



Department of
Environmental
Conservation

Brownfield Cleanup Program

Citizen Participation Plan for Ingraham Street Logistics

March 2026

C224393
450 Johnson Avenue
Brooklyn
Kings County, New York

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Note: The information presented in this Citizen Participation Plan was current as of the date of its approval by the New York State Department of Environmental Conservation. Portions of this Citizen Participation Plan may be revised during the Site’s investigation and cleanup process.

Applicant: **450 Johnson Ave Brooklyn LLC (“Applicant”)**
Site Name: **Ingraham Street Logistics (“Site”)**
Site Address: **450 Johnson Avenue**
Site County: **Kings**
Site Number: **C224393**

1. What is New York’s Brownfield Cleanup Program?

New York’s Brownfield Cleanup Program (BCP) works with private developers to encourage the voluntary cleanup of contaminated properties known as “brownfields” so

that they can be reused and developed. 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. A brownfield typically is a former industrial or commercial property where operations may have resulted in environmental contamination. A brownfield can pose environmental, legal, and financial burdens on a community. If a brownfield is not addressed, it can reduce property values in the area and affect economic development of nearby properties.

The BCP is administered by the NYSDEC which oversees Applicants who conduct brownfield Site investigation and cleanup activities. An Applicant is a person who has requested to participate in the BCP and has been accepted by NYSDEC. The BCP contains investigation and cleanup requirements, ensuring that cleanups protect public health and the environment. When NYSDEC certifies that these requirements have been met, the property can be reused or redeveloped for the intended use.

For more information about the BCP, go online at: <http://www.dec.ny.gov/chemical/8450.html>.

2. Citizen Participation Activities

Why NYSDEC Involves the Public and Why It Is Important

NYSDEC involves the public to improve the process of investigating and cleaning up contaminated sites, and to enable citizens to participate more fully in decisions that affect their health, environment, and social well-being. NYSDEC provides opportunities for citizen involvement and encourages early two-way communication with citizens before decision-makers form or adopt final positions.

Involving citizens affected and interested in site investigation and cleanup programs is important for many reasons. These include:

- Promoting the development of timely, effective site investigation and cleanup programs that protect public health and the environment
- Improving public access to, and understanding of, issues and information related to a particular site and that site's investigation and cleanup process
- Providing citizens with early and continuing opportunities to participate in NYSDEC's site investigation and cleanup process

- Ensuring that NYSDEC makes site investigation and cleanup decisions that benefit from input that reflects the interests and perspectives found within the affected community
- Encouraging dialogue to promote the exchange of information among the affected/interested public, State agencies, and other interested parties that strengthens trust among the parties, increases understanding of Site and community issues and concerns, and improves decision-making

This Citizen Participation (CP) Plan provides information about how NYSDEC will inform and involve the public during the investigation and cleanup of the Site identified above. The public information and involvement program will be carried out with assistance, as appropriate, from the Applicant.

Project Contacts

Appendix A identifies NYSDEC project contact(s) to whom the public should address questions or request information about the Site's investigation and cleanup program. The public's suggestions about this CP Plan and the CP program for the Site are always welcome. Interested people are encouraged to share their ideas and suggestions with the project contacts at any time.

Locations of Reports and Information

The locations of the reports and information related to the Site's investigation and cleanup program also are identified in Appendix A. These locations provide convenient access to important project documents for public review and comment. Some documents may be placed on the NYSDEC website. If this occurs, NYSDEC will inform the public in fact sheets distributed about the Site and by other means, as appropriate.

Site Contact List

Appendix B contains the site contact list. This list has been developed to keep the community informed about, and involved in, the Site's investigation and cleanup process. The site contact list will be used periodically to distribute fact sheets that provide updates about the status of the project. These will include notifications of upcoming activities at the Site (such as fieldwork), as well as availability of project documents and announcements about public comment periods.

The site contact list includes, at a minimum:

- Chief executive officer and planning board chairperson of each county, city, town, and village in which the Site is located;
- Residents, owners, and occupants of the Site and properties adjacent to the Site;
- The public water supplier which services the area in which the Site is located;
- Any person who has requested to be placed on the site contact list;
- The administrator of any school or day care facility located on or near the Site for purposes of posting and/or dissemination of information at the facility;
- Location(s) of reports and information.

