

Woodworth Avenue Paint Co. Site

Brownfield Cleanup Program

Site No. C360248

Yonkers, Westchester County



Department of
Environmental
Conservation

August 2026

Draft Investigation Work Plan for Brownfield Site Available for Public Comment

The public is invited to comment on a draft work plan being reviewed by the New York State Department of Environmental Conservation (DEC) to investigate the Woodworth Avenue Paint Co. Site ("site") located at 143, 151, 161 Woodworth Avenue, 10 and 14 Lamartine Avenue, Yonkers, New York. Please see the map for the site location.

Draft Investigation Work Plan

The draft investigation work plan, called a "Remedial Investigation Work Plan," (RIWP) was submitted to DEC under New York's Brownfield Cleanup Program. The investigation will be performed by Arzay Heights LLC ("applicant") with oversight by DEC and the New York State Department of Health (DOH).

How to Comment

DEC is accepting written comments about the Draft RIWP for 30 days, from **August 12, 2026, through September 11, 2026.**

- Access the RIWP and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C360248/>
- Documents also are available at the location(s) identified under "Where to Find Information."
- Please submit comments to the DEC project manager listed under Project-Related Questions in the "Contact Information" area.

Highlights of the Proposed Site Investigation

The investigation will define the nature and extent of contamination in soil, surface water, groundwater and any other parts of the environment that may be affected.

Previous investigations have detected volatile and semi-volatile organic compounds (VOCs and SVOCs), metals in soil and/or groundwater on site.

Key components of the investigation work include:

- Drilling and sampling soil borings to identify possible on-site sources of contamination;
- Collecting soil vapor, sub-slab soil vapor and indoor air samples; and
- Installing and sampling ground water wells to monitor impacts from areas of concern.

Next Steps

DEC will consider public comments, revise the plan as necessary, and approve the work plan. DOH must concur with the plan. After the work plan is approved, the activities detailed in the work plan will be implemented.

When the investigation is completed, a report will be prepared and submitted to DEC that summarizes the results. DEC will review the report, make any necessary revisions and, if appropriate, approve the report.

After the investigation, a proposed cleanup plan, called a "Draft Remedial Work Plan," which includes a cleanup alternatives analysis, will be developed. This plan analyzes cleanup alternatives and recommends a final approach: either active cleanup, no action or no further action. The goal of the cleanup plan is to ensure the protection of public health and the environment. DEC will present the proposed cleanup plan to the public for its review and comment during a 45-day comment period.

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

Site Description

The 1.34-acre site is located at 143, 151, 161 Woodworth Avenue, 10 and 14 Lamartine Avenue, Yonkers, Westchester County, New York. The site consists of five tax parcels. The site is bordered by Lamartine Avenue to the north, Woodworth Avenue to the east, and the Hudson Line of the Metro North Railroad to the west. The site is currently developed with a storage warehouse and an asphalt paved parking lot.

Planned redevelopment consists of two residential multi-story buildings consisting of 672 units, with 10% of the units designated for affordable housing, ground floor commercial space, and a four-level parking garage for 702 vehicles.

Additional site details, including environmental and health assessment summaries, are available on DEC's Environmental Site Remediation Database (by entering the site ID, C360248) 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

Ryan Richard, Project Manager
DEC, Division of Environmental Remediation

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Project-Related Health Questions

Angela Martin
NYSDOH, Bureau of Environmental Exposure and Investigation

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BEEI@health.ny.gov

WHERE TO FIND INFORMATION

Access project documents through the DECinfo Locator and at these location(s):
<https://extapps.dec.ny.gov/data/DecDocs/C360248/>

Yonkers Public Library

1 Larkin Center, Yonkers, NY 10701
(914) 337-1500

Site Location



0 20 40 80 120 160
Feet

Site Location Map

Woodworth Avenue Paint Co. Site
Yonkers, Westchester County
Site No. C360248



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