



FACT SHEET

Brownfield Cleanup Program

64th Street Site
Site #: C241106
Woodside, NY 11377

April 2009

Draft Remedial Investigation Work Plan Available for Public Comment

The New York State Department of Environmental Conservation (NYSDEC) requests public comments as it reviews a draft work plan to investigate a property known as the 64th Street site (“the Site”), located at 33-32 64th Street in Woodside, NY. See enclosed map showing the location of the Site. The draft “Remedial Investigation Work Plan” was submitted by D&E Realty, Inc. under New York’s Brownfield Cleanup Program (BCP).

NYSDEC previously accepted an application submitted by D&E Realty (Volunteer), Inc. to participate in the BCP. The application proposes that the Site will be used for commercial purposes.

Public Comments About the Draft Remedial Investigation Work Plan

NYSDEC is accepting written public comments about the draft Remedial Investigation (RI) Work Plan for 30 days, from **April 30, 2009** through **May 30, 2009**. Public comments are an important part of the review and approval process. The draft RI Work Plan is available for public review at the document repository identified in this fact sheet. Written comments should be submitted to:

Javier Perez
New York State Department of Environmental Conservation
Division of Environmental Remediation
Remedial Bureau B, Section B
625 Broadway, 12th Floor
Albany, NY 12233-7016

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 and business.

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>

Highlights of the Proposed Remedial Investigation

The Remedial Investigation will seek to:

- 1) Define the nature and extent of contamination in soil, surface water, groundwater and any other impacted media;
- 2) Identify the source(s) of the contamination;
- 3) Assess the impact of the contamination on public health and/or the environment; and
- 4) Provide information to support the development of a Remedial Work Plan to address the contamination.

The investigation will be performed by D&E Realty, Inc. with oversight by NYSDEC and the New York State Department of Health (NYSDOH).

Chlorinated volatile organic compounds were identified in the unsaturated soil beneath the northwestern portion of the Site and in groundwater beneath the northern portion of the Site. The principal contaminant of concern was Tetrachloroethene (PCE). Trichloroethene (TCE) was also detected, but at much lower concentrations.

The proposed RI work will include investigation of soils and groundwater. Most of the RI work will occur on the Site, but there also will be off-site groundwater sampling in the nearby vicinity. Significant investigation activities identified in the Draft RI Work Plan are as follows:

- Geophysical survey
- Records search
- Soil & groundwater sampling
- Monitoring wells installation
- Historic fill characterization
- Off-site monitoring wells sampling
- Hours of operation will be normal business hours for construction in NYC
- A report documenting the results of the RI will be submitted in draft within 90 days of completing the RI work

A site-specific Health and Safety Plan (HASP) and a Community Air Monitoring Plan (CAMP) will be implemented during remediation activities. The HASP and CAMP will establish procedures for the protection of on-site workers and off-site residents and will include required air monitoring as well as dust and odor suppression measures.

Off-site work will be addressed under a separate investigation by a Potential Responsible Party (PRP) or the NYSDEC using State funds.

Significant Threat Determination

NYSDEC and the NYSDOH have determined that the 64th Street site poses a significant threat to human health and the environment.

The 64th Street site will not be placed on the Registry of Inactive Hazardous Waste Disposal Sites, unless:

1. the project is not meeting the objectives of the Brownfield Cleanup Agreement (BCA) executed by D&E Realty, Inc. and NYSDEC, or
2. D&E Realty, Inc. or NYSDEC terminates the BCA.

Technical Assistance Grants

Technical Assistance Grants (TAGs) are a citizen participation tool available to eligible community groups to increase public awareness and understanding of remedial activities taking place in their community. Eligible community groups may apply to receive grants for up to \$50,000 per eligible site. There is no matching contribution required on the part of the grant recipient. Eligible community groups can use a TAG to help the community affected by a remediation project understand existing environmental data developed about the site, comment on site remedial activities and proposals, and share information about the project with the public. To be eligible, a community group must be incorporated as a not-for-profit corporation under section 501(c)(3) of the Internal Revenue Code. The group must also certify that its membership represents the interest of the community affected by the site, and that its members' health, economic well-being or enjoyment of the environment are potentially threatened by the site.

Next Steps

NYSDEC will consider public comments when it completes its review, has any necessary revisions made, and approves the RI Work Plan. The approved RI Work Plan will be placed in the document repository

(see below). After the RI Work Plan is approved, D&E Realty, Inc. may proceed with the remedial investigation of the on-site. It is estimated that the remedial investigation will take about 3-6 months.

The applicant will develop a Remedial Investigation Report that summarizes the results of the remedial investigation. NYSDEC will keep the public informed during the investigation and remediation of this Site.

Background

The 64th Street site is 0.23 acres in area and is bordered on the south by Acme Metal Cap Corp., on the north and west by Toyota Queensboro Car Dealership, and on the east by 64th Street. The Site is currently owned by D & E Realty, Inc. and is used to store taxi cabs and auto parts. In addition, the Site is paved and secured with a chain-link fence. The surrounding parcels are currently mixed use, including a combination of industrial, residential and commercial. The closest residential area is believed to be on 61st Street.

Preliminary soil and groundwater investigation work was performed on the Site by an adjacent property owner. The preliminary investigation results revealed elevated soil and groundwater contamination at the Site.

The eligibility review was completed and the application approved. A BCA was executed on September 4, 2008.

