

(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:

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

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.



**Department of
Environmental
Conservation**

Where to Find Information

Access project documents through the DECinfo Locator

<https://www.dec.ny.gov/data/DecDocs/C241234/>
and at these location(s):

Queens Library at Astoria
14-01 Astoria Blvd,
Astoria, NY 11102
(718) 278-2220

Queens Community Board 1
45-02 Ditmars Blvd., LL Suite 1025
Astoria, NY, 11106
Phone: 718-626-1021
Email: qn01@cb.nyc.gov

Who to Contact

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

Project-Related Questions

Rafi Alam, Project Manager
NYSDEC
625 Broadway
Albany, NY 12233
(518) 402-9767
Rafi.Alam@dec.ny.gov

Project-Related Health Questions

Daniel Tucholski
NYSDOH
Empire State Plaza, Corning Tower
Room 1787
Albany, New York 12237
Tel: (518) 402-7860
bee@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

**Former Andor Medical
Systems**
26-22 4th Street
Astoria, New York 11102

November 2021

**SITE No. C241234
NYSDEC REGION 2**

Cleanup Action Completed at Brownfield Site

Action has been completed to address the contamination related to the Former Andor Medical Systems site ("site") located at located at 26-22 4th Street, Astoria, NY. Please see the map for the site location.

Cleanup activities were performed by 4th Street Developments LLC ("applicant") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). The applicant(s) has submitted a draft Final Engineering Report (FER) for NYSDEC review which states that cleanup requirements have been or will be achieved to fully protect public health and the environment for the proposed site use.

- Access project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C241234/>.
- The documents also are available at the location(s) identified at left under "Where to Find Information."

Highlights of the Site Cleanup: The following activities have been completed to achieve the remedial action objectives:

- Excavation - Excavation and off-site disposal of 10,687 tons of contaminated soil exceeding the unrestricted use soil cleanup objectives (UUSCOs). Clean fill material meeting UUSCOs was imported to establish the design grades at the site.
- Endpoint Sampling - Confirmation soil sampling was completed after the conclusion of site excavation which confirmed achievement of the intended UUSCOs.
- Dewatering Groundwater - Approximately 2.1 million gallons of water were removed by dewatering to the NYC sewer system for remedial excavation.
- Removal of one 2,000-gallon underground storage tank (UST) located in a vault along 4th Street.
- Vapor Barrier - A vapor barrier was installed below the newly constructed on-site building to protect against soil vapor intrusion.
- Vapor Intrusion Evaluation - Post-construction soil vapor intrusion evaluation will be performed within the new building and will consist of the collection and laboratory analysis of indoor air samples.
- Implementation of the Site Management Plan (SMP) for long-term management of residual contamination as required by the Environmental Easement, including plans for: (1) Institutional Controls (ICs); (2) monitoring; (3) operation and maintenance; and (4) reporting.

BROWNFIELD CLEANUP PROGRAM

- An Environmental Easement was recorded to prevent future exposure to any contamination remaining at the site and to ensure implementation of the SMP.

Next Steps: When NYSDEC approves the FER, it will be made available to the public (see "Where to Find Information"). NYSDEC then will issue a Certificate of Completion (COC) that will be announced in a fact sheet. The applicant(s) would be able to redevelop the site after receiving a COC. In addition, the applicant(s) will be eligible for tax credits to offset a portion of the costs of performing cleanup activities and for redevelopment of the site.

A COC may be modified or revoked if, for example, an applicant does not comply with the terms of its Brownfield Cleanup Agreement with NYSDEC.

Site Description: The site is 0.584 acres and is located in the Astoria neighborhood of Queens.

Past operations at the site include a residential building on each lot. The one-story building on-site was used for commercial and industrial purposes since 1961. The building has been vacant since at least August 2018.

The cleanup action included removal of fill and soil exceeding UUSCOs. Material excavated from the site included non-hazardous material with dewatering and treatment of groundwater. The site is being redeveloped as two new multi-family residential buildings.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C241234) at:

<https://www.dec.ny.gov/cfm/external/index.cfm?pageid=3>

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

BROWNFIELD CLEANUP PROGRAM

Site Location Map

