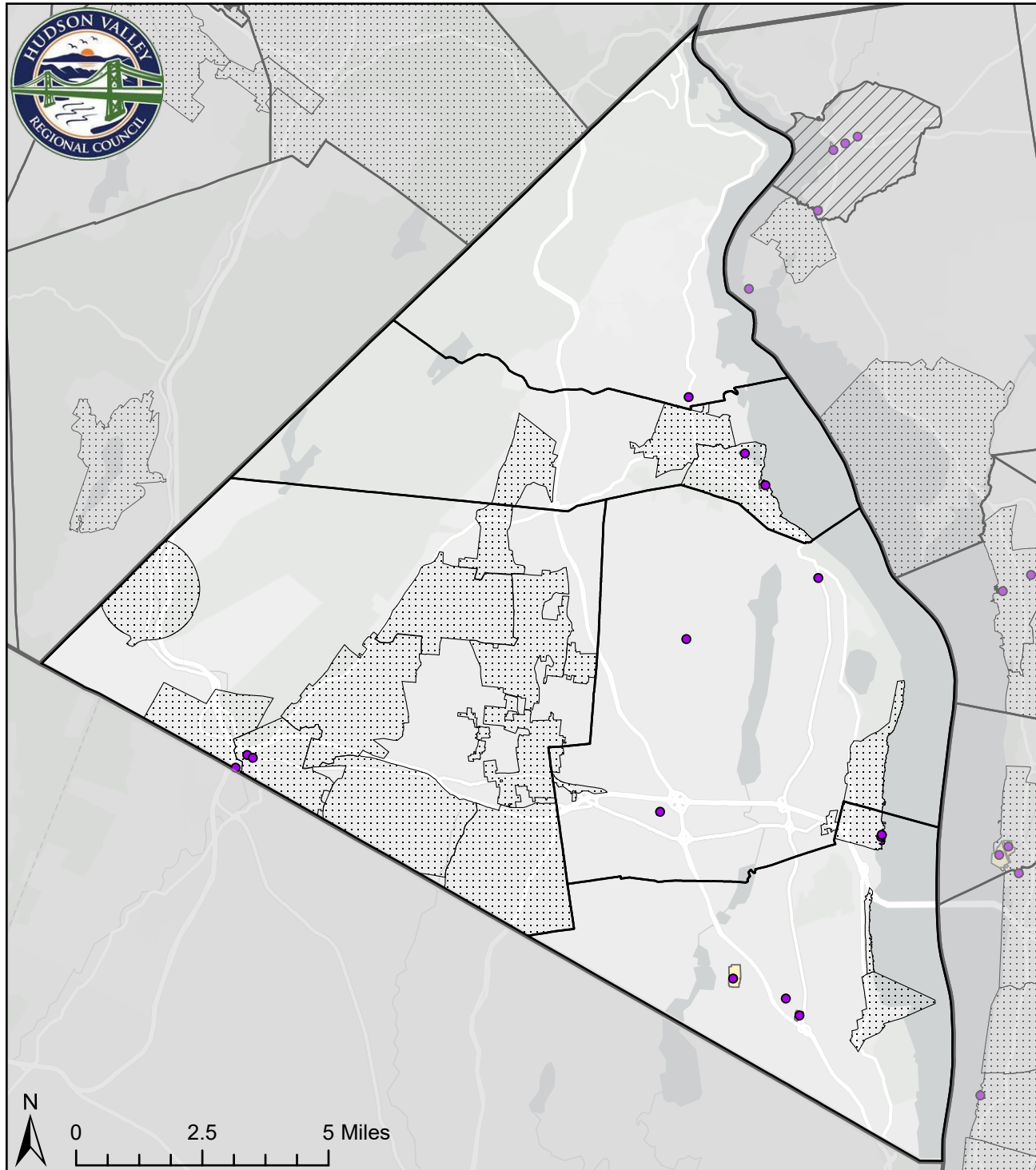


## Brownfield Sites in Putnam County

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

Brownfield Addresses:

**Carmel (T)**  
180 Gleneida Ave  
11 Lake Secor Rd



## Brownfield Sites in Rockland County

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▬ County Boundaries

### Brownfield Addresses:

#### **Clarkstown (T)**

33 Route 304  
44 North Main St  
285 Route 303

#### **Haverstraw (V)**

Dr. George W. Girling Dr  
Anthony J. Morina Dr and John P. Sullivan Ct

#### **Hillburn (V)**

Brook Ave

#### **Nyack (V)**

Gedney and Main Sts  
55 Gedney St

#### **Orangetown (T)**

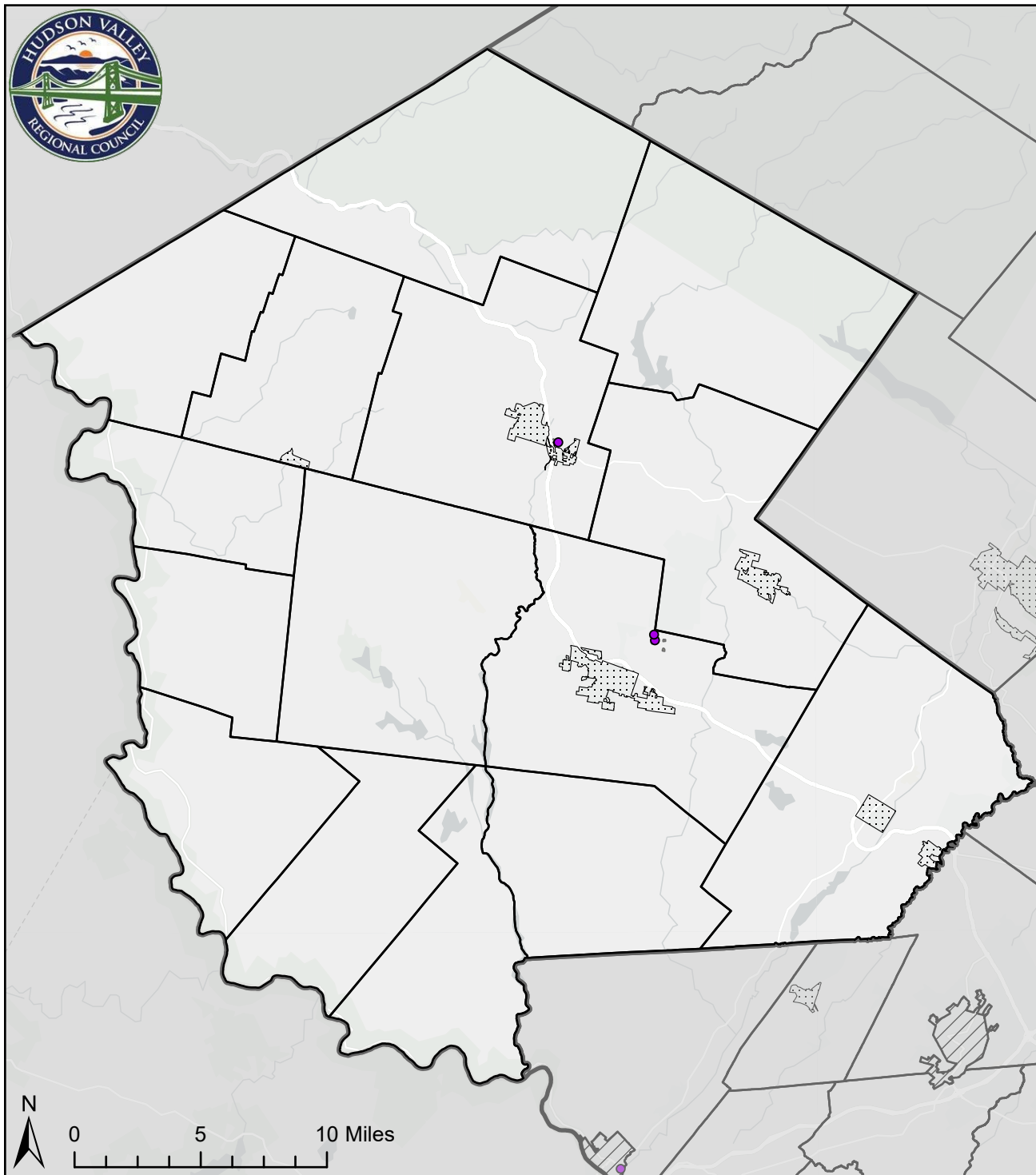
170 Route 303  
65, 67, 69 & 75 Third Ave  
1-45 Orangetown Shopping Center

