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

ADDITIONS/CHANGES TO REGISTRY: SUMMARY OF APPROVALS

SITE NAME: CARLTON CLEANERS DEC I.D. NUMBER 243019

Current Classification ___

Activity: ☑ Add as Class 2 ☐ Reclassify to ___ ☐ Delist Category ___ ☐ Modify ___

Approvals:

Regional Hazardous Waste Engineer	Yes	☑	No	☐	___
BEEI of NYSDOH	Yes	☑	No	☐	___
DEE	Yes	☑	No	☐	___
BERA — Remediation Action Bureau Director [Class 2]	Yes	☑	No	☐	___
BHSC: a. Investigation Section	Yes	☑	No	☐	___
b. O&M Section [Class 4]	Yes	n/a	No	☐	___
c. Site Control Section	Robert Marino		Date	8/25/97	
d. Director	Edward Sullivan		Date	8/26/97	

Completion Checklist		Completed By: Initials	Date
OWNER NOTIFICATION LETTER?	☑	___	11/19/97
ADJACENT PROPERTY OWNER NOTIFICATION LETTER?	☑	___	12/8/97
ENB/LEGAL NOTICE SENT? (For Deletion Only)	☐	___	___
COMMENTS SUMMARIZED/PLACE IN REPOSITORY	☐	___	___
FINAL NOTIFICATION SENT TO OWNER? (For Deletion Only)			

(For proposed Class 2a sites only) Planned investigative activities & dates: ___

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF HAZARDOUS WASTE REMEDIATION

SITE INVESTIGATION INFORMATION

1. SITE NAME	2. SITE NUMBER	3. TOWN/CITY/VILLAGE	4. COUNTY
Carlton Cleaners	243019	Staten Island	Richmond

5. REGION	6. CLASSIFICATION
2 (New York City)	CURRENT: P PROPOSED: 2 MODIFY

7. LOCATION OF SITE (Attach U.S.G.S. Topographic Map showing site location)

a. Quadrangle: Elizabeth, NJ-NY

b. Site Latitude: 40 ° 37 ' 30 " N Site Longitude: 74 ° 08 ' 13 " W

c. Tax Map Numbers: Block 1053, Lot 138

d. Site Street Address: 24 Barrett Avenue, Staten Island, NY 10301

8. BRIEFLY DESCRIBE THE SITE (Attach site plan showing disposal/sampling locations)

The site was located within an 18,300 square foot masonry building that is situated at the eastern end of the Forest Avenue Shopping Center. The building is surrounded by sidewalks and parking lots, with the NE wall of the structure facing Barrett Avenue. This building was occupied by Carlton Cleaners, which provided dry-cleaning services to the public, along with other small retailers prior to 1994. Carlton Cleaners had occupied approximately 200 square feet of space along the center of the NW wall of the building across from the Nathan's restaurant. The building has since been remodeled, and is presently occupied by a retailer of craft supplies.

A 1994 soil and groundwater investigation of the Forest Avenue Shopping Center revealed tetrachloroethene (PCE), trichloroethene (TCE), and 1,2-dichloroethene (DCE) contamination in the immediate proximity of Carlton Cleaners and nearby Paul Miller Cleaners (NYSDEC ID #243018). Based on this report, the NYSDEC determined that further investigations were warranted to determine the source and extent of this contamination.

a. Area: 0.4 acres b. EPA ID Number: none

c. Completed: ( )Phase I ( )Phase II (X) PSA ( )RI/FS ( )PA/SI ( )Other

9. HAZARDOUS WASTE DISPOSED (Include EPA Hazardous Waste Numbers)

-> Tetrachloroethene (EPA ID #F002)

10. ANALYTICAL DATA AVAILABLE

a. ( )Air (X)Groundwater ( )Surface Water ( )Sediment (X)Soil ( )Waste ( )Leachate ( )EPTox ( )TCLP

b. Contravention of Standards or Guidance Values

-> Tetrachloroethene: 27,000 ppb in groundwater; 5 ppb standard (Part 703)

11. CONCLUSION

Past site operations have contaminated the underlying groundwater with significant levels of tetrachloroethene. This groundwater is contained within/adjacent to a principal aquifer. Therefore, this site poses a significant threat to public health and the environment. Thus, it should be listed as a Class 2 site in the NYS Registry of Inactive Hazardous Waste Disposal Sites.

12. SITE DATA

a. Nearest Surface Water:	Distance: 5,500 ft.	Direction: north	Classification: SD (Kill Van Kull)		
b. Nearest Groundwater:	Depth: 5 ft.	Flow Direction: north	( )Sole Source ( )Primary (X)Principal		
c. Nearest Water Supply:	Distance: --- ft.	Direction: N/A **	Active: ( )Yes ( )No		
d. Nearest Building:	Distance: 0 ft.	Direction: onsite	Use: retail		
e. In State Economic Development Zone?		( )Y (X)N	l. Controlled Site Access?	( )Y	(X)N
f. Crops or livestock on site?		( )Y (X)N	j. Exposed hazardous waste?	( )Y	(X)N
g. Documented fish or wildlife mortality?		( )Y (X)N	k. HRS Score: N/A		
h. Impact on special status fish or wildlife resource?		( )Y (X)N	l. For Class 2: Priority Category: 2		

13. SITE OWNER'S NAME	14. ADDRESS	15. TELEPHONE NUMBER
Forest Avenue Shopping Association c/o Philips International Holding Company	341 Madison Avenue New York, NY 10017	(212) 545 - 1100

16. PREPARER	17. APPROVED
David K. Harrington 6/26/97	8/26/97
Signature Date	Signature Date
David K. Harrington, Environmental Engineer 1, EIS, BHSC, DER, NYSDEC	Earl H. Barcomb, Director, BHSC, DER
Name, Title, Organization	Name, Title, Organization

** served by the New York City upstate reservoir system

A:\CARLTOND.FRM

Tony

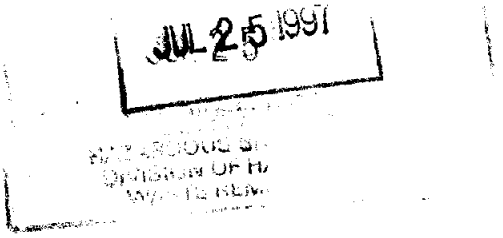
STATE OF NEW YORK
DEPARTMENT OF HEALTH

II University Place Albany, New York 12203-3399

Barbara A. DeBuono, M.D., M.P.H.
Commissioner

Dennis P. Whalen
Executive Deputy Commissioner

July 23, 1997



Mr. Earl Barcomb, P.E., Director
Bureau of Hazardous Site Control
NYS Dept. of Environmental Conservation
50 Wolf Road, Room 252
Albany New York 12233

RE: **SITE INVESTIGATION INFORMATION**
Carlton Cleaners, Site # 243019
Staten Island, Richmond County

Dear Mr. Barcomb:

My staff have reviewed the enclosed site investigation information form for the referenced site. Groundwater has been contaminated with tetrachloroethene, 1,2-dichloroethene, trichloroethene. The highest level of contamination found to date, 27,000 ppb of tetrachloroethene, was located 120 feet downgradient of the site. I agree that the site should be listed as a Class 2 site with the NYS Registry of Inactive Hazardous Waste Disposal Sites.

