

## Public Comment Period

November 25, 2013  
to  
December 25, 2013

## Where can I view project documents?

### Online at:

<http://www.nyc.gov/hml/oer/html/repository/RBrooklyn.shtml>

Internet access to view documents is available at the public library.

The closest location is:

Bedford Branch Library  
496 Franklin Avenue  
Brooklyn, NY 11238

Please call (718) 623-0012  
for hours of operation

## Whom can I contact for project information?

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For more information visit:  
[www.nyc.gov/oer](http://www.nyc.gov/oer)

## NYC VCP Cleanup Plan Available for Review and Comment

The New York City Office of Environmental Remediation (OER) provides this Fact Sheet pursuant to New York City's Voluntary Cleanup Program (VCP). An application has been submitted by Fulton South Development LLC for enrollment of the property located at 1328 Fulton Street in Brooklyn, New York and identified as Block 1861, Lot 119 into the VCP. The Remedial Investigation Report (RIR) details the results of an environmental investigation at the site including the nature and extent of contamination. The draft Remedial Action Work Plan (RAWP) proposes remedial actions to address contamination delineated in the RIR.

### Public Comments on the RAWP

OER is accepting public comments on the draft RAWP for 30 days until December 25, 2013. The RIR and draft RAWP are available for review at the document repositories identified in the box on the left including a public library branch and through a link to OER's website. Comments should be sent to Mr. Shaminder Chawla via mail or e-mail.

### Site Description

The Site is 11,521 square feet and is currently being used as a concrete-paved parking lot. The proposed future use of the Site will consist of two separate buildings. The proposed use of the Site consists of a new 10-story concrete and brick facade mixed use rental building, with a cellar and sub-cellar, encompassing the entire site.

### Summary of RIR

The environmental investigation identified 12 inches of concrete followed by soils indicative of fill material up to 15 feet below ground surface. Several Semi Volatile Organic Compound (SVOCs), metals, and pesticides were detected above cleanup guidelines. Groundwater samples identified one Volatile Organic Compound (VOC), and two metals at concentrations above Groundwater Quality Standards (GQS). Soil vapor samples identified several petroleum-related and chlorinated VOCs at low concentrations.

### Summary of the Remedy

The specific elements of the remedial action will include:

- Preparation of a Community Protection Statement and performance of all required NYC VCP citizen participation activities according to an approved Citizen Participation Plan;
- Performance of a Community Air Monitoring Program for particulates and volatile organic compounds;
- Establish Unrestricted Use (Track 1) Soil Cleanup Objectives (SCOs);
- Excavation and removal of soil/fill exceeding SCOs. The entire footprint of the site will be excavated to a depth of 23 feet for cellar level parking;
- Transportation and off-site disposal of all soil/fill material at permitted facilities in accordance with applicable laws and regulations for handling, transport and disposal of contaminated soil;
- Collection and analysis of end-point samples to determine if the remedy attains SCOs;
- Submission of a RAR that describes the remedial activities, certifies that the remedial requirements have been achieved and lists any changes from this RAWP.
- If Track 1 Unrestricted Use SCOs are not achieved:
  - a. Installation of a vapor barrier beneath the foundation and behind foundation sidewalls of the new building;
  - b. Placement of a final cover over the entire Site; and
  - c. Submission of an approved Site Management Plan (SMP) in the RAR for long-term management of residual contamination, including plans for operation, maintenance, monitoring, inspection and certification of Engineering and Institutional Controls and reporting at a specified frequency.

### Next Steps

OER will review the draft RAWP and consider all public comments submitted during the comment period before it approves a final RAWP. The approved RAWP will be placed in the public library branch and on OER's website and a second fact sheet will be issued before remedial work begins.

If you have any questions or know of any neighbor that would like to be added to the site contact list, please contact the OER Project Manager listed on the front page of this Fact Sheet. We encourage you to share this Fact Sheet with neighbors and tenants and/or post it in a prominent area of your building. For information regarding New York City's Voluntary Cleanup Program, please visit our website at: [www.nyc.gov/oer](http://www.nyc.gov/oer)

Direct Link to Document Repository: <http://www.nyc.gov/hml/oer/html/repository/RBrooklyn.shtml>

or scan with your smart phone to access document repository:



Figure 1 – Site Location Map

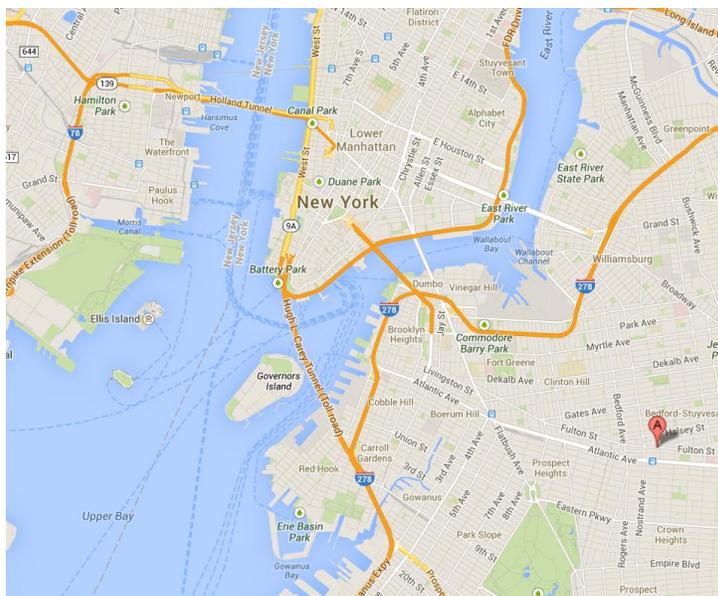


Figure 2 – Site Map

