



Department of
Environmental
Conservation

Where to Find Information:

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

Mott Haven Library

321 East 140th Street

Bronx, NY 10454

Call for hours: (718) 655-4878

NYSDEC, Region 2 Office

47-40 21st Street

Long Island City, NY 11101

Call in advance: (718) 482-4900

Hours: Mon. to Fri. 8AM to 4 PM

Who to Contact:

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

Project-Related Questions

Bryan Wong, Project Manager

NYSDEC, Region 2 Office

47-40 21st Street

Long Island City, NY 11101

(718) 482-4905

yukyin.wong@dec.ny.gov

Health-Related Questions:

Bridget Boyd

NYSDOH

Empire State Plaza

Corning Tower Room 1787

Albany, NY 12237

(518) 402-7860

beei@health.ny.gov

**For additional information on the New York's
Brownfield Cleanup Program, visit:**

www.dec.ny.gov/chemical/8450.html

FACT SHEET

Brownfield Cleanup Program

Former G&C Services Site

255 East 138th Street
Bronx, NY 10451

January 2017

SITE No. C203057

NYSDEC REGION 2

NYSDEC Certifies Cleanup Requirements Achieved at Brownfield Site

The New York State Department of Environmental Conservation (NYSDEC) has determined that the cleanup requirements to address contamination related to the Former G&C Services site ("site") located at 255 East 138th Street, Bronx, NY under New York State's Brownfield Cleanup Program (BCP) have been or will be met. Please see the map for the site location.

The cleanup activities were performed by East 138th Street LLC ("Volunteer") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). NYSDEC has approved a Final Engineering Report (FER) and issued a Certificate of Completion (COC) for the site. Copies of the FER and Notice of the COC are available at the location(s) identified under "Where to Find Information."

Completion of the Project: The following activities have been or will be completed to achieve the remedial action objectives:

- Excavation and off-site disposal of approximately 17,000 cubic yards of contaminated fill/soil.
- Collection and analysis of end-point samples to ensure that all contaminant source material has been removed.
- Extensive dewatering, with treatment as necessary, to facilitate the excavation and construction.
- In-situ ("in-place") treatment of contaminated groundwater in the area located along the western boundary of the site.
- Implementation of a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities.
- Installation and maintenance of an engineered cover system on a portion of the site.
- Publication of a Site Management Plan (SMP) for long-term management of residual contamination as required by the Environmental Easement, including plans for: (1) Institutional and Engineering Controls (IC/ECs); (2) monitoring; (3) operation and maintenance; and (4) reporting.
- Recording of an Environmental Easement, including ICs, to prevent future exposure to any residual contamination remaining at the Site and to ensure implementation of the SMP.

FER Approved: NYSDEC has approved the FER, which:

- Describes the cleanup activities completed.
- Certifies that cleanup requirements have been or will be achieved for the site.
- Describes any institutional/engineering controls to be used. An institutional control is a non-physical restriction on use of the site, such as a deed restriction, when contamination left over after the cleanup action makes the site suitable for some, but not all uses. An engineering control is a physical barrier or method to manage contamination such as a cap or vapor barrier.
- Certifies that an SMP for any engineering controls used at the site has been approved by NYSDEC.

BROWNFIELD CLEANUP PROGRAM

The following institutional controls have been put in place only on the portions of the site that have achieved a Track 2 or Track 4 cleanup:

- Site Management Plan
- Groundwater Use Restriction
- Land Use Restriction
- Environmental Easement

The following engineering controls have been put in place only on the portions of the site that have achieved a Track 2 cleanup:

- Vapor Barrier/Waterproofing Membrane
- Monitored Natural Attenuation

The following engineering controls have been put in place only on the portions of the site that have achieved a Track 4 cleanup:

- Cover System
- Vapor Barrier/Waterproofing Membrane
- Monitored Natural Attenuation

Next Steps: With its receipt of a COC, the applicant is eligible to redevelop the site. In addition, the applicant:

- has no liability to the State for contamination at or coming from the site, subject to certain conditions; and
- is eligible for tax credits to offset the costs of performing cleanup activities and for redevelopment of the site.

