

**DSR 216: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 10, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
CC: Dan Bellucci, Bellucci Engineering bellucciengineeringllc@gmail.com  
Richard Hooker, GBTS richard\_hooker@gbtpa.com  
Benjamin Warnke, Alembic Community bwarnke@alembiccommunity.com  
Gina Buffone, Alembic Community gbuffone@alembiccommunity.com  
Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com  
  
RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Action Work Plan (RAWP, June 2023), under the supervision of qualified personnel from Bellucci Engineering (the Remedial Engineer) and/or Gallagher Bassett Technical Services (GBTS).

**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

The landscaping sub-contractor started working on site improvements in the courtyard north of the building. Two truckloads of approved planting soil and two truckloads of approved engineered soil (both sourced from Advanced Soil Technologies) were delivered to the site. Engineered soil was installed over underlying geotechnical fabric at the stormwater management system, and planting soil was installed in areas outside of the stormwater management system over an orange snow fence demarcation layer.

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

**PHOTOGRAPHS**



Placing geotechnical fabric over stone



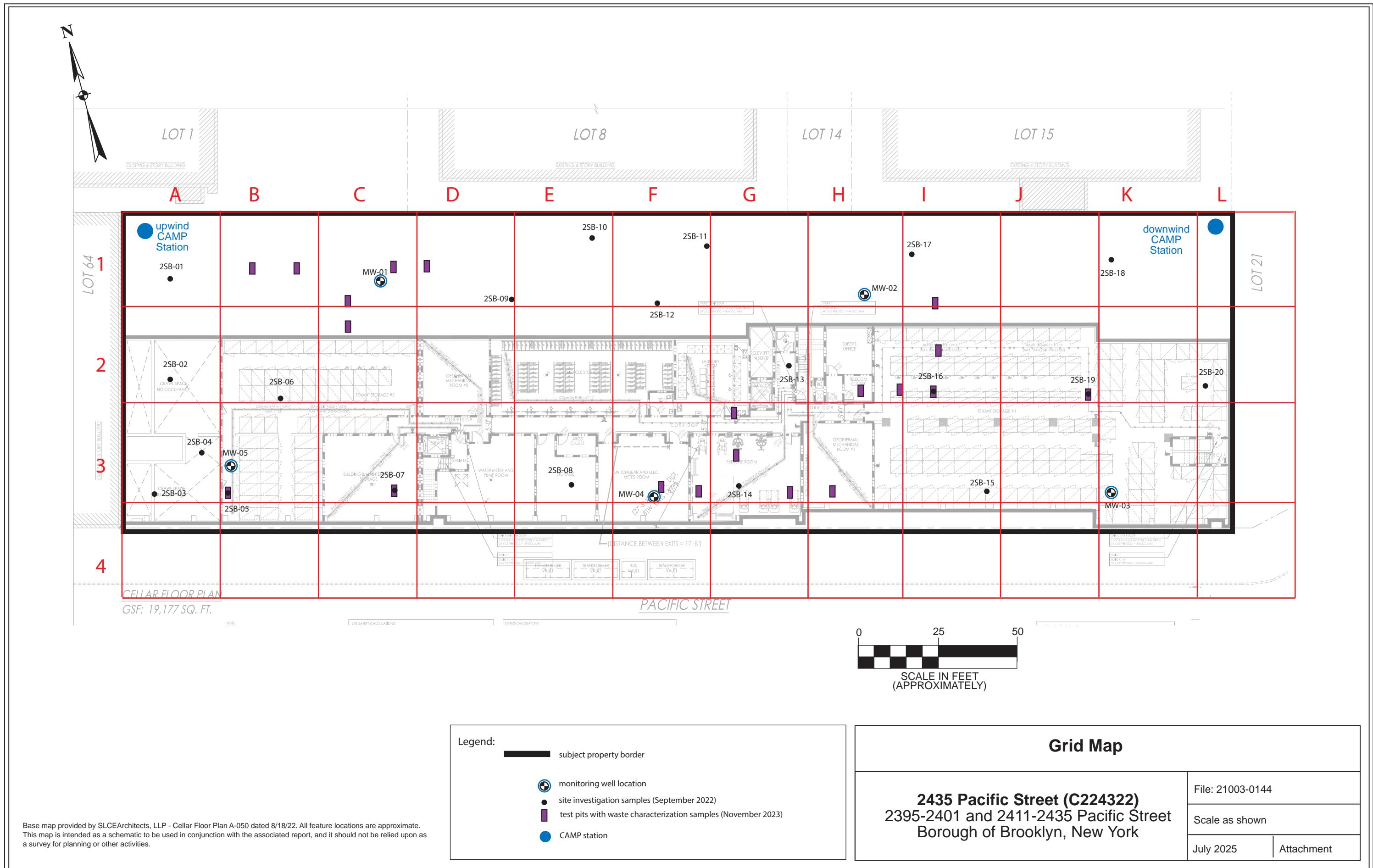
Placing engineered soil over geotechnical fabric



Placing demarcation layer over existing soil



Downwind air monitor station





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DAILY AIR MONITORING REPORT  
2435 Pacific Street  
Brooklyn, New York

07/10/2025

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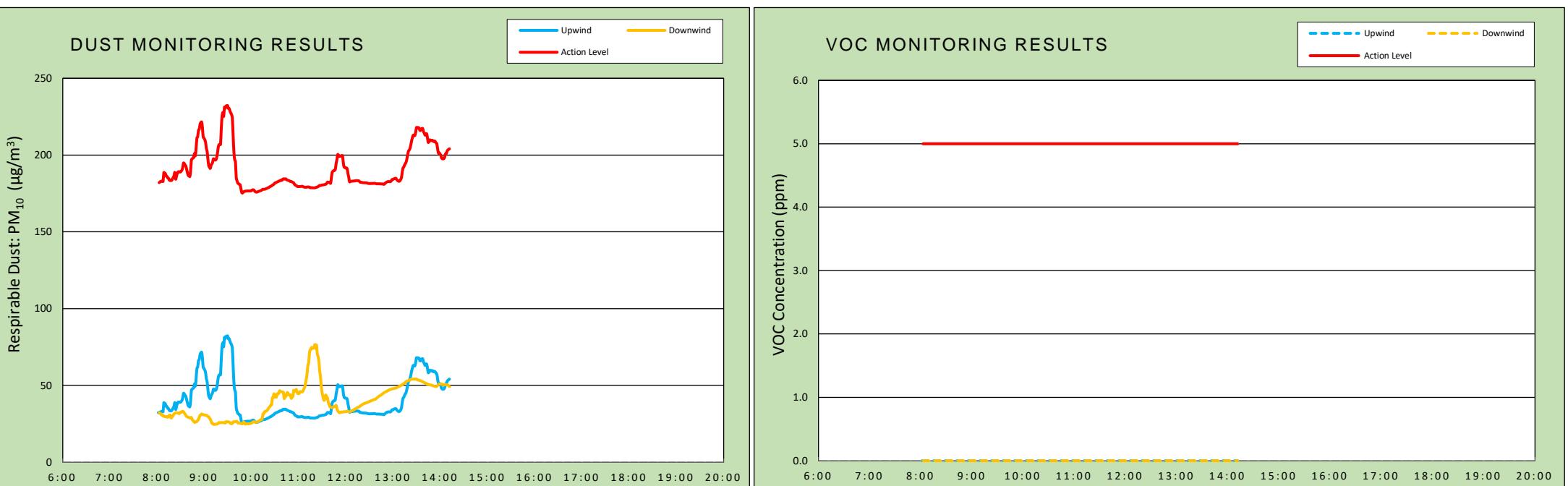
Project Number:

Dust Action Level 150  $\mu\text{g}/\text{m}^3$

VOC Action Level 5 ppm

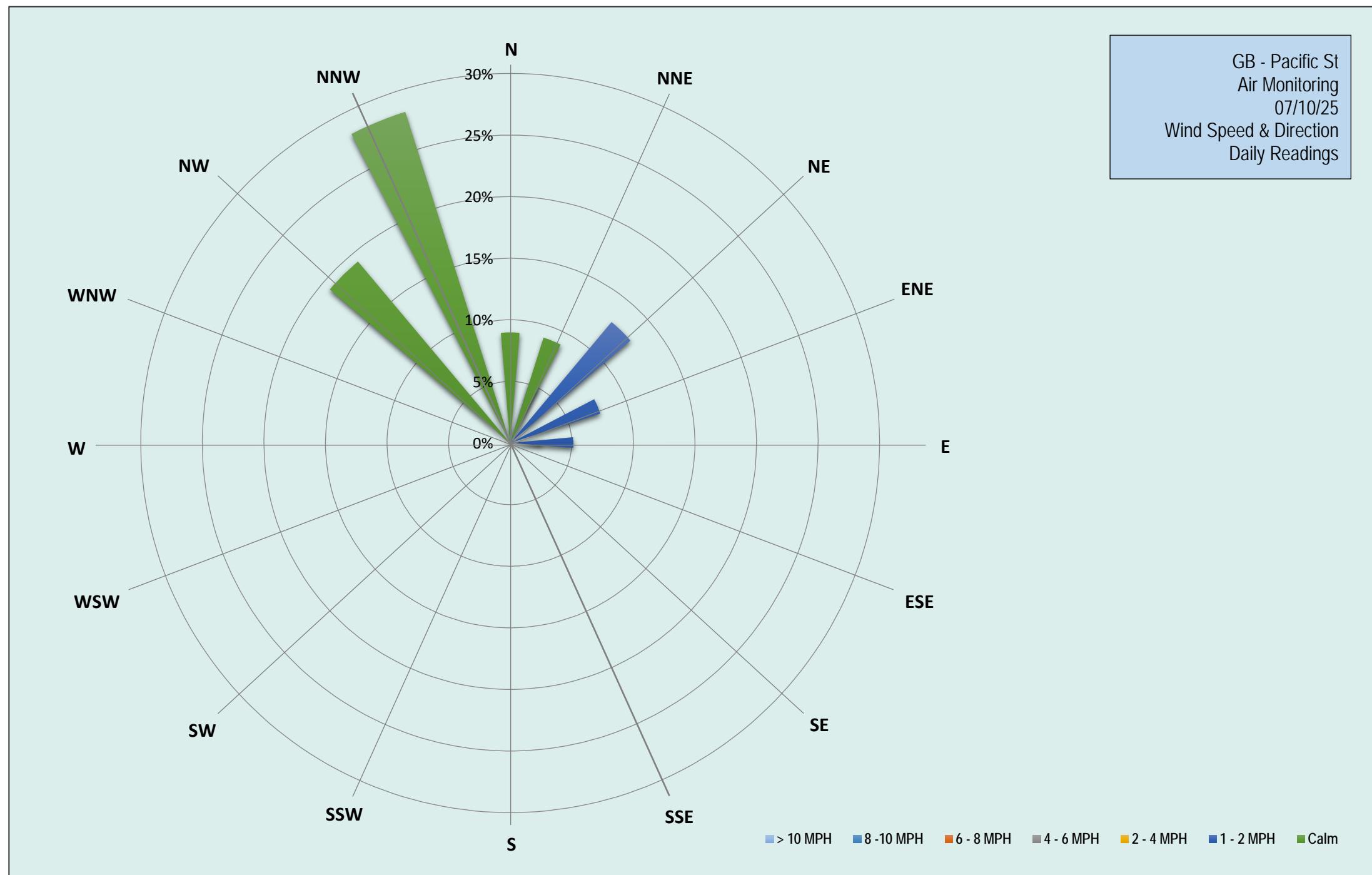
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | NNW       | Relative Humidity (%) | 65.0 - 86.0   | Daily Rain Total (in)    | 0.28 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 73.0 - 84.0 | Wind Speed (MPH) | 0.5 - 2.4 | Barometer (inHg)      | 30.00 - 30.00 | Avg. Dew Point Temp (°F) | 70.0 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 41.1   | 82.3   | 9:30                     | 0.0                                | 0.0                                | 8:02                    |
| Downwind         | 39.4   | 76.6   | 11:21                    | 0.0                                | 0.0                                | 8:03                    |



Air Monitoring Notes:

Weather Notes:



**DSR 217: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 11, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
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Scott McDonald, GBTS scott\_mcdonald@gbtpa.com  
  
RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

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**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, and planting soil over an orange snow fence demarcation layer).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid L1) and downwind (Grid A1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

**PHOTOGRAPHS**



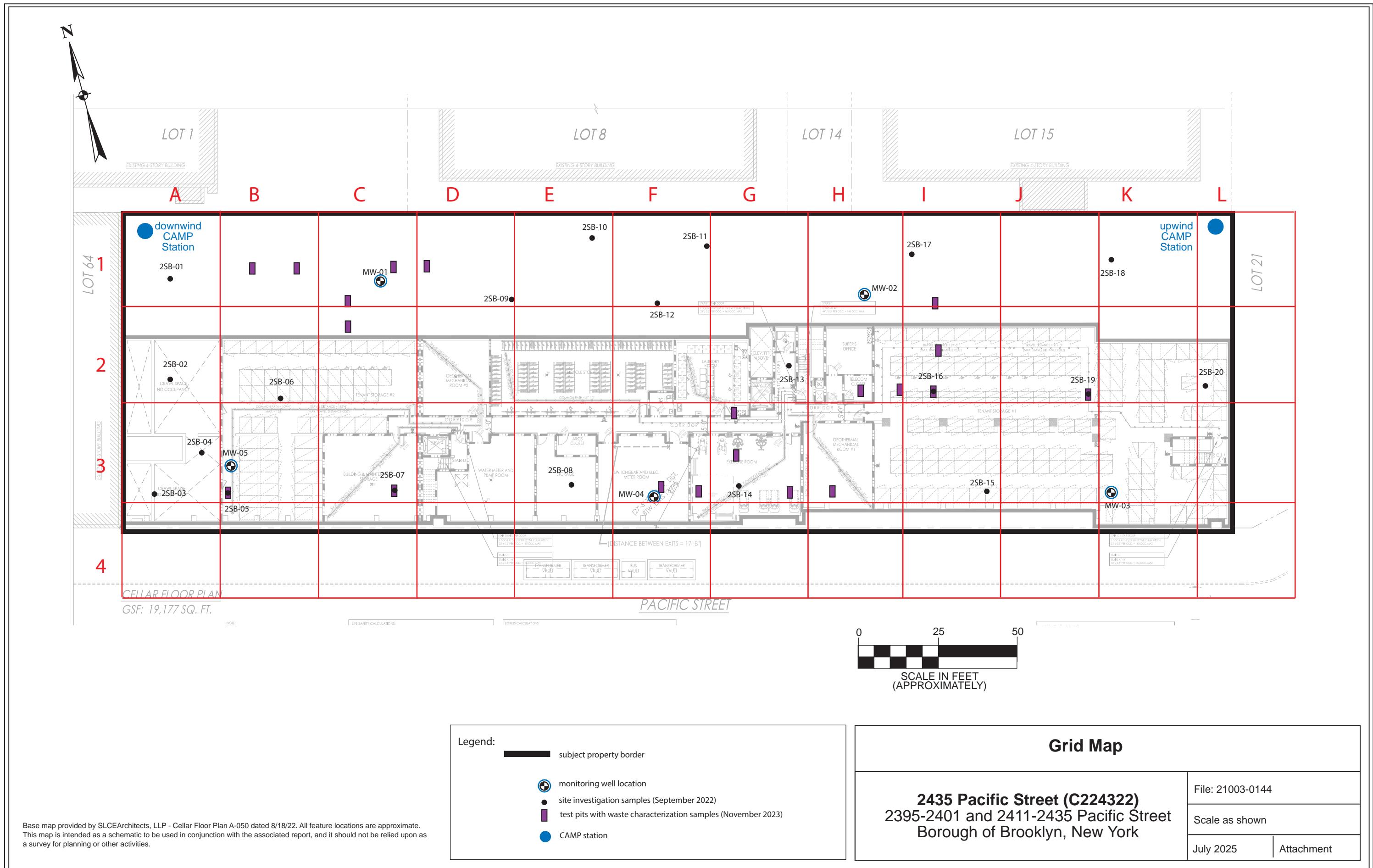
**Engineered cover soil at the west end of the courtyard**



**Engineered cover soil along the building**



**Placement of cover soil along fence line**





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2435 Pacific Street  
Brooklyn, New York

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Project Number:

Dust Action Level

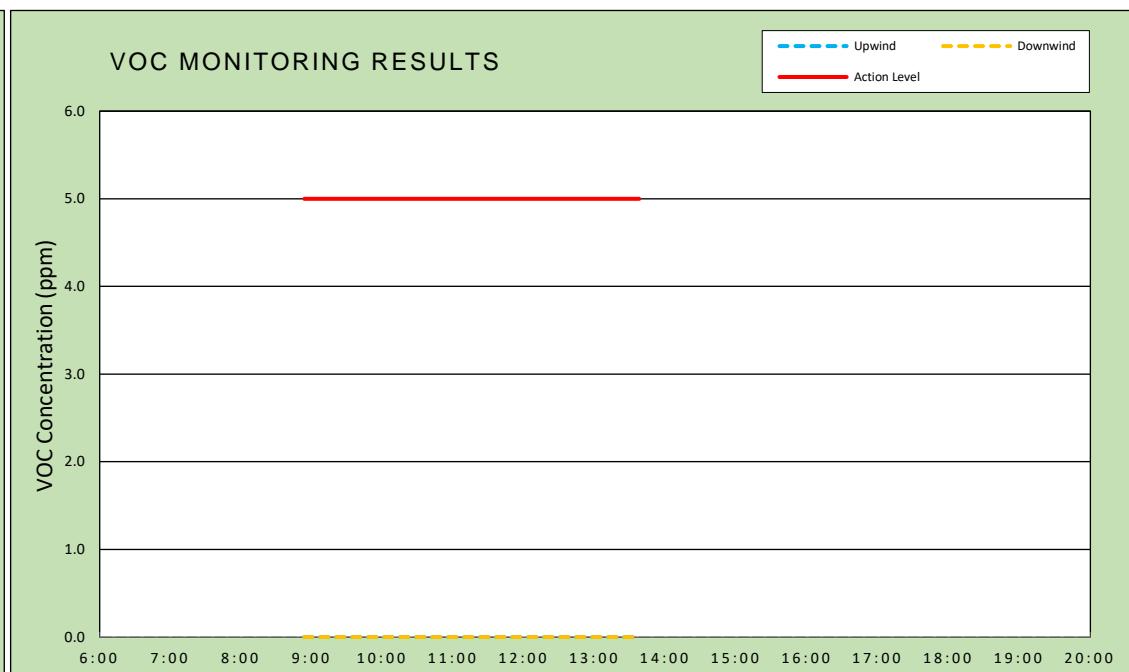
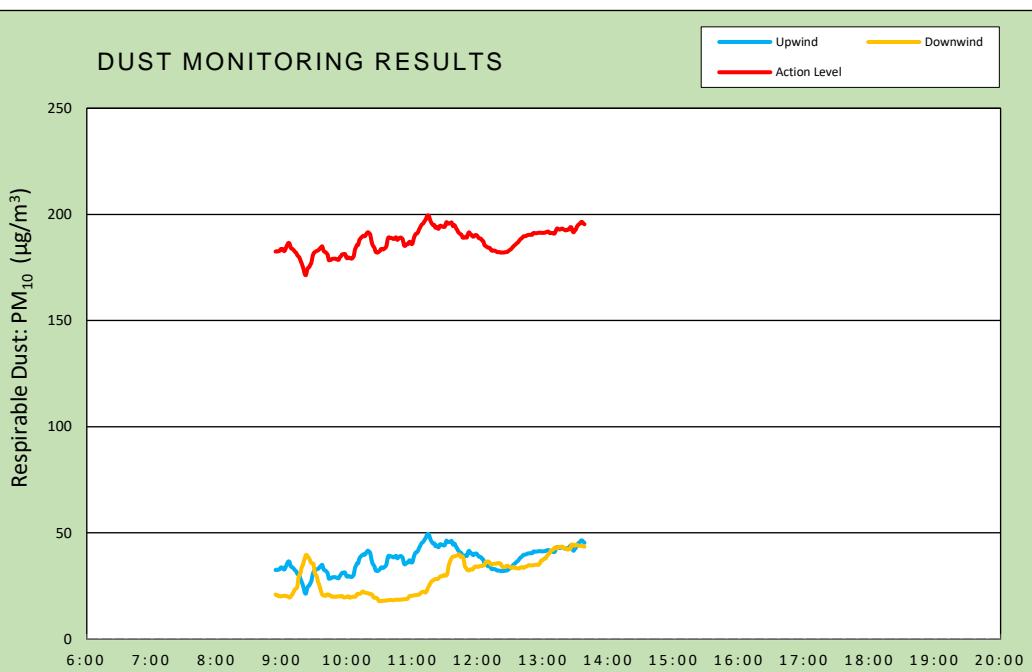
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

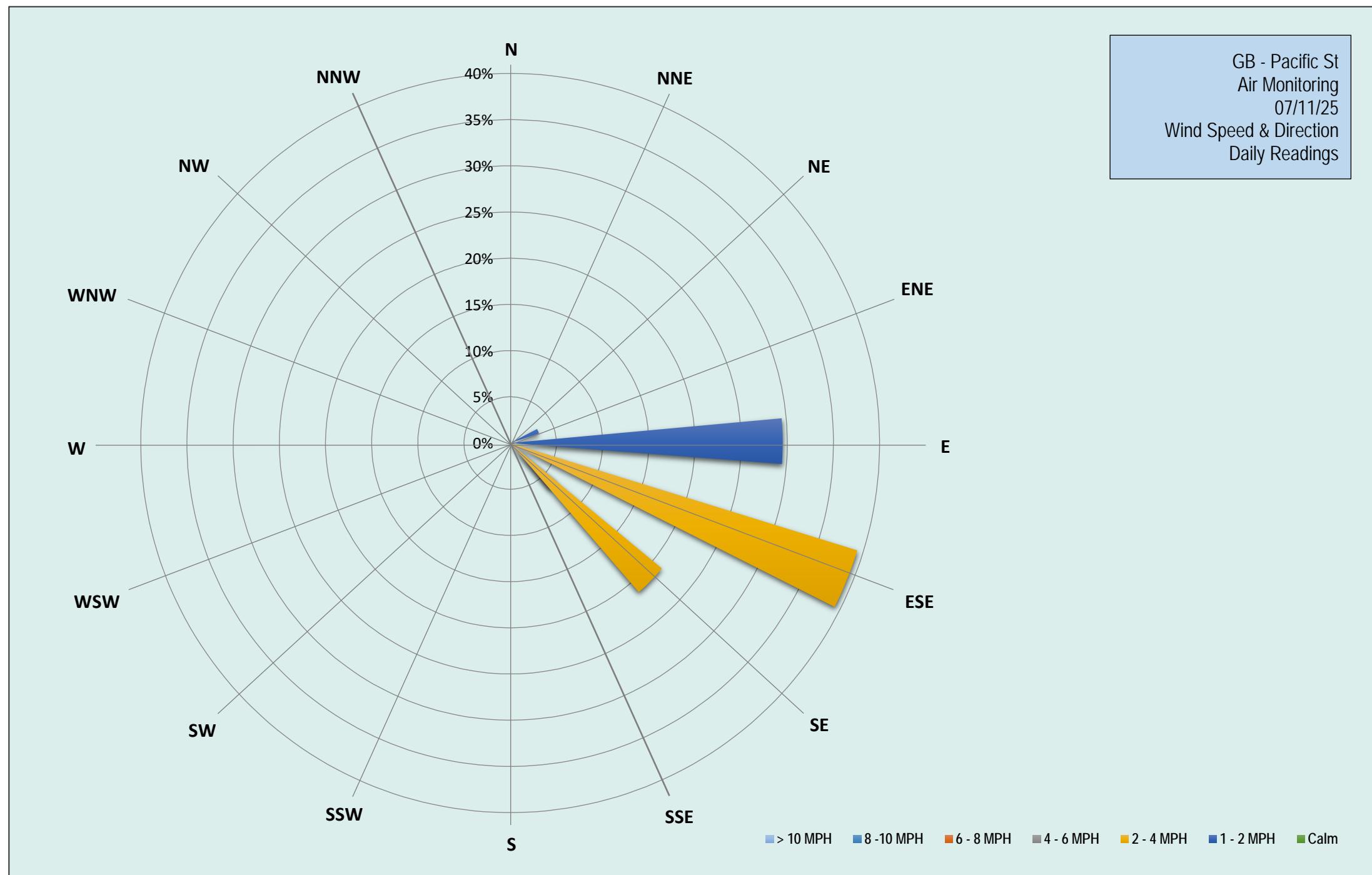
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | ESE       | Relative Humidity (%) | 64.0 - 83.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 77.0 - 86.0 | Wind Speed (MPH) | 1.7 - 5.4 | Barometer (inHg)      | 30.00 - 30.00 | Avg. Dew Point Temp (°F) | 72.0 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 37.4   | 49.6   | 11:14                    | 0.0                                | 0.0                                | 8:54                    |
| Downwind         | 29.4   | 44.6   | 13:27                    | 0.0                                | 0.0                                | 8:54                    |



Air Monitoring Notes:

Weather Notes:



**DSR 218: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 14, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
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Richard Hooker, GBTS richard\_hooker@gbtpa.com  
Benjamin Warnke, Alembic Community bwarnke@alembiccommunity.com  
Gina Buffone, Alembic Community gbuffone@alembiccommunity.com  
Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com  
  
RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

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**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, and planting soil over an orange snow fence demarcation layer).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for VOCs. At the end of the day, there was a brief downwind dust exceedance recorded resulting from the contractor dumping trash in a nearby dumpster.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

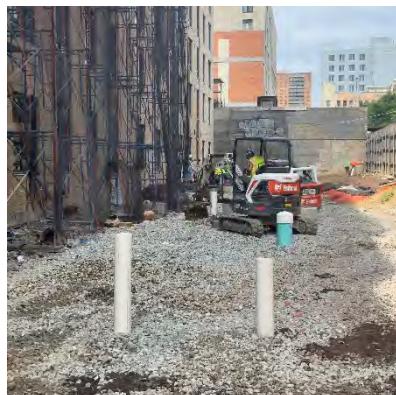
**PHOTOGRAPHS**



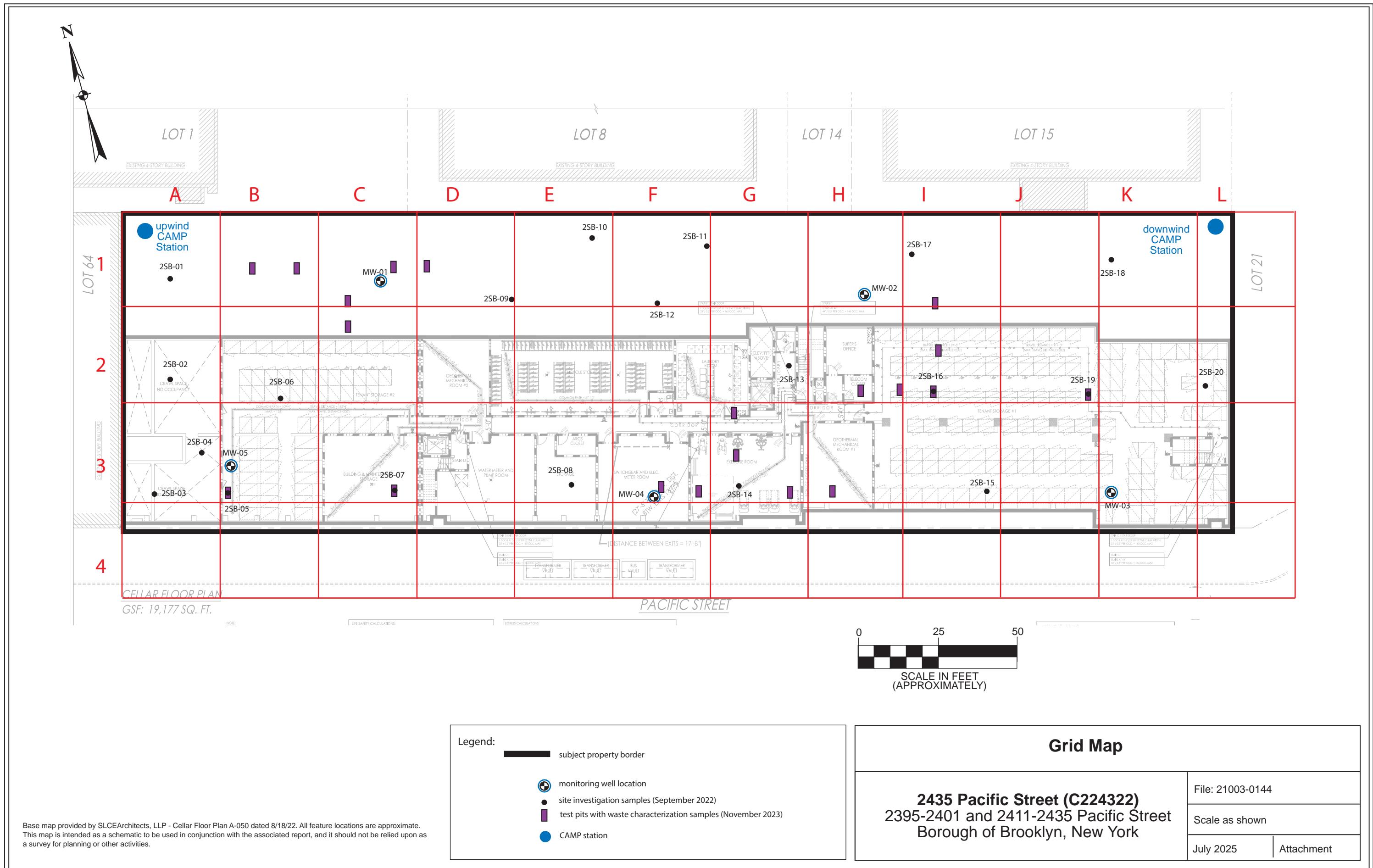
**Engineered cover soil at the west end of the courtyard**



**Placing engineered cover soil over geofabric material**



**Grading stone material**





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Brooklyn, New York

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Project Number:

Dust Action Level

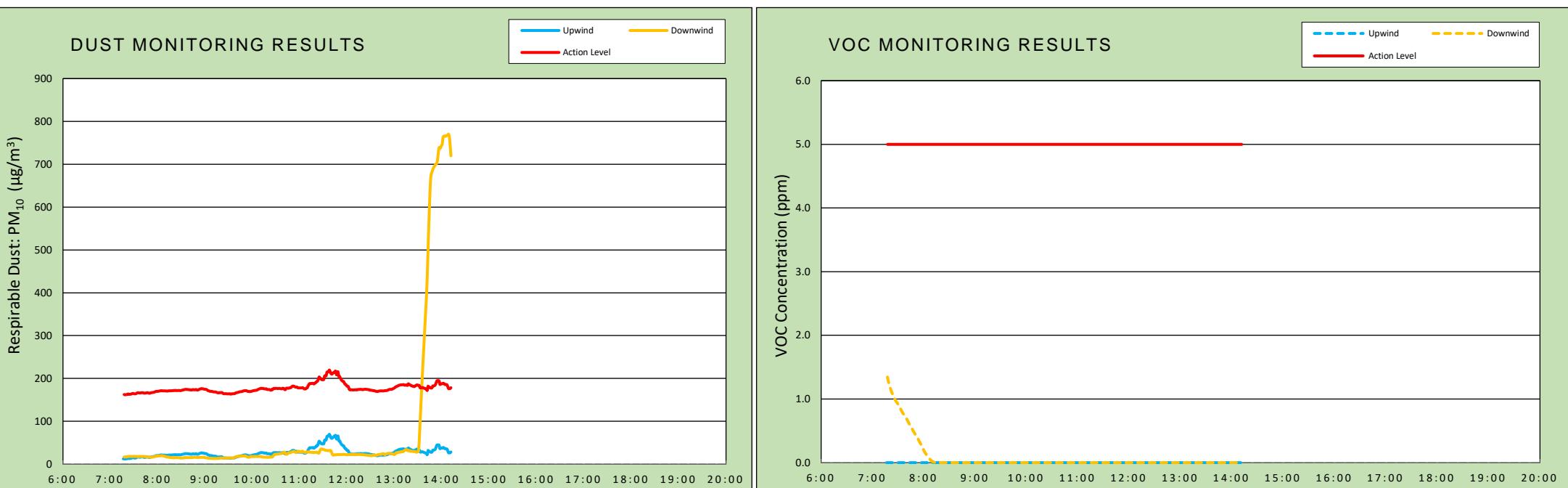
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

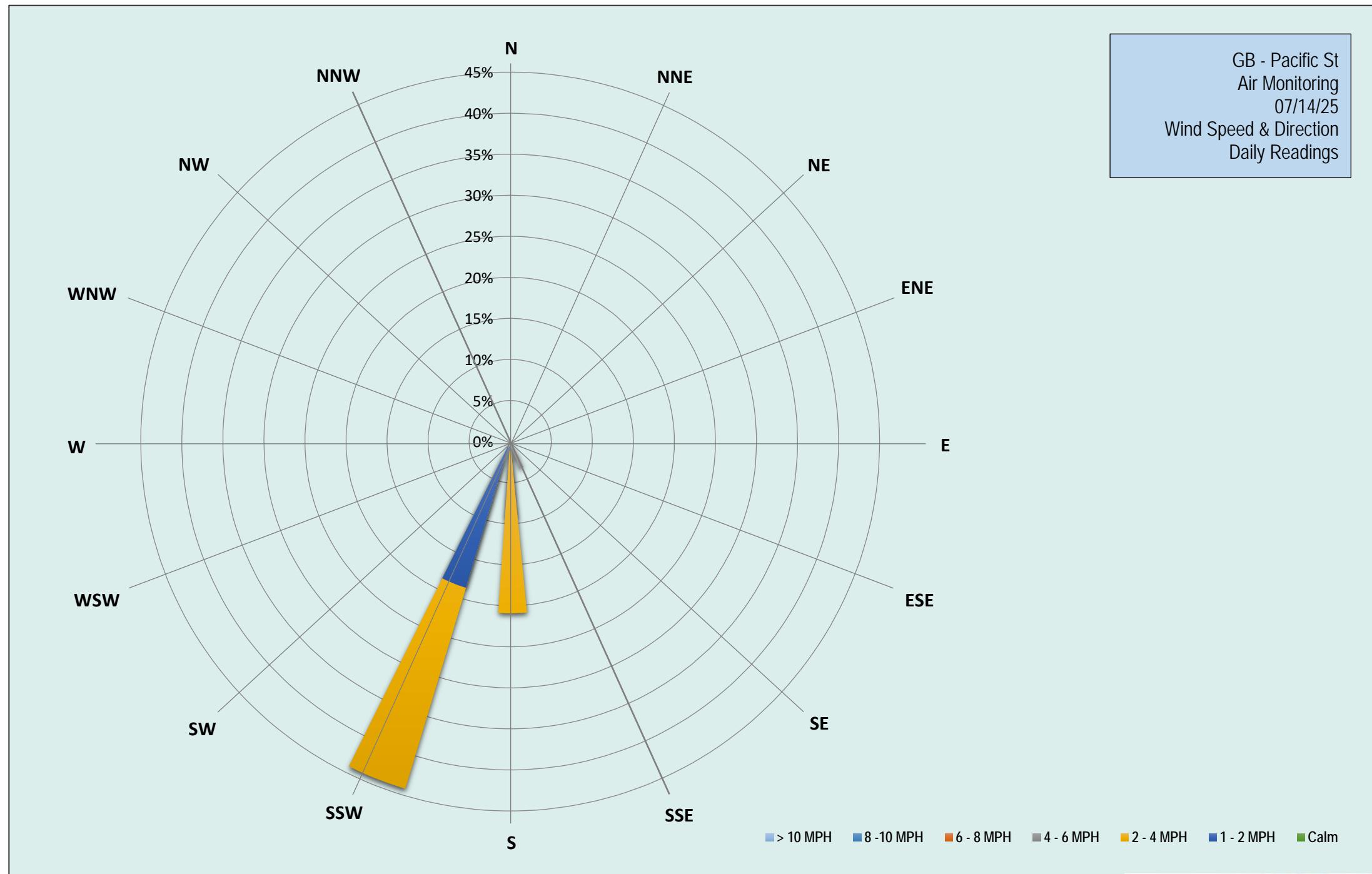
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | SSW       | Relative Humidity (%) | 67.0 - 94.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 76.0 - 88.0 | Wind Speed (MPH) | 1.1 - 6.5 | Barometer (inHg)      | 30.00 - 30.10 | Avg. Dew Point Temp (°F) | 74.9 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 26.7   | 69.7   | 11:38                    | 0.0                                | 0.0                                | 7:17                    |
| Downwind         | 84.7   | 770.3  | 14:09                    | 0.1                                | 1.3                                | 8:28                    |



Air Monitoring Notes:

Weather Notes:



**DSR 219: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 15, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
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Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com

RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Action Work Plan (RAWP, June 2023), under the supervision of qualified personnel from Bellucci Engineering (the Remedial Engineer) and/or Gallagher Bassett Technical Services (GBTS).

