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MEMORANDUM

To: Ioana Munteanu-Ramnic, P.E.
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: February 13, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of January 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period, we have completed the following actions:

1. Collected Sub Slab Depressurization System (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Coordinated SSDS treatment drum carbon change-out and SSDS monitoring point reinstallation.
3. Coordinated Remedial Investigation (RI) Phase 1 activities.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on January 25, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the January 25, 2018 monitoring event for accessible SSDS suction points and VMPs are as follows:

Table 1. January 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	2,570	--
V-2	366	--
V-3	253	--
V-4	787	--
V-5	258	--
V-6	3,034	--
VMPs		
PV-1	--	-0.003
PV-2	--	-0.013
PV-3	--	-0.027
PV-4	--	NA
PV-5	--	-0.060
PV-6	--	NA
PV-7	--	1.390
PV-8	--	-0.024
PV-9	--	-0.002
PV-10	--	NA

Notes: NA = not accessible

Figure 1, the Site Plan, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells). PV-4, PV-6, and PV-10 were covered over with new flooring during remodeling of several commercial spaces, and were not accessible during the January 2018 monitoring event. Integral is in the process of subcontracting the re-installation of monitoring points PV-2, PV-4, PV-6, PV-7, PV-9, PV-10, and V-6.

Pressure and flow data collected on January 25, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the December 2017 monitoring event ranged from 253 – 3,034 feet/min, and were generally comparable to values obtained during previous 2017 monitoring events. January 2018 vacuum pressure readings were comparable to those obtained in the previous monitoring

events conducted by Integral, except for PV-7. During the January 2018 monitoring event, pressure readings for PV-7 widely fluctuated and eventually settled on a positive value. This reading is anomalous as compared to the negative pressure readings obtained during prior monitoring events, and monitoring data at other sampling points (e.g. PV-8 and V-5) in this portion of the system indicate flow is occurring and negative pressure is being applied. PV-7 has been added to the list of vapor monitoring points to be re-installed in February 2018.

SSDS Carbon Change-Out and Monitoring Report Re-installation

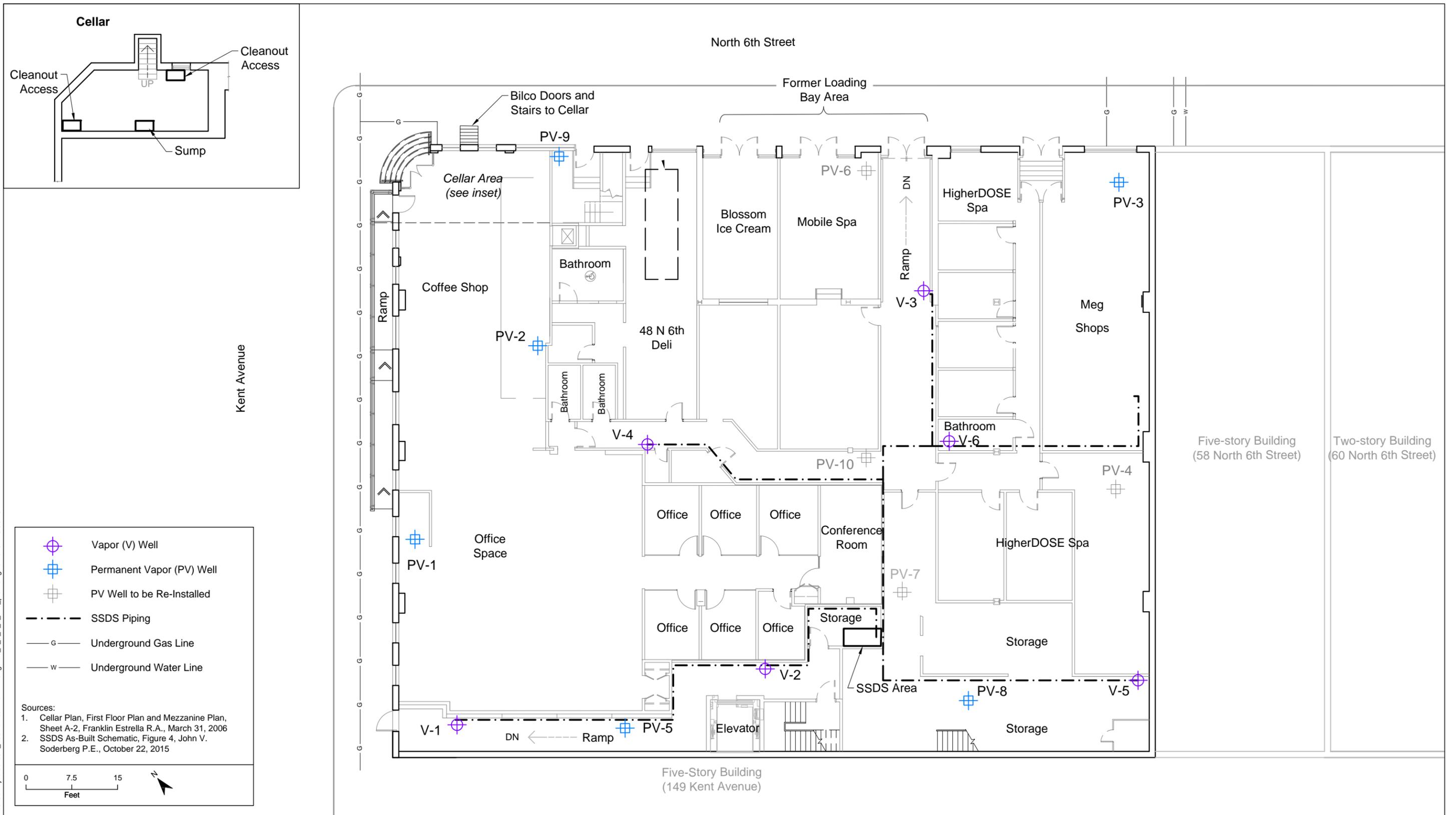
SSDS carbon change-out and monitoring point re-installation is tentatively scheduled for the week of February 19, 2018. Spent SSDS carbon will be removed and properly disposed as hazardous waste; new carbon will be placed within the SSDS treatment drums. Several SSDS monitoring points (e.g. PV-4, PV-6, PV-7, and PV-10) have been covered during building renovations or have otherwise been compromised; re-installation of these monitoring points is planned following SSDS carbon change-out. Integral will provide NYSDEC pressure and flow readings from all re-installed monitoring points.

Revised Schedule for Remedial Investigation (RI)

Integral has performed RI scoping efforts during January 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors regarding RI costs and mobilization. The first phase of the RI includes a ground penetrating radar (GPR) survey, indoor air sampling, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. GPR is required prior to the commencement of MIP-HPT, concrete sampling, and soil vapor sampling, and is tentatively scheduled for March 1, 2018. Integral will provide NYSDEC dates for the remaining Phase 1 RI sampling events as they are scheduled.

NEXT STEPS / FEBRUARY 2018 MONITORING

The SSDS and SSDS alarm system are currently operating. February 2018 monthly monitoring is scheduled for February 26, 2018. Additional details regarding February activities will be provided in the next monitoring report, due March 10, 2018.



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	Vapor (V) Well
	Permanent Vapor (PV) Well
	PV Well to be Re-Installed
	SSDS Piping
	Underground Gas Line
	Underground Water Line

Sources:
 1. Cellar Plan, First Floor Plan and Mezzanine Plan, Sheet A-2, Franklin Estrella R.A., March 31, 2006
 2. SSDS As-Built Schematic, Figure 4, John V. Soderberg P.E., October 22, 2015

0 7.5 15
 Feet



DRAFT

Figure 1.
 Site Sub-Slab Depressurization System and Monitoring Points
 135 Kent Avenue, Brooklyn, NY

**135 Kent Avenue
Site # C224177
SSDS Monitoring Form**

Date: 1/25/18
Time Begin: 1422
Time End: 1423
Staff: Katie Corso, Patrick McGuire

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	- 0.003
PV-2	- 0.013
PV-3	- 0.027
PV-4	—————
PV-5	- 0.060
PV-6	covered
PV-7	1.390
PV-8	- 0.024
PV-9	- 0.002
PV-10R	—————

SSDS Monitoring Point	Flow Velocity (ft/min)	Relative Humidity	Temp. (°F)
V-1	2570	—————	52.2
V-2	366	—————	54.3
V-3	253	—————	52.2
V-4	787	—————	55.2
V-5	250	—————	56.5
V-6	3034	—————	59.4

Notes:

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	32	7.7	
After lag drum	Gauge PI104 Sample Port	19	4.5	
Ambient Air			φ. φ	

Is SSDS blower operating: Yes No

Is heat exhaust fan operating: Yes No

Is Sensaphone operating: Yes No

Tampering, vandalism, or damage to

SSDS: Yes No

Exhaust stack: Yes No



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MEMORANDUM

To: Ioana Munteanu-Ramnic, P.E.
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: March 13, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of February 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period, we have completed the following actions:

1. Completed Sub Slab Depressurization System (SSDS) treatment drum carbon change-out.
2. Completed SSDS monitoring point reinstallation.
3. Collected SSDS monitoring measurements at vapor monitoring points (VMPs) and suction points.
4. Coordinated Remedial Investigation (RI) Phase 1 indoor air sampling activities.

SSDS Carbon Change-Out and Monitoring Report Re-installation

SSDS carbon change-out and monitoring point re-installation was performed on February 21, 2018. Spent SSDS carbon was removed and properly disposed as hazardous waste; new carbon was placed within the SSDS treatment drums.

SSDS Monitoring Point Reinstallation

SSDS monitoring points PV-4, PV-6, PV-7, PV-9, and PV-10 were replaced or reinstalled on February 21, 2018. PV-4, PV-6, and PV-10 had been covered over with flooring during the 2017 remodeling of several commercial spaces; these monitoring points were replaced with PV-4R, PV-6R, and PV-10R. PV-11 was installed to replace PV-9, which was not thought to be properly connected to sub-slab soils. The site plan was updated to include the reinstalled and replaced monitoring points and is included as Figure 1.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on February 27, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the February 27, 2018 monitoring event for accessible SSDS suction points and VMPs are as follows:

Table 1. February 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	2,358	--
V-2	420	--
V-3	227	--
V-4	766	--
V-5	461	--
V-6	4,652	--
VMPs		
PV-1	--	-0.002
PV-2	--	-0.008
PV-3	--	-0.022
PV-4R	--	-0.037
PV-5	--	-0.020

Table 1. February 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H₂O)
PV-6R	--	0.001
PV-7R	--	-0.008
PV-8	--	-0.019
PV-10R	--	-0.018
PV-11	--	-0.002

The updated site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

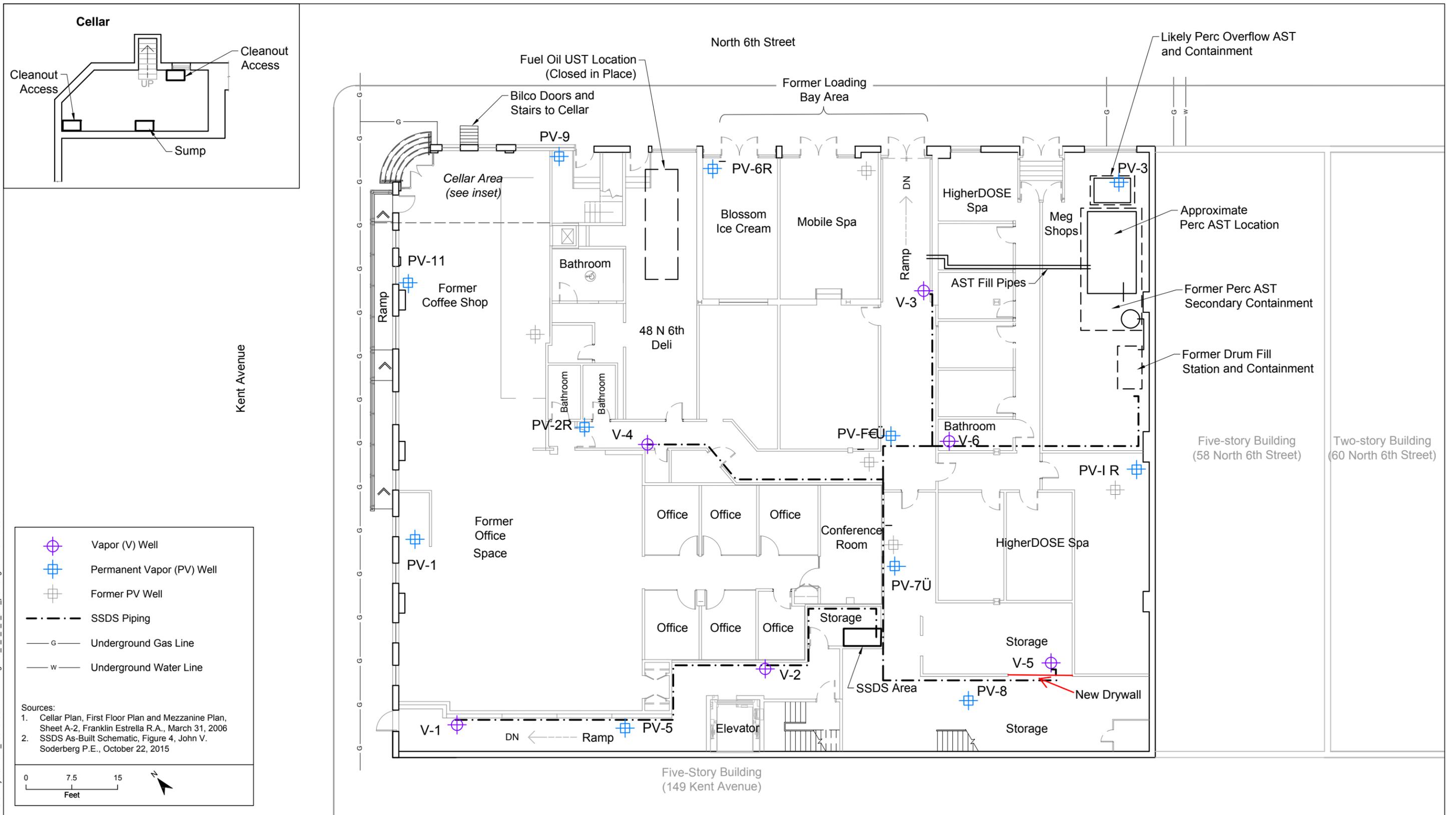
Pressure and flow data collected on February 27, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the February 2018 monitoring event ranged from 227 – 4,652 feet/min, and were generally comparable to values obtained during the January 2018 and 2017 monitoring events. February 2018 vacuum pressure readings were comparable to those obtained in the previous monitoring events conducted by Integral.

Revised Schedule for Remedial Investigation (RI)

Integral has performed RI scoping efforts during February 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors regarding RI costs and mobilization. The first phase of the RI includes indoor air sampling, a ground penetrating radar (GPR) survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. Indoor air sampling is scheduled for March 28 and 29, 2018. Integral will provide NYSDEC dates for the remaining Phase 1 RI sampling events as they are scheduled.

NEXT STEPS / MARCH 2018 MONITORING

The SSDS and SSDS alarm system are currently operating. March 2018 monthly monitoring is scheduled for March 27, 2018. Additional details regarding March activities will be provided in the next monitoring report, due April 10, 2018.



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Figure 1.
 Site Sub-Slab Depressurization System and Monitoring Points
 135 Kent Avenue, Brooklyn, NY

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 2/27/18
 Time Begin: 14:00
 Time End: 16:45
 Staff: Patrick McGuire

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.002
PV-2R	-0.008
PV-3	-0.022
PV-4R	-0.037
PV-5*	-0.020
PV-6R	0.001
PV-7R	-0.008
PV-8	-0.019
PV-9	7.025
PV-10R	-0.018
PV-11	-0.002

SSDS Monitoring Point	Flow Velocity (ft/min)	Relative Humidity	Temp. (°F)
V-1	2358	X	54.6
V-2	420		55.2
V-3	227		56.3
V-4	766		55.8
V-5	461		56.5
V-6	4652*		56.1

Notes: * V-6 Pitot tube zero error, -3,000 \$ fluctuating after taken out, won't zero
 * PV-5 starts at ~ 1.000 \$ steadily decreased to ~ -0.1 then increased to -0.020.

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	32	0.0	
After lag drum	Gauge PI104 Sample Port	18	0.0	
Ambient Air		0		

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No



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MEMORANDUM

To: Ioana Munteanu-Ramnic, P.E.
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: April 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of March 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period, we have completed the following actions:

1. Collected SSDS monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Coordinated Remedial Investigation (RI) Phase 1 activities.
3. Collected RI Phase 1 indoor and ambient air samples.
4. Reviewed the Final Remedial Investigation Work Plan (RIWP) and Quality Assurance Project Plan (QAPP) per NYSDEC emerging contaminants groundwater sampling requirements.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on March 27, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the March 27, 2018 monitoring event for accessible SSDS suction points and VMPs are as follows:

Table 1. March 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	2,285	--
V-2	598	--
V-3	1,985	--
V-4	724	--
V-5	786	--
V-6	1,066	--
VMPs		
PV-1	--	-0.001
PV-2	--	-0.021
PV-3	--	-0.024
PV-4R	--	-0.042
PV-5	--	-0.042
PV-6R	--	0.002
PV-7R	--	-0.001
PV-8	--	-0.019
PV-10R	--	-0.001
PV-11	--	0.003

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on March 27, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the March 2018 monitoring event ranged from 598 – 2,285 feet/min, and were generally comparable to values obtained during the February 2018 monitoring event. March 2018 vacuum pressure readings were comparable to those obtained in the previous monitoring events conducted

by Integral except for the positive pressure readings collected at PV-6R and PV-11. Both PV-6R and PV-11 are replacement vapor monitoring points that were installed February 21, 2018, and may not be fully connected to the sub-slab. Integral will perform follow-up monitoring and review the construction of these vapor monitoring points.

