

Phase IA Archaeological Assessment, Hebrew Home at Riverdale (NYOPRHP #USN 00501.001110)

Bronx County, Riverdale, New York

PREPARED FOR

Hebrew Home Foundation
5901 Palisade Avenue
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ATTN: Ms. Luz Liebeskind, CFO

PREPARED BY



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PROJECT SUMMARY

LPC Project Review Number: DEPARTMENT OF CITY PLANNING / LA-CEQR-X

Involved Local, State and Federal Agencies: New York City Department of City Planning

Phase of Survey: Phase IA archaeological assessment

Location Information

Location: Riverdale, Bronx County, New York

Minor Civil Division: Bronx **County:** Bronx

Project Area (Metric & English): Project encompasses 33.78 acres (13.67 hectares unevenly divided between 2 sites consisting of a total of 5 lots: North Site (Lot 55) = 13.96 acres; South Site (Lots 210, 224, 225 and 230) = 19.82 acres. Combined project parcels form a trapezoid which is narrower at the south end.

Length: maximum approximately 1,568 feet (478 meters)

Width: maximum approximately 911 feet (278 meters)

Depth (when appropriate): not applicable

Number of Acres Surveyed: combined lots (33.78 acres; 13.67 hectares) were walked in January 2013.

Number of Square Meters and Feet Excavated: none

Percentage of Site Excavated: not applicable

USGS 7.5 Minute Quadrangle Maps: Yonkers

Archaeological Survey Overview

Number & Interval of Shovel Tests: not applicable

Number & Size of Units: not applicable

Width of Plowed Strips: not applicable

Survey Transect Interval: not applicable

Results of Archaeological Survey

Number & Name of Archaeological Sites identified: none

Number & Name of Historic Sites identified: none

Number & Name of Sites Recommended for Phase II/Avoidance: none

Report Author(s): Carol S. Weed, M.A. (RPA) and Abigail Rudow, M.S.

Date of Report: November 2016



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1 EXECUTIVE SUMMARY

1.1 Introduction

The New York City Landmarks Preservation Commission (LPC) reviewed a Request for Environmental Review for archaeology-only submitted to them in support of an application to the New York City Department of City Planning/LA-CEQR-X made by the Hebrew Home Foundation, Riverdale, New York (the Proponent). The proposed project is located in extreme northwestern Bronx County in Riverdale (Figures 1 and 2). The project addresses and lots are summarized on Table 1 and the lots are shown on Figure 3 along with the Photograph Key.

Table 1-1 Project Site, Addresses and Lot Designations

Project Site	Address	New York City BBL
South Site	5801 Palisade Avenue	2059330055
North Site	5921 Palisade Avenue	2059330225
North Site	5931 Palisade Avenue	2059330210
North Site	5941 Palisade Avenue	2059330224
North Site	5961 Palisade Avenue	2059330230

The project lots are unevenly divided between the proponent-designated South Site and the North Site. The divisions are based on historic development, ownership, and zoning districts. The districts are an R4 district (the North Site, consisting of Lots 210, 224, 225, and 230) and an R1-1 district (the South Site, consisting of Lot 55). The lots would be merged into a single zoning lot in advance of filing for a building permit. Photographs 1 through 9 illustrate the existing conditions on both the North and South Sites of the project.

The project area is bounded on the east by Palisade Avenue and on the west by the Hudson River valley slope. No physical features define the north and south boundaries of the North and South Sites. The project lots are fully landscaped and they contain functional buildings that are now part of the Hebrew Home at Riverdale (aka Hebrew Home for the Aged). Some of these buildings were originally associated with the residential and facility uses of the South Site and the use of the North Site as the New York Colored Orphan Asylum.

LPC provided Environmental Review comments on July 22, 2016, for Archaeology. In the comments, the LPC Environmental Reviewer recommended “that an archaeological documentary study be performed for this site to clarify these initial findings and provide the threshold for the next level of review, if such review is necessary.” LPC’s initial findings are that there is the potential for the recovery of remains from 19th Century and Native American occupation on the project site.” LPC’s conclusion is based on their review of archaeological sensitivity models developed by the New York State Office of Parks, Recreation and Historic Preservation (NY SHPO) and LPC in addition to historic maps. These models take into consideration the results of intensive archaeological and geoarchaeological investigations conducted on Chapel Farm, approximately 4,000 feet southeast of the project site, and Phase I and II level investigations



completed in Riverdale Park. The closest of the Riverdale Park archaeological sites is approximately 2,600 feet south/southwest.¹

VHB's proposed work was conducted in accordance with the 2014 *City Environmental Review Technical Manual (CEQR)* and the LPC Guidelines for Archaeological Work in New York City. VHB's Senior Archaeologist, Carol S. Weed (M.A., RPA) is the Principal Investigator for the work and Abigail Rudow (M.S.), VHB Planner, conducted agency research and summarized the results of that research in Chapter 2.

1.2 Research Framework

Under the LPC Guidelines all archaeological investigations are guided by a research framework that focuses the documentary and/or field investigations based on an applicable research design and its associated research domains. The research framework for the Phase IA investigations assumed that 100 percent of the project site would be subject to some level of disturbance.

The research framework included consideration of both the pre-Contact Native American utilization of the general vicinity and utilization in the Euro-American era. There were three principal sets of data reviewed. The first focused on previously reported archaeological data recovered during investigations within approximately 1.5-miles of the project. Source locations for these data were the New York Office of Parks, Recreation and Historic Preservation Cultural Resources Information System (CRIS) and LPC archaeological and designation reports.

The second set of data was comprised of historic maps of different origins. The map research focused on the period from 1800 through the 1900s. VHB examined maps dating to this period in repository at the New York Public Library (NYPL) Map Room, the Museum of the City of New York Research Section, USGS ESRI Historic Topographic Maps, and the David Rumsey Map Collection. All of this research was conducted on-line.

The final data set was records research which included consideration of types of records: chain of title, building permits with their associated construction plans, property cards, and newspaper accounts. The title deeds may provide insight as to the presence or absence of family cemeteries on the North Site in particular as these had once been the location of the NY Colored Orphan Asylum. The building permits and their associated construction drawings were reviewed as these often contain information on building phases and also on infrastructure locations such as potable water, sewage, stormwater, electrical, and gas lines. All of these data can inform depth of prior disturbance and the lateral extent of surface recontouring. The property cards similarly often provide chain-of-title information and the number of buildings and structures on each lot at any given point in the study period. These resources were obtained from the NYC Department of Buildings (DOB) using the DOB Building Information System, the on-line NYC tax records for lot ownership, and the Municipal Archives for property cards. Finally, newspaper accounts also were accessed. These were reviewed on-line in the New York Times archives and in-person at the Bronx Historical Society.



¹ The datum point for distance measures to/from the project is the original house at 5801 Palisade Avenue (Lot 55).



1.3 Phase IA Documentary Study Conclusions and Recommendations

Three research domains were defined for the Phase IA documentary study. The research domains focused on the Native American and post-Contact to mid-1800s, and Site-Specific Developments. Nine research questions were defined which focused on the expected site distributions based on resource availability, functional uses of the project sites, and development stages on each of the sites. Based on the data review, the authors conclude that prior site developments have likely disturbed and eradicated Native American uses of the two sites. In the historic era, the lot recontouring evidenced on the various topographic maps and the building and structure additions through time appear to have overridden evidence of earlier historic development ranging in type from garden plots to New York City Colored Orphan Asylum cottages. No further archaeological investigation is recommended on either site.



2 HISTORIC CONTEXT AND RESEARCH DESIGN

2.1 Research Methods

The Phase IA documentary research was completed by and under the supervision of Carol S. Weed (MA, RPA). She was supported by Abigail Rudow (Planner). Ms. Weed concentrated on natural resources and archaeological data while Ms. Rudow focused on building data and archives research. The research was conducted most recently between July and October 2016. In 2013, research was initiated in support of an earlier project plan which did not advance.

The data repositories utilized were for the most part accessed via on-line websites. The exceptions included the two New York City (NYC) departments and the Bronx Historical Society (Table 2-1).

Table 2-1 Data Repositories and Information Obtained

Source Repository	Information Obtained
Bronx County Historical Society	Newspaper Articles: The Riverdale Press - 2001, Bronx Press - 2005, The New York Times - 2003 Advisory Board Member Letter - The Hebrew Home for the Ages at Riverdale - 2001
New York City Department of Buildings, Building Information System and Records Department	Jobs and Actions, Lots 55, 210, 224, 225 and 230 from 1965 - Present Associated permit records and approved drawings
New York City, Department of Records, Municipal Archives	The City of New York: Property tax appraisal records, Lots 224 and 230, 1970 through 1981
New York City Landmarks Preservation Commission	Archaeological Report #s30, 32, 34, 42, 64, 82, 97A, 97B, and 1713
New York Public Library, Pincus and Princess Fayal Map Division	Historic Maps, 1873 to 1921
New York Public Library Research	Project Muse accessed 10/4/16 for William Seraile, <i>Angels of Mercy</i> , 2011
New York State CRIS	Site Forms: 00501.000006, .000065, .000067, .000068, .000071, .000072, .000073, .000791 Individual Inventory Form: 000501.000007 Nomination Form: 90NR00055 (Wave Hill)
New York Times (Archives)	Article: December 9, 1890
USDA NRCS WebWSS	Custom Soil Map, Bronx County (10/25/16)
USGS Geological Maps	USGS I-2003_1-scrn.pdf
Westchester County Archives	V.W. Beers et al. 1867 "Maps of New York and Westchester County"

Source: VHB



2.2 Environmental Context

The project lots are on the first high terrace above the Hudson River on the east side (Figure 4). In this location, the high terrace slopes from east at Palisades Avenue to the terrace edge approximately 50 feet above the level of the MetroNorth Hudson Line railroad tracks which are at approximately 10 feet above mean sea level (AMSL). The steep slope is in excess of 25 percent. On the upper terrace, the natural slopes range from nearly level to less than 25 percent. Although some steep slopes are present on the upper terrace (see Figure 4), most of these are the result of landscape modifications conducted in the 20th century. Many of the steep slopes on the upper terrace are maintained by landscape retaining walls. No such walls exist on the steep valley slope between the 10 and 50 foot contours on the west side of the project but there are three narrow benches noted on a 2013 topographic survey of the North Site. These appear to have been the result of post-1873 slope modifications.

The USGS 1897 Harlem 15-minute quadrangle sheet indicates there were no permanent water sources in the project at the end of the 1800s (Figure 5). Based on observations made in January 2013, however, there are seasonal headwater draws at the south boundary of Lot 55 and at the boundary between the North and South Sites. The nearest permanent streams in the late 19th century appear to have been further to the south and east. The southern stream drained northeast to southwest across today's Riverside Park and emptied into the Hudson. The two eastern streams may have originally drained east into Tibbet's Brook. However, on the 1897 map they appear to terminate in an upland wetland flat.

