# 2023 - 2025 PERIODIC REVIEW REPORT

**(Reporting Period: December 29, 2023 to April 29, 2025)**

## For

# 250 WATER STREET
# NEW YORK, NEW YORK

**NYSDEC BCP No.: C231127**

***Prepared For:***

**250 Seaport District, LLC**
**c/o Seaport Entertainment Group**
**199 Water Street, 28th Floor**
**New York, New York, 10038**

***Prepared By:***

**Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.**
**368 Ninth Avenue, 8th Floor**
**New York, New York 10001**



**Jason Hayes, PE, LEED AP**
**Senior Principal**

**May 29, 2025**
**Langan Project No. 170381202**

LANGAN

## TABLE OF CONTENTS

**1.0 INTRODUCTION ..... 4**

1.1 Site Description ..... 4
1.2 Site Background and Environmental History ..... 4
1.3 Summary of Remedial Action ..... 5
1.4 Effectiveness of the Remedial Program ..... 8
1.5 Compliance with the Site Management Plan ..... 8
1.6 Recommendations ..... 9
*1.6.1 Amendments to the SMP ..... 9*

**2.0 PERIODIC REVIEW REPORT CERTIFICATION ..... 10**

2.1 Institutional Controls ..... 10
2.2 Engineering Controls ..... 10
2.3 Institutional Controls Certification ..... 10

**3.0 ANNUAL INSPECTIONS AND SAMPLING ..... 11**

3.1 Site-Wide Inspection ..... 11
3.2 Quarterly Groundwater Sampling ..... 11
*3.2.1 Groundwater Sampling and Analysis ..... 11*
*3.2.2 Investigative Derived Waste ..... 12*
*3.2.3 Conclusions and Recommendations ..... 12*

**4.0 COMPLIANCE WITH SMP ..... 13**

4.1 Construction Health and Safety Plan ..... 13
4.2 Community Air Monitoring Plan ..... 13
4.3 Excavation Work Plan ..... 13
4.4 Deviations from the Site Management Plan ..... 13

**5.0 SMP OPERATION DESCRIPTION ..... 14**

5.1 Site Controls ..... 14
*5.1.1 Erosion and Dust Control ..... 14*
*5.1.2 Soil Screening ..... 14*
*5.1.3 Stockpile Management ..... 14*
*5.1.4 Truck Inspection ..... 14*
*5.1.5 Nuisance Control ..... 14*
*5.1.6 Reporting ..... 14*
5.2 Material Handling and Excavation ..... 14

5.3 Soil/Fill Characterization ..... 15
5.4 Transport and Off-Site Disposal ..... 15
5.5 Imported Backfill ..... 15

**6.0 RECOMMENDATIONS ..... 16**

6.1 Amendments to the SMP ..... 16
6.2 Amendments to the Frequency of PRR Submissions ..... 16
6.3 Proposed Discontinuation of SMP ..... 16

**7.0 GREEN REMEDIATION EVALUATION ..... 17**

7.1 Waste Generation ..... 17
7.2 Energy Usage ..... 17
7.3 Emissions ..... 18
7.4 Water Usage ..... 19
7.5 Land and/or Ecosystems ..... 19
7.6 Goals for SMP Activities in 2025 ..... 19

**8.0 CERTIFICATION ..... 20**

## FIGURES

Figure 1 Site Location Map
Figure 2 Site Layout Plan
Figure 3 Post-Remediation Site Conditions
Figure 4 Groundwater Sample Analytical Results Map

## APPENDICES

Appendix A Environmental Easement and Site Survey
Appendix B Quarterly Groundwater Monitoring Reports
Appendix C IC Certification Form
Appendix D Site Inspection Forms
Appendix E Photograph Log
Appendix F IDW Manifest

# 1.0 INTRODUCTION

Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C. (Langan) prepared this Periodic Review Report (PRR) for the 250 Water Street Brownfield Cleanup Program (BCP) Site No. C231127 (the site). The site was remediated pursuant to a Brownfield Cleanup Agreement, dated August 1, 2019, and a Certificate of Completion was issued on December 29, 2023. This PRR was prepared on behalf of 250 Seaport District, LLC (c/o Seaport Entertainment Group) (referred to herein as the Volunteer) in accordance with the New York State Department of Environmental Conservation (NYSDEC)-approved December 28, 2023 Site Management Plan (SMP).

The December 28, 2023 SMP requires a periodic review of all institutional controls (IC) and groundwater monitoring as part of the final remedy for the site, as defined in the executed Certificate of Completion (CoC), dated December 29, 2023. This PRR covers the reporting period from December 29, 2023 through April 29, 2025.

## 1.1 Site Description

The about 48,057-square-foot (1.103 acre) site is located at 250 Water Street in New York, New York and is identified as Block 98, Lot 1 on the Borough of Manhattan Tax Map. The site is bound by Pearl Street to the northwest (project north), Peck Slip to the northeast (project east), Water Street to the southeast (project south), and Beekman Street to the southwest (project west). The boundaries of the site are fully described in the metes and bounds description included in the recorded Environmental Easement (EE), which is provided as Appendix A. A site location map and a site layout plan are included as Figures 1 and 2, respectively.

As of the date of this PRR, the site remains undeveloped and has not been occupied since receipt of the CoC in December 2023. The contemplated redevelopment plan currently includes a multi-story residential building with affordable housing, office, retail, and community space.

## 1.2 Site Background and Environmental History

The site and surrounding area are in an urban setting historically characterized by residential, commercial, and industrial development. Historical uses of the site include a factory (cast-iron stoves, boilers, radiators, and other unknown uses), an oil company, a printer, a metal works facility, a chemicals and glue company, thermometer factories/workshops, a garage with two 550-gallon underground storage tanks (USTs), a machine shop, and a gasoline service station.

The investigations listed below describe original site conditions prior to implementation of the remedy and were performed to characterize the nature and extent of site contamination and to confirm environmental conditions and subsurface geology. This information was used to develop remediation and mitigation strategies for the site:

- September 2015 Phase I Environmental Site Assessment (ESA), prepared by Langan
- November 2015 Phase II Environmental Site Investigation (ESI) Report, prepared by Langan
- June 2018 Phase I Environmental Site Assessment, prepared by Langan
- May 2020 Remedial Investigation Work Plan (RIWP), prepared by Langan
- June 2021 Remedial Investigation Report (RIR), prepared by Langan

The following additional reports were prepared on behalf of the Volunteer prior to remedy implementation:

- November 2021 Remedial Action Work Plan (RAWP), prepared by Langan
- February 2022 Remedial Design Investigation Work Plan (RDIWP), prepared by Langan
- May 2022 Remedial Design Report (RDR), prepared by Langan
- May 2022 Waste Characterization Report (WCR), prepared by Langan

Pre-remediation contaminants of concern included semivolatile organic compounds (SVOCs), pesticides, polychlorinated biphenyls (PCBs), and metals associated with site-wide historic fill, petroleum- and tar-related volatile organic compounds (VOCs) and SVOCs associated with former USTs and associated spill (Spill No. 1507371), treated timber pile/cribbing, and mercury-impacted soil/fill associated with former thermometer factories and workshops at the site. Chlorinated volatile organic compounds (CVOCs) were identified in soil vapor, and per- and polyfluoroalkyl substances (PFAS) were identified in soil and groundwater; however, no on-site source was identified during the remedial investigations performed at the site.

### 1.3 Summary of Remedial Action

The selected remedy was implemented in accordance with the NYSDEC-approved November 9, 2021 RAWP and the November 15, 2021 Decision Document (DD), and a Track 2 Restricted Use – Restricted Residential (RURR) cleanup was achieved. A detailed

account of the remedy is provided in the December 28, 2023 Final Engineering Report (FER), and is summarized as follows:

1. Development and implementation of a remedial design investigation, which included a waste characterization and test pit investigation to evaluate potential air quality during excavation and exposed soil conditions. The results of the test pit investigation are summarized in the May 2022 RDR, prepared by Langan, and were used to inform mitigation measures to be implemented during remediation.
2. Installation of support-of-excavation (SOE), which included:
    a. A shallow perimeter SOE system, consisting of soldier piles, lagging, tiebacks, walers, and a shallow soil-mix wall to accommodate remedial excavation to depths immediately above the groundwater table;
    b. Steel sheet pile walls to accommodate remedial excavation for the removal of the RAWP-defined petroleum hotspot and for the installation of a building foundation element; and
    c. A perimeter containment cut-off wall (soil-mix/secant pile wall), spanning from above the groundwater table to bedrock, to facilitate site-wide dewatering and to accommodate remedial excavation below the groundwater table.
3. Dewatering to accommodate remedial excavations and to remediate on-site petroleum-impacted groundwater. Approximately 12,886,600 gallons of petroleum-impacted groundwater were extracted and treated through on-site treatment systems (settling tank, particulate bag filters, and activated carbon tanks) prior to permitted discharge to the combined sewer in accordance with New York City Department of Environmental Protection (NYCDEP) temporary discharge Permit Nos. C001446396, C001712214, and C002547552.
4. Import and temporary placement of 3,064.96 tons of NYSDEC-approved virgin crushed stone and/or clean bluestone for stabilization of the site and installation/maintenance of stabilized construction entrances during remediation, and for the installation of a temporary site cover following achievement of the Track 2 remedy.
5. Excavation and removal of soil/fill in the following areas:
    a. Excavation of soil/fill to approximately 16 feet bgs (below grade surface) (el -1.5 feet, referenced to the North American Vertical Datum of 1988

[NAVD88]) for removal and off-site disposal of approximately 9,475.77 tons of mercury-impacted soil/fill in the RAWP-defined mercury hotspot.

b. Excavation of soil/fill to approximately 16 to 19 feet bgs (el -8.0 feet NAVD88) for removal and off-site disposal of approximately 7,420.22 tons of the petroleum-impacted soil/fill in the RAWP-defined petroleum hotspot.

c. Excavation across the site to approximately 11 to 16 feet bgs (ranging from about el -6 to el 3 feet) for removal and off-site disposal of approximately 22,771.82 tons of contaminated soil/fill (including approximately 4,172.52 tons of hazardous lead-impacted soil/fill) for the achievement of Track 2 RURR soil cleanup objectives (SCOs).

6. Screening of soil/fill for visual, olfactory, and instrumental (photoionization detector [PID] and mercury vapor analyzer) evidence of contamination during intrusive work.

7. Off-site disposal of 39,667.81 tons of contaminated soil/fill in accordance with federal, state, and local rules and regulations for handling, transport, and disposal, which included:

   a. Approximately 9,475.77 tons of non-hazardous mercury-impacted soil/fill;

   b. Approximately 7,420.22 tons of non-hazardous petroleum-impacted soil/fill;

   c. Approximately 18,599.30 tons of non-hazardous soil/fill; and

   d. Approximately 4,172.52 tons of hazardous lead-impacted soil/fill.

8. Decommissioning, removal, and administrative closure of nine 550-gallon underground storage tanks (USTs) and one 1,080-gallon UST in accordance with applicable federal, state, and local regulations.

9. Collection and analysis of 54 confirmation endpoint soil samples (plus quality assurance/quality control [QA/QC] samples) from the base of the excavation to confirm achievement of the Track 2 RURR SCOs and to document post-remediation soil quality.

10. Installation of temporary groundwater monitoring wells, and collection of four groundwater samples in accordance with the Remedial Design for Groundwater Monitoring to evaluate the performance of the groundwater remedy.

11. Import and placement of approximately 12,308.05 tons of NYSDEC-approved fill meeting the lower of the NYSDEC Part 375 RURR and/or protection of groundwater (PGW) SCOs to backfill over-excavated areas of the site to depths above the groundwater table and to cover areas of the site where endpoint samples exceeded the RURR SCOs at a depth of 15 feet bgs.

The following ICs were implemented to address remaining contamination at the site following remediation and to limit the use of the site to restricted-residential use:

- Establishment of an EE for the site, which requires compliance with the NYSDEC-approved SMP;
- Limitation of site use and development to restricted-residential, commercial and industrial uses only;
- Restriction of groundwater as a source of potable or process water (without the necessary water quality treatment as determined by the NYSDEC and New York State Department of Health [NYSDOH]);
- Prohibition of vegetable gardens and farming in residual site soils;
- Establishment of the requirement for a soil vapor intrusion evaluation for any future buildings developed within the IC boundaries;
- Quarterly groundwater monitoring at a frequency defined in the approved SMP; and
- Periodic inspection, monitoring, and certification of ICs in accordance with the NYSDEC-approved SMP.

### 1.4 Effectiveness of the Remedial Program

The remedial program was designed to eliminate and mitigate environmental and potential human health exposure to adverse environmental conditions that were present in soil, groundwater and soil vapor underlying the site. The ICs for the certification period achieved the remedial objectives.

### 1.5 Compliance with the Site Management Plan

All ICs remain in place for the certification period and continue to be effective.

## 1.6 Recommendations

### 1.6.1 Amendments to the SMP

As described in Section 3.2, the results of quarterly groundwater sampling demonstrated that bulk reduction (as defined in the July 2023 Remedial Design for Groundwater Monitoring) of petroleum-related VOCs and SVOCs was achieved in groundwater following source removal and groundwater treatment. A request to discontinue groundwater monitoring at the site was submitted to the NYSDEC and was approved on September 5, 2024. Quarterly groundwater monitoring reports and NYSDEC approval to discontinue groundwater monitoring are included in Appendix B.

No other changes to the SMP are recommended at this time.

# 2.0 PERIODIC REVIEW REPORT CERTIFICATION

## 2.1 Institutional Controls

The NYSDEC confirmed that a Track 2 remedy was achieved and issued a CoC in December 2023. An EE was executed to (1) prevent future exposure to remaining contamination; and (2) limit the use and development of the site to restricted-residential, commercial, and industrial uses only. There have been no changes or actions since the NYSDEC issued the COC that would require modification to the EE. A copy of the EE is included as Appendix A.

## 2.2 Engineering Controls

Engineering controls (ECs) were not installed as part of the Track 2 remediation; however, the site is capped with a temporary cover that prevents exposure to remaining contamination that remains below 15 feet bgs. The temporary cover includes an about 6-inch-thick layer of 3/4-inch virgin stone followed by a demarcation layer and Track-2 compliant soil. The post-remediation site condition is shown on Figure 3.

## 2.3 Institutional Controls Certification

The certification period covered by this report is December 29, 2023 through April 29, 2025. An annual site inspection and quarterly groundwater sampling were performed, as described in Section 3.0 and as certified by the owner and Professional Engineer (PE) in the IC/EC Certificate Form. The completed and signed IC/EC Certificate Form is provided as Appendix C.

# 3.0 ANNUAL INSPECTIONS AND SAMPLING

Langan performed an annual site inspection and collected quarterly groundwater samples in accordance with the requirements of the SMP. The results of the annual site inspection and quarterly groundwater sampling are further described in the following sections.

## 3.1 Site-Wide Inspection

Langan performed an annual inspection of the site on April 29, 2025. Because there are no engineering controls, the inspection was completed primarily to confirm site use complied with the IC (restricted-residential). Although not an engineering control, the temporary site cover appeared to be intact on the date of the inspection. A site inspection form and photograph log are included as Appendix D and Appendix E, respectively.

## 3.2 Quarterly Groundwater Sampling

The NYSDEC-approved SMP requires quarterly groundwater monitoring to assess the efficacy of source material excavation and groundwater extraction and treatment performed during the remedy by demonstrating a bulk reduction in petroleum-related VOCs and SVOCs in groundwater over two consecutive sampling events. Two monitoring wells (MW35 and MW36) were installed in accordance with the July 2023 Remedial Design for Groundwater Monitoring and Langan performed quarterly groundwater sampling during Q1 and Q2 of 2024, following receipt of the CoC in December 2023.

Groundwater sampling and monitoring consisted of the following tasks:

- Collection of water level measurements;
- Measurement of total VOCs within both monitoring well headspaces using a PID, and
- Collection and analysis of groundwater samples, plus QA/QC from monitoring wells MW35 and MW36.

Groundwater monitoring well locations are shown on Figure 4.

### 3.2.1 Groundwater Sampling and Analysis

Prior to groundwater sample collection at each well, total VOC headspace measurements were collected using a RAE Systems, Inc. MiniRAE 3000 PID. Water level measurements were collected using a Solinst® interface probe. A peristaltic pump with dedicated polyethylene tubing was used to purge and sample the groundwater monitoring wells.

During purging, the turbidity, pH, temperature, conductivity, oxidation-reduction potential (ORP), and dissolved oxygen (DO) were monitored using a Horiba U-52 water quality meter with a flow-through cell. Groundwater was purged until water quality parameters were stabilized or until one hour of purging had elapsed. Measurements were recorded on Langan field sampling forms.

After purging, groundwater samples were collected directly from the dedicated tubing into laboratory-supplied sample glassware that was sealed, labeled, and placed into ice-chilled coolers. The samples were submitted to Pace Analytical Services (formerly Alpha Analytical, Inc.), a NYSDOH Environmental Laboratory Approval Program (ELAP)-accredited laboratory for analysis of Part 375/target compound list (TCL) VOCs and SVOCs.

### 3.2.2 Investigative Derived Waste

Purged groundwater, decontamination fluids and/or spent personal protective equipment (PPE) generated during the two groundwater sampling events were containerized into four United Nations/Department of Transportation (UN/DOT)-approved 55-gallon drums and were transported to the Dale Transfer Corporation in West Babylon, New York for off-site disposal.

### 3.2.3 Conclusions and Recommendations

Based on the laboratory analytical results from the first two quarterly groundwater sampling events, Langan concluded that a sustained bulk reduction (greater than 90%) of petroleum-related VOCs and SVOCs has been achieved in groundwater following source removal and groundwater extraction/treatment performed during the remediation. Following receipt of analytical results for the Q2 2024 groundwater sampling event, a request was submitted to the NYSDEC to discontinue quarterly groundwater monitoring. The NYSDEC approved the request on September 5, 2024.

Quarterly groundwater monitoring reports and NYSDEC correspondence related to the discontinuation of groundwater monitoring are provided as Appendix B.

## 4.0 COMPLIANCE WITH SMP

Specific SMP measures are described in the following sections.

### 4.1 Construction Health and Safety Plan

The annual site inspection and quarterly groundwater monitoring were performed in compliance with the site-specific CHASP and applicable laws and regulations. The health and safety program manager for Langan is William Bohrer, PG.

### 4.2 Community Air Monitoring Plan

The Community Air Monitoring Plan (CAMP) was not implemented due to a lack of ground-intrusive work during the reporting period.

### 4.3 Excavation Work Plan

The Excavation Work Plan (EWP) provides details for managing soil, including excavation, material handling, stockpile management, transport, and disposal. The plan includes controls to guide effective remedial activities in compliance with applicable laws and regulations. No excavation was conducted on-site during the reporting period; therefore, the EWP was not implemented.

### 4.4 Deviations from the Site Management Plan

No deviations from the SMP were noted during the reporting period from December 29, 2023 through April 29, 2025.

## 5.0 SMP OPERATION DESCRIPTION

Other than the aforementioned groundwater sampling, SMP operations were not implemented throughout the reporting period.

### 5.1 Site Controls

#### 5.1.1 Erosion and Dust Control

Ground-intrusive activities were not conducted during this reporting period and therefore, the SMP erosion and dust control techniques were not implemented.

#### 5.1.2 Soil Screening

Remaining contamination was not disturbed during this reporting period; therefore, soil screening for staining, odors, and elevated PID readings was not implemented.

#### 5.1.3 Stockpile Management

Remaining contamination was not stockpiled during this reporting period; therefore, stockpile methods were not implemented

#### 5.1.4 Truck Inspection

Remaining contamination was not excavated for off-site disposal from the site during this reporting period; therefore, truck inspections were not necessary.

#### 5.1.5 Nuisance Control

Community nuisance complaints were not received during this reporting period.

#### 5.1.6 Reporting

Langan performed the annual site inspection. Observations were recorded in a field book that included a project number and a summary of locations where inspection was performed.

A photograph log documenting the annual inspection is provided in Appendix D.

### 5.2 Material Handling and Excavation

Purged groundwater, decontamination fluids and spent PPE generated during the two groundwater sampling events were containerized into four UN/DOT-approved 55-gallon drums.

## 5.3 Soil/Fill Characterization

Soil/fill characterization was not conducted during this reporting period.

## 5.4 Transport and Off-Site Disposal

On June 7, 2024, AARCO Environmental Services exported the four 55-gallon drums containing purged groundwater, decontamination fluids, and spent PPE to the Dale Transfer Corp., a NYSDEC-permitted transfer facility in West Babylon, New York. A copy of the facility-signed manifest for off-site disposal is included in Appendix F.

## 5.5 Imported Backfill

Backfill was not imported during this reporting period.

# 6.0 RECOMMENDATIONS

## 6.1 Amendments to the SMP

As described in Section 3.2, the results of quarterly groundwater sampling demonstrated that bulk reduction (as defined in the July 2023 Remedial Design for Groundwater Monitoring) of petroleum-related VOCs and SVOCs was achieved in groundwater following source removal and groundwater treatment. A request to discontinue groundwater monitoring at the site was submitted to the NYSDEC and was approved on September 5, 2024. Quarterly groundwater monitoring reports and NYSDEC approval to discontinue groundwater monitoring are included in Appendix B.

## 6.2 Amendments to the Frequency of PRR Submissions

No changes to the frequency of PRR submissions are recommended at this time.

## 6.3 Proposed Discontinuation of SMP

Discontinuation of the SMP is not recommended at this time.

## 7.0 GREEN REMEDIATION EVALUATION

The NYSDEC Division of Environmental Remediation (DER)-31 Green Remediation Policy requires that green remediation concepts and techniques be considered during all stages of the remedial program (including site management), with the goal of improving the sustainability of the cleanup and summarizing the net environmental benefit of any implemented green technology. This section provides a discussion and evaluation of environmental impacts associated with implementation of the SMP during the 2023 to 2025 reporting period, and a summary of green remediation goals for the 2025 to 2026 reporting period.

Green remediation principles and techniques were implemented to the extent feasible in the SMP phase of the remedy per DER-31. The green remediation components evaluated were as follows:

- Waste Generation
- Energy Usage
- Emissions
- Water Usage
- Land and/or Ecosystems

A summary of remediation goals for the 2025 to 2026 reporting period is provided at the end of the section.

### 7.1 Waste Generation

Waste generation considers the management of waste associated with SMP activities and any waste reduction projects including, but not limited to, material reuse and recycling. For the groundwater sampling conducted this period, minimal waste (less than 100 feet of tubing and less than one box of disposable gloves) was generated and electronic means of data collection (e.g., tablets) were used to reduce paper consumption during performance monitoring events and SMP activities.

### 7.2 Energy Usage

Energy usage considers the electrical usage for operation of remedial systems and site lighting needed for SMP activities. There is no remedial system in place that requires continued energy usage; however, energy is used on occasion when inspections and/or groundwater monitoring events are conducted that require electronic equipment.

The estimated energy usage associated with each groundwater monitoring event is summarized below:

| Item | Estimated Power Usage (kWh) | Estimated Carbon Footprint (pounds CO2) | Comment |
|---|---|---|---|
| Field Sampling Equipment | 0.70 | 0.62 | PID and groundwater sampling equipment |

### 7.3 Emissions

Emissions tracking considers the fuel usage for transportation to and from the site for inspections and/or sampling, and operation of gas-powered generators, etc.

Fuel usage is required for transportation of personnel to and from the site, and transportation associated with screening/sampling equipment. During the 2023 to 2025 reporting period, fuel usage was required for transportation of personnel and equipment as follows:

- Langan Personnel: Originating at the Langan office in New York City, three trips to/from the site were conducted for the annual site inspection and for the two quarterly groundwater monitoring events.
- AARCO Personnel: Originating at the AARCO workshop in Lindenhurst, New York, one trip to/from the site was conducted to transport investigation-derived waste from the site to Dale Transfer Corp., in West Babylon, New York.
- Screening/Sampling Equipment: Originating at the Pine Environmental Services LLC office in Windsor, NJ, two trips to/from the Langan office in NYC were conducted for transportation of screening/sampling equipment used during the two quarterly groundwater monitoring events.
- Laboratory Courier: Originating at the Pace Analytical Laboratory (Pace) service center in Mahwah, NJ, two trips to the site were conducted to transport groundwater samples via courier service from the site to Pace's laboratory facility in Westborough, MA for analysis.

Estimated emissions during the reporting period are summarized below:

| Item | NOx Emissions (g) | SOx Emissions (g) |
|---|---|---|
| Langan Personnel Transportation | 5.08 | 0.18 |
| Laboratory Courier Services | 61.76 | 2.18 |
| Sampling Equipment Courier Services | 34.97 | 1.23 |
| Drum Disposal | 281.22 | 114.38 |

### 7.4 Water Usage

Water usage considers sources of water for tasks such as decontamination, irrigation, etc. Less than five gallons of water was used for equipment decontamination during the two groundwater monitoring events conducted during this period.

### 7.5 Land and/or Ecosystems

Land and/or ecosystems considers any disturbances and restoration of land and/or ecosystems as part of the implementation/operation of the remedy. No disturbances or restoration of land and/or ecosystems are required as part of SMP activities.

### 7.6 Goals for SMP Activities in 2025

Goals for the project to incorporate green remediation principles and techniques during future SMP operations and/or site redevelopment include:

- Continued focus on reducing sampling-related waste and use of non-disposable supplies as often as possible;
- Use of public transit by personnel when possible;
- Use of in-house equipment and supplies to prevent indirect fuel usage by third-party delivery drivers; and
- Tracking of detailed green remediation components to generate an environmental footprint analysis for the 2025 to 2026 reporting period.

Langan will continue to evaluate green remediation concepts and techniques for inclusion in site management, with the goal of improving the sustainability of the SMP activities.

## 8.0 CERTIFICATION

For each IC identified for the site, I certify to the best of my knowledge that all of the following statements are true:

- The inspection of the site to confirm the effectiveness of the ICs required by the remedial program was performed under my direction;
- The IC employed at this site is unchanged from the date the control was put in place, or last approved by the NYSDEC;
- Nothing has occurred that would impair the ability of the control to protect the public health and environment;
- Nothing has occurred that would constitute a violation or failure to comply with any site management plan for this control;
- Access to the site will continue to be provided to the NYSDEC to evaluate the remedy, including access to evaluate the continued maintenance of this control;
- If a financial assurance mechanism is required under the oversight document for the site, the mechanism remains valid and sufficient for the intended purpose under the document;
- Use of the site is compliant with the environmental easement;
- To the best of my knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program and generally accepted engineering practices; and
- The information presented in this report is accurate and complete.
- No new information has come to the PE's attention, including groundwater monitoring data from wells located at the site boundary, to indicate that the assumptions made in the qualitative exposure assessment of off-site contamination are no longer valid.

I certify that all information and statements in this certification form 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.

I, Jason Hayes, PE, of Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C., have been authorized and designated by all site owners/remedial parties to sign this certification for the site.

Jason J. Hayes

New York State Professional Engineer No. 089481

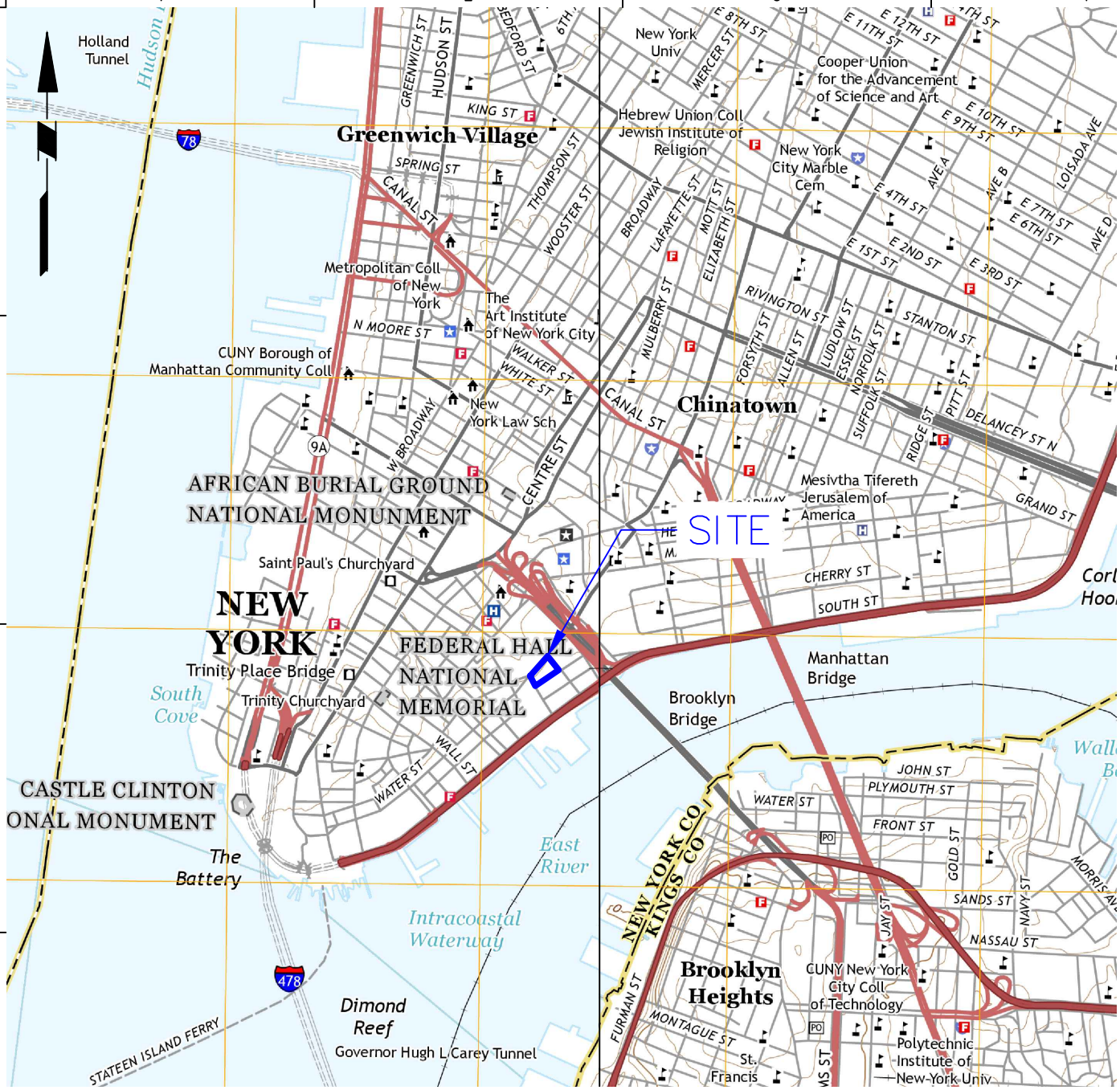
5/29/2025
Date

Signature




It is a violation of Article 130 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 130, New York State Education Law.

# FIGURES




NOTES

1. BASE MAP IS REFERENCED FROM THE UNITED STATES GEOLOGICAL SURVEY 7.5 MINUTE SERIES QUADRANGLE MAP OF JERSEY CITY, NEW JERSEY, AND BROOKLYN, NEW YORK, DATED 2016.

2000 0 1000 2000

SCALE IN FEET

**WARNING:** IT IS A VIOLATION OF THE NYS EDUCATION LAW ARTICLE 145 FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS ITEM IN ANY WAY.


LANGAN

Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.

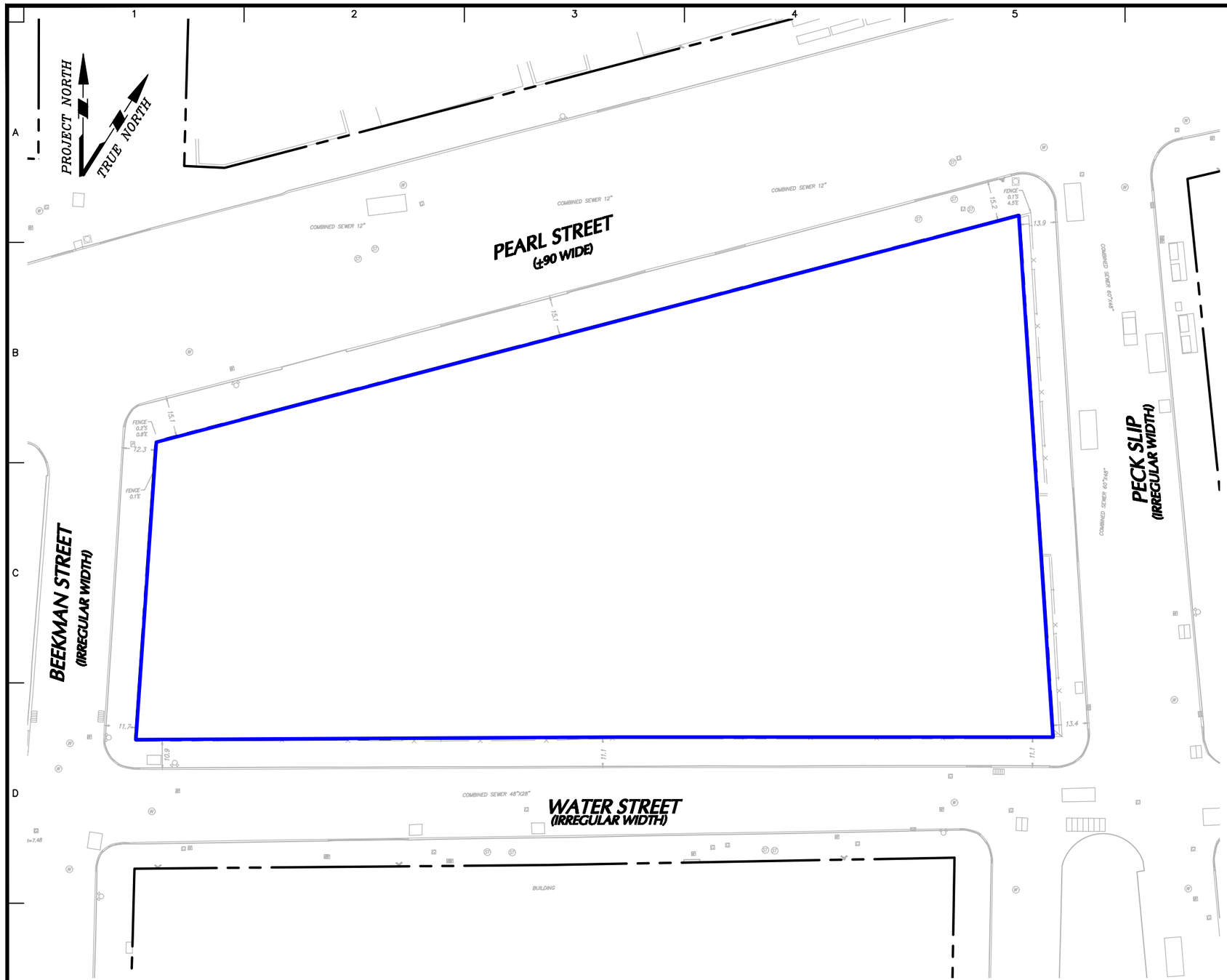
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001

T: 212.479.5400 F: 212.479.5444 www.langan.com


| Project | Figure Title | Project No. | Figure No. |
|---|---|---|---|
| 250 WATER STREET<br>BLOCK No. 98, LOT No. 1<br>CITY<br>NEW YORK NEW YORK | SITE LOCATION MAP | 170381202<br>Date 12/15/2023<br>Drawn By MA<br>Checked By PM | 1 |

© 2023 Langan

Filename: \\langan.com\data\NY\data2\170381202\Project Data\CAD\02\SheetFiles\Environmental\BCP FER\Figure 1 - Site Location Map.dwg Date: 12/26/2023 Time: 13:39 User: mau Style Table: Langan.stb Layout: ANSIA-BP




LEGEND

APPROXIMATE SITE BOUNDARY SUBJECT TO THE RECORDED ENVIRONMENTAL EASEMENT (APPENDIX A)

NOTES

1. BASE MAP IS FROM THE SURVEY DRAWING ALTA/NSPS LAND TITLE SURVEY, COMPLETED BY LANGAN, DATED JUNE 07, 2018.
2. ELEVATIONS ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
3. THE METES AND BOUNDS OF THE PROPERTY ARE FULLY DESCRIBED IN THE RECORDED ENVIRONMENTAL EASEMENT, PROVIDED AS APPENDIX A OF THE FINAL ENGINEERING REPORT.

**WARNING:** IT IS A VIOLATION OF THE NYS EDUCATION LAW ARTICLE 145 FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS ITEM IN ANY WAY.

40 0 10 25 40
SCALE IN FEET

LANGAN
Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001
T: 212.479.5400 F: 212.479.5444 www.langan.com

| | |
|---|---|
| Project | 250 WATER STREET |
| | BLOCK No. 98, LOT No. 1 |
| | CITY NEW YORK NEW YORK |
| Figure Title | SITE PLAN |
| Project No. | 170381202 |
| Date | 12/15/2023 |
| Drawn By | JF |
| Checked By | PM |
| Figure No. | 2 |

© 2023 Langan

Filename: \\langan.com\data\NY\data2\170381202\Project Data\CAD\02\SheetFiles\Environmental\BCP FER\Figure 2 & 3 - Site Plan - Air Monitoring Location Map.dwg Date: 12/26/2023 Time: 12:18 User: mau Style Table: Langan.stb Layout: Figure 2




LEGEND

- APPROXIMATE SITE BOUNDARY
- BACKFILLED WITH BETWEEN 0.5 TO 2 FEET OF IMPORTED 3/4-INCH VIRGIN STONE ABOVE A LAYER OF GEOTEXTILE FILTER FABRIC
- BACKFILLED WITH BETWEEN ABOUT 1 AND 3 FEET OF IMPORTED FILL MEETING THE LOWER OF THE NYSDEC PART 375 PGW AND/OR RURR SCOs
- BACKFILLED WITH BETWEEN ABOUT 3 AND 6 FEET OF IMPORTED FILL MEETING THE LOWER OF THE NYSDEC PART 375 PGW AND/OR RURR SCOs
- BACKFILLED WITH ABOUT 9 FEET OF IMPORTED FILL MEETING THE LOWER OF THE NYSDEC PART 375 PGW AND/OR RURR SCOs
- APPROXIMATE LOCATION OF CONSTRUCTION RAMP CONSISTING OF IMPORTED FILL MEETING THE LOWER OF THE NYSDEC PART 375 PGW AND/OR RURR SCOs FOLLOWED BY IMPORTED 1.5-INCH STONE
- EL X.X — APPROXIMATE EXTENTS OF DEMARCATION LAYER CONSISTING OF GEOTEXTILE FILTER FABRIC (APPROXIMATE ELEVATION OF THE DEMARCATION LAYER IS SHOWN IN EACH AREA)

NOTES

1. BASE MAP IS FROM THE TOPO SURVEY - CONTOUR, PREPARED FOR 250 WATER STREET, COMPLETED BY NEW YORK CITY LAND SURVEYORS, PC, DATED DECEMBER 27, 2022.
2. ELEVATIONS ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
3. BACKFILL AREAS ARE APPROXIMATE AND BASED ON FIELD MEASUREMENTS.
4. FINAL BACKFILLED CONDITION RANGES FROM ABOUT ± EL 1 TO ± EL -1 FEET NAVD88. FINAL ELEVATIONS ARE INCLUDED IN THE "TOP OF BACKFILL" SURVEY PROVIDED AS APPENDIX C OF THE SITE MANAGEMENT PLAN.
5. NYSDEC = NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION
6. SCO = SOIL CLEANUP OBJECTIVE
8. PGW = PROTECTION OF GROUNDWATER
9. RURR = RESTRICTED USE RESTRICTED-RESIDENTIAL

**WARNING:** IT IS A VIOLATION OF THE NYS EDUCATION LAW ARTICLE 145 FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS ITEM IN ANY WAY.

