



# FACT SHEET

## Brownfield Cleanup Program

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Site Name: 4566 Broadway Avenue (Nagle)  
DEC Site #: C231054  
Site Address: 4566 Broadway Avenue  
New York, NY 10040

April 2012

### Report Recommends Cleanup of Brownfield Site Contamination

The New York State Department of Environmental Conservation (NYSDEC) is reviewing one or more cleanup documents for 4566 Broadway Avenue (Nagle) ("site") located at 4566 Broadway Avenue, New York, New York County. Please see the map for the site location. Documents related to the cleanup of this site can be found at the location(s) identified below under "Where to Find Information."

#### Remedial Investigation Report

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

NYSDEC is reviewing a report that recommends cleanup action at the site. The report, called a "Remedial Investigation Report," was submitted to NYSDEC by 4566 BROADWAY LLC ("applicant(s)"). The report describes the results of the site investigation.

Based on the findings of the investigation, NYSDEC, in consultation with the New York State Department of Health (NYSDOH), has determined that the site's significant threat status has not yet been determined.

#### Highlights of the Remedial Investigation Report

The investigation report has several goals:

- 1) describe the investigation activities completed;
- 2) describe the nature and extent of contamination at the site;
- 3) provide information about off-site contamination issues; and
- 4) recommend whether cleanup of contamination is required.

#### Next Steps

NYSDEC will complete its review, make any necessary revisions and, if appropriate, approve the investigation report. The approved report will be made available to the public (see "Where to Find Information" below). The applicant(s) may then develop a cleanup plan, called a "Remedial Work Plan." This plan describes how contamination will be addressed, with NYSDEC and NYSDOH overseeing the work. NYSDEC will present the draft cleanup plan to the public for its

review and comment during a 45-day comment period.

NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

### **Background**

**Location:** The site is located in urban area on a triangularly shaped parcel in the upper west side of Manhattan, at the northeast corner of Broadway and Nagle Avenue. The area is referred as the “Inwood” section of upper Manhattan and it comprises of approximately 0.36 acres.

**Site Features:** The whole footprint of the site is now paved and fenced with gate. There is a small one story building at the northeast corner.

**Current Zoning/Uses:** The site is currently inactive, and the zoning district is C2-2/R-7-2 which is used for commercial and residential purposes. Currently, the site is used for a 24 hour parking facility, but until 2005 was used as a gasoline service station. The surrounding parcels are currently used for a combination of commercial and residential. Adjacent to the site on the north side is an eight story residential apartment building. Fort Tryon Park is located west of the site across Broadway.

**Historical Uses:** Since 1920’s through 1950’s, the site was used as a gasoline service station and auto repair shop. After that period until 2005, the site was used as only gasoline service station under several ownerships. Prior use that appears to have led to site contamination includes leaks and spills from gasoline service operations and auto repair activities. During October 2005 all UST’s were removed off-site and impact of subsurface soil was detected. A Brownfield Cleanup Agreement was executed in September 2006. The Citizen Participation (CP) Plan was approved in December 2006, and the initial Remedial Investigation work plan was approved in October 2007.

**Operable units:** The site currently has two operable units (OU - 01 and 00). An operable unit represents a portion of a remedial program for a site that for technical or administrative reasons can be addressed separately to investigate, eliminate or mitigate a release, threat of release or exposure pathway resulting from the site contamination.

Operable unit 01 (OU 01) is the on-site source area. The BCP applicant is a participant (responsible party) and responsible for both on and off-site contamination. Both the on and off-site investigations were conducted under OU 01. The site management activities will be conducted under operable unit 00 (OU 00).

**Site Geology and Hydrogeology:** The site is located approximately 30 feet above mean sea level. The site stratigraphy of uppermost layer consists of six inches of concrete or asphalt followed by a layer of six inch of sand. Fill material consists of coarse and fine sand, little silt, with varying amounts of coal, brick, wood and glass, encountered to a depth of approximately 11 below grade surface. Depth of groundwater ranges from 7’ to 12’ below grade and flowing towards east, southeast.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:

<http://www.dec.ny.gov/cfm/externalapps/derexternal/haz/details.cfm?pageid=3&progno=C231054>

## **FOR MORE INFORMATION**

### **Where to Find Information**

Project documents are available at the following location(s) to help the public stay informed.

The New York Public Library, Inwood Branch  
4790 Broadway Ave  
New York, NY 10034-4916  
phone: (212) 942-2445

Community Board 12  
Attn: Pamela Palanque-North  
711 W 168th Street  
New York, NY 10032  
phone: 212-568-8500

Project documents are also available on the NYSDEC website at:

<http://www.dec.ny.gov/chemical/37550.html>

### **Who to Contact**

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

#### Project Related Questions

Sadique Ahmed  
Department of Environmental Conservation  
Division of Environmental Remediation  
625 Broadway  
Albany, NY 12233-7016  
518-402-9656  
sxahmed@gw.dec.state.ny.us

#### Site-Related Health Questions

Albert J DeMarco  
New York State Department of Health  
547 River Street  
Troy, NY 12180  
518 402 7880  
ajd03@health.state.ny.us

**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: <http://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.

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

