

Environmental Investigation 44 Bond Street Westbury, New York

April 1996

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Chapter 1 EXECUTIVE SUMMARY

1.0 Executive Summary

The NYS Department of Environmental Conservation (NYSDEC) has been performing environmental investigations in the New Cassel Industrial Area since 1991. During those investigations, the NYSDEC-designated contractor, Lawler, Matusky and Skelly Engineers (LMS), collected and analyzed 168 soil samples and 229 groundwater samples. In addition, the October and November 1995 investigation included a ground penetrating radar (GPR) survey, facility inspections and groundwater sampling and analysis for volatile organic compounds. Based on these investigations, additional potentially responsible parties will be identified by the NYSDEC.

In 1992, Anson Environmental Ltd. (AEL) performed an environmental investigation at 44 Bond Street. Based on the submission, this property was removed from the NYSDEC's Registry of Inactive Hazardous Waste Disposal Sites.

Anson Environmental Ltd. (AEL) was retained by the owner of 44 Bond Street in Westbury to perform a further environmental investigation which was designed to address the findings of the NYSDEC's October and November 1995 investigation. In that investigation, the NYSDEC identified one anomaly on the north side of 44 Bond Street (south of 50 Bond Street) with the GPR. Analysis by the portable gas chromatograph indicated detectable concentrations of volatile organic compounds in three of the seven soil samples collected. One soil sample and two drywell sediment samples were submitted for laboratory analysis. The samples did not contain volatile organic compounds at detectable concentrations other than acetone and methylene chloride, which are common laboratory contaminants.

One anomaly was located on the south side of the 44 Bond Street building by the AEL investigative team and was determined to be void space with

some fill material.

In addition, the sediment in three on-site drywells was sampled and analyzed using the portable gas chromatograph. Samples from the drywells were analyzed by the portable gas chromatograph and volatile organic compounds were not detected. One sample which registered readings was submitted to the laboratory for analysis. Acetone was detected in the sample collected from drywell #3 at a concentration of 30 parts per billion. This level is well below the NYSDEC soil guidance cleanup objective of 200 parts per billion and may be a laboratory contaminant.

Based on the findings of the soil sampling, no volatile organic compound contamination was identified in the anomalous area.

In summary, the property located at 44 Bond Street, Westbury, New York should continue in the delisted status and not be designated as Inactive Hazardous Waste Disposal sites.

Chapter 2 OBJECTIVES

2.1 Statement of Objectives

This investigation was conducted in order to further delineate the anomalous areas as identified by the contractor for the NYSDEC. Soil and drywell sampling were conducted as an integral part in the identification of the characteristics of the subsurface conditions at 44 Bond Street.

Chapter 3

PREVIOUS STUDIES AND AGENCY FILE REVIEWS

3.1 SITE INVESTIGATION

3.1.1 Overview and Objectives

In 1985 the Nassau County Department of Health (NCDH) identified NCIA as a major source of groundwater contamination (NCDH 1986). As a result of this investigation in 1988 NYSDEC classified the entire industrial area as a hazardous waste site (Class 2).

In March 1996, Anson Environmental Ltd. was contracted by the property owner to conduct a site investigation for 44 Bond Street, Wéstbury, New York. The objectives of this investigation included delineation of the contaminant plume under the site, locating any possible sources of the contaminants on site, and redefining the site according to any field measured contamination. As part of this site investigation a number of tasks were completed, including an agency file review, ground penetrating radar study, drywell sampling, and soil sampling. The chemical analyses were collected during the drywell and soil sampling events, and are described in Section 3.1.3.

3.1.2 Phase I

The first phase of the site investigation involved a file review to collect necessary background information regarding the site. Data regarding current and former uses, chemical use records, and regulatory information for both of the properties were assembled and compiled into a database.

3.1.3 Phase II

Analysis of the Phase 1 site investigation data indicated that groundwater contamination existed beneath the site area. To delineate the contaminant plume under the site, soil and drywell samples were completed.