Revised Schedule for Remedial Investigation (RI)

Integral has performed RI scoping efforts during March 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors regarding RI costs and mobilization. The first phase of the RI includes indoor air sampling, a ground penetrating radar (GPR) survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. Indoor air sampling occurred March 28 and 29, 2018. Integral will provide NYSDEC dates for the remaining Phase 1 RI sampling events as they are scheduled.

Remedial Investigation Air Sampling

Integral performed RI air sample collection on March 28-29, 2018. The following samples were collected:

- One (1) indoor air sample from the cellar (8-hour duration);
- Nine (9) indoor air samples from the first floor commercial spaces (8 hours);
- Twelve (12) indoor air samples from the second floor residential spaces (24 hours);
and
- Two (2) outdoor (ambient) air samples (one for 8 hours and one for 24 hours).
- One (1) indoor air sample from the first floor of the adjoining building, 58 North 6th St.

Air sample locations for the first and second floor are shown on Figures 2 and 3, respectively.

Air samples were sent to Alpha Analytical and analyzed for volatile organic compounds. Results will be sent to New York State Department of Health (NYSDOH) and NYSDEC for review. Data validation by an independent party will be performed prior to tenant notification of results. Integral will draft result notification letters to tenants and will send

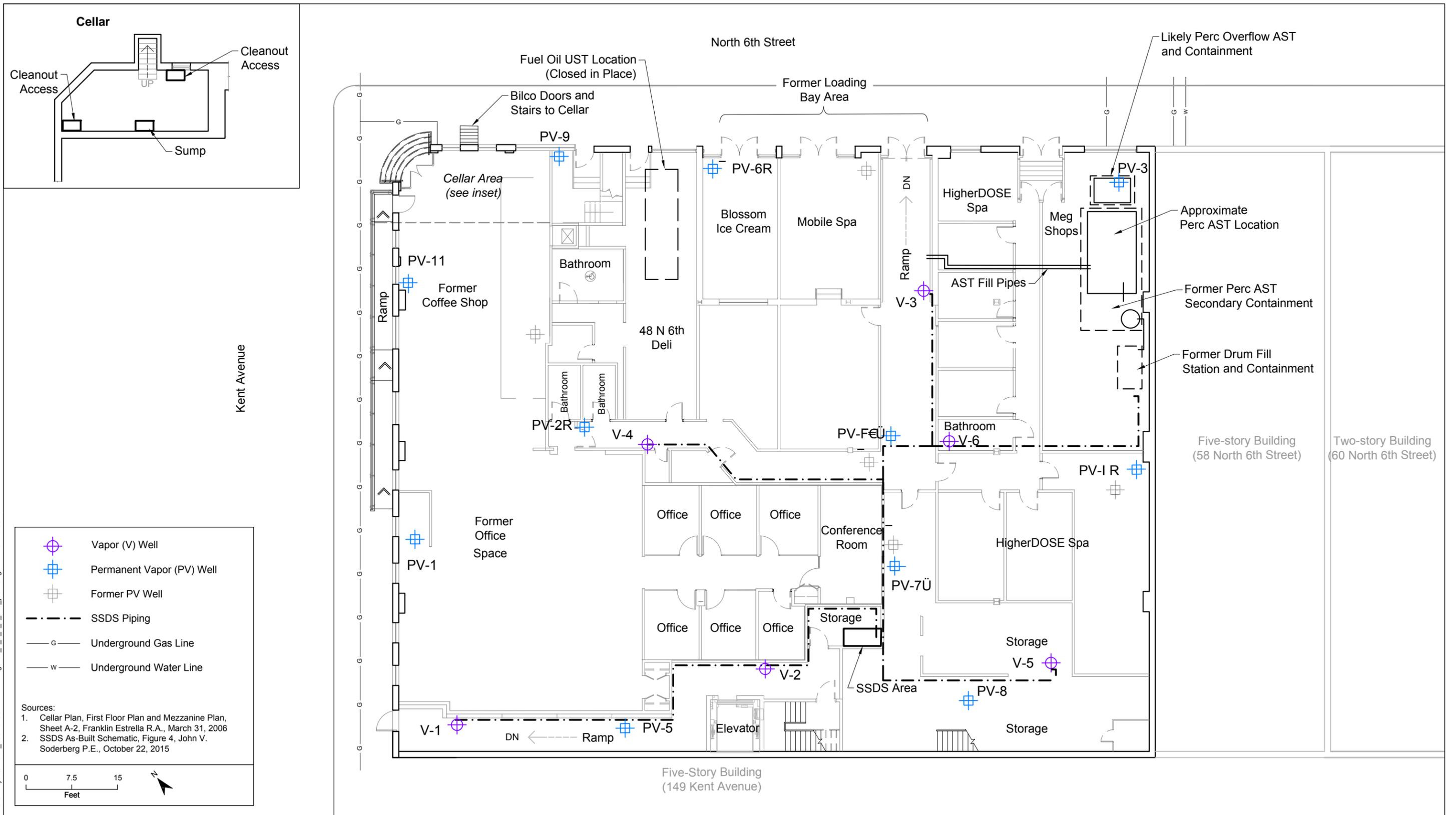
the draft letter to NYSDOH and NYSDEC for review and comment prior to sending to tenants.

Emerging Contaminants Groundwater Sampling Guidance

Integral reviewed the March 29, 2018 letter from NYSDEC regarding the Department's emerging contaminants initiative and groundwater sampling guidance. NYSDEC states sampling for per- and poly-fluoralkyl substances (PFAS) and 1,4-dioxane is to take place at existing monitoring wells within 45 days of an approved revised QAPP. Currently, there are no existing monitoring wells at the Site. The existing QAPP, submitted with the Final RIWP to NYSDEC on September 19, 2017, includes the collection of groundwater samples and the analysis of a subset of groundwater samples for PFAS and 1,4-dioxane during Phase 2 of the RI. Integral will propose RI groundwater sampling locations in the supplemental RI work plan, and will indicate those samples planned for PFAS and 1,4-dioxane analysis. The subset of groundwater samples collected for PFAS and 1,4-dioxane during RI Phase 2 activities will be collected, analyzed, and reported per NYSDEC emerging contaminants guidance.

NEXT STEPS / APRIL 2018 MONITORING

The SSDS and SSDS alarm system are currently operating. April 2018 monthly monitoring is scheduled for April 27, 2018. Additional details regarding April activities will be provided in the next monitoring report, due May 10, 2018.



DRAFT

Figure 1.
Site Sub-Slab Depressurization System and Monitoring Points
135 Kent Avenue, Brooklyn, NY



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North 6th Street

Sample IA18-01 collected in the cellar, beneath the coffee shop and nearest the southeastern foundation wall.

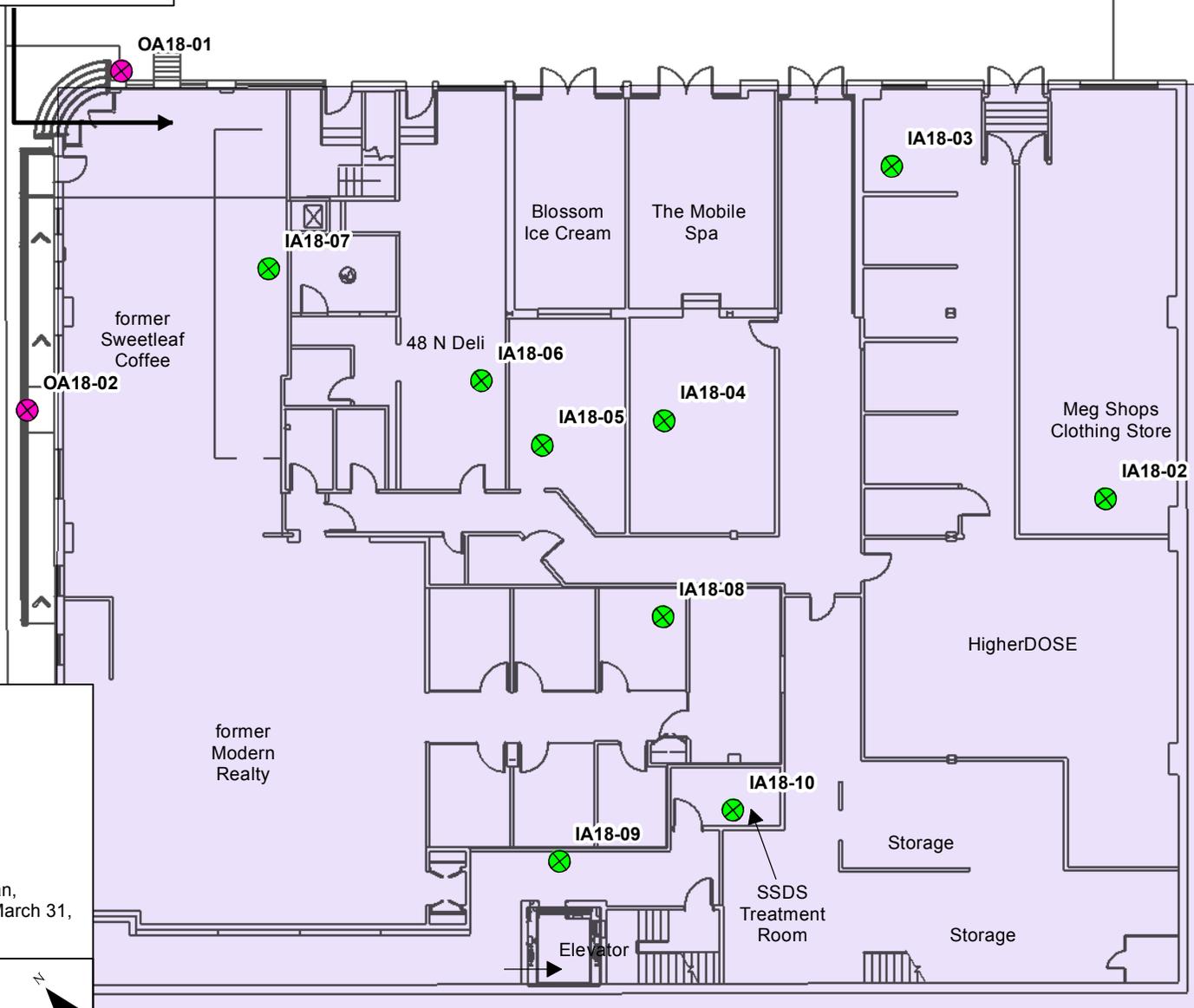
Kent Avenue

58 North 6th Street

-  Indoor Air
-  Outdoor Air
-  135 Kent

Background Layer Source:
First Floor Plan and Mezzanine Plan,
Sheet A-2, Franklin Estrella R.A., March 31,
2006

0 5 10 20
Feet



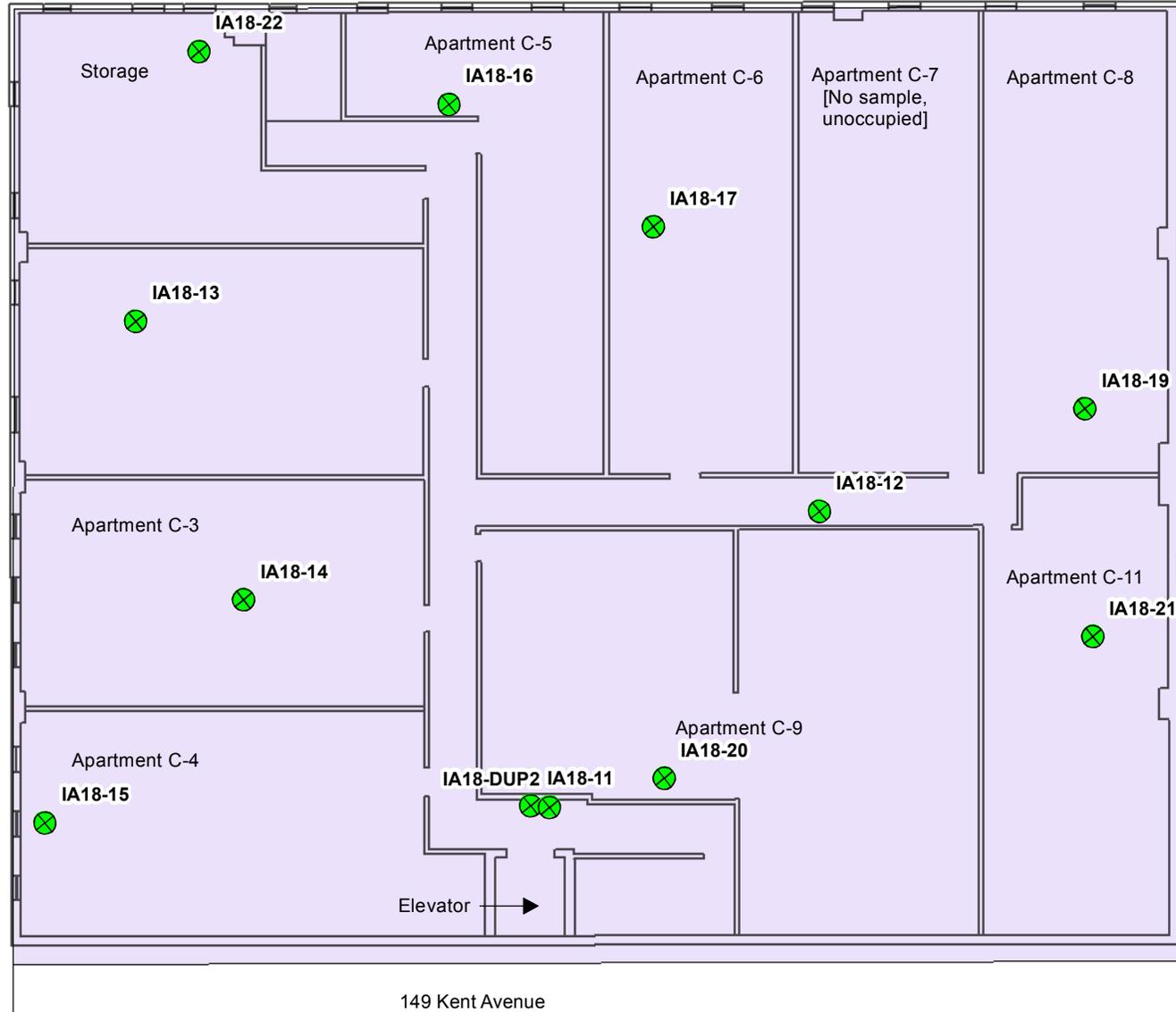
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Figure 2.
First Floor Indoor and Outdoor Air Sample Locations
Remedial Investigation Air Sampling Event, March 28-29, 2018
135 Kent Avenue, Brooklyn, NY

North 6th Street

Kent Avenue

58 North 6th Street



Indoor Air Sample

135 Kent Avenue

0 5 10 20
Feet



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Figure 3.
Second Floor Indoor Air Sample Locations
Remedial Investigation Air Sampling Event, March 28-29, 2018
135 Kent Avenue, Brooklyn, NY

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 3/27/18
 Time Begin: 11:30
 Time End: 14:00
 Staff: PM+KC

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.001
PV-2R	-0.021
PV-3	-0.024
PV-4R	-0.042
PV-5	-0.042
PV-6R	0.002
PV-7R	-0.001
PV-8	-0.019
PV-9	
PV-10R	-0.001
PV-11	0.003

SSDS Monitoring Point	Flow Velocity (ft/min)	Relative Humidity	Temp. (°F)
V-1	2,285		
V-2	598		
V-3	1,985		
V-4	724		
V-5	786		58°F
V-6	1,066		

Notes: PV-6R & PV-11 positive

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	33	0.0	
After lag drum	Gauge PI104 Sample Port	19	0.0	
Ambient Air			0.0	

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes Yes No
 Exhaust stack: Yes Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: May 11, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of April 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period, we have completed the following actions:

1. Collected SSDS monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Reviewed cellar conditions for potential vapor barrier installation.
3. Performed RI Phase 1 indoor and ambient air sample data analysis and drafted tenant notification letters.
4. Coordinated Remedial Investigation (RI) Phase 1 activities.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on April 27, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the April 27, 2018 monitoring event for accessible SSDS suction points and VMPs are as follows:

Table 1. April 27, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H₂O)
SSDS Suction Points		
V-1	2,402	--
V-2	437	--
V-3	227	--
V-4	718	--
V-5	465	--
V-6	No Access	--
VMPs		
PV-1	--	-0.002
PV-2R	--	0.142 ^a
PV-3	--	-0.025
PV-4R	--	-0.034
PV-5	--	-0.125
PV-6R	--	0.002 ^a
PV-7R	--	-0.012
PV-8	--	-0.018
PV-10R	--	-0.034
PV-11	--	0.001 ^a

^a Integral discovered a broken seal on this VMP during a subsequent site visit, as described further below.

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on April 27, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the April 2018 monitoring event ranged from 227 – 2,402 feet/min, and were generally comparable to values obtained during the March 2018 monitoring event. April 2018 vacuum pressure readings were comparable to those obtained in the previous monitoring events conducted

by Integral except for the positive pressure readings collected at PV-2R, PV-6R, and PV-11. These PVs are replacement VMPs installed on February 21, 2018 that were later observed in May to have been damaged, as described in the following paragraph.

