



FACT SHEET State Superfund Program

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Site Name: Former Garden Photoengraving Co., Inc.
DEC Site #: 130174 Operable Unit 01 *
Address: 40 Roselle Street
Mineola, NY 11501

Have questions? See "Who to Contact" Below

Remedy Proposed for State Superfund Site; Public Comment Period Announced and Public Meeting Rescheduled

Public Meeting Rescheduled to Monday, 3/20/2017 at 7:00 PM
Mineola Middle School Auditorium, 200 Emory Road, Mineola, NY 11501
NYSDEC invites you to a public meeting to discuss the remedy proposed for the site. You are encouraged to provide comments at the meeting, and during the 30-day comment period described in this fact sheet.

The public is invited to comment on a remedy proposed by the New York State Department of Environmental Conservation (NYSDEC) related to the Former Garden Photoengraving Co., Inc. site ("site") located at 40 Roselle Street, Mineola, Nassau County. Please see the map for the site location.

Documents related to the cleanup of this site can be found at the location(s) identified below under "Where to Find Information." The estimated cost to implement the remedy is:

Table with 2 columns: OU, RemCost. Row 1: 01, \$1,049,000.00

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's website at:

http://www.dec.ny.gov/cfmx/extapps/derexternal/haz/details.cfm?pageid=3&progno=130174

How to Comment

NYSDEC is accepting written comments about the proposed plan for 30 days, from February 27, 2017 through March 29, 2017. The proposed plan is available for review at the location(s) identified below under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project Related Questions in the "Who to Contact" area below.

The site is listed as a Class "2" site in the State Registry of Inactive Hazardous Waste Sites (list of State Superfund sites). A Class 2 site represents a significant threat to public health or the

*Operable Unit: An administrative term used to identify a portion of a site that can be addressed by a distinct investigation and/or cleanup approach. An operable unit can receive specific investigation, and a particular remedy may be proposed.

environment; action is required.

Proposed Remedial Action Plan

The remedy proposed for the site includes:

- a groundwater In-situ Chemical Oxidation (ISCO) program
- an on-site cover system
- soil vapor intrusion mitigation program
- a Site Management Plan.

The groundwater ISCO program will break down contaminants in the groundwater over a 600 square foot area (the source area) where chlorinated solvents and naphthalene are elevated above the groundwater standard.

An on-site cover system made up of the asphalt parking lot and building slab shall protect any workers or visitors from encountering contaminated soils.

In order to mitigate the elevated levels of VOCs that exist in soil vapor beneath the floor slab of 40 Roselle St and 50 Roselle St., the proposed remedy for the site includes the installation and operation of sub-slab depressurization systems in each building to mitigate the potential for soil vapor intrusion to impact the indoor air of the two buildings.

A Site Management Plan shall be prepared that will include a program of groundwater monitoring to be carried out to address groundwater contamination on the property and outside the active treatment area. It is anticipated that within a reasonable time period contamination will decrease given the treatment of the source area. Periodic reports on the monitoring will be provided.

Additional Details

Currently the off-site groundwater plume is being investigated as part of the OU-2 Remedial Investigation.

Summary of the Investigation

Soil, groundwater, sub-slab vapor, and indoor air were collected as part of the Former Garden Photoengraving OU-1 Remedial Investigation. The focus of this OU-1 RI investigation was the on-site source area.

Based upon this investigation and previous investigations, the primary contaminants of concern (COCs) in groundwater are tetrachloroethene (PCE), trichloroethene (TCE), cis-1,2-dichloroethene (DCE), naphthalene, Aldrin, and Heptachlor. This contamination is attributable to the disposal of COCs within a sink in the Site building which drained to former cesspools in the parking lot. Groundwater collected from on-site generally exhibited results greater than the standard for PCE, TCE, DCE, and naphthalene. The greatest PCE concentration exhibited was 33,000ppb in dense non-aqueous phase liquid (DNAPL). The greatest TCE concentration exhibited was 260 ppb and the greatest DCE concentration was 130 ppb, all exhibited in the eastern parking lot near the source area. The pesticides Aldrin and Heptachlor were also both found in the groundwater at levels slightly exceeding the groundwater standard.

The COCs in soil are the pesticide, Dieldrin, and the metals, chromium and silver. All the

COCs are slightly elevated with exceedances of the unrestricted soil cleanup objective (SCO), but not the restricted SCOs.

Sub-slab vapor and indoor air samples were collected in the Site building and the adjacent building (50 Roselle St.) to evaluate soil vapor intrusion. Both buildings are recommended to have mitigation.

Remediation of the site is necessary to prevent any further migration of contamination into the aquifer from the source area and off-gassing of soil vapor into the overlying buildings.

NYSDEC developed the proposed remedy after reviewing the detailed investigation of the site and evaluating the remedial options in the "feasibility study" submitted under New York's State Superfund Program.

