



Department of
Environmental
Conservation

FACT SHEET

Brownfield Cleanup Program

130 Saint Felix Street Site

130 Saint Felix Street
Brooklyn, NY 11217

SITE No. C224306

February 2024

NYSDEC REGION 2

Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):
<https://www.dec.ny.gov/data/DecDocs/C224306/>

**Brooklyn Public Library
Pacific Branch**
25 Fourth Avenue
Brooklyn, NY 11217
(718) 638-1531

Brooklyn Community Board 2
350 Jay Street, 8th Floor
Brooklyn, NY 11201
(718) 596-5410
bk02@cb.nyc.gov

Who to Contact

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

Project-Related Questions
Marlen Salazar, Project Manager
NYSDEC
47-40 21st Street
Long Island, NY 11101
(718) 482-7129
marlen.salazar@dec.ny.gov

Project-Related Health Questions
Sally Rushford, Public Health Specialist
NYSDOH
Empire State Plaza,
Bureau of Env. Exposure Investigation
Corning Tower, Rm. 1787
Albany, NY 12237
(518) 402-5465
beci@health.ny.gov

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

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 130 Saint Felix Street site ("site") located at 130 Saint Felix Street, Brooklyn, 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 does not pose a significant threat to public health or the environment.

How to Comment: NYSDEC is accepting written comments about the proposed plan, called a "Draft Remedial Action Work Plan (RAWP)" for 45 days, from **February 29, 2024 through April 14, 2024.**

- Access the RAWP and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C224306/>.
- 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 dual Track 2/Track 4 Restricted Residential Use remedy consists of:

- Construction of the support of excavation system to facilitate the remedial excavation.
- Excavation and off-site disposal of contaminated soil that exceeds the restricted residential soil cleanup objectives (SCOs) to depths of up to 10.5 feet across the majority of the site, and to 2 feet below surface grade across the remainder of the site;
- Collecting and analyzing post-remedial soil and groundwater samples to evaluate the effectiveness of the remedy;
- As part of the Track 4 portion of the remedy, installation of a site cover system, consisting of a minimum of two feet of soil meeting the SCOs for cover material for the use of the site, or components of the future development which may include, pavement, concrete, paved surface parking areas, sidewalks, building foundations and building slabs;
- Implementing a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities;
- Implementation of a Site Management Plan (SMP) required for long term maintenance of the remedial systems; and

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- Recording of an Environmental Easement to ensure proper use of the site.

The proposed remedy was developed by 130 St. Felix Street LLC (“applicant”) after performing a detailed investigation of the site under New York’s Brownfield Cleanup Program (BCP). A “Remedial Investigation Report”, which describes the results of the site investigation was submitted prior to the Remedial Action Work Plan and is also available for review at the locations identified on Page 1.

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 applicant 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 0.273-acre site is located in the Fort Greene neighborhood of Brooklyn, NY and is bounded to the north by a four-story and seven-story building occupied by the Brooklyn Academy of Music; to the east by Saint Felix Street followed by residential buildings; to the south by the 41-story mixed-use residential/commercial Williamsburg Savings Bank Tower and a three-story church; and to the west by Ashland Place followed by a 31-story mixed-use residential/commercial building. The site is currently an at-grade asphalt paved parking lot and has been used as a parking lot since at least 1950. The proposed development consists of a 167,000 gross square foot, mixed-use for sale condominium building with a 30% affordable housing component. The building will sit above a 20,000 gross square foot community facility space that will be occupied by the Brooklyn Music School. The remainder of the site will be occupied by a concrete-paved loading dock along Ashland Place.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC’s Environmental Site Remediation Database (by entering the site ID, C224306) at:

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

Summary of the Investigation: The primary contaminants of concern at the site are volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), metals, and polychlorinated biphenyls (PCBs) which are present site-wide in soil, groundwater, and soil vapor. Planned redevelopment at the site includes construction of a mixed-use residential facility.

