

# PERIODIC REVIEW REPORT

October 28, 2023 to October 28, 2024

LOVE CLEANERS  
416 Clinton Street  
Hempstead, NY 11550  
Site #130187

*Prepared for:*

**Mr. Mark Wieboldt**

3 Chase Lane  
Bethpage, New York 11714

*Prepared by:*

**Tyll Engineering and Consulting, PC**

169 Commack Road, Suite H173  
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June 2025



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## **1.0 INTRODUCTION**

The following Periodic Review Report (PRR) has been prepared by Tyll Engineering and Consulting, PC (TEC) on behalf of Mark Wieboldt for the property located at 416 Clinton Street in Hempstead, New York (Site) (Figure 1). This PRR document was prepared in accordance with the Site Management requirement of the Site as detailed in DER-10 and the site specific SMP.

### **1.1 Site Overview**

The Site is located within the Town of Hempstead, County of Nassau, New York and is identified as Section 34; Block J; and Lots 540 and 541 on the Nassau County Tax Map. The subject property (Site) is an approximate 0.2-acre area bounded by residential property to the north, Lincoln Boulevard to the south, the Village of Hempstead's Brierley Park/Clinton Street well field and water filtration plant to the east, and Clinton Street to the west (see Figures 1 and 2).

This Site consists of one on-site building of approximately 4,125 square feet and a paved parking lot. The current use of the Site is an active, commercially zoned laundromat that does not perform dry cleaning. The surrounding properties are zoned commercial and residential.

### **1.2 Site History**

Two (2) Remedial Investigation Reports and two (2) Soil Vapor Intrusion Investigations were completed for the target property in accordance with NYSDEC approved RI Work Plans (RIWP):

#### **May 17, 2013, Remedial Investigation Report, Conklin Services & Construction Inc.**

- This investigation was completed based on the Remedial Investigation Workplan completed by Conklin Services & Construction, Inc dated July 24, 2012. The work performed under this investigation consisted of the installation of two (2) soil borings on the western edge of the property (1-SB-13, 2-SB-13), two (2) soil vapor monitoring points adjacent to the soil borings (SV-1, SV-2), and one (1) sub-slab monitoring point installed within the building (SS-01). No volatile organic compounds (VOCs) were detected within the soil samples collected from soil borings 1-SB-13 or 2-SB-13. Analytical results for the sub-slab, ambient, and indoor air locations were below the NYSDOH air guidance value. Analytical results for the soil vapor points showed steeply elevated levels of TCE and PCE. Based on these findings, Conklin Services & Construction recommended a short term SVE pilot test be performed, additional soil vapor investigations to delineate the impacted areas, and confirmation sampling to be performed on the sub-slab location.

#### **October 21, 2015, Remedial Investigation Report, Optima Environmental Services, Inc.**

- This investigation was completed based on the Remedial Investigation Workplan completed by Conklin Services & Construction on November 17, 2014. The work performed under this investigation consisted of two (2) external vapor monitoring points (VP-3, VP-4), the installation of two (2) interior sub-slab monitoring point (SS2R,

SUBSLAB), the installation of one (1) Soil Vapor Extraction well (SVE), air sampling, and SVE pilot testing. Of the five (5) air samples collected, the ambient air concentrations did exceed air guidance values for methylene chloride, but it was determined that the elevated levels were most likely attributed to laboratory artifact or error. Soil gas sampling indicated elevated PCE concentrations in the sub-slab samples both within and outside of the existing building footprint, and elevated concentrations were reported for soil vapor samples collected offsite. The SVE pilot test indicated that Soil Vapor Extraction would be a viable option. Based on these findings, Optima Environmental Services recommended the installation of the sub-slab depressurization system, the installation of a soil extraction system, and an investigation of sub-slab depressurization system, the installation of a soil vapor extraction system, and a of sub-slab and indoor air investigation for the adjacent 415 Clinton Street property.

### **1.3 Summary of Site Remedy**

Based on the results of the investigations at the Site, the Department required the implementation of both Institutional Controls and Engineering Controls. Engineering Controls in the form of a Sub Slab Depressurization System (SSDS) had been installed at the Site building to mitigate the potential for soil vapor intrusion were installed in 2017. Institutional controls listed on the environmental easement include (1) implement, maintain and monitor Engineering Control systems; (2) prevent future exposure to remaining contamination; and, (3) limit the use and development of the site to residential, restricted residential, commercial, and industrial uses only

### **1.4 Remedial Action Objectives**

The Remedial Action Objectives (RAOs) are detailed in the Record of Decision (ROD) dated March 28, 2016.

#### ***1.4.1 Groundwater RAOs***

##### **RAOs for Public Health Protection**

- Prevent ingestion of groundwater with contaminant levels exceeding drinking water standards.

#### ***1.4.2 Soil RAOs***

##### **RAOs for Public Health Protection**

- Prevent ingestion/direct contact with contaminated soil.

#### ***1.4.3 Soil Vapor RAOs***

##### **RAOs for Public Health Protection**

- Mitigate impacts to public health resulting from existing, or the potential for soil vapor intrusion into buildings at a site.

## **1.5 Site Closure Criteria**

Generally, remedial processes are considered completed when effectiveness monitoring indicates that the remedy has achieved the remedial action objectives identified by the decision document. The framework for determining when remedial processes are complete is provided in Section 6.6 of NYSDEC DER-10. The active SSDS will not be discontinued unless prior written approval is granted by the NYSDEC and the NYSDOH. In the event that monitoring data indicates that the SSDS may no longer be required, a proposal to discontinue the SSDS will be submitted by the remedial party to the NYSDEC and NYSDOH.

