

## Public Comment Period

July 24, 2014  
to  
August 24, 2014

## Where can I view project documents?

### Online at:

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

Internet access to view documents is available at the public library.

The closest location is:

Brooklyn Public Library  
Mills Basin Branch  
2385 Ralph Avenue  
Brooklyn, NY 11234

Please call (718) 241-3973 for hours of operation

## Whom can I contact for project information?

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For more information visit:  
[www.nyc.gov/oer](http://www.nyc.gov/oer)

## NYC VCP Cleanup Plan Available for Review and Comment

The New York City Office of Environmental Remediation (OER) provides this Fact Sheet pursuant to New York City's Voluntary Cleanup Program (VCP). An application has been submitted by Allan Lebovits, P.C for enrollment of the property located at 818 Lexington Avenue in the Stuyvesant Heights section of Brooklyn, New York and identified as Block 1628, Lot 21 into the VCP. 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 24, 2014. The RIR and draft RAWP are available for review at the document repositories identified in the box on 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 is currently a vacant 7,800 square-foot lot with a foundation slab in the center of the property. The proposed future use of the Site will be a 5-story residential building with a partial cellar for parking.

### Summary of RIR

The environmental investigation identified several Semi-Volatile Organic Compounds (SVOCs), pesticides, and one metal above cleanup guidelines. Groundwater samples detected several Volatile Organic Compounds (VOCs) and metals above Groundwater Quality Standards. Soil vapor samples showed one chlorinated VOC above the monitoring/mitigation level ranges established by the New York State Department of Health.

### Summary of the Remedy

The specific elements of the proposed remedial action include:

- Preparation of a Community Protection Statement and performance of all required NYC VCP Citizen Participation activities according to an approved Citizen Participation Plan;
- Implementation of a Community Air Monitoring Plan for particulates and VOC compounds;
- Establishment of Site Specific (Track 4) Soil Cleanup Objectives (SCOs);
- Installation and sampling of one groundwater well prior to start of construction;
- Excavation and removal of soil/fill exceeding Track 4 SCOs. The area of the site outside the current foundation will be excavated 1 to 7 feet to for the new building's cellar;
- Transportation and off-Site disposal of all soil/fill material at permitted facilities in accordance with applicable laws and regulations for handling, transport, and disposal, and this plan. Sampling and analysis of excavated media as required by disposal facilities and appropriate segregation of excavated media onsite;
- Implementation of storm-water pollution prevention measures in compliance with applicable laws and regulations;
- Collection and analysis of end-point samples to determine the performance of the remedy with respect to attainment of SCOs;
- Installation of a vapor barrier behind and along the existing foundation, as well as behind foundation walls of the proposed building;
- Installation of an active Sub-Slab Depressurization System (SSDS);
- Construction and maintenance of a 24 inch concrete foundation slab to be constructed behind and alongside the existing foundation slab, and a 6 inch thick concrete vehicle ramp to be constructed along the side of the building;
- Submission of a Remedial Action Report (RAR) that describes the remedial activities and certifies that the remedial requirements have been achieved and lists any changes from this RAWP;
- Submission of an approved Site Management Plan (SMP) in the RAR for long-term management of residual contamination, including plans for maintenance, inspection and certification of Engineering and Institutional Controls and reporting at a specified frequency; and
- Continued registration with E-designation for the property.

**Next Steps**

OER will review the draft RAWP and consider all public comments submitted during the comment period before it approves a final RAWP. The approved RAWP will be placed in the public library branch and on OER's website and a second fact sheet will be issued before remedial work begins.

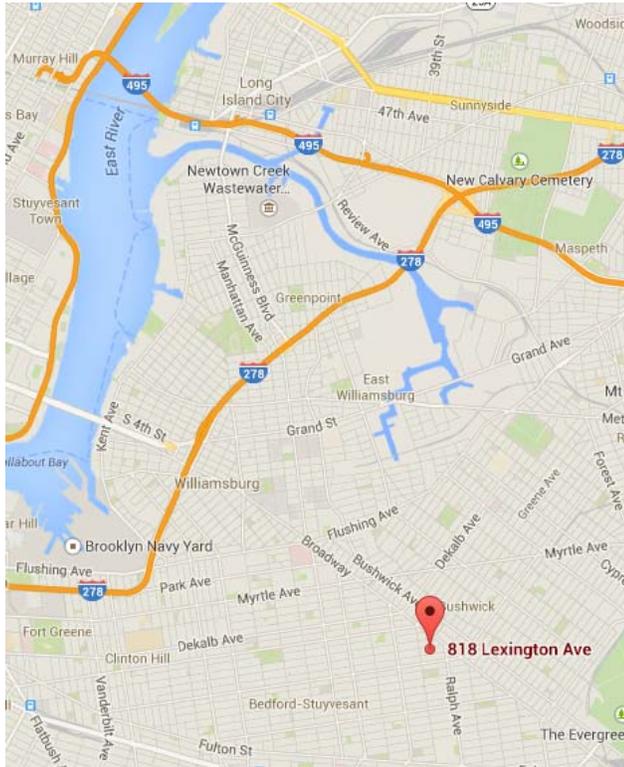
If you have any questions or know of any neighbor that would like to be added to the site contact list, please contact the OER Project Manager listed on the front page of this Fact Sheet. We encourage you to share this Fact Sheet with neighbors and tenants and/or post it in a prominent area of your building.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

Direct Link to Document Repository: <http://www.nyc.gov/html/oer/html/repository/RBrooklyn.shtml>

or scan with your smart phone to access document repository:



**Figure 1 – Site Location Map**



**Figure 2 – Site Map**

