

Where can I view project documents?**In person at:**

New York Public Library
Kingsbridge Branch
291 West 231st Street
Bronx, NY 10463

(Please call (718) 548-5656 for
hours of Operation)

and electronically at:

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

Public Comment Period

June 14, 2012
to
July 14, 2012

Whom can I contact for project information?

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For more information visit:

www.nyc.gov/oer

NYC VCP Cleanup Plan Available for Review and Comment

The New York City Office of Environmental Remediation (OER) is providing this Fact Sheet pursuant to the City Voluntary Cleanup Program (VCP). An application has been submitted by Equity One for the enrollment of the property located at 189 West 230th Street in the Bronx and identified as Block 3266, Lots 13 and 25. The Remedial Investigation Report (RIR) details the results of the 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 through July 14, 2012. The RIR and the draft RAWP are available for review at the Kingsbridge Branch of the New York Public Library and at OER's website www.nyc.gov/oer. Comments should be sent to Mr. Shaminder Chawla via mail or e-mail (see contact information at left).

Site Description and Development: The property consists of one lot, currently used for parking, with an area of approximately 75,000 square feet. The Site also includes Kimberly Place, a 5,000 square foot demapped street that links the site to Broadway. Historically, the site has been used as a parking lot since 1950; before then, it had residential use. The proposed redevelopment plan is to build a multi-level retail center with parking at grade, and two levels of retail above the parking area totaling approximately 130,000 gross square feet.

Summary of RIR: The environmental investigation identified historic fill at variable depths. Both shallow and deep soil/fill exceeds Soil Cleanup Objectives (SCOs) for several Semi Volatile Organic Compounds (SVOCs), Polychlorinated Biphenyls (PCBs), pesticides and metals.

No SVOCs, pesticides or PCBs were detected in any groundwater sample. Several low levels of VOCs were identified below NYS Groundwater Quality Standards (GQS). Among dissolved metals only sodium and manganese were detected above GQS.

Soil vapor samples reveal low level concentrations of several petroleum and chlorinated VOCs throughout the site. PCE and TCE were identified in most vapor samples collected at the Site.

Summary of the Remedy: The specific elements of the proposed remedial action include:

- Preparation of a Community Protection Statement and performance of all required NYC VCP citizen participation activities according to an approved Citizen Participation Plan;
- Performance of a Community Air Monitoring Program for particulates and volatile organic carbon compounds during active remediation;
- Establishment of Track 4 Soil Cleanup Objectives (SCOs);
- Excavation and off-site disposal of soil/fill that exceeds the site's SCOs. Soil/fill will be disposed at permitted facilities in accordance with applicable laws and regulations for handling, transport, and disposal of contaminated soil;
- Collection and analysis of end-point samples to determine the performance of the remedy with respect to attainment of SCOs;
- Construction and maintenance of an engineered composite cover consisting of the paved parking area and the de-mapped street that will prevent human exposure to residual soil/fill under the Site;
- Submission of a Remedial Action Report (RAR) that describes the remedial activities and certifies that the remedial requirements have been achieved; and
- Submission of an approved Site Management Plan (SMP) in the RAR for long-term management of historic material and recording of a deed restriction to inform future owners of residual historic material at the site if a complete Track 1 cleanup is not achieved.

Next Steps

OER will review the project documents and consider all public comments submitted during the public comment period before it approves the RWP. The approved documents will be placed in the public library branch and on OER’s website. A second fact sheet will be issued before remedial 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 a prominent area of your building. For more information regarding the New York City’s Brownfield Cleanup Program, please visit our website at: www.nyc.gov/oer

Direct Link to Document Repository:

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

OR Scan with your smart phone:



Figure 1: Site Location Map

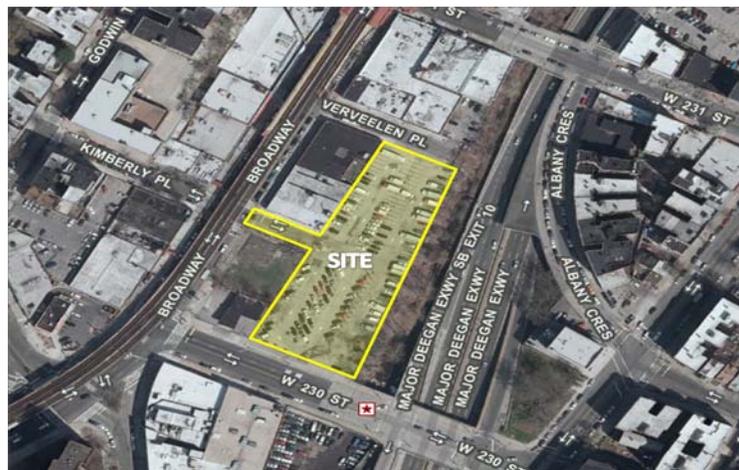


Figure 2: Site Map