If you have any questions, please call Mr. Steve Bates of my staff at (518) 458-6305.

Sincerely,

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

Enclosure
cc: Dr. N. Kim
Mr. S. Bates/Mr. G. Laccetti
Mr. R. Marino - DEC
Mr. D. Harrington - DEC Region 2
Ms. Jana Whalen
H:\JANA\243019B.WPD

CLASSIFICATION WORKSHEET

Site: Carlton Cleaners County: Richmond Region: 2

1. Hazardous waste disposed? [X] Y (to 2) [ ] N (Stop) [ ] U (Stop)
2. Consequential amount of hazardous waste? [X] Y (to 3) [ ] N (Stop) [ ] U (Stop)
3. Part 375-1.4(a)(1) applies? [X] N (to 4) [ ] U (to 4)
   [ ] Y (as checked below; Class 2; to 5)

[ ] a. endangered or threatened species
[ ] b. streams, wetlands or coastal zone
[ ] c. bioaccumulation
[ ] d. fish, shellfish, crustacea or wildlife
[ ] e. fire, spill, explosion or toxic reaction
[ ] f. proximity to people or water supplies

4. Part 375-1.4(a)(2) applies? [ ] N (Cl 3; Stop) [ ] U (Cl 2a; Stop)
   [X] Y (Class 2; to 5)
5. Factors 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 from the basement area.

g. Level of Contaminants: Tetrachloroethene @ 27,000 ppb in groundwater (5 ppb standard - Part 703)

i. Extent of Migration: The highest levels of contamination in the groundwater were found ~120 feet downgradient of the site.

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

SUMMARY

Consequential Hazardous Waste [X] Yes [ ] No [ ] Unknown

Significant Threat [X] Yes [ ] No [ ] Unknown

Proposed Classification: 2 Site ID#: 243019

Date: June 20, 1997

Preparer: David K. Harrington

Title: Environmental Engineer 1

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11/17/94

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

SITE ID#: 243019 SITE NAME: Carlton 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?..... [ ]
d) Are site contaminants present at levels that are acutely toxic to fish or wildlife or that have caused documented fish or more wildlife mortality?..... [ ]

[ ] (1) [If 1 or more boxes are checked, check this box]

° **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 or a principal aquifer been contaminated or threatened without affecting an existing water supply?..... [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?..... [ ]

[X] (2) [If 1 or more boxes are checked, check this box]

° **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..... [2] (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)

	Yes	No
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?..	[ ]	[ ]
Community Support Factor - If the site has been targeted for local government-supported development by a developer willing to sign a consent order with DEC finance investigation and remediation should this fact cause the site priority to be raised?.....	[ ]	[ ]

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 form the value in box 4. The resultant value in box 6 will never be less than 1..... [2] (6)

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

If "yes", please explain why:

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

Date: June 20, 1997
Title: Environmental Engineer 1

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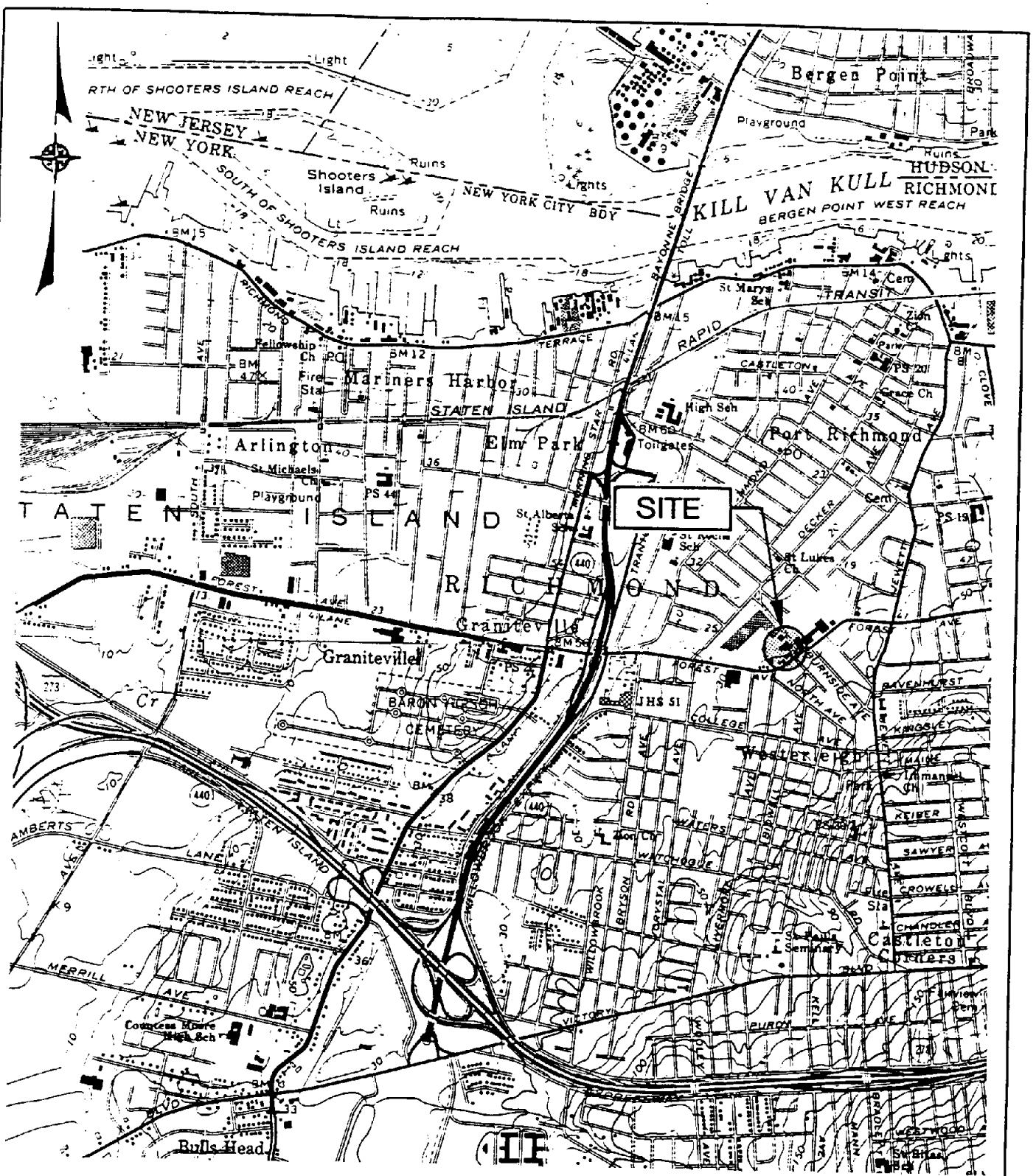