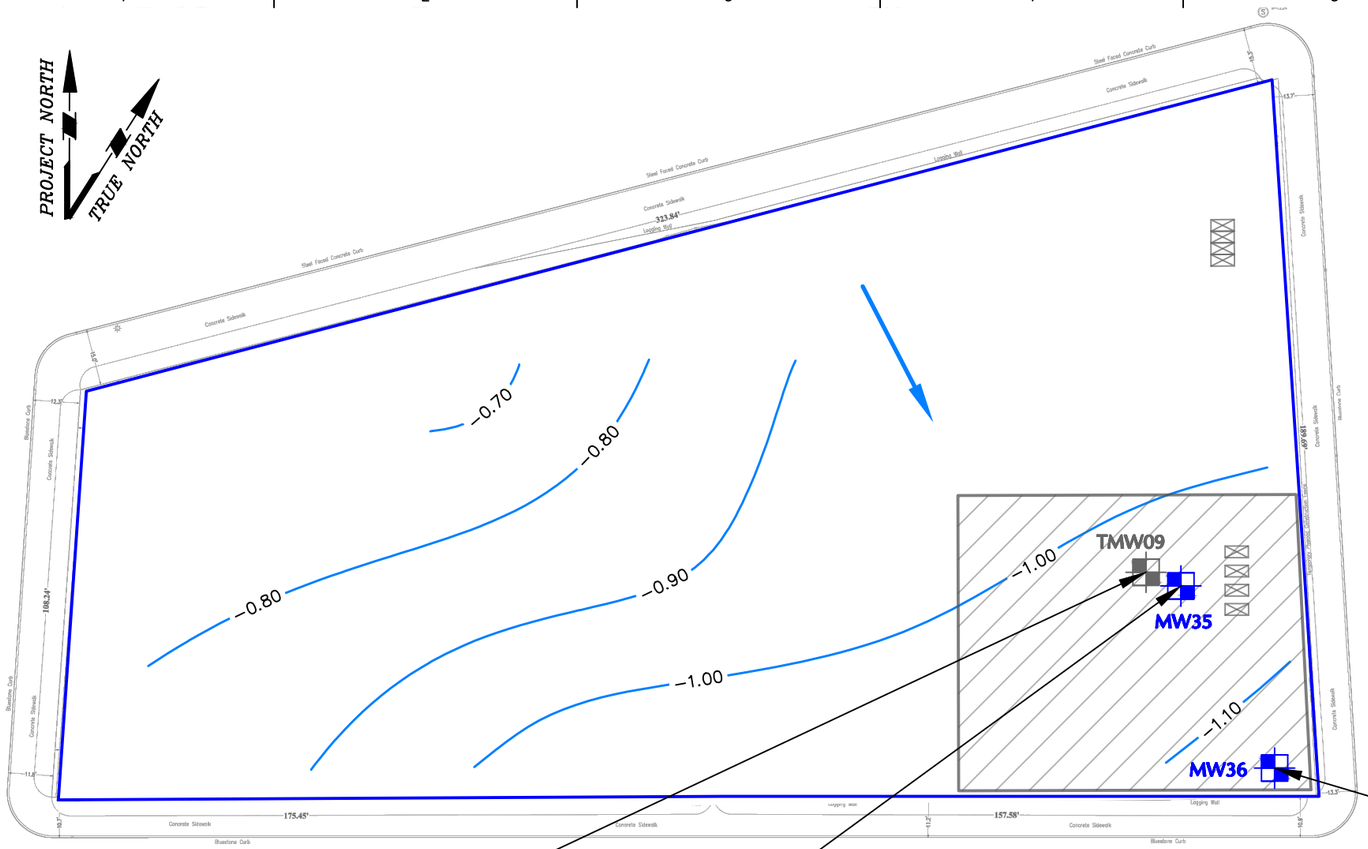
40 0 10 25 40
SCALE IN FEET

LANGAN
Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001
T: 212.479.5400 F: 212.479.5444 www.langan.com

| | |
|---|---|
| Project | 250 WATER STREET<br>BLOCK No. 98, LOT No. 1<br>CITY<br>NEW YORK NEW YORK |
| Figure Title | POST-REMEDIATION SITE CONDITIONS |
| Project No. | 170381202 |
| Date | 12/15/2023 |
| Drawn By | JF |
| Checked By | PM |
| Figure | 3 |

© 2023 Langan

Filename: \\langan.com\data\NY\data2\170381202\Project Data\CAD\02\SheetFiles\Environmental\BCP FER\Figure 8 - Backfill Extents Map.dwg Date: 12/27/2023 Time: 16:57 User: mau Style Table: Langan.stb Layout: Figure 8 - Backfill Extents Map




LEGEND

- APPROXIMATE SITE BOUNDARY
- −0.90 — GROUNDWATER CONTOUR
- APPROXIMATE GROUNDWATER FLOW DIRECTION
- TMW09 — APPROXIMATE LOCATION OF PHASE II ESI OR RI GROUNDWATER MONITORING WELL
- MW35 — GROUNDWATER MONITORING WELL LOCATION
- APPROXIMATE LOCATION OF FORMER UNDERGROUND STORAGE TANK
- APPROXIMATE PHASE 1 DEWATERING AREA

| Analyte | NYSDEC SGVs |
|---|---|
| **VOCs** | |
| 1,2,4,5-Tetramethylbenzene | 5 |
| 1,2,4-Trimethylbenzene | 5 |
| 1,3,5-Trimethylbenzene (Mesitylene) | 5 |
| Benzene | 1 |
| Cymene | 5 |
| Ethylbenzene | 5 |
| Isopropylbenzene (Cumene) | 5 |
| M,P-Xylene | 5 |
| Naphthalene | 10 |
| n-Butylbenzene | 5 |
| n-Propylbenzene | 5 |
| o-Xylene (1,2-Dimethylbenzene) | 5 |
| Sec-Butylbenzene | 5 |
| Toluene | 5 |
| Total Xylenes | 5 |
| **SVOCs** | |
| 1,4-Dioxane (P-Dioxane) | 0.35 |
| 2,4-Dimethylphenol | 1 |
| Acenaphthene | 20 |
| Benzo(a)anthracene | 0.002 |
| Benzo(a)pyrene | 0 |
| Benzo(b)fluoranthene | 0.002 |
| Benzo(k)fluoranthene | 0.002 |
| Biphenyl (Diphenyl) | 5 |
| Chrysene | 0.002 |
| Indeno(1,2,3-cd)pyrene | 0.002 |
| Naphthalene | 10 |
| Phenanthrene | 50 |
| Phenol | 1 |

| Location | Baseline | MW-35 | MW-35 | MW-35 |
|---|---|---|---|---|
| Sample Name | TMW09_100315 | MW-35_030124 | DUP01_030124 | MW-35_053124 |
| Sample Date | 10/03/2015 | 03/01/2024 | 03/01/2024 | 05/31/2024 |
| **VOCs** | | | | |
| 1,2,4,5-Tetramethylbenzene | **550 J** | <2 UJ | <2 UJ | <2 U |
| 1,2,4-Trimethylbenzene | **6,100** | <2.5 U | <2.5 U | <2.5 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | **1,800** | <2.5 U | <2.5 U | <2.5 U |
| Benzene | **330** | <0.5 U | <0.5 U | 0.21 J |
| Cymene | **83 J** | <2.5 U | <2.5 U | <2.5 U |
| Ethylbenzene | **1,800** | <2.5 U | <2.5 U | <2.5 U |
| Isopropylbenzene (Cumene) | **240 J** | <2.5 U | <2.5 U | <2.5 U |
| M,P-Xylene | **8,400** | <2.5 U | <2.5 U | <2.5 U |
| Naphthalene | **1,700 J** | <2.5 UJ | <2.5 UJ | <2.5 U |
| n-Butylbenzene | **240 J** | <2.5 U | <2.5 U | <2.5 U |
| n-Propylbenzene | **760** | <2.5 U | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | **3,400** | <2.5 U | <2.5 U | <2.5 U |
| Sec-Butylbenzene | **86 J** | <2.5 U | <2.5 U | <2.5 U |
| Toluene | **2,700** | <2.5 U | <2.5 U | <2.5 U |
| Total Xylenes | **12,000** | <2.5 U | <2.5 U | <2.5 U |
| Total BTEX | 16630 | ND | ND | 0.21 |
| Total VOCs | 40189 | 6.5 | 7.1 | 2.41 |
| **SVOCs** | | | | |
| 1,4-Dioxane (P-Dioxane) | NA | <0.144 U | <0.156 U | **0.372 J+** |
| 2,4-Dimethylphenol | **7.6** | <5 U | <5 U | <5 UJ |
| Acenaphthene | **53** | 0.2 J | 0.34 J | 0.32 |
| Benzo(a)anthracene | **4.6 J** | <0.1 U | **0.04 J** | **0.04 J** |
| Benzo(a)pyrene | **2.2 J** | <0.1 U | <0.1 U | <0.1 U |
| Benzo(b)fluoranthene | **2.8 J** | <0.1 U | <0.1 U | <0.1 U |
| Benzo(k)fluoranthene | <10 U | <0.1 U | <0.1 U | <0.1 U |
| Biphenyl (Diphenyl) | **28** | <2 U | <2 U | <2 U |
| Chrysene | **3.7 J** | <0.1 U | <0.1 U | <0.1 U |
| Indeno(1,2,3-cd)pyrene | <10 U | <0.1 U | <0.1 U | <0.1 U |
| Naphthalene | **540** | <0.1 U | <0.1 U | 0.19 J+ |
| Phenanthrene | **77** | <0.1 U | <0.1 U | 0.38 |
| Phenol | **44** | <5 U | <5 U | <5 U |

| Location | MW-36 | MW-36 | MW-36 |
|---|---|---|---|
| Sample Name | MW-36_030124 | MW-36_053124 | DUP01_053124 |
| Sample Date | 03/01/2024 | 05/31/2024 | 05/31/2024 |
| **VOCs** | | | |
| 1,2,4,5-Tetramethylbenzene | <2 UJ | <2 U | <2 U |
| 1,2,4-Trimethylbenzene | <2.5 U | <2.5 U | <2.5 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | <2.5 U | <2.5 U | <2.5 U |
| Benzene | <0.5 U | <0.5 U | <0.5 U |
| Cymene | <2.5 U | <2.5 U | <2.5 U |
| Ethylbenzene | <2.5 U | <2.5 U | <2.5 U |
| Isopropylbenzene (Cumene) | <2.5 U | <2.5 U | <2.5 U |
| M,P-Xylene | <2.5 U | <2.5 U | <2.5 U |
| Naphthalene | <2.5 UJ | <2.5 U | <2.5 U |
| n-Butylbenzene | <2.5 U | <2.5 U | <2.5 U |
| n-Propylbenzene | <2.5 U | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | <2.5 U | <2.5 U | <2.5 U |
| Sec-Butylbenzene | <2.5 U | <2.5 U | <2.5 U |
| Toluene | <2.5 U | <2.5 U | <2.5 U |
| Total Xylenes | <2.5 U | <2.5 U | <2.5 U |
| Total BTEX | ND | ND | ND |
| Total VOCs | 2.8 | ND | ND |
| **SVOCs** | | | |
| 1,4-Dioxane (P-Dioxane) | **2.33** | **4.8** | **4.39** |
| 2,4-Dimethylphenol | <5 U | <5 UJ | <5 UJ |
| Acenaphthene | 0.03 J | 0.21 | 0.18 |
| Benzo(a)anthracene | **0.03 J** | **0.04 J** | **0.09 J** |
| Benzo(a)pyrene | <0.1 U | <0.1 U | **0.07 J** |
| Benzo(b)fluoranthene | **0.02 J** | <0.1 U | **0.1** |
| Benzo(k)fluoranthene | <0.1 U | <0.1 U | **0.05 J** |
| Biphenyl (Diphenyl) | <2 U | <2 U | <2 U |
| Chrysene | **0.01 J** | <0.1 U | **0.09 J** |
| Indeno(1,2,3-cd)pyrene | <0.1 U | <0.1 U | **0.07 J** |
| Naphthalene | <0.1 U | <0.1 U | <0.1 U |
| Phenanthrene | <0.1 U | 0.18 | 0.2 |
| Phenol | <5 U | <5 U | <5 U |

NOTES:

1. BASE MAP IS REFERENCED FROM THE DRAWING TITLED TOPO SURVEY - CONTOUR, PREPARED BY NEW YORK CITY LAND SURVEYORS, P.C., DATED DECEMBER 27, 2022.
2. ELEVATIONS ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
3. GROUNDWATER COUNTOURS ARE REFERENCED FROM FIGURE 6A INCLUDED IN THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION (NYSDEC)-APPROVED REMEDIAL INVESTIGATION REPORT (RIR), TITLED 'GROUNDWATER ELEVATION CONTOUR MAP', DATED JANUARY 14, 2021.
4. GROUNDWATER ELEVATION CONTOUR INTERVAL IS 0.1 FOOT.
5. GROUNDWATER SAMPLE ANALYTICAL RESULTS ARE COMPARED TO THE NYSDEC TECHNICAL AND OPERATIONAL GUIDANCE SERIES (TOGS) 1.1.1 AMBIENT WATER QUALITY STANDARDS AND GUIDANCE VALUES (SGVs) FOR DRINKING WATER (CLASS GA).
6. ONLY VOCs AND SVOCs DETECTED AT CONCENTRATIONS ABOVE THE NYSDEC SGVs ARE SHOWN.
7. NYSDEC SGV EXCEEDANCES ARE HIGHLIGHTED AND IN BOLD.
8. µg/L = MICROGRAM PER LITER
9. VOC = VOLATILE ORGANIC COMPOUND
10. SVOC = SEMIVOLATILE ORGANIC COMPOUND
11. J = THE ANALYTE WAS DETECTED ABOVE THE METHOD DETECTION LIMIT BUT BELOW THE REPORTING LIMIT; THEREFORE, THE RESULT IS AN ESTIMATE.
12. J+ = THE REPORTED VALUE IS ESTIMATED ON THE HIGH SIDE.
13. J- = THE REPORTED VALUE MAY BE BIASED LOW. THE ACTUAL VALUE IS EXPECTED TO BE GREATER THAN THE REPORTED VALUE.
14. UJ = THE ANALYTE WAS NOT DETECTED AT A LEVEL GREATER THAN OR EQUAL TO THE REPORTING LIMIT; HOWEVER, THE REPORTED REPORTING LIMIT IS APPROXIMATE AND MAY BE INACCURATE OR IMPRECISE.
15. U = THE ANALYTE WAS ANALYZED FOR, BUT WAS NOT DETECTED AT A LEVEL GREATER THAN OR EQUAL TO THE LEVEL OF THE REPORTING LIMIT OR THE SAMPLE CONCENTRATION FOR RESULTS IMPACTED BY BLANK CONTAMINATION.
16. ND = THE ANALYTE WAS ANALYZED FOR, BUT WAS NOT DETECTED.
17. NA = THE ANALYTE WAS NOT ANALYZED FOR.

40 0 10 25 40
SCALE IN FEET

LANGAN
Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001
T: 212.479.5400 F: 212.479.5444 www.langan.com

Project
250 WATER STREET
BLOCK No. 98, LOT No. 1
CITY
NEW YORK NEW YORK

Figure Title
GROUNDWATER SAMPLE ANALYTICAL RESULTS MAP

Project No. 170381202
Date 06/26/2024
Drawn By MA
Checked By PM

Figure 4

© 2023 Langan

# APPENDIX A

# ENVIRONMENTAL EASEMENT AND SITE SURVEY

**NYC DEPARTMENT OF FINANCE**
**OFFICE OF THE CITY REGISTER**

This page is part of the instrument. The City Register will rely on the information provided by you on this page for purposes of indexing this instrument. The information on this page will control for indexing purposes in the event of any conflict with the rest of the document.

2023103000567001004EFEAC

**RECORDING AND ENDORSEMENT COVER PAGE** **PAGE 1 OF 11**

**Document ID:** 2023103000567001 Document Date: 10-20-2023 Preparation Date: 11-06-2023
Document Type: EASEMENT
Document Page Count: 10

| **PRESENTER:** | **RETURN TO:** |
|---|---|
| SIVE PAGET & RIESEL, P.C.<br>560 LEXINGTON AVENUE, 15TH FLOOR<br>NEW YORK, NY 10022<br>212-421-2150<br>NDUNCAN@SPRLAW.COM | SIVE PAGET & RIESEL, P.C.<br>560 LEXINGTON AVENUE, 15TH FLOOR<br>NEW YORK, NY 10022<br>212-421-2150<br>NDUNCAN@SPRLAW.COM |

**PROPERTY DATA**

| Borough | Block | Lot | Unit | Address |
|---|---|---|---|---|
| MANHATTAN | 98 | 1 | Entire Lot | 250 WATER STREET |

**Property Type:** COMMERCIAL REAL ESTATE

**CROSS REFERENCE DATA**

CRFN_____ *or* DocumentID_____ *or* _____ Year_____ Reel____ Page_____ *or* File Number_____

**PARTIES**

| **GRANTOR/SELLER:** | **GRANTEE/BUYER:** |
|---|---|
| 250 SEAPORT DISTRICT, LLC<br>C/O: THE HOWARD HUGHES CORPORATION, 199 WATER STREET, 28TH FLOOR<br>NEW YORK, NY 10038 | THE PEOPLE OF NEW YORK<br>COM. OF THE DEPT OF ENVIRONMENTAL CONSERVATION, 625 BROADWAY<br>ALBANY, NY 12233 |

**FEES AND TAXES**

| **Mortgage :** | | |
|---|---|---|
| Mortgage Amount: | $ | 0.00 |
| Taxable Mortgage Amount: | $ | 0.00 |
| Exemption: | | |
| TAXES: County (Basic): | $ | 0.00 |
| City (Additional): | $ | 0.00 |
| Spec (Additional): | $ | 0.00 |
| TASF: | $ | 0.00 |
| MTA: | $ | 0.00 |
| NYCTA: | $ | 0.00 |
| Additional MRT: | $ | 0.00 |
| TOTAL: | $ | 0.00 |
| Recording Fee: | $ | 87.00 |
| Affidavit Fee: | $ | 0.00 |

| | | |
|---|---|---|
| Filing Fee: | $ | 100.00 |
| NYC Real Property Transfer Tax: | $ | 0.00 |
| NYS Real Estate Transfer Tax: | $ | 0.00 |

**RECORDED OR FILED IN THE OFFICE OF THE CITY REGISTER OF THE CITY OF NEW YORK**
Recorded/Filed 11-08-2023 13:41
City Register File No.(CRFN): **2023000290323**

*City Register Official Signature*

## ENVIRONMENTAL EASEMENT GRANTED PURSUANT TO ARTICLE 71, TITLE 36 OF THE NEW YORK STATE ENVIRONMENTAL CONSERVATION LAW

**THIS INDENTURE** made this 20th day of October, 2023 between Owner, 250 Seaport District, LLC, having an office at 199 Water Street, 28th Floor, County of New York, State of New York (the "Grantor"), and The People of the State of New York (the "Grantee"), acting through their Commissioner of the Department of Environmental Conservation (the "Commissioner", or "NYSDEC" or "Department" as the context requires) with its headquarters located at 625 Broadway, Albany, New York 12233,

**WHEREAS,** the Legislature of the State of New York has declared that it is in the public interest to encourage the remediation of abandoned and likely contaminated properties ("sites") that threaten the health and vitality of the communities they burden while at the same time ensuring the protection of public health and the environment; and

**WHEREAS,** the Legislature of the State of New York has declared that it is in the public interest to establish within the Department a statutory environmental remediation program that includes the use of Environmental Easements as an enforceable means of ensuring the performance of operation, maintenance, and/or monitoring requirements and the restriction of future uses of the land, when an environmental remediation project leaves residual contamination at levels that have been determined to be safe for a specific use, but not all uses, or which includes engineered structures that must be maintained or protected against damage to perform properly and be effective, or which requires groundwater use or soil management restrictions; and

**WHEREAS,** the Legislature of the State of New York has declared that Environmental Easement shall mean an interest in real property, created under and subject to the provisions of Article 71, Title 36 of the New York State Environmental Conservation Law ("ECL") which contains a use restriction and/or a prohibition on the use of land in a manner inconsistent with engineering controls which are intended to ensure the long term effectiveness of a site remedial program or eliminate potential exposure pathways to hazardous waste or petroleum; and

**WHEREAS,** Grantor, is the owner of real property located at the address of 250 Water Street a/k/a 304 Pearl Street in the City of New York, County of New York and State of New York, known and designated on the tax map of the New York City Department of Finance as tax map parcel number: Block 98 Lot 1, being the same as that property conveyed to Grantor by deed dated as of June 8, 2018 and recorded in the City Register of the City of New York in City Register File No.: 2018000208373. The property subject to this Environmental Easement (the "Controlled Property") comprises approximately 1.103 +/- acres and is hereinafter more fully described in the Land Title Survey dated June 8, 2023, revised September 18, 2023, prepared by Andrew Ives, License 050784-1, which will be attached to the Site Management Plan. The Controlled Property description is set forth in and attached hereto as Schedule A; and

**WHEREAS**, the Department accepts this Environmental Easement in order to ensure the protection of public health and the environment and to achieve the requirements for remediation established for the Controlled Property until such time as this Environmental Easement is extinguished pursuant to ECL Article 71, Title 36; and



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 

**NOW THEREFORE**, in consideration of the mutual covenants contained herein and the terms and conditions of Brownfield Cleanup Agreement Index Number: C231127-04-19, Grantor conveys to Grantee a permanent Environmental Easement pursuant to ECL Article 71, Title 36 in, on, over, under, and upon the Controlled Property as more fully described herein ("Environmental Easement").

1. Purposes. Grantor and Grantee acknowledge that the Purposes of this Environmental Easement are: to convey to Grantee real property rights and interests that will run with the land in perpetuity in order to provide an effective and enforceable means of encouraging the reuse and redevelopment of this Controlled Property at a level that has been determined to be safe for a specific use while ensuring the performance of operation, maintenance, and/or monitoring requirements; and to ensure the restriction of future uses of the land that are inconsistent with the above-stated purpose.

2. Institutional and Engineering Controls. The controls and requirements listed in the Department approved Site Management Plan ("SMP") including any and all Department approved amendments to the SMP are incorporated into and made part of this Environmental Easement. These controls and requirements apply to the use of the Controlled Property, run with the land, are binding on the Grantor and the Grantor's successors and assigns, and are enforceable in law or equity against any owner of the Controlled Property, any lessees and any person using the Controlled Property.

A. (1) The Controlled Property may be used for:

**Restricted Residential as described in 6 NYCRR Part 375-1.8(g)(2)(ii), Commercial as described in 6 NYCRR Part 375-1.8(g)(2)(iii) and Industrial as described in 6 NYCRR Part 375-1.8(g)(2)(iv)**

(2) All Engineering Controls must be operated and maintained as specified in the Site Management Plan (SMP);

(3) All Engineering Controls must be inspected at a frequency and in a manner defined in the SMP;

(4) The use of groundwater underlying the property is prohibited without necessary water quality treatment as determined by the NYSDOH or the New York City Department of Health and Mental Hygiene to render it safe for use as drinking water or for industrial purposes, and the user must first notify and obtain written approval to do so from the Department;

(5) Groundwater and other environmental or public health monitoring must be performed as defined in the SMP;

(6) Data and information pertinent to Site Management of the Controlled Property must be reported at the frequency and in a manner defined in the SMP;

(7) All future activities on the property that will disturb remaining



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 

contaminated material must be conducted in accordance with the SMP;

(8) Monitoring to assess the performance and effectiveness of the remedy must be performed as defined in the SMP;

(9) Operation, maintenance, monitoring, inspection, and reporting of any mechanical or physical components of the remedy shall be performed as defined in the SMP;

(10) Access to the site must be provided to agents, employees or other representatives of the State of New York with reasonable prior notice to the property owner to assure compliance with the restrictions identified by this Environmental Easement.

B. The Controlled Property shall not be used for Residential purposes as defined in 6NYCRR 375-1.8(g)(2)(i), and the above-stated engineering controls may not be discontinued without an amendment or extinguishment of this Environmental Easement.

C. The SMP describes obligations that the Grantor assumes on behalf of Grantor, its successors and assigns. The Grantor's assumption of the obligations contained in the SMP which may include sampling, monitoring, and/or operating a treatment system, and providing certified reports to the NYSDEC, is and remains a fundamental element of the Department's determination that the Controlled Property is safe for a specific use, but not all uses. The SMP may be modified in accordance with the Department's statutory and regulatory authority. The Grantor and all successors and assigns, assume the burden of complying with the SMP and obtaining an up-to-date version of the SMP from:

Site Control Section
Division of Environmental Remediation
NYSDEC
625 Broadway
Albany, New York 12233
Phone: (518) 402-9553

D. Grantor must provide all persons who acquire any interest in the Controlled Property a true and complete copy of the SMP that the Department approves for the Controlled Property and all Department-approved amendments to that SMP.

E. Grantor covenants and agrees that until such time as the Environmental Easement is extinguished in accordance with the requirements of ECL Article 71, Title 36 of the ECL, the property deed and all subsequent instruments of conveyance relating to the Controlled Property shall state in at least fifteen-point bold-faced type:

**This property is subject to an Environmental Easement held by the New York State Department of Environmental Conservation pursuant to Title 36 of Article 71 of the Environmental Conservation**



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 

## Law.

F. Grantor covenants and agrees that this Environmental Easement shall be incorporated in full or by reference in any leases, licenses, or other instruments granting a right to use the Controlled Property.

G. Grantor covenants and agrees that it shall, at such time as NYSDEC may require, submit to NYSDEC a written statement by an expert the NYSDEC may find acceptable certifying under penalty of perjury, in such form and manner as the Department may require, that:

(1) the inspection of the site to confirm the effectiveness of the institutional and engineering controls required by the remedial program was performed under the direction of the individual set forth at 6 NYCRR Part 375-1.8(h)(3).

(2) the institutional controls and/or engineering controls employed at such site:

(i) are in-place;

(ii) are unchanged from the previous certification, or that any identified changes to the controls employed were approved by the NYSDEC and that all controls are in the Department-approved format; and

(iii) that nothing has occurred that would impair the ability of such control to protect the public health and environment;

(3) the owner will continue to allow access to such real property to evaluate the continued maintenance of such controls;

(4) nothing has occurred that would constitute a violation or failure to comply with any site management plan for such controls;

(5) the report and all attachments were prepared under the direction of, and reviewed by, the party making the certification;

(6) to the best of his/her knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program, and generally accepted engineering practices; and

(7) the information presented is accurate and complete.

3. Right to Enter and Inspect. Grantee, its agents, employees, or other representatives of the State may enter and inspect the Controlled Property in a reasonable manner and at reasonable times to assure compliance with the above-stated restrictions.

4. Reserved Grantor's Rights. Grantor reserves for itself, its assigns, representatives, and successors in interest with respect to the Property, all rights as fee owner of the Property, including:

A. Use of the Controlled Property for all purposes not inconsistent with, or limited by the terms of this Environmental Easement;

B. The right to give, sell, assign, or otherwise transfer part or all of the underlying fee interest to the Controlled Property, subject and subordinate to this Environmental Easement;

5. Enforcement

A. This Environmental Easement is enforceable in law or equity in perpetuity by Grantor, Grantee, or any affected local government, as defined in ECL Section 71-3603, against



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 

the owner of the Property, any lessees, and any person using the land. Enforcement shall not be defeated because of any subsequent adverse possession, laches, estoppel, or waiver. It is not a defense in any action to enforce this Environmental Easement that: it is not appurtenant to an interest in real property; it is not of a character that has been recognized traditionally at common law; it imposes a negative burden; it imposes affirmative obligations upon the owner of any interest in the burdened property; the benefit does not touch or concern real property; there is no privity of estate or of contract; or it imposes an unreasonable restraint on alienation.

B. If any person violates this Environmental Easement, the Grantee may revoke the Certificate of Completion with respect to the Controlled Property.

C. Grantee shall notify Grantor of a breach or suspected breach of any of the terms of this Environmental Easement. Such notice shall set forth how Grantor can cure such breach or suspected breach and give Grantor a reasonable amount of time from the date of receipt of notice in which to cure. At the expiration of such period of time to cure, or any extensions granted by Grantee, the Grantee shall notify Grantor of any failure to adequately cure the breach or suspected breach, and Grantee may take any other appropriate action reasonably necessary to remedy any breach of this Environmental Easement, including the commencement of any proceedings in accordance with applicable law.

D. The failure of Grantee to enforce any of the terms contained herein shall not be deemed a waiver of any such term nor bar any enforcement rights.

6. Notice. Whenever notice to the Grantee (other than the annual certification) or approval from the Grantee is required, the Party providing such notice or seeking such approval shall identify the Controlled Property by referencing the following information:

County, NYSDEC Site Number, NYSDEC Brownfield Cleanup Agreement, State Assistance Contract or Order Number, and the County tax map number or the Liber and Page or computerized system identification number.

| | |
|---|---|
| Parties shall address correspondence to: | Site Number: C231127<br>Office of General Counsel<br>NYSDEC<br>625 Broadway<br>Albany New York 12233-5500 |
| With a copy to: | Site Control Section<br>Division of Environmental Remediation<br>NYSDEC<br>625 Broadway<br>Albany, NY 12233 |

All notices and correspondence shall be delivered by hand, by registered mail or by Certified mail and return receipt requested. The Parties may provide for other means of receiving and communicating notices and responses to requests for approval.

7. Recordation. Grantor shall record this instrument, within thirty (30) days of execution of this instrument by the Commissioner or her/his authorized representative in the office of the



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 6/11

recording officer for the county or counties where the Property is situated in the manner prescribed by Article 9 of the Real Property Law.

8. Amendment. Any amendment to this Environmental Easement may only be executed by the Commissioner of the New York State Department of Environmental Conservation or the Commissioner's Designee, and filed with the office of the recording officer for the county or counties where the Property is situated in the manner prescribed by Article 9 of the Real Property Law.

9. Extinguishment. This Environmental Easement may be extinguished only by a release by the Commissioner of the New York State Department of Environmental Conservation, or the Commissioner's Designee, and filed with the office of the recording officer for the county or counties where the Property is situated in the manner prescribed by Article 9 of the Real Property Law.

10. Joint Obligation. If there are two or more parties identified as Grantor herein, the obligations imposed by this instrument upon them shall be joint and several.

11. Consistency with the SMP. To the extent there is any conflict or inconsistency between the terms of this Environmental Easement and the SMP, regarding matters specifically addressed by the SMP, the terms of the SMP will control.

**Remainder of Page Intentionally Left Blank**



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 

**IN WITNESS WHEREOF,** Grantor has caused this instrument to be signed in its name.

250 Seaport District, LLC:

By: Zach Winick

Print Name: Zach Winick

Title: VP Date: 10/17/2023

**Grantor's Acknowledgment**

STATE OF NEW YORK )
) ss:
COUNTY OF New York )

On the 17th day of October, in the year 2023, before me, the undersigned, personally appeared Zach Winick personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

Lisette Gonzalez
Notary Public - State of New York

LISETTE GONZALEZ
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01GO6207103
Qualified in New York County
Commission Expires June 8, 2025



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 

**THIS ENVIRONMENTAL EASEMENT IS HEREBY ACCEPTED BY THE PEOPLE OF THE STATE OF NEW YORK**, Acting by and Through the Department of Environmental Conservation as Designee of the Commissioner,

By: _____
Andrew O. Guglielmi, Director
Division of Environmental Remediation

**Grantee's Acknowledgment**

STATE OF NEW YORK )
) ss:
COUNTY OF ALBANY )

On the 20 day of October, in the year 2023, before me, the undersigned, personally appeared Andrew O. Guglielmi, personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name is (are) subscribed to the within instrument and acknowledged to me that he/she/ executed the same in his/her/ capacity as Designee of the Commissioner of the State of New York Department of Environmental Conservation, and that by his/her/ signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

_____
Notary Public - State of New York

Cheryl A. Salem
Notary Public State of New York
Registration No. 01SA0002177
Qualified in Albany County
My Commission Expires March 3, 2027



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 

## SCHEDULE "A" PROPERTY DESCRIPTION

### 250 Water Street (C231127) a/k/a 304 Pearl Street
### BOROUGH OF MANHATTAN, BLOCK: 98, LOT: 1

Survey Description (Block 98, Lot 1 and Proposed Environmental Easement):

ALL that certain plot, piece or parcel of land, situate, lying and being in the Borough of Manhattan, City, County and State of New York, bounded and described as follows:

BEGINNING at the intersection of the northerly side of Beekman Street (irregular width) with the westerly side of Water Street (irregular width), said point being the point or place of beginning and RUNNING THENCE;

1. Westerly, along said northerly side of Beekman Street, a distance of 108.24 feet (Survey) to the point formed by the intersection of said northerly side of Beekman Street with the easterly side of Pearl Street (±90 feet wide); THENCE

2. Northerly, along said easterly side of Pearl Street, forming an interior angle of 108°37'17" with the previous course, a distance of 323.84 feet (Survey) to the point formed by the intersection of said easterly side of Pearl Street with the southerly side of Peck Slip (irregular width); THENCE

3. Easterly, along said southerly side of Peck Slip, forming an interior angle of 79°02'38" with the previous course, a distance of 189.69 feet (Survey) to the point formed by the intersection of said southerly side of Peck Slip with said westerly side of Water Street; THENCE

4. Southerly, along said westerly side of Water Street, forming an interior angle of 86°14'28" with the previous course, a distance of 157.58 feet (Survey) to a point therein; THENCE

5. Southerly, continuing along said westerly side of Water Street, forming an interior angle of 180°18'47" with the previous course, a distance of 175.45 feet (Survey) to the point or place of BEGINNING.

Encompassing an area of 48,057 square feet or 1.103 acres, more or less.

Deed Description (Block 98, Lot 1):

ALL that certain plot, piece or parcel of land, situate, lying and being in the Borough of Manhattan, City, County and State of New York, bounded and described as follows:

BEGINNING at the corner formed by the intersection of the northerly side of Beekman Street with the westerly side of Water Street;

RUNNING THENCE northerly along the westerly side of Water Street 333 feet 5/8 of an inch to the corner formed by the intersection of the westerly side of Water Street and the southerly side of Peck Slip;

THENCE westerly along the southerly side of Peck Slip, 189 feet 8-7/8 inches to the corner formed by the intersection of the southerly side of Peck Slip and the easterly side of Pearl Street as widened and as shown on map prepared by the Borough President's Office, dated March 21, 1957 and adopted by the Board of Estimate on June 13, 1957;



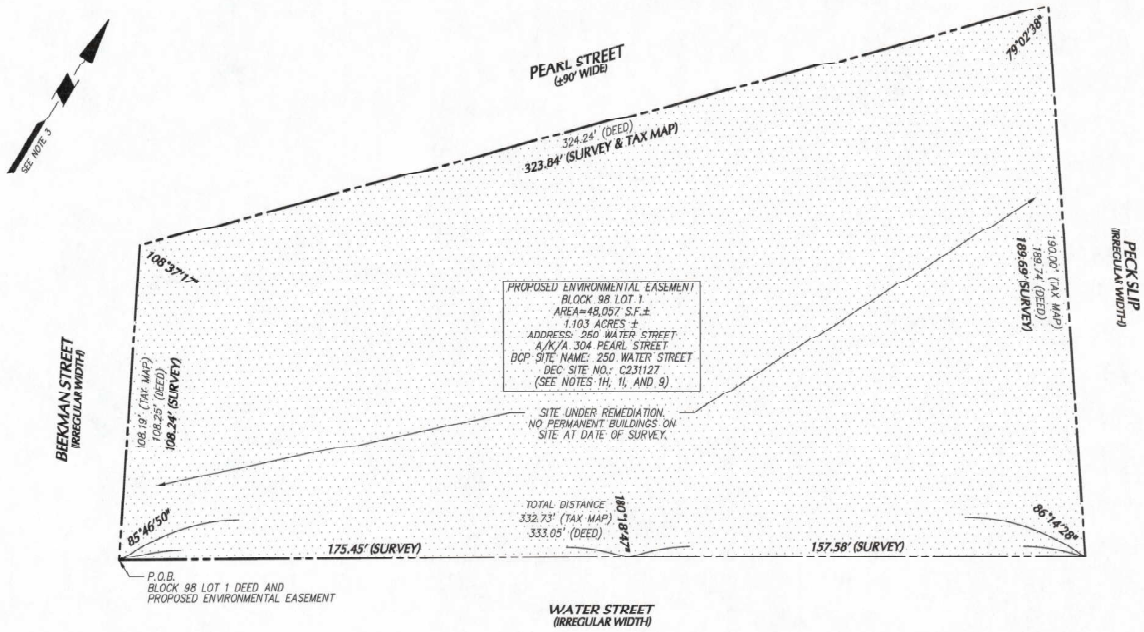
https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 10/11

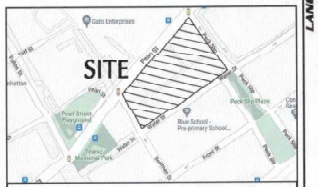
THENCE southerly along the easterly side of Pearl Street as widened as aforesaid 324 feet 2-7/8 inches to the corner formed by the intersection of the easterly side of Pearl Street and the northerly side of Beekman Street; and

THENCE easterly along the northerly side of Beekman Street 108 feet 3 inches to the corner formed by the intersection of the northerly side of Beekman Street and the westerly side of Water Street, the point or place of BEGINNING.



https://a836-acris.nyc.gov/DS/DocumentSearch/DocumentImageView?doc_id=2023103000567001 




## PROJECT LOCATION MAP

SCALE: NOT TO SCALE

SOURCE:
HTTPS://WWW.NGS.NOAA.GOV/NSSDA/ALKP/LOKP/

## NOTES

1. THIS SURVEY IS BASED UPON EXISTING PHYSICAL CONDITIONS FOUND AT THE SUBJECT SITE, AND THE FOLLOWING REFERENCES:
   A. BOROUGH OF MANHATTAN BOROUGH SURVEY SHEET NO. 3.
   B. BOROUGH OF MANHATTAN SECTIONAL MAP NO. 8.
   C. BOROUGH OF MANHATTAN ALTERATION MAP ACC. NO. 29485.
   D. CURRENT NYC DEPARTMENT OF FINANCE TAX MAP FOR BLOCK 98 IN MANHATTAN, EFFECTIVE DATE 12/09/2008 10:57:46.
   E. "ALTA/NSPS LAND TITLE SURVEY, 250 WATER STREET, BY LANGAN, PROJECT NO. 170381202, DRAWING NO. 1 OF 1, DATED 08/03/2018, LAST REVISED 05/08/2019.
   F. "ALTA/NSPS LAND TITLE SURVEY, 250 WATER STREET, BY LANGAN, PROJECT NO. 170381203, DRAWING NO. 1 OF 1, DATED 08/03/2018, LAST REVISED 05/08/2019.
   G. CRFN: 2018000208373, RECORDED/FILED 09/22/2018 10:53 (3832).
   H. "NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION BROWNFIELD CLEANUP PROGRAM, BROWNFIELD SITE CLEANUP AGREEMENT INDEX NO. C231127-04-19", 250 WATER STREET, DEC SITE NO.: C231127, SIGNED AND DATED 08/01/2019 BY MICHAEL J. RYAN, P.E., DIRECTOR, DIVISION OF ENVIRONMENTAL REMEDIATION.
   I. EMAIL FROM BRIAN RASHKOW TO KEVIN ROGERS, DATED 09/13/23 21:56PM.
2. THE SURVEYED PROPERTY IS SUBJECT BUT NOT LIMITED TO THE FOLLOWING FACTS AS REVEALED BY THE HEREON REFERENCED INFORMATION. THE INFORMATION SHOWN HEREON DOES NOT CONSTITUTE A TITLE SEARCH BY THE SURVEYOR. ALL INFORMATION THAT MAY AFFECT THE QUALITY OF TITLE TO BOTH THE SUBJECT AND ADJOINING PARCELS SHOULD BE VERIFIED BY AN ACCURATE AND CURRENT TITLE REPORT.
3. THE MERIDIAN OF THIS SURVEY IS REFERENCED TO APPROXIMATE NORTH (SEE NOTE 1A).
4. STREET NAMES, R.O.W. WIDTHS, BLOCK, AND LOT NUMBERS AS PER MAPS REFERENCED IN NOTES 1A THROUGH 1F.
5. OFFSETS (IF SHOWN) ARE FOR SURVEY REFERENCES ONLY AND ARE NOT TO BE USED IN CONSTRUCTION OF ANY TYPE.
6. WETLANDS, ENVIRONMENTAL, AND/OR HAZARDOUS MATERIALS LOCATION, IF ANY, NOT COVERED UNDER THIS CONTRACT.
7. UNLESS SPECIFICALLY NOTED HEREON, STORM AND SANITARY SEWER INFORMATION (INCLUDING PIPE INVERT, PIPE MATERIAL AND PIPE SIZE) WAS OBSERVED AND MEASURED AT FIELD LOCATED STRUCTURES (MANHOLES/CATCH BASINS, ETC.). CONDITIONS CAN VARY FROM THOSE ENCOUNTERED BY THE TIMES WHEN AND THE LOCATIONS WHERE DATA WAS OBTAINED. DESPITE MEETING THE REQUIRED STANDARD OF CARE THE SURVEYOR CANNOT AND DOES NOT WARRANT THAT PIPE MATERIAL AND/OR PIPE SIZE THROUGHOUT THE PIPE RUN ARE THE SAME AS THOSE OBSERVED AT EACH STRUCTURE, OR THAT THE PIPE RUN IS STRAIGHT BETWEEN THE LOCATED STRUCTURES.

   ADDITIONAL UTILITY (WATER, GAS, ELECTRIC, ETC.) DATA MAY BE SHOWN FROM FIELD LOCATED SURFACE MARKINGS (BY OTHERS), EXISTING STRUCTURES, AND/OR FROM EXISTING DRAWINGS.

   UNLESS SPECIFICALLY NOTED HEREON THE SURVEYOR HAS NOT EXAMINED TO PHYSICALLY LOCATE OR UNDERGROUND UTILITIES. THE SURVEYOR MAKES NO GUARANTEES THAT THE SHOWN UNDERGROUND UTILITIES ARE, EITHER IN SERVICE, ABANDONED OR SUITABLE FOR USE, NOW ARE IN THE EXACT LOCATION OR CONFIGURATION INDICATED HEREON.

   PRIOR TO ANY DESIGN OR CONSTRUCTION THE PROPER UTILITY AGENCIES MUST BE CONTACTED FOR VERIFICATION OF UTILITY TYPE AND FOR FIELD LOCATIONS.

   UNLESS NOTED BELOW SUPPLEMENTAL DOCUMENTS WERE NOT USED TO COMPILE THE SUBSURFACE UTILITY INFORMATION SHOWN HEREON.
8. EASEMENTS, LIMITING PLANES, AND/OR OTHER ENCUMBRANCES, IF ANY, NOT SHOWN.
9. BCP SITE NAME AND DEC SITE NUMBER PER DOCUMENT CITED IN NOTE 1H. ADDRESSES PER DOCUMENTS CITED IN NOTES 1H, 1I, AND 1K. DOB NOW PUBLIC PORTAL (https://a810-dobnow.nyc.gov/publish/#/index.html#/).
10. UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUB-DIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
11. THIS PLAN NOT VALID UNLESS EMBOSSED OR BLUE INK STAMPED WITH THE SEAL OF THE PROFESSIONAL.

## DEED DESCRIPTION
## BLOCK 98 LOT 1
## (SEE NOTE 1G)

ALL THAT CERTAIN PLOT PIECE OR PARCEL OF LAND, SITUATE, LYING AND BEING IN THE BOROUGH OF MANHATTAN, CITY, COUNTY AND STATE OF NEW YORK, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SURFACE FORMED BY THE INTERSECTION OF THE NORTHERLY SIDE OF BEEKMAN STREET WITH THE WESTERLY SIDE OF WATER STREET;

RUNNING THENCE NORTHERLY ALONG THE WESTERLY SIDE OF WATER STREET 333 FEET 5/8 OF AN INCH TO THE CORNER FORMED BY THE INTERSECTION OF THE WESTERLY SIDE OF WATER STREET AND THE SOUTHERLY SIDE OF PECK SLIP;

THENCE WESTERLY ALONG THE SOUTHERLY SIDE OF PECK SLIP, 189 FEET 8-7/8 INCHES TO THE CORNER FORMED BY THE INTERSECTION OF THE SOUTHERLY SIDE OF PECK SLIP AND THE EASTERLY SIDE OF PEARL STREET AS WIDENED AND AS SHOWN ON MAP PREPARED BY THE BOROUGH PRESIDENT'S OFFICE, DATED MARCH 31, 1967 AND ADOPTED BY THE BOARD OF ESTIMATE ON JUNE 13, 1968;

THENCE SOUTHERLY ALONG THE EASTERLY SIDE OF PEARL STREET AS WIDENED AS AFORESAID 324 FEET 2-7/8 INCHES TO THE CORNER FORMED BY THE INTERSECTION OF THE EASTERLY SIDE OF PEARL STREET AND THE NORTHERLY SIDE OF BEEKMAN STREET; AND

THENCE EASTERLY ALONG THE NORTHERLY SIDE OF BEEKMAN STREET 108 FEET 3 INCHES TO THE CORNER FORMED BY THE INTERSECTION OF THE NORTHERLY SIDE OF BEEKMAN STREET AND THE WESTERLY SIDE OF WATER STREET, THE POINT OR PLACE OF BEGINNING.

