

## Where can I view project documents?

### In person at:

New York Public Library  
135 East 46<sup>th</sup> Street  
New York, NY 10017

Please call (212) 621-0670 for hours of operation

### and electronically at:

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

## Whom can I contact for project information?

Jimit Shah  
Project Manager  
NYC OER  
212-788-8348  
[JShah@dep.nyc.gov](mailto:JShah@dep.nyc.gov)

and

Shaminder Chawla  
NYC OER  
253 Broadway, 14<sup>th</sup> Floor  
New York, NY 10007  
(212) 442-3007  
[ShaminderC@dep.nyc.gov](mailto:ShaminderC@dep.nyc.gov)

For more information visit:  
[www.nyc.gov/oer](http://www.nyc.gov/oer)

## NYC Voluntary Cleanup Plan Available for Review and Comment

The New York City Office of Environmental Remediation (OER) provides this Fact Sheet pursuant to the New York City's Voluntary Cleanup Program (VCP). OER has approved the Remedial Action Work Plan (RAWP) submitted by Fleming Lee-Shue (FLS), for the property at 529 West 29<sup>th</sup> Street in Manhattan, New York. The remedial work in accordance with the approved RAWP will start in August 2012. The RAWP is available and can be reviewed electronically or in person at the document repositories identified in the box at the left.

### Site Description and Development

The Site located in Chelsea section of Manhattan is currently a vacant lot. The proposed re-development includes the construction of a 14-story affordable housing residential building. Ground floor usage will include both commercial retail space and parking. Most of the Site will be excavated to a depth of approximately 14 feet below ground surface.

### Summary of RIR

The environmental investigation identified no elevated concentrations of Volatile Organic Compounds (VOCs) in the soil. Low levels of Pesticides, PCBs, Metals and SVOCs were detected throughout the property. The SVOCs and metals are believed to be associated with historic fill.

VOCs, SVOCs, pesticides and PCBs were not detected in groundwater. Contaminants in groundwater exceeding Groundwater Quality Standards (GQS) include dissolved metals, such as selenium, iron, magnesium, manganese, and sodium. The presence of these dissolved metals is attributable to the intrusion of saline and/or brackish water, or road salting.

Soil vapor samples reveal trace-level presence of tetrachloroethylene ((PCE) at 1.6 ug/m<sup>3</sup>) and trichloroethylene ((TCE) at 0.6 ug/m<sup>3</sup>). These quantities are well below actionable decision matrix actions triggers, as per the New York State Department of Health's Soil Vapor Intrusion Guidance Document.

### Summary of the Remedy

The specific elements of the proposed remedial action include:

- Preparation of a Community Protection Statement, performance of Community Air Monitoring Program and implementation of a Citizen Participation Plan;
- Establishment of Track 4 Soil Cleanup Objectives (SCOs);
- Excavation and off-site disposal of soil/fill that exceeds for the site SCOs. Soil/fill will be disposed of at permitted facilities in accordance with applicable laws and regulations for handling, transport, and disposal;
- Collection and analysis of end-point samples to determine if the remedy attains the SCOs;
- Construction and maintenance of an engineered composite cover consisting of a concrete building foundation to prevent exposure to residual contaminated soil remaining under the Site;
- Installation of a vapor barrier system beneath the building slab and over all sub-grade foundation sidewalls;
- Submission of a Remedial Action Report (RAR) that describes the remedial activities and certifies that remedial requirements have been achieved. RAR includes the Site Management Plan (SMP) for long-term management of residual historic fill; and
- Recording of a deed restriction to inform future owners of residual contamination at the site and to prevent future exposure to any residual contamination at the site.

Cleanup activities are scheduled to begin in August 2012, and are anticipated to take twenty (20) months to complete.

### Next Steps

After the enrollee completes the remedial work, a Remedial Action Report (RAR) will be prepared and submitted to OER. The RAR will describe the cleanup activities and certify that all cleanup requirements were achieved. 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 issue a fact sheet that announces the completion of the remedy as well as identifies all engineering and institutional controls (if required) used at the site.

Direct Link to Document Repository:

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

OR scan with your smart phone:



## Figure 1 – Site Location Map