#### **Stony Point (T)**

153 South Liberty Dr

#### **Suffern (V)**

3 Pat Malone Dr  
122 Orange Ave



## Brownfield Sites in Sullivan County

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- ▭ Town Boundaries
- ▭ County Boundaries

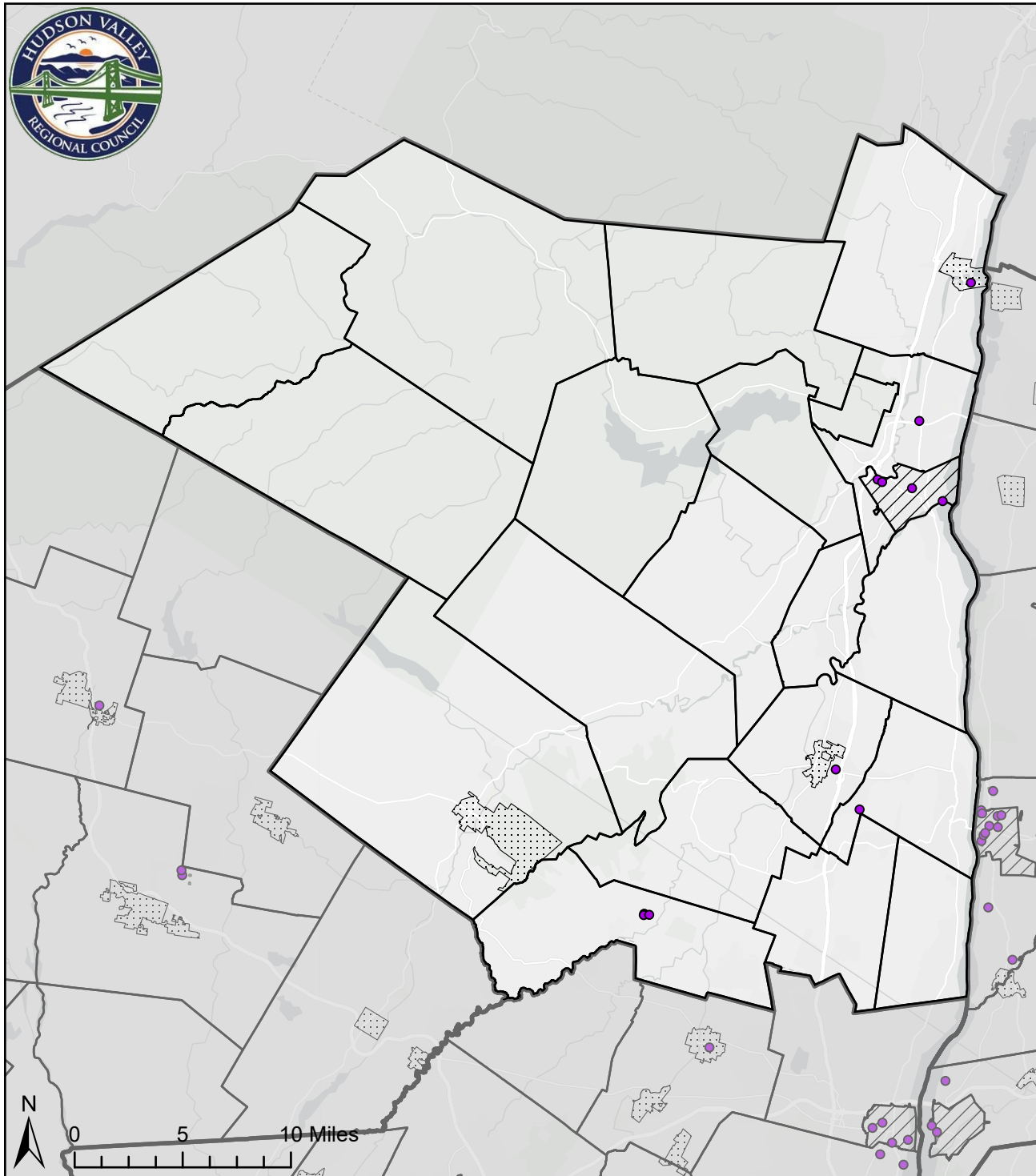
Brownfield Addresses:

**Liberty (T)**  
Clements and Grossinger Rds

**Thompson (T)**  
Concord Rd  
Concord Rd

**Date Created:** 6/13/2025, **Projection:** NAD 83 / UTM Zone 18N, **Map Data Sources:** NYS Clearinghouse, Data.NY.gov,

**Service Layer (Basemap) Credits:** data.pa.gov, Esri, TomTom, Garmin, SafeGraph, FAO, METI/NASA, USGS, EPA, NPS, USFWS, County of Westchester, Esri, TomTom, Garmin, SafeGraph, FAO, METI/NASA, USGS, EPA, NPS, USFWS