Integral performed follow-up monitoring on May 9, 2018 and observed damage to the seals of several of the new VMPs (PV-2R, PV-6R, PV-11). Integral observed fissures in the surface seals of the VMPs constructed in February 2018, thereby preventing an accurate reading of differential pressure. This likely caused the positive pressure readings obtained at PV-2R, PV-6R, and PV-11, as conditions improved after the seals were repaired. Integral placed a temporary seal around each VMP hose using plumber's putty to obtain a reading of sub-slab pressure at VMPs installed in February 2018: PV-2R, PV-4R, PV-6R, PV-7R, PV-10R and PV-11. Integral then collected pressure and velocity measurements from all accessible monitoring points. The May 9, 2018 measurements are as follows:

Table 2. May 9, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Static Pressure (inches of H ₂ O)	Pressure (inches of H ₂ O)
SSDS Suction Points			
V-1	2,483	-1.910	--
V-2	458	-3.865	--
V-3	263	-4.681	--
V-4	761	-4.611	--
V-5	448	-5.175	--
V-6	810	-4.545	--
VMPs			
PV-1	--	--	-0.003
PV-2	--	--	-0.018
PV-2R	--	--	-0.070
PV-3	--	--	-0.026
PV-4R	--	--	-0.049
PV-5	--	--	-0.009
PV-6R	--	--	0.000
PV-7R	--	--	-0.015
PV-8	--	--	-0.022
PV-10R	--	--	-0.038
PV-11	--	--	-0.006

With the repair of the seals, pressure measurements improved. Negative (i.e. vacuum) pressure values were observed at PV-2R and PV-11 following proper sealing of the vapor monitoring point. Vapor monitoring point PV-6R, located at the northwestern corner of

Blossom Ice Cream, did not register a positive or negative reading. Integral is evaluating and will discuss with NYSDEC potential next steps to improve SSDS operation in this area.

Cellar Conditions Review

Integral performed a review of cellar conditions on April 29, 2018 to collect information for potential vapor barrier installation. The cellar floor is a 6 inch concrete slab with an area of approximately 260 square ft. Cellar walls are a mix of brick and concrete with some cracking, and have an approximate surface area of 470 square ft. The southern wall of the cellar is covered with a plywood board that is used to hold utility meters. Ceiling height varies and is approximately 7 ft.

The cellar floor has the following openings:

- Cleanout Access Pit - West: ~ 2 x 1 ft, water pipe entrance with water meter, dirt bottom
- Sump pit: ~ 3 x 2 ft, sump pump on top of a rusted metal plate, unclear what is below
- Cleanout Access Pit - East: ~ 2.5 x 1.5 ft, inlet for building water connection, dirt bottom with open pipe underneath the water pipe

Cellar floor openings are indicated on the attached Site Plan (Figure 1). Since some of these openings are important to utility operation (e.g., sewer cleanouts), permanent sealing with concrete is not possible; however, a gasketed lid that could be removed for maintenance would help reduce soil vapor intrusion. Integral is discussing options for sealing the cellar slab, floor openings, walls, and ceiling with the building owner and vapor barrier installation contractors.

Remedial Investigation Air Sampling Data Analysis and Tenant Notification

Integral performed RI air sample collection on March 28-29, 2018. Air samples were sent to Alpha Analytical and analyzed for volatile organic compounds. Integral sent the air sampling analytical results to New York State Department of Health (NYSDOH) and NYSDEC for review on April 12, 2018. Integral sent draft tenant result notification letters to NYSDOH and NYSDEC for review and comment on April 19, 2018.

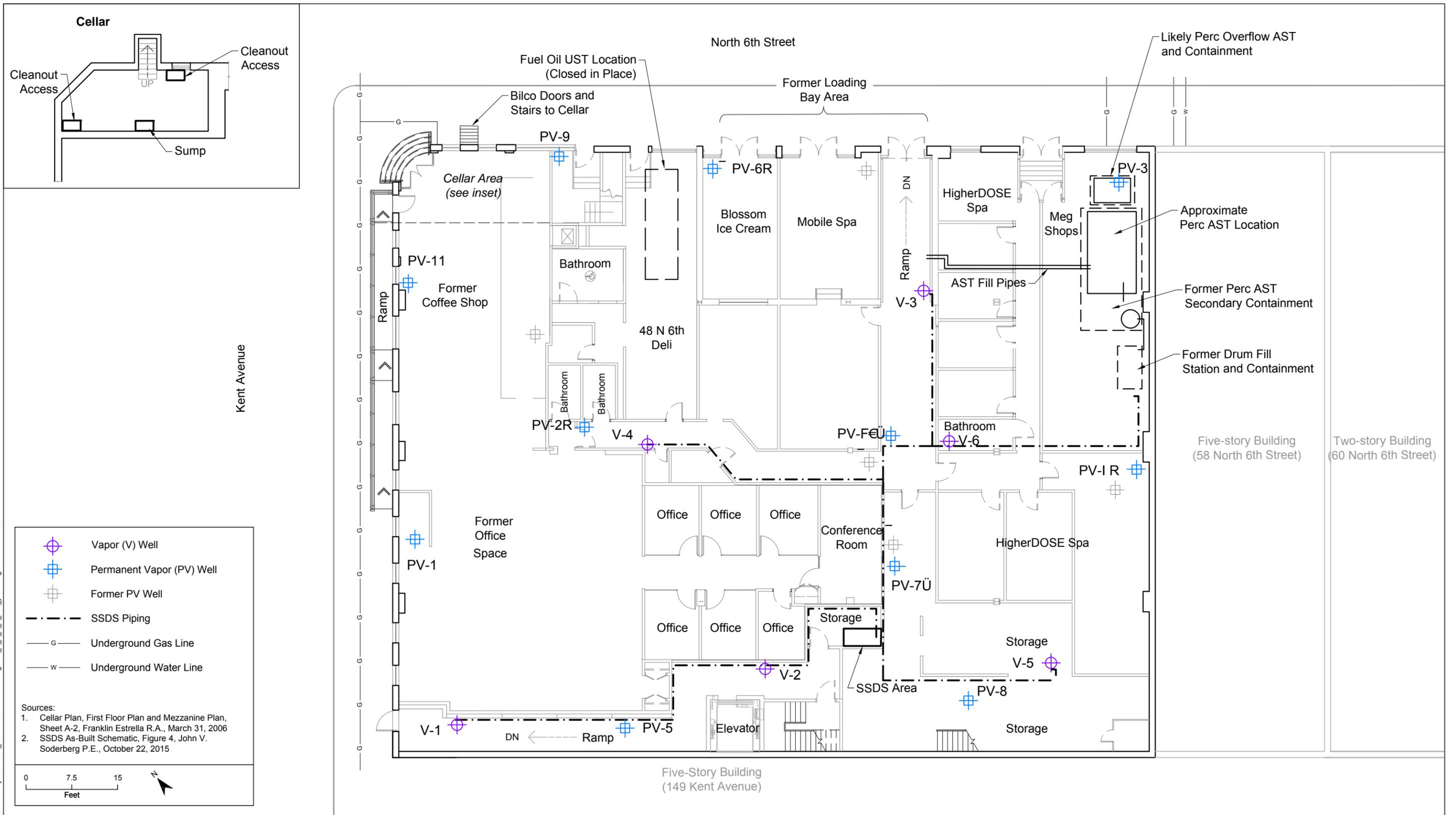
Revised Schedule for Remedial Investigation (RI)

Integral has performed RI scoping efforts during April 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and

subcontractors regarding RI costs and mobilization. The first phase of the RI includes indoor air sampling, a ground penetrating radar (GPR) survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. Indoor air sampling occurred March 28 and 29, 2018. Integral is discussing vapor intrusion sampling with the building owner at 58 North 6th Street and NYSDEC. Integral will provide NYSDEC dates for the remaining Phase 1 RI sampling events as they are scheduled in the next 1-2 weeks.

NEXT STEPS / MAY 2018 MONITORING

The SSDS and SSDS alarm system are currently operating. As discussed above, May 2018 monthly monitoring (and VMP repair) was performed May 9, 2018. Integral will meet NYSDEC for a site visit on May 24, 2018. Additional details regarding May activities will be provided in the next monitoring report, due June 10, 2018.



DRAFT

Figure 1.
Site Sub-Slab Depressurization System and Monitoring Points
135 Kent Avenue, Brooklyn, NY



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135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 4/29/18
 Time Begin: 1330
 Time End: 1630
 Staff: Patrick McGuire

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.002
PV-2R	0.142
PV-3	-0.025
PV-4R	-0.034
PV-5	-0.125
PV-6R	0.002
PV-7R	-0.012
PV-8	-0.018
PV-10R	-0.034
PV-11	0.001

SSDS Monitoring Point	Flow Velocity (ft/min)
V-1	25402
V-2	437
V-3	227
V-4	718
V-5	465
V-6	No Access to Ladder

Notes:

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	32	0.0	
After lag drum	Gauge PI104 Sample Port	18	0.0	
Ambient Air		0	0.0	

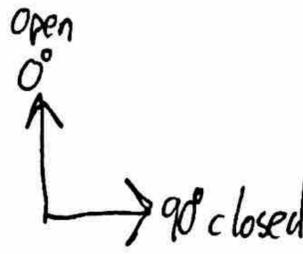
Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 5/4/18
 Time Begin: 12:00
 Time End: 17:00
 Staff: Patrick McGuire

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.003
PV-2	-0.018
PV-2R	-0.070
PV-3	-0.026
PV-4R	-0.049
PV-5	-0.009
PV-6R	0.000
PV-7R	-0.015
PV-8	-0.022
PV-9	_____
PV-10R	-0.038
PV-11	-0.006

SSDS Monitoring Point	Valve Position	Flow Velocity (ft/min)	Static Pressure (in. H ₂ O)
V-1	0°	2483	-1.910
V-2	30°	458	-3.865
V-3	0°	263	-4.681
V-4	0°	761	-4.611
V-5	0°	448	-5.175
V-6	0°	810	-4.545

Notes: 
 Ball Valve Orientation

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	32		
After lag drum	Gauge PI104 Sample Port	18		
Ambient Air		0		

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: June 12, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of May 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period, we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Reviewed cellar conditions for potential response actions.
3. Responded to tenant e-mails regarding indoor air sampling results.
4. Responded to an SSDS shut down.
5. Visited site with NYSDEC project team.

6. Coordinated Remedial Investigation (RI) Phase 1 activities.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on May 9, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the May 9, 2018 monitoring event for accessible SSDS suction points and VMPs are as follows:

Table 1. May 9, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Static Pressure (inches of H ₂ O)	Pressure (inches of H ₂ O)
SSDS Suction Points			
V-1	2,483	-1.910	--
V-2	458	-3.865	--
V-3	263	-4.681	--
V-4	761	-4.611	--
V-5	448	-5.175	--
V-6	810	-4.545	--
VMPs			
PV-1	--		-0.003
PV-2	--		-0.018
PV-2R	--		-0.070
PV-3	--		-0.026
PV-4R	--		-0.049
PV-5	--		-0.009
PV-6R	--		0.000
PV-7R	--		-0.015
PV-8	--		-0.022
PV-9	--		1.068 ^a
PV-10R	--		-0.038
PV-11	--		-0.006

^a PV-9 has been removed from the monthly monitoring program as of May 29, 2018

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on May 9, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the May 2018 monitoring event ranged from 263 – 2,483 feet/min, and were generally comparable to values obtained during the April 2018 monitoring event. May 2018 vacuum pressure readings were

comparable to those obtained in the previous monitoring events conducted by Integral except for more favorable results at PV-2R and PV-11 which resulted from repairs, as described in the following paragraph.

Integral observed fissures in the surface seals of the VMPs installed in February 2018 (PV-2R, PV-6R, PV-11) during the May 2018 monitoring event. These fissures may have resulted in the positive pressure readings obtained at PV-2R, PV-6R, and PV-11 during the April 2018 monitoring event. Negative pressure readings were obtained at PV-2R and PV-11 in May 2018 after the VMPs were temporarily sealed using plumber's putty. V-6R, located at the northwestern corner of Blossom Ice Cream (Figure 1), did not register a positive or negative reading. Integral is evaluating the placement of PV-6R and will discuss with NYSDEC potential next steps to improve SSDS operation in this area.

PV-9 is located on diamond-plate flooring within the apartment stairwell vestibule (Figure 1), and may not have a complete connection to the sub-slab. Integral observed and discussed the removal of PV-9 from the monthly monitoring program with NYSDEC during the May 24, 2018 site visit. NYSDEC and NYSDOH provided confirmation that PV-9 could be removed from the monthly monitoring program on Tuesday, May 29, 2018.

Cellar Conditions Review

Integral reviewed building cellar conditions on May 9, 2018 and May 23, 2018 for potential vapor barrier installation and to collect measurements for custom lids for the three utility openings in the cellar floor. Following these site visits, Integral reviewed photographs and discussed conditions with vapor barrier installation contractors, who then indicated the cellar is not a good candidate for vapor barrier installation; however, custom gasket lids for the cellar floor openings could reduce potential soil vapor intrusion. Integral is discussing options for sealing the cellar floor openings with the building owner and potential subcontractors.

SSDS Shutdown and Restart May 21, 2018

The SSDS alarm system alerted Integral that the SSDS system power was off on Saturday, May 19, 2018 due to a power outage in the building. Integral re-started the SSDS at 3:17 p.m. on Monday, May 21, 2018. The batteries in the alarm system were replaced at that time as the alarm message noted the battery level was low. The SSDS and alarm system were running without an issue when Integral left the building at 4:30 p.m.

Response to Tenant Communications

Integral received e-mail communications regarding the 2018 indoor air sampling results from two 135 Kent Avenue residential tenants on Tuesday, May 22, 2018. Integral responded to each tenant e-mail on May 23, 2018 and included additional laboratory report pages to further explain measurement units and laboratory qualifiers. Integral has not received any further communications from tenants regarding indoor air sampling results as of the writing of the May 2018 monthly report.

NYSDEC Site Visit

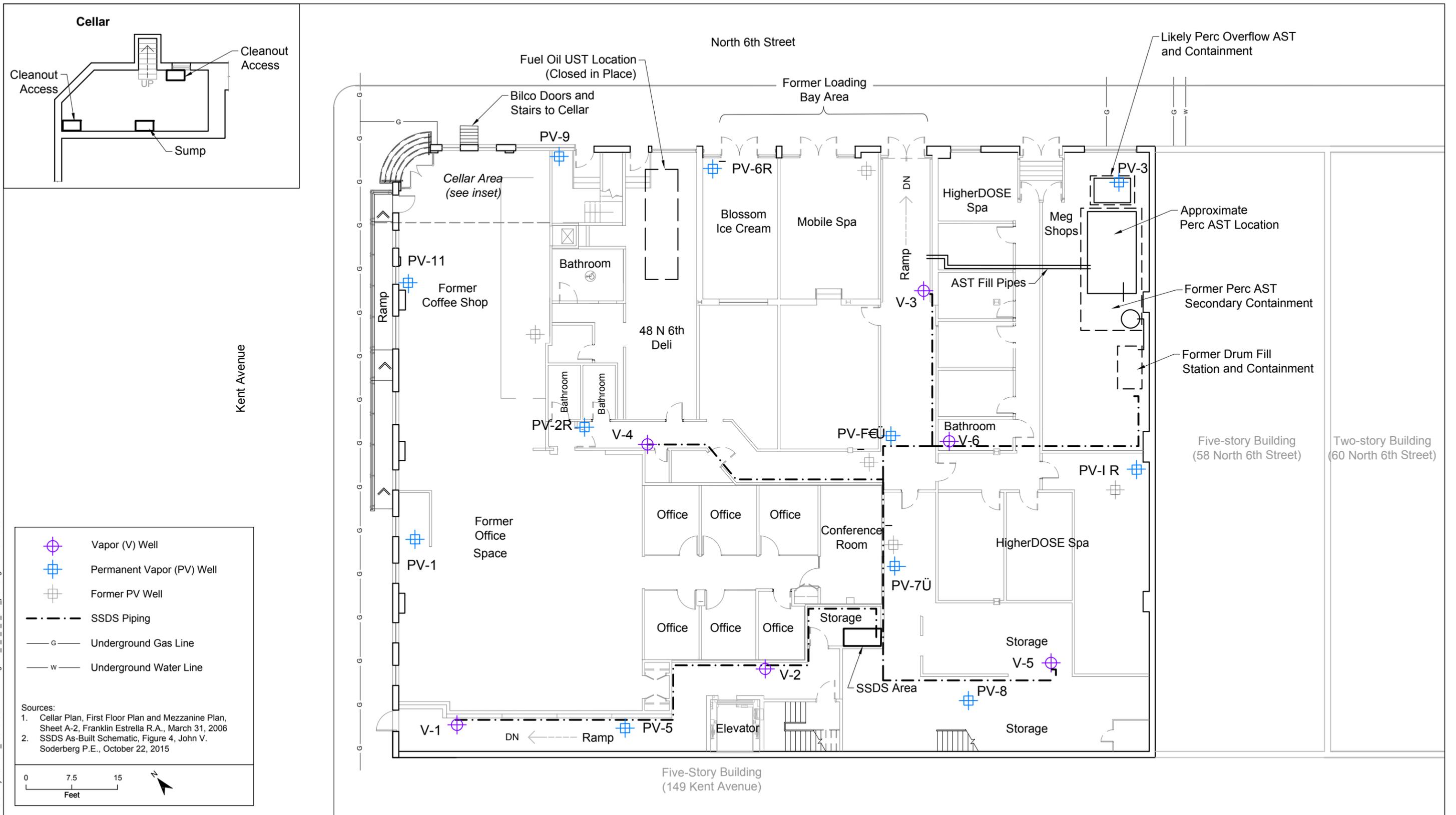
Integral met with Jane O'Connell, Wendi Zheng, and Sondra Martinkat of NYSDEC for a site visit on May 24, 2018. During the visit the team observed cellar conditions, air filtration systems, and the SSDS, including vapor monitoring points, suction pits, and roof exhaust stacks. The team discussed the RI Phase 1 sampling activities and timing for interim response actions to the indoor air sampling results.

