

New York State Department of Environmental Conservation
 Division of Environmental Remediation
 Bureau of Hazardous Site Control

ADDITIONS/CHANGES TO REGISTRY: SUMMARY OF APPROVALS

SITE NAME: FORMER PAUL MILLER DRY CLEANERS DEC I.D. NUMBER 243018

Current Classification NOT APPLICABLE Volunteer Yes No
 Sign (7) below

Activity: Add as Class 2 Reclassify to Delist Category Modify

Approvals:

- | | | | | | |
|---|-----|-------------------------------------|----|--------------------------|-----------------------|
| 1. Regional Hazardous Waste Engineer | Yes | <input checked="" type="checkbox"/> | No | <input type="checkbox"/> | <u>03/21/2001</u> |
| 2. BEEI of NYSDOH | Yes | <input checked="" type="checkbox"/> | No | <input type="checkbox"/> | <u>12/21/2000</u> |
| 3. DEE | Yes | <input checked="" type="checkbox"/> | No | <input type="checkbox"/> | <u>11/07/2000</u> |
| 4. <u>EMERGENCY</u> Remediation Action
Bureau Director [Class 2] | Yes | <input checked="" type="checkbox"/> | No | <input type="checkbox"/> | <u>11/03/2000</u> |
| 5. BHSC - Investigation Section | Yes | <input checked="" type="checkbox"/> | No | <input type="checkbox"/> | <u>10/10/2000</u> |
| 6. BHSC - O&M Section [Class 4] | Yes | <input type="checkbox"/> | No | <input type="checkbox"/> | <u>NOT APPLICABLE</u> |
| 7. BPM - Brownfield & Voluntary Cleanup Section | | | | <u>G. Lopez</u> | Date <u>10/1/01</u> |
| 8. Site Control Section | | | | <u>Dem. J. Jr.</u> | Date <u>10/2/01</u> |
| 9. Director | | | | <u>Robert M. ...</u> | Date <u>10/03/01</u> |

Completion Checklist for Registry Sites

Completed By:
 Initials Date

- | | | | |
|--|-------------------------------------|-------|-----------------|
| OWNER NOTIFICATION LETTER? | <input checked="" type="checkbox"/> | _____ | <u>10-18-01</u> |
| ADJACENT PROPERTY OWNER NOTIFICATION LETTER? | <input checked="" type="checkbox"/> | _____ | <u>11-2-01</u> |
| ENB/LEGAL NOTICE SENT?
(For Deletion Only) | <input type="checkbox"/> | _____ | _____ |
| COMMENTS SUMMARIZED/PLACE IN REPOSITORY | <input type="checkbox"/> | _____ | _____ |
| FINAL NOTIFICATION SENT TO OWNER?
(For Deletion Only) | <input type="checkbox"/> | _____ | _____ |

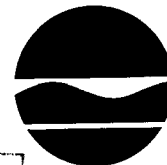


SITE INVESTIGATION INFORMATION

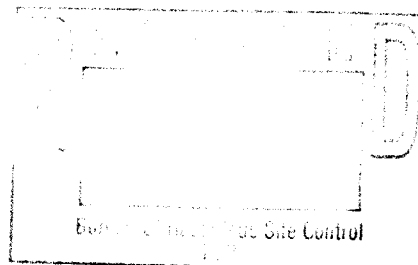
1. SITE NAME Former Paul Miller Dry Cleaners		2. SITE NUMBER 2-43-018	3. TOWN/CITY/VILLAGE Staten Island	4. COUNTY Richmond
5. REGION 2 (New York City)	6. CLASSIFICATION CURRENT [P] PROPOSED [2] MODIFICATION			
7. LOCATION OF SITE (Attach U.S.G.S. Topographic Map showing site location) a. Quadrangle: Arthur Kill, NY and Elizabeth, NJ b. Site Latitude: 40 ° 37 ' 30 " N Site Longitude: 74 ° 08 ' 13 " W c. Tax Map Number(s): Block 1053, Lot 124 d. Site Street Address: 1465 Forest Avenue, Staten Island, New York 10301				
8. BRIEFLY DESCRIBE THE SITE (Attach site map showing disposal/sampling locations) The site consists of a one-story masonry building that is located to the south of the Forest Avenue Shopping Center. The building is surrounded by sidewalks and parking lots, with the southern side of the structure facing the intersection of Forest Avenue and Livermore Street. This building was previously occupied by Paul Miller, Inc., which provided dry-cleaning services to the public until January 1995. The building has since been remodeled, and is presently occupied by a Boston Market restaurant. In 1994, a soil and groundwater investigation was conducted on the Forest Avenue Shopping Center property. This investigation noted elevated levels of tetrachloroethene (PCE), trichloroethene (TCE), and cis-1,2-dichloroethene in the groundwater adjacent to the Paul Miller facility. Based on this information, the NYSDEC conducted an Immediate Investigation Work Assignment (IIWA) in June 2000 to determine if the source of the groundwater contamination was the former Paul Miller site. This work included the installation of five piezometers, groundwater sample collection from these piezometers as well as from three previously installed monitoring wells, and water level measurements from all piezometers and monitoring wells sampled. The results indicate that the source of the groundwater contamination is located beneath the former Paul Miller building. a. Area: 0.35 acres b. Completed: () Env. Property Assessment () PSA () SI () ESI () IRM () RI/FS () Construction () O&M (X) Other: IIWA				
9. HAZARDOUS WASTE DISPOSED (Include EPA Hazardous Waste Numbers) -> Tetrachloroethene (EPA ID #F002)				
10. ANALYTICAL DATA AVAILABLE a. () Air (X) Groundwater () Surface Water () Sediment () Soil () Waste () Leachate () EPTox () TCLP b. Contravention of Standards or Guidance Values -> Tetrachloroethene: 830 ppb in groundwater; 5 ppb standard (Part 703.5) -> Trichloroethene: 68 ppb in groundwater; 5 ppb standard (Part 703.5) -> cis-1,2-dichloroethene: 84 ppb in groundwater; 5 ppb standard (Part 703.5) -> Vinyl chloride: 10 ppb in groundwater; 2 ppb standard (Part 703.5)				
11. CONCLUSION <i>Past site operations have contaminated the underlying groundwater with significant levels of tetrachloroethene. This groundwater is contained within/adjacent to a primary aquifer. Therefore, this site poses a significant threat to public health and the environment. Accordingly, this site should be listed in the Registry of Inactive Hazardous Waste Disposal Sites.</i> a. Institutional Controls (IC) Required? () Y (X) N b. If yes, identify c. Are these ICs in place and verified? () Y () N				
12. SITE IMPACT DATA a. Nearest Surface Water: Distance: 5,500 ft. Direction: north Class: SD (Kill van Kull) b. Groundwater: Depth: 5 ft. Flow Direction: east () Sole Source (X) Primary () Other High-Yield Aquifer c. Water Supply: Distance: --- ft. Direction: N/A ** Active: () Yes () No d. Nearest Building: Distance: 0 ft. Direction: on-site Use: restaurant e. Documented fish or wildlife mortality? () Y (X) N h. Exposed hazardous waste? () Y (X) N f. Impact on special status fish or wildlife resource? () Y (X) N i. If proposed Classification is 2, Priority? () 1 (X) 2 () 3 g. Controlled Site Access? () Y (X) N j. EPA ID# NYD 986933299 HRS Score _____				
13. SITE OWNER'S NAME Mrs. Eleanor Nalitt		14. ADDRESS 25 Duncan Road Staten Island, New York 10301		15. TELEPHONE NUMBER
16. PREPARER David K. Harrington Signature Date: 10/10/2000 David K. Harrington, P.E., Environmental Engineer 2, Eastern Investigation Section Name, Title, Organization		17. APPROVED Robert L. Marino Signature Date: 10/03/01 ROBERT L. MARINO, Director BHSC Name, Title, Organization		