## Brownfield Sites in Ulster County

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

### Brownfield Addresses:

#### **Kingston (C)**

79 Hurley Ave  
85 Grand St  
North St  
416 Washington Ave/167 Schwenck Dr

#### **Lloyd (T)**

180 South St

#### **New Paltz (T)**

Route 299

#### **Saugerties (V)**

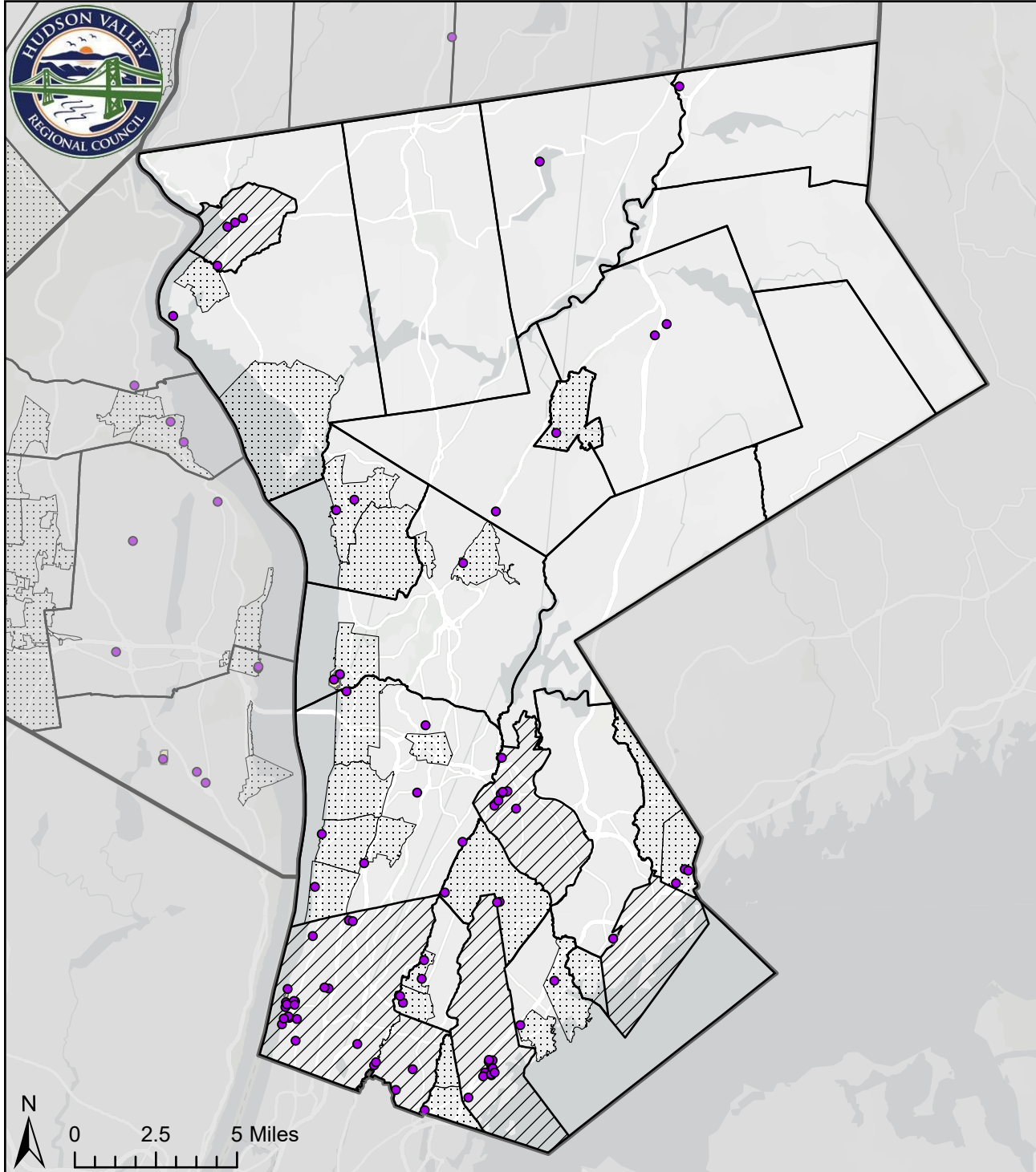
16 Ferry St

#### **Ulster (T)**

1561 Ulster Ave

#### **Shawangunk (T)**

10 Sawmill Pl  
10 Sawmill Pl  
10 Sawmill Pl



# Brownfield Sites in Westchester County

- Brownfield Sites
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

## Brownfield Addresses:

### **Ardsey (V)**

1 Lawrence St

### **Bedford (T)**

115 Beaver Dam Rd

247 Harris Rd

### **Bronxville (V)**

79-81 Pondfield Rd

5-27 Kensington Rd

### **Cortlandt (T)**

77 Riverview St & 35 Hardie St

### **Dobbs Ferry (V)**

End of High St

### **Elmsford (V)**

1 Warehouse Ln

### **Greenburg (T)**

715 Dobbs Ferry Rd

212 E. Hartsdale Ave

### **Harrison (T)**

Oakland Ave

### **Hastings-on-Hudson (V)**

10-12 Washington Ave

### **Larchmont (V)**

2101, 2103, and 2101-2103

Palmer Ave

### **Mamaroneck (T)**

441, 442, 501, 513 Waverly

Ave

### **Mount Kisco (V)**

6 Morgan Dr

### **Mount Vernon (C)**

222 Washington St

30 North West St

334-360 South 8th Ave.'s

22 South West St

### **New Castle (T)**

54 Hunts Pl

### **North Salem (T)**

610-612 Route 22

### **Ossining (V)**

74-82 Croton Ave

62 Water St

### **Peekskill (C)**

645 Main St

922 Main St and 921 Diven St

20 Welcher Ave

117 and 190 and 194 North

Water St

### **Pelham Manor (V)**

843-895 Pelham Pkwy

