



Department of  
Environmental  
Conservation

# FACT SHEET

Brownfield Cleanup Program

Red Hook 4 Properties

44-62 Ferris St. and 219 Sullivan  
St.

Brooklyn, NY 11231

July 2019

SITE No. C224214

NYSDEC REGION 2

## Where to Find Information:

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

### **Red Hook - Brooklyn Public Library**

7 Wolcott Street  
Brooklyn, NY 11231  
(718) 935-0203

## Who to Contact:

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

### **Project-Related Questions**

Chris Heller, Project Manager  
NYSDEC

Division of Environmental Remediation

625 Broadway  
Albany, NY 12233-7015  
(518) 402-0163

[chris.heller@dec.ny.gov](mailto:chris.heller@dec.ny.gov)

### **Project-Related Health Questions**

Wendy Kuehner  
NYSDOH  
Empire State Plaza,  
Corning Tower, Room 1787  
Albany, NY 12237  
(518) 402-7860

[bee@health.ny.gov](mailto:bee@health.ny.gov)

For more information about New York's  
Brownfield Cleanup Program, visit:

[www.dec.ny.gov/chemical/8450.html](http://www.dec.ny.gov/chemical/8450.html)

## **Interim Remedial Measure Proposed; Public Comment Period Announced**

The New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH), is proposing an expedited cleanup of contamination at the Red Hook 4 Properties site ("site") located at 44-62 Ferris St. and 219 Sullivan St., Brooklyn, NY. Please see the map for the site location. Documents related to the cleanup of this site, including the draft Interim Remedial Measure (IRM) Design Work Plan, can be found at the location identified to the left under "Where to Find Information." NYSDEC is conducting a public comment period because this IRM is likely to represent a significant part of the cleanup for the site. The expedited cleanup activities are expected to begin in August 2019 and last about 4 months. The activities will be performed by BT Red Hook, LLC ("applicant") with oversight provided by NYSDEC.

**How to Comment:** NYSDEC is accepting written comments about the proposed plan for 30 days, from **July 18** through **August 17, 2019**. The proposed plan is available for public review at the location 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 IRM Design Work Plan:** 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 proposed cleanup activities that include:

- Conducting pre-design activities to confirm the extent of excavation required to remove source material;
- Excavating three areas at the site to an approximate maximum depth of 15 feet below ground surface to remove contaminant source material and disposing the material offsite;
- Importing clean material that meets the established Soil Cleanup Objectives (SCOs) for use as backfill, and;
- Implementing a Health and Safety Plan and Community Air Monitoring Plan during ground-intrusive activities.

**Site Description:** The site consists of two tax parcels covering approximately 2.29 acres. The rectangular-shaped site is bordered to the northeast by Sullivan Street, to the southeast by Ferris Street, and to the southwest by Wolcott Street. It is currently paved and was most recently used as a large commercial parking lot for truck, trailer, and car parking. There are no buildings on the site. The site is surrounded by a 6-foot high fence with locked gates.

Additional site details, including environmental and health assessment summaries are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C224214) at:

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

**Summary of the Investigation:** Sampling of soil and groundwater was conducted during the Supplemental Remedial Investigation (SRI), which complemented the previously completed Remedial Investigation (RI). The SRI, along with the RI, have sufficiently defined the nature and extent of contamination at this site. The primary contaminants of concern at the site are non-aqueous phase liquids (NAPL) in the form of weathered crude oil and petroleum tar. Floating, light NAPL impacts were identified in the north-central and eastern portions of the site at depths between 5- 15 feet. Sinking, dense NAPL impacts were identified in the southern portions of the site at depths between 42-75 feet. Exceedances of NYSDEC's commercial SCOs for volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), and metals were found in soil and groundwater samples collected in the NAPL-impacted areas. Contaminant concentrations fall off sharply with distance from the NAPL source areas.

IRM activities began in early February to recover DNAPL present in two monitoring wells on a weekly basis. Recovery events were recently temporarily suspended to accommodate demolition activities on adjacent properties.

**Next Steps:** NYSDEC will consider public comments, revise the plan as necessary, and approve the IRM work plan in consultation with the NYSDOH. The approved work plan will be made available to the public (see "Where to Find Information" on the front page).

When the expedited cleanup activities are completed, a Construction Completion Report will be prepared that documents the activities that were performed.

NYSDEC will keep the public informed throughout the investigation and cleanup of 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:

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

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*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.*

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#### **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 at:

[www.dec.ny.gov/chemical/61092.html](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.

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

# Site Location Map



REFERENCE: BASE MAP USGS 7.5 MIN. TOPO. QUADS., JERSEY CITY, NJ-NY, 2016, AND BROOKLYN, NY, 2016