

# 101 East 150<sup>th</sup> Street

## Brownfield Cleanup Program

Site No. C203154

Bronx, NY 19451



Department of  
Environmental  
Conservation

July 2025

## Environmental Cleanup to Begin at Brownfield Site

Action is about to begin that will address contamination related to the 101 East 150<sup>th</sup> Street site ("site") located at 101 East 150<sup>th</sup> Street, Bronx County, New York. Please see the map for the site location. The cleanup activities will be performed by 586 River Ave., LLC ("Participant") with oversight provided by the New York State Department of Environmental Conservation (NYSDEC). NYSDEC has determined that the Remedial Action Work Plan (RAWP) protects public health and the environment and has approved the plan.

- Access the approved RAWP and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C203154>.
- Documents also are available at the location(s) identified under "Where to Find Information."

Cleanup activities are expected to begin in July 2025 and last about 3 months.

### Highlights of the Upcoming Cleanup Activities

The goal of the cleanup action for the site is to achieve cleanup levels that protect public health and the environment. The key components of the cleanup are:

- Construction and maintenance of a cover system, including building components and two feet of clean soil in open space and landscaped areas;
- Importing clean material that meets the established Soil Cleanup Objectives for use as backfill;
- Soil vapor intrusion mitigation consisting of an active sub-slab depressurization system installed beneath the building footprint, and soil vapor extraction system along the western portion of the property (along River Avenue).
- A site-specific health and safety plan (HASP) and a Community Air Monitoring Plan (CAMP) will be implemented during cleanup activities. The HASP and CAMP establish procedures to protect on-site workers and residents and includes required air monitoring as well as dust and odor suppression measures.
- Publication of a Site Management Plan for long term management of residual contamination as required by the Environmental Easement, including plans for: (1) Institutional and Engineering Controls, (2) monitoring, (3) operation and maintenance and (4) reporting;
- Recording of an Environmental Easement, including Institutional Controls (IC), to prevent future exposure to any residual contamination remaining at the Site.

### 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.

When NYSDEC is satisfied that cleanup requirements have been achieved or will be achieved for the site, it will approve the Final Engineering Report. NYSDEC will then issue a Certificate of Completion to the applicant. The applicant would be able to redevelop the site in conjunction with receiving a Certificate of Completion. 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 Final Engineering Report. The fact sheet will identify any institutional controls (for example, environmental easements) or engineering controls (for example, a site cover) necessary at the site in relation to the issuance of the Certificate of Completion.

## Site Description

The site is located in the Lower Concourse neighborhood of Bronx, New York and is bound to the north by a commercial parking lot, to the east by Gerard Avenue, to the south by East 150th Street, and to the west by River Avenue. The site is comprised of a rectangular-shaped parcel identified as Block 2354, Lot 1 on the New York City (NYC) Department of Finance Tax Map. The site is 98,973 square feet or 2.27 acres in size, and on March 13, 2023, the NYC Board of Standards and Appeals permitted use of this property as a school through issuance of a special permit. .

The site is currently under redevelopment as a new school building. The school is scheduled to receive its temporary certificate of occupancy in March 2026, open for staff in May 2026, begin instruction of students in August 2026.

An approved Interim Remedial Measure was previously implemented at the site which included excavation and off-site disposal of soil contamination, in-situ chemical injections to treat chlorinated volatile organic compounds in groundwater, and installation of a soil vapor mitigation system below the new building. Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C203154) at:

<https://appfactory.dec.ny.gov/DERExternalSearch/ERDSearch>

## 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 DEC 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://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

## Stay Informed with DEC Delivers

**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.**

Sign up to receive site updates by email:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

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://dec.ny.gov/maps/interactive-maps/decinfo-locator>

## CONTACT INFORMATION

**Project-Related Questions**

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**WHERE TO FIND INFORMATION**

Access project documents through the DECinfo Locator and at these location(s):  
<https://extapps.dec.ny.gov/data/DecDocs/C203154/>

**Document Repository Name**

New York Public Library – Melrose  
910 Morris Avenue  
Bronx, NY 10451  
(718) 588-0110  
[melrose@nypl.org](mailto:melrose@nypl.org)

**Bronx Community Board 4**

1650 Selwyn Avenue, Suite 11A  
Bronx, NY 10457  
718-299-0800  
[bx04@cb.nyc.gov](mailto:bx04@cb.nyc.gov)

## Site Location

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