

**NEW YORK STATE
DEPARTMENT OF**



**ENVIRONMENTAL
CONSERVATION**

Where to Find Information:

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

New York Public Library
Countee Cullen Branch
104 West 136th Street
New York, NY 10030
Call for hours: (212) 491-2070

NYSDEC, Region 2 Office
47-40 21st Street
Long Island City, New York 11101
Call in advance: (718) 482-4900

<http://www.2350fifthaveenvironmental.com/documents.html>

Who to Contact:

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

Project Related Questions

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NYSDEC, Region 2 Office
47-40 21st Street
Long Island City, New York 11101
(718) 482-4905
yywong@gw.dec.state.ny.us

Public Health Questions

Dawn Hettrick
NYSDOH
Empire State Plaza
Corning Tower Room 1787
Albany, NY 12237
(518) 402-7860
beei@health.state.ny.us

For additional information on the New York State Superfund Program, visit:
www.dec.ny.gov/chemical/8439.html

FACT SHEET

**Inactive Hazardous Waste
Disposal Site Remedial Program**

**2350 Fifth Ave. (aka PS 141)
Manhattan, NY 10037**

**SITE No. 231004
NYSDEC REGION 2**

March 2014

**Additional Environmental Cleanup to Begin
Remediation Design Approved**

Action is about to begin that will address the contamination related to the 2350 Fifth Avenue site ("Site") located at 2340 and 2350 Fifth Avenue, New York, New York County under New York State's Inactive Hazardous Waste Disposal Site Remedial Program ("State Superfund"). The cleanup activities will be performed by 2350 Fifth Avenue Corporation ("Responsible Party") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). The remedy was approved in the March 2011 Record of Decision ("ROD") and subsequently detailed in the NYSDEC approved February 2012 RAWP for Phase 1 and September 2013 RAWP for Phase 2 of the remediation. The approved RAWPs and other documents related to the cleanup of this site can be found at the document repositories listed on the left hand side of this page. Remedial activities are expected to commence in the second quarter of 2014, and are expected to last approximately 4 to 6 months.

Site Description: The Site is located at 2340 and 2350 Fifth Avenue in the Harlem section of Manhattan. The entire site covers approximately 1.7 acres identified as Block 1739, Lot 33 and a portion of Lot 22. A Site location map is included as Figure 1. The Site is occupied by a building comprising three connected sections: a two-story section along Fifth Avenue, a three-story section in the center of the site, and a one-story section to the west. The building was originally constructed and used as an ice cream factory. Subsequently, the building was used as a commercial laundry, which included dry cleaning operations, from 1970 to 1994. A Remedial Investigation ("RI") was completed at the site in various phases between April 1997 and December 2009. Environmental samples were collected from soil, groundwater, soil vapor, ambient air, and the remaining insulation between floor slabs to characterize the nature and extent of contamination at the Site. The RI revealed that past releases associated with dry-cleaning operations at the Site have resulted in the disposal of hazardous wastes including chlorinated VOCs such as perchloroethylene (PCE) and its breakdown products. These wastes have contaminated the soil, groundwater and soil vapor at the site. The Site is listed in the Registry of Inactive Hazardous Waste Disposal Site in New York State as Class 2.

Interim Remedial Measures: In 1997, Interim Remedial Measures (IRMs) to mitigate impacts to indoor air were initiated. The IRM consisted of three measures: removal of a portion of the contaminated insulating material; installation of an Intra-Slab Vapor Extraction System (ISVES); and sealing all penetrations through the floor slab. The ISVES continues to operate.

Phase 1 Remedial Activities to be Performed: The remedial elements to be performed under the RAWP for Phase 1 of the remedy consist of the following:

- Construction of an isolation enclosure around the removal area;
- Preparation of a staging area for removed material;
- Installation of negative air pressure units for the isolation enclosure;

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INACTIVE HAZARDOUS WASTE DISPOSAL SITE REMEDIAL PROGRAM

- Removal of additional contaminated sub-slab insulation material;
- Collection and analysis of endpoint samples.

Phase 2 Remedial Activities to be Performed: The remedial elements to be performed under the RAWP for Phase 2 of the remedy consist of the following:

- Construction and operation of a soil vapor extraction (SVE) system beneath the northwestern portion of the building;
- Construction and operation of a sub-slab depressurization system (SSDS) throughout the building;
- Injection of chemical oxidation reagent to treat the unsaturated soils, saturated soils and groundwater at the Site;
- Installation of recovery wells to delineate and recover light non-aqueous phase liquid (LNAPL) on the northern side of the Site; and
- Closure in-place of an underground storage tank (UST).

The RAWPs specify material handling procedures including classification and segregation of removed materials for proper reuse or off-site disposal; and restoration and maintenance of an engineered composite cover (concrete). A site-specific health and safety plan (HASP) and a Community Air Monitoring Plan (CAMP) will be implemented during remediation activities. The HASP and CAMP establish procedures for the protection of on-site workers and residents and includes required air monitoring as well as dust and odor suppression measures. Hours of operation will be normal business hours for construction in New York City.

