NEW YORK STATE
DEPARTMENT OF

ENVIRONMENTAL
CONSERVATION

Public Meeting Invitation

Tuesday,
March 4, 2008
7:30 p.m.

W. Tresper Clarke High School
740 Edgewood Drive
Westbury, NY 11590
(516) 876-7451

The New York State Departments of Environmental Conservation and Health (NYSDEC and NYSDOH) will discuss the proposed remedy for the Utility Manufacturing/Wonder King Site. At the meeting, representatives from the NYSDEC and NYSDOH will:

- Describe results of the site investigations;
- Explain the proposed remedy;
- Answer your questions about the remedy;
- Receive your verbal or written comments about the proposal.

PUBLIC COMMENT PERIOD

From: February 22, 2008
To: March 21, 2008

FACT SHEET

UTILITY MANUFACTURING/ WONDER KING SITE
SITE No. 130043H

February 15, 2008

700-712 Main Street, Westbury, NY 11590

Remedy Proposed for the Utility Manufacturing/Wonder King Site Off-Site Contamination

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Public Meeting, Comment Period Announced

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The New York State Department of Environmental Conservation (NYSDEC), working cooperatively with the New York State Department of Health (NYSDOH), has proposed a remedy designed to address contamination identified at the Utility Manufacturing/Wonder King Site in the Town of North Hempstead, New York *(see location map on page 5).*

The Proposed Action: Highlights of the proposed remedy include natural attenuation of off-site groundwater and soil vapor intrusion mitigation. Natural attenuation relies on natural processes to break down groundwater contaminants. This proposal is described in the site's Proposed Remedial Action Plan (PRAP). The PRAP was developed following a detailed investigation of the site. The PRAP evaluates different options to clean up the site and presents the alternative preferred by the NYSDEC and NYSDOH.

See pages 2 and 3 of this fact sheet for a summary of the PRAP, site background, and summary of the site investigation. The full PRAP is available for your review at the document repositories listed on page 4.

Your Opportunities to Comment on the Proposed Remedy: Release of the PRAP begins a process to finalize selection of the remedy for the site. Your comment and input about the proposed remedy are important and encouraged.

Your oral and written comments about the PRAP are welcome at the **public meeting** (see sidebar) and during a **public comment period** which runs until March 21, 2008. Written comments also may be mailed until the end of the comment period to:

Jeffrey Dyber
NYSDEC, Division of Environmental Remediation
625 Broadway
Albany, New York 12233-7015

What Happens Next: All comments received during the public comment period will be considered as the remedy for the Utility Manufacturing/Wonder King site is finalized. Public input will be factored into the record of decision (ROD) which will describe the remedy selected and why it was chosen. NYSDEC will respond to comments in a responsiveness summary included in the ROD.

Site History

Utility Manufacturing is an active facility that blends and repackages materials, including tetrachloroethylene (PCE). This company has operated since 1976 and processes several thousand pounds of PCE each year. In 1971, two 550-gallon above ground storage tanks were installed inside the building. Utility Manufacturing has stored PCE in these tanks since occupying the facility.

In 1988, several dry wells and cesspools were sampled at the Utility Manufacturing/Wonder King ("Utility") site by Utility Manufacturing's consultant. Sampling results indicated that these drainage structures were contaminated with PCE and other VOCs. In 1989, Utility Manufacturing pumped out and power washed the drainage structures. The remediation was overseen by the Nassau County Department of Health (NCDOH). Endpoint sampling results met soil cleanup objectives. In 1989, the facility was connected to the municipal sewer.

In 1997, Utility Manufacturing entered into a Consent Order with the Department to perform a Remedial Investigation/Feasibility Study (RI/FS) for the Site. Although the Consent Order included investigation of on-site and off-site contamination, Utility limited the investigation to within the site boundaries.

The results of the RI indicated that the on-site groundwater was contaminated with VOCs. Tetrachloroethene (PCE) was detected in on-site soils, which is evidence of past disposal because PCE is not naturally occurring.

An interim remedial measure (IRM) consisting of an air sparge/soil vapor extraction (AS/SVE) system was installed to remediate on-site soil and groundwater contamination. The AS/SVE system operated from December 2001 to December 2002. The AS/SVE system was chosen as the final remedy for on-site contamination in the Record of Decision (ROD), dated March 2003. Utility obtained groundwater samples annually from 2003 to 2005 to detect any rebound in groundwater contaminant concentrations. As no rebound occurred during that period, on-site remediation is complete.

Site Investigation

The off-site Remedial Investigation included sampling of groundwater and soil vapor to determine the nature and extent of the off-site soil vapor and groundwater contamination. Subslab vapor, indoor air and outdoor air samples were obtained at off-site buildings to determine if soil vapor intrusion has impacted the off-site buildings.

The results of the groundwater sampling revealed that contaminants in the off-site groundwater exceed New York State groundwater standards. The highest groundwater concentrations were found in monitoring wells located on the north side of Old Country Road.

The NYSDEC will be installing a groundwater remediation system south of Old Country Road to remediate the groundwater contamination leaving the New Cassel industrial area. This remediation system would clean up any groundwater contamination not remediated by the off-site remedy for the Utility Site.

The vapor intrusion investigation revealed that soil vapor intrusion had impacted three off-site buildings. In addition, three buildings require additional vapor intrusion monitoring.

Summary of Proposed Remedial Action

The Utility site, No. 1-30-043 H, is located at 700 Main Street. The site is situated on the south side of Main Street, approximately 500 feet north of Old Country Road in the New Cassel Industrial Area (NCIA). A two-story industrial building occupies most of the 1-acre site. The remainder of the site is paved. The site is owned by Nest Equities Inc. and is occupied by the Utility Manufacturing Company. The Utility Manufacturing Company blends and repackages materials.