SOURCE: USGS ELIZABETH, NJ–NY AND ARTHUR KILL, NY–NJ QUADRANGLES

DIR: 1392 FILE: 1392-4 EHG-02/21/97

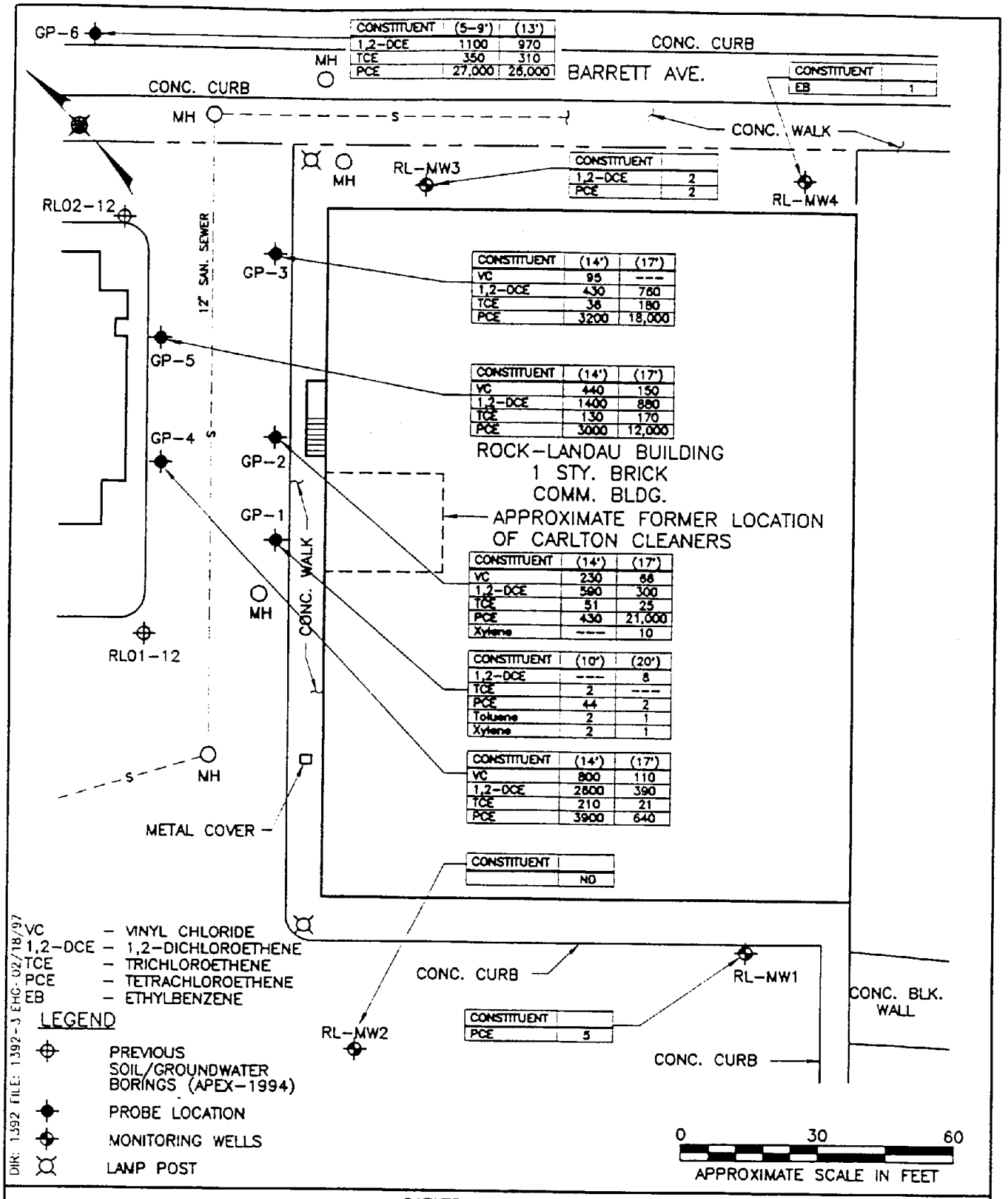
CARLTON CLEANERS SITE
24 BARRETT AVENUE
STATEN ISLAND, N.Y.

N40°37'30"
W74°08'13"

SITE LOCATION MAP

Dvirka and Bartilucci Consulting Engineers
A Division of William F. Cosulich Associates, P.C.

FIGURE 1



CARLTON CLEANERS SITE
24 BARRETT AVENUE
STATEN ISLAND, N.Y.

PRELIMINARY SITE ASSESSMENT GROUNDWATER SAMPLING RESULTS (in ug/l)

Dvirka and Bartilucci Consulting Engineers
A Division of William F. Cosulich Associates, P.C.