The site contact list will be reviewed periodically and updated as appropriate. Individuals and organizations will be added to the site contact list upon request. Such requests should be submitted to the NYSDEC project contact(s) identified in Appendix A. Other additions to the site contact list may be made at the discretion of the NYSDEC project manager, in consultation with other NYSDEC staff as appropriate.

Note: The first site fact sheet (usually related to the draft Remedial Investigation Work Plan) is distributed both by paper mailing through the postal service and through DEC Delivers, its email listserv service. The fact sheet includes instructions for signing up with the appropriate county listserv to receive future notifications about the Site. See <http://www.dec.ny.gov/chemical/61092.html>.

Subsequent fact sheets about the Site will be distributed exclusively through the listserv, except for households without internet access that have indicated the need to continue to receive site information in paper form. Please advise the NYSDEC site project manager identified in Appendix A if that is the case. Paper mailings may continue during the investigation and cleanup process for some sites, based on public interest and need.

CP Activities

The table at the end of this section identifies the CP activities, at a minimum, that have been and will be conducted during the Site's investigation and cleanup program. The flowchart in Appendix D shows how these CP activities integrate with the site investigation and cleanup process. The public is informed about these CP activities through fact sheets and notices distributed at significant points during the program. Elements of the investigation and cleanup process that match up with the CP activities are explained briefly in Section 5.

- **Notices and fact sheets** help the interested and affected public to understand contamination issues related to a site, and the nature and progress of efforts to investigate and clean up a site.
- **Public forums, comment periods and contact with project managers** provide opportunities for the public to contribute information, opinions and perspectives that have potential to influence decisions about a site's investigation and cleanup.

The following document repositories have been established for reviewing project-related information:

- **Brooklyn Public Library – Bushwick Branch**
 340 Bushwick Avenue
 Brooklyn, NY 11206
 Attn: Marc Waldron, Managing Librarian
 Phone: 718-602-1348
 Hours: Monday/Wednesday/Friday: 10:00am to 6:00pm; Tuesday: 1:00pm to 8:00pm; Thursday: 10:00am to 8:00pm; Saturday: 10:00am to 5:00pm; Sunday: Closed
- **Brooklyn Community Board 1**
 435 Graham Avenue
 Brooklyn, NY 11211
 Attn: Ms. Johana Pulgarin, District Manager
 Dealice Fuller, Chairperson
 Stephen Chesler, Chairperson – Environmental Protection Committee
 Phone: 718-389-0009
 Email: bk01@cb.nyc.gov
 Hours: Monday through Friday: 9:00am to 5:00pm (call for appointment)

The public is encouraged to contact project staff at any time during the Site's investigation and cleanup process with questions, comments, or requests for information.

This CP Plan may be revised due to changes in major issues of public concern identified in Section 3 or in the nature and scope of investigation and cleanup activities. Modifications may include additions to the site contact list and changes in planned citizen participation activities.

Technical Assistance Grant

NYSDEC must determine if the Site poses a significant threat to public health or the environment. This determination generally is made using information developed during the investigation of the Site, as described in Section 5.

If the Site is determined to be a significant threat, a qualifying community group may apply for a Technical Assistance Grant (TAG). The purpose of a TAG is to provide funds to the qualifying group to obtain independent technical assistance. This assistance helps the TAG recipient to interpret and understand existing environmental information about the nature and extent of contamination related to the Site and the development/implementation of a remedy.

An eligible community group must certify that its membership represents the interests of the community affected by the Site, and that its members' health, economic well-being or enjoyment of the environment may be affected by a release or threatened release of contamination at the Site.

As of the date the declaration (page 2) was signed by the NYSDEC project manager, the significant threat determination for the Site had not yet been made.

To verify the significant threat status of the Site, the interested public may contact the NYSDEC project manager identified in Appendix A.

