



Monthly Progress Report No. 12
Third Street Gowanus Site
125 3rd Street, Brooklyn, New York
Brownfield Cleanup Program Site #C224346
Reporting Period: July 2, 2024 – August 1, 2024

1. Introduction

In accordance with the reporting requirements of the Brownfield Site Cleanup Agreement (BCA) dated 22 March 2022, amended August 21, 2023 to add Third at Third LLC as a Volunteer, for the Third Street Gowanus Site, located at 125 3rd Street, Brooklyn, NY (Site), Haley & Aldrich of New York (Haley & Aldrich), has prepared this monthly progress report, on behalf of Third at Third LLC, to summarize the work performed at the Site from July 2 through August 1, 2024

The Site is located in the Gowanus neighborhood of Brooklyn, NY and is identified as Block 462 Lot 6 on the New York City tax map. The Site is approximately 20,300-square feet and is bound to the north by 2nd Street and a residential building; to the northeast by an industrial building; to the east by a parking lot and an industrial building; to the south by 3rd Street, an industrial building and vacant land; and, to the west by a vacant lot and a residential building. The Site was most recently developed with four vacant warehouse buildings that were demolished in November 2023. The Site is currently undergoing construction of the building superstructure. The Remedial Action has been completed. The Site location is shown on Figure 1.

Third at Third LLC is constructing a new 14-story residential tower with ground-floor commercial spaces, encompassing approximately 19,500 square feet of the lot. The new building is proposed for mixed residential and commercial use, consistent with current zoning.

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

Remedial construction activities concluded on 16 May 2024. The following post-remediation actions took place during this reporting period:

- Contractor continued construction of the building superstructure.

3. Actions Relative to the Site Anticipated for the Next Reporting Period

Contractor will continue construction of the building superstructure.

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

None.

5. Deliverables Submitted During This Reporting Period

The draft Site Management Plan was submitted to NYSDEC on 20 June 2024. The draft Final Engineering Report (FER) was submitted to the NYSDEC on 29 May 2024. NYSDEC comments on the draft FER were received on 8 July 2024. NYSDEC comments on the draft SMP have not yet been received.

6. Results of Sampling, Testing, and Other Relevant Data

No sampling was conducted during this reporting period.

7. Information Regarding Percentage of Completion

Implementation of the remedy is 100% complete. Site Management commenced and will continue as determined in consultation with NYSDEC and NYSDOH until residual groundwater concentrations are found to be below NYSDEC standards or have become asymptotic over an extended period.

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

None.

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

None.

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

None.

