

SOIL VAPOR EXTRACTION SYSTEM DESIGN REPORT
FORMER NEW CITY LINK AUTO REPAIR SITE
547 CONEY ISLAND AVENUE AND 50 HINCKLEY PLACE
BROOKLYN, NEW YORK
NYSDEC BCP SITE NO.: C224407

by
H & A of New York Engineering and Geology, LLP
New York, New York

for
New York State Department of Environmental Conservation
Albany, New York

File No. 0204391-001
August 2026



Certification

I, Suzanne M. Bell, certify that I am currently a New York State (NYS)-registered professional engineer and that this Soil Vapor Extraction System Design Report was prepared in accordance with all applicable statutes and regulations and in substantial conformance with the Division of Environmental Remediation Technical Guidance for Site Investigation and Remediation (DER-10) and that all activities were performed in full accordance with the DER-approved work plan and any DER-approved modifications.

I certify that all information and statements in this certification are true. I understand that a false statement made herein is punishable as a Class "A" misdemeanor, pursuant to Section 210.45 of the Penal Law.



NYS Professional Engineer No. 106301

August 14, 2026

Date

A handwritten signature in black ink, appearing to read "S. Bell", is written over a horizontal line.

Signature

It is a violation of Article 145 of New York State Education Law for any person to alter this document in any way without the express written verification of adoption by any New York State licensed engineer in accordance with Section 7209(2), Article 145, New York State Education Law.



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646.277.5685

August 14, 2026
File No. 0204391-001

New York State Department of Environmental Conservation
Division of Environmental Remediation
47-40 21st Street
Long Island City, New York, 11101

Attention: Yildiz Palumbo, NYSDEC Case Manager

Subject: Soil Vapor Extraction System Design Report
Former New City Link Auto Repair Site
547 Coney Island Avenue and 50 Hinckley Place
Brooklyn, New York
NYSDEC BCP Site No.: C224407

H & A of New York Engineering and Geology, LLP (Haley & Aldrich of New York) is pleased to provide, on behalf of 545 Coney Island LLC, this Soil Vapor Extraction (SVE) System Design Report (the "Report"), which is based on the results of the pilot test performed on May 22, 2026, at the Former New City Link Auto Repair Site located at 547 Coney Island Avenue and 50 Hinckley Place, Brooklyn, New York (the "Site"). The SVE system design is to prevent off-Site migration of soil vapor potentially impacted with petroleum-related volatile organic compounds (VOCs) and chlorinated VOCs (CVOCs).

Introduction

The owner of the Site, 545 Coney Island LLC, entered into a Brownfield Cleanup Agreement (BCA) with the New York State Department of Environmental Conservation (NYSDEC) in August 2024 to investigate and remediate the approximately 19,090-square-foot (sq-ft) Site located within the Prospect Park South neighborhood of Brooklyn, New York. A Site Location Map is provided as **Figure 1**. The Site was assigned NYSDEC Brownfield Cleanup Program (BCP) Site No. C224407. The Site will be remediated during redevelopment of the property for use as a mixed-use residential and commercial building. In accordance with zoning, affordable housing will be included with the proposed development.

This Report is provided as a follow-up to the Remedial Action Work Plan (RAWP) submitted by Haley & Aldrich of New York on February 20, 2026, on behalf of 545 Coney Island LLC, which was approved by the NYSDEC on February 27, 2026. The RAWP summarizes the nature and extent of contamination identified during previous investigations completed at the Site between 2021 and 2025. The Decision Document (DD) for the Site was issued by the NYSDEC in February 2026 and describes the approved remedy and its requirements. One element of the RAWP and DD involves installing an SVE system in the vadose zone to prevent off-Site migration of contaminated soil vapor. As required by the NYSDEC, a pilot test was conducted to confirm the required vacuum and air flow to achieve a radius of influence (ROI) of at least 15 feet (ft) and finalize the remedial design. Per the RAWP, this Report was prepared to

summarize the results of the pilot test and provide the final SVE system design and blower recommendations. Additionally, the results of the previous investigations that relate to the SVE system treatment area are discussed below.

Remedial Design Background

Previous investigations at the Site included the Phase II Investigation conducted in December 2021, the Remedial Investigation (RI) conducted between February and April 2024, and the Supplemental Remedial Investigation (SRI) conducted between December 2024 and January 2025. The January 2022 Phase II Investigation Report, the June 2025 Remedial Investigation Report (RIR), and the RAWP discuss the results from these investigations in detail. Soil vapor samples along the eastern property boundary (SS-2, SP-01, SP-12, and SP-13) and in the vicinity of the former dry cleaner (SS-3, SP-05, SP-06, SP-09, SP-10, and SP-11) had elevated concentrations of VOCs and CVOCs at depths between 1 and 17 ft below ground surface (bgs).

In soil vapor, total VOCs and CVOCs were detected at concentrations as high as 18,390 micrograms per cubic meter ($\mu\text{g}/\text{m}^3$) and 16,136 $\mu\text{g}/\text{m}^3$, respectively. More specifically, the CVOCs tetrachloroethene (PCE), trichloroethene (TCE), and cis-1,2-dichloroethene (cis-1,2-DCE) were detected at elevated concentrations as high as 15,100 $\mu\text{g}/\text{m}^3$, 405 $\mu\text{g}/\text{m}^3$, and 2,590 $\mu\text{g}/\text{m}^3$, respectively. VOC concentrations in soil were below the New York Codes, Rules, and Regulations (NYCRR) Part 375 Unrestricted Use Soil Cleanup Objectives (UUSCOs) and are not considered a source of soil vapor contamination. VOC concentrations in groundwater were above their Ambient Water Quality Standards (AWQS) and are considered the source of soil vapor contamination at the Site. The soil vapor sampling locations and data are provided on **Figure 2**.

Pilot Test

VAPOR EXTRACTION POINT AND MONITORING POINT INSTALLATION

From May 20 to May 22, 2026, Haley & Aldrich of New York mobilized to the Site with Coastal Environmental Solutions, Inc. (Coastal) to conduct a pilot test. The purpose of the pilot test was to determine the maximum ROI that can achieve an induced vacuum of 0.1 inches of water column (IWC) for the proposed SVE system. Two vapor extraction points (VEPs) and six monitoring points (MPs) were installed along the eastern property boundary to evaluate vacuum demands in the northeast and southeast portions of the Site. Each VEP had three associated MPs at varying distances (i.e., 5 ft, 10 ft, and 15 ft) from the VEP. Several attempts were made to install a third VEP in the former dry cleaner area (central portion of the Site). However, each attempt hit refusal above the proposed well screen interval of 20 to 30 ft bgs. VEP and MP locations are shown on **Figure 3**.

The MPs and VEPs were advanced to depths of 25.5 ft bgs and 30 ft bgs, respectively, using a track-mounted direct-push drill rig (Geoprobe® model 7822DT) operated by a licensed operator provided by Coastal. Soils in the VEP locations were logged continuously by field personnel using the Modified Burmeister Soil Classification System. No staining, odors, or significant photoionization detector (PID) readings were observed. Soil boring logs are provided as **Attachment A**.

Each VEP was installed to approximately 30 ft bgs and constructed of 2-inch schedule 40 polyvinyl chloride (PVC) pipe and equipped with a 0.010-inch slot screen from approximately 20 to 30 ft bgs. Each MP was constructed of 1-inch schedule 40 PVC pipe, equipped with a 0.010-inch slot screen from 24.5 to 25.5 ft bgs, and finished with a 1-inch barb insert plug with a ¼-inch tubing connection and ball valve. The VEPs and MPs were finished with No. 2 sand and a bentonite plug. VEP and MP construction logs are provided in **Attachment B**. Daily reports associated with the pilot test activities are provided in **Attachment F**.

DATA COLLECTION

The pilot test was conducted with a 1.5-horsepower EG&G Rotron blower equipped with a dilution air valve and consisted of a series of step tests performed at each VEP. Each step test involved extracting soil vapor from the VEP at a pre-determined flow rate to evaluate air flow at the air dilution influent, and vacuum readings at the VEP, air dilution influent, and associated MPs. The effluent air stream was also monitored with a PID. To verify each step test, readings were recorded every five minutes until airflow and vacuum stabilized. Between each vacuum reading, the MPs were sealed with a ball valve to prevent atmospheric influence. Specifications for the pilot test blower are provided in **Attachment C**. Pilot test data are presented in **Table I**.

DATA ANALYSIS

Radius of Influence

To determine the ROI that can achieve 0.1 IWC vacuum, Haley & Aldrich of New York compared data collected from SVE-1_Pilot and SVE-2_Pilot and used the more conservative data set. As shown in **Figure 4**, under low air flow conditions, the vacuum demand differential between SVE-1_Pilot and SVE-2_Pilot is less than 1 IWC. However, under the maximum flow conditions achieved during the pilot test, the vacuum demand at SVE-2_Pilot is approximately 5 IWC more than SVE-1_Pilot. Therefore, data collected from SVE-2_Pilot were used to represent subsurface Site conditions.

Figure 5 shows the relationship between the distance away from SVE-2_Pilot and measured vacuum during each step test. Each data set's trendline can be used to predict the ROI for 0.1 IWC as indicated by the R-squared values. The trendline equations were used to calculate the ROI to achieve 0.1 IWC under each flow condition and are presented in **Table II**. The data indicates that the induced vacuums during the pilot test did not achieve 0.1 IWC at least 20 ft away from the VEP. To determine the required induced vacuum to achieve 0.1 IWC at least 20 ft from the VEP, the data from **Table II** were plotted to understand the relationship between the induced vacuum at the VEP and the distance required to achieve 0.1 IWC (**Figure 6**). The trendline equation was used to calculate that approximately 14.5 IWC are required at the wellhead. An additional 10 percent error was included to account for the uncertainty indicated by the R-squared value. An induced vacuum of at least 16 IWC at the wellhead is required to achieve a 20 ft ROI.

Required Flow Rates

Considering that the proposed SVE system is intended to remove VOCs from the subsurface and prevent off-Site migration of soil vapor, Haley & Aldrich of New York recommends operating the system at three

pore volume exchanges per day. The required flow rate to achieve at least three pore volume exchanges per day, with an assumed porosity of 0.3 and an assumed 15-ft treatment thickness per well screen, is 12 cubic feet per minute (cfm) per well. Using three pore volumes removed per day and a flow of 12 cfm per well, the total system flow for the 11 VEPs is 132 cfm.

Calculations are provided in **Attachment D**.

Required Vacuum

Based on the calculations above, each SVE well will require at least 16 IWC vacuum to achieve the desired ROI. Additional vacuum demands include the 2-inch and 4-inch piping, including minor losses, vacuum filter, and two granular activated carbon (GAC) drums. The vacuum demand is approximately 31 IWC.

Calculations are provided in **Attachment D**.

RECOMMENDATION

Based on the findings above, a blower capable of 132 cfm at a vacuum of 31 IWC is required to achieve an ROI of 20 ft and three pore volume exchanges per day. The blower will have its own dedicated power supply and will require at least 230 volts or 460 volts for a three-phase unit. This will be installed by a licensed electrician.

Remediation Design

The proposed SVE system will be installed as an engineering control during RAWP implementation to remove VOCs from the subsurface and prevent off-Site migration of contaminated soil vapor. Since VOC-impacted groundwater is considered the source of soil vapor contamination at the Site, the SVE system will be installed to treat a 10-ft vertical zone (20 to 30 ft bgs) above the groundwater table (encountered at approximately 35 ft bgs). As the depth interval is less than 15 ft, treatment can be achieved in a single well screen; nested VEPs are not necessary.

Based on the pilot test data, the proposed SVE system can achieve a 20-ft ROI and will require 11 VEPs to cover the former dry cleaner area and eastern property boundary. An SVE system design set is provided as **Attachment E**. The construction of VEPs, MPs, and other major SVE system components is described below.

VAPOR EXTRACTION POINT DESIGN

VEPs will be installed from beneath the sealed interval installed below the cellar slab to a maximum of approximately 30 ft bgs. This vertical treatment zone will not exceed 15 ft and will be treated with a single VEP screen. The VEPs will be 2-inch-diameter Schedule 40 PVC and have 0.010-inch slotted screens. When the construction of the cellar is completed, each VEP well pipe will enter the floor area through sealed penetrations in the concrete floor. The 2-inch-diameter pipes will each have a dedicated sample port and valve to monitor individual VEPs separately. Additionally, MPs will be installed at a

depth of approximately 24 to 26 ft bgs, or the center of the screened interval in the treatment zone, and consist of 12-inch stainless-steel screens equipped with a barb fitting that is connected to the surface with Teflon™ tubing.

SVE EQUIPMENT AND MAJOR SYSTEM COMPONENTS

Each VEP will be connected to underground 2-inch Schedule 40 PVC pipe using below-grade PVC fittings. The piping will be installed in trenches and routed below grade to the aboveground SVE area in the utility room, located in the cellar of the new building, where it will penetrate the foundation wall or concrete slab into the utility room. One dedicated pipe equipped with a ball valve will be installed for each VEP. The subsurface SVE piping will be installed with a minimum 1 percent slope down towards the individual SVE wells, which will allow any entrapped water or condensate to drain out of the system. The pipe layout is included in the design drawings provided in **Attachment E**.

Each VEP will then be connected to a 4-inch header pipe that will direct air flow to a blower and vapor treatment system. In addition to the blower, the system will include the following equipment and instrumentation:

- an 11-well SVE piping manifold network, with each leg equipped with a sample port and a ball valve to balance vacuum and flow between wells;
- a 4-inch-diameter Schedule 40 PVC riser pipe equipped with a sample port, vacuum gauge, ball valve, and port for airflow readings;
- a dilution line equipped with a sample port, ball valve, and port for airflow readings;
- a vacuum alarm;
- a particulate filter;
- two 200-pound GAC vessels in series equipped with an organic vapor saturation indicator (further described below);
- an SVE blower outlet pressure gauge, temperature gauge, and sample port;
- pressure gauges and sample ports between and after the GAC vessels; and
- a control panel for the blower.

A process and instrumentation diagram for the proposed SVE system is provided in **Attachment E**.

EXTRACTED VAPOR TREATMENT

Off-gas from the SVE blower will be treated with two GAC drums in series. The GAC vessels will be operated in a lead/lag configuration. Carbon in the lead vessel will be changed out when sampling indicates breakthrough or saturation of the lead GAC vessel (e.g., outlet PID reading within 10 percent of inlet reading or visual evidence of breakthrough via saturation indicator). When the primary vessel is spent, the GAC will be replaced, and the secondary vessel will be plumbed to the primary treatment location. GAC will either be regenerated or disposed of off Site by the GAC vendor. Periodic samples may be collected from the GAC vessels to ensure proper classification and disposal. Additional details on the

carbon changeout process and any sampling will be included in the Site Management Plan (SMP) and the SVE system Operations and Maintenance (O&M) Manual.

An air-water separator to separate condensate from the vapor stream is not anticipated, as the blower will be located on the roof, so any condensate will fall out of the air stream in the 4-inch vertical riser.

SVE RISER PIPING

The treated soil vapor will be routed through an exhaust stack attached to the second GAC vessel in series through a 4-inch-diameter cast iron riser piping, which will be installed from the GAC exhaust port to a designated location on the roof of the building. The exhaust point of the SVE system shall be at least 12 inches above the highest roof surface and at least 10 ft away from any adjacent building or heating, ventilation, and air conditioning (HVAC) intakes. The exhaust stack will be equipped with a rain cap to prevent moisture from entering the GAC vessels.

System Startup

Documentation of the pilot test and SVE system installation will be included in the Final Engineering Report (FER), and an SVE O&M Plan will be prepared, which will be included in the SMP. However, if major design modifications are required, the NYSDEC and New York State Department of Health (NYSDOH) will be notified and provided with updated design details.

The SVE O&M Plan will include as-built drawings and manufacturer's documentation for the system components and other information provided by the selected vendors. The SVE O&M Plan will also include schedules and procedures for routine equipment maintenance and system monitoring.

Required Permits

Haley & Aldrich of New York will coordinate with the ownership and construction team for any necessary permits for the SVE system installation. An electrical permit may be required from the NYC Department of Buildings for the power connection to the SVE system. Other than NYSDEC and NYSDOH approval, no other permits or approvals are anticipated to be required to conduct the proposed activities described in this technical memorandum.

Schedule

As shown in **Attachment E**, specifications and drawings for the proposed SVE system have been incorporated into the construction documents for the proposed new building at the Site. It is anticipated that the SVE system installation will occur concurrently with the new building construction and will begin in the third quarter of 2026 and be operational by the end of 2026.

The actual schedule may vary based on contractor availability, as well as Site constraints, agency approvals, and overall building construction schedule. The NYSDEC and NYSDOH will be notified of any significant changes to the SVE system installation schedule.

August 14, 2026

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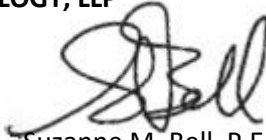
Please contact the undersigned if you have any questions.