For more information about TAGs, go online at <https://dec.ny.gov/regulatory/regulations/technical-assistance-grant-tag-guidance-handbook-der-14>

Note: The table identifying the citizen participation activities related to the Site's investigation and cleanup program follows on the next page:

Citizen Participation Activities	Timing of CP Activity(ies)
Application Process:	
<ul style="list-style-type: none"> • Prepare site contact list • Establish document repository(ies) 	At time of preparation of application to participate in the BCP.
<ul style="list-style-type: none"> • Publish notice in Environmental Notice Bulletin (ENB) announcing receipt of application and 30-day public comment period • Publish above ENB content in local newspaper • Mail above ENB content to site contact list • Conduct 30-day public comment period 	When NYSDEC determines that BCP application is complete. The 30-day public comment period begins on date of publication of notice in ENB. End date of public comment period is as stated in ENB notice. Therefore, ENB notice, newspaper notice, and notice to the site contact list should be provided to the public at the same time.
After Execution of Brownfield Site Cleanup Agreement (BCA):	
<ul style="list-style-type: none"> • Prepare Citizen Participation (CP) Plan 	Before start of Remedial Investigation Note: Applicant must submit CP Plan to NYSDEC for review and approval within 20 days of the effective date of the BCA.
Before NYSDEC Approves Remedial Investigation (RI) Work Plan:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list about proposed RI activities and announcing 30-day public comment period about draft Remedial Investigation Work Plan (RIWP) • Conduct 30-day public comment period 	Before NYSDEC approves RI Work Plan. If RI Work Plan is submitted with application, public comment periods will be combined and public notice will include fact sheet. Thirty-day public comment period begins/ends as per dates identified in fact sheet.
After Applicant Completes Remedial Investigation:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list that describes RI results 	Before NYSDEC approves RI Report
Before NYSDEC Approves Remedial Work Plan (RWP):	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list about draft RAWP and announcing 45-day public comment period • Public meeting by NYSDEC about proposed Remedial Action Work Plan (RAWP) (if requested by affected community or at discretion of NYSDEC project manager) • Conduct 45-day public comment period 	Before NYSDEC approves RAWP. Forty-five day public comment period begins/ends as per dates identified in fact sheet. Public meeting would be held within the 45-day public comment period.
Before Applicant Starts Cleanup Action:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list that describes upcoming cleanup action 	Before the start of cleanup action.
After Applicant Completes Cleanup Action:	
<ul style="list-style-type: none"> • Distribute fact sheet to site contact list that announces that cleanup action has been completed and that NYSDEC is reviewing the Final Engineering Report • Distribute fact sheet to site contact list announcing NYSDEC approval of Final Engineering Report and issuance of Certificate of Completion (COC) 	At the time the cleanup action has been completed. Note: The two fact sheets are combined when possible if there is not a delay in issuing the COC.

3. Major Issues of Public Concern

This section of the CP Plan identifies major issues of public concern that relate to the Site. Additional major issues of public concern may be identified during the course of the Site's investigation and cleanup process.

There is a known historical presence of chlorinated volatile organic compounds (CVOC) in groundwater in the Ingraham Street Sidewalk project, which adjoins the site to the south at a hydraulically upgradient location, and as such, soil vapor intrusion into occupied buildings may be a public concern; however, the current use of the on-site buildings is limited to commercial warehousing.

During subsurface remediation, the issues of public concern may be air quality, health of workers and community, nuisance odors, noise, and construction-related traffic. These issues are of most concern to adjacent property owners, residents, businesses, and site workers. These issues will be addressed in the RIWP, RAWP, Community Air Monitoring Program (CAMP), site-specific Health and Safety Plan (HASP) and Construction HASP (CHASP) for the project. These documents will undergo public notice and are subject to approval by the NYSDEC and the New York State Department of Health (NYSDOH) prior to work being performed.

The Site is located in an Environmental Justice Area. Environmental justice is defined as the fair treatment and meaningful involvement of all people regardless of race, color, national origin, or income with respect to the development, implementation and enforcement of environmental laws, regulations, and policies. Environmental justice efforts focus on improving the environment in communities, specifically minority and low-income communities, and addressing disproportionate adverse environmental impacts that may exist in those communities. The Site is located in an area with a sizable Hispanic-American and African-American population nearby. Therefore, all future fact sheets will be translated into Spanish.

For additional information, visit:

<https://statisticalatlas.com/tract/New-York/Kings-County/045300/Race-and-Ethnicity>

Site information is available through the Project Contacts mentioned in Section 2 and Appendix A. The BCP Application, which includes the previous site investigations, is available in the document repository discussed above in Section 2 and in Appendix A. The forthcoming RIWP and RAWP will similarly be placed in the document repositories and will include the estimated schedules for planned work.

