

(Fact Sheet Begins Next)

## Act Now to Continue Receiving Information About This Site!

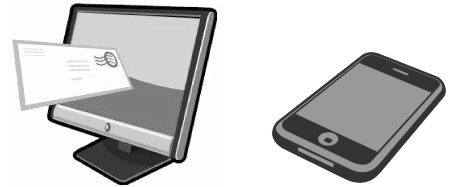
DEC's Division of Environmental Remediation (DER) now distributes information about contaminated sites *electronically by email*.

If you would like to continue to receive information about the contaminated site featured in this fact sheet:

**You must sign up for the DER email listserv:**

[www.dec.ny.gov/chemical/61092.html](http://www.dec.ny.gov/chemical/61092.html)

DER cannot register your email address - only the email address owner can do so. If you already have signed up for the listserv for the county in which the site is located, you need do nothing.



### Why You Should Go “Paperless”:

- ☒ Get site information faster and share it easily;
- ☒ Receive information about all sites in a chosen county - read what you want, delete the rest;
- ☒ It helps the environment and stretches your tax dollars.

**If “paperless” is not an option for you**, call or write to the DER project manager identified in this fact sheet. Indicate that you need to receive paper copies of fact sheets through the Postal Service. Include the site name in your correspondence. The option to receive paper is available to individuals only. Groups, organizations, businesses, and government entities are assumed to have email access.



Department of  
Environmental  
Conservation

## Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):  
<https://extapps.dec.ny.gov/data/DecDocs/C203162>

### New York Public Library - Woodstock Branch

761 East 160<sup>th</sup> Street,  
Bronx, NY 10456  
(718) 665-6255  
woodstock@nypl.org

### Bronx Community Board 2

1029 E. 163<sup>rd</sup> Street, Room 202  
Bronx, NY, 10459  
(718) 328-9125  
brxcb2@optonline.net

## Who to Contact

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

### Project-Related Questions

Madeleine Babick, EIT, Project Manager  
NYSDEC  
One Hunters Point Plaza  
47-40 21<sup>st</sup> Street  
Long Island City, NY 11101  
(718) 482-4992  
[madeleine.babick@dec.ny.gov](mailto:madeleine.babick@dec.ny.gov)

### Project-Related Health Questions

Stephanie Selmer, Project Manager  
NYSDOH  
Bureau of Env. Exposure Investigation  
Empire State Plaza  
Corning Tower, Room 1787  
Albany, NY 12237  
(518) 402-7864  
[beci@health.ny.gov](mailto:beci@health.ny.gov)

For more information about New York's  
Brownfield Cleanup Program, visit:  
<https://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

# FACT SHEET

## Brownfield Cleanup Program

### 401 Hunts Point

401 Hunts Point Avenue and  
1360 Drake Park South  
Bronx, NY 10474

### SITE No. C203162

NYSDEC REGION 2

August 2024

## Interim Remedial Measure Proposed; Public Comment Period Announced

The New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH), is proposing an expedited cleanup of contamination at the 401 Hunts Point site ("site") located at 401 Hunts Point Avenue and 1360 Drake Park South, Bronx, NY. Please see the map for the site location. NYSDEC is conducting a public comment period because this Interim Remedial Measure (IRM) is likely to represent a significant part of the cleanup for the site. The expedited cleanup activities are expected to begin in September 2024 and last about 4 months. The activities will be performed by 401 Hunts Point LLC ("applicant") with oversight provided by NYSDEC.

**How to Comment:** NYSDEC is accepting written comments about the proposed plan for 30 days, from **August 29** through **September 28, 2024**.

- Access the Draft IRM Work Plan and other project documents online through the DECinfo Locator:  
<https://extapps.dec.ny.gov/data/DecDocs/C203162/>.
- Documents also are available at the location(s) identified at left under "Where to Find Information."
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Who to Contact" area at left.

**Draft Interim Remedial Measure (IRM) Work Plan:** An IRM is a cleanup activity that may be performed when a source of contamination or exposure pathway (the way in which a person may contact contamination) can be effectively addressed without extensive investigation and evaluation.

