

SSDS PERFORMANCE ASSESSMENT WORK PLAN

567 Main Street
Westbury, New York

Site # 130043B

November 2, 2023

Prepared for: H.D.P Printing Industries Corporation
2459 Broadmoor Lane
Spring Hill, Florida 34606

Prepared by: Tyll Engineering and Consulting, PC
169 Commack Road, Suite 173
Commack, New York 11725



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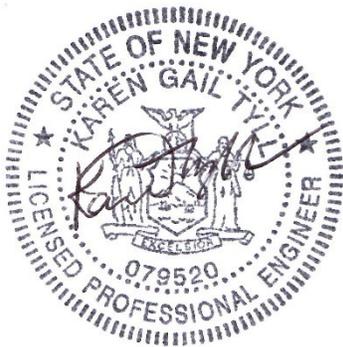
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Engineering Certification

I, Karen Tyll, P.E., certify that I am a New York State registered Professional Engineer and that this SSDS Performance Assessment Work Plan was prepared in accordance with applicable statutes and regulations and in substantial conformance with the Division of Environmental Remediation (DER) Technical Guidance for Site Investigation and Remediation (DER-10).



Karen Tyll, P.E.

NYS PE License No. 079520

11/02/2023

Date

1.0 INTRODUCTION

Tyll Engineering and Consulting, P.C. (TEC) has prepared this SSDS Performance Assessment Work Plan (the "Work Plan") on behalf of H.D.P Printing Industries Corporation (Client) for the property located at 567 Main Street, Westbury, NY (NYSDEC Site No. 130043A).

This Work Plan calls for the sampling of the Sub-slab Depressurization System (SSDS) to evaluate its remedial performance.

1.1 Site Location and Description

The site is located at 567 Main Street in Westbury, Nassau County, New York and is identified as Section 11, Block 164 and Lot 78 on the Nassau County Tax Map. Figure 1 is a Site location map. The Site is approximately 11,983 Square Feet. The Site is listed in the Registry of Inactive Hazardous Waste Disposal Sites in New York State as Site No. 130043A with a classification "2" pursuant to ECL Section 271305. H.D.P Printing Corp. is proposing to transfer title and control to the Site. Access to the Site (and building) is along both Main Street to the south and Swalm Street to the west. The building is located in an established industrial park and properties surrounding the site are primarily commercial and light industrial.

Currently there is a automobile outfitter occupying the building. The building has one floor and a very small basement used for utilities. The building is connected to the municipal sanitary sewer system.

There are no sensitive receptors such as schools, hospitals, and day care facilities within a 250 to 500- foot radius of the Site.

2.0 SSDS SYSTEM REMEDIAL ASSESSMENT SAMPLING

The objectives of the Work Plan are to:

- Complete soil vapor intrusion (SVI) sampling to assess the remedial progress of the SSDS system with respect to the potential soil vapor intrusion pathway.
- Develop and submit a report detailing the sampling results, analysis of data, conclusions, and recommendations for future remedial activities at the Site.

2.1 Soil Vapor Intrusion Sampling

The objective of this sampling is to determine if there are pathways for SVI that could allow the migration of vapors from the subsurface into the building. The proposed sampling locations include two of the four vapor implants at VP-2 and VP-3. The two indoor air samples, IA-2 and IA-3 will be co-located with the Sub slab samples. In addition to the locations indicated on Figure 2, an ambient air sample (OA-1) positioned upwind at the exterior of the building will also be selected on the day of sampling to assist in documentation of background, ambient conditions.

Sampling procedures are described below:

Permanent Sub-Slab Soil Vapor Points

Two of the four permanent sub-slab soil vapor points will be used for this sampling. These points were installed during the SSDS Installation completed in March 2023. These permanent vapor/monitoring points were installed to be used for future sub-slab soil vapor sampling and for the collection of vacuum readings.

Air Sampling

Samples will be collected during the heating season between November 15, 2023, and March 31, 2024. Indoor air and co-located sub-slab vapor samples will be collected in six-liter Summa Canisters over an eight-hour period to simulate the exposure scenario for a workplace during a single shift. Samples will be collected from the indoor air within the structure and from beneath the slab below the building. Sampling procedures are described below:

- Prior to sampling the sampling point will be purged and the seal integrity will be tested with an inert gas (helium) in accordance with NYSDOH guidance.