4. Site Information

Appendix C contains a map identifying the location of the Site.

Site Description

The Site is in the East Williamsburg neighborhood of Brooklyn, New York and is identified as Block 2992, Lot 17 on the Brooklyn Borough Tax Map. The Site is developed with three inter-connected buildings and a parking lot:

- A two-story, 2,500-square-foot commercial warehouse and office building and a one-story, 7,500-square-foot warehouse currently operated by Simply Stino's, Inc. (a beverage distributor);
- A one-story, 20,000-square-foot commercial warehouse, currently operated by All Season Restoration, Inc. (dba Servpro, a cleaning and restoration contractor); and
- A 5,000-square-foot asphalt-paved parking lot, currently used by both tenants.

The Site encompasses an area of about 0.8 acres (35,000 square feet) and is located in the middle of the city block bound by Johnson Avenue to the north, Porter Avenue to the east, Ingraham Street to the south, and Knickerbocker Avenue to the west. Adjoining and surrounding properties include single- and multi-story buildings occupied by industrial and commercial occupants.

The Site is located in an area that is currently mapped by the Federal Emergency Management Agency (FEMA) Map Service Center as being an area of minimal flood hazard (Zone X). Zone X is defined by FEMA as "areas of minimal flood hazard from the principal source of flood in the area and determined to be outside the 0.2 percent annual chance floodplain".

According to the New York City Planning Commission Zoning Map 13b, effective as of March 19, 2024, the Site is located in an M1-2 manufacturing area. An M1-2 area is characterized by light industry such as woodworking and auto repair shops, and often serves as a buffer between manufacturing and adjacent residential or commercial areas.

History of Site Use, Investigation, and Cleanup

The Site and surrounding area are located in an urban setting historically characterized by commercial and industrial development. Historical operations at the Site include a lumber yard (1907-1951), an auto garage (1928-1934), a metal working facility (1933), a paper box manufacturer (1951), a paper box manufacturing facility (1951), and an envelope manufacturer (1992-2019).

The Site was previously the subject of a Phase I Environmental Site Assessment (ESA) and several subsurface investigations, which are documented in the following reports:

- *Phase I Environmental Site Assessment, prepared by Langan, dated August 23, 2019*
- *Phase II Environmental Site Investigation, prepared by Langan, dated September 24, 2019*
- *Supplemental Site Investigation Report, prepared by Langan, dated September 28, 2022*

The following presents a summary of relevant findings for each report.

Phase I Environmental Site Assessment (ESA), prepared by Langan, dated August 23, 2019

Langan prepared a Phase I ESA on behalf of Prologis, Inc. for the purpose of identifying recognized environmental conditions (RECs) in connection with the Site. At the time of the site reconnaissance, the property was occupied by Envelope Manufacturers Corp., but manufacturing operations were no longer occurring. The following RECs were identified in the Phase I ESA:

- **REC 1 – Current and Historical Site Use**
Historical records indicate the Site had been used for a variety of industrial operations since at least 1907, including as a lumber yard (1907-1951), an auto garage (1928-1934), a metal working facility (1933), a paper box manufacturing facility (1951), and an envelope manufacturing facility (1992-2019).

During the site reconnaissance, a septic holding tank was observed in the northeast corner of the Site. One gasoline underground storage tank (UST) was reported in the northeast corner of the Site (1933) and presumed to have been removed, as the location of the septic tank and former gasoline UST appeared coextensive. Two fuel oil USTs to support former oil burning boilers were reported at the Site (1912-1990) but were not observed during the site reconnaissance.
- **REC 2 – Current and Historical Operations of Surrounding Properties**
The area surrounding the Site has been used for industrial purposes since at least 1888 through the present. Activities have included rail freight yards, plastics manufacturing, pharmaceutical manufacturing, a coal yard, auto repair shops, metal working, a dry cleaners/laundry, and miscellaneous manufacturing.

A remediation site called the “Ingraham Street Sidewalk GW” project adjoins the Site to the south and is a known off-site source of chlorinated volatile organic compounds (contaminants frequently associated with dry cleaning) in groundwater.