USDA NRCS classifies the project soils as Chatfield-Hollis-Greenbelt complex, 0 to 15 percent slopes, rocky (CHGC) and Urban land-Greenbelt-Chatfield-Rock outcrop complex, 0 to 8 percent slopes (UGCRB) with the latter confined to the heart of the Hebrew Home facility (Figure 6).² The characteristics of the unmodified CHGC soil are of interest from two perspectives. First, the soil is shallow with bedrock occurring between 20 and 39 inches below surface. The upper soil column, comprised of fine sandy loams and loams, is well drained but not considered prime farmland. In general, the upper package could support row crops but is better suited to pasture or natural vegetation.

Outcropping surface and near surface bedrock is present across both the North and South Sites. Its presence is of interest archaeologically because some bedrock formations in the near area have good quality, chippable mineral veins. Figure 7 shows the mapped surface formations at the project, in Riverdale Park and its near vicinity (Wave Hill), and in the area of Chapel Farm. Riverdale Park, Wave Hill and Chapel Farm contain the closest inventoried archaeological sites to the project site and Chapel Farm was reported as the location of a Native American quartz quarry though its significance is disputed.³ Table 2-2 summarizes the salient geological formations within approximately 1.5 miles of the project site.

Table 2-2 Geological Formations, Project and Project Vicinity

Geological Unit	Unit Abbreviation	Location	Distance to Nearest Unit Boundary from Datum
Manhattan Schist (West of Cameron's Line)	Cm	Project site	On project site
Fordham Gneiss, Member B	Yfb	Project and adjacent	Immediately adjacent to project site



² USDA NRCS. 2016. Custom Soil Report for Bronx County, New York, pgs. 8-17. Downloaded 10/27/16.

³ Edward J. Lenik and Nancy L. Gibbs. 1994. An Evaluation of Prehistoric Resources at the Chapel Farm Estate Property Bronx, New York. Report prepared for Tim Miller Associates by Sheffield Archaeological Consultants.



Geological Unit	Unit Abbreviation	Location	Distance to Nearest Unit Boundary from Datum
Lowerre Quartzite	Cl	Immediately north of project site (Mt. Saint Vincent) and at the south end of Riverdale Park	North: ca. 2,360 ft. South: ca. 8,353 ft.
Fordham Gneiss, Member A	Yfa	Chapel Farm	ca. 2,066 (near PS 81 on the USGS)
[Intrusive] granite and pegmatite	Sg	Chapel Farm	ca. 3,830 (near the Chapel Farm hill)
Inwood Marble	OCi	Riverdale Park and Wave Hill	ca. 4,625 ft.

Source: Charles A. Baskerville. 1992. Maps of Bronx County and Parts of New York and Queens Counties. USGS_I-2003_1-scrn, downloaded 10/27/16.

The project lies on the Manhattan Schist (Cm) unit and is immediately adjacent to the west boundary of the Fordham Gneiss, Member B (Yfb) unit. A unit of Lowerre Quartzite (Cl) is approximately 2,360 feet north on the campus of the College of Mount Saint Vincent. These three units all contain quartz veins of various thicknesses and configurations. In general, quartz can be used as a chipped stone tool material if in appropriate thicknesses and internally consistent. The Manhattan Schist (Cm) vein structure, west of the so-called Cameron's line, is disrupted and severely folded however in the project area. The quartz deposits in the Cm and Yfb units were evaluated by Philip LaPorta as inferior to the Yfa quartz deposits found at Chapel Farm which included workable quartz blocks in addition to thick veins of the material.⁴ In contrast, the Cm and Yfb quartz veins on and near the project area are thin and often do not exceed one inch in thickness.⁵

The closest usable quartz or quartzite materials may be the Lowerre Quartzite (Cl) deposits found both north and south of the project. This formation may contain chippable quartzite. As described by Baskerville, the white, vitreous quartzite in the unit is fine-grained.⁶ Work conducted by Jack Creeson on similar quartzites found in New Jersey resulted in confirmation that quartzite, if fine-grained and in some instances heat-treated, will hold a durable, modified working edge.⁷ Lowerre quartzite use, however, is not confirmed in the project-vicinity, local archaeological literature.

Quartz in the Fordham Gneiss (Yfa) unit, east of Cameron's Line, has been confirmably exploited by Native Americans at Chapel Farm. Further, the metamorphic rocks associated with the intrusive granites and pegmatites (Sg) also were exploited as chopper and other quarry tools according to Kearns et al. and LaPorta.⁸ More discussion of the archaeological investigations at both Chapel Farm and in Riverdale Park is in Section 2.3.1 below. It is noted here, however, that DeCarlo does not identify any of the quartz and quartzite recovered in her excavations in Riverdale Park and at Wave Hill by source name so it is unknown if the Inwood Marble (OCi) unit quartz is one of the sources used by that Native Americans that once



⁴ Philip LaPorta. 1993 (March). Appendix G Philip LaPorta Memorandum (March 1993) in Chapel Farm Estate Riverdale, Bronx, New York SEQR#89PR111 CEQR #85-355-X Cultural Resource Investigation Stage 2 and Quarry Investigation Survey (QIS) by Betsey Kearns, Cece Kirkorian, and Faline Schneiderman-Fox, pdf, pg. 66.

⁵ Baskerville, 1992, Notes: Cm and Yfb units.

⁶ Baskerville, 1992, Notes: Cl unit.

⁷ Jack Creeson. 2011. An Analysis of Limonite/Ironstone Artifacts from some Prehistoric sites in the Middletown, Delaware Route 301 Corridor. Report submitted to Hunter Research, Inc.

⁸ Philip LaPorta in Kearns et al. 1993.

resided in those two locations.⁹ She did note in her 1985 report that one quartz biface had been found in her Study Area 5 at the “northernmost end of the park”¹⁰ and her site inventory forms indicate quartz and quartzite tools and/or debitage in all the prehistoric components she recorded.¹¹

In the absence of detailed source analyses, it is virtually impossible to determine which of the geological units in the 1.5-mile study area were exploited by the Native Americans with regularity. This issue is further confused because the geological unit nomenclature used in the various archaeological reports for sites in the Riverdale Park, Wave Hill and Chapel Farm was superseded by Baskerville’s 1992 USGS mapping. Thus, the Baskerville map clearly shows Chapel Farm within the Fordham Gneiss, Member A unit though LaPorta assigns the formation to the Manhattan Schist. Similarly, DeCarlo discusses the Fordham Gneiss as an undifferentiated mass and does not acknowledge the presence of Manhattan Schist either.

2.3 Cultural Context

The three sections that follow provide the cultural context to the project and its near environs. The project Study Area was defined as 1.5-miles from an arbitrary project datum which is the house on Lot 55.

2.3.1 Native American and Contact Thru the Mid-1800s

Native American utilization of area resources was briefly discussed above. This discussion, however, looks at the settlement pattern suggested by the Native American and Colonial-era sites within the 1.5-mile study area. The archaeological sites dating to this period are summarized on Table 2-3.

Table 2-3 Archaeological Sites within 1.5 miles of the Project Site Datum

CRIS Number	Other Designations (Citation)	Site Class, Type, and Temporal Period	Direction and Distance from Datum
2218	S.T. #8 (PIN 8114.01), reported 1977	Isolated Find, “1 green flake, Coxsackie? chert.”	North: 5,450 ft. (midpoint)
5228	ACP West No#	“traces of occupation”	North: 4,260 ft. (midpoint)
0710	Mt. St. Vincent (CRIS); HAR 3-1	No data	North: 3,820 ft. (midpoint)
000501.000073	Riverdale Park Survey, Riverdale Park Prehistoric Site (DeCarlo 1989)	Prehistoric, Late Archaic and Late Woodland, materials include oyster, quartz and chert chipped stone, FCR, and plain and incised pottery.	South: 2,600 ft. Elevation: at 50 ft. contour.
000501.000068	Riverdale Park Survey, Flake Site (DeCarlo 1988); Kearns et al. 1995 equate with the NYSM 4058	Prehistoric, no time period, chert, quartz, and quartzite flakes. Historic materials in plow zone.	South: 3,724 ft. Elevation: between 50-60 ft contours.



⁹ Laurie Boros, Valerie DeCarlo and Barbara Hildebrand. 1989. Riverdale Park Archaeological Project (RPAP) Collection User’s Guide. LPC Report 1713, downloaded 10/26/16..

¹⁰ Valerie DeCarlo, Barbara Hershey, Brian Ludwig, and Edward Stein. 1985. Riverdale Park Archaeological Project Draft Report: Documentary Research & Field Strategy, pg. 48. LPC Report 34, downloaded 10/24/16.

¹¹ See Table 2-3 below for summary of each component assemblage.



CRIS Number	Other Designations (Citation)	Site Class, Type, and Temporal Period	Direction and Distance from Datum
000501.000067	Riverdale Park Survey 66, Canal House Feature 2 (DeCarlo 1985)	Historic, foundation walls, carriage road, lime kiln, wooden dock. Dock at Hudson River, foundation and lime kiln located between 20 and 40 ft contours.	South: 5,220 ft. Elevation: Dock at Hudson River, foundation and lime kiln located between 20 and 40 ft contours.
4058	See 00501.000068 above; NYSM reports it as ACP NYRK 8: ACP Brnx No#	Shell midden (A.C. Parker 1922). NYSM reports location as "north of W. 247 St... + W. of Pascal Ave. No Pascal on map."	South: 3,770 ft. (midpoint)
000501.000072	Wave Hill, no name (DeCarlo 1987)	Prehistoric, Late Archaic shell midden with historic materials. Prehistoric include Normanskill chert point, 2 possible Brewerton quartz points, 2 narrow stemmed points (unspecified material, quartz scraper, quartzite scraper, and flakes (unspecified material)	South: 7,790 ft. Elevation: between 40 and 50 ft contours
000501.000065	Wave Hill, Lime Kiln Feature 1 (DeCarlo 1985)	Historic, kiln, 18 th and 19 th centuries	South: 7,890 ft. Elevation: ca. 13 ft above USGS datum
000501.000071	Wave Hill (DeCarlo 1987)	Historic, building foundation and historic artifacts (white earthenwares, redware, stoneware, porcelain; faunal, fish bone; bottle glass; oyster and clam; structural hardware)	South: 7,940 ft. Elevation: not noted
000501.000069	Wave Hill (DeCarlo 1988)	Prehistoric, Late Woodland shell midden with possible late Middle Woodland component. Ceramics are incised, punctate and cordmarked. FCR present. Chert, quartz and quartz flakes, one quartz Levanna point.	South: 8,360 ft. Elevation: 35 ft above Hudson
000501.000791	Chapel Farm II (Faline Schneiderman-Fox 1991); also NYSM 7729 (Kearns et al. 1995: IV-9)	Prehistoric, lithic workshop. Quartz including primary and biface-reduction material, scrapers, and bifaces. One sandstone flake, a gouge tip. One hammerstone	Southeast: 3,930 ft. Elevation: 180 ft amsl

CRIS Number	Other Designations (Citation)	Site Class, Type, and Temporal Period	Direction and Distance from Datum
4057	Shell middens (Kearns et al. 1995:IV-9); also ACP NYRK 7: ACP BRNX No#	Shell midden (A.C. Parker 1922). Location reported by NYSM as "...east of Feildston (sic Fieldston) Road...north of W 247 St..."	Southeast: 5,245 ft. (midpoint)

The earliest archaeological investigations in the 1.5-mile study area are accounted for by the New York State Museum sites (710, 2218, 4057, 4058, and 5228). Information about these sites other than a single site name is not recorded in the NYORPHP CRIS inventory. The New York State Museum, however, had some additional information in its files and these data are noted above in the table. In all cases, the site are likely pre-Contact Native American sites.¹²

As summarized by Lenik and Gibbs in 1994, several stages of research were completed at Chapel Farm between 1990¹³ and 1994.^{14, 15, 16, 17} The conclusion of that work eventually was that a quartz workshop was present but that it had been significantly disturbed by historic-era development. The importance of the work cannot be ignored, however, as its various stages did confirm that vein quartz was being exploited and that cobble quartz was not the only quartz resource available to Native Americans in this section of the Hudson River Valley. Subsequently, investigations conducted by Historical Perspectives, Inc. (HPI) identified what was interpreted as vein quartz debitage and possible quarrying debris at the Russian Federation Housing project area located between Mosholu and Fieldston Avenues and West 255th Street.¹⁸ HPI recommended Phase IB testing at the site to confirm their initial findings.

