

Monthly Progress Report No. 93
2409 Jerome Avenue
Bronx, New York
Brownfield Cleanup Program Site #: C203087
Reporting Period: August 2025

1. Introduction

In accordance with the reporting requirements of the Brownfield Cleanup Agreement (BCA) for the above-referenced site, Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C. (Langan) has prepared this monthly progress report to summarize the work performed at 2409 Jerome Avenue (site) from August 1 – August 31, 2025.

The site is located at 2409 Jerome Avenue, in the Fordham Heights neighborhood of the Bronx, New York and is referenced as Block 3199, Lots 106 and 113, on the Bronx Borough Tax Map. The rectangular-shaped site encompasses an area of about 25,200 square feet (0.58 acres) and is occupied by an asphalt-paved parking lot (Lot 113) and two one-story structures used for automotive repair (Lot 106).

2. Investigation or Remedial Actions Relative to the Site During This Reporting Period

Langan and the Participant received comments from the New York State Department of Environmental Conservation (NYSDEC) for the 2024 Periodic Review Report (PRR) and draft Remedial Action Work Plan (RAWP) on June 18, 2025.

Langan responded to NYSDEC's comments on the 2024 PRR on July 18, 2025. Langan responded to the NYSDEC's comments and provided a revised draft RAWP to the NYSDEC on August 1, 2025.

3. Actions Relative to the Site Anticipated for the Next Reporting Period

Langan will finalize the RAWP, pending any further comments from the NYSDEC and/or NYSDOH.

4. Approved Activity Modifications (changes of work scope and/or schedule)

None.

5. Results of Sampling, Testing and Other Relevant Data

None.

6. Deliverables Submitted During This Reporting Period

None.

7. Information Regarding Percentage of Completion

The Remedial Investigation (RI) and Supplemental Remedial Investigation (SRI), including the off-site soil vapor intrusion studies, are complete.

8. Unresolved Delays Encountered or Anticipated That May Affect the Schedule and Mitigation Efforts

None.

9. Citizen Participation (CP) Plan Activities during This Reporting Period

None.

10. Activities Anticipated in Support of the CP Plan for the Next Reporting Period

None.

11. Miscellaneous Information

None.