FIGURE 3

TABLE 1
CARLTON CLEANERS SITE
PRELIMINARY SITE ASSESMENT
MONITORING WELL SAMPLING RESULTS
VOLATILE ORGANIC COMPOUNDS

SAMPLE IDENTIFICATION	MW-1	MW-2	MW-3	MW-4	TB-1	NYSDEC CLASS GA GROUNDWATER STANDARDS/ GUIDANCE VALUES (ug/l)
DATE OF COLLECTION	10/30/96	10/30/96	10/30/96	10/30/96	10/29/96	
DILUTION FACTOR	1.0	1.0	1.0	1.0	1.0	
UNITS	ug/l	ug/l	ug/l	ug/l	ug/l	
Chloromethane	U	U	U	U	U	5 ST
Bromomethane	U	U	U	U	U	5 ST
Vinyl Chloride	U	U	U	U	U	2 ST
Chloroethane	U	U	U	U	U	5 ST
Methylene Chloride	U	1 J	U	U	2 J	5 ST
Acetone	U	2 J	U	U	U	50 GV
Carbon Disulfide	U	U	U	U	U	----
1,1-Dichloroethene	U	U	U	U	U	5 ST
1,1-Dichloroethane	U	U	U	U	U	5 ST
1,2-Dichloroethene (total)	U	U	2 J	U	U	5 ST
Chloroform	U	U	U	U	U	7 ST
1,2-Dichloroethane	U	U	U	U	U	5 ST
2-Butanone	U	U	U	U	U	50 GV
1,1,1-Trichloroethane	U	U	U	U	U	5 ST
Carbon Tetrachloride	U	U	U	U	U	5 ST
Bromodichloromethane	U	U	U	U	U	50 GV
1,2-Dichloropropane	U	U	U	U	U	5 ST
cis-1,3-Dichloropropene	U	U	U	U	U	5 ST
Trichloroethene	U	U	U	U	U	5 ST
Dibromochloromethane	U	U	U	U	U	50 GV
1,1,2-Trichloroethane	U	U	U	U	U	5 ST
Benzene	U	U	U	U	U	0.7 ST
trans-1,3-Dichloropropene	U	U	U	U	U	5 ST
Bromoform	U	U	U	U	U	50 GV
4-Methyl-2-Pentanone	U	U	U	U	U	----
2-Hexanone	U	U	U	U	U	50 GV
Tetrachloroethene	5 J	U	2 J	U	U	5 ST
1,1,2,2-Tetrachloroethane	U	U	U	U	U	5 ST
Toluene	U	U	U	U	U	5 ST
Chlorobenzene	U	U	U	U	U	5 ST
Ethylbenzene	U	U	U	1 J	U	5 ST
Styrene	U	U	U	U	U	5 ST
Xylene (total)	U	U	U	U	U	5 ST*
Vinyl Acetate	U	U	U	U	U	5 ST

QUALIFIERS
U: Compound analyzed for but not detected
J: Compound found at a concentration below the detection limit, value estimated
B: Compound found in the method blank as well as the sample

TABLE 2
CARLTON CLEANERS SITE
PRELIMINARY SITE ASSESMENT
GEOPROBE GROUNDWATER SAMPLING RESULTS
VOLATILE ORGANIC COMPOUNDS

SAMPLE IDENTIFICATION	GP-1	GP-1	GP-2	GP-2	GP-3	GP-3	NYSDEC CLASS GA GROUNDWATER STANDARDS/ GUIDANCE VALUES (ppb)
DEPTH OF SAMPLE	10'	20'	14'	17'	14'	17'	
DATE OF COLLECTION	10/29/96	10/29/96	10/29/96	10/30/96	10/30/96	10/30/96	
DILUTION FACTOR	1.0	1.0	5.0	10.0	5.0	10.0	
UNITS	ug/l	ug/l	ug/l	ug/l	ug/l	ug/l	
Chloromethane	U	U	U	U	U	U	5 ST
Bromomethane	U	U	U	U	U	U	5 ST
Vinyl Chloride	U	U	230	66 J	95	U	2 ST
Chloroethane	U	U	U	U	U	U	5 ST
Methylene Chloride	U	U	U	14 J	U	U	5 ST
Acetone	U	U	U	U	U	U	50 GV
Carbon Disulfide	U	U	U	U	U	U	----
1,1-Dichloroethene	U	U	U	U	U	U	5 ST
1,1-Dichloroethane	U	U	U	U	U	U	5 ST
1,2-Dichloroethene (total)	U	8 J	590	300	430	760	5 ST
Chloroform	U	U	U	U	U	U	7 ST
1,2-Dichloroethane	U	U	U	U	U	U	5 ST
2-Butanone	U	U	U	U	U	U	50 GV
1,1,1-Trichloroethane	U	U	U	U	U	U	5 ST
Carbon Tetrachloride	U	U	U	U	U	U	5 ST
Bromodichloromethane	U	U	U	U	U	U	50 GV
1,2-Dichloropropane	U	U	U	U	U	U	5 ST
cis-1,3-Dichloropropene	U	U	U	U	U	U	5 ST
Trichloroethene	2 J	U	51	25 J	36 J	180	5 ST
Dibromochloromethane	U	U	U	U	U	U	50 GV
1,1,2-Trichloroethane	U	U	U	U	U	U	5 ST
Benzene	U	U	U	U	U	U	0.7 ST
trans-1,3-Dichloropropene	U	U	U	U	U	U	5 ST
Bromoform	U	U	U	U	U	U	50 GV
4-Methyl-2-Pentanone	U	U	U	U	U	U	----
2-Hexanone	U	U	U	U	U	U	50 GV
Tetrachloroethene	44	2 J	430	21000 D1	3200 D2	18000 D3	5 ST
1,1,2,2-Tetrachloroethane	U	U	U	U	U	U	5 ST
Toluene	2 J	1 J	U	U	U	U	5 ST
Chlorobenzene	U	U	U	U	U	U	5 ST
Ethylbenzene	U	U	U	U	U	U	5 ST
Styrene	U	U	U	U	U	U	5 ST
Xylene (total)	2 J	1 J	U	10 J	U	U	5 ST*
Vinyl Acetate	U	U	U	U	U	U	5 ST

QUALIFIERS
U: Compound analyzed for but not detected
J: Compound found at a concentration below the detection limit, value estimated
B: Compound found in the method blank as well as the sample

D1: Sample diluted to a factor of 200.
D2: Sample diluted to a factor of 20.
D3: Sample diluted to a factor of 100.