The Chapel Farm investigations did not yield any Native American diagnostic tools though Lenik and Gibbs postulated that some of the debitage and biface preforms hinted at a tool reduction trajectory that would result in triangular projectile points.¹⁹ Such triangular forms can date to the Late and Transitional Archaic (Squibnocket Triangle for example) or Late Woodland (Levanna Triangle). DeCarlo's investigations, provided projectile points dating to the Late Archaic and Late Woodland as finished tools (Normanskill and Levanna) providing support that occupations dating to these two major periods were occurring in the general project area.

Within the project study area, and excluding the Chapel Farm specialized lithic workshop/quarry, the prehistoric sites are campsites located between the 20 and 60 foot contours on the valley and first terrace slopes above the Hudson River. None of the DeCarlo sites are at lateral distances greater than 200 feet from the water's edge and most are within an acceptable vertical distance of the river. This said, it appears that these campsites were likely occupied by persons exploiting the riparian zone resources



¹² Ralph Rataul. 2016. New York State Museum Site Summary excel sheet. Emailed to Carol S. Weed by Ralph Rataul, October 31, 2016.

¹³ City/Scape. 1990. Stage IA Revised Cultural Resources Report for Chapel Farm II, Riverdale, New York. LPC Report #30, downloaded 10/12/16.

¹⁴ Betsey Kearns, Cece Kirkorian, and Faline Schneiderman-Fox. 1991. Chapel Farm Estate Riverdale, Bronx, New York SEQR #89PR111 CEQR #85-355-X Cultural Resource Investigation Stage 2 and Quarry Investigation Survey (QIS). LPC Report #64.

¹⁵ City/Scape and Historical Perspectives, Inc. 1993. Chapel Farm Estate, Riverdale, Bronx, New York SEQR #89PR111 and CEQR #85-325X Cultural Resource Investigations Stage 2 and Quarry Investigation Survey (QIS). LPC Report #31.

¹⁶ LaPorta Associates. 1993. Chapel Farm Estate Riverdale, Bronx County, New York SEQR #89PR111 CEQR #85-325-X Field Investigation and Geological Reconnaissance. LPC Report #82.

¹⁷ Edward J. Lenik and Nancy L. Gibbs, 1994, *ibid.*

¹⁸ Betsey Kearns, Cece Saunders and Faline Schneiderman-Fox. 1995. Stage 1A Archaeological Assessment Russian Federation Housing, Riverdale, Bronx, New York. LPC Report #71.

¹⁹ Lenik and Gibbs, 1994, pgs. 53-54.



including the river's oyster, clam and fish, upland mammals and the upper slope hardwood mast resources. The inhabitants are using available quartz and quartzite in addition to chert. It is unspecified in DeCarlo's site forms if this is cobble chert but that seems likely. Fire-cracked rock is noted at some of the sites but no features were identified. Overall, it appears that the occupations were sporadic and did not leave large signatures though it is apparent that certain locations were utilized more than once and in different archaeological periods.

There is no documentary evidence supporting Colonial or Revolutionary War activities on the project sites. By the 1800s, however, both sites were being used as parts of residential estates. The estate activities appear to have been non-agrarian though kitchen gardens were noted in the South Site (Lot 55) documentation.

2.3.2 Residential and Agrarian – 1800s to Facility Uses

Based on available information, it appears that the project site was owned by James E. Bettner in the early and mid-1800s. Bettner, whose name was applied to the road now called Palisade Avenue, built the main house on the South Site (Lot 55) in 1842.²⁰ By 1867, the North Site is shown as in the hands of a "Mrs. Jones." Her relationship, if any, to Mr. Bettner is unknown. Mrs. Jones, however, did have a residence on her property as well and it appears to be located in the southwest quadrant of the North Site on the upper terrace.

In addition to the main Bettner house, there was a second house on the Bettner property in the southwest corner of lot 55. In 1907, the sub-lot containing the second house was sold from Lot 55 and it became a stand-alone parcel.²¹ According to the Higgins Quasebarth & Partners (HQP) historical summary, Robert C. Martin acquired Lot 55 in 1880. He is shown as the owner until 1907 when the property passes to his daughter, Susan T. Martin, by inheritance. She retains the property under her married name (Susan M. Allien) until 1924 when she sells Lot 55 to the Passionist Monastery of Our Lady of the Isle. They retain the property until the recent era.

Ancillary buildings to both houses are present on the South and North Sites. On the South Site, these included maintenance or stable buildings in the northeast quadrant. On the North Site, the size of the buildings suggest maintenance sheds or small stables. There is no indication on any 1800s map of orchards, plowed fields, or other aggressive agrarian pursuits. Further, there are no indications of lime kilns as are documented further to the south in the Riverdale Park area. There is, however, an indication that a dock was present on the riverside of Lot 55.

2.3.3 Site-Specific Developments

As mentioned, the project site comprises five lots on Block 5933. The project site, based on historic development and ownership, is split into a North Site (Lots 210, 224, 225, and 230) and a South Site (Lot 55). Historic tax maps obtained from the New York City Department of Finance indicate that former Lot 225 was subdivided in 1973, 1980, and 1987, creating the four separate lots that compose the North Site today. The following provides a brief overview of development on the North Site and South Site based

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²⁰ Higgins Quasebarth & Partners, LLC. 2013. 5801 Palisade Avenue (Former Passionist Fathers Campus) Bronx, NY, Historical Background Summary. Report prepared for Hebrew Home at Riverdale by HQP.

²¹ HQP, 2013, pg. 7.

primarily on the on-line historic map research and document sources listed in Table 2-1 above (see Bibliography for a full list of maps reviewed).

The earliest map source from 1873²² indicates that the North Site contained five structures located at the southwest portion of the site, including one dwelling and several warehouse buildings (see Figure 8). The 1873 Topographical Map depicts two farm lots on the North Site; the warehouse buildings line the northern boundary of the southern lot. The 1896 Sanborn²³ indicates that four structures remained on the North Site at that time, including the three-story frame dwelling and one of the warehouse structures (Figure 9). Two smaller single-story structures were erected to the east of the dwelling, presumably outhouses. A road split the North Site and connected to Bettners Lane along the east side of the property (see Figure 9). The 1901 Hyde Map²⁴ suggests that the next five years were a period of development on the North Site, with a change of use from residential farmland to institutional (Figure 10). The North Site, now referenced as Lot 225, is depicted as belonging to Robert Johnson. All of the previous structures up to that point had been demolished and the property was inhabited by the Colored Orphan Asylum. The main building of the institution, a four-story structure with a basement, was set back from Palisade Avenue (former Bettner's Lane). To the northeast of the main building, six cottages were laid out in a circular pattern around an access road. In addition, five other new structures had been constructed on the North Site including a stable and shed next to the cottages; one building north of the main building is indicated as being used for laundry (see Figure 10). By this point, sewers and water mains had been laid along Palisade Avenue, indicating that the new buildings would likely have included subsurface utility connections.

The Colored Orphan Asylum occupied the property for at least 20 years according to the online map resources; the 1921 Bromley²⁵ atlas sheet shows the institution maintained the same structures from 1901 (Figure 11). An athletic field, however, had been constructed to the east of the main building (see Figure 11). In 1951, the Hebrew Home at Riverdale took ownership of the North Site. The 2013 Manhattan-Surveys topographical survey²⁶ shows that significant development has occurred on the North Site since 1921 (Figure 12). The only remaining structure from that time is the main building of the prior institutional use, used today as the Stolz Pavilion to house assisted living units. The North Site has also been developed with six other buildings containing various programs of the Hebrew Home at Riverdale. Almost the entirety of the eastern half of the North Site has been developed with either buildings or access roadways (see Figure 12).

The South Site in 1873 was divided into two properties, including a small square lot along the Hudson River containing two structures, one being a dwelling, and the remainder of what would become Lot 55,

▼
²² New York (N.Y.). Dept. of Parks. Topographical Division. 1873. "Bronx, Topographical Map Sheet 1; [Map bounded by Morris St., Livingstone Ave., Hamilton Ave., Broadway, Highland Ave., Park Hill Ave., Tibbet's Brook; Including Lawrence St., New York Boston Railroad, Mosholu Ave., Old Post Road, Riverdale, Bettners Lane]." New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID: <http://digitalcollections.nypl.org/items/734f7d13-ed0a-9630-e040-e00a1806276f>

²³ Sanborn Map Company. 1896. "Bronx, V. 12, Double Page Plate No. 282 [Map bounded by Douglas Ave., Schermerhorn Ave., Hudson River]" New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID: <http://digitalcollections.nypl.org/items/98028ecb-b2a7-62cb-e040-e00a18060bc0>

²⁴ E. Belcher Hyde Map Company. 1901. "Double Page Plate No. 58, Part of Ward 24, Section 13." New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID: <http://digitalcollections.nypl.org/items/510d47e2-7831-a3d9-e040-e00a18064a99>

²⁵ G.W. Bromley & Co. 1921. "Plate 80, Part of Section 13, Borough of the Bronx. [Bounded by Palisade Avenue, W. 261st Street, Riverdale Avenue, W. 263rd Street, Broadway, Mosholu Avenue, Post Road, Iselin Avenue, Sylvan Avenue, W. 256th Street, Fieldston Road and Mosholu Avenue.]" New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID: <http://digitalcollections.nypl.org/items/510d47e2-5500-a3d9-e040-e00a18064a99>

²⁶ Manhattan Surveying. 2013. Block 5933, Lots 55, 210, 224, 225, 230. "5801 Palisades Avenue. Combined Surveys."

also improved with two structures (see Figure 8).²⁷ The 1896 Sanborn (see Figure 9) depicts the same buildings on the small square lot, the two-story dwelling and smaller frame structure, as well as a third remaining structure from 1873, the three-story dwelling to the east of the square lot. Three new structures, including a frame with brick front stable and a shed, replaced the older structure from 1873 at the northeast corner of the South Site (see Figure 9).²⁸ By 1901, the two separate lots had merged and the property, referenced as Lot 55, is indicated as having been owned by Wardwell and Martin (see Figure 10). A roadway provides access to the two-story dwelling at the southwest corner of the South Site and a second roadway leads to the three-story dwelling; both are remaining structures from 1892. Two additional buildings had been constructed at the northeast corner of the lot, including what appears to be a large greenhouse (see Figure 9). The 1921 Bromley indicates that very little site development occurred in the 20 years since 1901 (see Figure 11).

As depicted in the 1950 Sanborn²⁹, the South Site by that time had been inhabited by the Passionist Fathers Monastery, though site conditions had not changed significantly from 1921 (Figure 13). A small structure next to the two-story residence near the southeast corner of the site had been removed and a small chapel was added on the north side of the three-story residence (see Figure 13). Comparatively, the next thirty years on the South Site were a period of significant development. The 1978 Sanborn³⁰ indicates that the two-story residence at the southwest corner of the site had been removed and two structures, the Father Spellman Retreat House and a small utility building, had been constructed immediately to the west of the remaining three-story residential building (Figure 14). The buildings at the northeast corner of the site also remained intact.

The 2013 Manhattan-Surveys topographical survey³¹ covering the South Site suggests that the following developments have occurred on the South Site in addition to the two new buildings mentioned: construction of several access roads, utility structures, and man-made outcroppings to the south of the remaining three-story residence; construction of access roads and a large surface parking lot along the northern edge of the South Site; construction of a one-story concrete building at the northeast corner of the site; and the demolition of the group of buildings at the northeast corner of the South Site (Figure 15). In 2012, an analysis of the steep slopes on the North and South Site was completed, which confirms this program of development. In addition, the 2012 steep slopes analysis highlights certain existing topographical constraints on development on the South Site (see Figure 4). Specifically, given the steep slopes, development has been limited to areas of the South Site that are relatively flat, including the areas where the existing buildings and parking lots are located, and portions of the site along the western edge of the South Site (see the areas highlighted in yellow on Figure 4).

2.4 Research Design

Nine research questions are raised based on the documentary evidence and the natural characteristics of the project sites. These questions are detailed below.



²⁷ New York (N.Y.). Dept. of Parks. Topographical Division. 1873. <http://digitalcollections.nypl.org/items/734f7d13-ed0a-9630-e040-e00a1806276f>

²⁸ Sanborn Map Company. 1896. <http://digitalcollections.nypl.org/items/98028ecb-b2a7-62cb-e040-e00a18060bc0>

²⁹ Sanborn Map Company. 1950. from Attachment C of the Phase 1 Environmental Site Assessment Report for the Passionist Fathers of Riverdale Property. Conducted by Team Environmental Consultants, Inc. 2011 (July 25)

³⁰ Sanborn Map Company. 1978. from Attachment C of the Phase 1 Environmental Site Assessment Report for the Passionist Fathers of Riverdale Property. Conducted by Team Environmental Consultants, Inc. 2011 (July 25)

³¹ Manhattan Surveying. 2013.



2.4.1 Research Domain 1: Native American Site Uses and Occupational Periods

This research domain is focused solely on possible Native American uses and likely occupation periods for the two sites. The underlying assumptions are that Native Americans would have focused their attention on a) locations within 150 feet of one or the other of the headwater streams on the upland terrace, and b) locations in proximity to specialized resource loci such as quartz or quartzite outcrops.

- (1) Based on existing conditions, is it likely that Native American sites are present within 150-ft of the headwater streams?
- (2) Based on current conditions, do specialized resource loci remain intact within the North and South Sites? If yes, do these resource loci display use characteristics such as boulder mortars, quarry faces, or talus debris middens?
- (3) Are there any data to support colluvial deposition on either the North or South Sites that would have naturally masked Native American occupational or special resource loci?

2.4.2 Research Domain 2: Residential and Agrarian – Post-contact to Facility Uses

There is only one research question for this period and it deals with the presence or absence of surface indicators of the Mrs. Jones house in the southwest quadrant of the North Site. The second house location, also in the southwest quadrant but on the South Site, is no longer in the project area. Existing outbuildings dating to the Martin and Allien periods also are still present.

2.4.3 Research Domain 3: Site-Specific Uses

The research questions for this domain are focused on the below-grade improvements or disturbances on the North Site and South Site as well as the potential accessory uses associated with the Colored Orphan Asylum and Passionist Fathers Monastery.

- (1) Comparing the 1873 Topographical Map with subsequent maps, are there indications of topographic changes that would have resulted in the eradication of archaeological deposits?
- (2) What were the archeological and sub-surface changes on the South Site prompted by the change in use from residential to institutional/religious?
- (3) What were the accessory site uses associated with the Colored Orphan Asylum?
- (4) Is there any evidence to support the presence of a cemetery on the North Site during the Colored Orphan Asylum use?
- (5) What site development or surface recontouring occurred on the North Site to ready the property for the Hebrew Home for the Aged, and to what extent would this development have affected subsurface features?



3 PHASE IA ASSESSMENT RESULTS AND RECOMMENDATIONS

3.1 Results and Research Question Responses

Nine questions were posed concerning the development and use of the South and North Sites in both the pre-contact Native American and historic EuroAmerican eras. These nine questions were focused on the likelihood that evidence of the earliest and pre-facility uses of the properties remain on the two sites. The conclusions reached based on the documentary evidence and the walkover results are detail below.

3.1.1 Pre-Contact and Pre-Facility Uses

- (1) Based on existing conditions, is it likely that Native American sites are present within 150-ft of the headwater streams?

Both headwater streams appear to be seasonal-specific, ephemeral drainages that likely drained the upland terraces during the spring thaw and following periodic rain storms. The headwater draw that was present on the 1873 Topographical Map (see Figure 8) on the South Site is now outside of the project site. Another, though smaller draw is apparent on the same map north of the northeast corner in the southwest corner lot. This laterally short (east-west) draw head had a tightly conscribed head between the 40 and 30 foot contours. Such a draw head typically suggests abrupt water fall rather than a more gradual stream slope. Based on the Manhattan-Surveying topographical map, the valley slope was recontoured at some point between 1873 and 2013 and smaller headwater draw was obliterated. The headwater draw that is physically apparent in the field between the North and South Sites is not apparent on the 1873 Topographical Map. It appears likely that the draw, which is a gradual slope from east to west, is the result of re-contouring in the historic period. There is no substantive evidence, therefore, that the headwater draws would have represented potable water sources in the pre-contact and pre-facility historic periods.

- (2) Based on current conditions, do specialized resource loci remain intact within the North and South Sites? If yes, do these resource loci display use characteristics such as boulder mortars, quarry faces, or talus debris middens?

Outcropping parent rock is present on both the North and South Sites. The North Site outcrops are most apparent in the road cuts on the south side of that site. It is unknown if these exposures had a surface expression in the pre-facility era. However, based on observations made in January, 2013, exposed quartz veins in the profiles are thin and convoluted. While this does not negate the possibility of vein use, it is unlikely given the proximity of significantly more usable block quartz deposits to the east in the Chapel Farm area or to the north and south from the available Lowerre Quartzite deposits.

Available ledge rock outcrops on the South Site have similar thin quartz veins. But, the outcrops in two locations form surface domes and thus afford usable surfaces. An examination of both of these domes made in January, 2013, did not identify any ground mortars or basin or any pecked surfaces indicative of crushing or grinding actions. Further, there was no indication of petroglyphs or pictographs on any of the exposed surfaces.



While the exposed rock faces and dome features do not appear to have been worked, the two Sites are in proximity to other types of Hudson River resources. Based on preferred site settings of the previously recorded sites there was a preference for valley slope benches and ledges that probably served small camps. In the case of the project area, however, these slopes have been completely recontoured as have the remainder of the upper terraces. The recontouring included the creation of artificial terraces which are now bounded by rock walls and minimally sloped lawns now accessed via walking paths and narrow roadways.

- (3) Are there any data to support colluvial deposition on either the North or South Sites that would have naturally masked Native American occupational or special resource loci?

There are no indications based on soil types or geological formations that either site has colluvial deposits that might mask early, Native American loci. As presently defined, the Chatfield-Hollis-Greenbelt complex, 0 to 15 percent slopes, rocky (CHGC) soils are relatively shallow, ranging in depth between 20 and 39 inches, and the soils rest on basal rock.

- (4) Based on post-1873 developments, are there remaining indicators of the surface indicators of the Mrs. Jones house in the southwest quadrant of the North Site?

The southeast and southcentral area of the North Site that hosted the Mrs. Jones house and associated outbuildings has been extensively recontoured (see Figure 4). The area was walked systematically at 20-foot intervals between the edge of the steep slope and the west side of the Goldfine Pavilion over a width of approximately 200 feet. There are no surface indicators suggesting foundations, cellar holes, or privy pits.

3.1.2 Site-Specific Uses from the Post-Bellum to Recent Periods

Five research questions were posed concerning the Postbellum Period to Recent Era. The results of the research into these questions are presented below.

- (1) Comparing the 1873 Topographical Map with subsequent maps, are there indications of topographic changes that would have resulted in the eradication of archaeological deposits?

The 1873 Topographical Map³² depicts the early topographical conditions of the North and South Sites, to which subsequent topographical surveys can be compared. Generally, the two sites range in elevation from approximately 150 feet at the northeast corner of the North Site down to 0 feet at the Hudson River, with steeper slopes along the western edge of the two sites (see Figure 8). The small square lot on the South Site discussed above is comparatively lower in elevation as well, at approximately 30 to 50 feet. The residence and warehouse buildings at the southwest corner of the North Site are also lower in elevation, as they are closer to the river, at approximately 50 feet. For a baseline point of comparison, the three-story residence that remains on the South Site today was at an approximate elevation of 100 feet in 1873. An 1892 Topographical Map³³ indicates that topographical conditions did not change in the twenty year

³² New York (N.Y.). Dept. of Parks. Topographical Division. 1873. <http://digitalcollections.nypl.org/items/734f7d13-ed0a-9630-e040-e00a1806276f>

³³ New York (N.Y.). Topographical Bureau. 1892. "Map or Plan of Section 26. [Bounded by Palisade Avenue, W. 261st Street, Riverdale Avenue, W. 250th Street, Independence Avenue, W. 252nd Street, Sycamore Avenue and W. 254th Street.]" New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID: <http://digitalcollections.nypl.org/items/510d47e2-627b-a3d9-e040-e00a18064a99>



period that preceded it. Very little development occurred in this period; on the North Site, two small one-story structures had been erected and at the northeast corner of the South Site, three structures had been constructed.

The 2012 steep slopes analysis³⁴ depicts the current topographical conditions on the North and South Sites. When compared to conditions in 1896, the current extent of the steep slopes along the western edge of the sites has expanded and the point at which the slope plateaus occurs further inland from the Hudson River, at an elevation of up to 20 feet higher than indicated on the 1896 Topographical Map (see Figure 4). This shift suggests that infill has been utilized to elevate the western portion of the property, thereby creating a flatter area for development. In that case, it is possible that any archaeological deposits remaining from the structures along the western edge of the property might have been retained on the property. Given the potential amount of infill and the placement of the proposed development further inland, the proposed project would not disturb any archaeological deposits in this area.

