



Department of  
Environmental  
Conservation

# FACT SHEET

Manufactured Gas Plant (MGP)  
Program

May 2021

CE- E. 11<sup>th</sup> Street MGP OU-1  
East 11<sup>th</sup> to East 13<sup>th</sup> Street  
New York, NY 10029  
SITE No. 231110  
NYSDEC REGION 2

## Where to Find Information

Access project documents through the  
DECinfo Locator/On-line Repository  
<https://www.dec.ny.gov/data/DecDocs/231110/>  
and at these location(s):

### Manhattan Borough President

1 Centre Street, 19<sup>th</sup> Floor  
New York, NY 10007  
(212) 669-8300

### Manhattan Community Board 3

59 E. 4<sup>th</sup> Street  
New York, NY 10003  
(212) 533-5300

### New York Public Library

#### Tompkins Square Branch

331 E. 10<sup>th</sup> Street  
New York, NY 10009  
(212) 228-4747

## Who to Contact

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

### Project-Related Questions

Douglas MacNeal, Project Manager  
NYSDEC  
625 Broadway, 12<sup>th</sup> Floor  
Albany, NY 12233-7014  
(518) 402-9684  
[douglas.macneal@dec.ny.gov](mailto:douglas.macneal@dec.ny.gov)

### Project-Related Health Questions

Steven Berninger  
NYSDOH  
Empire State Plaza  
Corning Tower, Rm 1787  
Albany, NY 12237  
(518) 402-7860  
[beci@health.ny.gov](mailto:beci@health.ny.gov)

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

## Remedy Proposed for Site Contamination; Public Comment Period and Public Meeting Announced

Virtual Public Meeting, Wednesday 06/09/21 at 7:00 PM

To join via computer, address is :

<https://meetny.webex.com/meetny/onstage/g.php?MTID=e8ce8e5d9492ac8dad92c0c502825853e>

Password: June9-7pm

To Join by phone, call: 518-549-0500 Access code: 161 249 6454

See Page 4 for more details on attending the virtual meeting.

The public is invited to comment on a proposed remedy being reviewed by the New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH), to address contamination related to the CE- E. 11<sup>th</sup> St. MGP site ("site") located on the Jacob Riis Housing properties between E. 11<sup>th</sup> and E. 13<sup>th</sup> Streets, Manhattan, New York County. Please see the map for the site location. The proposed remedy is summarized below.

**How to Comment:** NYSDEC is accepting written comments about the proposed plan, called a "Alternative Analysis Report (AAR)" for 45 days, from **May 19th through July 2, 2021.**

- Access the AAR and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/231110/>.
- Documents also are available at the location(s) identified at left under "Where to Find Information."
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Who to Contact" area at left.

**Draft Remedial Work Plan:** The proposed Restricted Residential use remedy consists of:

- Excavation and off-site disposal of approximately 5,000 cubic yards of surface soil that exceeds the restricted residential soil cleanup objectives;
- Installation of a demarcation barrier at the limits of the excavation;
- Placement of backfill that meets the requirement for restricted residential use in the excavation areas to return the surface to its original grade;
- Installing a concrete floor in the storage room areas of Jacob Riis Building 4;
- Installation of approximately 12 coal tar recovery wells across the site;

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- Implementation of a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities;
- Implementation of a Site Management Plan (SMP) would also be required for long-term maintenance of the remedial systems; and
- Recording of an Environmental Easement to ensure proper use of the site.

The proposed remedy was developed by Consolidated Edison of New York (“applicant”) after performing a detailed investigation of the site under New York’s Manufactured Gas Plant (MGP) Program.

**Next Steps:** NYSDEC will consider public comments, revise the cleanup plan as necessary, and issue a final Decision Document. NYSDOH must concur with the proposed remedy. After approval, the proposed remedy becomes the selected remedy. The applicant will then design and perform the cleanup action to address the site contamination, with oversight by NYSDEC and NYSDOH.

