

## Public Comment Period

June 20, 2016  
to  
July 20, 2016

## 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  
Macon Branch  
361 Lewis Avenue  
Brooklyn NY 11233

Please call (718) 573-5606 for hours of operation

## Whom can I contact for project information?

Sarah Pong  
Project Manager  
NYCOER  
100 Gold Street, 2<sup>nd</sup> Floor  
New York, NY 10038  
212-442-8342  
[spong@dep.nyc.gov](mailto:spong@dep.nyc.gov)

and

Shaminder Chawla  
Deputy Director  
NYCOER  
(212) 442-3007  
[Schawla@dep.nyc.gov](mailto:Schawla@dep.nyc.gov)

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 Van Buren Greene, LLC for enrollment of the property located at 461 & 463 Tompkins Avenue in the Bedford-Stuyvesant section of Brooklyn, New York and identified as Block 1852, and Lots 8 & 9 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 July 20, 2016. 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 4,000 square feet and is currently vacant land. The proposed future use of the Site will consist of two, 3-story residential structures with full basements and a rear grass yard, rear concrete patio, and a front concrete entrance areas.

### Summary of RIR

The environmental investigation identified Semi-Volatile Organic Compounds (SVOCs) and metals above cleanup guidelines. Soil vapor samples showed low levels of petroleum related and chlorinated VOCs below 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 volatile organic carbon compounds;
- Establishment of Track 4 Site-Specific Soil Cleanup Objectives (SCOs);
- Excavation and removal of soil/fill exceeding Track 4 Site-Specific SCOs. The area beneath the proposed buildings will be excavated to 11 feet, the area beneath proposed concrete patios will be excavated at least 8-10 inches, and areas beneath proposed grass yards will be excavated to 2 feet. A hotspot in the patio area will be excavated to a depth of 9 feet. The estimated total quantity of soil to be excavated is 1,500-1,800 cubic yards;
- 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;
- 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 system below the concrete slab underneath the buildings, as well as behind foundation walls of the proposed buildings;
- Installation of a passive sub-slab depressurization system (SSDS);
- Construction and maintenance of an engineered composite cover consisting of the 6" concrete building slab, 4" poured concrete in sidewalk and patio areas, and 2 feet of clean soil in all open spaces to prevent human exposure to residual soil/fill remaining under the Site;
- 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
- Recording of a Declaration of Covenants and Restrictions that includes a listing of Engineering Controls and Institutional Controls and a requirement that management of these controls must be in compliance with an approved SMP.

**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 on OER’s website and a second fact sheet will be issued before remedial work begins.

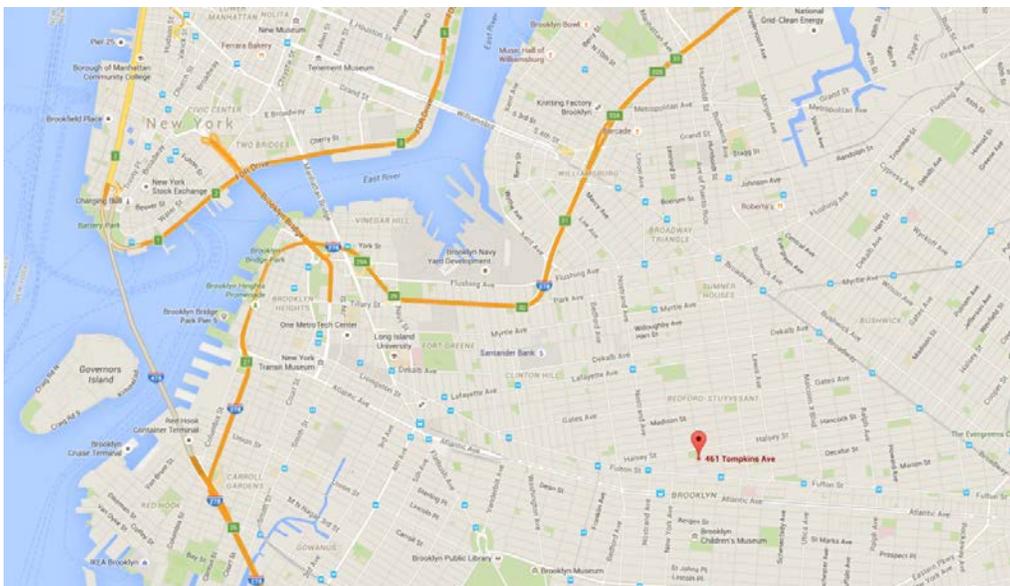
If you have any questions or know of any neighbor that would like to be added to the site contact list, please contact the OER Project Manager listed on the front page of this Fact Sheet. We encourage you to share this Fact Sheet with neighbors and tenants and/or post it in a prominent area of your building. 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**

