



**Monthly Progress Report No. 25**  
Former A&A Brake Service Site  
558 Sackett Street, Brooklyn, NY  
Brownfield Cleanup Program Site #: **C224372**  
Reporting Period: May 1, 2025 – May 31, 2025

**1. Introduction**

In accordance with the reporting requirements of the February 23, 2023 Brownfield Site Cleanup Agreement (BCA) for the Former A&A Brake Service Site, located at 558 Sackett Street in Brooklyn, NY (Site), Haley & Aldrich of New York (Haley & Aldrich), has prepared this monthly progress report, on behalf of Sackett Heights LLC (the Volunteer), to summarize the work performed at the Site from May 1, 2025 through May 31, 2025.

The Site, identified as Block 433 Lot 14 on the New York City tax map, is located in the Gowanus neighborhood of Brooklyn and is comprised of one 6,400 square foot (sq ft) tax lot. The Site is bound to the north by Sackett Street followed by a site undergoing remedial measures which formerly operated as a manufactured gas plant (MGP), to the west by a two-story residential building, to the east by a three-story residential and commercial building, and to the south by residential buildings. The Site was most recently occupied as an auto repair shop and is currently under construction. The Site location is shown in Figure 1.

The Volunteer is proposing to build a new 7-story building. The building will be used for residential use, including affordable housing. The proposed development is compatible with the existing R8A residential and M1-4 manufacturing zoning.

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

No construction activities related to the implementation of the Remedial Action Work Plan (RAWP) were conducted during this reporting period.

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

Anticipated actions for the next reporting period include continued execution of the RAWP, including installation of sub-slab monitoring points as part of the sub-slab depressurization system (SSDS) and sampling of the post-injection groundwater monitoring wells via low-flow sampling procedures.

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

No activity modifications were approved by NYSDEC during this reporting period.

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

No deliverables were submitted to New York State Department of Environmental Conservation (NYSDEC) and the New York State Department of Health (NYSDOH) during this

reporting period.

**6. Information Regarding Percentage of Completion**

The remedial investigation phase is 100% complete. The remedial action phase is 90% complete.

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

Site construction and remediation are expected to be completed in 2025. Therefore, the client intends to seek a certification of completion (COC) in 2025.

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

CP Plan activities were not conducted during this reporting period.

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

CP Plan activities are not anticipated during the next reporting period.

**10. Miscellaneous Information**

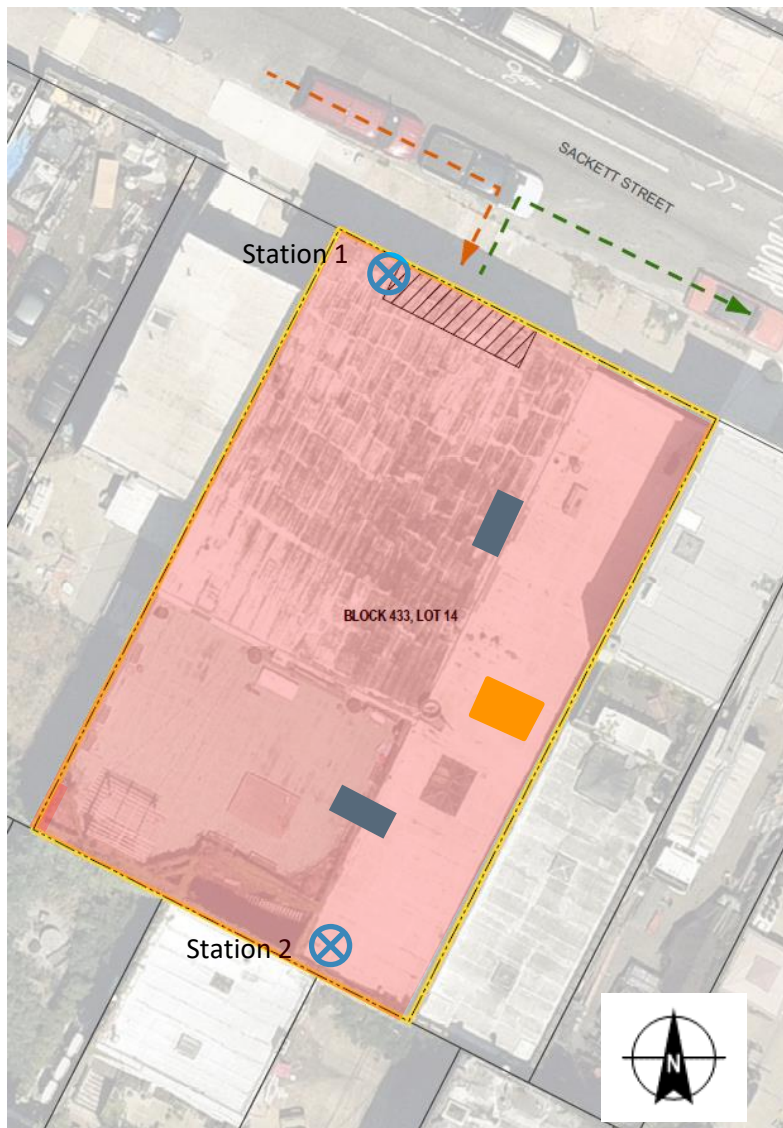
There is no additional miscellaneous information to report.

**Figures**

Figure 1 – Site Condition Map

## **FIGURES**








### Site Plan:



Wind  
Direction



### LEGEND:

-  CAMP Station
-  Stabilized Truck Entrance and Truck Wash Area
-  Ingress
-  Egress
-  Approximate Work Area
-  Approximate UST Location
-  Approximate hydraulic lift Location