NOTES
[ ] : Concentration exceeds NYSDEC Class GA Groundwater Standards/Guidance Value

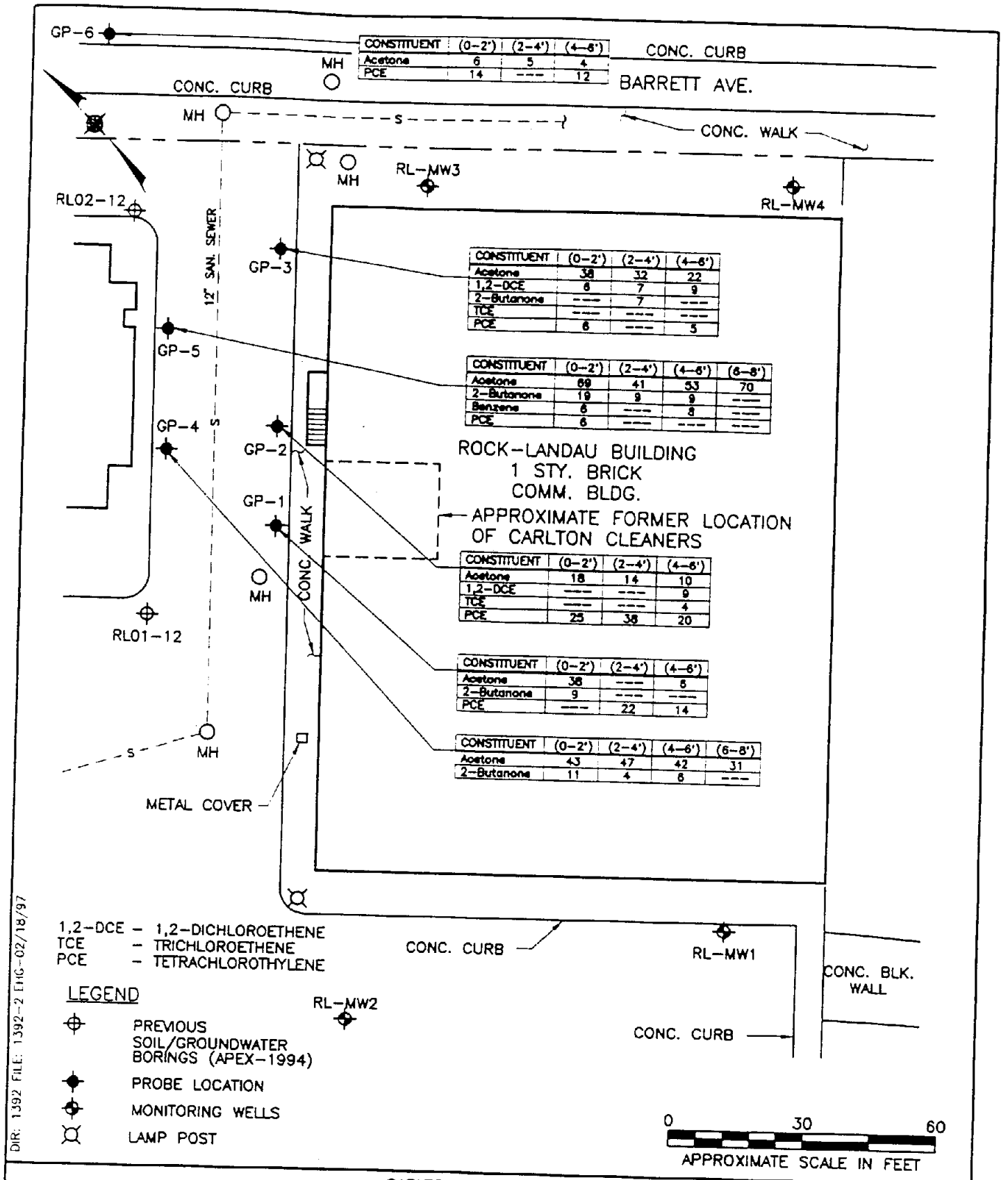
TABLE 2
CARLTON CLEANERS SITE
PRELIMINARY SITE ASSESMENT
GEOPROBE GROUNDWATER SAMPLING RESULTS
VOLATILE ORGANIC COMPOUNDS

SAMPLE IDENTIFICATION	GP-4	GP-4	GP-5	GP-5	GP-6	GP-6	NYSDEC CLASS GA GROUNDWATER STANDARDS/ GUIDANCE VALUES (ppb)
DEPTH OF SAMPLE	14'	17'	14'	17'	13'	7'	
DATE OF COLLECTION	10/29/96	10/29/96	10/30/96	10/30/96	10/30/96	10/30/96	
DILUTION FACTOR	50.0	5.0	5.0	10.0	20.0	20.0	
UNITS	ug/l	ug/l	ug/l	ug/l	ug/l	ug/l	
Chloromethane	U	U	U	U	U	U	5 ST
Bromomethane	U	U	U	U	U	U	5 ST
Vinyl Chloride	800	110	440	150	U	U	2 ST
Chloroethane	U	U	U	U	U	U	5 ST
Methylene Chloride	U	U	9 J	24 J	43 J	41 J	5 ST
Acetone	U	U	U	U	U	U	50 GV
Carbon Disulfide	U	U	U	U	U	U	----
1,1-Dichloroethene	U	U	U	U	U	U	5 ST
1,1-Dichloroethane	U	U	U	U	U	U	5 ST
1,2-Dichloroethene (total)	2600	390	1400 D4	880	970	1100	5 ST
Chloroform	U	U	U	U	U	U	7 ST
1,2-Dichloroethane	U	U	U	U	U	U	5 ST
2-Butanone	U	U	U	U	U	U	50 GV
1,1,1-Trichloroethane	U	U	U	U	U	U	5 ST
Carbon Tetrachloride	U	U	U	U	U	U	5 ST
Bromodichloromethane	U	U	U	U	U	U	50 GV
1,2-Dichloropropane	U	U	U	U	U	U	5 ST
cis-1,3-Dichloropropene	U	U	U	U	U	U	5 ST
Trichloroethene	210 J	21 J	130	170	310	350	5 ST
Dibromochloromethane	U	U	U	U	U	U	50 GV
1,1,2-Trichloroethane	U	U	U	U	U	U	5 ST
Benzene	U	U	U	U	U	U	0.7 ST
trans-1,3-Dichloropropene	U	U	U	U	U	U	5 ST
Bromoform	U	U	U	U	U	U	50 GV
4-Methyl-2-Pentanone	U	U	U	U	U	U	----
2-Hexanone	U	U	U	U	U	U	50 GV
Tetrachloroethene	3900	640	3000 D4	12000 D1	26000 D5	27000 D5	5 ST
1,1,2,2-Tetrachloroethane	U	U	U	U	U	U	5 ST
Toluene	U	U	U	U	U	U	5 ST
Chlorobenzene	U	U	U	U	U	U	5 ST
Ethylbenzene	U	U	U	U	U	U	5 ST
Styrene	U	U	U	U	U	U	5 ST
Xylene (total)	U	U	U	U	U	U	5 ST*
Vinyl Acetate	U	U	U	U	U	U	5 ST

QUALIFIERS
U: Compound analyzed for but not detected
J: Compound found at a concentration below the detection limit, value estimated
B: Compound found in the method blank as well as the sample

D1: Sample diluted to a factor of 200.
D4: Sample diluted to a factor of 25.
D5: Sample diluted to a factor of 250.

