



Department of
Environmental
Conservation

FACT SHEET

Brownfield Cleanup Program

Far Rockaway Project
20-02 Mott Avenue
Far Rockaway, NY 11691

SITE No. C241224
NYSDEC REGION 2

May 2021

Where to Find Information

Access project documents through the DEC info Locator

<https://www.dec.ny.gov/data/DecDocs/C241224/>
and at these location(s):

Queens Public Library-Far Rockaway Branch

1637 Central Avenue
Far Rockaway, NY 11691
(718) 327-2549

Queens Community Board 14

1931 Mott Avenue, Room 311
Far Rockaway, NY 11691
(718) 471-7300

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

Who to Contact

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

Project-Related Questions

Christopher Allan, Project Manager
NYSDEC
47-40 21st Street
Long Island City, NY 11101
(718) 482-4065
Christopher.Allan@dec.ny.gov

Project-Related Health Questions

Eamonn O'Neil
NYSDOH
Empire State Plaza
Corning Tower
Albany, NY 12237
(518) 402-7877
beei@health.ny.gov

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

Cleanup Action Completed at Brownfield Site

Action has been completed to address the contamination related to the Far Rockaway Project ("site") located at 20-02 Mott Avenue, Far Rockaway, NY under New York State's Brownfield Cleanup Program (BCP). Please see the map for the site location.

Cleanup activities were performed by Redfern FRP LLC, FRV Phase 1 Moderate LLC, FRV Phase I LIHTC LLC, FRV Phase I Commercial LLC, and Rockaway Village Housing Development Fund Corporation ("applicants") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). The applicants have submitted a draft Final Engineering Report (FER) for NYSDEC review which states that cleanup requirements have been achieved to fully protect public health and the environment for the proposed site use.

- Access project documents online through the DEC info Locator: <https://www.dec.ny.gov/data/DecDocs/C241224/>.
- The documents also are available at the location(s) identified at left under "Where to Find Information."

Highlights of the Site Cleanup: The following activities have been completed to achieve the remedial action objectives:

- Excavation of soil/fill exceeding Unrestricted Use soil cleanup objectives (SCOs) to a depth of approximately seven feet below grade. Approximately 58,114 tons of contaminated soils were removed as part of the remedy;
- Confirmatory endpoint samples were collected at the base and sidewalls of the remedial excavation to document performance of the remedy;
- Clean fill was placed to establish the designed grades at the site;
- As part of the Track 1/Unrestricted Use remedy, a soil vapor intrusion evaluation was completed.

Next Steps: When NYSDEC approves the FER, it will be made available to the public (see "Where to Find Information"). NYSDEC then will issue a Certificate of Completion (COC) that will be announced in a fact sheet. The applicant(s) would be able to redevelop the site after receiving a COC. In addition, the applicant(s) will be eligible for tax credits to offset a portion

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of the costs of performing cleanup activities and for redevelopment of the site.

A COC may be modified or revoked if, for example, an applicant does not comply with the terms of its Brownfield Cleanup Agreement with NYSDEC.

Site Description: The site is 4.06-acres and located on Mott Avenue between Redfern Avenue to the west and Central Avenue to the east. The site is currently occupied by a vacant shopping center and the associated asphalt-paved parking lot. The shopping plaza was previously occupied by a supermarket, a drug store, a taxi service and a dry cleaner, among other tenants. A Site Location Map is attached. The site is being redeveloped for mixed-use retail and affordable housing.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C241224) 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 may 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>

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Site Location