### **Pleasantville (V)**

52 Depew St

### **Port Chester (V)**

130 Midland Ave

108 South Main St

10-14 Waterfront Pl

### **Scarsdale (V)**

58 Christie Pl

1 Palmer Ave

1112 Wilmot Rd

### **Sleepy Hollow (V)**

60 Continental St

199 Beekman Ave

### **Somers (T)**

144 Route 118

### **Tarrytown (V)**

124-134 Wildey St

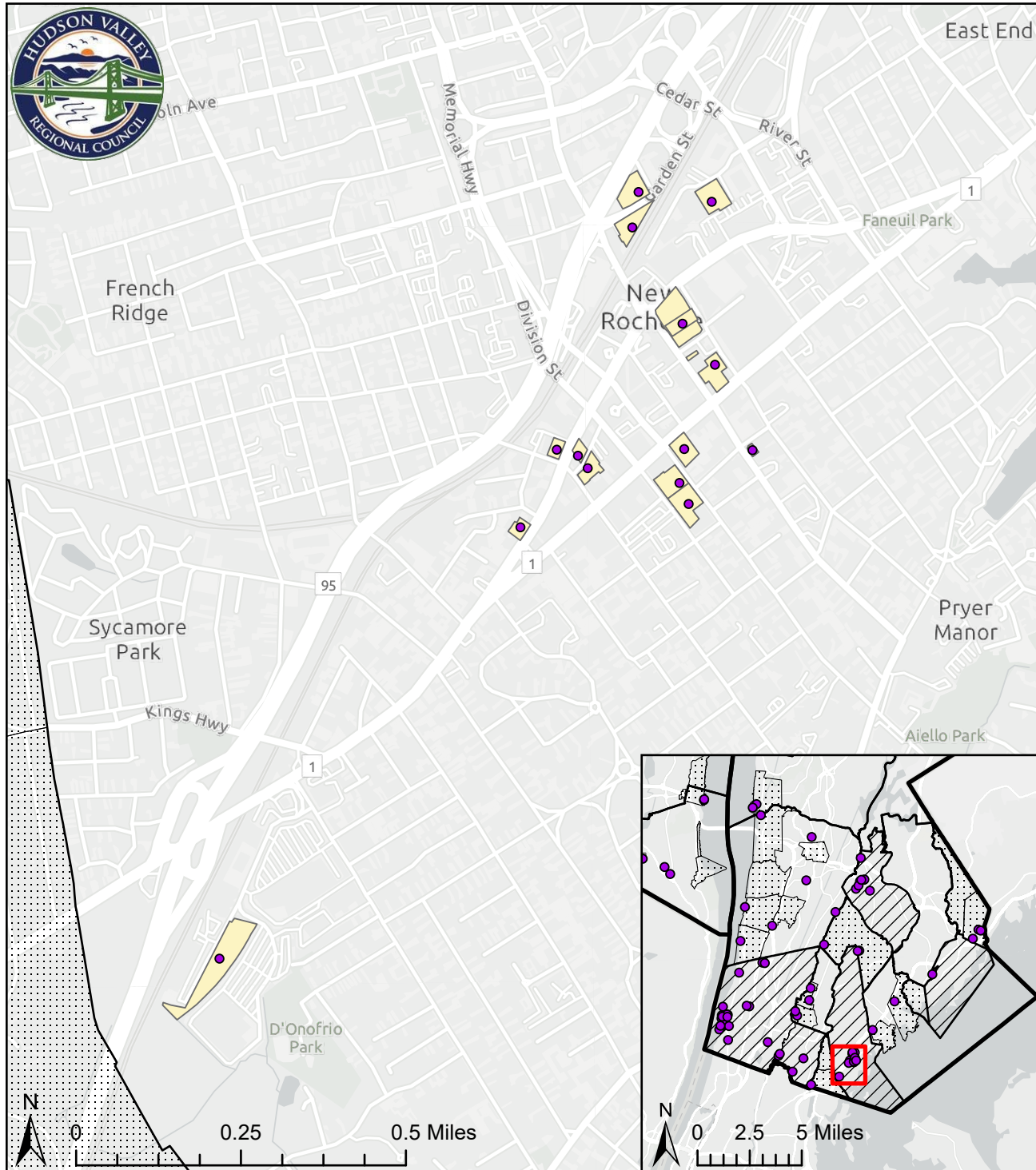
### **Tuckahoe (V)**

300-308 Columbus Ave

40 Marbledale Rd

See **New Rochelle, White**

**Plains, and Yonkers** maps  
for additional addresses

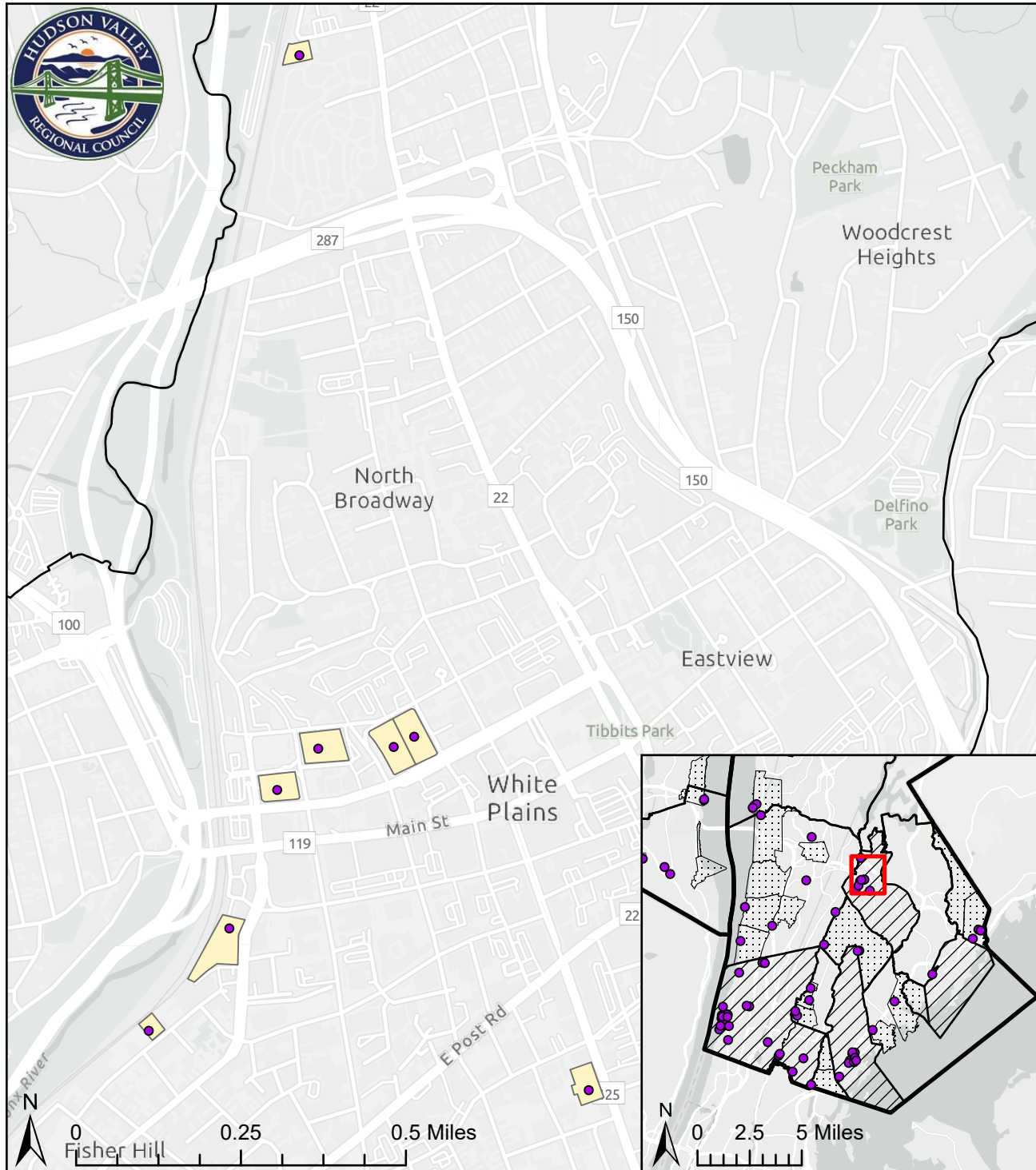


## Brownfield Sites in the City of New Rochelle

- Brownfield Sites
- Remediation Parcels
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

### Brownfield Addresses:

316 Huguenot St  
327-329 Huguenot St  
387 Huguenot St  
500 and 510 Main St and 12 Church St  
149 North Ave  
247 North Ave  
50 Clinton Pl  
64 Centre Ave, Centre Ave lot & 8  
Westchester Pl  
10 Commerce Dr  
11 Garden St  
20 Garden St, 26 Garden St and 10  
Cottage Pl  
70 Nardozzi Pl  
26 South Division St  
14 Le Count Pl, 455 Main St

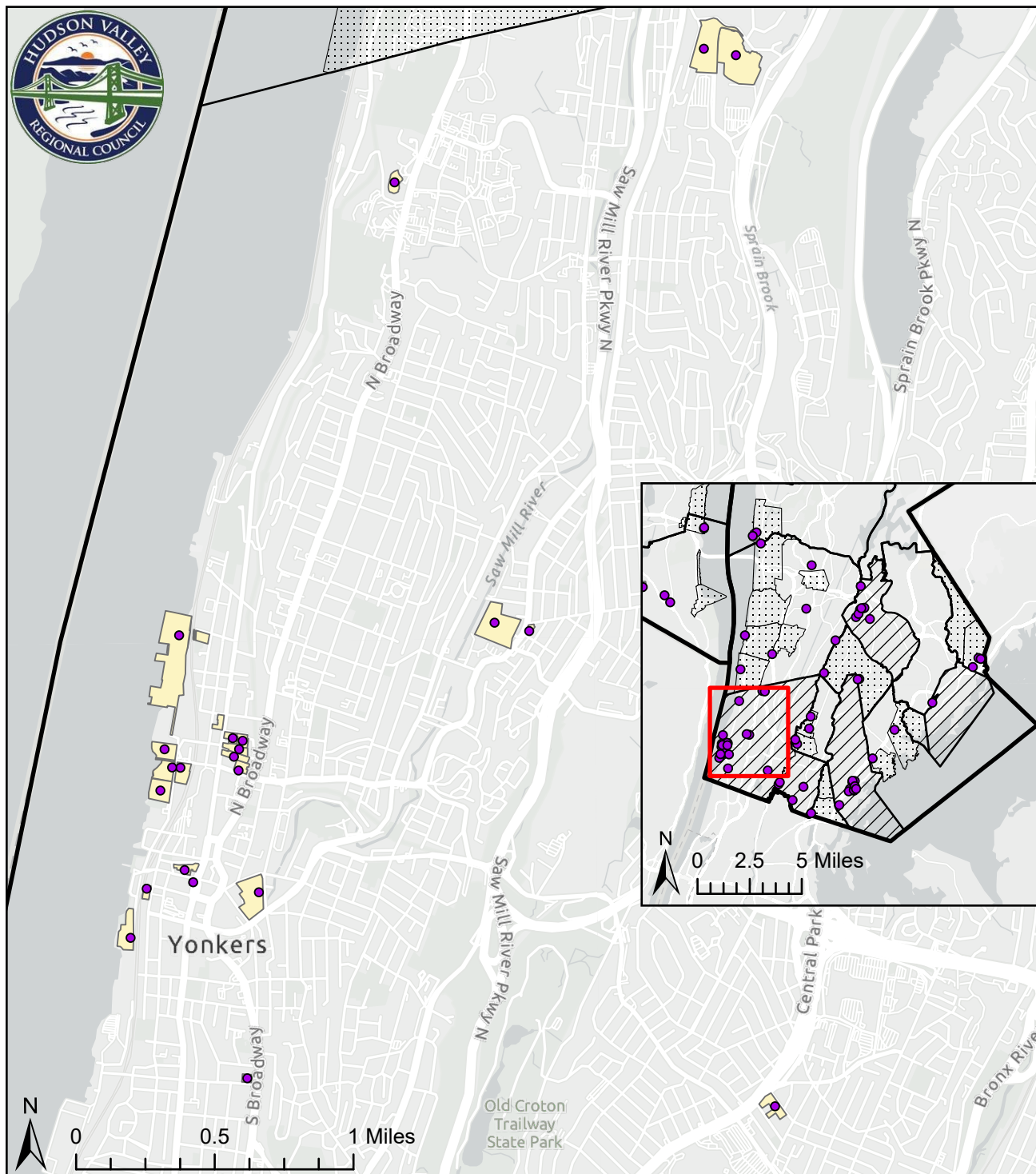


## Brownfield Sites in the City of White Plains

- Brownfield Sites
- Remediation Parcels
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- ▭ County Boundaries

### Brownfield Addresses:

200 Hamilton Ave  
250 Mamaroneck Ave  
250 Hamilton Ave  
25 North Lexington Ave  
101 Westmoreland Ave  
55 Bank St  
1-5 Holland Ave  
9 New St and 12 Water St



## Brownfield Sites in the City of Yonkers

- Brownfield Sites
- Remediation Parcels
- ▨ City Boundaries
- ▤ Village Boundaries
- Town Boundaries
- County Boundaries

