

Monthly Progress Report
President Street Properties
Brooklyn, New York
Brownfield Cleanup Program Site No.: C224221
Reporting Period: March 2021

1. Introduction

In accordance with the progress reporting requirements of the 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 President Union LLC (Volunteer) to summarize the work performed at the President Street Properties site, located at 319-327 Bond Street and 383 Carroll Street, Brooklyn, New York (the site) in March 2021.

The site consists of seven parcels (Brooklyn Borough Tax Map Block 438, Lots 1, 2, and 3, and Block 445, Lots 8, 11, 20, and 50) encompassing about 2.2 acres in the Gowanus neighborhood of Brooklyn, New York. The site is improved with asphalt parking areas, a vacant 2-story warehouse, office and storage spaces, a vacant building, and a bar/restaurant. The site is bound to the north by an event space and restaurant, to the east by the Gowanus Canal, to the south by a commercial development and Carroll Street followed by a parking lot and residential development, and to the west by Bond Street followed by residential and mixed-use buildings. The waterfront along the Gowanus Canal consists of a vertical bulkhead about 360 feet long constructed of steel sheet piles with an upland steel sheet pile deadman anchor. A site location map is attached to this progress report as Figure 1.

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

Implementation of the New York State Department of Environmental Conservation (NYSDEC)-approved Interim Remedial Measure (IRM) Work Plan continued during this reporting period. The following activities were performed on site:

- Import of the following backfill materials (previously reviewed and approved by NYSDEC) for use in the 2-foot minimum cover:
 - ¾-inch crushed stone from the Eastern Concrete Materials Inc. – Hamburg Quarry in Hamburg, NJ
 - recycled engineered fill from the Allocco Recycling facility in Brooklyn, NY
- Installation of the 2-foot minimum cover system in the eastern region of the site.
 - The contractor backfilled and compacted previously imported recycled engineered fill (imported from Allocco Recycling in Brooklyn, NY, and capped the backfill with a minimum 6-inches of ¾-inch clean stone (imported from the Eastern Concrete Materials Inc. – Hamburg Quarry in Hamburg, NJ).
- Langan performed community air monitoring during backfilling activities and submitted daily field reports to NYSDEC and the New York State Department of Health (NYSDOH).

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

The contractor will complete remaining material removals and installation of the 2-foot minimum site cover along the eastern region of the site. Langan will prepare the Construction Completion Report (CCR) for future submission to NYSDEC.

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

There were no activity modifications during this reporting period.

5. Results of Sampling, Testing and Other Relevant Data

No samples were collected during this reporting period. Analytical results of the documentation samples collected during implementation of the IRM Work Plan will be presented in the CCR.

6. Deliverables Submitted During This Reporting Period

Langan submitted daily field reports documenting implementation of the IRM Work Plan to NYSDEC and NYSDOH.

7. Information Regarding Percentage of Completion

Implementation of the IRM Work Plan is about 95% complete. The Remedial Investigation (RI) was completed from April 6, 2017 to April 7, 2017 and between August 28, 2017 to October 27, 2017, to investigate and characterize the nature and extent of contamination at the site. Results of the RI were provided in the April 10, 2020 IRM Work Plan. The RI will be finalized following submission and implementation of a Remedial Investigation Work Plan (RIWP) Addendum for sampling site soil and groundwater for emerging contaminants per NYSDEC's request dated June 12, 2019.

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

There were no unresolved delays encountered during this reporting period.