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:

<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

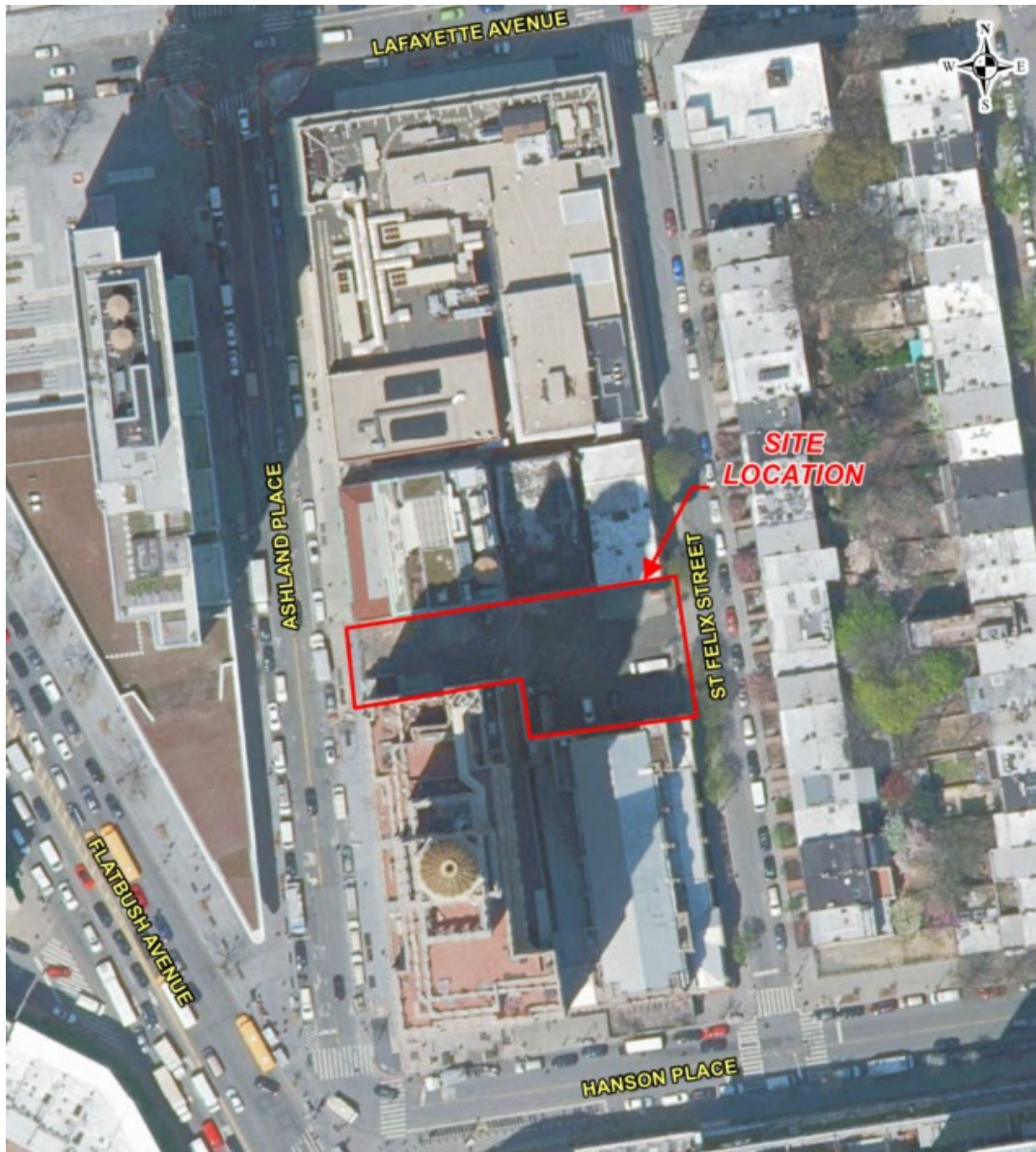
Note: Please disregard if you already have signed up and received this fact sheet electronically.

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>

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Site Location



Legend

 Approximate Site Boundary

Notes:
Aerial Imagery provided through Langan's subscription to Esri's ArcGIS software licensing.



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Contact: Marlen Salazar, (718) 482-7129, marlen.salazar@dec.ny.gov