This phase also included the use of ground penetrating radar (GPR) to determine the placement of the soil borings. At each of the soil boring locations the samples were collected at several discrete depth intervals to provide a vertical distribution of any contaminants. Each of the drywell and soil samples collected were analyzed in an on-site mobile laboratory. Samples with the highest readings were then sent to a New York State certified laboratory for analysis via EPA method 8240.

3.1.4 Results

Data generated from the sampling and analysis during Phase I and Phase II of the site investigation were used to segregate and delineate the site from the GP-1/GP-39 plume.

3.2 AGENCY FILE REVIEW

3.2.1 Site Usage Database

During the site investigation conducted at NCIA by LMS, a site usage database was compiled from the existing agency files and records. This information was implemented for 44 Bond Street. The intent of this database was to compile in one location all the pertinent information found in various agency files regarding the industrial area. Records from the Town of North Hempstead Tax Assessor Office, fire department, library, and public works department were reviewed and copied. All NCDH files pertinent to the industrial area were also copied.

The resultant database covered both 44 Bond Street. It contained tax block numbers, current uses, prior uses, chemical usage, and any past sampling results (LMS 1995).

3.3 PREVIOUS INVESTIGATIONS AND REPORTS

3.3.1 1995

In 1995, LMS conducted soil sampling and groundwater sampling through a sampling point identified as GP-137. From the diagrams available in the report, the sampling point was located near the northwestern corner of the property at 50 Bond Street. It should be noted that this sampling point is cross gradient to the operations/building on the property. Analysis of the soil samples collected at this point at the depths of 17-19 feet and 25 27 feet below grade indicated that there were no volatile organic compounds present in the soil at detectable concentrations.

However, the groundwater samples collected at the same point did contain volatile organic compounds at all three depths sampled as illustrated below as measured in parts per billion:

Compound	65 feet	<u>65-85 feet</u>	<u>85+ feet</u>
PCE	80	24	11
TCE	20	BQL	BQL
1,1,1 TCA	36	95	22
c-1,2-DCE	48	32	14
1,1-DCA	BQL	24	11
3.3.2 1993			

GP-1/GP-39 Plume - PCE, TCE, and 1,1- and 1,2-DCE were detected in the GP-39 (61-63 ft) sample. The GP-39 location is upgradient of the site. The GP-1 (downgradient) exhibited comparatively higher PCE and 1,2-DCE contamination but relatively little 1,1,1-TCA and no 1,1-DCE contamination, (LMS 1995).

3.3.3 1992

Anson Environmental performed groundwater sampling from upgradient MW 8 and downgradient MW-9. Volatile organic compounds were detected in the upgradient monitoring well at higher levels than the downgradient monitoring well.

Chapter 4 FIELD INVESTIGATIONS

4.1 FACILITY INSPECTIONS at 44 BOND STREET

This facility is currently occupied by a furniture business. The building has 5,012 square feet. The former tenant, Physio-Fitness, vacated the premises in the summer of 1991 after a five year tenancy. The facility which was used for physical therapy is divided into a workout area, a jacuzzi room, offices and dressing rooms. The facility is currently heated by natural gas.

4.2 GROUND-PENETRATING RADAR

A ground-penetrating radar (GPR) survey was conducted at 44 Bond Street. The purpose of the GPR was to locate the position of any of any leachpools or leachfields or abandoned leachpools in these areas for soil sampling.

Ground-penetrating radar was used to survey the site utilizing a SIR-3 Control Unit and a 300 megahertz antenna. The radar can penetrate 20-30 feet below grade and will identify anomalous subsurface conditions. This radar survey is used to confirm the structure/location/composition of the anomalous areas identified by LMS in the 1995 investigation.

4.3 In-field Portable Gas Chromatograph Screening and Confirmatory Laboratory Analysis

4.3.1 Soil Quality

Soil contamination was examined quantitatively by soil sampling analysis by portable gas chromatograph. Proposed soil sampling points were identified as anomalies by LMS, additional anomalies, if any, identified by the recent survey and the drywells on site.

