



Department of  
Environmental  
Conservation

# FACT SHEET

## Brownfield Cleanup Program

310 Grand Concourse  
310-336 Grand Concourse  
Bronx, NY 10421

**SITE No. C203121**  
**NYSDEC REGION 2**

**December 2021**

### Where to Find Information

Access project documents through the DECinfo Locator  
<https://www.dec.ny.gov/data/DecDocs/C203121/>  
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  
[brxcb1@optonline.net](mailto:brxcb1@optonline.net)

(\*Repositories may be temporarily unavailable due to COVID-19 precautions. If you cannot access the online repository, 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 12223-7016  
(518) 402-9824  
[steven.walsh@dec.ny.gov](mailto:steven.walsh@dec.ny.gov)

#### **Project-Related Health Questions**

Sarita Wagh, NYSDOH  
Bureau of Environmental Exposure  
Investigation  
ESP Corning Tower, Rm 1787  
Albany, NY 12237  
(518)402-7860  
[beci@health.ny.gov](mailto:beci@health.ny.gov)

**For more information about New York's Brownfield Cleanup Program, visit:**  
[www.dec.ny.gov/chemical/8450.html](http://www.dec.ny.gov/chemical/8450.html)

## Cleanup Action Completed at Brownfield Site

Action has been completed to address the contamination related to the 310 Grand Concourse site ("site") located at 310-336 Grand Concourse, Bronx, New York under New York State's Brownfield Cleanup Program (BCP). Please see the map for the site location.

Cleanup activities were performed by 310 Grand Concourse LLC and 336 Grand Concourse LLC ("applicants") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). The applicants have 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/C203121/>.
- 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 18,650 tons of contaminated soil and historic fill material exceeding the Unrestricted Use soil cleanup objectives (UUSCOs). Clean fill was brought in to replace the excavated soil and to establish the design grades at the site.
- UST Removal - Removal and proper disposal of 12 underground storage tanks (USTs) ranging in size from 275-550 gallons.
- Vapor Barrier - A vapor barrier was installed in the building to protect against soil vapor intrusion.

**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 applicants would be able to redevelop the site after receiving a COC. In addition, the applicants will be eligible for tax credits to offset a portion of the costs of performing cleanup activities and for redevelopment of the site.

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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 in the Mott Haven neighborhood of Bronx County and is comprised of two parcels totaling 0.68-acres. The site is bordered on the west by Grand Concourse and on the east by the Metro North rail line. Commercial properties are present to the north and south of the site. The site is currently being redeveloped into a 14-story residential building. Previously, the site had been used as a gas station and auto repair facility since 1944.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C203121) at:

<https://www.dec.ny.gov/cfmx/extapps/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:

<https://www.dec.ny.gov/chemical/8450.html>

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*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.*

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## Stay Informed With DEC Delivers

Sign up to receive site updates by email:  
[www.dec.ny.gov/chemical/61092.html](https://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