NOTES
[ ] : Concentration exceeds NYSDEC Class GA Groundwater Standards/Guidance Value



CARLTON CLEANERS SITE
24 BARRETT AVENUE
STATEN ISLAND, N.Y.

PRELIMINARY SITE ASSESSMENT
SOIL SAMPLING RESULTS (in ug/kg)

Dvirka and Bartilucci Consulting Engineers
A Division of William F. Cosulich Associates, P.C.

FIGURE 4

TABLE 3
CARLTON CLEANERS SITE
PRELIMINARY SITE ASSESMENT
GEOPROBE SOIL SAMPLING RESULTS
VOLATILE ORGANIC COMPOUNDS

SAMPLE IDENTIFICATION	GP-1	GP-1	GP-1	GP-2	GP-2	NYSDEC RECOMMENDED SOIL CLEANUP OBJECTIVES
DEPTH OF SAMPLE	0'-2'	2'-4'	4'-6'	0'-2'	2'-4'	
DATE OF COLLECTION	10/29/96	10/29/96	10/29/96	10/29/96	10/29/96	
DILUTION FACTOR	1.0	1.0	1.0	1.0	1.0	
PERCENT SOLIDS	87	85	82	93	91	
UNITS	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)
Chloromethane	U	U	U	U	U	----
Bromomethane	U	U	U	U	U	----
Vinyl Chloride	U	U	U	U	U	200
Chloroethane	U	U	U	U	U	1900
Methylene Chloride	U	U	4 J	U	U	100
Acetone	38	U	6 J	18	14	200
Carbon Disulfide	U	U	U	U	U	2700
1,1-Dichloroethene	U	U	U	U	U	400
1,1-Dichloroethane	U	U	U	U	U	200
1,2-Dichloroethene (total)	U	U	U	U	U	300
Chloroform	U	U	U	U	U	300
1,2-Dichloroethane	U	U	U	U	U	100
2-Butanone	9 J	U	U	U	U	300
1,1,1-Trichloroethane	U	U	U	U	U	800
Carbon Tetrachloride	U	U	U	U	U	600
Bromodichloromethane	U	U	U	U	U	----
1,2-Dichloropropane	U	U	U	U	U	----
cis-1,3-Dichloropropene	U	U	U	U	U	----
Trichloroethene	U	U	U	U	U	700
Dibromochloromethane	U	U	U	U	U	----
1,1,2-Trichloroethane	U	U	U	U	U	----
Benzene	U	U	U	U	U	60
trans-1,3-Dichloropropene	U	U	U	U	U	----
Bromoform	U	U	U	U	U	----
4-Methyl-2-Pentanone	U	U	U	U	U	1000
2-Hexanone	U	U	U	U	U	----
Tetrachloroethene	U	22	14	25	38	1400
1,1,2,2-Tetrachloroethane	U	U	U	U	U	600
Toluene	U	U	U	U	U	1500
Chlorobenzene	U	U	U	U	U	1700
Ethylbenzene	U	U	U	U	U	5500
Styrene	U	U	U	U	U	----
Xylene (total)	U	U	U	U	U	1200
Vinyl Acetate	U	U	U	U	U	----

QUALIFIERS
U: Compound analyzed for but not detected
J: Compound found at a concentration below the detection limit, value estimated
B: Compound found in the method blank as well as the sample

TABLE 3
CARLTON CLEANERS SITE
PRELIMINARY SITE ASSESMENT
GEOPROBE SOIL SAMPLING RESULTS
VOLATILE ORGANIC COMPOUNDS

SAMPLE IDENTIFICATION	GP-2	GP-3	GP-3	GP-3	GP-4	NYSDEC RECOMMENDED SOIL CLEANUP OBJECTIVES
DEPTH OF SAMPLE	4'-6'	0'-2'	2'-4'	4'-6'	0'-2'	
DATE OF COLLECTION	10/29/96	10/30/96	10/30/96	10/30/96	10/29/96	
DILUTION FACTOR	1.0	1.0	1.0	1.0	1.0	
PERCENT SOLIDS	82	85	87	81	88	
UNITS	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)
Chloromethane	U	U	U	U	U	----
Bromomethane	U	U	U	U	U	----
Vinyl Chloride	U	U	U	U	U	200
Chloroethane	U	U	U	U	U	1900
Methylene Chloride	6 J	U	4 J	4 J	U	100
Acetone	10 J	38	32	22	43	200
Carbon Disulfide	U	U	U	U	U	2700
1,1-Dichloroethene	U	U	U	U	U	400
1,1-Dichloroethane	U	U	U	U	U	200
1,2-Dichloroethene (total)	9 J	6 J	7 J	9 J	U	300
Chloroform	U	U	U	U	U	300
1,2-Dichloroethane	U	U	U	U	U	100
2-Butanone	U	U	7 J	U	11 J	300
1,1,1-Trichloroethane	U	U	U	U	U	800
Carbon Tetrachloride	U	U	U	U	U	600
Bromodichloromethane	U	U	U	U	U	----
1,2-Dichloropropane	U	U	U	U	U	----
cis-1,3-Dichloropropene	U	U	U	U	U	----
Trichloroethene	4 J	U	U	U	U	700
Dibromochloromethane	U	U	U	U	U	----
1,1,2-Trichloroethane	U	U	U	U	U	----
Benzene	U	U	U	U	U	60
trans-1,3-Dichloropropene	U	U	U	U	U	----
Bromoform	U	U	U	U	U	----
4-Methyl-2-Pentanone	U	U	U	U	U	1000
2-Hexanone	U	U	U	U	U	----
Tetrachloroethene	20	6 J	U	5 J	U	1400
1,1,2,2-Tetrachloroethane	U	U	U	U	U	600
Toluene	U	U	U	U	U	1500
Chlorobenzene	U	U	U	U	U	1700
Ethylbenzene	U	U	U	U	U	5500
Styrene	U	U	U	U	U	----
Xylene (total)	U	U	U	U	U	1200
Vinyl Acetate	U	U	U	U	U	----

QUALIFIERS
U: Compound analyzed for but not detected
J: Compound found at a concentration below the detection limit, value estimated
B: Compound found in the method blank as well as the sample