**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

Two (2) truckloads of previously approved engineered soil from Advanced Soil Technologies were delivered to the site. The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, and planting soil over an orange snow fence demarcation layer).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

**PHOTOGRAPHS**



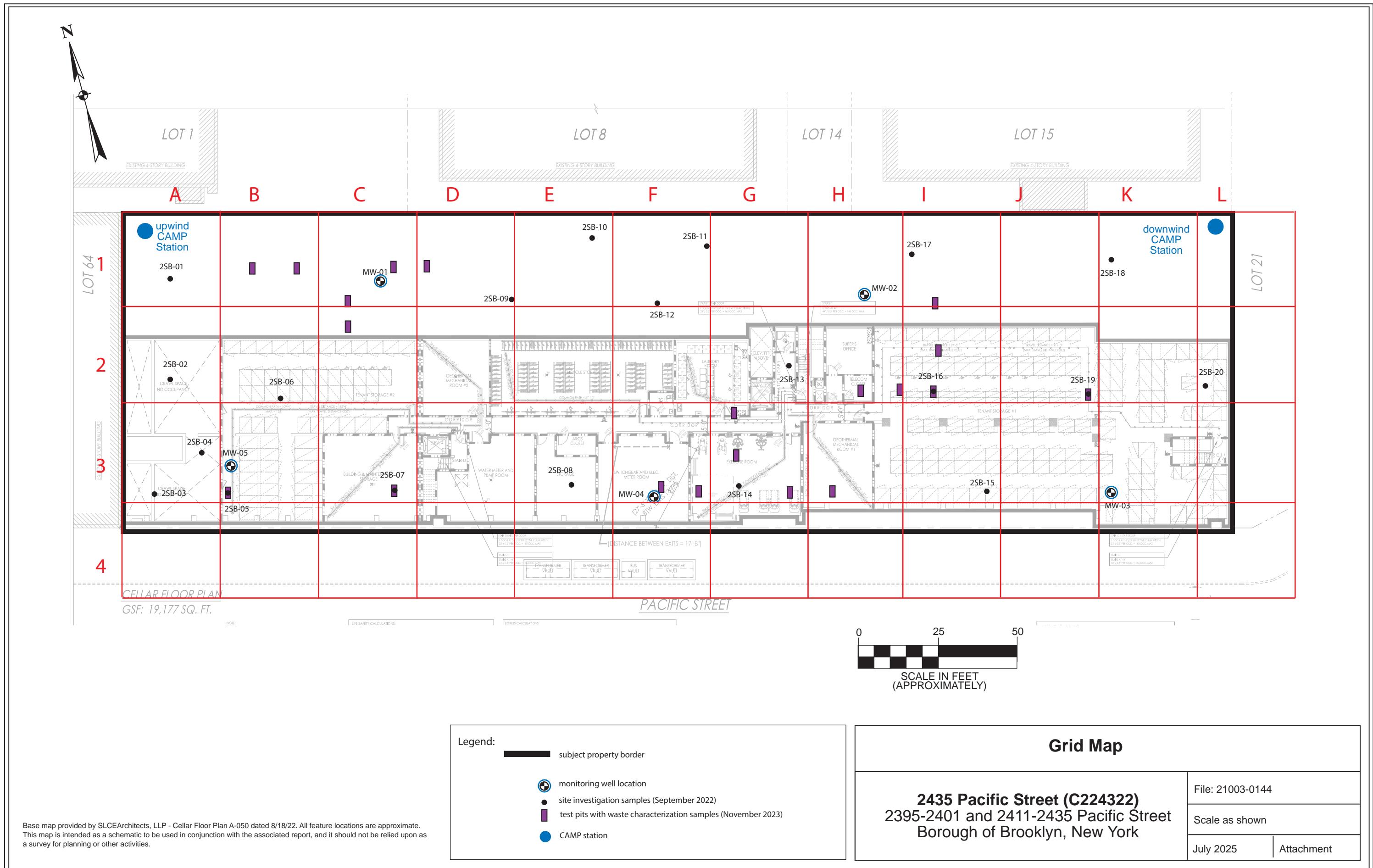
**Delivery of engineered cover soil**



**Placing and grading engineered cover soil**



**Installed engineered soil at west end of courtyard**





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Brooklyn, New York

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Project Number:

Dust Action Level

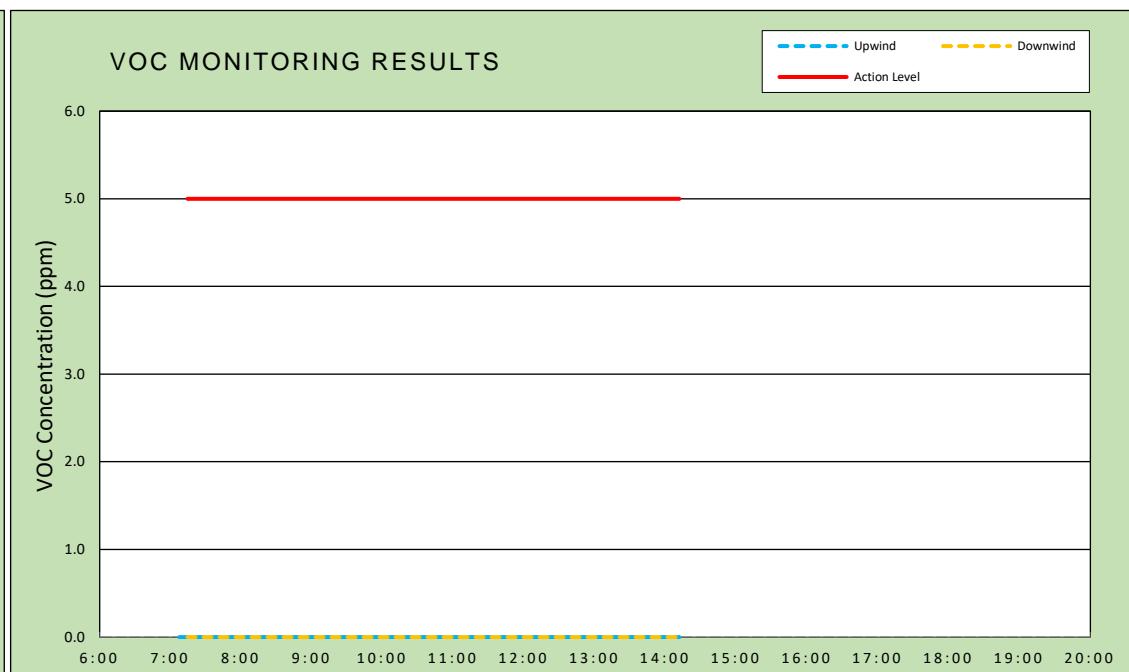
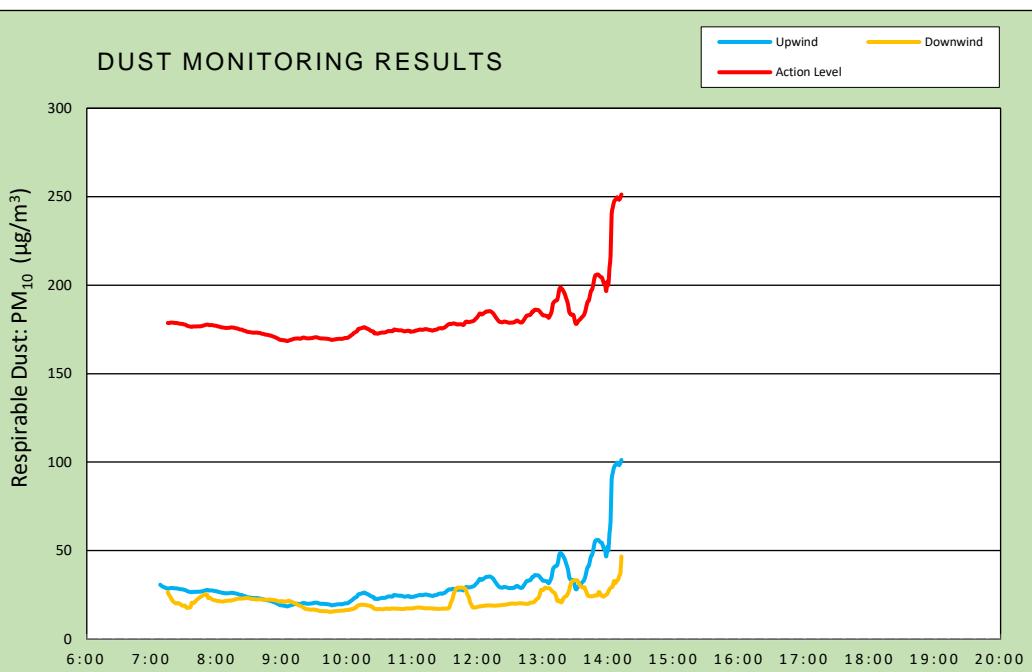
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

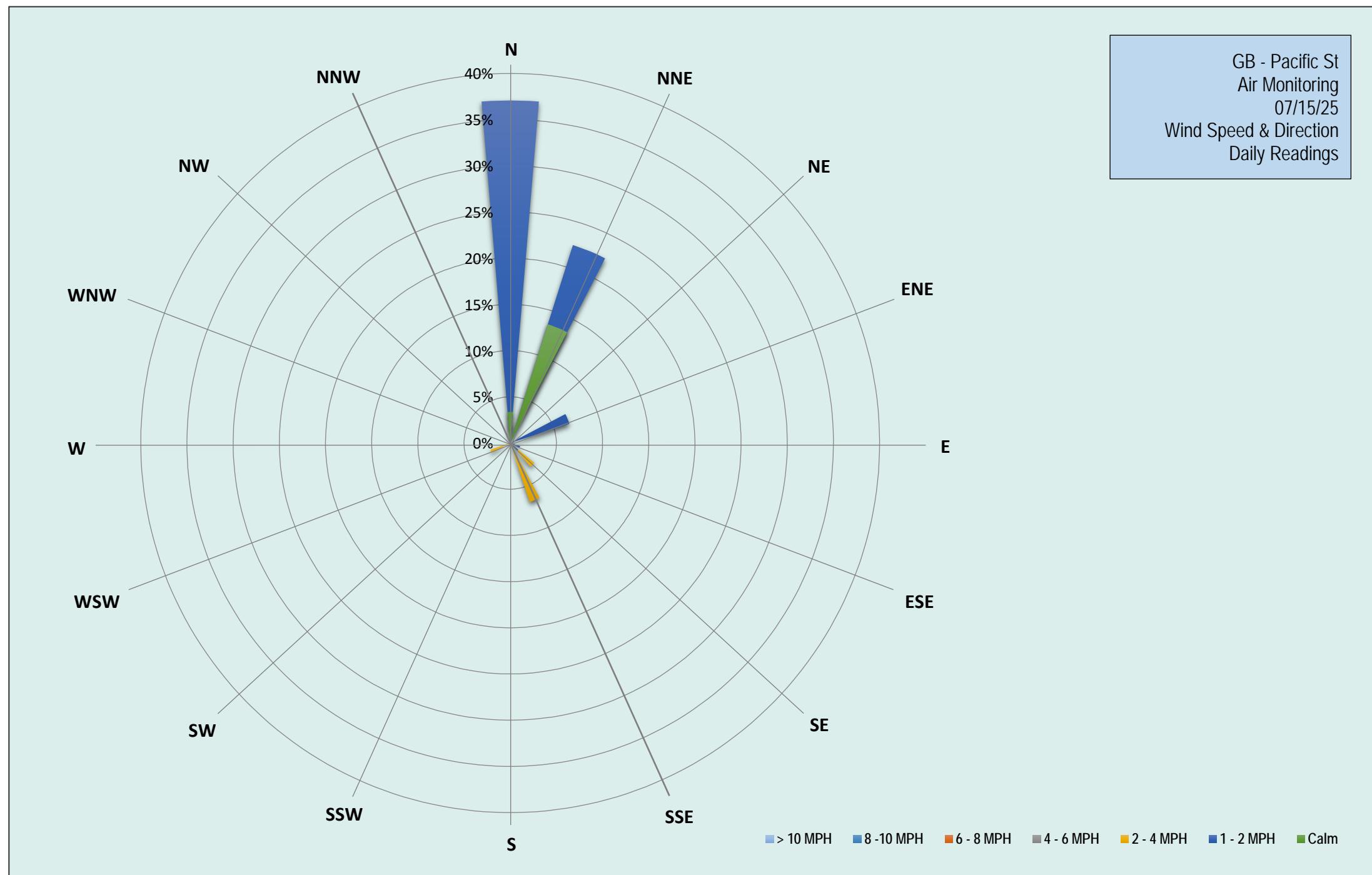
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | N         | Relative Humidity (%) | 72.0 - 94.0   | Daily Rain Total (in)    | 0.02 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 74.0 - 86.0 | Wind Speed (MPH) | 0.5 - 3.3 | Barometer (inHg)      | 30.00 - 30.10 | Avg. Dew Point Temp (°F) | 73.7 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 30.6   | 101.3  | 14:12                    | 0.0                                | 0.0                                | 7:08                    |
| Downwind         | 22.0   | 46.7   | 14:12                    | 0.0                                | 0.0                                | 7:15                    |



Air Monitoring Notes:

Weather Notes:



**DSR 220: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 16, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
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Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com  
  
RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

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**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

Two (2) truckloads of previously approved engineered soil from Advanced Soil Technologies were delivered to the site. The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, and planting soil over an orange snow fence demarcation layer). Where needed to assure a 2' clean soil cover along the northern perimeter fence line, existing soil was excavated (and relocated underneath the proposed concrete patio area) and replaced with NYSDEC-approved planting soil over a demarcation layer.

