SITE OBSERVATION REPORT – RAWP Implementation – Day 89

LANGAN

PROJECT No.:	170390001	**CLIENT:**		**DATE:**	Friday, October 31, 2025
PROJECT:	141 3rd Street			**WEATHER:**	Cloudy, 40-60 ^{0}F Wind: NE @ 20-30 mph
LOCATION:	Brooklyn, New York		Third Street Owner LLC and 155 Third St., LLC	**TIME:**	7:00 a.m. – 4:00 p.m.
BCP SITE ID:	C224336			**MONITOR:**	Padmanabhan Krishnaswamy

EQUIPMENT: Hyundai 55W-9R Excavator MiniRae 3000 Photoionization detector DustTrak II (2)	**PRESENT AT SITE:** **Langan:** Padmanabhan Krishnaswamy **Monadnock Construction:** John Henry **New Leaf (Development/Drilling Contractor):** Joe Sullivan and Crew **NYSDEC:** Eddy Nunez (WSP)

OBSERVATIONS, DISCUSSIONS, TEST RESULTS, ETC.:

Langan was onsite to document implementation of the New York State Department of Environmental Conservation (NYSDEC)-approved Remedial Action Work Plan (RAWP) dated 12 December 2023

Remedial Action Work Summary:

- New Leaf excavated 12 approximately 8 foot-long by 6-foot-wide areas to a depth of approximately 7.5 feet below surface grade (bsg) in the eastern part of site to expose the bulkhead tie-rods in preparation for waste characterization.
    - Excavated material consisted of soil/fill, and was screened for odors, staining, and organic vapors using a photoionization detector (PID). Evidence of impacts were not observed. Excavated soil/fill was stockpiled adjacent to the excavation and immediately backfilled after the tie-rods were exposed.
- A representative from WSP conducted a site visit on behalf of the NYSDEC. No adverse conditions were noted as a result of the site visit and no further action was required.

Sampling

- No samples were collected.

Community Air Monitoring Plan (CAMP) Activities

- Langan performed continuous air monitoring for volatile organic compounds (VOC) and particulate matter smaller than 10 microns in diameter (PM10) using two perimeter air monitoring stations at upwind and downwind locations. The PM10 and VOC action levels were not exceeded during the monitoring period. Recorded air monitoring data is presented on CAMP summary data sheet appended to the end of this Daily Field Report.

Material Tracking

- No material was exported from the site.
- No material was imported to site.

Material Import Summary				
Facility	**NYSDEC Approved Quantity**	**Imported**	**Today**	**Total**
Tilcon - Haverstraw Haverstraw, NY ASTM #3 Virgin Stone (1.5-Inch)	400 CY (560 tons)	**No. Loads**	0	**4**
		Quantity (tons)	0	**89.95**
Impact Materials Jersey City (IMJC) Jersey City, NJ 0.75-inch Stone	2,000 CY (2,800 tons)	**No. Loads**	0	**0**
		Quantity (tons)	0	**0**
IMJC Jersey City, NJ 1.5-inch Stone	400 CY (560 tons)	**No. Loads**	0	**2**
		Quantity (tons)	0	**49.65**

Material Export Summary				
Facility	**Approved Quantity**	**Imported**	**Today**	**Total**
Clean Earth of Carteret (CEC) Carteret, NJ Elevated Soil/Fill	9,857 CY (13,800 tons)	**No. Loads**	0	**62**
		Quantity (CY)	0	**1,240**
Clean Earth of New Castle (CENC) New Castle, DE Non-Hazardous Contaminated Soil/Urban Fill	3,571 CY (5,000 tons)	**No. Loads**	0	**0**
		Quantity (CY)	0	**0**
Atlantic County Utilities Authority (ACUA) Egg Harbor Township, NJ Non-Hazardous Contaminated Soil/Urban Fill	714 CY (1,000 tons)	**No. Loads**	0	**0**
		Quantity (CY)	0	**0**
Clean Earth of North Jersey (CENJ) Kearny, NJ Hazardous Lead	107 CY (150 tons)	**No. Loads**	0	**2**
		Quantity (CY)	0	**40**

Drums

- One 55-gallon drum containing purged groundwater and DNAPL is staged in the southern part of the site.
- One 55-gallon drum containing truck wash water is staged in the central part of the site.
- Two 55-gallon drums containing purged groundwater is staged in the southern part of the site.
- One 55-gallon drum containing drill cuttings is staged in the eastern part of the site.
- One 55-gallon drum containing spent PPE is staged in the southeastern part of the site.

