

## Where can I view project documents?

### In person at:

New York Public Library  
135 East 46<sup>th</sup> Street  
New York, NY 10017

Please call (212) 621-0670 for hours of operation

### and electronically at:

<http://www.nyc.gov/html/oer/html/repository/RManhattan.shtml>

## Public Comment Period

March 23, 2012  
to  
April 23, 2012

## Whom can I contact for project information?

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and

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New York, NY 10007  
(212) 442-3007  
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For more information visit:

[www.nyc.gov/oer](http://www.nyc.gov/oer)

## NYC Voluntary Cleanup Plan Available for Review and Comment

The New York City Office of Environmental Remediation (OER) provides this Fact Sheet pursuant to the New York City's Voluntary Cleanup Program (VCP). An application has been submitted for enrollment of the property at 529 West 29<sup>th</sup> Street and identified as Block 701, Lot 16 in New York, New York into the VCP. The Remedial Investigation Report (RIR) details the results of an environmental investigation at the site including the nature and extent of contamination. The draft Remedial Action Work Plan (RAWP) proposes remedial actions to address contamination delineated in the RIR.

### Public Comments on the RAWP

OER is accepting public comments on the draft RAWP for 30 days until April 23, 2012. The RIR and draft RAWP are available for review at the 135 East 46<sup>th</sup> Street of the New York Public Library and electronically on OER's website: [www.nyc.gov/oer](http://www.nyc.gov/oer) listed at left. Comments should be sent to Mr. Shaminder Chawla via mail or e-mail (see contact information at left).

### Site Description and Development

The Site located in Chelsea section of Manhattan is currently a vacant lot. The proposed re-development includes the construction of a 14-story affordable housing residential building. Ground floor usage will include both commercial retail space and parking. Most of the Site will be excavated to a depth of approximately 14 feet below ground surface.

### Summary of RIR

The environmental investigation identified no elevated concentrations of Volatile Organic Compounds (VOCs) in the soil. Low levels of Pesticides, PCBs, Metals and SVOCs were detected throughout the property. The SVOCs and metals are believed to be associated with historic fill.

VOCs, SVOCs, pesticides and PCBs were not detected in groundwater. Contaminants in groundwater exceeding Groundwater Quality Standards (GQS) include dissolved metals, such as selenium, iron, magnesium, manganese, and sodium. The presence of these dissolved metals is attributable to the intrusion of saline and/or brackish water, or road salting.

Soil vapor samples reveal trace-level presence of tetrachloroethylene ((PCE) at 1.6 ug/m<sup>3</sup>) and trichloroethylene ((TCE) at 0.6 ug/m<sup>3</sup>). These quantities are well below actionable decision matrix actions triggers, as per the New York State Department of Health's Soil Vapor Intrusion Guidance Document.

### Summary of the Remedy

The specific elements of the proposed remedial action include:

- Preparation of a Community Protection Statement, performance of Community Air Monitoring Program and implementation of a Citizen Participation Plan;
- Establishment of Track 4 Soil Cleanup Objectives (SCOs);
- Excavation and off-site disposal of soil/fill that exceeds for the site SCOs. Soil/fill will be disposed of at permitted facilities in accordance with applicable laws and regulations for handling, transport, and disposal;
- Collection and analysis of end-point samples to determine if the remedy attains the SCOs;
- Construction and maintenance of an engineered composite cover consisting of a concrete building foundation to prevent exposure to residual contaminated soil remaining under the Site;
- Installation of a vapor barrier system beneath the building slab and over all sub-grade foundation sidewalls;
- Submission of a Remedial Action Report (RAR) that describes the remedial activities and certifies that remedial requirements have been achieved. RAR includes the Site Management Plan (SMP) for long-term management of residual historic fill; and
- Recording of a deed restriction to inform future owners of residual contamination at the site and to prevent future exposure to any residual contamination at the site.

**Next Steps**

OER will review the project documents and consider all public comments submitted during the comment period before it approves a cleanup plan for the site. A copy of the approved plan will be placed in the public library branch and on OER's website, and a second fact sheet will be issued before work begins.

If you have any questions or know of any neighbor that would like to be added to the site contact list, please contact the OER Project Manager listed on the front page of this Fact Sheet. We encourage you to share this Fact Sheet with neighbors and tenants, and/or post it in prominent areas of your building. For information regarding New York City's Voluntary Cleanup Program, please visit our website at: [www.nyc.gov/oer](http://www.nyc.gov/oer)

Direct Link to Document Repository:  
<http://www.nyc.gov/html/oer/html/repository/RManhattan.shtml>

OR scan with your smart phone:



Figure 1 – Site Location Map