Sincerely yours,

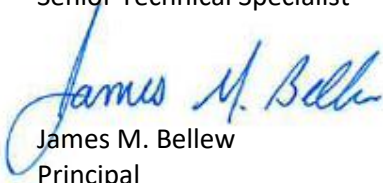
H & A OF NEW YORK ENGINEERING AND GEOLOGY, LLP



Matthew D. Forshay, P.E.
Senior Technical Specialist



Suzanne M. Bell, P.E.
Senior Associate



James M. Bellew
Principal

Enclosures:

- Table I – Pilot Test Readings
- Table II – Radius of Influence to Achieve 0.1 IWC
- Figure 1 – Project Locus
- Figure 2 – Soil Vapor Results Summary Map
- Figure 3 – SVE Pilot Locations
- Figure 4 – VEP Vacuum Demand
- Figure 5 – Radius of Influence at SVE-2_Pilot
- Figure 6 – SVE Induced Vacuum vs Required Distance for 0.1 IWC
- Attachment A – Soil Boring Logs
- Attachment B – Well Construction Logs
- Attachment C – Pilot Test Blower Specifications
- Attachment D – Pilot Test Calculations
- Attachment E – SVE System 100% Design Set
- Attachment F – Daily Field Reports

C: 545 Coney Island LLC; c/o Zelig Weiss

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TABLES

TABLE I
PILOT TEST READINGS
547 CONEY ISLAND REDEVELOPMENT SITE
BROOKLYN, NEW YORK

Location	SVE Well Flow Conditions (cfm)	Time	SVE Well Velocity (ft/min)	SVE Well Flow (cfm)	Dilution Air Velocity (ft/min)	Dilution Air Flow (cfm)	SVE Well Vacuum (in H2O)	Dilution Air Vacuum (in H2O)	MP-1_5 Vacuum (in H2O)	MP-1_10 Vacuum (in H2O)	MP-1_15 Vacuum (in H2O)	SVE Effluent PID Readings (ppm)
SVE-1_Pilot	10	5 minutes	460	10.04	6,868	149.84	1.128	2.718	0.092	0.064	0.017	0.0
		10 minutes	456	9.95	6,610	144.21	1.100	2.722	0.079	0.057	0.022	0.0
		15 minutes	460	10.04	6,626	144.56	1.127	2.723	0.083	0.066	0.019	0.0
	22	5 minutes	988	21.55	5,263	114.82	2.697	1.976	0.176	0.111	0.055	0.0
		10 minutes	1,049	22.89	5,300	115.63	2.698	1.963	0.153	0.107	0.045	0.0
		15 minutes	1,024	22.34	5,225	113.99	2.693	1.932	0.152	0.110	0.044	0.0
	30	5 minutes	1,360	29.67	4,120	89.88	4.233	1.220	0.238	0.160	0.074	0.0
		10 minutes	1,346	29.37	4,180	91.19	4.267	1.201	0.267	0.160	0.076	0.0
		15 minutes	1,358	29.63	3,926	85.65	4.265	1.218	0.259	0.158	0.080	0.0
	51	5 minutes	1,693	36.94	1,186	25.87	5.324	0.107	0.322	0.179	0.084	0.0
		10 minutes	2,336	50.96	1,255	27.38	8.447	0.097	0.417	0.253	0.123	0.0
		15 minutes	2,311	50.42	1,085	23.67	8.575	0.105	0.420	0.276	0.127	0.0
		20 minutes	2,396	52.27	1,236	26.97	8.555	0.103	0.395	0.250	0.122	0.0
SVE-2_Pilot	5	5 minutes	233	5.08	7,166	156.34	0.900	3.972	0.052	0.029	0.016	0.0
		10 minutes	215	4.69	7,080	154.46	0.890	4.075	0.043	0.033	0.023	0.0
		15 minutes	219	4.78	7,322	159.74	0.882	4.082	0.044	0.027	0.000	0.0
	12	5 minutes	511	11.15	6,143	134.02	2.023	2.921	0.105	0.075	0.042	0.0
		10 minutes	535	11.67	6,150	134.17	1.992	2.845	0.122	0.056	0.021	0.0
		15 minutes	536	11.69	6,180	134.83	1.958	2.905	0.101	0.062	0.042	0.0
	17	5 minutes	760	16.58	6,179	134.80	3.175	2.667	0.175	0.108	0.050	0.0
		10 minutes	740	16.14	6,181	134.85	3.177	2.661	0.137	0.086	0.043	0.0
		15 minutes	802	17.50	5,900	128.72	3.142	2.661	0.148	0.097	0.045	0.0
		20 minutes	777	16.95	6,060	132.21	3.145	2.689	0.138	0.092	0.050	0.0
	49	5 minutes	2,180	47.56	3,380	73.74	12.43	1.025	0.415	0.273	0.114	0.0
		10 minutes	2,250	49.09	3,776	82.38	12.461	1.022	0.417	0.281	0.128	0.0
		15 minutes	2,264	49.39	3,475	75.81	12.543	0.990	0.420	0.270	0.120	0.0

Notes:
cfm - cubic feet per min
in H2O - inches of water column
ppm - parts per million
ft/min - feet per minute
SVE - soil vapor extraction
MP - monitoring point

TABLE II
RADIUS OF INFLUENCE TO ACHIEVE 0.1 IWC
 547 CONEY ISLAND REDEVELOPMENT SITE
 BROOKLYN, NEW YORK

Location	VEP Induced Vacuum (IWC)	Distance vs Measured Vacuum Equation	ROI to achieve 0.1 IWC (ft)
SVE-2_Pilot	0.822	$y = -0.0044x + 0.0677$	-7.3
	1.958	$y = -0.0059x + 0.1273$	4.6
	3.145	$y = -0.0088x + 0.1813$	9.2
	12.543	$y = -0.03x + 0.57$	15.7

Notes:

VEP - vapor extraction point

IWC - inches of water column

ROI - radius of influence

ft - feet

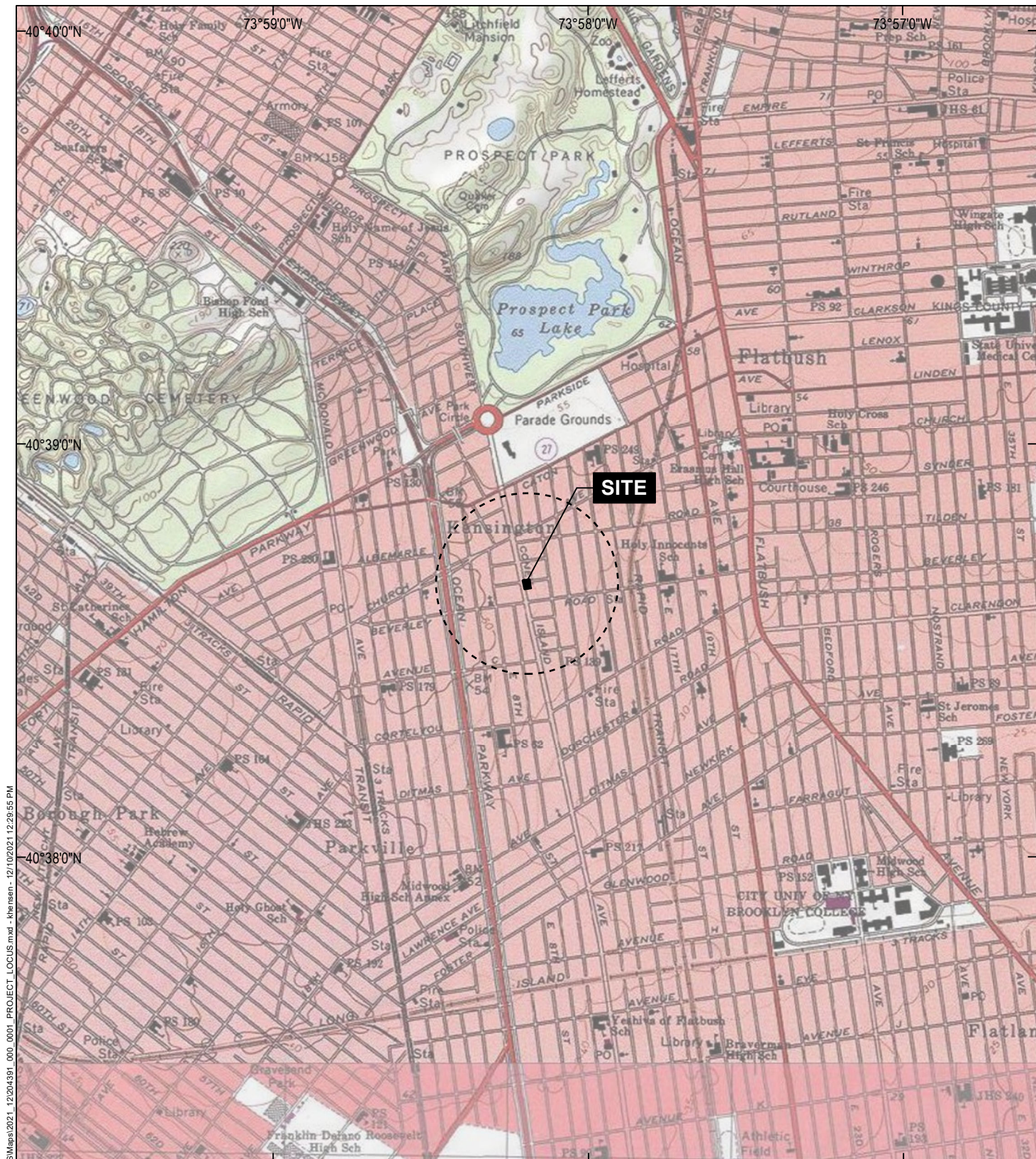
Refer to Figure 4 for Distance vs Measured Vacuum Equations

ROI to achieve 0.1 IWC was calculated by the corresponding equation where $y = 0.1$ IWC and

$x = \text{Max ROI (ft)}$

The negative ROI value for the VEP Induced Vacuum of 0.822 IWC is due to all monitoring point data achieving less than 0.1 IWC. Therefore, the trendline equation cannot accurately represent data within 0 to 5 ft from the VEP

FIGURES



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1/2-mile radius



MAP SOURCE: USGS
SITE COORDINATES: 40°38'39"N, 73°58'10"W

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ALDRICH**

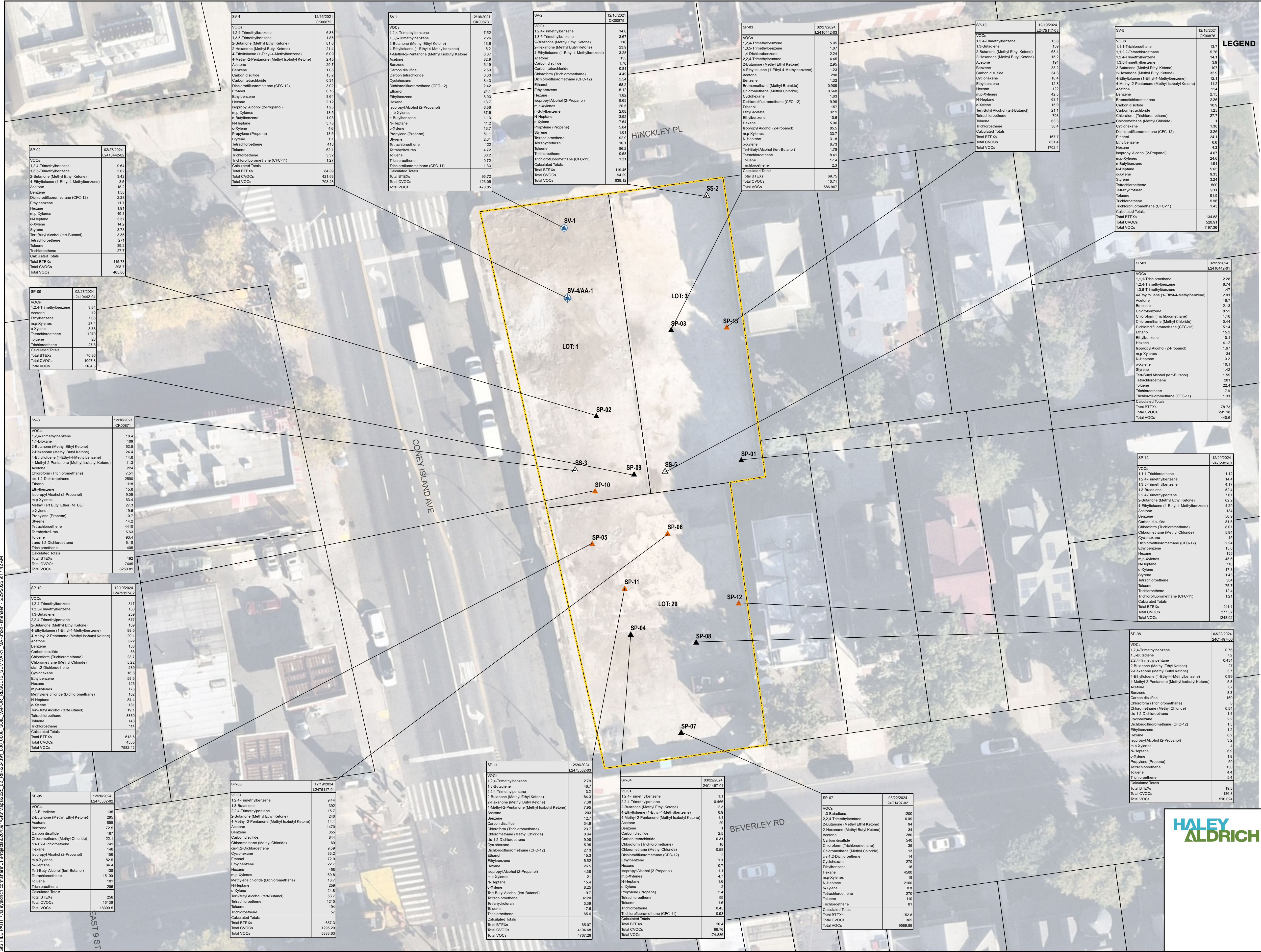
547 CONEY ISLAND AVENUE AND 50 HINKLEY PLACE
BROOKLYN, NEW YORK

PROJECT LOCUS

APPROXIMATE SCALE: 1 IN = 2000 FT
JULY 2025

FIGURE 1

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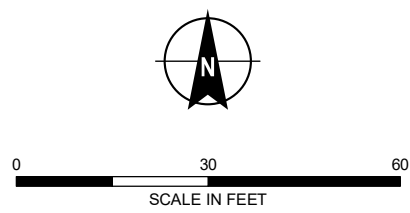


LEGEND

- BLOCK 5114 SITE BOUNDARY
- PARCEL BOUNDARY
- SVE PILOT LOCATION
- MONITORING POINT
- AREA INACCESSIBLE DUE TO CONSTRUCTION AND DEMOLITION DEBRIS

NOTES

1. ALL LOCATIONS AND DIMENSIONS ARE APPROXIMATE.
2. ASSESSOR PARCEL DATA SOURCE: KINGS COUNTY
3. AERIAL IMAGERY SOURCE: NEARMAP, 11 OCTOBER 2024
4. DEFINITIONS:
FT BGS = FEET BELOW GROUND SURFACE
SVE = SOIL VAPOR EXTRACTION
5. CONCEPTUAL SVE WELL CONSTRUCTION:
EACH SVE WELL WAS SCREENED FROM 20 TO 30 FT BGS
EACH MONITORING POINT WAS SCREENED FROM 24.5 TO 25.5 FT BGS