Anticipated Activities

- Langan will perform a waste characterization to support source removal tomorrow, 11/1.

SITE PHOTOGRAPHS:

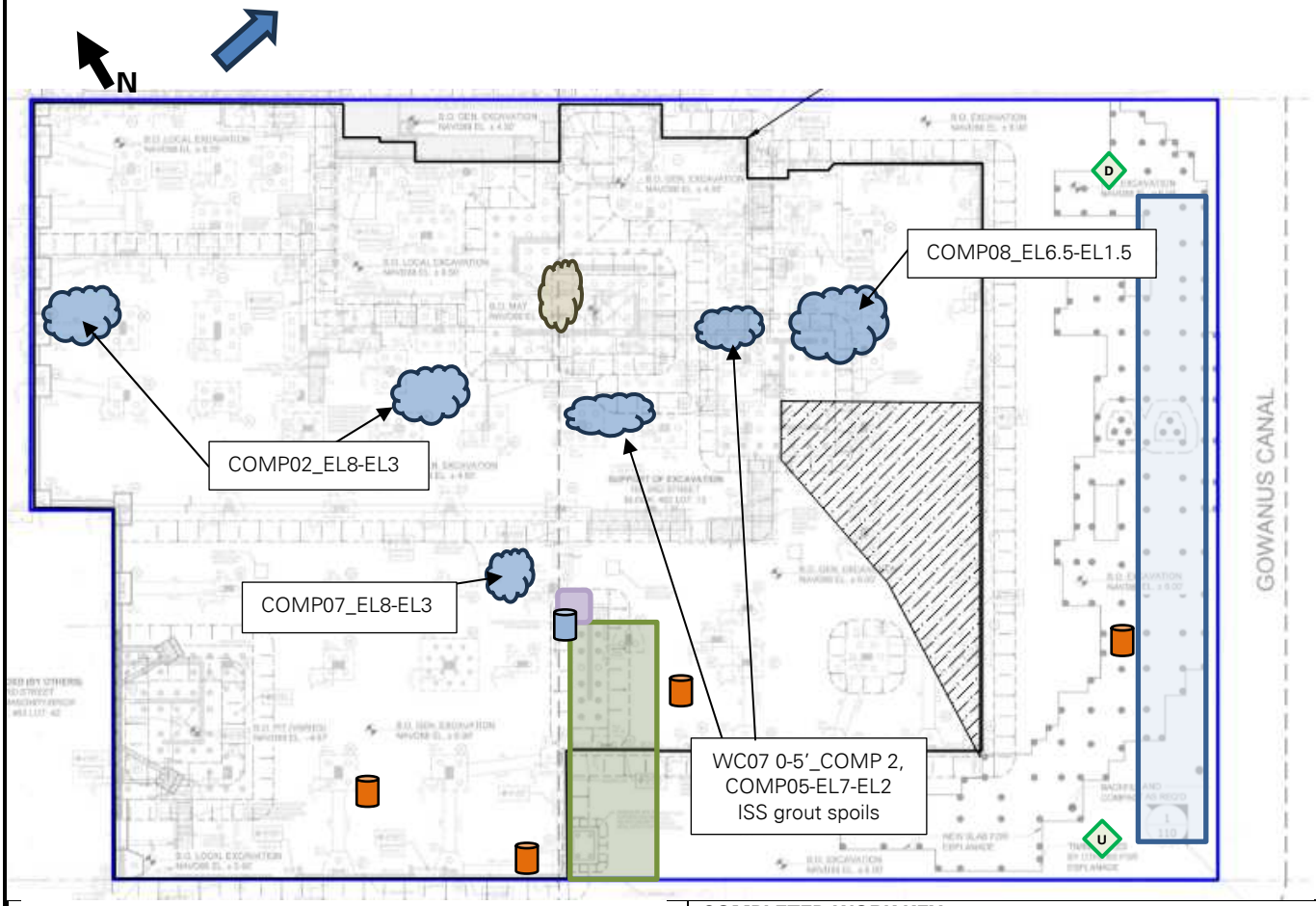


Photo 1: New Leaf excavating soil/fill in the eastern part of the site, facing south.