4.3.2 In-Field Analysis

Soil samples were analyzed in the field using a Photovac 10S50 Portable Gas Chromatograph. The 10S50 is capable of providing qualitative and precise quantitative information on the presence of volatile organic compounds (VOC's) in the soil. Detection limits vary for different

compounds, but for many VOC's they are as low as 10 ppb.

The 10S50 uses a highly sensitive PID whose output is monitored by a built-in computer which has standard calibration information stored in its memory. The detector output produces a chromatogram representing the volatile constituents of the sample. The chromatogram displays a series of peaks representing each volatile chemical with the area under the peak proportional to the concentration of that chemical.

Between injections, syringe cleaning was performed by allowing the syringe to air out and then purging it immediately before it is re-used. If a syringe became contaminated, it was taken out of service, decontaminated with methanol, air dried and tested for cleanliness with a syringe blank.

4.3.3 Soil Sample Collection

Soil samples were collected at five foot intervals within the anomalous region on the south side of the property. Sampling was performed using a Geoprobe 2 foot soil sampler with disposable acetate liners to ensure sample integrity. The soil sampler was driven by a hydraulic hammer down approximately two feet above where a sample was taken. The pin of the sampler was removed and the sampler was driven to the desired depth. A sampler waswithdrawn, and the sample removed using a disposable spatula.

The soil samples were placed in 4-ounce amber jars for transport to the laboratory, with appropriate preservatives as specified in the EPA protocol for each analysis. After samples have been removed, boreholes were backfilled with native soils and all holes in asphalt or concrete were patched.

The bottom sediment within the drywells was collected by use of a hand auger. The hand auger is constructed of high grade stainless steel, which is connected to a series of rods, lowered into the drywell structure, rotated clockwise, and removed to collect a bottom sediment sample. The sample was collected at an approximate depth of 0 to 2 feet below the grade of the bottom sediment within the drywell structures. Once the sample was collected the auger head and rods were decontaminated using proper decontamination procedures to ensure sample integrity between

sampling events.

4.3.5 Confirmatory Laboratory Analysis

Selected soil samples collected from the most contaminated depth in each borehole were sent to a laboratory for analysis. The specific analysis performed corresponded to the EPA method best suited to detect compounds identified in the previous analytical protocols formulated for this very site by regulatory agencies and the constituents in soil with additional compounds specified by the Nassau County Department of Health's drywell closure program.

The confirmatory analytical results were compared with the in-field results to provide correlation between soil and soil vapor contamination. Once a correlation has been established, soil vapor would be relied upon for delineating the extent of contamination of the soil.

The 10S50 was calibrated using prepared standards of stable, low concentration calibration gases. The following compounds were programmed into the 10S50's computer library prior to analysis:

- -Ethylbenzene
- -Dichloroethylene (DCE)
- -Tetrachloroethylene (PCE)
- -Toluene
- -1,1,1-Trichloroethane (TCA)
- -Trichoroethene (TCE)
- -Vinyl Chloride

Most of these compounds were previously found in high concentrations in soil borings in the New Cassel area. It is expected that these compounds will continue to be the most significant indicators of contamination in the New Cassel area. Other compounds were detected in lower concentrations than those above, and are therefore expected to be more difficult to detect.

At least one field blank was analyzed to assure that the sampling system has not been contaminated. The field blank consisted of collecting a sample of ambient air through the probe with the probe out of the ground.

Chapter 5 RESULTS

5.1 GROUND-PENETRATING RADAR

A GPR survey was conducted in the region of an anomaly. This anomaly is located on the south side of the 44 Bond Street building (Figure 1).

5.2 SOIL SAMPLING IN THE ANOMALOUS REGION

5.2.1 44 Bond Street

A soil sample was collected at a depth of 15' to 20' below grade at location Soil Boring #4 (SB#4). This is within the approximate location of anomaly #2. The portable GC sample results for this sample did not detect the presence of volatile organic compounds.