Revised RI Schedule

Integral has performed RI scoping efforts during May 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors regarding RI costs and mobilization. The first phase of the RI includes indoor air sampling, a ground penetrating radar (GPR) survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. Indoor air sampling occurred March 28 and 29, 2018. A GPR survey is tentatively scheduled for June 27, 2018; the remaining RI Phase 1 sampling events are scheduled to begin in July 2018.

Next Steps / June 2018 Monitoring

The SSDS and SSDS alarm system are currently operating. The air filtration system maintenance event is scheduled for the week of June 25, 2018. June 2018 monthly monitoring is scheduled for June 27, 2018. The GPR survey for Phase 1 of the RI is scheduled for June 27, 2018. Additional details regarding June activities will be provided in the next monitoring report, due July 10, 2018.



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Figure 1.
 Site Sub-Slab Depressurization System and Monitoring Points
 135 Kent Avenue, Brooklyn, NY

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 5/4/18
 Time Begin: 12:00
 Time End: 17:00
 Staff: Patrick McGuire

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.003
PV-2	-0.018
PV-2R	-0.070
PV-3	-0.026
PV-4R	-0.049
PV-5	-0.009
PV-6R	0.000
PV-7R	-0.015
PV-8	-0.022
PV-9	1.068
PV-10R	-0.038
PV-11	-0.006

SSDS Monitoring Point	Flow Velocity (ft/min)	Relative Humidity	Temp. (°F)
V-1	2483		
V-2	458		
V-3	263		
V-4	761		
V-5	448		
V-6	810		

Notes:

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	32	0.0	
After lag drum	Gauge PI104 Sample Port	18	0.0	
Ambient Air:			0.0	

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: July 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of June 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period, we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Maintained air filtration units.
3. Coordinated Remedial Investigation (RI) Phase 1 activities.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on June 26, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the June 26, 2018 monitoring event for accessible SSDS suction points and VMPs are as follows:

Table 1. June 26, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H₂O)
SSDS Suction Points		
V-1	2,457	--
V-2	371	--
V-3	712	--
V-4	757	--
V-5	476	--
V-6	not accessed	--
VMPs		
PV-1	--	-0.003
PV-2	--	-0.018
PV-2R	--	-0.031
PV-3	--	-0.027
PV-4R	--	-0.044
PV-5	--	-1.879
PV-6R	--	-0.002
PV-7R	--	-0.018
PV-8	--	-0.021
PV-10R	--	-0.039
PV-11	--	-0.003

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on June 26, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the June 2018 monitoring event ranged from 371 – 2,457 feet/min, and were generally comparable to values obtained during the May 2018 monitoring event. June 2018 vacuum pressure readings were comparable to those obtained in the previous monitoring events conducted by Integral.

Air Filtration Unit Maintenance

Integral performed maintenance on the air filtration units located in 135 Kent Avenue on June 26 and 28, 2018. Integral installed new carbon and high efficiency particulate air (HEPA) filters and vacuumed the interior of each air filtration unit. Air filtration units were not replaced in three tenant spaces:

- Meg Shops: Store owner indicated the air filtration units had been removed, placed in the hallway, and she did not know where they were.
- Mobile Spa: One air filtration unit was found unplugged in the back of the store. Employees were uncertain of location of second air filtration unit.
- Apartment C11: Tenant did not respond to Integral telephone calls, emails, or letter placed on the apartment door.

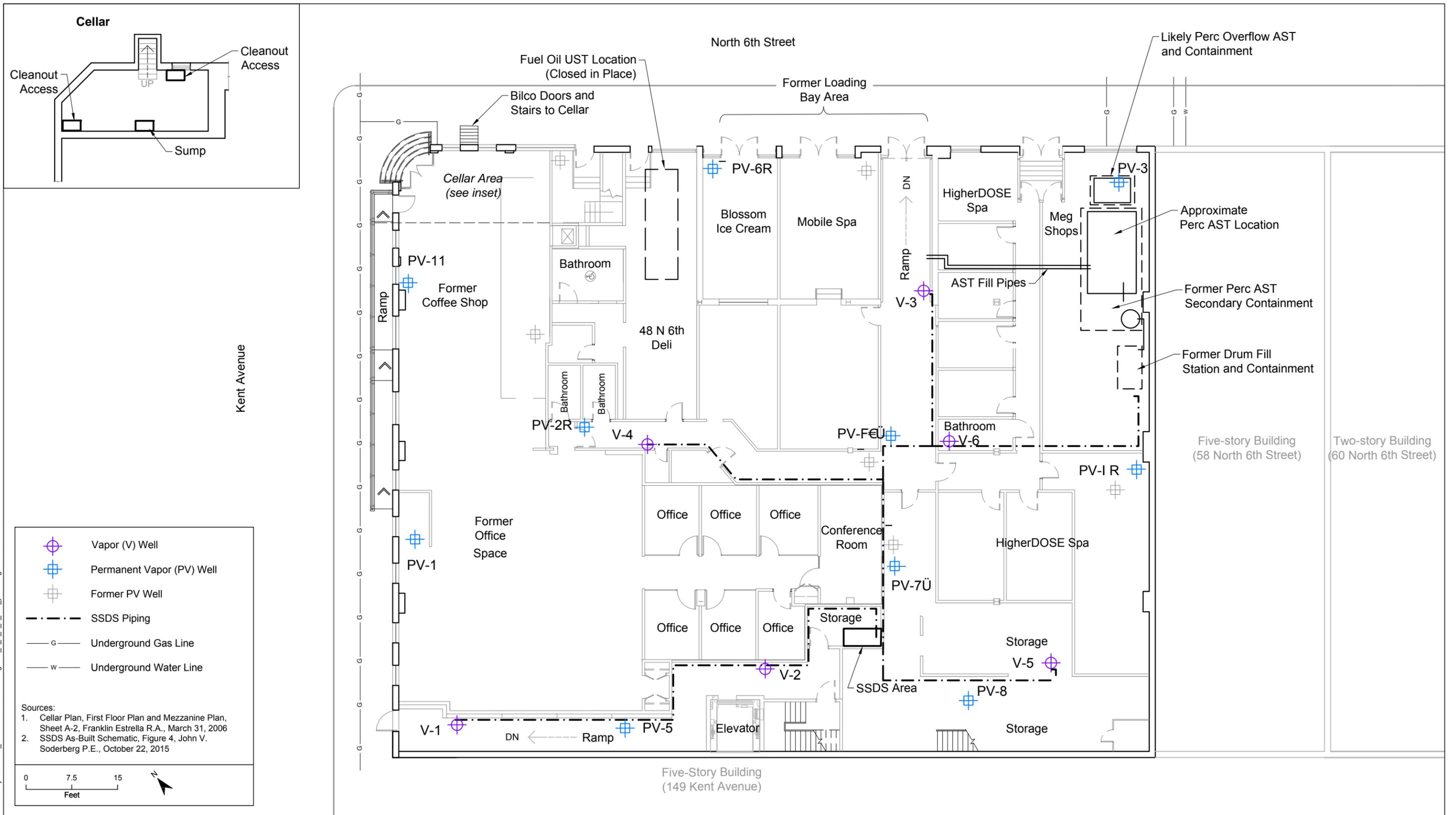
Additional communication regarding air filtration unit operation and maintenance with the tenants of these three spaces is ongoing.

Revised RI Schedule

Integral has performed RI scoping efforts during June 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors regarding RI costs and mobilization. The first phase of the RI includes indoor air sampling, a ground penetrating radar (GPR) survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. Indoor air sampling occurred March 28 and 29, 2018. A GPR survey is tentatively scheduled for July 24, 2018; the remaining RI Phase 1 sampling events are scheduled to begin in July and August 2018.

Next Steps / July 2018 Monitoring

The SSDS and SSDS alarm system are currently operating. July 2018 monthly monitoring was performed July 6, 2018. Additional details regarding July activities will be provided in the next monitoring report, due August 10, 2018.



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Figure 1.
Site Sub-Slab Depressurization System and Monitoring Points
135 Kent Avenue, Brooklyn, NY

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 6/26
 Time Begin: 10:30
 Time End: 17:00
 Staff: Patrick McGuire

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.003
PV-2	-0.018
PV-2R	-0.031
PV-3	-0.027
PV-4R	-0.044
PV-5	-1.879
PV-6R	-0.002
PV-7R	-0.018
PV-8	-0.021
PV-10R	-0.039
PV-11	-0.003

SSDS Monitoring Point	Flow Velocity (ft/min)
V-1	2457
V-2	371
V-3	712
V-4	757
V-5	476
V-6	N/A

Notes: Unable to access V-6, no ladder available

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	34	2.1	
After lag drum	Gauge PI104 Sample Port	18	0.0	
Ambient Air			0.0	

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: August 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of June 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period, we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Coordinated Remedial Investigation (RI) Phase 1 activities.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on July 6, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the July 6, 2018 monitoring event for accessible SSDS suction points and VMPs are as follows:

Table 1. July 6, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	2,276	--
V-2	735	--
V-3	1,212	--
V-4	804	--
V-5	471	--
V-6	792	--
VMPs		
PV-1	--	- 0.004
PV-2	--	- 0.018
PV-2R	--	- 0.034
PV-3	--	- 0.025
PV-4R	--	- 0.042
PV-5	--	Not Measured
PV-6R	--	0.005
PV-7R	--	- 0.017
PV-8	--	- 0.022
PV-10R	--	- 0.039
PV-11	--	- 0.002

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on July 6, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the July 2018 monitoring event ranged from 471 – 2,276 feet/min, and were generally comparable to values obtained during the June 2018 monitoring event. July 2018 vacuum pressure readings were generally comparable to those obtained in the previous monitoring events conducted by Integral, however, the reading from PV-6R was positive, and PV-5 was not measured. PV-6R is one of the replacement locations that may not be fully connected to the sub-slab; a negative reading of -0.002 inches of water was obtained on August 9, 2018 during the

August monitoring event. In addition, vapor monitoring point PV-5 was filled with water and not measured on July 6; this point is located in the rear portion of the building near the trash room, and may have filled during hallway cleaning. PV-5 was dry during the August monitoring event and a pressure of -1.198 inches of water was measured.

Revised RI Schedule

Integral performed RI coordinating efforts during July 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors regarding RI scheduling. The first phase of the RI includes indoor air sampling, a ground penetrating radar (GPR) survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. Indoor air sampling occurred March 28 and 29, 2018. A GPR survey and site sidewalk utility markout was performed on August 9, 2018. Soil vapor sampling is scheduled for September 5 and 6, 2018. Concrete chip sampling and MIP/HPT activities are tentatively scheduled for mid-September 2018. Data collected during the RI will be provided to NYSDEC for review.

Next Steps / August 2018 Monitoring

The SSDS and SSDS alarm system are currently operating. August 2018 monthly monitoring was performed August 9, 2018. Additional details regarding August activities will be provided in the next monitoring report, due September 10, 2018.



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: September 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of August 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Coordinated Remedial Investigation (RI) Phase 1 soil vapor sampling, cement chip sampling, and MIP/HPT profiling events.
3. Performed ground penetrating radar (GPR) survey and utility markout to clear RI Phase 1 soil vapor sampling and MIP/HPT soil boring locations.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on August 9, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the August 9, 2018 monitoring event for all SSDS suction points and VMPs presented in Table 1 below.

Table 1. August 9, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	1,704	--
V-2	686	--
V-3	798	--
V-4	624	--
V-5	1,580	--
V-6	1,083	--
VMPs		
PV-1	--	- 0.001
PV-2	--	- 0.021
PV-2R	--	- 0.049
PV-3	--	- 0.023
PV-4R	--	- 0.048
PV-5	--	-1.198
PV-6R	--	-0.002
PV-7R	--	- 0.016
PV-8	--	- 0.018
PV-10R	--	- 0.038
PV-11	--	- 0.004

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on August 9, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. Air flow measurements obtained from suction points during the August 2018 monitoring event ranged from 624 – 1,704 feet/min, and were generally comparable to values obtained during the July 2018 monitoring event. August 2018 vacuum pressure readings were generally comparable to those obtained in the previous monitoring events conducted by Integral.

Revised RI Schedule

Integral performed RI coordinating efforts during August 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and

subcontractors to schedule soil vapor sampling and drilling activities. The first phase of the RI includes indoor air sampling, a GPR survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and concrete chip sampling. Indoor air sampling occurred March 28 and 29, 2018. A GPR survey and site sidewalk utility markout were performed on August 9, 2018, as described in greater detail below. Sidewalk permitting for soil vapor sampling is underway with the New York City Department of Transportation. Remaining RI phase 1 activities are scheduled as follows:

- Soil vapor and cement chip sampling: September 19th through 20th
- MIP/HPT Drilling and Probing: September 24th through October 8th

Data collected during the RI will be provided to NYSDEC for review.

RI Phase 1 GPR Survey and Utility Markout

An Integral subcontractor performed the GPR survey on August 9, 2018, to clear RI Phase 1 MIP/HPT profiling and soil vapor sampling locations. GPR was performed at all accessible soil vapor sampling locations and MIP/HPT locations identified in the RI Work Plan. Utility markout was performed on the sidewalks adjacent to the 135 Kent Avenue building, as well as the North 6th sidewalk opposite of the 135 Kent Avenue building.

All proposed MIP/HPT locations on the sidewalks adjacent to 135 Kent Avenue, as well as those on the North 6th Street sidewalk opposite 135 Kent Avenue, have been shifted away from the building to 2.5 feet from the curb due to the presence of utility lines beneath the sidewalks. In addition, MIP/HPT location MIP-04 has been shifted 15 feet west due to multiple utility lines beneath that portion of the sidewalk. GPR was not performed in the rear portion of the Mobile Spa business at 135 Kent Avenue: this area is up a flight of stairs and not believed to be in contact with the subsurface. As a result, proposed soil vapor sampling location SVG-15 is now proposed for collection in the hallway to the south of Mobile Spa, approximately 15 feet from the location put forth in the RI Work Plan.

Next Steps / September 2018 Monitoring

The SSDS and SSDS alarm system are currently operating. September 2018 monthly monitoring will be performed September 17, 2018. Additional details regarding September activities will be provided in the next monitoring report, due October 10, 2018.

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 8/9/18
 Time Begin: 0720
 Time End: 1340
 Staff: Jonathan Pereira

Mega
Shops
Ice

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.001
PV-2	-0.021
PV-2R	-0.049
PV-3	-0.023
PV-4R	-0.048
PV-5	-1.198
PV-6R	-0.002
PV-7R	-0.016
PV-8	-0.018
PV-10R	-0.038
PV-11	-0.004

SSDS Monitoring Point	Flow Velocity (ft/min)
V-1	1704
V-2	686
V-3	798
V-4	624
V-5	1580
V-6	1083

Notes: Air purifying working normally

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	45	no port	
Before lag drum	Gauge PI103 Sample Port	34	0.0	
After lag drum	Gauge PI104 Sample Port	18	0.0	
Ambient Air			0.0	

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E.
Integral Engineering, P.C.

Date: October 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp.
NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of September 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Coordinated Remedial Investigation (RI) Phase 1 soil vapor sampling, concrete chip sampling, membrane interface probing (MIP) and hydraulic profile testing (MIP/HPT), and site surveying events.
3. Performed RI Phase 1 MIP/HPT profiling event.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on September 20, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the September 20, 2018 monitoring event for all SSDS suction points and VMPs presented in Table 1 below.

Table 1. August 9, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	1,486	--
V-2	825	--
V-3	7,872	--
V-4	1,760	--
V-5	1,868	--
V-6	1,242	--
VMPs		
PV-1	--	- 0.001
PV-2	--	- 0.018
PV-2R	--	- 0.078
PV-3	--	- 0.002
PV-4R	--	- 0.041
PV-5	--	Not measured
PV-6R	--	-0.001
PV-7R	--	- 0.034
PV-8	--	- 0.022
PV-10R	--	- 0.005
PV-11	--	- 0.002

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on September 20, 2018 were compared to measurements collected during the last several monitoring events, as performed by Integral since December 2016. PV-5 was filled with water; this monitoring location will be re-installed in November 2018.

RI Phase 1 Coordination and Sampling Efforts

Integral performed RI coordinating efforts during September 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors to schedule soil vapor sampling, concrete sampling, and MIP/HPT probing activities. The first phase of the RI includes indoor air sampling, a GPR survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), and

concrete chip sampling. Indoor air sampling occurred March 28 and 29, 2018. The GPR survey and site sidewalk utility markout were performed on August 9, 2018. MIP/HPT probing was performed from September 24 to October 2, 2018. Soil vapor and concrete sampling are scheduled for October 16 and 17, 2018.

Integral will evaluate the results of the RI Phase 1 activities and propose groundwater and soil sampling locations in a supplementary Remedial Investigation Work Plan. Pending submittal of the supplementary Remedial Investigation Work Plan and approval by NYSDEC and NYSDOH, RI Phase 2 soil and groundwater sampling activities are tentatively scheduled for November 2018. Data collected during the RI will be provided to NYSDEC for review.