- Two Sub-slab soil vapor, two indoor air samples, and one outdoor air ambient sample will be collected using laboratory-evacuated six-liter Summa® canisters, which will be certified clean, with eight-hour flow regulators calibrated by the laboratory to ensure an 8-hour sampling duration. The flow rate will be less than the maximum flow rate of 0.2 liters per minute (LPM) (NYSDOH. 2006) and provided by a NYSDEC-certified analytical laboratory.
- At the two locations, VP-2 and VP-3, where co-located indoor air quality (IAQ) samples are also to be collected, sampling times will be coordinated so that sub-slab vapor and IAQ samples at the same location are collected at the same time. IAQ samples shall be located in the breathing zone (3 to 5 feet above the finished floor) within 2 to 3 feet of the soil vapor probe locations.
- A sampling log form will be used to document the initial and final vacuum readings of the Summa canisters along with the sampling times and canister and regulator identification numbers.
- A complete Product Inventory and Building Questionnaire will be completed at the time of sampling. Specific business practices would also be noted in the questionnaire such as truck maintenance and the frequency of the garage doors being open/closed.
- The HVAC system will be set for its normal heating season operation as if the building were occupied during the SVI sampling events.
- All samples will be delivered to New York State-accredited laboratory (TBD). EPA Method TO- 15 will be used to analyze the air samples and the results will be issued as a Category B deliverable. The results will be available within 15 business days and data will be compared to the appropriate NYSDOH guidelines.

All laboratory data are to be reported in NYSDEC ASP Category B deliverables and will be delivered to NYSDEC in electronic data deliverable (EDD) format. A Data Usability Report will be prepared meeting the requirements in Section 2.2(a)1.ii and Appendix 2B of DER-10 for all data packages generated.

3.0 DATA EVALUATION AND REPORTING

3.1 Daily Reports

Daily reports during field/sampling activities will be prepared and submitted to the NYSDEC project manager by the end of each day and will include:

- An update of progress made during the reporting day

- Photographic documentation of the activities completed during the reporting day
- Identification of samples collected during the reporting day
- An explanation of notable site conditions or issues
- A list of anticipated work for the following reporting day

3.2 SSDS Remedial Performance Report

Upon completion of field activities, analytical data will be evaluated and the work performed will be documented in a summary report. At a minimum, the data evaluation and summary report will include the following:

- Documentation of field activities performed: SVI sampling.
- A summary of analytical data for the SVI sample results. Data will be discussed in comparison to applicable regulatory standards and guidelines and will be presented in tabular and figure formats.
- Conclusions with respect to the remedial effectiveness of the SSDS system and recommendations for any further assessment, mitigation, etc.