5.3 DRYWELL SAMPLING

The bottom sediment in drywells 3 and 4 were sampled and field screened using the portable GC. There were no volatile organic compounds detected in either sample. The sediment sample from drywell #3 was submitted to the laboratory for confirmatory analysis. There were no volatile organic compounds detected by the laboratory other than the common laboratory drying agents, acetone and methylene chloride. Both compounds were detected at levels well below the NYSDEC soil cleanup objectives (TAGM 1994).

5.4 MONITORING WELL SAMPLING RESULTS

5.4.1 Site Investigation Monitoring Well Sampling Results (August 1992)

Anson monitoring well MW#8 is located upgradient in relation to groundwater flow of the subject site, while Anson monitoring well #9 is located downgradient of MW#8 and the site. The results from a sampling event conducted in 1992, indicate the following:

Anson Environmental Ltd.

Total VOCs (in ppb)

Anson MW-8 49*
Anson MW-9 0

1,2-DCE 13 1,1,1-TCA 26 PCE 10

Chapter 6 Conclusions

6.1 Soil Contamination

Given the results of the soil and drywell sampling conducted at 44 Bond Street in March 1996, the level of volatile organic compounds identified in the soil is well within the NYSDEC TAGM guidelines for soil cleanup objectives.

6.2 Groundwater Contamination

Given the results of the 1993 sampling, groundwater contamination has been identified beneath the site. The soil sampling throughout the site has not identified a source of the contamination as emanating from the property. Off-site upgradient samples confirm an off-site source of contamination, while off-site downgradient samples confirm slightly higher levels of the contamination. The complex geology and groundwater mounding in this region can attribute to the higher levels of downgradient contamination.

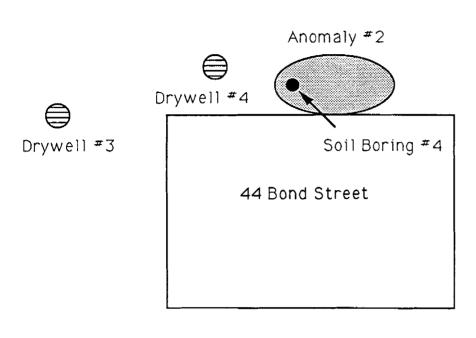
6.3 Site Usage

The property at 44 Bond Street never had a tenant that used volatile organic compounds.

6.4 Recommendation

The site should continue in its currently delisted status and not be considered for designation as an Inactive Hazardous Waste Disposal Site.





