



Department of  
Environmental  
Conservation

## Where to Find Information

Access project documents through the DECinfo Locator (<https://www.dec.ny.gov/data/DecDocs/C130002/>) and at these location(s):

Syosset Public Library  
225 South Oyster Bay Road  
Syosset, NY 11791  
(516) 921-7161 extension 212

NYSDEC Region 1 Office  
SUNY at Stony Brook,  
50 Circle Rd  
Stony Brook, NY 11790-3409  
(631) 444-0240

(\*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

Kerry Maloney, Project Manager  
NYSDEC  
Division of Environmental Remediation  
625 Broadway  
(518) 402-9622  
[kerry.maloney@dec.ny.gov](mailto:kerry.maloney@dec.ny.gov)

### Project-Related Health Questions

Arunesh Ghosh  
NYSDOH  
Corning Tower Room 1787  
Albany, NY 12237  
(518) 402-7860  
[bee@health.ny.gov](mailto:bee@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)

# FACT SHEET

## Brownfield Cleanup Program

Syosset Park Lots 251&252  
305 Robbins Lane  
Syosset, NY 11791

**SITE No. C130002**

**NYSDEC REGION 1**

**June 2020**

## Site Investigation Report Recommends Cleanup of Brownfield Site

The New York State Department of Environmental Conservation (DEC) has reviewed the Remedial Investigation Report for the Syosset Park Lots 251 & 252 site located at 305 Robbins Lane, Syosset, Nassau County.

Based on the findings of the investigation, DEC, in consultation with the New York State Department of Health (DOH), has determined the site does not pose a significant threat to public health or the environment. However, cleanup has been determined necessary to satisfy the stringent requirements of the Brownfield Cleanup Program (BCP). This decision is based on data obtained from the Remedial Investigation, which is summarized below. The report is final and available for public review. Please see the map for the site location.

**Remedial Investigation Report:** The Remedial Investigation Report (RIR) describes the results of the site investigation and recommends the development of a cleanup to address contamination that was found. The RIR was submitted by the Brownfield Cleanup Program applicant, Syosset Park Development, LLC.

- Access the RIR project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C130002/>.
- The documents also are available at the location(s) identified at left under "Where to Find Information."

**Highlights of the Remedial Investigation Report:** The investigation found metals and semi-volatile organic compounds (SVOC) in subsurface soils. As part of a 2015 soil investigation, 218 soil samples were taken from two to 35 feet below the ground surface. Thirty-two of the samples exceeded the State's restricted residential cleanup standards for copper, two of the samples exceeded for cyanide, and seven exceeded for various polycyclic aromatic hydrocarbons (PAHs), which are a subset of SVOCs. The depth of contaminated soil exceeding the standards ranged from zero to 25 feet below ground. Results of the soil investigation discussed above indicate that the primary constituents of concern (COCs) at this site are copper, cyanide and PAHs.

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## Syosset Landfill Report Finalized

DEC has recently finalized the Radiological and Emerging Contaminant Sampling Summary and Assessment for the Syosset Landfill (Site No.130011) immediately north of the Syosset Park Lots BCP site. This report, along with other project related documents may be accessed through DECinfo Locator at <https://www.dec.ny.gov/data/DecDocs/130011/>. The Syosset Landfill is listed on the State Registry of Inactive Hazardous Waste Disposal Sites as a "Class 4" site, which means that the former active landfill has been properly closed and requires continued management (e.g., cover maintenance). The Syosset Landfill has been closed for decades and continued management includes cover maintenance, long-term groundwater monitoring, landfill gas control, and land use restrictions. This monitoring will continue under DEC oversight.

Although previous development plans for the landfill included construction of a park in concert with the BCP site redevelopment, the landfill is no longer included in this redevelopment project.

Groundwater results from the study found radium levels consistent with naturally occurring concentrations observed elsewhere on Long Island, and records do not indicate radium wastes were disposed of at the landfill. Monitoring wells at the landfill were found to contain PFAS compounds slightly above the State's proposed Maximum Contaminant Level (MCL). However, groundwater is located approximately 115 feet below the surface, and the area's water is supplied by a public water system. Therefore, the area residents are not exposed to nor using landfill groundwater for drinking, bathing or laundry.

Additional information, including environmental and health assessment summaries, are available on DEC's Environmental Site Remediation Database (by entering the site ID, 130011) at:

<http://www.dec.ny.gov/cfmx/extapps/derexternal/index.cfm?pageid=3>

For questions on this report, please contact:  
Richard Mustico at [richard.mustico@dec.ny.gov](mailto:richard.mustico@dec.ny.gov).

In 2016 and 2019, groundwater was sampled for volatile organic compounds (VOCs), SVOCs, pesticides, PCBs, and metals. No VOCs, PCBs or pesticides were detected above water quality standards in any of the samples collected. No COC metals were detected above standards in the filtered samples. Four SVOCs were detected above standards in unfiltered samples. Overall, groundwater sample results were consistent with naturally occurring compounds for this region and do not indicate site-specific groundwater contamination.

Soil vapor sampling was also conducted as part of the site investigation, and soil vapor was determined not to be an issue at the site.

**Next Steps:** The applicant will develop a cleanup plan, called a "Remedial Work Plan." This plan describes how contamination will be addressed, with strict DEC and the DOH oversight. DEC will release the draft cleanup plan to the public for review and comment during a 45-day comment period. DEC will keep the public informed throughout the investigation and cleanup of the site.