HALEY ALDRICH 547 CONEY ISLAND AVENUE AND 50 HINCKLEY PLACE
BROOKLYN, NEW YORK

SVE PILOT LOCATIONS

Figure 4: VEP Vacuum Demand

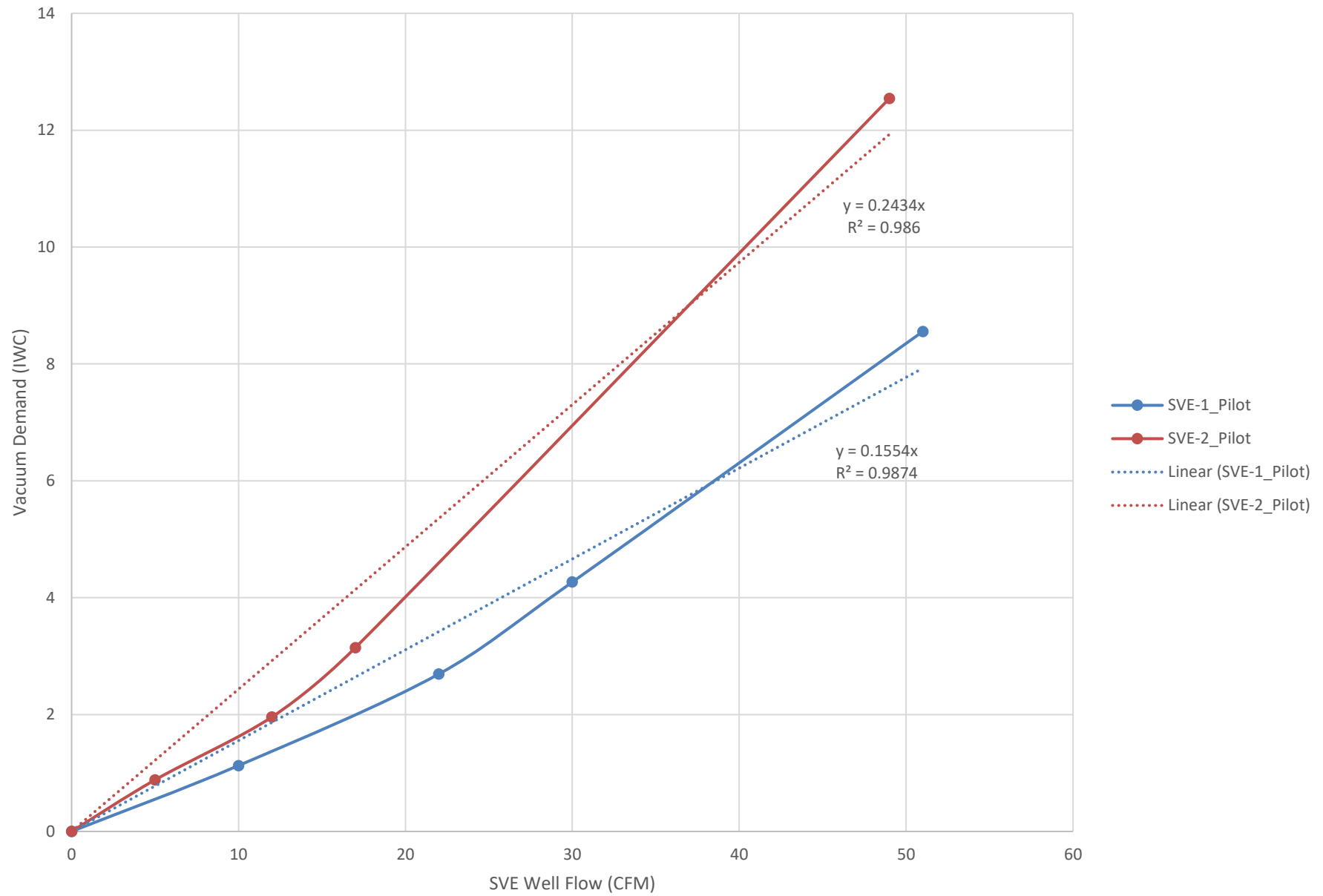


Figure 5: Radius of Influence at SVE-2_Pilot

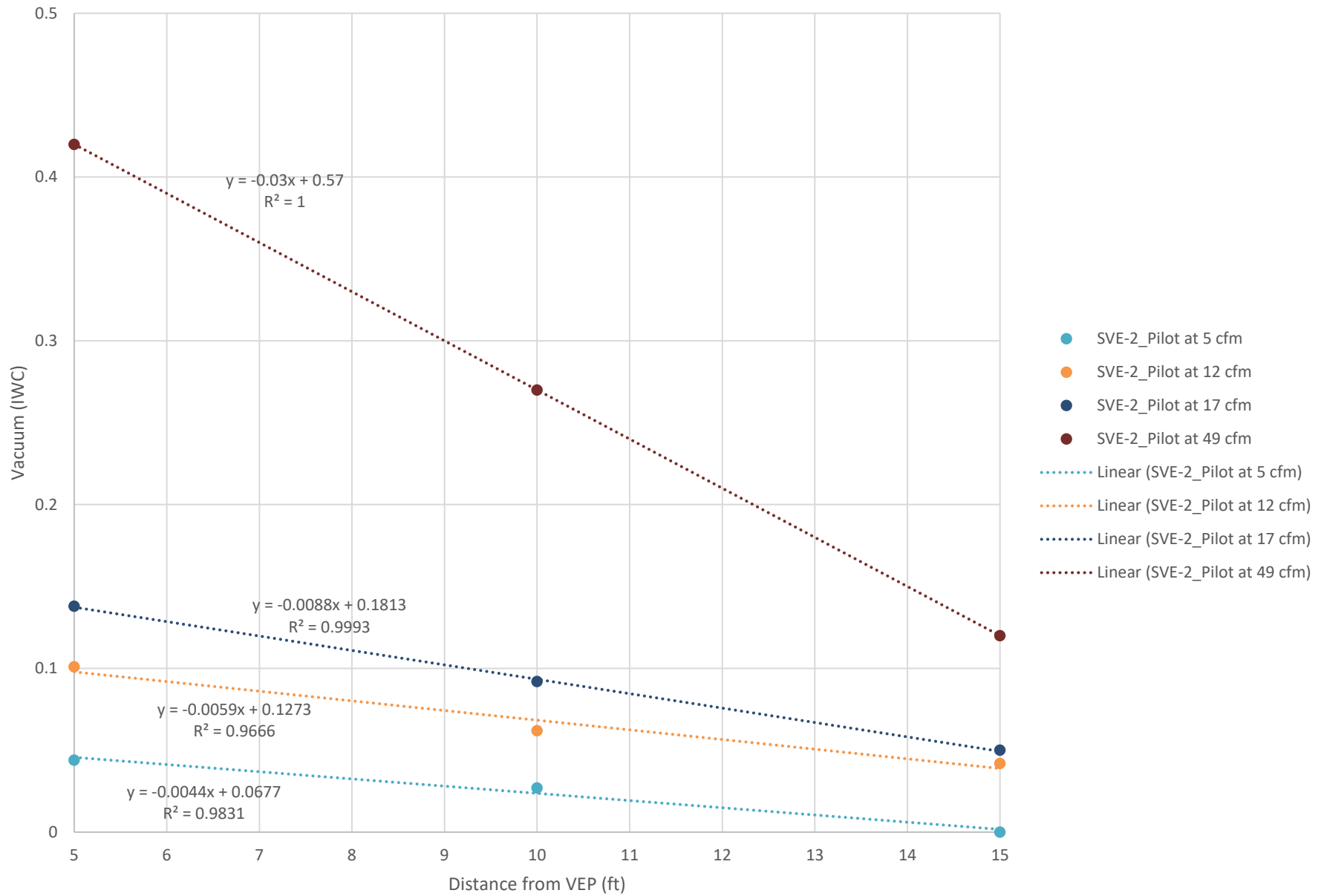
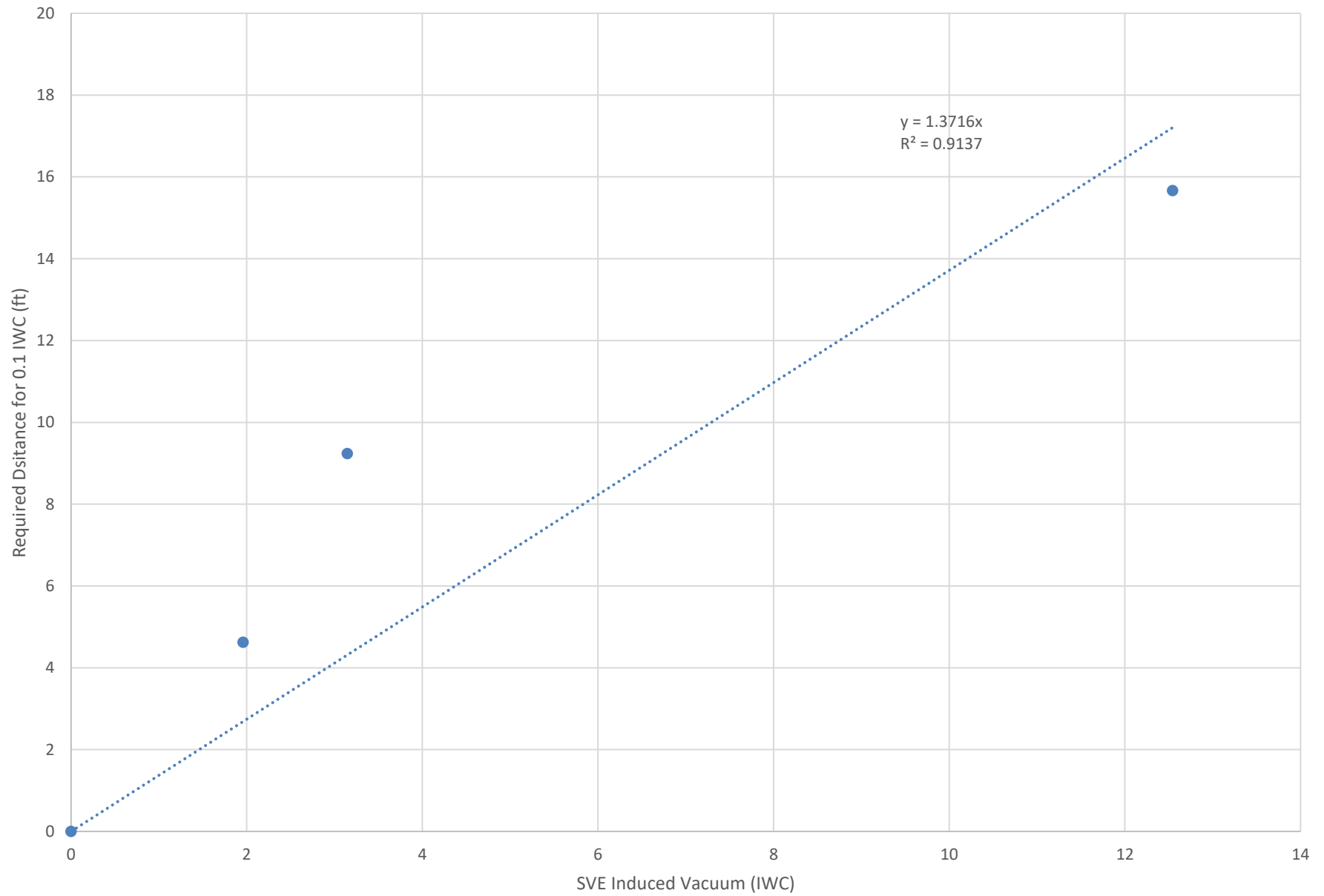


Figure 6: SVE Induced Vacuum vs Required Distance for 0.1 IWC



ATTACHMENT A
Soil Boring Logs

HALEY ALDRICH SOIL BORING LOG										BORING NO. SVE-1_Pilot																																																																																																																																																																																																																																																																		
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*NOTE: Maximum Particle Size is determined by direct observation within the limitations of sampler size.																																																																																																																																																																																																																																																																												
NOTE: Soil descriptions based on a modified Burmister method of visual-manual identification as practiced by Haley & Aldrich, Inc.																																																																																																																																																																																																																																																																												

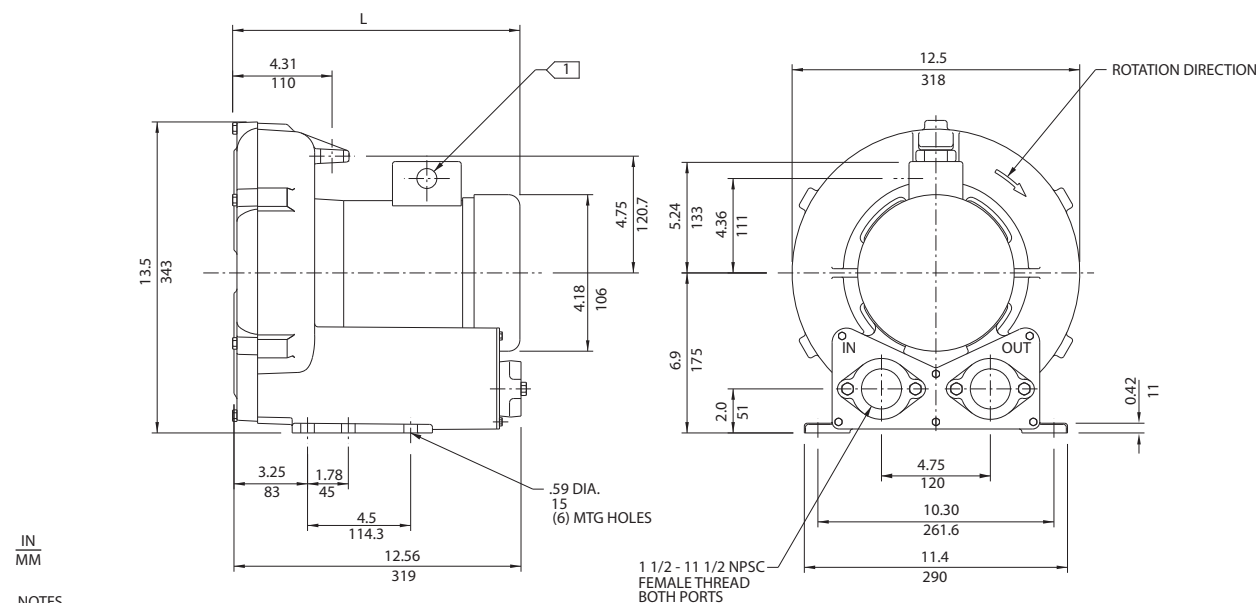
HALEY ALDRICH SOIL BORING LOG										BORING NO. SVE-2_Pilot																																																																																																																																																																																																																																																																		
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Recovery (in/tot)	PID (ppm)	Odor	Moisture	Description Depth (ft)	Visual-Manual Identification & Description (Color, primary component NAME, secondary component, optional descriptions [SYMBOL])	Remarks (Sample Information, Depth of Casing, Other Tests, Fill Interval, etc.)	0		0			0-0.5'	Medium brown silty SAND		1		0			0.5-1'	Concrete Slab		2		0			1-5'	Medium brown silty SAND, some fine sand (FILL)		3	19/60	0	No	Dry				4		0						5		0						6		0			5-7.5'	Medium brown silty SAND, some fine angular gravel (FILL)	End of Fill at 7.5'	7	57/60	0	No	Dry	7.5-10'	Medium brown to reddish brown fine to medium coarse grained SAND, some fine gravel, trace silty sand		8		0						9		0						10		0						11		0			10-14'	Medium brown to reddish brown fine to medium coarse grained SAND, some fine gravel, trace silty sand		12		0						13	37/60	0	No	Dry				14		0			14-15'	Medium brown fine SAND, some silty sand		15		0			15-18'	Medium brown fine to medium coarse grained SAND, some fine gravel, trace silty sand		16		0						17		0						18	51/60	0			18-19'	Coarse Gravel		19		0			19-20'	Reddish brown fine to medium coarse grained SAND, some fine gravel		20		0			20-25'	Reddish brown fine to medium coarse grained SAND, some fine angular gravel, trace silty sand		21		0.6						22		0						23	46/60	0	No	Dry				24		0						25		0			25-30'	Medium Brown fine to medium coarse grained SAND, some silty sand, trace fine gravel		26		0						27		0						28	51/60	0	No	Moist				29		0						30						End of Boring Exploration	
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6		0			5-7.5'	Medium brown silty SAND, some fine angular gravel (FILL)	End of Fill at 7.5'																																																																																																																																																																																																																																																																					
7	57/60	0	No	Dry	7.5-10'	Medium brown to reddish brown fine to medium coarse grained SAND, some fine gravel, trace silty sand																																																																																																																																																																																																																																																																						
8		0																																																																																																																																																																																																																																																																										
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11		0			10-14'	Medium brown to reddish brown fine to medium coarse grained SAND, some fine gravel, trace silty sand																																																																																																																																																																																																																																																																						
12		0																																																																																																																																																																																																																																																																										
13	37/60	0	No	Dry																																																																																																																																																																																																																																																																								
14		0			14-15'	Medium brown fine SAND, some silty sand																																																																																																																																																																																																																																																																						
15		0			15-18'	Medium brown fine to medium coarse grained SAND, some fine gravel, trace silty sand																																																																																																																																																																																																																																																																						
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18	51/60	0			18-19'	Coarse Gravel																																																																																																																																																																																																																																																																						
19		0			19-20'	Reddish brown fine to medium coarse grained SAND, some fine gravel																																																																																																																																																																																																																																																																						
20		0			20-25'	Reddish brown fine to medium coarse grained SAND, some fine angular gravel, trace silty sand																																																																																																																																																																																																																																																																						
21		0.6																																																																																																																																																																																																																																																																										
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25		0			25-30'	Medium Brown fine to medium coarse grained SAND, some silty sand, trace fine gravel																																																																																																																																																																																																																																																																						
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Water Level Data						Well Construction Information			Summary																																																																																																																																																																																																																																																																			
Date	Time	Elapsed Time (hr.)	Depth in feet to:			Type	Depth	Notes	Overburden (Linear ft.)																																																																																																																																																																																																																																																																			
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*NOTE: Maximum Particle Size is determined by direct observation within the limitations of sampler size.																																																																																																																																																																																																																																																																												
NOTE: Soil descriptions based on a modified Burmister method of visual-manual identification as practiced by Haley & Aldrich, Inc.																																																																																																																																																																																																																																																																												

ATTACHMENT B
Well Construction Logs

	TEMPORARY WELL INSTALLATION REPORT		Well No. MP-1_10	
			Boring No.	
PROJECT	547 Coney Island Development Site		H&A FILE NO.	0204391
LOCATION	547 Coney Island Ave, Brooklyn, NY		PROJECT MGR.	Z. Simmel
CLIENT	545 Coney Island LLC		FIELD REP.	Z. Richards
CONTRACTOR	Coastal Environmental Solutions, Inc.		DATE INSTALLED	5/20/2026
DRILLER	Mike		WATER LEVEL	
Ground El. _____ ft		Location	See Map	
El. Datum _____		Drilling Equipment		Geoprobe 7882 DT
SOIL/ROCK CONDITIONS	BOREHOLE BACKFILL	Barb equipped with ball valve Height/Depth of top of riser pipe above ground surface 3 ft Diameter of Borehole 1 in Type of Seals Bentonite Sand Top of Seal (ft) 0 2 Thickness (ft) 2 23.5 Type of riser pipe: Sch 40. PVC Inside diameter of riser pipe 1 in Type of backfill around riser Sand Depth to top of well screen 24.5 ft Type of screen Machine Slotted PVC Screen gauge or size of openings .010 in Diameter of screen 1 in Type of backfill around screen Sand Depth of bottom of well screen 25.5 ft Depth of bottom of borehole 25.5 ft		
(Bottom of Exploration) (Numbers refer to depth from ground surface in feet)		(Not to Scale)		
		27.5 ft Riser Pay Length (L1) + 1 ft Length of Screen (L2) = 28.5 ft Pay length		
COMMENTS: Monitoring Point finished with a 1-inch barb insert plug with a 1/4" tubing connection				

ATTACHMENT C
Pilot Test Blower Specifications

1.5 HP Regenerative Blower



NOTES

- 1 > TERMINAL BOX CONNECTOR HOLE .88 (22) DIA.
- 2 DRAWING NOT TO SCALE, CONTACT FACTORY FOR SCALE CAD DRAWING.
- 3 CONTACT FACTORY FOR BLOWER MODEL LENGTHS NOT SHOWN.

MODEL	L (IN/MM)
DR454R58M	14.47/367
DR454R72M	13.31/338

		Part/ Model Number			
		DR454R58M	DR454R72M	DR454R86M	CP454EZ72MLR
Specification	Units	080481	080480	080482	080491
Motor Enclosure - Shaft Mtl.	-	TEFC - CS	TEFC - CS	TEFC - CS	Chem TEFC -SS
Horsepower	-	1.5	1.5	1.5	1.5
Voltage	AC	115/230	230/460	575	230/460
Phase - Frequency	-	Single - 50/60 Hz	Three - 50/60 Hz	Three - 50/60 Hz	Three - 50/60 Hz
Insulation Class	-	F	F	F	F
NEMA Rated Motor Amps	Amps (A)	15.6/7.8	4.6/2.3	1.8	4.6/2.3
Service Factor	-	1.15	1.15	1.15	1.15
Max. Blower Amps	Amps (A)	18/9	5.2/2.6	2.1	5.2/2.6
Locked Rotor Amps	Amps (A)	84/42	32/16	12.8	32/16
NEMA Starter Size	-	1/0	00/00	00	00/00
Shipping Weight	Lbs	73	60	60	60
	Kg	33.1	27.2	27.2	27.2

Voltage - ROTRON motors are designed to handle a broad range of world voltages and power supply variations. Our dual voltage 1 phase motors are factory tested and certified to operate on both: **104-115/208-230 VAC-1 ph-60 Hz** and **100-110/200-220 VAC-1 ph-50 Hz**. All voltages above can handle a $\pm 10\%$ voltage fluctuation. Special wound motors can be ordered for voltages outside our certified range.

Operating Temperatures - Maximum operating temperature: Motor winding temperature (winding rise plus ambient) should not exceed 140°C for Class F rated motors or 120°C for Class B rated motors. Blower outlet air temperature should not exceed 140°C (air temperature rise plus inlet temperature). Performance curve maximum pressure and suction points are based on a 40°C inlet and ambient temperature. Consult factory for inlet or ambient temperatures above 40°C .

Maximum Blower Amps - Corresponds to the performance point at which the motor or blower temperature rise with a 40°C inlet and/or ambient temperature reaches the maximum operating temperature.

This document is for informational purposes only and should not be considered as a binding description of the products or their performance in all applications. The performance data on this page depicts typical performance under controlled laboratory conditions. AMETEK is not responsible for blowers driven beyond factory specified speed, temperature, pressure, flow or without proper alignment. Actual performance will vary depending on the operating environment and application. AMETEK products are not designed for and should not be used in medical life support applications. AMETEK reserves the right to revise its products without notification. The above characteristics represent standard products. For product designed to meet specific applications, contact AMETEK Technical & Industrial Products Sales department.