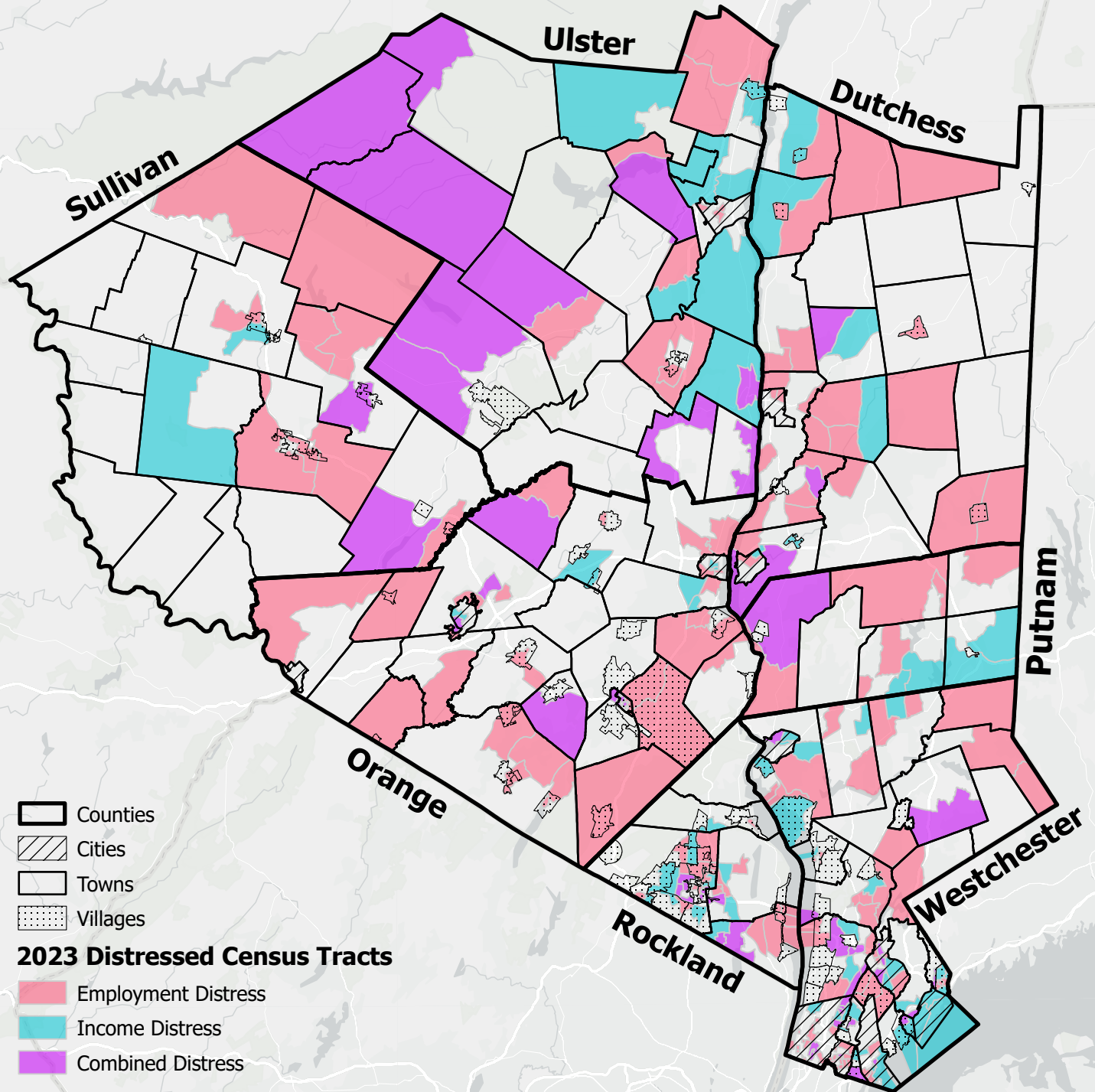
### Brownfield Addresses:

34, 36, 38 Main St  
47-71 Alexander St  
79-91 Alexander St  
80-94 Alexander St  
137-145 Alexander St  
172 Warburton Ave  
178 Warburton Ave  
188 Warburton Ave  
10 Willow Pl & 209 Warburton Ave  
16 Nepperhan St  
New Main St and Nepperhan Ave  
7 Ludlow St  
20 Water Grant St  
55 Buena Vista Ave  
1 Point St  
310 Saw Mill River Rd  
33 Ashburton Ave  
Section 2 Block 2410 Lot 72  
45 Stew Leonard Dr and 65 Austin Ave  
1061 North Broadway  
323 Sprain Rd  
630 Central Park Ave