### ***1.5.1 Sub-Slab Depressurization System (SSDS)***

As stated in Section 3.3.3 of the SMP, the active SSDS will not be discontinued unless prior written approval is granted by the NYSDEC. In the event that monitoring data indicates that the SSDS is no longer required, a request to discontinue the SSDS will be submitted by the property owner to the NYSDEC and NYSDOH.

A Sub-Slab Depressurization System Shutdown Work Plan (Mitigation System Termination Work Plan) was submitted to the NYSDEC in January 2023 and approved on January 27, 2023.

## **1.6 Deviations from the Design**

The SSDS has been running since it was installed in 2017. No changes to the remedial design or SSDS were reported.

## **2.0 EVALUATE REMEDY PERFORMANCE, EFFECTIVENESS, AND PROTECTIVENESS**

Presently, an annual evaluation is completed at the site to document the operation and effectiveness of the SSDS.

The SSDS System is in operation at the Subject property. The objective of the SSDS is to remove any vapors from under the slab which assists in safeguarding the occupants from potentially harmful vapors.

No additional inspections were conducted during this reporting period as there were no events that warranted inspections or emergency inspections. The Site-wide Inspection form is enclosed as **Appendix A**. Select photographs of the Site during the inspection are also enclosed within **Appendix C**.

The Engineering Controls have been and are continuing to be effective at reducing the contamination at the Site and meeting the Remedial Action Objectives for Groundwater, Soil, and Soil Vapor. The SVI testing completed this year has illustrated that the SSDS has been effective.

### **3.0 INSTITUTIONAL AND ENGINEERING CONTROL PLAN COMPLIANCE REPORT**

#### **3.1 Engineering Controls**

Engineering controls (ECs) at the Site consist of a sub-slab depressurization system to mitigate the potential for soil vapor intrusion. Assurance of the ECs developed for the Site will be achieved using a combination of site inspections, monitoring, and annual certifications. The engineering controls were inspected and evaluated on May 20, 2025 by Karen Tyll, PE (see form in **Appendix A** showing pressure readings and other observations). The Owner inspects the facility on a monthly basis and has provided a form detailing these inspections which can be found in **Appendix A**.

Procedures for monitoring, operating and maintaining the SSDS were provided in the Operation and Maintenance (O&M) Plan in Appendix C of the Site Management Plan (SMP). The O&M Plan also addresses inspection procedures that must occur after any severe weather conditions that may affect the ECs. No severe weather inspections were required during the Reporting Period.

#### **3.2 Institutional Controls**

Institutional Controls include an environmental easement on the property to (1) implement, maintain and monitor the Engineering Controls; (2) prevent future exposure to remaining contamination by controlling disturbances of the subsurface contamination; and, (3) limit the use and development of the site to commercial uses only.

The environmental easement for the site was executed by the Department on June 27, 2018, and filed with the Nassau County Nassau Clerk soon after. A copy of the easement was provided in Appendix B of the Site Management Plan (not attached).

#### **3.3 Status of Controls**

At the time of this PRR, the Engineering controls in the form of the SSDS were operating. The environmental easement was obtained on June 27, 2018. The SSDS was shut down for sampling on February 22, 2025 for the required 30 day shutoff period before Soil Vapor Intrusion (SVI) sampling. The SSDS was turned back on, on April 24, 2025. The three fans were operating properly on the date of the inspection.

No severe weather conditions occurred during the reporting period.

##### **3.3.1 Corrective Measures**

There are no known deficiencies of the Engineering Controls or Institutional Controls at this time and as a result, no corrective measures are warranted.

#### **3.4 IC/EC Certification**

The annual certification for the Site consists of a completed NYSDEC IC/EC Certification Forms. The completed IC/EC Certification Forms were signed by the Owner, Erik Wieboldt and Karen Tyll, P.E.,

a professional engineer licensed to practice in New York State, as the Qualified Environmental Professional and are enclosed in **Appendix B**. The annual certification statement was prepared in accordance with the SMP and was signed by the Owner, Erik Wieboldt and can be found in **Appendix A**.

#### 4.0 MONITORING PLAN COMPLIANCE REPORT

The Monitoring Plan describes the measures for evaluating the performance and effectiveness of the remedy to reduce or mitigate contamination at the site and all affected site media identified below. The Monitoring Plan may only be revised with the approval of NYSDEC.

This Monitoring Plan describes the methods to be used for:

- Sampling and analysis of all appropriate media (e.g., groundwater, indoor air, soil vapor, soils);
- Assessing compliance with applicable NYSDEC standards, criteria and guidance, particularly ambient groundwater standards and Part 375 SCOs for soil;
- Evaluating site information periodically to confirm that the remedy continues to be effective in protecting public health and the environment; and

To adequately address these issues, the Monitoring Plan provides information on:

- Sampling locations, protocol, and frequency;
- Information on all designed monitoring systems (e.g., well logs);
- Analytical sampling program requirements;
- Inspection and maintenance requirements for monitoring wells;
- Monitoring well decommissioning procedures; and
- Annual inspection and periodic certification.

Annual monitoring of the performance of the remedy and overall reduction in contamination on-site and off-site will be conducted for the first five years. The frequency thereafter will be determined by NYSDEC. Trends in contaminant levels in air, soil, and/or groundwater (if tested) in the affected areas, will be evaluated to determine if the remedy continues to be effective in achieving remedial goals. Monitoring programs are summarized in tabulation below:

Remedial System Component	Monitoring Parameter	Operating Range	Monitoring Schedule
Pipe	Visual	N/A	Annually

Permanent Sub Slab Ports	Vacuum check	>-0.004 "H <sub>2</sub> O	Annually
Risers	Static vacuum and gate valve position	N/A	Annually
Blowers	Visual	N/A	Annually

#### **4.1 Summary of Sub-slab and Indoor Air Sampling During the Reporting Period**

##### **July 2024, Indoor Air Quality Investigation, Merritt Environmental Consulting Corp.**

This investigation was completed based on the Sub-Slab Depressurization System (SSDS) Shutdown Work Plan prepared by Tyll Engineering and Consulting PC on January 27, 2023 and approved by the NYSDEC on January 27, 2023. The work performed under this investigation on February 7, 2024 consisted of the collection of two (2) indoor air samples, one (1) indoor air sample duplicate, two (2) sub-slab soil vapor samples, and one (1) outdoor ambient air sample.

