

(Fact Sheet Begins Next)

Act Now to Continue Receiving Information About This Site!

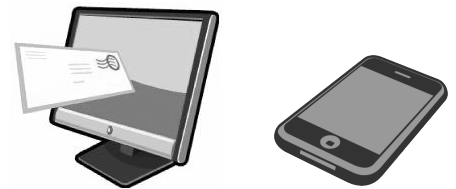
DEC's Division of Environmental Remediation (DER) now distributes information about contaminated sites electronically by email.

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:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

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.

Former New City Link Auto Repair Site



Department of
Environmental
Conservation

Brownfield Cleanup Program

Site No. C224407

Brooklyn, King County

April 2026

Environmental Cleanup to Begin at Brownfield Site

Action is about to begin that will address contamination related to the Former New City Link Auto Repair site ("site") located at 545-547 Coney Island Avenue and 50 Hinckley Place, Brooklyn, Kings County. Please see the map for the site location. The cleanup activities will be performed by 545 Coney Island LLC ("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://extapps.dec.ny.gov/data/DecDocs/C224407/>.
- Documents also are available at the location(s) identified under "Where to Find Information."

Cleanup activities are expected to begin in April 2026 and last about 5 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 cleanup are:

- Excavation and off-site disposal of contaminated soil to approximately 15 feet below ground surface (bgs) across the entire footprint of the site;
- Collecting and analyzing, post-cleanup soil samples to evaluate the effectiveness of the cleanup;
- Implementing *in situ* chemical oxidation (ISCO) through injection points to reduce elevated concentrations of petroleum-related volatile organic compounds (VOCs) in saturated soil and groundwater.
- Installing, operating, and monitoring of a soil vapor extraction (SVE) system to remove VOCs from the subsurface and to prevent off-site migration of VOCs in soil vapor.
- Installing, operating, and monitoring of an active sub-slab depressurization system (SSDS) to mitigate the potential exposures related to soil vapor intrusion.
- Installing permanent monitoring wells and commencement of quarterly groundwater monitoring to document groundwater quality beneath the site.
- Importing clean material that meets the established Soil Cleanup Objectives (SCOs) for use as backfill; and
- Recording of an Environmental Easement (EE) to ensure proper use of the site and implementation of a Site Management Plan (SMP) for long term maintenance of remedial systems.

A site-specific health and safety plan (HASP) and a Community Air Monitoring Plan (CAMP) will be implemented during cleanup activities. The HASP and CAMP establish procedures to protect on-site workers and residents and includes required air monitoring as well as dust and odor suppression measures.

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 site is located in the Prospect Park South neighborhood of Brooklyn and is identified as Block 5114, Lots 1, 3, and 29 on the New York City tax map. The site is approximately 19,090 square feet (0.44 acres) and is bound by Hinckley Place followed by a mixed-use multi-story commercial and residential building to the north; Beverly Road followed by mixed-use commercial and residential buildings to the south; Coney Island Avenue followed by a "Shell" gasoline service station to the southwest; a "KFC" restaurant to the west; Public School 889 to the northwest; and one- and two-family residential homes to the east.

The proposed development will consist of a new seven-story mixed-use commercial and residential building with a one-level cellar encompassing the entire site footprint. The development is anticipated to designate 25 percent of the residential units for affordable housing. The selected remedy is anticipated to meet Restricted Residential soil cleanup objectives.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C224407) at:

<https://appfactory.dec.ny.gov/DERExternalSearch/ERDSearch>

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 may 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 DEC 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://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

Stay Informed with DEC Delivers

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.

Sign up to receive site updates by email:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

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://dec.ny.gov/maps/interactive-maps/decinfo-locator>

CONTACT INFORMATION

Project-Related Questions

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Project-Related Health Questions

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bee@health.ny.gov

WHERE TO FIND INFORMATION

Access project documents through the DECinfo Locator and at these location(s):
<https://extapps.dec.ny.gov/data/DecDocs/C224407/>

Brooklyn Public Library – Cortelyou Branch

1305 Cortelyou Road at Argyle Road
Brooklyn, NY 11226
Attn: Chered Spann, Supervising Librarian
(718) 693-7763
cspann@bklynlibrary.org

Brooklyn Community Board 14

810 East 16th Street
Brooklyn, NY 11230
Attn: Shawn Campbell
(718) 859-6357
info@cb14brooklyn.com

Site Location





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اردو Urdu	اس دستاویز کا ترجمہ آپ کی ترجیحی زبان میں کروانے کی درخواست کرنے کے لیے، براہ کرم ذیل کے فرد سے رابطہ کریں۔ اس ترجمہ کے لیے کوئی چارج نہیں ہے۔