

Project	Bedford Beverly Brownfield Site	Report No.	75
BCP Site	BCP Site No. C224384	Date	1/23/2024
Location	2359 and 2360 Bedford Avenue, Brooklyn, NY	File No.	0205432
Client	Bedford Beverly Acquisitions LLC, Maman Contracting (Maman), International Concrete	Temperature	33-40°F
Contractor	Haley & Aldrich	Wind Direction	W to E, 5 mph
Weather	Cloudy	Personnel on Site	E. Nunez, D. Djombalic, A. Stewart, & C. Evertz
Humidity	74%	Time on Site	6:30 am to 3:30 pm

Haley & Aldrich of New York Engineering and Geology, LLP (Haley & Aldrich) was present to document implementation of the Remedial Action Work Plan (RAWP) prepared by Haley & Aldrich currently under review by NYSDEC and the NYSDEC-approved Change of Use dated 17 August 2023 to begin support of excavation work. Site observations are summarized below.

Daily Observations:

- Contractor (International Concrete) continued support of excavation (SOE) installation along the perimeter of Lots 14 and 53.

Waste Disposal/Backfill Import Tracking:

Material Export:

- Seventy-five (75) loads of non-hazardous fill material from grids WC-14(0-5), WC-17(5-10), WC-12(0-5), and WC-12(5-10').
- Soil/Fill disposal is summarized below:

	<i>Facility: Bayshore Soil Management, Keasbey, NJ (Non-Haz Soil)</i>		<i>Facility: P Park NJ LLC, Prospect Park, NJ (Non-Haz Soil)</i>		<i>Facility: Keystone Trade Center, Fairless Hills, PA (Non-Haz Soil)</i>	
<i>Today:</i>	42 Loads	840 CY	22 Loads	440 CY	11 Loads	220 CY
<i>Total:</i>	<u>334 Loads</u>	<u>6,680 CY</u>	<u>1,010 Loads</u>	<u>20,200 CY</u>	<u>615 Loads</u>	<u>12,300 CY</u>
	<i>Facility: Posillico Materials Permitted Wash Plant, LLC, Farmingdale, NY (Non-Haz Soil)</i>		<i>Facility: Republic Environmental Systems, LLC, Hatfield PA (Haz Soil)</i>		<i>Facility: Conestoga Republic Environmental Systems, LLC, Prospect Park, NJ (Non-Haz Soil)</i>	
<i>Today:</i>	0 Loads	0 CY	0 Loads	0 CY	0 Loads	0 CY
<i>Total:</i>	<u>479 Loads</u>	<u>9,580 CY</u>	<u>5 Loads</u>	<u>100 CY</u>	<u>44 Loads</u>	<u>880 CY</u>
Sitewide Total						
<i>Today:</i>	75 Loads	2,040 CY				
<i>Total:</i>	<u>2,578 Loads</u>	<u>52,100 CY</u>				

*Note. 1 truck estimated at 20 cubic yards. Final tonnages will be present in the Final Engineering Report (FER)

- Asphalt disposal is summarized below:

	Facility: Flushing Asphalt Recycling, Flushing NY (Asphalt)		Facility: Mount Materials, Fairless Hills, PA (Asphalt)		Totals:	
<i>Today:</i>	0 Loads	0 CY	0 Loads	0 CY	0 Loads	0 CY
<i>Total:</i>	<u>117 Loads</u>	<u>2,340 CY</u>	<u>38 Loads</u>	<u>760 CY</u>	<u>155 Loads</u>	<u>3,100 CY</u>

*Note, 1 truck estimated at 20 cubic yards. Final tonnages will be present in the Final Engineering Report (FER)

- C&D disposal is summarized below:

	Facility: Mount Materials, Fairless Hills, PA (Non-Haz Concrete)		Totals:	
<i>Today:</i>	0 Loads	0 CY	0 Loads	0 CY
<i>Total:</i>	<u>87 Loads</u>	<u>1,740 CY</u>	<u>87 Loads</u>	<u>1,740 CY</u>

*Note, 1 truck estimated at 20 cubic yards. Final tonnages will be present in the Final Engineering Report (FER)

Material Import:

- Material import is summarized below:

	Facility: Mount Hope Quarry, Wharton, NJ (ASTM #57)		Facility: Mount Hope Quarry, Wharton, NJ (ASTM #3)		Totals:	
<i>Today:</i>	0 Loads	0 CY	3 loads	60 CY	3 Loads	60 CY
<i>Total:</i>	<u>5 Loads</u>	<u>100 CY</u>	<u>21 loads</u>	<u>400 CY</u>	<u>26 Loads</u>	<u>501 CY</u>

