



Department of
Environmental
Conservation

Where to Find Information:

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

Queens Library - Long Island City*
37-44 21st Street
Long Island City, NY 11101
(718) 752-3700

Queens Community Board 1 *
45-02 Ditmars Boulevard, LL Suite 125
Astoria, NY 11105
(718) 626-1021

Key project documents and project summary also are available on the NYSDEC website at:
<https://www.dec.ny.gov/data/DecDocs/C241214/>

(*Repositories may be temporarily unavailable due to COVID-19 precautions. If you cannot access the online DECinfo Locator, please contact the NYSDEC project manager listed below for assistance.)

Who to Contact

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

Project-Related Questions

Steve Walsh, Project Manager
NYSDEC
625 Broadway
Albany, NY 12207
518-402-9824
steven.walsh@dec.ny.gov

Project-Related Health Questions

Shaun Surani
NYSDOH
Bureau of Environmental Exposure Investigation
Empire State Plaza - Room 178
Albany, NY 12237
518-402-7860
beci@health.ny.gov

For more information about New York's Brownfield Cleanup Program, visit:
www.dec.ny.gov/chemical/8450.html

FACT SHEET

Brownfield Cleanup Program

August 2020

37-24 & 37-28 30th Street
Redevelopment Site
37-24 & 37-28 30th Street
Long Island City, NY 11101

SITE No. C241214

NYSDEC REGION 2

Remedy Proposed for Brownfield Site Contamination; Public Comment Period Announced

The public is invited to comment on a proposed remedy being reviewed by the New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH), to address contamination related to the 37-24 & 37-28 30th Street Redevelopment site ("site") located at 37-24 & 37-28 30th Street, Long Island City, NY. Please see the map for the site location.

Based on the findings of the investigation, NYSDEC in consultation with NYSDOH has determined that the site poses a significant threat to public health or the environment. This decision is based on the potential for human exposure to site-related contaminants via soil vapors.

How to Comment: NYSDEC is accepting written comments about the proposed plan, called a "Draft Remedial Action Work Plan (RAWP)" for 45 days, from **August 5 through September 21, 2020.**

- Access the RAWP and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C241214/>.
- Documents also are available at the location(s) identified at left under "Where to Find Information."
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Who to Contact" area at left.

Draft Remedial Work Plan: The proposed Unrestricted Use remedy consists of:

- Treatment of contaminated groundwater through injection of chemical oxidants;
- Collection and analysis of post-remedial groundwater samples to evaluate the effectiveness of the remedy;
- Implementation of a Health and Safety Plan (HASP) and Community Air Monitoring Plan (CAMP) during all ground intrusive activities;
- Completion of a soil vapor intrusion assessment in all areas of the basement level of the building following construction and prior to occupancy, to determine the need for activation of the (previously installed) sub-slab depressurization system;
- If an Unrestricted Use cleanup is not achieved, implementation of a Site Management Plan (SMP) would also be required for long-term maintenance of the remedial systems.

BROWNFIELD CLEANUP PROGRAM

- If an Unrestricted Use cleanup is not achieved, recording of an Environmental Easement to ensure proper use of the site may be necessary.

The proposed remedy was developed by 31st Avenue Associates LLC and 37-26 30th Street LLC ("applicants") after performing a detailed investigation of the site under New York's Brownfield Cleanup Program (BCP).

Next Steps: NYSDEC will consider public comments, revise the cleanup plan as necessary, and issue a final Decision Document. NYSDOH must concur with the proposed remedy. After approval, the proposed remedy becomes the selected remedy. The applicants may then design and perform the cleanup action to address the site contamination, with oversight by NYSDEC and NYSDOH.

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

Site Description: The site is located at 37-24, 37-26 and 37-28 30th Street in Long Island City. The 0.368-acre site is bounded by a 2-story office building to the north, auto repair shop and two residences to the south, 30th Street to the east, and Old Ridge Road to the west. The site is currently vacant. Historic use of the site includes manufacturing metal products and plastics (approx. 1947-1970), carpet cleaning (approx. 1967- 1970), printing (approx. 1983-1991), dry cleaning (approx. 1996 to 2018) and auto repair (approx. 2000 to 2018).

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C241214) at:

<http://www.dec.ny.gov/cfm/xtapps/derexternal/index.cfm?pageid=3>

Summary of the Investigation: The primary contaminants of concern at the site are chlorinated volatile organic compounds (VOCs), which are present site-wide in groundwater and soil vapor. Based on the site's previous use as a dry cleaner, the source is likely from historic discharges from machinery or above ground storage tanks.

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 NYSDEC 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>

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.

Stay Informed With DEC Delivers

Sign up to receive site updates by email:

www.dec.ny.gov/chemical/61092.html

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: <http://www.dec.ny.gov/pubs/109457.html>

BROWNFIELD CLEANUP PROGRAM

Site Location Map



Legend:

Site Boundary

