

(Fact Sheet Begins Next)

Act Now to Continue Receiving Information About This Site!

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.



Department of
Environmental
Conservation

Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):
<https://www.dec.ny.gov/data/DecDocs/C224262/>

**Brooklyn Public Library
Greenpoint Branch**
107 Norman Avenue
Brooklyn, NY 11222
(718) 389-4394

Brooklyn Community Board # 1
435 Graham Avenue
Brooklyn, NY 11201
(718) 389-0009
Bk01@cb.nyc.gov

Who to Contact

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

Project-Related Questions
Jennifer Gonzalez, Project Manager
NYSDEC
47-40 21st Street
Long Island City, NY 1101
(718) 482-4508
jennifer.gonzalez@dec.ny.gov

Project-Related Health Questions
Renata Ockerby
NYSDOH
Bureau of Environmental Exposure
Corning Tower, Room 1787
Albany, NY 12237
(518) 402-7867
BEEI@health.ny.gov

For more information about New York's
Brownfield Cleanup Program, visit:
www.dec.ny.gov/chemical/8450.html

FACT SHEET

Brownfield Cleanup Program

**Former Dutch Masters
Paint and Varnish Co.**

**29-41 Wythe Avenue and
180 N. 14th Street
Brooklyn, NY 11249**

**SITE No. C224262
NYSDEC REGION 2**

February 2024

Environmental Cleanup to Begin at Brownfield Site

Action is about to begin that will address contamination related to the Former Dutch Masters Paint and Varnish Co. site ("site") located at 29-41 Wythe Avenue and 180 N. 14th Street, Brooklyn, NY. Please see the map for the site location. The cleanup activities will be performed by False Alarm LTD ("applicant") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). NYSDEC has determined that the Remedial Action Work Plan (RAWP) protects public health and the environment and has approved the plan.

- Access the approved RAWP and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C224262/>
- The documents also are available at the location(s) identified at left under "Where to Find Information."

Remedial activities are expected to begin in February 2024 and last about 6 months.

Highlights of the Upcoming Cleanup Activities: The goal of the cleanup action for the site is to achieve cleanup levels that protect public health and the environment. The key components of the remedy are:

- Removal of underground storage tanks at the site in accordance with local, state, and federal regulations, if encountered during excavation;
- Excavation and off-site disposal of contaminated soil exceeding unrestricted use Soil Cleanup Objectives (SCOs) to a minimum depth of 16 feet below grade (bgs) across the site with additional excavation within deeper impacted areas to 18 feet bgs, or as needed, to meet Track 1 Unrestricted Use SCOs;
- Collection and analysis of post-remedial soil samples to evaluate the effectiveness of the remedy;
- Dewatering of volatile organic compound impacted groundwater before discharging to the NYC sewer system under a NYC Department of Environmental Protection sewer discharge permit;
- Importing clean material that meets the established SCOs for use as backfill; and,
- If an Unrestricted Use cleanup is not achieved, an Environmental Easement would be recorded to ensure the proper use of the site and a Site Management Plan would be prepared.

BROWNFIELD CLEANUP PROGRAM

Next Steps: After the applicant completes the cleanup activities, they will prepare a Final Engineering Report (FER) and submit it to NYSDEC. The FER will describe the cleanup activities completed and certify that cleanup requirements have been achieved or will be achieved.

When NYSDEC is satisfied that cleanup requirements have been achieved or will be achieved for the site, it will approve the Final Engineering Report. NYSDEC will then issue a Certificate of Completion to the applicant. The applicant would be able to redevelop the site in conjunction with receiving a Certificate of Completion. In addition, the applicant would be eligible for tax credits to offset the costs of performing cleanup activities and for redevelopment of the site.

NYSDEC will issue a fact sheet that describes the content of the Final Engineering Report. The fact sheet will identify any institutional controls (for example, environmental easements) or engineering controls (for example, a site cover) necessary at the site in relation to the issuance of the Certificate of Completion.

Site Description: The 0.65-acre site, located in Brooklyn, NY, has approximately 100 feet of street frontage on N. 13th Street, 200 feet of frontage on Wythe Avenue and approximately 185 feet of frontage on N. 14th Street. Neighboring land uses include: industrial/manufacturing and commercial buildings to the north; an industrial/manufacturing building, commercial offices, retail stores, and art galleries to the east; an industrial/manufacturing building and a commercial office and retail development to the west; and a hotel, restaurants, and retail shops to the south. The Automotive High School is located approximately 650 feet to the southeast of the site. Past uses of the site includes: a varnish factory, a typewriter ribbon manufacturer, a clothing warehouse, a motorcycle repair shop, a window weights manufacturer, a bed spring manufacturer, and art and music recording studios. The site building was demolished prior to 2019 and the site is vacant.

The applicant's proposed development currently consists of construction of a new multi-story commercial building consisting of light manufacturing, office, and retail space with accessory parking spaces and a cellar.

A Site Location Map is attached. Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C224262) at:

<https://www.dec.ny.gov/cfm/xtapps/derexternal/index.cfm?pageid=3>

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, business or other uses. A brownfield site is any real property where a contaminant is present at levels exceeding the soil cleanup objectives or other health-based or environmental standards, criteria or guidance adopted by NYSDEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:

<https://www.dec.ny.gov/chemical/8450.html>

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.

Stay Informed With DEC Delivers

Sign up to receive site updates by email:

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

Note: Please disregard if you already have signed up and received this fact sheet electronically.

DECinfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites: <https://www.dec.ny.gov/pubs/109457.html>

BROWNFIELD CLEANUP PROGRAM

Site Location Map





Translation Available. Don't see your language? Ask!

English	To have this document translated into a language you can understand, contact the person below. There is no charge for the translation.
Español Spanish	Si necesita la traducción de este documento a un idioma que pueda entender, comuníquese con la persona indicada abajo. La traducción es gratis.
简体字 Simplified Chinese	如需將此文件翻譯成您能理解的語言版本，請聯絡下方人員。本次翻譯不收取費用。
Русский Russian	Чтобы получить перевод этого документа на понятный вам язык, свяжитесь с представителем, данные которого указаны ниже. Плата за эту услугу не взимается.
אידיש Yiddish	צו האבן די דאקומענט איבערגעטייטשט אין א שפראך וואס איר קענט פארשטיין, פארבינדט זיך מיט די פערזאן אונטן. די איבערטייטשונג איז פריי פון אפצאל.
বাঙালি Bengali	এই নথিটি আপনি বুঝতে পারেন এমন একটি ভাষায় অনুবাদ করতে, নিম্নলিখিত ব্যক্তির সাথে যোগাযোগ করুন। অনুবাদের জন্য কোন চার্জ দিতে হবে না।
한국어 Korean	이 언어를 본인이 이해할 수 있는 언어로 받아보려면 아래 담당자에게 문의하십시오. 번역료는 없습니다.
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العربية Arabic	لترجمة هذا المستند إلى لغة يمكنك فهمها، تواصل مع الشخص أدناه. لا يتم تطبيق رسوم مقابل الترجمة.
Języki Polski Polish	Aby uzyskać tłumaczenie tego dokumentu na język, który jest dla Ciebie zrozumiały, skontaktuj się z poniższą osobą. Za tłumaczenie nie jest pobierana żadna opłata.

Contact: Jennifer Gonzalez, 718-482-4508, jennifer.gonzalez@dec.ny.gov