1.5 HP Regenerative Blower

FEATURES

- Manufactured in the USA - ISO 9001 and NAFTA compliant
- CE compliant - Declaration of Conformity on file
- Maximum flow: 120 SCFM
- Maximum pressure: 65 IWG
- Maximum vacuum: 60 IWG
- Standard motor: 1.5 HP, TEFC
- Cast aluminum blower housing, impeller & cover; cast iron flanges (threaded)
- UL & CSA approved motor with permanently sealed ball bearings
- Inlet & outlet internal muffling
- Quiet operation within OSHA standards

MOTOR OPTIONS

- International voltage & frequency (Hz)
- Chemical duty, high efficiency, inverter duty or industry-specific designs
- Various horsepower for application-specific needs

BLOWER OPTIONS

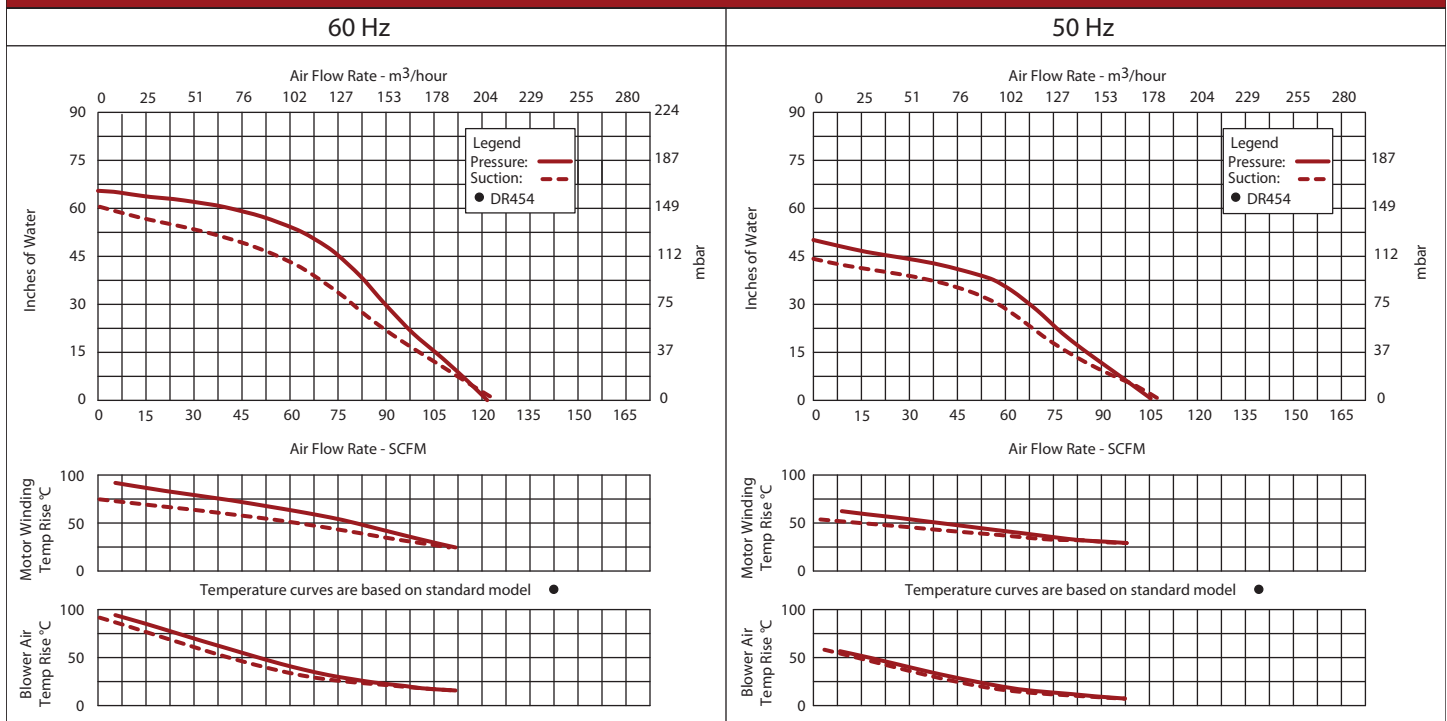
- Corrosion resistant surface treatments & sealing options
- Remote drive (motorless) models
- Slip-on or face flanges for application-specific needs

ACCESSORIES

- Flowmeters reading in SCFM
- Filters & moisture separators
- Pressure gauges, vacuum gauges, & relief valves
- Switches - air flow, pressure, vacuum, or temperature
- External mufflers for additional silencing
- Air knives (used on blow-off applications)
- Variable frequency drive package



Blower Performance at Standard Conditions



This document is for informational purposes only and should not be considered as a binding description of the products or their performance in all applications. The performance data on this page depicts typical performance under controlled laboratory conditions. AMETEK is not responsible for blowers driven beyond factory specified speed, temperature, pressure, flow or without proper alignment. Actual performance will vary depending on the operating environment and application. AMETEK products are not designed for and should not be used in medical life support applications. AMETEK reserves the right to revise its products without notification. The above characteristics represent standard products. For product designed to meet specific applications, contact AMETEK Technical & Industrial Products Sales department.

ATTACHMENT D
Pilot Test Calculations

ASSUMPTIONS

ROI =	20	ft	
Volume Removed =	0.13	pore exchanges/hr	or 3 pore exchanges/day
Porosity =	0.3		
Treatment Thickness Per Well =	15	ft for a 10 ft screen	
Total SVE Wells =	11		

BLOWER CALCULATIONS

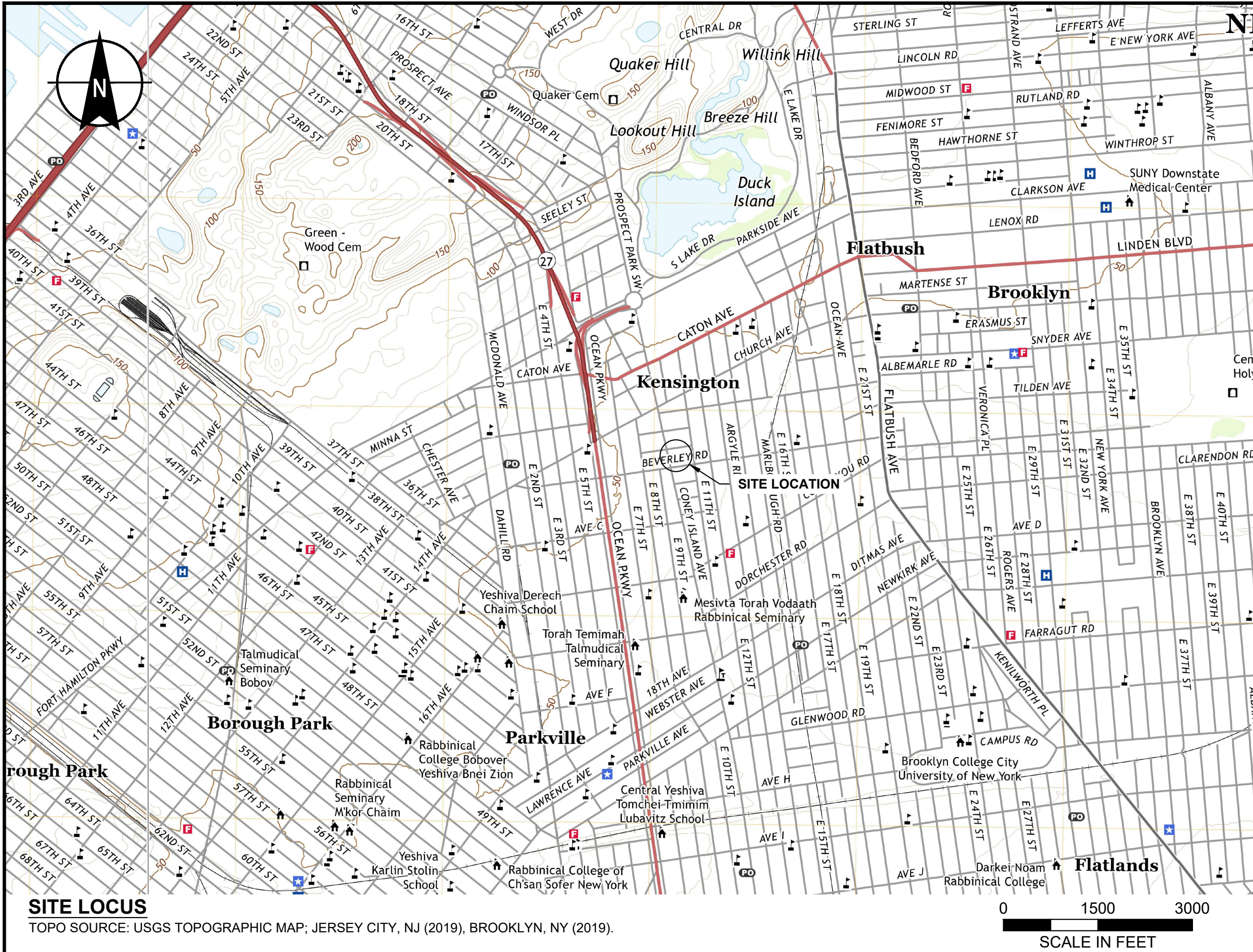
Area of Treatment Per Well =	1,257	square feet
Volume of Treatment Per Well =	5,700	cubic feet
Volume To Be Treated Per Hr Per Well=	741	cubic feet
Flow Rate Needed Per Well for 0.13 pore exchange per Hr =	12.4	CFM
Total Flow Needed for Blower =	136	CFM

Head Loss

Reference

Formation	16.00	in H2O	Based on blower curve from pilot test
2 in PVC	3.51	in H2O	https://www.engineersedge.com/fluid_flow/vacuum_pipe_pressure_loss_data_15051.htm
4 in Header	4.76	in H2O	https://www.engineersedge.com/fluid_flow/vacuum_pipe_pressure_loss_data_15051.htm
Minor Losses	1.65	in H2O	Assume 20% of pipe length has minor losses associated with elbows/transitions
Vacuum Filter	0.05	in H2O	http://www.radprosys.com/CHART/
GAC Drums	4.5	in H2O	https://carbtrol.com/air-purification-activated-carbon-drum-filter-poly/
Vacuum Demand:	30.5	in H2O	

ATTACHMENT E
SVE System 100% Design Set



FORMER NEW CITY LINK
AUTO REPAIR SITE
547 CONEY ISLAND AVENUE
& 50 HINCKLEY PLACE
BROOKLYN, NEW YORK

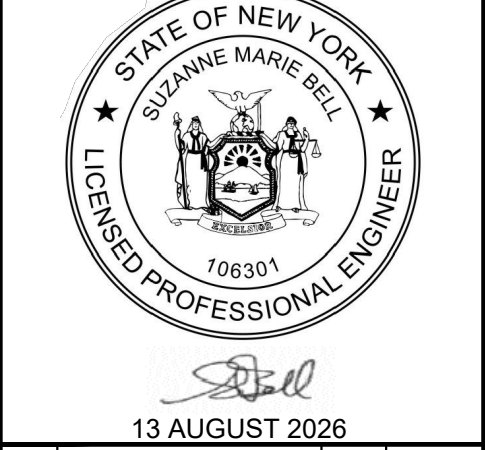
SOIL VAPOR EXTRACTION
SYSTEM (SVE) DESIGN

NYSDEC BCP SITE NO. C224407

**HALEY
ALDRICH**
H & A OF NEW YORK
ENGINEERING AND GEOLOGY, LLP
213 W 35th Street, 7th Floor
New York, NY 10001
Tel: 646.277.5685
www.haleyaldrich.com

100% DESIGN

Project No.: 0204391
Scale: AS SHOWN
Date: 13 AUGUST 2026
Drawn By: KFP
Designed By: MDF
Checked By: SMB
Approved By: SMB
Stamp:



Rev.	Description	By	Date

FORMER NEW CITY LINK
AUTO REPAIR SITE
547 CONEY ISLAND AVENUE
& 50 HINCKLEY PLACE
BROOKLYN, NEW YORK

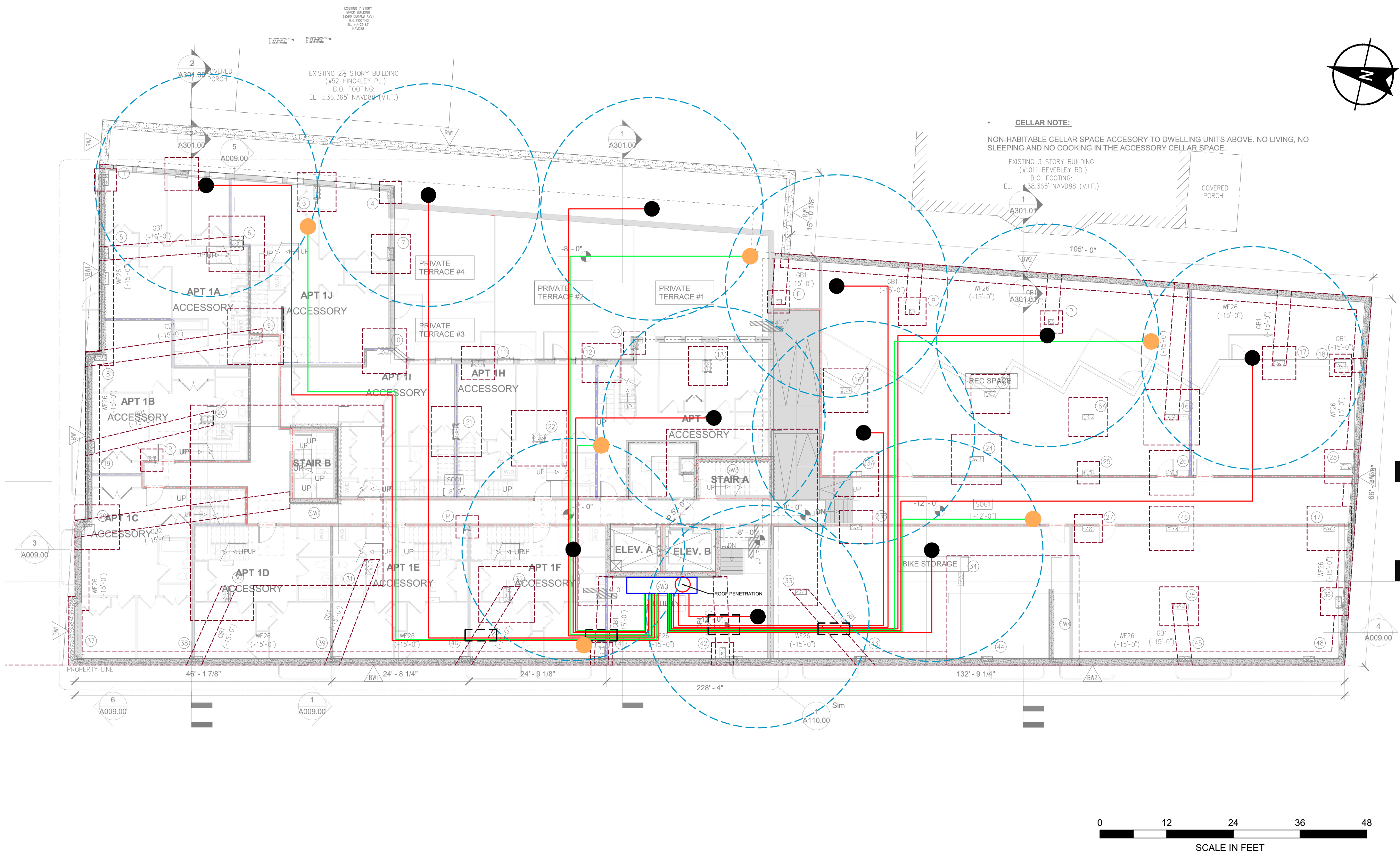
SOIL VAPOR EXTRACTION
SYSTEM (SVE) DESIGN

TITLE SHEET

SVE-M100.00
Sheet: 1 of 5

Sheet List		
SHEET NO.	DRAWING NO.	SHEET TITLE
1	SVE-M100.00	TITLE SHEET
2	SVE-M200.00	SOIL VAPOR EXTRACTION SYSTEM - FOUNDATION PLAN
3	SVE-M201.00	SOIL VAPOR EXTRACTION SYSTEM - BULKHEAD ROOF PLAN
4	SVE-M300.00	SOIL VAPOR EXTRACTION SYSTEM - DETAILS 1
5	SVE-M301.00	SOIL VAPOR EXTRACTION SYSTEM - DETAILS 2

POSTOLOWSKI, KEVIN, P111111, 8/13/2026 11:22 AM, Layout: SVE-M200.00, W:\ALEYALDRICH\COM\SHARE\PROJECTS\0204391\CAD\2026 SVE DESIGN\0204391 SVE-M200-M201.DWG



LEGEND

- SOIL VAPOR EXTRACTION (SVE) WELL SCREENED FROM 20 TO 30 FEET BELOW GROUND SURFACE
- SVE MONITORING POINTS WELL SCREENED AT 24.5 TO 25.5 FEET BELOW GROUND SURFACE
- SVE WELL 2-INCH SCH 40 PVC PIPE
- 1/4-INCH TUBING INSIDE 2-INCH SCH 40 PVC PIPE FOR PROTECTION
- SVE PRESUMED RADIUS OF INFLUENCE (ROI)
- SEALED WELL FLOOR PENETRATION EQUIPPED WITH SVE 4-INCH SCH 40 PVC MANIFOLD
- PIPE SLEEVE
- SVE 4-INCH CAST IRON RISER TO ROOF
- FOUNDATION ELEMENT

NOTES

- HORIZONTAL SOLID PIPES SHOULD HAVE A 1% SLOPE TOWARDS SLOTTED PIPES.
- BACKGROUND ADAPTED FROM DRAWING FO-101.00 FOUNDATION PLAN, MARCH 18, 2026 FROM DANIEL M. CONDATORE, RA OF ASBURY PARK, NEW JERSEY.
- RISER LOCATION SHALL BE DETERMINED BY ARCHITECT.
- DEPENDING ON FINAL GRADE BEAM ELEVATIONS, PIPE SLEEVES MAY NOT BE REQUIRED IN ALL LOCATIONS.
- ALL DIMENSIONS AND LOCATIONS ARE APPROXIMATE.

100% DESIGN

Project No.: 0204391
Scale: AS SHOWN
Date: 13 AUGUST 2026
Drawn By: KFP
Designed By: MDF
Checked By: SMB
Approved By: SMB
Stamp:



FORMER NEW CITY LINK
AUTO REPAIR SITE
547 CONEY ISLAND AVENUE
& 50 HINCKLEY PLACE
BROOKLYN, NEW YORK
SOIL VAPOR EXTRACTION
SYSTEM (SVE) DESIGN

SOIL VAPOR
EXTRACTION
SYSTEM -
FOUNDATION PLAN

SVE-M200.00



1. ALL LOCATIONS ARE APPROXIMATE.
2. BACKGROUND ADAPTED FROM FLOOR PLAN - BULKHEAD ROOF, DRAWING A108.00, DATED MARCH 5, 2025, PREPARED BY DANIEL M. CONDATORE, RA LOCATED IN ASBURY PARK, NEW JERSEY.
3. THE SVE DISCHARGE STACK MUST BE AT LEAST 10 FEET AWAY FROM ANY OPERABLE WINDOW, DOOR, AIR INTAKE, OR VENT SHAFT THAT IS LESS THAN 2 FEET BELOW THE EXHAUST POINT AND, AT LEAST 10 FEET AWAY FROM ANY ADJOINING OR ADJACENT BUILDINGS, OR HVAC INTAKES OR SUPPLY REGISTERS.
4. FINAL RISER LOCATION TO BE DETERMINED BY ARCHITECT.

