

Where can I view project documents?

Online at:

<http://www.nyc.gov/html/oer/html/repository/RManhattan.shtml>

Internet access to view documents is available at the following public library:

New York Public Library
Riverside Branch
127 Amsterdam Avenue
New York, New York 10023

Please call (212) 870-1810 for hours of operation

Whom can I contact for project information?

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For more information visit:
www.nyc.gov/oer

NYC VCP Cleanup Plan Completion of Remedial Activities

The New York City Office of Environmental Remediation (OER) has determined that the cleanup requirements to address contamination related to the property at 21 West End Avenue (identified as Block 1171, Lot 164) in the Upper West Side section of Manhattan, New York under the New York City Voluntary Cleanup Program (VCP) have been met. Cleanup activities were performed under an approved Remedial Action Work Plan (RAWP) by Riverside Center Parcel 2BIT Associates LLC with oversight provided by OER. OER has approved the Remedial Action Report (RAR) and has issued a Notice of Completion regarding the Site. The remedial work was completed in July 2014 and was documented in the RAR. The RAR is available for review at the document repositories identified in the box to the left.

Site Development

The 67,000-square feet Site was previously used as an asphalt-paved commercial parking lot and contained car lifts and a former warehouse footprint (concrete platform). The development converted this property into a 43-story commercial-residential-educational building with a cellar level on each side of the Amtrak easement that goes below the eastern portion of the Site.

Summary of Remedial Action

The specific remedial elements implemented at this Site included:

1. Performed Community Air Monitoring Program for particulates and volatile organic carbon compounds;
2. Established Track 4 Site Specific Soil Cleanup Objectives (SCO's);
3. Excavated and removed approximately 65,000 tons of non-hazardous soils during site development activities and disposed of at permitted facilities in accordance with the RAWP and applicable laws and regulations;
4. Excavated and removed two 3,000-gallon tanks and associated petroleum contaminated soil in compliance with applicable laws and regulations;
5. Constructed an engineered Composite Cover System consisting of concrete building slab and concrete pavement in two triangle-shaped pieces of land east of the Amtrak easement;
6. Installed a vapor barrier under the cellar slab and pits, and a membrane on the sides of grade beams, pile caps, pits and exterior foundation walls;
7. Performed all activities required for the remedial action, including permitting and pretreatment requirements, in accordance with applicable laws and regulations.
8. Submitted a Remedial Action Report (RAR) that describes the remedial activities, certifies that the remedial requirements have been achieved, defines the property boundaries, and explains any changes from the RAWP.
9. Submitted a Site Management Plan (SMP) for long-term management of residual soil, including plans for operation, maintenance, inspection and certification of the performance of Engineering Controls and Institutional Controls.
10. Continued registration with an E-Designation by the NYC Department of Buildings.

Next Steps

OER has issued a Notice of Completion, a city liability release, and a New York City Green Property Certificate for this Site. We encourage you to share this Fact Sheet with neighbors and tenants, and/or post it in a prominent area of your building. For information regarding New York City's Voluntary Cleanup Program, please visit our website at: www.nyc.gov/oer

Direct Link to Document Repository: <http://www.nyc.gov/html/oer/html/repository/RManhattan.shtml>

Or scan with smart phone:



Figure 1: Site Location

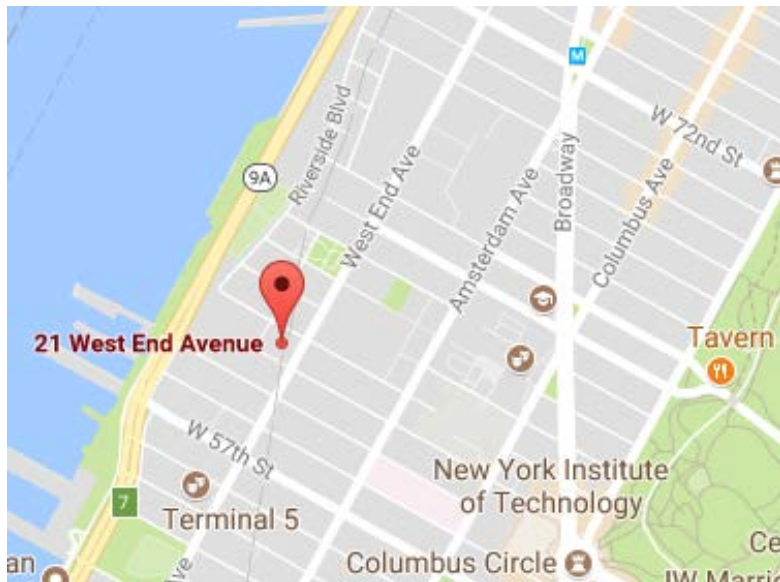


Figure 2: Site Map