Next Steps

NYSDEC will consider public comments as it finalizes the remedy for the site. The selected remedy will be described in a document called a "Record of Decision" that will explain why the remedy was selected and respond to public comments. A detailed design of the selected remedy will then be prepared, and the cleanup will be performed.

NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

Background

Location: The Former Garden Photoengraving Site is located in a light industrial area at 40 Roselle Street, Mineola, NY in Nassau County.

Site Features: The site consists of a 2-story commercial building and a parking lot to the east and west with no exposed soil. The site is 0.394 acres. Roselle Street is south of the property and a county recharge basin to the north. The surrounding parcels are used for light industrial and commercial activities.

Current Zoning/Use(s): The site is currently active. It is zoned industrial. Currently, the building is occupied by a dental implants fabrication business, a cabinet maker, and an insulation company. The closest residences are located in an apartment complex 200 feet to the east.

Historic Use(s): The building was built in 1953 and has been used as office space, pesticide storage, and as a photoengraving facility. Fumex Pest Control reportedly stored pesticides and herbicides in cargo containers within the building and in sheds in the parking lot from 1992 until 1997. The photoengraving facility, Garden Photoengraving Co., Inc. operated here from 1955 until at least 1977 and would have made extensive use of chemicals, such as metals and solvents.

A 2001 Phase II subsurface soil and groundwater investigation found that there were three cesspools in the western parking lot, two in the eastern parking lot, two floor drains within the building, one leading to the recharge basin. Groundwater in the western parking lot did not exceed the groundwater standards, however trichloroethene (TCE), naphthalene, and silver exceeded the groundwater standard south of the building on-site, downgradient of the eastern parking lot.

An environmental audit performed in May 2002, detected elevated levels of total petroleum hydrocarbons (TPH), chromium, and mercury in the eastern cesspools. A cleanup, under the oversight of Nassau County Department of Health (NCDH), was performed in the five cesspools with removal of 149.81 tons of contaminated sediments and soils. The endpoint samples showed exceedances of the standards for silver, chromium, and mercury, and TPH including naphthalene.

A 2004 Site Investigation was performed of the eastern parking lot cesspools. The results showed that there was TPH, as well as chlorinated volatile organic compounds (VOCs) exceeding the standards in soil near and within two of the previously cleaned out cesspools. A smear zone and evidence of petroleum compounds were present in the groundwater. Monitoring wells were installed within the eastern parking lot which showed exceedances for naphthalene, TPH, tetrachloroethene (PCE), and TCE in the groundwater.

The Department completed a Site Characterization(SC) on this site and the adjacent 50 Roselle Street property in 2009. The results of the investigation indicated that there were low concentrations of PCE and TPH in soil and PCE, TCE, and naphthalene exceeded the standard for groundwater. The most likely source of these contaminants were the former cesspools in the eastern parking lot with the source material continuing to impact the groundwater.

In November 2009, 40 Roselle Street was added to the New York State Registry of Inactive Hazardous Waste Disposal Sites as Class 2 (i.e., poses a significant threat to public health and/or the environment) due to the results of the Department SC. In 2012, a supplemental investigation was completed on 50 Roselle Street. The results indicated 50 Roselle was reclassified to Class N (i.e., no further action required) since contamination was attributable to 40 Roselle.

Operable Units: The site was divided into two operable units.

An operable unit represents a portion of a remedial program for a site that for technical or administrative reasons can be addressed separately to investigate, eliminate or mitigate a release, threat of release or exposure pathway resulting from the site contamination.

Operable Unit 1 (OU1) includes the on-site source area - the building and eastern parking lot as well as the soil vapor intrusion issue for 40 and 50 Roselle Street.

Operable Unit 2 (OU2) includes all of the off-site groundwater plume as well as soil vapor intrusion evaluations for properties aside from 40 and 50 Roselle Street.

Site Geology and Hydrogeology: Depth to groundwater is approximately 40 ft below ground surface (bgs). The wells screened at the top of the water table are within the upper glacial aquifer. Groundwater flow direction is to the south-southwest. Soil is composed mostly of sand and some gravel. Public supply wells N0097 and N08576 are located approximately 2,500 feet downgradient of the site. The water district has alerted the Department to the impact of Well N0097 with PCE, TCE, and DCE, the same contaminants seen at the site, however it cannot be determined at this time if the site is the source of contamination. This well has been shut down. This issue will be addressed in OU2.

State Superfund Program: New York's State Superfund Program (SSF) identifies and characterizes suspected inactive hazardous waste disposal sites. Sites that pose a significant threat to public health and/or the environment go through a process of investigation, evaluation, cleanup and monitoring.

NYSDEC attempts to identify parties responsible for site contamination and require cleanup before committing State funds.

