

## NYC VCP Cleanup Plan

### Available for Review and Comment

### Public Comment Period

December 9, 2013  
to  
January 9, 2014

### 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 Library  
Leonard Branch  
81 Devoe Street at Leonard Street  
Brooklyn, NY 11215

Please call (718) 486-3365 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)

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 Rainwood LLC for enrollment of the property located at 738 Grand Street in the Williamsburg section of Brooklyn, New York and identified as Block 2789, Lot 10 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 January 9, 2014. 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 2,500 square feet and is currently developed with a single story commercial building with office space for two businesses. The proposed future use of the Site consists of redeveloping the lot with a 6-story mixed use building with a total of 10 units. The building will cover the entire lot and includes a full cellar.

#### Summary of RIR

The environmental investigation identified approximately 5 feet of historic fill. Several Semi-Volatile Organic Compounds (SVOCs), metals, and two Volatile Organic Compounds (VOCs) were detected above cleanup guidelines. At this time, no groundwater samples have been obtained for analysis. Ground water samples will be collected and analyzed. Soil vapor samples showed low levels of chlorinated compounds and moderate levels of petroleum-related compounds.

#### 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 VOCs;
- Establishment of Unrestricted Use Track 1 Soil Cleanup Objectives (SCOs);
- Installation and sampling of groundwater monitoring wells subsequent to building demolition, and reporting of data to OER prior to the start of remedial action and development;
- Excavation and removal of soil/fill exceeding Unrestricted Use SCOs. The entire footprint of the property will be excavated to depth of 11 and approximately 1,528 tons of soil will be removed;
- 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;
- 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 of a 12-inch thick concrete basement slab;
- Installation of a sub-slab depressurization system (SSDS) beneath the building;
- Installation of a vapor barrier system below the basement concrete slab and behind the foundation walls of the proposed building to grade;
- 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 if Track 1 SCOs are not achieved, describes all Engineering and Institutional Controls to be implemented at the Site, and lists any changes from this RAWP;
- If Track 1 Unrestricted Use 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 operation, maintenance, monitoring, inspection and certification of Engineering and Institutional Controls and reporting at a specified frequency; and
- If Track 1 Unrestricted Use SCOs are not achieved; the property will continue to be registered with an E-Designation by the NYC Buildings Department.

**Next Steps**

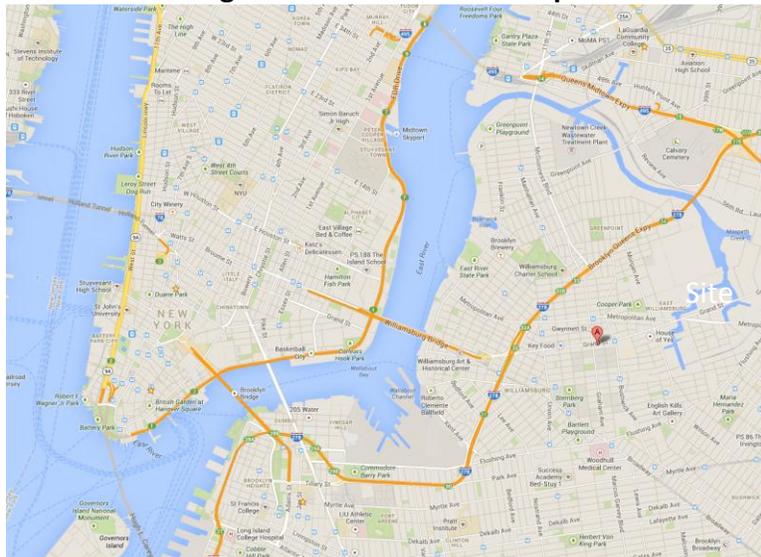
OER will review the draft RAWP and consider all public comments submitted during the comment period before it approves a final RAWP. The approved RAWP will be placed in the public library branch and on OER’s website and a second fact sheet will be issued before remedial work begins.

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](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**