Photo 2: New Leaf excavating soil/fill in the eastern part of the site, facing east.

FIGURE 1 - SITE MAP:



LEGEND:

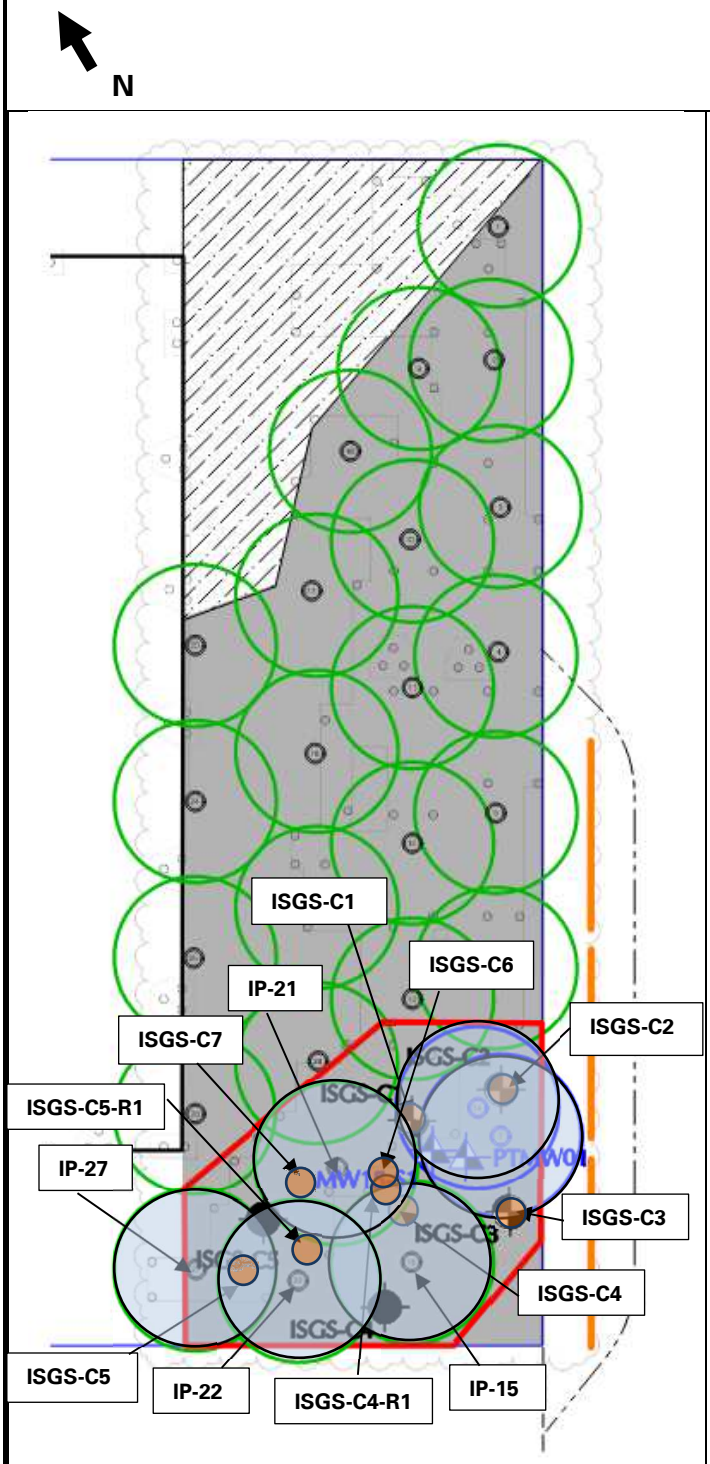
- APPROXIMATE SITE BOUNDARY
- PROPOSED BUILDING FOOTPRINT
- APPROXIMATE PROPOSED EXTENT OF ISS AREA TO BE EXCAVATED TO 4 FEET BGS (EL. 3.5± FEET NAVD88)

COMPLETED WORK KEY

- Approximate work area
- Approximate location of upwind CAMP station
- Approximate location of downwind CAMP station
- Approximate location of drum
- Approximate location of truck wash drum
- Approximate wind direction
- Stockpiled soil/fill
- Stockpiled C&D debris
- Stockpiled imported stone
- Temporary stabilized construction entrance
- Truck wash catch basin