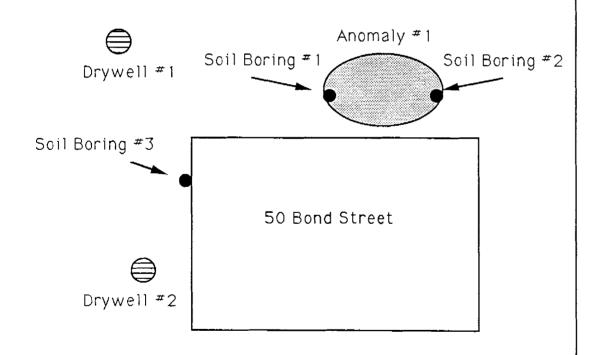
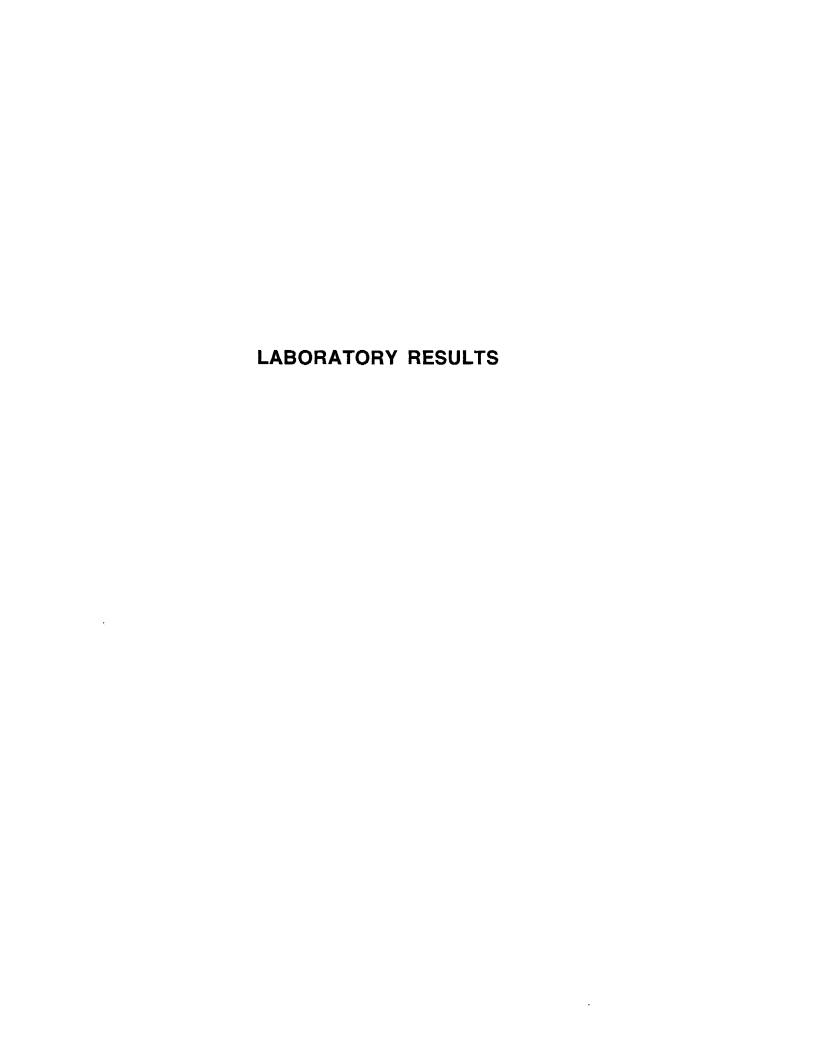


FIGURE 1 Site Diagram 44 Bond Street

Anson Environmental Ltd. not to scale



SAMPLE NO.

		_	SB#2(15-17')
Lab Name: LRI		Contract:	
Project No.:	Site:	Location:	Group:
Matrix: (soil/water)	SOIL	Lab Sample ID:	T603224-03
Sample wt/vol:	5.0(g/mL)G	Lab File ID:	B3887.D
Level: (low/med)	LOW	Date Received:	3/15/96
% Moisture: not dec.	5	Date Analyzed:	3/19/96
GC Column: DB624	ID: 0.53	(mm) Dilution Factor:	1.0
Soil Extract Volume:	(uL)	Soil Aliquot Volume:	(uL)
		Concentration Units:	
CAS No.	Compound	(ug/L or ug/Kg) ug/Kg	Q
74-87-3	Chloromethane	11	U
75-01-4	Vinyl Chloride	11	U
74-83-9	Bromomethane	11	U
75-00-3	Chloroethane	11	U
75-35-4	1,1-Dichloroethene	5.3	U
75-15-0	Carbon Disulfide	5.3	U
67-64-1	Acetone	12	
75-09-2	Methylene Chloride	1.6	J
156-60-5	trans-1,2-Dichloroethene	5.3	U
75-34-3	1,1-Dichloroethane	5.3	U
67-66-3	Chloroform	5.3	U
107-06-2	1,2-Dichloroethane	5.3	U
108-05-4	Vinyl Acetate	11	U
78-93-3	2-Butanone	11	U
71-55-6	1,1,1-Trichloroethane	5.3	U
56-23-5	Carbon Tetrachloride	5.3	U
71-43-2	Benzene	5.3	U
79-01-6	Trichloroethene	5.3	U
78-87-5	1,2-Dichloropropane	5.3	U
75-27-4	Bromodichloromethane	5.3	U
110-75-8	2-Chloroethyl vinyl ether	5.3	U
10061-02-6	trans-1,3-Dichloropropene	5.3	U
10061-01-5	cis-1,3-Dichloropropene	5.3	Ü
79-00-5	1,1,2-Trichloroethane	5.3	U
124-48-1	Dibromochloromethane	5.3	U
75-25-2	Bromoform	5.3	U

108-01-1

108-88-3

127-18-4

591-78-6

108-90-7

100-41-4

108-38-3

4-Methyl-2-Pentanone

Tetrachloroethene

meta + para-Xylenes

Toluene

2-Hexanone

Chlorobenzene

Ethylbenzene

U

U

U

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U

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SAMPLE NO.