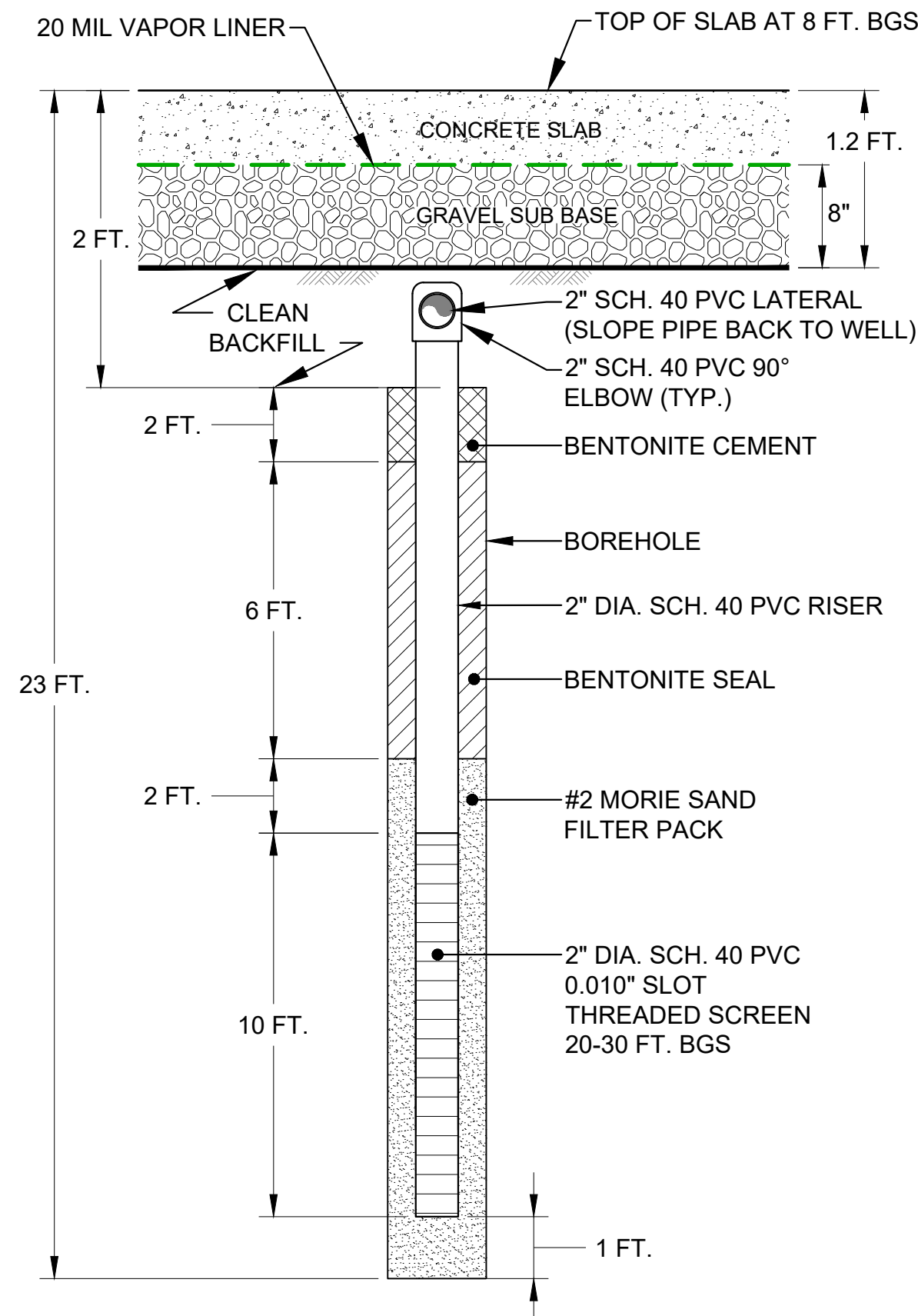
Project No.:	0204391
Scale:	AS SHOWN
Date:	13 AUGUST 2026
Drawn By:	KFP
Designed By:	MDF
Checked By:	SMB
Approved By:	SMB
Stamp:	



Rev.	Description	By	Date
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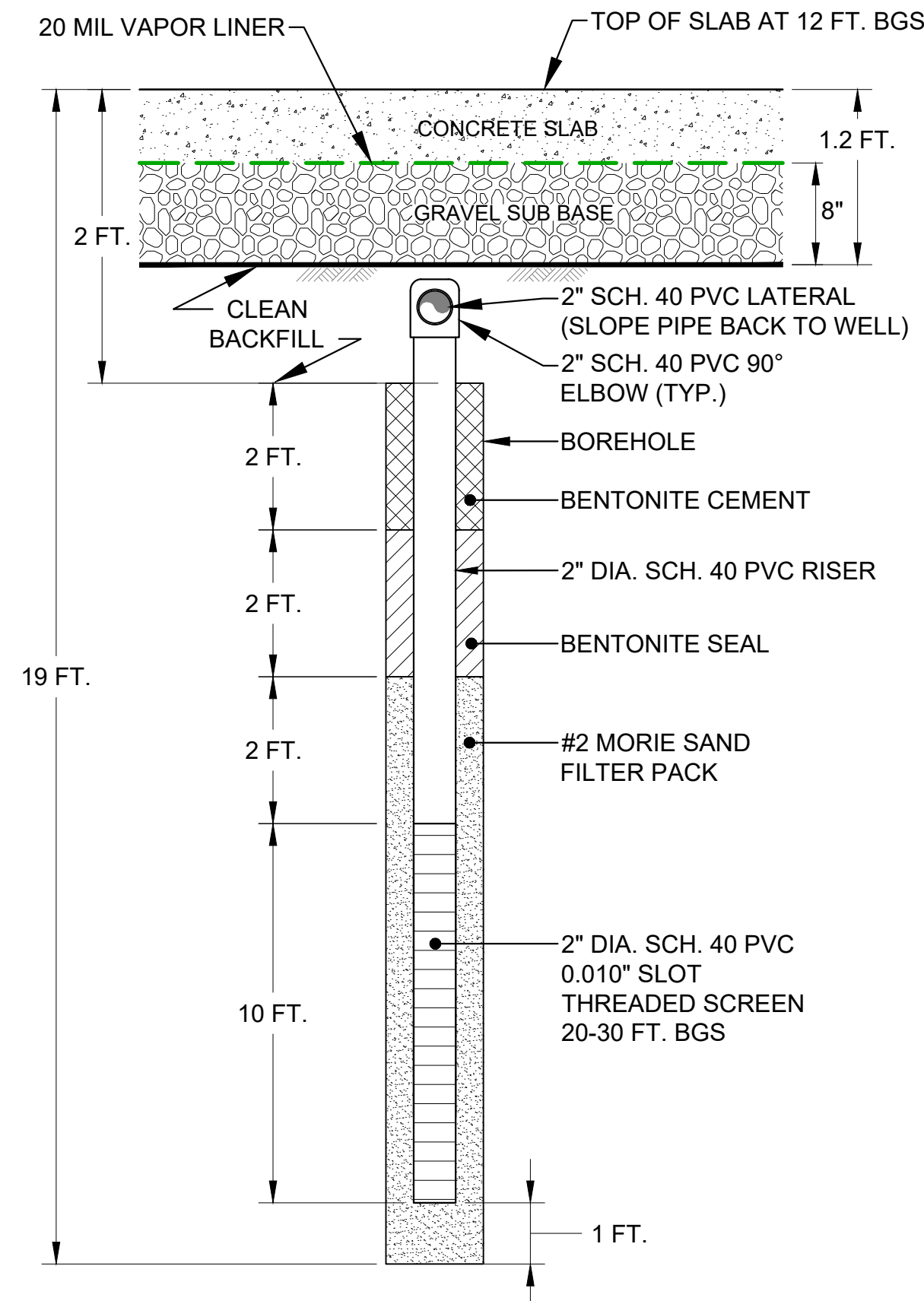
SOIL VAPOR
EXTRACTION
SYSTEM -
BULKHEAD ROOF
PLAN

Sheet: 3 of 5



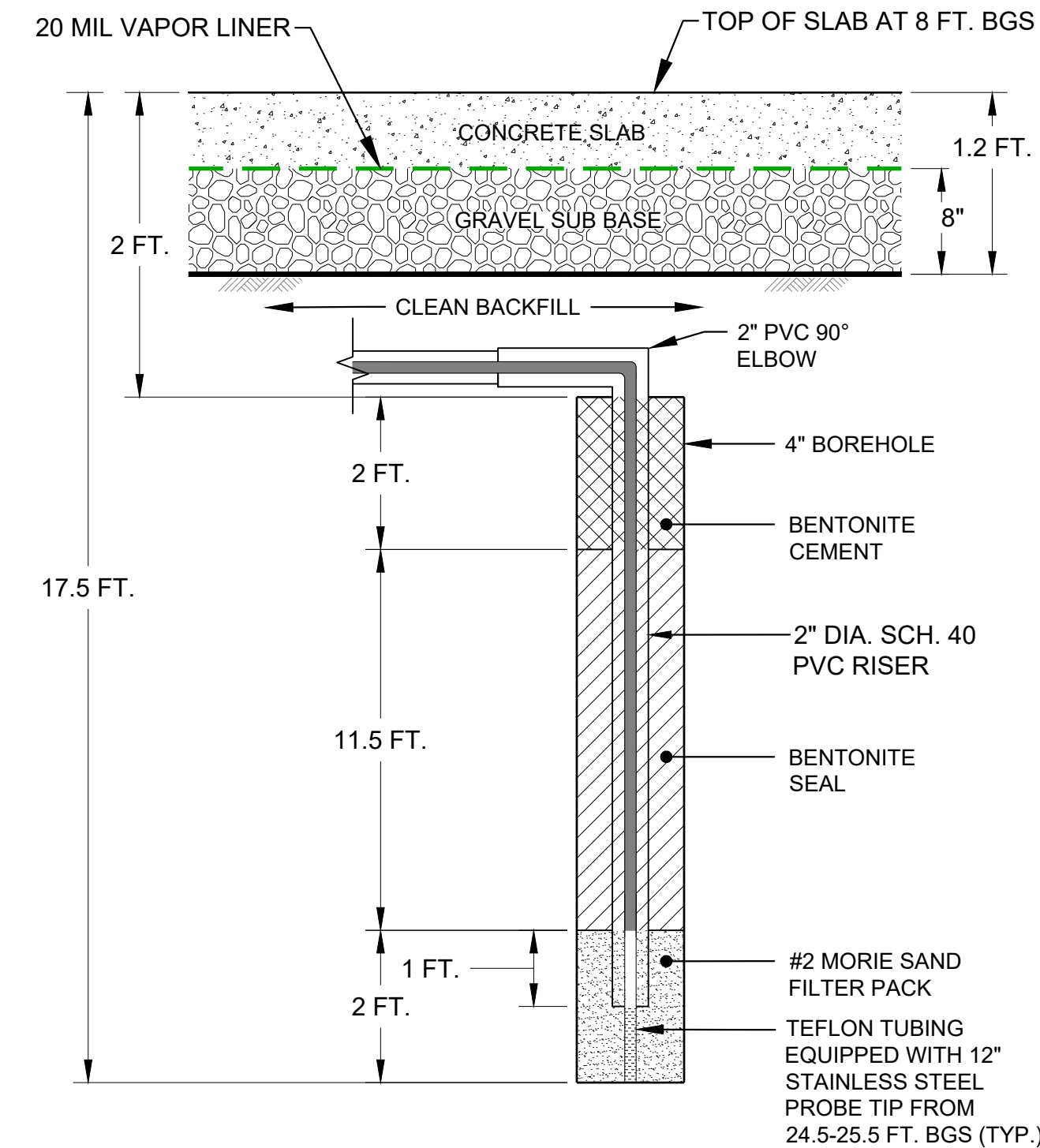
**SOIL VAPOR EXTRACTION WELL
CONSTRUCTION FOR TOP OF SLAB AT
8 FT. BGS (TYP.)**

1
SCALE: NTS



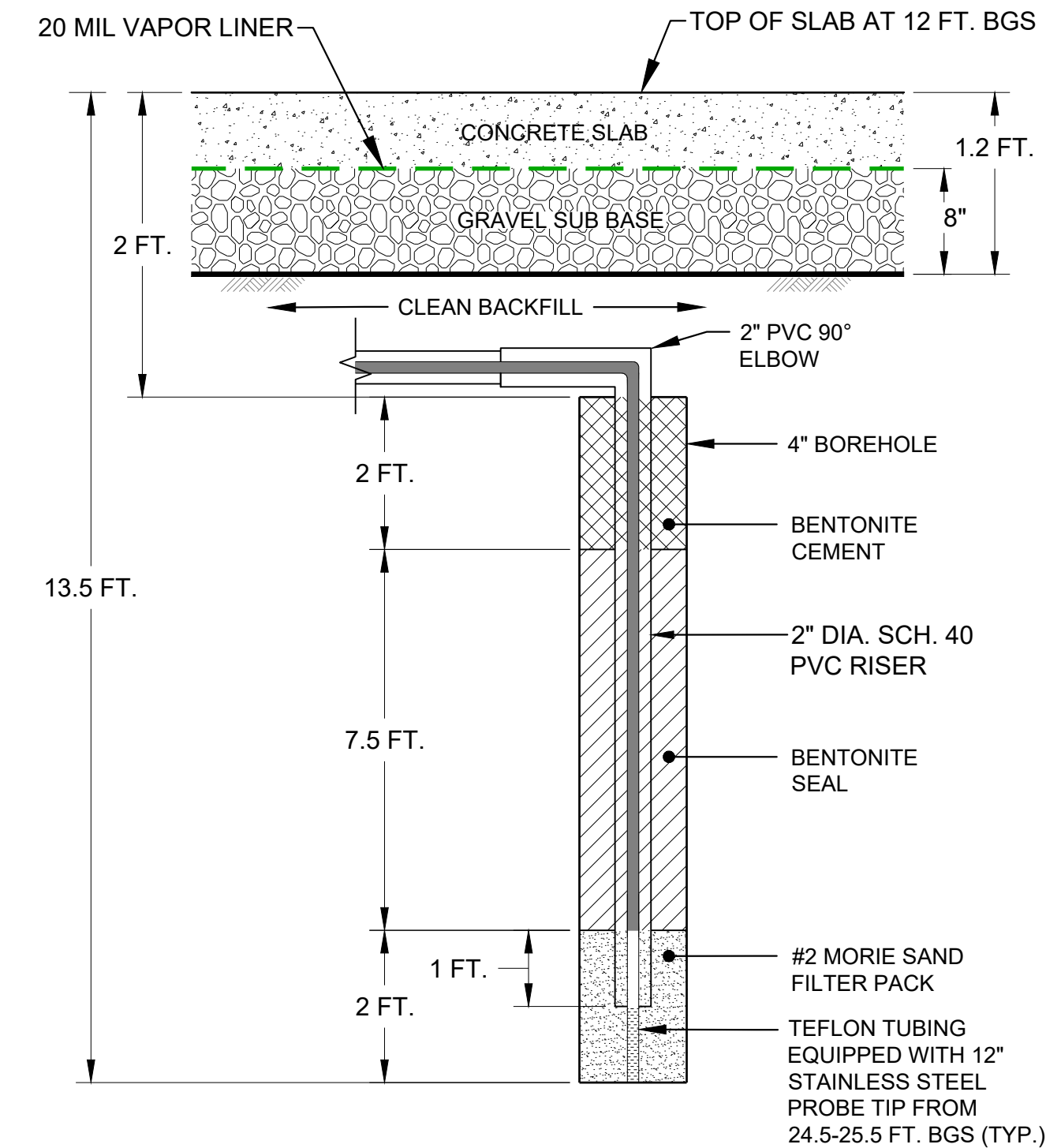
**SOIL VAPOR EXTRACTION WELL
CONSTRUCTION FOR TOP OF SLAB AT
12 FT. BGS (TYP.)**

2
SCALE: NTS



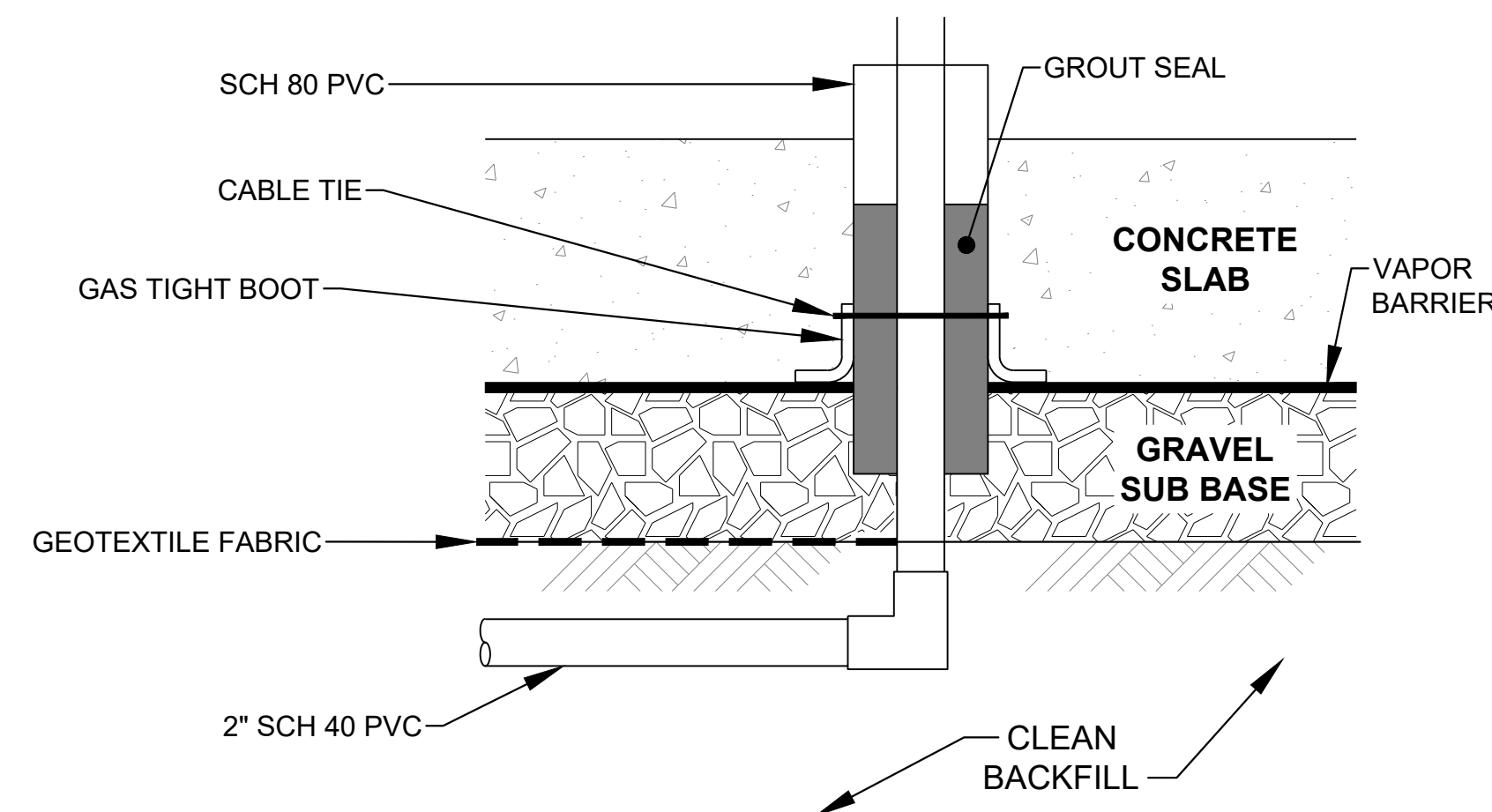
**SVE MONITORING LOCATION FOR TOP
OF SLAB AT 8 FT. BGS (TYP.)**

3
SCALE: NTS



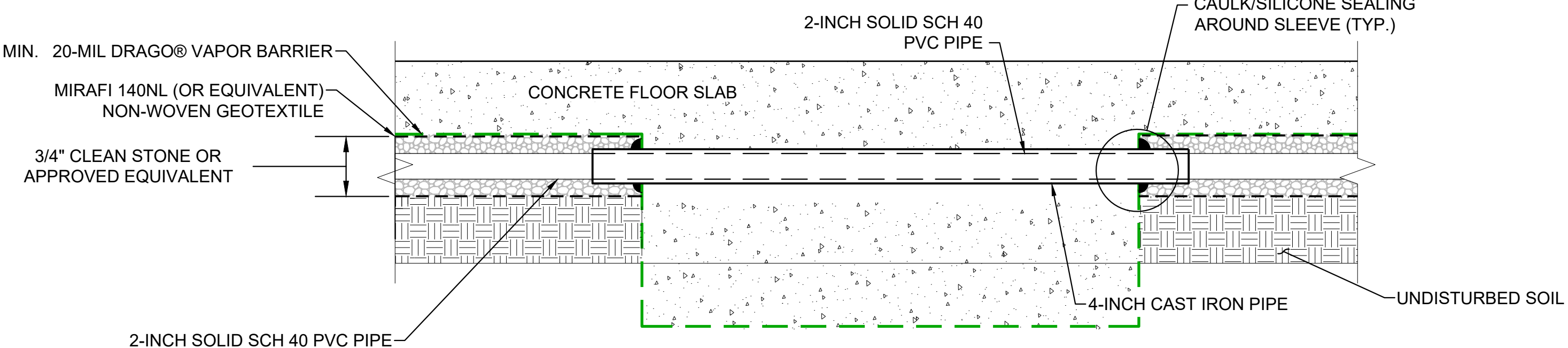
**SVE MONITORING LOCATION TOP OF
SLAB AT 12 FT. BGS (TYP.)**

4
SCALE: NTS



PIPE PENETRATION (TYP.)

