

NYC VCP Cleanup Plan Available for Review and Comment

Where can I view project documents?

In person at:

Brooklyn Library
Carroll Garden Branch
396 Clinton Street
Brooklyn, NY 11231

Please call (718) 596-6972
for hours of operation

and electronically at:

[http://www.nyc.gov/html/oer/html/
repository/RBrooklyn.shtml](http://www.nyc.gov/html/oer/html/repository/RBrooklyn.shtml)

Public Comment Period

August 07, 2013
to
September 07, 2013

Whom can I contact for project information?

William Wong
Project Manager
NYCOER
100 Gold Street, 2nd Floor
New York, NY 10038
(212) 341-0659
WiWong@dep.nyc.gov

and

Shaminder Chawla
Assistant Director
NYCOER
(212) 442-3007
ShaminderC@dep.nyc.gov

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

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 Center for Negative Thinking, LLC for enrollment of the property located at 33 Carroll Street in the Columbia street waterfront district section of Brooklyn, New York and identified as Block 347, Lot 50 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 07, 2013. 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 8,500 square feet and is currently a single two-story building with no basement or cellars. The proposed future use of the Site will consist of six (6) single-family dwellings, each maintaining 3-stories, a mezzanine, a bulkhead and a rear yard with no cellar.

Summary of RIR

The environmental investigation identified up to 6 feet of historic fill. No Volatile Organic Compounds (VOC) was detected above cleanup guidelines. Several Semi Volatile Organic Compounds (SVOCs) were detected above cleanup guidelines. Eight metals and three pesticides were detected above cleanup guidelines. Two areas of metals hotspot were identified in the property.

Groundwater samples identified two metals above Groundwater Quality Standards. Soil vapor samples showed two chlorinated VOCs at high concentrations and above the monitoring level ranges established by New York State DOH.

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 OER specified Track 4 Soil Cleanup Objectives (SCOs);
- Excavation of contaminated soil and fill material exceeding the Track 4 SCOs across the entire site to a depth of at least two feet below grade. Excavation to a depth of four feet for development footings, and a depth of seven feet for development elevator pit. Additional hotspot soil removal action from two areas consisting of 12'x12'x4' and 12'x12'x10'. Approximately 1,055 tons of soil/fill be removed from the Site;
- 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 SCOs;
- As part of development, installation of a vapor barrier below the concrete slab underneath the building, as well as behind foundation walls of the proposed building.
- Installation of an active Sub Slab Depressurization System (SSDS).
- Construction and maintenance of an engineered composite cover consisting of a concrete building slab to prevent human exposure to residual soil and fill materials remaining under the site. 850 square feet (SF) of front yard area and 2,550 SF of landscaped rear yard areas will be capped by at-least two feet of clean soil;
- Submission of an approved Site Management Plan (SMP) in the Remedial Action Report (RAR) for long-term management of residual fill, including certification of Engineering and Institutional Controls and reporting at a specified frequency;
- Submission of a RAR that describes the remedial activities, certifies that the remedial requirements have been achieved and lists any changes from this RAWP.

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

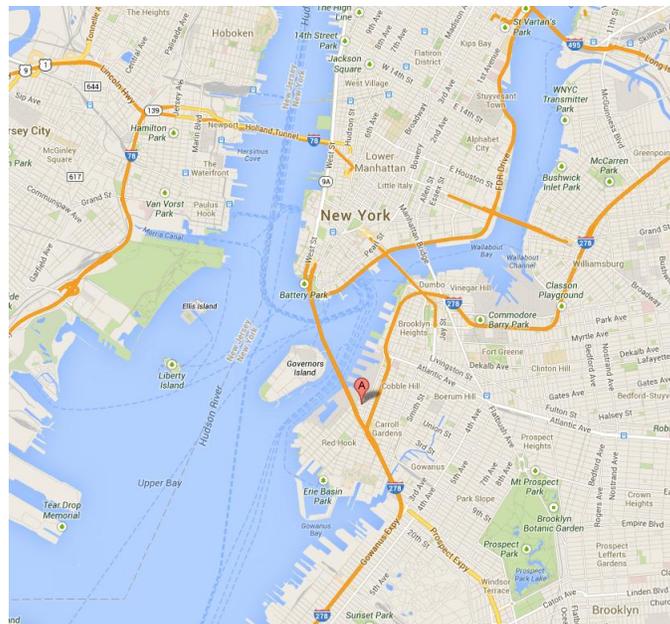


Figure 2 – Site Map