# Mid-Hudson

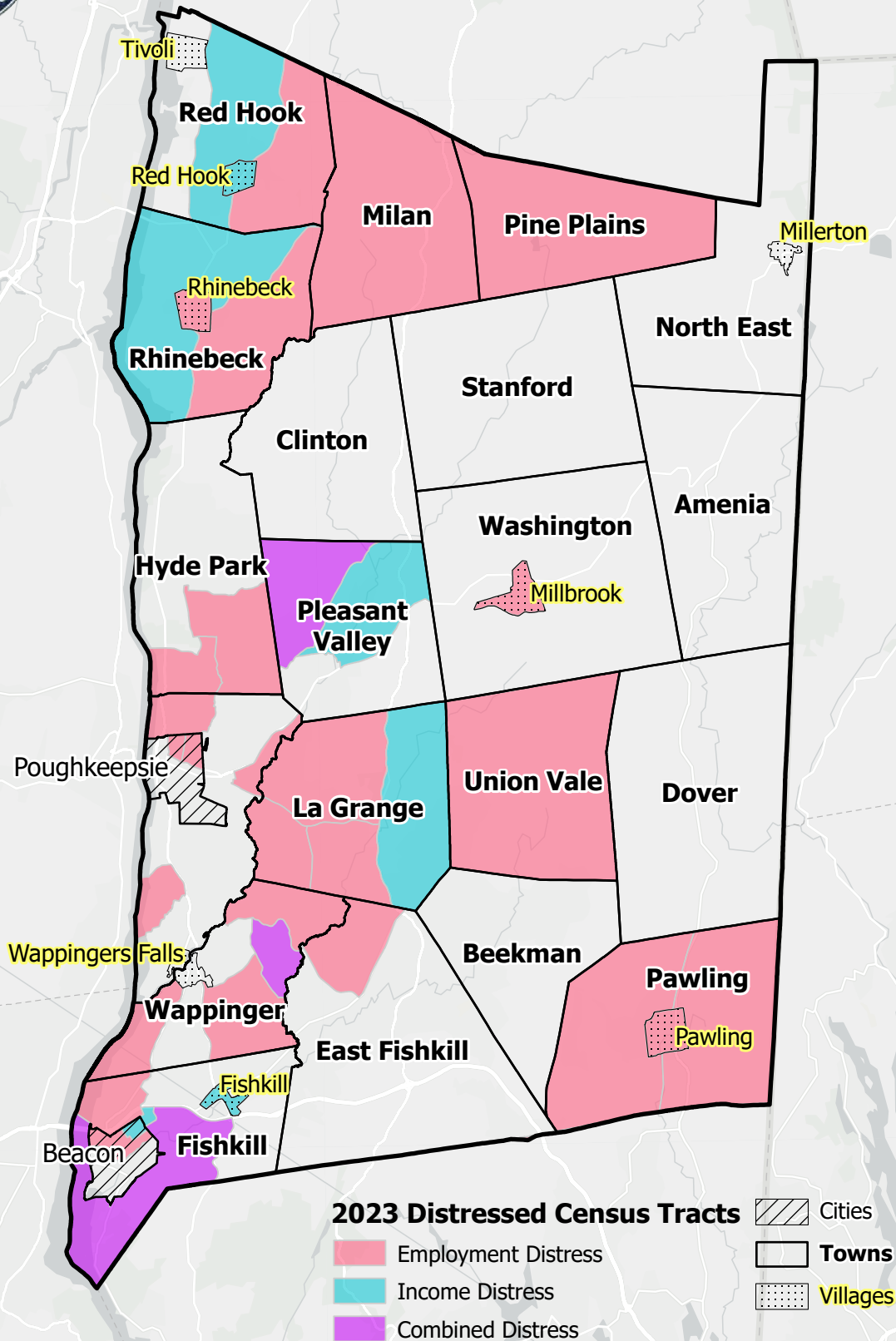
## 2023 US DOC EDA Distress Criteria





# Dutchess County

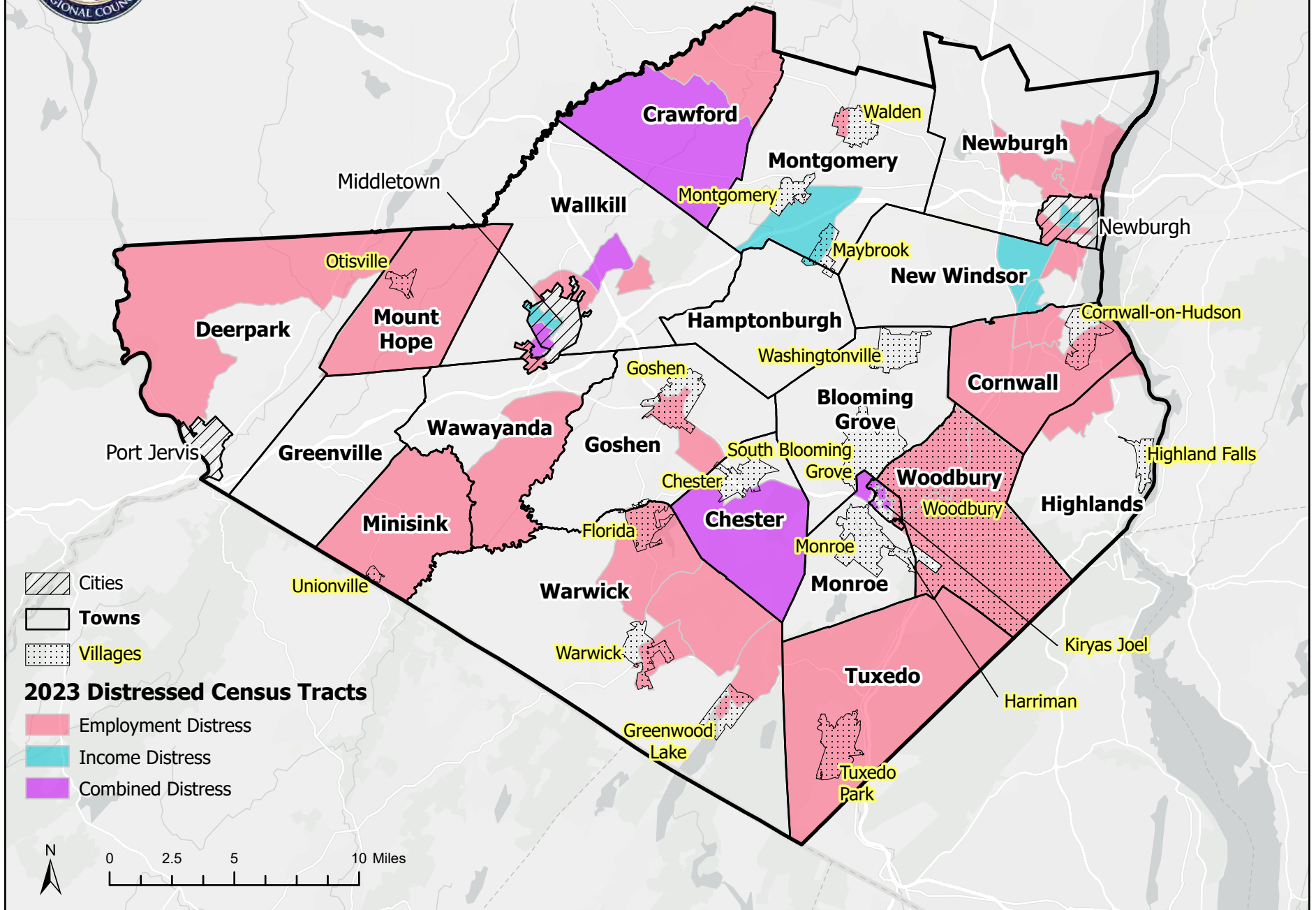
2023 US DOC EDA Distress Criteria





# Orange County

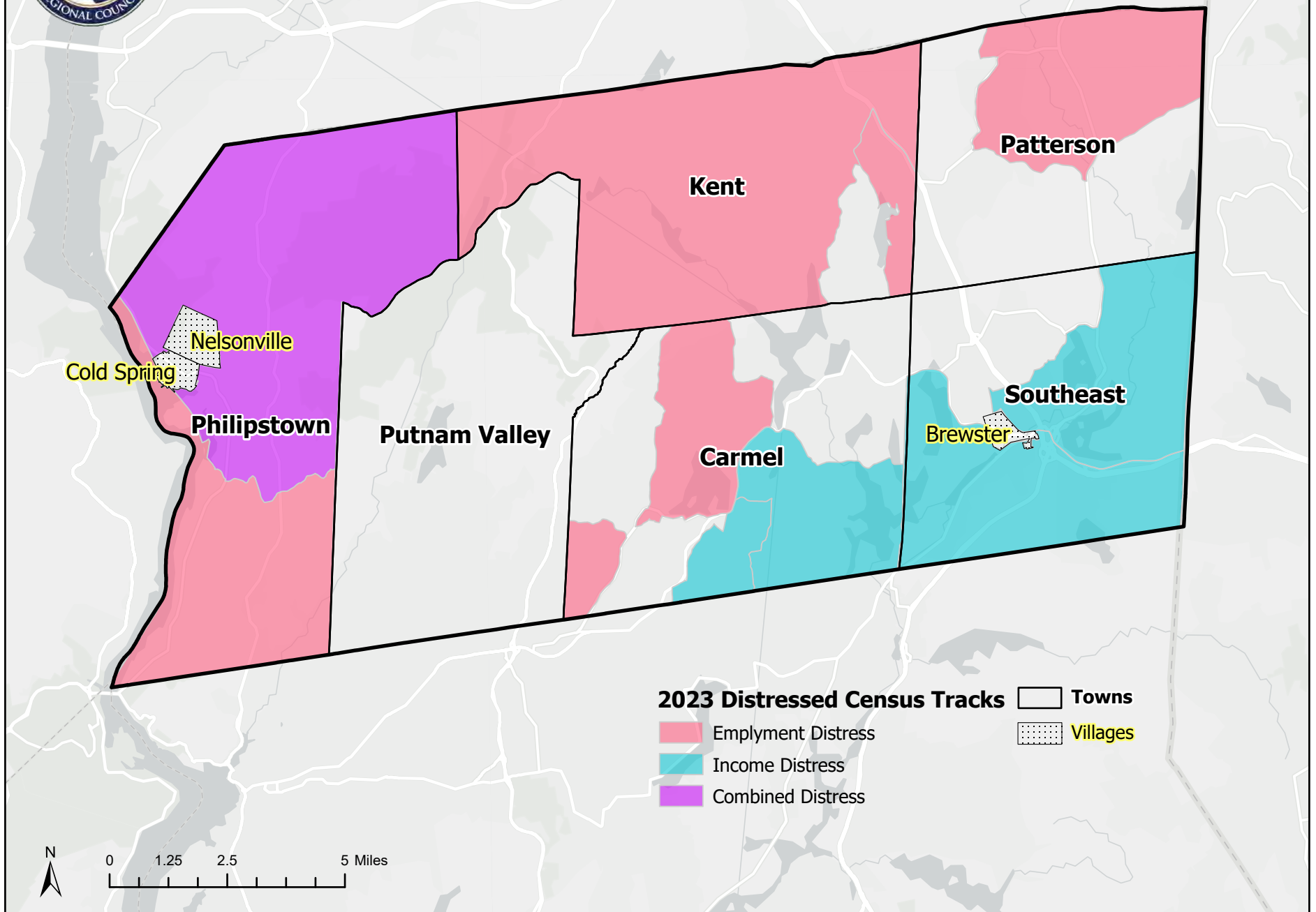
## 2023 US DOC EDA Distress Criteria





# Putnam County

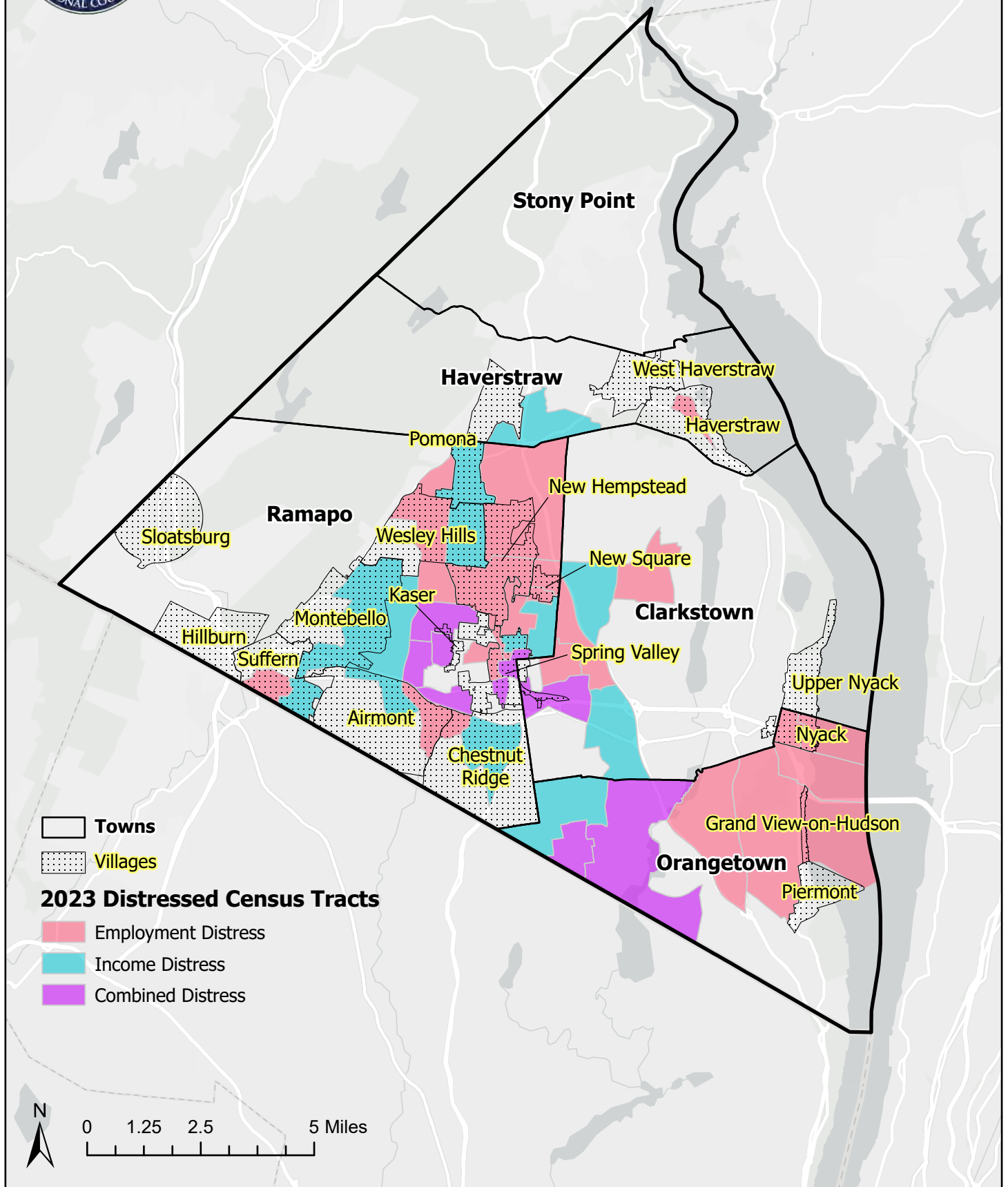
