



FACT SHEET	Brownfield Cleanup Program
-------------------	-----------------------------------

Receive Site Fact Sheets by *Email*. See "For More Information" to Learn How.

Site Name: 260-262 Van Brunt, LLC
DEC Site #: C224199
Address: 260-262 Van Brunt Street
Brooklyn, NY 11231

Have questions?
See
"Who to Contact"
Below

Draft Investigation Work Plan for Brownfield Site Available for Public Comment

The public is invited to comment on a draft work plan being reviewed by the New York State Department of Environmental Conservation (NYSDEC) to investigate the 260-262 Van Brunt, LLC site ("site") located at 260-262 Van Brunt Street, 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 below under "Where to Find Information."

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:

<http://www.dec.ny.gov/cfmx/extapps/derexternal/haz/details.cfm?pageid=3&progno=C224199>

Draft Investigation Work Plan

The draft investigation work plan, called a "Remedial Investigation Work Plan," was submitted to NYSDEC under New York's Brownfield Cleanup Program. The investigation will be performed by 260-262 Van Brunt, LLC ("applicant(s)") with oversight by NYSDEC and the New York State Department of Health (NYSDOH).

How to Comment

NYSDEC is accepting written comments about the draft investigation work plan for 30 days, from November 22, 2017 through December 26, 2017. The proposed plan is available for review at the location(s) identified below under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Who to Contact" area below.

Highlights of the Proposed Site Investigation

The investigation will define the nature and extent of contamination in soil, surface water, groundwater and any other parts of the environment that may be affected.

The investigation will define the nature and extent of contamination in soil, surface water, groundwater and any other parts of the environment that may be affected.

The Remedial Investigation (RI) sampling activities include assessment of soils associated with the on-site, out-of-service Underground Storage Tanks (USTs); groundwater in an upgradient location and two, off-site downgradient locations; and a Soil Vapor Intrusion (SVI) evaluation, including soil vapor and indoor / outdoor air both on and off of the Subject Property.

Additional Details

The New York State Department of Environmental Conservation (NYSDEC) is also proposing an expedited cleanup known as an Interim Remedial Measure (IRM) for the 260 262 Van Brunt, LLC site.

NYSDEC is conducting a public comment period because this IRM is likely to represent a significant part of the cleanup for this site.

An IRM is a cleanup activity that may be performed when a source of contamination or exposure pathway (the way in which a person may contact contamination) can be effectively addressed without extensive investigation and evaluation.

The draft IRM work plan describes the proposed cleanup activities that include the excavation, transportation and off-site disposal of USTs and volatile organic compounds (VOCs) and semi-volatile organic compounds (SVOCs) impacted soils within the footprint of the on-site building. Based upon investigations conducted to date, the primary contaminants of concern include tetrachloroethylene (PCE - a VOC) and petroleum-related SVOCs. The contaminants have been found in soils, groundwater, soil vapor and indoor air at levels exceeding standards and guidance values.

Next Steps

NYSDEC will consider public comments, revise the plan as necessary, and approve the work plan. NYSDOH must concur with the plan. The approved work plan will be made available to the public (see “Where to Find Information” below). After the work plan is approved, the activities detailed in the work plan will be implemented.

When the investigation is completed, a report will be prepared and submitted to the NYSDEC that summarizes the results. NYSDEC will review the report, make any necessary revisions and, if appropriate, approve the report.

After the investigation, a cleanup plan, called a “Remedial Work Plan” will be developed and a Decision Document will be proposed. The cleanup plan will include an evaluation of the proposed site remedy, or recommend a no action or no further action alternative. The goal of the cleanup plan is to ensure the protection of public health and the environment. NYSDEC will present the proposed cleanup plan to the public for its review and comment during a 45-day comment period. NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

Background

Location: The 260-262 Van Brunt, LLC site is located in an urban area at 262 Van Brunt Street (a.k.a., 117 Imlay Street) within the Red Hook section of Brooklyn.

Site Features: The on-site building is a 13,500 square-foot brick and concrete-block structure constructed at grade. The building is a one-story building with an over-sized ceiling height.

Current Zoning/Use(s): The site is currently zoned as M2-1 (manufacturing) and is currently vacant.

Historical Use(s): The building at 262 Van Brunt Street in 1959 was utilized at least partially for a junk shop including rags and paper and later was utilized by a salvage company.

By 1969 this building was utilized for waste paper baling. By the mid-1970s the building was occupied by a trucking/motor company and may have included repair activities; however, a plastic company occupied at least part of the building in 1985 per review of city directories, which may have included injection molding.

Site Geology and Hydrogeology:

The property is mapped as Urban Land, which is made up of areas greatly altered by human activities. Bedrock is estimated to be over 50 ft below grade (bg). Groundwater is located at a depth of approximately 7 ft bg and likely flows north towards the Upper New York Bay.

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: <http://www.dec.ny.gov/chemical/8450.html>

FOR MORE INFORMATION

Where to Find Information

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

Red Hook Public Library
7 Wolcott St
Brooklyn, NY 11231
phone: 718-935-0203

Brooklyn Community Board #6
250 Baltic Street
Brooklyn, NY 11201
phone: 718-643-3027

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

Project-Related Questions
Cynthia Whitfield
NYS Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY 12233-7015
Tel: 518-402-9568
Email: cynthia.whitfield@dec.ny.gov

Site-Related Health Questions
Mark Sergott
New York State Department of Health
Empire State Plaza - Corning Tower, Room 1787
Albany, NY 12237
Tel: 518-402-7860
Email: BEEI@health.ny.gov

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: <http://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.



FIGURE 1: SITE LOCATION MAP, 260-262 VAN BRUNT STREET, BROOKLYN, NY