Phase II Environmental Site Investigation (ESI), prepared by Langan, dated September 24, 2019

A Phase II ESI was performed for the Site between July 15 and 19, 2019. The scope of the investigation included a geophysical survey to assess the potential presence of subsurface anomalies and/or Underground Storage Tanks (USTs), collection of 19 soil samples from 16 soil borings, collection of seven groundwater samples from six temporary wells, and collection of three co-located sub-slab vapor and indoor air samples. Findings from the Phase II ESI are summarized below:

- The geophysical survey identified floor drains with a network of subsurface conveyance piping present in the northeast portion of the Site. A septic tank was identified in the same area, suggesting that the conveyance piping connected to the floor drains route to the tank.
- Surficial concrete was underlain by fill to depths of approximately 8 to 17 feet bgs (Below Ground Surface). Fill generally consisted of gray, orange-brown, and brown silt and sand with varying amounts of brick, glass, coal, coal ash, and tile pieces. Native soil underlying fill was identified from about 8 feet to 21 feet bgs (deepest boring terminus) and generally consisted of brown, orange-brown, brown-and-gray silty fine sand with varying amounts of gravel, clay, organics and silt.
- Petroleum-like odors and photoionization detector (PID) readings above background were observed in two borings in the northeastern part of the Site and in one boring in the southwest part of the Site. One volatile organic compound (VOC) was detected in soil at concentrations exceeding regulatory criteria. Petroleum-related VOCs were also detected in groundwater at concentrations exceeding regulatory criteria in two temporary monitoring wells.
- Chlorinated VOCs (a common contaminant associated with dry-cleaning operations) were detected in soil and in groundwater at concentrations exceeding regulatory criteria. A remediation site called the “Ingraham Street Sidewalk GW” project adjoins the Site to the south and is a known off-site source of chlorinated volatile organic compounds (contaminants frequently associated with dry cleaning) in groundwater.

- Petroleum-related and chlorinated VOCs were detected in sub-slab and indoor air samples at concentrations recommending “no further action” to “mitigate” when evaluated against the NYSDOH Decision Matrices; however, the detected concentrations in indoor air were below the NYSDOH air guidance values (AGVs).

Supplemental Site Investigation Report, prepared by Langan, dated September 28, 2022

A supplemental site investigation was performed for the Site on July 28 and 29, and August 1, 2022. The scope of the investigation included the collection of 19 soil samples from nine soil borings, collection of two groundwater samples from two temporary wells, collection of one soil vapor sample, and collection of one sub-slab vapor sample. Findings from the supplemental site investigation are summarized below:

- Subsurface Observations: Fill, predominantly consisting of brown to dark brown silty fine to medium sand with varying amounts of coal, fine red gravel, glass, metal, and wood, was observed from surface grade to approximately 15 to 17 feet bgs (fill was present at the terminus of certain soil borings). Light brown fine- to medium-grained sand with varying amounts of clay and gravel was observed below the fill to the boring terminus.
- Petroleum-like impacts (odors, staining, and/or PID readings above background) were observed in one soil boring; however, petroleum-related compounds were not detected at concentrations exceeding regulatory criteria at this location.
- Soil samples contained VOCs, semivolatile organic compounds (SVOCs) and metals at concentrations exceeding regulatory criteria. Toxicity characteristic leaching procedure (TCLP) lead was detected in one soil boring at a concentration exceeding the United States Environmental Protection Agency (US EPA) Hazardous Waste Limit (HWL).
- Chlorinated VOCs (contaminants frequently associated with dry cleaning) were detected in soil and groundwater at concentrations exceeding regulatory criteria. The chlorinated VOCs in soil vapor were detected at concentrations above the thresholds that trigger a recommendation of “mitigate” when evaluated against the NYSDOH Decision Matrices.

5. Investigation and Cleanup Process

Application

The Applicant has applied for and been accepted into New York’s Brownfield Cleanup

Program as a Volunteer. This means that the Applicant was not responsible for the disposal or discharge of the contaminants or whose ownership or operation of the Site took place after the discharge or disposal of contaminants. The Volunteer must fully characterize the nature and extent of contamination on-site, and must conduct a “qualitative exposure assessment,” a process that characterizes the actual or potential exposures of people, fish, and wildlife to contaminants on the Site and to contamination that has migrated from the Site.

The Applicant in its Application proposes that the Site will be used for commercial purposes.

To achieve this goal, the Applicant will conduct investigation and cleanup activities at the Site with oversight provided by NYSDEC. The Brownfield Cleanup Agreement executed by NYSDEC and the Applicant sets forth the responsibilities of each party in conducting these activities at the Site.