PCE was detected in one of the indoor air samples, IA2R at 0.27 ug/m<sup>3</sup> and the indoor air sample duplicate. PCE was detected in the sub-slab vapor sample SS2R at a concentration of 350 ug/m<sup>3</sup> and in SS3 at concentration of 34.6 ug/m<sup>3</sup>. The only other analyte found in the sub-slab soil vapor was TCE at a concentration of 0.86 ug/m<sup>3</sup>. PCE was not detected in the outdoor air sample nor the indoor air sample, IA3. When compared with the NYSDOH Decision Matrices, no further action is determined for PCE. Methylene chloride was detected in both indoor air and sub-slab soil vapor which triggered "mitigation" on the decision matrices. Methylene chloride was also found in the outdoor air sample at a concentration of 109 ug/m<sup>3</sup> and in the indoor air sample IA3 at a concentration of 198 ug/m<sup>3</sup>. The QA/QC sample IA3DUP had a concentration of 7.99 ug/m<sup>3</sup>. Merritt surmised that these results indicated inconsistencies of the lab data and could indicate a lab error.

##### **May 2025, Second Round Vapor Intrusion Investigation, Merritt Environmental Consulting Corp.**

As per the approved work plan, the SSDS was shut down on February 22, 2025. After the 30-day temporary SSDS shut down, sampling was conducted by Merritt Environmental (MECC) on March 31, 2025 and April 12, 2025. Sub-slab vapor samples and co-located indoor air samples were collected as per the approved work plan. The samples were collected in 6L Summa Canisters over an eight (8)-hour period. The work performed under this investigation consisted of the collection of two (2) indoor air samples, one (1) indoor air sample duplicate, two (2) sub-slab soil vapor samples, and one (1) outdoor ambient air sample.

Merritt was informed by the lab that the two sub-slab samples were not viable samples and they had to be recollected. The NYSDEC was contacted about this issue on April 8, 2025 and upon consultation with the NYSDOH, they agreed to allow the sample to be retaken on April 12, 2025.

PCE was detected in one of the indoor air samples, IA2R at 1.49 ug/m<sup>3</sup>, IA3 at 0.54 ug/m<sup>3</sup>, and the indoor air sample duplicate at 2.03 ug/m<sup>3</sup>. PCE was detected in the sub-slab vapor sample SS2R at a concentration of 365 ug/m<sup>3</sup> and in SS3 at concentration of 28.5 ug/m<sup>3</sup>. PCE was detected in the outdoor air sample at concentration of 2.51 ug/m<sup>3</sup>. The only other analyte found in the sub-slab soil vapor was TCE at a concentration of 0.86 ug/m<sup>3</sup>. Merritt reported that no PCE degradation products were detected in any of the samples.

The other decision matrix compounds all yielded “No Further Action” results. None of the other detected decision matrices compounds yielded a “mitigation” result.

## **5.0 OPERATION & MAINTENANCE (O&M) PLAN COMPLIANCE REPORT**

### **5.1 Sub-Slab Depressurization System**

The three RadonAway and Vapor Dynamics fans installed for the SSDSs do not require any maintenance. They have no filters and do not require lubrication. If the fan should fail to work in the future, it should be replaced by an electrician with a similar make and model fan.

### **5.2 SSDS Monitoring Schedule**

Based on the manufacturer's literature (and stated above), there are no maintenance requirements for the SSDS fan. Each of the three systems include a vacuum gauge with a visual low air flow alarm. If the fan fails to operate, a red light in the office of the Laundromat or basement will illuminate and the alarm will periodically buzz. A sign with the phone number to call for service is posted in the office.

The vacuum gauges, fans and visible duct work were inspected on May 20, 2025. The pressure readings were also obtained from the 5 riser pipes, and from 5 of the 9 permanent vacuum monitoring ports on May 20, 2025. The pressure readings not obtained at 4 of the ports due to either lack of access, devices not found, or the ports were not opening. Please see the O&M Checklist in **Appendix A**.

Inspection frequency is subject to change with the approval of the NYSDEC. Unscheduled inspections and/or sampling may take place when a suspected failure of the SSDS has been reported or an emergency occurs that is deemed likely to affect the operation of the system.

### **5.3 SSDS General Equipment Monitoring**

A visual inspection of the complete system has been conducted during each monitoring event. SSDS components to be monitored include, but are not limited to, the vacuum gauge/alarm, fan and duct work. If any equipment readings are not within their typical range, any equipment is observed to be malfunctioning, or the system is not performing within specifications, maintenance and repair are required immediately, and the SSDS restarted.

### **5.4 SSDS Operation and Maintenance Deficiencies**

Due to the nature of the SSDS fan as discussed above, there are no deficiencies in the O&M of the system.