The draft IRM work plan describes proposed cleanup activities that include:

- Removal and off-site disposal of a closed-in-place Underground Storage Tank (UST);
- Excavation and off-site disposal of contaminated soil to approximately 0.5 feet below surface grade in the 401 Hunts Point Avenue basement, and to 8 to 12 feet below surface grade at the UST removal excavation;
- Treatment of contaminated groundwater through injection of chemical oxidants and liquid-activated carbon into the groundwater;
- Collection and analysis of post-remedial soil samples and groundwater samples to evaluate the effectiveness of the remedy;
- Importation of clean material that meets the established Soil Cleanup Objectives for use as backfill;

# BROWNFIELD CLEANUP PROGRAM

- Restoration of the existing site cover system, including a demarcation layer over areas without hardscape (buildings, asphalt, or concrete) to address contamination remaining above industrial use soil cleanup objectives.
- Installation of a sub-slab depressurization system (SSDS) at the 1360 Drake Park South building as an engineering control to mitigate potential exposure to contaminants in sub-slab soil vapor; and
- Implementation of a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities.

**Site Description:** The site is 1.14-acres and is bordered to the north by Drake Park South, to the east by Hunts Point Avenue, to the south by East Bay Avenue, and to the west by commercial/industrial buildings followed by Longfellow Avenue. The site consists of two industrial manufacturing buildings used to fabricate sheet metal. Historical records indicated the site operated as fabrication shops since at least 1977. The remainder of the site is improved with asphalt paved parking areas or concrete walkways. There are no plans to redevelop the site at this time.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C203162) at:

<https://extapps.dec.ny.gov/cfm/extapps/dereexternal/index.cfm?pageid=3>

**Summary of the Investigation:** The primary contaminants of concern at the site are petroleum-related volatile organic compounds (VOCs) and semi-volatile organic compounds (SVOCs), which are present in both soil and groundwater. The sources of the contamination are suspected to stem from the closed-in-place UST. Additionally, chlorinated VOCs (cVOCs) were identified in soil vapor and indoor air at the site. However, an on-site source could not be identified for the cVOCs. No redevelopment is planned, and the existing site building will remain.

**Next Steps:** NYSDEC will consider public comments, revise the plan as necessary, and approve the IRM work plan in consultation with the NYSDOH. The approved work plan will

be made available to the public (see "Where to Find Information" on the front page).

When the expedited cleanup activities are completed, a Construction Completion Report will be prepared that documents the activities that were performed.

NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

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

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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:

<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>

# BROWNFIELD CLEANUP PROGRAM

## Site Location







## Translation Available. Don't see your language? Ask!

<b>English</b>	To have this document translated into a language you can understand, contact the person below. There is no charge for the translation.
<b>Español Spanish</b>	Si necesita la traducción de este documento a un idioma que pueda entender, comuníquese con la persona indicada abajo. La traducción es gratis.
<b>简体字 Simplified Chinese</b>	如需將此文件翻譯成您能理解的語言版本，請聯絡下方人員。本次翻譯不收取費用。
<b>Русский Russian</b>	Чтобы получить перевод этого документа на понятный вам язык, свяжитесь с представителем, данные которого указаны ниже. Плата за эту услугу не взимается.
<b>אידיש Yiddish</b>	צו האבן די דאקומענט איבערגעטייטשט אין א שפראך וואס איר קענט פארשטיין, פארבינדט זיך מיט די פערזאן אונטן. די איבערטייטשונג איז פריי פון אפצאל.
<b>বাঙালি Bengali</b>	এই নথিটি আপনি বুঝতে পারেন এমন একটি ভাষায় অনুবাদ করতে, নিম্নলিখিত ব্যক্তির সাথে যোগাযোগ করুন। অনুবাদের জন্য কোন চার্জ দিতে হবে না।
<b>한국어 Korean</b>	이 언어를 본인이 이해할 수 있는 언어로 받아보려면 아래 담당자에게 문의하십시오. 번역료는 없습니다.
<b>Kreyòl Ayisyen Haitian Creole</b>	Pou yo ka tradwi dokiman sa nan yon lang ou ka konprann, kontakte moun ki anba a. Ou p'ap peye anyen pou tradiksyon an.
<b>Italiano Italian</b>	Per ottenere la traduzione di questo documento in un'altra lingua, contatti la persona indicata qui di seguito. La traduzione è gratuita.
<b>العربية Arabic</b>	لترجمة هذا المستند إلى لغة يمكنك فهمها، تواصل مع الشخص أدناه. لا يتم تطبيق رسوم مقابل الترجمة.
<b>Języki Polski Polish</b>	Aby uzyskać tłumaczenie tego dokumentu na język, który jest dla Ciebie zrozumiały, skontaktuj się z poniższą osobą. Za tłumaczenie nie jest pobierana żadna opłata.

**Contact: Madeleine Babick, (718) 482-4992, [madeleine.babick@dec.ny.gov](mailto:madeleine.babick@dec.ny.gov)**