

NEW YORK STATE  
DEPARTMENT OF



ENVIRONMENTAL  
CONSERVATION

1/27/98

# FACT SHEET

January 1998

Garden City Park Industrial Area Investigations  
NYS Department of Environmental Conservation  
Division of Environmental Remediation  
50 Wolf Road, Albany, NY 12233-7010

## Environmental Investigations in *Garden City Park Industrial Area (GCPIA)*

*This fact sheet describes the New York State Department of Environmental Conservation's (NYSDEC) hazardous waste site program at the Fulton Avenue Site and other former, current and potential sites in the Garden City Park Industrial Area. Maps of the sites are attached.*

### Public Meeting Invitation

Tuesday  
January 27, 1998  
7:30 p.m.

Mineola High School  
(Auditorium)  
10 Armstrong Road,  
Garden City Park, New  
York



*NYSDEC will hold a public informational meeting to discuss the environmental investigation of the Fulton Avenue and nearby Sites, and receive your questions and comments. Representatives from NYSDEC, New York State Department of Health, and the Nassau County Department of Health will participate in the meeting to present information and answer your questions.*

### Citizen Participation

To inform and involve the public in the investigation of the GCPIA, NYSDEC:

- Informs adjacent property owners as well as county and town clerks, of any changes in the classification of the hazardous waste site.
- Meets with local officials and interested community organizations.
- Contributed to an educational workshop on pollution prevention developed, for local residents, by an independent citizens group.
- Distributes *Fact Sheets* giving a summary of the status of investigations in the area.
- Participates with other state and county agencies in public meetings, held in the vicinity of the site. (August 1994 and May 1996.)
- Makes all work plans, investigative reports and decision documents available for review in local repositories.

NYSDEC will also hold a public meeting on January 27<sup>th</sup> to discuss the status of the hazardous waste site program as it applies to the Fulton Avenue Site and other areas mentioned above.

*Document Repositories.* Two locations provide access to information about the site:

NYSDEC, Building 40 - SUNY  
Division of Environmental Remediation  
Stony Brook, NY 11790-2356  
(516) 444-0249  
Hours: Mon - Fri 9 am - 5 pm

Mineola Memorial Public Library  
195 Marcellus Road  
Mineola, NY 11501  
(516) 746-8488  
M,W & F: 10 - 9, Tu & Th: 10-6;  
Sat : 10 am - 5:30 pm

*For More Information.* Call or write the following staff:

About NYSDEC's investigation:  
Joshua Epstein, Citiz. Part. Specialist  
Stony Brook, NY; (516)444-0249 &  
Hayden Brewster, DEC Proj. Mngr.  
(518) 457-0639 & Joseph Yavonditte  
(518) 457-9285 Both at:  
Albany, New York 12233-7010

About Health-Related Concerns:  
Nina Knapp, Health Liaison Program  
(800) 458-1158, ext 402 and William  
Gilday ext 305 or (518) 458-6305  
New York State Department of Health  
2 University Place  
Albany, NY 12203-3399



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# Hazardous Waste Site Program

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## Previous Work

A study entitled "Investigation of Contaminated Aquifer Segments, Nassau County, New York," was conducted by the Nassau County Department of Health (NCDH) in June 1986. As a result, several areas within the county with significant groundwater contamination were identified. Subsequently, the NCDH initiated a project to characterize the contamination in these areas. One of the areas so characterized is the Garden City Park Industrial Area (GCPIA).

The Garden City Park Industrial Area is comprised of several diverse businesses within an approximately sixty-five acre area in the village of Garden City in Nassau County, New York. The area is bounded by the Long Island Rail Road in the south and Herricks Road on the east. Park Avenue, between Herricks Road and Armstrong Road, and Broadway, between Armstrong Road and Court House Road, forms the northern boundary. Nassau Boulevard followed by Court House Road forms the western boundary (see attached maps).

One or more of the facilities in this industrial area has been in operation since 1950. During the above mentioned period, industrial facilities have either illegally discharged waste to the ground or spilled and/or mismanaged various chemicals.

The GCPIA is not considered a

site as such, but within its boundaries it contains potential sources and one confirmed hazardous waste disposal site, located at 150 Fulton Avenue. This property is about 0.8 acres and houses a 20,000-square foot one-story building. The premises are owned by Gordon Atlantic Corporation. There have been numerous previous owners and/or occupants. KnitFabs, who was an occupant from 1965 until August 26, 1969 owned a dry cleaning machine which used tetrachloroethylene (PCE) as a solvent. Subsequent investigations found on-site soil and groundwater to be contaminated with this chemical. A 1975 NCDH inspection revealed that the then current tenants, Halknit Finishers, generated waste oils that were produced from a dry cleaning process. The company ran a cutting mill that received knit fabrics in bulk form. New tenants moved into the building in October 1997. Cymann, the previous tenant, is reportedly the only former tenant that did not use any chemicals of significance at the facility. They vacated around January 1996.

In 1991, a joint investigation was conducted by NCDH and the Nassau County Department of Public Works to further investigate the groundwater quality in the GCPIA.

Based on this investigation, a significant plume of volatile organic contaminants (primarily PCE) was detected. Total volatile organic contaminants, measured at concentrations of up

to 51,210 ppb (parts per billion), caused widespread groundwater contamination. Seventeen public supply wells may have been impacted by this plume emanating from the Garden City Park Industrial Area. These wells have either been taken out of service or had treatment installed to meet stringent drinking water standards. The wells are distributed between five water suppliers, and serve a combined population of about 214,600. All wells which may have been affected by the plume are subject to routine monitoring by the water district and the NCDH to ensure that the public water entering the residents' homes meets all Federal, State, and local drinking water standards.

In April 1993, the NCDH referred the Garden City Park Industrial Area to the New York State Department of Environmental Conservation (NYSDEC) and hence to the Division of Environmental Remediation or DER (formerly Hazardous Waste Remediation) for further investigation. A Preliminary Site Assessment (PSA), was completed in September 1994. The PSA is DEC's first investigation of a site where hazardous waste has or may have been disposed or spilled, either illegally or improperly. The goal is to determine whether the site meets the state's definition of hazardous waste and if so, the significance of any threat to public health or the environment. The PSA process, in which the New York State Department of Health (DOH) participates, involves a

records search, sampling/surveys and groundwater monitoring. The DOH through its own early site investigation and health assessment identifies potential impacts on public health so that this may be incorporated into the PSA. The DOH also: helps DEC review work plans and reports, contributes to classification decisions at the conclusion of a PSA, and assists in the identification of priority sites. Sites that become Class 2 move to the remedial process, usually the Remedial Investigation/Feasibility Study (RI/FS) where the full nature and extent of contamination is defined. A Class 2 site is identified as one at which the disposal of a consequential amount of hazardous waste has been confirmed, and this hazardous waste or its breakdown products present a significant (though not direct) threat to the environment or to health. However, prior to this a site may also be referred for an Interim Remedial Measure (IRM) or an early cleanup action to prevent, mitigate or remedy environmental damage.

During the GCPIA PSA, the DEC identified one source area for the tetrachloroethylene and four potential source areas for other volatile organic contaminants. The source area was added to our Registry as a Class 2 site in August 1994.

Based on the PSA, two separate additional investigations were conducted: a focused remedial investigation (RI) for the class 2 site, and a combined multi-site PSA for the four potential sources. In December 1995, during the focused RI, the exact location of a dry well, which

proved to be a significant source of the PCE, was found near the northeast corner of the Fulton Avenue property. We did not positively identify any sources during the multi-site PSA, but an additional potential source was revealed.

In February, 1996, the DOH analyzed surface soil samples at the Mineola High School to address concerns about whether volatile organic compounds identified in the groundwater at the GCPIA, are found in the surface soil of the school grounds. The results showed that PCE and TCE, one of its breakdown products, were not detected. Based on those results we concluded that surficial soils at similar non-industrial facilities in the vicinity have not been contaminated by the chemicals of concern at the GCPIA.

Some additional groundwater monitoring well samples were taken in June 1996 and the results were used by the United States Environmental Protection Agency's (EPA) consultant to develop the site's Hazard Ranking Score. Based on this, EPA proposed the Fulton Avenue site for NPL listing.

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## Current Initiatives

We have designed two IRMs: one for soil and the other for nearby groundwater. These will involve: 1) cleanup of the contaminated soil, via a vapor extraction (SVE) and air sparging combination, which involves enhancing the volatilization of vapors from the subsurface soils through the use of blowers/vacuum pumps, and

supplementing this process by injecting air below the groundwater. Before implementing the SVE, contaminated sediment/soil from the dry well area will be excavated and the dry well will be properly abandoned via backfilling with clean soil; and 2) remediation of the most highly contaminated groundwater near to the site, by use of an in-well air-stripping system. In this case, pressurized air is injected below the water table to produce aerated, less dense water that rises and draws additional water through a lower well screen. The contaminants in the water volatilize into bubbles, and this bubble-water mixture rises to an upper screen, where the contaminants, in vapor form, are released. These vapors are treated above ground. This groundwater remedy has replaced the originally proposed pump and treat system, largely due to problems associated with properly dealing with the large volume of treated water that would be generated. Discharging to Nassau County's nearby recharge basin, which will ultimately reach the town of North Hempstead's storm water collection system, was a concern because of past flooding in this area during times of heavy rainfall. Since, in the present system, the groundwater will not be pumped above ground, flooding will not be an issue. Moreover, we anticipate that the new system will be more cost effective.

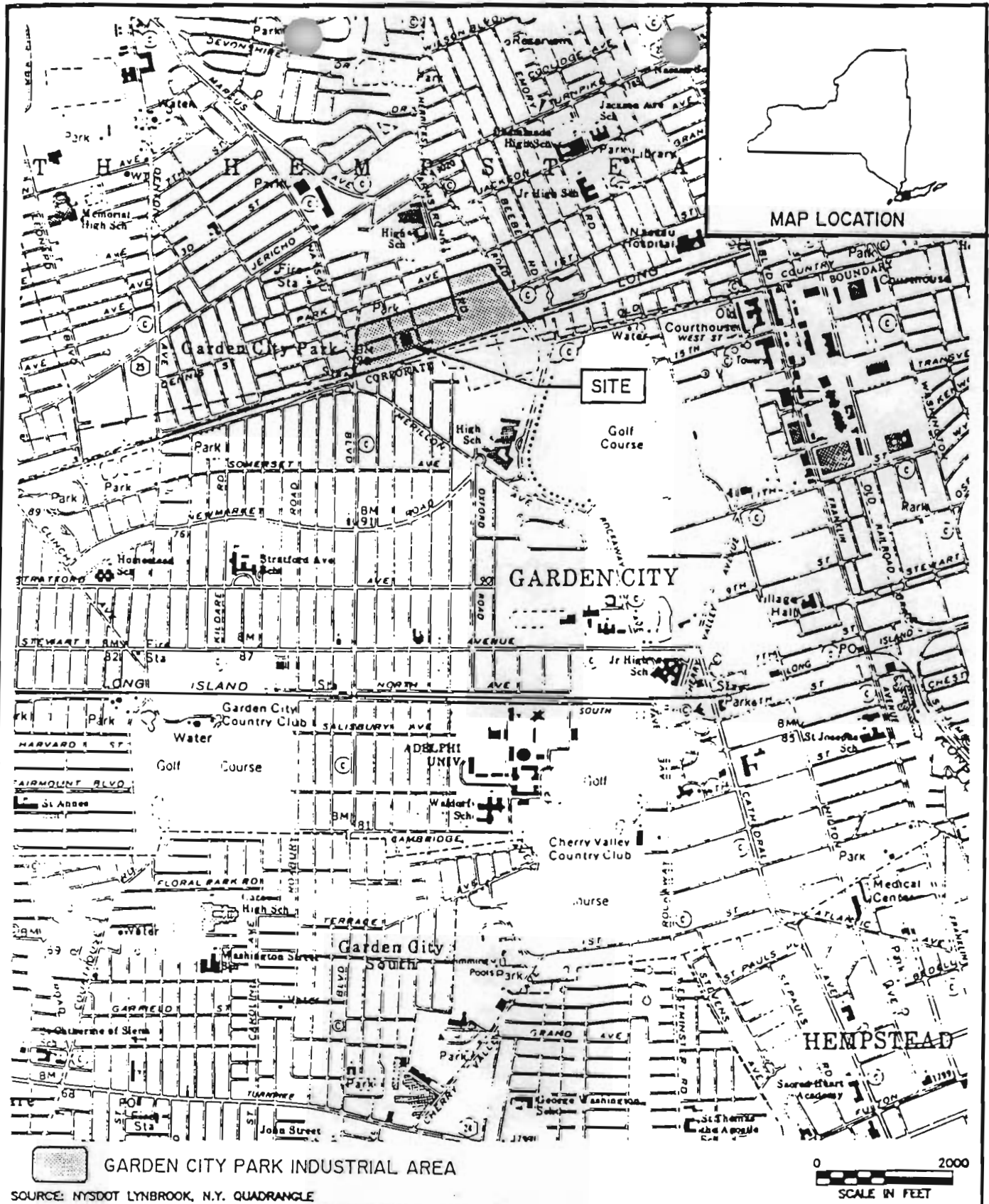
All the contaminated groundwater that has spread further downgradient will also have to be addressed via a Remedial Action. This will be done after an area wide RI/FS,

in which the length, depth and width of contamination, its migration pathways and the degree of environmental media contamination is defined and remedial alternatives are developed. The deeper groundwater aquifer, in which the public wells are emplaced, will also be investigated and may be done as part of the RI/FS. This will give us a clearer, more definitive picture of the character and magnitude of groundwater contamination. In August, 1997, Genesco, Inc., who owned one of the previous operators, signed a consent order committing to this task and we have received and are reviewing the associated work plan. We expect that construction and installation activities for the soil IRM will begin shortly.

As discussed in the **Previous Work** section, another potential source, *Town Sheet Metals*, was identified. We did not reclassify any of those sites suspected to be potential sources. However, some questions still remain regarding one: *Precision Fabricators*. The proposed investigation of *Town Sheet Metals*, which is in the vicinity of *Precision*, will be designed to incorporate a sampling program that would help us resolve the uncertainties about both of these sites.

The DER is also working with the village of Garden City with regard to remediation of their well # 9, which was apparently contaminated by the hazardous waste emanating from the Fulton Avenue source area. The village will be reimbursed for the capital and construction costs associated with the design and installation of an air-stripper for the well. The air-stripper was designed as

a long-term solution/remedy to insure that the water being used for drinking meets all applicable federal and state drinking water standards. Construction of the stripper began in January 1997. Its installation should be completed in 1998, and well #9 will be put back into service at that time.



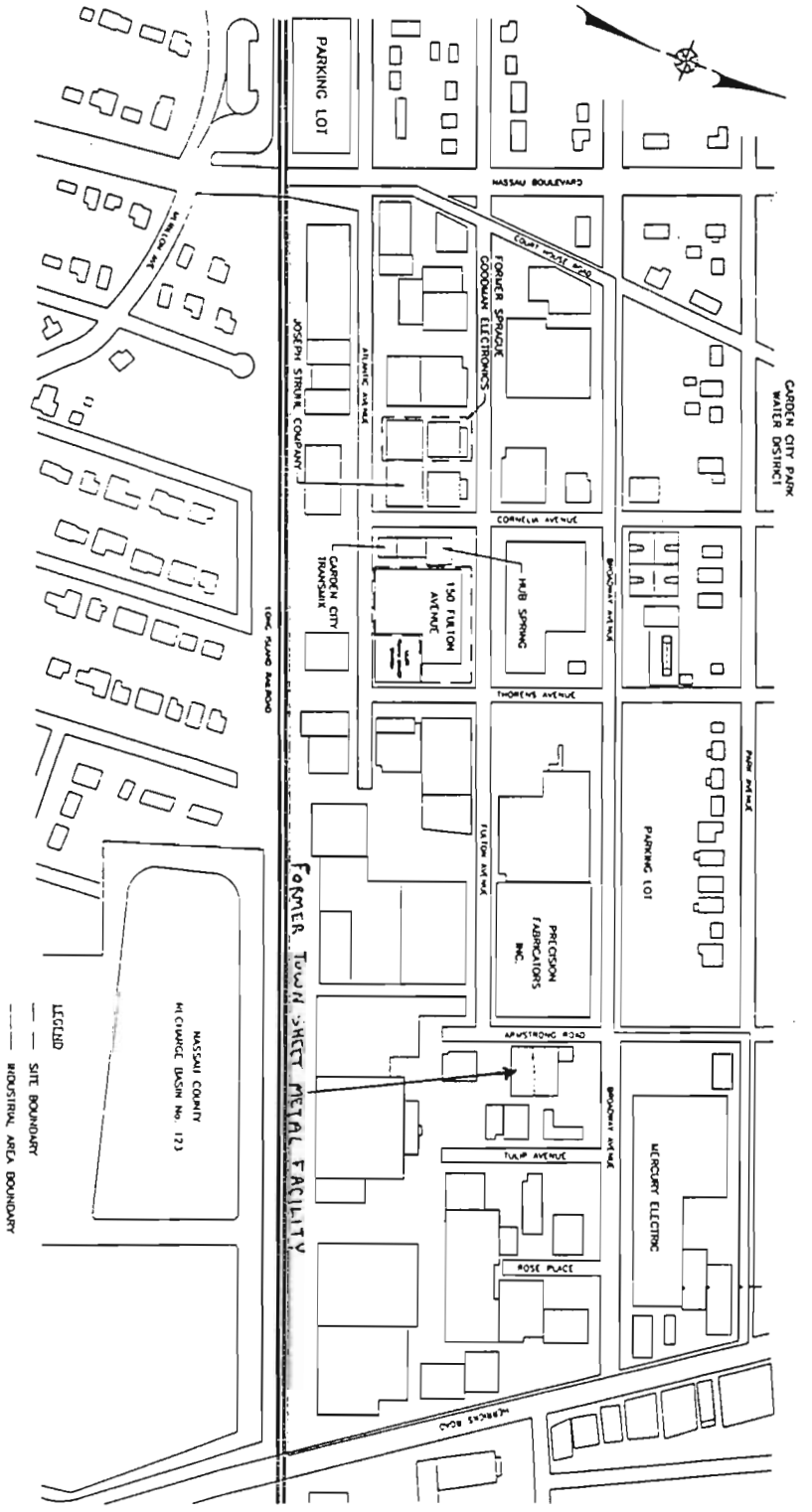
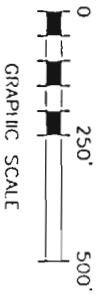
FULTON AVENUE  
(GARDEN CITY PARK INDUSTRIAL AREA) SITE  
TOWN OF NORTH HEMPSTEAD, NEW YORK

**SITE LOCATION MAP**

**db** Dvirka and Bartilucci  
Consulting Engineers  
A Division of William F. Casulich Associates, P.C.

FIGURE I - I

SOURCE: DIRKA & BARTILUCCI 10/29/96



LEGEND  
 --- SITE BOUNDARY  
 --- INDUSTRIAL AREA BOUNDARY

<p>GENESCO INC.</p>	
<p>SITE PLAN</p>	
<p>DATE: 1/14/97</p>	<p>BY: CRAMER</p>
<p>PROJECT: ERM - Northeast</p>	<p>SCALE: 1" = 250'</p>
<p>DATE: 1/14/97</p>	<p>PROJECT NO: 1111002.00</p>