** serviced by the New York City upstate reservoir system

New York State Department of Environmental Conservation
Division of Environmental Remediation, Region 2
47-40 21st Street, Long Island City, NY 11101
(718) 482-4995 Fax: (718) 482-6358



Erin M. Crotty
Commissioner



MEMORANDUM

TO: Dennis Farrar, Site Control Section, BHSC, DER, Albany
FROM: Vadim Brevdo, DER, Region 2 *Vadim Brevdo*
Subject: Former Paul Miller Dry Cleaners, 1465 Forest Avenue, Staten Island
Site ID #243018

Date: August 20, 2001

Attached is the package for listing the subject site as Class 2 in the Registry of Inactive Hazardous Waste Disposal Sites signed by the Regional Remediation Engineer. This is in response to you October 13, 2000 memorandum requesting review of the package prepared by David Harrington of BHSC's. The site is currently designated as "P".

Please contact me, Dennis Wolterding or Rich Gardineer if you have any questions regarding this matter.

VB/VB
attachment

cc (w/o attachment):
R. Gardineer
D. Wolterding
R. Marino
J. Swartwout
D. Harrington

pmlr.sitecontrol.071301



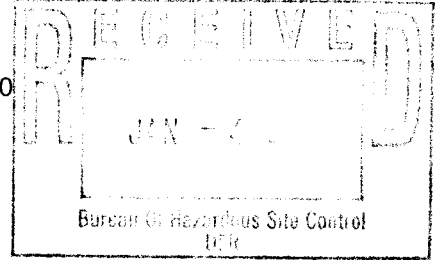
STATE OF NEW YORK
DEPARTMENT OF HEALTH

Flanigan Square, 547 River Street, Troy, New York 12180-2216

Antonia C. Novello, M.D., M.P.H., Dr.P.H.
Commissioner

Dennis P. Whalen
Executive Deputy Commissioner

December 21, 2000



Mr. Dennis Farrar, Acting Chief
Site Control Section
New York State Department of Environmental Conservation
Bureau of Hazardous Site Control, Room 252
50 Wolf Road
Albany, NY 12233-7010

Re: Registry Site Classification Decision
Former Paul Miller Dry Cleaners
Site #243018
Staten Island, Richmond County

Dear Mr. Farrar:

My staff has reviewed the Registry Site Classification package for the Former Paul Miller Dry Cleaners site in Staten Island, Richmond County. Groundwater beneath the site is contaminated with volatile organic compounds (VOCs). Samples collected at 9 to 22 feet below ground surface contained tetrachloroethene, trichloroethene, 1,2-dichloroethene and vinyl chloride at concentrations up to 830, 68, 84 and 10 ppb, respectively. The presence of VOCs in other on-site media, including soil and soil vapor, has not been examined. On-site and nearby commercial businesses could potentially be affected by the VOC contamination. To determine the extent of the contamination, as well as the locations of contamination sources (e.g. dry wells), the site should be investigated further.

From this information, I concur with listing this site as a Class 2 site. The Site Investigation Information form, which I have signed, is enclosed. If you have any questions, please contact Mr. Steven Bates of my staff at (518) 402-7880.

Sincerely,

G. Anders Carlson, Ph.D.
Director
Bureau of Environmental Exposure Investigation

Enclosure

cc: Dr. Kim
Mr. Bates/Mr. Gilday/Ms. Anders
Mr. Marino – NYSDEC
Mr. Lang – NYSDEC, Reg. 2
Dr. Leighton – NYCDOH

H:\KRISTA\PAUL_MIL\FPM_CLAS.DOC

CLASSIFICATION WORKSHEET

Site: Former Paul Miller Dry Cleaners **County:** Richmond **Region:** 2

1. Hazardous waste disposed? Y (to 2) N (Stop) U (Stop)

2. Consequential amount of hazardous waste? Y (to 3) N (Stop) U (Stop)

3. Part 375-1.4(a)(1) applies? N (to 4) U (to 4)
 Y (as checked below; Class 2; to 5)

- | | |
|---|--|
| <input type="checkbox"/> a. endangered or threatened species | <input type="checkbox"/> d. fish, shellfish, crustacea or wildlife |
| <input type="checkbox"/> b. streams, wetlands or coastal zone | <input type="checkbox"/> e. fire, spill, explosion or toxic reaction |
| <input type="checkbox"/> c. bioaccumulation | <input type="checkbox"/> f. proximity to people or water supplies |

4. Part 375-1.4(a)(2) applies? N (Cl 3; Stop) U (Cl 2a; Stop)
 Y (Class 2; to 5)

5. Factor(s) considered in making this determination:

c. Manner of Disposal: It is presumed that the contaminants found at this site (primarily tetrachloroethene) were the result of a spill or leak that occurred during the previous tenant's occupancy.

g. Level of Contaminants: Tetrachloroethene @ 830 ppb in groundwater (5 ppb standard - Part 703.5)

j. Proximity of Site: The site is underlain/adjacent to a primary aquifer.

