



BROWNFIELD CLEANUP PROGRAM  
Former Dico G Auto & Truck Repair

Site No: C203039  
Bronx, New York

## DOCUMENTS AVAILABLE FOR REVIEW AND COMMENT

The New York State Department of Environmental Conservation (NYSDEC) is working cooperatively with the New York State Department of Health (NYSDOH) in providing the public with the opportunity to review the Remedial Investigation (RI) Report and provide comments on the Remedial Action Work Plan (RAWP) for the Former Dico G Auto & Truck Repair Site located at 3035 White Plains Road in the Bronx, NY (see map on page 2 for location of Site). The RIR and RAWP were submitted by the site developer under New York's Brownfield Cleanup Program (BCP). NYSDEC previously accepted an application submitted by the site developer to participate in the BCP as a Volunteer.

**Public Comment Period**  
**October 29 – December 15, 2008**

### Document Repositories

#### **New York Public Library**

Allerton Public Library  
2740 Barnes Avenue  
Bronx, NY 10467  
(718) 881-4240

#### **NYSDEC Region 2 Office**

47-40 21<sup>st</sup> Street  
Long Island City, NY 11101  
Call in advance – (718)482-4909  
Hours: Mon. to Fri. 9 a.m. to 4 p.m.

### Project Contacts

#### **Mr. Shaminder Singh**

NYSDEC  
47-40 21<sup>st</sup>. Street  
Long Island City, NY 11101  
[spsingh@gw.dec.state.ny.us](mailto:spsingh@gw.dec.state.ny.us)  
(718) 482-4909

For Public Health Related Questions:

#### **Mr. Christopher M. Doroski**

NYSDOH  
547 River Street  
Troy, NY 12180-2216  
(800) 458-1158 ext. 27880  
[cmd16@health.state.ny.us](mailto:cmd16@health.state.ny.us)

For more information about NY  
State's Brownfield Cleanup  
Program, visit:

[www.dec.state.ny.us/website/der/bcp](http://www.dec.state.ny.us/website/der/bcp)

### PUBLIC COMMENTS ON THE DRAFT REMEDIAL INVESTIGATION REPORT AND THE REMEDIAL ACTION WORK PLAN

NYSDEC and NYSDOH are accepting comments on the RAWP from October 29 to December 15, 2008. The RI Report and RAWP are available for review at the document repositories identified on the left side of this page. Your comments are important and strongly encouraged. Written comments should be directed to NYSDEC project manager (see contact information at left).

### INTERIM REMEDIAL MEASURES

As a result of the site investigation, an interim remedial measure (IRM) was recommended to reduce risks to the environment. The purpose of the IRM is to immediately remove the contaminated soil and other urban fill and begin treatment of groundwater. The IRM was approved by the NYSDEC and the NYSDOH and completed in the spring of 2008.

A site-specific health and safety plan (HASP) and a Community Air Monitoring Plan (CAMP) have been implemented during remediation activities. These protocols also included required air monitoring as well as dust and odor suppression measures.

### HIGHLIGHTS OF THE PROPOSED REMEDIAL ACTION

To achieve the remedial action objectives, the following activities will be performed:

- treatment of contaminated groundwater through injection of chemical oxidants;
- a long term groundwater monitoring program to gauge the success of treatment;
- a vapor barrier and a sub-slab venting system underneath the building slab;
- a Site Management Plan for long term management of any residual contamination; and
- if Track 1 is not achieved, recording of Environmental Easements including institutional controls to prevent future exposure to any remaining residual contamination.

### SITE DESCRIPTION

The site consists of an approximately 16,880 square foot parcel, which is improved with a single-story 1,653 square foot masonry building with 3 service bays. The building was constructed in 1960 as a service station and is currently used as an auto repair shop. The property is surrounded by a 6-foot high chain link fence which also bisects the site just north of the service station building. The surrounding area is characterized by commercial businesses (mostly retail) along White Plains Road. Residential areas are located behind (east-west) this commercial corridor. An elevated section of the Metro-North Railway passes in front of the property, directly over White Plains Road.

## **ENVIRONMENTAL INVESTIGATIONS**

### **HIGHLIGHTS**

A Phase I Environmental Site Assessment and a preliminary subsurface investigation were conducted in February 2007. The Phase I collected information about the Site history and uses of concern for environmental impacts. Samples of soil and groundwater at the site were collected in February 2007, when contamination was discovered while installing soil borings to determine the structural capacity of the ground for a new building.

The results of sampling performed during the RI identified volatile organic compounds (VOCs), which are gasoline related contaminants in soils in the vicinity of the two former dispenser islands. The gasoline contaminants made their way through the shallow surface soils (<5 feet thick) and cracks in the bedrock until they came into contact with groundwater approximately 15 feet below the surface. Contaminants in groundwater in these two locations are generally migrating to the south towards Adee Road and east toward White Plains Road.

### **SIGNIFICANT THREAT DETERMINATION**

As part of every BCP project NYSDEC, in conjunction with NYSDOH, is required to make a determination whether the conditions at the Site pose a significant threat to human health or the environment, as defined in the NYSDEC's regulations 6 NYCRR Part 375. Based on the types and levels of contaminants on the Site, and the current and planned land uses in the area, NYSDEC and NYSDOH have determined that the Site does not present a significant threat to public health and to the environment. This decision is based on the nature of the existing contaminants identified at the Site; the potential for off-site migration of contaminants in the groundwater; and the potential for human exposure to site-related contaminants via soil vapors.

### **NEXT STEPS**

NYSDEC and NYSDOH are currently reviewing the draft RI Report and Remedial Action Work Plan and are seeking comments from the public. Written and oral comments on the RIR and RAWP will be accepted until December 15, 2008. The Work Plan can be viewed at the NYSDEC Region 2 Office or in the Allerton Branch of the New York City Public Library. Written and oral comment expressing objection or opposition to the Work Plan must explain the basis of the opposition and identify the specific grounds which could lead the department to impose significant changes to the Work Plan. Based upon these comments, the NYSDEC may require the Volunteer to make revisions to the Work Plan. No formal response will be made to the comments received by the NYSDEC.

Please submit written comments to:

**Mr. Shaminder Singh**  
NYSDEC  
47-40 21<sup>st</sup>. Street  
Long Island City, NY 11101  
[sp Singh@gw.dec.state.ny.us](mailto:sp Singh@gw.dec.state.ny.us)

## **BROWNFIELD CLEANUP PROGRAM (BCP) OVERVIEW**

New York established its BCP to address the environmental, legal, and financial barriers that often hinder the redevelopment and reuse of contaminated properties and to enhance private sector cleanups. New York's BCP is a cooperative approach among the NYSDEC, the NYSDOH, and Volunteers to investigate and/or remediate contaminated Sites. Under the BCP, a Volunteer enters into a Brownfield Cleanup Agreement with the NYSDEC and thereafter submits one or more work plans to investigate and, if necessary, remediate a site. The goal under the BCP is to remediate sites to a level that is protective to public health and the environment consistent with the proposed uses of the site. When a Volunteer completes work, a release from liability from the NYSDEC is provided with standard reservations, and a Certificate of Completion is issued. Upon achieving a Certificate of completion the Volunteer would:

1. have no liability to the State for contamination at or coming from the site, subject to certain conditions; and
2. be eligible for tax credits to offset the costs of remedial activities and for redevelopment of the site.

A Certificate of Completion may be modified or revoked if, for example, the Volunteer does not comply with the terms of its Brownfield Cleanup Agreement with NYSDEC, or if the applicant commits fraud regarding its application or its certification that it has met cleanup levels.

For information regarding New York State's Brownfield Cleanup Program, please visit our web Site at:

<http://www.dec.state.ny.us/webSite/der/bcp>

**Figure 1: Site Map**

