



Department of  
Environmental  
Conservation

# FACT SHEET

## Brownfield Cleanup Program

Church-Division St, Tower A  
26 South Division Street  
New Rochelle, NY 10805

June 2019

SITE No. C360187  
NYSDEC REGION 3

### Where to Find Information:

*Project documents are available at these location(s) to help the public stay informed.*

**New Rochelle Public Library**  
One Library Plaza  
New Rochelle NY, 10801  
(914) 632-7878

### Who to Contact:

*Comments and questions are always welcome and should be directed as follows:*

**Project-Related Questions**  
Michael Kilmer, Project Manager  
NYSDEC  
21 S Putt Corners Rd  
New Paltz, NY 12561  
(845) 633-5463  
[michael.kilmer@dec.ny.gov](mailto:michael.kilmer@dec.ny.gov)

**Project-Related Health Questions**  
Mark Sergott  
NYSDOH  
Empire State Plaza – Corning Tower  
Albany, NY 12237  
(518) 402-7860  
[beei@health.ny.gov](mailto:beei@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)

## Draft Investigation Work Plan for Brownfield Site Available for Public Comment

The public is invited to comment on a draft work plan being reviewed by the New York State Department of Environmental Conservation (NYSDEC) to investigate the Church-Division St, Tower A site ("site") located at 26 South Division Street, New Rochelle, Westchester County. Please see the map for the site location. Documents related to the cleanup of this site can be found at the location(s) identified to the left under "Where to Find Information."

**Draft Investigation Work Plan:** The draft investigation work plan, called a "Remedial Investigation Work Plan," was submitted to NYSDEC under New York's Brownfield Cleanup Program. The investigation will be performed by RXR Church-Division Tower A Holdings LLC ("applicant(s)") with oversight by NYSDEC and the New York State Department of Health (NYSDOH).

**How to Comment:** NYSDEC is accepting written comments about the draft investigation work plan for 30 days, from **June 13** through **July 12, 2019**. The proposed plan is available for public review at the location(s) identified at left under "Where to Find Information." Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Who to Contact" area at left.

**Highlights of the Proposed Site Investigation:** The investigation will define the nature and extent of contamination in soil, groundwater and any other parts of the environment that may be affected.

Previous investigations have detected volatile organic compounds (VOCs) in soil vapor, and metals in soil on-site.

Key components of the proposed investigation work include:

- Installing and sampling soil borings to identify possible on-site sources of contamination, as well as sampling groundwater from these borings to determine the extent of contamination on-site and the potential for off-site migration.

Additional soil vapor samples will also be required.

**Next Steps:** NYSDEC will consider public comments, revise the plan as necessary, and approve the work plan. NYSDOH must concur with the plan. After the work plan is approved, the activities detailed in the work plan will be implemented.

# BROWNFIELD CLEANUP PROGRAM

When the investigation is completed, a report will be prepared and submitted to the NYSDEC that summarizes the results. NYSDEC will review the report, make any necessary revisions and, if appropriate, approve the report.

After the investigation, a cleanup plan, called a "Remedial Work Plan" will be developed and a Decision Document will be proposed. The cleanup plan will include an evaluation of the proposed site remedy, or recommend a no action or no further action alternative. The goal of the cleanup plan is to ensure the protection of public health and the environment. NYSDEC will present the proposed cleanup plan to the public for its review and comment during a 45-day comment period.

NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

**Site Description:** The site is 0.992-acres and is bordered on the west by South Division St, on the east by Church St. The site was previously home to a garage with tire repairs and a series of upholsterers between 1892 and 1951. The most recent use was as a parking garage from 1972-2018. The parking garage has since been demolished, and the site is currently vacant.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C360187) at:

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

**Brownfield Cleanup Program:** New York's Brownfield Cleanup Program (BCP) encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses may 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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## Receive Site Fact Sheets by Email

Have site information such as this fact sheet sent right to your email inbox. NYSDEC invites you to sign up with one or more contaminated sites county email listservs at:

[www.dec.ny.gov/chemical/61092.html](http://www.dec.ny.gov/chemical/61092.html)

It's quick, it's free, and it will help keep you better informed. As a listserv member, you will periodically receive site-related information/ announcements for all contaminated sites in the county(ies) you select.

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

# BROWNFIELD CLEANUP PROGRAM

## Site Location Map



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Map Source:  
giswww.westchestergov.com (GIS database)

**LEGEND**

- BCP PROJECT BOUNDARY TOWER A
- LOT BOUNDARY

Parcel Address	Section No.	Block No.	Lot No.	Acreage	Zoning
26 Division Street South	8	214	Portion of lot 8	0.992	DO-2



440 Park Avenue South, New York, NY 10016

26 South Division Street  
New Rochelle, New York

**TAX MAP FOR PROJECT PARCELS - TOWER A**

DATE  
1/11/2019

PROJECT NO.  
170295

FIGURE  
6