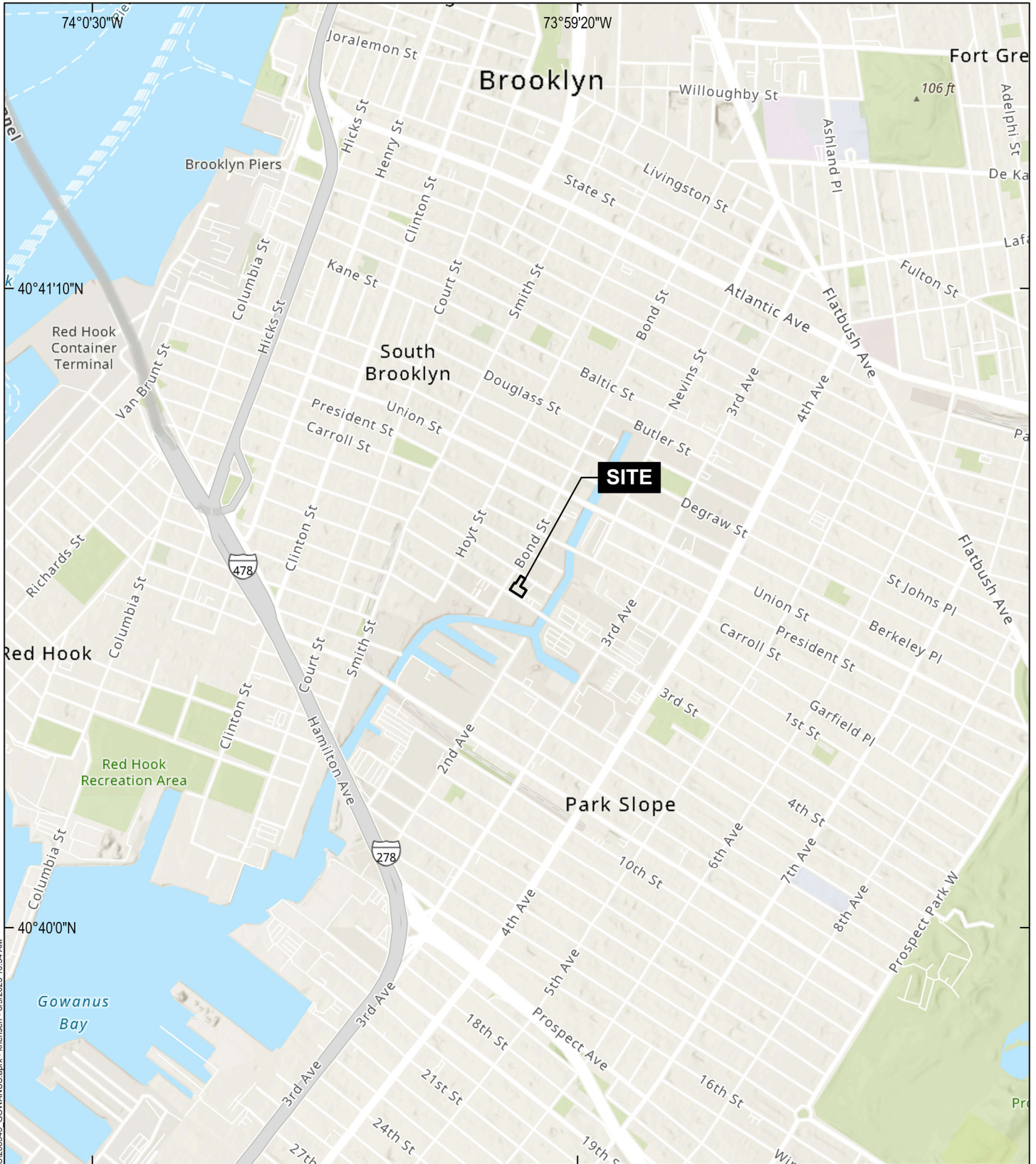
11. Miscellaneous Notable Information

None.

Enclosures:

Figure 1 – Project Locus

Figure 2 – Post Remediation Groundwater Monitoring Well Location Map



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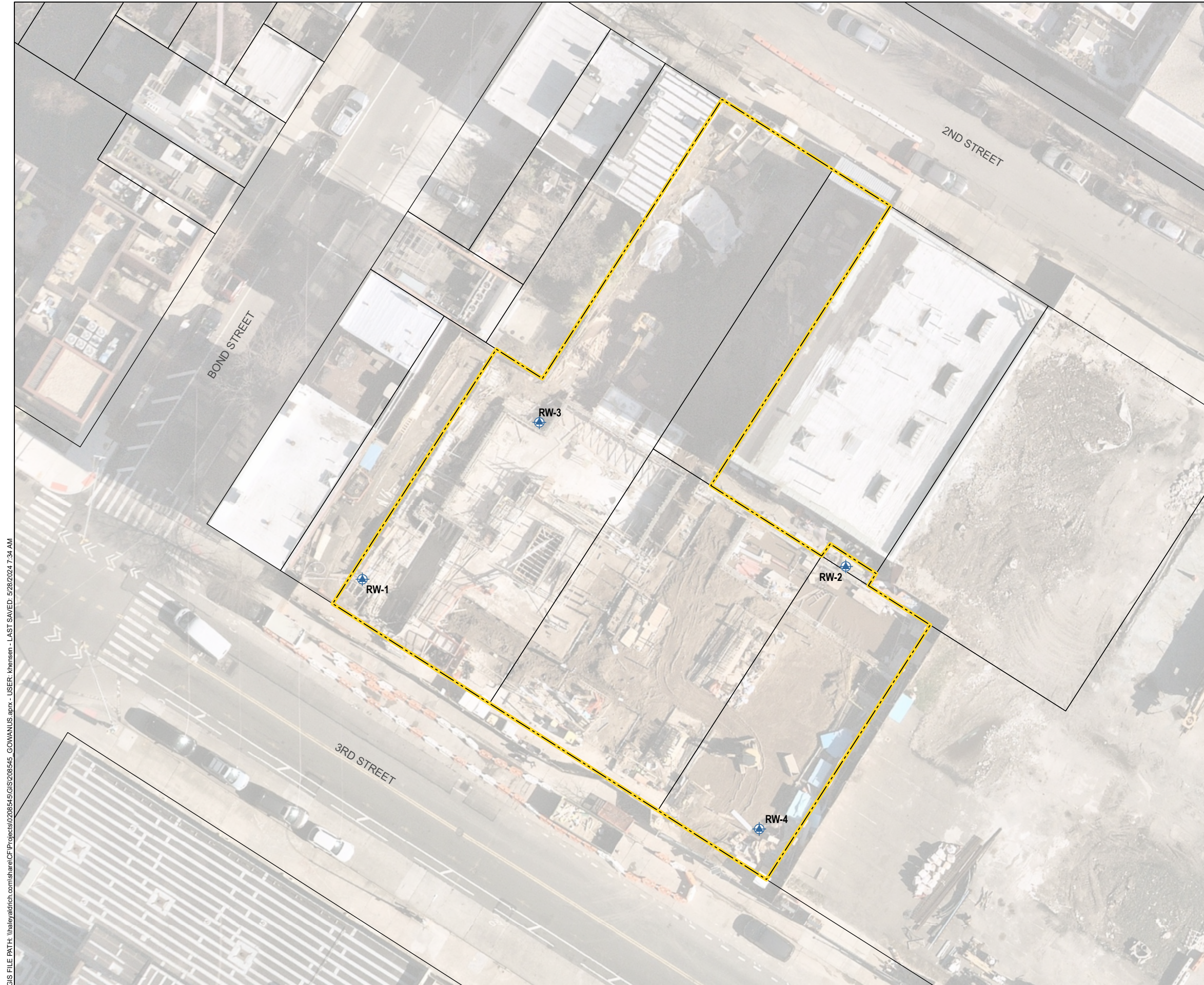
MAP SOURCE: ESRI
 SITE COORDINATES: 40°40'37"N, 73°59'29"W

**HALEY
 ALDRICH**
 125 3RD STREET
 BROOKLYN, NEW YORK




PROJECT LOCUS

APPROXIMATE SCALE: 1 IN = 2000 FT
 JUNE 2023

FIGURE 1

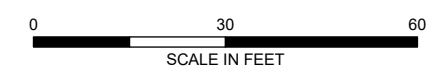


LEGEND

-  POST REMEDIATION GROUNDWATER MONITORING WELL
-  SITE BOUNDARY
-  PARCEL BOUNDARY

NOTES

1. ALL LOCATIONS AND DIMENSIONS ARE APPROXIMATE.
2. ASSESSOR PARCEL DATA SOURCE: NEW YORK STATE GIS CLEARINGHOUSE
3. AERIAL IMAGERY SOURCE: NEARMAP, 8 MARCH 2024



HALEY ALDRICH 125 3RD STREET
BROOKLYN, NEW YORK

**POST REMEDIATION GROUNDWATER
MONITORING WELL LOCATION MAP**

MAY 2024

FIGURE 7

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