



FACT SHEET

Brownfield Cleanup Program

**Levey Property
C152201
Copiague, NY**

August 2008

Draft Remedial Investigation Work Plan Available for Public Comment

The New York State Department of Environmental Conservation (NYSDEC) requests public comments as it reviews a draft work plan to investigate Levey Property located at 1305 South Strong Avenue in Copiague, Town of Babylon, Suffolk County. See map for the location of the site. The draft "Remedial Investigation Work Plan" was submitted by Crescent Group Realty, Inc. under New York's Brownfield Cleanup Program (BCP).

NYSDEC previously accepted an application submitted by Crescent Group Realty, Inc. to participate in the BCP. The application proposes that the site will be used for residential purposes.

Public Comments About the Draft Remedial Investigation Work Plan

NYSDEC is accepting written public comments about the draft Remedial Investigation (RI) Work Plan for 30 days, from August 20, 2008 through September 20, 2008. The draft RI Work Plan is available for public review at the document repository identified in this fact sheet.

Written comments should be submitted to:

Chek Beng Ng, P.E.

Project Manager

NYSDEC Division of Environmental Remediation

625 Broadway, 11th Floor

Albany, NY 12233-7015

Phone: (518) 402-9620

Brownfield Cleanup Program: New York's Brownfield Cleanup Program (BCP) encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses include recreation, housing and business.

A **brownfield** is any real property that is difficult to reuse or redevelop because of the presence or potential presence of contamination.

For more information about the BCP, visit:
www.dec.ny.gov/chemical/brownfields.html

Highlights of the Proposed Remedial Investigation

The remedial investigation has several goals:

- 1) define the nature and extent of contamination in soil, surface water, groundwater and any other impacted media;
- 2) identify the source(s) of the contamination;
- 3) assess the impact of the contamination on public health and/or the environment; and
- 4) provide information to support the development of a Remedial Work Plan to address the contamination.

The investigation will be performed by Crescent Group Realty, Inc. with oversight by NYSDEC and the New York State Department of Health (NYSDOH).

Previous investigation conducted from 2001 to 2006 revealed that the groundwater on the site has been impacted by chlorinated volatile organic compounds (CVOCs), primarily tetrachloroethene (PCE), trichloroethene (TCE), and 1,1,1-trichloroethane (TCA). The contaminant source has not been identified. However, it is suspected that the CVOCs detected in the groundwater might be associated with historical chlorinated solvent application on the site.

The proposed Remedial Investigation will include the following activities:

- Remote sensing survey will be conducted utilizing geophysical penetration radar (GPR) to locate any abandoned leaching structures (cesspools and drywells) on the site.
- Subsurface soil/sludge sampling will be conducted with regard to the abandoned leaching structures to identify the contaminant sources.
- Permanent groundwater monitoring wells will be installed on the site to monitor the fate and transport of the groundwater contamination.
- Alternative remedial options will be evaluated based upon the result of the Remedial Investigation in choosing of the appropriate remedial methods.

Next Steps

NYSDEC will consider public comments when it completes its review, has any necessary revisions made, and approves the RI Work Plan. NYSDOH must concur in the approval of the RI Work Plan. The approved RI Work Plan will be placed in the document repository (see below). After the RI Work Plan is approved, Crescent Group Realty, Inc. may proceed with the remedial investigation of the site. It is estimated that the remedial investigation will take about **two to three months**.

The applicant will develop a Remedial Investigation Report that summarizes the results of the remedial investigation.

NYSDEC will keep the public informed during the investigation and remediation of Levey Property.

Background

The site is approximately 45,400 square feet. It contains one multi-story masonry building with an approximate footprint of 20,000 square feet. The building was constructed in 1951. The site was historically used for manufacturing of tools, machines and metal manufacturing under D. T. Brown, Inc. Subsequently, this site was used as a small wallpaper production facility with three printing presses, and motor vehicle parts storage. In 2001, this site operated as a car and boat repair business, along with storage and assembly of bronze sculptures. The site has been vacant since 2003. The adjacent properties to the east and south of the site are residential dwellings. The adjacent properties to the west and north of the site are industrial facilities.

From August 2001 to March 2003, site investigation was conducted by SCDHS. The investigation revealed that the groundwater had been impacted by the CVOCs. In September 2006, a Site Investigation (SI) was conducted by Environmental Resources Management (ERM) under the auspices of the NYSDEC. The SI result concurred with the SCDHS investigation that the groundwater had been impacted by CVOCs. However, due to the lack of documentation, the SI failed to identify the contaminant sources on the site.

Brownfield Cleanup Program application for the site was submitted on March 10, 2006 by Crescent Group Realty, Inc., and was approved by the NYSDEC on November 19, 2006.

FOR MORE INFORMATION

Document Repository

A local document repository has been established at the following location to help the public to review important project documents. These documents include the draft RI Work Plan and the application to participate in the BCP accepted by NYSDEC:

Copiague Memorial Public Library

50 Deauville Boulevard
Copiague, NY 11726-4100
Phone: (631) 691-1111
Hours: M-F 10 am-9 pm;
Sat 9 am-5 pm; Sun 12 am-5 pm

NYSDEC Region 1

50 Circle Road
Stony Brook, New York 11790-3409
Phone: (631) 444-0240
Hours: M-F 9 a.m. - 4:45 p.m.

Who to Contact

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

Project Related Questions

Chek Beng Ng

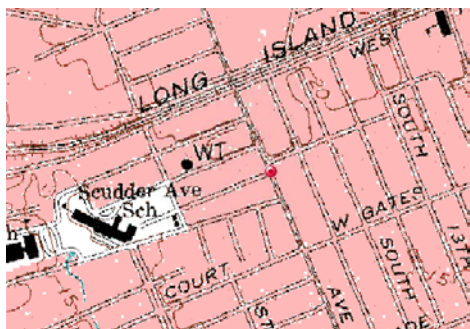
Project Manager
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625 Broadway, 11th Floor
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Phone: (518) 402-9620

Health Related Questions

Sharon McLelland

Project Manager
NYSDOH
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Troy, NY 12180-2216
Phone: (518) 402-7870

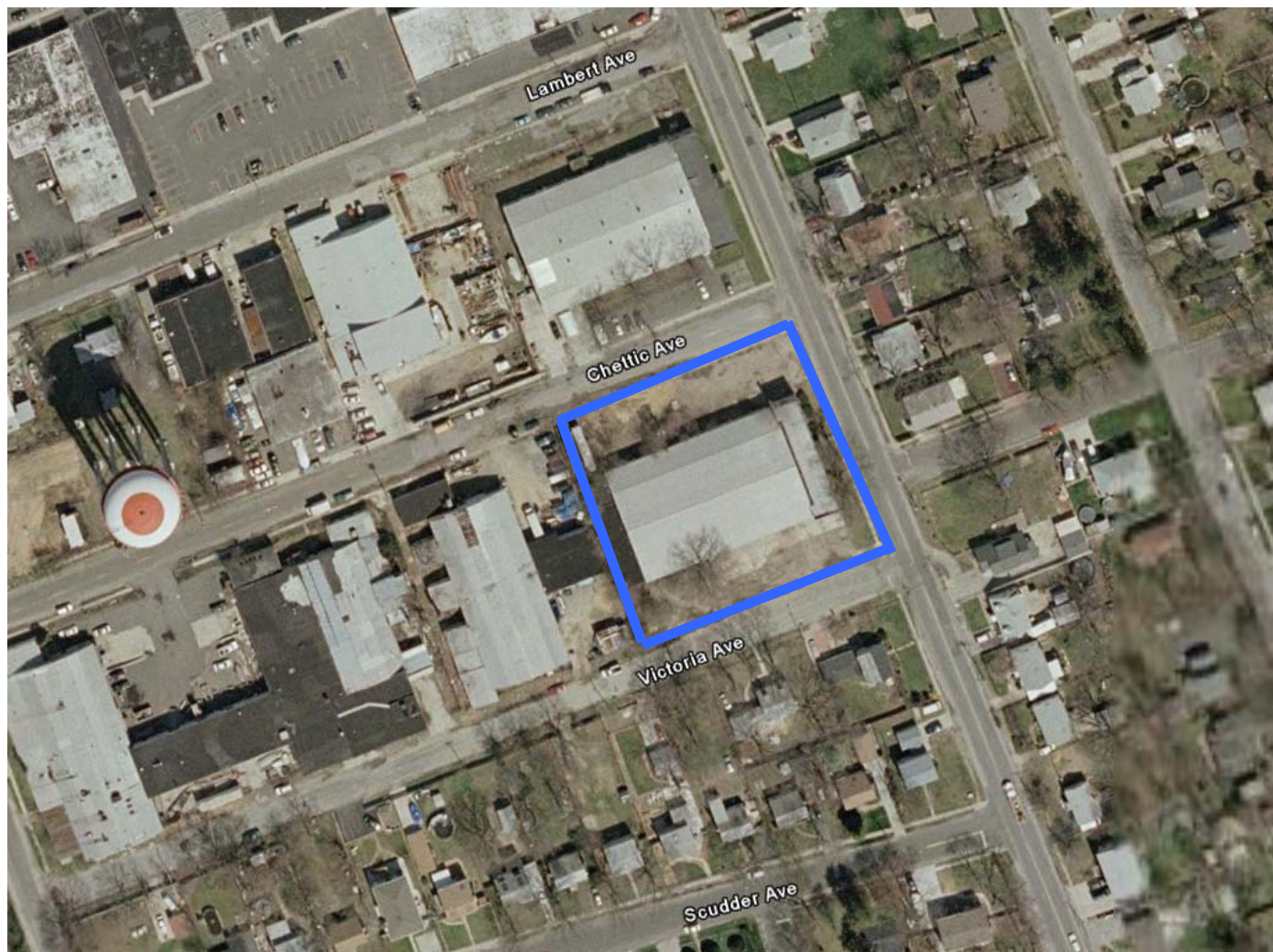
If you know someone who would like to be added to the project mailing list, have them contact the NYSDEC project manager above. We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.



Appendix A: Site Location Map

BCP Site Code # C152201

1305 South Strong Avenue
Copiague, New York



IMPACT ENVIRONMENTAL



170 KEYLAND COURT
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New York State Geographic Information System
2007 Half Foot Natural Color Long Island Zone