SUMMARY

Consequential Hazardous Waste	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> Unknown
Significant Threat	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> Unknown

Proposed Classification: 2 Site ID Number: 2-43-018

Signature: David K. Harrington
 Preparer: David K. Harrington

Date: October 10, 2000
 Title: Environmental Engineer 2

**NEW YORK STATE DEPARTMENTS OF ENVIRONMENTAL CONSERVATION AND HEALTH
INACTIVE HAZARDOUS WASTE DISPOSAL SITE PRIORITY RANKING WORKSHEET**

SITE I.D.#: 2-43-018 SITE NAME: Former Paul Miller Dry Cleaners

° **Priority I** - Sites for which remediation should supersede all other Class 2 sites. Priority I can be assigned if any one of the following questions can be answered affirmatively.

- a) Has a public or private water supply which is currently in use been contaminated or threatened?.....
 - b) Has human exposure to contaminants (or the potential for exposure) been identified which represents a significant health risk as determined by DOH?.....
 - c) Has bioaccumulation of site contaminants in flora or fauna resulted in a health advisory?.....
 - c) Are site contaminants present at levels that are acutely toxic to fish or wildlife or that have caused documented fish or more wildlife mortality?.....
 - d) Is there a potentially responsible party or volunteer ready, willing and able to proceed with remediation?.....
- [If 1 or more boxes are checked, check this box] (1)

° **Priority II** - Important Sites. Priority II will be assigned if any of the following questions can be answered affirmatively.

- a) Has a Class A or AA surface water body, a primary aquifer or other high yielding aquifer been contaminated or threatened without affecting an existing water supply which draws from it? (X)
 - b) Has bioaccumulation of site contaminants in flora or fauna resulted in actionable levels (but not a health advisory)?.....
 - c) Are contaminants at levels chronically toxic to fish/wildlife?.....
 - d) Have endangered, threatened or rare species, significant habitats, designated coastal zone or regulated wetlands been impacted by releases from the site?.....
- [If 1 or more boxes are checked, check this box] (2)

° **Priority III** - will be assigned unless one or more of the site prioritization criteria, specified above, apply to a site. After remedial needs for Priority I and II sites have been accommodated, remediation of sites under this category can be considered. If priority III, check box 3. (3)

Enter the number of the priority box checked 1, 2, or 3 here..... (4)
This is the site's priority rank.

FACTORS

IJC Factor - If the site has been identified by the International Joint Commission (IJC) as a component in a remedial action plan, subtract (1) from the value in box 4 and enter the result in box 5..... (5)

EDZ Factor - If the site is within a New York State designated Economic Development Zone (EDZ) should this fact cause the site priority to be raised?.. Yes No

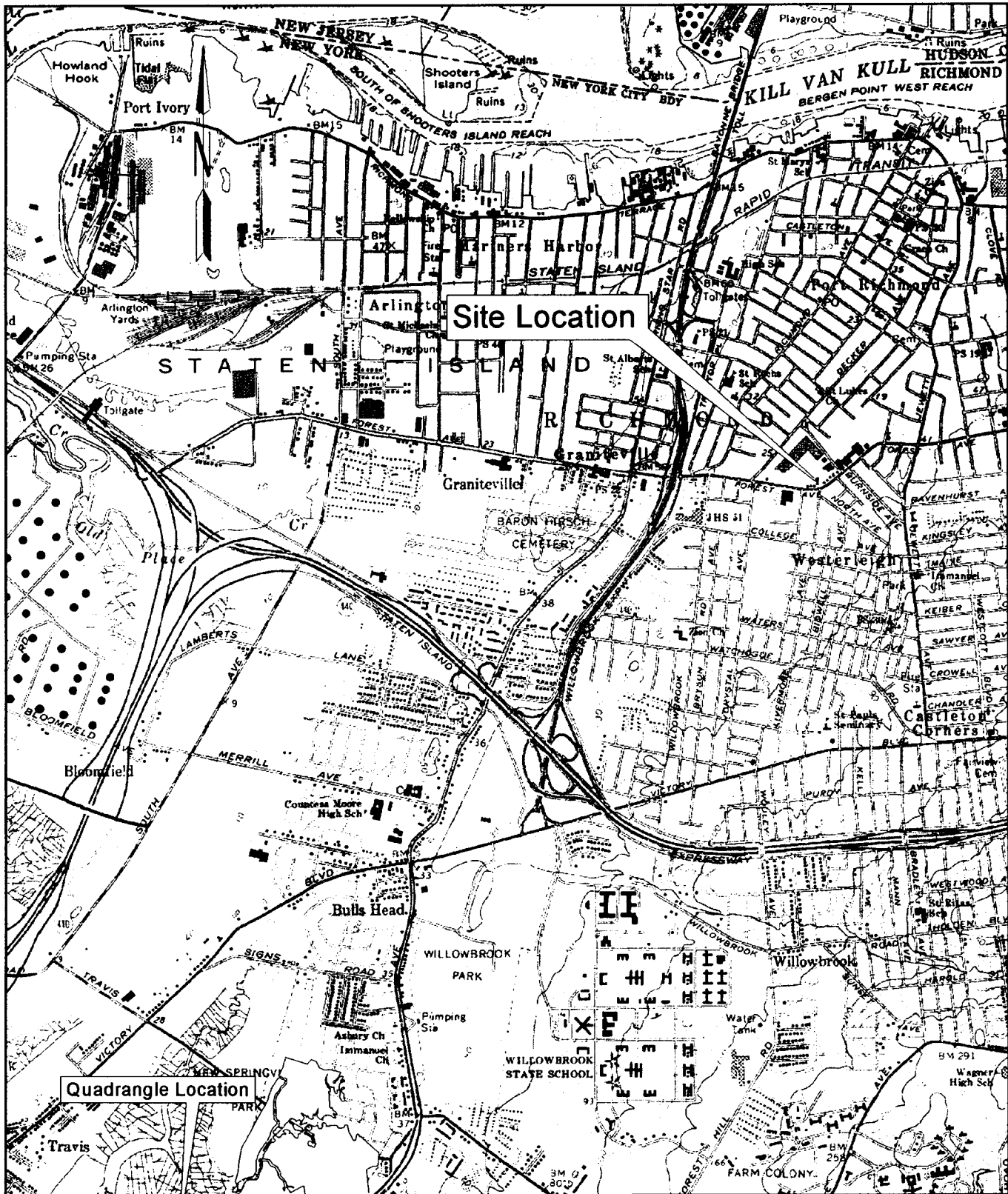
Community Support Factor - If the site has been targeted for local government-supported development, should this fact cause the site priority to be raised?..... Yes No