Investigation

The Applicant will conduct an investigation of the Site officially called a “remedial investigation” (RI). This investigation will be performed with NYSDEC oversight. The Applicant must develop a remedial investigation work plan, which is subject to public comment.

The site investigation has several goals:

- 1) Define the nature and extent of contamination in soil, surface water, groundwater and any other parts of the environment that may be affected;
- 2) Identify the source(s) of the contamination;
- 3) Assess the impact of the contamination on public health and the environment; and,
- 4) Provide information to support the development of a proposed remedy to address the contamination or the determination that cleanup is not necessary.

The Applicant will submit a draft “Remedial Investigation Work Plan” to NYSDEC for review and approval. NYSDEC will make the draft plan available to the public review during a 30-day public comment period.

When the investigation is complete, the Applicant will prepare and submit a report that summarizes the results. This report also will recommend whether cleanup action is needed to address site-related contamination. The investigation report is subject to review

and approval by NYSDEC.

NYSDEC will use the information in the investigation report to determine if the Site poses a significant threat to public health or the environment. If the Site is a “significant threat,” it must be cleaned up using a remedy selected by NYSDEC from an analysis of alternatives prepared by the Applicant and approved by NYSDEC. If the Site does not pose a significant threat, the Applicant may select the remedy from the approved analysis of alternatives.

Interim Remedial Measures

An Interim Remedial Measure (IRM) is an action that can be undertaken at a site when a source of contamination or exposure pathway can be effectively addressed before the site investigation and analysis of alternatives are completed. If an IRM is likely to represent all or a significant part of the final remedy, NYSDEC will require a 30-day public comment period.

Remedy Selection

When the investigation of the Site has been determined to be complete, the project may proceed in one of two directions:

1. The Applicant may recommend in its investigation report that no action is necessary at the Site. In this case, NYSDEC would make the investigation report available for public comment for 45 days. NYSDEC then would complete its review, make any necessary revisions, and, if appropriate, approve the investigation report. NYSDEC would then issue a “Certificate of Completion” (described below) to the Applicant.

or

2. The Applicant may recommend in its investigation report that action needs to be taken to address site contamination. After NYSDEC approves the investigation report, the Applicant may then develop a cleanup plan, officially called a “Remedial Action Work Plan”. The RAWP describes the Applicant’s proposed remedy for addressing contamination related to the Site.

When the Applicant submits a draft RAWP for approval, NYSDEC would announce the availability of the draft plan for public review during a 45-day public comment period.

Cleanup Action

NYSDEC will consider public comments, and revise the draft RAWP if necessary, before approving the proposed remedy. The NYSDOH must concur with the proposed remedy.

After approval, the proposed remedy becomes the selected remedy. The selected remedy is formalized in the site Decision Document.

The Applicant may then design and perform the cleanup action to address the site contamination. NYSDEC and NYSDOH oversee the activities. When the Applicant completes cleanup activities, a Final Engineering Report (FER) will be prepared that certifies that cleanup requirements have been achieved or will be achieved within a specific time frame. NYSDEC will review the report to be certain that the cleanup is protective of public health and the environment for the intended use of the Site.

Certificate of Completion

When NYSDEC is satisfied that cleanup requirements have been achieved or will be achieved for the Site, it will approve the FER. NYSDEC then will issue a Certificate of Completion (COC) to the Applicant. The COC states that cleanup goals have been achieved, and relieves the Applicant from future liability for site-related contamination, subject to certain conditions. The Applicant would be eligible to redevelop the Site after it receives a COC.

Site Management

The purpose of site management is to ensure the safe reuse of the property if contamination will remain in place. Site management is the last phase of the site cleanup program. This phase begins when the COC is issued. Site management incorporates any institutional and engineering controls required to ensure that the remedy implemented for the Site remains protective of public health and the environment. The institutional and engineering controls are detailed in a Site Management Plan.

An *institutional control* is a non-physical restriction on use of the Site, such as a deed restriction that would prevent or restrict certain uses of the property. An institutional control may be used when the cleanup action leaves some contamination that makes the Site suitable for some, but not all uses.

An *engineering control* is a physical barrier or method to manage contamination. Examples include caps, covers, barriers, fences, and treatment of water supplies.

