

SITE OBSERVATION REPORT

PROJECT No.: 170552901	CLIENT: SPG Boerum LLC	DATE: Wednesday, December 28, 2022
PROJECT: 159 Boerum Street		WEATHER: Clear, 33-47 °F Wind: SW @ 0.7-5.9 mph
LOCATION: Brooklyn, NY		TIME: 6:45 am to 5:00 pm
CONTRACTOR: SD Builders		LANGAN REP. : Lauren Roper

CONTRACTOR'S EQUIPMENT: Hitachi ZX 160LC Excavator Deere 300G Excavator Kubota SVL65-2 Skid Steer Deere 135G Excavator	PRESENT AT SITE: Lauren Roper – Langan James Hsu – SD Builders - General Contractor Lucas Alvarez - Rise Concrete (Rise) – Foundation Contractor
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OBSERVATIONS, DISCUSSIONS, TEST RESULTS, ETC.:

Langan was present to observe environmental protocols in accordance with the New York State Department of Environmental Conservation (NYSDEC)-approved Remedial Action Work Plan (RAWP) for Brownfield Cleanup Program (BCP) site C224291 at 159 Boerum Street (Block 3071, Lot 40). Observed activities were as follows:

Site Activities

- Rise excavated three about 5-foot-long by 5-foot-wide areas to about 16 feet below grade surface (bgs) in the western and southwestern parts of the site for support of excavation (SOE) underpinning installation. Excavated material consisted of non-hazardous fill and native soil and was screened for odors, staining, and organic vapors using a photoionization detector (PID). Excavated fill exhibited petroleum-like odors and a maximum PID reading of 30.2 parts per million (ppm); staining was not observed. The excavated fill and native soil was live-loaded onto permitted tri-axle trucks for off-site disposal.
- Rise excavated the following areas for SOE underpinning installation:
 - an about 25-foot-long by 25-foot-wide area to about 11 feet bgs in the southwestern part of the site
 - an about 15-foot-long by 10-foot-wide area to about 15 feet bgs in the northwestern part of the site

Excavated material consisted of native soil and was screened for odors, staining, and organic vapors using a PID; evidence of impacts was not observed. Native soil was added to the equipment ramp in the southern part of the site for future off-site disposal.
- Rise graded the following areas to create a stable working environment for machinery:
 - An about 60-foot-long by 30-foot-wide in the northern part of the site.
 - An about 40-foot-long by 20-foot-wide in the eastern part of the site.

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Material Tracking

- No material was imported to the site.
- 15 truckloads (approximately 300 cubic yards [CY]) of non-hazardous fill (waste characterization grid WC06_COMP_0-20) were exported to the Bayshore Soil Management facility in Keasbey, New Jersey for off-site disposal.

Materials Import Summary			
Facility	Imported	Today	Total
Allocco Recycling, Inc. Brooklyn, NY ¾-inch RCA	No. Loads	0	45
	Quantity (CY)	0	900
	NYSDEC Approved Quantity (CY)		1,000

Materials Export Summary			
Facility	Exported	Today	Total
Cycle Chem, Inc. Elizabeth, NJ Lead Contaminated Soil	No. Loads	0	14
	Quantity (CY)	0	280
Bayshore Soil Management Keasbey, NJ Non-Hazardous Fill/Soil	No. Loads	15	314
	Quantity (CY)	300	6,280
Clean Earth of North Jersey Kearny, NJ Hazardous Lead Historic Fill	No. Loads	0	5
	Quantity (CY)	0	125

Sampling

- One endpoint sample, EP-09, was collected at about 11 feet bgs in the southwestern part of the site and analyzed for parameters outlined in the RAWP. The samples were relinquished to Alpha Analytical Inc. (Alpha) of Westborough, Massachusetts, a New York State Department of Health (NYSDOH) Environmental Laboratory Accredited Program (ELAP)-certified laboratory.

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CAMP Activities

Langan performed on-site air monitoring during ground-intrusive activities for particulate matter smaller than 10 microns in diameter (PM10) or volatile organic compounds (VOCs). Fifteen-minute average concentrations of PM10 and VOCs did not exceed action levels established by the community air monitoring plan (CAMP). No fugitive dust or odors were observed leaving the site.