Base map includes Figure 5 – Pre-ISS Excavation Plan from the NYSDEC-approved RDD for ISS, prepared by Langan Engineering, dated 4/5/2024

FIGURE 2 - ISGS PROGRESS MAP



LEGEND:

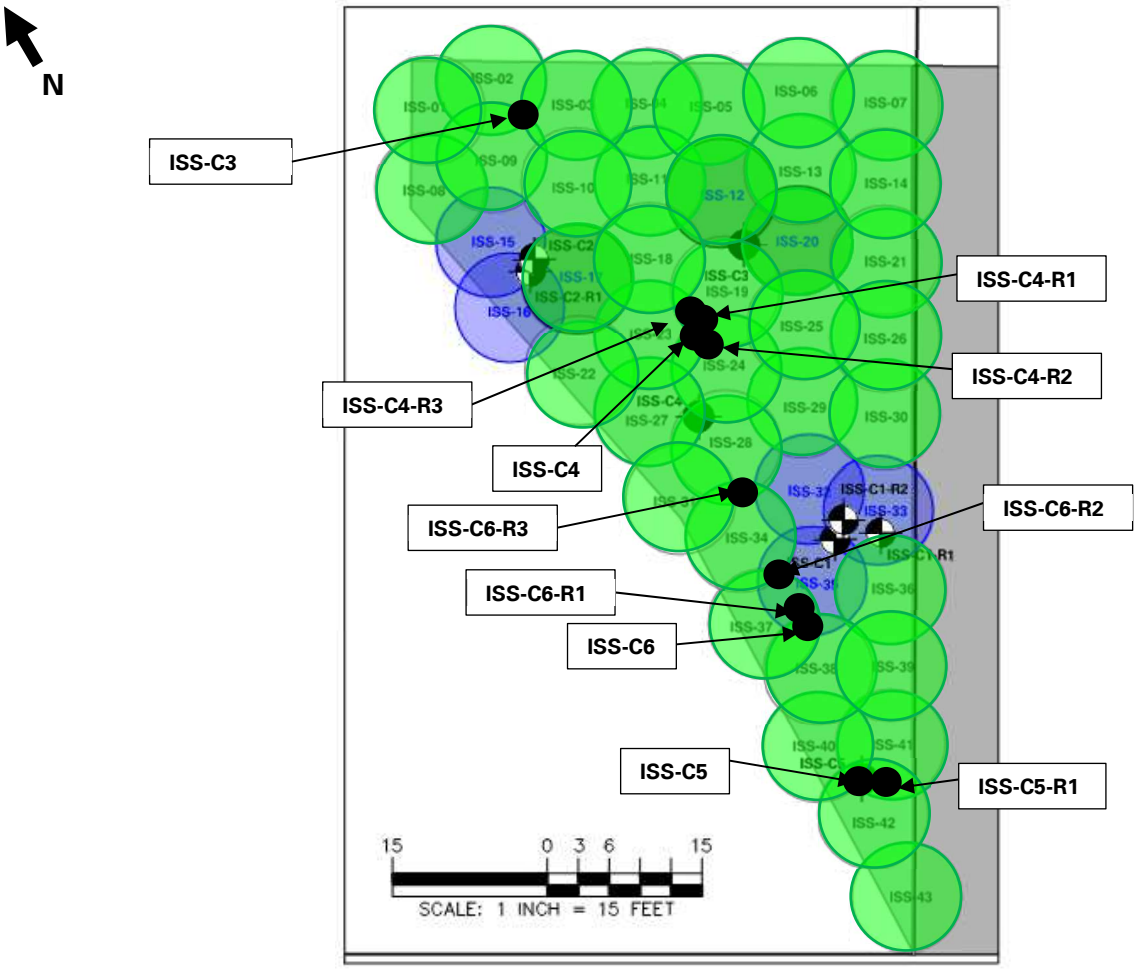
- APPROXIMATE SITE BOUNDARY
- PROPOSED BUILDING FOOTPRINT
- APPROXIMATE PROPOSED EXTENT OF ISGS AREA BETWEEN EL. -19± TO EL. -23±
- APPROXIMATE PROPOSED EXTENT OF ISGS SUPPORT/LAYDOWN AREA
- APPROXIMATE PROPOSED TEMPORARY DIRECT-PUSH INJECTION POINT LOCATION
- APPROXIMATE ROI (13-FOOT RADIUS, 25-FOOT SPACING)
- C1 APPROXIMATE PROPOSED PILOT TEST QA/QC CORE LOCATION
- APPROXIMATE ISGS PILOT TEST AREA
- MW15-S1 EXISTING MONITORING WELL LOCATION
- PTWM01 PROPOSED MONITORING WELL LOCATION

