



Where can I view project documents?

Online at:

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

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

The closest location is:

Brooklyn Library
Bedford Branch
496 Franklin Avenue
Brooklyn, New York 11238

Please call (718) 623-0012
for hours of operation

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For more information visit:

www.nyc.gov/oer

NYC VCP Cleanup Plan Remedial Activities to Begin

The New York City Office of Environmental Remediation (OER) is providing this Fact Sheet pursuant to the New York City Voluntary Cleanup Program (VCP). OER has approved the Remedial Action Work Plan (RAWP) submitted by 765 Bergen LLC for 767 Bergen Street in the Crown Heights section of Brooklyn, New York. The remedial work will begin in June 2014. The RAWP can be reviewed electronically or in person at the document repositories identified in the box at left.

Site Description

The Site is 5,500 square feet and is currently undeveloped and vacant. The proposed future use of the Site consists of two 4-story residential buildings with full cellars and a sunken rear yards. The cellars will be utilized for meter rooms, mechanical rooms, and tenant accessory space.

Summary of the Remedy

The remedial action for 767 Bergen Street will entail soil excavation and the installation of a composite cover system, and vapor barrier. 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 Soil Cleanup Objectives (SCOs);
- Excavation and removal of soil/fill in excess of SCOs. Property will be excavated to a depth of approximately 10 feet below grade for development purposes. The rear yard will be excavated to approximately 5 feet below grade;
- 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;
- 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 describes all engineering and institutional controls to be implemented at the Site.

If Track 1 Unrestricted Use SCOs are not achieved, the following construction elements will be implemented as part of new development and will constitute Engineering and Institutional controls:

- Installation of a vapor barrier system beneath the building slab as part of construction;
- Construction and maintenance of an engineered composite cover; and
- If Track 1 SCOs are not achieved, 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.

Cleanup activities are scheduled to begin in mid-June and are expected to be completed by August 2014. Construction of the building foundation and rear yard composite cap, as well as the installation of the vapor barrier is expected to be completed in two months.

Next Steps: After the enrollee completes the remedial work, a RAR will be prepared and submitted to OER. The RAR will describe the cleanup activities and certify that all cleanup requirements were met. Once the RAR is approved, OER will issue a Notice of Completion, a City liability release, and a New York City Green Property Certificate. OER will then issue a fact sheet announcing the completion of the remedial action and identify all engineering and institutional controls (if required) to be used at the Site.

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

OR scan with your smart phone:



Figure 1 – Site Location Map

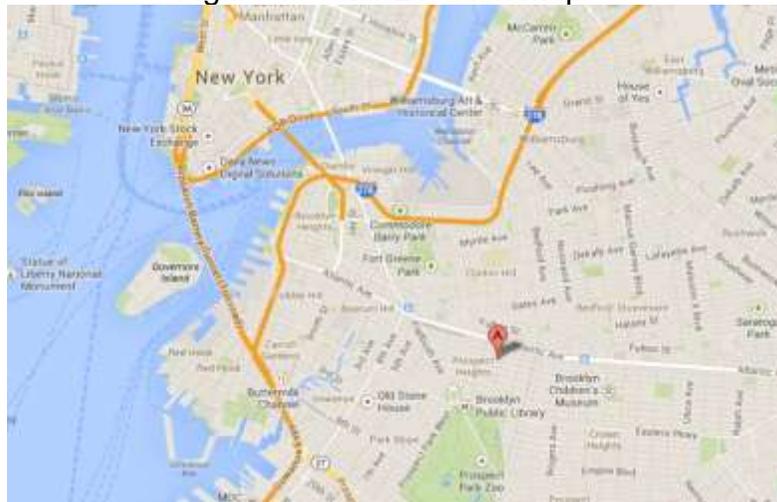


Figure 2 – Site Map