Particulate Monitoring (mg/m ³)			Organic Vapor Monitoring (ppm)		
Daily background	0.049		Daily Background	0.0	
Averaging Period	Upwind	Downwind	Averaging Period	Upwind	Downwind
Daily Time Weighted Average	0.049	0.041	Daily Time Weighted Average	0.0	0.1
Maximum 15-min Average	0.082	0.067	Maximum 15-min Average	0.1	0.2
Minimum 1-min Instant Reading	0.003	0.026	Minimum 1-min Instant Reading	0.0	0.0
Maximum 1-min Instant Reading	0.178	0.070	Maximum 1-min Instant Reading	0.1	0.2

mg/m³ = milligrams per cubic meter
 NA = Not Available

ppm = parts per million

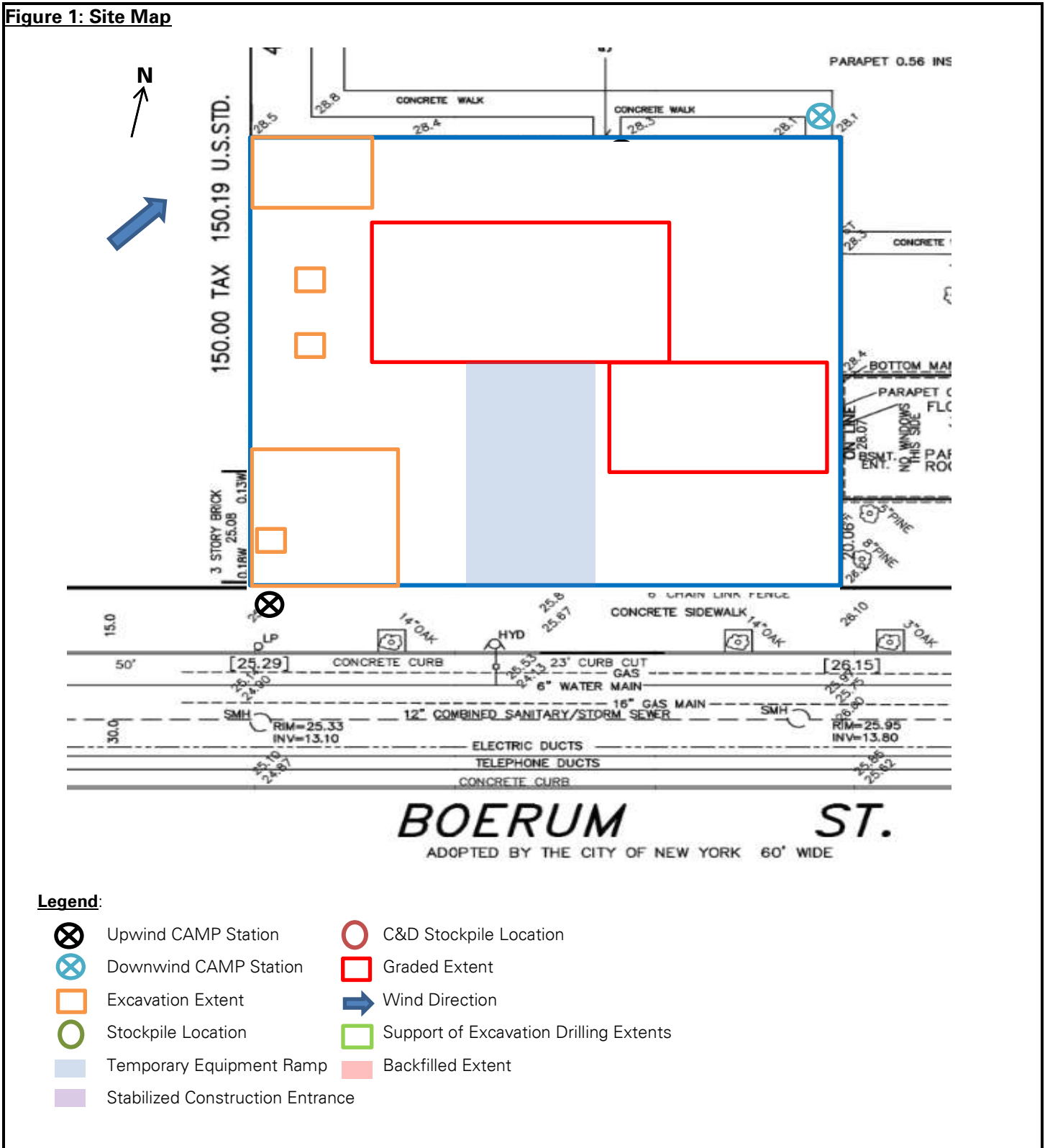
Anticipated Activities

- Rise will install SOE elements along the site boundaries.

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Figure 1: Site Map



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SITE PHOTOGRAPHS



Photo 1: View of Rise excavating native soil for SOE underpinning installation in the western part of the site (facing northwest).



Photo 2: View of Rise securing a tarp on a permitted tri-axle truck for transport of non-hazardous fill for off-site disposal (facing northwest).

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