COMPLETED WORK KEY

- ISGS injection point completed today
- ISGS injection point previously completed
- Core location completed today
- Core location previously completed

Base map includes Figure 5 – ISGS Plan, prepared by Langan, dated February 2025

FIGURE 3 - ISS PROGRESS MAP:



LEGEND:

- APPROXIMATE SITE BOUNDARY
- PROPOSED BUILDING FOOTPRINT
- APPROXIMATE EXTENT OF ISS SUPPORT/LAYDOWN AREA
- APPROXIMATE EXTENT OF ISS IMPLEMENTATION AREA
- ISS-C1 APPROXIMATE COMPLETED CORE LOCATION
- ISS-C3 APPROXIMATE PROPOSED CORE LOCATION

COMPLETED WORK KEY

- Completed ISS Pilot Test Columns
- Columns to be re-mixed
- Completed Full-Scale ISS Columns
- ISS Columns mixed today
- Columns to be mixed tomorrow
- Collected core today
- Previously collected sample location

Base map includes Figure 2 – ISS Plan from the ISS Pilot Test Results Letter, prepared by Langan, dated March 5, 2025

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TABLE 1 - ISS PROGRESS TABLE:

ISS Column ID	Coordinates (N, E)	Column Diameter (ft)	No. of Column Passes	Bottom Elevation of Column	Approximate Volume Treated (CY)	Mixing Time Per Interval (min/ft)	Reagent Additional Per Interval (kg)	Injection Pressure (psi)	Injection Rate (gal/min)	Rotational Speed (rpm)	Advance Rate (ft/min)	Sampled
Pilot Study												
ISS-20	98.87, 221.23	10.6	N/A	-26.5±	N/A	N/A	N/A	50	6.5	30	3.75	Yes
ISS-12	103.418, 213.788	10.6	N/A	-21.5±	N/A	N/A	N/A	N/A	N/A	15	1.4	Yes
ISS-16	92.59, 193.29	10.6	1	-26.5±	93	5	948.78	N/A	N/A	17	0.1	Yes
ISS-17	95.14, 199.81	10.6	1	-26.5±	105	10	841.75	N/A	N/A	18	0.19	Yes
ISS-15	98.75, 191.97	10.6	1	-26.5±	105	5	765.22	N/A	N/A	16	0.28	Yes
ISS-35	65.47, 222.59	10.6	2	-26.5±	101	7	871.43	N/A	N/A	16	0.36	Yes
ISS-32	74.47, 222.33	10.6	2	-26.5±	105	4	841.75	N/A	N/A	16	0.25	Yes
ISS-33	74.47, 229.01	10.6	2	-26.5±	105	11	765.22	N/A	N/A	16	0.17	Yes
Full-Scale Implementation												
ISS-01	110.99, 185.10	10.6	2	-26.5±	100	5.3*	800*	22*	21*	13*	0.2*	No
ISS-02	113.11, 190.95	10.6	2	-26.5±	109	4.3*	809*	24*	34*	14*	0.2*	No
ISS-03	112.32, 199.07	10.6	2	-26.5±	99	7.8*	886*	19*	37*	14*	0.1*	Yes
ISS-04	114.11, 206.99	10.6	2	-26.5±	109	9.1*	956*	21*	24*	13*	0.1*	No
ISS-05	111.93, 214.38	10.6	2	-26.5±	101	8.6*	874*	25*	21*	13*	0.1*	No
ISS-06	113.45, 221.56	10.6	2	-26.5±	102	8.0*	938*	22*	27*	13*	0.1*	Yes
ISS-07	111.72, 229.09	10.6	2	-26.5±	101	9.5*	1,027*	24*	22*	13*	0.1*	Yes
ISS-08	103.02, 187.19	10.6	2	-26.5±	100	5.6*	964*	22*	41*	13*	0.2*	No
ISS-09	107.17, 192.43	10.6	2	-26.5±	100	6.6*	964*	21*	24*	14*	0.2*	No
ISS-10	103.57, 199.17	10.6	2	-26.5±	100	5.8*	803*	21*	29*	14*	0.2*	No
ISS-11	107.82, 206.44	10.6	2	-26.5±	101	6.8*	869*	19*	27*	13*	0.2*	No
ISS-12	103.42, 213.80	10.6	2	-26.5±	100	9.1*	964*	21*	30*	14*	0.1*	No
ISS-13	106.26, 221.37	10.6	2	-26.5±	102	6.0*	861*	20*	28*	14*	0.2*	No
ISS-14	104.02, 228.87	10.6	2	-26.5±	100	9.8*	961*	19*	40*	13*	0.1*	No
ISS-17	95.14, 199.81	10.6	2	-26.5±	109	8.8*	877*	19*	28*	13*	0.1*	No
ISS-18	99.32, 206.56	10.6	2	-26.5±	101	5.9*	790*	25*	35*	13*	0.2*	No
ISS-19	94.57, 213.51	10.6	2	-26.5±	104	9.2*	1081*	20*	31*	13*	0.1*	Yes
ISS-20	98.37, 221.23	10.6	2	-26.5±	98	9.9*	1,221*	17*	28*	13*	0.1*	No
ISS-21	96.47, 229.17	10.6	2	-26.5±	100	6.0*	876*	18*	21*	13*	0.2*	No
ISS-22	86.23, 199.71	10.6	2	-26.5±	109	6.2*	804*	23*	27*	13*	0.2*	No
ISS-23	90.11, 206.59	10.6	2	-26.5±	100	5.7*	882*	23*	35*	14*	0.2*	No
ISS-24	86.32, 213.53	10.6	2	-26.5±	101	5.6*	875*	19*	35*	14*	0.2*	Yes
ISS-25	91.32, 221.3	10.6	2	-26.5±	110	6.6*	799*	17*	21*	12*	0.2*	No
ISS-26	88.63, 229.16	10.6	2	-26.5±	109	7.1*	807*	30*	28*	13*	0.1*	No
ISS-27	81.32, 206.11	10.6	2	-26.5±	109	6.6*	735*	24*	32*	13*	0.2*	Yes
ISS-28	78.50, 215.04	10.6	2	-26.5±	100	5.4*	880*	23*	37*	13*	0.3*	No
ISS-29	83.08, 221.62	10.6	2	-26.5±	100	5.5*	878*	21*	47*	13*	0.2*	No