Next Steps / October 2018 Monitoring

The SSDS and SSDS alarm system are currently operating. The next monthly monitoring event will be performed October 15, 2018. Soil vapor and concrete chip sampling are scheduled to be performed October 16 – 17, 2018. A site survey is planned for the week of October 22, 2018. Additional details regarding October activities will be provided in the next monitoring report, due November 10, 2018.

**135 Kent Avenue
Site # C224177
SSDS Monitoring Form**

Date: 9/20/18
Time Begin: 0935
Time End: 1200
Staff: Jonathan Pereira

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.001
PV-2	-0.018
PV-2R	-0.078
PV-3	-0.002
PV-4R	-0.041
PV-5	—
PV-6R	-0.001
PV-7R	-0.034
PV-8	-0.022
PV-10R	-0.005
PV-11	-0.002

SSDS Monitoring Point	Flow Velocity (ft/min)
V-1	1486
V-2	825
V-3	7872
V-4	1760
V-5	1868
V-6	1242

Notes: PV-5 was filled with water could not get reading,

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103	34	9.2	
	Sample Port			
After lag drum	Gauge PI104	18	0.7	
	Sample Port			
Ambient Air			0.0	

Is SSDS blower operating: Yes No

Is heat exhaust fan operating: Yes No

Is Sensaphone operating: Yes No

Tampering, vandalism, or damage to

SSDS: Yes No
Exhaust stack: Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E. Integral Engineering, P.C.

Date: November 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp. NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of October 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Coordinated and performed Remedial Investigation (RI) Phase 1 soil vapor sampling, cement chip sampling, and site surveying.
3. Performed coordinating and scoping for RI Phase 2 soil and groundwater sampling.

Additional information regarding these actions is provided in the following sections.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on October 15, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the October 15, 2018 monitoring event for all SSDS suction points and VMPs are presented in Table 1 below.

Table 1. October 15, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	1,125	--
V-2	979	--
V-3	958	--
V-4	1,336	--
V-5	1,045	--
V-6	1,288	--
VMPs		
PV-1	--	- 0.001
PV-2	--	- 0.017
PV-2R	--	- 0.076
PV-3	--	- 0.027
PV-4R	--	- 0.040
PV-5	--	-0.066
PV-6R	--	-0.125
PV-7R	--	- 0.033
PV-8	--	- 0.019
PV-10R	--	- 0.046
PV-11	--	- 0.002

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on October 15, 2018 were generally comparable to those collected during the last several monitoring events, as performed by Integral since December 2016. Photoionization detector (PID) readings from the SSDS sample ports before the lag drum and after the lag drum were 7.8 parts per million (ppm) and 1.2 ppm, respectively. A carbon change out is tentatively scheduled for early December 2018.

RI Phase 1 Coordination and Phase 2 Planning

Integral performed RI coordinating efforts during October 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors to schedule the remaining RI Phase 1 activities and plan RI Phase 2 groundwater and soil sampling. As described in the September 19, 2017 Remedial Investigation Work Plan (RIWP), the first phase of the RI includes indoor air sampling, a GPR survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), concrete chip sampling, and a site survey. Indoor air sampling occurred March 28 and 29, 2018. The GPR survey and sidewalk utility markout were performed on August 9, 2018. MIP/HPT drilling was performed September 24 - October 2, 2018. Soil vapor and concrete chip sampling were performed October 16 and 17, 2018. Data collected during the RI will be provided to NYSDEC for review.

Integral will evaluate the results of the RI Phase 1 activities and propose groundwater and soil sampling locations in a Supplemental RIWP. Pending submittal of the Supplemental RIWP and approval by NYSDEC and NYSDOH, RI Phase 2 soil and groundwater sampling activities are tentatively scheduled for December 2018.

RI Phase 1 Soil Vapor Sampling

Integral performed RI Phase 1 soil vapor sampling on October 16 and 17, 2018. Figure 2 presents the approximate locations of RI Phase 1 soil vapor sampling points.¹ Per the RIWP, soil vapor samples were collected from locations installed approximately 2" below the building or sidewalk slab and submitted for analysis of VOCs by USEPA Method TO-15. Soil vapor samples were collected from the first floor of 135 Kent Avenue, from the North 6th Street sidewalks adjacent to and across the street from 135 Kent Avenue, and from the basement of the eastern-adjacent building at 58 North 6th Street. The locations of several soil vapor samples were adjusted from the locations proposed in the RIWP: SVG-14 was adjusted due to the location of utilities; SVG-09, SVG-10, SVG-15, SVG-16 and SVG-17 were adjusted due to tenant access issues.

The one non-grab soil vapor sample to be collected during the event, SVS-18, was first planned as an 8-hour sample as that building (58 North 6th Street) is used for commercial purposes. However, Integral was granted access to 58 North 6th Street at the same time each day rather than over an 8-hour period, and to work within the neighboring property staff's availability the sample was then performed as a 24-hour sample. When Integral arrived to retrieve the sample on the second day the sample canister tubing was no longer connected to the sub-slab point. As it is not known when the tubing became disconnected, the SVS-18 sample does not represent sub-slab conditions and the data will be rejected.

¹ Surveyed soil vapor sample locations will be provided in the Remedial Investigation Report.

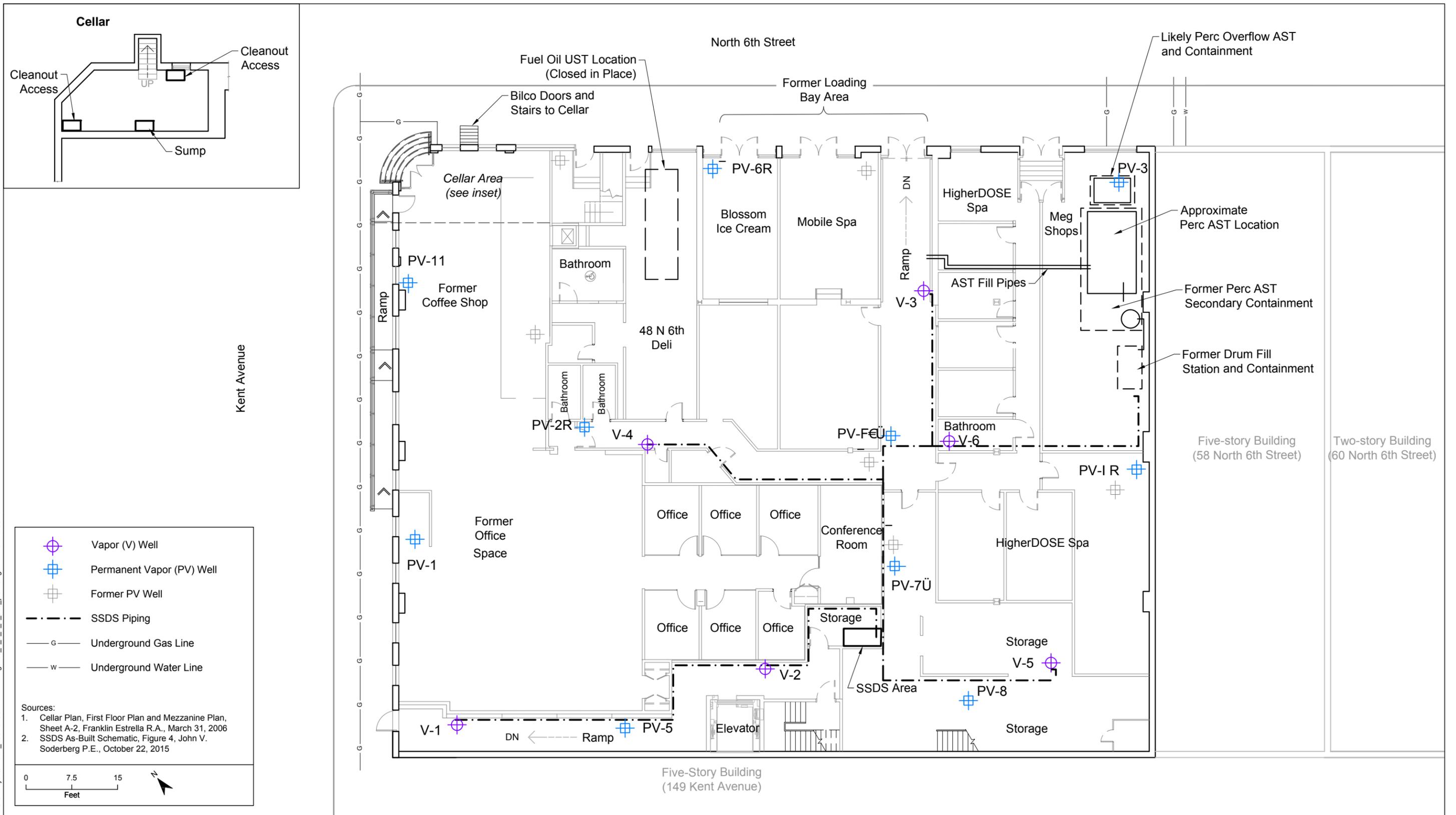
Table 2 presents the preliminary soil vapor sample data. Soil vapor data are currently undergoing data validation; validated data will be provided in the Remedial Investigation Report. The preliminary results and analytical laboratory report were sent to NYSDEC and NYSDOH on November 5, 2018. Integral, NYSDEC, and NYSDOH held a teleconference on November 9, 2018 to discuss the soil vapor results. Actions to be taken in response to the soil vapor results will be discussed in the November 2018 monthly report.

RI Phase 1 Concrete Chip Sampling

Integral performed RI Phase 1 concrete chip sampling on October 16 and 17, 2018. Per the RIWP, three concrete chip samples were collected and submitted for analysis of VOCs by USEPA Method 8260C. Figure 3 shows the concrete sample locations and Table 3 presents the preliminary concrete chip sample data. The preliminary results and analytical laboratory report were sent to NYSDEC and NYSDOH on November 5, 2018. Concrete chip data are currently undergoing data validation; validated data will be provided in the Remedial Investigation Report.

Next Steps / November 2018 Monitoring

The SSDS and SSDS alarm system are currently operating. The next monthly monitoring event will be performed November 15, 2018. Additional details regarding November activities will be provided in the next monitoring report, due December 10, 2018.



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DRAFT

Figure 1.
Site Sub-Slab Depressurization System and Monitoring Points
135 Kent Avenue, Brooklyn, NY



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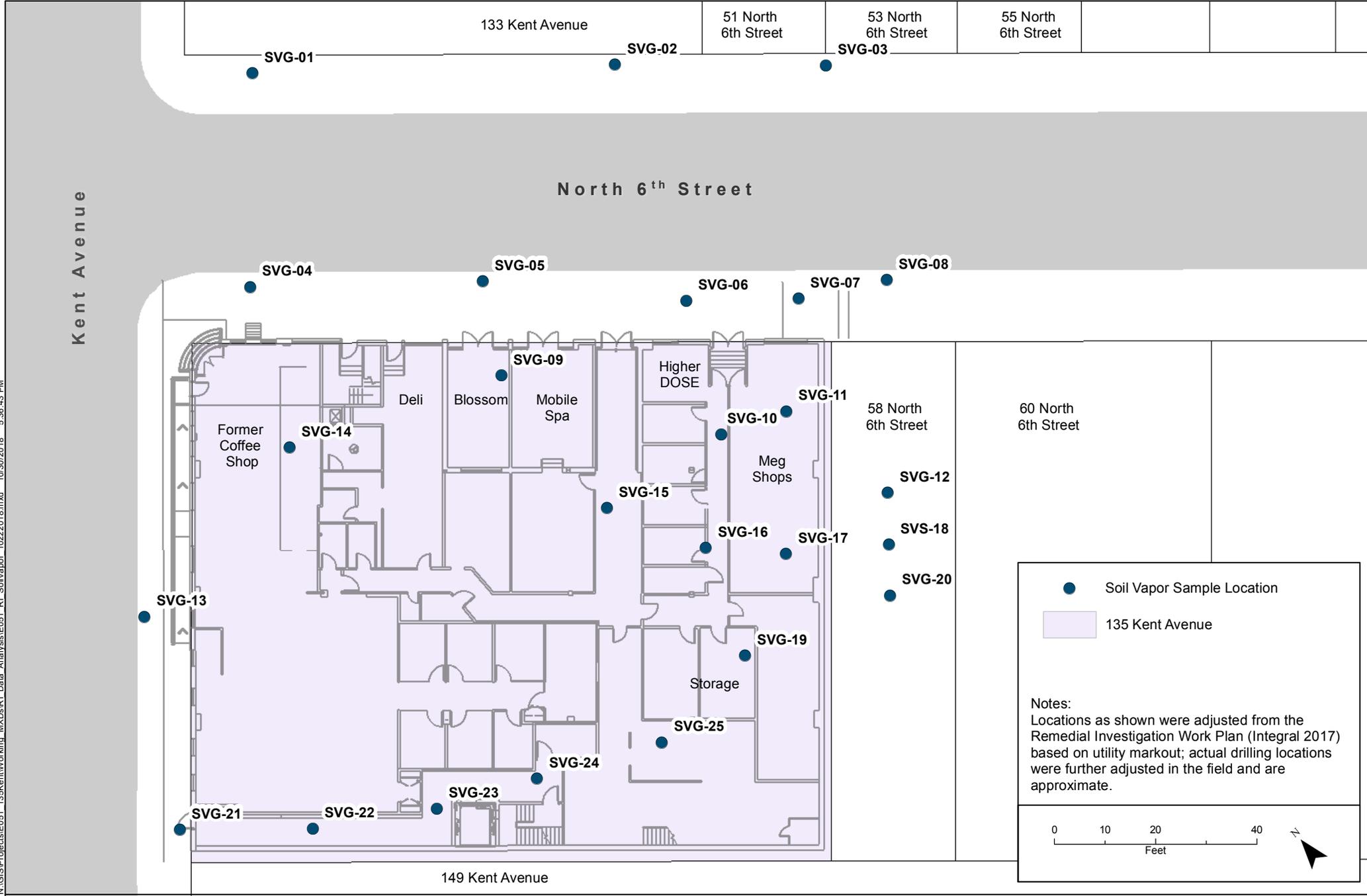


Figure 2.
Soil Vapor Sample Locations
135 Kent Avenue, Brooklyn, NY

Table 2. Results from October 16 and 17, 2018
Soil Vapor Sample Collection, 135 Kent Avenue,
Brooklyn, NY, NYSDEC Site #C224177

	Integral Sample ID:	SVG-01-18	SVG-02-18	SVG-03-18	SVG-04-18	SVG-05-18	SVG-06-18	SVG-07-18	SVG-08-18	SVG-09-18
	Integral Location ID:	SVG-01	SVG-02	SVG-03	SVG-04	SVG-05	SVG-06	SVG-07	SVG-08	SVG-09
	Location:	Sidewalk	135 Kent Ave.							
	Description:	North 6 th St., across from 135 Kent Ave	North 6 th St., across from 135 Kent Ave	North 6 th St., across from 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	Blossom Ice Cream Shop
	Sample Date:	16-Oct-18	17-Oct-18							
	Sample Type:	15-minute	15-minute							
	Lab Sample ID:	L1842348-01	L1842348-02	L1842348-03	L1842348-08	L1842348-09	L1842348-18	L1842348-19	L1842348-20	L1842348-26
Parameter	Units									
1,1,1-Trichloroethane	µg/m ³	<1.09	5.33	<1.82	<851.	<851.	<6820	<595.	<1.09	<606.
1,1,2,2-Tetrachloroethane	µg/m ³	<1.37	<4.58	<2.29	<1070	<1070	<8580	<749.	<1.37	<762.
1,1,2-Trichloro-1,2,2-Trifluoroethane	µg/m ³	<1.53	<5.11	<2.55	<1200	<1200	<9580	<835.	<1.53	<851.
1,1,2-Trichloroethane	µg/m ³	<1.09	<3.64	<1.82	<851.	<851.	<6820	<595.	<1.09	<606.
1,1-Dichloroethane	µg/m ³	<0.809	<2.70	<1.35	<631.	<631.	<5060	<441.	<0.809	<449.
1,1-Dichloroethene	µg/m ³	<0.793	<2.64	<1.32	<619.	<619.	<4960	<432.	<0.793	<440.
1,2,4-Trichlorobenzene	µg/m ³	<1.48	<4.95	<2.47	<1160	<1160	<9280	<809.	<1.48	<824.
1,2,4-Trimethylbenzene	µg/m ³	4.16	3.51	4.51	<767.	<767.	<6150	<536.	2.12	<546
1,2-Dibromoethane	µg/m ³	<1.54	<5.13	<2.56	<1200	<1200	<9610	<838.	<1.54	<853.
1,2-Dichloro-1,1,2,2-tetrafluoroethane	µg/m ³	<1.40	<4.66	<2.33	<1090	<1090	<8740	<762.	<1.40	<776.
1,2-Dichlorobenzene	µg/m ³	<1.20	<4.01	<2.00	<938.	<938.	<7520	<655.	<1.20	<667.
1,2-Dichloroethane	µg/m ³	<0.809	<2.70	<1.35	<631.	<631.	<5060	<441.	<0.809	<449.
1,2-Dichloropropane	µg/m ³	<0.924	<3.08	<1.54	<721.	<721.	<5780	<504.	<0.924	<513.
1,3,5-Trimethylbenzene	µg/m ³	1.01	<3.28	<1.64	<767.	<767.	<6150	<536.	<0.983	<546.
1,3-Butadiene	µg/m ³	<0.442	<1.48	<0.737	<345.	<345.	<2770	<241.	<0.442	<246.
1,3-Dichlorobenzene	µg/m ³	<1.20	<4.01	<2.00	<938.	<938.	<7520	<655.	<1.20	<667.
1,4-Dichlorobenzene	µg/m ³	<1.20	<4.01	<2.00	<938.	<938.	<7520	<655.	<1.20	<667.
1,4-Dioxane	µg/m ³	<0.721	<2.40	<1.20	<562.	<562.	<4500	<393.	<0.721	<400.
2,2,4-Trimethylpentane	µg/m ³	<0.934	<3.12	<1.56	<729.	<729.	<5840	<509.	<0.934	<518.
2-Butanone	µg/m ³	47.5	<4.93	34.2	<1150	<1150	<9200	<802.	2.13	<820
2-Hexanone	µg/m ³	35	<2.73	11.4	<639.	<639.	<5120	<447.	<0.820	<455.
3-Chloropropene	µg/m ³	<0.626	<2.09	<1.04	<488.	<488.	<3910	<341.	<0.626	<347.
4-Ethyltoluene	µg/m ³	0.988	<3.28	<1.64	<767.	<767.	<6150	<536.	<0.983	<546.
4-Methyl-2-pentanone	µg/m ³	3.33	<6.84	<3.42	<1600	<1600	<12800	<1110	<2.05	<1140
Acetone	µg/m ³	546	32.1	416	<1860	<1860	<14800	<1290	14.7	1530
Benzene	µg/m ³	<0.639	<2.13	1.23	<498	<498.	<3990	<348.	<0.639	<355.
Benzyl chloride	µg/m ³	<1.04	<3.45	<1.72	<808.	<808.	<6470	<564.	<1.04	<575.
Bromodichloromethane	µg/m ³	<1.34	<4.47	<2.23	<1050	<1050	<8370	<730.	<1.34	<744.
Bromoform	µg/m ³	<2.07	<6.90	<3.44	<1610	<1610	<12900	<1130	<2.07	<1150
Bromomethane	µg/m ³	<0.777	<2.59	<1.29	<606.	<606.	<4850	<423.	<0.777	<431.
Carbon disulfide	µg/m ³	<0.623	2.91	<1.04	<486.	<486.	<3890	<339.	<0.623	<346.
Carbon tetrachloride	µg/m ³	<1.26	1540	<2.09	<981.	1820	<7860	<686.	<1.26	<698.
Chlorobenzene	µg/m ³	<0.921	<3.07	<1.53	<718.	<718.	<5760	<502.	<0.921	<511
Chloroethane	µg/m ³	<0.528	<1.76	<0.879	<412.	<412.	<3300	<288.	<0.528	<293.

