



FACT SHEET State Superfund Program

Receive Site Fact Sheets by Email. See "For More Information" to Learn How.

Site Name: Smart Set Cleaners
DEC Site #: 130194
Address: 16 Atlantic Avenue
Oceanside, NY 11572

Have questions? See "Who to Contact" Below

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

Public Meeting, Tuesday, 3/10/2015 at 7:00 PM
Oceanside Middle School Auditorium, 186 Alice Avenue, Oceanside, NY 11572
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 public is invited to comment on a remedy proposed by the New York State Department of Environmental Conservation (NYSDEC) related to the Smart Set Cleaners site ("site") located at 16 Atlantic Avenue, Oceanside, Nassau County. Please see the map for the site location.

Documents related to the cleanup of this site can be found at the location(s) identified below under "Where to Find Information."

How to Comment

NYSDEC is accepting written comments about the proposed plan for 30 days, from February 27, 2015 through March 30, 2015. The proposed plan is available for review at the location(s) identified below under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project Related Questions in the "Who to Contact" area below.

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.

Proposed Remedial Action Plan

The remedy proposed for the site includes:

The remedial design includes a groundwater In-situ Chemical Oxidation (ISCO) program, on-site soil vapor extraction system, an on-site cover system, sub-slab depressurization systems, soil vapor intrusion mitigation program, and a Site Management Plan.

The groundwater hot zone ISCO program will breakdown contaminants in the groundwater over a 25,000 square foot area where dry-cleaning related compound were elevated above 1000

parts per billion (ppb) in groundwater.

The on-site soil vapor extraction system will continue to be operated and maintained by the Responsible Party.

A program of groundwater monitoring will be carried out to address groundwater contamination on the property and outside the active treatment area. It is anticipated that within a reasonable time period contamination will decrease. Periodic reports on the monitoring will be provided.

Summary of the Investigation

Soil, groundwater, sub-slab vapor, indoor air, and soil vapor samples were collected as part of the Smart Set Cleaners Remedial Investigation. Based upon this investigation and previous investigations, the primary contaminants of concern (COCs) are tetrachloroethene (PCE), trichloroethene (TCE), and cis-1,2-trichloroethene (DCE). This contamination is attributable to the former disposal of dry-cleaning fluids into a dry well on-site.

The focus of this RI investigation was the off-site groundwater plume. Groundwater collected from on and off-site generally exhibited results greater than the standard for PCE, TCE, and DCE. The greatest PCE concentration exhibited downgradient of the source area during the RI was 4100 ppb. The greatest TCE concentration exhibited was 570 ppb and the greatest DCE concentration was 430 ppb, both exhibited to the west of the source area.

Sub-slab vapor and indoor air samples were collected in the tenant units downgradient (west) of the source area to evaluate soil vapor intrusion. Ten tenant units are recommended to have mitigation and two will require monitoring.

Soil Vapor samples were collected north and west of the property to evaluate the potential for soil vapor intrusion. The results showed that there was the potential for soil vapor intrusion. However, property owners in the area did not want to have their properties tested.

Remediation of the site is necessary to prevent any further movement of contamination into the aquifer from the source area and off-gassing of soil vapor into the overlying building.

NYSDEC developed the proposed remedy after reviewing the detailed investigation of the site and evaluating the remedial options in the "feasibility study" submitted under New York's State Superfund Program.

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. A detailed design of the selected remedy will then be prepared, and the cleanup will be performed.

NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

Background

Location: The Smart Set Cleaners Site is located in a mixed commercial and residential area at 16 Atlantic Ave in Oceanside, NY in Nassau County. It is one tenant unit within a small shopping center and sidewalk behind the tenant unit. The strip mall is bounded by Smith St to the north, Atlantic Ave to the south, Lincoln Ave to the west and Long Beach Rd to the east.

Site Features: The Site is one tenant unit with a basement and occupies approximately 0.090 acres. It is located in a small strip mall shopping center. The shopping center property is approximately 3.9 acres and is covered in building or pavement. The property has 2 buildings, one with 15 tenant units including the site and the other with 2 tenant units. The strip mall was built in 1955.

Current Zoning/Use(s): The site is zoned commercial. It is currently an active nail salon and spa. The surrounding building is commercial space leased for commercial purposes. The nearest residential area is 0.1 mile to the east.

Past Use of the Site: The dates of operation of the dry cleaner are approximately 1956 through 2005. A routine inspection of the Smart Set Cleaners facility by the Nassau County Department of Health (NCDOH) in the mid 1990's revealed the existence of interior floor drains. These drains were considered injection wells by the USEPA. In 1998, a groundwater sample was collected from a floor drain that showed the presence of the dry cleaning solvent tetrachloroethylene (PCE). The NCDOH in conjunction with the USEPA pursued the investigation of the source of groundwater contamination. In 2001, the EPA oversaw removal of contaminated soils from the rear of the facility by the owner. The owner's consultant, with oversight by the EPA proceeded with a subsurface investigation that was completed in May 2001. Based on the 2001 investigation, a Soil Vapor Extraction/Air Sparge (SVE/AS) system was installed by the owner and started in 2002. That system is still in operation and reports are submitted quarterly on its performance. This site was added to the NYS Registry of Inactive Hazardous Waste Disposal Sites in November 2008 with USEPA maintaining the lead role in regulating the owner. The lead was transferred to the Department in August 2009 at the request of USEPA.

Site Geology and Hydrogeology: Groundwater flow is to the west-southwest, towards the nearby Powell Creek located approximately 0.4 miles from the site. No public or private wells have been identified downgradient of the site. Depth to groundwater is approximately 10 ft below ground surface.

There appears to be no clear delineation between the Upper Glacial and Magothy aquifers. The geology of the area consists predominantly of thick unconsolidated sediments.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:

<http://www.dec.ny.gov/cfm/extapps/derexternal/haz/details.cfm?pageid=3&progno=130194>

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/or the environment go through a process of investigation, evaluation, cleanup and monitoring.

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

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

FOR MORE INFORMATION

Where to Find Information

Project documents are available at the following location(s) to help the public stay informed.

Oceanside Library
Attn: Marcia Ratcliff
30 Davison Ave
Oceanside, NY 11572
phone: (516) 766-2360

Who to Contact

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

Project Related Questions

Melissa Sweet
Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY 12233-7015
518-402-9620
melissa.sweet@dec.ny.gov

Site-Related Health Questions

Scarlett McLaughlin
New York State Department of Health
Empire State Plaza Corning Tower 1787
Albany, NY 12237
518-402-7880
BEEI@health.ny.gov

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: <http://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.

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



NYSDEC SMART SET CLEANERS (SITE NO. 130194)
 16 ATLANTIC AVENUE
 OCEANSIDE, NASSAU COUNTY, NEW YORK

MONITORING WELL AND SURFACE WATER
 SAMPLE LOCATIONS

DATE 11/2014

FIGURE 2