

Former BP Gasoline Service Station Site



Department of
Environmental
Conservation

Brownfield Cleanup Program

Site No. C224424

Brooklyn, Kings County

January 2026

Cleanup 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 Former BP Gasoline Service Station Site (“site”) located at 860 Flushing Avenue, Brooklyn, Kings County. Please see the map for the site location. Based on the findings of the investigation, NYSDEC in consultation with the New York State Department of Health (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 **January 29 through March 15, 2026**.

- Access the RIR, RAWP, and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C224424/>.
- Documents also are available at the location(s) identified under “Where to Find Information.”
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the “Contact Information” area.

Draft Remedial Investigation Report and Draft Remedial Action Work Plan

The proposed Track 2 Restricted Residential Use remedy plan consists of:

- Removing an Underground Storage Tanks (USTs);
- Excavation and off-site disposal of contaminated soil to approximately 10 feet below ground surface (ft bgs) across the site, with deeper localized excavations up to 15 ft bgs;
- Collecting and analyzing post-cleanup soil and soil vapor samples to evaluate the effectiveness of the cleanup;
- A Sub-Slab Depressurization System will be installed in the proposed building;
- Installation of a Soil Vapor Extraction system as part of the remedy;
- Importing clean material that meets the established Soil Cleanup Objectives for use as backfill;
- Implementing a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities;
- Implementation of a Site Management Plan (SMP) for long term maintenance of the remedial systems; and
- Recording of an Environmental Easement to ensure proper use of the site may be necessary.

The proposed cleanup plan was developed by Flushing Holdings NY LLC (“applicant”) after performing a detailed investigation of the site under New York’s Brownfield Cleanup Program (BCP).

Next Steps

NYSDEC will consider public comments, revise the remedy plan as necessary, and issue a final Decision Document. NYSDOH must concur with the proposed plan. After approval, the proposed cleanup becomes the selected cleanup. 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 site is identified as Block 3138, Lot 32 on the New York City Tax Map, and is approximately 0.24-acres in size. The site is bounded to the north by Flushing Avenue and a multi-story residential building that is part of the Bushwick Houses apartment complex; to the east by a one-story restaurant and two four-story residential buildings with ground-floor commercial use; to the south by a six-story residential building with ground-floor commercial use; and to the west by a two-story deli.

The site was first developed as early as 1887 with multiple dwellings and storefronts. By 1934, the subject property was occupied by commercial businesses, including a chair manufacturer with paint spraying, an upholsterer, a dentist, a scrap iron business, a plumbing supply business, and a shoe store. From 1946 to the present, the site has operated as a gasoline filling station, including auto service until at least 1979. Historical operations have included a laundry, lubrication, repair shop, auto inspection, auto washing and sales, and parking and storage of more than five cars. Since 1979, the site has remained relatively unchanged except for the addition of a pump island canopy around 2001.

The planned project will consist of the construction of an eight-story mixed-use commercial and residential building with planned affordable housing.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC’s Environmental Site Remediation Database (by entering the site ID, C224424) at:

<https://appfactory.dec.ny.gov/DERExternalSearch/ERDSearch>

Summary of the Investigation

The primary contaminants of concern at the site are semi-volatile organic compounds (SVOCs) - specifically polycyclic aromatic hydrocarbons (PAHs) and metals in soil and petroleum-related VOCs in soil vapor. Two former gasoline USTs are present at the site.

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://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

Stay Informed with DEC Delivers

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.

Sign up to receive site updates by email:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

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://dec.ny.gov/maps/interactive-maps/decinfo-locator>

CONTACT INFORMATION

Project-Related Questions

Nour Haredy, Project Manager
NYSDEC, Division of Environmental Remediation

NYSDEC, Division of Environmental Remediation
47-40 21st Street, Long Island City, New York 11101
p: (718) 482-6333
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Project-Related Health Questions

Kari Pollard, Project Manager
NYSDOH, Bureau of Environmental Exposure and Investigation

Empire State Plaza, Corning Tower, Room 1787, Albany, New York 12237
p: (518) 402-7860
bee@health.ny.gov

WHERE TO FIND INFORMATION

Access project documents through the DECinfo Locator and at these location(s):
<https://extapps.dec.ny.gov/data/DecDocs/C224424/>

Brooklyn Public Library – Bushwick Branch

340 Bushwick Avenue, Brooklyn, New York 11206
(718) 602-1348

Brooklyn Community Board 1

435 Graham Avenue, Brooklyn, New York 11211
(718) 389-0009

Brooklyn Community Board 4

1420 Bushwick Avenue, Suite 270, Brooklyn, New York 11207
(718) 628-8400





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