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

**Site Description:** This portion of the site, designated as Operable Unit (OU) 1, is roughly 5.5 acres and is bordered on the west by Avenue D, on the south by East 11th Street, on the north by East 13th Street, and on the east by FDR Drive. It is currently developed as multi-unit housing. The site was historically used as a Manufactured Gas Plant to manufacture gas from coal and other raw materials from approximately 1860 to 1933. The proposed remedy presented above addresses OU1.

OU2 encompasses the off-site area east of OU1 including FDR drive, the East River Park, and the East River sediments. OU3 addresses the remaining portion of the site to the west of OU1, bounded by East 13<sup>th</sup> Street to the North, East 12<sup>th</sup> Street to the South, Avenue D on the East, and Avenue C to the West. OUs 2 and 3 are not being addressed by this AAR and will be addressed at a later date.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC’s Environmental Site Remediation Database (by entering the site ID, 231110) at:

<https://www.dec.ny.gov/cfm/xtapps/derexternal/index.cfm?pageid=3>

**Summary of the Investigation:** The primary contaminants of concern at the site are petroleum-related volatile organic compounds (VOCs) and semi-volatile organic compounds (SVOCs), both of which are components of coal tar, a byproduct of the gas manufacturing process. Coal tar and its components are found across the site in the soil and groundwater. The primary sources of the coal tar are the historic MGP structures on the site. Coal tar is primarily found on the eastern half of the site at depths ranging from 6 feet to 40 feet beneath the ground surface.

**Manufactured Gas Plant Program:** New York’s MGP program oversees the investigation and cleanup of former manufactured gas plants that had been historically used to manufacture gas at in the late nineteenth and into the twentieth century. Many of these gas plants were operated by the predecessor companies of our modern-day utility companies. Most of the sites under this program are being addressed under multi-site consent orders with the utility companies. The aim of the program is to prevent future impacts to human health and the environment and to ensure that the sites can be safely used. These uses may include recreation, housing, business or other uses.

The gas manufacturing process involved the heating of coal or petroleum products to produce a gas mixture. Once cooled and purified, the gas was distributed through a local pipeline network. The gas was used for heating and cooking in much the same way that natural gas is used today. In early years, the gas was also used for lighting in homes and streetlights.

For more information about the MGP program, visit:  
<https://www.dec.ny.gov/chemical/8450.html>

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*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.*

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## Stay Informed With DEC Delivers

Sign up to receive site updates by email:  
[www.dec.ny.gov/chemical/61092.html](https://www.dec.ny.gov/chemical/61092.html)