5
SCALE: NTS



NOTE:
1. ANY SLEEVING THROUGH CONCRETE SLAB, GRADE BEAMS, PILES, OR FOOTINGS SHALL BE PERMITTED ONLY WITH REVIEW AND APPROVAL OF THE STRUCTURAL ENGINEER.

PIPE SLEEVE THROUGH FOUNDATION (TYP.)

6
SCALE: NTS

100% DESIGN

Project No.: 0204391
Scale: SHOWN
Date: 13 AUGUST 2026
Drawn By: KFP
Designed By: MDF
Checked By: SMB
Approved By: SMB

Stamp:



13 AUGUST 2026

FORMER NEW CITY LINK
AUTO REPAIR SITE
547 CONEY ISLAND AVENUE
& 50 HINCKLEY PLACE
BROOKLYN, NEW YORK
SOIL VAPOR EXTRACTION
SYSTEM (SVE) DESIGN

SOIL VAPOR
EXTRACTION
SYSTEM -
DETAILS 1

SVE-M300.00

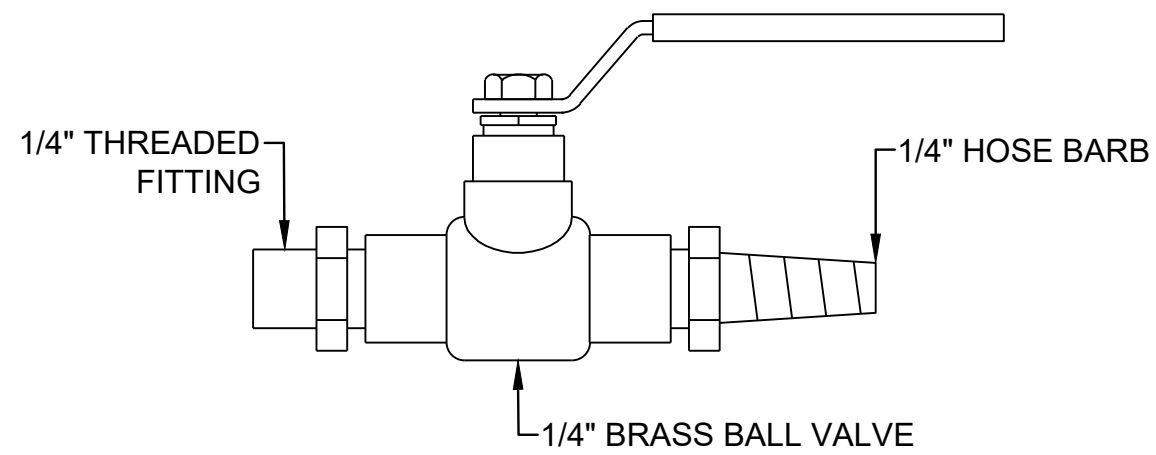
Sheet: 4 of 5



7 PIPING AND INSTRUMENTATION DIAGRAM

SCALE: NTS

8 SAMPLE PORT ASSEMBLY FOR VACCUUM READINGS
SCALE: NTS



100% DESIGN

Project No.:	0204391
Scale:	SHOWN
Date:	13 AUGUST 2026
Drawn By:	KFP
Designed By:	MDF
Checked By:	SMB
Approved By:	SMB
Stamp:	



[Signature]

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FORMER NEW CITY LINK
AUTO REPAIR SITE
547 CONEY ISLAND AVENUE
& 50 HINCKLEY PLACE
BROOKLYN, NEW YORK

SOIL VAPOR EXTRACTION SYSTEM (SVE) DESIGN

SOIL VAPOR EXTRACTION SYSTEM - DETAILS 2

SVE-M301.00

ATTACHMENT F
Daily Field Reports

DAILY FIELD REPORT

Project	Former New City Link Auto Repair Site	Report No.	1
NYSDEC BCP Site	C224407	Date	5/20/2026
Location	545-547 Coney Island Avenue and 50 Hinckley Place, Brooklyn, NY	File No.	0204391
Client	545 Coney Island LLC	Temperature	68-90°F
Contractor	Coastal Environmental Solutions, Inc. (Coastal)	Wind Direction	SE to NW, up to 6 mph
Weather	Clear	Personnel on Site	Z. Richards, Z. Simmel
Humidity	82%	Time on Site	6:30 AM – 2:30 PM

H & A of New York Engineering and Geology, LLP (Haley & Aldrich of New York) was present to document the implementation of the February 2026 NYSDEC-approved Remedial Action Work Plan (RAWP) prepared by Haley & Aldrich of New York for the Former New City Link Auto Repair Site C224373, located at 545-547 Coney Island Avenue and 50 Hinckley Place. Site Observations are summarized below.

Daily Observations:

- Haley & Aldrich of New York field personnel performed community air monitoring during implementation of the activities in the approved RAWP.
- Contractor (Coastal) mobilized a Geoprobe™ 7822DT drilling rig to the Site
- Contractor (Coastal) drilled and installed one (1) soil vapor extraction (SVE) pilot test well and three (3) monitoring points.
 - SVE pilot test well (SVE-1_Pilot) was installed using 2-inch PVC and advanced to approximately 30 feet below ground surface (bgs) and screened from 20 to 30 ft bgs.
 - Monitoring points (MP-1_5, MP-1_10, and MP-1_15) were installed using 1-inch PVC and advanced to approximately 25.5 ft bgs and screened from 24.5 to 25.5 ft bgs.

Waste Disposal/Backfill Import Tracking:

Material Export

- None

Material Import

- None

Samples Collected:

- None.

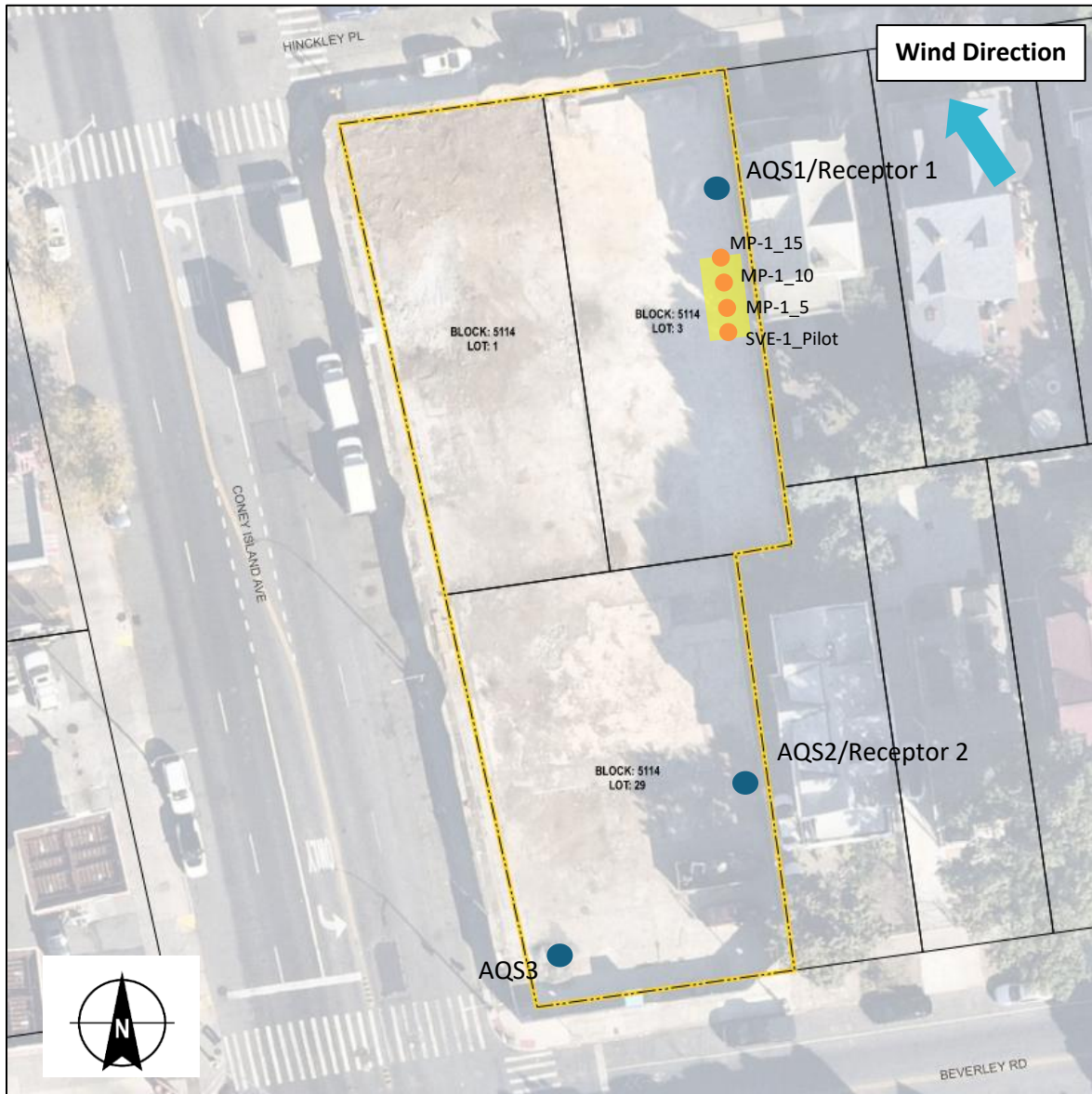
CAMP Activities:

- Air monitoring during ground-intrusive activities was performed at three locations (two upwind and one downwind location) from 8:45 AM to 2:00 PM.
- No 15-minute average concentration of particulate matter smaller than 10 microns in diameter (PM10) or volatile organic compounds exceeded the action levels. No visible dust was observed leaving the Site perimeter.

Activities Planned for Coming Week:

- Contractor (Raptor) to mobilize to the Site and begin excavation and export of C&D material for off-Site transportation and disposal.
- Contractor (Coastal) to complete SVE pilot well and monitoring point installation (5/21) and conduct SVE testing (5/22).

Site Map:



LEGEND:

- Area of work
- CAMP Station
- Truck Loading Area
- Approximate location of SVE pilot well and monitoring point
- Stockpile Location (Soil/Fill)
- Stockpile Location (C&D)

Site Photographs:

Photo 1: View of contractor installing SVE-1_Pilot test well along the eastern perimeter of the Site, facing southeast.



Photo 2: View of contractor installing monitoring point MP-3_15, facing northeast.



Photo 3: View of AQS2/Receptor 2 CAMP station, facing northeast.

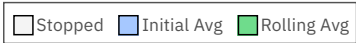


Photo 4: View of AQS1/Receptor 1 CAMP station, facing northeast.

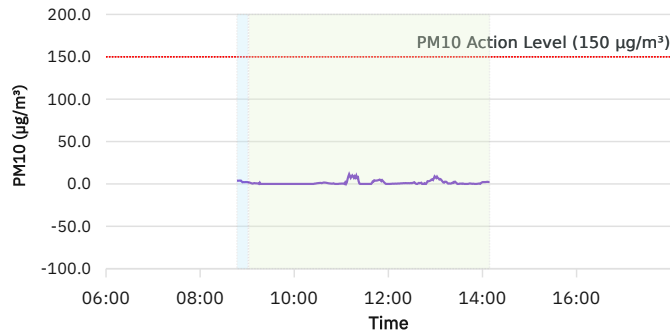
	DER-10 Daily Report Report	Former New City Link Auto Repair Site	
		Report Period	
		From:	05/20/2026 06:00
		To:	05/20/2026 18:00
		PM10 Action Level:	150 µg/m³
		VOC Action Level:	5 ppm

Daily Environmental Summary	Temp (°F)	Relative Humidity (%)	Barometer (inHg)	Wind Speed (mph)	Prevailing Wind Direction
05/20/2026	80.1 - 98.1	36.7 - 58.6	30.0 - 30.3	1.1 - 6.4	SE

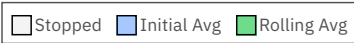
Daily Monitoring Summary	PM10 (µg/m³)	Time	VOC (ppm)	Time
Min Contribution (15 min avg.) - 5/20/2026	0.0	09:15	0.0000	09:00
Max Contribution (15 min avg.) - 5/20/2026	8.8	11:15	0.0180	13:00
Daily Avg. Contribution (15 min avg.) - 5/20/2026	1.4	-	0.0022	-



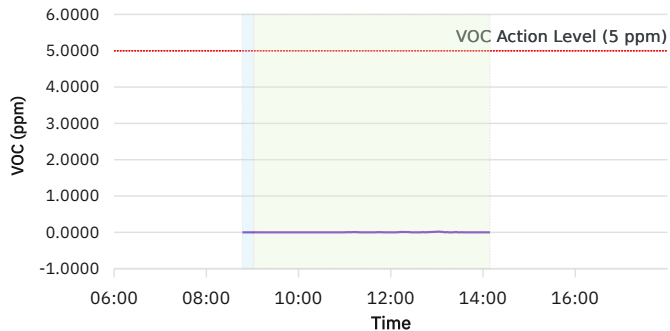
PM10 Average Contribution (µg/m³)



● 15 Min Rolling Avg PM10 Contribution

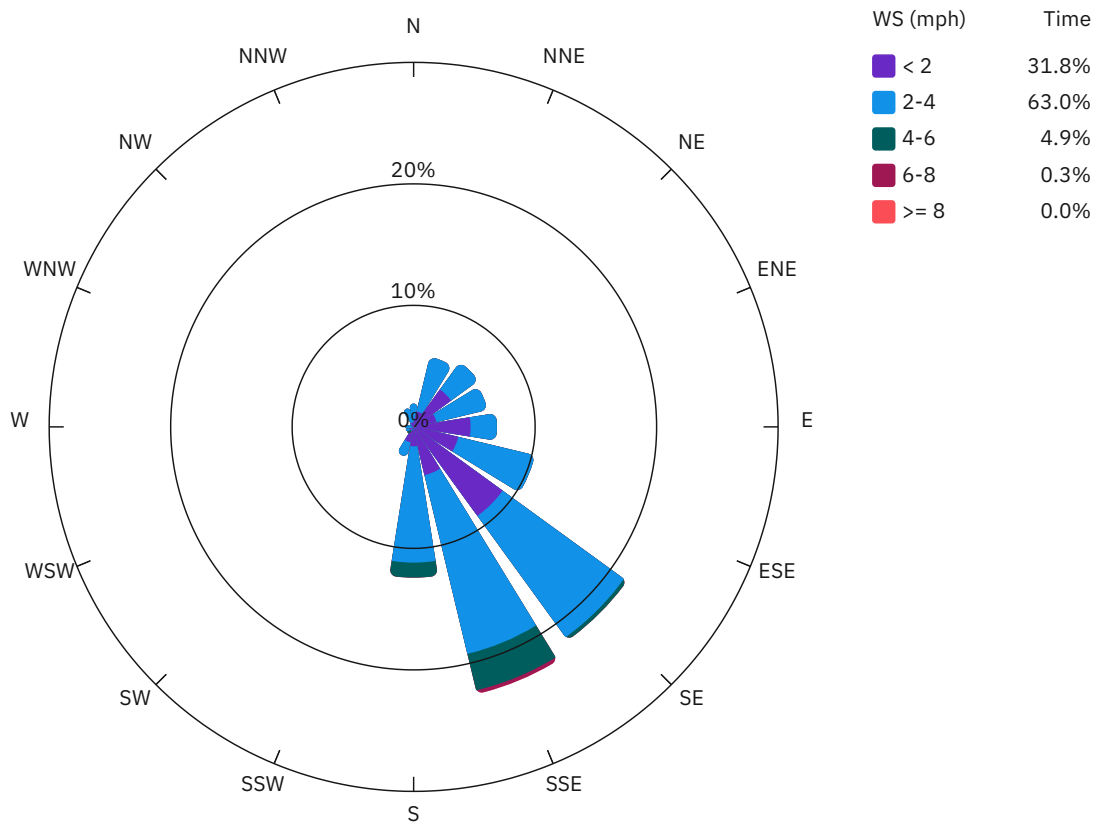


VOC Average Contribution (ppm)



● 15 Min Rolling Avg VOC Contribution

Wind rose (mph)



