

(Fact Sheet Begins Next)

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DEC's Division of Environmental Remediation (DER) now distributes information about contaminated sites *electronically by email*.

If you would like to continue to receive information about the contaminated site featured in this fact sheet:

You must sign up for the DER email listserv:

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

DER cannot register your email address - only the email address owner can do so. If you already have signed up for the listserv for the county in which the site is located, you need do nothing.



Why You Should Go “Paperless”:

Get site information faster and share it easily;

Receive information about all sites in a chosen county - read what you want, delete the rest;

It helps the environment and stretches your tax dollars.

If “paperless” is not an option for you, call or write to the DER project manager identified in this fact sheet. Indicate that you need to receive paper copies of fact sheets through the Postal Service. Include the site name in your correspondence. The option to receive paper is available to individuals only. Groups, organizations, businesses and government entities are assumed to have email access.

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FACT SHEET

RCRA Program

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

Site Name: Long Island Railroad (LIRR) Morris Park Repair & Richmond Hill Yards
DEC Site #: 241130
Site Address: 121st St & Atlantic Ave, Richmond Hill, NY 11423

Have questions?
See
"Who to Contact"
Below

Remedy Proposed for LIRR Morris Park Repair & Richmond Hill Yards

Public Comment Period Announced

The public is invited to comment on a proposed remedy developed by the New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH) related to the LIR Morris Park Repair & Richmond Hill Yards ("Site") located at 121st Street and Atlantic Avenue, Richmond Hill, Queens County. See the attached map for the site location.

You are encouraged to provide comments during the 45-day comment period described in this fact sheet (January 15, 2015 - March 1, 2015)

Documents related to the cleanup of this site can be located at the locations identified below under "Where to Find Information."

Draft Statement of Basis

NYSDEC, in consultation with NYSDOH, developed the proposed remedy after reviewing the detailed investigations of the site and evaluating the remedial options. In addition, certain remedial actions, called "Interim Corrective Measures" were taken, before completion of the CMS, to address sources of contamination or exposure pathways.

The proposed remedy is described in the NYSDEC's draft "Statement of Basis" and applies to the entire site. Proposed actions include a site cover consisting of buildings, pavement, sidewalks and soil that will be maintained to allow for industrial use of the site. Proposed long-term actions include institutional controls (in the form of an environmental easement) and a site management plan that addresses site controls, monitoring, and operation and maintenance.

In addition, ICMs were completed over a period of years at the site that successfully addressed a significant percentage of soil and groundwater contamination. This was accomplished through the following measures.

- Excavation and off-site disposal of petroleum contaminated sediments and soil;
- Removal of the container storage pad, asphalt lot and USTs, followed by soil confirmation sampling;
- Power washing and scarification of the Paint Stripping Building concrete floor, following by soil confirmation sampling;
- LNAPL recovery, bioamendment and bioventing system to address VOC and SVOC impacts from various spills.

How to Comment

NYSDEC is accepting written comments about the proposed plan for 45 days, from January 15, 2015 to March 1, 2015. The proposed plan is available for review at the locations 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.

Next Steps

The NYSDEC will consider public comments as it finalizes the remedy for the site. The selected remedy will be described in a document called a final "Statement of Basis" that will explain why the remedy was selected and will respond to public comments. The Agencies will keep the public informed throughout the investigation and cleanup of the site.

Background

Location: The Site is located in the Richmond Hill section of Queens, New York, an urban area. 91st and 92nd Avenues bound the site to the north, Atlantic Avenue to the south, 121st Street to the west, and the Van Wyck Expressway to the east.

Site Features: The Site encompasses approximately 58 acres. Currently, Morris Park Yard consists of a roundhouse, turntable, and a separate shed with four car bays. Some areas are paved with asphalt and other areas are exposed soil. Richmond Hill Yard consists of the Sheridan Shop, locomotive shop, storage yard, McGurl Building, train wash, receiving yard, and the Advance Yard. The site is 55 feet above mean sea level. The closest body of water is Willow Lake in Meadow Park, two miles to the north. Jamaica Bay is about three miles southwest of the site. There are several schools and a hospital nearby.

Current Zoning: The Site was placed into service in the 1890's and has been used as rail yard since that time. It is zoned industrial/manufacturing (designation M1-1). Surrounding land uses include mixed residential, light industrial and commercial.

