

Where can I view project documents?

Document Repositories

New York Public Library
Melrose Library
910 Morris Avenue
Bronx, NY 10451

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

and electronically at:

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

Whom can I contact for project information?

Project Contact

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

NYC VCP Cleanup Plan Remedial Activities to Begin

Action is about to begin that will address the contamination related to the property located at 899 Westchester Avenue, Bronx, NY (identified as Block 2690, Lot 34) under New York City's Voluntary Cleanup Program ("VCP"). The cleanup activities will be performed by Mastermind, Ltd. with oversight provided the New York City Office of Environmental Remediation (OER). The Remedial Action Work Plan ("RAWP") has been found by the OER to be protective of public health and the environment and has been approved by OER. The remedial work in accordance with the approved RAWP will start in March 2013. The RAWP can be reviewed electronically or in person at the document repositories identified in the box at left.

Site Description and Development

The Site occupies 32,929 square feet of land and is comprised of one vacant lot. The proposed future use of the Site will consist of 8-story mixed use affordable residential building with a full cellar for parking. First floor will be used for retail and community facility.

Summary of the Remedy

The elements of the remedy selected for the 899 Westchester Avenue site includes:

1. Preparation of a Community Protection Statement and implementation of all required NYC VCP Citizen Participation activities according to an approved Citizen Participation Plan.
2. Perform a Community Air Monitoring Program for particulates and volatile organic carbon compounds.
3. Establish Track 4 Soil Cleanup Objectives.
4. Excavation and removal of soil/fill exceeding SCOs, including a hotspot area identified in the exterior rear yard.
5. Collection and analysis of end-point samples to determine the performance of the remedy with respect to attainment of SCOs.
6. Transportation and off-Site disposal of all soil/fill material at permitted facilities in accordance with applicable laws and regulations for handling, transport, and disposal, and this plan.
7. Installation of a 20 mil vapor barrier (HDPE, manufactured by Raven) beneath the structure's slab and along foundation sidewalls.
8. Construction and maintenance of an engineered composite cover including the 4-6" concrete building slab, concrete-covered sidewalks and asphalt-covered roads.
9. Submission of a RAR and an approved Site Management Plan (SMP) that describes the remedial activities, certifies that the remedial requirements have been achieved, and describes all Engineering and Institutional Controls, and lists any changes from RAWP.
10. Recording of a Declaration of Covenants and Restrictions (DCR) that includes a listing of Engineering Controls and a requirement that management of these controls must be in compliance with an approved SMP; and Institutional Controls including prohibition of the following: (1) vegetable gardening and farming; (2) use of groundwater without treatment rendering it safe for the intended use; (3) disturbance of residual contaminated material unless it is conducted in accordance with the SMP; and, (4) higher level of land usage without OER approval.

Cleanup activities are scheduled to begin in March 2013 and are expected to take approximately five months to complete.

Next Steps

After the enrollee completes the remedial work, an RAR will be prepared and submitted to OER. The RAR will describe the cleanup activities and certify that all cleanup requirements were achieved. 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 issue a fact sheet announcing the completion of the remedy and identify all engineering and institutional controls (if required) 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 Map



Figure 2 – Site Vicinity Map