SB#2(15-17')

					31.9π L(1	13-17)
Lab Name: <u>LRI</u>			Contract:			
Project No.:	_ Sit	e:	Location:		Group:	
Matrix: (soil/water)	SOIL			Lab Sample ID:	T603224-03	
Sample wt/vol:	5.0 (g/ml	L) <u>G</u>	_	Lab File ID:	B3887.D	
Level: (low/med)	LOW			Date Received:	3/15/96	
% Moisture: not dec.	5			Date Analyzed:	3/19/96	
GC Column: DB624		D: 0.53	_(mm)	Dilution Factor:	1.0	
Soil Extract Volume:	(uL)		So	oil Aliquot Volume:		(uL)
CAS No.	Compound		Concentration U (ug/L or ug/Kg	Units:) ug/Kg	Q	
95-47-6	ortho-Xylene			5.3	U	
100-42-5	Styrene	<u>"</u>	-	5.3	Ū	
79-34-5	1,1,2,2-Tetrachlo	roethane		5.3	U	

SAMPLE NO.

Lab Name: LRI		Contract:	DW#3
Project No.:	Site:	Location:	Group:
Matrix: (soil/water)	SOIL	Lab Sample ID:	T603224-04
Sample wt/vol:	5.0 (g/mL) G	_ Lab File ID:	B3886.D
Level: (low/med)	LOW	Date Received:	3/15/96
% Moisture: not dec.	21	Date Analyzed:	3/19/96
GC Column: DB624	ID: 0.53	_(mm) Dilution Factor:	1.0
Soil Extract Volume:	(uL)	Soil Aliquot Volume:	(uL)
CAS No.	Compound	Concentration Units: (ug/L or ug/Kg) ug/Kg	Q
74-87-3	Chloromethane	13	U
75-01-4	Vinyl Chloride	13	U
74 - 83-9	Bromomethane	13	U
75-00-3	Chloroethane	13	Ŭ
75-35-4	1,1-Dichloroethene	6.3	U
75-15-0	Carbon Disulfide	6.3	U
67-64-1	Acetone	30	
75-09-2	Methylene Chloride	2.6	J
156-60-5	trans-1,2-Dichloroethene	6.3	U
75-34-3	1,1-Dichloroethane	6.3	U
67-66-3	Chloroform	6.3	U
107-06-2	1,2-Dichloroethane	6.3	U
108-05-4	Vinyl Acetate	13	U
78-93-3	2-Butanone	13	U
71-55-6	1,1,1-Trichloroethane	6.3	U
56-23-5	Carbon Tetrachloride	6.3	U
71-43-2	Benzene	6.3	U
79-01-6	Trichloroethene	6.3	U
78-87-5	1,2-Dichloropropane	6.3	U
75-27-4	Bromodichloromethane	6.3	U
110-75-8	2-Chloroethyl vinyl ether	6.3	U
10061-02-6	trans-1,3-Dichloropropene	6.3	U
10061-01-5	cis-1,3-Dichloropropene	6.3	U
79-00-5	1,1,2-Trichloroethane	6.3	U
124-48-1	Dibromochloromethane	6.3	υ
75-25-2	Bromoform	6.3	U
108-01-1	4-Methyl-2-Pentanone	13	U
108-88-3	Toluene	6.3	Ū
127-18-4	Tetrachloroethene	6.3	U
591-78-6	2-Hexanone	13	U
108-90-7	Chlorobenzene	6.3	U
100-41-4	Ethylbenzene	6.3	U
108-38-3	meta + para-Xylenes	6.3	U

SAMPLE NO.