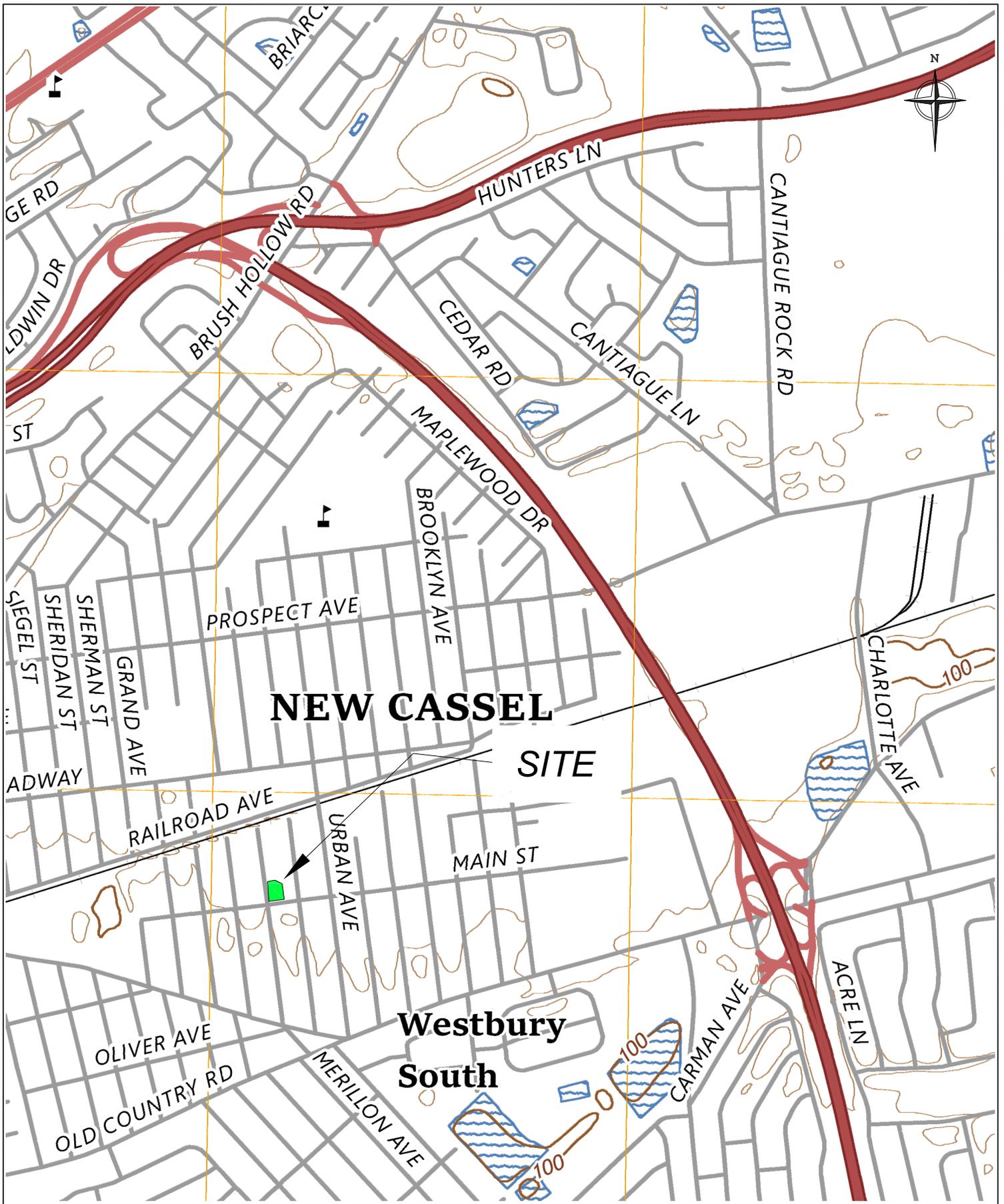
4.0 SCHEDULE

When this workplan is approved, we will immediately schedule the SSDS Repair and render the system operational. Then, the sampling will be scheduled for at least 30 days after the system is turned on (within the heating season November 15, 2022 to March 31, 2023).

Anticipated Schedule

System is Shutdown:	December 15, 2023
Initial SSDS System Sampling:	Not before January 15 th , 2023
Laboratory results:	15 days from sampling
Final Results Report to NYSDEC:	45 days from sampling

FIGURES



**NEW CASSEL
SITE**

**Westbury
South**

PREPARED BY:



**TYLL ENGINEERING &
CONSULTING PC**
169 Commack Road, Suite H173, Commack, NY 11725
PHONE: (631) 629-5373 Info@tyllengineering.com

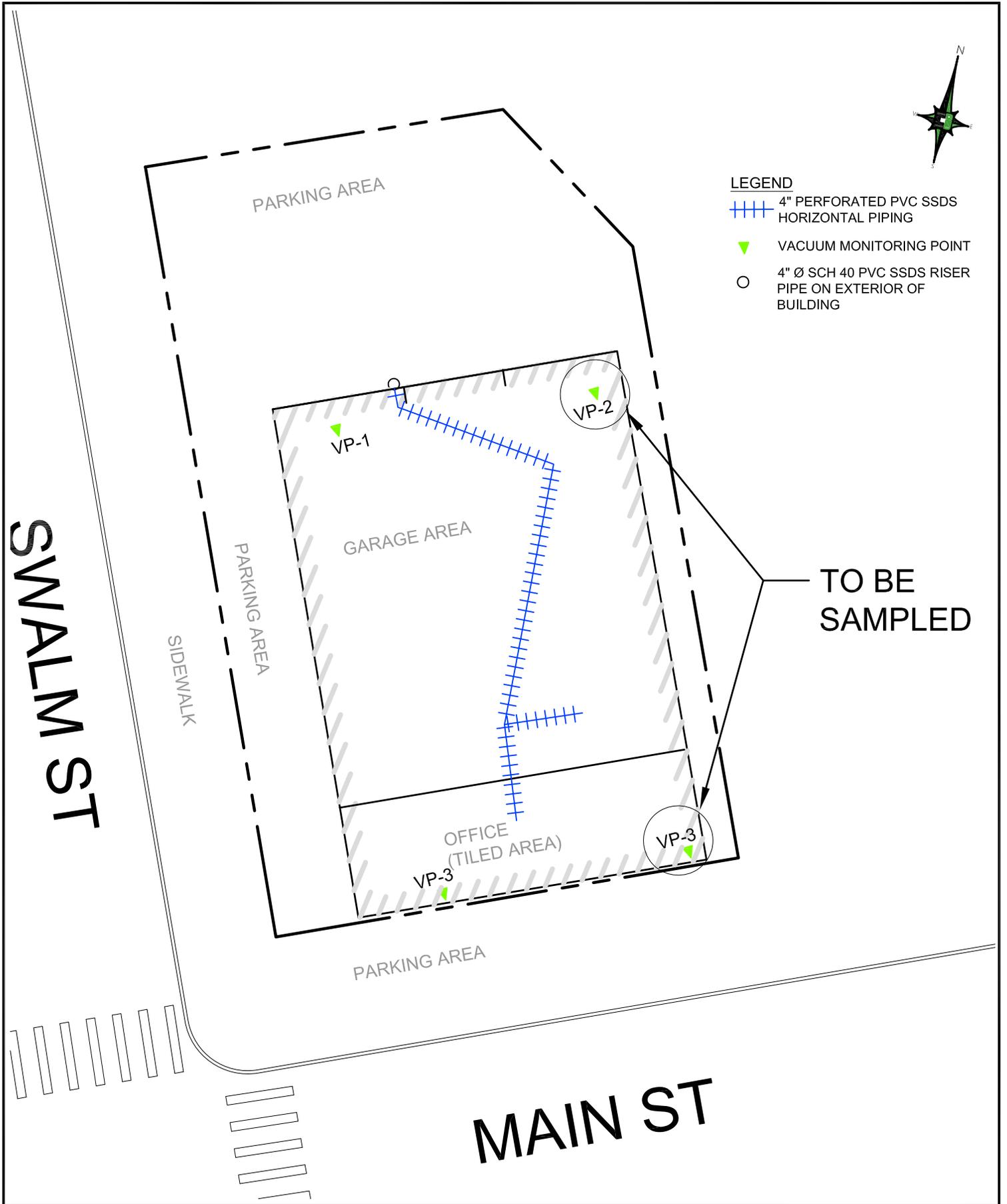
TITLE:

SITE LOCATION MAP
567 MAIN STREET
WESTBURY, NEW YORK

DRAWN: -	SCALE: NTS	DATE: 09-8-2023	PROJECT NO.: HDP2201
CHECKED: KT	APPROVED: KT	REVISION: -	NOTES: -
FIGURE NO.:		1	



- LEGEND**
-  4" PERFORATED PVC SSDS HORIZONTAL PIPING
 -  VACUUM MONITORING POINT
 -  4" Ø SCH 40 PVC SSDS RISER PIPE ON EXTERIOR OF BUILDING



PREPARED BY:



TYLL ENGINEERING & CONSULTING PC
 169 Commack Road, Suite H173, Commack, NY 11725
 PHONE: (631) 629-5373 info@tyllengineering.com

TITLE:

SVI SAMPLING PLAN
 567 MAIN STREET
 WESTBURY, NEW YORK

DWN: -	SCALE: NTS	DATE: 11/2/23	PROJECT NO.: HDP2201
CHKD: KT	APPD: KT	REV.: -	NOTES: -
FIGURE NO.:		2	