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

**PHOTOGRAPHS**



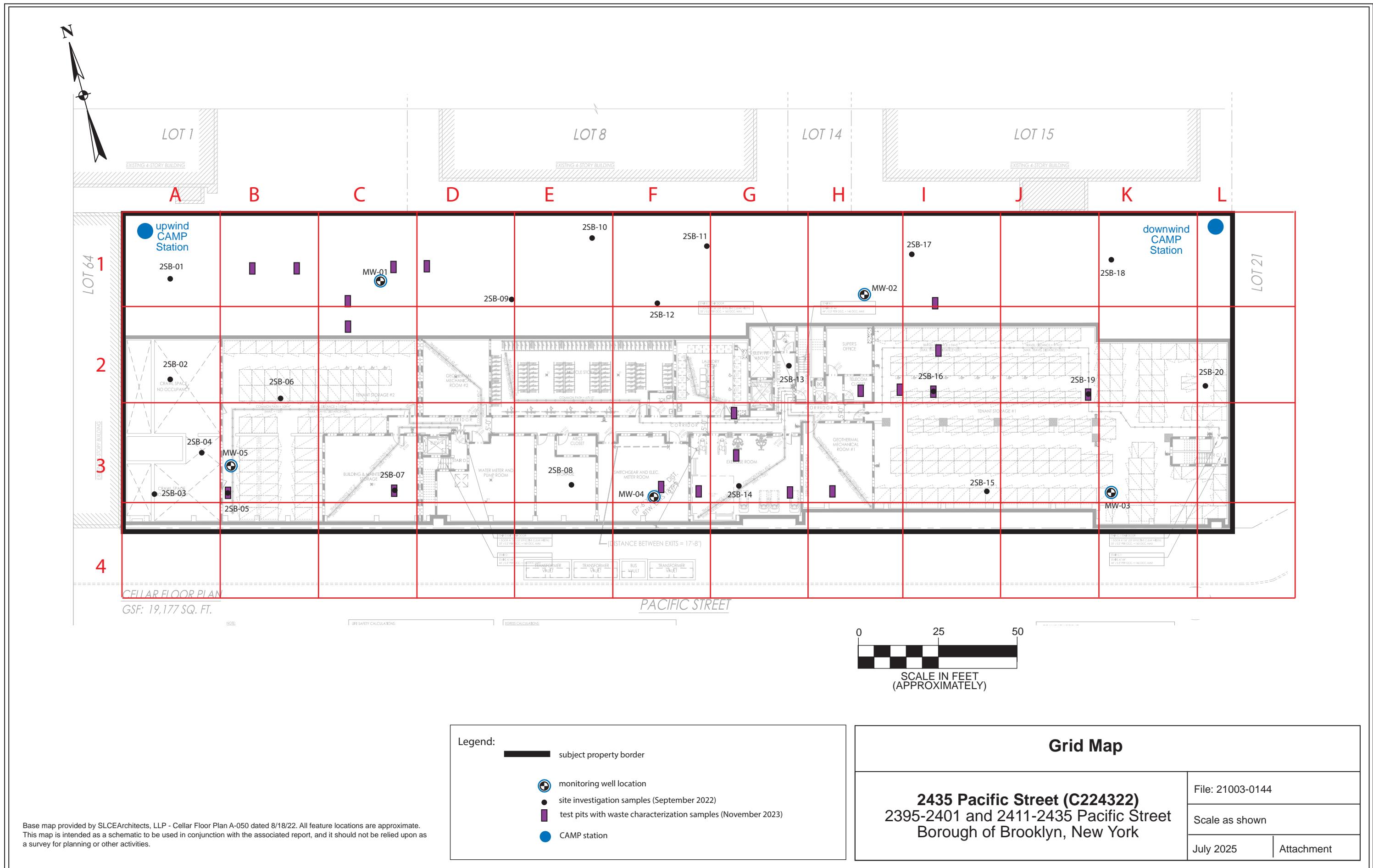
**Delivery of engineered cover soil**



**Installed engineered cover soil over geofabric material**



**Existing soil excavated to allow for 2' of clean fill**





TECHNICAL  
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DAILY AIR MONITORING REPORT  
2435 Pacific Street  
Brooklyn, New York

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Project Number:

Dust Action Level

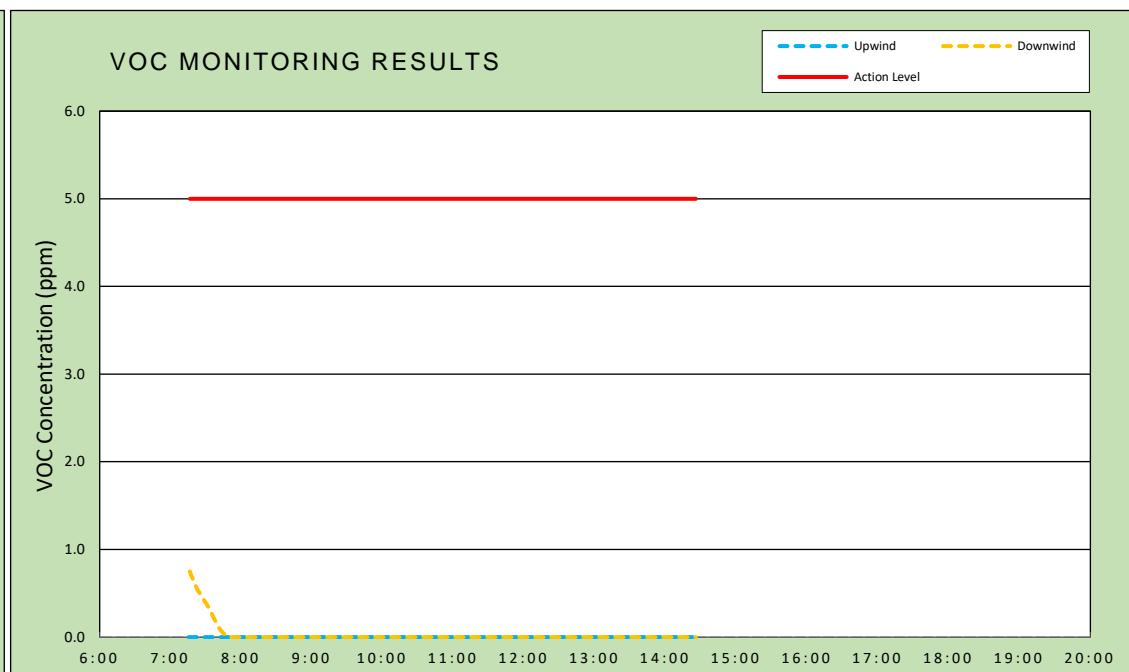
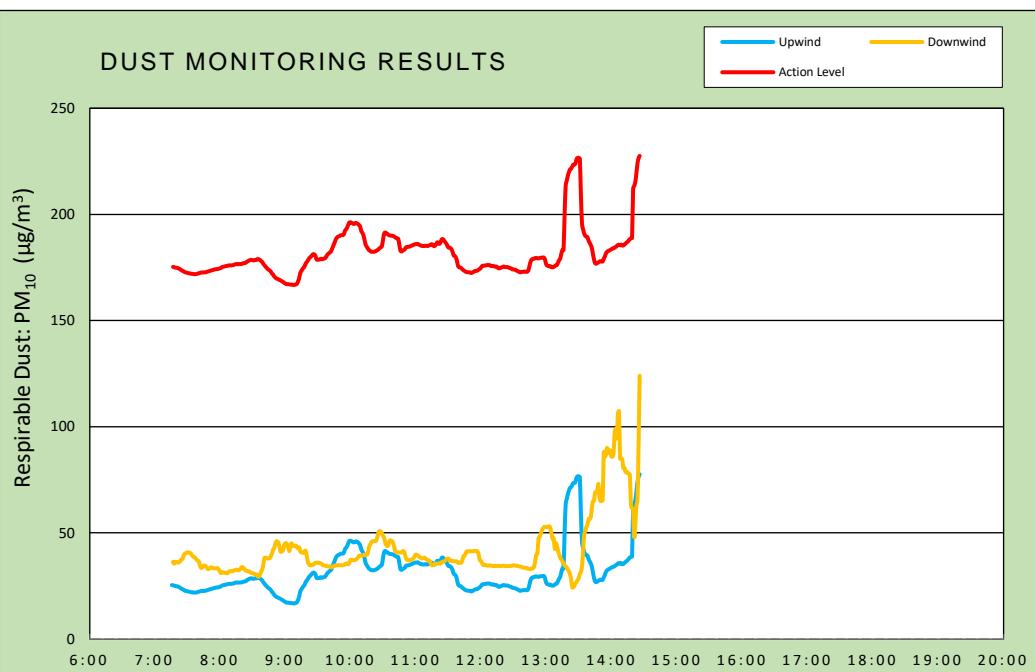
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

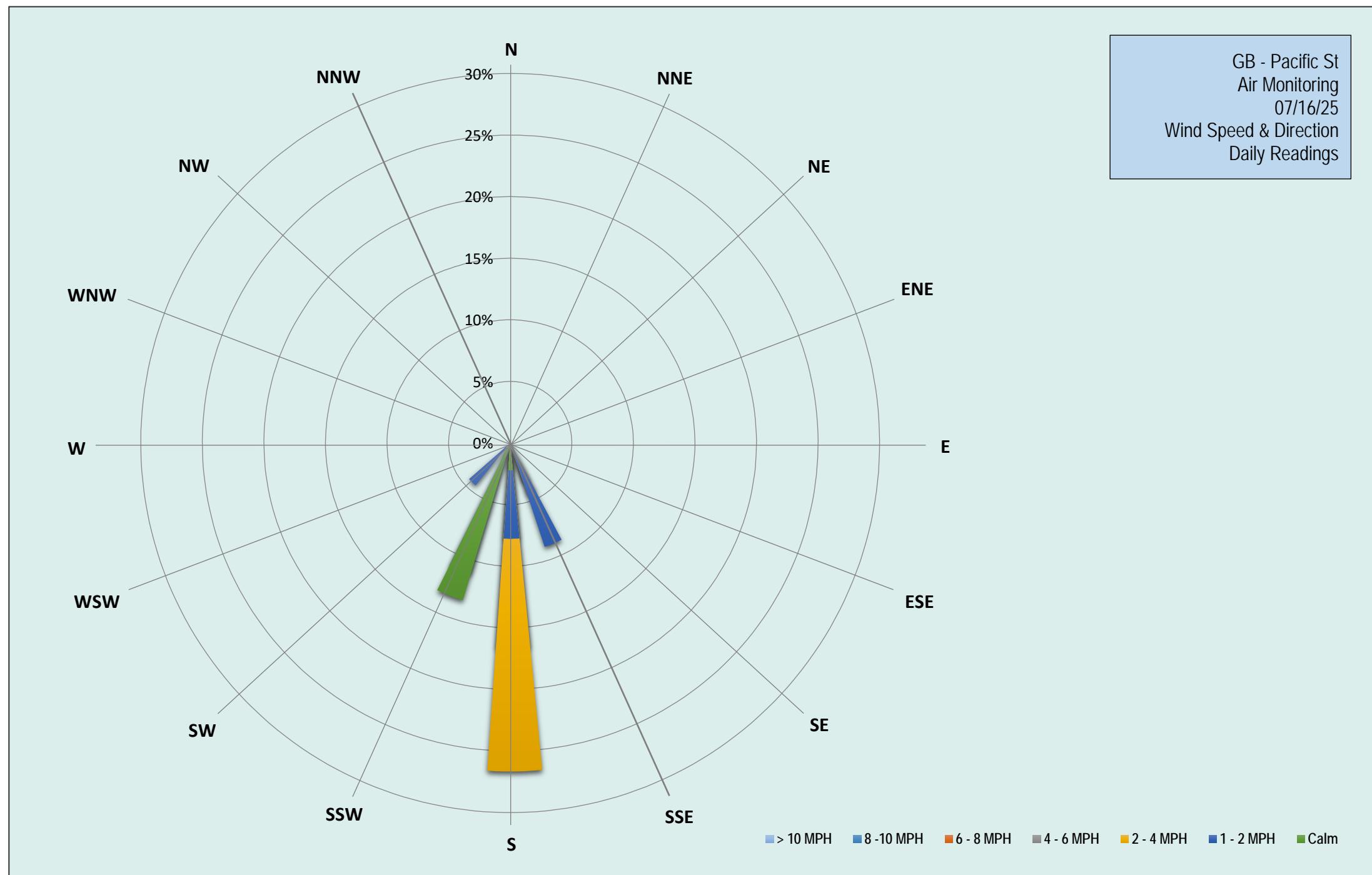
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | S         | Relative Humidity (%) | 62.0 - 94.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 78.0 - 90.0 | Wind Speed (MPH) | 0.6 - 6.2 | Barometer (inHg)      | 30.00 - 30.10 | Avg. Dew Point Temp (°F) | 76.3 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 32.5   | 77.6   | 14:26                    | 0.0                                | 0.0                                | 7:16                    |
| Downwind         | 44.4   | 124.0  | 14:26                    | 0.0                                | 0.8                                | 7:54                    |



Air Monitoring Notes:

Weather Notes:



**DSR 221: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 17, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
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Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com

RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

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**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

Approximately five (5) cubic yards of previously approved crushed stone were delivered for use as a base under proposed stepping stones. The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, and planting soil over an orange snow fence demarcation layer). Crushed stone was installed for the stepping stone base course. Existing soil along the northern property line was excavated and relocated to under the proposed concrete patio area.

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

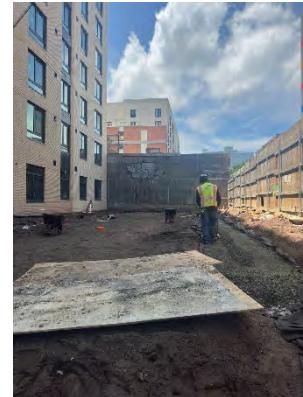
**F) Photographs**

Representative photographs from the reporting period are shown below.

**PHOTOGRAPHS**



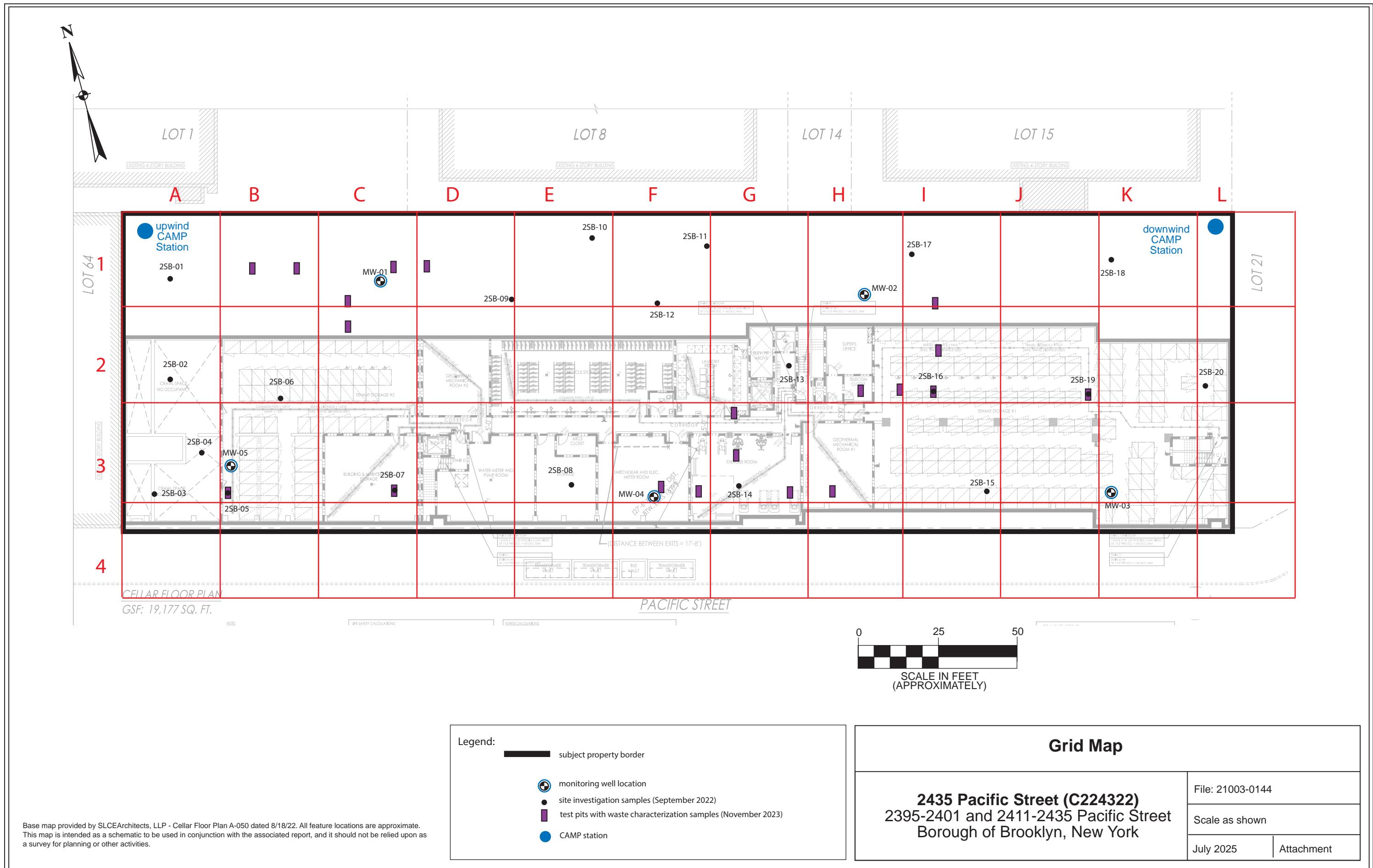
**Off loading crushed stone for base course under stepping stones**



**Installing crushed stone base layer**



**Excavating existing soil to allow for 2' clean soil cover**





TECHNICAL  
SERVICES

22 IBM Road, Suite 101, Poughkeepsie, NY 12601

DAILY AIR MONITORING REPORT  
43-12 50th Street  
Sunnyside, Queens, New York

07/17/2025

Rev. No. 0

Page 1 of 2

Project Number:

Dust Action Level

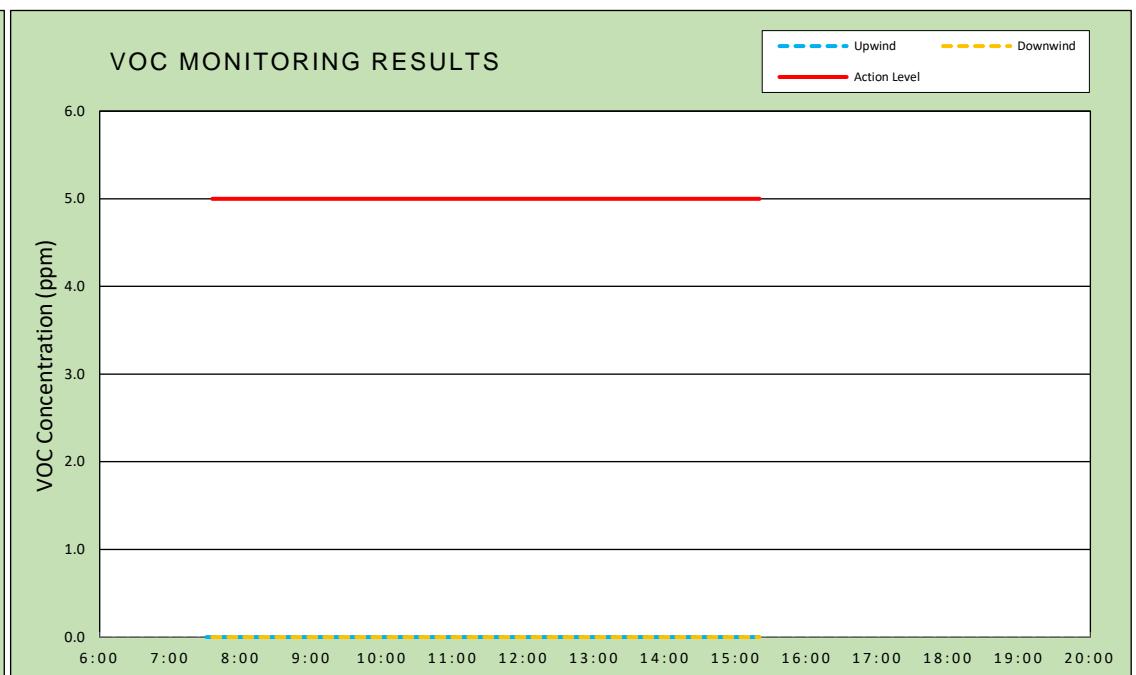
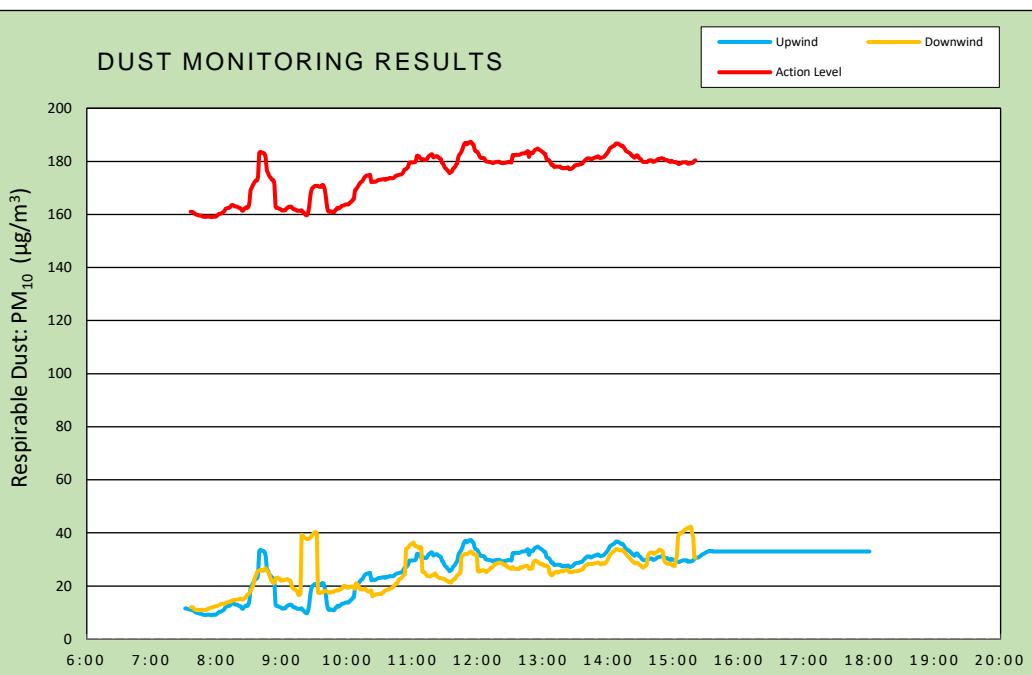
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

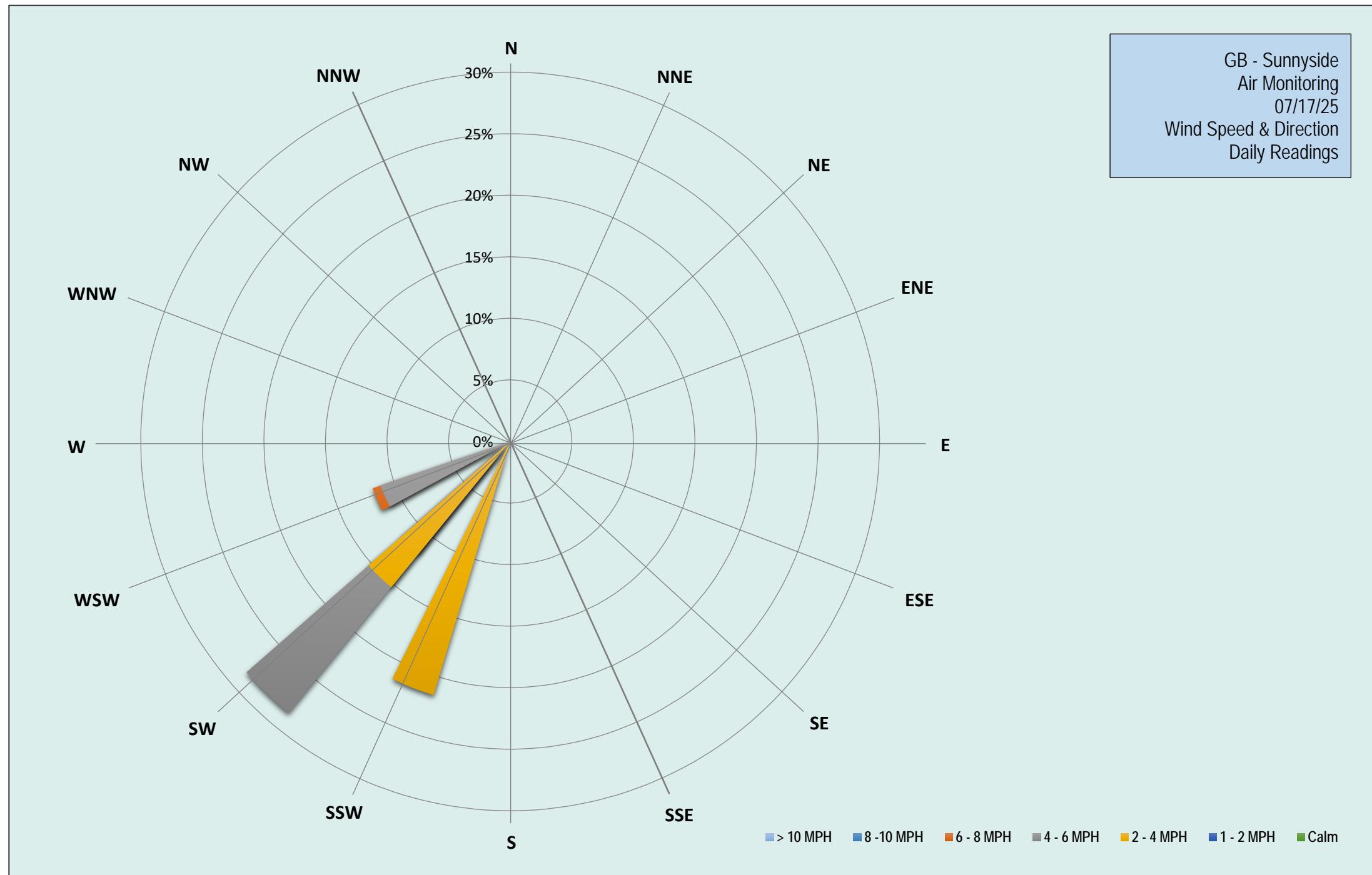
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | SW        | Relative Humidity (%) | 59.0 - 82.0   | Daily Rain Total (in)    | 0.02 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 78.0 - 90.0 | Wind Speed (MPH) | 2.9 - 7.0 | Barometer (inHg)      | 29.80 - 29.90 | Avg. Dew Point Temp (°F) | 73.0 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 26.8   | 37.3   | 11:53                    | 0.0                                | 0.0                                | 7:31                    |
| Downwind         | 24.8   | 42.3   | 15:16                    | 0.0                                | 0.0                                | 7:36                    |



Air Monitoring Notes:

Weather Notes:



**DSR 222: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 18, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com

To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov

CC: Dan Bellucci, Bellucci Engineering bellucciengineeringllc@gmail.com  
Richard Hooker, GBTS richard\_hooker@gbtpa.com  
Benjamin Warnke, Alembic Community bwarnke@alembiccommunity.com  
Gina Buffone, Alembic Community gbuffone@alembiccommunity.com  
Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com

RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Action Work Plan (RAWP, June 2023), under the supervision of qualified personnel from Bellucci Engineering (the Remedial Engineer) and/or Gallagher Bassett Technical Services (GBTS).

**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

Two (2) truckloads of previously approved Type 2 (Item 4) stone were delivered. The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, planting soil over an orange snow fence demarcation layer, and stone base for proposed steppingstone walkway).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction will continue. Landscaping work is cancelled for Monday, July 21, 2025, and will resume on Tuesday, July 22, 2025.

**F) Photographs**

Representative photographs from the reporting period are shown below.

**PHOTOGRAPHS**



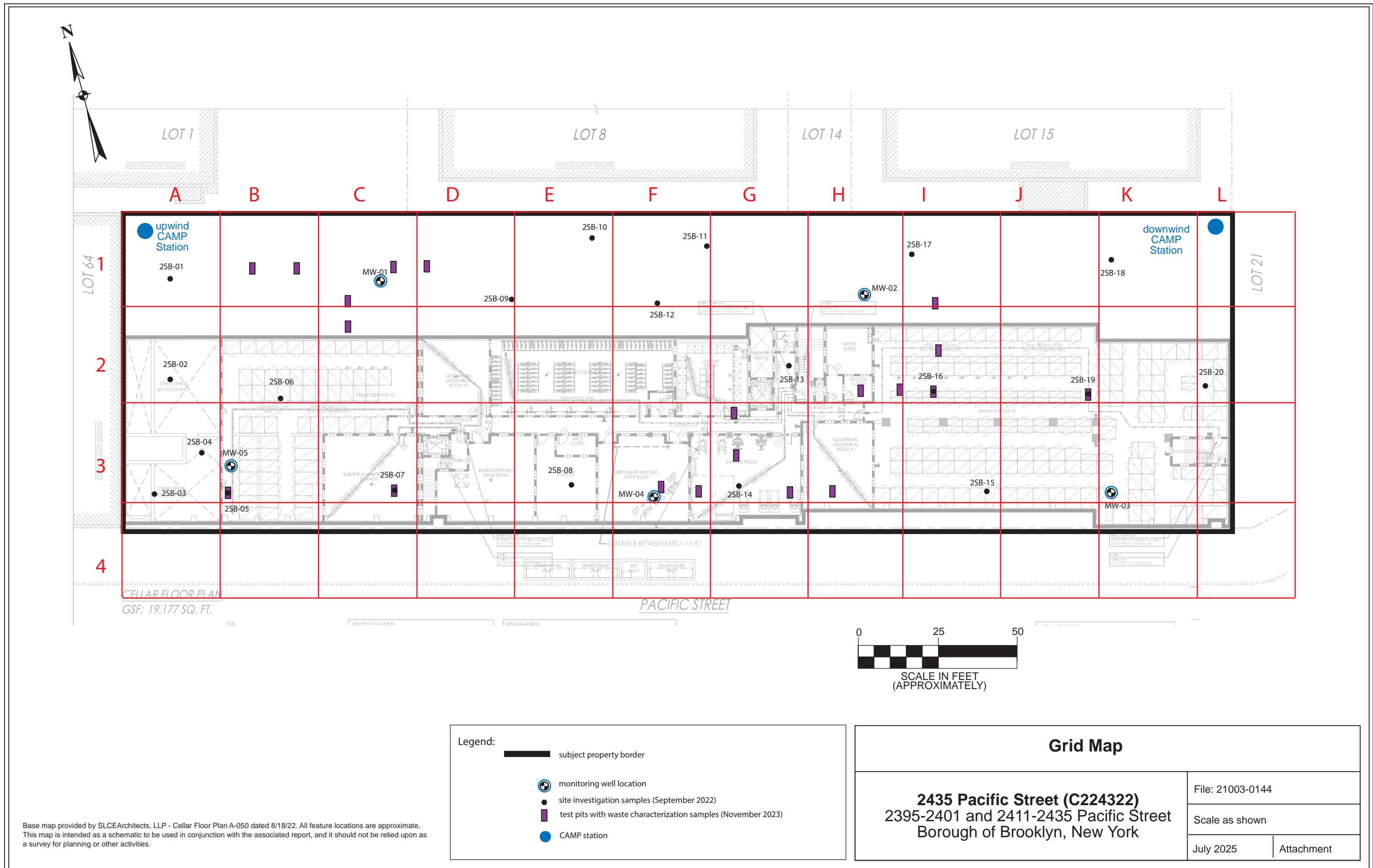
**Installing Item 4 for base under steppingstone walkway**



**Measured thickness (> 2 ft.) of proposed soil cover over stone along north property line**



**Delivery of Item 4 base material**





TECHNICAL  
SERVICES

22 IBM Road, Suite 101, Poughkeepsie, NY 12601

DAILY AIR MONITORING REPORT  
2435 Pacific Street  
Brooklyn, New York

07/18/2025

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Project Number:

Dust Action Level

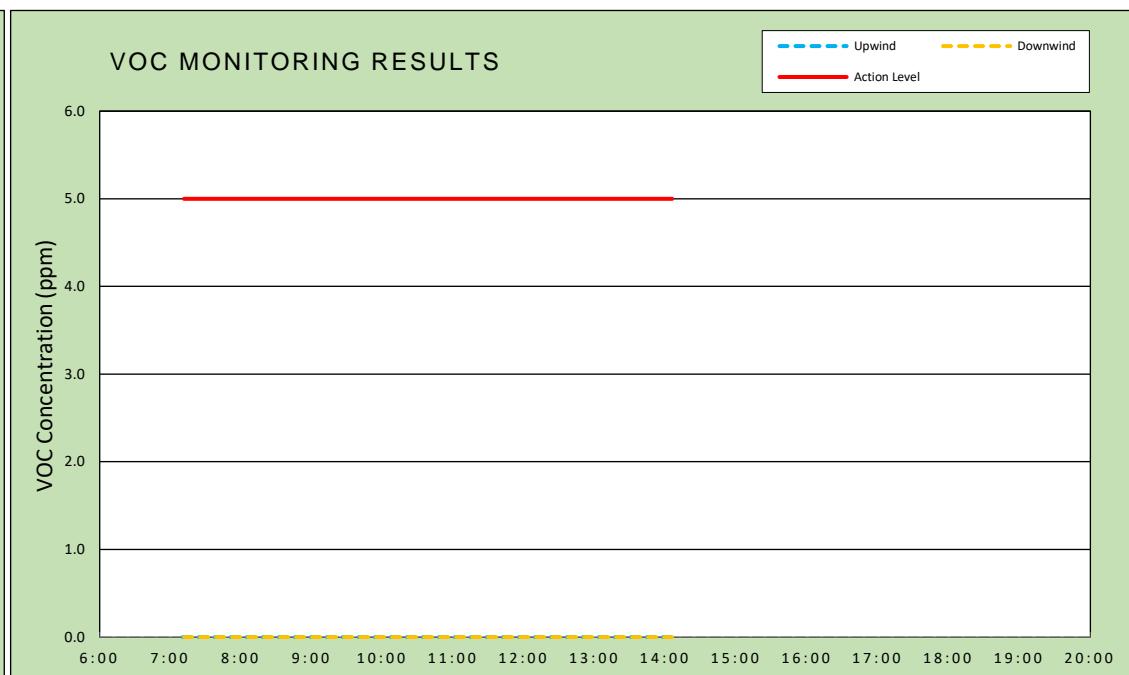
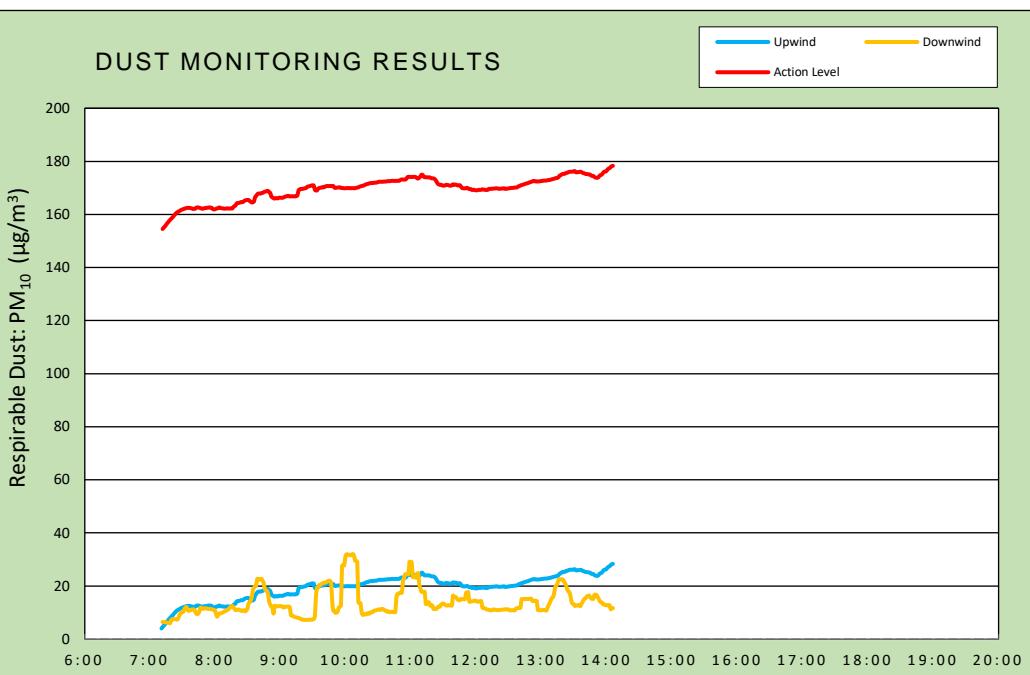
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

