

Monthly Progress Report No. 05
C Block
Brooklyn, New York
Brownfield Cleanup Program Site No.: C224435
Reporting Period: May 2026

1. Introduction

In accordance with the reporting requirements of the Brownfield Cleanup Agreement (BCA) for the above-referenced site, Langan Engineering, Environmental, Surveying, Landscape Architecture, and Geology D.P.C. (Langan) prepared this progress report on behalf of GPLC HoldCo LLC, GPLC Member LLC, and GPLC Owner LLC (the Participant) to summarize the work performed at 21 Freeman Street, 37 Freeman Street, and 209 West Street, Brooklyn, New York (the site) from May 1 to May 31, 2026. The BCA was executed on December 9, 2025.

The approximately 163,000-square-foot (± 3.737 acres) site is located in the Greenpoint neighborhood of Brooklyn, New York and is identified on the Brooklyn Borough Tax Map as Block 2502, part of (p/o) Lot 1 and p/o Lot 5, and Block 2510, p/o Lot 1 and p/o Lot 100. The site is bound by Greenpoint Landing Parcel D (Block 2472, Lots 2, 3, 4, 21 and 23, Block 2502, Lot 2 and part of Lot 5) to the north, West Street to the east, a parking lot to the south, and the East River to the west. A site location map is presented as Figure 1.

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

On May 5, 2026, the New York State Department of Environmental Conservation (NYSDEC) acknowledged the two Change of Use (COU) notifications submitted by the Participant to cover activities related to exploration of New York City Department of Environmental Protection (NYCDEP) Combined Sewer Overflow (CSO) infrastructure on the site and a foundation test pile program at proposed Buildings C1, C2 and C3. The CSO exploration work began on May 18th and is ongoing. Langan was onsite to document ground-intrusive activities and implement community air monitoring and submitted daily field reports documenting the COU work to NYSDEC.

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

Langan will continue to oversee ground-intrusive activities related to the COU work, implement community air monitoring, and submit daily field reports documenting the work to NYSDEC.

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

None

5. Results of Sampling, Testing and Other Relevant Data

The analytical data generated from the preliminary waste characterization study will be presented in a report and distributed to potential waste disposal facilities in preparation for off-site disposal of excess soil/fill generated during construction.

6. Deliverables Submitted During This Reporting Period

Langan submitted the revised Remedial Investigation Report (RIR) to NYSDEC on May 12, 2026.

7. Information Regarding Percentage of Completion

This BCP project is about 25% complete.

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

None.

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

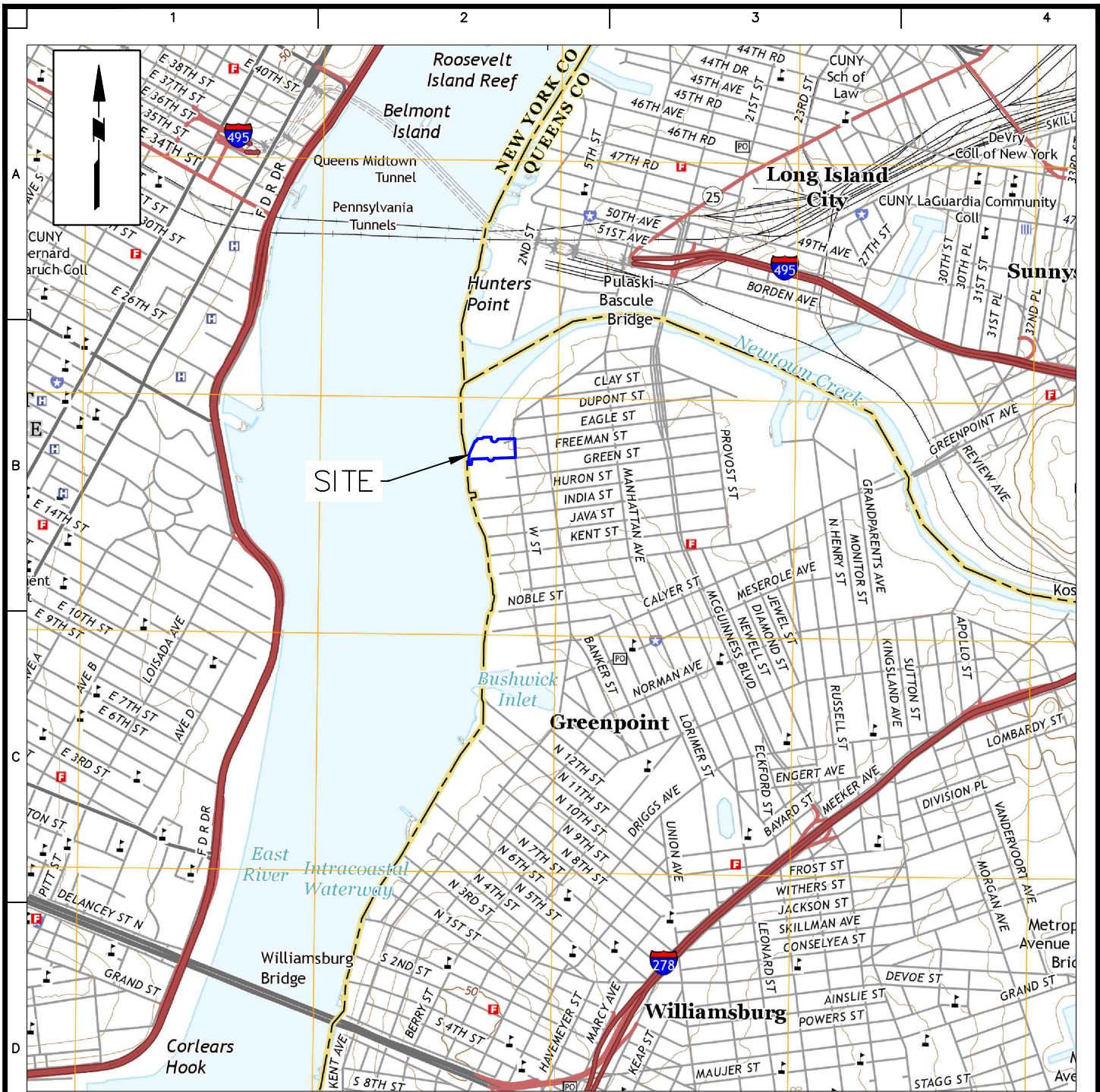
The public comment period for the Remedial Action Work Plan (RAWP) began on April 24, 2026, and was ongoing during this reporting period.

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

The public comment period for the RAWP ended on June 8, 2026.

11. Miscellaneous Information

None.

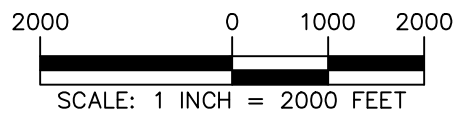


NOTES

1. BASE MAP SOURCE: UNITED STATES GEOLOGICAL SURVEY (USGS) (2016) 7.5-MINUTE SERIES TOPOGRAPHICAL MAPS, BROOKLYN, NEW YORK, QUADRANGLE.
2. NORTH ARROW SHOWS TRUE NORTH.

LEGEND

— APPROXIMATE SITE BOUNDARY



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	C BLOCK	SITE LOCATION MAP	170229030	1
	BLOCK NO. 2502, p/o LOT Nos. 1 & 5, AND BLOCK NO. 2510, p/o LOT Nos. 1 & 100		Date	
	KINGS NEW YORK		05/13/2025	
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