A COC may be modified or revoked if, for example, there is a failure to comply with the terms of the order or agreement with NYSDEC.

Site Description and Background: The site consists of approximately 0.47 acres in the Bronx, NY. The site was originally two (2) separate lots, Block 2333 Lots 1 and 6, which have now been merged into Lot 1 with the address of 255 East 138th Street. The site historically operated as gasoline stations, machine shops, and auto repair facilities. The eastern portion of the site was most recently occupied by a KFC restaurant, until 2006.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the Site ID, C203057) at:

<http://www.dec.ny.gov/cfm/external/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 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:

<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 available at the following web page:

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

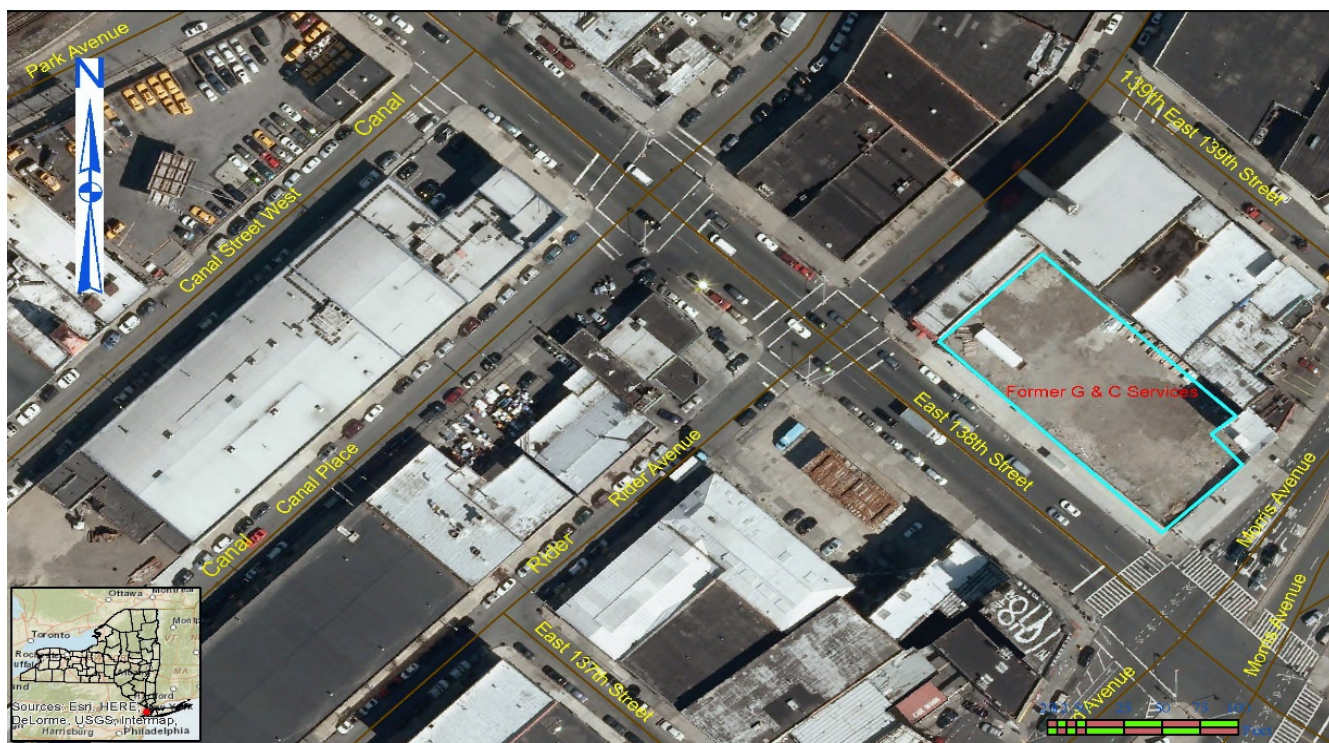


Figure 1 - Site Boundary Map
Former G & C Services
Site No. C203057