## SURVEY DESCRIPTION
## BLOCK 98 LOT 1 AND PROPOSED ENVIRONMENTAL EASEMENT

ALL THAT CERTAIN PLOT, PIECE, OR PARCEL OF LAND, SITUATE, LYING, AND BEING IN THE BOROUGH OF MANHATTAN, NEW YORK COUNTY, CITY AND STATE OF NEW YORK, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTHERLY SIDE OF BEEKMAN STREET (IRREGULAR WIDTH) WITH THE WESTERLY SIDE OF WATER STREET (IRREGULAR WIDTH), SAID POINT BEING THE POINT OR PLACE OF BEGINNING AND RUNNING THENCE;

1. WESTERLY, ALONG SAID NORTHERLY SIDE OF BEEKMAN STREET, A DISTANCE OF 108.24 FEET (SURVEY) TO THE POINT FORMED BY THE INTERSECTION OF SAID NORTHERLY SIDE OF BEEKMAN STREET WITH THE EASTERLY SIDE OF PEARL STREET (450 FEET WIDE); THENCE
2. NORTHERLY, ALONG SAID EASTERLY SIDE OF PEARL STREET, FORMING AN INTERIOR ANGLE OF 79°02'38" WITH THE PREVIOUS COURSE, A DISTANCE OF 324.24 FEET (SURVEY) TO THE POINT FORMED BY THE INTERSECTION OF SAID EASTERLY SIDE OF PEARL STREET WITH THE SOUTHERLY SIDE OF PECK SLIP (IRREGULAR WIDTH); THENCE
3. EASTERLY, ALONG SAID SOUTHERLY SIDE OF PECK SLIP, FORMING AN INTERIOR ANGLE OF 108°37'17" WITH THE PREVIOUS COURSE, A DISTANCE OF 189.69 FEET (SURVEY) TO THE POINT FORMED BY THE INTERSECTION OF SAID SOUTHERLY SIDE OF PECK SLIP WITH SAID WESTERLY SIDE OF WATER STREET; THENCE
4. SOUTHERLY, ALONG SAID WESTERLY SIDE OF WATER STREET, FORMING AN INTERIOR ANGLE OF 86°14'28" WITH THE PREVIOUS COURSE, A DISTANCE OF 157.58 FEET (SURVEY) TO A POINT THEREIN; THENCE
5. SOUTHERLY, CONTINUING ALONG SAID WESTERLY SIDE OF WATER STREET, FORMING AN INTERIOR ANGLE OF 180°18'47" WITH THE PREVIOUS COURSE, A DISTANCE OF 175.45 FEET (SURVEY) TO THE POINT OR PLACE OF BEGINNING.

ENCOMPASSING AN AREA OF 48,057 SQUARE FEET OR 1.103 ACRES, MORE OR LESS.

## LEGEND

(NOT SHOWN TO SCALE)

| | |
|---|---|
| S.F. | SQUARE FEET |
| BCP | BROWNFIELD CLEANUP PROGRAM |
| DEC | DEPARTMENT OF ENVIRONMENTAL CONSERVATION |
| P.O.B. | POINT OF BEGINNING |
| A/K/A | ALSO KNOWN AS |
| | PROPERTY LINE/ RIGHT-OF-WAY LINE |
| | PROPOSED ENVIRONMENTAL EASEMENT |

SCALE: 1 INCH = 6.096 METERS (0, 1.524, 3.048, 6.096)

SCALE IN FEET (0, 5, 10, 20)

**WARNING:** IT IS A VIOLATION OF THE NYS EDUCATION LAW ARTICLE 145 FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED LAND SURVEYOR TO ALTER THIS ITEM IN ANY WAY.

THIS PROPERTY IS SUBJECT TO AN ENVIRONMENTAL EASEMENT HELD BY THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION PURSUANT TO TITLE 36 OF ARTICLE 71 OF THE NEW YORK ENVIRONMENTAL CONSERVATION LAW. THE ENGINEERING AND INSTITUTIONAL CONTROLS FOR THIS EASEMENT ARE SET FORTH IN MORE DETAIL IN THE SITE MANAGEMENT PLAN (SMP). A COPY OF THE SMP MUST BE OBTAINED BY ANY PARTY WITH AN INTEREST IN THE PROPERTY. THE SMP CAN BE OBTAINED FROM NYS DEPARTMENT OF ENVIRONMENTAL CONSERVATION, DIVISION OF ENVIRONMENTAL REMEDIATION, SITE CONTROL SECTION, 625 BROADWAY, ALBANY, NY 12233 OR AT derweb@dec.ny.gov.

| Date | Description | No. |
|---|---|---|
| 09/18/23 | Added 304 Pearl Street to Address and Change to Surveyor of Record Only | 1 |

REVISIONS

"I hereby state that this plan is based on a field survey made by me or under my immediate supervision in accordance with NYSPLS Code of Practice for Land Surveys, and to the best of my professional knowledge, information, belief, and in my professional opinion, does accurately depict the conditions found on the date of survey, and meets the current standards for a Class A survey."

SIGNATURE — DATE SIGNED

PROFESSIONAL LAND SURVEYOR LIC. NO. 050794

**LANGAN**

Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001
T: 212.479.5400 F: 212.479.5444 www.langan.com

Project
ADDRESS: 250 WATER STREET
A/K/A 304 PEARL STREET
BCP SITE NAME: 250 WATER STREET
DEC SITE NO.: C231127
BLOCK NO. 98, LOT NO. 1
BOROUGH OF MANHATTAN
CITY OF NEW YORK
NEW YORK COUNTY — NEW YORK

Drawing Title
ENVIRONMENTAL EASEMENT SURVEY

| | |
|---|---|
| Project No. | 170381202 |
| Date | 09/18/2023 |
| Drawn By | LB |
| Checked By | AV |

Drawing No.
DEC101

Sheet 001 of 001

Filename: \langan.com\data\NYC\data2\170381202\Project Data_Discipline\Survey\CAD\Existing\170381202-DEC231127.dwg Date: 9/19/2023 Time: 12:44 User: lbettner Style Table: Langan.stb Layout: ARCH-ENL For DEC0101

PROJECT NO. 170381202

LANGAN

FINANCE
NEW • YORK
MARTHA E. STARK
COMMISSIONER

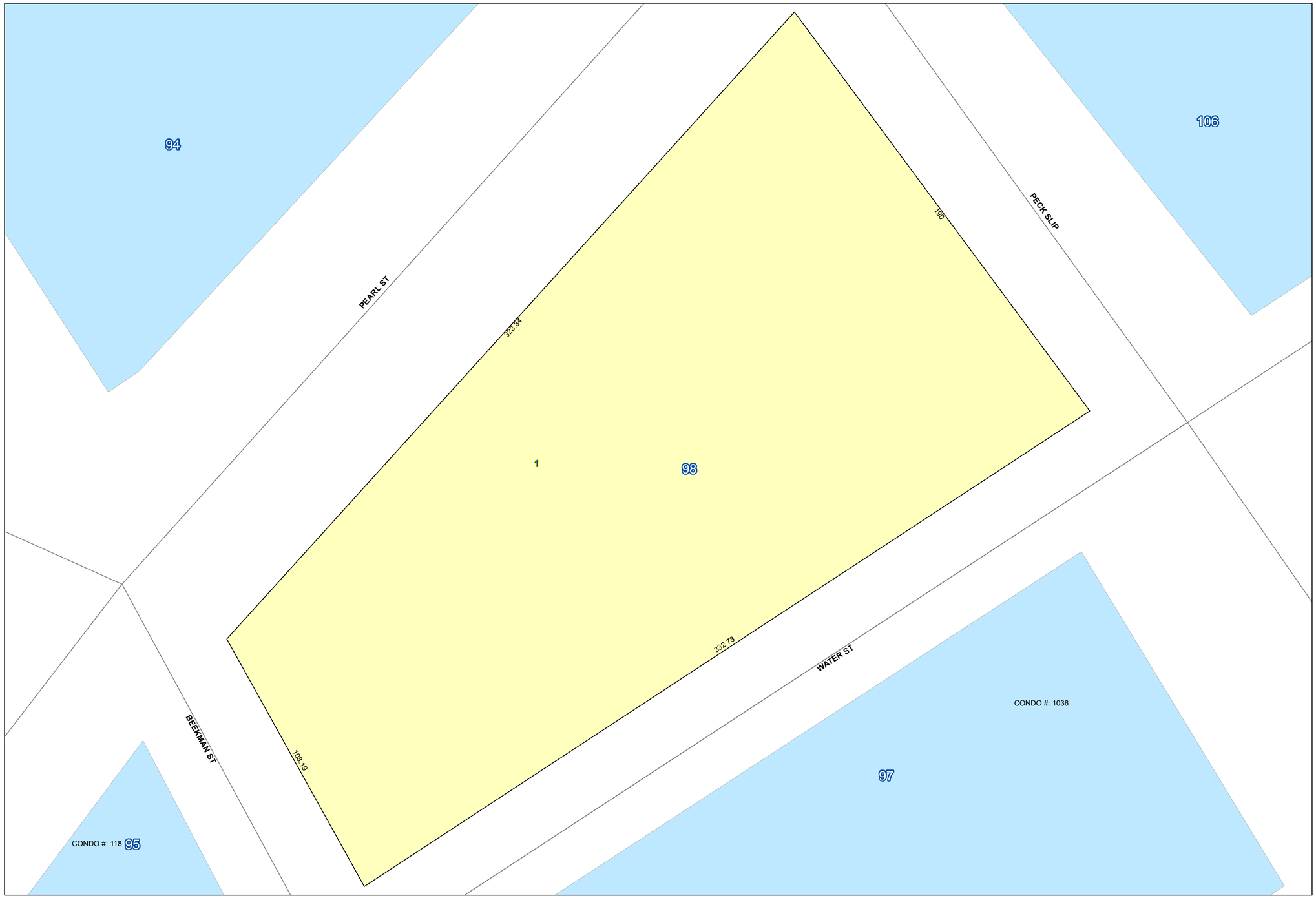
# NYC Digital Tax Map

Effective Date : 12-09-2008 10:57:49
End Date : Current

Manhattan Block: 98

**Legend**

- Streets
- Miscellaneous Text
- Possession Hooks
- Boundary Lines
- Lot Face Possession Hooks
- Regular
- Underwater
- Tax Lot Polygon
- Condo Number
- Tax Block Polygon




Feet
0 3 6 9 12

# APPENDIX B

# QUARTERLY GROUNDWATER MONITORING REPORTS

**NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION**

**Division of Environmental Remediation, Remedial Bureau B**
625 Broadway, 12th Floor, Albany, NY 12233-7016
P: (518) 402-9767 I F: (518) 402-9773
www.dec.ny.gov

SENT VIA EMAIL September 5, 2024

Jason J. Hayes
Langan Engineering, Environmental, Surveying,
Landscape Architecture and Geology, D.P.C.
360 West 31st Street, 8th Floor
New York, NY 10001-2727

Re: 250 Water Street (Site No: C231127)
Request to Discontinue of Groundwater Monitoring

Dear Mr. Hayes,

The New York State Department of Conservation (NYSDEC) has reviewed the Second Quarterly Groundwater Monitoring Report – Q2 2024 for the 250 Water Street site dated August 13, 2024, prepared by Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C. Based on our review of the sampling data results, the request to discontinue of groundwater monitoring is hereby approved.

Please ensure that a copy of the first and second quarterly monitoring report placed in the document repositor (ies) along with a copy of this letter. The quarterly groundwater monitoring report will be uploaded to DECinfo Locator. Should you have any questions please email me at rafi.alam@dec.ny.gov or call me at (518)-402-8606.

Sincerely,

Rafi Alam
Project Manager, Bureau B
Department of Environmental Remediation

EC: H. Dudek – NYSDEC
S. McLaughlin - NYSDOH
S. Wagh - NYSDOH
R. Ockerby - NYSDOH
M. Raygorodetsky - Langan
P. MacMahon – Langan
M. Au - Langan

May 22, 2024

Rafi Alam
New York State Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, New York 12233

**RE: Quarterly Groundwater Monitoring Report – Q1 2024**
**250 Water Steet**
**New York, New York**
**BCP Site No. C231127**
**Langan Project No. 170381202**

Dear Mr. Alam:

Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C. (Langan) prepared this report to summarize the results of the first post-remediation quarterly groundwater monitoring event at 250 Water Street in Manhattan, New York (the site). The site was remediated pursuant to a Brownfield Cleanup Agreement (BCA) (Site No. C231127) with the New York State Department of Environmental Conservation (NYSDEC). A Track 2 remediation was achieved and a Certificate of Completion (COC) was issued by the NYSDEC on December 29, 2023.

Quarterly groundwater sampling was conducted in accordance with the NYSDEC-approved December 2023 Site Management Plan (SMP), prepared by Langan, to assess the efficacy of source material removal and groundwater extraction/treatment performed during implementation of the remedy.

**Site Background**

The site is located at 250 Water Street in Manhattan, New York and is identified as Block 98, Lot 1 on the Manhattan Borough Tax Map. The approximately 1.103-acre site is bound by Pearl Street to the northwest (project north), Peck Slip to the northeast (project east), Water Street to the southeast (project south), and Beekman Street to the southwest (project west). The site is currently vacant with a temporary cover, consisting of imported virgin stone atop a layer of geotextile fabric. A site location map is provided as Figure 1.

250 Seaport District, LLC (the Volunteer) entered into a BCA (Index No. C231127-04-19) with the NYSDEC on August 1, 2019, to investigate and remediate the site. Remediation was performed in advance of site redevelopment and generally included installation of a support-of-excavation system (soldier piles, lagging, a tieback/waler system, and a perimeter soil-mix cut-off wall); site-

wide excavation to between about 11 and 16 feet below grade surface (bgs) for removal of soil/fill exceeding the restricted use restricted-residential (RURR) soil cleanup objectives (SCOs) with deeper localized excavation between about 16 and 19 feet bgs for removal of petroleum- and mercury-impacted soil hotspots; removal of underground storage tanks; and site-wide dewatering and treatment of groundwater. A Track 2 RURR remediation was achieved for the site.

The documents that govern the BCP remedy include the November 2021 RAWP, the July 2023 Remedial Design for Groundwater Monitoring and the December 2023 Site Management Plan. Collectively, these documents require groundwater sample collection from the dewatering system influent during remediation and pre- and post-dewatering groundwater samples from two monitoring wells down-gradient from the RAWP-defined petroleum hotspot to demonstrate a bulk reduction in petroleum-related volatile organic compound (VOC) concentrations. The Remedial Design defines bulk reduction as a 90% reduction from the maximum total VOC concentrations identified during the remedial investigation (RI) and requires that bulk reduction is demonstrated by a minimum of two consecutive sampling events.

**Previous Groundwater Sampling Summary**

Two groundwater samples were collected from the influent of the dewatering system during the first phase of remediation (between April and October 2022). During the second phase of remediation (between June and December 2023), two temporary groundwater monitoring wells (TMW35 and TMW36) were installed in accordance with the July 2023 Remedial Design. The temporary monitoring wells were sampled prior to and during site-wide dewatering (for a total of four groundwater samples) to demonstrate a bulk reduction in VOC concentrations. Groundwater samples collected during remediation were analyzed for NYSDEC Part 375/Target Compound List (TCL) VOCs and semivolatile organic compounds (SVOCs).

Based on the laboratory analytical results from groundwater sampling performed during remediation, petroleum-related VOCs and SVOCs in groundwater were reduced by greater than 90% when compared to the RI results. The results of the groundwater samples collected prior to remediation completion are presented in the NYSDEC-approved December 2023 Final Engineering Report (FER), prepared by Langan.

Post-remediation quarterly groundwater monitoring is required as a component of the SMP to demonstrate a sustained reduction in groundwater VOC concentrations.

**Post-Remediation Monitoring Well Installation**

On February 23, 2024, Lakewood Environmental (Lakewood) used a Geoprobe 6610DT drill rig to re-install monitoring wells MW35 and MW36. In accordance with the July 2023 Remedial Design, monitoring well MW35 was installed adjacent to former monitoring well TMW09 (the well location with the highest degree of petroleum-related groundwater impacts during due diligence), and MW36 was installed at a hydraulically down-gradient location.

Boreholes for monitoring wells MW35 and MW36 were advanced to about 12 feet bgs using 2-inch-diamter Macrocore® samplers and were subsequently expanded using a 6-inch-diameter hollow stem auger. A 2-inch-diameter PVC monitoring well was installed in each borehole,

consisting of 10 feet of 0.01-inch-slotted well screen between about 1 and 11 feet bgs followed by a solid 2-inch-diameter PVC riser extending to 2.75 to 3 feet above grade surface. The annulus of each borehole was backfilled using clean No. 1 sand from the bottom of the borehole to about 6 inches above the well screen, followed by an about 6-inch-thick bentonite seal. Each monitoring well was developed by Lakewood personnel using a whale pump to purge groundwater across the well screen to agitate and remove fine particles. The locations of monitoring wells MW35 and MW36 are presented on Figure 2 and monitoring well construction logs are provided in Attachment 1.

**Groundwater Sampling**

First Quarterly Groundwater Monitoring Event – Q1 2024

Groundwater monitoring wells MW35 and MW36 were sampled on March 1, 2024, in accordance with the United States Environmental Protection Agency (USEPA) Low Stress Purging and Sampling Procedure for the Collection of Groundwater Samples from Monitoring Wells, dated July 30, 1996 (revised September 19, 2017).

Langan used a photoionization detector (PID) to screen the headspace of the monitoring wells. Headspace PID readings of 11.7 parts per million (ppm) and 0.7 ppm were detected in monitoring wells MW35 and MW36, respectively. Depth to groundwater was measured using an oil/water interface probe, and groundwater was measured at about 5.12 feet and 4.94 feet below top of well casing (corresponding to about 2.12 feet and 2.19 feet bgs) in monitoring wells MW35 and MW36, respectively. Prior to sample collection, groundwater was purged from each monitoring well using a peristaltic pump with dedicated polyethylene tubing while monitoring water quality parameters (i.e., pH, conductivity, turbidity, dissolved oxygen [DO], temperature, and oxidation-reduction potential [ORP]) for stabilization criteria using a Horiba U-52 water quality meter.

Groundwater samples were collected from monitoring wells MW35 and MW36 following stabilization of water quality parameters in accordance with the USEPA low-flow sampling guidance. Groundwater samples were collected directly from the pump discharge line into laboratory-supplied containers that were sealed, labeled, and placed in an ice-chilled cooler (to attempt to maintain a temperature of 4°C). The samples (including quality assurance/quality control [QA/QC] samples) were relinquished, under standard chain-of-custody protocols, to a courier for delivery to Alpha Analytical Laboratories, a NYSDOH Environmental Laboratory Accreditation Program (ELAP)-certified laboratory, for analysis of Part 375/TCL VOCs and SVOCs (via USEPA method 8260C and 8270D, respectively), and 1,4-dioxane (via USEPA method 8270 SIM).

Groundwater sampling logs are provided in Attachment 2.

**Groundwater Monitoring Analytical Results**

Laboratory analytical data were compared to the NYSDEC Technical and Operational Guidance Series (TOGS) 1.1.1 Ambient Water Quality Standards and Guidance Values for Class GA Water (collectively referred to as NYSDEC SGVs) as well as the baseline concentrations established prior to remediation (temporary monitoring well TMW09).

Monitoring Well MW35 (installed adjacent to TWM09)

VOCs were not detected above the NYSDEC SGVs in the groundwater sample collected from monitoring well MW35. One SVOC (benzo[a]anthracene) was detected at a concentration of 0.04 µg/L in the duplicate groundwater sample collected from MW35, which is above the NYSDEC SGV; the detected concentration represents an approximately 99% reduction from the baseline concentration documented prior to remediation (TMW09: 4.6 µg/L).

Monitoring Well MW36 (downgradient of MW35)

VOCs were not detected above the NYSDEC SGVs in the groundwater sample collected from monitoring well MW36. Four SVOCs (1,4-dioxane, benzo[a]anthracene, benzo[b]fluoranthene, and chrysene) were detected above the NYSDEC SGVs. Except for 1,4-dioxane (which was not identified as contaminant of concern in groundwater during the RI), the concentrations of SVOCs exceeding the NYSDEC SGVs represent a 99% reduction from the baseline concentrations established prior to remediation.

The following table provides a summary of VOCs and SVOCs that exceeded the NYSDEC SGVs at monitoring well TMW09 (installed and sampled in October 2015) compared to the groundwater sample results from the Q1 2024 sampling event. Groundwater sample analytical results are summarized in Table 1 and on Figure 2. Laboratory analytical results are provided in Attachment 3.

| Baseline Results Compared to Q1 2024 Groundwater Sample Analytical Results | | | | | |
|---|---|---|---|---|---|
| **Analyte** | **NYSDEC SGV (ug/L)** | **Baseline** | **Q1 2024** | | |
| | | **TMW09 (October 2015)** | **MW-35** | **MW-35 (Duplicate)** | **MW-36** |
| **VOCs** | | | | | |
| 1,2,4,5-Tetramethylbenzene | 5 | **550 J** | ND | ND | ND |
| 1,2,4-Trimethylbenzene | 5 | **6,100** | ND | ND | ND |
| 1,3,5-Trimethylbenzene | 5 | **1,800** | ND | ND | ND |
| Benzene | 1 | **330** | ND | ND | ND |
| Cymene | 5 | **83 J** | ND | ND | ND |
| Ethylbenzene | 5 | **1,800** | ND | ND | ND |
| Isopropylbenzene (Cumene) | 5 | **240 J** | ND | ND | ND |
| M,P-Xylene | 5 | **8,400** | ND | ND | ND |
| Naphthalene | 10 | **1,700 J** | ND | ND | ND |
| n-Butylbenzene | 5 | **240 J** | ND | ND | ND |
| n-Propylbenzene | 5 | **760** | ND | ND | ND |
| o-Xylene | 5 | **3,400** | ND | ND | ND |
| Sec-Butylbenzene | 5 | **86 J** | ND | ND | ND |
| Toluene | 5 | **2,700** | ND | ND | ND |
| Total Xylenes | 5 | **12,000** | ND | ND | ND |
| Total BTEX | NS | 16,630 | ND | ND | ND |
| **SVOCs** | | | | | |
| 1,4-Dioxane (P-Dioxane) | 0.35 | NA | ND | ND | **2.33** |
| 2,4-Dimethylphenol | 1 | **7.6** | ND | ND | ND |
| Acenaphthene | 20 | **53** | ND | ND | 0.03 J |
| Benzo(a)anthracene | 0.002 | **4.6 J** | ND | **0.04 J** | **0.03 J** |
| Benzo(a)pyrene | 0 | **2.2 J** | ND | ND | ND |
| Benzo(b)fluoranthene | 0.002 | **2.8 J** | ND | ND | **0.02 J** |
| Biphenyl | 5 | **28** | ND | ND | ND |
| Chrysene | 0.002 | **3.7 J** | ND | ND | **0.01 J** |
| Naphthalene | 10 | **540** | ND | ND | ND |
| Phenanthrene | 50 | **77** | ND | ND | ND |
| Phenol | 1 | **44** | ND | ND | ND |

µg/L = microgram per liter ND = Not detected NS = No Standard NA = Not Analyzed
J = The analyte was positively identified and the associated numerical value is the approximate concentration of the analyte in the sample

### Validation Overview

Data validation was completed by Bluestone Environmental Group, Inc., a third-party data validator, and a Data Usability Summary Report (DUSR) was prepared for the groundwater sample analytical results. Completeness, defined as the percentage of analytical results that are judged to be valid, was 99% for the groundwater samples and as such, the data was found to be valid and usable for its intended application. The Data Usability Summary Report (DUSR) is included in Attachment 4.

## Conclusions

Significant contaminant reduction has been achieved as evidenced by the reduction in VOC and SVOC concentrations in monitoring wells MW35 and MW36 when compared to pre-remediation concentrations.

The results indicate that residual groundwater concentrations of VOCs and SVOCs (except for 1,4-dioxane, benzo(a)anthracene, benzo(b)fluoranthene, and chrysene) are below the SGVs and that bulk reduction has been achieved following source removal and groundwater extraction/treatment performed during the remediation. A second round of groundwater sampling will be completed during Q2 2024 to demonstrate a sustained reduction of groundwater contaminants.

Sincerely,

**Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C**



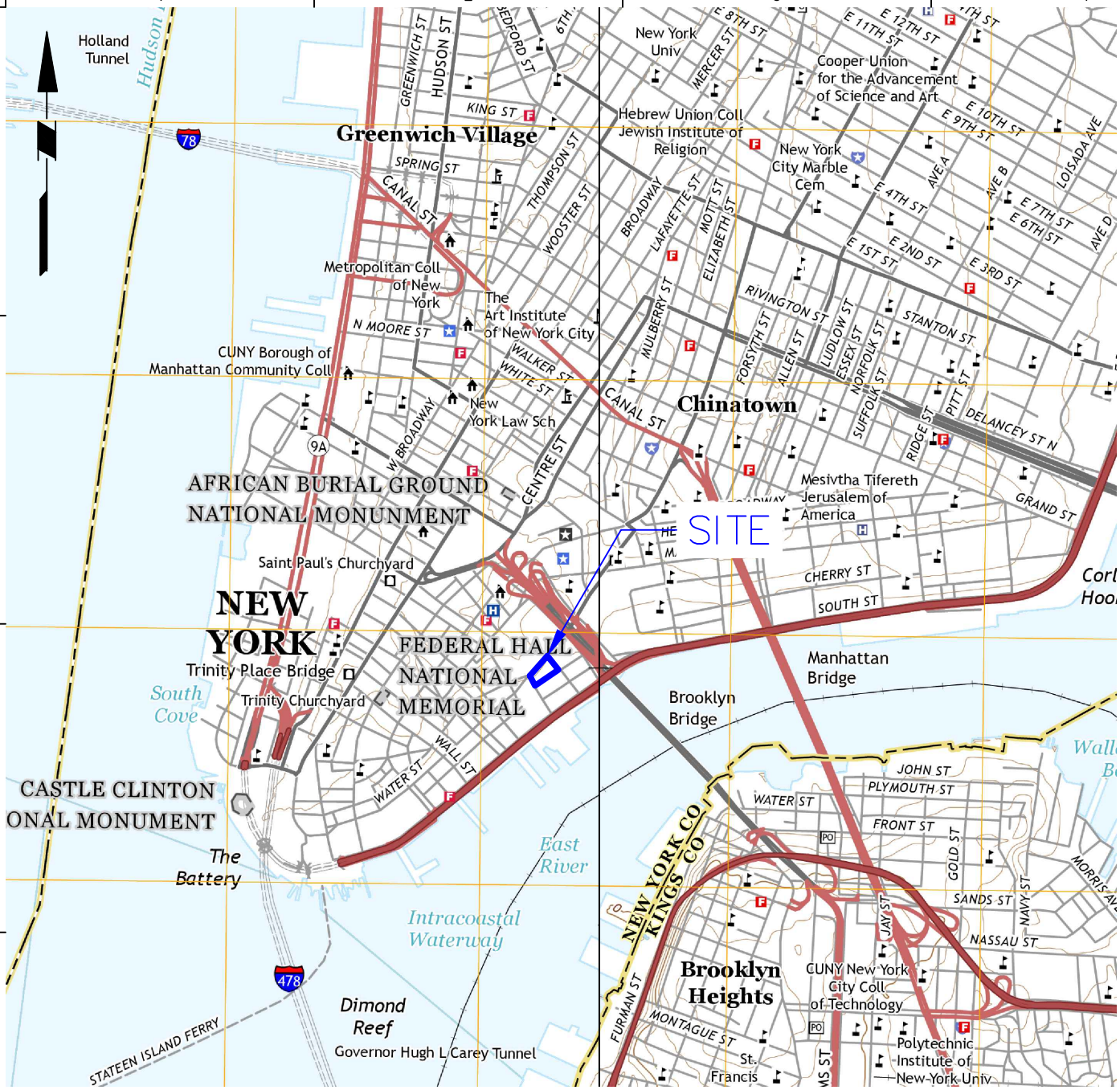
Jason J. Hayes, P.E., LEED AP
Principal/Vice President

Enclosures:

| | |
|---|---|
| Figure 1 | Site Location Map |
| Figure 2 | Groundwater Sample Analytical Results Map |
| Table 1 | Groundwater Sample Analytical Results |
| Table 2 | Quality Assurance/Quality Control Sample Analytical Results |
| Attachment 1 | Monitoring Well Construction Logs |
| Attachment 2 | Groundwater Sampling Logs |
| Attachment 3 | Laboratory Analytical Report |
| Attachment 4 | Data Usability Summary Report |

cc: Paul McMahon, Michael Au, Jack Frey, Brian Kenneally – Langan
Adam Meister – 250 Seaport District, LLC

# FIGURES




NOTES

1. BASE MAP IS REFERENCED FROM THE UNITED STATES GEOLOGICAL SURVEY 7.5 MINUTE SERIES QUADRANGLE MAP OF JERSEY CITY, NEW JERSEY, AND BROOKLYN, NEW YORK, DATED 2016.

2000 0 1000 2000

SCALE IN FEET

**WARNING:** IT IS A VIOLATION OF THE NYS EDUCATION LAW ARTICLE 145 FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS ITEM IN ANY WAY.


LANGAN

Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.

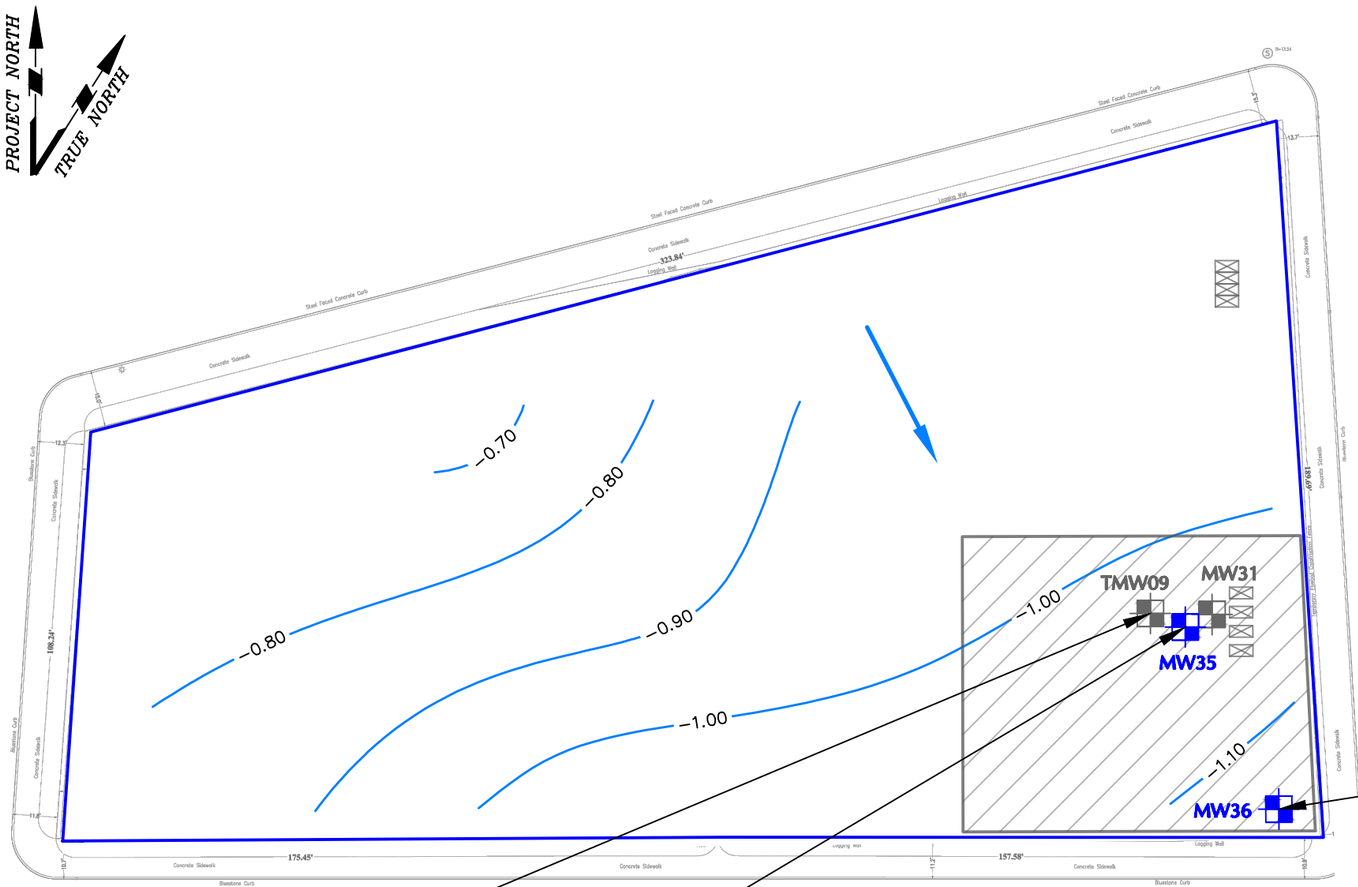
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001

T: 212.479.5400 F: 212.479.5444 www.langan.com


| | |
|---|---|
| Project | 250 WATER STREET<br>BLOCK No. 98, LOT No. 1<br>CITY<br>NEW YORK NEW YORK |
| Figure Title | SITE LOCATION MAP |
| Project No. | 170381202 |
| Date | 12/15/2023 |
| Drawn By | MA |
| Checked By | PM |
| Figure No. | 1 |
| Sheet | 1 of 2 |

© 2023 Langan

Filename: \\langan.com\data\NY\data2\170381202\Project Data\CAD\02\SheetFiles\Environmental\BCP FER\Figure 1 - Site Location Map.dwg Date: 4/19/2024 Time: 09:22 User: bkenneally Style Table: Langan.stb Layout: ANSIA-BP




LEGEND

- APPROXIMATE SITE BOUNDARY
- −0.90 GROUNDWATER CONTOUR
- APPROXIMATE GROUNDWATER FLOW DIRECTION
- TMW09 APPROXIMATE LOCATION OF PHASE II ESI OR RI GROUNDWATER MONITORING WELL
- MW35 GROUNDWATER MONITORING WELL LOCATION
- APPROXIMATE LOCATION OF FORMER UNDERGROUND STORAGE TANK
- APPROXIMATE PHASE 1 DEWATERING AREA

| Analyte | NYSDEC SGVs |
|---|---|
| VOCs | |
| 1,2,4,5-Tetramethylbenzene | 5 |
| 1,2,4-Trimethylbenzene | 5 |
| 1,3,5-Trimethylbenzene (Mesitylene) | 5 |
| Benzene | 1 |
| Cymene | 5 |
| Ethylbenzene | 5 |
| Isopropylbenzene (Cumene) | 5 |
| M,P-Xylene | 5 |
| Naphthalene | 10 |
| n-Butylbenzene | 5 |
| n-Propylbenzene | 5 |
| o-Xylene (1,2-Dimethylbenzene) | 5 |
| Sec-Butylbenzene | 5 |
| Toluene | 5 |
| Total Xylenes | 5 |
| SVOCs | |
| 1,4-Dioxane (P-Dioxane) | 0.35 |
| 2,4-Dimethylphenol | 1 |
| Acenaphthene | 20 |
| Benzo(a)anthracene | 0.002 |
| Benzo(a)pyrene | 0 |
| Benzo(b)fluoranthene | 0.002 |
| Biphenyl (Diphenyl) | 5 |
| Chrysene | 0.002 |
| Naphthalene | 10 |
| Phenanthrene | 50 |
| Phenol | 1 |

| Location | Baseline | MW-35 | MW-35 |
|---|---|---|---|
| Sample Name | TMW09_100315 | MW-35_030124 | DUP01_030124 |
| Sample Date | 10/03/2015 | 03/01/2024 | 03/01/2024 |
| VOCs | | | |
| 1,2,4,5-Tetramethylbenzene | 550 J | <2 UJ | <2 UJ |
| 1,2,4-Trimethylbenzene | 6,100 | <2.5 U | <2.5 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | 1,800 | <2.5 U | <2.5 U |
| Benzene | 330 | <0.5 U | <0.5 U |
| Cymene | 83 J | <2.5 U | <2.5 U |
| Ethylbenzene | 1,800 | <2.5 U | <2.5 U |
| Isopropylbenzene (Cumene) | 240 J | <2.5 U | <2.5 U |
| M,P-Xylene | 8,400 | <2.5 U | <2.5 U |
| Naphthalene | 1,700 J | <2.5 UJ | <2.5 UJ |
| n-Butylbenzene | 240 J | <2.5 U | <2.5 U |
| n-Propylbenzene | 760 | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | 3,400 | <2.5 U | <2.5 U |
| Sec-Butylbenzene | 86 J | <2.5 U | <2.5 U |
| Toluene | 2,700 | <2.5 U | <2.5 U |
| Total Xylenes | 12,000 | <2.5 U | <2.5 U |
| Total BTEX | 16630 | ND | ND |
| Total VOCs | 40189 | 6.5 | 7.1 |
| SVOCs | | | |
| 1,4-Dioxane (P-Dioxane) | NA | <0.144 U | <0.156 U |
| 2,4-Dimethylphenol | 7.6 | <5 U | <5 U |
| Acenaphthene | 53 | 0.2 J | 0.34 J |
| Benzo(a)anthracene | 4.6 J | <0.1 U | 0.04 J |
| Benzo(a)pyrene | 2.2 J | <0.1 U | <0.1 U |
| Benzo(b)fluoranthene | 2.8 J | <0.1 U | <0.1 U |
| Biphenyl (Diphenyl) | 28 | <2 U | <2 U |
| Chrysene | 3.7 J | <0.1 U | <0.1 U |
| Naphthalene | 540 | <0.1 U | <0.1 U |
| Phenanthrene | 77 | <0.1 U | <0.1 U |
| Phenol | 44 | <5 U | <5 U |

| Location | MW-36 |
|---|---|
| Sample Name | MW-36_030124 |
| Sample Date | 03/01/2024 |
| VOCs | |
| 1,2,4,5-Tetramethylbenzene | <2 UJ |
| 1,2,4-Trimethylbenzene | <2.5 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | <2.5 U |
| Benzene | <0.5 U |
| Cymene | <2.5 U |
| Ethylbenzene | <2.5 U |
| Isopropylbenzene (Cumene) | <2.5 U |
| M,P-Xylene | <2.5 U |
| Naphthalene | <2.5 UJ |
| n-Butylbenzene | <2.5 U |
| n-Propylbenzene | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | <2.5 U |
| Sec-Butylbenzene | <2.5 U |
| Toluene | <2.5 U |
| Total Xylenes | <2.5 U |
| Total BTEX | ND |
| Total VOCs | 2.8 |
| SVOCs | |
| 1,4-Dioxane (P-Dioxane) | 2.33 |
| 2,4-Dimethylphenol | <5 U |
| Acenaphthene | 0.03 J |
| Benzo(a)anthracene | 0.03 J |
| Benzo(a)pyrene | <0.1 U |
| Benzo(b)fluoranthene | 0.02 J |
| Biphenyl (Diphenyl) | <2 U |
| Chrysene | 0.01 J |
| Naphthalene | <0.1 U |
| Phenanthrene | <0.1 U |
| Phenol | <5 U |

NOTES:

1. BASE MAP IS REFERENCED FROM THE DRAWING TITLED TOPO SURVEY - CONTOUR, PREPARED BY NEW YORK CITY LAND SURVEYORS, P.C., DATED DECEMBER 27, 2022.
2. ELEVATIONS ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
3. GROUNDWATER COUNTOURS ARE REFERENCED FROM FIGURE 6A INCLUDED IN THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION (NYSDEC)-APPROVED REMEDIAL INVESTIGATION REPORT (RIR), TITLED 'GROUNDWATER ELEVATION CONTOUR MAP', DATED JANUARY 14, 2021.
4. GROUNDWATER ELEVATION CONTOUR INTERVAL IS 0.1 FOOT.
5. GROUNDWATER SAMPLE ANALYTICAL RESULTS ARE COMPARED TO THE NYSDEC TECHNICAL AND OPERATIONAL GUIDANCE SERIES (TOGS) 1.1.1 AMBIENT WATER QUALITY STANDARDS AND GUIDANCE VALUES (SGVs) FOR DRINKING WATER (CLASS GA).
6. ONLY VOCs AND SVOCs DETECTED AT CONCENTRATIONS ABOVE THE NYSDEC SGVs ARE SHOWN.
7. NYSDEC SGV EXCEEDANCES ARE HIGHLIGHTED AND IN BOLD.
8. µg/L = MICROGRAM PER LITER
9. VOC = VOLATILE ORGANIC COMPOUND
10. SVOC = SEMIVOLATILE ORGANIC COMPOUND
11. J = THE ANALYTE WAS DETECTED ABOVE THE METHOD DETECTION LIMIT BUT BELOW THE REPORTING LIMIT; THEREFORE, THE RESULT IS AN ESTIMATE.
12. J- = THE REPORTED VALUE MAY BE BIASED LOW. THE ACTUAL VALUE IS EXPECTED TO BE GREATER THAN THE REPORTED VALUE.
13. UJ = THE ANALYTE WAS NOT DETECTED AT A LEVEL GREATER THAN OR EQUAL TO THE REPORTING LIMIT; HOWEVER, THE REPORTED REPORTING LIMIT IS APPROXIMATE AND MAY BE INACCURATE OR IMPRECISE.
14. U = THE ANALYTE WAS ANALYZED FOR, BUT WAS NOT DETECTED AT A LEVEL GREATER THAN OR EQUAL TO THE LEVEL OF THE REPORTING LIMIT OR THE SAMPLE CONCENTRATION FOR RESULTS IMPACTED BY BLANK CONTAMINATION.
15. ND = THE ANALYTE WAS ANALYZED FOR, BUT WAS NOT DETECTED.
16. NA = THE ANALYTE WAS NOT ANALYZED FOR.

40 0 10 25 40
SCALE IN FEET

LANGAN
Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001
T: 212.479.5400 F: 212.479.5444 www.langan.com

Project
250 WATER STREET
BLOCK No. 98, LOT No. 1
CITY
NEW YORK NEW YORK

Figure Title
GROUNDWATER SAMPLE ANALYTICAL RESULTS MAP

Project No. 170381202
Date 04/19/2024
Drawn By BK
Checked By PM

Figure 2
Sheet 2 of 2

© 2023 Langan

Filename: \\langan.com\data\NYC\data2\170381202\Project Data\CAD\02\SheetFiles\Environmental\BCP FER\Figure 2 - Groundwater Sample Analytical Results Map.dwg Date: 5/1/2024 Time: 10:22 User: mau Style Table: Langan.stb Layout: Figure 2 - Groundwater Sample Analytical Results Map

# TABLE

**Table 1**
**Quarterly Groundwater Monitoring Report**
**Groundwater Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | NYSDEC SGVs | Location | MW-35 | MW-35 | MW-36 |
|---|---|---|---|---|---|---|
| | | | Sample Name | MW-35_030124 | DUP01_030124 | MW-36_030124 |
| | | | Sample Date | 03/01/2024 | 03/01/2024 | 03/01/2024 |
| | | | Unit | Result | Result | Result |
| **Volatile Organic Compounds** | | | | | | |
| 1,1,1,2-Tetrachloroethane | 630-20-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,1,1-Trichloroethane | 71-55-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,1,2,2-Tetrachloroethane | 79-34-5 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| 1,1,2-Trichloroethane | 79-00-5 | 1 | ug/l | <1.5 UJ | <1.5 UJ | <1.5 UJ |
| 1,1-Dichloroethane | 75-34-3 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,1-Dichloroethene | 75-35-4 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| 1,1-Dichloropropene | 563-58-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2,3-Trichlorobenzene | 87-61-6 | 5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| 1,2,3-Trichloropropane | 96-18-4 | 0.04 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2,4,5-Tetramethylbenzene | 95-93-2 | 5 | ug/l | <2 UJ | <2 UJ | <2 UJ |
| 1,2,4-Trichlorobenzene | 120-82-1 | 5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| 1,2,4-Trimethylbenzene | 95-63-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2-Dibromo-3-Chloropropane | 96-12-8 | 0.04 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| 1,2-Dibromoethane (Ethylene Dibromide) | 106-93-4 | 0.0006 | ug/l | <2 U | <2 U | <2 U |
| 1,2-Dichlorobenzene | 95-50-1 | 3 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2-Dichloroethane | 107-06-2 | 0.6 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| 1,2-Dichloropropane | 78-87-5 | 1 | ug/l | <1 U | <1 U | <1 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | 108-67-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,3-Dichlorobenzene | 541-73-1 | 3 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,3-Dichloropropane | 142-28-9 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,4-Dichlorobenzene | 106-46-7 | 3 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,4-Diethyl Benzene | 105-05-5 | NS | ug/l | <2 U | <2 U | <2 U |
| 1,4-Dioxane (P-Dioxane) | 123-91-1 | 0.35 | ug/l | <250 UJ | <250 UJ | <250 UJ |
| 2,2-Dichloropropane | 594-20-7 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 2-Chlorotoluene | 95-49-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 2-Hexanone (MBK) | 591-78-6 | 50 | ug/l | <5 U | <5 U | <5 U |
| 4-Chlorotoluene | 106-43-4 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 4-Ethyltoluene | 622-96-8 | NS | ug/l | <2 U | <2 U | <2 U |
| Acetone | 67-64-1 | 50 | ug/l | 6.5 | 7.1 | 2.8 J |
| Acrylonitrile | 107-13-1 | 5 | ug/l | <5 U | <5 U | <5 U |
| Benzene | 71-43-2 | 1 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Bromobenzene | 108-86-1 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Bromochloromethane | 74-97-5 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Bromodichloromethane | 75-27-4 | 50 | ug/l | <0.5 UJ | <0.5 UJ | <0.5 UJ |
| Bromoform | 75-25-2 | 50 | ug/l | <2 U | <2 U | <2 U |
| Bromomethane | 74-83-9 | 5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| Carbon Disulfide | 75-15-0 | 60 | ug/l | <5 U | <5 U | <5 U |
| Carbon Tetrachloride | 56-23-5 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Chlorobenzene | 108-90-7 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Chloroethane | 75-00-3 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Chloroform | 67-66-3 | 7 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Chloromethane | 74-87-3 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Cis-1,2-Dichloroethene | 156-59-2 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Cis-1,3-Dichloropropene | 10061-01-5 | 0.4 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Cymene | 99-87-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Dibromochloromethane | 124-48-1 | 50 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Dibromomethane | 74-95-3 | 5 | ug/l | <5 U | <5 U | <5 U |
| Dichlorodifluoromethane | 75-71-8 | 5 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| Diethyl Ether (Ethyl Ether) | 60-29-7 | NS | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Ethylbenzene | 100-41-4 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Hexachlorobutadiene | 87-68-3 | 0.5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| Isopropylbenzene (Cumene) | 98-82-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| M,P-Xylene | 179601-23-1 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Methyl Ethyl Ketone (2-Butanone) | 78-93-3 | 50 | ug/l | <5 U | <5 U | <5 U |
| Methyl Isobutyl Ketone (4-Methyl-2-Pentanone) | 108-10-1 | NS | ug/l | <5 U | <5 U | <5 U |
| Methylene Chloride | 75-09-2 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Naphthalene | 91-20-3 | 10 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| n-Butylbenzene | 104-51-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| n-Propylbenzene | 103-65-1 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | 95-47-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Sec-Butylbenzene | 135-98-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Styrene | 100-42-5 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| T-Butylbenzene | 98-06-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Tert-Butyl Methyl Ether | 1634-04-4 | 10 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| Tetrachloroethene (PCE) | 127-18-4 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Toluene | 108-88-3 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Total 1,2-Dichloroethene (Cis and Trans) | 540-59-0 | NS | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Total Xylenes | 1330-20-7 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Total, 1,3-Dichloropropene (Cis And Trans) | 542-75-6 | 0.4 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Trans-1,2-Dichloroethene | 156-60-5 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Trans-1,3-Dichloropropene | 10061-02-6 | 0.4 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Trans-1,4-Dichloro-2-Butene | 110-57-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Trichloroethene (TCE) | 79-01-6 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Trichlorofluoromethane | 75-69-4 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Vinyl Acetate | 108-05-4 | NS | ug/l | <5 UJ | <5 UJ | <5 UJ |
| Vinyl Chloride | 75-01-4 | 2 | ug/l | <1 U | <1 U | <1 U |
| Total BTEX | BTEX | NS | ug/l | ND | ND | ND |
| Total VOCs | TOTALVOCS | NS | ug/l | 6.5 | 7.1 | 2.8 |

**Table 1**
**Quarterly Groundwater Monitoring Report**
**Groundwater Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | NYSDEC SGVs | Location | MW-35 | MW-35 | MW-36 |
|---|---|---|---|---|---|---|
| | | | Sample Name | MW-35_030124 | DUP01_030124 | MW-36_030124 |
| | | | Sample Date | 03/01/2024 | 03/01/2024 | 03/01/2024 |
| | | | Unit | Result | Result | Result |
| **Semi-Volatile Organic Compounds** | | | | | | |
| 1,2,4,5-Tetrachlorobenzene | 95-94-3 | 5 | ug/l | <10 U | <10 U | <10 U |
| 1,2,4-Trichlorobenzene | 120-82-1 | 5 | ug/l | <5 U | <5 U | <5 U |
| 1,2-Dichlorobenzene | 95-50-1 | 3 | ug/l | <2 U | <2 U | <2 U |
| 1,3-Dichlorobenzene | 541-73-1 | 3 | ug/l | <2 UJ | <2 U | <2 U |
| 1,4-Dichlorobenzene | 106-46-7 | 3 | ug/l | <2 U | <2 U | <2 U |
| 1,4-Dioxane (P-Dioxane) | 123-91-1 | **0.35** | ug/l | <0.144 U | <0.156 U | **2.33** |
| 2,4,5-Trichlorophenol | 95-95-4 | NS | ug/l | <5 U | <5 U | <5 U |
| 2,4,6-Trichlorophenol | 88-06-2 | NS | ug/l | <5 U | <5 U | <5 U |
| 2,4-Dichlorophenol | 120-83-2 | 1 | ug/l | <5 U | <5 U | <5 U |
| 2,4-Dimethylphenol | 105-67-9 | 1 | ug/l | <5 U | <5 U | <5 U |
| 2,4-Dinitrophenol | 51-28-5 | 1 | ug/l | <20 U | <20 U | <20 U |
| 2,4-Dinitrotoluene | 121-14-2 | 5 | ug/l | <5 U | <5 U | <5 U |
| 2,6-Dinitrotoluene | 606-20-2 | 5 | ug/l | <5 U | <5 U | <5 U |
| 2-Chloronaphthalene | 91-58-7 | 10 | ug/l | <0.2 U | <0.2 U | <0.2 U |
| 2-Chlorophenol | 95-57-8 | NS | ug/l | <2 U | <2 U | <2 U |
| 2-Methylnaphthalene | 91-57-6 | NS | ug/l | <0.1 U | <0.1 U | <0.1 U |
| 2-Methylphenol (o-Cresol) | 95-48-7 | NS | ug/l | <5 U | <5 U | <5 U |
| 2-Nitroaniline | 88-74-4 | 5 | ug/l | <5 UJ | <5 U | <5 U |
| 2-Nitrophenol | 88-75-5 | NS | ug/l | <10 U | <10 U | <10 U |
| 3 & 4 Methylphenol (m&p Cresol) | 65794-96-9 | NS | ug/l | <5 U | <5 U | <5 U |
| 3,3'-Dichlorobenzidine | 91-94-1 | 5 | ug/l | NA | <5 U | <5 U |
| 3-Nitroaniline | 99-09-2 | 5 | ug/l | <5 U | <5 U | <5 U |
| 4,6-Dinitro-2-Methylphenol | 534-52-1 | NS | ug/l | <10 U | <10 U | <10 U |
| 4-Bromophenyl Phenyl Ether | 101-55-3 | NS | ug/l | <2 U | <2 U | <2 U |
| 4-Chloro-3-Methylphenol | 59-50-7 | NS | ug/l | <2 U | <2 U | <2 U |
| 4-Chloroaniline | 106-47-8 | 5 | ug/l | <5 UJ | <5 U | <5 U |
| 4-Chlorophenyl Phenyl Ether | 7005-72-3 | NS | ug/l | <2 U | <2 U | <2 U |
| 4-Nitroaniline | 100-01-6 | 5 | ug/l | <5 UJ | <5 U | <5 U |
| 4-Nitrophenol | 100-02-7 | NS | ug/l | <10 U | <10 U | <10 U |
| Acenaphthene | 83-32-9 | 20 | ug/l | 0.2 J | 0.34 J | 0.03 J |
| Acenaphthylene | 208-96-8 | NS | ug/l | 0.01 J | 0.03 J | 0.01 J |
| Acetophenone | 98-86-2 | NS | ug/l | <5 U | <5 U | <5 U |
| Anthracene | 120-12-7 | 50 | ug/l | 0.05 J | 0.09 J | 0.03 J |
| Benzo(a)anthracene | 56-55-3 | **0.002** | ug/l | <0.1 U | **0.04 J** | **0.03 J** |
| Benzo(a)pyrene | 50-32-8 | 0 | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Benzo(b)fluoranthene | 205-99-2 | **0.002** | ug/l | <0.1 U | <0.1 U | **0.02 J** |
| Benzo(g,h,i)Perylene | 191-24-2 | NS | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Benzo(k)fluoranthene | 207-08-9 | 0.002 | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Benzoic Acid | 65-85-0 | NS | ug/l | <50 U | <50 U | <50 U |
| Benzyl Alcohol | 100-51-6 | NS | ug/l | <2 U | <2 U | <2 U |
| Benzyl Butyl Phthalate | 85-68-7 | 50 | ug/l | <5 U | <5 U | <5 U |
| Biphenyl (Diphenyl) | 92-52-4 | 5 | ug/l | <2 U | <2 U | <2 U |
| Bis(2-chloroethoxy) methane | 111-91-1 | 5 | ug/l | <5 UJ | <5 U | <5 U |
| Bis(2-chloroethyl) ether (2-chloroethyl ether) | 111-44-4 | 1 | ug/l | <2 UJ | <2 U | <2 U |
| Bis(2-chloroisopropyl) ether | 108-60-1 | 5 | ug/l | <2 UJ | <2 UJ | <2 UJ |
| Bis(2-ethylhexyl) phthalate | 117-81-7 | 5 | ug/l | <3 UJ | <3 UJ | <3 UJ |
| Carbazole | 86-74-8 | NS | ug/l | <2 UJ | <2 UJ | <2 UJ |
| Chrysene | 218-01-9 | **0.002** | ug/l | <0.1 U | <0.1 U | **0.01 J** |
| Dibenz(a,h)anthracene | 53-70-3 | NS | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Dibenzofuran | 132-64-9 | NS | ug/l | <2 U | <2 U | <2 U |
| Dibutyl phthalate | 84-74-2 | 50 | ug/l | <5 U | <5 U | <5 U |
| Diethyl phthalate | 84-66-2 | 50 | ug/l | <5 U | <5 U | <5 U |
| Dimethyl phthalate | 131-11-3 | 50 | ug/l | <5 U | <5 U | <5 U |
| Dioctyl phthalate | 117-84-0 | 50 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| Fluoranthene | 206-44-0 | 50 | ug/l | 0.14 | 0.22 | 0.07 J |
| Fluorene | 86-73-7 | 50 | ug/l | 0.07 J | 0.12 | 0.02 J |
| Hexachlorobenzene | 118-74-1 | 0.04 | ug/l | <0.8 U | <0.8 U | 0.01 J |
| Hexachlorobutadiene | 87-68-3 | 0.5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Hexachlorocyclopentadiene | 77-47-4 | 5 | ug/l | <20 U | <20 U | <20 U |
| Hexachloroethane | 67-72-1 | 5 | ug/l | <0.8 U | <0.8 U | <0.8 U |
| Indeno(1,2,3-cd)pyrene | 193-39-5 | 0.002 | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Isophorone | 78-59-1 | 50 | ug/l | <5 U | <5 U | <5 U |
| Naphthalene | 91-20-3 | 10 | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Nitrobenzene | 98-95-3 | 0.4 | ug/l | <2 U | <2 U | <2 U |
| n-Nitrosodi-N-Propylamine | 621-64-7 | NS | ug/l | <5 U | <5 U | <5 U |
| n-Nitrosodiphenylamine | 86-30-6 | 50 | ug/l | <2 U | <2 U | <2 U |
| Pentachlorophenol | 87-86-5 | 1 | ug/l | <0.8 U | <0.8 U | 0.1 J |
| Phenanthrene | 85-01-8 | 50 | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Phenol | 108-95-2 | 1 | ug/l | <5 U | <5 U | <5 U |
| Pyrene | 129-00-0 | 50 | ug/l | 0.1 | 0.16 | 0.1 |

**Table 1**
**Quarterly Groundwater Monitoring Report**
**Groundwater Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

**Notes:**

CAS - Chemical Abstract Service
NS - No standard
ug/l - microgram per liter
NA - Not analyzed
RL - Reporting limit
<RL - Not detected

Groundwater sample analytical results are compared to the New York State Department of Environmental Conservation (NYSDEC) Title 6 Codes, Rules, and Regulations (NYCRR) Part 703.5 and the NYSDEC Technical and Operation Guidance Series (TOGS) 1.1.1 Ambient Water Quality Standards and Guidance Values for Class GA Water and published addenda (herein collectively referenced as "NYSDEC SGVs").

**Qualifiers:**

J - The analyte was positively identified and the associated numerical value is the approximate concentration of the analyte in the sample.
UJ - The analyte was not detected at a level greater than or equal to the RL; however, the reported RL is approximate and may be inaccurate or imprecise.
U - The analyte was analyzed for, but was not detected at a level greater than or equal to the level of the RL or the sample concentration for results impacted by blank contamination.

**Exceedance Summary:**

**10** - Result exceeds NYSDEC SGVs

**Table 2**
**Quarterly Groundwater Monitoring Report**
**Quality Assurance/Quality Control Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | Sample Type | FB | TB |
|---|---|---|---|---|
| | | Sample Name | FB01_030124 | TB01_030124 |
| | | Sample Date | 03/01/2024 | 03/01/2024 |
| | | Unit | Result | Result |
| **Volatile Organic Compounds** | | | | |
| 1,1,1,2-Tetrachloroethane | 630-20-6 | ug/l | <2.5 U | <2.5 U |
| 1,1,1-Trichloroethane | 71-55-6 | ug/l | <2.5 U | <2.5 U |
| 1,1,2,2-Tetrachloroethane | 79-34-5 | ug/l | <0.5 U | <0.5 U |
| 1,1,2-Trichloroethane | 79-00-5 | ug/l | <1.5 UJ | <1.5 UJ |
| 1,1-Dichloroethane | 75-34-3 | ug/l | <2.5 U | <2.5 U |
| 1,1-Dichloroethene | 75-35-4 | ug/l | <0.5 U | <0.5 U |
| 1,1-Dichloropropene | 563-58-6 | ug/l | <2.5 U | <2.5 U |
| 1,2,3-Trichlorobenzene | 87-61-6 | ug/l | <2.5 UJ | <2.5 UJ |
| 1,2,3-Trichloropropane | 96-18-4 | ug/l | <2.5 U | <2.5 U |
| 1,2,4,5-Tetramethylbenzene | 95-93-2 | ug/l | <2 UJ | <2 UJ |
| 1,2,4-Trichlorobenzene | 120-82-1 | ug/l | <2.5 UJ | <2.5 UJ |
| 1,2,4-Trimethylbenzene | 95-63-6 | ug/l | <2.5 U | <2.5 U |
| 1,2-Dibromo-3-Chloropropane | 96-12-8 | ug/l | <2.5 UJ | <2.5 UJ |
| 1,2-Dibromoethane (Ethylene Dibromide) | 106-93-4 | ug/l | <2 U | <2 U |
| 1,2-Dichlorobenzene | 95-50-1 | ug/l | <2.5 U | <2.5 U |
| 1,2-Dichloroethane | 107-06-2 | ug/l | <0.5 U | <0.5 U |
| 1,2-Dichloropropane | 78-87-5 | ug/l | <1 U | <1 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | 108-67-8 | ug/l | <2.5 U | <2.5 U |
| 1,3-Dichlorobenzene | 541-73-1 | ug/l | <2.5 U | <2.5 U |
| 1,3-Dichloropropane | 142-28-9 | ug/l | <2.5 U | <2.5 U |
| 1,4-Dichlorobenzene | 106-46-7 | ug/l | <2.5 U | <2.5 U |
| 1,4-Diethyl Benzene | 105-05-5 | ug/l | <2 U | <2 U |
| 1,4-Dioxane (P-Dioxane) | 123-91-1 | ug/l | <250 UJ | <250 UJ |
| 2,2-Dichloropropane | 594-20-7 | ug/l | <2.5 U | <2.5 U |
| 2-Chlorotoluene | 95-49-8 | ug/l | <2.5 U | <2.5 U |
| 2-Hexanone (MBK) | 591-78-6 | ug/l | <5 U | <5 U |
| 4-Chlorotoluene | 106-43-4 | ug/l | <2.5 U | <2.5 U |
| 4-Ethyltoluene | 622-96-8 | ug/l | <2 U | <2 U |
| Acetone | 67-64-1 | ug/l | <5 U | <5 U |
| Acrylonitrile | 107-13-1 | ug/l | <5 U | <5 U |
| Benzene | 71-43-2 | ug/l | <0.5 U | <0.5 U |
| Bromobenzene | 108-86-1 | ug/l | <2.5 U | <2.5 U |
| Bromochloromethane | 74-97-5 | ug/l | <2.5 U | <2.5 U |
| Bromodichloromethane | 75-27-4 | ug/l | <0.5 UJ | <0.5 UJ |
| Bromoform | 75-25-2 | ug/l | <2 U | <2 U |
| Bromomethane | 74-83-9 | ug/l | <2.5 UJ | <2.5 UJ |
| Carbon Disulfide | 75-15-0 | ug/l | <5 U | <5 U |
| Carbon Tetrachloride | 56-23-5 | ug/l | <0.5 U | <0.5 U |
| Chlorobenzene | 108-90-7 | ug/l | <2.5 U | <2.5 U |
| Chloroethane | 75-00-3 | ug/l | <2.5 U | <2.5 U |
| Chloroform | 67-66-3 | ug/l | <2.5 U | <2.5 U |
| Chloromethane | 74-87-3 | ug/l | <2.5 U | <2.5 U |
| Cis-1,2-Dichloroethene | 156-59-2 | ug/l | <2.5 U | <2.5 U |
| Cis-1,3-Dichloropropene | 10061-01-5 | ug/l | <0.5 U | <0.5 U |
| Cymene | 99-87-6 | ug/l | <2.5 U | <2.5 U |
| Dibromochloromethane | 124-48-1 | ug/l | <0.5 U | <0.5 U |
| Dibromomethane | 74-95-3 | ug/l | <5 U | <5 U |
| Dichlorodifluoromethane | 75-71-8 | ug/l | <5 UJ | <5 UJ |
| Diethyl Ether (Ethyl Ether) | 60-29-7 | ug/l | <2.5 U | <2.5 U |
| Ethylbenzene | 100-41-4 | ug/l | <2.5 U | <2.5 U |
| Hexachlorobutadiene | 87-68-3 | ug/l | <2.5 UJ | <2.5 UJ |
| Isopropylbenzene (Cumene) | 98-82-8 | ug/l | <2.5 U | <2.5 U |
| M,P-Xylene | 179601-23-1 | ug/l | <2.5 U | <2.5 U |
| Methyl Ethyl Ketone (2-Butanone) | 78-93-3 | ug/l | <5 U | <5 U |
| Methyl Isobutyl Ketone (4-Methyl-2-Pentanone) | 108-10-1 | ug/l | <5 U | <5 U |
| Methylene Chloride | 75-09-2 | ug/l | <2.5 U | <2.5 U |
| Naphthalene | 91-20-3 | ug/l | <2.5 UJ | <2.5 UJ |
| n-Butylbenzene | 104-51-8 | ug/l | <2.5 U | <2.5 U |
| n-Propylbenzene | 103-65-1 | ug/l | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | 95-47-6 | ug/l | <2.5 U | <2.5 U |
| Sec-Butylbenzene | 135-98-8 | ug/l | <2.5 U | <2.5 U |
| Styrene | 100-42-5 | ug/l | <2.5 U | <2.5 U |
| T-Butylbenzene | 98-06-6 | ug/l | <2.5 U | <2.5 U |
| Tert-Butyl Methyl Ether | 1634-04-4 | ug/l | <2.5 UJ | <2.5 UJ |
| Tetrachloroethene (PCE) | 127-18-4 | ug/l | <0.5 U | <0.5 U |
| Toluene | 108-88-3 | ug/l | <2.5 U | <2.5 U |
| Total 1,2-Dichloroethene (Cis and Trans) | 540-59-0 | ug/l | <2.5 U | <2.5 U |
| Total Xylenes | 1330-20-7 | ug/l | <2.5 U | <2.5 U |
| Total, 1,3-Dichloropropene (Cis And Trans) | 542-75-6 | ug/l | <0.5 U | <0.5 U |
| Trans-1,2-Dichloroethene | 156-60-5 | ug/l | <2.5 U | <2.5 U |
| Trans-1,3-Dichloropropene | 10061-02-6 | ug/l | <0.5 U | <0.5 U |
| Trans-1,4-Dichloro-2-Butene | 110-57-6 | ug/l | <2.5 U | <2.5 U |
| Trichloroethene (TCE) | 79-01-6 | ug/l | <0.5 U | <0.5 U |
| Trichlorofluoromethane | 75-69-4 | ug/l | <2.5 U | <2.5 U |
| Vinyl Acetate | 108-05-4 | ug/l | <5 UJ | <5 UJ |
| Vinyl Chloride | 75-01-4 | ug/l | <1 U | <1 U |

**Table 2**
**Quarterly Groundwater Monitoring Report**
**Quality Assurance/Quality Control Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | Sample Type | FB | TB |
|---|---|---|---|---|
| | | Sample Name | FB01_030124 | TB01_030124 |
| | | Sample Date | 03/01/2024 | 03/01/2024 |
| | | Unit | Result | Result |
| **Semi-Volatile Organic Compounds** | | | | |
| 1,2,4,5-Tetrachlorobenzene | 95-94-3 | ug/l | <10 U | NA |
| 1,2,4-Trichlorobenzene | 120-82-1 | ug/l | <5 U | NA |
| 1,2-Dichlorobenzene | 95-50-1 | ug/l | <2 U | NA |
| 1,3-Dichlorobenzene | 541-73-1 | ug/l | <2 U | NA |
| 1,4-Dichlorobenzene | 106-46-7 | ug/l | <2 U | NA |
| 2,4,5-Trichlorophenol | 95-95-4 | ug/l | <5 U | NA |
| 2,4,6-Trichlorophenol | 88-06-2 | ug/l | <5 U | NA |
| 2,4-Dichlorophenol | 120-83-2 | ug/l | <5 U | NA |
| 2,4-Dimethylphenol | 105-67-9 | ug/l | <5 U | NA |
| 2,4-Dinitrophenol | 51-28-5 | ug/l | <20 U | NA |
| 2,4-Dinitrotoluene | 121-14-2 | ug/l | <5 U | NA |
| 2,6-Dinitrotoluene | 606-20-2 | ug/l | <5 U | NA |
| 2-Chloronaphthalene | 91-58-7 | ug/l | <0.2 U | NA |
| 2-Chlorophenol | 95-57-8 | ug/l | <2 U | NA |
| 2-Methylnaphthalene | 91-57-6 | ug/l | <0.1 U | NA |
| 2-Methylphenol (o-Cresol) | 95-48-7 | ug/l | <5 U | NA |
| 2-Nitroaniline | 88-74-4 | ug/l | <5 U | NA |
| 2-Nitrophenol | 88-75-5 | ug/l | <10 U | NA |
| 3 & 4 Methylphenol (m&p Cresol) | 65794-96-9 | ug/l | <5 U | NA |
| 3,3'-Dichlorobenzidine | 91-94-1 | ug/l | <5 U | NA |
| 3-Nitroaniline | 99-09-2 | ug/l | <5 U | NA |
| 4,6-Dinitro-2-Methylphenol | 534-52-1 | ug/l | <10 U | NA |
| 4-Bromophenyl Phenyl Ether | 101-55-3 | ug/l | <2 U | NA |
| 4-Chloro-3-Methylphenol | 59-50-7 | ug/l | <2 U | NA |
| 4-Chloroaniline | 106-47-8 | ug/l | <5 U | NA |
| 4-Chlorophenyl Phenyl Ether | 7005-72-3 | ug/l | <2 U | NA |
| 4-Nitroaniline | 100-01-6 | ug/l | <5 U | NA |
| 4-Nitrophenol | 100-02-7 | ug/l | <10 U | NA |
| Acenaphthene | 83-32-9 | ug/l | <0.1 U | NA |
| Acenaphthylene | 208-96-8 | ug/l | <0.1 U | NA |
| Acetophenone | 98-86-2 | ug/l | <5 U | NA |
| Anthracene | 120-12-7 | ug/l | <0.1 U | NA |
| Benzo(a)anthracene | 56-55-3 | ug/l | <0.1 U | NA |
| Benzo(a)pyrene | 50-32-8 | ug/l | <0.1 U | NA |
| Benzo(b)fluoranthene | 205-99-2 | ug/l | <0.1 U | NA |
| Benzo(g,h,i)Perylene | 191-24-2 | ug/l | <0.1 U | NA |
| Benzo(k)fluoranthene | 207-08-9 | ug/l | <0.1 U | NA |
| Benzoic Acid | 65-85-0 | ug/l | <50 U | NA |
| Benzyl Alcohol | 100-51-6 | ug/l | <2 U | NA |
| Benzyl Butyl Phthalate | 85-68-7 | ug/l | <5 U | NA |
| Biphenyl (Diphenyl) | 92-52-4 | ug/l | <2 U | NA |
| Bis(2-chloroethoxy) methane | 111-91-1 | ug/l | <5 U | NA |
| Bis(2-chloroethyl) ether (2-chloroethyl ether) | 111-44-4 | ug/l | <2 U | NA |
| Bis(2-chloroisopropyl) ether | 108-60-1 | ug/l | <2 UJ | NA |
| Bis(2-ethylhexyl) phthalate | 117-81-7 | ug/l | <3 UJ | NA |
| Carbazole | 86-74-8 | ug/l | <2 UJ | NA |
| Chrysene | 218-01-9 | ug/l | <0.1 U | NA |
| Dibenz(a,h)anthracene | 53-70-3 | ug/l | <0.1 U | NA |
| Dibenzofuran | 132-64-9 | ug/l | <2 U | NA |
| Dibutyl phthalate | 84-74-2 | ug/l | <5 U | NA |
| Diethyl phthalate | 84-66-2 | ug/l | <5 U | NA |
| Dimethyl phthalate | 131-11-3 | ug/l | <5 U | NA |
| Dioctyl phthalate | 117-84-0 | ug/l | <5 UJ | NA |
| Fluoranthene | 206-44-0 | ug/l | <0.1 U | NA |
| Fluorene | 86-73-7 | ug/l | <0.1 U | NA |
| Hexachlorobenzene | 118-74-1 | ug/l | <0.8 U | NA |
| Hexachlorobutadiene | 87-68-3 | ug/l | <0.5 U | NA |
| Hexachlorocyclopentadiene | 77-47-4 | ug/l | <20 U | NA |
| Hexachloroethane | 67-72-1 | ug/l | <0.8 U | NA |
| Indeno(1,2,3-cd)pyrene | 193-39-5 | ug/l | <0.1 U | NA |
| Isophorone | 78-59-1 | ug/l | <5 U | NA |
| Naphthalene | 91-20-3 | ug/l | <0.1 U | NA |
| Nitrobenzene | 98-95-3 | ug/l | <2 U | NA |
| n-Nitrosodi-N-Propylamine | 621-64-7 | ug/l | <5 U | NA |
| n-Nitrosodiphenylamine | 86-30-6 | ug/l | <2 U | NA |
| Pentachlorophenol | 87-86-5 | ug/l | <0.8 U | NA |
| Phenanthrene | 85-01-8 | ug/l | <0.1 U | NA |
| Phenol | 108-95-2 | ug/l | <5 U | NA |
| Pyrene | 129-00-0 | ug/l | <0.1 U | NA |

**Table 2**
**Quarterly Groundwater Monitoring Report**
**Quality Assurance/Quality Control Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

**Notes:**

FB - Field Blank
TB - Trip Blank
CAS - Chemical Abstract Service
NS - No standard
ug/l - microgram per liter
NA - Not analyzed
RL - Reporting limit
<RL - Not detected

**Qualifiers:**

UJ - The analyte was not detected at a level greater than or equal to the RL; however, the reported RL is approximate and may be inaccurate or imprecise.
U - The analyte was analyzed for, but was not detected at a level greater than or equal to the level of the RL or the sample concentration for results impacted by blank contamination.

# ATTACHMENT 1

Monitoring Well Construction Logs

# WELL CONSTRUCTION AND DEVELOPMENT SUMMARY

Well No. MW35

| PROJECT | | PROJECT NO. | |
|---|---|---|---|
| 250 Water Street | | 170381202 | |
| **LOCATION** | | **ELEVATION AND DATUM** | |
| New York, NY | | el. N/A | NAVD88 |
| **DRILLING AGENCY** | | **DATE STARTED** | **DATE FINISHED** |
| Lakewood Environmental Corp. | | 2/23/2024 | 2/23/2024 |
| **DRILLING EQUIPMENT** | | **DRILLER** | |
| Geoprobe 6610DT | | Mike Kolasanski | |
| **SIZE AND TYPE OF BIT** | | **INSPECTOR** | |
| 6-Inch Outer Diameter Hollow Stem Augers | | Camille Quick | |
| **BOREHOLE DIAMETER** | | **TYPE OF WELL (OVERBURDEN / BEDROCK)** | |
| 6" | | Overburden | |
| **RISER MATERIAL** | **DIAMETER** | **TYPE OF BACKFILL MATERIAL** | |
| PVC | 2" | No. 1 Sand | |
| **TYPE OF SCREEN** | **DIAMETER** | **TYPE OF WELL PACK** | **TYPE OF SEAL MATERIAL** |
| PVC No. 10 Slot | 2" | No. 1 Sand | Bentonite |

**METHOD OF INSTALLATION**

A Geoprobe® 6610DT, equipped with 4-foot-long by 6-inch outer diamter hollow stem augers, was used to advance the boring to approximately 12 feet bgs. A two-inch-diameter PVC monitoring well was installed in the borehole, which consisted of 10 feet of No. 10 slot (0.010-inch) well screen between 1 and 11 feet below existing grade followed by a solid two-inch-diameter PVC riser extending to 3 feet above grade surface. The annulus of the borehole was backfilled using clean No. 1 sand from the bottom of the borehole to about 6 inches below the existing grade, followed by an about 6-inch-thick bentonite seal.

**WELL DEVELOPMENT DATA**

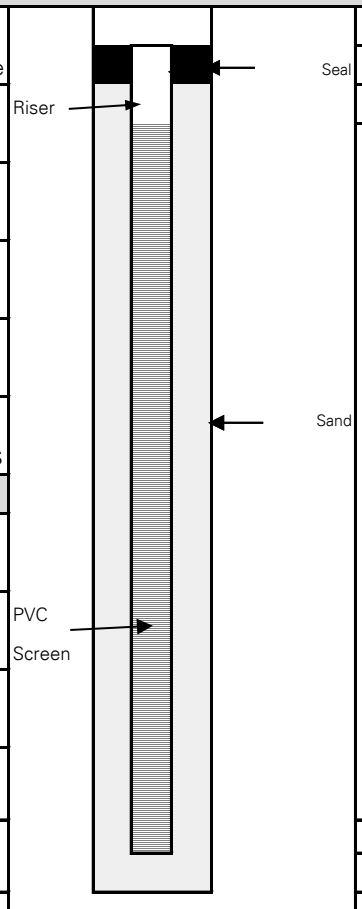
| | | | | |
|---|---|---|---|---|
| **SURGE BLOCK DIAMETER** | 1.5-inch | **TYPE PUMP** | Submersible | **DEVELOPMENT CONFIRMATION** |
| **DRILLER OR LANGAN** | Driller | **MAX PUMP RATE** | 0.33 GPM | Groundwater purged until clear. |
| **NUMBER OF SURGE CYCLES** | N/A | **TOTAL VOLUME** | 5 gallons | |

**WELL DETAILS**

| | | |
|---|---|---|
| **TOP OF CASING** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 3 feet above surface grade |
| **TOP OF SEAL** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 0 |
| **TOP OF FILTER** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 0.5 |
| **TOP OF SCREEN** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 1 |
| **BOTTOM OF BORING** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 12 |
| **SCREEN LENGTH** | | 10 Feet |
| **SLOT SIZE** | | No. 10 Slot; 0.010 Inches |

## GROUNDWATER ELEVATIONS

| ELEVATION | DATE | DEPTH TO WATER (bTOC) | |
|---|---|---|---|
| N/A | 2/23/2024 | 4.48 | ft bTOC |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | 3/1/2024 | 5.12 | ft bTOC |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |




| | DEPTH (FT) |
|---|---|
| Top of Seal | 0 |
| Top of Filter | 0.5 |
| Top of Screen | 1 |
| Bottom of Screen | 11 |
| Bottom of Boring | 12 |

**LANGAN Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.**

21 Penn Plaza, 360 West 31st Street, 8th Floor, New York

# WELL CONSTRUCTION AND DEVELOPMENT SUMMARY

Well No. MW36

| PROJECT | | PROJECT NO. | |
|---|---|---|---|
| 250 Water Street | | 170381202 | |
| **LOCATION** | | **ELEVATION AND DATUM** | |
| New York, NY | | el. N/A | NAVD88 |
| **DRILLING AGENCY** | | **DATE STARTED** | **DATE FINISHED** |
| Lakewood Environmental Corp. | | 2/23/2024 | 2/23/2024 |
| **DRILLING EQUIPMENT** | | **DRILLER** | |
| Geoprobe 6610DT | | Mike Kolasanski | |
| **SIZE AND TYPE OF BIT** | | **INSPECTOR** | |
| 6-Inch Outer Diameter Hollow Stem Augers | | Camille Quick | |
| **BOREHOLE DIAMETER** | | **TYPE OF WELL (OVERBURDEN / BEDROCK)** | |
| 6" | | Overburden | |
| **RISER MATERIAL** | **DIAMETER** | **TYPE OF BACKFILL MATERIAL** | |
| PVC | 2" | No. 1 Sand | |
| **TYPE OF SCREEN** | **DIAMETER** | **TYPE OF WELL PACK** | **TYPE OF SEAL MATERIAL** |
| PVC No. 10 Slot | 2" | No. 1 Sand | Bentonite |

**METHOD OF INSTALLATION**

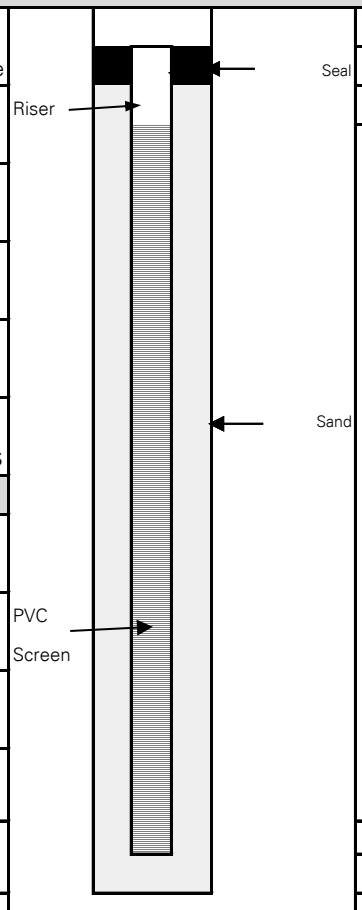
A Geoprobe® 6610DT, equipped with 4-foot-long by 6-inch outer diamter hollow stem augers, was used to advance the boring to approximately 12 feet bgs. A two-inch-diameter PVC monitoring well was installed in the borehole, which consisted of 10 feet of No. 10 slot (0.010-inch) well screen between 1 and 11 feet below existing grade followed by a solid two-inch-diameter PVC riser extending to 2.75 feet above grade surface. The annulus of the borehole was backfilled using clean No. 1 sand from the bottom of the borehole to about 6-inches below the existing grade, followed by an about 6-inch-thick bentonite seal.

**WELL DEVELOPMENT DATA**

| | | | | |
|---|---|---|---|---|
| **SURGE BLOCK DIAMETER** | 1.5-inch | **TYPE PUMP** | Submersible | **DEVELOPMENT CONFIRMATION** |
| **DRILLER OR LANGAN** | Driller | **MAX PUMP RATE** | 0.33 GPM | Groundwater purged until clear. |
| **NUMBER OF SURGE CYCLES** | N/A | **TOTAL VOLUME** | 5 gallons | |

**WELL DETAILS**

| | | |
|---|---|---|
| **TOP OF CASING** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 2.75 feet above grade surface |
| **TOP OF SEAL** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 0 |
| **TOP OF FILTER** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 0.5 |
| **TOP OF SCREEN** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 1 |
| **BOTTOM OF BORING** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 12 |
| **SCREEN LENGTH** | | 10 Feet |
| **SLOT SIZE** | | No. 10 Slot; 0.010 Inches |




| DEPTH (FT) | |
|---|---|
| Top of Seal | 0 |
| Top of Filter | 0.5 |
| Top of Screen | 1 |
| Bottom of Screen | 11 |
| Bottom of Boring | 12 |

**GROUNDWATER ELEVATIONS**

| ELEVATION | DATE | DEPTH TO WATER (bTOC) | |
|---|---|---|---|
| N/A | 2/23/2024 | 4.19 | ft bTOC |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | 3/1/2024 | 4.94 | ft bTOC |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |
| **ELEVATION** | **DATE** | **DEPTH TO WATER** | |
| N/A | | | |

**LANGAN Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.**

21 Penn Plaza, 360 West 31st Street, 8th Floor, New York

# ATTACHMENT 2

Groundwater Sampling Logs

| Project Information | | Well Information | | Equipment Information | | Sampling Conditions | | Sampling Information | |
|---|---|---|---|---|---|---|---|---|---|
| **Project Name:** | 250 Water Street | **Well No:** | MW35 | **Water Quality Device Model:** | Horiba U-52 | **Weather:** | Sunny, 38°F | **Sample(s):** | MW35_030124 |
| **Project Number:** | 170381202 | **Well Depth:** | 11 feet | **Pine Number:** | 215777 | **Background PID (ppm):** | 0.0 | | DUP01_030124 |
| **Site Location:** | New York, NY | **Well Diameter:** | 2-inch-diameter | **Pump Make and Model:** | Peristaltic Pump | **PID Beneath Inner Cap (ppm):** | 11.7 | | |
| **Sampling Personnel:** | Loagan Clements | **Well Screen Interval:** | 1 foot bgs<br>11 feet bgs | **Pine Number:** | 15908 | **Pump Intake Depth:** | 6 feet below TOC | **Sample Date:** | 3/1/2024 |
| | | | | **Tubing Diameter:** | 1/4" OD x 3/8" ID | **Depth to Water Before Purge:** | 5.12 feet below TOC | **Sample Time:** | 12:40 |

***STABILIZATION = 3 successive readings within limits***

| TIME | TEMP °Celsius (+/- 3%) | PH (+/- 0.1) | ORP mV (+/- 10mV) | CONDUCTIVITY mS/cm (+/- 3%) | TURBIDITY ntu (+/- 10%) above 5 NTU | DO mg/l (+/- 10%) above 0.5 mg/l | DTW ft Drawdown < 0.33 ft | Flow Rate (gpm) <0.13 gpm) | Cumulative Discharge Volume (Gal) | NOTES color, odor etc. | Stabilized? |
|---|---|---|---|---|---|---|---|---|---|---|---|
| **BEGIN PURGING** | | | | | | | | | | | |
| 11:03 | 12.75 | 9.40 | 51 | 0.341 | 56.7 | 0.00 | 5.12 | 0.1 | 1.00 | Turbid, no odor | **N/A** |
| 11:08 | 11.59 | 9.42 | 26 | 0.344 | 84.6 | 0.00 | 5.20 | 0.1 | 1.25 | Turbid, no odor | **N/A** |
| 11:13 | 11.42 | 9.40 | 11 | 0.344 | 107.0 | 0.00 | 5.22 | 0.1 | 1.75 | Turbid, no odor | **N** |
| 11:18 | 11.34 | 9.40 | -2 | 0.346 | 221.0 | 0.00 | 5.23 | 0.1 | 2.25 | Turbid, no odor | **N** |
| 11:23 | 11.59 | 9.40 | -21 | 0.357 | 477.0 | 0.00 | 5.15 | 0.1 | 2.50 | Turbid, no odor | **N** |
| 11:28 | 11.71 | 9.40 | -36 | 0.358 | 448.0 | 0.00 | 5.16 | 0.1 | 2.75 | Turbid, no odor | **N** |
| 11:33 | 11.67 | 9.40 | -49 | 0.359 | 344.0 | 0.00 | 5.17 | 0.1 | 3.25 | Turbid, no odor | **N** |
| 11:38 | 11.64 | 9.40 | -57 | 0.363 | 283.0 | 0.00 | 5.18 | 0.1 | 3.75 | Turbid, no odor | **N** |
| 11:43 | 11.61 | 9.39 | -61 | 0.364 | 223.0 | 0.00 | 5.14 | 0.1 | 4.25 | Turbid, no odor | **N** |
| 11:48 | 11.57 | 9.38 | -65 | 0.360 | 183.0 | 0.00 | 5.11 | 0.1 | 4.50 | Turbid, no odor | **N** |
| 11:53 | 11.49 | 9.36 | -70 | 0.371 | 152.0 | 0.00 | 5.11 | 0.1 | 4.75 | Turbid, no odor | **N** |
| 11:58 | 10.97 | 9.51 | -86 | 0.384 | 134.0 | 0.00 | 5.20 | 0.1 | 5.25 | Turbid, no odor | **N** |
| 12:03 | 11.08 | 9.50 | -101 | 0.391 | 111.0 | 0.00 | 5.12 | 0.1 | 5.50 | Turbid, no odor | **N** |
| 12:08 | 11.07 | 9.49 | -109 | 0.399 | 89.1 | 0.00 | 5.11 | 0.1 | 5.75 | Turbid, no odor | **N** |
| 12:13 | 10.94 | 9.47 | -119 | 0.404 | 72.8 | 0.00 | 5.12 | 0.1 | 6.00 | Turbid, no odor | **N** |
| 12:18 | 11.05 | 9.46 | -123 | 0.409 | 63.1 | 0.00 | 5.12 | 0.1 | 6.25 | Turbid, no odor | **N** |
| 12:23 | 10.96 | 9.44 | -129 | 0.414 | 59.2 | 0.00 | 5.13 | 0.1 | 6.50 | Clear | **N** |
| 12:28 | 11.09 | 9.42 | -134 | 0.422 | 54.5 | 0.00 | 5.14 | 0.1 | 7.00 | Clear | **N** |
| 12:33 | 11.02 | 9.39 | -136 | 0.426 | 55.8 | 0.00 | 5.14 | 0.1 | 7.25 | Clear | **Y** |

**Notes:**

1. Well depths and groundwater depths were measured in feet below the top of well casing.
2. Well and tubing diameters are measured in inches.
3. PID = Photoionization Detector
4. PPM = Parts per million
5. pH = Hydrogen ion concentration
6. ORP = Oxidation-reduction potential, measured in millivolts (mV)
7. DO = Dissolved Oxygen, measured in milligrams per liter (mg/L)
8. DTW = Depth to water
9. mS/cm = milli-Siemens per centimeter
10. NTU = Nephelometric Turbidity Unit
11. TOC = Top of Casing

| Project Information | | Well Information | | Equipment Information | | Sampling Conditions | | Sampling Information | |
|---|---|---|---|---|---|---|---|---|---|
| **Project Name:** | 250 Water Street | **Well No:** | MW36 | **Water Quality Device Model:** | Horiba U-52 | **Weather:** | Sunny, 38°F | **Sample(s):** | MW36_030124 |
| **Project Number:** | 170381202 | **Well Depth:** | 11 feet | **Pine Number:** | 215777 | **Background PID (ppm):** | 0.0 | | |
| **Site Location:** | New York, NY | **Well Diameter:** | 2-inch-diameter | **Pump Make and Model:** | Peristaltic Pump | **PID Beneath Inner Cap (ppm):** | 0.7 | | |
| **Sampling Personnel:** | Loagan Clements | **Well Screen Interval:** | 1 foot bgs<br>11 feet bgs | **Pine Number:** | 15908 | **Pump Intake Depth:** | 6 feet below TOC | **Sample Date:** | 3/1/2024 |
| | | | | **Tubing Diameter:** | 1/4" OD x 3/8" ID | **Depth to Water Before Purge:** | 4.94 feet below TOC | **Sample Time:** | 10:15 |

***STABILIZATION = 3 successive readings within limits***

| TIME | TEMP °Celsius (+/- 3%) | PH (+/- 0.1) | ORP mV (+/- 10mV) | CONDUCTIVITY mS/cm (+/- 3%) | TURBIDITY ntu (+/- 10%) above 5 NTU | DO mg/l (+/- 10%) above 0.5 mg/l | DTW ft Drawdown < 0.33 ft | Flow Rate (gpm) <0.13 gpm) | Cumulative Discharge Volume (Gal) | NOTES color, odor etc. | Stabilized? |
|---|---|---|---|---|---|---|---|---|---|---|---|
| **BEGIN PURGING** | | | | | | | | | | | |
| 9:40 | 14.05 | 6.53 | 113 | 1.830 | 52.0 | 0.64 | 4.94 | 0.1 | 0.25 | Turbid, no odor | **N/A** |
| 9:45 | 13.40 | 7.11 | 13 | 1.840 | 69.0 | 0.00 | 4.95 | 0.1 | 0.75 | Turbid, no odor | **N/A** |
| 9:50 | 13.36 | 7.25 | -35 | 1.860 | 64.3 | 0.00 | 4.82 | 0.1 | 1.00 | Turbid, no odor | **N** |
| 9:55 | 13.29 | 7.27 | -58 | 1.870 | 67.1 | 0.00 | 4.80 | 0.2 | 1.50 | Clear | **N** |
| 10:00 | 13.10 | 7.24 | -75 | 1.880 | 64.9 | 0.00 | 4.78 | 0.1 | 2.25 | Clear | **N** |
| 10:05 | 13.19 | 7.21 | -79 | 1.890 | 66.8 | 0.00 | 4.78 | 0.1 | 2.50 | Clear | **N** |
| 10:10 | 13.36 | 7.18 | -84 | 1.910 | 69.4 | 0.00 | 4.78 | 0.1 | 3.00 | Clear | **Y** |

**Notes:**

1. Well depths and groundwater depths were measured in feet below the top of well casing.
2. Well and tubing diameters are measured in inches.
3. PID = Photoionization Detector
4. PPM = Parts per million
5. pH = Hydrogen ion concentration
6. ORP = Oxidation-reduction potential, measured in millivolts (mV)
7. DO = Dissolved Oxygen, measured in milligrams per liter (mg/L)
8. DTW = Depth to water
9. mS/cm = milli-Siemens per centimeter
10. NTU = Nephelometric Turbidity Unit
11. TOC = Top of Casing

# ATTACHMENT 3

Laboratory Analytical Report

# ANALYTICAL REPORT

| | |
|---|---|
| Lab Number: | L2411352 |
| Client: | Langan Engineering & Environmental<br>21 Penn Plaza<br>360 W. 31st Street, 8th Floor<br>New York, NY 10001-2727 |
| ATTN: | Paul McMahon |
| Phone: | (212) 479-5429 |
| Project Name: | 250 WATER STREET |
| Project Number: | 170381202 |
| Report Date: | 03/08/24 |

The original project report/data package is held by Alpha Analytical. This report/data package is paginated and should be reproduced only in its entirety. Alpha Analytical holds no responsibility for results and/or data that are not consistent with the original.

Certifications & Approvals: MA (M-MA086), NH NELAP (2064), CT (PH-0826), IL (200077), IN (C-MA-03), KY (KY98045), ME (MA00086), MD (348), NJ (MA935), NY (11148), NC (25700/666), OH (CL108), OR (MA-1316), PA (68-03671), RI (LAO00065), TX (T104704476), VT (VT-0935), VA (460195), USDA (Permit #525-23-122-91930).

Eight Walkup Drive, Westborough, MA 01581-1019
508-898-9220 (Fax) 508-898-9193 800-624-9220 - www.alphalab.com

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

| Alpha Sample ID | Client ID | Matrix | Sample Location | Collection Date/Time | Receive Date |
|---|---|---|---|---|---|
| L2411352-01 | MW-36_030124 | WATER | MANHATTAN, NY | 03/01/24 10:15 | 03/01/24 |
| L2411352-02 | MW-35_030124 | WATER | MANHATTAN, NY | 03/01/24 12:40 | 03/01/24 |
| L2411352-03 | DUP01_030124 | WATER | MANHATTAN, NY | 03/01/24 00:00 | 03/01/24 |
| L2411352-04 | FB01_030124 | WATER | MANHATTAN, NY | 03/01/24 13:20 | 03/01/24 |
| L2411352-05 | TB01_030124 | WATER | MANHATTAN, NY | 03/01/24 00:00 | 03/01/24 |

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2411352 |
| **Project Number:** | 170381202 | **Report Date:** | 03/08/24 |

## Case Narrative

The samples were received in accordance with the Chain of Custody and no significant deviations were encountered during the preparation or analysis unless otherwise noted. Sample Receipt, Container Information, and the Chain of Custody are located at the back of the report.

Results contained within this report relate only to the samples submitted under this Alpha Lab Number and meet NELAP requirements for all NELAP accredited parameters unless otherwise noted in the following narrative. The data presented in this report is organized by parameter (i.e. VOC, SVOC, etc.). Sample specific Quality Control data (i.e. Surrogate Spike Recovery) is reported at the end of the target analyte list for each individual sample, followed by the Laboratory Batch Quality Control at the end of each parameter. Tentatively Identified Compounds (TICs), if requested, are reported for compounds identified to be present and are not part of the method/program Target Compound List, even if only a subset of the TCL are being reported. If a sample was re-analyzed or re-extracted due to a required quality control corrective action and if both sets of data are reported, the Laboratory ID of the re-analysis or re-extraction is designated with an "R" or "RE", respectively.

When multiple Batch Quality Control elements are reported (e.g. more than one LCS), the associated samples for each element are noted in the grey shaded header line of each data table. Any Laboratory Batch, Sample Specific % recovery or RPD value that is outside the listed Acceptance Criteria is bolded in the report. In reference to questions H (CAM) or 4 (RCP) when "NO" is checked, the performance criteria for CAM and RCP methods allow for some quality control failures to occur and still be within method compliance. In these instances, the specific failure is not narrated but noted in the associated QC Outlier Summary Report, located directly after the Case Narrative. QC information is also incorporated in the Data Usability Assessment table (Format 11) of our Data Merger tool, where it can be reviewed in conjunction with the sample result, associated regulatory criteria and any associated data usability implications.

Soil/sediments, solids and tissues are reported on a dry weight basis unless otherwise noted. Definitions of all data qualifiers and acronyms used in this report are provided in the Glossary located at the back of the report.

HOLD POLICY - For samples submitted on hold, Alpha's policy is to hold samples (with the exception of Air canisters) free of charge for 21 calendar days from the date the project is completed. After 21 calendar days, we will dispose of all samples submitted including those put on hold unless you have contacted your Alpha Project Manager and made arrangements for Alpha to continue to hold the samples. Air canisters will be disposed after 3 business days from the date the project is completed.

Please contact Project Management at 800-624-9220 with any questions.

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2411352 |
| **Project Number:** | 170381202 | **Report Date:** | 03/08/24 |

**Case Narrative (continued)**

Report Submission

All non-detect (ND) or estimated concentrations (J-qualified) have been quantitated to the limit noted in the MDL column.

Sample Receipt

L2411352-04: Sample containers for 1,4 Dioxane via EPA 8270E-SIM were received for the "FB01_030124" sample, but were not listed on the chain of custody. At the client's request, the analysis was not performed.

Semivolatile Organics

The WG1893647-4/-5 MS/MSD recoveries, performed on L2411352-02, are below the acceptance criteria for 3,3'-dichlorobenzidine (0%/0%) due to the concentrations of this compound in the MS/MSD falling below the reported detection limits.

I, the undersigned, attest under the pains and penalties of perjury that, to the best of my knowledge and belief and based upon my personal inquiry of those responsible for providing the information contained in this analytical report, such information is accurate and complete. This certificate of analysis is not complete unless this page accompanies any and all pages of this report.

Authorized Signature: Cristin Walker

Title: Technical Director/Representative Date: 03/08/24

# ORGANICS

# VOLATILES

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01
Client ID: MW-36_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 10:15
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 03/03/24 14:11
Analyst: PID

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01 Date Collected: 03/01/24 10:15

Client ID: MW-36_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | 2.8 | J | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01
Client ID: MW-36_030124
Sample Location: MANHATTAN, NY
Date Collected: 03/01/24 10:15
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 105 | | 70-130 |
| Toluene-d8 | 102 | | 70-130 |
| 4-Bromofluorobenzene | 102 | | 70-130 |
| Dibromofluoromethane | 103 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-02
Client ID: MW-35_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 12:40
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 03/03/24 14:33
Analyst: PID

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-02 Date Collected: 03/01/24 12:40

Client ID: MW-35_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | 6.5 | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-02
Client ID: MW-35_030124
Sample Location: MANHATTAN, NY
Date Collected: 03/01/24 12:40
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 104 | | 70-130 |
| Toluene-d8 | 103 | | 70-130 |
| 4-Bromofluorobenzene | 96 | | 70-130 |
| Dibromofluoromethane | 102 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-03
Client ID: DUP01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 00:00
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 03/03/24 14:56
Analyst: PID

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

**SAMPLE RESULTS**

Lab ID: L2411352-03 Date Collected: 03/01/24 00:00

Client ID: DUP01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | 7.1 | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-03 Date Collected: 03/01/24 00:00

Client ID: DUP01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 105 | | 70-130 |
| Toluene-d8 | 103 | | 70-130 |
| 4-Bromofluorobenzene | 106 | | 70-130 |
| Dibromofluoromethane | 102 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-04
Client ID: FB01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 13:20
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 03/03/24 15:18
Analyst: PID

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-04 Date Collected: 03/01/24 13:20

Client ID: FB01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | ND | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-04 Date Collected: 03/01/24 13:20

Client ID: FB01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 107 | | 70-130 |
| Toluene-d8 | 104 | | 70-130 |
| 4-Bromofluorobenzene | 104 | | 70-130 |
| Dibromofluoromethane | 103 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-05
Client ID: TB01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 00:00
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 03/03/24 15:40
Analyst: PID

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

**SAMPLE RESULTS**

Lab ID: L2411352-05 Date Collected: 03/01/24 00:00

Client ID: TB01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | ND | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-05
Client ID: TB01_030124
Sample Location: MANHATTAN, NY
Date Collected: 03/01/24 00:00
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 106 | | 70-130 |
| Toluene-d8 | 102 | | 70-130 |
| 4-Bromofluorobenzene | 103 | | 70-130 |
| Dibromofluoromethane | 104 | | 70-130 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 03/03/24 13:49
Analyst: MAG

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-05 Batch: WG1892979-5 | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 |
| Benzene | ND | | ug/l | 0.50 | 0.16 |
| Toluene | ND | | ug/l | 2.5 | 0.70 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 03/03/24 13:49
Analyst: MAG

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-05 Batch: WG1892979-5 | | | | | |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.70 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 |
| Styrene | ND | | ug/l | 2.5 | 0.70 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 |
| Acetone | ND | | ug/l | 5.0 | 1.5 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 03/03/24 13:49
Analyst: MAG

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-05 Batch: WG1892979-5 | | | | | |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 106 | | 70-130 |
| Toluene-d8 | 103 | | 70-130 |
| 4-Bromofluorobenzene | 102 | | 70-130 |
| Dibromofluoromethane | 103 | | 70-130 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1892979-3 WG1892979-4 | | | | | | | | |
| Methylene chloride | 82 | | 90 | | 70-130 | 9 | | 20 |
| 1,1-Dichloroethane | 89 | | 97 | | 70-130 | 9 | | 20 |
| Chloroform | 86 | | 93 | | 70-130 | 8 | | 20 |
| Carbon tetrachloride | 82 | | 87 | | 63-132 | 6 | | 20 |
| 1,2-Dichloropropane | 97 | | 98 | | 70-130 | 1 | | 20 |
| Dibromochloromethane | 87 | | 87 | | 63-130 | 0 | | 20 |
| 1,1,2-Trichloroethane | 100 | | 100 | | 70-130 | 0 | | 20 |
| Tetrachloroethene | 90 | | 84 | | 70-130 | 7 | | 20 |
| Chlorobenzene | 92 | | 89 | | 75-130 | 3 | | 20 |
| Trichlorofluoromethane | 86 | | 90 | | 62-150 | 5 | | 20 |
| 1,2-Dichloroethane | 86 | | 97 | | 70-130 | 12 | | 20 |
| 1,1,1-Trichloroethane | 82 | | 88 | | 67-130 | 7 | | 20 |
| Bromodichloromethane | 89 | | 91 | | 67-130 | 2 | | 20 |
| trans-1,3-Dichloropropene | 92 | | 92 | | 70-130 | 0 | | 20 |
| cis-1,3-Dichloropropene | 88 | | 88 | | 70-130 | 0 | | 20 |
| 1,1-Dichloropropene | 83 | | 91 | | 70-130 | 9 | | 20 |
| Bromoform | 85 | | 84 | | 54-136 | 1 | | 20 |
| 1,1,2,2-Tetrachloroethane | 100 | | 100 | | 67-130 | 0 | | 20 |
| Benzene | 86 | | 93 | | 70-130 | 8 | | 20 |
| Toluene | 95 | | 92 | | 70-130 | 3 | | 20 |
| Ethylbenzene | 92 | | 91 | | 70-130 | 1 | | 20 |
| Chloromethane | 85 | | 95 | | 64-130 | 11 | | 20 |
| Bromomethane | 69 | | 76 | | 39-139 | 10 | | 20 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1892979-3 WG1892979-4 | | | | | | | | |
| Vinyl chloride | 96 | | 100 | | 55-140 | 4 | | 20 |
| Chloroethane | 96 | | 100 | | 55-138 | 4 | | 20 |
| 1,1-Dichloroethene | 84 | | 92 | | 61-145 | 9 | | 20 |
| trans-1,2-Dichloroethene | 85 | | 91 | | 70-130 | 7 | | 20 |
| Trichloroethene | 97 | | 94 | | 70-130 | 3 | | 20 |
| 1,2-Dichlorobenzene | 96 | | 88 | | 70-130 | 9 | | 20 |
| 1,3-Dichlorobenzene | 92 | | 92 | | 70-130 | 0 | | 20 |
| 1,4-Dichlorobenzene | 96 | | 91 | | 70-130 | 5 | | 20 |
| Methyl tert butyl ether | 80 | | 92 | | 63-130 | 14 | | 20 |
| p/m-Xylene | 90 | | 95 | | 70-130 | 5 | | 20 |
| o-Xylene | 90 | | 90 | | 70-130 | 0 | | 20 |
| cis-1,2-Dichloroethene | 84 | | 91 | | 70-130 | 8 | | 20 |
| Dibromomethane | 88 | | 91 | | 70-130 | 3 | | 20 |
| 1,2,3-Trichloropropane | 98 | | 96 | | 64-130 | 2 | | 20 |
| Acrylonitrile | 97 | | 110 | | 70-130 | 13 | | 20 |
| Styrene | 90 | | 90 | | 70-130 | 0 | | 20 |
| Dichlorodifluoromethane | 67 | | 74 | | 36-147 | 10 | | 20 |
| Acetone | 93 | | 110 | | 58-148 | 17 | | 20 |
| Carbon disulfide | 84 | | 91 | | 51-130 | 8 | | 20 |
| 2-Butanone | 95 | | 110 | | 63-138 | 15 | | 20 |
| Vinyl acetate | 89 | | 100 | | 70-130 | 12 | | 20 |
| 4-Methyl-2-pentanone | 87 | | 86 | | 59-130 | 1 | | 20 |
| 2-Hexanone | 84 | | 85 | | 57-130 | 1 | | 20 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1892979-3 WG1892979-4 | | | | | | | | |
| Bromochloromethane | 81 | | 89 | | 70-130 | 9 | | 20 |
| 2,2-Dichloropropane | 88 | | 95 | | 63-133 | 8 | | 20 |
| 1,2-Dibromoethane | 90 | | 92 | | 70-130 | 2 | | 20 |
| 1,3-Dichloropropane | 97 | | 97 | | 70-130 | 0 | | 20 |
| 1,1,1,2-Tetrachloroethane | 89 | | 89 | | 64-130 | 0 | | 20 |
| Bromobenzene | 90 | | 87 | | 70-130 | 3 | | 20 |
| n-Butylbenzene | 100 | | 95 | | 53-136 | 5 | | 20 |
| sec-Butylbenzene | 96 | | 92 | | 70-130 | 4 | | 20 |
| tert-Butylbenzene | 96 | | 87 | | 70-130 | 10 | | 20 |
| o-Chlorotoluene | 97 | | 92 | | 70-130 | 5 | | 20 |
| p-Chlorotoluene | 97 | | 92 | | 70-130 | 5 | | 20 |
| 1,2-Dibromo-3-chloropropane | 76 | | 89 | | 41-144 | 16 | | 20 |
| Hexachlorobutadiene | 78 | | 82 | | 63-130 | 5 | | 20 |
| Isopropylbenzene | 98 | | 89 | | 70-130 | 10 | | 20 |
| p-Isopropyltoluene | 92 | | 87 | | 70-130 | 6 | | 20 |
| Naphthalene | 75 | | 86 | | 70-130 | 14 | | 20 |
| n-Propylbenzene | 98 | | 94 | | 69-130 | 4 | | 20 |
| 1,2,3-Trichlorobenzene | 76 | | 82 | | 70-130 | 8 | | 20 |
| 1,2,4-Trichlorobenzene | 77 | | 82 | | 70-130 | 6 | | 20 |
| 1,3,5-Trimethylbenzene | 96 | | 90 | | 64-130 | 6 | | 20 |
| 1,2,4-Trimethylbenzene | 99 | | 89 | | 70-130 | 11 | | 20 |
| 1,4-Dioxane | **166** | Q | 154 | | 56-162 | 8 | | 20 |
| p-Diethylbenzene | 95 | | 86 | | 70-130 | 10 | | 20 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1892979-3 WG1892979-4 | | | | | | | | |
| p-Ethyltoluene | 93 | | 90 | | 70-130 | 3 | | 20 |
| 1,2,4,5-Tetramethylbenzene | 79 | | 86 | | 70-130 | 8 | | 20 |
| Ethyl ether | 89 | | 95 | | 59-134 | 7 | | 20 |
| trans-1,4-Dichloro-2-butene | 99 | | 100 | | 70-130 | 1 | | 20 |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,2-Dichloroethane-d4 | 97 | | 109 | | 70-130 |
| Toluene-d8 | 103 | | 104 | | 70-130 |
| 4-Bromofluorobenzene | 100 | | 101 | | 70-130 |
| Dibromofluoromethane | 91 | | 101 | | 70-130 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1892979-6 WG1892979-7 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| Methylene chloride | ND | 10 | 9.6 | 96 | | 9.3 | 93 | | 70-130 | 3 | | 20 |
| 1,1-Dichloroethane | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| Chloroform | ND | 10 | 10 | 100 | | 9.7 | 97 | | 70-130 | 3 | | 20 |
| Carbon tetrachloride | ND | 10 | 9.7 | 97 | | 9.7 | 97 | | 63-132 | 0 | | 20 |
| 1,2-Dichloropropane | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| Dibromochloromethane | ND | 10 | 8.8 | 88 | | 8.7 | 87 | | 63-130 | 1 | | 20 |
| 1,1,2-Trichloroethane | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| Tetrachloroethene | ND | 10 | 8.9 | 89 | | 8.8 | 88 | | 70-130 | 1 | | 20 |
| Chlorobenzene | ND | 10 | 9.4 | 94 | | 9.1 | 91 | | 75-130 | 3 | | 20 |
| Trichlorofluoromethane | ND | 10 | 10 | 100 | | 8.6 | 86 | | 62-150 | 15 | | 20 |
| 1,2-Dichloroethane | ND | 10 | 10 | 100 | | 9.6 | 96 | | 70-130 | 4 | | 20 |
| 1,1,1-Trichloroethane | ND | 10 | 9.7 | 97 | | 9.5 | 95 | | 67-130 | 2 | | 20 |
| Bromodichloromethane | ND | 10 | 9.5 | 95 | | 9.2 | 92 | | 67-130 | 3 | | 20 |
| trans-1,3-Dichloropropene | ND | 10 | 9.0 | 90 | | 8.8 | 88 | | 70-130 | 2 | | 20 |
| cis-1,3-Dichloropropene | ND | 10 | 8.5 | 85 | | 8.2 | 82 | | 70-130 | 4 | | 20 |
| 1,1-Dichloropropene | ND | 10 | 9.8 | 98 | | 9.7 | 97 | | 70-130 | 1 | | 20 |
| Bromoform | ND | 10 | 8.5 | 85 | | 8.1 | 81 | | 54-136 | 5 | | 20 |
| 1,1,2,2-Tetrachloroethane | ND | 10 | 11 | 110 | | 10 | 100 | | 67-130 | 10 | | 20 |
| Benzene | ND | 10 | 10 | 100 | | 9.8 | 98 | | 70-130 | 2 | | 20 |
| Toluene | ND | 10 | 9.9 | 99 | | 9.6 | 96 | | 70-130 | 3 | | 20 |
| Ethylbenzene | ND | 10 | 9.6 | 96 | | 9.3 | 93 | | 70-130 | 3 | | 20 |
| Chloromethane | ND | 10 | 11 | 110 | | 12 | 120 | | 64-130 | 9 | | 20 |
| Bromomethane | ND | 10 | 8.5 | 85 | | 7.6 | 76 | | 39-139 | 11 | | 20 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2411352

**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1892979-6 WG1892979-7 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| Vinyl chloride | ND | 10 | 12 | 120 | | 10 | 100 | | 55-140 | 18 | | 20 |
| Chloroethane | ND | 10 | 11 | 110 | | 9.1 | 91 | | 55-138 | 19 | | 20 |
| 1,1-Dichloroethene | ND | 10 | 10 | 100 | | 9.9 | 99 | | 61-145 | 1 | | 20 |
| trans-1,2-Dichloroethene | ND | 10 | 9.8 | 98 | | 9.7 | 97 | | 70-130 | 1 | | 20 |
| Trichloroethene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| 1,2-Dichlorobenzene | ND | 10 | 9.5 | 95 | | 9.0 | 90 | | 70-130 | 5 | | 20 |
| 1,3-Dichlorobenzene | ND | 10 | 9.3 | 93 | | 9.1 | 91 | | 70-130 | 2 | | 20 |
| 1,4-Dichlorobenzene | ND | 10 | 9.4 | 94 | | 9.0 | 90 | | 70-130 | 4 | | 20 |
| Methyl tert butyl ether | ND | 10 | 9.1 | 91 | | 8.8 | 88 | | 63-130 | 3 | | 20 |
| p/m-Xylene | ND | 20 | 18 | 90 | | 18 | 90 | | 70-130 | 0 | | 20 |
| o-Xylene | ND | 20 | 18 | 90 | | 18 | 90 | | 70-130 | 0 | | 20 |
| cis-1,2-Dichloroethene | ND | 10 | 9.6 | 96 | | 9.3 | 93 | | 70-130 | 3 | | 20 |
| Dibromomethane | ND | 10 | 9.2 | 92 | | 8.9 | 89 | | 70-130 | 3 | | 20 |
| 1,2,3-Trichloropropane | ND | 10 | 11 | 110 | | 9.9 | 99 | | 64-130 | 11 | | 20 |
| Acrylonitrile | ND | 10 | 12 | 120 | | 11 | 110 | | 70-130 | 9 | | 20 |
| Styrene | ND | 20 | 18 | 90 | | 17 | 85 | | 70-130 | 6 | | 20 |
| Dichlorodifluoromethane | ND | 10 | 7.8 | 78 | | 7.8 | 78 | | 36-147 | 0 | | 20 |
| Acetone | 6.5 | 10 | 19 | 125 | | 18 | 115 | | 58-148 | 5 | | 20 |
| Carbon disulfide | ND | 10 | 10 | 100 | | 10 | 100 | | 51-130 | 0 | | 20 |
| 2-Butanone | ND | 10 | 13 | 130 | | 13 | 130 | | 63-138 | 0 | | 20 |
| Vinyl acetate | ND | 10 | 9.8 | 98 | | 9.6 | 96 | | 70-130 | 2 | | 20 |
| 4-Methyl-2-pentanone | ND | 10 | 8.9 | 89 | | 8.7 | 87 | | 59-130 | 2 | | 20 |
| 2-Hexanone | ND | 10 | 8.7 | 87 | | 8.8 | 88 | | 57-130 | 1 | | 20 |

# Matrix Spike Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1892979-6 WG1892979-7 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| Bromochloromethane | ND | 10 | 9.0 | 90 | | 8.9 | 89 | | 70-130 | 1 | | 20 |
| 2,2-Dichloropropane | ND | 10 | 8.8 | 88 | | 8.5 | 85 | | 63-133 | 3 | | 20 |
| 1,2-Dibromoethane | ND | 10 | 9.2 | 92 | | 8.9 | 89 | | 70-130 | 3 | | 20 |
| 1,3-Dichloropropane | ND | 10 | 9.9 | 99 | | 9.6 | 96 | | 70-130 | 3 | | 20 |
| 1,1,1,2-Tetrachloroethane | ND | 10 | 9.2 | 92 | | 9.0 | 90 | | 64-130 | 2 | | 20 |
| Bromobenzene | ND | 10 | 9.1 | 91 | | 8.8 | 88 | | 70-130 | 3 | | 20 |
| n-Butylbenzene | ND | 10 | 10 | 100 | | 9.9 | 99 | | 53-136 | 1 | | 20 |
| sec-Butylbenzene | ND | 10 | 9.9 | 99 | | 9.6 | 96 | | 70-130 | 3 | | 20 |
| tert-Butylbenzene | ND | 10 | 9.6 | 96 | | 9.4 | 94 | | 70-130 | 2 | | 20 |
| o-Chlorotoluene | ND | 10 | 10 | 100 | | 9.8 | 98 | | 70-130 | 2 | | 20 |
| p-Chlorotoluene | ND | 10 | 10 | 100 | | 9.6 | 96 | | 70-130 | 4 | | 20 |
| 1,2-Dibromo-3-chloropropane | ND | 10 | 9.1 | 91 | | 8.3 | 83 | | 41-144 | 9 | | 20 |
| Hexachlorobutadiene | ND | 10 | 8.5 | 85 | | 8.3 | 83 | | 63-130 | 2 | | 20 |
| Isopropylbenzene | ND | 10 | 9.7 | 97 | | 9.4 | 94 | | 70-130 | 3 | | 20 |
| p-Isopropyltoluene | ND | 10 | 9.4 | 94 | | 9.3 | 93 | | 70-130 | 1 | | 20 |
| Naphthalene | ND | 10 | 9.5 | 95 | | 9.3 | 93 | | 70-130 | 2 | | 20 |
| n-Propylbenzene | ND | 10 | 10 | 100 | | 9.9 | 99 | | 69-130 | 1 | | 20 |
| 1,2,3-Trichlorobenzene | ND | 10 | 8.4 | 84 | | 8.2 | 82 | | 70-130 | 2 | | 20 |
| 1,2,4-Trichlorobenzene | ND | 10 | 8.4 | 84 | | 8.2 | 82 | | 70-130 | 2 | | 20 |
| 1,3,5-Trimethylbenzene | ND | 10 | 9.9 | 99 | | 9.6 | 96 | | 64-130 | 3 | | 20 |
| 1,2,4-Trimethylbenzene | ND | 10 | 9.9 | 99 | | 9.5 | 95 | | 70-130 | 4 | | 20 |
| 1,4-Dioxane | ND | 500 | 760 | 152 | | 700 | 140 | | 56-162 | 8 | | 20 |
| p-Diethylbenzene | ND | 10 | 9.4 | 94 | | 9.2 | 92 | | 70-130 | 2 | | 20 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1892979-6 WG1892979-7 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| p-Ethyltoluene | ND | 10 | 9.8 | 98 | | 9.5 | 95 | | 70-130 | 3 | | 20 |
| 1,2,4,5-Tetramethylbenzene | ND | 10 | 9.0 | 90 | | 8.8 | 88 | | 70-130 | 2 | | 20 |
| Ethyl ether | ND | 10 | 9.2 | 92 | | 8.3 | 83 | | 59-134 | 10 | | 20 |
| trans-1,4-Dichloro-2-butene | ND | 10 | 10 | 100 | | 9.7 | 97 | | 70-130 | 3 | | 20 |

| Surrogate | MS % Recovery | MS Qualifier | MSD % Recovery | MSD Qualifier | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,2-Dichloroethane-d4 | 111 | | 108 | | 70-130 |
| 4-Bromofluorobenzene | 103 | | 103 | | 70-130 |
| Dibromofluoromethane | 101 | | 102 | | 70-130 |
| Toluene-d8 | 104 | | 104 | | 70-130 |

# SEMIVOLATILES

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01
Client ID: MW-36_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 10:15
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 03/08/24 12:42
Analyst: LJG

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.50 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.45 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.43 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.6 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 1.2 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.93 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.49 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.38 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.53 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.50 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 0.69 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 1.2 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.77 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.42 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.64 | 1 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.5 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 1.2 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.39 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 1.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.38 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 1.8 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.46 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 1.1 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 0.50 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 0.81 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 0.80 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01 Date Collected: 03/01/24 10:15

Client ID: MW-36_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.44 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.53 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 0.61 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.35 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.48 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 0.41 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 0.85 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 0.67 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 6.6 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 1.8 | 1 |
| Phenol | ND | | ug/l | 5.0 | 0.57 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 0.49 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 0.48 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 0.77 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.59 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.49 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 39 | | 21-120 |
| Phenol-d6 | 33 | | 10-120 |
| Nitrobenzene-d5 | 45 | | 23-120 |
| 2-Fluorobiphenyl | 49 | | 15-120 |
| 2,4,6-Tribromophenol | 57 | | 10-120 |
| 4-Terphenyl-d14 | 52 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01
Client ID: MW-36_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 10:15
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 03/07/24 23:37
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 03/06/24 23:17

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | | | | | | |
| 1,4-Dioxane | 2330 | | ng/l | 163 | 36.8 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 47 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01
Client ID: MW-36_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 10:15
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 13:54
Analyst: RP

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | 0.03 | J | ug/l | 0.10 | 0.01 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | 0.07 | J | ug/l | 0.10 | 0.02 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.05 | 1 |
| Naphthalene | 0.06 | J | ug/l | 0.10 | 0.05 | 1 |
| Benzo(a)anthracene | 0.03 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | 0.02 | J | ug/l | 0.10 | 0.01 | 1 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Chrysene | 0.01 | J | ug/l | 0.10 | 0.01 | 1 |
| Acenaphthylene | 0.01 | J | ug/l | 0.10 | 0.01 | 1 |
| Anthracene | 0.03 | J | ug/l | 0.10 | 0.01 | 1 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Fluorene | 0.02 | J | ug/l | 0.10 | 0.01 | 1 |
| Phenanthrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Pyrene | 0.10 | | ug/l | 0.10 | 0.02 | 1 |
| 2-Methylnaphthalene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Pentachlorophenol | 0.10 | J | ug/l | 0.80 | 0.01 | 1 |
| Hexachlorobenzene | 0.01 | J | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.06 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-01 Date Collected: 03/01/24 10:15

Client ID: MW-36_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|

Semivolatile Organics by GC/MS-SIM - Westborough Lab

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 42 | | 21-120 |
| Phenol-d6 | 35 | | 10-120 |
| Nitrobenzene-d5 | 53 | | 23-120 |
| 2-Fluorobiphenyl | 51 | | 15-120 |
| 2,4,6-Tribromophenol | 60 | | 10-120 |
| 4-Terphenyl-d14 | 55 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-02
Client ID: MW-35_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 12:40
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 03/08/24 13:05
Analyst: LJG

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.50 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.45 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.43 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.6 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 1.2 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.93 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.49 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.38 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.53 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.50 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 0.69 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 1.2 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.77 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.42 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.64 | 1 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.5 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 1.2 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.39 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 1.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.38 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 1.8 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.46 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 1.1 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 0.50 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 0.81 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 0.80 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-02 Date Collected: 03/01/24 12:40

Client ID: MW-35_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.44 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.53 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 0.61 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.35 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.48 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 0.41 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 0.85 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 0.67 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 6.6 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 1.8 | 1 |
| Phenol | ND | | ug/l | 5.0 | 0.57 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 0.49 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 0.48 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 0.77 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.59 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.49 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 36 | | 21-120 |
| Phenol-d6 | 32 | | 10-120 |
| Nitrobenzene-d5 | 43 | | 23-120 |
| 2-Fluorobiphenyl | 48 | | 15-120 |
| 2,4,6-Tribromophenol | 53 | | 10-120 |
| 4-Terphenyl-d14 | 47 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-02
Client ID: MW-35_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 12:40
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 01:16
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 03/06/24 23:17

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | | | | | | |
| 1,4-Dioxane | ND | | ng/l | 144 | 32.6 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 49 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-02
Client ID: MW-35_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 12:40
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 14:10
Analyst: RP

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | 0.20 | | ug/l | 0.10 | 0.01 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | 0.14 | | ug/l | 0.10 | 0.02 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.05 | 1 |
| Naphthalene | ND | | ug/l | 0.10 | 0.05 | 1 |
| Benzo(a)anthracene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Chrysene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Acenaphthylene | 0.01 | J | ug/l | 0.10 | 0.01 | 1 |
| Anthracene | 0.05 | J | ug/l | 0.10 | 0.01 | 1 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Fluorene | 0.07 | J | ug/l | 0.10 | 0.01 | 1 |
| Phenanthrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Pyrene | 0.10 | | ug/l | 0.10 | 0.02 | 1 |
| 2-Methylnaphthalene | 0.03 | J | ug/l | 0.10 | 0.02 | 1 |
| Pentachlorophenol | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachlorobenzene | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.06 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

**SAMPLE RESULTS**

Lab ID: L2411352-02 Date Collected: 03/01/24 12:40

Client ID: MW-35_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab | | | | | | |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 38 | | 21-120 |
| Phenol-d6 | 33 | | 10-120 |
| Nitrobenzene-d5 | 50 | | 23-120 |
| 2-Fluorobiphenyl | 47 | | 15-120 |
| 2,4,6-Tribromophenol | 49 | | 10-120 |
| 4-Terphenyl-d14 | 47 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-03
Client ID: DUP01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 00:00
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 03/08/24 13:27
Analyst: LJG

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.50 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.45 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.43 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.6 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 1.2 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.93 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.49 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.38 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.53 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.50 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 0.69 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 1.2 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.77 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.42 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.64 | 1 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.5 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 1.2 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.39 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 1.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.38 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 1.8 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.46 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 1.1 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 0.50 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 0.81 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 0.80 | 1 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-03
Client ID: DUP01_030124
Sample Location: MANHATTAN, NY
Date Collected: 03/01/24 00:00
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.44 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.53 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 0.61 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.35 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.48 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 0.41 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 0.85 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 0.67 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 6.6 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 1.8 | 1 |
| Phenol | ND | | ug/l | 5.0 | 0.57 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 0.49 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 0.48 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 0.77 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.59 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.49 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 49 | | 21-120 |
| Phenol-d6 | 43 | | 10-120 |
| Nitrobenzene-d5 | 51 | | 23-120 |
| 2-Fluorobiphenyl | 62 | | 15-120 |
| 2,4,6-Tribromophenol | 73 | | 10-120 |
| 4-Terphenyl-d14 | 63 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-03
Client ID: DUP01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 00:00
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 02:42
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 03/06/24 23:17

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | | | | | | |
| 1,4-Dioxane | ND | | ng/l | 156 | 35.3 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 47 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-03
Client ID: DUP01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 00:00
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 15:15
Analyst: DV

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | 0.34 | | ug/l | 0.10 | 0.01 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | 0.22 | | ug/l | 0.10 | 0.02 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.05 | 1 |
| Naphthalene | 0.05 | J | ug/l | 0.10 | 0.05 | 1 |
| Benzo(a)anthracene | 0.04 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Chrysene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Acenaphthylene | 0.03 | J | ug/l | 0.10 | 0.01 | 1 |
| Anthracene | 0.09 | J | ug/l | 0.10 | 0.01 | 1 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Fluorene | 0.12 | | ug/l | 0.10 | 0.01 | 1 |
| Phenanthrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Pyrene | 0.16 | | ug/l | 0.10 | 0.02 | 1 |
| 2-Methylnaphthalene | 0.09 | J | ug/l | 0.10 | 0.02 | 1 |
| Pentachlorophenol | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachlorobenzene | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.06 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-03 Date Collected: 03/01/24 00:00

Client ID: DUP01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|

Semivolatile Organics by GC/MS-SIM - Westborough Lab

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 59 | | 21-120 |
| Phenol-d6 | 49 | | 10-120 |
| Nitrobenzene-d5 | 75 | | 23-120 |
| 2-Fluorobiphenyl | 71 | | 15-120 |
| 2,4,6-Tribromophenol | 81 | | 10-120 |
| 4-Terphenyl-d14 | 71 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-04
Client ID: FB01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 13:20
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 03/08/24 13:49
Analyst: LJG

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.50 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.45 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.43 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.6 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 1.2 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.93 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.49 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.38 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.53 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.50 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 0.69 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 1.2 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.77 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.42 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.64 | 1 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.5 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 1.2 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.39 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 1.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.38 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 1.8 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.46 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 1.1 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 0.50 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 0.81 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 0.80 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-04 Date Collected: 03/01/24 13:20

Client ID: FB01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.50 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.44 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.53 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 0.61 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.35 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.48 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 0.41 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 0.85 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 0.67 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 6.6 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 1.8 | 1 |
| Phenol | ND | | ug/l | 5.0 | 0.57 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 0.49 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 0.48 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 0.77 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.59 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.49 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 35 | | 21-120 |
| Phenol-d6 | 32 | | 10-120 |
| Nitrobenzene-d5 | 44 | | 23-120 |
| 2-Fluorobiphenyl | 54 | | 15-120 |
| 2,4,6-Tribromophenol | 41 | | 10-120 |
| 4-Terphenyl-d14 | 53 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-04
Client ID: FB01_030124
Sample Location: MANHATTAN, NY

Date Collected: 03/01/24 13:20
Date Received: 03/01/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 15:31
Analyst: DV

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.05 | 1 |
| Naphthalene | ND | | ug/l | 0.10 | 0.05 | 1 |
| Benzo(a)anthracene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Chrysene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Acenaphthylene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Anthracene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Fluorene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Phenanthrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.01 | 1 |
| Pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| 2-Methylnaphthalene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Pentachlorophenol | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachlorobenzene | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.06 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2411352

**Project Number:** 170381202 **Report Date:** 03/08/24

## SAMPLE RESULTS

Lab ID: L2411352-04 Date Collected: 03/01/24 13:20

Client ID: FB01_030124 Date Received: 03/01/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab | | | | | | |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 36 | | 21-120 |
| Phenol-d6 | 35 | | 10-120 |
| Nitrobenzene-d5 | 55 | | 23-120 |
| 2-Fluorobiphenyl | 53 | | 15-120 |
| 2,4,6-Tribromophenol | 39 | | 10-120 |
| 4-Terphenyl-d14 | 45 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E-SIM
Analytical Date: 03/07/24 22:13
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 03/06/24 23:17

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab for sample(s): 01-03 Batch: WG1893116-1 | | | | | |
| 1,4-Dioxane | ND | | ng/l | 150 | 33.9 |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 34 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E
Analytical Date: 03/08/24 11:44
Analyst: JG

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab for sample(s): 01-04 Batch: WG1893647-1 | | | | | |
| Acenaphthene | ND | | ug/l | 2.0 | 0.44 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.50 |
| Hexachlorobenzene | ND | | ug/l | 2.0 | 0.46 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.50 |
| 2-Chloronaphthalene | ND | | ug/l | 2.0 | 0.44 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.45 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.40 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.43 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.6 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 1.2 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.93 |
| Fluoranthene | ND | | ug/l | 2.0 | 0.26 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.49 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.38 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.53 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.50 |
| Hexachlorobutadiene | ND | | ug/l | 2.0 | 0.66 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 0.69 |
| Hexachloroethane | ND | | ug/l | 2.0 | 0.58 |
| Isophorone | ND | | ug/l | 5.0 | 1.2 |
| Naphthalene | ND | | ug/l | 2.0 | 0.46 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.77 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.42 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.64 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.5 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 1.2 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.39 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 1.3 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.38 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E
Analytical Date: 03/08/24 11:44
Analyst: JG

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab for sample(s): 01-04 Batch: WG1893647-1 | | | | | |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 1.8 |
| Benzo(a)anthracene | ND | | ug/l | 2.0 | 0.32 |
| Benzo(a)pyrene | ND | | ug/l | 2.0 | 0.41 |
| Benzo(b)fluoranthene | ND | | ug/l | 2.0 | 0.35 |
| Benzo(k)fluoranthene | ND | | ug/l | 2.0 | 0.37 |
| Chrysene | ND | | ug/l | 2.0 | 0.34 |
| Acenaphthylene | ND | | ug/l | 2.0 | 0.46 |
| Anthracene | ND | | ug/l | 2.0 | 0.33 |
| Benzo(ghi)perylene | ND | | ug/l | 2.0 | 0.30 |
| Fluorene | ND | | ug/l | 2.0 | 0.41 |
| Phenanthrene | ND | | ug/l | 2.0 | 0.33 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 2.0 | 0.32 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 2.0 | 0.40 |
| Pyrene | ND | | ug/l | 2.0 | 0.28 |
| Biphenyl | ND | | ug/l | 2.0 | 0.46 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 1.1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 0.50 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 0.81 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 0.80 |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.50 |
| 2-Methylnaphthalene | ND | | ug/l | 2.0 | 0.45 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.44 |
| Acetophenone | ND | | ug/l | 5.0 | 0.53 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 0.61 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.35 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.48 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 0.41 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 1.8 |
| 2-Nitrophenol | ND | | ug/l | 10 | 0.85 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E
Analytical Date: 03/08/24 11:44
Analyst: JG

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab for sample(s): 01-04 Batch: WG1893647-1 | | | | | |
| 4-Nitrophenol | ND | | ug/l | 10 | 0.67 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 6.6 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 1.8 |
| Pentachlorophenol | ND | | ug/l | 10 | 1.8 |
| Phenol | ND | | ug/l | 5.0 | 0.57 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 0.49 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 0.48 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 0.77 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.59 |
| Carbazole | ND | | ug/l | 2.0 | 0.49 |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 44 | | 21-120 |
| Phenol-d6 | 37 | | 10-120 |
| Nitrobenzene-d5 | 53 | | 23-120 |
| 2-Fluorobiphenyl | 60 | | 15-120 |
| 2,4,6-Tribromophenol | 64 | | 10-120 |
| 4-Terphenyl-d14 | 60 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 11:11
Analyst: RP

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab for sample(s): 01-04 Batch: WG1893648-1 | | | | | |
| Acenaphthene | ND | | ug/l | 0.10 | 0.01 |
| 2-Chloronaphthalene | 0.02 | J | ug/l | 0.20 | 0.02 |
| Fluoranthene | ND | | ug/l | 0.10 | 0.02 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.05 |
| Naphthalene | 0.05 | J | ug/l | 0.10 | 0.05 |
| Benzo(a)anthracene | ND | | ug/l | 0.10 | 0.02 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.01 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.01 |
| Chrysene | ND | | ug/l | 0.10 | 0.01 |
| Acenaphthylene | ND | | ug/l | 0.10 | 0.01 |
| Anthracene | ND | | ug/l | 0.10 | 0.01 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.01 |
| Fluorene | ND | | ug/l | 0.10 | 0.01 |
| Phenanthrene | ND | | ug/l | 0.10 | 0.02 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.01 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.01 |
| Pyrene | ND | | ug/l | 0.10 | 0.02 |
| 2-Methylnaphthalene | 0.02 | J | ug/l | 0.10 | 0.02 |
| Pentachlorophenol | ND | | ug/l | 0.80 | 0.01 |
| Hexachlorobenzene | ND | | ug/l | 0.80 | 0.01 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.06 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E-SIM
Analytical Date: 03/08/24 11:11
Analyst: RP

Extraction Method: EPA 3510C
Extraction Date: 03/08/24 00:19

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab for sample(s): 01-04 Batch: WG1893648-1 | | | | | |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 43 | | 21-120 |
| Phenol-d6 | 37 | | 10-120 |
| Nitrobenzene-d5 | 58 | | 23-120 |
| 2-Fluorobiphenyl | 55 | | 15-120 |
| 2,4,6-Tribromophenol | 55 | | 10-120 |
| 4-Terphenyl-d14 | 57 | | 41-149 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2411352

**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | Associated sample(s): 01-03 | | Batch: WG1893116-2 | | WG1893116-3 | | | |
| 1,4-Dioxane | 119 | | 119 | | 40-140 | 0 | | 30 |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,4-Dioxane-d8 | 31 | | 37 | | 15-110 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2411352

**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1893647-2 WG1893647-3 | | | | | | | | |
| Acenaphthene | 45 | | 48 | | 37-111 | 6 | | 30 |
| 1,2,4-Trichlorobenzene | 50 | | 53 | | 39-98 | 6 | | 30 |
| Hexachlorobenzene | 55 | | 63 | | 40-140 | 14 | | 30 |
| Bis(2-chloroethyl)ether | 40 | | 44 | | 40-140 | 10 | | 30 |
| 2-Chloronaphthalene | 51 | | 53 | | 40-140 | 4 | | 30 |
| 1,2-Dichlorobenzene | 44 | | 46 | | 40-140 | 4 | | 30 |
| 1,3-Dichlorobenzene | 41 | | 45 | | 40-140 | 9 | | 30 |
| 1,4-Dichlorobenzene | 44 | | 44 | | 36-97 | 0 | | 30 |
| 3,3'-Dichlorobenzidine | 46 | | 46 | | 40-140 | 0 | | 30 |
| 2,4-Dinitrotoluene | 62 | | 69 | | 48-143 | 11 | | 30 |
| 2,6-Dinitrotoluene | 64 | | 68 | | 40-140 | 6 | | 30 |
| Fluoranthene | 51 | | 56 | | 40-140 | 9 | | 30 |
| 4-Chlorophenyl phenyl ether | 53 | | 55 | | 40-140 | 4 | | 30 |
| 4-Bromophenyl phenyl ether | 59 | | 63 | | 40-140 | 7 | | 30 |
| Bis(2-chloroisopropyl)ether | **32** | Q | **34** | Q | 40-140 | 6 | | 30 |
| Bis(2-chloroethoxy)methane | 44 | | 46 | | 40-140 | 4 | | 30 |
| Hexachlorobutadiene | 52 | | 55 | | 40-140 | 6 | | 30 |
| Hexachlorocyclopentadiene | 47 | | 51 | | 40-140 | 8 | | 30 |
| Hexachloroethane | 42 | | 42 | | 40-140 | 0 | | 30 |
| Isophorone | 45 | | 47 | | 40-140 | 4 | | 30 |
| Naphthalene | 47 | | 50 | | 40-140 | 6 | | 30 |
| Nitrobenzene | 48 | | 50 | | 40-140 | 4 | | 30 |
| NDPA/DPA | 50 | | 54 | | 40-140 | 8 | | 30 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1893647-2 WG1893647-3 | | | | | | | | |
| n-Nitrosodi-n-propylamine | 45 | | 48 | | 29-132 | 6 | | 30 |
| Bis(2-ethylhexyl)phthalate | 52 | | 54 | | 40-140 | 4 | | 30 |
| Butyl benzyl phthalate | 51 | | 54 | | 40-140 | 6 | | 30 |
| Di-n-butylphthalate | 47 | | 51 | | 40-140 | 8 | | 30 |
| Di-n-octylphthalate | 51 | | 55 | | 40-140 | 8 | | 30 |
| Diethyl phthalate | 51 | | 54 | | 40-140 | 6 | | 30 |
| Dimethyl phthalate | 57 | | 59 | | 40-140 | 3 | | 30 |
| Benzo(a)anthracene | 50 | | 53 | | 40-140 | 6 | | 30 |
| Benzo(a)pyrene | 54 | | 58 | | 40-140 | 7 | | 30 |
| Benzo(b)fluoranthene | 53 | | 57 | | 40-140 | 7 | | 30 |
| Benzo(k)fluoranthene | 53 | | 55 | | 40-140 | 4 | | 30 |
| Chrysene | 51 | | 54 | | 40-140 | 6 | | 30 |
| Acenaphthylene | 49 | | 50 | | 45-123 | 2 | | 30 |
| Anthracene | 47 | | 50 | | 40-140 | 6 | | 30 |
| Benzo(ghi)perylene | 54 | | 58 | | 40-140 | 7 | | 30 |
| Fluorene | 50 | | 54 | | 40-140 | 8 | | 30 |
| Phenanthrene | 46 | | 48 | | 40-140 | 4 | | 30 |
| Dibenzo(a,h)anthracene | 56 | | 61 | | 40-140 | 9 | | 30 |
| Indeno(1,2,3-cd)pyrene | 59 | | 64 | | 40-140 | 8 | | 30 |
| Pyrene | 50 | | 55 | | 26-127 | 10 | | 30 |
| Biphenyl | 52 | | 56 | | 40-140 | 7 | | 30 |
| 4-Chloroaniline | 45 | | 45 | | 40-140 | 0 | | 30 |
| 2-Nitroaniline | 65 | | 68 | | 52-143 | 5 | | 30 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2411352

**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1893647-2 WG1893647-3 | | | | | | | | |
| 3-Nitroaniline | 52 | | 48 | | 25-145 | 8 | | 30 |
| 4-Nitroaniline | 52 | | 54 | | 51-143 | 4 | | 30 |
| Dibenzofuran | 48 | | 53 | | 40-140 | 10 | | 30 |
| 2-Methylnaphthalene | 52 | | 55 | | 40-140 | 6 | | 30 |
| 1,2,4,5-Tetrachlorobenzene | 54 | | 57 | | 2-134 | 5 | | 30 |
| Acetophenone | 44 | | 46 | | 39-129 | 4 | | 30 |
| 2,4,6-Trichlorophenol | 63 | | 63 | | 30-130 | 0 | | 30 |
| p-Chloro-m-cresol | 53 | | 56 | | 23-97 | 6 | | 30 |
| 2-Chlorophenol | 46 | | 48 | | 27-123 | 4 | | 30 |
| 2,4-Dichlorophenol | 55 | | 56 | | 30-130 | 2 | | 30 |
| 2,4-Dimethylphenol | 40 | | 41 | | 30-130 | 2 | | 30 |
| 2-Nitrophenol | 61 | | 64 | | 30-130 | 5 | | 30 |
| 4-Nitrophenol | 49 | | 53 | | 10-80 | 8 | | 30 |
| 2,4-Dinitrophenol | 69 | | 79 | | 20-130 | 14 | | 30 |
| 4,6-Dinitro-o-cresol | 84 | | 89 | | 20-164 | 6 | | 30 |
| Pentachlorophenol | 60 | | 66 | | 9-103 | 10 | | 30 |
| Phenol | 35 | | 39 | | 12-110 | 11 | | 30 |
| 2-Methylphenol | 45 | | 46 | | 30-130 | 2 | | 30 |
| 3-Methylphenol/4-Methylphenol | 50 | | 52 | | 30-130 | 4 | | 30 |
| 2,4,5-Trichlorophenol | 62 | | 68 | | 30-130 | 9 | | 30 |
| Benzoic Acid | 47 | | 41 | | 10-164 | 14 | | 30 |
| Benzyl Alcohol | 44 | | 47 | | 26-116 | 7 | | 30 |
| Carbazole | **46** | Q | **50** | Q | 55-144 | 8 | | 30 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1893647-2 WG1893647-3 | | | | | | | | |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 2-Fluorophenol | 40 | | 44 | | 21-120 |
| Phenol-d6 | 36 | | 38 | | 10-120 |
| Nitrobenzene-d5 | 48 | | 53 | | 23-120 |
| 2-Fluorobiphenyl | 52 | | 55 | | 15-120 |
| 2,4,6-Tribromophenol | 68 | | 71 | | 10-120 |
| 4-Terphenyl-d14 | 54 | | 59 | | 41-149 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2411352

**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 Batch: WG1893648-2 WG1893648-3 | | | | | | | | |
| Acenaphthene | 45 | | 53 | | 40-140 | 16 | | 40 |
| 2-Chloronaphthalene | 45 | | 54 | | 40-140 | 18 | | 40 |
| Fluoranthene | 48 | | 57 | | 40-140 | 17 | | 40 |
| Hexachlorobutadiene | 43 | | 51 | | 40-140 | 17 | | 40 |
| Naphthalene | 44 | | 51 | | 40-140 | 15 | | 40 |
| Benzo(a)anthracene | 46 | | 56 | | 40-140 | 20 | | 40 |
| Benzo(a)pyrene | 49 | | 58 | | 40-140 | 17 | | 40 |
| Benzo(b)fluoranthene | 50 | | 59 | | 40-140 | 17 | | 40 |
| Benzo(k)fluoranthene | 51 | | 61 | | 40-140 | 18 | | 40 |
| Chrysene | 47 | | 56 | | 40-140 | 17 | | 40 |
| Acenaphthylene | 45 | | 54 | | 40-140 | 18 | | 40 |
| Anthracene | 48 | | 56 | | 40-140 | 15 | | 40 |
| Benzo(ghi)perylene | 45 | | 52 | | 40-140 | 14 | | 40 |
| Fluorene | 47 | | 56 | | 40-140 | 17 | | 40 |
| Phenanthrene | 46 | | 53 | | 40-140 | 14 | | 40 |
| Dibenzo(a,h)anthracene | 49 | | 58 | | 40-140 | 17 | | 40 |
| Indeno(1,2,3-cd)pyrene | 48 | | 56 | | 40-140 | 15 | | 40 |
| Pyrene | 49 | | 58 | | 40-140 | 17 | | 40 |
| 2-Methylnaphthalene | 46 | | 55 | | 40-140 | 18 | | 40 |
| Pentachlorophenol | 47 | | 55 | | 40-140 | 16 | | 40 |
| Hexachlorobenzene | 44 | | 54 | | 40-140 | 20 | | 40 |
| Hexachloroethane | 40 | | 47 | | 40-140 | 16 | | 40 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 Batch: WG1893648-2 WG1893648-3 | | | | | | | | |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 2-Fluorophenol | 40 | | 45 | | 21-120 |
| Phenol-d6 | 34 | | 40 | | 10-120 |
| Nitrobenzene-d5 | 50 | | 58 | | 23-120 |
| 2-Fluorobiphenyl | 46 | | 55 | | 15-120 |
| 2,4,6-Tribromophenol | 55 | | 64 | | 10-120 |
| 4-Terphenyl-d14 | 51 | | 59 | | 41-149 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab Associated sample(s): 01-03 QC Batch ID: WG1893116-4 WG1893116-5 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| 1,4-Dioxane | ND | 5430 | 6250 | 115 | | 6210 | 114 | | 40-140 | 1 | | 30 |

| Surrogate | MS % Recovery | MS Qualifier | MSD % Recovery | MSD Qualifier | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,4-Dioxane-d8 | 51 | | 47 | | 15-110 |

# Matrix Spike Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1893647-4 WG1893647-5 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| 1,2,4-Trichlorobenzene | ND | 18.2 | 7.4 | 41 | | 9.2 | 51 | | 39-98 | 22 | | 30 |
| Bis(2-chloroethyl)ether | ND | 18.2 | 6.8 | **37** | Q | 8.1 | 45 | | 40-140 | 17 | | 30 |
| 1,2-Dichlorobenzene | ND | 18.2 | 7.2 | 40 | | 8.5 | 47 | | 40-140 | 17 | | 30 |
| 1,3-Dichlorobenzene | ND | 18.2 | 6.5 | **36** | Q | 8.3 | 46 | | 40-140 | 24 | | 30 |
| 1,4-Dichlorobenzene | ND | 18.2 | 6.7 | 37 | | 7.9 | 43 | | 36-97 | 16 | | 30 |
| 3,3'-Dichlorobenzidine | ND | 18.2 | ND | **0** | Q | ND | **0** | Q | 40-140 | NC | | 30 |
| 2,4-Dinitrotoluene | ND | 18.2 | 9.4 | 52 | | 11 | 61 | | 48-143 | 16 | | 30 |
| 2,6-Dinitrotoluene | ND | 18.2 | 10 | 55 | | 12 | 66 | | 40-140 | 18 | | 30 |
| 4-Chlorophenyl phenyl ether | ND | 18.2 | 9.0 | 50 | | 10 | 55 | | 40-140 | 11 | | 30 |
| 4-Bromophenyl phenyl ether | ND | 18.2 | 9.5 | 52 | | 11 | 61 | | 40-140 | 15 | | 30 |
| Bis(2-chloroisopropyl)ether | ND | 18.2 | 6.8 | **37** | Q | 8.1 | 45 | | 40-140 | 17 | | 30 |
| Bis(2-chloroethoxy)methane | ND | 18.2 | 7.1 | **39** | Q | 9.1 | 50 | | 40-140 | 25 | | 30 |
| Hexachlorocyclopentadiene | ND | 18.2 | 8.8J | 48 | | 9.4J | 52 | | 40-140 | 7 | | 30 |
| Isophorone | ND | 18.2 | 7.2 | 40 | | 8.9 | 49 | | 40-140 | 21 | | 30 |
| Nitrobenzene | ND | 18.2 | 8.4 | 46 | | 9.5 | 52 | | 40-140 | 12 | | 30 |
| NDPA/DPA | ND | 18.2 | 9.0 | 50 | | 11 | 61 | | 40-140 | 20 | | 30 |
| n-Nitrosodi-n-propylamine | ND | 18.2 | 7.5 | 41 | | 8.7 | 48 | | 29-132 | 15 | | 30 |
| Bis(2-ethylhexyl)phthalate | ND | 18.2 | 7.7 | 42 | | 10 | 55 | | 40-140 | 26 | | 30 |
| Butyl benzyl phthalate | ND | 18.2 | 9.4 | 52 | | 11 | 61 | | 40-140 | 16 | | 30 |
| Di-n-butylphthalate | ND | 18.2 | 8.7 | 48 | | 11 | 61 | | 40-140 | 23 | | 30 |
| Di-n-octylphthalate | ND | 18.2 | 8.8 | 48 | | 10 | 55 | | 40-140 | 13 | | 30 |
| Diethyl phthalate | ND | 18.2 | 8.9 | 49 | | 10 | 55 | | 40-140 | 12 | | 30 |
| Dimethyl phthalate | ND | 18.2 | 9.5 | 52 | | 11 | 61 | | 40-140 | 15 | | 30 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1893647-4 WG1893647-5 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| Biphenyl | ND | 18.2 | 8.6 | 47 | | 10 | 55 | | 40-140 | 15 | | 30 |
| 4-Chloroaniline | ND | 18.2 | 5.4 | **30** | Q | 6.3 | **35** | Q | 40-140 | 15 | | 30 |
| 2-Nitroaniline | ND | 18.2 | 7.8 | **43** | Q | 9.8 | 54 | | 52-143 | 23 | | 30 |
| 3-Nitroaniline | ND | 18.2 | 6.0 | 33 | | 6.9 | 38 | | 25-145 | 14 | | 30 |
| 4-Nitroaniline | ND | 18.2 | 5.4 | **30** | Q | 7.4 | **41** | Q | 51-143 | **31** | Q | 30 |
| Dibenzofuran | ND | 18.2 | 8.1 | 45 | | 9.8 | 54 | | 40-140 | 19 | | 30 |
| 1,2,4,5-Tetrachlorobenzene | ND | 18.2 | 9.1J | 50 | | 10 | 55 | | 2-134 | 9 | | 30 |
| Acetophenone | ND | 18.2 | 7.3 | 40 | | 9.2 | 51 | | 39-129 | 23 | | 30 |
| 2,4,6-Trichlorophenol | ND | 18.2 | 9.4 | 52 | | 12 | 66 | | 30-130 | 24 | | 30 |
| p-Chloro-m-cresol | ND | 18.2 | 8.9 | 49 | | 11 | 61 | | 23-97 | 21 | | 30 |
| 2-Chlorophenol | ND | 18.2 | 7.3 | 40 | | 8.9 | 49 | | 27-123 | 20 | | 30 |
| 2,4-Dichlorophenol | ND | 18.2 | 8.7 | 48 | | 10 | 55 | | 30-130 | 14 | | 30 |
| 2,4-Dimethylphenol | ND | 18.2 | 6.6 | 36 | | 8.2 | 45 | | 30-130 | 22 | | 30 |
| 2-Nitrophenol | ND | 18.2 | 8.1J | 45 | | 9.7J | 53 | | 30-130 | 18 | | 30 |
| 4-Nitrophenol | ND | 18.2 | 9.4J | 52 | | 10 | 55 | | 10-80 | 6 | | 30 |
| 2,4-Dinitrophenol | ND | 18.2 | 12.J | 66 | | 14.J | 77 | | 20-130 | 15 | | 30 |
| 4,6-Dinitro-o-cresol | ND | 18.2 | 12 | 66 | | 13 | 72 | | 20-164 | 8 | | 30 |
| Phenol | ND | 18.2 | 6.0 | 33 | | 6.9 | 38 | | 12-110 | 14 | | 30 |
| 2-Methylphenol | ND | 18.2 | 7.5 | 41 | | 9.0 | 50 | | 30-130 | 18 | | 30 |
| 3-Methylphenol/4-Methylphenol | ND | 18.2 | 7.2 | 40 | | 8.9 | 49 | | 30-130 | 21 | | 30 |
| 2,4,5-Trichlorophenol | ND | 18.2 | 10 | 55 | | 12 | 66 | | 30-130 | 18 | | 30 |
| Benzoic Acid | ND | 18.2 | 12.J | 66 | | 13.J | 72 | | 10-164 | 8 | | 30 |
| Benzyl Alcohol | ND | 18.2 | 7.1 | 39 | | 8.7 | 48 | | 26-116 | 20 | | 30 |

# Matrix Spike Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1893647-4 WG1893647-5 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| Carbazole | ND | 18.2 | 8.5 | **47** | Q | 10 | 55 | | 55-144 | 16 | | 30 |

| Surrogate | MS % Recovery | MS Qualifier | MSD % Recovery | MSD Qualifier | Acceptance Criteria |
|---|---|---|---|---|---|
| 2,4,6-Tribromophenol | 55 | | 65 | | 10-120 |
| 2-Fluorobiphenyl | 46 | | 55 | | 15-120 |
| 2-Fluorophenol | 37 | | 44 | | 21-120 |
| 4-Terphenyl-d14 | 46 | | 55 | | 41-149 |
| Nitrobenzene-d5 | 39 | | 49 | | 23-120 |
| Phenol-d6 | 34 | | 40 | | 10-120 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2411352
**Report Date:** 03/08/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1893648-4 WG1893648-5 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |
| Acenaphthene | 0.20 | 18.2 | 9.5 | 51 | | 11 | 59 | | 40-140 | 15 | | 40 |
| 2-Chloronaphthalene | ND | 18.2 | 8.9 | 49 | | 10 | 55 | | 40-140 | 12 | | 40 |
| Fluoranthene | 0.14 | 18.2 | 9.5 | 51 | | 10 | 54 | | 40-140 | 5 | | 40 |
| Hexachlorobutadiene | ND | 18.2 | 9.2 | 51 | | 10 | 55 | | 40-140 | 8 | | 40 |
| Naphthalene | ND | 18.2 | 9.0 | 50 | | 10 | 55 | | 40-140 | 11 | | 40 |
| Benzo(a)anthracene | ND | 18.2 | 9.5 | 52 | | 11 | 61 | | 40-140 | 15 | | 40 |
| Benzo(a)pyrene | ND | 18.2 | 9.8 | 54 | | 12 | 66 | | 40-140 | 20 | | 40 |
| Benzo(b)fluoranthene | ND | 18.2 | 11 | 61 | | 12 | 66 | | 40-140 | 9 | | 40 |
| Benzo(k)fluoranthene | ND | 18.2 | 10 | 55 | | 12 | 66 | | 40-140 | 18 | | 40 |
| Chrysene | ND | 18.2 | 9.5 | 52 | | 11 | 61 | | 40-140 | 15 | | 40 |
| Acenaphthylene | 0.01J | 18.2 | 8.6 | 47 | | 9.9 | 54 | | 40-140 | 14 | | 40 |
| Anthracene | 0.05J | 18.2 | 9.6 | 53 | | 11 | 61 | | 40-140 | 14 | | 40 |
| Benzo(ghi)perylene | ND | 18.2 | 9.5 | 52 | | 11 | 61 | | 40-140 | 15 | | 40 |
| Fluorene | 0.07J | 18.2 | 9.6 | 53 | | 11 | 61 | | 40-140 | 14 | | 40 |
| Phenanthrene | ND | 18.2 | 9.3 | 51 | | 11 | 61 | | 40-140 | 17 | | 40 |
| Dibenzo(a,h)anthracene | ND | 18.2 | 10 | 55 | | 12 | 66 | | 40-140 | 18 | | 40 |
| Indeno(1,2,3-cd)pyrene | ND | 18.2 | 10 | 55 | | 12 | 66 | | 40-140 | 18 | | 40 |
| Pyrene | 0.10 | 18.2 | 9.5 | 52 | | 10 | 55 | | 40-140 | 5 | | 40 |
| 2-Methylnaphthalene | 0.03J | 18.2 | 9.4 | 52 | | 11 | 61 | | 40-140 | 16 | | 40 |
| Pentachlorophenol | ND | 18.2 | 11 | 61 | | 12 | 66 | | 40-140 | 9 | | 40 |
| Hexachlorobenzene | ND | 18.2 | 9.7 | 53 | | 11 | 61 | | 40-140 | 13 | | 40 |
| Hexachloroethane | ND | 18.2 | 8.3 | 46 | | 9.6 | 53 | | 40-140 | 15 | | 40 |

# Matrix Spike Analysis

***Batch Quality Control***

***Project Name:*** 250 WATER STREET

***Project Number:*** 170381202

***Lab Number:*** L2411352

***Report Date:*** 03/08/24

| *Parameter* | *Native Sample* | *MS Added* | *MS Found* | *MS %Recovery* | *Qual* | *MSD Found* | *MSD %Recovery* | *Qual* | *Recovery Limits* | *RPD* | *Qual* | *RPD Limits* |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1893648-4 WG1893648-5 QC Sample: L2411352-02 Client ID: MW-35_030124 | | | | | | | | | | | | |

| *Surrogate* | *MS % Recovery* | *MS Qualifier* | *MSD % Recovery* | *MSD Qualifier* | *Acceptance Criteria* |
|---|---|---|---|---|---|
| 2,4,6-Tribromophenol | 58 | | 65 | | 10-120 |
| 2-Fluorobiphenyl | 50 | | 57 | | 15-120 |
| 2-Fluorophenol | 43 | | 49 | | 21-120 |
| 4-Terphenyl-d14 | 51 | | 57 | | 41-149 |
| Nitrobenzene-d5 | 53 | | 62 | | 23-120 |
| Phenol-d6 | 38 | | 43 | | 10-120 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

## Sample Receipt and Container Information

Were project specific reporting limits specified? YES

### Cooler Information

| Cooler | Custody Seal |
|---|---|
| A | Absent |

### Container Information

| Container ID | Container Type | Cooler | Initial pH | Final pH | Temp deg C | Pres | Seal | Frozen Date/Time | Analysis(*) |
|---|---|---|---|---|---|---|---|---|---|
| L2411352-01A | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-01B | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-01C | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-01D | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-01E | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-01F | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2411352-01G | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2411352-02A | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02B | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02C | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02D | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02E | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02F | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02G | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02H | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02I | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-02J | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-02K | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-02L | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-02M | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-02N | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2411352-02O | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2411352-02P | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |



*Values in parentheses indicate holding time in days

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2411352
**Report Date:** 03/08/24

## Container Information

| Container ID | Container Type | Cooler | Initial pH | Final pH | Temp deg C | Pres | Seal | Frozen Date/Time | Analysis(*) |
|---|---|---|---|---|---|---|---|---|---|
| L2411352-02Q | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2411352-02X | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | ARCHIVE() |
| L2411352-02Y | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | ARCHIVE() |
| L2411352-02Z | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | ARCHIVE() |
| L2411352-03A | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-03B | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-03C | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-03D | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-03E | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-03F | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2411352-03G | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2411352-04A | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-04B | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-04C | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-04D | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-04E | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | NYTCL-8270-SIM-LVI(7),NYTCL-8270-LVI(7) |
| L2411352-04F | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | HOLD-1,4DIOX(7) |
| L2411352-04G | Amber 250ml unpreserved | A | 7 | 7 | 2.6 | Y | Absent | | HOLD-1,4DIOX(7) |
| L2411352-05A | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |
| L2411352-05B | Vial HCl preserved | A | NA | | 2.6 | Y | Absent | | NYTCL-8260(14) |



*Values in parentheses indicate holding time in days

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2411352 |
| **Project Number:** | 170381202 | **Report Date:** | 03/08/24 |

## GLOSSARY

***Acronyms***

| | |
|---|---|
| DL | - Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the limit of quantitation (LOQ). The DL includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.) |
| EDL | - Estimated Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the reporting limit (RL). The EDL includes any adjustments from dilutions, concentrations or moisture content, where applicable. The use of EDLs is specific to the analysis of PAHs using Solid-Phase Microextraction (SPME). |
| EMPC | - Estimated Maximum Possible Concentration: The concentration that results from the signal present at the retention time of an analyte when the ions meet all of the identification criteria except the ion abundance ratio criteria. An EMPC is a worst-case estimate of the concentration. |
| EPA | - Environmental Protection Agency. |
| LCS | - Laboratory Control Sample: A sample matrix, free from the analytes of interest, spiked with verified known amounts of analytes or a material containing known and verified amounts of analytes. |
| LCSD | - Laboratory Control Sample Duplicate: Refer to LCS. |
| LFB | - Laboratory Fortified Blank: A sample matrix, free from the analytes of interest, spiked with verified known amounts of analytes or a material containing known and verified amounts of analytes. |
| LOD | - Limit of Detection: This value represents the level to which a target analyte can reliably be detected for a specific analyte in a specific matrix by a specific method. The LOD includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.) |
| LOQ | - Limit of Quantitation: The value at which an instrument can accurately measure an analyte at a specific concentration. The LOQ includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.)<br><br>Limit of Quantitation: The value at which an instrument can accurately measure an analyte at a specific concentration. The LOQ includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.) |
| MDL | - Method Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the reporting limit (RL). The MDL includes any adjustments from dilutions, concentrations or moisture content, where applicable. |
| MS | - Matrix Spike Sample: A sample prepared by adding a known mass of target analyte to a specified amount of matrix sample for which an independent estimate of target analyte concentration is available. For Method 332.0, the spike recovery is calculated using the native concentration, including estimated values. |
| MSD | - Matrix Spike Sample Duplicate: Refer to MS. |
| NA | - Not Applicable. |
| NC | - Not Calculated: Term is utilized when one or more of the results utilized in the calculation are non-detect at the parameter's reporting unit. |
| NDPA/DPA | - N-Nitrosodiphenylamine/Diphenylamine. |
| NI | - Not Ignitable. |
| NP | - Non-Plastic: Term is utilized for the analysis of Atterberg Limits in soil. |
| NR | - No Results: Term is utilized when 'No Target Compounds Requested' is reported for the analysis of Volatile or Semivolatile Organic TIC only requests. |
| RL | - Reporting Limit: The value at which an instrument can accurately measure an analyte at a specific concentration. The RL includes any adjustments from dilutions, concentrations or moisture content, where applicable. |
| RPD | - Relative Percent Difference: The results from matrix and/or matrix spike duplicates are primarily designed to assess the precision of analytical results in a given matrix and are expressed as relative percent difference (RPD). Values which are less than five times the reporting limit for any individual parameter are evaluated by utilizing the absolute difference between the values; although the RPD value will be provided in the report. |
| SRM | - Standard Reference Material: A reference sample of a known or certified value that is of the same or similar matrix as the associated field samples. |
| STLP | - Semi-dynamic Tank Leaching Procedure per EPA Method 1315. |
| TEF | - Toxic Equivalency Factors: The values assigned to each dioxin and furan to evaluate their toxicity relative to 2,3,7,8-TCDD. |
| TEQ | - Toxic Equivalent: The measure of a sample's toxicity derived by multiplying each dioxin and furan by its corresponding TEF and then summing the resulting values. |
| TIC | - Tentatively Identified Compound: A compound that has been identified to be present and is not part of the target compound list (TCL) for the method and/or program. All TICs are qualitatively identified and reported as estimated concentrations. |

*Report Format: DU Report with 'J' Qualifiers*

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2411352 |
| **Project Number:** | 170381202 | **Report Date:** | 03/08/24 |

***Footnotes***

1 - The reference for this analyte should be considered modified since this analyte is absent from the target analyte list of the original method.

***Terms***

Analytical Method: Both the document from which the method originates and the analytical reference method. (Example: EPA 8260B is shown as 1,8260B.) The codes for the reference method documents are provided in the References section of the Addendum.

Chlordane: The target compound Chlordane (CAS No. 57-74-9) is reported for GC ECD analyses. Per EPA,this compound "refers to a mixture of chlordane isomers, other chlorinated hydrocarbons and numerous other components." (Reference: USEPA Toxicological Review of Chlordane, In Support of Summary Information on the Integrated Risk Information System (IRIS), December 1997.)

Difference: With respect to Total Oxidizable Precursor (TOP) Assay analysis, the difference is defined as the Post-Treatment value minus the Pre-Treatment value.

Final pH: As it pertains to Sample Receipt & Container Information section of the report, Final pH reflects pH of container determined after adjustment at the laboratory, if applicable. If no adjustment required, value reflects Initial pH.

Frozen Date/Time: With respect to Volatile Organics in soil, Frozen Date/Time reflects the date/time at which associated Reagent Water-preserved vials were initially frozen. Note: If frozen date/time is beyond 48 hours from sample collection, value will be reflected in 'bold'.

Gasoline Range Organics (GRO): Gasoline Range Organics (GRO) results include all chromatographic peaks eluting from Methyl tert butyl ether through Naphthalene, with the exception of GRO analysis in support of State of Ohio programs, which includes all chromatographic peaks eluting from Hexane through Dodecane.

Initial pH: As it pertains to Sample Receipt & Container Information section of the report, Initial pH reflects pH of container determined upon receipt, if applicable.

PAH Total: With respect to Alkylated PAH analyses, the 'PAHs, Total' result is defined as the summation of results for all or a subset of the following compounds: Naphthalene, C1-C4 Naphthalenes, 2-Methylnaphthalene, 1-Methylnaphthalene, Biphenyl, Acenaphthylene, Acenaphthene, Fluorene, C1-C3 Fluorenes, Phenanthrene, C1-C4 Phenanthrenes/Anthracenes, Anthracene, Fluoranthene, Pyrene, C1-C4 Fluoranthenes/Pyrenes, Benz(a)anthracene, Chrysene, C1-C4 Chrysenes, Benzo(b)fluoranthene, Benzo(j)+(k)fluoranthene, Benzo(e)pyrene, Benzo(a)pyrene, Perylene, Indeno(1,2,3-cd)pyrene, Dibenz(ah)+(ac)anthracene, Benzo(g,h,i)perylene. If a 'Total' result is requested, the results of its individual components will also be reported.

PFAS Total: With respect to PFAS analyses, the 'PFAS, Total (5)' result is defined as the summation of results for: PFHpA, PFHxS, PFOA, PFNA and PFOS. In addition, the 'PFAS, Total (6)' result is defined as the summation of results for: PFHpA, PFHxS, PFOA, PFNA, PFDA and PFOS. For MassDEP DW compliance analysis only, the 'PFAS, Total (6)' result is defined as the summation of results at or above the RL. Note: If a 'Total' result is requested, the results of its individual components will also be reported.

Total: With respect to Organic analyses, a 'Total' result is defined as the summation of results for individual isomers or Aroclors. If a 'Total' result is requested, the results of its individual components will also be reported. This is applicable to 'Total' results for methods 8260, 8081 and 8082.

***Data Qualifiers***

**A** - Spectra identified as "Aldol Condensates" are byproducts of the extraction/concentration procedures when acetone is introduced in the process.

**B** - The analyte was detected above the reporting limit in the associated method blank. Flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank. For MCP-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank. For DOD-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank AND the analyte was detected above one-half the reporting limit (or above the reporting limit for common lab contaminants) in the associated method blank. For NJ-Air-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte above the reporting limit. For NJ-related projects (excluding Air), flag only applies to associated field samples that have detectable concentrations of the analyte, which was detected above the reporting limit in the associated method blank or above five times the reporting limit for common lab contaminants (Phthalates, Acetone, Methylene Chloride, 2-Butanone).

**C** - Co-elution: The target analyte co-elutes with a known lab standard (i.e. surrogate, internal standards, etc.) for co-extracted analyses.

**D** - Concentration of analyte was quantified from diluted analysis. Flag only applies to field samples that have detectable concentrations of the analyte.

**E** - Concentration of analyte exceeds the range of the calibration curve and/or linear range of the instrument.

**F** - The ratio of quantifier ion response to qualifier ion response falls outside of the laboratory criteria. Results are considered to be an estimated maximum concentration.

**G** - The concentration may be biased high due to matrix interferences (i.e, co-elution) with non-target compound(s). The result should be considered estimated.

**H** - The analysis of pH was performed beyond the regulatory-required holding time of 15 minutes from the time of sample collection.

**I** - The lower value for the two columns has been reported due to obvious interference.

**J** - Estimated value. The Target analyte concentration is below the quantitation limit (RL), but above the Method Detection Limit (MDL) or Estimated Detection Limit (EDL) for SPME-related analyses. This represents an estimated concentration for Tentatively

*Report Format: DU Report with 'J' Qualifiers*

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2411352 |
| **Project Number:** | 170381202 | **Report Date:** | 03/08/24 |

***Data Qualifiers***

Identified Compounds (TICs). For calculated parameters, this represents that one or more values used in the calculation were estimated.

**M** - Reporting Limit (RL) exceeds the MCP CAM Reporting Limit for this analyte.

**ND** - Not detected at the method detection limit (MDL) for the sample, or estimated detection limit (EDL) for SPME-related analyses.

**NJ** - Presumptive evidence of compound. This represents an estimated concentration for Tentatively Identified Compounds (TICs), where the identification is based on a mass spectral library search.

**P** - The RPD between the results for the two columns exceeds the method-specified criteria.

**Q** - The quality control sample exceeds the associated acceptance criteria. For DOD-related projects, LCS and/or Continuing Calibration Standard exceedences are also qualified on all associated sample results. Note: This flag is not applicable for matrix spike recoveries when the sample concentration is greater than 4x the spike added or for batch duplicate RPD when the sample concentrations are less than 5x the RL. (Metals only.)

**R** - Analytical results are from sample re-analysis.

**RE** - Analytical results are from sample re-extraction.

**S** - Analytical results are from modified screening analysis.

**V** - The surrogate associated with this target analyte has a recovery outside the QC acceptance limits. (Applicable to MassDEP DW Compliance samples only.)

**Z** - The batch matrix spike and/or duplicate associated with this target analyte has a recovery/RPD outside the QC acceptance limits. (Applicable to MassDEP DW Compliance samples only.)

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2411352 |
| **Project Number:** | 170381202 | **Report Date:** | 03/08/24 |

## REFERENCES

1 Test Methods for Evaluating Solid Waste: Physical/Chemical Methods. EPA SW-846. Third Edition. Updates I - VI, 2018.

## LIMITATION OF LIABILITIES

Alpha Analytical performs services with reasonable care and diligence normal to the analytical testing laboratory industry. In the event of an error, the sole and exclusive responsibility of Alpha Analytical shall be to re-perform the work at it's own expense. In no event shall Alpha Analytical be held liable for any incidental, consequential or special damages, including but not limited to, damages in any way connected with the use of, interpretation of, information or analysis provided by Alpha Analytical.

We strongly urge our clients to comply with EPA protocol regarding sample volume, preservation, cooling, containers, sampling procedures, holding time and splitting of samples in the field.

# Certification Information

**The following analytes are not included in our Primary NELAP Scope of Accreditation:**

**Westborough Facility**
**EPA 624.1:** m/p-xylene, o-xylene, Naphthalene
**EPA 625.1:** alpha-Terpineol
**EPA 8260D:** NPW: 1,2,4,5-Tetramethylbenzene; 4-Ethyltoluene, Azobenzene; SCM: Iodomethane (methyl iodide), 1,2,4,5-Tetramethylbenzene; 4-Ethyltoluene.
**EPA 8270E:** NPW: Dimethylnaphthalene,1,4-Diphenylhydrazine, alpha-Terpineol; SCM: Dimethylnaphthalene,1,4-Diphenylhydrazine.
**SM4500**: NPW: Amenable Cyanide; SCM: Total Phosphorus, TKN, NO2, NO3.

**Mansfield Facility**
**SM 2540D:** TSS.
**EPA TO-15:** Halothane, 2,4,4-Trimethyl-2-pentene, 2,4,4-Trimethyl-1-pentene, Thiophene, 2-Methylthiophene, 3-Methylthiophene, 2-Ethylthiophene, 1,2,3-Trimethylbenzene, Indan, Indene, 1,2,4,5-Tetramethylbenzene, Benzothiophene, 1-Methylnaphthalene.
**Biological Tissue Matrix:** EPA 3050B

**The following analytes are included in our Massachusetts DEP Scope of Accreditation**

**Westborough Facility:**

***Drinking Water***
**EPA 300.0**: Chloride, Nitrate-N, Fluoride, Sulfate; **EPA 353.2**: Nitrate-N, Nitrite-N; **SM4500NO3-F**: Nitrate-N, Nitrite-N; **SM4500F-C, SM4500CN-CE, EPA 180.1, SM2130B, SM4500Cl-D, SM2320B, SM2540C, SM4500H-B, SM4500NO2-B**
**EPA 524.2:** THMs and VOCs; **EPA 504.1:** EDB, DBCP.
**Microbiology**: **SM9215B; SM9223-P/A, SM9223B-Colilert-QT,SM9222D**.

***Non-Potable Water***
**SM4500H,B, EPA 120.1, SM2510B, SM2540C, SM2320B, SM4500CL-E, SM4500F-BC, SM4500NH3-BH:** Ammonia-N and Kjeldahl-N, **EPA 350.1**: Ammonia-N, **LACHAT 10-107-06-1-B**: Ammonia-N, **EPA 351.1, SM4500NO3-F, EPA 353.2**: Nitrate-N**, SM4500P-E, SM4500P-B, E, SM4500SO4-E, SM5220D, EPA 410.4, SM5210B, SM5310C, SM4500CL-D, EPA 1664, EPA 420.1, SM4500-CN-CE, SM2540D, EPA 300: Chloride, Sulfate, Nitrate.**
**EPA 624.1**: Volatile Halocarbons & Aromatics,
**EPA 608.3**: Chlordane, Toxaphene, Aldrin, alpha-BHC, beta-BHC, gamma-BHC, delta-BHC, Dieldrin, DDD, DDE, DDT, Endosulfan I, Endosulfan II, Endosulfan sulfate, Endrin, Endrin Aldehyde, Heptachlor, Heptachlor Epoxide, PCBs
**EPA 625.1**: SVOC (Acid/Base/Neutral Extractables).
**Microbiology**: **SM9223B-Colilert-QT; Enterolert-QT, SM9221E, EPA 1600, EPA 1603, SM9222D.**

**Mansfield Facility:**

***Drinking Water***
**EPA 200.7:** Al, Ba, Cd, Cr, Cu, Fe, Mn, Ni, Na, Ag, Ca, Zn. **EPA 200.8:** Al, Sb, As, Ba, Be, Cd, Cr, Cu, Pb, Mn, Ni, Se, Ag, TL, Zn. **EPA 245.1** Hg.
**EPA 522, EPA 537.1.**

***Non-Potable Water***
**EPA 200.7:** Al, Sb, As, Be, Cd, Ca, Cr, Co, Cu, Fe, Pb, Mg, Mn, Mo, Ni, K, Se, Ag, Na, Sr, TL, Ti, V, Zn.
**EPA 200.8:** Al, Sb**,** As, Be, Cd, Cr, Cu, Fe, Pb, Mn, Ni, K, Se, Ag, Na, TL, Zn.
**EPA 245.1** Hg.
**SM2340B**

For a complete listing of analytes and methods, please contact your Alpha Project Manager.

# NEW YORK CHAIN OF CUSTODY

ALPHA ANALYTICAL

Westborough, MA 01581
8 Walkup Dr.
TEL: 508-898-9220
FAX: 508-898-9193

Mansfield, MA 02048
320 Forbes Blvd
TEL: 508-822-9300
FAX: 508-822-3288

**Service Centers**
Mahwah, NJ 07430: 35 Whitney Rd, Suite 5
Albany, NY 12205: 14 Walker Way
Tonawanda, NY 14150: 275 Cooper Ave, Suite 105

Page 1 of 1

Date Rec'd in Lab: 3/2/24

ALPHA Job #: L2411352

**Client Information**
Client: Langan
Address: 360 W 31st St
New York, NY
Phone: (212) 479-5400
Fax:
Email: PMCMAHAN@langan.com

**Project Information**
Project Name: 250 Water Street
Project Location: Manhattan, NY
Project #: 170381202
(Use Project name as Project #) ☐
Project Manager: Michael Au
ALPHAQuote #:

**Turn-Around Time**
Standard ☒ Due Date:
Rush (only if pre approved) ☐ # of Days: ~~24 HOUR EPT~~

**Deliverables**
☐ ASP-A ☒ ASP-B
☐ EQuIS (1 File) ☐ EQuIS (4 File)
☐ Other

**Billing Information**
☒ Same as Client Info
PO #

**Regulatory Requirement**
☐ NY TOGS ☐ NY Part 375
☐ AWQ Standards ☐ NY CP-51
☐ NY Restricted Use ☐ Other
☐ NY Unrestricted Use
☐ NYC Sewer Discharge

**Disposal Site Information**
Please identify below location of applicable disposal facilities.
Disposal Facility:
☐ NJ ☐ NY
☐ Other:

These samples have been previously analyzed by Alpha ☐

**Other project specific requirements/comments:**
Please cc: MAU@langan.com, + dataManagement@langan.com

**Please specify Metals or TAL.**

**ANALYSIS**

**Sample Filtration**
☐ Done
☐ Lab to do
*Preservation*
☐ Lab to do
*(Please Specify below)*

| ALPHA Lab ID (Lab Use Only) | Sample ID | Collection Date | Collection Time | Sample Matrix | Sampler's Initials | VOCs | SVOCs | 1,4-Dioxane (8270 SIM) | | | | | | Sample Specific Comments | Total Bottle |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 11352-01 | MW-36_030124 | 03/01 | 10:15 | GW | LC | X | X | X | | | | | | | |
| -02 | MW-35_030124 | | 12:40 | | LC | X | X | X | X | | | | | MS/MSD | |
| -03 | DUP01_030124 | | | | LC | X | X | X | | | | | | | |
| -04 | FB01_030124 | | 13:20 | AQ | LC | X | X | | | | | | | | |
| -05 | TB01_030124 | | — | AQ | KK | X | | | | | | | | | |

Preservative Code:
A = None
B = HCl
C = $HNO_3$
D = $H_2SO_4$
E = NaOH
F = MeOH
G = $NaHSO_4$
H = $Na_2S_2O_3$
K/E = Zn Ac/NaOH
O = Other

Container Code
P = Plastic
A = Amber Glass
V = Vial
G = Glass
B = Bacteria Cup
C = Cube
O = Other
E = Encore
D = BOD Bottle

Westboro: Certification No: MA935
Mansfield: Certification No: MA015

| | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|
| Container Type | | | | | | | | | |
| Preservative | | | | | | | | | |

| Relinquished By: | Date/Time | Received By: | Date/Time |
|---|---|---|---|
| Logan Clements | 3/1/24 15:07 | [illegible] | 3/1/24 15:07 |
| [illegible] | 3/1/24 17:45 | [illegible] | 3/1/24 18:35 |
| [illegible] | 3/1/24 | [illegible] | 3/1 2210 |
| [illegible] | 3/2 1:00 | [illegible] | 3/2/24 0100 |

Please print clearly, legibly and completely. Samples can not be logged in and turnaround time clock will not start until any ambiguities are resolved. BY EXECUTING THIS COC, THE CLIENT HAS READ AND AGREES TO BE BOUND BY ALPHA'S TERMS & CONDITIONS. (See reverse side.)

Form No: 01-25 HC (rev. 30-Sept-2013)

# ATTACHMENT 4

Data Usability Summary Report

Bluestone ENVIRONMENTAL GROUP
301 Lindenwood Drive | Suite 102 | Malvern, PA 19355
610.647.9500 | www.bluestoneenviro.com

# DATA VALIDATION REPORT

**TO:** Paul McMahon, P.E., Langan Engineering & Environmental Services, Inc.

**FROM:** Emily Strake, CEP, Bluestone Environmental Group, Inc.

**DATE:** 18 March 2024

**SUBJECT:** 250 Water Street Groundwater S2BVM: L2411352

---

This memorandum presents the findings of an analytical data validation of the data generated from the analysis of groundwater samples collected in March 2024 by Langan Engineering & Environmental Services, Inc. (Langan) at the 250 Water Street site located in Manhattan, NY (the site). The samples were analyzed by Alpha Analytical (Alpha), of Westborough, MA (ELAP Certificate #11148) by the methods specified below.

- Volatile Organic Compounds (VOCs) including 1,4-Dioxane by SW-846 Method 8260D
- Semi-Volatile Organic Compounds (SVOCs) including 1,4-Dioxane by SW-846 Method 8270E and 8270E with SIM

Table 1, below, summarizes the sample delivery group (SDG) collected 1 March 2024, laboratory and client sample identification numbers, and analytical parameters subject to review. All requested target analytes were reported, with the exceptions noted in the sample receipt section below. A summary table presenting the results that were qualified as a result of this validation, the qualifiers applied, is presented as an attachment to this report.

**TABLE 1: SAMPLE SUMMARY**

| Laboratory Sample ID | Client Sample ID | Sample Date | Analytical Parameters |
|---|---|---|---|
| L2411352-01 | MW-36_030124 | 03/01/2024 | VOCs, SVOCs |
| L2411352-02 | MW-35_030124 | 03/01/2024 | VOCs, SVOCs |
| L2411352-03 | DUP01_030124 | 03/01/2024 | VOCs, SVOCs |
| L2411352-04 | FB01_030124 | 03/01/2024 | VOCs, SVOCs |
| L2411352-05 | TB01_030124 | 03/01/2024 | VOCs |

## VALIDATION OVERVIEW

This data validation was performed in accordance with USEPA Region II Standard Operating Procedure (SOP) #HW-24, “Validating VOCs by Gas Chromatography/Mass Spectrometry” (September 2014, Rev 4), USEPA Region II SOP #HW-22, “Validating SVOCs by Gas

Chromatography/Mass Spectrometry" (December 2010, Rev 5), the USEPA Contract Laboratory Program "National Functional Guidelines for Superfund Organic Methods Data Review" (USEPA-540R-20-005, November 2020), the *Quality Assurance Project Plan* (February 2021), and the specifics of the methods employed.

Validation includes review of the analytical data to verify that data are easily traceable and sufficiently complete to permit logical reconstruction by a qualified individual other than the originator. The items subject to review are consistent with Stage 2B manual validation (S2BVM) and include review of quality control results and instrument calibration.

As a result of the review process, the following qualifiers may be assigned to the data in accordance with the General Data Validation Guidelines and best professional judgment:

**U –** The analyte was not detected and was reported as less than the method detection limit (MDL).

**J –** The reported result was an estimated value with an unknown bias.

**J+ –** The result was an estimated quantity, and the result may be biased high.

**J- –** The result was an estimated quantity, and the result may be biased low.

**UJ –** The analyte was not detected and was reported as less than the MDL. However, the associated numerical value is approximate.

**R –** The sample results (including non-detects) were affected by serious deficiencies in the ability to analyze the sample and to meet published method and project quality control criteria. The presence or absence of the analyte cannot be substantiated by the data provided.

If any validation qualifiers are assigned, these qualifiers supersede laboratory-applied qualifiers. Data that are not qualified as a result of this data validation are considered acceptable on the basis of the items subject to review. Data that are qualified as "R" are not sufficiently valid and technically supportable to be used for data interpretation. Data that are otherwise qualified due to minor data quality anomalies are usable, as qualified.

## SAMPLE RECEIPT AND HOLDING TIMES

The investigative samples were received properly preserved on ice; one cooler was received by the laboratory at a temperature of 2.6ºC. A field blank sample container was included in the cooler for analyses of 1,4-dioxane by EPA 8270E with SIM. The analysis was not requested on the COC and Langan cancelled the analysis.

Case Narrative and Sample Documentation Checklist

| Verification Criteria | Yes | No |
|---|---|---|
| Were issues noted with sample receipt? | | X |
| Were all samples documented correctly on the COC? | | X |
| Did samples listed on the COC match the sample labels? | X | |
| Were samples relinquished properly on the COC? | X | |
| Were all samples properly preserved? | X | |

| Verification Criteria | Yes | No |
|---|---|---|
| Were all samples analyzed within the specified holding time? | X | |

## GC/MS INSTRUMENT PERFORMANCE CHECK

A bromofluorobenzene instrument performance check was performed prior to the initial calibration and at the start of each sample analysis batch for VOCs (i.e., each 12-hour period). The tunes met the ion abundance criteria. A decafluorotriphenylphosphine instrument performance check was performed prior to the initial instrument calibrations and at the start of each sample analysis batch for SVOCs. The tunes met the ion abundance criteria.

## INITIAL CALIBRATION AND INITIAL CALIBRATION VERIFICATION

Instrument calibration summaries, including average relative response factors (RRFs), calibration factors (CFs), percent relative standard deviations (%RSDs), coefficients of determination, and initial calibration verification (ICV) results and frequencies were subject to review. Minimum calibration levels were also verified. All calibration criteria were met with the exceptions noted below.

VOCs by Method 8260D:

The initial calibration average RRF for the calibration performed on instrument VOA108 and subsequent continuing calibration verification (CCV) RRFs for 1,4-dioxane were less than 0.01. The analytical method does not establish a minimum RRF for 1,4-dioxane; on the basis of professional judgment, the associated non-detect results are qualified as “UJ”.

The initial calibration average RRF for the calibration performed on instrument VOA108 and subsequent CCV RRFs for bromodichloromethane and 1,1,2-trichloroethane were less than their method guidance response factors at 0.298 and 0.174, respectively. The associated sample results were non-detect and are qualified “UJ”.

The ICV analyzed on 1/9/2024 at 10:49PM exhibited %Ds greater than 30% for 1,4-dioxane (30.8%) and vinyl acetate (35.6%). The associated sample results were non-detect and are qualified as “UJ”.

## CONTINUING CALIBRATION VERIFICATION

The continuing calibration RRFs, CFs, %Ds, and frequencies were subject to review. All calibration criteria were met with the exceptions noted below.

VOCs by Method 8260D:

The continuing calibration analyzed on 3/3/2024 at 12:20 exhibited %Ds greater than 20% for dichlorodifluoromethane (32.5%), bromomethane (31.1%), MTBE (20.1%), 1,4-dioxane (66.7%), 1,2,4,5-tetramethylbenzene (20.5%), 1,2-dibromo-3-chloropropane (23.6%), hexachlorobutadiene (22.4%), 1,2,4-trichlorobenzene (22.8%), naphthalene (25.2%), and 1,2,3-

trichlorobenzene (24.3%). The associated sample results were non-detect and are qualified as "UJ".

SVOCs by Method 8270E:

The continuing calibration analyzed on instrument DAKOTA on 3/8/2024 at 06:41 exhibited %Ds greater than 20% for bis(2-ethylhexyl) phthalate and di-n-octyl phthalate at 25.1% and 23.8%, respectively. The associated sample results were non-detect and are qualified as "UJ".

**INTERNAL STANDARDS**

Internal standard areas and retention times were reviewed and were determined to be within the associated control limits. All samples, standards, and QC samples were spiked with internal standards as required by the methods.

**BLANK SAMPLE RESULTS**

The criteria for evaluation of blanks applies to laboratory method or preparation blanks, field blanks, and trip blanks. Method blanks were prepared and analyzed with each batch. All target analytes were not detected in the method blanks, field blanks, and trip blanks with the exception noted below.

SVOCs by Method 8270E with SIM:

Method blank sample WG1893648-1 displayed detections below the RL for 2-chloronaphthalene (0.02 µg/L), naphthalene (0.05 µg/L), and 2-methylnaphthalene (0.02 µg/L). The associated groundwater sample results detected below the RL are qualified as "U" at the RL (U, 0.10 µg/L).

**SURROGATE RECOVERIES**

Surrogates were added to all field and QC samples. All surrogate percent recoveries were within the acceptance criteria.

**LABORATORY CONTROL SAMPLES**

Laboratory Control Sample/Control Sample duplicates (LCS/LCSD) were evaluated to determine compliance with method frequency and analytical recovery criteria. The LCS/LCSD relative percent differences (RPDs) were also reviewed to determine compliance. All LCS/LCSD met the acceptance criteria with the exceptions noted below.

VOCs by Method 8260D:

LCS sample WG1892979-3 exhibited a recovery greater than the upper control limit for 1,4-dioxane at 166%. The associated sample results were non-detect; qualification is not necessary.

SVOCs by Method 8270E:

LCS/LCSD sample WG1893647-2/3 exhibited recoveries less than the lower control limits for bis(2-chloroisopropyl) ether at 32% and 34%, and carbazole at 46% and 50%. The associated sample results were non-detect and are qualified as "UJ".

## MATRIX SPIKE/MATRIX SPIKE DUPLICATES

Matrix spike/spike duplicate (MS/SD) were evaluated to determine compliance with method frequency and analytical recovery criteria. The MS/SD %Rs and %RPDs were within acceptance criteria with the exceptions noted below.

SVOCs by Method 8270E:

MS/SD sample MW-35_030124 exhibited recoveries less than the lower control limits for 1,3-dichlorobenzene (36%), 2-nitroaniline (43%), 3,3'-dichlorobenzidine (0% and 0%), 4-chloroaniline (30% and 35%), 4-nitroaniline (30% and 41%), bis(2-chloroethoxy) methane (39%), bis(2-chloroethyl) ether (37%), bis(2-chloroisopropyl) ether (37%), and carbazole (47%). In addition, the MS/SD RPD was greater than 30% for 4-nitroaniline at 31%. The non-detect result for 3,3'-dichlorobenzidine is qualified as "R". The associated sample results for the remaining analytes were non-detect and are qualified as "UJ".

## COMMENTS

One field duplicate and parent sample pair was collected and analyzed for all parameters (MW-35_030124 and DUP01_030124). For sample results that are greater than 5X the RL, the RPD must be less than 30% for groundwater samples. For sample results less than 5X the RL, the absolute difference must be less than ±RL. Acenaphthene did not meet the acceptance criteria.

## OVERALL ASSESSMENT OF THE DATA

On the basis of this evaluation, the laboratory appears to have followed the specified analytical methods with the exception of errors discussed above. If a given analytical parameter is not mentioned above, that means that all specified criteria were met for that analytical parameter. All data are considered usable, as qualified, with the exception of the rejected result. In addition, analytical completeness, defined as the percentage of analytical results that are judged to be valid, is 99%.

Signed:



Emily Strake, CEP
Technical Director/Chemist

August 13, 2024

Rafi Alam
New York State Department of Environmental Conservation
Division of Environmental Remediation
625 Broadway
Albany, New York 12233

**RE: Quarterly Groundwater Monitoring Report – Q2 2024**
**250 Water Steet**
**New York, New York**
**BCP Site No. C231127**
**Langan Project No. 170381202**

Dear Mr. Alam:

Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C. (Langan) prepared this report to summarize results of the second post-remediation quarterly groundwater monitoring event at 250 Water Street in Manhattan, New York (the site). The site was remediated pursuant to a Brownfield Cleanup Agreement (BCA) (Site No. C231127) with the New York State Department of Environmental Conservation (NYSDEC). A Track 2 remediation was achieved and a Certificate of Completion (COC) was issued by the NYSDEC on December 29, 2023.

Quarterly groundwater sampling was conducted in accordance with the NYSDEC-approved December 2023 Site Management Plan (SMP), prepared by Langan, to assess the efficacy of source material removal and groundwater extraction/treatment performed during implementation of the remedy.

## SITE BACKGROUND

The site is located at 250 Water Street in Manhattan, New York and is identified as Block 98, Lot 1 on the Manhattan Borough Tax Map. The approximately 1.103-acre site is bound by Pearl Street to the northwest (project north), Peck Slip to the northeast (project east), Water Street to the southeast (project south), and Beekman Street to the southwest (project west). The site is currently vacant with a temporary cover, consisting of imported virgin stone atop a layer of geotextile fabric. A site location map is provided as Figure 1.

250 Seaport District, LLC (the Volunteer) entered into a BCA (Index No. C231127-04-19) with the NYSDEC on August 1, 2019 to investigate and remediate the site. Remediation was performed in advance of site redevelopment and generally included installation of a support-of-excavation system (soldier piles, lagging, a tieback/waler system, and a perimeter soil-mix cut-off wall); site-wide excavation to between about 11 and 16 feet below grade surface (bgs) for removal of soil/fill exceeding the restricted use restricted-residential (RURR) soil cleanup objectives (SCOs) with deeper localized excavation between about 16 and 19 feet bgs for removal of petroleum- and mercury-impacted soil hotspots; removal of underground storage tanks; and site-wide dewatering and treatment of groundwater. A Track 2 RURR remediation was achieved for the site.

The documents that govern the BCP remedy include the November 2021 RAWP, the July 2023 Remedial Design for Groundwater Monitoring and the December 2023 Site Management Plan. Collectively, these documents require groundwater sample collection from the dewatering system influent during remediation and pre- and post-dewatering groundwater samples from two monitoring wells down-gradient from the RAWP-defined petroleum hotspot to demonstrate a bulk reduction in petroleum-related volatile organic compound (VOC) concentrations. The Remedial Design defines bulk reduction as a 90% reduction from the maximum total VOC concentrations identified during the remedial investigation (RI) and requires that bulk reduction is demonstrated by a minimum of two consecutive sampling events.

## PREVIOUS GROUNDWATER MONITORING RESULTS SUMMARY

### Site-wide Dewatering Sampling – 2022-2023

Two groundwater samples were collected from the influent of the dewatering system during the first phase of remediation (between April and October 2022). During the second phase of remediation (between June and December 2023), two temporary groundwater monitoring wells (TMW35 and TMW36) were installed in accordance with the July 2023 Remedial Design. The temporary monitoring wells were sampled prior to and during site-wide dewatering (for a total of four groundwater samples) to demonstrate a bulk reduction in VOC concentrations. Groundwater samples collected during remediation were analyzed for NYSDEC Part 375/Target Compound List (TCL) VOCs and semivolatile organic compounds (SVOCs).

Based on the laboratory analytical results from groundwater sampling performed during remediation, petroleum-related VOCs and SVOCs in groundwater were reduced by greater than 90% when compared to the RI results. The results of the groundwater samples collected prior to remediation completion are presented in the NYSDEC-approved December 2023 Final Engineering Report (FER), prepared by Langan.

Post-remediation quarterly groundwater monitoring is required as a component of the SMP to demonstrate a sustained reduction in groundwater VOC concentrations. On February 23, 2024, Lakewood Environmental (Lakewood) used a Geoprobe 6610DT drill rig to re-install monitoring wells MW35 and MW36. In accordance with the July 2023 Remedial Design, monitoring well MW35 was installed adjacent to former monitoring well TMW09 (the well location with the highest degree of petroleum-related groundwater impacts during due diligence), and MW36 was installed at a hydraulically down-gradient location.

The locations of monitoring wells MW35 and MW36 are presented on Figure 2 and monitoring well construction logs are provided in Attachment 1.

**First Quarterly Groundwater Monitoring Event – Q1 2024**

The first quarterly groundwater monitoring event was performed on March 1, 2024, and included the collection of groundwater samples from MW35 and MW36.

VOCs were not detected above the NYSDEC Technical and Operational Guidance Series (TOGS) 1.1.1 Ambient Water Quality Standards and Guidance Values for Class GA Water (collectively referred to as the" NYSDEC SGVs") in groundwater samples collected from monitoring wells MW35 or MW36. One SVOC (benzo[a]anthracene) was detected in the duplicate sample collected from monitoring well MW35 at a concentration above the NYSDEC SGV, and four SVOCs (1,4-dioxane, benzo[a]anthracene, benzo[b]fluoranthene, and chrysene) were detected at concentrations above the NYSDEC SGVs in the sample collected from monitoring well MW36. With the exception of 1,4-dioxane (which was not a contaminant of concern in groundwater during the RI), the concentrations of SVOCs exceeding the NYSDEC SGVs represent a 99% reduction from the baseline concentrations established prior to remediation.

**SECOND QUARTERLY GROUNDWATER MONITORING EVENT – Q2 2024**

Groundwater monitoring wells MW35 and MW36 were sampled on May 31, 2024, in accordance with the United States Environmental Protection Agency (USEPA) Low Stress Purging and Sampling Procedure for the Collection of Groundwater Samples from Monitoring Wells, dated July 30, 1996 (revised September 19, 2017).

Langan used a photoionization detector (PID) to screen the headspace of the monitoring wells prior to sampling. Headspace PID readings of 25.4 and 1.6 parts per million (ppm) were detected in monitoring wells MW35 and MW36, respectively. Depth to groundwater was measured using an oil/water interface probe, and groundwater was measured at about 4.67 and 4.22 feet below top of well casing (corresponding to about 1.67 and 1.47 feet bgs) in monitoring wells MW35 and MW36, respectively. Prior to sample collection, groundwater was purged from each monitoring well using a peristaltic pump with dedicated polyethylene tubing while monitoring water quality

parameters (i.e., pH, conductivity, turbidity, dissolved oxygen [DO], temperature, and oxidation-reduction potential [ORP]) for stabilization criteria using a Horiba U-52 water quality meter.

Groundwater samples were collected from monitoring wells MW35 and MW36 after about one hour of low-flow purging. Groundwater samples were collected directly from the pump discharge line into laboratory-supplied containers that were sealed, labeled, and placed in an ice-chilled cooler (to attempt to maintain a temperature of 4°C). The samples (including quality assurance/quality control [QA/QC] samples) were relinquished, under standard chain-of-custody protocols, to a courier for delivery to Alpha Analytical Laboratories, a New York State Department of Health (NYSDOH) Environmental Laboratory Accreditation Program (ELAP)-certified laboratory, for analysis of Part 375/TCL VOCs and SVOCs (via USEPA method 8260C and 8270D, respectively), and 1,4-dioxane (via USEPA method 8270 SIM).

Groundwater sampling logs are provided in Attachment 2.

**Second Quarterly Groundwater Monitoring Analytical Results – Q2 2024**

Laboratory analytical data were compared to the NYSDEC SGVs as well as the baseline concentrations established prior to remediation (temporary monitoring well TMW09).

Monitoring Well MW35 (installed adjacent to TWM09)

VOCs were not detected above the NYSDEC SGVs in the groundwater sample collected from monitoring well MW35. Two SVOCs (1,4-dioxane and benzo[a]anthracene) were detected at concentrations of 0.372 and 0.04 micrograms per liter (µg/L), respectively, in the groundwater sample collected from MW35, which are above the NYSDEC SGVs; 1,4-dioxane was not a contaminant of concern identified in groundwater during the RI and the detected concentration of benzo(a)anthracene represents an approximately 99% reduction from the baseline concentration documented prior to remediation (TMW09: 4.6 µg/L).

Monitoring Well MW36 (downgradient of MW35)

VOCs were not detected above the NYSDEC SGVs in the groundwater sample collected from monitoring well MW36. Two SVOCs (1,4-dioxane and benzo[a]anthracene) were detected at concentrations above the NYSDEC SGVs in the groundwater sample collected from MW36, and seven SVOCs (1,4-dioxane, benzo[a]anthracene, benzo(a)pyrene, benzo[b]fluoranthene, benzo[k]fluoranthene, chrysene, and indeno[1,2,3-cd]pyrene) were detected above the NYSDEC SGVs in the duplicate groundwater sample collected from MW36. Except for 1,4-dioxane (which was not identified as contaminant of concern in groundwater during the RI), the concentrations of total SVOCs exceeding the NYSDEC SGVs represent a greater than 90% reduction from the baseline concentrations established prior to remediation. SVOC detections, sans 1.4-dioxane,

are attributed to entrained sediment in the groundwater during sample collection, as evidenced by turbidity readings measured during purging of MW36.

The following table provides a summary of VOCs and SVOCs that exceeded the NYSDEC SGVs at monitoring well TMW09 (installed and sampled in October 2015) compared to the groundwater sample results from the Q2 2024 sampling event. Groundwater sample analytical results are summarized in Table 1 and on Figure 2. Laboratory analytical results are provided in Attachment 3.

| Baseline Results Compared to Q2 2024 Groundwater Sample Analytical Results | | | | | |
|---|---|---|---|---|---|
| **Analyte** | **NYSDEC SGV (ug/L)** | **Baseline** | **Q2 2024** | | |
| | | **TMW09 (October 2015)** | **MW-35** | **MW-36** | **MW-36 (Duplicate)** |
| **VOCs** | | | | | |
| 1,2,4,5-Tetramethylbenzene | 5 | **550 J** | ND | ND | ND |
| 1,2,4-Trimethylbenzene | 5 | **6,100** | ND | ND | ND |
| 1,3,5-Trimethylbenzene | 5 | **1,800** | ND | ND | ND |
| Acetone | 50 | ND | 2.2 J | ND | ND |
| Benzene | 1 | **330** | 0.21 J | ND | ND |
| Cymene | 5 | **83 J** | ND | ND | ND |
| Ethylbenzene | 5 | **1,800** | ND | ND | ND |
| Isopropylbenzene (Cumene) | 5 | **240 J** | ND | ND | ND |
| M,P-Xylene | 5 | **8,400** | ND | ND | ND |
| Naphthalene | 10 | **1,700 J** | ND | ND | ND |
| n-Butylbenzene | 5 | **240 J** | ND | ND | ND |
| n-Propylbenzene | 5 | **760** | ND | ND | ND |
| o-Xylene | 5 | **3,400** | ND | ND | ND |
| Sec-Butylbenzene | 5 | **86 J** | ND | ND | ND |
| Toluene | 5 | **2,700** | ND | ND | ND |
| Total Xylenes | 5 | **12,000** | ND | ND | ND |
| Total BTEX | NS | 16,630 | 0.21 J | ND | ND |
| Total VOCs | NS | 32,600 | 2.41 | ND | ND |
| **SVOCs** | | | | | |
| 1,4-Dioxane (P-Dioxane) | 0.35 | NA | **0.372 J+** | **4.8** | **4.39** |
| 2,4-Dimethylphenol | 1 | **7.6** | ND | ND | ND |
| Acenaphthene | 20 | **53** | 0.32 | 0.21 | 0.18 |
| Benzo(a)anthracene | 0.002 | **4.6 J** | **0.04 J** | **0.04 J** | **0.09 J** |
| Benzo(a)pyrene | 0 | **2.2 J** | ND | ND | **0.07 J** |
| Benzo(b)fluoranthene | 0.002 | **2.8 J** | ND | ND | **0.1** |
| Benzo(k)fluoranthene | 0.002 | ND | ND | ND | **0.05 J** |
| Biphenyl | 5 | **28** | ND | ND | ND |
| Chrysene | 0.002 | **3.7 J** | ND | ND | **0.09 J** |
| Indeno(1,2,3-cd)pyrene | 0.002 | ND | ND | ND | **0.07 J** |
| Naphthalene | 10 | **540** | 0.19 J+ | ND | ND |
| Phenanthrene | 50 | **77** | 0.38 | 0.2 | 0.18 |
| Phenol | 1 | **44** | ND | ND | ND |

µg/L = microgram per liter ND = Not detected NS = No Standard NA = Not Analyzed
J = The analyte was positively identified and the associated numerical value is the approximate concentration of the analyte in the sample
J+ The reported value is estimated on the high side

Data Validation

Data validation was completed by Bluestone Environmental Group, Inc., a third-party data validator, and a Data Usability Summary Report (DUSR) was prepared for the groundwater sample analytical results. Completeness, defined as the percentage of analytical results that are judged to be valid, was 99% for the groundwater samples and as such, the data was found to be valid and usable for its intended application. The DUSR is included in Attachment 4.

## CONCLUSIONS

Significant contaminant reduction has been achieved as evidenced by the reduction in VOC and SVOC concentrations in monitoring wells MW35 and MW36 when compared to pre-remediation concentrations.

The results indicate that bulk reduction of petroleum-related VOCs and SVOCs has been achieved and sustained following source removal and groundwater extraction/treatment performed during the remediation. No VOCs were detected above the SGVs. 1,4-dioxane was detected above the SGV; however, an on-site source of 1,4-dioxane is not present based on previous investigations and post-remediation soil sampling. The other SVOCs that were detected above SGVs represent a greater than 90% reduction from the baseline concentrations established prior to remediation, sustained throughout previous groundwater monitoring events.

In accordance with the November 2021 RAWP, the July 2023 Remedial Design for Groundwater Monitoring, and the December 2023 Site Management Plan, post-remediation groundwater sample analytical results have demonstrated a sustained bulk reduction of groundwater contaminants; and as such, Langan requests discontinuation of groundwater monitoring at the site.

Sincerely,

**Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C**



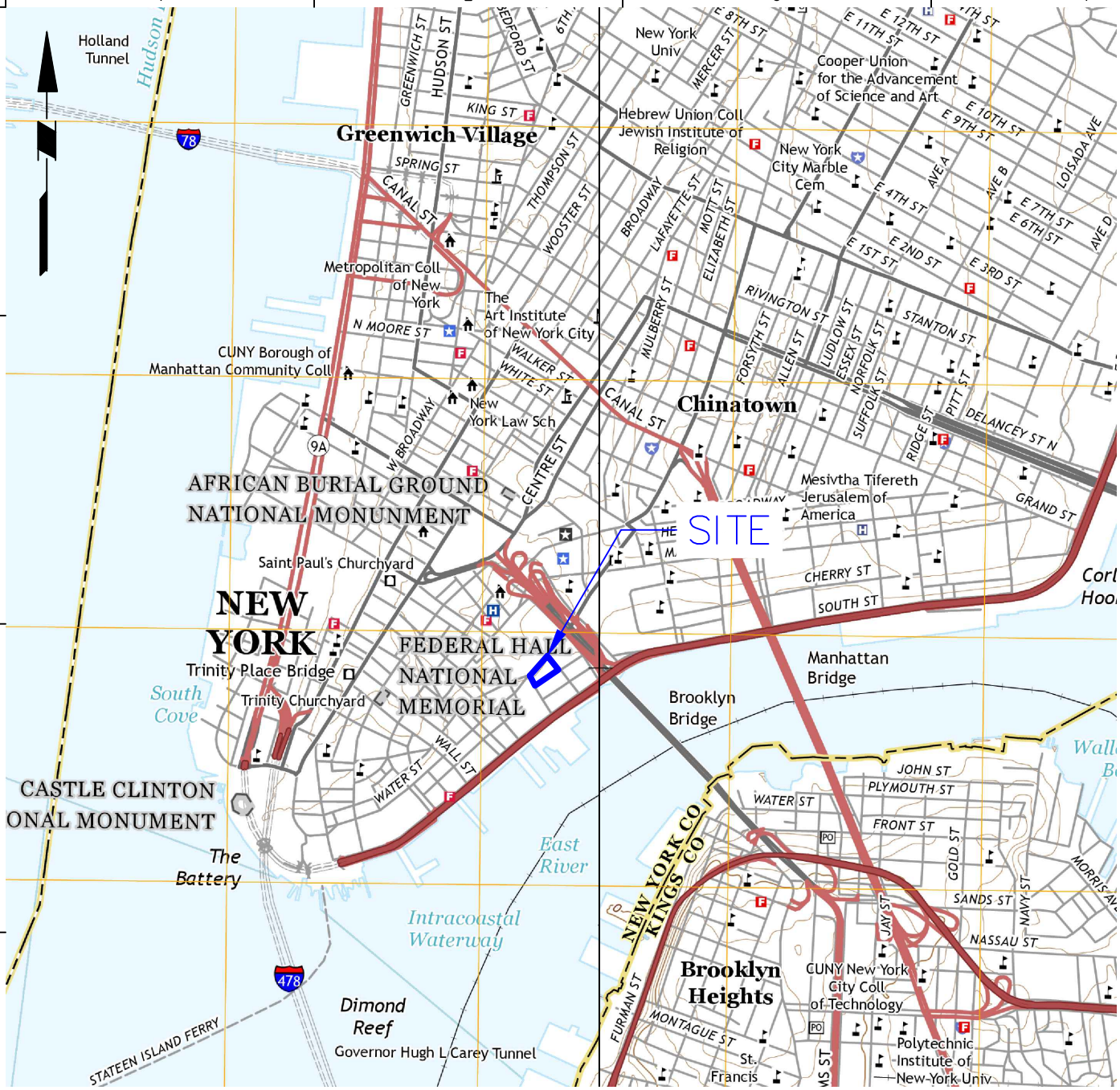
Jason J. Hayes, P.E., LEED AP
Principal/Vice President

Enclosures:

| | |
|---|---|
| Figure 1 | Site Location Map |
| Figure 2 | Groundwater Sample Analytical Results Map |
| Table 1 | Groundwater Sample Analytical Results |
| Table 2 | Quality Assurance/Quality Control Sample Analytical Results |
| Attachment 1 | Monitoring Well Construction Logs |
| Attachment 2 | Groundwater Sampling Logs |
| Attachment 3 | Laboratory Analytical Report |
| Attachment 4 | Data Usability Summary Report |

cc: Paul McMahon, Michael Au, Jack Frey – Langan
George Giaquinto – 250 Seaport District, LLC

# FIGURES




NOTES

1. BASE MAP IS REFERENCED FROM THE UNITED STATES GEOLOGICAL SURVEY 7.5 MINUTE SERIES QUADRANGLE MAP OF JERSEY CITY, NEW JERSEY, AND BROOKLYN, NEW YORK, DATED 2016.

2000 0 1000 2000

SCALE IN FEET

**WARNING:** IT IS A VIOLATION OF THE NYS EDUCATION LAW ARTICLE 145 FOR ANY PERSON, UNLESS HE IS ACTING UNDER THE DIRECTION OF A LICENSED PROFESSIONAL ENGINEER, TO ALTER THIS ITEM IN ANY WAY.


LANGAN

Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.