## 2023 US DOC EDA Distress Criteria





# Rockland County

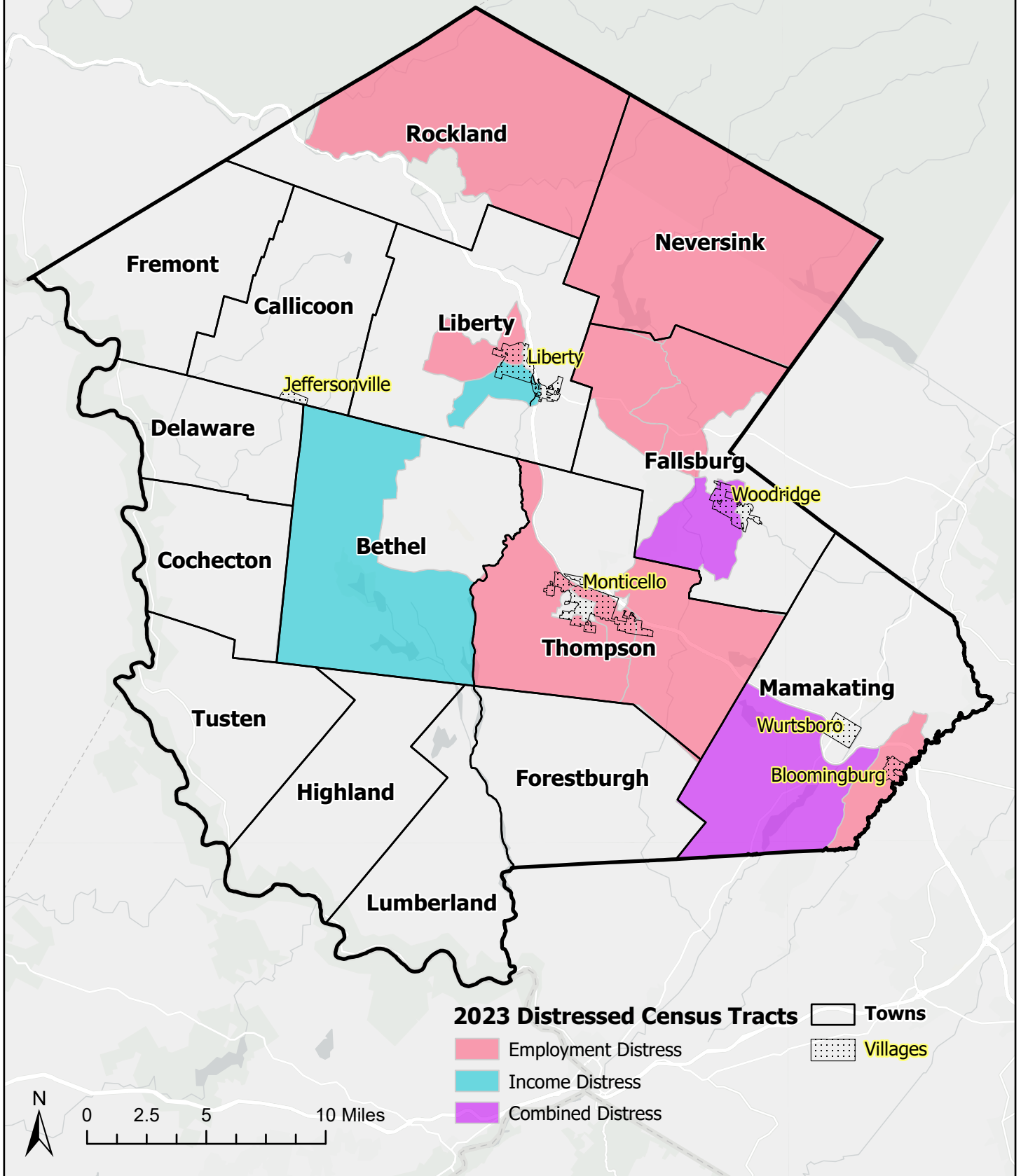
## 2023 US DOC EDA Distress Criteria





# Sullivan County

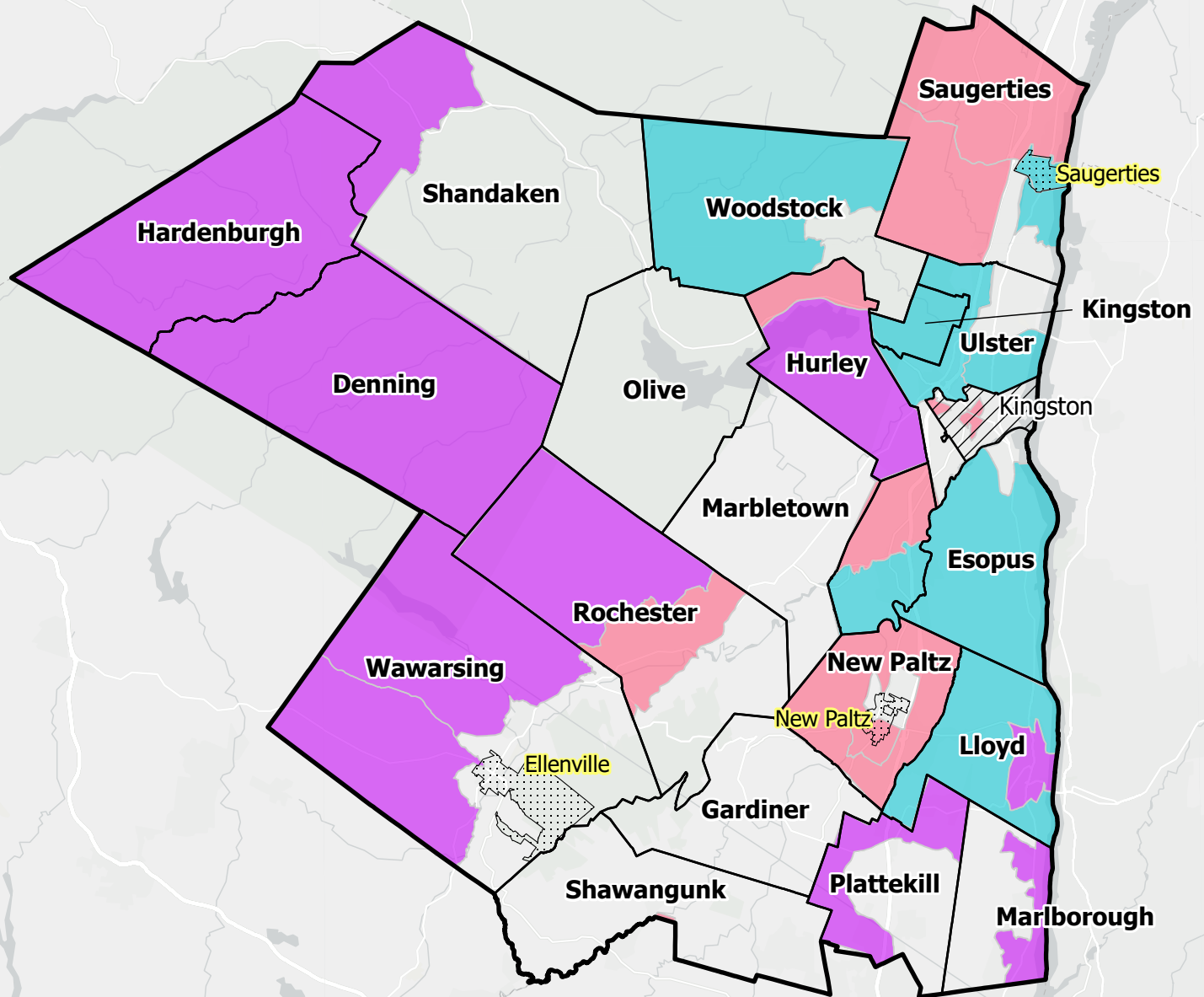
2023 US DOC EDA Distress Criteria





# Ulster County

2023 US DOC EDA Distress Criteria



## 2023 Distressed Census Tracts

- Employment Distress