### **5.5 SSDS Conclusions and Recommended Improvements**

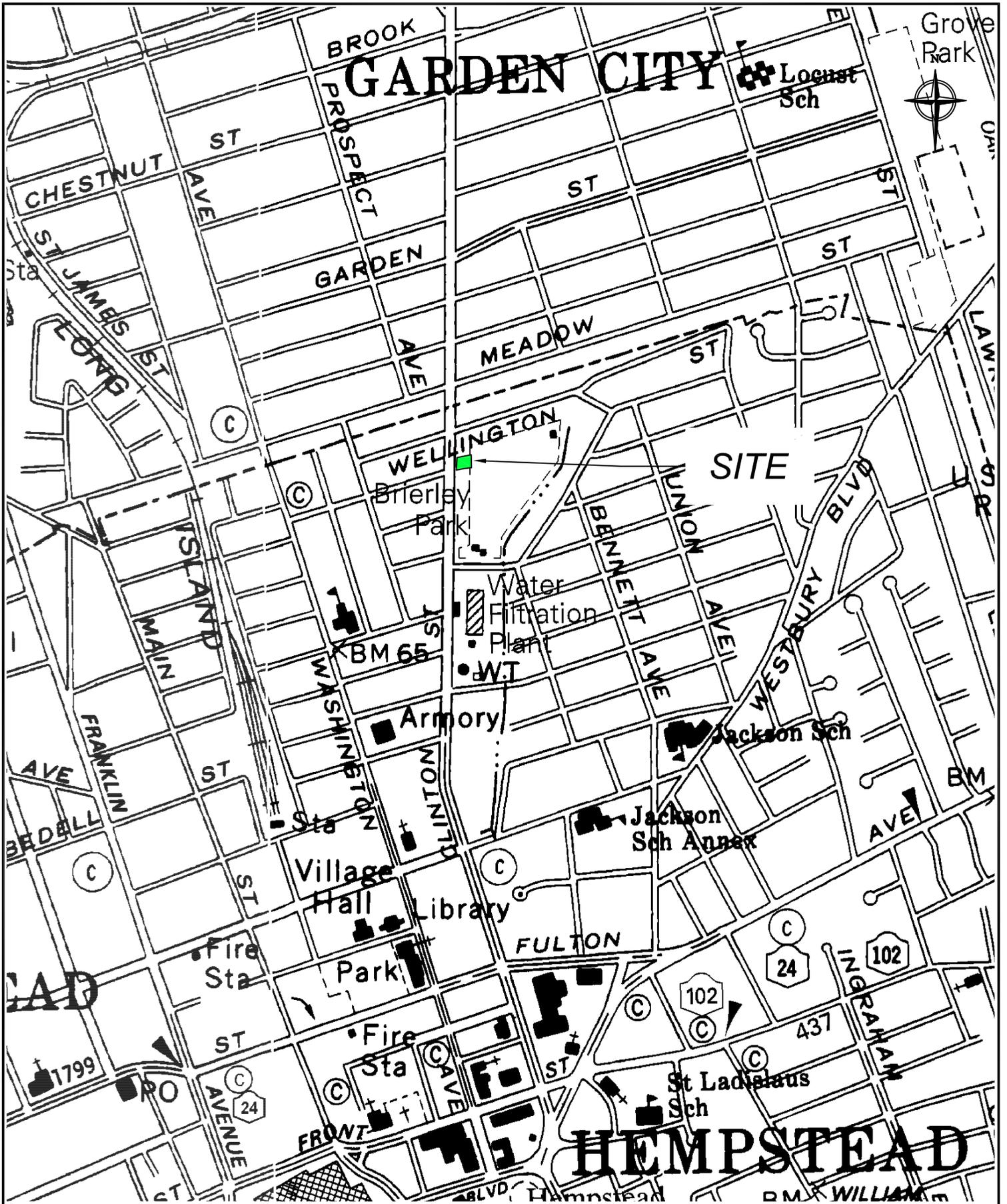
It has been recommended to the owner to install gooseneck pipes on each of the SSDS fan discharges to avoid water infiltration.

## 6.0 CONCLUSIONS AND RECOMMENDATIONS



During the reporting period, the Site ECs were determined to be operating as required by the SMP and ROD. No modifications to the ECs are required at this time. Since none of the decision matrices compounds yielded a “mitigation” result, we believe we are on track for shut down of the SSDS.

## Figures



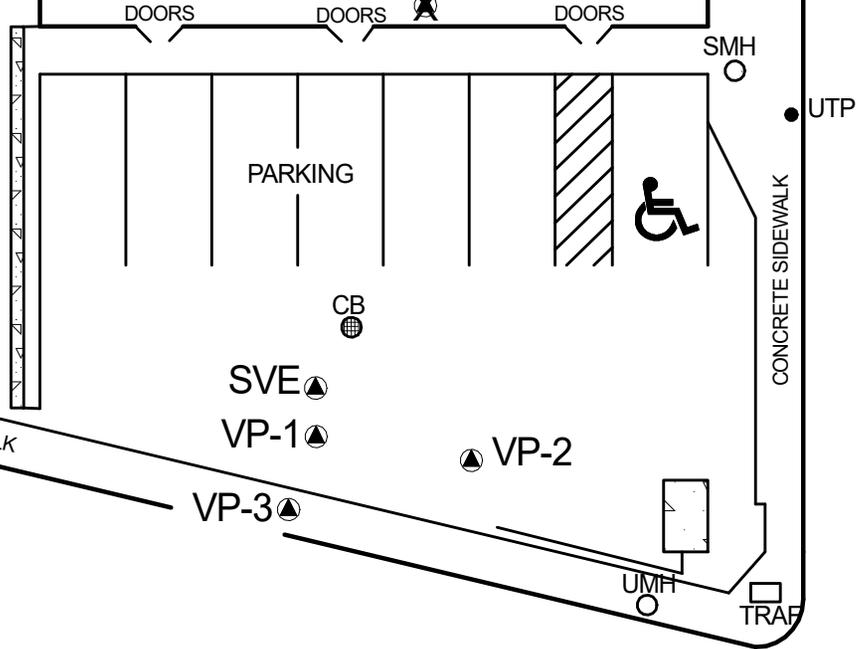
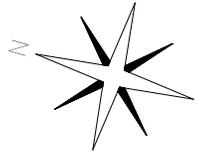
PREPARED BY:  
 **TYLL ENGINEERING & CONSULTING PC**  
 169 Commack Road, Suite H173, Commack, NY 11725  
 PHONE: (631) 629-5373 info@tyllengineering.com

