

Where can I view project documents?

In person at:

Clarendon Library
2035 Nostrand Ave.
Brooklyn, NY 11210

Please call (718) 421 - 1159 for hours of Operation

and electronically at:

<http://www.nyc.gov/html/oer/html/repository/RBrooklyn.shtml>

Public Comment Period

July 27, 2011
to
August 27, 2011

Whom can I contact for project information?

Shaminder Chawla
NYC OER
253 Broadway, 14th Floor
New York, NY 10007
(212) 442-3007
Schawla@dep.nyc.gov

and

William H. Wong
Project Manager
NYC OER
212-341-0659
WiWong@dep.nyc.gov

For more information visit:
www.nyc.gov/oer

**NYC BCP Cleanup Plan
Available for Review and Comment**

The New York City Office of Environmental Remediation (OER) provides this Fact Sheet pursuant to the New York City's Brownfield Cleanup Program (BCP). An application has been submitted for enrollment into the BCP of the property at 24 Hillel Place on Block 7557, partial Lot 124 in Brooklyn, New York. The Remedial Investigation Report (RIR) details the results of an environmental investigation at the site including the nature and extent of contamination. The draft Remedial Action Work Plan (RAWP) proposes remedial actions to address contamination delineated in the RIR.

Public Comments on the RAWP

OER is accepting public comments on the draft RAWP for 30 days until August 27, 2011. The RIR and draft RAWP are available for review at the document repositories identified in the box at the left including a public library branch and through a link to OER's website. Comments should be sent to Mr. Shaminder Chawla via mail or e-mail (see contact information at left).

Site Description

The site consists of a 3,000 square-foot parcel that is currently vacant and undeveloped. The development calls for the commercial office use, a four-story bank with full basement.

Summary of RIR

The environmental investigation identified soil concentrations of volatile organic compounds (VOCs), polychlorinated biphenyls (PCBs) and pesticides below Track 1 Unrestricted SCOs. SVOCs were identified in shallow soils and no SVOCs exceeded Track 1 SCOs in any deep soil samples. Several metals exceeded Track 1 Unrestricted SCOs. No metals exceeded Track 2 Restricted Commercial SCOs in any of the soil samples collected. No VOCs, SVOCs, PCBs or pesticides were detected in any groundwater samples at concentrations exceeding State Groundwater standards.

VOCs were identified in soil vapor samples throughout the property. These VOCs contain petroleum and chlorinated compounds and are believed to be derived from offsite.

Summary of the Remedy

The specific elements of the proposed remedial action include:

- Preparation of a Community Protection Statement and implementation of an approved Citizen Participation Plan (CPP);
- Performance of a Community Air Monitoring Program for particulates and volatile organic carbon compounds;
- Establishment of Track 1 Unrestricted Soil Cleanup Objectives (SCOs);
- Sampling and analysis of excavated media as required by disposal facilities.
- Appropriate segregation of excavated media for off-site disposal.
- Performance of all activities associated with the remedial action, including permitting requirements and pretreatment requirements, will be addressed in accordance with all applicable Federal, State and City laws and regulations.
- Excavation and removal of soil/fill present to a depth of 10 feet below grade beneath the proposed building;
- Transportation and off-site disposal of all soil/fill material at permitted facilities in accordance with all federal, state and city laws and regulations for handling, transport, and disposal;
- Construction and maintenance of an engineered composite cover consisting of a concrete foundation;
- Placement of a vapor barrier beneath the proposed building slabs and around the sub-grade foundation walls to prevent any contaminant in soil vapor from entering the building;
- Installation of a passive sub-slab depressurization system beneath the proposed building slabs to address the potential impact of soil vapors;
- Collection and analysis of endpoint samples to evaluate the performance of the remedy with respect to attainment of Track 1 SCOs;
- If Track 1 cleanup is not achieved, a Site Management Plan (SMP) will be required for long-term management of residual contamination.

Next Steps

OER will review the draft RAWP and all public comments submitted during the comment period and then approve a final RAWP. The RAWP may be modified to address public comments and comments by OER. The approved RAWP will be placed in the document repositories and a second fact sheet will be issued before work begins.

If you have any questions or know of any individual or organization that would like to be added to the site contact list, please contact the OER Project Manager listed on the front page of this Fact Sheet. We encourage you to share this Fact Sheet with neighbors and tenants, and/or post it in a prominent area of your building. For information regarding New York City's Brownfield Cleanup Program, please visit our website at:

www.nyc.gov/oer

Site Location Map