TABLE 3
CARLTON CLEANERS SITE
PRELIMINARY SITE ASSESMENT
GEOPROBE SOIL SAMPLING RESULTS
VOLATILE ORGANIC COMPOUNDS

SAMPLE IDENTIFICATION	GP-4	GP-4	GP-4	GP-5	GP-5	NYSDEC RECOMMENDED SOIL CLEANUP OBJECTIVES
DEPTH OF SAMPLE	2'-4'	4'-6'	6'-8'	0'-2'	2'-4'	
DATE OF COLLECTION	10/29/96	10/29/96	10/29/96	10/29/96	10/30/96	
DILUTION FACTOR	1.0	1.0	1.0	1.0	1.0	
PERCENT SOLIDS	83	74	83	85	85	
UNITS	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)
Chloromethane	U	U	U	U	U	----
Bromomethane	U	U	U	U	U	----
Vinyl Chloride	U	U	U	U	U	200
Chloroethane	U	U	U	U	U	1900
Methylene Chloride	5 J	6 J	5 J	6 J	U	100
Acetone	47	42	31	69	41	200
Carbon Disulfide	U	U	U	U	U	2700
1,1-Dichloroethene	U	U	U	U	U	400
1,1-Dichloroethane	U	U	U	U	U	200
1,2-Dichloroethene (total)	U	U	U	U	U	300
Chloroform	U	U	U	U	U	300
1,2-Dichloroethane	U	U	U	U	U	100
2-Butanone	4 J	6 J	U	19	9 J	300
1,1,1-Trichloroethane	U	U	U	U	U	800
Carbon Tetrachloride	U	U	U	U	U	600
Bromodichloromethane	U	U	U	U	U	----
1,2-Dichloropropane	U	U	U	U	U	----
cis-1,3-Dichloropropene	U	U	U	U	U	----
Trichloroethene	U	U	U	U	U	700
Dibromochloromethane	U	U	U	U	U	----
1,1,2-Trichloroethane	U	U	U	U	U	----
Benzene	U	U	U	6 J	U	60
trans-1,3-Dichloropropene	U	U	U	U	U	----
Bromoform	U	U	U	U	U	----
4-Methyl-2-Pentanone	U	U	U	U	U	1000
2-Hexanone	U	U	U	U	U	----
Tetrachloroethene	U	U	U	6 J	U	1400
1,1,2,2-Tetrachloroethane	U	U	U	U	U	600
Toluene	U	U	U	U	U	1500
Chlorobenzene	U	U	U	U	U	1700
Ethylbenzene	U	U	U	U	U	5500
Styrene	U	U	U	U	U	----
Xylene (total)	U	U	U	U	U	1200
Vinyl Acetate	U	U	U	U	U	----

QUALIFIERS
U: Compound analyzed for but not detected
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TABLE 3
CARLTON CLEANERS SITE
PRELIMINARY SITE ASSESMENT
GEOPROBE SOIL SAMPLING RESULTS
VOLATILE ORGANIC COMPOUNDS

SAMPLE IDENTIFICATION	GP-5	GP-5	GP-6	GP-6	GP-6	NYSDEC
DEPTH OF SAMPLE	4'-6'	6'-8'	0'-2'	2'-4'	2'-6'	RECOMMENDED
DATE OF COLLECTION	10/30/96	10/30/96	10/30/96	10/30/96	10/30/96	SOIL CLEANUP
DILUTION FACTOR	1.0	5.0	1.0	1.0	1.0	OBJECTIVES
PERCENT SOLIDS	81	88	84	87	80	
UNITS	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)	(ug/kg)
Chloromethane	U	U	U	U	U	----
Bromomethane	U	U	U	U	U	----
Vinyl Chloride	U	U	U	U	U	200
Chloroethane	U	U	U	U	U	1900
Methylene Chloride	4 J	U	4 J	4 J	6 J	100
Acetone	53	70	6 J	5 J	4 J	200
Carbon Disulfide	U	U	U	U	U	2700
1,1-Dichloroethene	U	U	U	U	U	400
1,1-Dichloroethane	U	U	U	U	U	200
1,2-Dichloroethene (total)	U	U	U	U	U	300
Chloroform	U	U	U	U	U	300
1,2-Dichloroethane	U	U	U	U	U	100
2-Butanone	9 J	U	U	U	U	300
1,1,1-Trichloroethane	U	U	U	U	U	800
Carbon Tetrachloride	U	U	U	U	U	600
Bromodichloromethane	U	U	U	U	U	----
1,2-Dichloropropane	U	U	U	U	U	----
cis-1,3-Dichloropropene	U	U	U	U	U	----
Trichloroethene	U	U	U	U	U	700
Dibromochloromethane	U	U	U	U	U	----
1,1,2-Trichloroethane	U	U	U	U	U	----
Benzene	8 J	U	U	U	U	60
trans-1,3-Dichloropropene	U	U	U	U	U	----
Bromoform	U	U	U	U	U	----
4-Methyl-2-Pentanone	U	U	U	U	U	1000
2-Hexanone	U	U	U	U	U	----
Tetrachloroethene	U	U	14	U	12 J	1400
1,1,2,2-Tetrachloroethane	U	U	U	U	U	600
Toluene	U	U	U	U	U	1500
Chlorobenzene	U	U	U	U	U	1700
Ethylbenzene	U	U	U	U	U	5500
Styrene	U	U	U	U	U	----
Xylene (total)	U	U	U	U	U	1200
Vinyl Acetate	U	U	U	U	U	----

QUALIFIERS
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B: Compound found in the method blank as well as the sample

Wayne — Hartland

BP

243019

From: Vadim Brevdo
To: NYSDEC0.Remediat.dkharrin
Date: 8/27/97 5:13pm
Subject: [redacted] Staten Island

Dave,

Following today's telephone conversation with Robert Marino and you, below is the mailing address to be used for Carlton Cleaners.

Forest Avenue Shopping Associates
c/o Philips International Holding Company
417 5th Ave.
New York, NY 10016
Attn: Diana Marrone

Attorney for the Forest Avenue Shopping Associates is Scott Furman, Tel. (718) 793-1830

P.S. Rich and I intend to have a conference call with you and Robert Marino tomorrow, 8/28/97, to discuss the situation with the client's claimed sampling data on Carlton Cleaners, and how to proceed.

8/28/97

Bob,

PLEASE NOTE THE ABOVE-MENTIONED ADDRESS FOR THE TEMPORARILY HELD "SITE NOTIFICATION LETTER." PLEASE ALSO NOTE THE REGION'S DESIRE FOR FURTHER DISCUSSION ON THIS SITE AS IT PERTAINS TO THE PRP'S ALLEGED PROOF OF INNOCENCE.

