

**NEW YORK STATE
DEPARTMENT OF**



**ENVIRONMENTAL
CONSERVATION**

Where to Find Information:

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

Brooklyn Public Library

Williamsburgh Branch
240 Division Avenue
Brooklyn, New York 11211
(718) 302-3485
Call for hours

NYSDEC, Region 2 Office

47-40 21st Street
Long Island City, NY 11101
Call in advance: (718) 482-4900

Who to Contact:

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

Project Related Questions

Dana Kaplan, Project Manager
NYSDEC, Region 2 Office
47-40 21st Street
Long Island City, NY 11101
(718) 482-7541
dana.kaplan@dec.ny.gov

Public Health questions:

Stephanie Selmer
NYSDOH
Empire State Plaza
Corning Tower Room 1787
Albany, NY 12237
(518) 402-7860
beei@health.ny.gov

**For additional information on the New York's
Brownfield Cleanup Program, visit:
www.dec.ny.gov/chemical/8442.html**

FACT SHEET #7

VOLUNTARY CLEANUP PROGRAM

**November 2014
Site No: V00350
Operable Unit 1
NYSDEC Region 2**

Pfizer Sites B and D

**59-71, 60-66 and 73-87 Gerry Street, Brooklyn, NY 11206
191 Harrison Ave, Brooklyn, NY 11206**

**Remedy Proposed for 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) to address contamination related to Operable Unit 1 (OU-1) of the Pfizer Sites B and D Site (the "Site") located in the Williamsburg section of Brooklyn, NY. Please see the map for the site location. Documents related to the cleanup of this site can be found at the location(s) identified on the left-hand side of this page under "Where to Find Information."

How to Comment: NYSDEC is accepting written comments about the proposed plan for 30 days, from **November 28** through **December 29, 2014**. The proposed plan is available for public review at the location(s) identified on the left-hand side of this page under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project Related Questions in the "Who to Contact" area on the left-hand side of this page.

Draft Remedial Action Work Plan: The cleanup plan is described in a detailed "Remedial Action Work Plan". The proposed remedy consists of:

- Excavation and off-site disposal of contaminant source areas, grossly impacted soil (if encountered), and soil and materials with concentrations of Volatile Organic Compounds that exceed the Soil Cleanup Objectives (SCOs) for the Protection of Groundwater;
- Collection and analysis of post-excavation documentation samples to evaluate the effectiveness of the remedy with respect to attainment of the SCOs;
- Import of clean material that meets the established SCOs for use as backfill and as part of a clean soil cover;
- Construction and maintenance of a site cover system consisting of the concrete building slabs, concrete pavement, and a minimum two-foot thick clean soil cover over all unpaved areas;
- Treatment of contaminated groundwater via injection of chemical oxidant into the groundwater table (known as in-situ chemical oxidation);
- Prior to reoccupying or redeveloping the Site, a soil vapor intrusion evaluation will be performed, or a soil vapor mitigation system will be installed, to prevent the migration of vapors into any future buildings from soil and/or groundwater;
- Implementation of a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities;
- Recording of a Deed Restriction to ensure proper use of the site may be necessary.
- Implementation of a Site Management Plan (SMP) for long term management of residual contamination as required by the Deed Restriction, including plans for (1) Institutional and Engineering Controls, (2) monitoring, and (3) reporting.

Continued on back

BROWNFIELD CLEANUP PROGRAM

The proposed remedy was developed by Pfizer Inc. (the "Volunteer") after performing a detailed investigation of the site under New York's Voluntary Cleanup Program (VCP). A "Remedial Investigation Report", which describes the results of the site investigation was accepted by NYSDEC in March, 2014 and is also available for review at the locations identified on Page 1.

Site Description: OU-1 consists of the property known as Pfizer Site D (approximately 0.68 acres). It is located at the addresses 191 Harrison Ave and 60-66 Gerry Street, on the southeast corner of Gerry Street and Harrison Ave and is identified as Block 2269, Lot 1 on the New York City Tax Map. OU-2 and OU-3 are located to the north of the site across Gerry Street, and are being cleaned up separately from OU-1. All three OUs are shown on the site location map on the following page. The property consists of five interconnected vacant buildings which are owned by Pfizer Inc. The property has historically been used for storage space and maintenance work by Pfizer, and was leased by Arlington Press (maker of pharmaceutical labels and package inserts) from 1987 to 2007. Historic documents also indicate that a tetrachloroethylene (also known as PCE or "perc") reclamation business may have once operated on-site prior to ownership by Pfizer.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, V00350) at:

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

Summary of the Investigation: The Remedial Investigation identified elevated concentrations of the chlorinated solvent PCE and its breakdown products in soil, groundwater and soil vapor. PCE is a Volatile Organic Compound (VOC) that is commonly used in the dry cleaning process. The investigation identified contaminants in soil at OU-1, primarily at depths of 9 feet to 16 feet below ground surface. Groundwater beneath the Site is located at approximately 8 feet below ground surface and is also contaminated with PCE and its breakdown products. The groundwater flow direction beneath the Site is to the north. The Remedial Investigation determined that removal or treatment of contaminated soil, as well as treatment of contaminated groundwater, would be required prior to redevelopment of the Site.

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 draft RAWP is revised as needed to describe the selected remedy, and will be made available to the public. The applicant(s) 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.

Voluntary Cleanup Program: New York established its Voluntary Cleanup Program (VCP) to address the environmental, legal and financial barriers that often hinder the redevelopment and reuse of contaminated properties. The Voluntary Cleanup Program was developed to enhance private sector cleanup of brownfields by enabling parties to remediate sites using private rather than public funds and to reduce the development pressures on "greenfield" sites.

For more information about the VCP, visit:

<http://www.dec.ny.gov/chemical/8442.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.

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:

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.

VOLUNTARY CLEANUP PROGRAM