If either "yes" box is checked, subtract 1 from the value in box 4 and enter the result into box 6. If "no" is checked, the value in box 6 equals box 4 (or box 5 if applicable). If both IJC and EDZ/Community Support factors apply, only 1 (not 2) will be subtracted from the value in box 4. The resultant value in box 6 will never be less than 1..... (6)

IRM NOTE: Should this site be considered a candidate for an Interim Remedial Measure (IRM) as defined by 6NYCRR Part 375-1.3n?..... Yes No

Signature: David K. Harrington
Preparer: David K. Harrington

Date: OCTOBER 10, 2000
Title: Environmental Engineer 2



Site Location

Quadrangle Location



Map source:
 USGS 7.5-minute quadrangle series,
 Elizabeth, NJ, NY, 1967, photorevised 1981,
 Arthur Kill, NY, NJ, 1966

Figure 1-1

Site Location Map

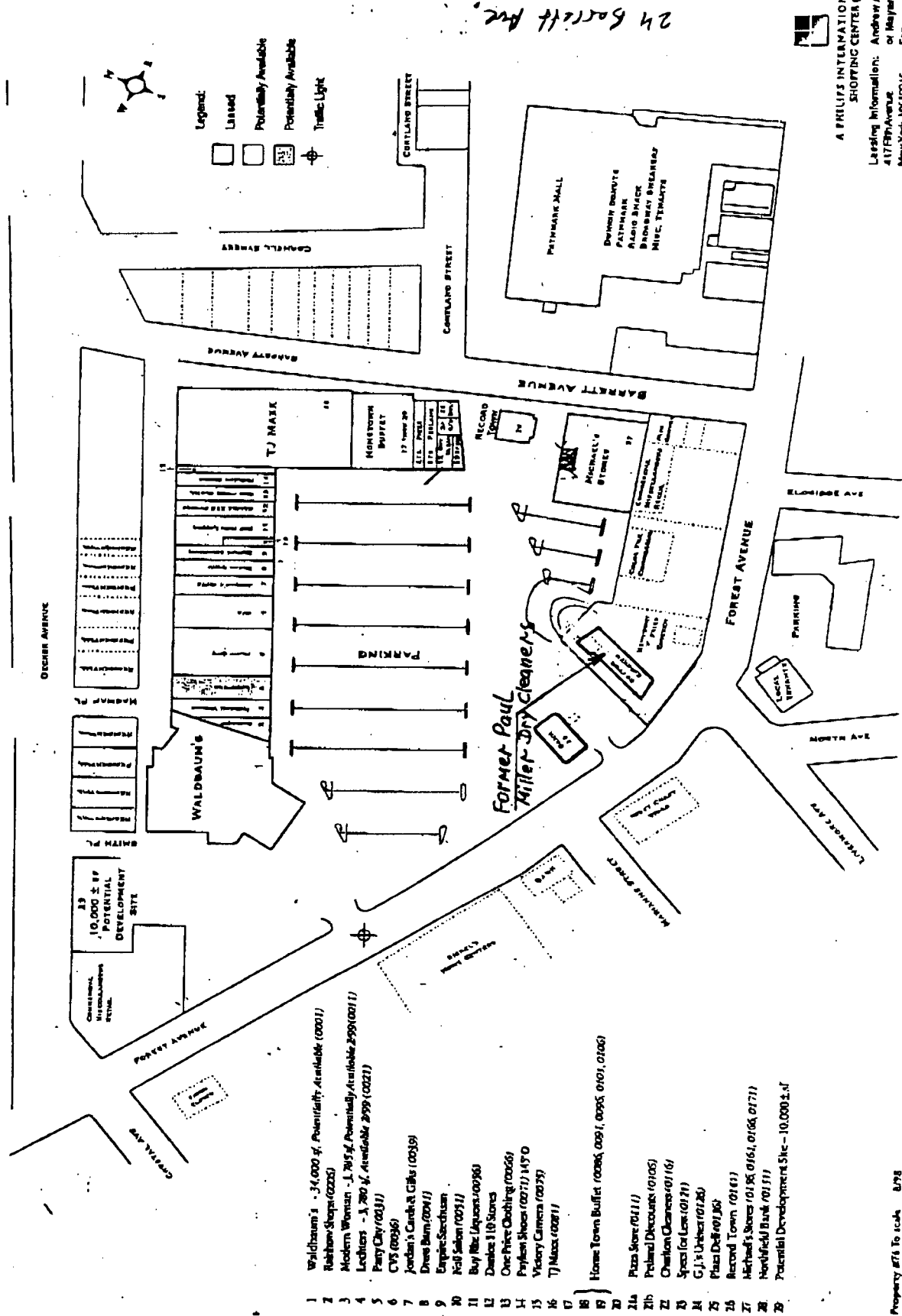
Immediate Investigation Work Assignment
 Former Paul Miller Dry Cleaners
 NYSDEC I.D. No. 344041

