



Department of
Environmental
Conservation

Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):

New York Public Library – Mott Haven Branch

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 welcome and should be directed as follows:

Project-Related Questions

Kyle Forster, Project Manager
NYSDEC
625 Broadway
Albany, NY 12233
(518) 402-8644
kyle.forster@dec.ny.gov

Project-Related Health Questions

Steven Berninger
NYSDOH
Empire State Plaza
Corning Tower Room 1787
Albany, NY 12237
(518) 402-7860
bee@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

198 East 135th Street
Bronx, NY 10035

SITE No. C203084

NYSDEC REGION 2

December 2019

Cleanup Action Completed at Brownfield Site

Action has been completed to address the contamination related to the 198 East 135th Street site ("site") located at 198 East 135th Street, Bronx, NY under New York State's Brownfield Cleanup Program (BCP). Please see the map for the site location.

Cleanup activities were performed by Deegan 135 Realty LLC ("applicant") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). The applicant has submitted a draft Final Engineering Report (FER) for NYSDEC review which states that cleanup requirements have been or will be achieved to fully protect public health and the environment for the proposed site use.

- Access project documents online through the DECinfo Locator: <https://www.dec.ny.gov/data/DecDocs/C203084/>.
- The documents also are available at the location(s) identified at left under "Where to Find Information."

Highlights of the Site Cleanup: The following activities have been or will shortly be completed to achieve the remedial action objectives:

- Excavation - Excavation and off-site disposal of about 36,048 tons of soil and historic fill exceeding the Soil Cleanup Objectives (SCOs) for restricted residential use, the site-specific cleanup criteria. Newly constructed building foundations occupy most of the excavated areas, and clean fill was and will be brought in to establish the design grades at the site,
- Site Cover System - The new development will maintain a site cover, which consists of the structures (buildings, pavement, sidewalks) comprising the site development,
- Development 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, and
- Recording of an Environmental Easement as an IC to prevent future exposure to any contamination remaining at the site and to ensure implementation of the SMP.

BROWNFIELD CLEANUP PROGRAM

Next Steps: When NYSDEC approves the FER, it will be made available to the public (see "Where to Find Information"). NYSDEC then will issue a Certificate of Completion (COC) that will be announced in a fact sheet. The applicant(s) would be able to redevelop the site after receiving a COC. In addition, the applicant(s):

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

A COC may be modified or revoked if, for example, an applicant does not comply with the terms of its Brownfield Cleanup Agreement with NYSDEC.

Site Description: The site is located at 198 East 135th Street in the Bronx, NY and is identified as Block 2319, Lot 60 and 160 4 on the Bronx Tax Map. The site is about 48,400 square feet and is located on the city block bordered by East 135th Street to the northeast and surrounded by buildings with commercial and light industrial uses on the other three sides of the property. Historic site use has included a railroad freight yard, coal yard, warehousing, and various industrial uses that may have included oil storage. Soil remediation and underground storage tank removal occurred in 1999 under DEC's Petroleum Spill Response Program (Spill #0001384). The site is being redeveloped into two 25-story residential apartments with cellar level parking and 1st floor commercial amenities.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C203084) at:

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

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: <http://www.dec.ny.gov/pubs/109457.html>

BROWNFIELD CLEANUP PROGRAM

Site Location Map

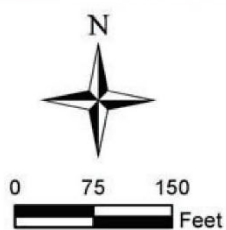


Figure 1
Site Map
198 E 135th St
Bronx, NY
Site No. C203084



**Department of
Environmental
Conservation**