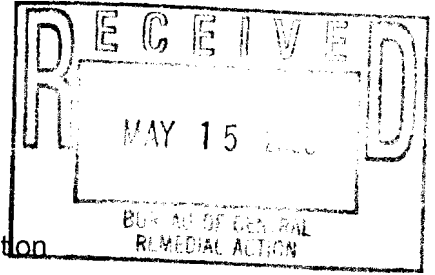




900 Third Avenue  
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Tel: (212) 593-1000  
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(978) 443 1833



May 14, 2003

Mr. Ralph Keating  
NYSDEC  
Division of Environmental Remediation  
Bureau of Central Remediation Action  
625 Broadway  
Albany, NY 12233-7016

Mr. Michael Rivara  
Chief, Eastern Section  
NYSDOH  
Bur. of Environ. Exp. Invest.  
Flanigan Square  
547 River Street  
Troy, NY 12180-2216

Mr. Carlos Tonas  
Westchester County  
Department of Health  
145 Huguenot Street  
New Rochelle, NY 10801

RE: 357 North Central Avenue, Hartsdale, NY

Gentlemen:

Pursuant to our telephone conversation, I am providing you a copy of Kroll's "Interim Remedial Measure Work Plan", and public notice "Fact Sheet" for the removal of PCE impacted soil from the former drycleaner facility.

As noted in both documents, Heritage SPE, LLC is undertaking the removal of this material due to PCE vapor impacts in the tenant space. This interim measure is seen as an aggressive means of mitigating future concerns to any tenant using this space and to improve groundwater quality.

This work is scheduled to begin on Monday, May 19, 2003 and should take the entire week to complete. Upon completion, the concrete floor will be restored and sealed to prevent future migration of volatile vapors into the space. Prior to occupancy, Kroll will conduct indoor air sampling to confirm that the air quality is acceptable.

Should you have any questions, please contact me directly at (978) 443-1833.

Thank you for your attention to this matter.

KROLL, INC.

Neal M. Drawas  
Managing Director

Enc.

# FACT SHEET

May 12, 2003

## Soil Remediation to Begin at the Dalewood I Shopping Center (VCP Site #V00457-3)

### INTRODUCTION

Heritage SPE L.L.C. (Heritage) is the owner of the Dalewood Shopping Center located on the west side of North Central Avenue (Route 100) in Hartsdale, Greenburgh Township, Westchester County, NY. After conducting an environmental assessment of the area formerly occupied by a drycleaner, Heritage's environmental consultants determined that there are impacts to soil due to the former tenant's activities. After notifying local and state officials, Heritage entered into the NYSDEC Voluntary Site Cleanup program to properly address the impact to the shopping center. As part of this program, Heritage will be removing the impacted soil from beneath the floor of the former tenant beginning on May 19, 2003.

### SITE DESCRIPTION

Official records indicated that on-site drycleaning operations occupied Unit #357 in the Dalewood Shopping Center from 1966 to 1997. Drycleaning operations involved the use of a solvent called "perchloroethylene" or "perc" to clean a variety of fabrics. Site investigations had identified perc in soil at the Dalewood Shopping Center in the rear and front areas of the main shopping center building. More recent studies of the former dry cleaner space revealed the presence of impacted soil beneath the floor. Previous investigations have included a "Phase II Sub-Surface Assessment" in November 2000, a "Comprehensive Site Assessment and Remedial Investigation" in June 2001, and a supplemental Phase II Assessment in February and March 2003 completed by Heritage's environmental consultant, Kroll Inc.

A Voluntary Cleanup Program (VCP) application was completed and submitted to the New York State Department of Environmental Conservation (NYSDEC) for the shopping center in March 2001. The NYSDEC assigned a VCP Site ID of V00457-3. Site investigations and clean up are being completed by Heritage under the supervision of the NYSDEC.

### PURPOSE AND GOALS OF THE SOIL REMEDIATION PROJECT

The intent of this next phase is to remove contaminated soil, to install a soil vapor extraction system, and a groundwater treatment system below the building floor. This project will be limited to soil from beneath the specific area of the former drycleaner. The work will involve removing a portion of the concrete floor, the removal of approximately 80 cubic yards of soil, conducting post-excavation soil sampling, installation of a sub-flooring soil vapor extraction system; installation of a sub-floor groundwater treatment injection system, and replacement of the floor. The sampling and analysis will be completed following the NYSDEC approved methods and procedures described in the "Interim Remedial Measure (IRM) Work Plan" dated May 2003.

This project is being initiated to minimize potential impacts to the tenant space and improve groundwater quality. An Interim Remedial Measure Report summarizing the work and sampling will be prepared including data tables and scaled site plans illustrating sample locations and results. The report will also include appropriate quality assurance/quality control data.

## **PROJECT SCHEDULE**

The project work will be completed in May 2003. The IRM report will be completed approximately 4 to 6 weeks after completion of the fieldwork.

## **YOUR OPPORTUNITIES TO BE INFORMED**

Please refer to VCP Site #V00457-3.

Copies of previous site assessment reports and the current IRM Work Plan are available at the following document repository:

Greenburgh Library  
300 Tarrytown Rd  
Elmsford, NY 10523  
Phone: (914) 993-1600  
Hours: Mon-Sat 10 am - 5:30 pm.; Tues, Wed, Thurs 10 am. - 9 pm;  
Fri 11 am. - 5:30 pm.; Sun 1 pm to 5 pm

Sources of additional information include:

The NYSDEC Site Cleanup Program:

Mr. Ralph T Keating  
NYSDEC Central Office  
625 Broadway, 12<sup>th</sup> Floor  
Albany, NY 12233-7016  
(518) 402-9775

Health Related Inquires

~~Ms. Bridget Callaghan~~ *Don Germain*  
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State of New York Department of Health  
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