



Department of
Environmental
Conservation

FACT SHEET

Brownfield Cleanup Program

Hamilton Green
200 Hamilton Ave
White Plains, Westchester County

October 2024

SITE No. C360177
NYSDEC REGION 3

Where to Find Information

Access project documents through the DECinfo Locator and at these location(s):
<https://extapps.dec.ny.gov/data/DecDocs/C360177/>

White Plains Public Library

100 Martine Avenue
White Plains, NY 10601
(914) 422-1400

Who to Contact

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

Project-Related Questions

Greta Kowalski, P.G.
Project Manager
NYSDEC
625 Broadway
Albany, NY 12233
(518) 402-2029
greta.kowalski@dec.ny.gov

Project-Related Health Questions

Sara Bogardus
NYSDOH
Empire State Plaza
Corning Tower, 17th Floor
Albany, NY 12237
(518) 473-9800
beei@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>

Investigation Completed; Cleanup Remedy Proposed for Brownfield Site Contamination; 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 reviewing the Remedial Investigation Report (RIR) and the proposed Remedial Action Work Plan (RAWP) for the Hamilton Green site ("site") located at 200 Hamilton Avenue, White Plains, Westchester County. Please see the map for the site location. The public is invited to review the draft investigation report and comment on the proposed remedy. Based on the findings of the investigation, NYSDEC, in consultation with the NYSDOH, has determined that the site does not pose a significant threat to public health or the environment.

How to Comment: NYSDEC is accepting written comments about the proposed plan for 45 days, from **October 16 through November 30, 2024**.

- Access the RIR, RAWP and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C360177/>.
- 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 Remedial Work Plan: The proposed Unrestricted Use remedy consists of:

- Excavation and off-site disposal of contaminated soil to approximately 30 feet below ground surface across the entirety of the site;
- Treating contaminated groundwater during excavation via a pump and treat system prior to permitted discharge to the sanitary sewer;
- Collecting and analyzing post-remedial soil and groundwater samples to evaluate the effectiveness of the remedy;
- Importing clean material that meets the established Soil Cleanup Objectives for use as backfill;
- A soil vapor intrusion evaluation will be completed for future buildings;
- Implementing a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities;
- If an Unrestricted Use cleanup is not achieved, implementation of a Site Management Plan (SMP) would also be required for long term maintenance of the remedial systems.
- If an Unrestricted Use cleanup is not achieved, recording of an Environmental Easement to ensure proper use of the site may be necessary.

BROWNFIELD CLEANUP PROGRAM

The proposed remedy was developed by S-WP/WD LLC ("applicant(s)") after performing a detailed investigation of the site under New York's Brownfield Cleanup Program (BCP). A "Remedial Investigation Report", which describes the results of the site investigation was submitted concurrently with the Remedial Action Work Plan and is also available for review at the locations identified on Page 1.

Next Steps: NYSDEC will consider public comments, revise the cleanup plan as necessary, and issue a final Decision Document. NYSDOH must concur with the proposed remedy. After approval, the proposed remedy becomes the selected remedy. The applicant(s) may then design and perform the cleanup action to address the site contamination, with oversight by NYSDEC and NYSDOH.

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

Site Description: The site is a vacant 1.94-acre area located in an urban downtown setting. It is bordered on the north by Barker Avenue, the east by the WP Mall Cleaners & Gas Station BCP site, number C360221, the south by Hamilton Avenue, and the west by Martin Luther King Jr. Boulevard. The Bronx River is located approximately 0.6 miles west of the site. Historically, the site contained several residences with garages, a dry-cleaning establishment, and a gasoline station located in the southern portion of the site with three gasoline tanks. The gasoline station ceased operations prior to 1972 when the White Plains Mall was constructed. The Mall was demolished in 2022 and the site has been vacant since.

The redevelopment plan is to construct a residential apartment building including 470 apartments, with ground-floor retail and restaurants, green spaces, and 515 underground parking spaces.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C360177) at:
<https://extapps.dec.ny.gov/cfm/extapps/derexternal/index.cfm?pageid=3>

Summary of the Investigation: Volatile organic compounds (VOCs), semi-volatile organic compounds (SVOCs), metals, pesticides, and per- and polyfluoroalkyl substances (PFAS) were found in subsurface soils at concentrations above unrestricted use soil cleanup objectives. These exceedances have been detected at depths up to 30 feet below grade and are likely the result of past site uses and the historic fill which is present throughout the site. Groundwater has VOC, SVOC, metals, and PFAS exceedances. Soil vapor has detections of several VOCs.

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>

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:
<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!

English	To have this document translated into a language you can understand, contact the person below. There is no charge for the translation.
Español Spanish	Si necesita la traducción de este documento a un idioma que pueda entender, comuníquese con la persona indicada abajo. La traducción es gratis.
简体字 Simplified Chinese	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。
Русский Russian	Чтобы получить перевод этого документа на понятный вам язык, свяжитесь с представителем, данные которого указаны ниже. Плата за эту услугу не взимается.
אידיש Yiddish	צו האבן די דאקומענט איבערגעטייטשט אין א שפראך וואס איר קענט פארשטיין, פארבינדט זיך מיט די פערזאן אונטן. די איבערטייטשונג איז פריי פון אפצאל.
বাঙালি Bengali	এই নথিটি আপনি বুঝতে পারেন এমন একটি ভাষায় অনুবাদ করতে, নিম্নলিখিত ব্যক্তির সাথে যোগাযোগ করুন। অনুবাদের জন্য কোন চার্জ দিতে হবে না।
한국어 Korean	이 언어를 본인이 이해할 수 있는 언어로 받아보려면 아래 담당자에게 문의하십시오. 번역료는 없습니다.
Kreyòl Ayisyen Haitian Creole	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.
Italiano Italian	Per ottenere la traduzione di questo documento in un'altra lingua, contatti la persona indicata qui di seguito. La traduzione è gratuita.
العربية Arabic	لترجمة هذا المستند إلى لغة يمكنك فهمها، تواصل مع الشخص أدناه. لا يتم تطبيق رسوم مقابل الترجمة.
Języki Polski Polish	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: Greta Kowalski, 518-402-2029, and greta.kowalski@dec.ny.gov