The PRAP identifies the remedy preferred by the NYSDEC and NYSDOH to remediate the groundwater and soil vapor contamination. The proposed alternative was chosen following a detailed investigation of the site and evaluation of alternatives for remediating the contamination.

The elements of the proposed remedy include:

1. A remedial design program would be implemented to provide the details necessary for the construction, operation, maintenance, and monitoring of the remedial program.

2. Sub-slab depressurization systems would be installed in three off-site buildings that have vapor

intrusion impacts.

3. Periodic vapor sub-slab vapor, indoor air and outdoor air samples will be obtained at three properties where the potential for vapor intrusion exists. Periodic sampling will continue until sampling results indicate that continued sampling is no longer required.

4. Groundwater contamination within the study area would be allowed to naturally attenuate.

5. Imposition of an institutional control in the form of an environmental easement on the site that would require: (a) compliance with the approved site management plan; and (b) the property owner to complete and submit to the Department a periodic certification of institutional and engineering controls.

6. Development of a site management plan which would include the following institutional and engineering controls: (a) monitoring of groundwater, sub-slab vapor, indoor air and outdoor air; and (b) provisions for the continued proper operation and maintenance of the components of the remedy.

7. The property owner would provide a periodic certification of institutional and engineering controls, prepared and submitted by a professional engineer or such other expert acceptable to the Department, until the Department notifies the property owner in writing that this certification is no longer needed. This submittal would: (a) contain certification that the institutional controls and engineering controls put in place are still in place and are either unchanged from the previous certification or are compliant with Department-approved modifications; (b) allow the Department access to the site; and (c) state that nothing has occurred that would impair the ability of the control to protect public health or the environment, or constitute a violation or failure to comply with the site management plan unless otherwise approved by the Department.

8. The operation of the components of the remedy would continue until the remedial objectives have been achieved, or until the Department determines that continued operation is technically impracticable or not feasible.

9. Since the remedy results in untreated hazardous waste remaining at the site, a long term monitoring program would be instituted. Up to nine monitoring wells will be sampled periodically for VOCs to track the progress of the natural attenuation. In addition, sub-slab vapor, indoor air and outdoor air samples would be obtained and analyzed for VOCs at three buildings with potential vapor intrusion impacts. This program would allow the effectiveness of the natural attenuation and soil vapor intrusion mitigation measures to be monitored and would be a component of the operation, maintenance, and monitoring for the site.

Costs and Funding for the Site Remedy

The total present worth to construct and implement the proposed remedy is estimated at $770,000. The responsible parties will be given the opportunity to implement the final remedy; however, the site will be cleaned up using state superfund money if the responsible parties are unable or unwilling to implement the remedy.

Health Issues

Dermal contact with contaminated soils is not expected since the site is covered with pavement or buildings. Site-related groundwater is not used for drinking water purposes and restrictions are in place to prevent its future use. Although the ingestion of contaminated groundwater is a potential exposure pathway, its ingestion is not expected since the surrounding area is serviced by municipal water. Site-related groundwater contamination has impacted the downgradient Bowling Green public supply wells, however, an air stripping system is in place on the well to treat contaminated groundwater prior to its distribution. There is a potential for inhalation exposures since subslab sampling at nearby facilities detected PCE, trichloroethene (TCE), 1,1,1-trichloroethane (1,1,1-TCA) at levels that could potentially impact indoor air. As a result, indoor air and sub-slab soil vapor monitoring or mitigation is planned for affected buildings.

Document Repositories: *To review the complete PRAP and other site information*:

Westbury Memorial Public Library
Reference Section
445 Jefferson Street
Westbury, NY 11590
Phone (516) 333-0176
Open: M-F 9:30 am - 9 pm
Sat: 9:30 am - 5:30 pm
Sun: 1 - 5 pm

NYSDEC Region 1
State University of New York at
Stony Brook
50 Circle Road
Stony Brook, NY 11790-3409
Phone: (631) 444-0350
Hours: 8:30 am to 4:45 pm

NYSDEC
625 Broadway
Albany, New York 12233-7015
Contact: Jeffrey Dyber
Phone: (518) 402-9621
Hours: M-F 8:30 am - 5:00 pm

New Cassel/Westbury
Youth Services Project
817 Prospect Avenue
Westbury, NY 11590
Phone : (516) 333-9224
Open: M-F 10:30 am - 10 pm

New Cassel Environmental
Justice Project
847 Prospect Avenue
Westbury, NY 11590
Phone: (516) 876-9526
Open: M-F 10:30 am- 6 pm

Town of North Hempstead
Town Clerk
200 Plandome Road
Manahasset, NY 11030
Phone: (516) 627-0590
Open: M-F, 9 am - 5 pm

For More Information: *Call or write the following staff for more information about:*

Meeting/Comment Period/
Technical Information:
Jeffrey Dyber, Project Manager
NYSDEC
625 Broadway
Albany, New York 12233-7015
Phone: (518) 402-9621
E-mail:
jldyber@gw.dec.state.ny.us

Health-Related Information:
Jacquelyn Nealon
NYSDOH
Flanigan Square
547 River Street
Troy, New York 12180-2216
Phone: (800) 458-1158
ext. 27880

Citizen Participation:
Bill Fonda
NYSDEC Region 1
State University of New York at
Stony Brook
50 Circle Road
Stony Brook, NY 11790-3409
Phone: (631) 444-0350

Figure 1 - Site Location Map