TITLE:  
**SITE LOCATION MAP**  
 416 CLINTON STREET  
 HEMPSTEAD, NEW YORK

DRAWN: -	SCALE: NTS	DATE: 11-23-2021	PROJECT NO.: SEI2106
CHECKED: KT	APPROVED: KT	REVISION: -	NOTES: -
FIGURE NO.:		1	



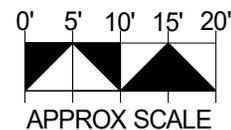
SS2R LAUNDRY PALACE  
416 CLINTON STREET  
SUBSLAB  
(DESTROYED)



← TO WELLINGTON ST.

CLINTON STREET

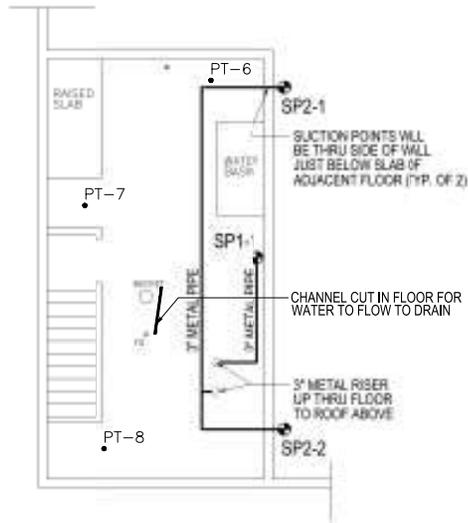
TO LINCOLN BLVD. ↓



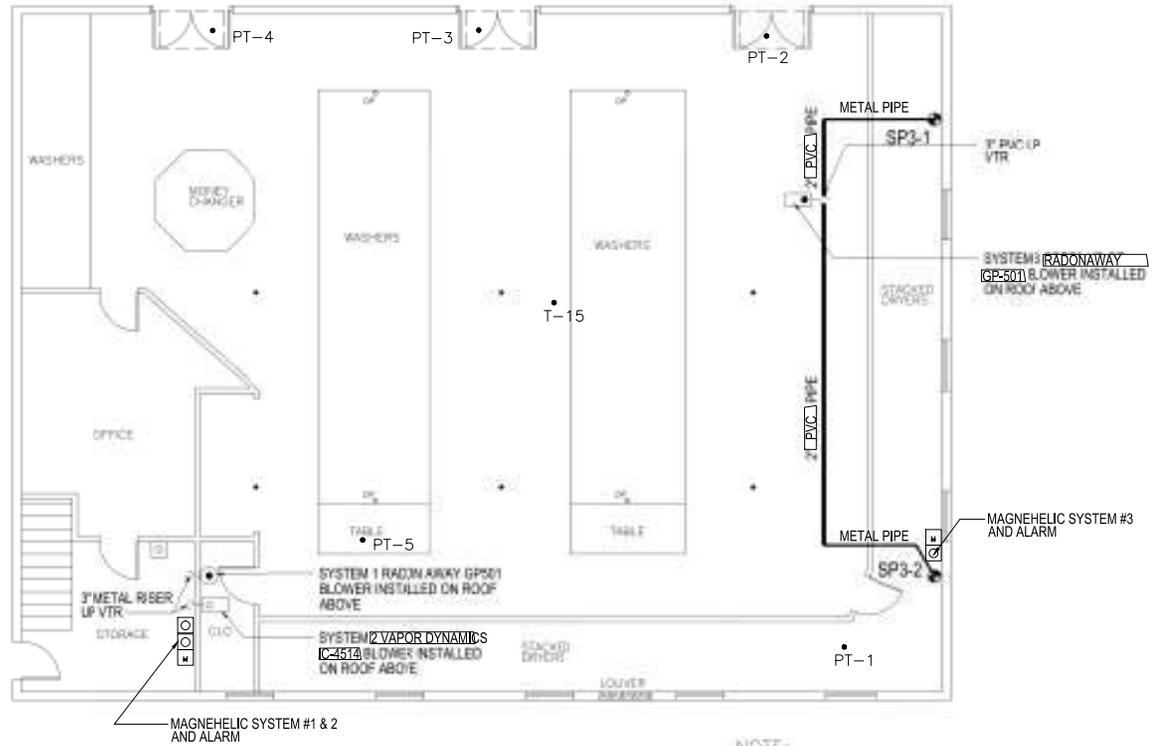
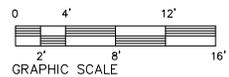
Conklin Services and Construction, Inc. - Environmental Division	
94 Stewart Avenue, Newburgh, New York 12550 www.conklinservices.com	
VAPOR RECOVERY SITE SKETCH	LAUNDRY PALACE
PROJECT# E-17118	aka/ LOVE CLEANERS
STATE SUPERFUND PROGRAM	416 CLINTON STREET
SITE CODE # 130187	HEMPSTEAD, NY 11550
DRAWN BY A. SCHEU	DATE 05/13/2015
SCALE NONE	SHEET 1 OF 1
SITE SKETCH	