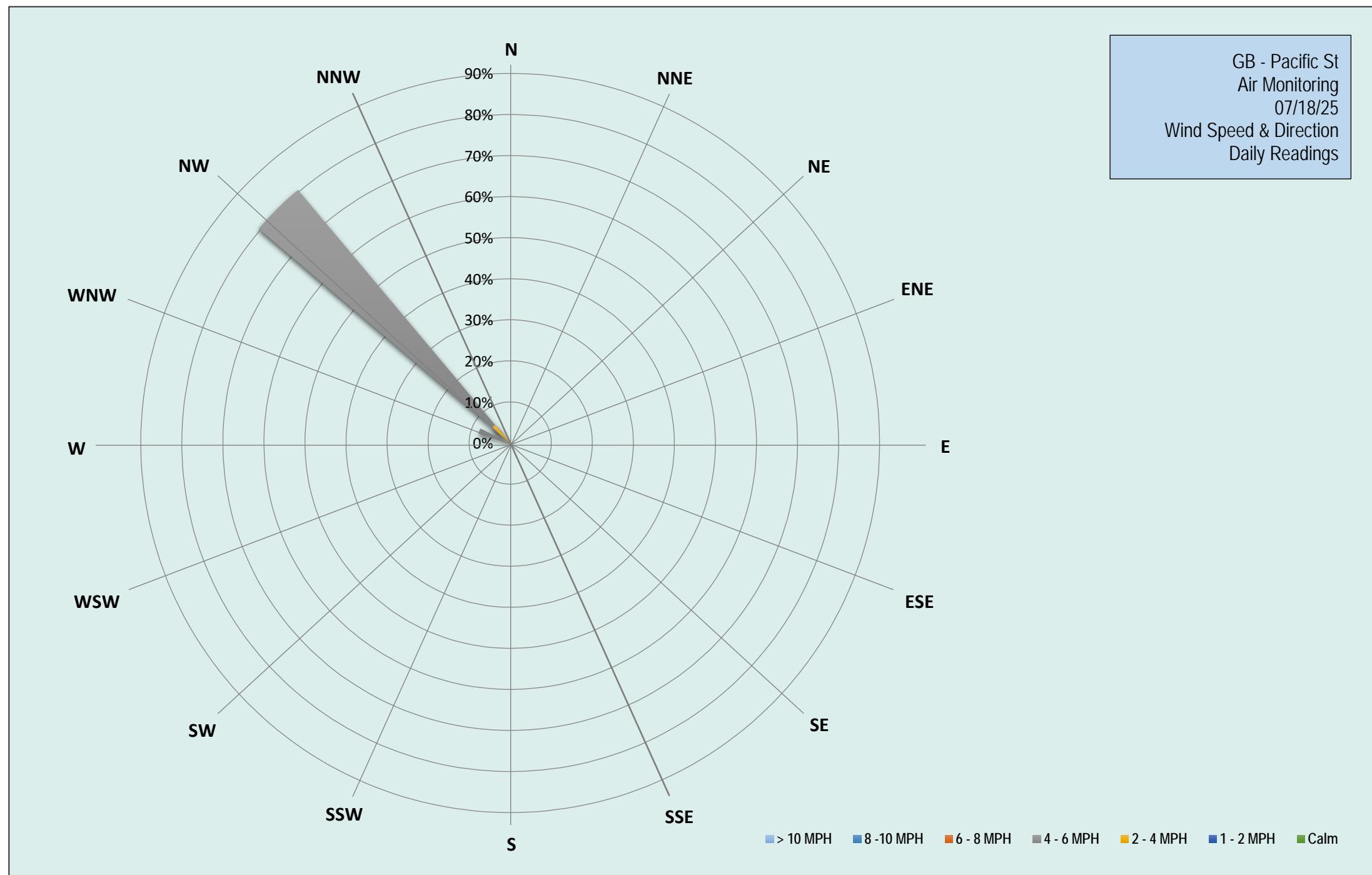
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | NW        | Relative Humidity (%) | 46.0 - 65.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 76.0 - 82.0 | Wind Speed (MPH) | 3.8 - 7.0 | Barometer (inHg)      | 30.00 - 30.10 | Avg. Dew Point Temp (°F) | 61.1 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 19.3   | 28.3   | 14:06                    | 0.0                                | 0.0                                | 7:11                    |
| Downwind         | 13.8   | 32.0   | 10:07                    | 0.0                                | 0.0                                | 7:12                    |



Air Monitoring Notes:

Weather Notes:



**DSR 223: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 22, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
CC: Dan Bellucci, Bellucci Engineering bellucciengineeringllc@gmail.com  
Richard Hooker, GBTS richard\_hooker@gbtpa.com  
Benjamin Warnke, Alembic Community bwarnke@alembiccommunity.com  
Gina Buffone, Alembic Community gbuffone@alembiccommunity.com  
Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com

RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Action Work Plan (RAWP, June 2023), under the supervision of qualified personnel from Bellucci Engineering (the Remedial Engineer) and/or Gallagher Bassett Technical Services (GBTS).

**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

Two (2) truckloads of previously approved engineered soil from Advanced Soil Technologies were delivered. The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, planting soil over an orange snow fence demarcation layer, and stone base for proposed steppingstone walkway).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid L1) and downwind (Grid A1). There were no CAMP exceedances for dust or VOCs.

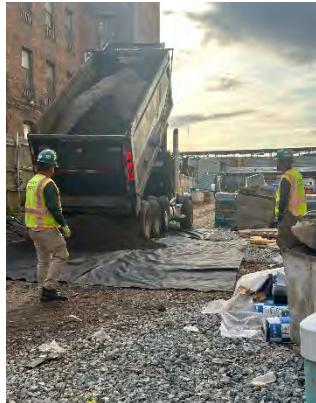
**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

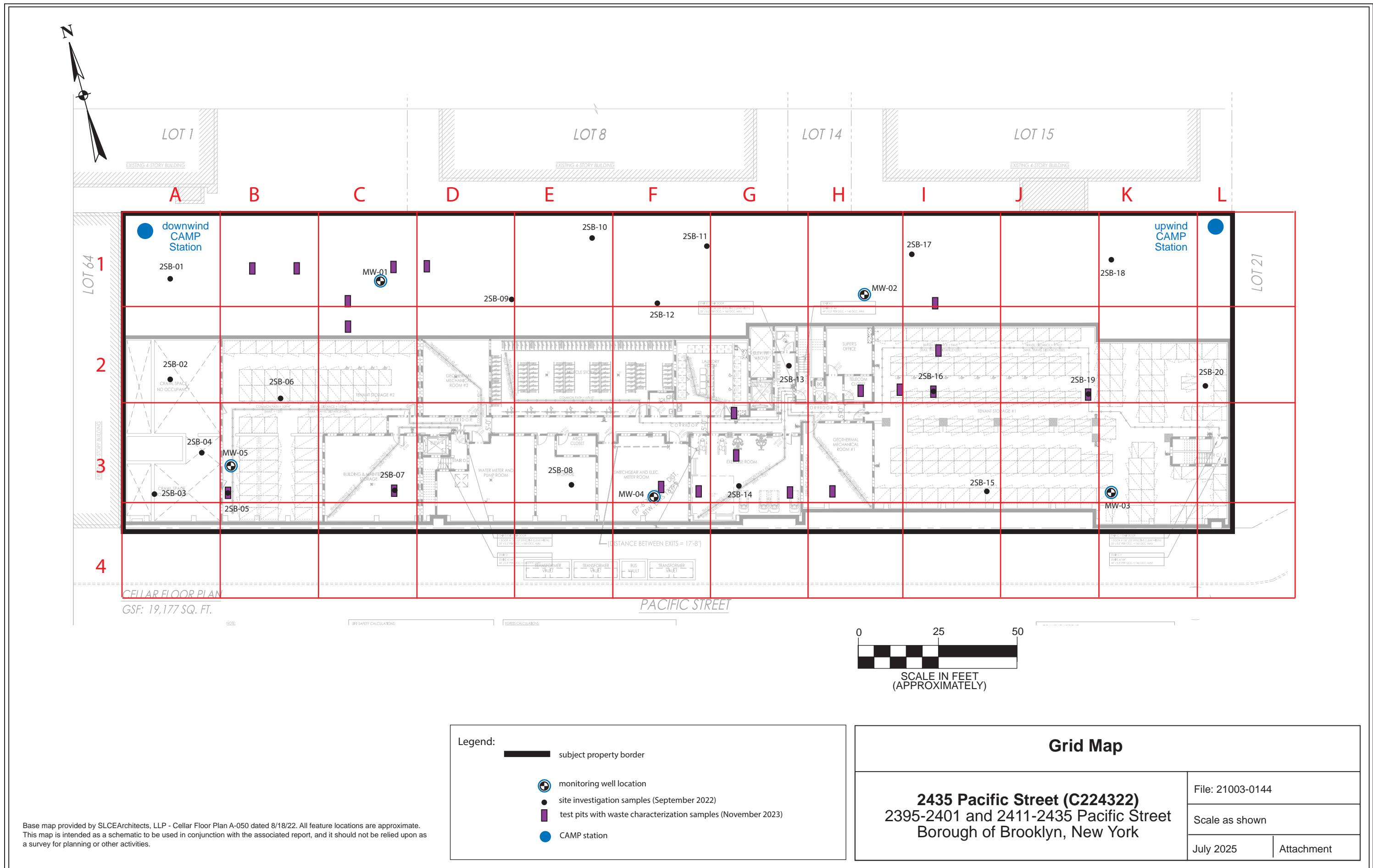
**PHOTOGRAPHS**



**Delivery of engineered soil**



**Placing and grading engineered soil**





# DAILY AIR MONITORING REPORT

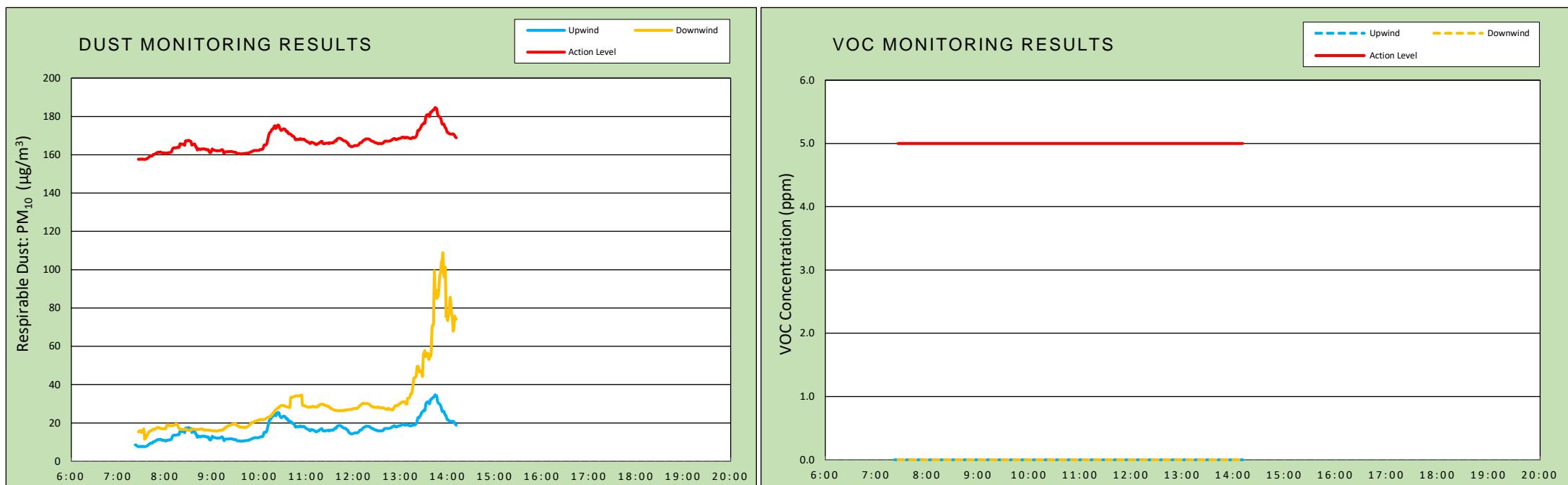
2435 Pacific Street  
Brooklyn, New York

07/22/2025

|                   |                              |
|-------------------|------------------------------|
| Rev. No. 0        | Page 1 of 2                  |
| Project Number:   |                              |
| Dust Action Level | 150 $\mu\text{g}/\text{m}^3$ |
| VOC Action Level  | 5 ppm                        |

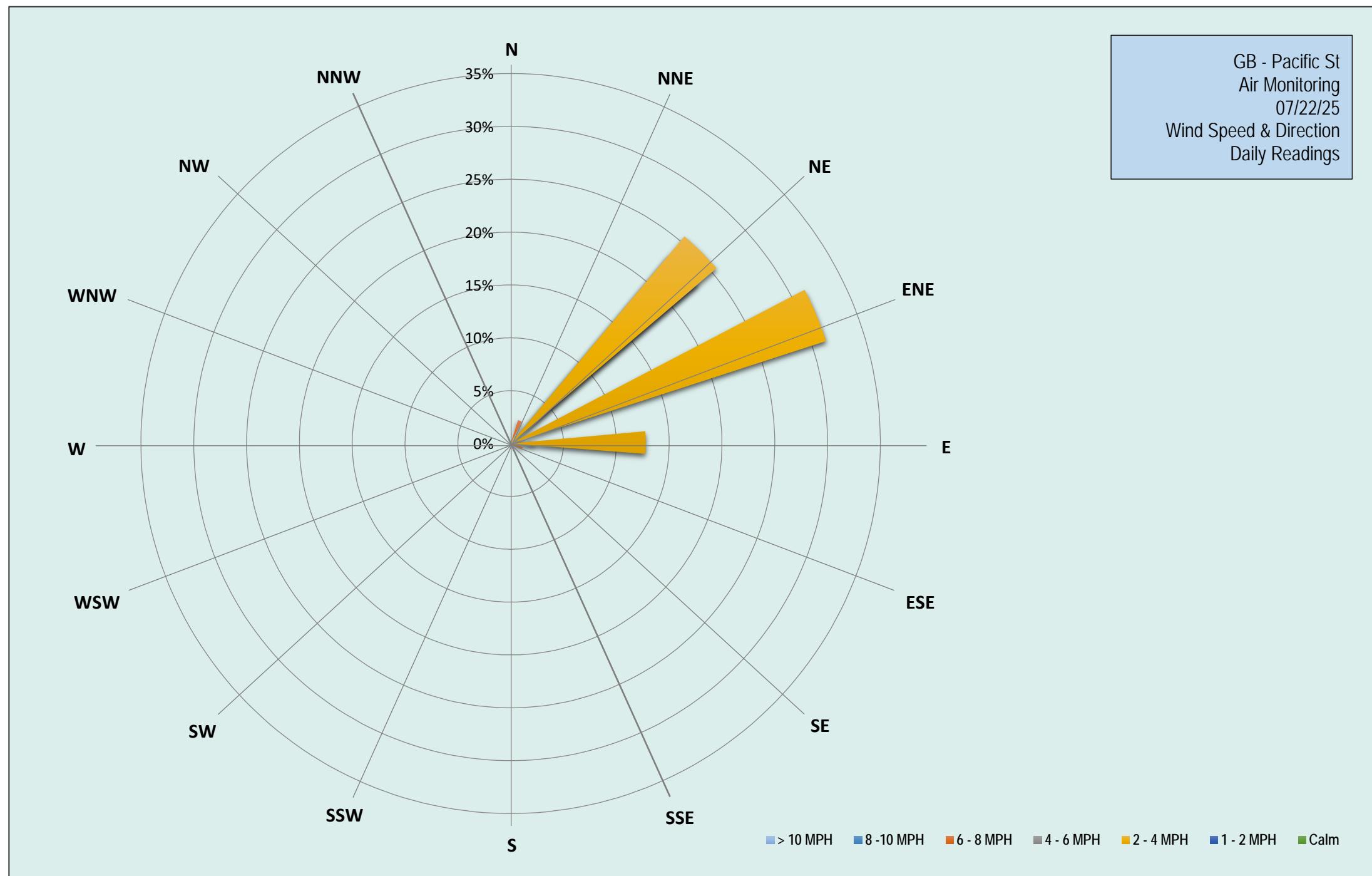
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | NE        | Relative Humidity (%) | 50.0 - 75.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 70.0 - 79.0 | Wind Speed (MPH) | 3.2 - 7.0 | Barometer (inHg)      | 30.10 - 30.20 | Avg. Dew Point Temp (°F) | 57.9 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 16.5   | 34.7   | 13:44                    | 0.0                                | 0.0                                | 7:22                    |
| Downwind         | 30.3   | 108.7  | 13:54                    | 0.0                                | 0.0                                | 7:26                    |



Air Monitoring Notes:

Weather Notes:



**DSR 224: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 23, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
CC: Dan Bellucci, Bellucci Engineering bellucciengineeringllc@gmail.com  
Richard Hooker, GBTS richard\_hooker@gbtpa.com  
Benjamin Warnke, Alembic Community bwarnke@alembiccommunity.com  
Gina Buffone, Alembic Community gbuffone@alembiccommunity.com  
Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com  
  
RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Action Work Plan (RAWP, June 2023), under the supervision of qualified personnel from Bellucci Engineering (the Remedial Engineer) and/or Gallagher Bassett Technical Services (GBTS).

