



TECHNICAL SERVICES

CORRECTIVE MEASURES WORK PLAN

Haverstraw Harbors

Village of Haverstraw, Rockland County, New York

NYSDEC Site Number: C344060

March 30, 2021

GBTS Project: GH9964

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GBTS Project: GH9964

Prepared By:

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Prepared For:

Ginsburg Development Companies, LLC
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I, Daniel Bellucci, certify that I am currently a Professional Engineer as defined in 6 NYCRR Part 375 and that this Corrective Measures Work Plan was prepared in accordance with all applicable statutes and regulations and in substantial conformance with the DER Technical Guidance for Site Investigation and Remediation (DER-10).

Daniel Bellucci
Bellucci Engineering, PLLC
#099470

March 31, 2021
Date


Signature

The undersigned has reviewed this Corrective Measures Work Plan and certifies to Ginsburg Development Companies, LLC that the information provided in this document is accurate as of the date of issuance by this office.

Scott Spitzer
Senior Environmental Consultant

March 31, 2021
Date


Signature

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FIGURE

Fieldwork Map

1.0 PURPOSE

This Corrective Measures Work Plan (CMWP) documents proposed environmental fieldwork to be conducted at the Haverstraw Harbors Site located in the Village of Haverstraw, New York (hereinafter referred to as the “Site”). The Site is currently in the New York State Brownfield Cleanup Program (BCP), Site No. C344060. The Site was remediated in accordance with an approved Remedial Action Work Plan (RAWP), which required installation of an Engineering Control (a cover of clean material that prevents exposure to remaining contaminated soil) and is subject to the requirements of an approved Site Management Plan (SMP).

Future development of the Site had required the placement of soil surcharge stockpiles to compact underlying materials, and NYSDEC-approved soil has been previously imported for this purpose. In addition, the end of Dr. Girling Drive, which traverses the Site from West Street to the Haverstraw Ferry Landing parking lot, required relocation to accommodate placement of the temporary soil stockpiles (the roadway has been installed in its approximate final location relative to the development plans). The soil stockpiles and roadway are located on top of a clean cover of soil, which overlies petroleum-impacted materials remaining at the Site following completion of the remedial action. GBTS was on-Site on October 1, 2020 to sample groundwater monitoring wells and inspect the cover system for the upcoming Periodic Review Report (PRR), as required by the SMP. Two (2) on-site monitoring wells in this area (HMW-8R and AMW-2), required for post-remediation groundwater monitoring under the SMP, were destroyed (or buried and presumed destroyed) during the importation and placement of soil.

On-site development activities, scheduled to begin during April 2021, will include the construction of four new slab-on-grade buildings at the site. These construction activities are likely to destroy the remaining seven (7) wells (HMW-3R, HMW-5, HMW-6, HMW-7R2, HMW-9R2, HMW-10R and HMW-13). Once construction is completed, estimated to be in the spring of 2022, nine (9) new monitoring wells will be installed in similar locations and annual groundwater sampling will continue, per the SMP. Current and proposed monitoring well locations, and the outlines of the footprints for the new buildings, are shown in Figure 1 (attached).

The purpose of this CMWP is to provide guidance for the re-installation of the required monitoring well network following Site development activities.

2.0 REMEDIAL ACTION

2.1 Overview

The Volunteer (Admiral’s Cove, LLC) will replace or relocate permanent groundwater monitoring wells in compliance with the SMP. All wells will be developed to ensure that they function properly and can provide groundwater-quality data that meet NYSDEC’s requirements. Wells will be placed such that they will be accessible following completion of the on-site buildings.

2.2 Governing Documents

All work will be conducted in general accordance with the SMP and RAWP, and these documents are incorporated into this CMWP by reference. Fieldwork conducted during implementation of the CMWP will follow applicable protocols/procedures as specified in the RAWP, including adherence to the Quality Assurance Project Plan (QAPP).

2.3 NYSDEC Oversight and Approvals

All fieldwork will be conducted with the approval of the NYSDEC Project Manager for the Site, who may specify additional and/or modified procedures for implementing the CMWP. Any materials imported to the Site will meet SMP requirements and be pre-approved by NYSDEC.