CLINTON STREET

PARKING LOT



BASEMENT PLAN



NOTE:  
WINDOWS TO REMAIN IN PRESENT OPEN  
CONDITION OR OPEN LOUVERED VENT 100%

FLOOR PLAN

AS-BUILTS

LEGEND

- SP#x-x SUCTION POINT
- PT-X PERMANENT TEST HOLE
- [Vapor Dynamics symbol] VAPOR DYNAMICS IC-4514
- [Radon Away symbol] RADONAWAY GP501
- [Magnehelic symbol] MAGNEHELIC PANEL
- [Alarm panel symbol] ALARM PANEL
- [Fire collar symbol] FIRE COLLAR

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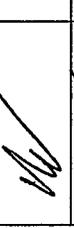
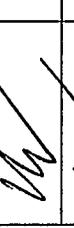
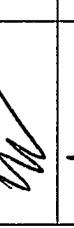
REVISION	DATE
AS-BUILTS	6-19-17
	9-13-16
DRAWN BY	DMS
APPROVED	TEH
SCALE	1/4"=1'
CHECKED BY	TEH
SHEET TITLE	
SUCTION PTS & BLOWERS	
SHEET NO.	
3	

Appendix A  
Site-wide Inspection Form

# MONTHLY LOG SHEET 416 Clinton Street, Hempstead, New York

2024

2024

SSDS Monthly Log Sheet	12/4/23	1/10	2/13	3/7	4/18	5/9	6/19	7/16	8/22	9/12	Oct	NOV	DEC
Inspector	KT	EW	EW	EW	EW	EW	EW	EW	EW	EW	N/A	N/A	N/A
1. Are the 3 SSDS blowers operational at the time of the inspection?	Y	N	N	N	Y	Y	Y	Y	Y	Y			
2. Is the SSDS System expelling Air from the exhaust on the roof of the building?	Y				Y	Y	Y	Y	Y	Y			
3. Based on site records, was the system not operating for any amount of time since the last inspection, maintenance, or repair event? For how long? Provide details.	Y				N	N	N	N	N	N			
4. Do the alarm lights on the panel indicate that the system is operational?	Y				Y	Y	Y	Y	Y	Y			
5. Do the Magnehelic gauges show air flow?	Y				Y	Y	Y	Y	Y	Y			
6. Was there any construction activity, or indication of any construction activity within the past certification year (including any tenant improvements), that included the breaching of the concrete basement floor slab or basement walls at the time of this inspection?	N				N	N	N	N	N	N			
7. Are there any new cracks in the concrete slab or concrete basement walls?	N				N	N	N	N	N	N			
a. If YES, is there documentation that the Soil Management Plan (SMP), HASP, and CAMP for the site was/is being followed?	-	-	-	-	-	-	-	-	-	-			
b. If YES, is there documentation that all breaches in the floor slab have been sealed?	-	-	-	-	-	-	-	-	-	-			
8. Does all the visible SSDS piping appear intact and undamaged?	Y				Y	Y	Y	Y	Y	Y			
9. Have any intake points been constructed at the roof less than 10 feet the SSDS blower discharge point?	N				N	N	N	N	N	N			
10. Please ensure that dust and debris has been removed from the area surrounding the blowers on the roof.	Y				Y	Y	Y	Y	Y	Y			
Notes	Annual Site Inspection												
Signature Line											N/A	N/A	N/A

← NO ACCESS



**Operations and Maintenance Checklist:**

Component	Date	Condition/Reading		Date	Condition/Reading		Date	Condition/Reading	
Sealing	6/2/2017	New		12/5/23	good condition		5/20/25	good condition	
Pipe	6/2/2017	New		12/5/23	good condition		5/20/25	good condition	
Blowers	6/2/2017	New		12/5/23	good condition		5/20/25	good condition	
Blower Number	Date	Static Vac	Airflow cfm	Date	Static Vac	Airflow cfm	Date	Static Vac	Airflow cfm
Blower #1	6/2/2017	-3.5"	34	12/5/23	-4.0	82.5	5/20/25	-3.80	81
Blower #2	6/2/2017	-4.6"	168	12/5/23	-0.5	32	5/20/25	-7.00	312
Blower #3	6/2/2017	-3.1"	54	12/5/23	-2.9	138	5/20/25	-2.95	139
Riser Number	Date	Static Vac	Gate Valve	Date	Static Vac	Gate Valve	Date	Static Vac	Gate Valve
1-1	6/2/2017	-3.5	100	12/5/23	-3.76	Not Found	5/20/25	-3.75	Not Found
2-1	6/2/2017	-2.4	100	12/5/23	-0.07	100%	5/20/25	-4.89	100%
2-2	6/2/2017	-2.6	100	12/5/23	-0.07	100%	5/20/25	-5.49	100%
3-1	6/2/2017	-3.1	100	12/5/23	-2.75	100%	5/20/25	-2.82	100%
3-2	6/2/2017	-3.0	100	12/5/23	-2.77	100%	5/20/25	-2.95	100%
Permanent Port	Date	Vacuum "w.c.		Date	Vacuum "wc		Date	Vacuum "wc	
PT-1	6/2/2017	-0.0560		12/5/23	could not find		5/20/25	could not find	
PT-2	6/2/2017	-0.0847		12/5/23	-0.02"		5/20/25	-0.07"	
PT-3	6/2/2017	-0.0921		12/5/23	-0.02		5/20/25	-0.06	
PT-4	6/2/2017	-0.1440		12/5/23	could not open		5/20/25	could not open	
PT-5	6/2/2017	-0.2980		12/5/23	-0.02		5/20/25	could not open	
PT-6	6/2/2017	-0.1860		12/5/23	-0.06		5/20/25	-0.09	
PT-7	6/2/2017	-0.1052		12/5/23	-0.02		5/20/25	-0.08	
PT-8	6/2/2017	-0.3050		12/5/23	could not open		5/20/25	-0.27	
T-15	6/2/2017	-0.1710		12/5/23	could not find		5/20/25	could not find	