For more information about the SSF, visit: <http://www.dec.ny.gov/chemical/8439.html>

FOR MORE INFORMATION

Where to Find Information

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

Mineola Memorial Library
Attn: Pat Lackner
195 Marcellus Road
Mineola, NY 11501
phone: (516) 746-8488

Who to Contact

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

Project Related Questions

Melissa Sweet
Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, NY 12233-7015
518-402-9620
melissa.sweet@dec.ny.gov

Site-Related Health Questions

Renata Ockerby
New York State Department of Health
Bureau of Environmental Exposure Investigation
Empire State Plaza, Corning Tower 1787
Albany, NY 12237
(518) 402-7860
BEEI@health.ny.gov

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.

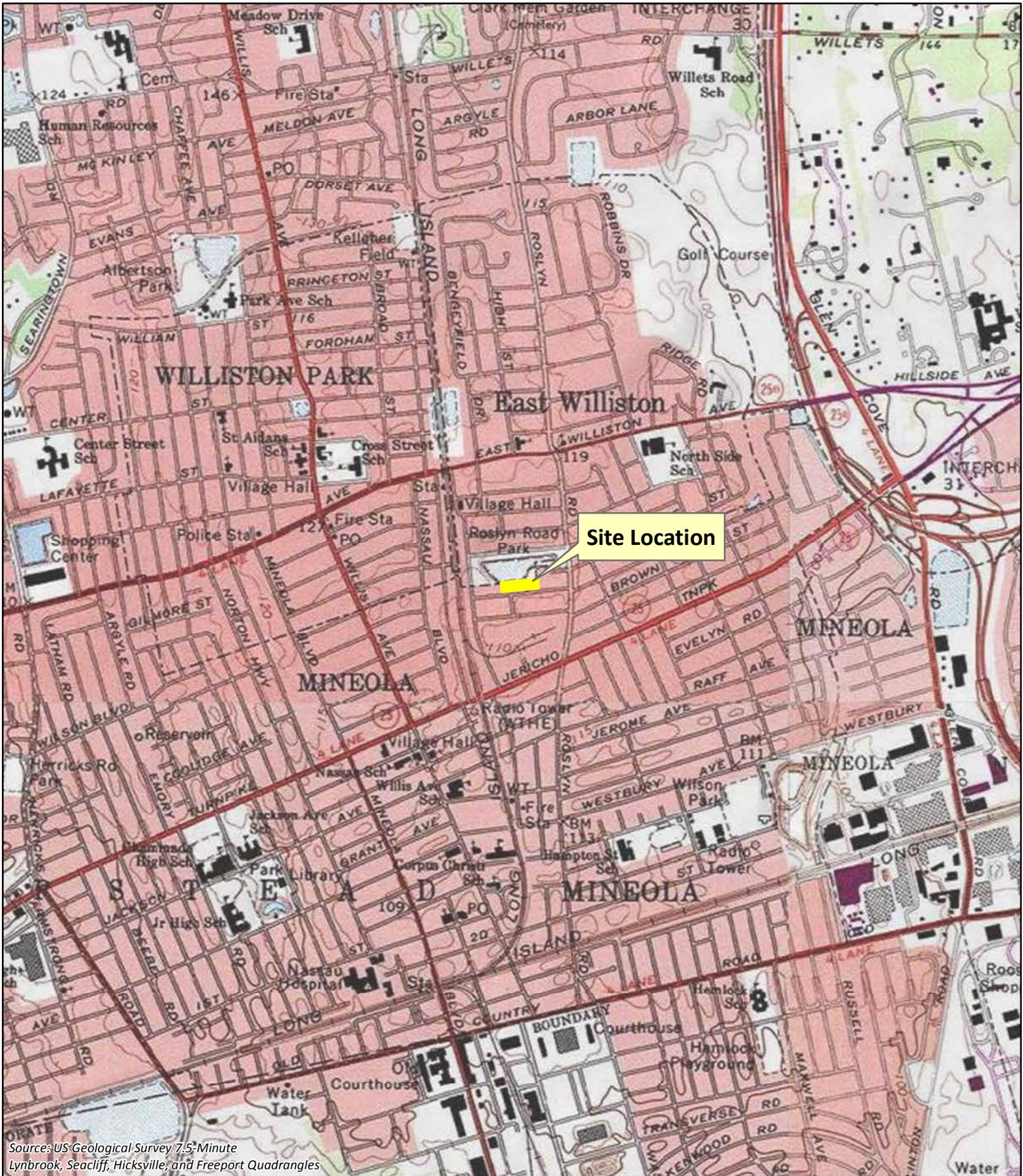
Receive Site Fact Sheets by Email

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: <http://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.

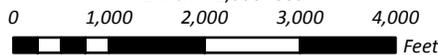


Source: US Geological Survey 7.5-Minute
Lynbrook, Seaclyff, Hicksville, and Freeport Quadrangles



Site Location

1 inch = 2,000 feet



Former Garden Photoengraving
Mineola, NY
Figure 1