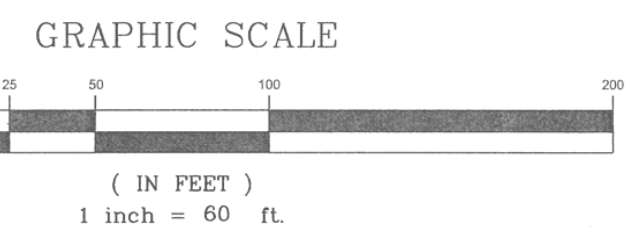
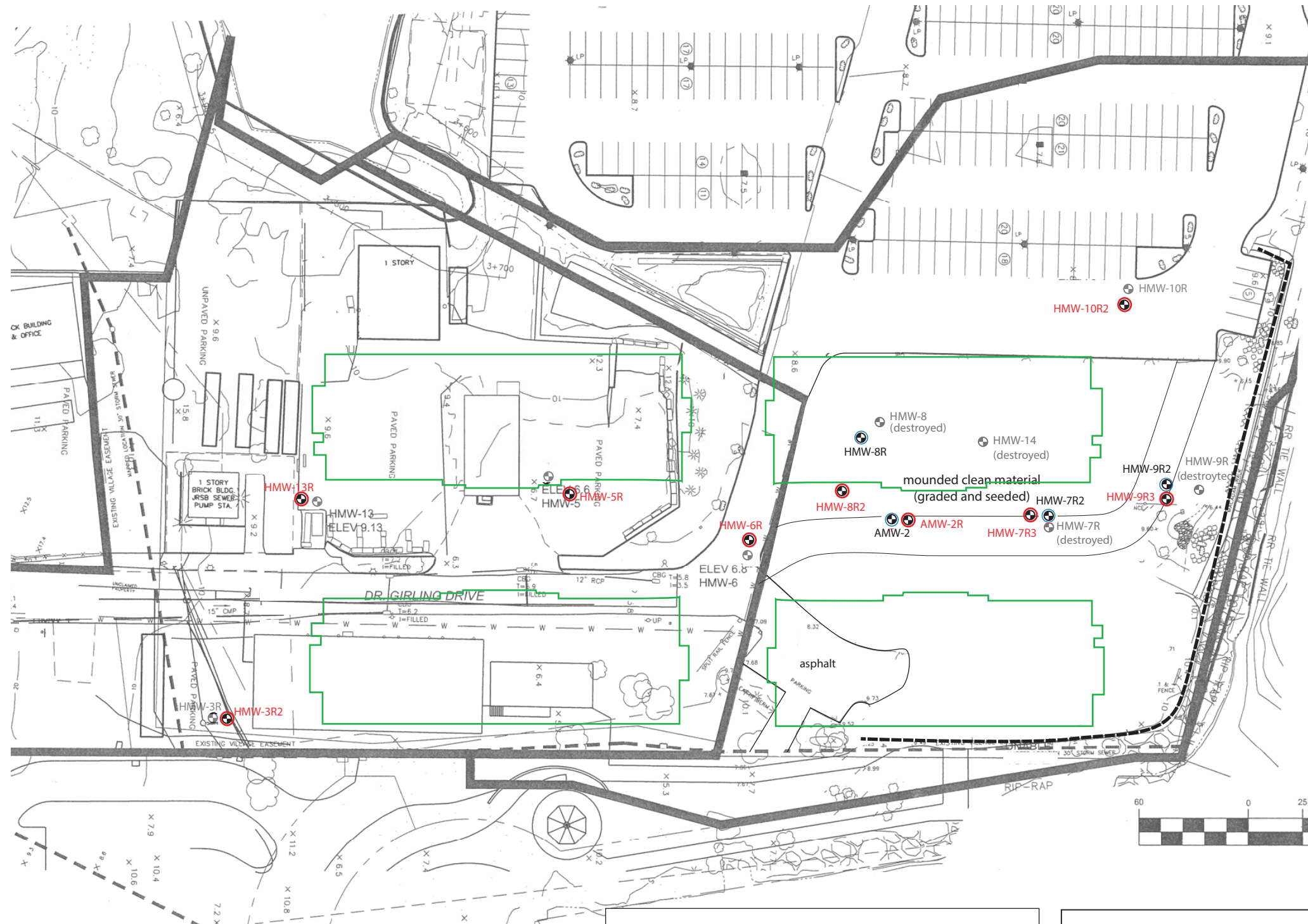
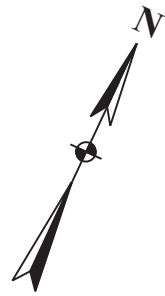
2.4 Proposed Corrective Measure

Once construction of the new on-site building is complete, the Volunteer will re-install the monitoring well network (up to nine [9 replacement wells may be required] at the locations specified on Figure 1. All work will be performed consistent with the protocols specified in the SMP and RAWP, under the supervision of a Qualified Environmental Professional and the project Remedial Engineer, who will provide final certification that the new monitoring wells have been properly installed and that any needed repairs to the cover system have been completed. All wells will be properly developed prior to groundwater quality testing (to be conducted in accordance with the SMP). The Volunteer will maintain complete documentation (photographic record, fieldwork observations, etc.) for inclusion in a final report to NYSDEC.

3.0 SCHEDULE

The following timeline is proposed:

- Week 2-4 Construction activities begin
- Week 50-52 Construction activities completed
- Week 52-54 Install and developed new monitoring wells
- Week 56 Sample New wells
- Week 60 Submit Groundwater Sampling Report to NYSDEC



Base map provided by Morris Associates Engineering Consultants, PLLC - Figure 6 - Monitoring Well Locations dated 10/4/2013. All feature locations are approximate. This map is intended as a schematic to be used in conjunction with the associated report, and it should not be relied upon as a survey for planning or other activities.

Legend:

	subject property border
	previous monitoring well location
	asphalt walkway
	existing well location
	proposed monitoring well
	proposed building outline

Fieldwork Map	
Haverstraw Harbors Site - BCP Site ID C344060 Dr. George W. Girling Drive Village of Haverstraw Rockland County, New York	
File: GH9964.50	Scale as shown
March 2021	Attachment