Site management also may include the operation and maintenance of a component of the remedy, such as a system that pumps and treats groundwater. Site management continues until NYSDEC determines that it is no longer needed.

Appendix A - Project Contacts and Locations of Reports and Information

Project Contacts

For information about the Site's investigation and cleanup program, the public may contact any of the following project staff:

New York State Department of Environmental Conservation (NYSDEC):

Javier Perez-Maldonado
Project Manager
Division of Environmental Remediation
NYSDEC
625 Broadway, 12th Floor
Albany, NY 12233
Tel: (518) 402-8172
Email: javier.perez-maldonado@dec.ny.gov

Thomas V. Panzone
Public Participation Specialist
Division of Communication, Education and
Engagement
NYSDEC – Region 2
47-40 21st Street
Long Island City, NY 11101
Thomas.panzone@dec.ny.gov
718-482-4953

New York State Department of Health (NYSDOH):

Michael Izdebski
Public Health Specialist
NYSDOH
Corning Tower Room 1787
Empire State Plaza
Albany, NY 12237
Tel: (518) 402-7874
Email: BEEI@health.ny.gov

Locations of Reports and Information

The facilities and online database identified below are being used to provide the public with convenient access to important project documents. If you cannot access the online repository, please contact the NYSDEC project manager listed above for assistance.

DECInfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C224393/>

Appendix B - Site Contact List

Chief Executive Officer
Mayor Zohran
Mamdani
City Hall
New York, NY 10007

Hon. Brad Lander
NYC Comptroller
1 Centre Street Room 517
New York, NY 10007

Hon. Jumaane D. Williams
Public Advocate
1 Centre Street 15th Floor North
New York, NY 10007

Shaminder Chawla, Acting Director
NYC Office of Environmental Remediation
59-17 Junction Boulevard
Flushing, NY 11373

David Gold, Esq.
Commissioner, NYC Dept. of City Planning
120 Broadway, 31st Floor
New York, NY 10271

Brooklyn Borough President
Hon. Antonio Reynoso
209 Joralemon Street
Brooklyn, NY 11201

NYC Councilmember
Hon. Jennifer Gutierrez
244 Union Avenue
Brooklyn, NY 11211

NYS Senator
Hon. Julia Salazar
212 Evergreen Avenue

Brooklyn, NY 11221

NYS Assemblymember
Hon. Maritza Davila
673 Hart Street, Unit C2
Brooklyn, NY 11221

US House of Representatives
Hon. Nydia Velazquez
Brooklyn District Office
266 Broadway
Suite 201
Brooklyn, NY 11211

Hon. Charles Schumer
U.S. Senator
780 Third Avenue, Suite 2301
New York, NY 10017

Hon. Kirsten Gillibrand
U.S. Senator
780 Third Avenue, Suite 2601
New York, NY 10017

Kings County Clerk
Hon. Nancy T. Sunshine
360 Adams Street Room 189
Brooklyn, NY 11201

MTA New York City Transit
Demetrius Crichlow
Interim President
2 Broadway
New York, NY 10004-2207

Residents, owners, and occupants of the Site and properties adjacent to the Site

450 Johnson Avenue
Brooklyn, NY 11237

Owner:

450 Johnson Ave Brooklyn LLC
1800 Wazee Street, Suite 500
Denver, CO 80202
303-567-5000

Occupants:

Simply Stino's Inc.
450 Johnson Avenue
Brooklyn, NY 11237
917-373-647

All Season Restoration, Inc. (dba Servpro)
243 W 30th Street #301
New York, NY 10001
212-768-9400

Adjacent Property Owners and Occupants List

This segment of the site's contact list is maintained in confidence in the NYSDEC official site file.