Past Uses of the Site: The Site has been utilized as a railroad yard for over 100 years. Prior to this period, it was most likely residential or vacant property. As a rail yard, it was primarily used to overhaul and repair diesel locomotives and electric coach cars, and to rebuild major mechanical and electrical components of equipment transported to the site from other LIRR facilities. Historic uses also included periodic and routine maintenance and fueling of diesel locomotives. Currently, routine maintenance/repair, storage and fueling of diesel locomotives is performed at the Site.

OPERABLE UNITS (OUs):

The site has been managed as one OU (OU1) for both Morris Park and Richmond Hill Yards. The OU consists of various solid waste management units (SWMUs) and Areas of Concern (AOCs). An operable unit represents a portion of a remedial program for a facility that for technical or administrative reasons can be addressed separately to investigate, eliminate, or mitigate a release, threat of release, or exposure pathway resulting from the site contamination. A Solid Waste Management Unit (SWMU) is any discernible unit at which solid wastes have been placed at any time, irrespective of whether the unit was intended for the management of solid or hazardous waste. An Area of Concern (AOC) is an area at a facility or an off-site area, which is not known to be a SWMU, where hazardous waste and/or hazardous constituents are present as a result of a release from the facility.

Morris Park Yard is approximately 23 acres in size and currently consists of the following.

- Track area;
- Two employee platforms located in the southern portion;
- Roundhouse facility with a rail car turntable;
- Employee facility located in the central portion; and
- Wheel truing facility in the southern portion.

In addition, a yard office building, Bridges and Buildings facility, and several temporary office and equipment storage buildings are located in the western portion of Morris Park. The Former Paint Stripping Building, demolished in the early 2000's, is located in the northwestern portion and the concrete slab is utilized for equipment storage. The areas in the immediate vicinity of the Former Paint Stripping Building are used for parking and equipment storage and are not accessible by the public.

Richmond Hill Yard is approximately 35 acres in size and currently comprised of the following.

- Sheridan Shop – Coach servicing
- Locomotive Shop – Locomotive repair
- Storage Yard – Storage, fueling and maintenance of locomotives and coaches
- Yard Interlocking Area/Employee Facility (McGurl Building)
- Train Wash
- Receiving Yard – Train storage and historic fueling activities
- Advance Yard – Train storage

Site Geology and Hydrogeology: Geology of Queens consists of unconsolidated glacial deposits overlying crystalline bedrock. The upper glacial deposits at the Site consist of outwash gravels, sands and silty sands extending from land surface to the Gardiners Clay. The Gardiners Clay underlying the unconsolidated upper aquifer consists of greenish-gray clay and silts, with some interbedded sands, and represents a confining layer. Groundwater in the unconsolidated glacial deposits is encountered at approximately 40 feet below ground surface (bgs). Groundwater flow direction is to the southwest towards Jamaica Bay. The Site, and most of Queens, receives water from public reservoirs in Upstate New York. The confined aquifers below the unconsolidated aquifer, such as the Magothy or Raritan, are used to provide drinking water to parts of Queens. Two public water supply wells (No. 31 and 45), screened in the upper unconsolidated aquifer, are located within one mile of the site. Well No. 31,

which is inactive and upgradient, is located adjacent to and northeast of the site. Well No. 45 is currently active although it did not operate in 2007.

Additional Site Details, including environmental and health assessment summaries, are available on NYSDEC's website at <http://www.dec.ny.gov/cfm/external/derexternal/haz/details.cfm?pageid=3>

Details regarding soil vapor intrusion can be found at: <http://www.dec.ny.gov/regulations/2588.html>

FOR MORE INFORMATION

Where to Find Information

Project documents are available at the following location(s) to help the public stay informed. The Statement of Basis can also be viewed at <http://www.dec.ny.gov/chemical/37550.html>

**Queens Library at Richmond
Hill 118-14 Hillside Avenue
Richmond Hill, NY 11418
Phone: 718-849-7150**

Who to Contact

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

Project Related Questions

Alicia Barraza, NYSDEC Project Manager
NYSDEC, Division of Environmental
Remediation
625 Broadway, 12th Floor
Albany NY 12233-7016
(518) 402-9767
alicia.barraza@dec.ny.gov

Site-Related Health Questions

Chris Doroski, NYSDOH Project Manager
NYSDOH Bureau of Environmental Exposure
& Investigation
Empire State Plaza-Corning Tower Room 1787
Albany, NY 12237
(518) 402-7860
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: 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.

SITE LOCATION MAP Site 241130
LIRR Morris Park Repair & Richmond Hill Yards Queens County
Richmond Hill, NY