## CERTIFICATION

For each institutional or engineering control identified for the site, I certify that all of the following statements are true:

- The inspection of the site to confirm the effectiveness of the institutional and engineering controls required by the remedial program was performed under my direction;
- The institutional control and/or engineering control employed at this site is unchanged from the date the control was put in place, or last approved by the Department;
- Nothing has occurred that would impair the ability of the control to protect the public health and environment;
- Nothing has occurred that would constitute a violation or failure to comply with any site management plan for this control;
- Access to the site will continue to be provided to the Department to evaluate the remedy, including access to evaluate the continued maintenance of this control;
- If a financial assurance mechanism is required under the oversight document for the site, the mechanism remains valid and sufficient for the intended purpose under the document;
- Use of the site is compliant with the environmental easement;
- The engineering control systems are performing as designed and are effective;
- To the best of my knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program and generally accepted engineering practices; and
- The information presented in this report is accurate and complete.

I certify that all information and statements in this certification form are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.

I, Mark Wieboldt, of 3 Chase Lane, Bethpage, New York, am certifying as Owner/Remedial Party for the site.



Signature

Mark Wieboldt

Print Name

5/20/25

Date

Appendix B  
PRR Certification  
Forms



**Enclosure 2**  
**NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION**  
**Site Management Periodic Review Report Notice**  
**Institutional and Engineering Controls Certification Form**



	<b>Site Details</b>	<b>Box 1</b>	
<b>Site No.</b>	<b>130187</b>		
<b>Site Name Love Cleaners</b>			
Site Address: 416 Clinton Street    Zip Code: 11550			
City/Town: Hempstead			
County: Nassau			
Site Acreage: 0.195			
Reporting Period: October 28, 2023 to October 28, 2024			
		YES	NO
1. Is the information above correct?		x	
If NO, include handwritten above or on a separate sheet.			
2. Has some or all of the site property been sold, subdivided, merged, or undergone a tax map amendment during this Reporting Period?			x
3. Has there been any change of use at the site during this Reporting Period (see 6NYCRR 375-1.11(d))?			x
4. Have any federal, state, and/or local permits (e.g., building, discharge) been issued for or at the property during this Reporting Period?			x
<b>If you answered YES to questions 2 thru 4, include documentation or evidence that documentation has been previously submitted with this certification form.</b>			
5. Is the site currently undergoing development?			x

	<b>Box 2</b>	
	YES	NO
6. Is the current site use consistent with the use(s) listed below? Residential, Restricted-Residential, Commercial, and Industrial	x	
7. Are all ICs in place and functioning as designed?	x	
<b>IF THE ANSWER TO EITHER QUESTION 6 OR 7 IS NO, sign and date below and DO NOT COMPLETE THE REST OF THIS FORM. Otherwise continue.</b>		
<b>A Corrective Measures Work Plan must be submitted along with this form to address these issues.</b>		
N/A		
_____ Signature of Owner, Remedial Party or Designated Representative		_____ Date

**Description of Institutional Controls**

<u>Parcel</u>	<u>Owner</u>	<u>Institutional Control</u>
<b>34-J-540</b>	Mr. Mark Weiboldt	Monitoring Plan Site Management Plan IC/EC Plan
<b>34-J-541</b>	Mr. Mark Weiboldt	Monitoring Plan Site Management Plan IC/EC Plan

**Description of Engineering Controls**

<u>Parcel</u>	<u>Engineering Control</u>
<b>34-J-540</b>	Vapor Mitigation Any on-site buildings will be required to have a sub-slab depressurization system, or a similar engineered system, to mitigate the migration of vapors into the building from suspected soil contamination under the building.
<b>34-J-541</b>	Vapor Mitigation Any on-site buildings will be required to have a sub-slab depressurization system, or a similar engineered system, to mitigate the migration of vapors into the building from suspected soil contamination under the building.

**Periodic Review Report (PRR) Certification Statements**

1. I certify by checking "YES" below that:
- a) the Periodic Review report and all attachments were prepared under the direction of, and reviewed by, the party making the Engineering Control certification;
  - b) to the best of my knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program, and generally accepted engineering practices; and the information presented is accurate and complete.
- YES    NO
- x

2. For each Engineering control listed in Box 4, I certify by checking "YES" below that all of the following statements are true:
- (a) The Engineering Control(s) employed at this site is unchanged since the date that the Control was put in-place, or was last approved by the Department;
  - (b) nothing has occurred that would impair the ability of such Control, to protect public health and the environment;
  - (c) access to the site will continue to be provided to the Department, to evaluate the remedy, including access to evaluate the continued maintenance of this Control;
  - (d) nothing has occurred that would constitute a violation or failure to comply with the Site Management Plan for this Control; and
  - (e) if a financial assurance mechanism is required by the oversight document for the site, the mechanism remains valid and sufficient for its intended purpose established in the document.
- YES    NO
- x

**IF THE ANSWER TO QUESTION 2 IS NO, sign and date below and DO NOT COMPLETE THE REST OF THIS FORM. Otherwise continue.**

**A Corrective Measures Work Plan must be submitted along with this form to address these issues.**

N/A

\_\_\_\_\_  
Signature of Owner, Remedial Party or Designated Representative

\_\_\_\_\_  
Date

IC CERTIFICATIONS  
SITE NO. 130187

Box 6

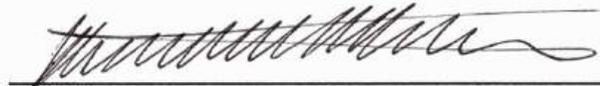
**SITE OWNER OR DESIGNATED REPRESENTATIVE SIGNATURE**

I certify that all information and statements in Boxes 1, 2, and 3 are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.

