

Date: December 16, 2025

To: Erick Bower, NYSDEC
Johnathan Robinson, NYSDOH

From: Dana Hignell, Roux Environmental Engineering and Geology, D.P.C.

cc: Brooke Hildebrand, Roux Environmental Engineering and Geology, D.P.C.
Charlie McGuckin, P.E., Roux Environmental Engineering and Geology, D.P.C.
Joseph Duminuco, P.G., Roux Environmental Engineering and Geology, D.P.C.
Michael Koenig, Sol on Park LLC

Subject: **November 2025 Progress Report**
For the period from November 1 through November 30, 2025
Sol on Park
Brownfield Cleanup Program (BCP) # C203169
1451 Washington Avenue, Bronx, New York

The following is a summary of work performed at the above referenced Site located at 1451 Washington Avenue, Bronx, New York from November 1 through November 30, 2025. This progress report was prepared as required by the New York State Department of Environmental Conservation (NYSDEC) Brownfield Cleanup Agreement (BCA) Index No. C203169-11-23 dated November 30, 2023. Section XI of the BCA specifies the required contents of this Report, which are detailed below.

Remedial Investigation

The Remedial Investigation (RI) field work is complete. Roux submitted the draft Remedial Investigation Report (RIR) on March 31, 2024. NYSDEC comments on the draft RIR were received on September 2, 2025, and are currently being addressed.

NYSDEC Submittals/Upcoming Work

A Pre-Design Investigation Work Plan (PDI WP) to confirm remedial excavation depths was submitted to NYSDEC on August 12, 2025, and NYSDEC comments on the PDI WP were received on October 17, 2025. A revised WP, renamed a Supplemental Remedial Investigation Work Plan (SRIWP), was submitted to NYSDEC on October 30, 2025, and includes additional sample data collection to address NYSDEC comments on the draft RIR. The SRIWP was approved on November 13, 2025. The SRI began on November 25 and was completed on December 4, 2025. The results of the SRI will be incorporated into the revised RIR. In addition, a Remedial Action Work Plan (RAWP) will be prepared and submitted to NYSDEC/NYSDOH for review based on the schedule provided below.

Estimated Schedule:

Scope of Work	Approximate Start Date
Implementation of RI Field Work	September 2024
Prepare RIR	September 2024 – March 2025
Submit RIR to NYSDEC/NYSDOH	March 2025
Submit PDI to NYSDEC/NYSDOH	August 2025
Resubmit PDI/SRIWP to NYSDEC/NYSDOH	October 2025
Implement SRIWP	November - December 2025

Scope of Work	Approximate Start Date
Submit Final RIR to NYSDEC/NYSDOH	January 2026
Submit RAWP to NYSDEC/NYSDOH	January 2026
NYSDEC/NYSDOH review of RIR and RAWP	January – March 2026
NYSDEC prepares preliminary Decision Document, issues Significant Threat Determination, and issues Fact Sheet	January – March 2026
Public comment period on RAWP	March – April 2026
Address comments and issue certified RAWP, NYSDEC approves RAWP, and issues Fact Sheet announcing start of construction	April – May 2026