



# FACT SHEET

## Brownfield Cleanup Program

**Receive Site Fact Sheets by *Email*.** See "For More Information" to Learn How.

**Site Name:** Former Union Wire Die Corp.  
**DEC Site #:** C241163  
**Address:** 39-40 30th Street  
Long Island City, NY 11101

Have questions?  
See  
"Who to Contact"  
Below

### NYSDEC Certifies Cleanup Requirements Achieved at Brownfield Site

The New York State Department of Environmental Conservation (NYSDEC) has determined that the cleanup requirements to address contamination related to the Former Union Wire Die Corp. site ("site") located at 39-40 30th Street, Long Island City, Queens under New York State's Brownfield Cleanup Program have been or will be met. Please see the map for the site location.

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=C241163>

The cleanup activities were performed by Ganesh Management, with oversight provided by NYSDEC. NYSDEC has approved a Final Engineering Report (FER) and issued a Certificate of Completion (COC) for the site. Copies of the Final Engineering Report and Notice of the Certificate of Completion are available at the location(s) identified below under "Where to Find Information."

#### Completion of Project

- A Soil Vapor Extraction (SVE) system was installed to treat the contaminated soil beneath the building, using a vacuum system. This removes the trichloroethene (TCE) from the soil and soil vapor, and also prevents contaminated soil vapor from entering the building;
- The remedy calls for maintaining the existing site cover, consisting of the building and pavement, to prevent exposure to soil beneath the building and its driveways. The soil contains some metals and petroleum compounds; and
- Administrative controls (known as institutional controls) including an easement and a site management plan have been put in place. The administrative controls require monitoring and periodic reporting to ensure the remedial systems remain in place and are effective.

## **Final Engineering Report Approved**

NYSDEC has approved the Final Engineering Report (FER), which:

- 1) Describes the cleanup activities completed.
- 2) Certifies that cleanup requirements have been or will be achieved for the site.
- 3) Describes any institutional/engineering controls to be used. An *institutional control* is a non-physical restriction on use of the site, such as a deed restriction, when contamination left over after the cleanup action makes the site suitable for some, but not all uses. An *engineering control* is a physical barrier or method to manage contamination such as a cap or vapor barrier.
- 4) Certifies that a site management plan for any engineering controls used at the site has been approved by NYSDEC.

The following institutional controls have been or will be put in place on the site:

- Environmental Easement
- Site Management Plan
- Operation and Maintenance Plan
- Monitoring Plan
- Groundwater Use Restriction

The following engineering controls have been or will be put in place on the site:

- Soil Vapor Extraction System
- Cover System

## **Next Steps**

With its receipt of a Certificate of Completion (COC), the applicant is eligible to redevelop the site. In addition, the applicant:

- Has no liability to the State for contamination at or coming from the site, subject to certain conditions; and
- Is eligible for tax credits to offset the costs of performing cleanup activities and for redevelopment of the site.

A Certificate of Completion (COC) may be modified or revoked if, for example, there is a failure to comply with the terms of the order or agreement with NYSDEC.

## **Background**

**Location:** The site is located in Long Island City, Queens at the corner of 30th Street and 40th Ave.

**Site Features:** There is a 2-story building on-site. The first floor is primarily storage and the second floor is used as office space.

**Current Zoning and Land Use:** The site is zoned M1-3/R7X. M1 indicates light industrial use while R7X is a higher-density residential district (apartments). The building is currently occupied by a wireless communications distributor. Future use is anticipated to be a combination of commercial and restricted residential use.

**Past Use of the Site:** The site was undeveloped until sometime between 1915 and 1936. By 1936, a gas station occupied the site. The property was redeveloped by 1947 into a 2-story warehouse utilized by Optical Products Corporation for manufacturing, shipping and as an office. Other occupants of the building include Union Wire Die Corp. (1960s - 1980s), National Tea Packaging Co. Inc. (1962 - 1991) and a warehouse (1991 - 2006).

**Site Geology and Hydrogeology:** Subsurface soils at the site consist of a mixture of a silty non-native fill to a depth ranging from 0 to 6 feet below grade (fbg). The fill is followed by a silty-sand. A coarse sand was noted at two of the boring locations in place of the silty-sand. The bedrock is an igneous intrusive classified as Ravenswood granodiorite of middle Ordovician to middle Cambrian age. Unconsolidated sediments overlie the bedrock and consist of Pleistocene aged sand, gravel and silty clays. The elevation of the site is 28 feet above the National Geodetic Vertical Datum. The area topography gradually slopes to the southeast.

Groundwater at the site is present under water table conditions at a depth of approximately 20 feet below grade. Investigation at the site indicates groundwater flow to the south-southeast.

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

## **FOR MORE INFORMATION**

### **Where to Find Information**

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

Long Island City Library  
37-44 21st Street  
Long Island City, NY 11101  
phone: 718-752-3700

Queens Community Board 1  
45-02 Ditmars Ave, LL Suite 125  
Astoria, NY 11105  
phone: 518-626-1021

## Who to Contact

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

### Project Related Questions

Ruth Curley  
NYS Department of Environmental Conservation  
Division of Environmental Remediation  
625 Broadway  
Albany, NY 12233-7016  
Tel: 518-402-9767  
Email: ruth.curley@dec.ny.gov

### Site-Related Health Questions

Eamonn O'Neil  
New York State Department of Health  
Empire State Plaza Corning Tower 1787  
Albany, NY 12237  
Tel: 518-402-7860  
Email: BEEI@health.ny.gov

**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.



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## Site Location Map

Former Union Wire Corporation  
Long Island City, Queens  
Site No. C241163