LAWLER, MATUSKY & SKELLY ENGINEERS LLP
 Pearl River, New York

Figure 1

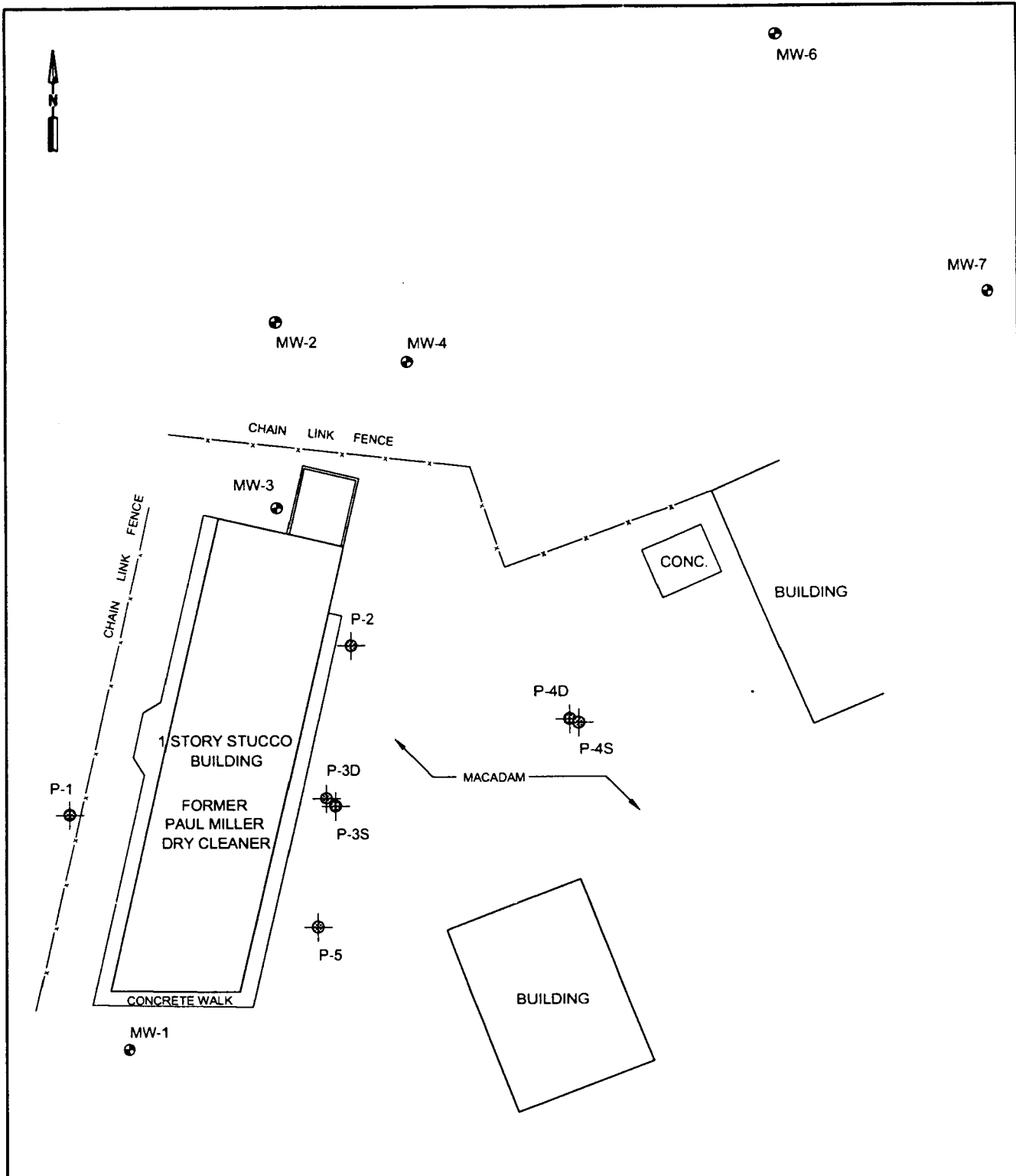
Forest Avenue Shoppers Town
Staten Island, New York

BRAND NEW RENOVATION



- 1 Waldbaum's - 34,000 sq. ft. Potentially Available (0001)
- 2 Robinson Shops (0005)
- 3 Modern Woman - 1,795 sq. ft. Potentially Available 2/99 (0011)
- 4 Leathers - 3,700 sq. ft. Available 2/99 (0021)
- 5 Party City (0031)
- 6 CVS (0036)
- 7 Jordan's Car Wash (0039)
- 8 Dress Barn (0041)
- 9 Empire Sachetum
- 10 K&B Salon (0051)
- 11 Buy Rite Liquors (0090)
- 12 Dunkin' Donuts
- 13 One Price Clothing (0060)
- 14 Payless Shoes (0071) 1450
- 15 Victory Camera (0075)
- 16 T.J. Maxx (0081)
- 17
- 18 Home Town Buffet (0088, 0091, 0095, 0101, 0105)
- 19
- 20
- 21a Pizza Steve (0111)
- 21b Poland Discount (0105)
- 22 Christian Cleaners (0116)
- 23 Specs (on Lease) (0171)
- 24 G.J.'s Uniform (0120)
- 25 Plaza Deli (0130)
- 26 Record Town (0141)
- 27 Michael's Shoes (0150, 0161, 0166, 0171)
- 28 Northfield Bank (0171)
- 29 Potential Development Site - 10,000 sq. ft.