- Income Distress
- Combined Distress

- Cities
- Towns
- Villages

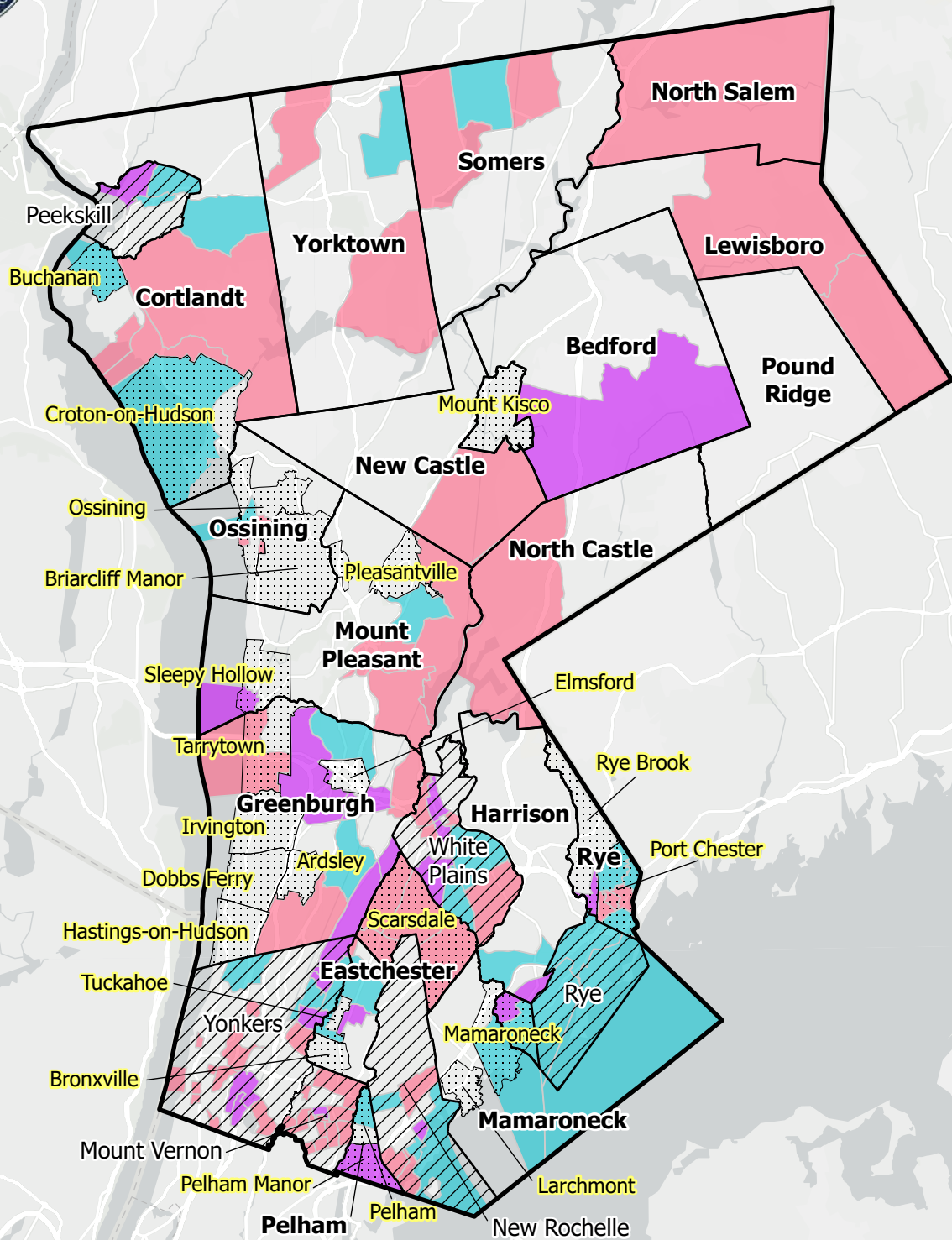


0 2.5 5 10 Miles



# Westchester County

2023 US DOC EDA Distress Criteria



## 2023 Distressed Census Tracts

- Employment Distress
- Income Distress
- Combined Distress

- Cities
- Towns
- Villages



0 2.5 5 10 Miles