



Where to Find Information

Access project documents through the DECinfo Locator
<https://www.dec.ny.gov/data/DecDocs/C203129/>
and at these locations:

Mott Haven Library*

321 East 140th Street
Bronx, NY 10454
Tel.: (718) 665-4878

Bronx Community Board 1*

3024 Third Ave
Bronx, NY 10455
Tel.: (718) 585-7117

Key project documents and project summary also are available on the NYSDEC website at:
www.dec.ny.gov/chemical/C203129.html

(*Repositories may be temporarily unavailable due to COVID-19 precautions. If you cannot access the online DECinfo Locator, please contact the NYSDEC project manager listed below for assistance.)

Who to Contact

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

Project-Related Questions

Steve Walsh, Project Manager
NYSDEC
625 Broadway, Albany, NY 12233
Tel.: (518) 402-9824
Email: steven.walsh@dec.ny.gov

Project-Related Health Questions

Harolyn Hood
NYSDOH
Bureau of Environmental Exposure Investigation
Empire State Plaza, Corning Tower
Albany, NY 12237
Tel.: (518) 473-4780
Email: beci@health.ny.gov

For more information about New York's Brownfield Cleanup Program, visit:
www.dec.ny.gov/chemical/8450.html

FACT SHEET

Brownfield Cleanup Program

355 Exterior Street Site
355 Exterior Street
Bronx, NY 10451

SITE No. C203129

NYSDEC REGION 2

March 2021

Environmental Cleanup to Begin at Brownfield Site

Action is about to begin that will address contamination related to the 355 Exterior Street site ("site") located at 355 Exterior Street, Bronx, New York. Please see the attached map for the site location. The cleanup activities will be performed by 355 Exterior Street Associates ("applicant") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC) and the New York State Department of Health (NYSDOH). NYSDEC and NYSDOH have determined that the Remedial Action Work Plan (RAWP) is protective of public health and the environment and have approved the plan.

- Access the approved RAWP and other project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C203129/>.
- The documents also are available at the locations identified at left under "Where to Find Information."

Remedial activities are expected to begin in March 2021 and last approximately six months.

Highlights of the Upcoming Cleanup Activities: The goal of the remedial action for the site is to achieve cleanup levels that protect public health and the environment. The key components of the remedy are:

- Remove ten underground storage tanks (USTs);
- Excavation and off-site disposal of contaminated soil at depths up to 10-16 feet below surface grade;
- To accommodate the excavation program, dewater and treat groundwater;
- Treat any remaining contaminated groundwater through injection of chemical oxidants, if necessary;
- Collect and analyze end-point soil samples and post-remedial groundwater samples to evaluate the effectiveness of the remedy;
- Import clean material that meets the established Soil Cleanup Objectives (SCOs) for use as backfill;
- Implement a Health and Safety Plan (HASP) and Community Air Monitoring Plan (CAMP) during all ground intrusive activities;
- Implement a Site Management Plan (SMP) for long-term maintenance of the remedial systems; and
- Placement of an Environmental Easement on the property to restrict the site to restricted residential use and to ensure implementation of the SMP.

Next Steps: After the applicant completes the cleanup activities, they will prepare a Final Engineering Report (FER) and submit it to NYSDEC. The FER will describe the cleanup activities completed and certify that cleanup requirements have been achieved or will be achieved.

BROWNFIELD CLEANUP PROGRAM

When NYSDEC and NYSDOH are satisfied that cleanup requirements have been achieved or will be achieved for the site, it will approve the FER. NYSDEC will then issue a Certificate of Completion (COC) to the applicant. The applicant would be able to redevelop the site in conjunction with receiving a COC. In addition, the applicant would be eligible for tax credits to offset the costs of performing cleanup activities and for redevelopment of the site.

NYSDEC will issue a fact sheet that describes the content of the FER. The fact sheet will identify any institutional controls (for example, deed restrictions) or engineering controls (for example, a site cap) necessary at the site in relation to the issuance of the COC.

Site Description: The site is located in the Mott Haven neighborhood of the Bronx. The property is bounded by commercial properties to the north and south, Exterior Street to the east, and the Harlem River to the west. The site contains an asphalt paved parking lot and an approximately 31,850-square foot warehouse building. The property is currently unoccupied. Historical usage of the site was a freight train support facility and lumber supply building until circa 1966. Since 1966, the site has been used for mixed commercial use including lumber distribution, a roofing company and Borax Paper Products. The on-site building will be demolished prior to remedial action taking place. The redevelopment plans will include a residential/commercial building, open landscaped areas, and sidewalks.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C203129) at:
<https://www.dec.ny.gov/cfm/external/derexternal/index.cfm?pageid=3>

Summary of the Investigation: The primary contaminants of concern at the site are semi-volatile organic compounds

(SVOCs) and metals, which are present site-wide in soil and groundwater.

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 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 NYSDEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:

<https://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.

Stay Informed With DEC Delivers

Sign up to receive site updates by email:

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

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

DECinfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites: <https://www.dec.ny.gov/pubs/109457.html>

BROWNFIELD CLEANUP PROGRAM

Site Location