DAVE

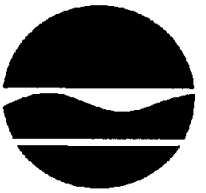
From: Robert Marino
To: wrbayer
Date: 10/14/97 4:59pm
Subject: Carlton Cleaners #243019

Wayne...
Please remove the hold on this site and resume circulating the Class 2 package, per Dave Harrington. The additional sampling data promised has been received, and does not change our original recommendation to classify the site as a "2".

CC: dkharrin

A. Sylvester

New York State Department of Environmental Conservation
50 Wolf Road, Albany, New York 12233-7010



John P. Cahill
Commissioner

DEC - 8 1997

City of New York
City Clerk
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 24 Barrett Avenue in the City of New York and County of Richmond and designated as Tax Map Number 1053-138 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 Carlton Cleaners, Site #243019.

The Classification Code 2 means 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 principal aquifer. Therefore, this site poses a significant threat to public health and the environment. The source of the municipal water supply which serves this area is located North of New York City and is not affected by this contamination.

If you would like additional information about this site or the inactive hazardous waste site remedial program, call:

DEC's Inactive Hazardous Waste Site Toll-Free Information Number **1-800-342-9296** or New York State Health Department's Health Liaison Program (HeLP) **1-800-458-1158, ext. 402.**

Sincerely,

Robert L. Marino
Chief
Site Control Section
Bureau of Hazardous Site Control
Division of Environmental Remediation

bcc: R. Marino
J. Swartwout
W. Hewitt, R/2
R. Gardineer, R/2
A. Sylvester
A. Carlson
L. Ennist

AS/srh

T. Sylvester

New York State Department of Environmental Conservation
50 Wolf Road, Albany, New York 12233-7010

NOV 19 1997

John P. Cahill
Commissioner

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

Ms. Diana Marrone
Forest Ave. Shopping Associates
c/o Philips International Holding Co.
417 5th Avenue
New York, NY 10016

Dear Ms. Marrone:

As mandated by Section 27-1305 of the Environmental Conservation Law (ECL), copy enclosed, the New York State Department of Environmental Conservation (NYSDEC) 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 represent 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.

DEC Site No.:	243019
Site Name:	Carlton Cleaners
Site Address:	24 Barrett Avenue, Staten Island, NY 10301
Site Classification:	2

Enclosed is a copy of the New York State Department of Environmental Conservation, Division of Environmental Remediation, Inactive Hazardous Waste Disposal Site Report form as it appears in the Registry and Annual Report, and 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:

Mr. John P. Cahill
Commissioner
New York State Department of Environmental Conservation
50 Wolf Road
Albany, New York 12233-1010

For additional information, please contact me at (518) 457-0747.

Sincerely,

Robert L. Marino
Chief
Site Control Section
Bureau of Hazardous Site Control
Division of Environmental Remediation

Enclosures

bcc: w/o Enc.
E. Barcomb
R. Marino
J. Swartwout
A. Sylvester

w/Enc. (Copy of Site Report form only)
A. Grant
G. Anders Carlson, NYSDOH
J. Sama
P. Gallay, R/2
R. Gardineer, R/2
S. Ervolina

AS/srh

NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
DIVISION OF ENVIRONMENTAL REMEDIATION 11/12/97
INACTIVE HAZARDOUS WASTE DISPOSAL REPORT

CLASSIFICATION CODE: 2 REGION: 2 SITE CODE: 243019
EPA ID:

NAME OF SITE : Carlton Cleaners
STREET ADDRESS: 24 Barrett Avenue
TOWN/CITY: COUNTY: ZIP:
Staten Island Richmond 10301

SITE TYPE: Open Dump- Structure-X Lagoon- Landfill- Treatment Pond-
ESTIMATED SIZE: 0.4 Acres

SITE OWNER/OPERATOR INFORMATION:
CURRENT OWNER NAME....: Forest Ave. Shopping Associates c/o
CURRENT OWNER ADDRESS.: 417 5th. Ave., New York, NY
OWNER(S) DURING USE...:
OPERATOR DURING USE...: Carlton Cleaners
OPERATOR ADDRESS.....: 24 Barett Ave, Staten Island, NY
PERIOD ASSOCIATED WITH HAZARDOUS WASTE: From unknown To 1994

SITE DESCRIPTION:
The site is located within an 18,300 square foot masonry building that is situated at the eastern end of the Forest Avenue Shopping Center. The building is surrounded by sidewalks and parking lots, with the northeastern wall of the structure facing Barrett Avenue. This building was occupied by Carlton Cleaners which provided dry-cleaning services to the public along with other small retailers prior to 1994. Carlton Cleaners had occupied approximately 200 square feet of space along the center of the north west wall of the building across from the Nathan's Restaurent. The building has since been remodeled, and is presently occupied by a retailer of craft supplies.
A 1994 soil and groundwater investigation of the Forrest Avenue Shopping Center revealed tetrachloroethene (PCE), trichloroethene (TCE) and 1,2 dichloroethene (DCE) contamination in the immediate proximity of Carlton Cleaners and nearby Paul Miller Cleaners (NYSDEC Site ID # 243018). Based on this report, NYSDEC determined that further investigations were warranted to determine the source and extent of the contamination.
A Preliminary Site Assessment (PSA) was conducted by the NYSDEC in the fall of 1996. This PSA found high levels of PCE in groundwater immediately downgradient of the site.

HAZARDOUS WASTE DISPOSED:

TYPE	QUANTITY (units)
tetrachloroethene (PCE)	Unknown

SITE CODE: 243019

ANALYTICAL DATA AVAILABLE:
Air- Surface Water- Groundwater-X Soil-X Sediment-

CONTRAVENTION OF STANDARDS:
Groundwater-X Drinking Water- Surface Water- Air-

LEGAL ACTION:

TYPE..: State- Federal-
STATUS: Negotiation in Progress- Order Signed-

REMEDIAL ACTION:

Proposed- Under design- In Progress- Completed-
NATURE OF ACTION:

GEOTECHNICAL INFORMATION:
SOIL TYPE: sand, silt, clay beneath urban fill
GROUNDWATER DEPTH: 5 ft.

ASSESSMENT OF ENVIRONMENTAL PROBLEMS:

Past site operations have contaminated groundwater with high levels of PCE. A Remedial Investigation (RI) is required in order to determine the full extent of the contamination.

ASSESSMENT OF HEALTH PROBLEMS: