

**NEW YORK STATE
DEPARTMENT OF**



**ENVIRONMENTAL
CONSERVATION**

Dear Interested Citizen:

This Fact Sheet provides information on this site and explains the Record of Decision for the OU-1 of the site. If you would like further information, please do not hesitate to contact:

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or

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For site-related health questions, please contact the following New York State Department of Health (NYSDOH) staff:

Ms. Wendy Kuehner, P.E.

Senior Sanitary Engineer
NYSDOH
547 River Street
Troy, NY 12180-2216
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FACT SHEET

RECORD OF DECISION FORMER MUNSEY CLEANERS SITE

Site No. 1-30-081

December 2005

INTRODUCTION

The New York State Department of Environmental Conservation (NYSDEC), in cooperation with the New York State Department of Health (NYSDOH), is pleased to inform you that the Record of Decision (ROD) for Operable Unit 1 (OU-1) has been signed by the NYSDEC for the Former Munsey Cleaners Site (the 'site'). The selected remedy for the site presented in the ROD is the same remedy that was presented during the public meeting held on July 27, 2005.

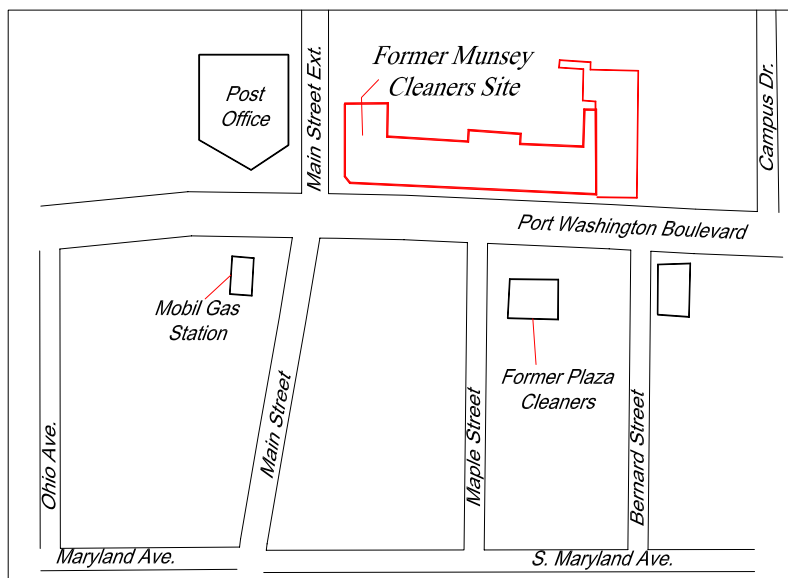
An operable unit represents a portion of the site remedy that for technical or administrative reasons can be addressed separately to eliminate or mitigate a release, threat of release or exposure pathway resulting from the site contamination. OU-1, which is the subject of this ROD, consists of on-site soil and groundwater. Operable Unit (OU-2) consists of the off-site groundwater contamination emanating from the site, which co-mingles with the Plaza Cleaners Site groundwater plume and will be addressed as a separate project.

Questions and comments received during the public meeting and the month-long public review period are addressed in a Responsiveness Summary, which is included in the ROD. Copies of the ROD are available for review at the locations listed at the end of this fact sheet. The Record of Decision can be viewed on our website using the following link:

<http://www.dec.state.ny.us/website/der/projects/reg1/130081.pdf>

SITE LOCATION

The site is located at the intersection of Port Washington Boulevard and Main Street at the northern end of a one-story retail shopping plaza.



INTERIM REMEDIAL MEASURES (IRM)

An IRM is conducted at a site when a source of contamination or exposure pathway can be effectively addressed before completion of the investigation. The following IRMs were implemented at the site.

An IRM was conducted at the site in 1996 that involved the removal of approximately 30 tons of contaminated soil from the basement area. A soil vapor extraction (SVE) system was installed and operated until 1998 in the basement to remove remaining shallow soil contamination in the basement under this IRM.

A positive pressure ventilation system was installed in the basement on October 24, 2000 to address the elevated levels of prechloroethylene (PERC) in indoor air. The results of indoor air samples obtained after the installation and operation of the system indicated a significant decrease in the PERC concentration in indoor air at the site.

The SVE system was re-started on July 15, 2003 and was operated continuously until November 9, 2004. The positive pressure ventilation system was turned off. The results of the indoor air samples showed that the SVE system effectively reduced the PERC concentration in indoor air at the site.

To remove the residual contamination in indoor air, a sub-slab de-pressurization system was installed on November 2004 that would be operated permanently at the site. The results of the indoor air samples obtained in January 2005 show the concentration of PERC in indoor air is significantly reduced but is still above the NYSDOH draft "Guidance for Evaluating Soil Vapor Intrusion in the State of New York". Currently, the PERC concentration in indoor air is near background levels and we expect further reduction in concentration.

THE RECORD OF DECISION (ROD)

The following are the main elements of the selected remedy in the ROD for OU-1:

1. A Soil Management Plan (SMP) will be prepared to include the sampling schedule, maintenance of the systems, and reporting, 2. The Soil Vapor Extraction (SVE) and sub-slab depressurization systems will be operated continuously and will be maintained on a periodic basis, 3. The indoor air sampling will be done on a quarterly basis for the first year, semi-annually thereafter. A minimum of one round annually will be collected during the heating season unless otherwise recommended by the NYSDEC. The groundwater will be sampled semi-annually for the first two years and annually thereafter unless otherwise recommended by the NYSDEC. Based on the results of the sampling events, the NYSDEC in conjunction with NYSDOH will determine the frequency of the sampling to be increased or decreased and 4. If it is determined from the review of the indoor air and groundwater sampling results that additional measures are required to improve the effectiveness of the systems, then the measures will be implemented. The measures may include the installation of additional extraction points for soil vapor in the areas of concern and/or the installation of new monitoring wells.

The Next Step

Future activities include consent order negotiations with the responsible party to prepare a Site Management Plan to include Operation, Maintenance and Monitoring (OM&M) for the SVE and sub-slab depressurization systems and to sample indoor air and groundwater periodically. Consent order negotiations will be held with the responsible parties for the OU-2 to undertake the necessary investigations.

As discussed during the public meeting, plans are being made to do a vapor intrusion study for the off-site areas in the upcoming winter months.

For More Information

An informed and involved public is crucial to the success of New York's hazardous waste remediation program. To keep you updated, the NYSDEC distributes fact sheets like this one, holds public meetings as needed and places site related documents in a repository in your community so that you may review them. For this site all documents including the ROD are available for your review at:

Port Washington Public Library
1 Library Drive
Port Washington, NY 11050; or

by appointment only, at
NYSDEC's Region 1 Office
SUNY Campus, Building 40
Stony Brook, NY 11790-2356
Telephone: 631-444-0241

The reports are also available at the NYSDEC's Central Office located at 625 Broadway in Albany, NY. You can contact Vivek Nattanmai at 518-402-9812 to schedule an appointment to review the reports.