Table 2. Results from October 16 and 17, 2018
Soil Vapor Sample Collection, 135 Kent Avenue,
Brooklyn, NY, NYSDEC Site #C224177

	Integral Sample ID:	SVG-10-18	SVG-11-18	SVG-12-18	SVG-13-18	SVG-14-18	SVG-15-18	SVG-16-18	SVS-18-18*	SVG-19-18
	Integral Location ID:	SVG-10	SVG-11	SVG-12	SVG-13	SVG-14	SVG-15	SVG-16	SVS-18	SVG-19
	Location:	135 Kent Ave	135 Kent Ave.	58 North 6th St.	Sidewalk	135 Kent Ave.	135 Kent Ave.	135 Kent Ave	58 North 6th St.	135 Kent Ave.
	Description:	HigherDOSE Spa	Meg Shops, Front	Basement	Kent Ave., adjacent to 135 Kent	Former Coffee Shop	Front Hallway	HigherDOSE Spa	Basement	Rear Storage Area
	Sample Date:	16-Oct-18	16-Oct-18	16-Oct-18	17-Oct-18	16-Oct-18	16-Oct-18	16-Oct-18	17-Oct-18	16-Oct-18
	Sample Type:	15-minute	15-minute	15-minute	15-minute	15-minute	15-minute	15-minute	24-hour	15-minute
	Lab Sample ID:	L1842348-21	L1842348-04	L1842348-06	L1842348-24	L1842348-14	L1842348-11	L1842348-22	L1842348-10	L1842348-12
Parameter	Units									
1,1,1-Trichloroethane	µg/m ³	<21.8	<152.	<31.5	5.19	9.11	<217	5.25	<168	124
1,1,2,2-Tetrachloroethane	µg/m ³	<27.5	<191.	<39.6	<1.72	<4.58	<273.	<3.43	<211.	<47.2
1,1,2-Trichloro-1,2,2-Trifluoroethane	µg/m ³	<30.7	<213.	<44.2	<1.92	<5.11	<304.	<3.83	<235.	<52.7
1,1,2-Trichloroethane	µg/m ³	<21.8	<152.	<31.5	<1.36	<3.64	<217.	<2.73	<168.	<37.5
1,1-Dichloroethane	µg/m ³	<16.2	<113.	<23.4	<1.01	<2.70	<161.	<2.02	<124.	<27.8
1,1-Dichloroethene	µg/m ³	<15.9	<110.	<22.9	<0.991	<2.64	<157.	<1.98	<122.	<27.3
1,2,4-Trichlorobenzene	µg/m ³	<29.7	<206.	<42.8	<1.86	<4.95	<295.	<3.71	<228.	<51.1
1,2,4-Trimethylbenzene	µg/m ³	<19.7	<137.	<28.4	1.33	<3.28	<195.	5.41	<151.	<33.8
1,2-Dibromoethane	µg/m ³	<30.7	<214.	<44.3	<1.92	<5.13	<305.	<3.84	<236.	<52.9
1,2-Dichloro-1,1,2,2-tetrafluoroethane	µg/m ³	<28.0	<194.	<40.3	<1.75	<4.66	<277.	<3.49	<215.	<48.1
1,2-Dichlorobenzene	µg/m ³	<24.0	<167.	<34.7	<1.50	<4.01	<239.	<3.01	<185.	<41.4
1,2-Dichloroethane	µg/m ³	<16.2	<113.	<23.4	<1.01	<2.70	<161.	<2.02	<124.	<27.8
1,2-Dichloropropane	µg/m ³	<18.5	<128.	<26.7	<1.16	<3.08	<183.	<2.31	<142.	<31.8
1,3,5-Trimethylbenzene	µg/m ³	<19.7	<137.	<28.4	<1.23	<3.28	<195.	<2.46	<151.	<33.8
1,3-Butadiene	µg/m ³	<8.85	<61.5	<12.8	<0.553	<1.48	<87.8	<1.11	<67.9	<15.2
1,3-Dichlorobenzene	µg/m ³	<24.0	<167.	<34.7	<1.50	<4.01	<239.	<3.01	<185.	<41.4
1,4-Dichlorobenzene	µg/m ³	<24.0	<167.	<34.7	<1.50	<4.01	<239.	<3.01	<185.	<41.4
1,4-Dioxane	µg/m ³	<14.4	<100.	<20.8	<0.901	<2.40	<143.	<1.80	<111.	<24.8
2,2,4-Trimethylpentane	µg/m ³	<18.7	<130.	<27.0	<1.17	<3.12	<185.	<2.34	<143.	<32.1
2-Butanone	µg/m ³	<29.5	<205.	<42.5	<1.84	<4.93	<293.	14.7	<226.	<50.7
2-Hexanone	µg/m ³	<16.4	<114.	<23.6	<1.02	<2.73	<163.	<2.05	<126.	<28.2
3-Chloropropene	µg/m ³	<12.5	<87.0	<18.1	<0.783	<2.09	<124.	<1.57	<96.1	<21.5
4-Ethyltoluene	µg/m ³	<19.7	<137.	<28.4	<1.23	<3.28	<195.	<2.46	<151.	<33.8
4-Methyl-2-pentanone	µg/m ³	<41.0	<284.	<59.0	<2.56	<6.84	<407.	<5.12	<314.	<70.5
Acetone	µg/m ³	143	<330	463	5.01	34.9	<470	197	<363	<81.7
Benzene	µg/m ³	<12.8	<88.8	<18.4	<0.799	<2.13	<127.	<1.60	<98.1	<22.0
Benzyl chloride	µg/m ³	<20.7	<144.	<29.9	<1.29	<3.45	<206.	<2.59	<159.	<35.6
Bromodichloromethane	µg/m ³	<26.8	<186.	<38.7	2.91	<4.47	<266.	<3.35	<206.	<46.1
Bromoform	µg/m ³	<41.4	<287.	<59.7	<2.58	<6.90	<410.	<5.17	<317.	<71.1
Bromomethane	µg/m ³	<15.5	<108.	<22.4	<0.971	<2.59	<154.	<1.94	<119.	<26.7
Carbon disulfide	µg/m ³	<12.5	<86.6	<18.0	<0.779	<2.08	<124.	<1.56	<95.6	<21.4
Carbon tetrachloride	µg/m ³	<25.2	<175.	<36.3	<1.57	<4.20	<250.	<3.15	<193	<43.3
Chlorobenzene	µg/m ³	<18.4	<128.	<26.6	<1.15	<3.07	<183.	<2.30	<141.	<31.7
Chloroethane	µg/m ³	<10.6	<73.4	<15.2	<0.660	<1.76	<105.	<1.32	<81.0	<18.2

Table 2. Results from October 16 and 17, 2018
 Soil Vapor Sample Collection, 135 Kent Avenue,
 Brooklyn, NY, NYSDEC Site #C224177

	Integral Sample ID:	SVG-20-18	SVG-21-18	SVG-23-18	SVG-25-18
	Integral Location ID:	SVG-20	SVG-21	SVG-23	SVG-25
	Location:	58 North 6th St.	Sidewalk	135 Kent Ave.	135 Kent Ave.
	Description:	Basement	Kent Ave., adjacent to 135 Kent	Rear Hallway	Rear Storage Area
	Sample Date:	16-Oct-18	17-Oct-18	16-Oct-18	16-Oct-18
	Sample Type:	15-minute	15-minute	15-minute	15-minute
	Lab Sample ID:	L1842348-07	L1842348-25	L1842348-16	L1842348-13
Parameter	Units				
1,1,1-Trichloroethane	µg/m ³	<220	<1.09	<1.09	78
1,1,2,2-Tetrachloroethane	µg/m ³	<277.	<1.37	<1.37	<55.2
1,1,2-Trichloro-1,2,2-Trifluoroethane	µg/m ³	<309.	<1.53	<1.53	<61.6
1,1,2-Trichloroethane	µg/m ³	<220.	<1.09	<1.09	<43.9
1,1-Dichloroethane	µg/m ³	<163.	<0.809	<0.809	<32.5
1,1-Dichloroethene	µg/m ³	<160.	<0.793	<0.793	<31.9
1,2,4-Trichlorobenzene	µg/m ³	<299.	<1.48	<1.48	<59.7
1,2,4-Trimethylbenzene	µg/m ³	<198.	9.78	4.44	<39.5
1,2-Dibromoethane	µg/m ³	<310.	<1.54	<1.54	<61.8
1,2-Dichloro-1,1,2,2-tetrafluoroethane	µg/m ³	<282.	<1.40	<1.40	<56.2
1,2-Dichlorobenzene	µg/m ³	<242.	<1.20	<1.20	<48.3
1,2-Dichloroethane	µg/m ³	<163.	<0.809	<0.809	<32.5
1,2-Dichloropropane	µg/m ³	<186.	<0.924	<0.924	<37.2
1,3,5-Trimethylbenzene	µg/m ³	<198.	2.65	1.03	<39.5
1,3-Butadiene	µg/m ³	<89.2	<0.442	<0.442	<17.8
1,3-Dichlorobenzene	µg/m ³	<242.	<1.20	<1.20	<48.3
1,4-Dichlorobenzene	µg/m ³	<242.	<1.20	<1.20	<48.3
1,4-Dioxane	µg/m ³	<145.	<0.721	<0.721	<29.0
2,2,4-Trimethylpentane	µg/m ³	<188.	<0.934	<0.934	<37.6
2-Butanone	µg/m ³	<298	<1.47	22.9	<59.3
2-Hexanone	µg/m ³	<165.	<0.820	9.51	<32.9
3-Chloropropene	µg/m ³	<126.	<0.626	<0.626	<25.2
4-Ethyltoluene	µg/m ³	<198.	1.98	<0.983	<39.5
4-Methyl-2-pentanone	µg/m ³	<414.	<2.05	<2.05	<82.4
Acetone	µg/m ³	<480.	4.94	271	104
Benzene	µg/m ³	<129.	0.754	1.46	<25.7
Benzyl chloride	µg/m ³	<209.	<1.04	<1.04	<41.6
Bromodichloromethane	µg/m ³	<270.	<1.34	<1.34	<53.9
Bromoform	µg/m ³	<417.	<2.07	<2.07	<83.1
Bromomethane	µg/m ³	<156.	<0.777	<0.777	<31.2
Carbon disulfide	µg/m ³	<125.	<0.623	<0.623	<25.0
Carbon tetrachloride	µg/m ³	<254	<1.26	<1.26	<50.6
Chlorobenzene	µg/m ³	<186.	<0.921	<0.921	<37.0
Chloroethane	µg/m ³	<106.	<0.528	<0.528	<21.2

Table 2. Results from October 16 and 17, 2018
Soil Vapor Sample Collection, 135 Kent Avenue,
Brooklyn, NY, NYSDEC Site #C224177

	Integral Sample ID:	SVG-01-18	SVG-02-18	SVG-03-18	SVG-04-18	SVG-05-18	SVG-06-18	SVG-07-18	SVG-08-18	SVG-09-18
	Integral Location ID:	SVG-01	SVG-02	SVG-03	SVG-04	SVG-05	SVG-06	SVG-07	SVG-08	SVG-09
	Location:	Sidewalk	135 Kent Ave.							
	Description:	North 6 th St., across from 135 Kent Ave	North 6 th St., across from 135 Kent Ave	North 6 th St., across from 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	North 6 th St., adjacent to 135 Kent Ave	Blossom Ice Cream Shop
	Sample Date:	16-Oct-18	17-Oct-18							
	Sample Type:	15-minute	15-minute							
	Lab Sample ID:	L1842348-01	L1842348-02	L1842348-03	L1842348-08	L1842348-09	L1842348-18	L1842348-19	L1842348-20	L1842348-26
Chloroform	µg/m ³	<0.977	43.6	4.48	<762	<762	<6100	<532.	<0.977	<542.
Chloromethane	µg/m ³	<0.413	<1.38	<0.688	<322.	<322.	<2580	<225.	0.425	<229.
cis-1,2-Dichloroethene	µg/m ³	<0.793	<2.64	8.21	168000	18200	8800	1420	<0.793	<440.
cis-1,3-Dichloropropene	µg/m ³	<0.908	<3.03	<1.51	<708.	<708.	<5670	<495.	<0.908	<504.
Cyclohexane	µg/m ³	<0.688	<2.30	<1.15	<537.	<537.	<4300	<375.	<0.688	<382
Dibromochloromethane	µg/m ³	<1.70	<5.68	<2.84	<1330	<1330	<10600	<929.	<1.70	<946.
Dichlorodifluoromethane	µg/m ³	2.29	<3.30	2.22	<771.	<771.	<6180	<539	2.29	<549.
Ethyl Acetate	µg/m ³	<1.80	<6.02	<3.01	<1410	<1410	<11200	<980.	<1.80	<1000
Ethyl Alcohol	µg/m ³	13.4	<31.5	<15.7	<7370	<7370	<58800	<5130	<9.42	<5240
Ethylbenzene	µg/m ³	0.982	<2.90	<1.45	<678.	<678.	<5430	<473.	<0.869	<482.
Heptane	µg/m ³	<0.820	<2.73	<1.36	<639.	<639.	<5120	<447.	<0.820	1520
Hexachlorobutadiene	µg/m ³	<2.13	<7.11	<3.55	<1660	<1660	<13300	<1160	<2.13	<1180
iso-Propyl Alcohol	µg/m ³	13.4	<4.10	<2.05	<961.	<961.	<7670	<669.	<1.23	<683.
Methyl tert butyl ether	µg/m ³	<0.721	<2.40	<1.20	<562.	<562.	<4510	<393.	<0.721	<400.
Methylene chloride	µg/m ³	<1.74	<5.80	<2.90	<1360	<1360	<10800	<945	<1.74	<966.
n-Hexane	µg/m ³	<0.705	<2.35	<1.17	<550.	<550.	<4410	<384.	<0.705	<391
o-Xylene	µg/m ³	1.76	<2.90	2.08	<678.	<678.	<5430	<473.	<0.869	<482.
p/m-Xylene	µg/m ³	4.39	<5.78	4.91	<1360	<1360	<10900	<943.	1.82	<964
Styrene	µg/m ³	<0.852	<2.84	<1.42	<664.	<664.	<5320	<464.	<0.852	<473.
tert-Butyl Alcohol	µg/m ³	29.5	<5.06	5.64	<1190	<1190	<9460	<825.	<1.52	<843.
Tetrachloroethene	µg/m ³	47.2	2430	983	3000000	3000000	8410000	180000	6.14	143000
Tetrahydrofuran	µg/m ³	<1.47	<4.93	<2.46	<1150	<1150	<9200	<802.	<1.47	<820.
Toluene	µg/m ³	1.81	<2.51	3.61	<588.	<588.	<4710	<411.	0.882	<418.
trans-1,2-Dichloroethene	µg/m ³	<0.793	<2.64	<1.32	1400	<619	<4960	<432.	<0.793	<440.
trans-1,3-Dichloropropene	µg/m ³	<0.908	<3.03	<1.51	<708.	<708.	<5670	<495.	<0.908	<504.
Trichloroethene	µg/m ³	<1.07	29.4	41.5	119000	39600	14800	2000	1.33	822
Trichlorofluoromethane	µg/m ³	1.28	4.85	<1.87	<877.	<877.	<7020	<613.	<1.12	<624.
Vinyl bromide	µg/m ³	<0.874	<2.92	<1.46	<682.	<682.	<5470	<477.	<0.874	<485.
Vinyl chloride	µg/m ³	<0.511	<1.71	<0.851	1090	<399.	<3200	<279.	<0.511	<284.

