

(Fact Sheet Begins Next)

Act Now to Continue Receiving Information About This Site!

DEC's Division of Environmental Remediation (DER) now distributes information about contaminated sites *electronically by email*.

If you would like to continue to receive information about the contaminated site featured in this fact sheet:

You must sign up for the DER email listserv:

www.dec.ny.gov/chemical/61092.html

DER cannot register your email address - only the email address owner can do so. If you already have signed up for the listserv for the county in which the site is located, you need do nothing.



Why You Should Go “Paperless”:

- Get site information faster and share it easily;
- Receive information about all sites in a chosen county - read what you want, delete the rest;
- It helps the environment and stretches your tax dollars.

If “paperless” is not an option for you, call or write to the DER project manager identified in this fact sheet. Indicate that you need to receive paper copies of fact sheets through the Postal Service. Include the site name in your correspondence. The option to receive paper is available to individuals only. Groups, organizations, businesses, and government entities are assumed to have email access.



Department of
Environmental
Conservation

FACT SHEET

Brownfield Cleanup Program

495 Eleventh
495 11th Avenue
New York, NY 10018

SITE No. C231141

NYSDEC REGION 2

November 2021

Report Recommends Cleanup of Brownfield Site Contamination

The New York State Department of Environmental Conservation (NYSDEC) is reviewing the Remedial Investigation Report for the 495 Eleventh site ("site") located at 495 11th Avenue, New York, NY. Please see the map for the site location.

Remedial Investigation Report: The Remedial Investigation Report (RIR) describes the results of the site investigation and recommends development of a remedy to address the contamination that was found. The RIR was submitted by 495 11th Avenue Owner Realty LLC ("applicant").

- Access the RIR and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C231141/>.
- The documents also are available at the location(s) identified at left under "Where to Find Information."

Based on the findings of the investigation, NYSDEC, in consultation with the New York State Department of Health (NYSDOH), has determined that the site does not pose a significant threat to public health or the environment. This decision is based on the environmental data.

Highlights of the Remedial Investigation Report: Soil and groundwater samples were collected and analyzed for volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), metals, polychlorinated biphenyls (PCBs) and pesticides. Soil vapor samples were analyzed for VOCs. Metals and SVOCs were found in subsurface soils at concentrations above restricted residential objectives at depths up to 15 feet below grade. The contamination is likely the result of historic fill, which is present throughout the site.

Next Steps: NYSDEC will complete its review, make any necessary revisions and, if appropriate, approve the investigation report. The approved report will be made available to the public (see "Where to Find Information" at left). The applicant(s) may then develop a cleanup plan, called a "Remedial Work Plan." This plan describes how contamination will be addressed, with NYSDEC and NYSDOH overseeing the work. NYSDEC will present the draft cleanup plan to the public for its review and comment during a 45-day comment period. NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

Site Description: The site is located at 495 11th Avenue in the Hell's Kitchen section in Manhattan, NY and is identified as Block 685, Lot 38 on the NYC Tax map. The site is 0.57 acres of paved vacant land currently used most recently as a

Where to Find Information

Access project documents through the DECinfo Locator
<https://www.dec.ny.gov/data/DecDocs/C231141/>
and at these location(s):

*(*Repositories may be temporarily unavailable due to COVID-19 precautions. If you cannot access the online repository, please contact the NYSDEC project manager listed below for assistance)*

New York Public Library
Columbus Library Branch
742 10th Avenue
New York, NY 10019
(212) 586-5098

Manhattan Community Board 4
330 West 42nd Street, Suite 2618
New York, NY 10036
(212) 736-4536
jbodine@cb.nyc.gov

Who to Contact

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

Project-Related Questions
Ronnie Lee, Project Manager
NYSDEC
625 Broadway, 12th Floor
Albany, NY 12233
(518) 402-9615
ronnie.lee@dec.ny.gov

Project-Related Health Questions
Sally Rushford
NYSDOH
Empire State Plaza
Corning Tower, Room 1787
(518) 402-5465
beci@health.ny.gov

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

BROWNFIELD CLEANUP PROGRAM

parking lot by the New York City Police Department (NYPD). From the late 1800s to the mid-1900s, a slaughterhouse and meat packaging facility occupied the site. By 1976, the site was utilized as a warehouse and general store until closure and vacancy by 1982. From at least 1991, all site structures were demolished. The site is currently used a parking lot. The proposed future of the site will include a new 57-story mixed-use building with various commercial uses on the 1st through 5th floors as well as NYPD parking on the 1st through 3rd floors. The upper floors will be for residential use.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C231141) at:
<https://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 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 NYSDEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:

<https://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.

Stay Informed With DEC Delivers

Sign up to receive site updates by email:

www.dec.ny.gov/chemical/61092.html

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

DECinfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites:

<https://www.dec.ny.gov/pubs/109457.html>

BROWNFIELD CLEANUP PROGRAM

Site Location