Further inland on the North and South Sites, it appears that the topography has remained more consistent since 1892. The three-story residence is still located at approximately 100 feet in elevation. There are no indications that topographic changes on the North and South Sites would have resulted in the eradication of archaeological deposits.

- (2) What were the archeological and sub-surface changes on the South Site prompted by the change in use from residential to institutional/religious?

As indicated in the historic Sanborn maps, between the years of 1950 and 1978, the South Site underwent a significant period of development and a change in use from residential to institutional. When the Passionist Fathers took ownership of the South Site, a total of five structures remained, including the two-story residence at the southwest corner of the property, a small structure just to the north of the two-story residence, the three-story residence along Palisade Avenue which still remains today, and two buildings at the northeast corner of the South Site. The 1978 Sanborn³⁵ showed that all that remained from 1950 was the grouping of buildings at the northeast corner and the three-story residence. To the northwest of the three-story residence, the Passionist Fathers had erected (remaining today) a three-story building with a basement, the Father Spellman Retreat House, along with a smaller utility building just to the south of the Retreat House.

The records research, particularly the Department of Buildings records, provides some insight into the depth of disturbance of these developments. The building permit NB 321-65³⁶ provides specifications of the Retreat House, including a basement that is built to a depth of 14 feet below grade, with a footprint of 16,525 square feet. Permit BN 970-65³⁷ contains reference to a transformer vault in the location of the utility building referenced in the 1978 Sanborn. The transformer vault contains one story below grade, though the permit does not specify the depth.

The 2013 Topographical Survey³⁸ shows other evidence of disturbance in addition to the two new buildings constructed as a result of the change in use on the South Site. In particular, a large accessory



³⁴ Perkins Eastman. 2012

³⁵ Sanborn Map Company. 1978

³⁶ NB 321-65. Block 5933, Lot 55. July 16, 1965. The City of New York Department of Buildings, Records Department

³⁷ BN 970-65. Block 5933, Lot 55. October 27, 1965. The City of New York Department of Buildings, Records Department

³⁸ Manhattan Surveying. 2013.



asphalt surface parking lot was constructed to the north of the Father Spellman Retreat House, and several paved roads provide access to the Retreat House, parking lot, utility building, and three-story residence (see Figure 15).

(3) What were the accessory site uses associated with the Colored Orphan Asylum?

According to newspaper accounts and other records retrieved from the Bronx Historical Society on October 5, 2016, the Colored Orphan Asylum moved to the North Site in 1907. The main building contained school rooms, workshops and a hospital.³⁹

The historic maps give some indication as to what accessory uses were associated with the Colored Orphan Asylum. The 1901 Hyde Map⁴⁰ depicts the building at the northeast corner of the North Site with a label "Laundry." The 1921 Bromley⁴¹ indicates that an athletic field had been constructed immediately to the east of the main building. These two maps also show that six small cottages were constructed on the North Site. From the newspaper records, we know that these cottages were residences for the children at the Colored Orphan Asylum. Approximately 25 children were housed in each cottage.⁴² In addition, it is indicated that the Asylum housed New York City public school 49, though the location is not specified, nor is this depicted in any of the historic maps.

(4) Is there any evidence to support the presence of a cemetery on the North Site during the Colored Orphan Asylum use?

Materials obtained from the Bronx County Historical Society indicate that an effort was made by historians from the Hebrew Home at Riverdale in the early 2000's to track down children who had spent time at the Colored Orphan Asylum.⁴³ According to a letter to Hebrew Home board members dated October 4, 2001, children who died in the care of the Colored Orphan Asylum had been buried in Kensico Cemetery in Valhalla, NY, not on the North Site.⁴⁴ In addition, the deed documents for the North Site had no reference to a cemetery on the property.⁴⁵

(5) What site development or surface recontouring occurred on the North Site to ready the property for the Hebrew Home for the Aged, and to what extent would this development have affected subsurface features?

In 1948, the Hebrew Home for the Aged took ownership of the North Site. As mentioned, the 2012 steep slopes analysis⁴⁶ indicates that significant site development occurred after the Hebrew Home inhabited the North Site. The main building of the Colored Orphan Asylum was repurposed as the Stolz Pavilion of the Hebrew Home at Riverdale. The North Site has also been developed with six other buildings containing various programs of the Hebrew Home at Riverdale. Almost the entirety of the eastern half of

³⁹ Lloyd Ultan. 2005 (June 23). "A Graduation in Riverdale," Bronx Press. The Bronx County Historical Society, retrieved October 5, 2016

⁴⁰ E. Belcher Hyde Map Company. 1901. <http://digitalcollections.nypl.org/items/510d47e2-7831-a3d9-e040-e00a18064a99>

⁴¹ G.W. Bromley & Co. 1921. <http://digitalcollections.nypl.org/items/510d47e2-5500-a3d9-e040-e00a18064a99>

⁴² Lloyd Ultan 2005

⁴³ Elissa Gootman. 2003 (April 7). "Recalling a Place of Sanctuary for Black Orphans," The New York Times. The Bronx County Historical Society, retrieved October 5, 2016

⁴⁴ Karen S. Franklin, 2001 (October 4). Letter to the COA Project Advisory Board, The Hebrew Home for the Aged at Riverdale. The Bronx County Historical Society, retrieved October 5, 2016

⁴⁵ Anonymous. 1948. Deed Riverdale Children's Association F/K/A The Colored Orphan Asylum and Association for the Benefit of Colored Children in the City of New York and The Hebrew Home for the Aged. New York County, Office of the Register, Deeds and Conveyances liber 1654, page 132.

⁴⁶ Perkins Eastman. 2012



the North Site has been developed with buildings or access roadways. Though there are existing gardens and lawn areas west of the campus buildings, these features would likely have had little impact to any subsurface features.

Several of the various buildings that exist today as part of the Hebrew Home at Riverdale campus are located where the six cottages had been located at the time the Colored Orphan Asylum was the site owner. A survey obtained through the Department of Buildings records research indicates that the six cottages were constructed with basements,⁴⁷ although no indication of the basement depths was found. Property Cards were obtained from the New York City Municipal Archives provided little information on these structures on the North Site.

As indicated by the 2013 Topographical Survey,⁴⁸ several of the Hebrew Home at Riverdale buildings were not constructed with basements. For example, the Jacob Reingold Pavilion is a five-story building with no basement structure, roughly in the location of the Colored Orphan Asylum southern-most cottage. To the northwest of the Jacob Reingold Pavilion, the River Walk buildings were also constructed without any below-grade levels. This was the approximate location of several of the other cottages on the North Site. It is possible some subsurface features from this cottage may remain.

3.2 Conclusions and Recommendations

Based on all lines of evidence, post-1873 developments in the project have resulted in significant recontouring of most areas of the properties. Those areas which have not been modified are rock domes and outcropping ledge rock. None of these locations display evidence of quarrying, grinding, pecking, or other surficial modifications except those resulting from building impacts such as blasting hole lines.

No further archaeological investigations are recommended.



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⁴⁸ Manhattan Surveying. 2013.



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New York (N.Y.). Topographical Bureau. 1892. "Map or Plan of Section 26. [Bounded by Palisade Avenue, W. 261st Street, Riverdale Avenue, W. 250th Street, Independence Avenue, W. 252nd Street, Sycamore Avenue and W. 254th Street.]" New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID: <http://digitalcollections.nypl.org/items/510d47e2-627b-a3d9-e040-e00a18064a99>

Sanborn Map Company. 1896. "Bronx, V. 12, Double Page Plate No. 282 [Map bounded by Douglas Ave., Schermerhorn Ave., Hudson River]" New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID: <http://digitalcollections.nypl.org/items/98028ecb-b2a7-62cb-e040-e00a18060bc0>

Sanborn Map Company. 1950. From Attachment C of the Phase 1 Environmental Site Assessment Report for the Passionist Fathers of Riverdale Property. Conducted by Team Environmental Consultants, Inc. 2011 (July 25).



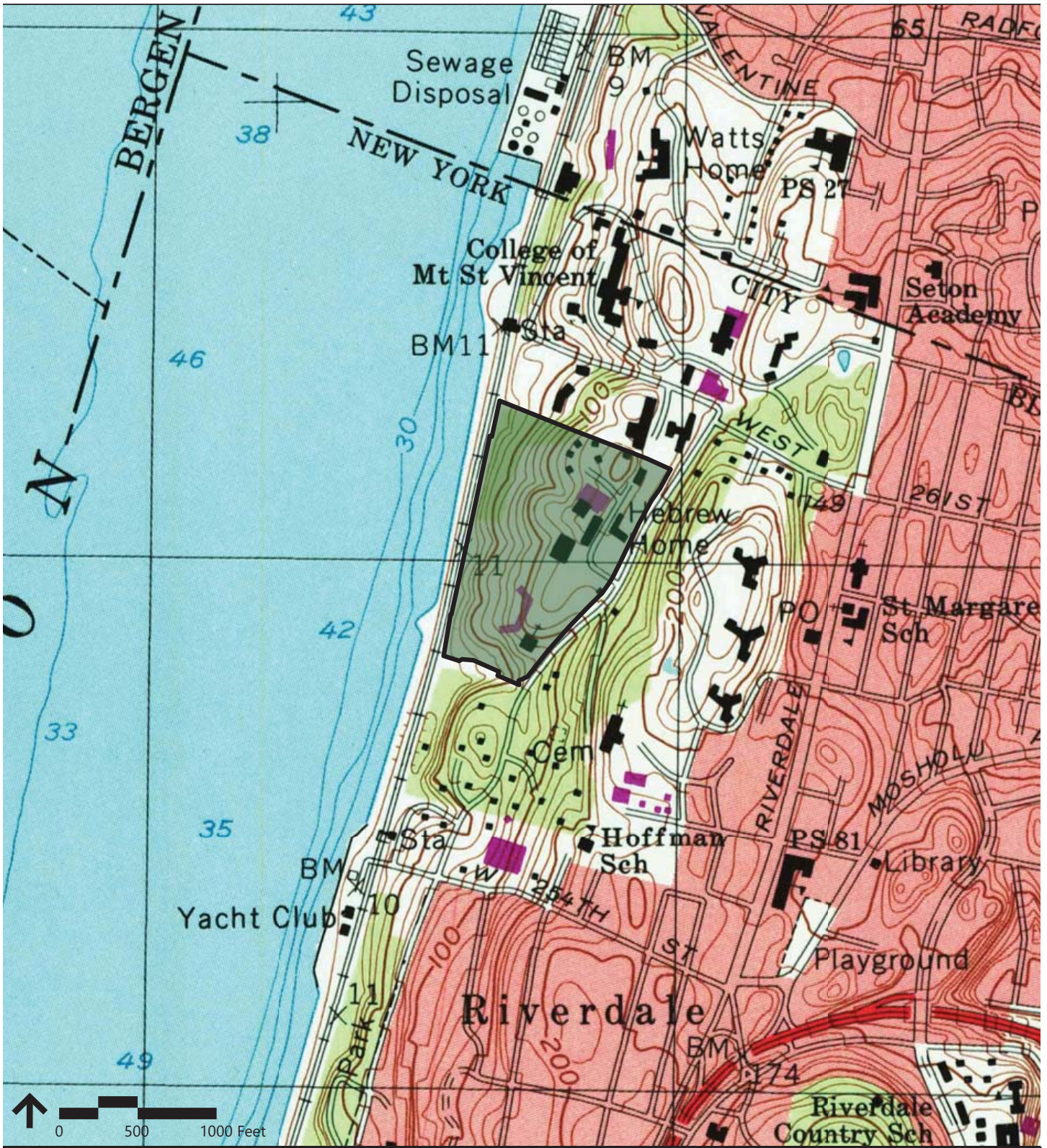
Sanborn Map Company. 1978. from Attachment C of the Phase 1 Environmental Site Assessment Report for the Passionist Fathers of Riverdale Property. Conducted by Team Environmental Consultants, Inc. 2011 (July 25).

