

**Monthly Progress Report No. 47**  
473 President Street  
Brooklyn, New York  
Brownfield Cleanup Program Site #: C224220  
Reporting Period: January 2020

**1. Introduction**

In accordance with the reporting requirements of the 20 August 2015 (amended 24 July and 4 November 2019) Brownfield Cleanup Agreement (BCA) for the above-referenced site, Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C. (Langan) prepared this monthly progress report, on behalf of MCP President Street LLC and 473 President LLC, to summarize the work performed at 473 President Street in Brooklyn, New York (the site) in January 2020.

The site is located in the Gowanus neighborhood of Brooklyn, and is identified as the southern portion of Kings County Tax Block 440, Lot 12. Block 440 is bound by Union Street to the north; 3<sup>rd</sup> Avenue to the east; President Street to the south; and Nevins Street to the west. The site encompasses an area of about 20,000 square feet with 200 feet of frontage along President Street, and is bound by; the northern portion of Lot 12 to the north (Royal Palms Shuffleboard Club); Lot 21 to the east (Pontone Bros. Corp.); President Street to the south; and Lot 1 to the west (electronic waste recycling warehouse). The Gowanus Canal is located about 350 feet to the west of the site. The site is improved with an unoccupied warehouse building used for storage. The bicycle tour and repair company that previously occupied the site vacated on 31 December 2019. The gross floor area occupied by the bicycle tour and repair company is about 2,830 feet. A site location map is provided as Figure 1.

**2. Investigation or Remedial Actions Relative to the Site during this Reporting Period**

Langan evaluated in-situ remediation options based on the results of the treatability study performed during the November 2019 reporting period. In-situ chemical oxidation is likely to be ineffective and cost prohibitive due to high organic carbon content in soil so evaluation of an air sparge and soil vapor extraction (AS/SVE) system is being considered.

**3. Actions Relative to the Site Anticipated for the Next Reporting Period**

Langan will begin preparing a Remedial Action Work Plan (RAWP). Design considerations for an AS/SVE system pilot study will commence.

**4. Approved Activity Modifications (changes of work scope and/or schedule)**

None

**5. Results of Sampling, Testing and Other Relevant Data**

None

**6. Deliverables Submitted During This Reporting Period**

None

**7. Information Regarding Percentage of Completion**

This BCP project is less than 10% complete.

**8. Unresolved Delays Encountered or Anticipated That May Affect the Schedule and Mitigation Efforts**

None

**9. Citizen Participation (CP) Plan Activities during This Reporting Period**

None

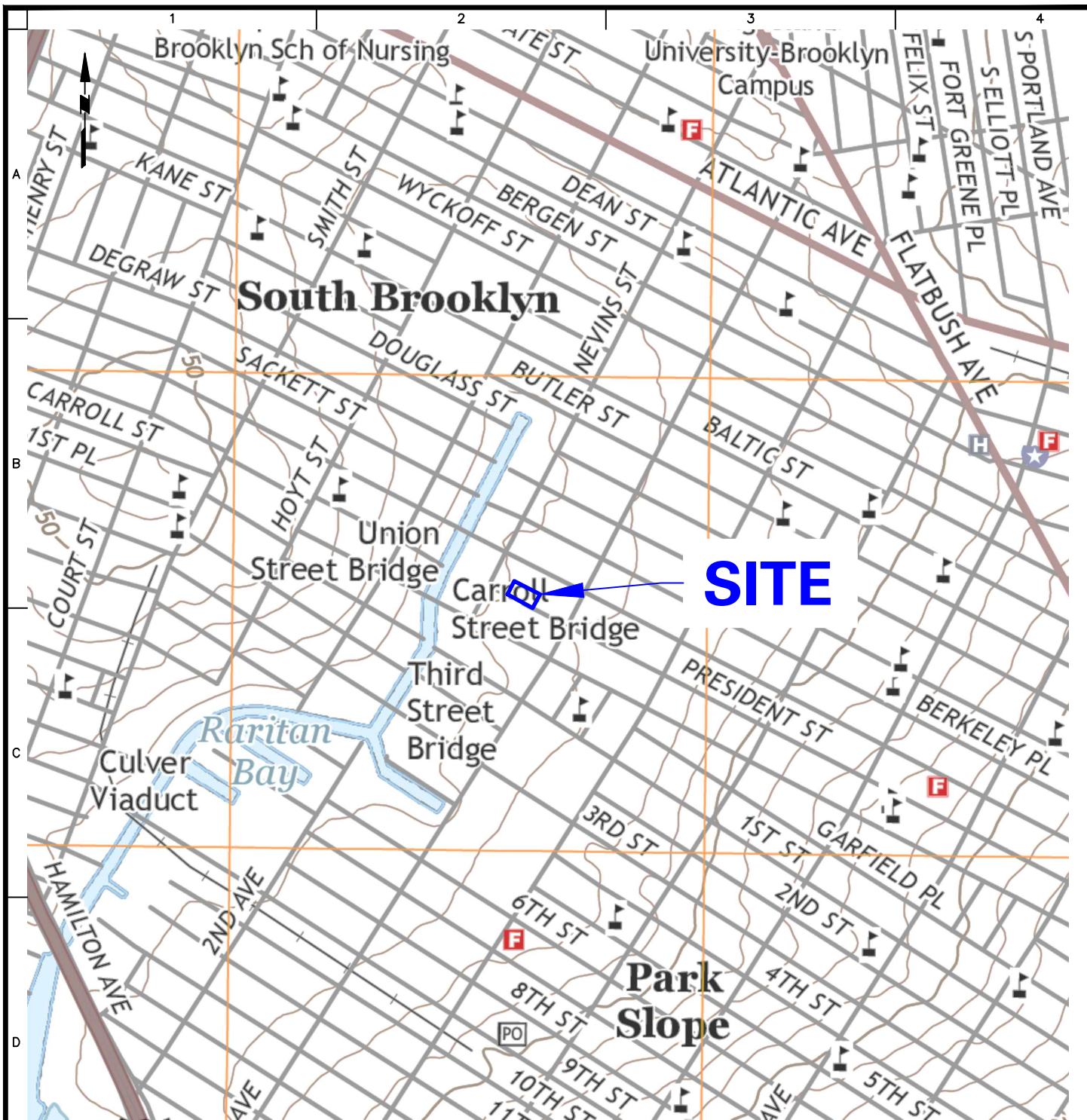
**10. Activities Anticipated in Support of the CP Plan for the Next Reporting Period**

None

**11. Miscellaneous Information**

None

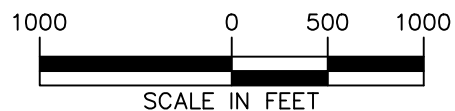
## FIGURES



**NOTES:**

1. BASE MAP IS REFERENCED FROM UNITED STATES GEOLOGICAL SURVEY (USGS) 7.5-MINUTE SERIES TOPOGRAPHICAL MAPS, JERSEY CITY AND BROOKLYN QUADRANGLES, DATED 2016.

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Project

**473 PRESIDENT  
STREET**

BLOCK No. 440, LOT No. 12  
BROOKLYN

KINGS

NEW YORK

Figure Title

**SITE LOCATION  
MAP**

Project No.

170361303

Date

11/6/2019

Drawn By

VDP

Checked By

PM

Figure No.

**1**

Sheet 1 of 1