Notes:

Data are preliminary and have not been validated.

*Tubing for SVS-18 became disconnected during sample collection and data will be rejected.

Table 2. Results from October 16 and 17, 2018
Soil Vapor Sample Collection, 135 Kent Avenue,
Brooklyn, NY, NYSDEC Site #C224177

	Integral Sample ID:	SVG-10-18	SVG-11-18	SVG-12-18	SVG-13-18	SVG-14-18	SVG-15-18	SVG-16-18	SVS-18-18*	SVG-19-18
	Integral Location ID:	SVG-10	SVG-11	SVG-12	SVG-13	SVG-14	SVG-15	SVG-16	SVS-18	SVG-19
	Location:	135 Kent Ave	135 Kent Ave.	58 North 6th St.	Sidewalk	135 Kent Ave.	135 Kent Ave.	135 Kent Ave	58 North 6th St.	135 Kent Ave.
	Description:	HigherDOSE Spa	Meg Shops, Front	Basement	Kent Ave., adjacent to 135 Kent	Former Coffee Shop	Front Hallway	HigherDOSE Spa	Basement	Rear Storage Area
	Sample Date:	16-Oct-18	16-Oct-18	16-Oct-18	17-Oct-18	16-Oct-18	16-Oct-18	16-Oct-18	17-Oct-18	16-Oct-18
	Sample Type:	15-minute	15-minute	15-minute	15-minute	15-minute	15-minute	15-minute	24-hour	15-minute
	Lab Sample ID:	L1842348-21	L1842348-04	L1842348-06	L1842348-24	L1842348-14	L1842348-11	L1842348-22	L1842348-10	L1842348-12
Chloroform	µg/m ³	20.5	<136.	<28.2	98.6	4.82	<194	4.35	<150	159
Chloromethane	µg/m ³	<8.26	<57.4	<11.9	<0.516	<1.38	<82.0	<1.03	<63.4	<14.2
cis-1,2-Dichloroethene	µg/m ³	<15.9	<110.	<22.9	<0.991	<2.64	176	<1.98	212	<27.3
cis-1,3-Dichloropropene	µg/m ³	<18.2	<126.	<26.2	<1.13	<3.03	<180.	<2.27	<139.	<31.2
Cyclohexane	µg/m ³	<13.8	<95.7	<19.9	<0.861	<2.30	<137.	<1.72	<106.	<23.7
Dibromochloromethane	µg/m ³	<34.1	<237.	<49.2	<2.13	<5.68	<338.	<4.26	<262.	<58.6
Dichlorodifluoromethane	µg/m ³	<19.8	<137.	<28.5	2.54	<3.30	<196.	<2.47	<152.	<34.0
Ethyl Acetate	µg/m ³	<36.0	<250.	<51.9	<2.25	<6.02	<357.	<4.50	<276.	<62.0
Ethyl Alcohol	µg/m ³	<188	<1310	<271	<11.8	<31.5	<1870	<23.6	<1450	<324
Ethylbenzene	µg/m ³	<17.4	<121.	<25.1	<1.09	<2.90	<172.	<2.17	<133.	<29.9
Heptane	µg/m ³	<16.4	<114.	<23.6	<1.02	<2.73	<163.	<2.05	<126.	<28.2
Hexachlorobutadiene	µg/m ³	<42.7	<297.	<61.5	<2.67	<7.11	<423.	<5.33	<327.	<73.4
iso-Propyl Alcohol	µg/m ³	<24.6	<171.	<35.4	<1.54	4.62	<244.	3.64	<189.	<42.3
Methyl tert butyl ether	µg/m ³	<14.4	<100.	<20.8	<0.901	<2.40	<143.	<1.80	<111.	<24.8
Methylene chloride	µg/m ³	<34.7	<241.	<50.0	<2.17	<5.80	<345.	<4.34	<266.	<59.8
n-Hexane	µg/m ³	<14.1	<98.0	<20.3	<0.881	<2.35	<140.	<1.76	<108.	<24.2
o-Xylene	µg/m ³	<17.4	<121.	<25.1	<1.09	<2.90	<172.	2.29	<133.	<29.9
p/m-Xylene	µg/m ³	<34.7	<242.	<50.0	<2.17	<5.78	<345.	6.52	<267.	<59.9
Styrene	µg/m ³	<17.0	<118.	<24.6	<1.06	<2.84	<169.	<2.13	<131.	<29.3
tert-Butyl Alcohol	µg/m ³	<30.3	<210.	<43.7	<1.89	<5.06	<301.	<3.79	<233.	<52.1
Tetrachloroethene	µg/m ³	7800	158000	19300	562	1650	338000	1170	163000	16200
Tetrahydrofuran	µg/m ³	<29.5	<205.	<42.5	<1.84	<4.93	<293.	<3.69	<226.	<50.7
Toluene	µg/m ³	<15.1	<105	<21.7	<0.942	<2.51	<150.	3.35	<116.	<25.9
trans-1,2-Dichloroethene	µg/m ³	<15.9	<110.	<22.9	<0.991	<2.64	<157.	<1.98	<122.	<27.3
trans-1,3-Dichloropropene	µg/m ³	<18.2	<126.	<26.2	<1.13	<3.03	<180.	<2.27	<139.	<31.2
Trichloroethene	µg/m ³	45.7	<149	172	10.7	<3.58	496	8.06	1020	176
Trichlorofluoromethane	µg/m ³	<22.5	<156.	<32.4	1.69	<3.75	<223.	<2.81	<173.	<38.7
Vinyl bromide	µg/m ³	<17.5	<122.	<25.2	<1.09	<2.92	<174.	<2.19	<134.	<30.1
Vinyl chloride	µg/m ³	<10.2	<71.1	<14.7	<0.639	<1.71	<101.	<1.28	<78.5	<17.6

Notes:

Data are preliminary and have not been validated.

*Tubing for SVS-18 became disconnected during sample collection and data will be rejected.

Table 2. Results from October 16 and 17, 2018
 Soil Vapor Sample Collection, 135 Kent Avenue,
 Brooklyn, NY, NYSDEC Site #C224177

	Integral Sample ID:	SVG-20-18	SVG-21-18	SVG-23-18	SVG-25-18
	Integral Location ID:	SVG-20	SVG-21	SVG-23	SVG-25
	Location:	58 North 6th St.	Sidewalk	135 Kent Ave.	135 Kent Ave.
	Description:	Basement	Kent Ave., adjacent to 135 Kent	Rear Hallway	Rear Storage Area
	Sample Date:	16-Oct-18	17-Oct-18	16-Oct-18	16-Oct-18
	Sample Type:	15-minute	15-minute	15-minute	15-minute
	Lab Sample ID:	L1842348-07	L1842348-25	L1842348-16	L1842348-13
Chloroform	µg/m ³	355	2.85	1.52	236
Chloromethane	µg/m ³	<83.2	<0.413	<0.413	<16.6
cis-1,2-Dichloroethene	µg/m ³	975	<0.793	<0.793	<31.9
cis-1,3-Dichloropropene	µg/m ³	<183.	<0.908	<0.908	<36.5
Cyclohexane	µg/m ³	<139	<0.688	0.978	<27.7
Dibromochloromethane	µg/m ³	<343.	<1.70	<1.70	<68.5
Dichlorodifluoromethane	µg/m ³	<199.	2.28	2.27	<39.8
Ethyl Acetate	µg/m ³	<364.	<1.80	<1.80	<72.4
Ethyl Alcohol	µg/m ³	<1900	<9.42	<9.42	<379
Ethylbenzene	µg/m ³	<175.	2.77	2.02	<34.9
Heptane	µg/m ³	<165.	<0.820	<0.820	<32.9
Hexachlorobutadiene	µg/m ³	<430.	<2.13	<2.13	<85.8
iso-Propyl Alcohol	µg/m ³	<248.	2.07	2.01	<49.4
Methyl tert butyl ether	µg/m ³	<145.	<0.721	<0.721	<29.0
Methylene chloride	µg/m ³	<351.	<1.74	<1.74	<69.8
n-Hexane	µg/m ³	<142.	<0.705	<0.705	<28.3
o-Xylene	µg/m ³	<175.	4.78	2.61	<34.9
p/m-Xylene	µg/m ³	<350.	11.6	7.25	<69.9
Styrene	µg/m ³	<172.	<0.852	<0.852	<34.2
tert-Butyl Alcohol	µg/m ³	<306.	<1.52	5	<60.9
Tetrachloroethene	µg/m ³	615000	12.3	208	25200
Tetrahydrofuran	µg/m ³	<298.	<1.47	<1.47	<59.3
Toluene	µg/m ³	<152.	7.05	7.84	<30.3
trans-1,2-Dichloroethene	µg/m ³	<160.	<0.793	<0.793	<31.9
trans-1,3-Dichloropropene	µg/m ³	<183.	<0.908	<0.908	<36.5
Trichloroethene	µg/m ³	5270	<1.07	10.2	319
Trichlorofluoromethane	µg/m ³	<226.	1.14	1.36	<45.2
Vinyl bromide	µg/m ³	<176.	<0.874	<0.874	<35.2
Vinyl chloride	µg/m ³	<103.	<0.511	<0.511	<20.6

Notes:

Data are preliminary and have not been validated.

*Tubing for SVS-18 became disconnected during sample collection and data will be rejected.

Table 3. Results from October 16, 2018 Concrete Chip Sample Collection, 135 Kent Avenue, Brooklyn, NY, NYSDEC Site #C224177

	Sample Number:	CON-01-18	CON-02-18	CON-03-18
	Sample Location:	Higher Dose	Meg Shops	Meg Shops
	Sample End Date:	16-Oct-18	16-Oct-18	16-Oct-18
	Lab Sample ID:	L1842205-01	L1842205-02	L1842205-03
Parameter	Units			
1,1,1,2-Tetrachloroethane	mg/kg	0.00012	0.00013	0.00013
1,1,1-Trichloroethane	mg/kg	0.00016	0.00017	0.00016
1,1,2,2-Tetrachloroethane	mg/kg	0.00016	0.00017	0.00016
1,1,2-Trichloroethane	mg/kg	0.00025	0.00027	0.00026
1,1-Dichloroethane	mg/kg	0.00014	0.00015	0.00014
1,1-Dichloroethene	mg/kg	0.00023	0.00024	0.00023
1,1-Dichloropropene	mg/kg	0.00015	0.00016	0.00015
1,2,3-Trichlorobenzene	mg/kg	0.00031	0.00033	0.00031
1,2,3-Trichloropropane	mg/kg	0.00012	0.00013	0.00012
1,2,4,5-Tetramethylbenzene	mg/kg	0.00018	0.00019	0.00018
1,2,4-Trichlorobenzene	mg/kg	0.00026	0.00028	0.00026
1,2,4-Trimethylbenzene	mg/kg	0.00032	0.00034	0.00032
1,2-Dibromo-3-chloropropane	mg/kg	0.00095	0.001	0.00095
1,2-Dibromoethane	mg/kg	0.00026	0.00028	0.00027
1,2-Dichlorobenzene	mg/kg	0.00014	0.00014	0.00014
1,2-Dichloroethane	mg/kg	0.00024	0.00026	0.00024
1,2-Dichloroethene, Total	mg/kg	0.00013	0.00014	0.00013
1,2-Dichloropropane	mg/kg	0.00012	0.00013	0.00012
1,3,5-Trimethylbenzene	mg/kg	0.00018	0.0002	0.00018
1,3-Dichlorobenzene	mg/kg	0.00014	0.00015	0.00014
1,3-Dichloropropane	mg/kg	0.00016	0.00017	0.00016
1,3-Dichloropropene, Total	mg/kg	0.00015	0.00016	0.00015
1,4-Dichlorobenzene	mg/kg	0.00016	0.00017	0.00016
1,4-Dioxane	mg/kg	0.033	0.036	0.034
2,2-Dichloropropane	mg/kg	0.00019	0.0002	0.00019
2-Butanone	mg/kg	0.0021	0.0022	0.0021
2-Hexanone	mg/kg	0.0011	0.0012	0.0011
4-Methyl-2-pentanone	mg/kg	0.0012	0.0013	0.0012
Acetone	mg/kg	0.029	0.13	0.0088
Acrylonitrile	mg/kg	0.0011	0.0012	0.0011
Benzene	mg/kg	0.00016	0.00017	0.00016
Bromobenzene	mg/kg	0.00014	0.00015	0.00014
Bromochloromethane	mg/kg	0.00019	0.00021	0.0002
Bromodichloromethane	mg/kg	0.0001	0.00011	0.0001
Bromoform	mg/kg	0.00023	0.00025	0.00024
Bromomethane	mg/kg	0.00055	0.00059	0.00056
Carbon disulfide	mg/kg	0.0043	0.0046	0.0044
Carbon tetrachloride	mg/kg	0.00022	0.00023	0.00022
Chlorobenzene	mg/kg	0.00012	0.00013	0.00012
Chloroethane	mg/kg	0.00043	0.00046	0.00043
Chloroform	mg/kg	0.00013	0.00014	0.00013
Chloromethane	mg/kg	0.00089	0.00094	0.00089
cis-1,2-Dichloroethene	mg/kg	0.00017	0.00018	0.00017
cis-1,3-Dichloropropene	mg/kg	0.00015	0.00016	0.00015
Dibromochloromethane	mg/kg	0.00013	0.00014	0.00013

Table 3. Results from October 16, 2018 Concrete Chip Sample Collection, 135 Kent Avenue, Brooklyn, NY, NYSDEC Site #C224177

	Sample Number:	CON-01-18	CON-02-18	CON-03-18
	Sample Location:	Higher Dose	Meg Shops	Meg Shops
	Sample End Date:	16-Oct-18	16-Oct-18	16-Oct-18
	Lab Sample ID:	L1842205-01	L1842205-02	L1842205-03
Parameter	Units			
Dibromomethane	mg/kg	0.00023	0.00024	0.00023
Dichlorodifluoromethane	mg/kg	0.00087	0.00093	0.00088
Ethyl ether	mg/kg	0.00032	0.00034	0.00033
Ethylbenzene	mg/kg	0.00013	0.00014	0.00013
Hexachlorobutadiene	mg/kg	0.00016	0.00017	0.00016
Isopropylbenzene	mg/kg	0.0001	0.00011	0.0001
Methyl tert butyl ether	mg/kg	0.00019	0.0002	0.00019
Methylene chloride	mg/kg	0.0022	0.0023	0.0022
n-Butylbenzene	mg/kg	0.00016	0.00017	0.00016
n-Propylbenzene	mg/kg	0.00016	0.00017	0.00016
Naphthalene	mg/kg	0.00062	0.00066	0.00062
o-Chlorotoluene	mg/kg	0.00018	0.00019	0.00018
o-Xylene	mg/kg	0.00028	0.00029	0.00028
p-Chlorotoluene	mg/kg	0.0001	0.00011	0.0001
p-Diethylbenzene	mg/kg	0.00017	0.00018	0.00017
p-Ethyltoluene	mg/kg	0.00036	0.00039	0.00037
p-Isopropyltoluene	mg/kg	0.0001	0.00011	0.0001
p/m-Xylene	mg/kg	0.00053	0.00057	0.00054
sec-Butylbenzene	mg/kg	0.00014	0.00015	0.00014
Styrene	mg/kg	0.00019	0.0002	0.00019
tert-Butylbenzene	mg/kg	0.00011	0.00012	0.00011
Tetrachloroethene	mg/kg	0.00019	0.03	0.0052
Toluene	mg/kg	0.00052	0.00055	0.00052
trans-1,2-Dichloroethene	mg/kg	0.00013	0.00014	0.00013
trans-1,3-Dichloropropene	mg/kg	0.00026	0.00028	0.00026
trans-1,4-Dichloro-2-butene	mg/kg	0.0014	0.0014	0.0014
Trichloroethene	mg/kg	0.00013	0.00014	0.00013
Trichlorofluoromethane	mg/kg	0.00066	0.0007	0.00066
Vinyl acetate	mg/kg	0.002	0.0022	0.002
Vinyl chloride	mg/kg	0.00032	0.00034	0.00032
Xylenes, Total	mg/kg	0.00028	0.00029	0.00028
Total TIC Compounds - TIC	mg/kg	0.262	0.122	0.265
1-Butanol - TIC (6.457)	mg/kg			0.059
1-Heptene, 6-methyl - TIC (14.123)	mg/kg	0.0314		
3-Carene - TIC (13.147)	mg/kg	0.0211		
Hexanal - TIC (9.115)	mg/kg			0.00495
Pentane, 2,3,3-trimethyl - TIC (6.693)	mg/kg	0.00504		
Unknown - TIC (1.67)	mg/kg			0.0156
Unknown - TIC (12.476)	mg/kg	0.0648	0.046	
Unknown - TIC (12.482)	mg/kg			0.0356
Unknown - TIC (12.927)	mg/kg	0.0066		
Unknown - TIC (13.871)	mg/kg	0.00778		
Unknown - TIC (14.018)	mg/kg	0.0109		
Unknown - TIC (14.07)	mg/kg	0.0284		
Unknown - TIC (14.196)	mg/kg	0.0312		

Table 3. Results from October 16, 2018 Concrete Chip Sample Collection, 135 Kent Avenue, Brooklyn, NY, NYSDEC Site #C224177

		Sample Number:	CON-01-18	CON-02-18	CON-03-18
		Sample Location:	Higher Dose	Meg Shops	Meg Shops
		Sample End Date:	16-Oct-18	16-Oct-18	16-Oct-18
		Lab Sample ID:	L1842205-01	L1842205-02	L1842205-03
Parameter	Units				
Unknown - TIC (14.343)	mg/kg	0.0226			
Unknown - TIC (14.427)	mg/kg	0.011			
Unknown - TIC (14.704)	mg/kg	0.00338			
Unknown - TIC (15.066)	mg/kg	0.0056			
Unknown - TIC (15.968)	mg/kg				0.00408
Unknown - TIC (18.139)	mg/kg		0.0377		0.134
Unknown - TIC (2.362)	mg/kg				0.0122
Unknown - TIC (4.848)	mg/kg	0.00919			
Unknown - TIC (4.853)	mg/kg		0.0163		
Unknown - TIC (6.421)	mg/kg		0.0153		
Unknown - TIC (6.426)	mg/kg	0.00348			
Unknown - TIC (7.873)	mg/kg		0.003		
Unknown Alkane - TIC (6.699)	mg/kg		0.00321		

Notes:

Data are preliminary and have not been validated.