A PHILLIPS INTERNATIONAL REALTY CORP.
SHOPPING CENTER (NYSE - PHN)
Leasing Information: Andrew A. Barham (212) 651-3033
417 Fifth Avenue (212) 651-3044
New York, NY 10016 (212) 648-1255 FAX



\\650-491 Paul Miller I\IWA\Graphics\mllersiteplan7.dsf

Legend

- ⊙ Monitoring well
- ⊗ Piezometer

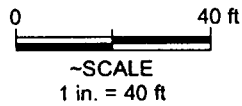


Figure 1-2

Site Plan

Immediate Investigation Work Assignment
 Former Paul Miller Dry Cleaners
 NYSDEC I.D. No. 344041

LAWLER, MATUSKY & SKELLY ENGINEERS LLP
 Pearl River, New York

MW-6



MW-3	
PCE	14
TCE	7
1,2-DCE	44
VC	10
TCVOC	75

MW-4	
1,2-DCE	22
VC	5
TCVOC	27

MW-2

MW-4

MW-7

P-2	
VC	2 1
TCVOC	2 1

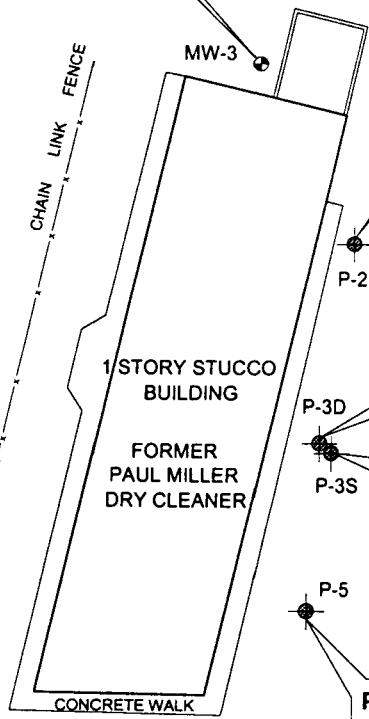
CHAIN LINK FENCE

CHAIN LINK FENCE

MACADAM

CONC.

BUILDING



1 STORY STUCCO BUILDING
FORMER PAUL MILLER DRY CLEANER

P-3D	
PCE	830
TCE	68
1,2-DCE	58
TCVOC	956

P-4D

P-4D	
PCE	27
TCE	14
1,2-DCE	84
TCVOC	125

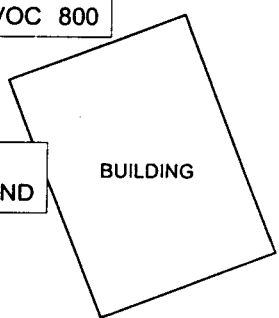
P-4S

P-4S	
1,2-DCE	2
TCVOC	2

P-3S	
PCE	690
TCE	51
1,2-DCE	59
TCVOC	800

P-5

P-5	
TCVOC	ND



MACADAM

BUILDING

CONCRETE WALK

P-1

P-1	
PCE	150
TCVOC	150

MW-1

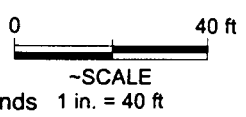
MW-1	
PCE	40
TCVOC	40

Legend

- ⊕ Monitoring well
- ⊙ Piezometer

Abbreviations

- PCE Tetrachloroethylene
- TCE Trichloroethylene
- 1,2-DCE 1,2-dichloroethylene
- VC Vinyl chloride
- TCVOC Total chlorinated volatile organic compounds



\\650-491 Paul Miller I\IWA\Graphics\miller\siteplan7.dsf

Figure 1-4
Chlorinated Solvent Contamination in Groundwater
 Immediate Investigation Work Assignment
 Former Paul Miller Dry Cleaners
 NYSDEC I.D. No. 344041
LAWLER, MATUSKY & SKELLY ENGINEERS LLP
 Pearl River, New York

Table 1-2 (Page 1 of 2)

**GROUNDWATER DATA SUMMARY
FORMER PAUL MILLER DRY CLEANERS**

Sample ID Date Collected	MW-1	MW-3	MW-4	P-1	P-2	Blind Duplicate of P-2	P-5	NYSDEC CLASS GA STANDARDS (b)
	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000			
Volatile Organic Compounds (ug/L)		[DL 1:1.5]		[DL 1:5]				
Vinyl Chloride	ND	10 d	5	ND	2	1	2	
1,2-Dichloroethylene (total)	ND	44 d g	22	ND g	ND	ND	5	
Methyl tert-butyl ether	ND	ND g	ND	ND g	4	4	50 ¹	
2-Butanone	ND g	ND g	ND g	ND g	ND g	ND g	50 GV	
Chloroform	ND	ND	ND	ND	ND	ND	7	
Trichloroethylene	ND	7 d	ND	ND	ND	ND	5	
4-Methyl-2-Pentanone	ND	ND	ND	ND	ND	ND	NS	
Tetrachloroethylene	40	14 d	ND	150 d	ND	ND	5	
Chlorobenzene	ND	ND	ND	ND	2	2	5	
Total VOCs:	40	75	27	150	8	7	100 ²	

1 - NYSDOH drinking water maximum contaminant level (MCL).
 2 - This value applies to the total of all organic substances listed in the New York State Groundwater Effluent Limitations table from the Division of Water Technical and Operational Guidance Series (1.1.1) with a groundwater effluent limitation less than 100 ug/l.
 (b) - Division of Water Technical and Operational Guidance Series (1.1.1) June 1998.
 DL - Dilution factor.
 GV - Guidance Value
 b - Found in associated blanks.
 ND - Not detected at analytical reporting limit.
 NS - No standard.
 Note - Numbers in bold exceed standard.
 d - Compound identified in an analysis at a dilution factor.
 g - Value considered estimated based on data validator's report (Appendix D).

