planNYC

NYC Office of Environmental Remediation

345-353 State Street
Brooklyn, New York
13CVCP072K

Application Fact Sheet
August 2012

NYC VCP Cleanup Plan
Available for Review and Comment

The New York City Office of Environmental Remediation (OER) is providing this Fact Sheet pursuant to New York City's Voluntary Cleanup Program (VCP). An application has been submitted by State Renaissance Townhouses, LLC for enrollment of the property located at 345 to 353 State Street, Brooklyn, New York, and identified as Block 171, Lots 101 - 107 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 September 17, 2012. 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
Currently, the Site is vacant. The proposed future use of the Site will consist of seven townhouses each consisting of a 4-story building with a full cellar and a rear yard.

Summary of RIR
Historic fill material was identified to a depth of 2 to 8 feet below the ground surface. The soil/ fill samples collected during the remedial investigation showed low levels of petroleum-related compounds. Several polycyclic aromatic hydrocarbons (PAHs), metals, and pesticides were found in excess of soil cleanup objectives (SCOs) in shallow and select deep samples and are believed to be associated with historic fill material.

Groundwater samples showed no elevated levels of PCBs, pesticides, Volatile Organic Compounds (VOCs), or semi-volatile organic compound (SVOCs).

Soil vapor samples detected chlorinated and petroleum-related VOCs throughout the Site at generally low levels. Neither tetrachloroethene nor trichloroethene were found in any sample.

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;
- Performance of a Community Air Monitoring Program for particulates and volatile organic carbon compounds;
- Establishment of Track 1 Unrestricted Use SCOs; Excavation and removal of soil/fill in excess of SCOs;
- 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 of contaminated soil;
- Collection and analysis of end-point samples to determine if the remedy attains Track 1 SCOs;
- Construction and maintenance of an engineered composite cover; Installation of a vapor barrier system beneath the building slab and behind foundation sidewalls as part of construction;
- Submission of a RAR that describes the remedial activities, certifies that the remedial requirements have been achieved, defines the Site boundaries, and describes all engineering and institutional controls to be implemented at the Site.
- If the Track 1 SCOs are not attained, a Track 4 remedial action that will include both a deed notice and site management plan to address institutional and engineering controls will be implemented.

Where can I view project documents?

In person at:

Brooklyn Heights Library
280 Cadman Plaza West,
Brooklyn, NY 11201

(Please call (718) 623-7100 for hours of operation)

and electronically at:

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

Public Comment Period

August 16, 2012
to
September 17, 2012

Whom can I contact for project information?

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and

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

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

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
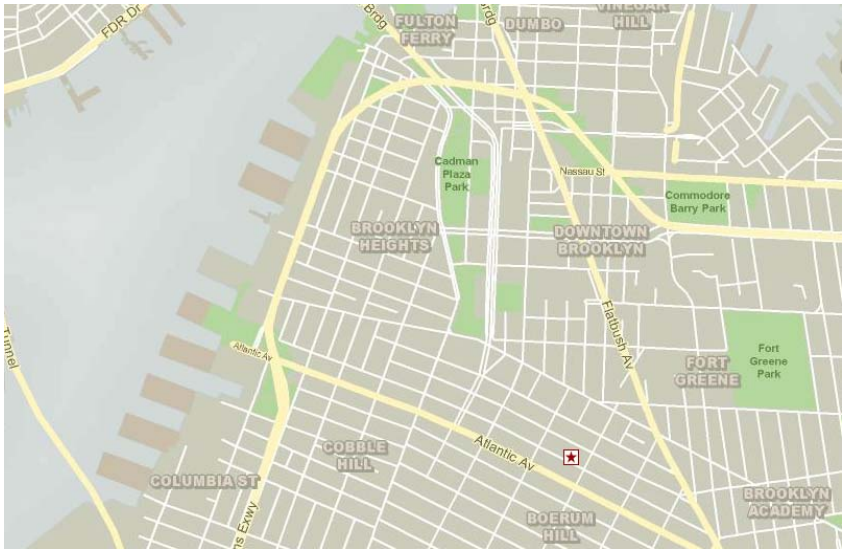
Figure 1 – Site Location Map