**Site Description:** The site is 39 acres, located at the northeast corner of the intersection of the North Service Road (a.k.a. Miller Place) and Robbins Lane, in Syosset, Town of Oyster Bay. The site is identified on the Nassau County Tax Map as Lots 251 & 252 of Block H in Section 15. Formerly occupied by a manufacturing facility known as Cerro Wire, the site is mainly undeveloped with no large buildings or major improvements. As a result of historical industrial operations that adversely impacted the subsurface, the site was included on the New York State Registry of Inactive Hazardous Waste Disposal Sites in 1983. It was removed from the Registry in 1994 following decommissioning, multiple investigations, multiple soil removal/remediation activities and completion of a risk assessment. All of these activities were completed under DEC and DOH oversight. DEC issued a No Further Action Letter in 1994 with no restrictions on future use. The Syosset Landfill, a properly closed landfill, and Town of Oyster Bay office buildings are located immediately to the north of the property, an industrial area is located to the west and south, and I-495 is located

# BROWNFIELD CLEANUP PROGRAM

to the east of the site. Site security personnel utilize a mobile office trailer adjacent to the vehicle entrance. Most of the site is sparsely vegetated. A six-foot chain link fence defines the site property boundary. The current plan for site redevelopment includes commercial warehousing for the Syosset Park Lots 251 & 252, exclusively.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C130002) at:

<http://www.dec.ny.gov/cfm/EXTAPPS/DEREXTERNAL/INDEX.CFM?PAGEID=3>

**Brownfield Cleanup Program:** New York's BCP encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses 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 DEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:

<http://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:

<https://www.dec.ny.gov/public/65855.html>

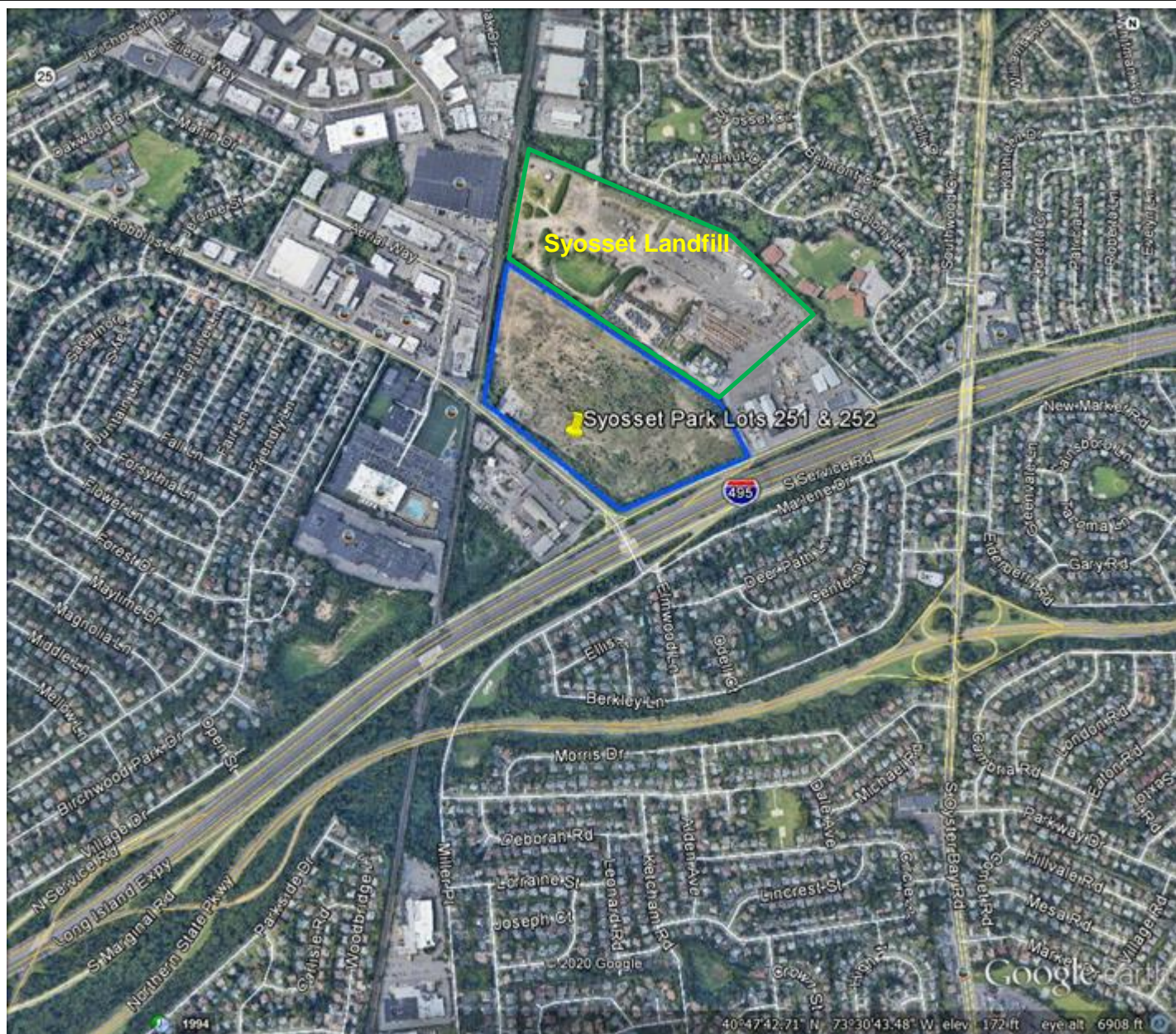
Note: Please disregard if you already have signed up and received this fact sheet electronically.

### **DECinfo Locator**

Interactive map to access DEC documents and public data about the environmental quality of specific sites: <http://www.dec.ny.gov/pubs/109457.html>



# BROWNFIELD CLEANUP PROGRAM



## Site Location Map

BCP Site Number: C130002  
Syosset Park Lots 251 & 252  
305 Robbins Lane, Syosset, New York



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