NYSDEC = New York State Department of Environmental Conservation

TIC = tentatively identified compound

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 10/15/18
 Time Begin: 0905
 Time End: 1120
 Staff: Jonathan Pereira

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.001
PV-2	-0.017
PV-2R	-0.076
PV-3	-0.027
PV-4R	-0.040
PV-5	-0.066
PV-6R	-0.125
PV-7R	-0.033
PV-8	-0.019
PV-10R	-0.046
PV-11	-0.022

SSDS Monitoring Point	Flow Velocity (ft/min)
V-1	1125
V-2	979
V-3	958
V-4	1336
V-5	1045
V-6	1288

Notes: PV-5 still filled w/ water needs replacing, PV-1 & PV-11 may be too close to wall and not really reaching sub slab

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	45	no port	
Before lag drum	Gauge PI103 Sample Port	34	7.8	
After lag drum	Gauge PI104 Sample Port	18	1.2	*carbon change needed
Ambient Air			0.0	

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E. Integral Engineering, P.C.

Date: December 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp. NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of November 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Performed coordinating and scoping for RI Phase 2 soil and groundwater sampling.
3. Performed coordinating for offsite soil vapor and indoor air sampling.

Additional information regarding these actions is provided in the following sections.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on November 15, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the November 15, 2018 monitoring event for all SSDS suction points and VMPs are presented in Table 1 below.

Table 1. November 15, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	1,344	--
V-2	729	--
V-3	1,080	--
V-4	1,686	--
V-5	1,156	--
V-6	1,255	--
VMPs		
PV-1	--	- 0.003
PV-2	--	- 0.027
PV-2R	--	- 0.066
PV-3	--	- 0.021
PV-4R	--	- 0.040
PV-5	--	-0.064
PV-6R	--	--
PV-7R	--	- 0.032
PV-8	--	- 0.021
PV-10R	--	- 0.045
PV-11	--	0.002

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on November 15, 2018 were generally comparable to those collected during the last several monitoring events, as performed by Integral since December 2016. VMP PV-6R in the Blossom ice cream shop was inaccessible as a refrigerator has been placed on top of it. VMP PV-11, in the former coffee shop, did not have a negative pressure reading; this point may not be properly connected to the subsurface due to its placement near the building wall. The locations for VMPs PV-6R and PV-11 will be adjusted during a VMP installation event planned for January 2018.

Integral reviewed all SSDS monitoring points during the November 15, 2018 monitoring event

and is coordinating the reinstallation of PV-1, PV-5, PV-6R, and PV-11. Integral has observed water filling PV-5 during several monitoring events and will relocate the point approximately 5 ft down the hallway. PV-1 and PV-11 in the former coffee shop may have been installed too near the edge of the building to be properly connected to subsurface conditions and will be moved approximately 3 ft toward the interior.

RI Phase 2 Coordinating and Scoping

Integral performed RI coordinating efforts during November 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors to schedule and plan RI Phase 2 groundwater and soil sampling. As described in the September 19, 2017 Remedial Investigation Work Plan (RIWP), the first phase of the RI includes indoor air sampling, a GPR survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), concrete chip sampling, and a site survey. Indoor air sampling occurred March 28 and 29, 2018. The GPR survey and sidewalk utility markout were performed on August 9, 2018. MIP/HPT drilling was performed September 24 - October 2, 2018. Soil vapor and concrete chip sampling were performed October 16 and 17, 2018. Data collected during the RI will be provided to NYSDEC for review.

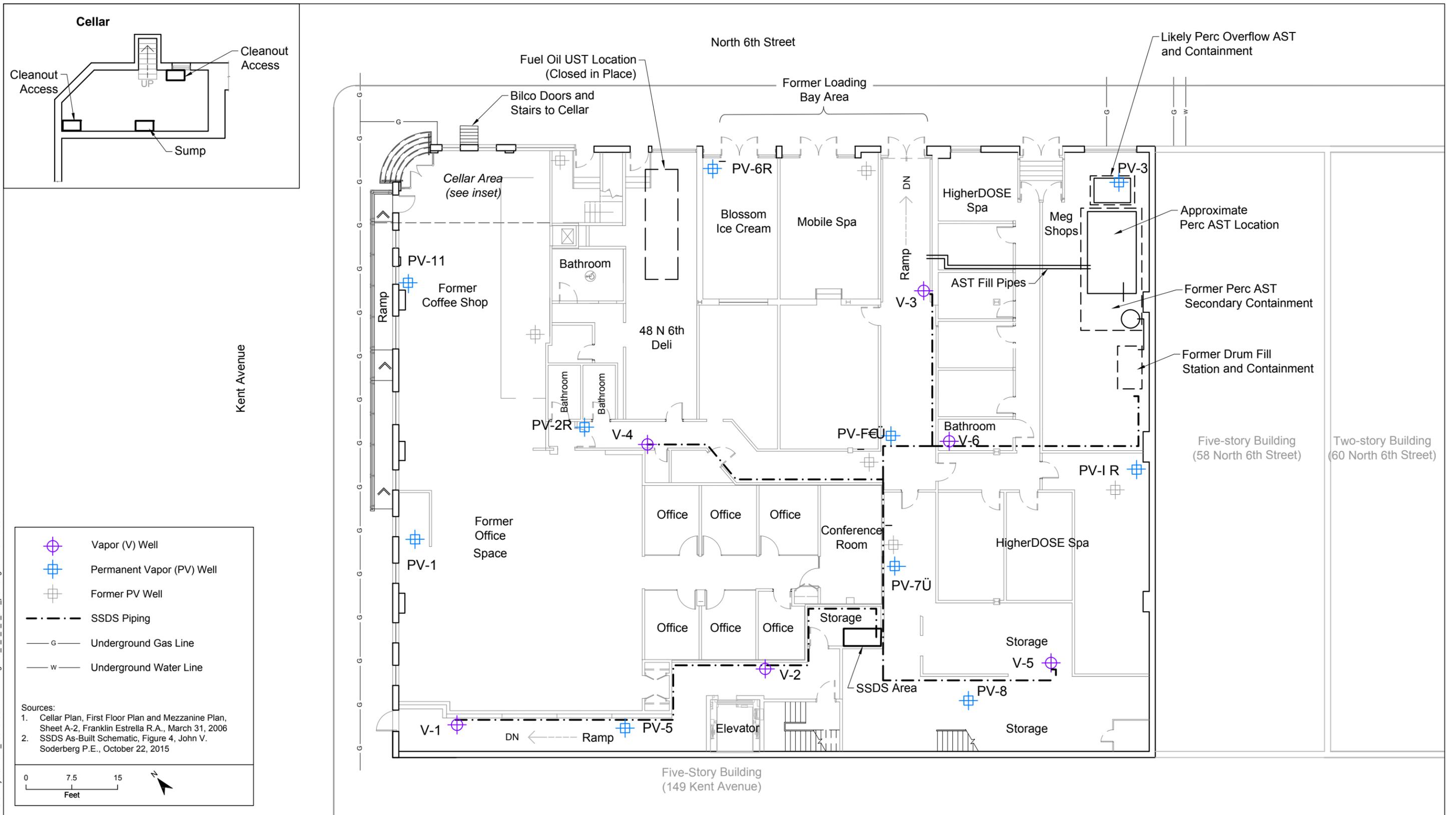
Integral will evaluate the results of the RI Phase 1 activities and propose groundwater and soil sampling locations in a Supplemental RIWP. Pending submittal of the Supplemental RIWP and approval by NYSDEC and NYSDOH, RI Phase 2 soil and groundwater sampling activities are tentatively scheduled for January 2019.

Offsite Soil Vapor and Indoor Air Sampling Coordination

Integral performed offsite sample planning for 53 North 6th Street and 60 North 6th Street during November 2018, including identifying owner information and preparing access permission letters. Offsite soil vapor and indoor air sampling will be performed during the heating season and are tentatively scheduled for January 2019. Integral will notify NYSDEC and NYSDOH of the identified dates in advance of offsite sampling.

Next Steps / December 2018 Monitoring

The SSDS and SSDS alarm system are currently operating. The next monthly monitoring event will be performed December 11, 2018. Additional details regarding December activities will be provided in the next monitoring report, due January 10, 2018.



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Figure 1.
Site Sub-Slab Depressurization System and Monitoring Points
135 Kent Avenue, Brooklyn, NY

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 11/15/18
 Time Begin: 0830
 Time End: 1110
 Staff: Jonathan Pereira

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.003
PV-2	-0.027
PV-2R	-0.066
PV-3	-0.021
PV-4R	-0.040
PV-5	-0.064
PV-6R	—
PV-7R	-0.032
PV-8	-0.021
PV-10R	-0.045
PV-11	0.002

SSDS Monitoring Point	Flow Velocity (ft/min)
V-1	1344
V-2	728
V-3	1080
V-4	1686
V-5	1156
V-6	1255

Notes: PV-5 needs replacing point is damaged
 PV-6R - not accessible as refrigerator placed on point; needs to be moved

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	46	no port	
Before lag drum	Gauge PI103 Sample Port	34	7.4	
After lag drum	Gauge PI104 Sample Port	18	4.9	
Ambient Air			0.1	

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No



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MEMORANDUM

To: Wendi Y. Zheng
New York State Department of Environmental Conservation

From: Sara Barbuto and Keith P. Brodock, P.E. Integral Engineering, P.C.

Date: January 10, 2018

Subject: Monthly Progress Report
Former Cleaner Sales and Equipment Corp. NYSDEC Site #224177

Project No.: E051

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement for the above-captioned Site, Integral Engineering, P.C. (Integral) presents this monthly progress report on behalf of 135 Kent Avenue Management Corp. This progress report presents an update on the implementation of the remedial program activities at 135 Kent Avenue (Former Cleaner Sales and Equipment Corp. Site; NYSDEC BCP No. 224177) for the month of December 2018.

ACTIONS COMPLETED DURING THIS REPORTING PERIOD

During this reporting period we have completed the following actions:

1. Collected sub-slab depressurization system (SSDS) monitoring measurements at vapor monitoring points (VMPs) and suction points.
2. Performed coordinating and scoping for RI Phase 2 soil and groundwater sampling.
3. Planned carbon change-out and reinstallation of VMPs.
4. Performed coordinating for offsite soil vapor and indoor air sampling at 53 North 6th and 60 North 6th Street.

Additional information regarding these actions is provided in the following sections.

SSDS Monitoring

Integral performed SSDS monitoring of accessible VMPs and SSDS suction points on December 11, 2018. Pressure readings were collected from VMPs; airflow velocity readings were collected from SSDS suction points. The results of the December 11, 2018 monitoring event for all SSDS suction points and VMPs are presented in Table 1 below.

Table 1. December 11, 2018 SSDS Monitoring Results

Location	Airflow Velocity (ft/min)	Pressure (inches of H ₂ O)
SSDS Suction Points		
V-1	1,180	--
V-2	758	--
V-3	1,298	--
V-4	1,362	--
V-5	958	--
V-6	1,066	--
VMPs		
PV-1	--	- 0.002
PV-2	--	Not Accessible
PV-2R	--	- 0.082
PV-3	--	- 0.020
PV-4R	--	- 0.042
PV-5	--	- 0.493
PV-6R	--	Not Accessible
PV-7R	--	- 0.034
PV-8	--	- 0.018
PV-10R	--	- 0.046
PV-11	--	0.005

The site plan, included as Figure 1, shows the locations of VMPs labeled as PV-x (permanent vapor wells) and SSDS suction points labeled as V-x (vapor wells).

Pressure and flow data collected on December 11, 2018 were generally comparable to those collected during the last several monitoring events, as performed by Integral since December 2016. VMP PV-6R in the Blossom ice cream shop was inaccessible this month due to a refrigerator being placed on top of it. VMP PV-2 was not accessible due to wall and flooring improvements in the former coffee shop by the master tenant, Raul Sillau. Per discussions with the master tenant during the December monitoring event, he will begin using the former coffee shop for personal business in early 2019. PV-4R was covered by spa equipment for the

HigherDOSE tenant. Integral communicated the need for continued access to this sub slab monitoring point to the master tenant.

Integral reviewed all SSDS monitoring points during the November and December monitoring events and is coordinating the reinstallation of PV-1, PV-5, PV-6R, PV-10R, PV-7R and PV-11. VMP PV-11, in the former coffee shop, did not have a negative pressure reading; this point may not be properly connected to the subsurface due to its placement near the building wall. Integral has observed water filling PV-5 during several monitoring events and will adjust its location in the hall by less than 5 ft. PV-1 and PV-11 in the former coffee shop may have been installed too near the edge of the building to be properly connected to subsurface conditions and will be moved approximately 3 ft toward the interior.

Photoionization detector (PID) readings from the SSDS sample ports before the lag drum and after the lag drum were 3.6 parts per million (ppm) and 0.5 ppm, respectively. A carbon change out is tentatively scheduled for late January 2019.

RI Phase 2 Coordinating and Scoping

Integral performed RI coordinating efforts during December 2018 including speaking with 135 Kent Avenue Management Corp, its master tenant, Robin Industries Ltd, and subcontractors to schedule and plan RI Phase 2 groundwater and soil sampling. As described in the September 19, 2017 Remedial Investigation Work Plan (RIWP), the first phase of the RI includes indoor air sampling, a GPR survey, soil vapor sampling, membrane interface probing (MIP) and hydraulic profile testing (HPT), concrete chip sampling, and a site survey. Indoor air sampling occurred March 28 and 29, 2018. The GPR survey and sidewalk utility markout were performed on August 9, 2018. MIP/HPT drilling was performed September 24 - October 2, 2018. Soil vapor and concrete chip sampling were performed October 16 and 17, 2018. Data collected during the RI will be provided to NYSDEC for review.

Integral will evaluate the results of the RI Phase 1 activities and propose groundwater and soil sampling locations in a Supplemental RIWP. Pending submittal of the Supplemental RIWP and approval by NYSDEC and NYSDOH, RI Phase 2 soil and groundwater sampling activities are tentatively scheduled for second quarter of 2019.

Offsite Soil Vapor and Indoor Air Sampling Coordination

Integral performed offsite sample planning for 53 North 6th Street and 60 North 6th Street during December 2018, including identifying owner information and preparing access permission letters. Offsite soil vapor and indoor air sampling will be performed during the heating season and are tentatively scheduled for February 2019. Two 24-hour soil vapor samples and one 24-hour indoor air sample are planned for collection from each property. Integral will notify NYSDEC and NYSDOH of the planned sample collection dates in advance

of offsite sampling.

Planned Activities for the January 2019 Reporting Period

The following activities are anticipated for the January 2019 reporting period:

- Monthly SSDS monitoring
- Carbon changeout for SSDS drums
- Reinstallation and repair of SSDS monitoring points
- Coordination of offsite soil vapor and indoor air sampling at 53 North 6th and 60 North 6th Street

The SSDS and SSDS alarm system are currently operating. The next monthly monitoring event and VMP installation will be performed on January 29, 2019. Additional details regarding January activities will be provided in the next monitoring report, due February 10, 2019.

135 Kent Avenue
 Site # C224177
 SSDS Monitoring Form

Date: 12/11/18
 Time Begin: 0850
 Time End:
 Staff: Jonathan Pereira

Sub-Slab Monitoring Point	Pressure (in. H ₂ O)
PV-1	-0.002
PV-2	<u> </u>
PV-2R	-0.082
PV-3	-0.020
PV-4R	-0.042
PV-5	-0.493
PV-6R	<u> </u>
PV-7R	-0.034
PV-8	-0.018
PV-10R	-0.046
PV-11	0.005

SSDS Monitoring Point	Flow Velocity (ft/min)
V-1	1180
V-2	758
V-3	1298
V-4	1362
V-5	958
V-6	1066

Notes: PV-1 surrounded by ponding water
 PV-2 unaccessible due to wall repairs
 PV-6R covered up by refrigerator unable to move

SSDS Treatment Room	Monitoring Point	Pressure (in. H ₂ O)	PID (ppm)	Notes
Before lead drum	Gauge PI102	45	no port	
Before lag drum	Gauge PI103 Sample Port	34	3.6	
After lag drum	Gauge PI104 Sample Port	18	0.5	
Ambient Air			0.0	

Is SSDS blower operating: Yes No
 Is heat exhaust fan operating: Yes No
 Is Sensaphone operating: Yes No
 Tampering, vandalism, or damage to
 SSDS: Yes No
 Exhaust stack: Yes No