			DW#3
Lab Name: LRI		Contract:	
Project No.:	Site:	Location:	Group:
Matrix: (soil/water)	SOIL	Lab Sample ID:	T603224-04
Sample wt/vol:	5.0 (g/mL) G	Lab File ID:	B3886.D
Level: (low/med)	LOW	Date Received:	3/15/96
% Moisture: not dec.	21	Date Analyzed:	3/19/96
GC Column: DB624	ID: 0.53	(mm) Dilution Factor:	1.0
Soil Extract Volume:	(uL)	Soil Aliquot Volume:	(uL)
		Concentration Units:	
CAS No.	Compound	(ug/L or ug/Kg) ug/Kg	Q
95-47-6	ortho-Xylene	6.3	U
100-42-5	Styrene	6.3	U
79-34-5	1,1,2,2-Tetrachloroethane	6.3	U
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SAMPLE NO.

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Lab Name: LRI		Contract:	·	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	
Project No.:	Site:	Location: _		Group:	
Matrix: (soil/water)	SOIL		Lab Sample ID:	VBLK-QB03	19
Sample wt/vol:	5.0(g/mL)G		Lab File ID:	B3885.D	
Level: (low/med)	LOW		Date Received:		
% Moisture: not dec.	0		Date Analyzed:	3/19/96	
GC Column: DB624	ID: 0.53	(mm)	Dilution Factor:	1.0	
Soil Extract Volume:	(uL)		Soil Aliquot Volume:		(uL)
		Concentration	n Units:		
CAS No.	Compound	(ug/L or ug/l		Q	
74-87-3	Chloromethane		10	U	
75-01-4	Vinyl Chloride		10	U	
74-83-9	Bromomethane		10	U	
75-00-3	Chloroethane		10	U	
75-35-4	1,1-Dichloroethene		5	U	
75-15-0	Carbon Disulfide		5	U	
67-64-1	Acetone		10	U	
75-09-2	Methylene Chloride		5	U	
156-60-5	trans-1,2-Dichloroethene		5	U	
75-34-3	1,1-Dichloroethane		5	U	
67-66-3	Chloroform		5	U	
107-06-2	1,2-Dichloroethane		5	U	
108-05-4	Vinyl Acetate		10	U	
78-93-3	2-Butanone		10	U	
71-55-6	1,1,1-Trichloroethane		5	U	
56-23-5	Carbon Tetrachloride		5	U	
71-43-2	Benzene		5	U	
79-01-6	Trichloroethene		5	U	
78-87-5	1,2-Dichloropropane		5	U	
75-27-4	Bromodichloromethane		5	U	
110-75-8	2-Chloroethyl vinyl ether		5	U	
10061-02-6	trans-1,3-Dichloropropene		5	U	
10061-01-5	cis-1,3-Dichloropropene		5	U	
79-00-5	1,1,2-Trichloroethane		5	U	
124-48-1	Dibromochloromethane		5	Ü	

75-25-2

108-01-1

108-88-3

127-18-4

591-78-6

108-90-7

100-41-4

108-38-3

Bromoform

2-Hexanone

Chlorobenzene

Ethylbenzene

Toluene

4-Methyl-2-Pentanone

Tetrachloroethene

meta + para-Xylenes

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SAMPLE NO.

Lab Name: LRI				Contract:		VB	LK19
Project No.:		Site:		Location:		Group:	
Matrix: (soil/water)	SOIL				Lab Sample ID:	VBLK-QB0	319
Sample wt/vol:	5.0	(g/mL) _	G	_	Lab File ID	B3885.D	-
Level: (low/med)	LOW				Date Received:		_
% Moisture: not dec.	0				Date Analyzed:	3/19/96	-
GC Column: DB624		ID:	0.53	(mm)	Dilution Factor:	1.0	_
Soil Extract Volume:		(uL)		S	Soil Aliquot Volume:		(uL)
CAS No.	Compound			Concentration (ug/L or ug/K		Q	
95-47-6	ortho-Xylen				5	U	1
100-42-5	Styrene				5	U	
79-34-5	1,1,2,2-Tetr	achloroe	thane		5	Ü]
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TABLE OF ABBREVIATIONS