Local news media from which the community typically obtains information

Brooklyn Daily Eagle
195 Montague St, Suite 1414
Brooklyn, NY 11201

Courier-Life Publications
15 Metrotech Center
Brooklyn, NY 11201

El Diario NY
Impremedia
41 Flatbush Avenue, 1st Floor
Brooklyn, NY 11217

Hoy Nueva York
Impremedia
41 Flatbush Avenue, 1st Floor
Brooklyn, NY 11217

The Brooklyn Papers
15 Metrotech Center
Brooklyn, NY 11201

New York Daily News
PO Box 7180
New York, NY 10008

New York Post
1211 Avenue of the Americas
New York, NY 10036

Spectrum NY 1 News
75 Ninth Avenue
New York, NY 10011

Public Water Supplier

The responsibility for supplying water in NYC is shared between the NYC Department of Environmental Protection (NYCDEP), the Municipal Water Finance Authority, and the New York City Water Board:

New York City Department of Environmental Protection
Rohit T. Aggarwala, Commissioner
59-17 Junction Boulevard, 13th Floor
Flushing, NY 11373

NYC Municipal Water Finance Authority
Philip Wasserman - Executive Director
255 Greenwich Street, 6th Floor
New York, NY 10007

NYC Water Board
NYC Department of Environmental Protection
Alfonso L. Carney, Jr., Chairperson
59-17 Junction Boulevard, 8th Floor
Flushing, NY 11373

Local Schools & Daycare Centers:

First Buddies DayCare

President/Executive Director/Principal: Debbie Quinonez

229 Troutman St #2B,

Brooklyn, NY 11237

(347) 295-3372

Bushwick United Headstart

President/Executive Director/Principal: Aida Caraballo

77 Wilson Ave,

Brooklyn, NY 11237

(718) 821-2345

P.S. 145 Magnet School of Leadership Through Engineering

President/Executive Director/Principal: Julia Hynes

100 Noll Street

Brooklyn, NY 11206

(718) 821-4823

<https://www.ps145k.org/>

Williamsburg Charter High School

President/Executive Director/Principal: Valerie Jacobson

198 Varet St

Brooklyn, NY 11206

(718) 782-9830

I.S. 349 Math, Science & Tech

President/Executive Director/Principal: [Roxana Toro](#)

35 Starr Street

Brooklyn, NY 11221

(718) 418-6389

Young Women's Leadership School of Brooklyn

President/Executive Director/Principal: [Colleen McGeehan](#)

325 Bushwick Ave

Brooklyn, NY 11206

(718) 387-5641

PS196 / MS582
President/Executive Director/Principal; [Jeffrey Merced](#)
207 Bushwick Ave
Brooklyn, NY 11206
(718) 456-8218

P.S. 123 Suydam
President/Executive Director/Principal: Donna Stalzer
100 Irving Avenue
Brooklyn, NY 11237
(718) 821-4810

East Williamsburg Scholars Academy K477
President/Executive Director/Principal: Rosemary Vega
850 Grand Street
Brooklyn, NY 11211
(718)-387-2800

The High School for Enterprise, Business and Technology
President/Executive Director/Principal: Holger Carrillo
850 Grand Street
Brooklyn, NY 11211
718-387-2800

PROGRESS High School for Professional Careers
President/Executive Director/Principal: Jasmine Pena
850 Grand Street
Brooklyn, NY 11211
(718) 387-0228

Community, Civic, Religious and Other Environmental Organizations:

Consolidated Edison Corporate Affairs
Johari Jenkins-Taylor , Director - Brooklyn Regional & Community Affairs
30 Flatbush Avenue
Brooklyn, NY 11217

FDNY
ENGINE 237
43 MORGAN AVENUE
Brooklyn, NY 11237

90th NYPD Police Precinct
President Rosa Ortiz
211 Union Avenue
Brooklyn, NY, 11211

Ready Willing & Able Halfway House
89 Porter Ave,
Brooklyn, NY 11237

United Revival Mennonite Church
390 Melrose St,
Brooklyn, NY 11237

The Vine NYC
456 Johnson Ave,
Brooklyn, NY 11237

Cathedral of Joy Christian Center, Inc.
43 George St,
Brooklyn, NY 11206

Bethany Christian Church
42 Porter Ave #52,
Brooklyn, NY 11237

Pentecostal Church La Pena
34 Morgan Ave,
Brooklyn, NY 11237

Omega Fire Ministries New York
252 Boerum St,
Brooklyn, NY 11206

World Wide Missionary Movement Church Brooklyn, NY
83 Irving Ave,
Brooklyn, NY 11237

Churches United For Fair Housing
280 Starr St,
Brooklyn, NY 11237

Chabad of Bushwick
1087 Flushing Ave,
Brooklyn, NY 11237

Appendix C - Site Location Map



Appendix D– Brownfield Cleanup Program Process