**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

Two (2) truckloads of previously approved materials (engineered and planting soils from Advanced Soil Technologies) were delivered. The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, planting soil over an orange snow fence demarcation layer, and stone base for proposed steppingstone walkway).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid L1) and downwind (Grid A1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

**PHOTOGRAPHS**



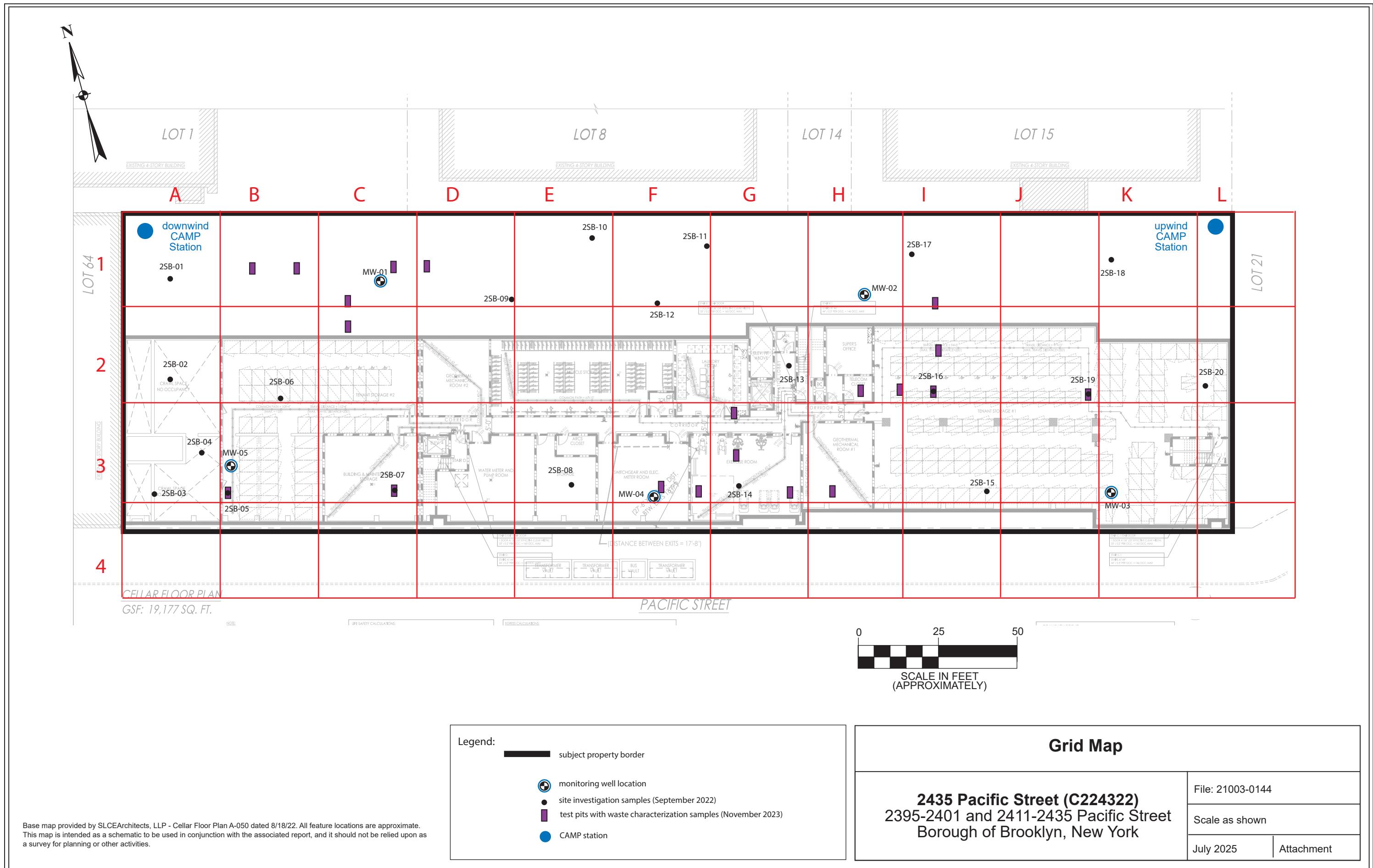
**Delivery of cover soil**



**Placing planting soil over demarcation material**



**Placing stone base material for proposed steppingstone walkway**





TECHNICAL  
SERVICES

22 IBM Road, Suite 101, Poughkeepsie, NY 12601

**DAILY AIR MONITORING REPORT**  
**2435 Pacific Street**  
**Brooklyn, New York**

**07/23/2025**

Rev. No. 0

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Project Number:

Dust Action Level

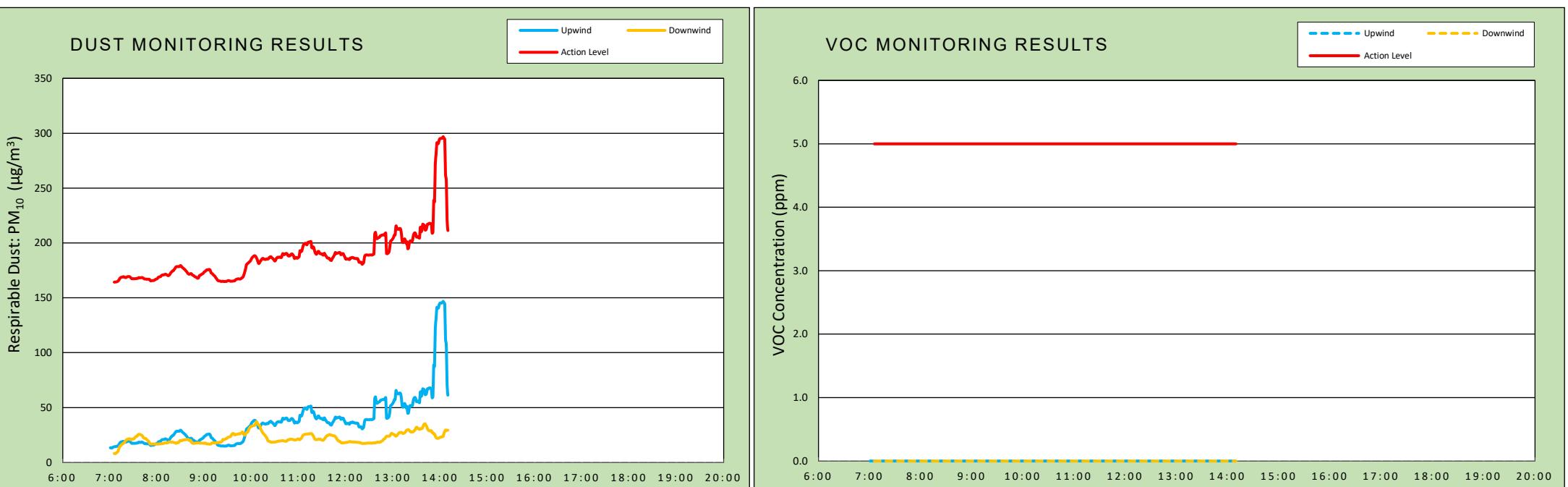
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

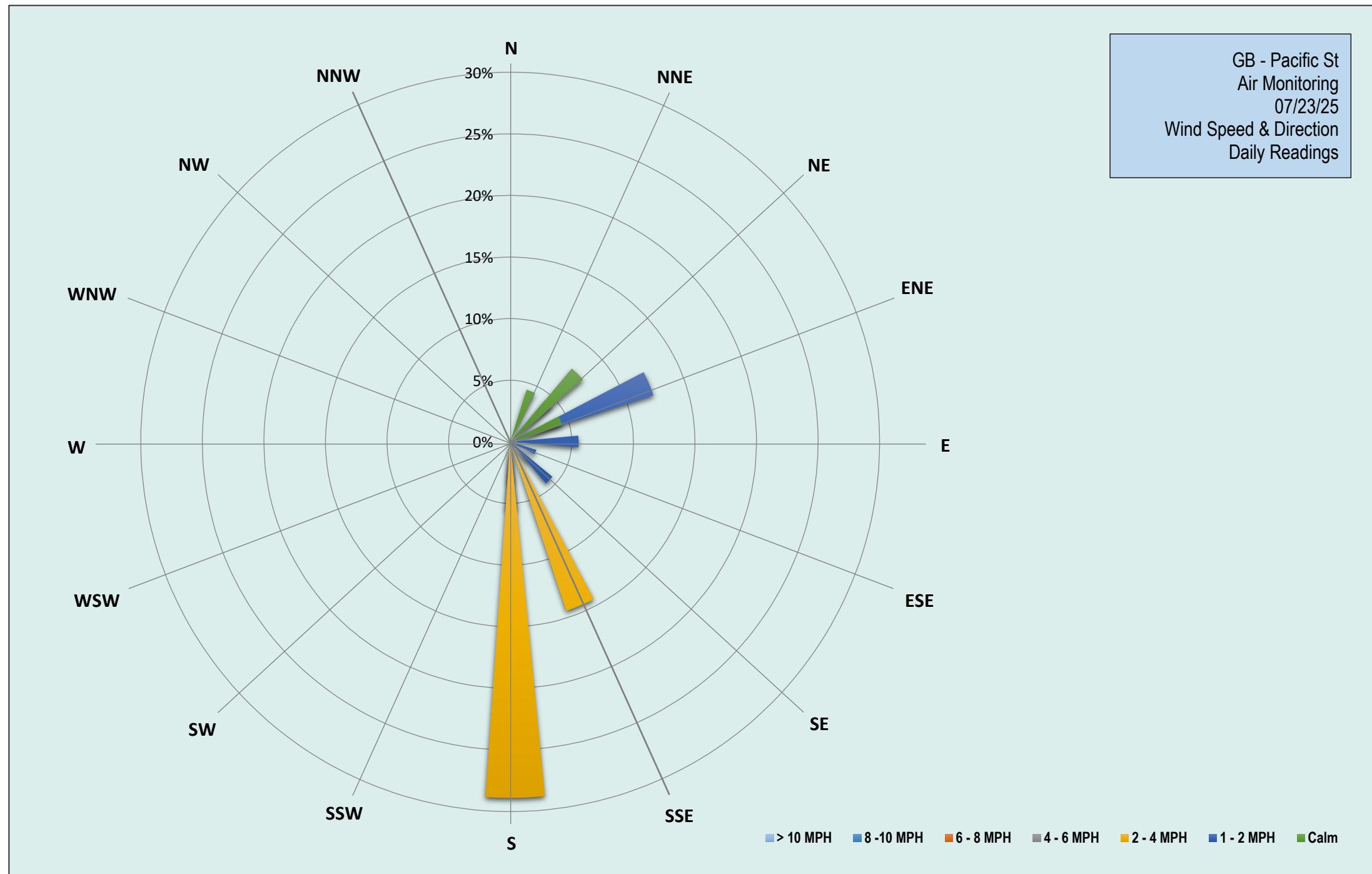
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | S         | Relative Humidity (%) | 51.0 - 86.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 69.0 - 82.0 | Wind Speed (MPH) | 0.5 - 6.5 | Barometer (inHg)      | 30.20 - 30.30 | Avg. Dew Point Temp (°F) | 64.1 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 37.3   | 146.9  | 14:04                    | 0.0                                | 0.0                                | 7:01                    |
| Downwind         | 22.0   | 37.1   | 10:07                    | 0.0                                | 0.0                                | 7:06                    |



Air Monitoring Notes:

Weather Notes:



**DSR 225: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 24, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
CC: Dan Bellucci, Bellucci Engineering bellucciengineeringllc@gmail.com  
Richard Hooker, GBTS richard\_hooker@gbtpa.com  
Benjamin Warnke, Alembic Community bwarnke@alembiccommunity.com  
Gina Buffone, Alembic Community gbuffone@alembiccommunity.com  
Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com  
  
RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Action Work Plan (RAWP, June 2023), under the supervision of qualified personnel from Bellucci Engineering (the Remedial Engineer) and/or Gallagher Bassett Technical Services (GBTS).

**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, planting soil over an orange snow fence demarcation layer, and stone base for proposed steppingstone walkway).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP, or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

## F) Photographs

Representative photographs from the reporting period are shown below.

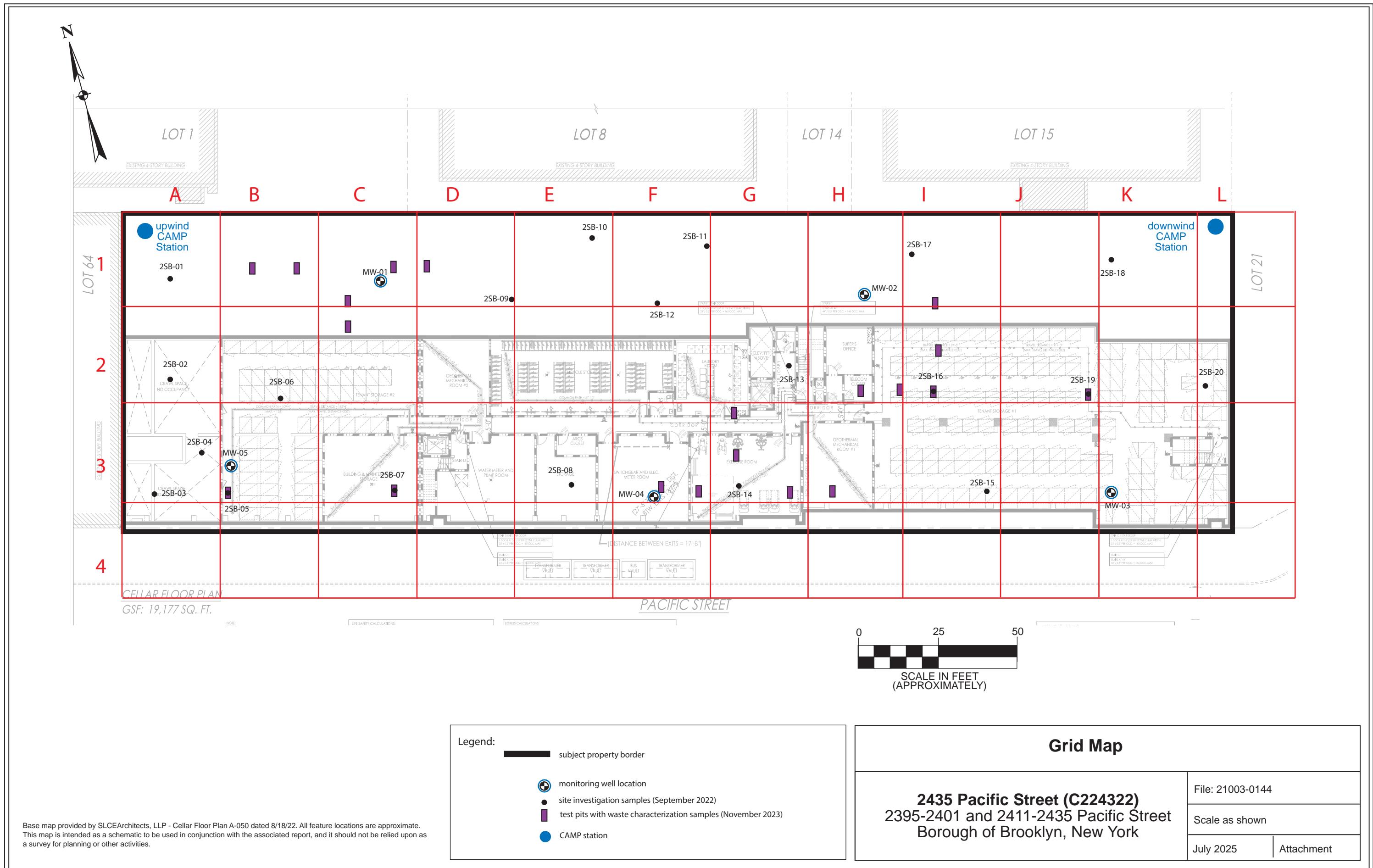
### PHOTOGRAPHS



Placing engineered soil over geo-fabric



View of work progress in the courtyard facing west





TECHNICAL  
SERVICES

22 IBM Road, Suite 101, Poughkeepsie, NY 12601

DAILY AIR MONITORING REPORT  
2435 Pacific Street  
Brooklyn, New York

07/24/2025

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Project Number:

Dust Action Level

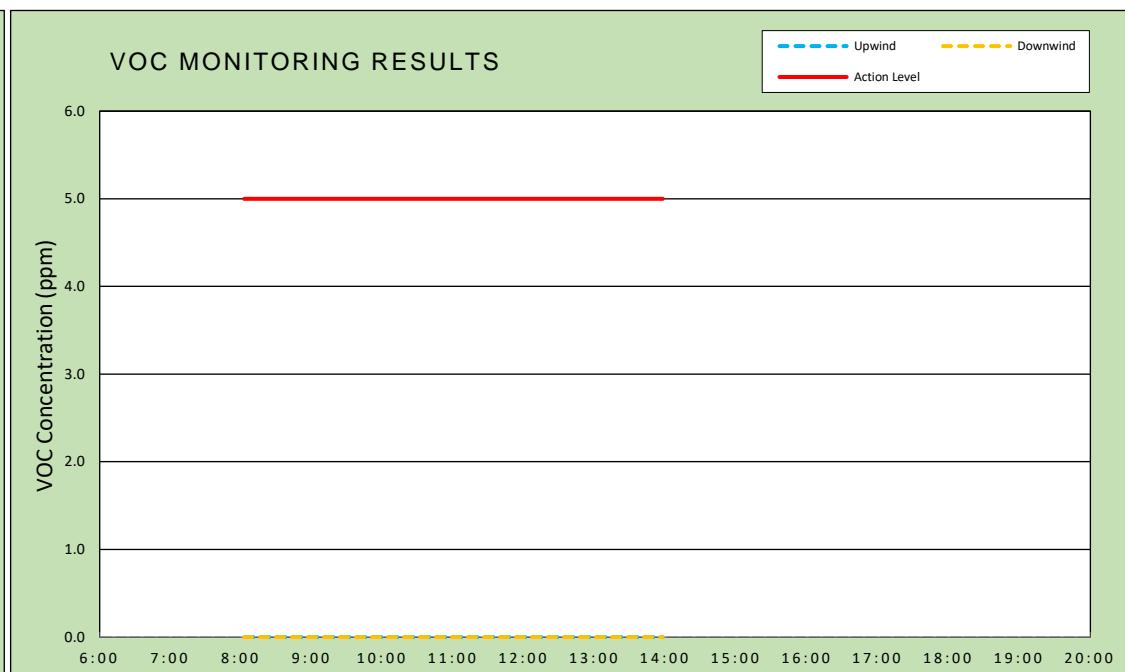
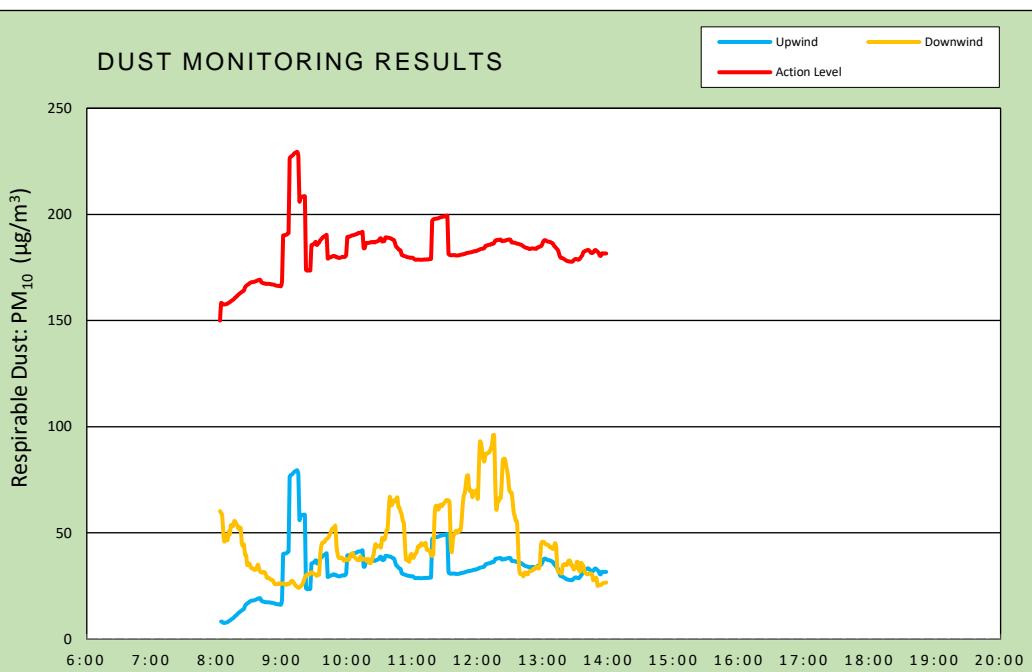
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

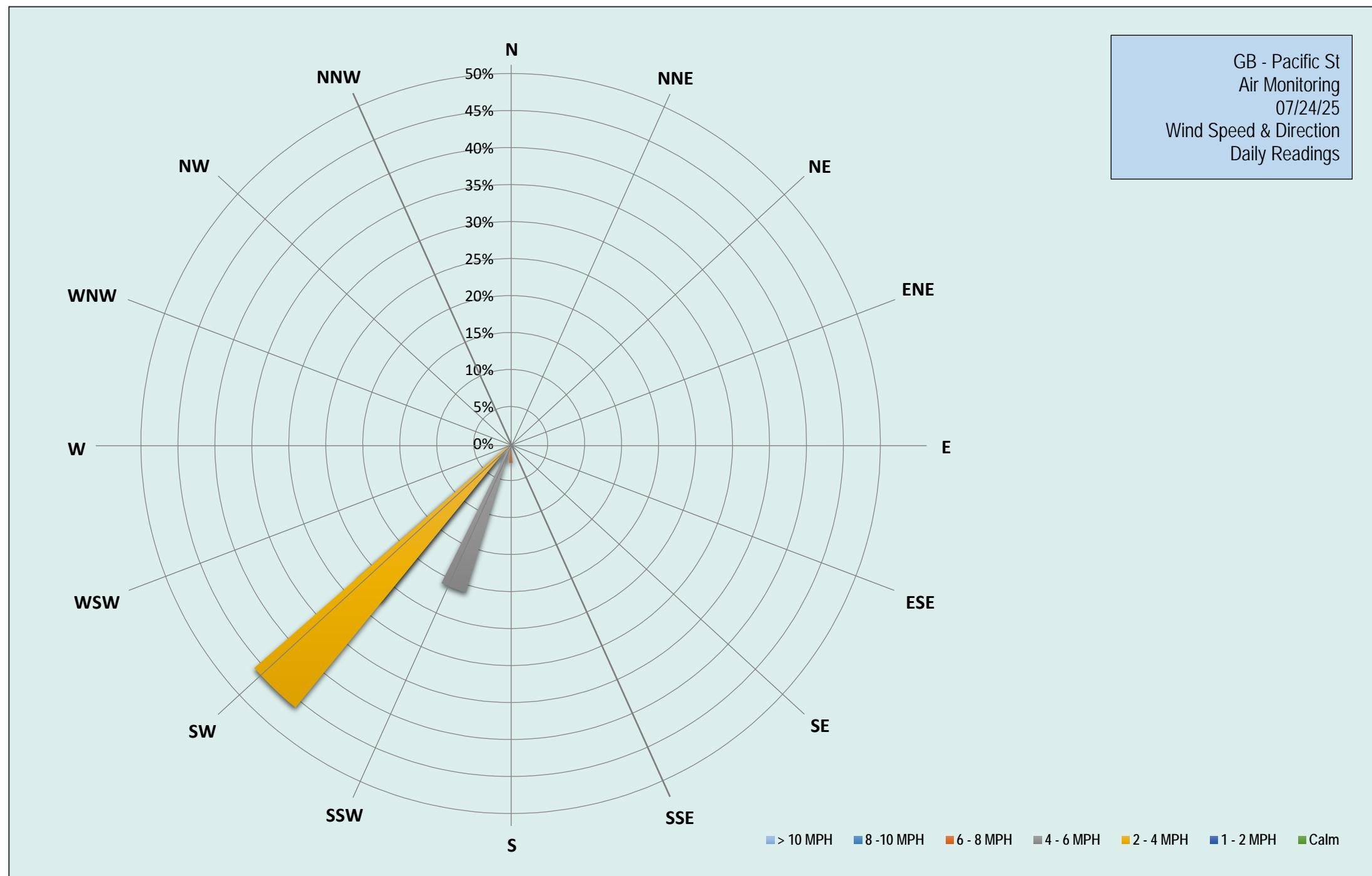
|                                 |             |                  |           |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|-----------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | SW        | Relative Humidity (%) | 51.0 - 77.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 73.0 - 86.0 | Wind Speed (MPH) | 2.4 - 7.8 | Barometer (inHg)      | 30.10 - 30.20 | Avg. Dew Point Temp (°F) | 65.2 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 32.3   | 79.5   | 9:14                     | 0.0                                | 0.0                                | 8:04                    |
| Downwind         | 45.2   | 96.1   | 12:15                    | 0.0                                | 0.0                                | 8:03                    |



Air Monitoring Notes:

Weather Notes:



**DSR 226: DAILY STATUS REPORT, 2435 PACIFIC STREET (C224322)****Work Activities for July 25, 2025**

From: Scott Spitzer, Gallagher Bassett Technical Services (GBTS) scott\_spitzer@gbtpa.com  
To: Tara Rutland, NYSDEC tara.rutland@dec.ny.gov  
Bob Corcoran, NYSDEC bob.corcoran@dec.ny.gov  
Sarita Wagh, NYSDOH sarita.wagh@health.ny.gov  
CC: Dan Bellucci, Bellucci Engineering bellucciengineeringllc@gmail.com  
Richard Hooker, GBTS richard\_hooker@gbtpa.com  
Benjamin Warnke, Alembic Community bwarnke@alembiccommunity.com  
Gina Buffone, Alembic Community gbuffone@alembiccommunity.com  
Jenny Marone, Alembic Community jmarone@alembiccommunity.com  
Scott McDonald, GBTS scott\_mcdonald@gbtpa.com

RE: Daily Status Report for the 2435 Pacific Street Site, Brooklyn, New York

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Action Work Plan (RAWP, June 2023), under the supervision of qualified personnel from Bellucci Engineering (the Remedial Engineer) and/or Gallagher Bassett Technical Services (GBTS).

**A) Overview of Remedial Services Completed During Reporting Period**

Environmental oversight, including CAMP VOC and dust monitoring, were performed during all construction activities. A Grid Map is attached.

**B) Locations of Work and Quantities of Material Imported and Exported**

Two (2) truckloads of Item 4 stone were delivered to the site. The landscaping sub-contractor continued working on site improvements in the courtyard north of the building including installation of previously approved imported materials (engineered soil over underlying geotechnical fabric at the stormwater management system, planting soil over an orange snow fence demarcation layer, and stone base for proposed steppingstone walkway).

**C) Sampling Events**

No samples were collected.

**D) General Compliance with RAWP/Encountered Problems**

There were no significant deviations from the RAWP, or problems encountered. No complaints were received. Continuous monitoring for dust and VOCs was conducted per the CAMP, with monitoring stations upwind (Grid A1) and downwind (Grid L1). There were no CAMP exceedances for dust or VOCs.

**E) Upcoming Work**

Building construction and landscaping of the rear courtyard will continue.

**F) Photographs**

Representative photographs from the reporting period are shown below.

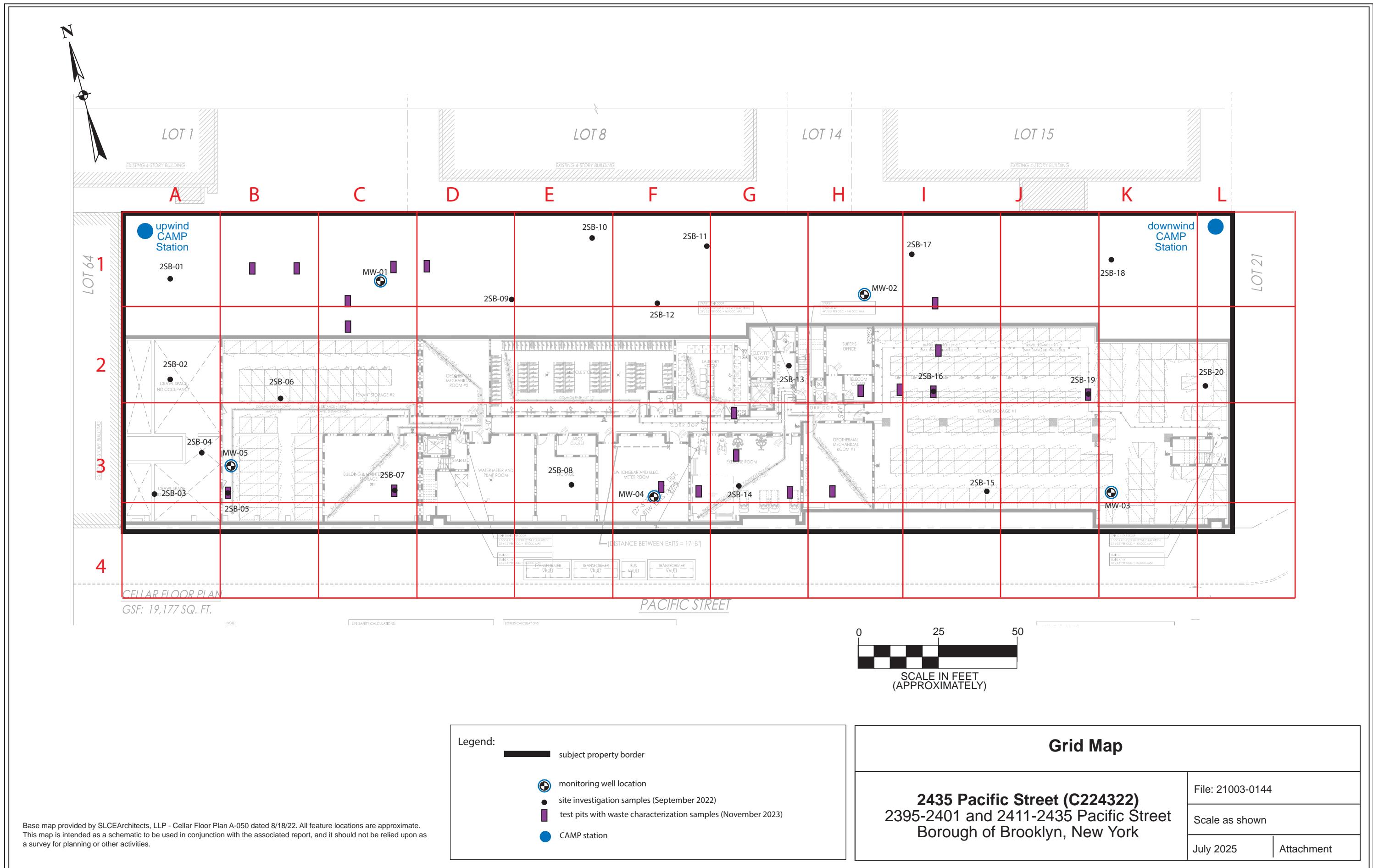
**PHOTOGRAPHS**



**Placing stone base over geotechnical fabric for steppingstones**



**View of work progress in the courtyard facing west**





TECHNICAL  
SERVICES

22 IBM Road, Suite 101, Poughkeepsie, NY 12601

DAILY AIR MONITORING REPORT  
2435 Pacific Street  
Brooklyn, New York

07/25/2025

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Project Number:

Dust Action Level

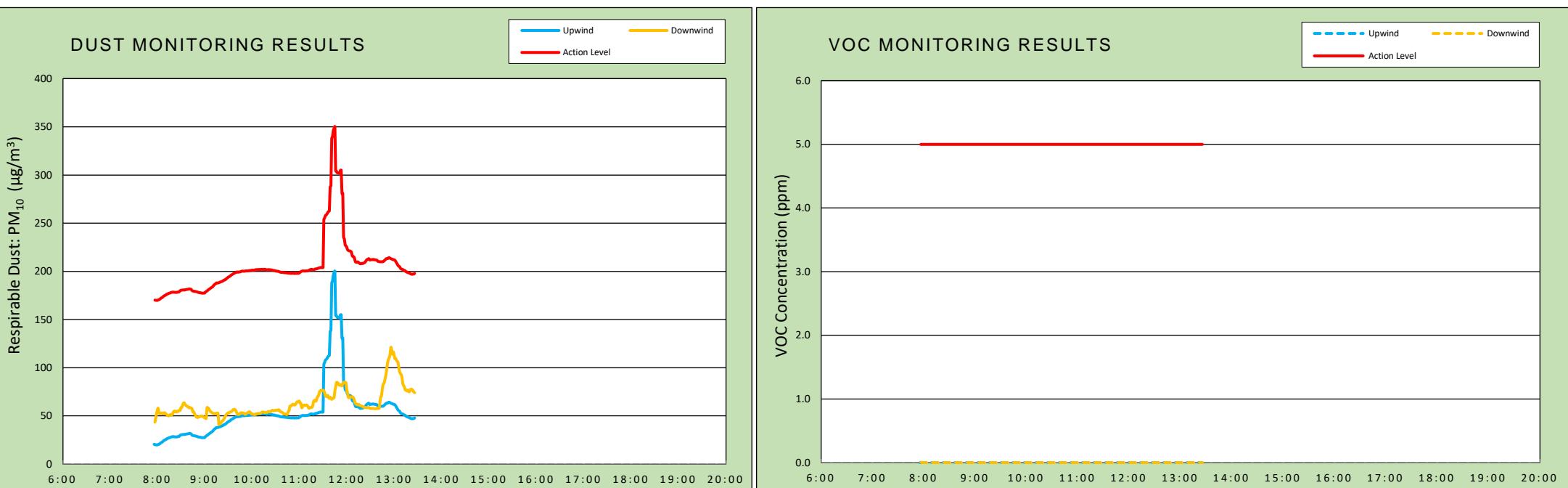
150  $\mu\text{g}/\text{m}^3$

VOC Action Level

5 ppm

|                                 |             |                  |            |                       |               |                          |      |  |
|---------------------------------|-------------|------------------|------------|-----------------------|---------------|--------------------------|------|--|
| Weather Data Range for Work Day |             | Wind Direction   | WSW        | Relative Humidity (%) | 52.0 - 76.0   | Daily Rain Total (in)    | 0.00 | Readings in the summary table and graphs below are the reported downwind concentrations. |
| Temperature (°F)                | 79.0 - 95.0 | Wind Speed (MPH) | 3.5 - 10.6 | Barometer (inHg)      | 29.90 - 30.00 | Avg. Dew Point Temp (°F) | 73.1 |  |

| Station Location | Daily Avg. Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Max 15-Min Dust Concentration ( $\mu\text{g}/\text{m}^3$ ) | Time of Max Dust Reading | Daily Avg. VOC Concentration (ppm) | Max 15-Min VOC Concentration (ppm) | Time of Max VOC Reading |
|------------------|--|--|--------------------------|------------------------------------|------------------------------------|-------------------------|
| Upwind           | 53.6   | 200.2  | 11:45                    | 0.0                                | 0.0                                | 7:56                    |
| Downwind         | 62.3   | 121.2  | 12:56                    | 0.0                                | 0.0                                | 8:01                    |



Air Monitoring Notes:

Weather Notes:

