



FACT SHEET

State Superfund Program

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Chez Valet Dry Cleaners
Site #: 130169
Port Washington, NY

February 2011

Remedy Proposed for State Superfund Site; Public Comment Period and Public Meeting Announced

The public is invited to comment on a remedy proposed by the New York State Department of Environmental Conservation (NYSDEC) to address contamination related to Chez Valet Dry Cleaners ("site"). The site is located at 1-3 Manorhaven Blvd. in Port Washington, Nassau County. See map for site location.

The Proposed Remedy

The remedy proposed for the site includes continued operation of a soil vapor extraction (SVE)/sub-slab depressurization (SSD) system and continued groundwater monitoring under a site management plan.

Public Meeting
March 15, 2011
Meeting Starts at 7 p.m.

Port Washington Public Library
One Library Drive
Port Washington, New York

NYSDEC invites you to a public meeting to discuss the remedy proposed for the site. You are encouraged to provide comments at the meeting, and during the 30-day comment period described in this fact sheet.

The proposed remedy is described in a draft cleanup plan called a "Proposed Remedial Action Plan" developed under New York's State Superfund Program. The document is available for public review at the Port Washington Public Library identified below under "Where to Find Information".

State Superfund Program: New York's State Superfund Program (SSF) identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and the environment go through a process of investigation, evaluation, cleanup and monitoring.

NYSDEC generally attempts to identify parties responsible for site contamination and require cleanup before committing State funds.

For more information about the SSF, visit:
www.dec.ny.gov/chemical/8439.html

How to Comment

NYSDEC is accepting written comments about the proposed remedy for 30 days, from March 1, 2011 through March 30, 2011.

Submit written comments to:

Mr. Brian Jankauskas
New York State Department of Environmental Conservation
625 Broadway, 11th Floor
Albany, NY 12233-7015

Summary of the Proposed Remedy

The proposed remedy represents the alternative preferred by NYSDEC and the New York State Department of Health (NYSDOH) to address site contamination. The draft cleanup plan has several goals:

- identify cleanup levels to be achieved
- explain why NYSDEC and NYSDOH believe the proposed remedy will protect public health and the environment
- provide a detailed description of the proposed remedy.

The proposed remedy was chosen following a detailed investigation of the site and evaluation of alternatives to address contamination, called a “Remedial Investigation/Feasibility Study.”

Remedial Investigations in 2009 confirmed that site contaminants are chemicals utilized during past dry cleaning operations. The primary contaminant is tetrachloroethene (PCE). PCE was detected above ambient groundwater quality standards at the site. The groundwater contamination flows southwest from the site towards Manhasset Bay. PCE is known as a volatile, which means that, it readily evaporates into the air. Air and soil vapor sampling detected PCE at levels that warranted actions to mitigate the potential for soil vapors to impact indoor air at the on-site building. Soil samples did not detect PCE above soil cleanup objects.

In February 2011, the property owner conducted an interim remedial measure (IRM) at the site by installing a SVE/SSD system. The SVE/SSD system is designed to extract vapors from under the building foundation and release the vapors to the ambient air after treatment. This system protects the occupants of the building by preventing vapors beneath the foundation from entering the building. Initial improvement work, officially known as an “interim remedial measure,” is conducted at a site when a source of contamination or exposure pathway (the way in which a person may contact contamination) can be effectively addressed without extensive investigation and evaluation. The proposed remedy includes continued operation of the SVE/SSD system, with periodic certification, and monitoring of groundwater concentrations.

Next Steps

NYSDEC will consider public comments as it finalizes the remedy for the site. The selected remedy will be described in a document called a “Record of Decision” that will explain why the remedy was selected and respond to public comments. This document will be made available to the public (see “Where to Find Information” below).

Background

The site is listed as a Class “2” site in the State Registry of Inactive Hazardous Waste Sites (list of State Superfund sites). A Class 2 site represents a significant threat to public health or the environment; action is required.

The Chez Valet Dry Cleaners site is located in a suburban area of Nassau County at 1-3 Manorhaven Boulevard in Port Washington, NY. The site consists of a one-story structure built in 1926, which covers approximately 6,500 square feet. The site is zoned for commercial use and can be occupied by two tenants. The current vacant space was occupied by Chez Valet Dry Cleaners and the other space is currently utilized by a hair salon. A parking lot covers the

remaining portions of the property. A residential property abuts the site to the north with a commercial area to the south and east.

The dry cleaner operated at the complex from approximately 1970's to 2006. Investigation reports from 2004, 2005, and 2006 indicate that PCE was detected in the soil vapor and groundwater on and near the site. A Remedial Investigation was initiated in February 2009 to determine if a source of contamination is present at the site, assess the extent of contamination, and to evaluate remedial alternatives to address the contamination. In February 2011 a soil vapor extraction/sub-slab depressurization system began operating.

FOR MORE INFORMATION

Where to Find Information

Project documents are available at the following location(s) to help the public to stay informed. These documents include the proposed cleanup plan for the site, called the "Proposed Remedial Action Plan".

Port Washington Public Library
One Library Drive
Port Washington, NY 11050
516-883-4400
M, Tu, Th, F 9 a.m. to 9 p.m.
W 11 a.m. to 9 p.m.
Sa 9 a.m. to 5 p.m.
Su from Sept. 12th to June 12th 1 p.m. to 5 p.m.

State Office
NYSDEC Region 1
50 Circle Road
Stony Brook, NY 11790
631-444-0240
M-F 9 a.m. to 4 p.m.

Who to Contact

Comments and questions are always welcome and should be directed as follows:

Project Related Questions

Brian Jankauskas
New York State Department of
Environmental Conservation
625 Broadway, 11th Floor
Albany, NY 12233-7015
518-402-9620
bfjankau@gw.dec.state.ny.us

Site-Related Health Questions

Sharon McLelland
New York State Department of Health
547 River Street, Room 300
Troy, NY 12180-2216
518-402-7880

Additional Information

<http://www.nyhealth.gov/environmental/about/exposure.htm> - New York State Department of Health Fact Sheet on Exposure.

<http://www.dec.ny.gov/chemical/8657.html> - NYSDEC website on Record of Decision.

<http://www.clu-in.org/download/citizens/citsve.pdf> - EPA guide to soil vapor extraction and air sparging.

We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.



Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs available at the following web page: www.dec.ny.gov/chemical/61092.html . It's *quick*, it's *free*, and it will help keep you *better informed*.



As a listserv member, you will periodically receive site-related information/announcements for all contaminated sites in the county(ies) you select.

You may continue also to receive paper copies of site information for a time after you sign up with a county listserv, until the transition to electronic distribution is complete.

Note: Please disregard if you already have signed up and received this fact sheet electronically.