*Note, 1 truck estimated at 20 cubic yards. Final tonnages will be present in the Final Engineering Report (FER)

Samples Collected:

- Eleven confirmation soil samples were collected in the following locations: EP-100, EP-99, EP-98, EP-93, EP-94, EP-89, EP-88, EP-87, EP-75, EP-76, and EP-21.
- QA/QC samples including two duplicate, two MS/MSD sample, and one trip blank were collected in accordance with the RAWP.
- The soil samples were relinquished to Eurofins Scientific of Edison, New Jersey (a NYSDOH ELAP certified laboratory) under standard chain of custody procedures.

CAMP Activities:

- Air monitoring during ground-intrusive activities was performed at two locations during ground intrusive work from 7:15 am to 3:15 pm. No 15-minute average concentration of volatiles organic compounds (VOCs) or particulate 15-minute average concentration of matter smaller than 10 microns in diameter (PM10) exceeded the action levels. No visible dust was observed leaving the site perimeter.

Activities Planned for Coming Week:

- Contractor (International Concrete) will continue stockpiling soil on the perimeter of Lot 14 for disposal.
- Contractor (International Concrete) will continue stockpiling soil on the perimeter of Lot 53 for disposal.
- Contractor (International Concrete) will continue installing H piles as part of SOE installation on the perimeter of the site.
- Contractor (International Concrete) will continue transportation and disposal of soil/fill to an approved facility.

Site Photographs:



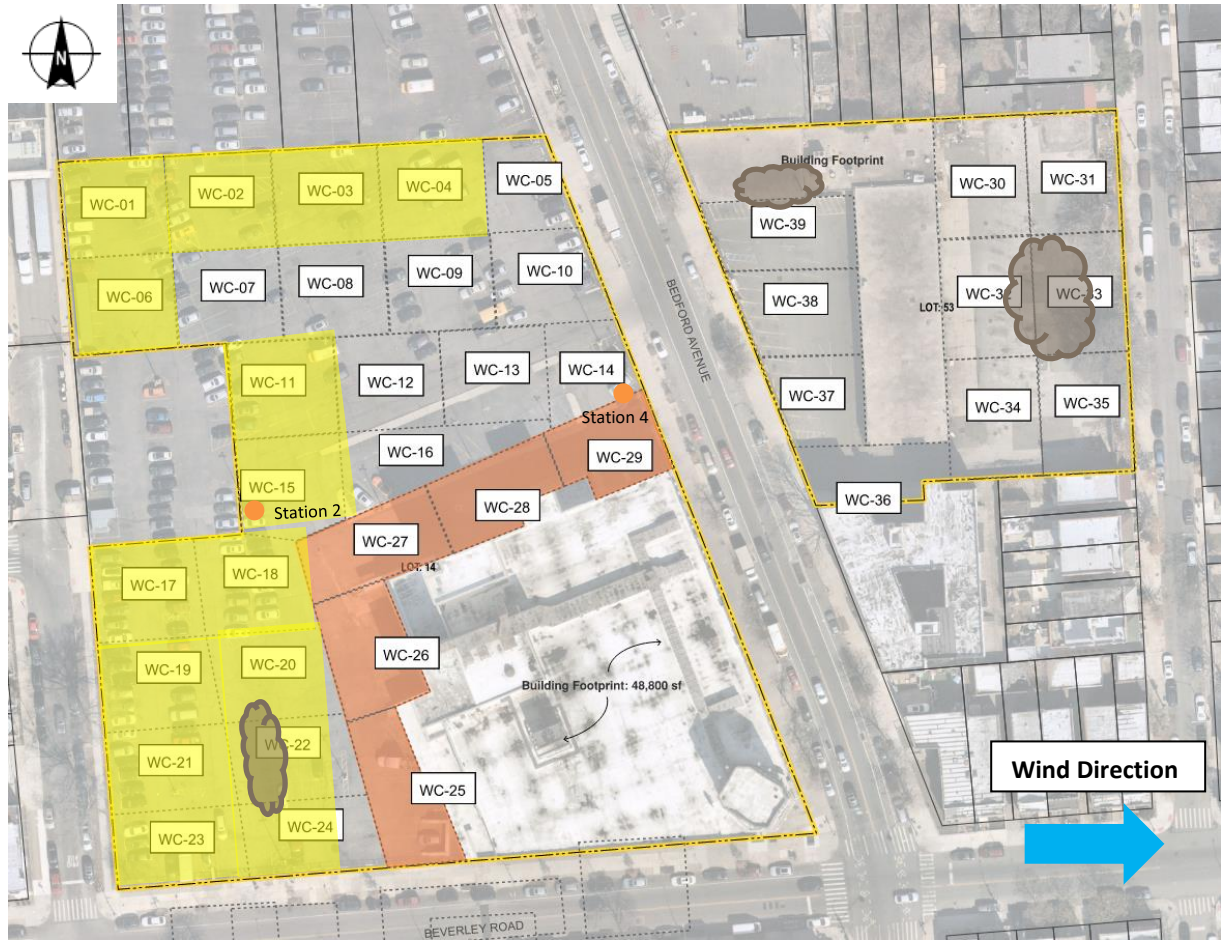
Photo 1: View of contractor loading soil on Lot 14, facing south-southwest.



