

(Fact Sheet Begins Next)

Act Now to Continue Receiving Information About This Site!

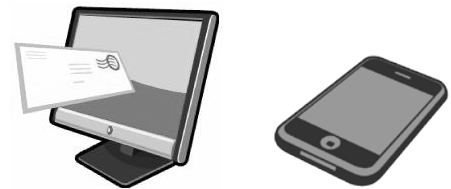
DEC's Division of Environmental Remediation (DER) now distributes information about contaminated sites *electronically by email*.

If you would like to continue to receive information about the contaminated site featured in this fact sheet:

You must sign up for the DER email listserv:

www.dec.ny.gov/chemical/61092.html

DER cannot register your email address - only the email address owner can do so. If you already have signed up for the listserv for the county in which the site is located, you need do nothing.



Why You Should Go “Paperless”:

- Get site information faster and share it easily;
- Receive information about all sites in a chosen county - read what you want, delete the rest;
- It helps the environment and stretches your tax dollars.

If “paperless” is not an option for you, call or write to the DER project manager identified in this fact sheet. Indicate that you need to receive paper copies of fact sheets through the Postal Service. Include the site name in your correspondence. The option to receive paper is available to individuals only. Groups, organizations, businesses, and government entities are assumed to have email access.



Department of
Environmental
Conservation

FACT SHEET

Brownfield Cleanup Program

Gerard Avenue and East 146th Street
417 and 445 Gerard Avenue,
440 Major WM Deegan Blvd
Bronx, NY 10451

September 2018

SITE No. C203111
NYSDEC REGION 2

Where to Find Information:

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

Mott Haven Library
321 East 140th Street
Bronx, NY 10454
(718) 665-4878

Bronx Community Board 1
3024 Third Avenue
Bronx, NY 10455
(718) 585-7117

Who to Contact:

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

Project-Related Questions
Sarah Quandt, Project Manager
NYSDEC
625 Broadway
Albany, NY 12237
(518) 402-9116
sarah.quandt@dec.ny.gov

Health-Related Questions
Steven Berninger
NYSDOH
Empire State Plaza – Corning Tower
Room 1787
Albany, NY 12237
(518) 402-7860
beei@health.ny.gov

For more information about New York's
Brownfield Cleanup Program, visit:
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 Gerard Avenue and East 146th Street site ("site") located at 417 and 445 Gerard Avenue and 440 Major Wm Deegan Boulevard, Bronx, NY. 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 417 Gerard Avenue 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 **September 5** through **October 5, 2018**. 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, soil vapor and any other parts of the environment that may be affected.

Previous investigations have detected Volatile and Semi-Volatile Organic Compounds (VOCs and SVOCs), and metals in soil and/or groundwater on site, as well as VOCs in on-site soil vapor.

Key components of the investigation work include:

- Installing and sampling soil borings to identify possible on-site sources of contamination;
- Collecting soil vapor and sub-slab soil vapor; and
- Installing and sampling ground water wells to evaluate potential impacts from areas of concern on-site, as well as to inform the potential for off-site sources and the qualitative off-site exposure assessment.

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 0.72-acres and is bordered on the east by Gerard Avenue, on the west by the Major Deegan Expressway, on the south by East 144th Street, and on the north by East 146th Street. It is currently developed with a one-story warehouse and parking lot on Lot 2, a vacant one-story warehouse on Lot 12, and a vacant one-story warehouse on Lot 20. The site had previously been occupied by a manufacturer, an auto repair shop, a Con Edison garage, and mirror fabrication facility. Underground and aboveground gasoline storage tanks are present on-site.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C203111) at:

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

Brownfield Cleanup Program Overview: 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>

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.

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

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



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community



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Feet

Figure 1 Site Map

Gerard Avenue and East 146th Street
Bronx, NY
Site No. C203111



Department of
Environmental
Conservation