DER-10 Summary: 15 Min Rolling Avg Data

Date/Time	Average Upwind PM10 (µg/m³)	Average Downwind PM10 (µg/m³)	Average Contribution PM10 (µg/m³)	Average Upwind VOC (ppm)	Average Downwind VOC (ppm)	Average Contribution VOC (ppm)	Wind Speed	Wind Direction
5/20/2026 09:00	21.2	23.3	2.1	0.0000	0.0000	0.0000	2.7	S
5/20/2026 09:15	20.1	19.8	0.0	0.0080	0.0047	0.0000	2.0	SSE
5/20/2026 09:30	27.5	20.6	0.0	0.0133	0.0100	0.0000	2.7	SSE
5/20/2026 09:45	21.1	16.7	0.0	0.0153	0.0067	0.0000	1.7	SSE
5/20/2026 10:00	19.4	18.1	0.0	0.0167	0.0080	0.0000	1.7	SE
5/20/2026 10:15	18.4	13.8	0.0	0.0313	0.0033	0.0000	2.4	SSE
5/20/2026 10:30	13.2	14.1	0.9	0.0133	0.0107	0.0000	1.5	SE
5/20/2026 10:45	13.7	14.3	0.6	0.0127	0.0073	0.0000	1.2	SE
5/20/2026 11:00	12.7	13.1	0.4	0.0093	0.0107	0.0013	1.1	ESE
5/20/2026 11:15	23.9	32.6	8.8	0.0067	0.0133	0.0067	1.3	E
5/20/2026 11:30	22.0	18.2	0.0	0.0107	0.0073	0.0000	1.3	SE
5/20/2026 11:45	14.9	18.9	4.0	0.0073	0.0120	0.0047	1.4	ESE
5/20/2026 12:00	12.5	11.9	0.0	0.0140	0.0080	0.0000	1.6	SE
5/20/2026 12:15	11.4	12.0	0.6	0.0067	0.0160	0.0093	1.6	ESE
5/20/2026 12:30	11.9	12.8	0.8	0.0127	0.0107	0.0000	1.6	ESE
5/20/2026 12:45	18.2	18.1	0.0	0.0100	0.0140	0.0040	1.6	ESE
5/20/2026 13:00	15.0	23.0	8.0	0.0060	0.0240	0.0180	1.7	ESE
5/20/2026 13:15	14.6	15.9	1.4	0.0127	0.0147	0.0020	1.6	ESE
5/20/2026 13:30	15.4	15.2	0.0	0.0133	0.0127	0.0000	2.2	SE
5/20/2026 13:45	12.2	12.6	0.4	0.0120	0.0087	0.0000	1.8	SE
5/20/2026 14:00	12.0	14.1	2.1	0.0107	0.0107	0.0000	1.5	SE

DAILY FIELD REPORT

Project	Former New City Link Auto Repair Site	Report No.	2
NYSDEC BCP Site	C224407	Date	5/21/2026
Location	545-547 Coney Island Avenue and 50 Hinckley Place, Brooklyn, NY	File No.	0204391
Client	545 Coney Island LLC	Temperature	58-68°F
Contractor	Coastal Environmental Solutions, Inc. (Coastal)	Wind Direction	NE to SW, up to 6 mph
Weather	Cloudy, Rain	Personnel on Site	Z. Richards, Z. Simmel
Humidity	68%	Time on Site	6:30 AM – 2:30 PM

H & A of New York Engineering and Geology, LLP (Haley & Aldrich of New York) was present to document the implementation of the February 2026 NYSDEC-approved Remedial Action Work Plan (RAWP) prepared by Haley & Aldrich of New York for the Former New City Link Auto Repair Site C224373, located at 545-547 Coney Island Avenue and 50 Hinckley Place. Site Observations are summarized below.

Daily Observations:

- Haley & Aldrich of New York field personnel performed community air monitoring during implementation of the activities in the approved RAWP.
- Contractor (Coastal) mobilized a Geoprobe™ 7822DT drilling rig to the Site
- Contractor (Coastal) drilled and installed one (1) soil vapor extraction (SVE) pilot test well and three (3) monitoring points.
 - SVE pilot test well (SVE-3_Pilot) was installed using 2-inch PVC and advanced to approximately 30 feet below ground surface (bgs) and screened from 20 to 30 ft bgs.
 - Monitoring points (MP-3_5, MP-3_10, and MP-3_15) were installed using 1-inch PVC and advanced to approximately 25.5 ft bgs and screened from 24.5 to 25.5 ft bgs.
- New York State Department of Environmental Conservation (NYSDEC) on site to observe work conditions.

Waste Disposal/Backfill Import Tracking:

Material Export

- None.

Material Import

- None.

Samples Collected:

- None.

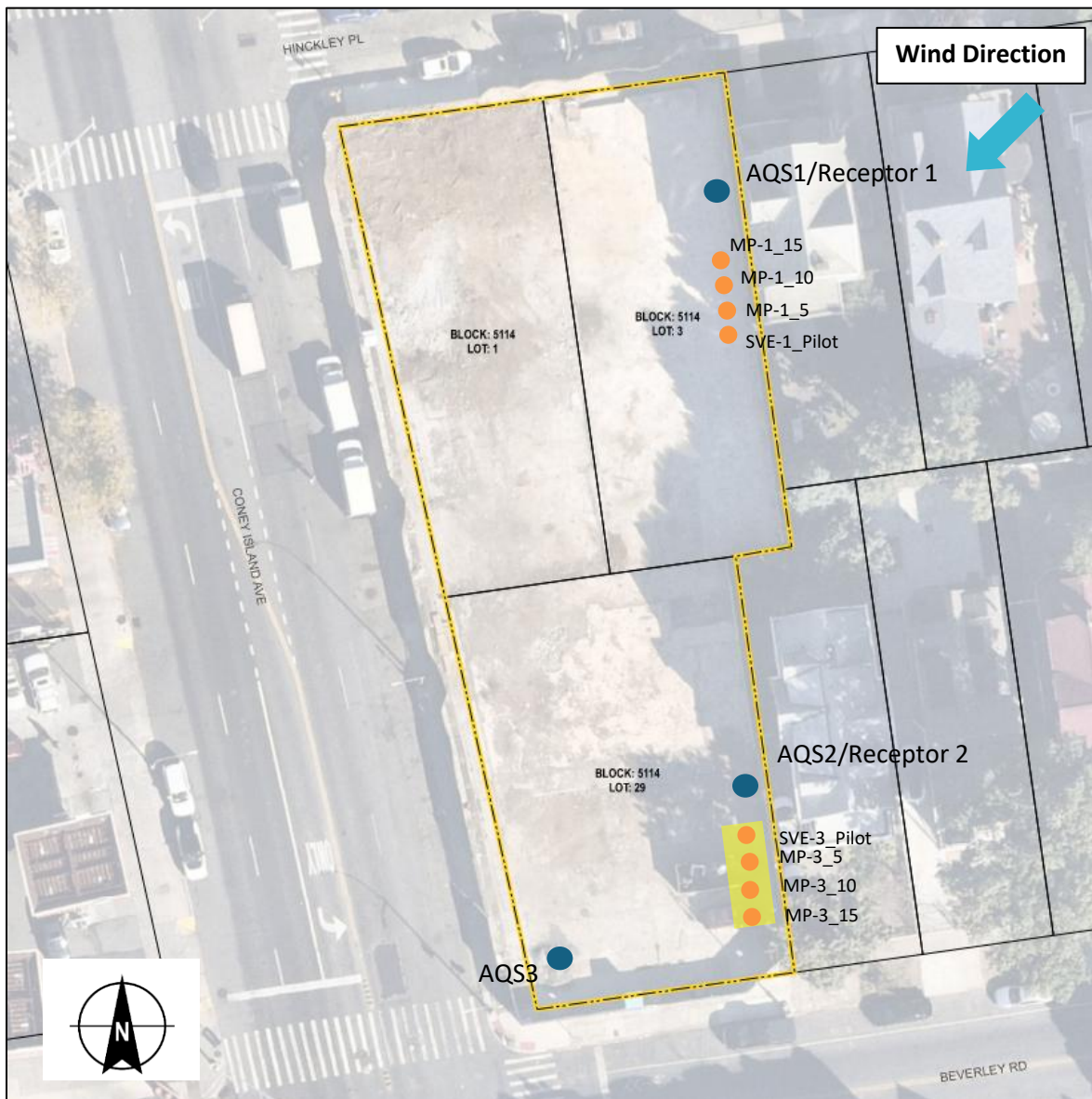
CAMP Activities:

- Air monitoring during ground-intrusive activities was performed at three locations (two upwind and one downwind location) from 7:00 AM to 1:30 PM.
- No 15-minute average concentration of particulate matter smaller than 10 microns in diameter (PM10) or volatile organic compounds exceeded the action levels. No visible dust was observed leaving the Site perimeter.

Activities Planned for Coming Week:

- Contractor (Raptor) to mobilize to the Site and begin excavation and export of C&D material for off-Site transportation and disposal.
- Contractor (Coastal) to complete third SVE pilot test well (SVE-2_Pilot), with three (3) associated monitoring points, and conduct SVE testing (5/22).

Site Map:



LEGEND:

- | | |
|--|---|
|  Area of work |  Truck Loading Area |
|  CAMP Station |  Approximate location of SVE pilot well and monitoring point |
|  Stockpile Location (Soil/Fill) | |
|  Stockpile Location (C&D) | |

Site Photographs:

Photo 1: View of contractor installing monitoring point MP-3_10 along the eastern perimeter of the Site, facing northwest.



Photo 2: View of contractor installing SVE-3_Pilot well and AQS2/Receptor 2 CAMP station, facing north.



Photo 3: View of SVE-1_Pilot test area and AQS1/Receptor 1 CAMP station, facing north.

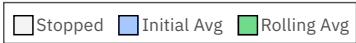
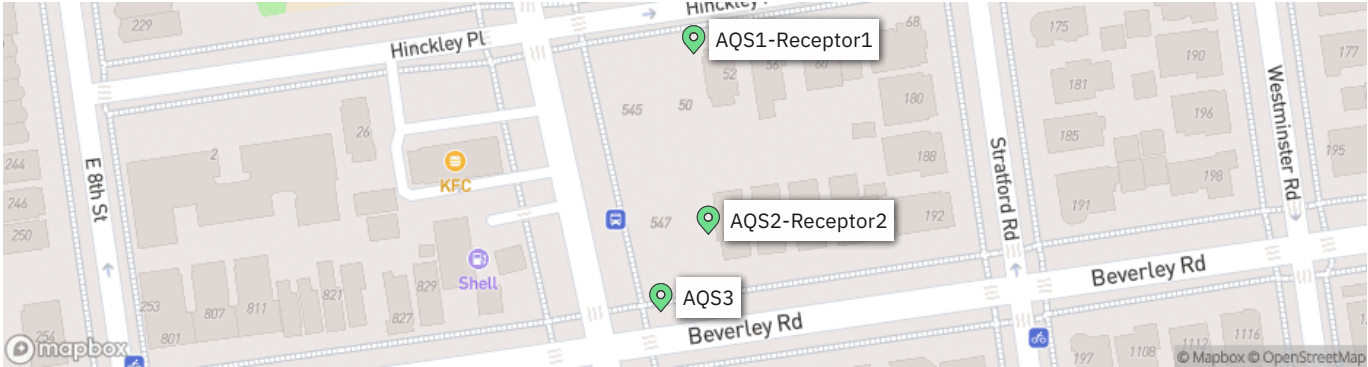


Photo 4: General view of conditions in central portion of Site, facing north.

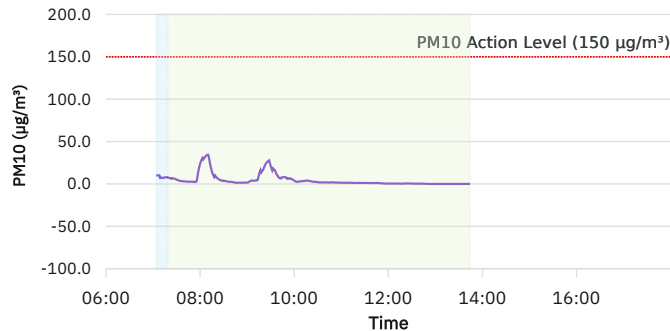
	DER-10 Daily Report Report	Former New City Link Auto Repair Site	
		Report Period	
		From:	05/21/2026 06:00
		To:	05/21/2026 18:00
		PM10 Action Level:	150 µg/m³
		VOC Action Level:	5 ppm

Daily Environmental Summary	Temp (°F)	Relative Humidity (%)	Barometer (inHg)	Wind Speed (mph)	Prevailing Wind Direction
05/21/2026	57.9 - 66.2	46.7 - 79.1	30.2 - 30.3	0.5 - 5.4	NNE

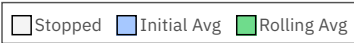
Daily Monitoring Summary	PM10 (µg/m³)	Time	VOC (ppm)	Time
Min Contribution (15 min avg.) - 5/21/2026	0.0	13:00	0.0000	09:30
Max Contribution (15 min avg.) - 5/21/2026	24.0	08:00	0.0100	09:15
Daily Avg. Contribution (15 min avg.) - 5/21/2026	4.5	-	0.0082	-



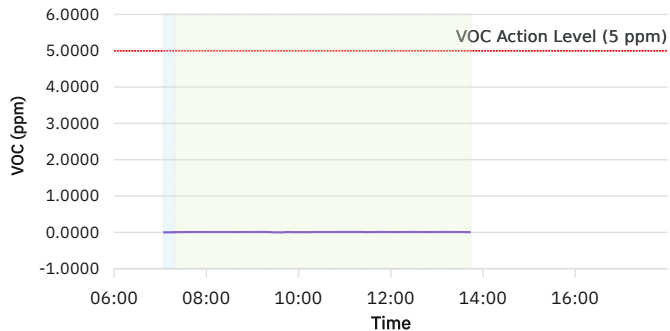
PM10 Average Contribution (µg/m³)



● 15 Min Rolling Avg PM10 Contribution

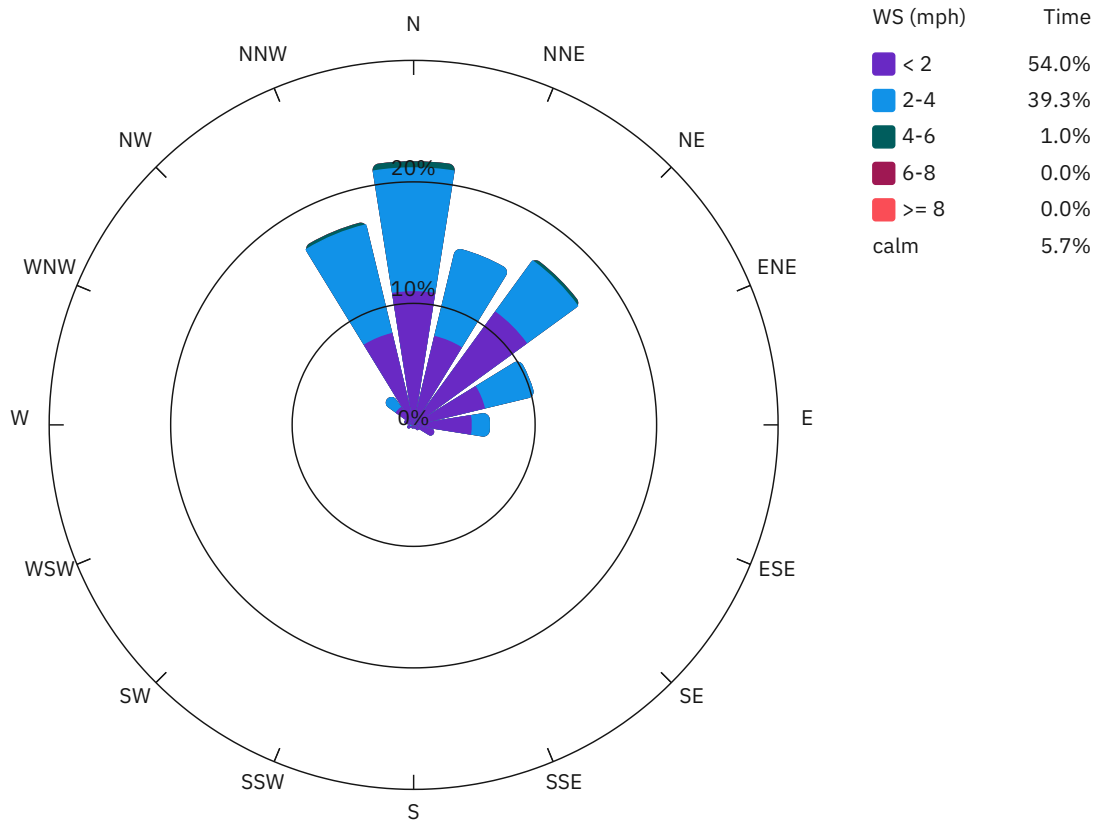


VOC Average Contribution (ppm)



● 15 Min Rolling Avg VOC Contribution

Wind rose (mph)



DER-10 Summary: 15 Min Rolling Avg Data

Date/Time	Average Upwind PM10 (µg/m³)	Average Downwind PM10 (µg/m³)	Average Contribution PM10 (µg/m³)	Average Upwind VOC (ppm)	Average Downwind VOC (ppm)	Average Contribution VOC (ppm)	Wind Speed	Wind Direction
5/21/2026 07:15	7.5	15.2	7.7	0.0000	0.0033	0.0033	1.1	NNE
5/21/2026 07:30	6.6	11.6	5.0	0.0007	0.0080	0.0073	1.9	N
5/21/2026 07:45	6.2	8.8	2.6	0.0047	0.0127	0.0080	1.2	N
5/21/2026 08:00	6.0	29.9	24.0	0.0007	0.0100	0.0093	1.7	N
5/21/2026 08:15	8.0	22.4	14.4	0.0013	0.0100	0.0087	1.9	NNE
5/21/2026 08:30	5.7	9.7	4.0	0.0013	0.0107	0.0093	2.1	NNE
5/21/2026 08:45	7.3	8.8	1.4	0.0020	0.0100	0.0080	1.4	NNE
5/21/2026 09:00	8.6	10.2	1.7	0.0007	0.0100	0.0093	2.1	NNE
5/21/2026 09:15	8.9	19.7	10.8	0.0000	0.0100	0.0100	2.0	NNE
5/21/2026 09:30	10.1	31.1	21.0	0.0200	0.0107	0.0000	2.0	NNW
5/21/2026 09:45	8.9	16.6	7.7	0.0020	0.0100	0.0080	1.9	N
5/21/2026 10:00	8.5	12.4	3.9	0.0007	0.0067	0.0060	2.0	N
5/21/2026 10:15	8.9	12.7	3.8	0.0000	0.0053	0.0053	2.0	N
5/21/2026 10:30	7.7	9.8	2.1	0.0000	0.0100	0.0100	1.5	N
5/21/2026 10:45	8.2	9.8	1.6	0.0007	0.0093	0.0087	1.1	NNE
5/21/2026 11:00	7.9	9.4	1.4	0.0000	0.0100	0.0100	1.2	NNE
5/21/2026 11:15	8.4	9.6	1.2	0.0000	0.0100	0.0100	1.4	NE
5/21/2026 11:30	10.2	11.4	1.1	0.0033	0.0100	0.0067	1.6	NNE
5/21/2026 11:45	7.8	8.9	1.1	0.0000	0.0100	0.0100	1.8	NNE
5/21/2026 12:00	7.0	7.4	0.4	0.0013	0.0100	0.0087	1.4	N
5/21/2026 12:15	6.3	6.6	0.3	0.0000	0.0080	0.0080	1.2	NE
5/21/2026 12:30	7.3	7.6	0.4	0.0000	0.0100	0.0100	0.9	ENE
5/21/2026 12:45	7.9	8.2	0.3	0.0007	0.0087	0.0080	1.1	NNE
5/21/2026 13:00	9.5	8.7	0.0	0.0000	0.0100	0.0100	1.3	NNE
5/21/2026 13:15	10.8	9.4	0.0	0.0000	0.0100	0.0100	1.1	ENE
5/21/2026 13:30	11.1	9.9	0.0	0.0007	0.0100	0.0093	1.2	NE
5/21/2026 13:45							1.1	NE

DAILY FIELD REPORT

Project	Former New City Link Auto Repair Site	Report No.	3
NYSDEC BCP Site	C224407	Date	5/22/2026
Location	545-547 Coney Island Avenue and 50 Hinckley Place, Brooklyn, NY	File No.	0204391
Client	545 Coney Island LLC	Temperature	55-73°F
Contractor	Coastal Environmental Solutions, Inc. (Coastal)	Wind Direction	N to S, up to 7 mph
Weather	Sunny	Personnel on Site	C.Jackson, T.Ritchie
Humidity	58%	Time on Site	6:30 AM – 2:30 PM

H & A of New York Engineering and Geology, LLP (Haley & Aldrich of New York) was present to document the implementation of the February 2026 NYSDEC-approved Remedial Action Work Plan (RAWP) prepared by Haley & Aldrich of New York for the Former New City Link Auto Repair Site C224373, located at 545-547 Coney Island Avenue and 50 Hinckley Place. Site Observations are summarized below.