ISS Column ID	Coordinates (N, E)	Column Diameter (ft)	No. of Column Passes	Bottom Elevation of Column	Approximate Volume Treated (CY)	Mixing Time Per Interval (min/ft)	Reagent Additional Per Interval (kg)	Injection Pressure (psi)	Injection Rate (gal/min)	Rotational Speed (rpm)	Advance Rate (ft/min)	Sampled
ISS-30	80.66, 229.01	10.6	2	-26.5±	101	5.5*	948*	19*	35*	13*	0.3*	No
ISS-31	73.77, 209.56	10.6	2	-26.5±	105	7.3*	842*	23*	30*	13*	0.2*	No
ISS-34	69.19, 215.20	10.6	2	-26.5±	104	5.9*	850*	17*	34*	14*	0.3*	No
ISS-36	64.95, 229.19	10.6	2	-26.5±	102	6.8*	782*	24*	27*	13*	0.3*	No
ISS-37	61.04, 216.20	10.6	2	-26.5±	105	6.2*	837*	25*	33*	13*	0.3*	No
ISS-38	56.31, 222.47	10.6	2	-26.5±	105	6.0*	759*	19.3*	32*	14*	0.3*	No
ISS-39	57.46, 228.81	10.6	2	-26.5±	103	5.7*	853*	16*	33*	13*	0.3*	No
ISS-40	49. 31, 222.87	10.6	2	-26.5±	104	5.5*	848*	28*	33*	13*	0.4*	Yes
ISS-41	49.74, 229.96	10.6	2	-26.5±	99	8.1*	890*	19*	30*	13*	0.2*	Yes
ISS-42	42.22, 228.29	10.6	2	-26.5±	103	5.4*	851*	16.4*	31*	13*	0.3*	No
ISS-43	35.19, 230.66	10.6	2	-26.5±	102	8.1*	781.47*	8*	45*	14*	0.3*	No

1. Coordinates were measured in northing and eastings from the project datum.
2. * = Estimated parameters based on field observations. Exact parameters will be updated (as needed) once received.

