

NYC VCP Cleanup Plan Available for Review and Comment

Where can I view project documents?

In person at:

New York Public Library
Mosholu Branch
285 East 205th Street
Bronx, NY 10467

(Please call (718) 882-8239 for hours of operation)

and electronically at:

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

Public Comment Period

May 9, 2013
to
June 9, 2013

Whom can I contact for project information?

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

The New York City Office of Environmental Remediation (OER) provides this Fact Sheet pursuant to New York City Voluntary Cleanup Program (VCP). An application has been submitted by Tyler’s Bronx Tunnel, LLC for enrollment of the property located at 2981 Webster Avenue in Bedford Park, Bronx. The Site is identified as Block 3280, Lot 48 on NYC Tax Maps. 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 June 9, 2013. The RIR and draft RAWP are available for review at the document repositories identified in the box on the left including a public library branch and through a link to OER’s website. Comments should be sent to Mr. Shaminder Chawla via mail or e-mail (see contact information at left).

Site Description

The Site is 7,561 square feet and is currently vacant. The proposed future use of the Site consists of an 8-story residential building with a cellar and rear yard.

Summary of RIR

Soil/fill samples collected during the RI showed no volatile organic compounds (VOCs) or PCBs at concentrations above cleanup standards. Three pesticides and four metals were reported slightly above cleanup standards. Several SVOCs were detected above cleanup standards.

Groundwater samples collected during the RI showed no VOCs, SVOCs, Pesticides and PCBs above cleanup standards. Several metals were detected but sodium was the only metal to exceed cleanup standards.

Soil vapor samples collected during the RI showed low level detections for VOCs. PCE and TCE concentrations were below New York State DOH soil vapor guidance and do not require mitigation.

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;
- Establishment of Track 4 Site-Specific Soil Cleanup Objectives (SCOs);
- Excavation and removal of soil/fill in excess of SCOs;
- Collection and analysis of end-point samples to determine if the remedy attains SCOs;
- Construction and maintenance of an engineered composite cover consisting of a minimum 4” concrete slab across the building footprint and minimum of two foot of clean cover in the rear yard area;
- Installation of a vapor barrier system below the building slab and behind the foundation sidewalls of the new building;
- Submission of a Remedial Action Report (RAR) and an approved Site Management Plan (SMP) in the RAR for long-term management of residual contamination, including plans for operation, maintenance, monitoring, inspection and certification of Engineering and Institutional Controls and reporting at a specified frequency;
- Institutional Controls including prohibition of (1) vegetable gardening and farming; (2) use of groundwater; (3) disturbance of residual historic material unless it is conducted in accordance with an approved Site Management Plan; and (4) higher level of land usage without OER-approval; and
- Continued registration as an “E” Designated Site to ensure compliance with institutional and engineering controls.