Photo 2: View of contractor loading soil in Lot 14, facing north.

Site Plan:

Reference: Waste Characterization Letter Figure 3 Grid Location Map, prepared by Haley & Aldrich, dated October 2023



LEGEND:

- Area of work
- CAMP Station
- Stockpile Location (soil/fill)
- Stockpile location (C&D)

2360 Bedford Avenue, Brooklyn NY

Air Monitoring Log

Date : 2024-01-23

Personnel : D. Djombalic, E. Nunez, A. Stewart & C. Evertz

Weather : Cloudy

Humidity : 74%

Wind Direction : W to E, 5 mph

Particulate Background (ug/m3) : 12.41

PID Background (ppm) : 0.0

Action Levels : Downwind perimeter of work area above background levels

PID (ppm) : > 5 ppm for the 15-min average

Dust (ug/m3) : > 150 for the 15-min average

Minute of Time	Avg. PM10 (Station1)	Avg. PM10 (Station2)	Avg. PM10 (Station3)	Avg. PM10 (Station4)	Avg. VOC(Station1)	Avg. VOC(Station2)	Avg. VOC(Station3)	Avg. VOC(Station4)	Odors	Notes Activities/ Additional Monitoring
07:15		12.410		12.989		0.0		0.0		
07:30		14.238		14.751		0.0		0.0		
07:45		12.786		14.657		0.0		0.0		
08:00		11.902		11.830		0.0		0.0		
08:15		10.797		10.955		0.0		0.0		
08:30		10.573		10.119		0.0		0.0		
08:45		11.420		8.963		0.0		0.0		
09:00		10.630		9.185		0.0		0.0		
09:15		10.651		9.460		0.0		0.0		
09:30		10.999		11.482		0.0		0.0		
09:45		10.708		10.595		0.0		0.0		
10:00		11.397		10.702		0.0		0.0		
10:15		11.077		10.193		0.0		0.0		
10:30		10.133		11.832		0.0		0.0		
10:45		10.563		12.524		0.0		0.0		

2360 Bedford Avenue, Brooklyn NY

Air Monitoring Log

Minute of Time	Avg. PM10 (Station1)	Avg. PM10 (Station2)	Avg. PM10 (Station3)	Avg. PM10 (Station4)	Avg. VOC(Station1)	Avg. VOC(Station2)	Avg. VOC(Station3)	Avg. VOC(Station4)	Odors	Notes Activities/ Additional Monitoring
11:00		10.467		12.0		0.0		0.0		
11:15		10.407		11.9		0.0		0.0		
11:30		11.444		11.0		0.0		0.0		
11:45		11.126		10.7		0.0		0.0		
12:00		10.336		10.0		0.0		0.0		
12:15		10.874		10.5		0.0		0.0		
12:30		11.937		10.7		0.0		0.0		
12:45		10.633		13.6		0.0		0.0		
13:00		13.522		12.3		0.0		0.0		
13:15		12.094		12.3		0.0		0.0		
13:30		10.991		10.8		0.0		0.0		
13:45		9.915		8.2		0.0		0.0		
14:00		8.931		9.9		0.0		0.0		
14:15		7.827		10.8		0.0		0.0		
14:30		10.201		15.8		0.0		0.0		
14:45		9.227		9.9		0.0		0.0		
15:00		8.350		12.0		0.0		0.0		
15:15		7.519		11.7		0.0		0.0		