FOR MORE INFORMATION

Document Repository

Local document repositories have been established at the following locations to help the public to review important project documents. These documents include the draft RI Work Plan and the application to participate in the BCP accepted by NYSDEC:

Business, Science and Technology Division
89-11 Merrick Boulevard
Jamaica, NY 11432
Tel: (718) 990-0700

Community Board 2
43-22 50th Street
Woodside, NY 11377
Chairperson: Joseph Conley
District Manger: Debra Markel-Kleinert
Email: qn02@cb.nyc.gov
Tel 718 -533-8773

Who to Contact

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

Project Related Questions

Javier Perez
NYSDEC
Division of Environmental Remediation
Remedial Bureau B, Section B
625 Broadway, 12th Floor
Albany, NY 12233-7016
Phone: (518) 402-9774 or
1-888-212-9586
Email: jxperez@gw.dec.state.ny.us

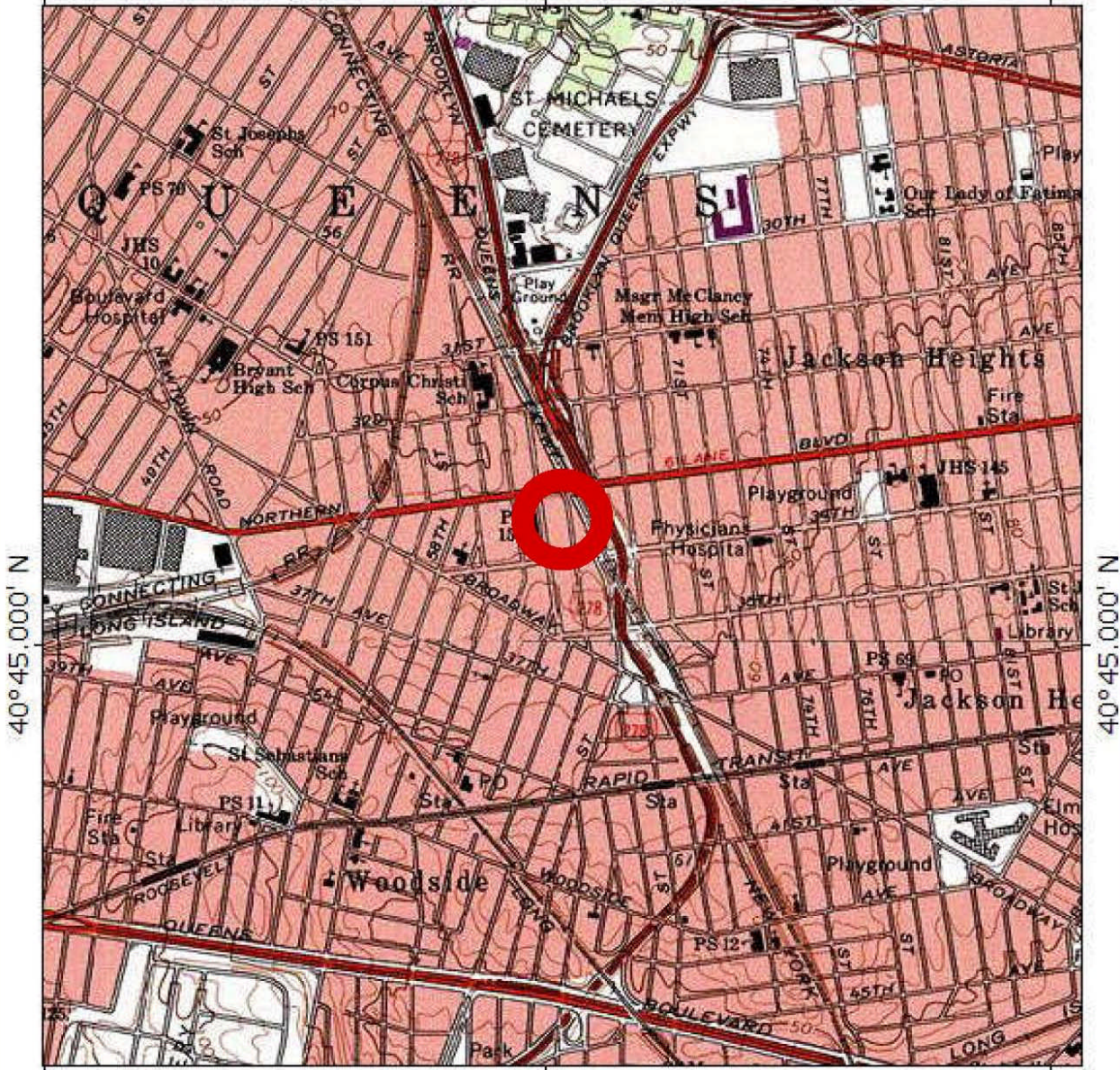
Site-related Health Questions

Christopher M. Doroski
NYSDOH
Bureau of Environmental Exposure Investigations
Flanigan Square
547 River Street
Troy, NY 12180-2216
(518) 402-7860 or
1-800-458-1158 Ext 27860
Email: cmd16@health.state.ny.us

Contact List

If you know someone who would like to be added to the project mailing list, have them contact the NYSDEC project manager above. 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.

TOPO! map printed on 03/27/07 from "Northeast.tpo" and "Untitled.tpg"
73°55.000' W 73°54.000' W WGS84 73°53.000' W

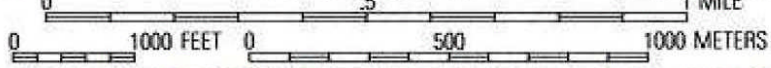


40°45.000' N

40°45.000' N

73°55.000' W 73°54.000' W WGS84 73°53.000' W

MN | TN
13 1/2°



Map created with TOPO!® ©2002 National Geographic (www.nationalgeographic.com/topo)



ADVANCED Site Restoration, LLC.
Environmental Services

62 William St., 3rd Floor, New York, NY 10005
Tel: 212-809-1110 Fax: 212-809-1779 info@askasr.com

USGS 7.5 Minute Quad Map
33-32 64th Street
Queens, New York 11377