Topographic Survey. Block 5933, Lots 55, 210, 224, 225, and 230. 2013. Manhattan Surveying.

E. Belcher Hyde Map Company. 1901. "Double Page Plate No. 58, Part of Ward 24, Section 13." New York Public Library, Lionel Pincus and Princess Firyal Map Division, Digital ID:
<http://digitalcollections.nypl.org/items/510d47e2-7831-a3d9-e040-e00a18064a99>



5 FIGURES



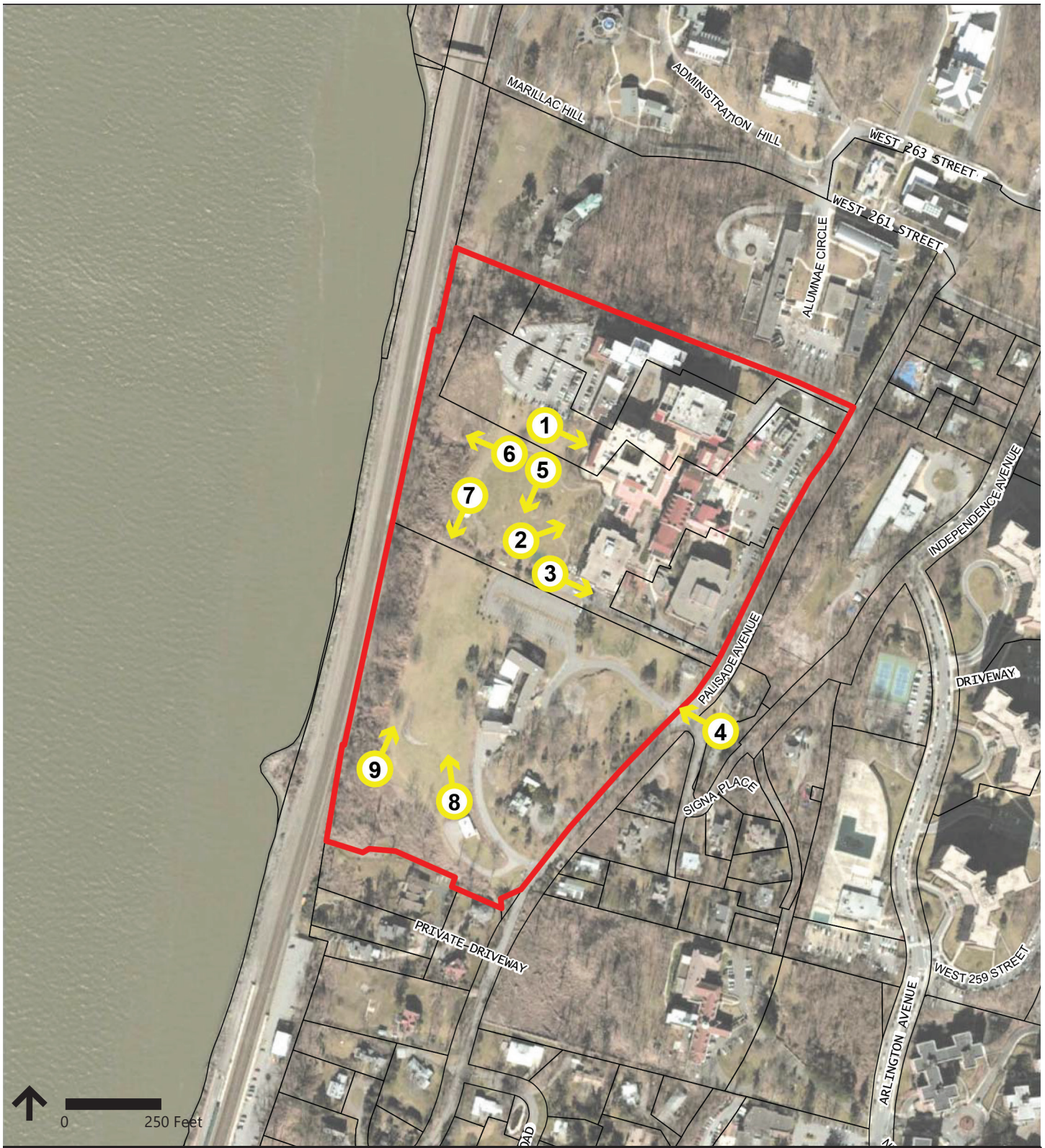
Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

