

## NYC VCP Cleanup Plan Available for Review and Comment

### Public Comment Period

June 10, 2016  
To  
July 10, 2016

### 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:

Greenpoint Public Library  
107 Norman Avenue  
Brooklyn, NY 11222

Please call 718-349-8504  
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 Draftex Architectural Drafting & As Built Services for enrollment of the property located at 391 Meeker Avenue in the Greenpoint section of Brooklyn, New York and identified as Block 2723, Lot No. 33 on the New York City Tax Map. 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, 2016. 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 2,958 square feet and is currently developed with a one-story commercial use building occupied by a flooring materials supply company. The proposed future use of the Site will be a renovation of the existing building into a new 4-story mixed-use commercial/residential building with a basement and rear yard.

#### Summary of RIR

The environmental investigation identified several Semi-Volatile Organic Compounds (SVOCs) and metals above cleanup guidelines. Several SVOCs and metals were also found in groundwater samples slightly above their standards. Elevated levels of petroleum related and chlorinated Volatile Organic Compounds (VOCs) in soil vapor samples were above the monitoring/mitigation level ranges established by the New York State Department of Health.

#### 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 volatile organic carbon (VOCs) compounds;
- Establishment of Track 4 Site-Specific Soil Cleanup Objectives (SCOs);
- Excavation and removal of soil/fill exceeding Track 4 Site Specific SCOs. The footprint of the new building (68% of the site) will be excavated 10 ft. below grade and the remaining 32% will be excavated to 1 foot below grade. Approximately 1100 tons of soil will be excavated and removed from 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, and this plan. Sampling and analysis of excavated media as required by disposal facilities and appropriate segregation of excavated media onsite;
- Collection and analysis of end-point samples to determine the performance of the remedy with respect to attainment of SCOs;
- Installation of a vapor barrier/waterproofing system below the concrete slab underneath the building, as well as behind foundation walls of the proposed building;
- Construction and maintenance of an engineered composite cover consisting of 6-inch thick concrete slab beneath the new building and 4-inch thick concrete cover in the yard areas to prevent human exposure to residual soil/fill remaining at the Site;
- Submission of a Remedial Action Report (RAR) that describes the remedial activities and certifies that the remedial requirements have been achieved and lists any changes from this RAWP;
- 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; and
- Continued registration with E-designation for the property.

**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.

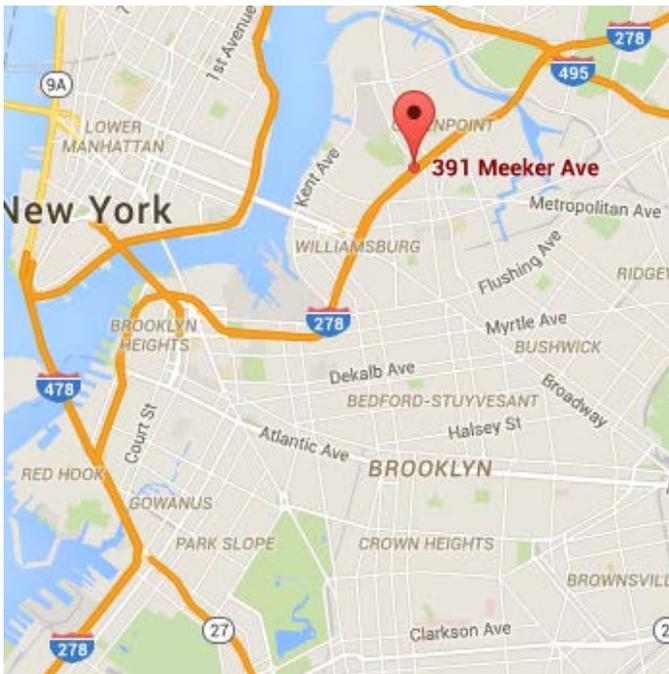
If you have any questions or know of any neighbor that would like to be added to the site contact list, please contact the OER Project Manager listed on the front page of this Fact Sheet. We encourage you to share this Fact Sheet with neighbors and tenants and/or post it in a prominent area of your building. 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**