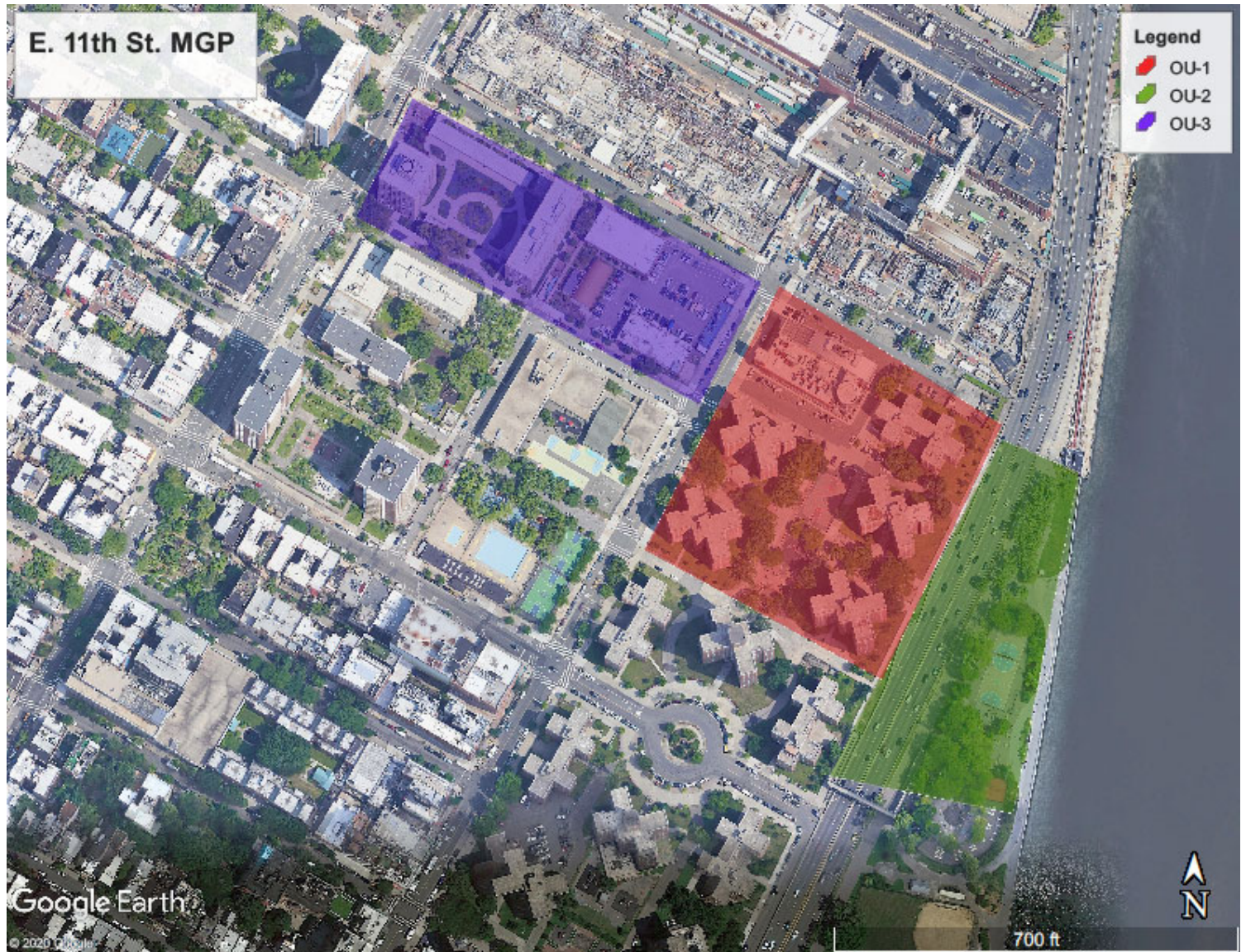
Note: Please disregard if you already have signed up and received this fact sheet electronically.

## 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



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**A virtual public meeting will be held on Wednesday, June 9, 2021 at 7:00 pm via Webex (virtual platform). The purpose of the meeting will be to present the proposed remedy for the E.11<sup>th</sup> St MGP, Operable Unit 1.**

**The public may participate in the virtual public meeting using the link and login information below:**

<https://meetny.webex.com/meetny/onstage/g.php?MTID=e8ce8e5d9492ac8dad92c0c502825853e>

**Password: June9-7pm**

You will be requested to provide your name and email address and any affiliation you may have.

If you are logging in to the meeting and plan to use your phone for the audio, please use the option to enter your phone number and have the system call you. This will greatly help for questions and answers.

To ensure that everyone can hear the presentation, all who attend will be muted upon entry to the meeting. We will run through introductions, the presentation will be provided and then the meeting will be opened up for question and answer. At that point we will ask that you indicate you have a question, the facilitator will unmute you and you may ask your question.

We thank you for your patience and participation in this virtual meeting.  
If you have any questions on how to attend the meeting, please send those to [daniel.eaton@dec.ny.gov](mailto:daniel.eaton@dec.ny.gov)

**For an audio only connection:** You may call 518-549-0500 and use the **event number 161 249 6454** to join the meeting by phone only. You will only be able to listen when attending by audio only.