I Erik Wick-IDT at 416 Clinton Street, Hempstead, NY  
print name print business address

am certifying as Owner (Owner or Remedial Party)

for the Site named in the Site Details Section of this form.

  
Signature of Owner, Remedial Party, or Designated Representative  
Rendering Certification

5/20/25  
Date

**EC CERTIFICATIONS**

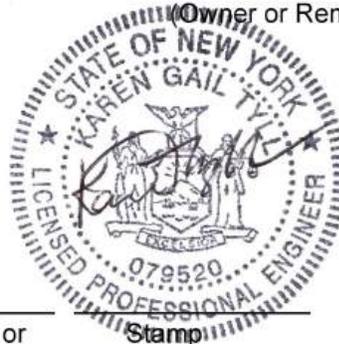
**Box 7**

**Professional Engineer Signature**

I certify that all information in Boxes 4 and 5 are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.

I Karen Tyll, PE at Tyll Engineering and Consulting, PC  
169 Commack Road, Suite H173, Commack, NY 11731  
print name print business address

am certifying as a Professional Engineer for the Owner  
(Owner or Remedial Party)



Signature of Professional Engineer, for the Owner or Remedial Party, Rendering Certification

Stamp  
(Required for PE)

5/30/25

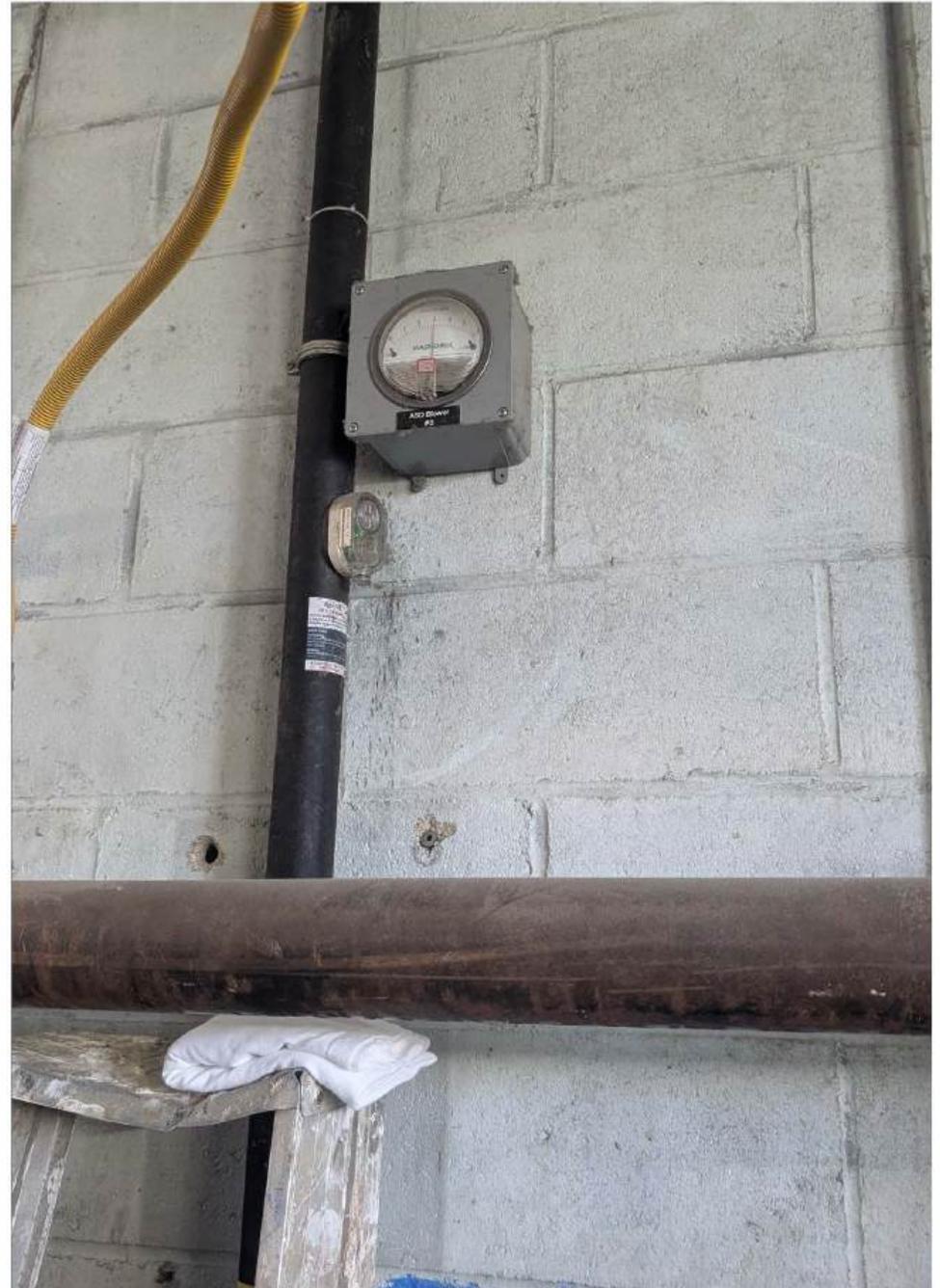
Date

Appendix C  
Site Inspection  
Photos

SSDS #1 & #2 Gauges and Alarms in Rear Office



SSDS #3 Gauge and Alarm



SSDS #3 SSDS Fan



SSDS #1 & #2 SSDS Fans



Roof Looking East



Roof looking North