Project Location

Figure 1

 Project Site Location



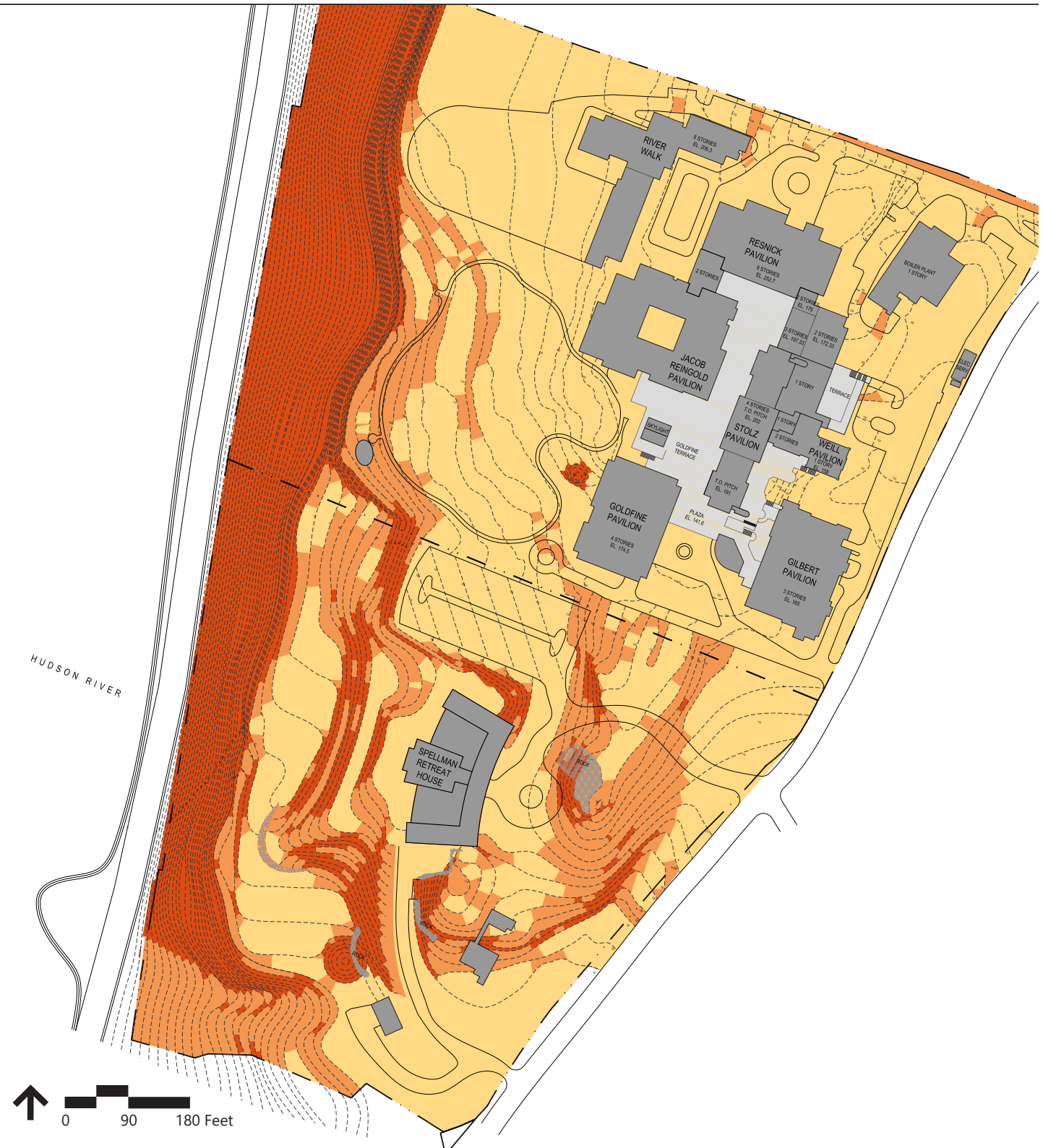


Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

**Project Lots with
Photograph Key**

**Figure
3**

- Project Site
- New York City Tax Parcel
- # → Photograph View

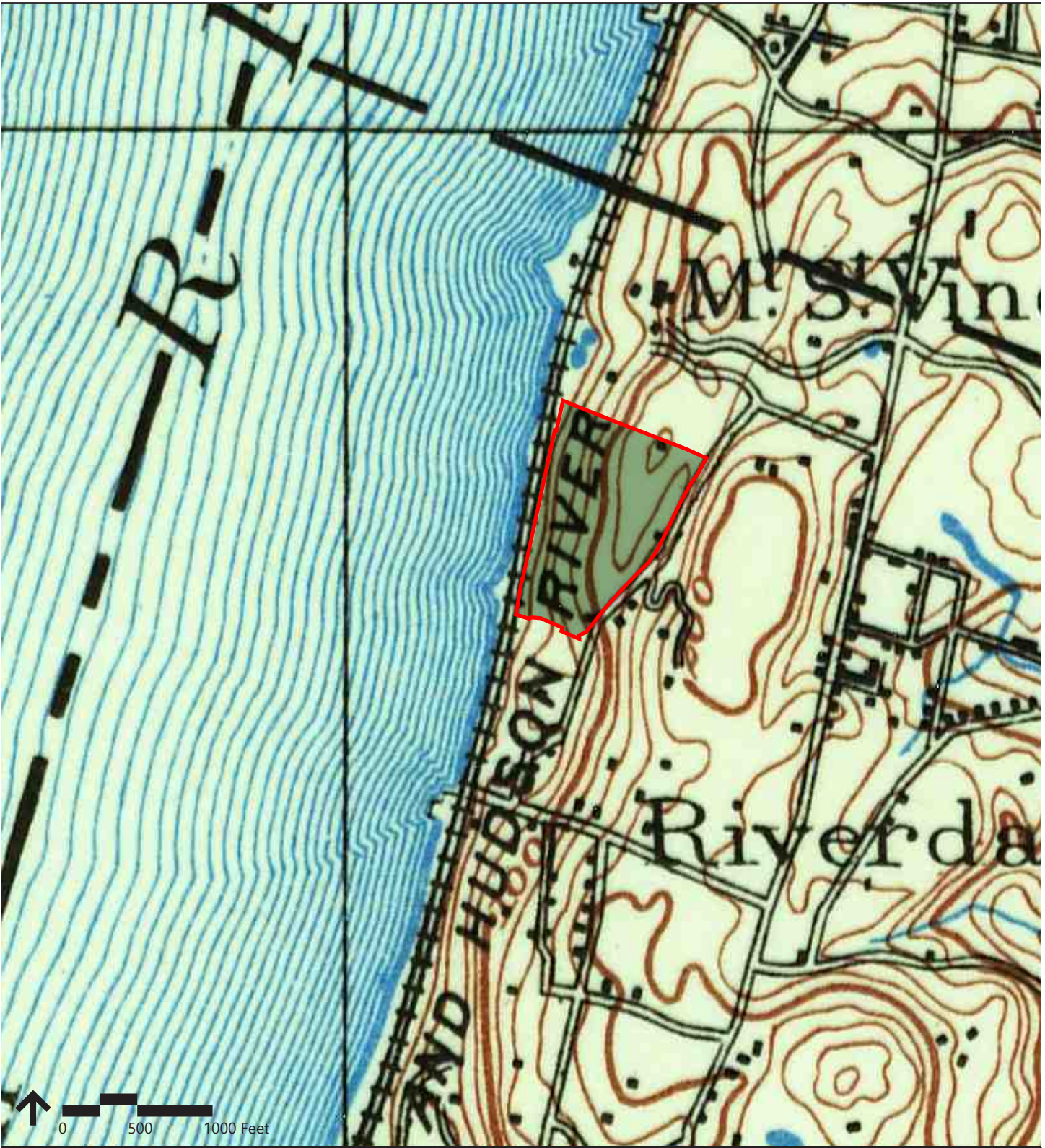


Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

**2012 Existing Site slope
Analysis**

Figure
4


- Project Site Location
- Steep Slope $X > 25\%$
- Tier II $10\% < X < 25\%$
- Tier I $X < 10\%$



Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

**Permanent Streams and
Ponds**

Figure
5

 Project Site Location



Map Scale: 1:3,330 if printed on a portrait (8.5" x 11") sheet.

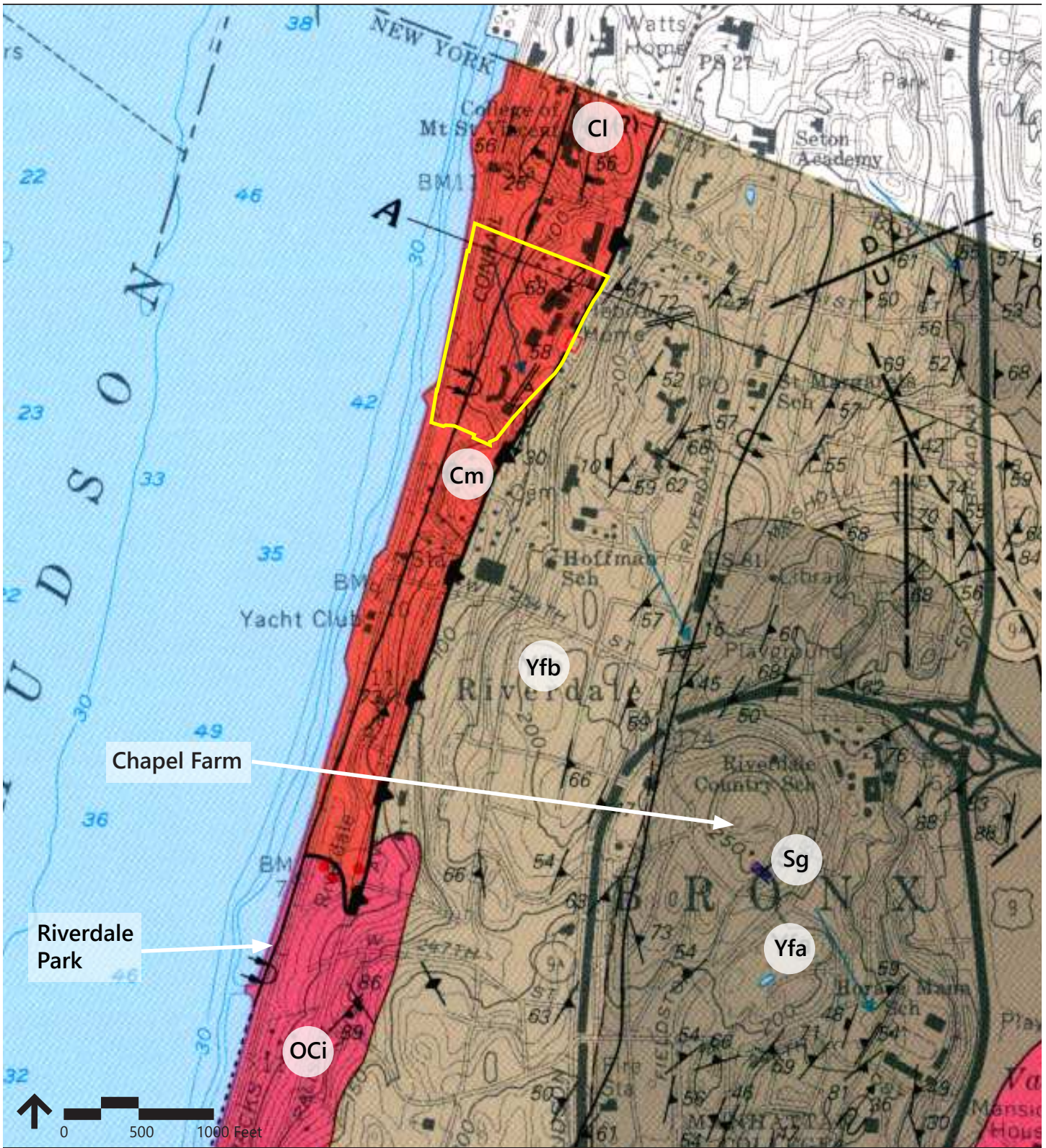


Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 18N WGS84

The Hebrew Home at Riverdale
Palisade Avenue/Riverdale, New York

Proposed Project
USDA Soil Series

Figure
6

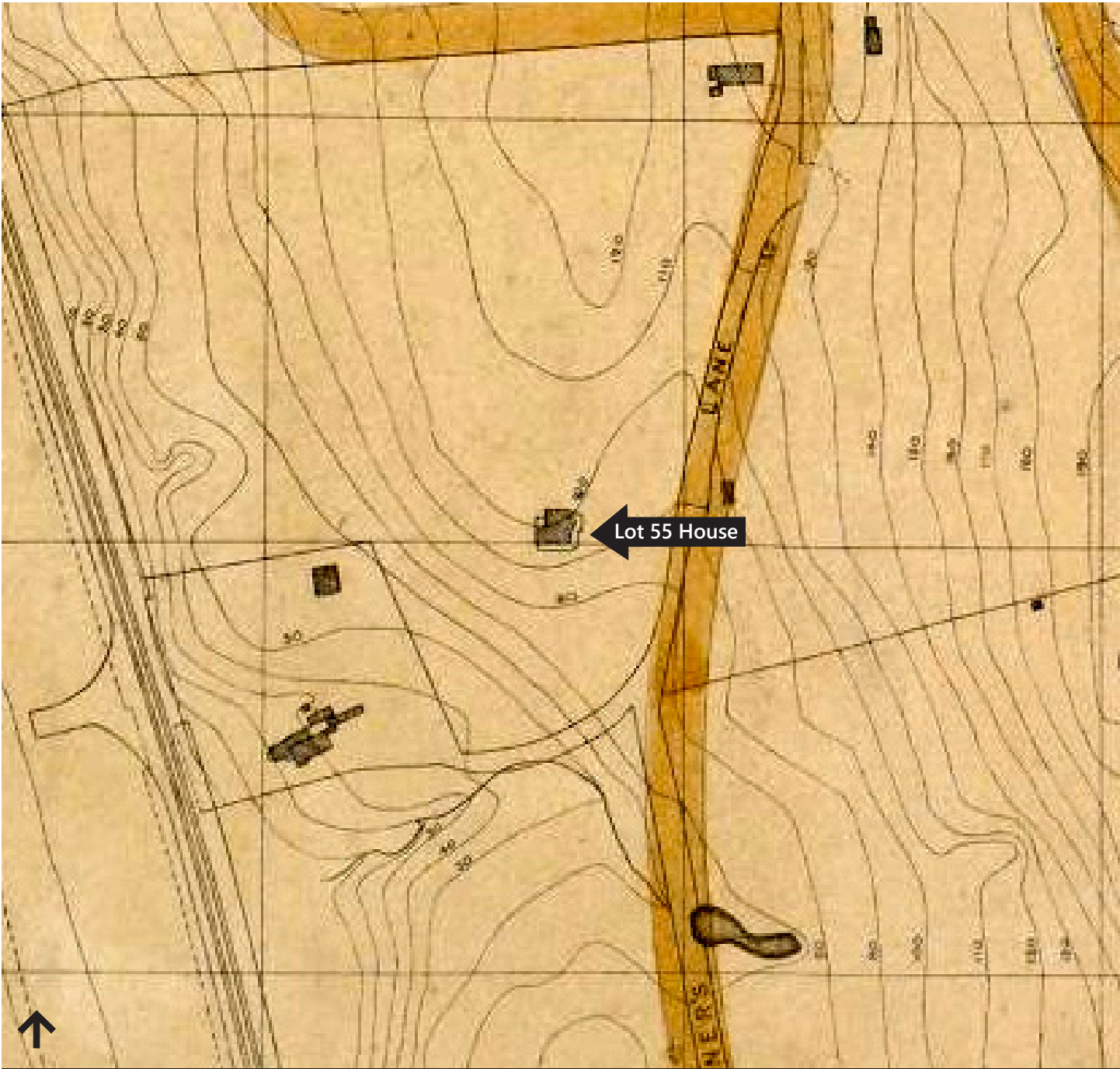


Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

**Geological Formations on
Project Site and Near Vicinity**

Figure
7

- | | | | |
|------------|-------------------------|---|-----------------------|
| CI | Lowerre Quartzite | | Project Site Location |
| Cm | Manhattan Schist | | |
| OCi | Inwood Marble | | |
| Sg | Granite and pegmatite | | |
| Yfa | Fordham Gneiss Member A | | |
| Yfb | Fordham Gneiss Member b | | |



Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

**1873 New York Department of Parks
Bronx Topographical Map with Project**

Figure
8

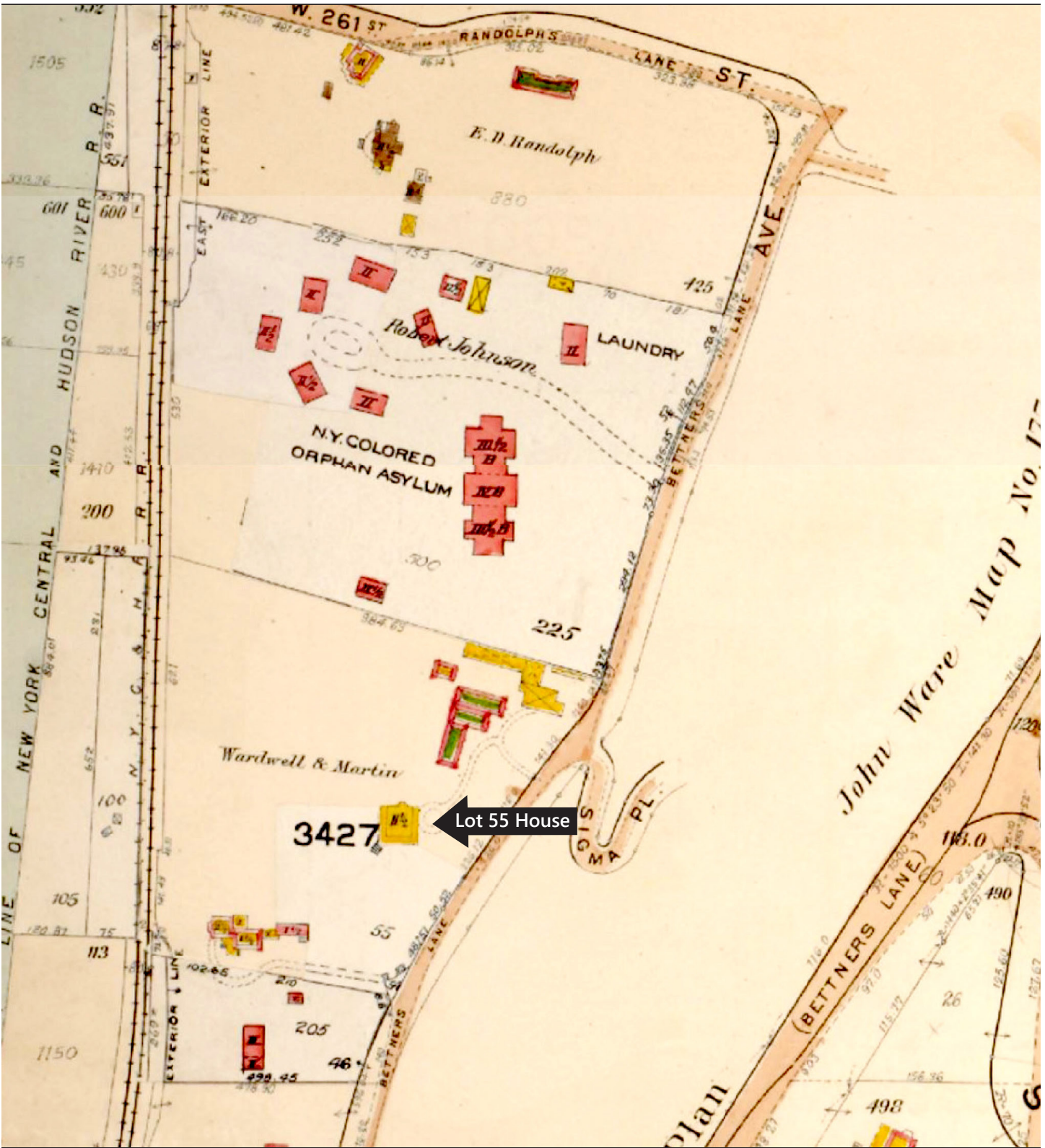
Source: Lionel Pincus and Princess Firyal Map Division, The New York Public Library



Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

1896 Sanborn Map Company Sheet 282
with Project

Figure
9

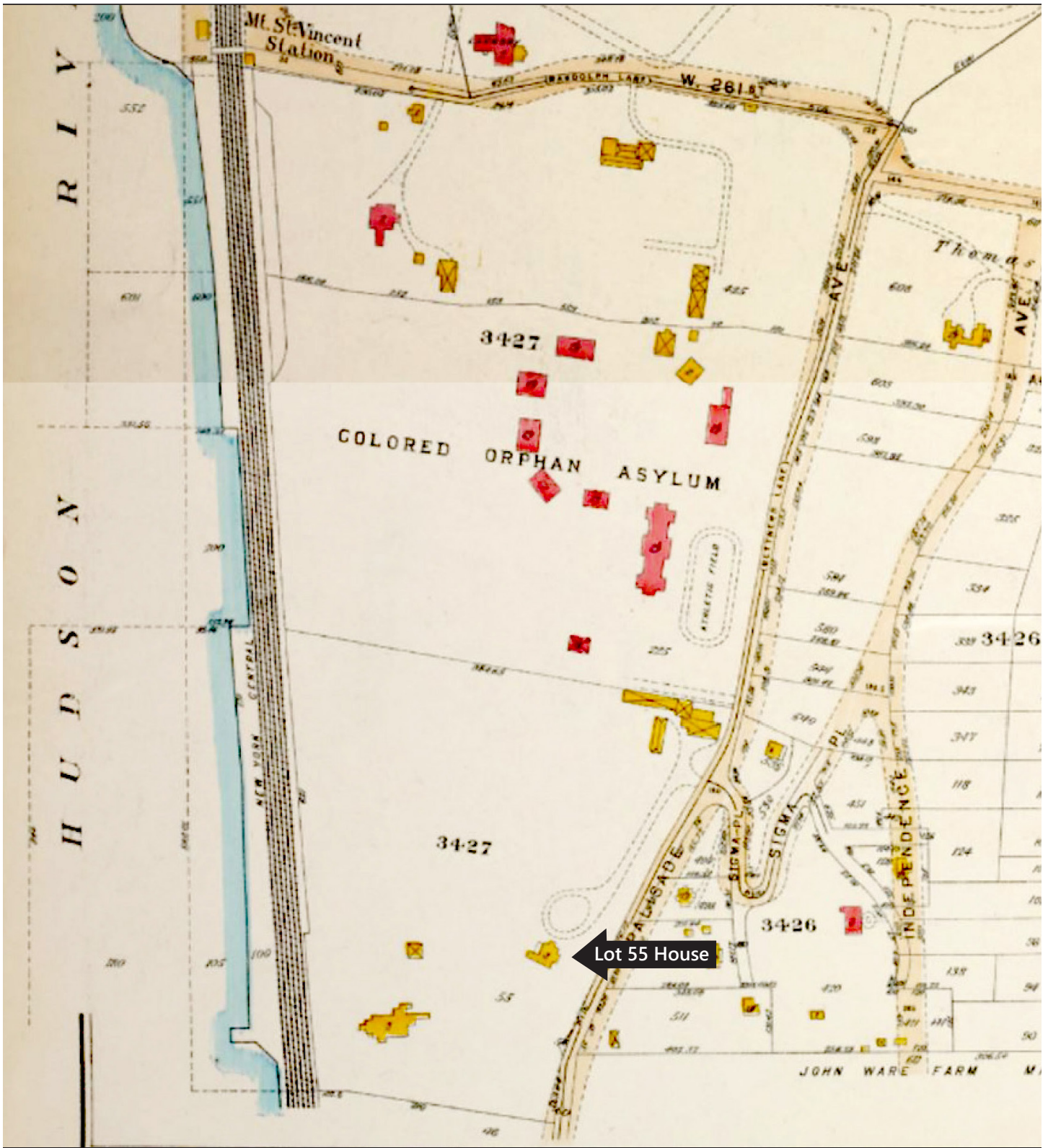


Hebrew Home Riverdale
 Palisade Avenue/Riverdale, New York

**1901 E. Belcher Hyde Plate
 No. 58 with Project**

**Figure
 10**

Source: Lionel Pincus and Princess Firyal Map Division, The New York Public Library



Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

**1921 G W Bromley Plate 80
with Project**

**Figure
11**




Figure
12

**Manhattan-Surveying Topographic
Survey – North Site**

Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York



Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

 South Site Boundary

Proposed Project
1950 Sanborn Fire Insurance Map

Figure
13



Hebrew Home Riverdale
Palisade Avenue/Riverdale, New York

South Site Boundary



Figure
14

Proposed Project
1978 Sanborn Fire Insurance Map



6 PHOTOGRAPHS

Looking East

Looking east from valley terrace toward the west-facing façade of Hebrew Home at Riverdale complex.



Looking Northeast

Looking northeast from the valley terrace toward the west-facing facades of the Hebrew Home at Riverdale complex.



Looking East

Looking east along the south boundary of Lot 225, the southernmost lot in the Hebrew Home at Riverdale complex. Note the exposed ledge rock to either side of the service road.



Looking West

Looking west at the north entrance to Lot 55, the original Passionist Father of Riverdale complex.



Looking South

Looking south along the valley terrace riverside edge toward Lot 55 in the distance.



Looking West

Looking west from the valley terrace riverside edge downslope to the MetroNorth Hudson Line railroad tracks.



Looking South

Looking south from the Hebrew Home at Riverdale southwest corner across the headwater cut to the Lot 55 re-contoured slope.



Looking West

Looking west at the Lot 55 re-contoured valley terrace slope.



Looking North

Looking north at the Lot 55 re-contoured valley terrace slope.





7 AGENCY CORRESPONDENCE

ENVIRONMENTAL REVIEW

Archaeology Review Only

Project number: DEPARTMENT OF CITY PLANNING / LA-CEQR-X
Project: HEBREW HOME FOR THE AGED
Date received: 7/22/2016

In order to complete the architectural review, all architectural survey materials should be submitted. Photographs should be labelled with address and block/lot, and keyed to a project map. Scope of work for each lot should be submitted as well as per LPC Request for Additional Information sent to applicant on 7/22/16.

Properties with Archaeological significance:

- 1) ADDRESS: 5801 PALISADE AVENUE, BBL: 2059330055
- 2) ADDRESS: 5931 PALISADE AVENUE, BBL: 2059330210
- 3) ADDRESS: 5941 PALISADE AVENUE, BBL: 2059330224
- 4) ADDRESS: 5961 PALISADE AVENUE, BBL: 2059330230
- 5) ADDRESS: 5921 PALISADE AVENUE, BBL: 2059330225

Comments: LPC review of archaeological sensitivity models and historic maps indicates that there is potential for the recovery of remains from 19th Century and Native American occupation on the project site. Accordingly, the Commission recommends that an archaeological documentary study be performed for this site to clarify these initial findings and provide the threshold for the next level of review, if such review is necessary (see CEQR Technical Manual 2014).



7/28/2016

SIGNATURE
Gina Santucci, Environmental Review Coordinator

DATE

File Name: 31657_FSO_DNP_07262016.doc