ORGANIC OUALIFIERS

B= Compound also detected in method blank

J= Below method detection limit

E= Exceeds calibration range

D= Dilution performed

U= Undetected

RE= Re-analysis performed

INORGANIC OUALIFIERS

EC= Estimated count

TNTC= Too numerous to count

QL= Quantitation limit

U= Undetected

S= Result quantitated by Method of Standard Additions

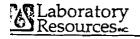
*= Duplicate analysis outside of required quality control limits

N= Matrix spike recovery outside of required quality control limits

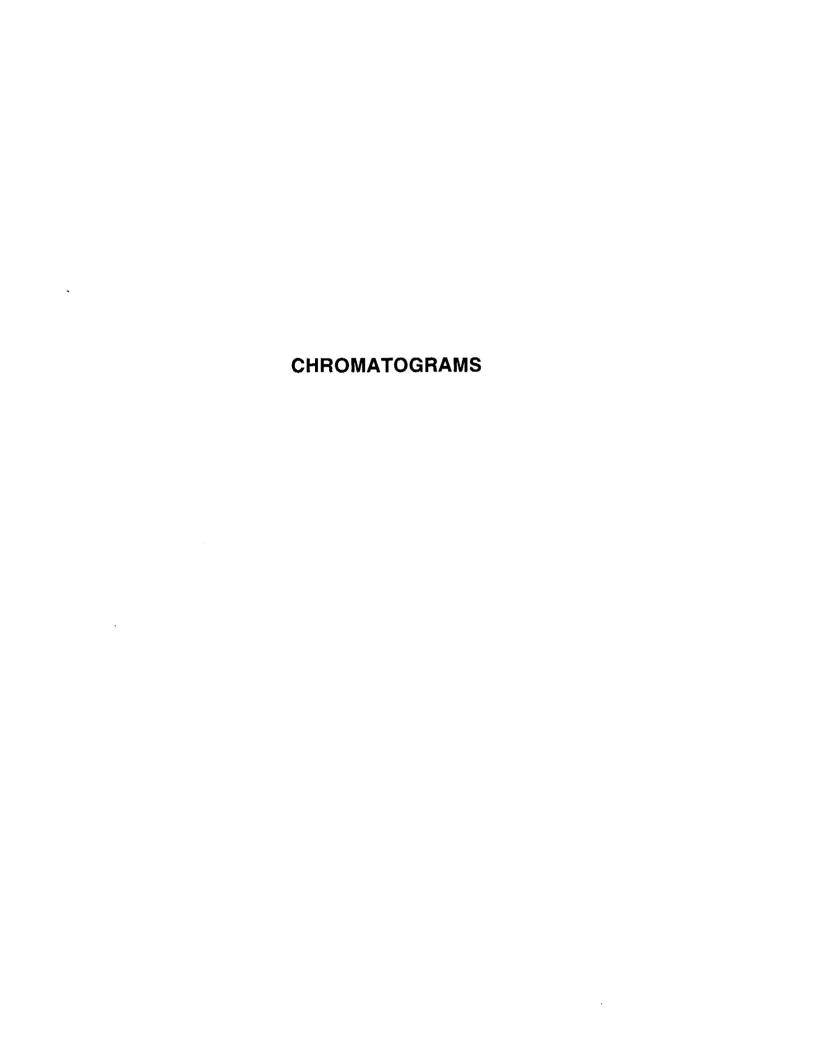
ND= Not determinable

T= True Color

A= Apparent Color



LRIQUOTE # B502001		ratory Resources AIN OF CUSTODY	~	60	32	PAGE	4	OF		
CUSTOMER: Anson Environmental Ltd ADDRESS: \$3 Gerard St. Linetington W.Y. 11743 TELEPHONE: 516-351-3555 FAX: 516-351-3615	PROJECT: 44 \$ 5 0	ICIA STATE: N DOFF BOLLON WHEN SAMPLES AFRIVE WE SHOULD O BOLLON	v.y.	BILL TO:	Ans : S On:	on E				
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