Table 1-2 (Page 2 of 2)

**GROUNDWATER DATA SUMMARY
FORMER PAUL MILLER DRY CLEANERS**

Sample ID Date Collected	P-3S		P-3D		P-4S		P-4D		P-5		TB-1		NYSDEC CLASS GA STANDARDS (b)
	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	07/06/2000	
Volatile Organic Compounds (ug/L)	[DL 1:25]	[DL 1:25]	[DL 1:25]	[DL 1:25]	[DL 1:4]	[DL 1:2]							
Vinyl Chloride	ND	ND	ND	ND	ND	ND							2
1,2-Dichloroethylene (total)	59 d g	58 d	2	84 d	ND	ND							6
Methyl tert-butyl ether	ND g	ND g	1	ND	ND	19 d							50
2-Butanone	ND g	ND g	ND g	ND g	ND g	58 d g							50-GV
Chloroform	ND	ND	2	ND	ND	ND							7
Trichloroethylene	51 d	68 d	ND	14 d	ND	ND							6
4-Methyl-2-Pentanone	ND	ND	ND	ND	ND	2 d							NS
Tetrachloroethylene	690 d	830 d	ND	27 d	ND	ND							6
Chlorobenzene	ND	ND	ND	ND	ND	ND							5
Total VOCs:	800	956	5	125	79	0							100.2

- 1 - NYSDOH drinking water maximum contaminant level (MCL).
- 2 - This value applies to the total of all organic substances listed in the New York State Groundwater Effluent Limitations table from the Division of Water Technical and Operational Guidance Series (1.1.1) with a groundwater effluent limitation less than 100 ug/l.
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- g - Value considered estimated based on data validator's report (Appendix D).

From: Robert Evans
To: Austin, Randall; D'Ambrosio, Denise; Desnoyers, Dale; Lang, Thomas; Oliva, Louis; Schick, Robert
Date: 9/26/01 12:01PM
Subject: Proposed Class 2 listing: Former Paul Miller Dry Cleaners- ID # 243018

Former Paul Miller Dry Cleaners (former VCP site # V00183-2), located on 1465 Forest Avenue in Staten Island, New York 10301, Richmond County is proposed to be listed on the Registry of IHWDS as a Class 2 site. As you know, the Brownfields/Voluntary Cleanup Section must sign off on all listing packages indicating whether there are any voluntary cleanup agreements, Brownfields agreements, MGP agreements, or any VC or BF negotiations under way.

A VCP application, for investigation, was received on 10/28/96 for this site, as noted above. Per a letter from DEE dated 4/24/97, this site was terminated from the VCP as they were looking to change volunteer's on this project and a new application to do so was requested. There appears to have been no further continuation. It should also be noted that on 8/20/01 a package for listing the site as Class 2 was signed by the Regional Remediation Engineer - Richard Gardineer. Please notify me within 3 days if it should not be listed on the Registry at this time. Thanks - Bob

From: Dale Desnoyers
To: Austin, Randall; D'Ambrosio, Denise; Evans, Robert; Lang, Thomas; Oliva, Louis; Schick, Robert
Date: 9/26/01 12:35PM
Subject: Re: Proposed Class 2 listing: Former Paul Miller Dry Cleaners- ID # 243018

We have had some dealings from the Eastern Field Unit on this and by copy of this email I am asking Denise D'Ambrosio to check the status of same. If she replies that there is no involvement, I am ok with the listing package proceeding.

Dale

>>> Robert Evans 09/26/01 12:01PM >>>

Former Paul Miller Dry Cleaners (former VCP site # V00183-2), located on 1465 Forest Avenue in Staten Island, New York 10301, Richmond County is proposed to be listed on the Registry of IHWDS as a Class 2 site. As you know, the Brownfields/Voluntary Cleanup Section must sign off on all listing packages indicating whether there are any voluntary cleanup agreements, Brownfields agreements, MGP agreements, or any VC or BF negotiations under way.

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From: Denise D'Ambrosio
To: Austin, Randall; Desnoyers, Dale; Evans, Robert; Lang, Thomas; Oliva, Louis; Schick, Robert
Date: 9/27/01 3:28PM
Subject: Re: Proposed Class 2 listing: Former Paul Miller Dry Cleaners- ID # 243018

According to the file, Ed Devine wrote a letter to the applicant volunteer, Eleanor Nalitt, confirming disinterest in participation in the VCP. There is no reason that I am aware of to delay listing of the site.

>>> Dale Desnoyers 09/26/01 12:35PM >>>

We have had some dealings from the Eastern Field Unit on this and by copy of this email I am asking Denise D'Ambrosio to check the status of same. If she replies that there is no involvement, I am ok with the listing package proceeding.

Dale

>>> Robert Evans 09/26/01 12:01PM >>>

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A. Sylvester

New York State Department of Environmental Conservation

Division of Environmental Remediation

Bureau of Hazardous Site Control, 11th Floor

625 Broadway, Albany, New York 12233-7014

Phone: (518) 402-9553 • **FAX:** (518) 402-9577

Website: www.dec.state.ny.us



Erin M. Crotty
Commissioner

NOV - 2 2001

City Clerk
City of New York
City Hall
New York, NY 10007

Dear Sir/Madam:

The Department of Environmental Conservation (DEC) maintains a Registry of sites where hazardous waste disposal has occurred. Property located at 1465 Forest Avenue, in the borough of Staten Island, in the City of New York, County of Richmond and designated as Tax Map Number Block 1053 Lot 124 was recently added as a Class 2 in the Registry. The name and site I.D. number of this property as listed in the Registry is Former Paul Miller Dry Cleaners, Site #243018.

The Classification Code 2 indicates that a significant threat to the public health or environment exists – action required.

We are sending this letter to you and others who own property near the site listed above, as well as the county and town clerks. We are notifying you about these activities at this site because we believe it is important to keep you informed.

If you currently are renting or leasing your property to someone else, please share this information with them. If you no longer own the property to which this letter was sent, please provide this information to the new owner and provide this office with the name and address of the new owner so that we can correct our records.

The reason for this recent classification decision is as follows:

- Past site operations have contaminated the underlying groundwater with significant levels of tetrachloroethene. This groundwater is contained within/adjacent to a primary aquifer. Therefore, this site poses a significant threat to public health and the environment. Accordingly, this site should be listed in the Registry of Inactive Hazardous Waste Disposal Sites.