Daily Observations:

- Haley & Aldrich of New York field personnel performed community air monitoring during implementation of the activities in the approved RAWP.
- Contractor (Coastal) mobilized a Geoprobe™ 6011DT drilling rig to the Site
- Contractor (Coastal) drilled with augers to install the SVE-2_Pilot well and associated monitoring points. Refusals were encountered on cobbles at six locations at depths between 6 and 20 feet below ground surface (ft bgs).
- Contractor (Coastal) mobilized a EG&G Rotron Model DR454R58 rotary blower unit to the Site to perform vacuum pilot testing on the SV-1_Pilot and SVE-3_Pilot wells and associated monitoring points.

Waste Disposal/Backfill Import Tracking:

Material Export

- None.

Material Import

- None.

Samples Collected:

- None.

CAMP Activities:

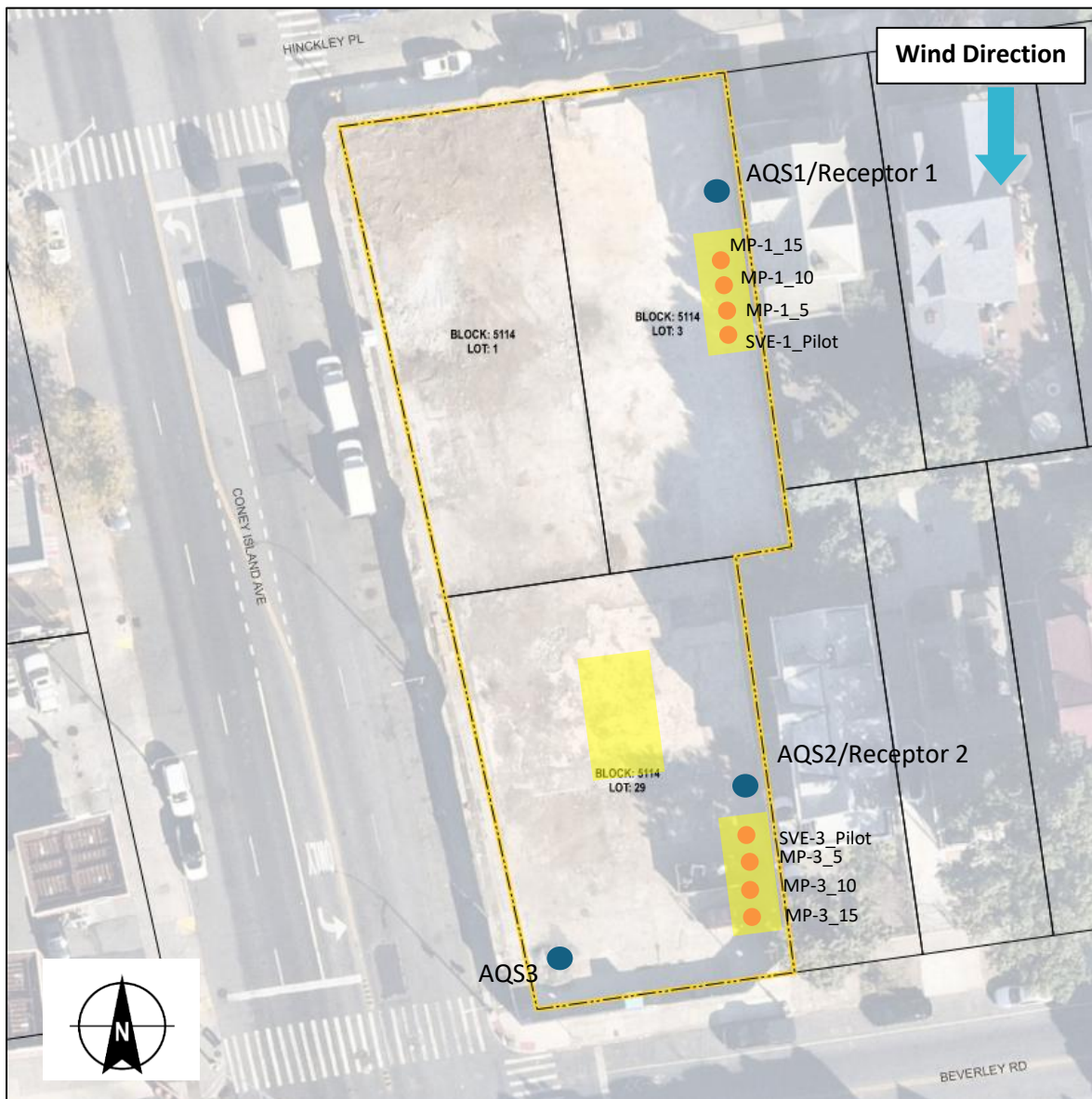
- Air monitoring during ground-intrusive activities was performed at three locations (two upwind and one downwind location) from 6:30 AM to 2:00 PM.

- No 15-minute average concentration of particulate matter smaller than 10 microns in diameter (PM10) or volatile organic compounds exceeded the action levels. No visible dust was observed leaving the Site perimeter.

Activities Planned for Coming Week:

- Contractor (Raptor) to mobilize to the Site and begin excavation and export of C&D material for off-Site transportation and disposal.

Site Map:



Site Photographs:

Photo 1: View of AQS1/Receptor 1 CAMP station, facing northeast.



Photo 2: View of contractor drilling at the SVE-2_Pilot well location, facing north.



Photo 3: View of SVE-3_Pilot testing, facing east.

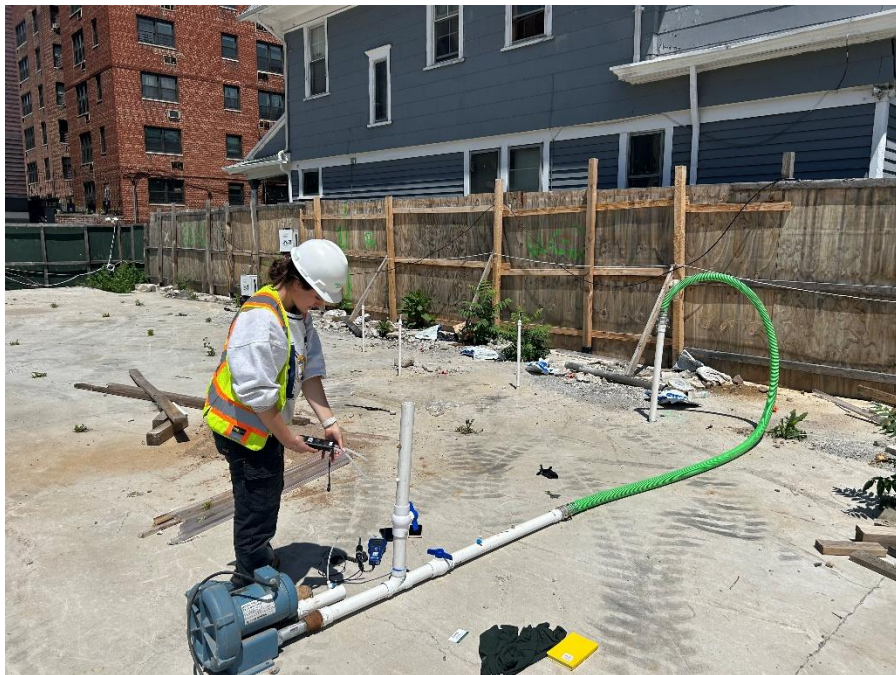
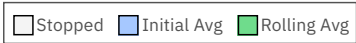


Photo 4: View of SVE-1_Pilot testing, facing northeast.

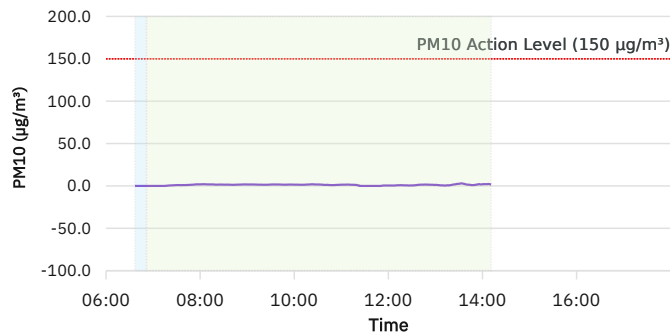
	DER-10 Daily Report Report	Former New City Link Auto Repair Site	
		Report Period	
		From:	05/22/2026 06:00
		To:	05/22/2026 18:00
		PM10 Action Level:	150 µg/m³
		VOC Action Level:	5 ppm

Daily Environmental Summary	Temp (°F)	Relative Humidity (%)	Barometer (inHg)	Wind Speed (mph)	Prevailing Wind Direction
05/22/2026	54.7 - 72.5	32.5 - 57.8	30.4 - 30.5	0.8 - 7.2	N

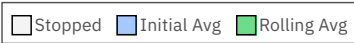
Daily Monitoring Summary	PM10 (µg/m³)	Time	VOC (ppm)	Time
Min Contribution (15 min avg.) - 5/22/2026	0.0	06:45	0.0000	06:45
Max Contribution (15 min avg.) - 5/22/2026	2.5	13:30	0.0113	10:30
Daily Avg. Contribution (15 min avg.) - 5/22/2026	1.2	-	0.0062	-



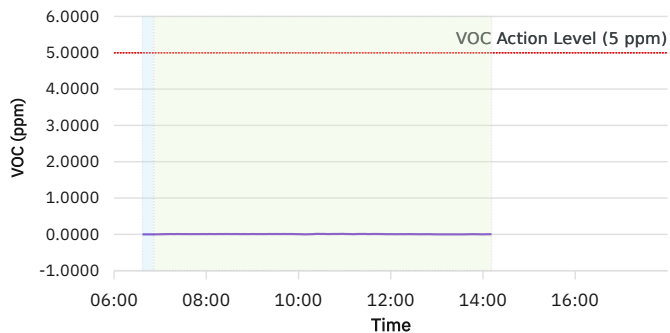
PM10 Average Contribution (µg/m³)



● 15 Min Rolling Avg PM10 Contribution

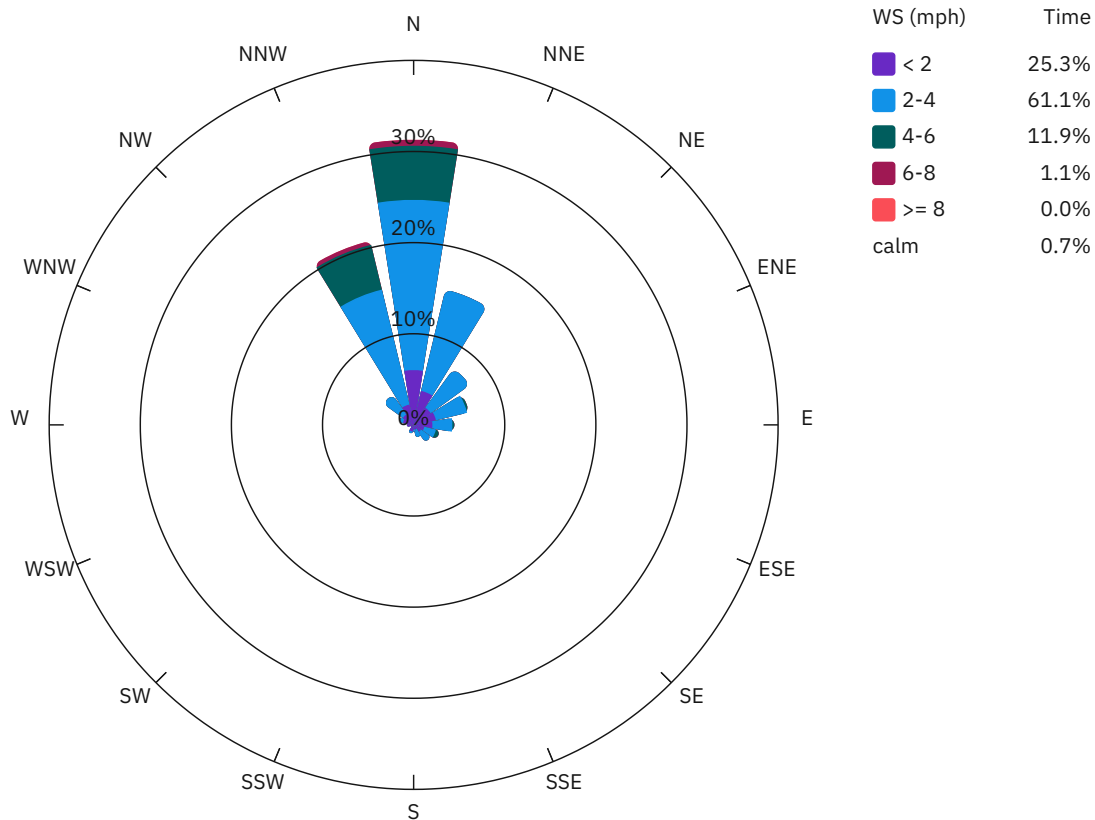


VOC Average Contribution (ppm)



● 15 Min Rolling Avg VOC Contribution

Wind rose (mph)



DER-10 Summary: 15 Min Rolling Avg Data

Date/Time	Average Upwind PM10 (µg/m³)	Average Downwind PM10 (µg/m³)	Average Contribution PM10 (µg/m³)	Average Upwind VOC (ppm)	Average Downwind VOC (ppm)	Average Contribution VOC (ppm)	Wind Speed	Wind Direction
5/22/2026 06:45	8.9	5.8	0.0	0.0000	0.0000	0.0000	4.7	N
5/22/2026 07:00	6.9	5.6	0.0	0.0007	0.0033	0.0027	2.4	N
5/22/2026 07:15	6.2	6.2	0.1	0.0007	0.0093	0.0087	2.7	N
5/22/2026 07:30	6.0	7.0	1.0	0.0013	0.0087	0.0073	2.7	N
5/22/2026 07:45	5.9	7.0	1.2	0.0013	0.0087	0.0073	2.8	N
5/22/2026 08:00	6.1	7.9	1.9	0.0020	0.0087	0.0067	3.1	N
5/22/2026 08:15	6.1	7.9	1.8	0.0013	0.0100	0.0087	2.4	N
5/22/2026 08:30	6.6	8.1	1.5	0.0007	0.0100	0.0093	3.2	N
5/22/2026 08:45	6.9	8.3	1.4	0.0013	0.0080	0.0067	3.3	N
5/22/2026 09:00	7.3	8.9	1.7	0.0007	0.0093	0.0087	3.4	N
5/22/2026 09:15	7.7	9.2	1.5	0.0020	0.0093	0.0073	2.8	N
5/22/2026 09:30	7.5	9.1	1.6	0.0007	0.0100	0.0093	3.4	N
5/22/2026 09:45	7.5	9.0	1.5	0.0013	0.0100	0.0087	2.8	NNW
5/22/2026 10:00	7.5	9.0	1.5	0.0000	0.0060	0.0060	3.0	N
5/22/2026 10:15	7.4	9.0	1.6	0.0000	0.0040	0.0040	3.2	N
5/22/2026 10:30	7.5	9.2	1.7	0.0007	0.0120	0.0113	1.8	N
5/22/2026 10:45	7.3	8.3	1.1	0.0013	0.0120	0.0107	1.7	NNW
5/22/2026 11:00	7.7	9.1	1.4	0.0013	0.0120	0.0107	1.9	NE
5/22/2026 11:15	7.9	9.2	1.3	0.0007	0.0087	0.0080	1.2	NNE
5/22/2026 11:30	11.8	9.7	0.0	0.0013	0.0093	0.0080	1.7	NNE
5/22/2026 11:45	10.2	9.4	0.0	0.0000	0.0093	0.0093	1.4	N
5/22/2026 12:00	8.2	8.7	0.5	0.0013	0.0067	0.0053	2.0	NNW
5/22/2026 12:15	7.3	8.2	0.9	0.0020	0.0080	0.0060	0.8	N
5/22/2026 12:30	8.2	8.7	0.6	0.0020	0.0067	0.0047	1.3	NNE
5/22/2026 12:45	9.9	11.2	1.4	0.0007	0.0047	0.0040	1.5	NE
5/22/2026 13:00	10.9	12.2	1.3	0.0013	0.0020	0.0007	1.6	NE
5/22/2026 13:15	13.1	13.8	0.7	0.0000	0.0007	0.0007	1.2	NE
5/22/2026 13:30	18.1	20.6	2.5	0.0020	0.0000	0.0000	1.8	NE
5/22/2026 13:45	19.1	20.2	1.1	0.0007	0.0053	0.0047	1.1	ENE
5/22/2026 14:00	16.3	18.4	2.0	0.0007	0.0013	0.0007	1.7	NE