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

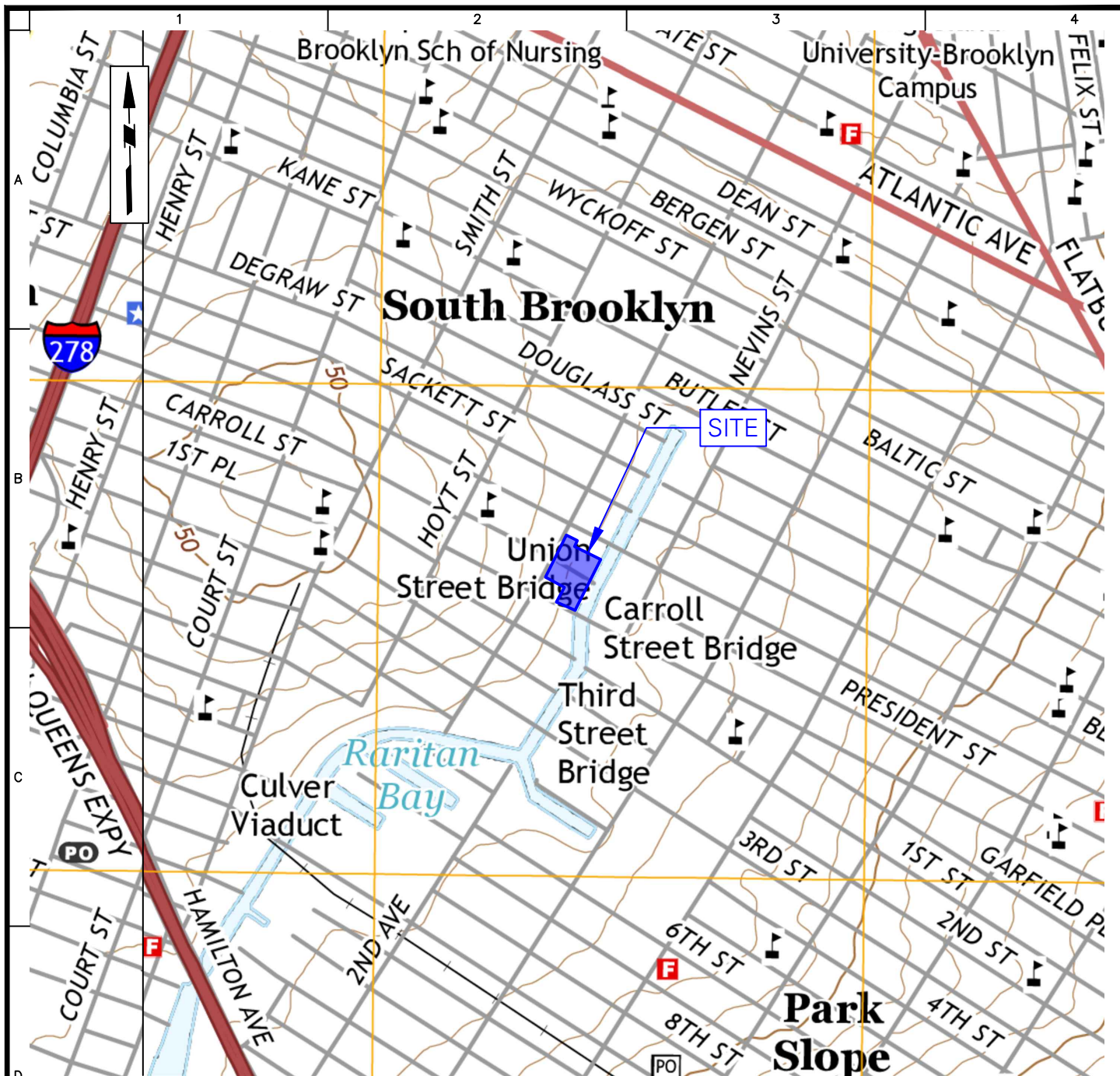
None

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

None

11. Miscellaneous Information

None



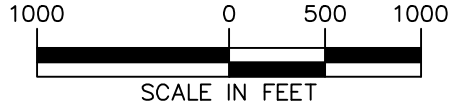
LEGEND

 BCP SITE BOUNDARY

NOTES

1. SITE BOUNDARY IS APPROXIMATE.
2. BACKGROUND IMAGE REFERENCED FROM UNITED STATES GEOLOGICAL SURVEY (USGS) 7.5-MINUTE TOPOGRAPHIC MAPS BROOKLYN AND JERSEY CITY QUADRANGLES, DATED 2016.

WARNING: IT IS A VIOLATION OF THE NYS EDUCATION LAW ARTICLE 145 FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS ITEM IN ANY WAY.



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Project
PRESIDENT STREET PROPERTIES
 BLOCK No. 438, LOT Nos. 1, 2 & 3
 BLOCK No. 445, LOT Nos. 8, 11, 20 & 50
 KINGS COUNTY NEW YORK

Figure Title
SITE LOCATION MAP

Project No.
 170364001
 Date
 07/05/2020
 Drawn By
 NEK
 Checked By
 ELS

Figure No.
1
 Sheet 1 of 1