If you have questions, need additional information, or have information which you believe would be useful to us, please call the Department of Environmental Conservation's toll-free number: **1-800-342-9296**. The Department of Health maintains a Health Liaison Program (HeLP) toll-free number: **1-800-458-1158 Ext. 2-7530**.

Sincerely,

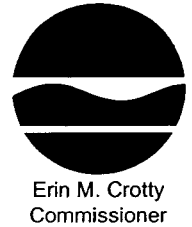


Dennis J. Farrar
Chief
Site Control Section

bcc: D. Farrar
J. Swartwout
D. Wolterding, R/2
Regional CPS
J. Cryan, R/2
A. Sylvester
G. Litwin
L. Ennist

AS/srh

A. Sylvester



New York State Department of Environmental Conservation
Division of Environmental Remediation
Bureau of Hazardous Site Control, 11th Floor
625 Broadway, Albany, New York 12233-7014
Phone: (518) 402-9551 • **FAX:** (518) 402-9577
Website: www.dec.state.ny.us

OCT 18 2001

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

Mrs. Eleanor Nalitt
25 Duncan Road
Staten Island, NY 10301

Dear Mrs. Nalitt:

As mandated by Section 27-1305 of the Environmental Conservation Law (ECL), copy enclosed, the New York State Department of Environmental Conservation (Department) must maintain a registry of all inactive disposal sites suspected or known to contain hazardous wastes. The ECL also mandates that this Department notify, by certified mail, the owner of all or any part of each site or area included in the Registry of Inactive Hazardous Waste Disposal Sites.

Our records indicate that you are the owner or part owner of the site listed below. Therefore, this letter constitutes notification of the inclusion of such site in the Registry of Inactive Hazardous Waste Disposal Sites in New York State. Once listed in the Registry, the site becomes subject to certain restrictions prescribed by provisions of 6NYCRR Part 375 (see enclosure).

DEC Site No.: 243018
Site Name: Former Paul Miller Dry Cleaners
Site Address: 1465 Forest Avenue, Staten Island, NY 10301
Site Classification: 2

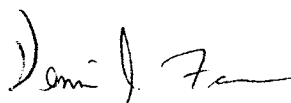
Enclosed is a copy of the Department's Inactive Hazardous Waste Disposal Site Report form as it appears in the Registry and Annual Report together with an explanation of the site classifications. The Law allows the owner and/or operator of a site listed in the Registry to petition the Commissioner of the New York State

Department of Environmental Conservation for deletion of such site, modification of site classification, or modification of any information regarding such site, by submitting a written statement setting forth the grounds of the petition. Such petition may be addressed to:

Ms. Erin M. Crotty
Commissioner
New York State Department of Environmental Conservation
625 Broadway
Albany, New York 12233-1010

For additional information, please contact me at (518) 402-9553.

Sincerely,



Dennis J. Farrar
Chief
Site Control Section
Bureau of Hazardous Site Control
Division of Environmental Remediation

Enclosures

bcc: w/o Enc.
R. Marino
D. Farrar
J. Swartwout
A. Sylvester

w/Enc. (Copy of Site Report form only)
A. Grant
G. Litwin, NYSDOH
S. Ervolina
L. Oliva, R/2
D. Wolterding, R/2
J. Cryan, R/2

AS/srh

Inactive Hazardous Waste Disposal Report

Site Name: Former Paul Miller Dry Cleaners	Site Code: 243018
Class Code: 2 Region: 2 County: Richmond	EPA Id: NYD986933299
Address: 1465 Forest Avenue City: Staten Island	Zip: 10301
Latitude: 40 37' 30" Longitude: 74 8' 13"	
Site Type: Structure	Estimated Size: 0.35 Acres

Site Owner / Operator Information:		
Current Owner(s) Name:	Mrs. Eleanor Nalitt	
Current Owner(s) Address:	25 Duncan Road	Staten Island NY 10301
Owner(s) during disposal:	Mr. Alvin Nalitt	
Operator(s) during disposal:	Mr. Alvin Nalitt	
Stated Operator(s) Address:	1465 Forest Avenue	Staten Island NY 10301
Hazardous Waste Disposal Period:	From unknown	To 1995

Site Description:

The site consists of a one-story masonry building that is located to the south of the Forest Avenue Shopping Center. The building is surrounded by sidewalks and parking lots, with the southern side of the structure facing the intersection of Forest Avenue and Livermore Street. This building was previously occupied by Paul Miller, Inc., which provided dry-cleaning services to the public until January 1995. The building has since been remodeled, and is presently occupied by a Boston Market restaurant.

In 1994, a soil and groundwater investigation was conducted on the Forest Avenue Shopping Center property. This investigation noted elevated levels of tetrachloroethene (PCE), trichloroethene (TCE), and cis-1,2-dichloroethene in the groundwater adjacent to the Paul Miller facility. Based on this information, the NYSDEC conducted an Immediate Investigation Work Assignment (IIWA) in June 2000 to determine if the source of the groundwater contamination was the former Paul Miller site. This work included the installation of five piezometers, groundwater sample collection from these piezometers as well as from three previously installed monitoring wells, and water level measurements from all piezometers and monitoring wells sampled. The results indicate that the source of the groundwater contamination is located beneath the former Paul Miller building.

Confirmed Hazardous Waste Disposal:

Tetrachloroethene (PCE) F002 Waste

Quantity:

unknown

Analytical Data Available for:	Groundwater
Applicable Standards Exceeded in:	Groundwater
<i>Geotechnical Information:</i>	Depth to
Soil/Rock Type: urban fill, sand, silt, clay	Groundwater: Range: 1 to 5 feet
Legal Action: Type:	Status:
Remedial Action:	Nature of action:

Assessment of Environmental Problems:

Past site operations have contaminated the groundwater with elevated levels of PCE. A Remedial Investigation is required to fully delineate the contamination.

Assessment of Health Problems: