

**NEW YORK STATE
DEPARTMENT OF**



**ENVIRONMENTAL
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For more information about New York
State's BCP, visit:
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FACT SHEET # 1

BROWNFIELD CLEANUP PROGRAM

**Former East Coast
Industrial Uniform Site
39 Skillman Avenue
Brooklyn, NY 11211**

April 2012

**SITE # C224156
NYSDEC REGION 2**

**Interim Remedial Measure
Proposed for Brownfield Site
Public Comment Period Announced**
Comment period runs from April 27 through May 29, 2012

This Fact Sheet is being provided to you pursuant to New York State Environmental Conservation Law and the New York State Department of Environmental Conservation's ("NYSDEC") Brownfield Cleanup Program ("BCP"). You have been sent this fact sheet because you own or live on property near the Former East Coast Industrial Uniforms Site ("Site") or because the NYSDEC believes you may otherwise be interested in activities at the Site. The Site is located at 39 Skillman Avenue in Brooklyn, New York. 39 Skillman Street LLC (the "Volunteer") has submitted a draft Interim Remedial Measures Work Plan ("IRMWP") to NYSDEC and the New York State Department of Health ("NYSDOH") for review. The draft IRMWP and other project documents are available for your review at the document repositories identified on the left hand side of this page. NYSDEC is accepting written public comments about the draft Remedial Action Work Plan from 4/27/2012 through 5/29/2012.

Site Description: The Site is located at 39 Skillman Street in Brooklyn and is identified as Block 1886 Lot 10 on the NYC Tax map. The property is 25,000 square feet (0.57 acres) and is developed with three attached buildings and a parking area formerly used by the East Coast Industrial Uniform laundry facility. East Coast Industrial Uniforms owned and operated a commercial laundry facility at the Site from 1974 to 2008, when the facility closed. In addition, a portion of the Site was formerly occupied by a gas holder which was operated by Brooklyn Union Gas and its predecessor companies. The gas holder was demolished sometime between 1918 and 1935 and the foundation was backfilled with soil imported from off-site when the facility closed.

Investigations to Date: A variety of environmental issues associated with the past use of the property as a commercial laundry facility were identified during a limited subsurface investigation performed in October 2011. The investigations completed thus far have identified petroleum contaminants typically associated with fuel oil and gasoline, including volatile organic compounds (VOCs) and semi-volatile organic compounds (SVOCs) in soil and groundwater above the applicable standards. Chlorinated volatile organic compounds (CVOCs) typically associated with dry cleaning solvents were also reported in groundwater above standards. In addition, fill material used to backfill the former gas holder and some of the remainder of the property is suspected to contain elevated levels of metals including arsenic, lead, copper, chromium, mercury and zinc.

Elements of the Proposed IRM: The purpose of the proposed IRM is to remove a source(s) of contamination while the investigation of the Site and development of a final remedy are underway. The IRM proposed for this Site includes:

- removal of an underground storage tank and contaminated soil, and
- removal of historic fill materials from the upper 4 to 7 feet across the Site

The Volunteer will perform this work with oversight by NYSDEC and the NYSDOH. All work will be performed under a Site-Specific Health and Safety Plan and Community Air

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BROWNFIELD CLEANUP PROGRAM

Monitoring Plan to ensure the protection of the general public and workers during implementation of the IRM work. Air quality will be monitored around the perimeter of the Site during soil disturbance activities such as excavation, loading and grading.

Next Steps: NYSDEC is accepting public comments on the IRMWP from 4/27/2012 through 5/29/2012. Comments and questions are encouraged and should be directed to the NYSDEC project manager identified on page 1. The IRMWP and other documents related to the Site are available for review at the document repositories shown on page 1. NYSDEC will consider public comments and revise the IRMWP as necessary. NYSDOH must concur in the approval of the IRMWP. A Remedial Investigation will be performed in conjunction with the IRM to collect the additional information needed to develop a final remedy for the property. The results of this investigation (Remedial Investigation Report) will be made available to the public. The final remedial plan for the Site will be detailed in a Draft Remedial Action Work Plan which be subject to a 45 day public comment period prior to approval.

Brownfield Cleanup Program Overview: New York established its BCP to address the environmental, legal, and financial barriers that often hinder the redevelopment and reuse of contaminated properties and to enhance private sector cleanups. New York's BCP is a cooperative approach among the NYSDEC, the NYSDOH, and Volunteers or Participants to investigate and/or remediate contaminated Sites. The goal under the BCP is to remediate sites to

a level that is protective to public health and the environment consistent with the proposed uses of the site. When a Volunteer or Participant completes work, a release from liability from the NYSDEC is provided with standard reservations.

Contact the NYSDEC project manager if you have any concerns or questions on implementation of the work plan, or if you or someone you know would like to be added to the project contact list to receive future Fact Sheets for this Site. 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.

Site Map

