

NEW YORK STATE DEPARTMENT OF



ENVIRONMENTAL CONSERVATION

Where to Find Information:

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

Brooklyn Public Library

Bushwick Branch
340 Bushwick Ave.
Brooklyn, NY 11206
(718) 602-1348
Call for hours

NYSDEC, Region 2 Office

47-40 21st Street
Long Island City, NY 11101
Call in advance: (718) 482-4900
Hours: Mon. to Fri. 8AM to 4 PM

Who to Contact:

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

Project Related Questions

Ioana Munteanu-Ramnic, Project Manager
NYSDEC, Region 2 Office
47-40 21st Street
Long Island City, NY 11101
(718) 482-4065
ioana.munteanu-ramnic@dec.ny.gov

Public Health questions:

Stephanie Selmer
NYSDOH
Empire State Plaza
Corning Tower Room 1787
Albany, NY 12237
(518) 402-7860
bsci@health.ny.gov

For additional information on the New York's
Brownfield Cleanup Program, visit:
www.dec.ny.gov/chemical/8450.html

FACT SHEET #5

Brownfield Cleanup Program

Former Charles Pfizer & Co.
407 Marcy Avenue
Brooklyn, NY 11206

SITE No. C224175

NYSDEC REGION 2

January 2015

NYSDEC Certifies Cleanup Requirements Achieved at Brownfield Site

The New York State Department of Environmental Conservation (NYSDEC) has determined that the cleanup requirements to address contamination related to the Former Charles Pfizer & Co Site, 407 Marcy Avenue, Brooklyn, Kings County under New York State's Brownfield Cleanup Program have been met. Please see the map for the site location.

The cleanup activities were performed by Marcy Housing LLC ("Volunteer") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). NYSDEC has approved a Final Engineering Report and issued a Certificate of Completion for the site. Copies of the Final Engineering Report and Notice of the Certificate of Completion are available at the location(s) identified under "Where to Find Information."

Completion of the Project: The following activities have been completed to achieve the remedial action objectives:

- Excavation and off-site disposal of approximately 5,500 cubic yards of petroleum-contaminated soil and approximately 7,300 cubic yards of Semi Volatile Organic Compounds (SVOCs) contaminated soil and historic fill material exceeding the restricted residential use soil cleanup objectives. Clean fill was brought in to replace the excavated soil and to establish the design grades at the Site;
- Dewatering and treatment of groundwater to allow for deeper excavations;
- A waterproofing membrane/vapor barrier was installed beneath and around the foundation of the building to protect against soil vapor intrusion;
- Installation of a site cover system consisting of the structures (buildings, pavement, sidewalks) comprising the site development and a 2-foot clean soil cover in landscaped areas;
- Implementation of a Site Management Plan (SMP) for long-term management of residual contamination; and
- Recording of an Environmental Easement, including ICs, to prevent future exposure to any residual contamination remaining at the Site.

Final Engineering Report Approved

NYSDEC has approved the Final Engineering Report, which:

- 1) Describes the cleanup activities completed.
- 2) Certifies that cleanup requirements have been achieved for the site.

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- 3) Describes any institutional/engineering controls to be used. An institutional control is a non-physical restriction on use of the site, such as a deed restriction, when contamination left over after the cleanup action makes the site suitable for some, but not all uses. An engineering control is a physical barrier or method to manage contamination such as a cap or vapor barrier.
- 4) Certifies that a site management plan for any engineering controls used at the site has been approved by NYSDEC.

The following institutional controls have been put in place on the site:

- Site Management Plan
- Groundwater Use Restriction
- Land Use Restriction
- Environmental Easement

The following engineering controls have been put in place on the site:

- Vapor Mitigation
- Cover System

Next Steps:

With its receipt of a Certificate of Completion, the applicant is eligible to redevelop the site. In addition, the applicant:

- Has no liability to the State for contamination at or coming from the site, subject to certain conditions; and
- Is eligible for tax credits to offset a portion of the costs of performing cleanup activities and for redevelopment of the site.

A Certificate of Completion may be modified or revoked if, for example, a Volunteer does not comply with the terms of its Brownfield Cleanup Agreement with NYSDEC.

Site Description and Background:

The Site consists of approximately 0.428 acres in Brooklyn, NY. The Site is designated as Block 2245, Lot 8 with the address 407 Marcy Avenue. The lot has 72 feet of frontage on Marcy Avenue and 224 feet of frontage on Lorimer Street

and Walton Street. The lot historically housed commercial warehouses, a truck sales and service facility, and a Charles Pfizer & Company warehouse.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C224175) at:

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

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 is any real property that is difficult to reuse or redevelop because of the presence or potential presence of contamination.

For more information about the BCP, visit:

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

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:

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.

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Site Location Map

