

**FACT SHEET****Brownfield Cleanup
Program****Receive Site Fact Sheets by *Email*.** See "For More Information" to Learn How.**Site Name:** Hartsdale Village Square, Aristocrat Cleaners**DEC Site #:** C360111**Address:** 212 E. Hartsdale Avenue
Hartsdale, NY 10530Have questions?
See
"Who to Contact"
Below**Interim Remedial Measure Proposed;
Public Comment Period Announced**

The New York State Department of Environmental Conservation (NYSDEC) is proposing an expedited cleanup for the Hartsdale Village Square, Aristocrat Cleaners site ("site") located at 212 E. Hartsdale Avenue, Hartsdale, Westchester County. Please see the included 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." NYSDEC is conducting a public comment period because this Interim Remedial Measure (IRM) is likely to represent a significant part of the cleanup for this site.

How to Comment

NYSDEC is accepting written comments about the proposed IRM work plan for 30 days, from **June 17, 2013** through **July 16, 2013**. The proposed plan is available for review at the location(s) identified below under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project Related Questions in the "Who to Contact" area below.

Draft Interim Remedial Measure Work Plan

An IRM is a cleanup activity that may be performed when a source of contamination or exposure pathway (the way in which a person may contact contamination) can be effectively addressed without extensive investigation and evaluation.

The draft IRM work plan describes the proposed cleanup activities that include:

In-situ chemical reduction (ISCR) will be implemented to treat chlorinated volatile organic compounds (CVOCs), these compounds are commonly associated with dry cleaning operations. Zero valent iron will be injected into the subsurface to destroy the contaminants identified beneath the basement of the site. The byproducts of the ISCR process are non-toxic.

Prior to the full implementation of this technology, laboratory and on-site pilot scale studies will be conducted to more clearly define design parameters. Between the pilot test and the full scale implementation, it is estimated that 5 shallow injection points will be installed. Zero valent iron will likely be injected on 2 separate events over several months.

Summary of the Investigation

Based upon investigations conducted to date, the known primary contaminants of concern at the site include tetrachloroethene (PCE), trichloroethene (TCE), cis-1,2-dichloroethene (DCE), and vinyl chloride.

Soil - Soil results indicate that PCE is not significantly impacting shallow soils in the basement of the dry cleaner facility. The maximum concentration of PCE found in soil was 1.3 ppm which meets the Unrestricted Soil Cleanup Objective (SCO) of 1.3 ppm.

Groundwater - PCE and its associated degradation products are found in groundwater at the north end of the site, below the dry cleaner. Exceedances of groundwater standards have been detected up to 13,000 parts per billion (ppb). The groundwater standard for PCE is 5 ppb. PCE from the northern portion of the site has migrated 50 feet down-gradient to the southern portion of the site. The site and surrounding properties are served by municipal water.

Soil Vapor – The site is currently an active dry cleaner. A soil vapor investigation is ongoing.

Next Steps

NYSDEC will consider public comments, revise the plan as necessary, and approve the IRM work plan in consultation with New York State Department of Health (NYSDOH). The approved work plan will be made available to the public (see “Where to Find Information” below). After the work plan is approved, the activities detailed in the work plan will be implemented. Upon completion of the work, a Construction Completion Report will be prepared that documents the activities that were performed.

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

Background

Location: The Hartsdale Village Square, Aristocrat Cleaners Site is located in an urban portion of Westchester County, NY. The site is located in the middle of a strip mall facing the train station at 212-218 East Hartsdale Avenue.

Site Features: The main site features include a building which makes up 80% of the tax parcel and a small paved lot at the rear of the building.

Current Zoning/Use: The site is currently being used as a dry cleaner and a liquor store. The site is zoned as a commercial property.

Past Use of the Site: The use of the site as a dry cleaner since the 1970s appears to have led to site contamination. A flood event that caused a solvent storage tank to overflow may have also contributed to the contamination.

Site Geology and Hydrogeology: Surface soils on site consist of fill material, coarse sand and gravel to about ten feet below grade surface. Bedrock on site consists of shale and schist. Outcrops of schist can be seen around the site. Overburden groundwater flows to the south/southeast toward the Bronx River.

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

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 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>

FOR MORE INFORMATION

Where to Find Information

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

Greenburgh Library
Attn: Ms Marilyn Greiner
300 Tarrytown Road
Elmsford, NY 10523
phone: 914-721-8220

NYSDEC Region 3 Office
21 South Putt Corners Road
New Paltz, NY 12561
phone: (845) 256-3154
Attn: Please call for an appointment

Who to Contact

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

Project Related Questions

Randy Whitcher
Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY 12233-7014
518-402-9669
rjwhitch@gw.dec.state.ny.us

Site-Related Health Questions

Nathan Walz
New York State Department of Health
Empire State Plaza, Corning Tower, Room 1787
Albany, NY 12237
(518)-402-7880
BEEI@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.

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

Site Location