Next Steps: The Responsible Party is expected to begin remedial activities at the Site in the second quarter of 2014. These activities are anticipated to take about 4 to 6 months. NYSDEC and the New York State Department of Health (NYSDOH) will oversee the remedial activities. Within 90 days of completing all remedial activities, the Responsible Party must submit to NYSDEC a Final Engineering Report (FER). The FER will describe the remedial activities completed and certify that remediation requirements have been achieved or will be achieved. A fact sheet describing the content of the FER will be sent to the site contact list.

Following site cleanup, NYSDEC will reclassify the site from Class 2 (significant threat to public health or environment - action

required) to Class 4 (site properly closed – requires continued management).

State Superfund Program Overview: The Inactive Hazardous Waste Disposal Site Remedial Program, also known as the State Superfund Program, is New York State's program for identifying, investigating, and cleaning up sites where disposal of hazardous waste is known to have occurred. The Superfund process begins with the identification of a possible source of hazardous waste contamination at a site. The identification of a site can come from many different places, such as the local county health department, a concerned citizen, or the investigation of a nearby site. Once identified, these sites may go through a process of investigation, evaluation, cleanup and monitoring. For more information about the State Superfund program, visit:

www.dec.ny.gov/chemical/8439.html

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:

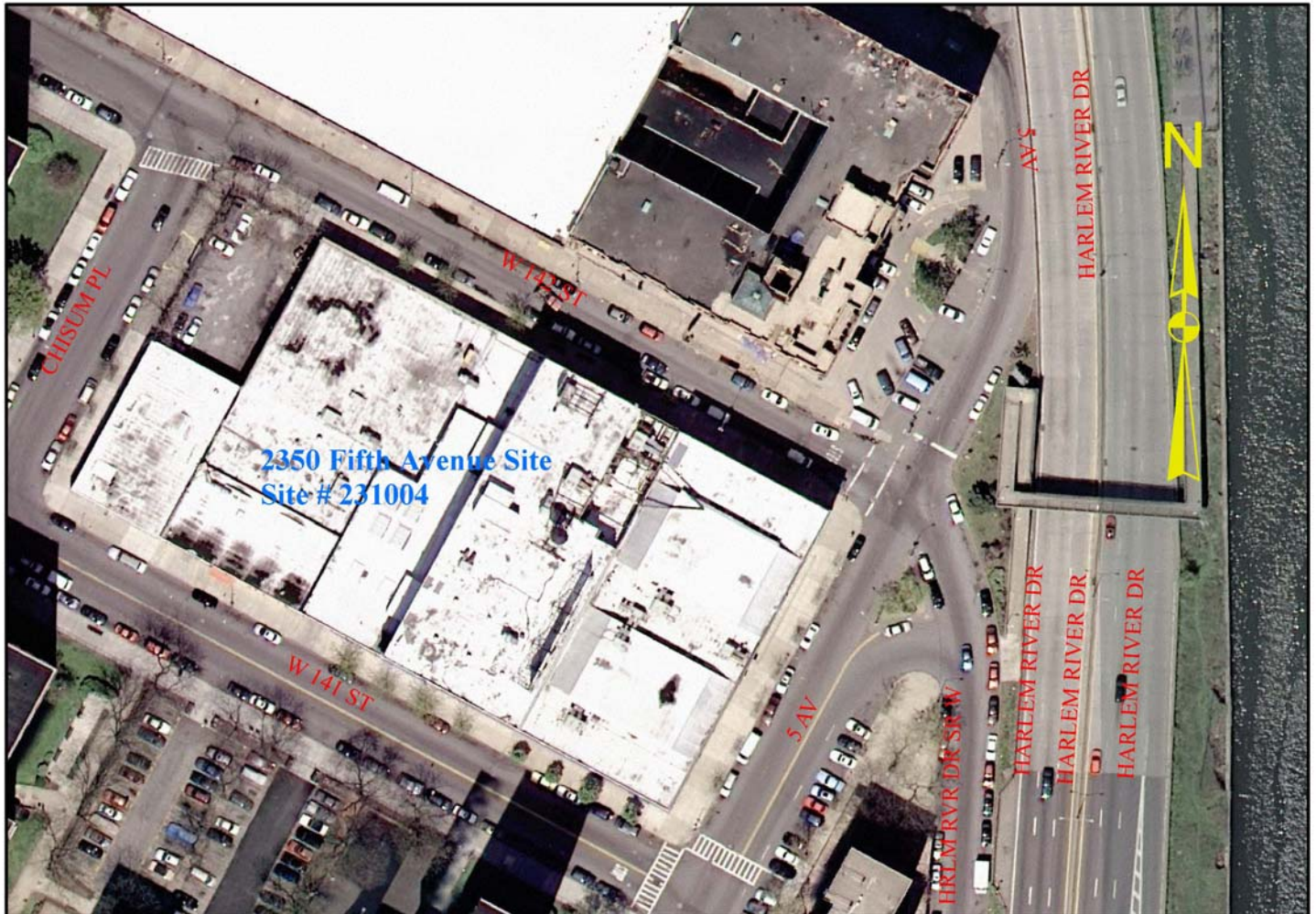
www.dec.ny.gov/chemical/61092.html

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.

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

INACTIVE HAZARDOUS WASTE DISPOSAL SITE REMEDIAL PROGRAM

Figure 1 – Site Location



150 75 0 150 Feet

2350 Fifth Avenue Site (Site No. 231004)