

## Public Comment Period

June 10, 2015  
to  
July 10, 2015

## 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  
Mapleton Branch  
1702 60th St  
Brooklyn, NY 11219

Please call (718) 256-2117 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). Mapleton Group, LLC plans to enroll the property located at 1570 60th Street in the Borough Park section of Brooklyn, New York and identified as part of Block 5516, Lot 34, 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 10, 2015. 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 approximately 70,000 square feet and is currently undeveloped. The proposed future use of the Site will consist of a 13 new 6-story apartment buildings with full cellars and a cellar level parking garage behind the buildings below at-grade parking and a courtyard.

### Summary of RIR

The environmental investigation identified up to 5 feet of historic fill. Several contaminants were detected above cleanup guidelines and standards in soil and groundwater. Soil vapor samples showed petroleum-related VOCs at low concentrations and chlorinated VOCs at elevated concentrations above the NY State Department of Health soil vapor guidance matrix for mitigation.

### 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;
- Implement a Community Air Monitoring Plan for particulates and volatile organic carbon (VOCs) compounds;
- Establishment of Site Specific (Track 4) Soil Cleanup Objectives (SCOs);
- Excavation and removal of soil/fill exceeding Track 4 SCOs;
- A PCE hotspot will be delineated and excavated;
- Transportation and off-site disposal of historic fill and impacted soils at permitted facilities in accordance with all applicable laws and regulations for handling, transport, and disposal, and this plan;
- Collection and analysis of end-point samples to determine the performance of the remedy with respect to attainment of SCOs;
- Construction and maintenance of an engineered composite cover consisting a 5-inch thick concrete cellar slab with a 4-inch layer of clean granular sub-base beneath the slab for each of the thirteen buildings, a 6-inch thick concrete cellar slab with 4-inch layer of clean granular sub-base beneath the slab for the cellar slab parking garage and parking garage ramps, 4-inch thick concrete slab with a 4-inch layer of clean granular sub-base beneath the slab for each of the concrete capped areas to be finished as recreation areas;
- Installation of a waterproofing/vapor barrier system beneath the cellar slab beneath each building and outside sub-grade foundation sidewalls, to prevent potential exposures from soil vapor.
- Submission of a Remedial Action Report (RAR) that describes the remedial activities, certifies that the remedial requirements have been achieved, defines the Site boundaries, and lists any changes from the RAWP;
- Submission of a Site Management Plan (SMP) in the RAR for long-term management of residual contamination, including plans for operation, maintenance, monitoring, inspection and certification of Engineering and Institutional Controls and reporting at a specified frequency; and
- Continued registration with "E" designation of the property at NYC Department of Buildings.

## 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

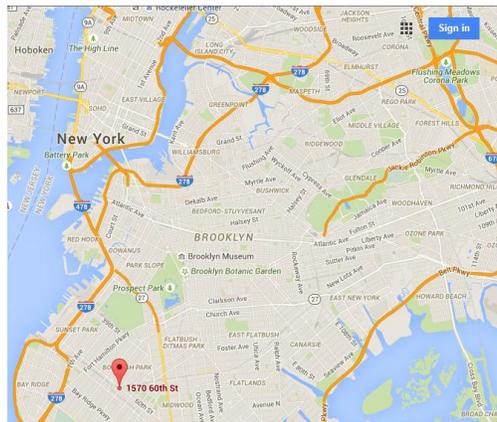


Figure 2 – Site Map

