

Where can I view project documents?

Online at:

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

Internet access to view project documents is available at the following public library:

Bronx Public Library
Melrose Branch
910 Morris Avenue
Bronx, NY 10451

Please call (718) 588-0110 for hours of operation.

Whom can I contact for project information?

Samantha Morris
Project Manager
NYCOER
100 Gold Street, 2nd Floor
New York, NY 10038
212-341-2082
SMorris@dep.nyc.gov

and

Shaminder Chawla
Deputy Director
NYCOER
(212) 442-3007
ShaminderC@dep.nyc.gov

For more information visit:
www.nyc.gov/oer

NYC VCP Cleanup Plan Remedial Activities to Begin

The New York City Office of Environmental Remediation (OER) is providing this Fact Sheet pursuant to the New York City Voluntary Cleanup Program (VCP). OER has approved the Remedial Action Work Plan (RAWP) submitted by PSCH, Inc. for 491 East 165th Street, Bronx, New York (Block 2370, Lots 6 and 52). The remedial work will begin in December 2014. The RAWP can be reviewed electronically or in person at the document repositories identified in the box at left.

Site Description:

The 10,319 square-foot site is currently used for parking and trailer storage. The proposed use of the site is a new 10-story residential building with a cellar and 6,193 square-feet of open space.

Summary of the Remedy:

The remedial action for 491 East 165th Street is a Track 4 Site-specific Use cleanup. 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;
- Establishment of Track 4 Site-Specific Soil Cleanup Objectives (SCOs); Excavation and removal of soil/fill in excess of SCOs;
- Transportation and off-site disposal of all soil/fill material at permitted facilities in accordance with applicable laws and regulations;
- Implementation of storm-water pollution prevention measures in compliance with applicable laws and regulations;
- Collection and analysis of end-point samples to determine if the remedy attains Track 4 SCOs;
- Installation and operation of a passive sub-slab depressurization system(SSDS) underneath the footprint of new building;
- Installation of a vapor barrier system below the concrete slab underneath the building, as well as behind foundation walls of the proposed building;
- Construction and maintenance of an engineered composite cover consisting of concrete or asphalt pavement, 12 inch thick building slab, synthetic turf, and 2-foot open space clean soil cover to prevent human exposure to residual soil/fill remaining 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 lists any changes from this RAWP;
- Submission of an approved Site Management Plan (SMP) in the RAR for long-term management of residual contamination, including plans for maintenance, inspection and certification of Engineering and Institutional Controls and reporting at a specified frequency; and
- Continued registration with E-designation for the property.

Cleanup activities are scheduled to begin in December 2014 and are expected take approximately three months to complete.

Next Steps: After the enrollee completes the remedial work, a RAR will be prepared and submitted to OER. The RAR will describe the cleanup activities and certify that all cleanup requirements were met. Once the RAR is approved, OER will issue a Notice of Completion, a City liability release, and a New York City Green Property Certificate. OER will then issue a fact sheet announcing the completion of the remedial action and identify all engineering and institutional controls to be used at the Site.

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 information regarding New York City's Voluntary 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

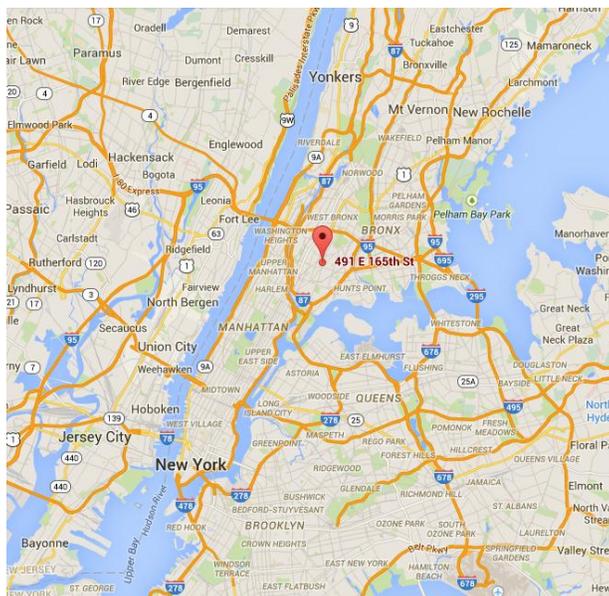


Figure 2: Site Map