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TABLE 2 - ISS QC RESULTS TABLE

ISS Cell	Sample Depth (elevation)	7-day		14-day		21-day		28-day		56-day	
		UCS (psi)	HC (cm/sec)	UCS (psi)	HC (cm/sec)	UCS (psi)	HC (cm/sec)	UCS (psi)	HC (cm/sec)	UCS (psi)	HC (cm/sec)
Pilot Study											
ISS-15	-18.5± to -20.5±	40	1.3×10^{-6}	**80**	**8.6×10^{-7}**	**90**	**4.6×10^{-7}**	**90**	**4.7×10^{-7}**	**100**	**4.2×10^{-7}**
ISS-16	-18.5± to -20.5±	30	3.6×10^{-6}	**50**	1.1×10^{-6}	**60**	**9.8×10^{-7}**	**70**	**7.4×10^{-7}**	**70**	**7.2×10^{-7}**
ISS-17	-18.5± to -20.5±	20	1.6×10^{-6}	30	3.0×10^{-6}	40	2.8×10^{-6}	**50**	2.7×10^{-6}	**60**	2.6×10^{-6}
ISS-32	-18.5± to -20.5±	30	**8.8×10^{-7}**	**60**	**7.5×10^{-7}**	**70**	**6.0×10^{-7}**	**90**	**5.5×10^{-7}**	**100**	**5.3×10^{-7}**
ISS-33	-18.5± to -20.5±	**50**	**2.3×10^{-7}**	**80**	**2.0×10^{-7}**	**90**	**2.0×10^{-7}**	**100**	**2.2×10^{-7}**	**100**	**1.9×10^{-7}**
ISS-35	-18.5± to -20.5±	30	1.3×10^{-6}	**60**	**8.1×10^{-7}**	**80**	**5.9×10^{-7}**	**90**	**5.0×10^{-7}**	**100**	**4.9×10^{-7}**
Full-Scale Implementation											
ISS-03	-14± to -15±	**150**	**1.1×10^{-7}**	**150**	**9.9×10^{-8}**	**340**	**8.7×10^{-8}**	**240**	**8.2×10^{-8}**	**160**	**8.1×10^{-8}**
ISS-06	-13± to -14±	**170**	**3.8×10^{-7}**	**220**	**2.0×10^{-7}**	**110**	**9.9×10^{-8}**	**330**	**9.0×10^{-8}**	**380**	**9.3×10^{-8}**
ISS-07	-17± to -18±	**130**	**1.2×10^{-7}**	**210**	**1.7×10^{-7}**	**330**	**9.6×10^{-8}**	**300**	**8.8×10^{-8}**	**410**	**8.6×10^{-8}**
ISS-19	-16± to -17±	**110**	**2.0×10^{-7}**	**200**	**1.6×10^{-7}**	**220**	**1.9×10^{-7}**	**230**	**1.7×10^{-7}**	**100**	**9.7×10^{-8}**
ISS-24	-17± to -18±	**100**	**1.1×10^{-7}**	**230**	**1.8×10^{-7}**	**190**	**2.0×10^{-7}**	**420**	**1.3×10^{-7}**	**370**	**1.5×10^{-7}**
ISS-27	-16± to -17±	**120**	**1.2×10^{-7}**	**230**	**9.9×10^{-8}**	**170**	**1.5×10^{-7}**	**260**	**9.1×10^{-8}**	**270**	**9.5×10^{-8}**
ISS-40	-19± to -21±	**210**	**3.1×10^{-7}**	**250**	**3.5×10^{-7}**	**400**	**1.0×10^{-7}**	**420**	**2.1×10^{-7}**	**430**	**1.1×10^{-7}**
ISS-41	-15.3± to -16.3±	**190**	**4.7×10^{-7}**	**150**	**4.4×10^{-7}**	**220**	**3.5×10^{-7}**	**220**	**3.9×10^{-7}**	**210**	**4.0×10^{-7}**

1. Results meeting or exceeding field performance criterion (50 pounds per square inch [psi] for unconfined compressive strength [UCS] and 1×10^{-6} centimeters per second [cm/s] for hydraulic conductivity [HC]) are shown in bold.
2. Elevation recorded in North American Vertical Datum of 1988