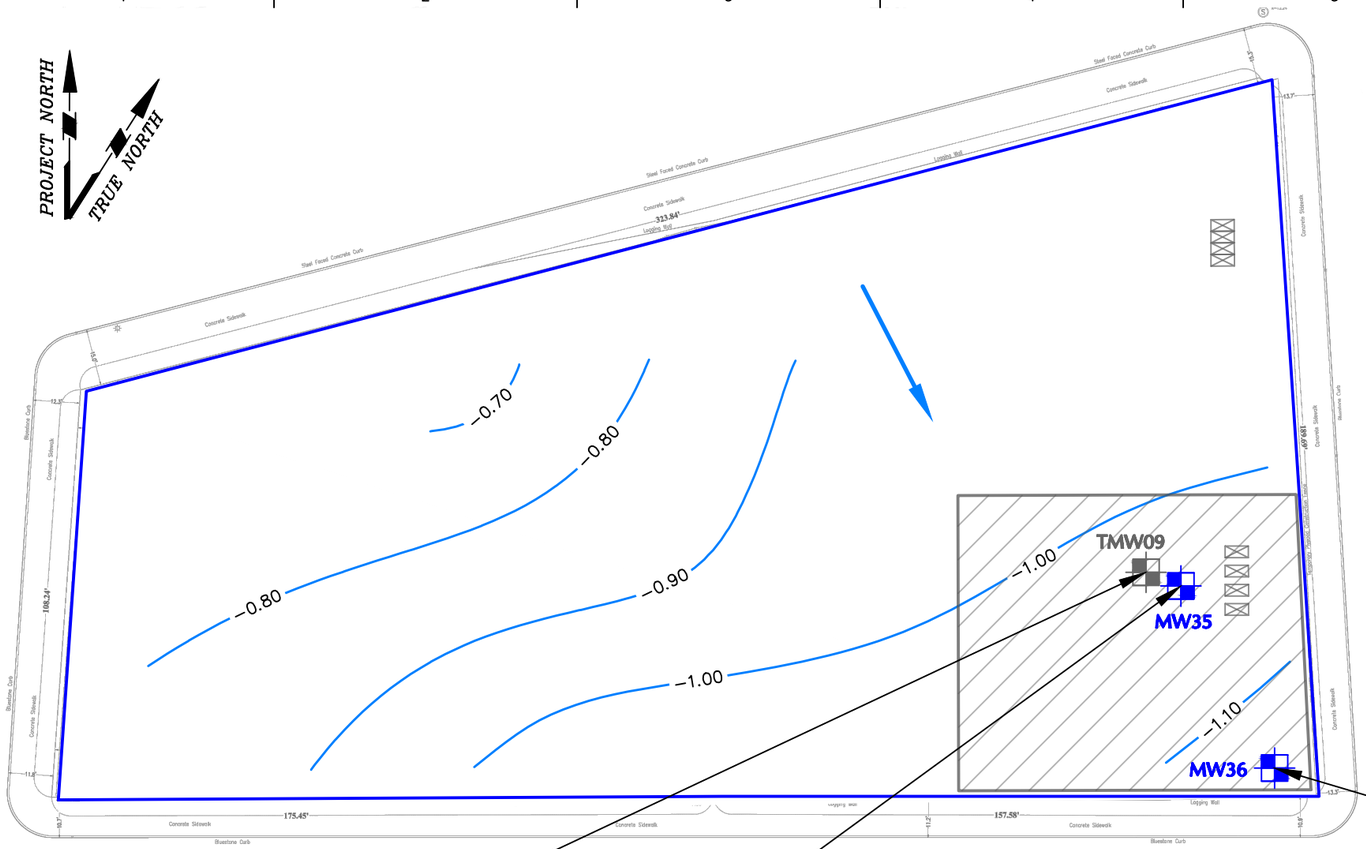
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001

T: 212.479.5400 F: 212.479.5444 www.langan.com


| | |
|---|---|
| Project | 250 WATER STREET<br>BLOCK No. 98, LOT No. 1<br>CITY<br>NEW YORK NEW YORK |
| Figure Title | SITE LOCATION MAP |
| Project No. | 170381202 |
| Date | 12/15/2023 |
| Drawn By | MA |
| Checked By | PM |
| Figure No. | 1 |
| Sheet | 1 of 2 |

© 2023 Langan

Filename: \\langan.com\data\NY\data2\170381202\Project Data\CAD\02\SheetFiles\Environmental\BCP FER\Figure 1 - Site Location Map.dwg Date: 4/19/2024 Time: 09:22 User: bkenneally Style Table: Langan.stb Layout: ANSIA-BP




LEGEND

- APPROXIMATE SITE BOUNDARY
- −0.90 — GROUNDWATER CONTOUR
- APPROXIMATE GROUNDWATER FLOW DIRECTION
- TMW09 — APPROXIMATE LOCATION OF PHASE II ESI OR RI GROUNDWATER MONITORING WELL
- MW35 — GROUNDWATER MONITORING WELL LOCATION
- APPROXIMATE LOCATION OF FORMER UNDERGROUND STORAGE TANK
- APPROXIMATE PHASE 1 DEWATERING AREA

| Analyte | NYSDEC SGVs |
|---|---|
| **VOCs** | |
| 1,2,4,5-Tetramethylbenzene | 5 |
| 1,2,4-Trimethylbenzene | 5 |
| 1,3,5-Trimethylbenzene (Mesitylene) | 5 |
| Benzene | 1 |
| Cymene | 5 |
| Ethylbenzene | 5 |
| Isopropylbenzene (Cumene) | 5 |
| M,P-Xylene | 5 |
| Naphthalene | 10 |
| n-Butylbenzene | 5 |
| n-Propylbenzene | 5 |
| o-Xylene (1,2-Dimethylbenzene) | 5 |
| Sec-Butylbenzene | 5 |
| Toluene | 5 |
| Total Xylenes | 5 |
| **SVOCs** | |
| 1,4-Dioxane (P-Dioxane) | 0.35 |
| 2,4-Dimethylphenol | 1 |
| Acenaphthene | 20 |
| Benzo(a)anthracene | 0.002 |
| Benzo(a)pyrene | 0 |
| Benzo(b)fluoranthene | 0.002 |
| Benzo(k)fluoranthene | 0.002 |
| Biphenyl (Diphenyl) | 5 |
| Chrysene | 0.002 |
| Indeno(1,2,3-cd)pyrene | 0.002 |
| Naphthalene | 10 |
| Phenanthrene | 50 |
| Phenol | 1 |

| Location | Baseline | MW-35 | MW-35 | MW-35 |
|---|---|---|---|---|
| Sample Name | TMW09_100315 | MW-35_030124 | DUP01_030124 | MW-35_053124 |
| Sample Date | 10/03/2015 | 03/01/2024 | 03/01/2024 | 05/31/2024 |
| **VOCs** | | | | |
| 1,2,4,5-Tetramethylbenzene | **550 J** | <2 UJ | <2 UJ | <2 U |
| 1,2,4-Trimethylbenzene | **6,100** | <2.5 U | <2.5 U | <2.5 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | **1,800** | <2.5 U | <2.5 U | <2.5 U |
| Benzene | **330** | <0.5 U | <0.5 U | 0.21 J |
| Cymene | **83 J** | <2.5 U | <2.5 U | <2.5 U |
| Ethylbenzene | **1,800** | <2.5 U | <2.5 U | <2.5 U |
| Isopropylbenzene (Cumene) | **240 J** | <2.5 U | <2.5 U | <2.5 U |
| M,P-Xylene | **8,400** | <2.5 U | <2.5 U | <2.5 U |
| Naphthalene | **1,700 J** | <2.5 UJ | <2.5 UJ | <2.5 U |
| n-Butylbenzene | **240 J** | <2.5 U | <2.5 U | <2.5 U |
| n-Propylbenzene | **760** | <2.5 U | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | **3,400** | <2.5 U | <2.5 U | <2.5 U |
| Sec-Butylbenzene | **86 J** | <2.5 U | <2.5 U | <2.5 U |
| Toluene | **2,700** | <2.5 U | <2.5 U | <2.5 U |
| Total Xylenes | **12,000** | <2.5 U | <2.5 U | <2.5 U |
| Total BTEX | 16630 | ND | ND | 0.21 |
| Total VOCs | 40189 | 6.5 | 7.1 | 2.41 |
| **SVOCs** | | | | |
| 1,4-Dioxane (P-Dioxane) | NA | <0.144 U | <0.156 U | **0.372 J+** |
| 2,4-Dimethylphenol | **7.6** | <5 U | <5 U | <5 UJ |
| Acenaphthene | **53** | 0.2 J | 0.34 J | 0.32 |
| Benzo(a)anthracene | **4.6 J** | <0.1 U | **0.04 J** | **0.04 J** |
| Benzo(a)pyrene | **2.2 J** | <0.1 U | <0.1 U | <0.1 U |
| Benzo(b)fluoranthene | **2.8 J** | <0.1 U | <0.1 U | <0.1 U |
| Benzo(k)fluoranthene | <10 U | <0.1 U | <0.1 U | <0.1 U |
| Biphenyl (Diphenyl) | **28** | <2 U | <2 U | <2 U |
| Chrysene | **3.7 J** | <0.1 U | <0.1 U | <0.1 U |
| Indeno(1,2,3-cd)pyrene | <10 U | <0.1 U | <0.1 U | <0.1 U |
| Naphthalene | **540** | <0.1 U | <0.1 U | 0.19 J+ |
| Phenanthrene | **77** | <0.1 U | <0.1 U | 0.38 |
| Phenol | **44** | <5 U | <5 U | <5 U |

| Location | MW-36 | MW-36 | MW-36 |
|---|---|---|---|
| Sample Name | MW-36_030124 | MW-36_053124 | DUP01_053124 |
| Sample Date | 03/01/2024 | 05/31/2024 | 05/31/2024 |
| **VOCs** | | | |
| 1,2,4,5-Tetramethylbenzene | <2 UJ | <2 U | <2 U |
| 1,2,4-Trimethylbenzene | <2.5 U | <2.5 U | <2.5 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | <2.5 U | <2.5 U | <2.5 U |
| Benzene | <0.5 U | <0.5 U | <0.5 U |
| Cymene | <2.5 U | <2.5 U | <2.5 U |
| Ethylbenzene | <2.5 U | <2.5 U | <2.5 U |
| Isopropylbenzene (Cumene) | <2.5 U | <2.5 U | <2.5 U |
| M,P-Xylene | <2.5 U | <2.5 U | <2.5 U |
| Naphthalene | <2.5 UJ | <2.5 U | <2.5 U |
| n-Butylbenzene | <2.5 U | <2.5 U | <2.5 U |
| n-Propylbenzene | <2.5 U | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | <2.5 U | <2.5 U | <2.5 U |
| Sec-Butylbenzene | <2.5 U | <2.5 U | <2.5 U |
| Toluene | <2.5 U | <2.5 U | <2.5 U |
| Total Xylenes | <2.5 U | <2.5 U | <2.5 U |
| Total BTEX | ND | ND | ND |
| Total VOCs | 2.8 | ND | ND |
| **SVOCs** | | | |
| 1,4-Dioxane (P-Dioxane) | **2.33** | **4.8** | **4.39** |
| 2,4-Dimethylphenol | <5 U | <5 UJ | <5 UJ |
| Acenaphthene | 0.03 J | 0.21 | 0.18 |
| Benzo(a)anthracene | **0.03 J** | **0.04 J** | **0.09 J** |
| Benzo(a)pyrene | <0.1 U | <0.1 U | **0.07 J** |
| Benzo(b)fluoranthene | **0.02 J** | <0.1 U | **0.1** |
| Benzo(k)fluoranthene | <0.1 U | <0.1 U | **0.05 J** |
| Biphenyl (Diphenyl) | <2 U | <2 U | <2 U |
| Chrysene | **0.01 J** | <0.1 U | **0.09 J** |
| Indeno(1,2,3-cd)pyrene | <0.1 U | <0.1 U | **0.07 J** |
| Naphthalene | <0.1 U | <0.1 U | <0.1 U |
| Phenanthrene | <0.1 U | 0.18 | 0.2 |
| Phenol | <5 U | <5 U | <5 U |

NOTES:

1. BASE MAP IS REFERENCED FROM THE DRAWING TITLED TOPO SURVEY - CONTOUR, PREPARED BY NEW YORK CITY LAND SURVEYORS, P.C., DATED DECEMBER 27, 2022.
2. ELEVATIONS ARE REFERENCED TO THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).
3. GROUNDWATER COUNTOURS ARE REFERENCED FROM FIGURE 6A INCLUDED IN THE NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION (NYSDEC)-APPROVED REMEDIAL INVESTIGATION REPORT (RIR), TITLED 'GROUNDWATER ELEVATION CONTOUR MAP', DATED JANUARY 14, 2021.
4. GROUNDWATER ELEVATION CONTOUR INTERVAL IS 0.1 FOOT.
5. GROUNDWATER SAMPLE ANALYTICAL RESULTS ARE COMPARED TO THE NYSDEC TECHNICAL AND OPERATIONAL GUIDANCE SERIES (TOGS) 1.1.1 AMBIENT WATER QUALITY STANDARDS AND GUIDANCE VALUES (SGVs) FOR DRINKING WATER (CLASS GA).
6. ONLY VOCs AND SVOCs DETECTED AT CONCENTRATIONS ABOVE THE NYSDEC SGVs ARE SHOWN.
7. NYSDEC SGV EXCEEDANCES ARE HIGHLIGHTED AND IN BOLD.
8. µg/L = MICROGRAM PER LITER
9. VOC = VOLATILE ORGANIC COMPOUND
10. SVOC = SEMIVOLATILE ORGANIC COMPOUND
11. J = THE ANALYTE WAS DETECTED ABOVE THE METHOD DETECTION LIMIT BUT BELOW THE REPORTING LIMIT; THEREFORE, THE RESULT IS AN ESTIMATE.
12. J+ = THE REPORTED VALUE IS ESTIMATED ON THE HIGH SIDE.
13. J- = THE REPORTED VALUE MAY BE BIASED LOW. THE ACTUAL VALUE IS EXPECTED TO BE GREATER THAN THE REPORTED VALUE.
14. UJ = THE ANALYTE WAS NOT DETECTED AT A LEVEL GREATER THAN OR EQUAL TO THE REPORTING LIMIT; HOWEVER, THE REPORTED REPORTING LIMIT IS APPROXIMATE AND MAY BE INACCURATE OR IMPRECISE.
15. U = THE ANALYTE WAS ANALYZED FOR, BUT WAS NOT DETECTED AT A LEVEL GREATER THAN OR EQUAL TO THE LEVEL OF THE REPORTING LIMIT OR THE SAMPLE CONCENTRATION FOR RESULTS IMPACTED BY BLANK CONTAMINATION.
16. ND = THE ANALYTE WAS ANALYZED FOR, BUT WAS NOT DETECTED.
17. NA = THE ANALYTE WAS NOT ANALYZED FOR.

40 0 10 25 40
SCALE IN FEET

LANGAN
Langan Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.
21 Penn Plaza, 360 West 31st Street, 8th Floor
New York, NY 10001
T: 212.479.5400 F: 212.479.5444 www.langan.com

Project
250 WATER STREET
BLOCK No. 98, LOT No. 1
CITY
NEW YORK NEW YORK

Figure Title
GROUNDWATER SAMPLE ANALYTICAL RESULTS MAP

Project No. 170381202
Date 06/26/2024
Drawn By MA
Checked By PM

Figure 2
Sheet 2 of 2

© 2023 Langan

# TABLE

**Table 1**
**Quarterly Groundwater Monitoring Report**
**Groundwater Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | NYSDEC SGVs | Location | MW-35 | MW-36 | MW-36 |
|---|---|---|---|---|---|---|
| | | | Sample Name | MW-35_053124 | MW-36_053124 | DUP01_053124 |
| | | | Sample Date | 05/31/2024 | 05/31/2024 | 05/31/2024 |
| | | | Unit | Result | Result | Result |
| **Volatile Organic Compounds** | | | | | | |
| 1,1,1,2-Tetrachloroethane | 630-20-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,1,1-Trichloroethane | 71-55-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,1,2,2-Tetrachloroethane | 79-34-5 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| 1,1,2-Trichloroethane | 79-00-5 | 1 | ug/l | <1.5 UJ | <1.5 UJ | <1.5 UJ |
| 1,1-Dichloroethane | 75-34-3 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,1-Dichloroethene | 75-35-4 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| 1,1-Dichloropropene | 563-58-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2,3-Trichlorobenzene | 87-61-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2,3-Trichloropropane | 96-18-4 | 0.04 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2,4,5-Tetramethylbenzene | 95-93-2 | 5 | ug/l | <2 U | <2 U | <2 U |
| 1,2,4-Trichlorobenzene | 120-82-1 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2,4-Trimethylbenzene | 95-63-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2-Dibromo-3-Chloropropane | 96-12-8 | 0.04 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| 1,2-Dibromoethane (Ethylene Dibromide) | 106-93-4 | 0.0006 | ug/l | <2 U | <2 U | <2 U |
| 1,2-Dichlorobenzene | 95-50-1 | 3 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,2-Dichloroethane | 107-06-2 | 0.6 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| 1,2-Dichloropropane | 78-87-5 | 1 | ug/l | <1 U | <1 U | <1 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | 108-67-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,3-Dichlorobenzene | 541-73-1 | 3 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,3-Dichloropropane | 142-28-9 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,4-Dichlorobenzene | 106-46-7 | 3 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 1,4-Diethyl Benzene | 105-05-5 | NS | ug/l | <2 U | <2 U | <2 U |
| 1,4-Dioxane (P-Dioxane) | 123-91-1 | 0.35 | ug/l | <250 U | <250 U | <250 U |
| 2,2-Dichloropropane | 594-20-7 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 2-Chlorotoluene | 95-49-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 2-Hexanone (MBK) | 591-78-6 | 50 | ug/l | <5 U | <5 U | <5 U |
| 4-Chlorotoluene | 106-43-4 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| 4-Ethyltoluene | 622-96-8 | NS | ug/l | <2 U | <2 U | <2 U |
| Acetone | 67-64-1 | 50 | ug/l | 2.2 J | <5 U | <5 U |
| Acrylonitrile | 107-13-1 | 5 | ug/l | <5 U | <5 U | <5 U |
| Benzene | 71-43-2 | 1 | ug/l | 0.21 J | <0.5 U | <0.5 U |
| Bromobenzene | 108-86-1 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Bromochloromethane | 74-97-5 | 5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| Bromodichloromethane | 75-27-4 | 50 | ug/l | <0.5 UJ | <0.5 UJ | <0.5 UJ |
| Bromoform | 75-25-2 | 50 | ug/l | <2 U | <2 U | <2 U |
| Bromomethane | 74-83-9 | 5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| Carbon Disulfide | 75-15-0 | 60 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| Carbon Tetrachloride | 56-23-5 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Chlorobenzene | 108-90-7 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Chloroethane | 75-00-3 | 5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| Chloroform | 67-66-3 | 7 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Chloromethane | 74-87-3 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Cis-1,2-Dichloroethene | 156-59-2 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Cis-1,3-Dichloropropene | 10061-01-5 | 0.4 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Cymene | 99-87-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Dibromochloromethane | 124-48-1 | 50 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Dibromomethane | 74-95-3 | 5 | ug/l | <5 U | <5 U | <5 U |
| Dichlorodifluoromethane | 75-71-8 | 5 | ug/l | <5 U | <5 U | <5 U |
| Diethyl Ether (Ethyl Ether) | 60-29-7 | NS | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Ethylbenzene | 100-41-4 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Hexachlorobutadiene | 87-68-3 | 0.5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Isopropylbenzene (Cumene) | 98-82-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| M,P-Xylene | 179601-23-1 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Methyl Ethyl Ketone (2-Butanone) | 78-93-3 | 50 | ug/l | <5 U | <5 U | <5 U |
| Methyl Isobutyl Ketone (4-Methyl-2-Pentanone) | 108-10-1 | NS | ug/l | <5 U | <5 U | <5 U |
| Methylene Chloride | 75-09-2 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Naphthalene | 91-20-3 | 10 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| n-Butylbenzene | 104-51-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| n-Propylbenzene | 103-65-1 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | 95-47-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Sec-Butylbenzene | 135-98-8 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Styrene | 100-42-5 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| T-Butylbenzene | 98-06-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Tert-Butyl Methyl Ether | 1634-04-4 | 10 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Tetrachloroethene (PCE) | 127-18-4 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Toluene | 108-88-3 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Total 1,2-Dichloroethene (Cis and Trans) | 540-59-0 | NS | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Total Xylenes | 1330-20-7 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Total, 1,3-Dichloropropene (Cis And Trans) | 542-75-6 | 0.4 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Trans-1,2-Dichloroethene | 156-60-5 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Trans-1,3-Dichloropropene | 10061-02-6 | 0.4 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Trans-1,4-Dichloro-2-Butene | 110-57-6 | 5 | ug/l | <2.5 U | <2.5 U | <2.5 U |
| Trichloroethene (TCE) | 79-01-6 | 5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Trichlorofluoromethane | 75-69-4 | 5 | ug/l | <2.5 UJ | <2.5 UJ | <2.5 UJ |
| Vinyl Acetate | 108-05-4 | NS | ug/l | <5 UJ | <5 UJ | <5 UJ |
| Vinyl Chloride | 75-01-4 | 2 | ug/l | <1 U | <1 U | <1 U |
| Total BTEX | BTEX | NS | ug/l | 0.21 | ND | ND |
| Total VOCs | TOTALVOCS | NS | ug/l | 2.41 | ND | ND |

**Table 1**
**Quarterly Groundwater Monitoring Report**
**Groundwater Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | NYSDEC SGVs | Location | MW-35 | MW-36 | MW-36 |
|---|---|---|---|---|---|---|
| | | | Sample Name | MW-35_053124 | MW-36_053124 | DUP01_053124 |
| | | | Sample Date | 05/31/2024 | 05/31/2024 | 05/31/2024 |
| | | | Unit | Result | Result | Result |
| **Semi-Volatile Organic Compounds** | | | | | | |
| 1,2,4,5-Tetrachlorobenzene | 95-94-3 | 5 | ug/l | <10 U | <10 U | <10 U |
| 1,2,4-Trichlorobenzene | 120-82-1 | 5 | ug/l | <5 U | <5 U | <5 U |
| 1,2-Dichlorobenzene | 95-50-1 | 3 | ug/l | <2 U | <2 U | <2 U |
| 1,3-Dichlorobenzene | 541-73-1 | 3 | ug/l | <2 U | <2 U | <2 U |
| 1,4-Dichlorobenzene | 106-46-7 | 3 | ug/l | <2 U | <2 U | <2 U |
| 1,4-Dioxane (P-Dioxane) | 123-91-1 | **0.35** | ug/l | **0.372 J+** | **4.8** | **4.39** |
| 2,4,5-Trichlorophenol | 95-95-4 | NS | ug/l | <5 UJ | <5 U | <5 U |
| 2,4,6-Trichlorophenol | 88-06-2 | NS | ug/l | <5 UJ | <5 U | <5 U |
| 2,4-Dichlorophenol | 120-83-2 | 1 | ug/l | <5 U | <5 U | <5 U |
| 2,4-Dimethylphenol | 105-67-9 | 1 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| 2,4-Dinitrophenol | 51-28-5 | 1 | ug/l | <20 U | <20 U | <20 U |
| 2,4-Dinitrotoluene | 121-14-2 | 5 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| 2,6-Dinitrotoluene | 606-20-2 | 5 | ug/l | <5 U | <5 U | <5 U |
| 2-Chloronaphthalene | 91-58-7 | 10 | ug/l | <0.2 U | <0.2 U | <0.2 U |
| 2-Chlorophenol | 95-57-8 | NS | ug/l | <2 U | <2 U | <2 U |
| 2-Methylnaphthalene | 91-57-6 | NS | ug/l | 0.06 J | <0.1 U | 0.03 J |
| 2-Methylphenol (o-Cresol) | 95-48-7 | NS | ug/l | <5 U | <5 U | <5 U |
| 2-Nitroaniline | 88-74-4 | 5 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| 2-Nitrophenol | 88-75-5 | NS | ug/l | <10 UJ | <10 U | <10 U |
| 3 & 4 Methylphenol (m&p Cresol) | 65794-96-9 | NS | ug/l | <5 U | <5 U | <5 U |
| 3,3'-Dichlorobenzidine | 91-94-1 | 5 | ug/l | <5 U | <5 U | <5 U |
| 3-Nitroaniline | 99-09-2 | 5 | ug/l | <5 U | <5 U | <5 U |
| 4,6-Dinitro-2-Methylphenol | 534-52-1 | NS | ug/l | <10 UJ | <10 UJ | <10 UJ |
| 4-Bromophenyl Phenyl Ether | 101-55-3 | NS | ug/l | <2 U | <2 U | <2 U |
| 4-Chloro-3-Methylphenol | 59-50-7 | NS | ug/l | <2 U | <2 U | <2 U |
| 4-Chloroaniline | 106-47-8 | 5 | ug/l | <5 U | <5 U | <5 U |
| 4-Chlorophenyl Phenyl Ether | 7005-72-3 | NS | ug/l | <2 U | <2 U | <2 U |
| 4-Nitroaniline | 100-01-6 | 5 | ug/l | <5 U | <5 U | <5 U |
| 4-Nitrophenol | 100-02-7 | NS | ug/l | <10 UJ | <10 U | <10 U |
| Acenaphthene | 83-32-9 | 20 | ug/l | 0.32 | 0.21 | 0.18 |
| Acenaphthylene | 208-96-8 | NS | ug/l | <0.1 U | <0.1 U | <0.1 U |
| Acetophenone | 98-86-2 | NS | ug/l | <5 U | <5 U | <5 U |
| Anthracene | 120-12-7 | 50 | ug/l | 0.11 | 0.07 J | 0.09 J |
| Benzo(a)anthracene | 56-55-3 | **0.002** | ug/l | **0.04 J** | **0.04 J** | **0.09 J** |
| Benzo(a)pyrene | 50-32-8 | **0** | ug/l | <0.1 U | <0.1 U | **0.07 J** |
| Benzo(b)fluoranthene | 205-99-2 | **0.002** | ug/l | <0.1 U | <0.1 U | **0.1** |
| Benzo(g,h,i)Perylene | 191-24-2 | NS | ug/l | <0.1 U | <0.1 U | 0.07 J |
| Benzo(k)fluoranthene | 207-08-9 | **0.002** | ug/l | <0.1 U | <0.1 U | **0.05 J** |
| Benzoic Acid | 65-85-0 | NS | ug/l | NA | NA | NA |
| Benzyl Alcohol | 100-51-6 | NS | ug/l | <2 U | <2 U | <2 U |
| Benzyl Butyl Phthalate | 85-68-7 | 50 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| Biphenyl (Diphenyl) | 92-52-4 | 5 | ug/l | <2 U | <2 U | <2 U |
| Bis(2-chloroethoxy) methane | 111-91-1 | 5 | ug/l | <5 U | <5 U | <5 U |
| Bis(2-chloroethyl) ether (2-chloroethyl ether) | 111-44-4 | 1 | ug/l | <2 U | <2 U | <2 U |
| Bis(2-chloroisopropyl) ether | 108-60-1 | 5 | ug/l | <2 U | <2 U | <2 U |
| Bis(2-ethylhexyl) phthalate | 117-81-7 | 5 | ug/l | <3 U | <3 U | <3 U |
| Carbazole | 86-74-8 | NS | ug/l | <2 U | <2 U | <2 U |
| Chrysene | 218-01-9 | **0.002** | ug/l | <0.1 U | <0.1 U | **0.09 J** |
| Dibenz(a,h)anthracene | 53-70-3 | NS | ug/l | <0.1 U | <0.1 U | 0.04 J |
| Dibenzofuran | 132-64-9 | NS | ug/l | <2 U | <2 U | <2 U |
| Dibutyl phthalate | 84-74-2 | 50 | ug/l | <5 U | <5 U | <5 U |
| Diethyl phthalate | 84-66-2 | 50 | ug/l | <5 U | <5 U | <5 U |
| Dimethyl phthalate | 131-11-3 | 50 | ug/l | <5 U | <5 U | <5 U |
| Dioctyl phthalate | 117-84-0 | 50 | ug/l | <5 UJ | <5 UJ | <5 UJ |
| Fluoranthene | 206-44-0 | 50 | ug/l | 0.35 | 0.2 J | 0.31 J |
| Fluorene | 86-73-7 | 50 | ug/l | 0.27 | 0.17 | 0.14 |
| Hexachlorobenzene | 118-74-1 | 0.04 | ug/l | <0.8 U | <0.8 U | <0.8 U |
| Hexachlorobutadiene | 87-68-3 | 0.5 | ug/l | <0.5 U | <0.5 U | <0.5 U |
| Hexachlorocyclopentadiene | 77-47-4 | 5 | ug/l | <20 UJ | <20 UJ | <20 UJ |
| Hexachloroethane | 67-72-1 | 5 | ug/l | <0.8 U | <0.8 U | <0.8 U |
| Indeno(1,2,3-cd)pyrene | 193-39-5 | **0.002** | ug/l | <0.1 U | <0.1 U | **0.07 J** |
| Isophorone | 78-59-1 | 50 | ug/l | <5 U | <5 U | <5 U |
| Naphthalene | 91-20-3 | 10 | ug/l | 0.19 J+ | <0.1 U | <0.1 U |
| Nitrobenzene | 98-95-3 | 0.4 | ug/l | <2 U | <2 U | <2 U |
| n-Nitrosodi-N-Propylamine | 621-64-7 | NS | ug/l | <5 U | <5 U | <5 U |
| n-Nitrosodiphenylamine | 86-30-6 | 50 | ug/l | <2 U | <2 U | <2 U |
| Pentachlorophenol | 87-86-5 | 1 | ug/l | 0.53 J | 0.47 J | <0.8 U |
| Phenanthrene | 85-01-8 | 50 | ug/l | 0.38 | 0.18 | 0.2 |
| Phenol | 108-95-2 | 1 | ug/l | <5 U | <5 U | <5 U |
| Pyrene | 129-00-0 | 50 | ug/l | 0.27 | 0.18 | 0.28 |

**Table 1**
**Quarterly Groundwater Monitoring Report**
**Groundwater Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

**Notes:**

CAS - Chemical Abstract Service
NS - No standard
ug/l - microgram per liter
NA - Not analyzed
RL - Reporting limit
<RL - Not detected

Groundwater sample analytical results are compared to the New York State Department of Environmental Conservation (NYSDEC) Title 6 Codes, Rules, and Regulations (NYCRR) Part 703.5 and the NYSDEC Technical and Operation Guidance Series (TOGS) 1.1.1 Ambient Water Quality Standards and Guidance Values for Class GA Water and published addenda (herein collectively referenced as "NYSDEC SGVs").

**Qualifiers:**

J+ - The reported value is estimated on the high side
J - The analyte was positively identified and the associated numerical value is the approximate concentration of the analyte in the sample.
UJ - The analyte was not detected at a level greater than or equal to the RL; however, the reported RL is approximate and may be inaccurate or imprecise.
U - The analyte was analyzed for, but was not detected at a level greater than or equal to the level of the RL or the sample concentration for results impacted by blank contamination.

**Exceedance Summary:**

**10** - Result exceeds NYSDEC SGVs

**Table 2**
**Quarterly Groundwater Monitoring Report**
**Quality Assurance/Quality Control Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | Sample Type | FB | TB |
|---|---|---|---|---|
| | | Sample Name | FB01_053124 | TB01_053124 |
| | | Sample Date | 05/31/2024 | 05/31/2024 |
| | | Unit | Result | Result |
| **Volatile Organic Compounds** | | | | |
| 1,1,1,2-Tetrachloroethane | 630-20-6 | ug/l | <2.5 U | <2.5 U |
| 1,1,1-Trichloroethane | 71-55-6 | ug/l | <2.5 U | <2.5 U |
| 1,1,2,2-Tetrachloroethane | 79-34-5 | ug/l | <0.5 U | <0.5 U |
| 1,1,2-Trichloroethane | 79-00-5 | ug/l | <1.5 UJ | <1.5 UJ |
| 1,1-Dichloroethane | 75-34-3 | ug/l | <2.5 U | <2.5 U |
| 1,1-Dichloroethene | 75-35-4 | ug/l | <0.5 U | <0.5 U |
| 1,1-Dichloropropene | 563-58-6 | ug/l | <2.5 U | <2.5 U |
| 1,2,3-Trichlorobenzene | 87-61-6 | ug/l | <2.5 U | <2.5 U |
| 1,2,3-Trichloropropane | 96-18-4 | ug/l | <2.5 U | <2.5 U |
| 1,2,4,5-Tetramethylbenzene | 95-93-2 | ug/l | <2 U | <2 U |
| 1,2,4-Trichlorobenzene | 120-82-1 | ug/l | <2.5 U | <2.5 U |
| 1,2,4-Trimethylbenzene | 95-63-6 | ug/l | <2.5 U | <2.5 U |
| 1,2-Dibromo-3-Chloropropane | 96-12-8 | ug/l | <2.5 UJ | <2.5 UJ |
| 1,2-Dibromoethane (Ethylene Dibromide) | 106-93-4 | ug/l | <2 U | <2 U |
| 1,2-Dichlorobenzene | 95-50-1 | ug/l | <2.5 U | <2.5 U |
| 1,2-Dichloroethane | 107-06-2 | ug/l | <0.5 U | <0.5 U |
| 1,2-Dichloropropane | 78-87-5 | ug/l | <1 U | <1 U |
| 1,3,5-Trimethylbenzene (Mesitylene) | 108-67-8 | ug/l | <2.5 U | <2.5 U |
| 1,3-Dichlorobenzene | 541-73-1 | ug/l | <2.5 U | <2.5 U |
| 1,3-Dichloropropane | 142-28-9 | ug/l | <2.5 U | <2.5 U |
| 1,4-Dichlorobenzene | 106-46-7 | ug/l | <2.5 U | <2.5 U |
| 1,4-Diethyl Benzene | 105-05-5 | ug/l | <2 U | <2 U |
| 1,4-Dioxane (P-Dioxane) | 123-91-1 | ug/l | <250 U | <250 U |
| 2,2-Dichloropropane | 594-20-7 | ug/l | <2.5 U | <2.5 U |
| 2-Chlorotoluene | 95-49-8 | ug/l | <2.5 U | <2.5 U |
| 2-Hexanone (MBK) | 591-78-6 | ug/l | <5 U | <5 U |
| 4-Chlorotoluene | 106-43-4 | ug/l | <2.5 U | <2.5 U |
| 4-Ethyltoluene | 622-96-8 | ug/l | <2 U | <2 U |
| Acetone | 67-64-1 | ug/l | <5 U | <5 U |
| Acrylonitrile | 107-13-1 | ug/l | <5 U | <5 U |
| Benzene | 71-43-2 | ug/l | <0.5 U | <0.5 U |
| Bromobenzene | 108-86-1 | ug/l | <2.5 U | <2.5 U |
| Bromochloromethane | 74-97-5 | ug/l | <2.5 UJ | <2.5 UJ |
| Bromodichloromethane | 75-27-4 | ug/l | <0.5 UJ | <0.5 UJ |
| Bromoform | 75-25-2 | ug/l | <2 U | <2 U |
| Bromomethane | 74-83-9 | ug/l | <2.5 UJ | <2.5 UJ |
| Carbon Disulfide | 75-15-0 | ug/l | <5 UJ | <5 UJ |
| Carbon Tetrachloride | 56-23-5 | ug/l | <0.5 U | <0.5 U |
| Chlorobenzene | 108-90-7 | ug/l | <2.5 U | <2.5 U |
| Chloroethane | 75-00-3 | ug/l | <2.5 UJ | <2.5 UJ |
| Chloroform | 67-66-3 | ug/l | <2.5 U | <2.5 U |
| Chloromethane | 74-87-3 | ug/l | <2.5 U | <2.5 U |
| Cis-1,2-Dichloroethene | 156-59-2 | ug/l | <2.5 U | <2.5 U |
| Cis-1,3-Dichloropropene | 10061-01-5 | ug/l | <0.5 U | <0.5 U |
| Cymene | 99-87-6 | ug/l | <2.5 U | <2.5 U |
| Dibromochloromethane | 124-48-1 | ug/l | <0.5 U | <0.5 U |
| Dibromomethane | 74-95-3 | ug/l | <5 U | <5 U |
| Dichlorodifluoromethane | 75-71-8 | ug/l | <5 U | <5 U |
| Diethyl Ether (Ethyl Ether) | 60-29-7 | ug/l | <2.5 U | <2.5 U |
| Ethylbenzene | 100-41-4 | ug/l | <2.5 U | <2.5 U |
| Hexachlorobutadiene | 87-68-3 | ug/l | <2.5 U | <2.5 U |
| Isopropylbenzene (Cumene) | 98-82-8 | ug/l | <2.5 U | <2.5 U |
| M,P-Xylene | 179601-23-1 | ug/l | <2.5 U | <2.5 U |
| Methyl Ethyl Ketone (2-Butanone) | 78-93-3 | ug/l | <5 U | <5 U |
| Methyl Isobutyl Ketone (4-Methyl-2-Pentanone) | 108-10-1 | ug/l | <5 U | <5 U |
| Methylene Chloride | 75-09-2 | ug/l | <2.5 U | <2.5 U |
| Naphthalene | 91-20-3 | ug/l | <2.5 U | <2.5 U |
| n-Butylbenzene | 104-51-8 | ug/l | <2.5 U | <2.5 U |
| n-Propylbenzene | 103-65-1 | ug/l | <2.5 U | <2.5 U |
| o-Xylene (1,2-Dimethylbenzene) | 95-47-6 | ug/l | <2.5 U | <2.5 U |
| Sec-Butylbenzene | 135-98-8 | ug/l | <2.5 U | <2.5 U |
| Styrene | 100-42-5 | ug/l | <2.5 U | <2.5 U |
| T-Butylbenzene | 98-06-6 | ug/l | <2.5 U | <2.5 U |
| Tert-Butyl Methyl Ether | 1634-04-4 | ug/l | <2.5 U | <2.5 U |
| Tetrachloroethene (PCE) | 127-18-4 | ug/l | <0.5 U | <0.5 U |
| Toluene | 108-88-3 | ug/l | <2.5 U | <2.5 U |
| Total 1,2-Dichloroethene (Cis and Trans) | 540-59-0 | ug/l | <2.5 U | <2.5 U |
| Total Xylenes | 1330-20-7 | ug/l | <2.5 U | <2.5 U |
| Total, 1,3-Dichloropropene (Cis And Trans) | 542-75-6 | ug/l | <0.5 U | <0.5 U |
| Trans-1,2-Dichloroethene | 156-60-5 | ug/l | <2.5 U | <2.5 U |
| Trans-1,3-Dichloropropene | 10061-02-6 | ug/l | <0.5 U | <0.5 U |
| Trans-1,4-Dichloro-2-Butene | 110-57-6 | ug/l | <2.5 U | <2.5 U |
| Trichloroethene (TCE) | 79-01-6 | ug/l | <0.5 U | <0.5 U |
| Trichlorofluoromethane | 75-69-4 | ug/l | <2.5 UJ | <2.5 UJ |
| Vinyl Acetate | 108-05-4 | ug/l | <5 UJ | <5 UJ |
| Vinyl Chloride | 75-01-4 | ug/l | <1 U | <1 U |
| Total VOCs | TOTALVOCS | ug/l | ND | ND |

**Table 2**
**Quarterly Groundwater Monitoring Report**
**Quality Assurance/Quality Control Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

| Analyte | CAS Number | Sample Type | FB | TB |
|---|---|---|---|---|
| | | Sample Name | FB01_053124 | TB01_053124 |
| | | Sample Date | 05/31/2024 | 05/31/2024 |
| | | Unit | Result | Result |
| **Semi-Volatile Organic Compounds** | | | | |
| 1,2,4,5-Tetrachlorobenzene | 95-94-3 | ug/l | <10 U | NA |
| 1,2,4-Trichlorobenzene | 120-82-1 | ug/l | <5 U | NA |
| 1,2-Dichlorobenzene | 95-50-1 | ug/l | <2 U | NA |
| 1,3-Dichlorobenzene | 541-73-1 | ug/l | <2 U | NA |
| 1,4-Dichlorobenzene | 106-46-7 | ug/l | <2 U | NA |
| 1,4-Dioxane (P-Dioxane) | 123-91-1 | ug/l | <0.15 U | NA |
| 2,4,5-Trichlorophenol | 95-95-4 | ug/l | <5 U | NA |
| 2,4,6-Trichlorophenol | 88-06-2 | ug/l | <5 U | NA |
| 2,4-Dichlorophenol | 120-83-2 | ug/l | <5 U | NA |
| 2,4-Dimethylphenol | 105-67-9 | ug/l | <5 UJ | NA |
| 2,4-Dinitrophenol | 51-28-5 | ug/l | <20 U | NA |
| 2,4-Dinitrotoluene | 121-14-2 | ug/l | <5 UJ | NA |
| 2,6-Dinitrotoluene | 606-20-2 | ug/l | <5 U | NA |
| 2-Chloronaphthalene | 91-58-7 | ug/l | <0.2 U | NA |
| 2-Chlorophenol | 95-57-8 | ug/l | <2 U | NA |
| 2-Methylnaphthalene | 91-57-6 | ug/l | <0.1 U | NA |
| 2-Methylphenol (o-Cresol) | 95-48-7 | ug/l | <5 U | NA |
| 2-Nitroaniline | 88-74-4 | ug/l | <5 UJ | NA |
| 2-Nitrophenol | 88-75-5 | ug/l | <10 U | NA |
| 3 & 4 Methylphenol (m&p Cresol) | 65794-96-9 | ug/l | <5 U | NA |
| 3,3'-Dichlorobenzidine | 91-94-1 | ug/l | <5 U | NA |
| 3-Nitroaniline | 99-09-2 | ug/l | <5 U | NA |
| 4,6-Dinitro-2-Methylphenol | 534-52-1 | ug/l | <10 UJ | NA |
| 4-Bromophenyl Phenyl Ether | 101-55-3 | ug/l | <2 U | NA |
| 4-Chloro-3-Methylphenol | 59-50-7 | ug/l | <2 U | NA |
| 4-Chloroaniline | 106-47-8 | ug/l | <5 U | NA |
| 4-Chlorophenyl Phenyl Ether | 7005-72-3 | ug/l | <2 U | NA |
| 4-Nitroaniline | 100-01-6 | ug/l | <5 U | NA |
| 4-Nitrophenol | 100-02-7 | ug/l | <10 U | NA |
| Acenaphthene | 83-32-9 | ug/l | <0.1 U | NA |
| Acenaphthylene | 208-96-8 | ug/l | <0.1 U | NA |
| Acetophenone | 98-86-2 | ug/l | <5 U | NA |
| Anthracene | 120-12-7 | ug/l | <0.1 U | NA |
| Benzo(a)anthracene | 56-55-3 | ug/l | <0.1 U | NA |
| Benzo(a)pyrene | 50-32-8 | ug/l | <0.1 U | NA |
| Benzo(b)fluoranthene | 205-99-2 | ug/l | <0.1 U | NA |
| Benzo(g,h,i)Perylene | 191-24-2 | ug/l | <0.1 U | NA |
| Benzo(k)fluoranthene | 207-08-9 | ug/l | <0.1 U | NA |
| Benzyl Alcohol | 100-51-6 | ug/l | <2 U | NA |
| Benzyl Butyl Phthalate | 85-68-7 | ug/l | <5 UJ | NA |
| Biphenyl (Diphenyl) | 92-52-4 | ug/l | <2 U | NA |
| Bis(2-chloroethoxy) methane | 111-91-1 | ug/l | <5 U | NA |
| Bis(2-chloroethyl) ether (2-chloroethyl ether) | 111-44-4 | ug/l | <2 U | NA |
| Bis(2-chloroisopropyl) ether | 108-60-1 | ug/l | <2 U | NA |
| Bis(2-ethylhexyl) phthalate | 117-81-7 | ug/l | 2.3 J | NA |
| Carbazole | 86-74-8 | ug/l | <2 U | NA |
| Chrysene | 218-01-9 | ug/l | <0.1 U | NA |
| Dibenz(a,h)anthracene | 53-70-3 | ug/l | <0.1 U | NA |
| Dibenzofuran | 132-64-9 | ug/l | <2 U | NA |
| Dibutyl phthalate | 84-74-2 | ug/l | <5 U | NA |
| Diethyl phthalate | 84-66-2 | ug/l | <5 U | NA |
| Dimethyl phthalate | 131-11-3 | ug/l | <5 U | NA |
| Dioctyl phthalate | 117-84-0 | ug/l | <5 UJ | NA |
| Fluoranthene | 206-44-0 | ug/l | <0.1 U | NA |
| Fluorene | 86-73-7 | ug/l | <0.1 U | NA |
| Hexachlorobenzene | 118-74-1 | ug/l | <0.8 U | NA |
| Hexachlorobutadiene | 87-68-3 | ug/l | <0.5 U | NA |
| Hexachlorocyclopentadiene | 77-47-4 | ug/l | <20 UJ | NA |
| Hexachloroethane | 67-72-1 | ug/l | <0.8 U | NA |
| Indeno(1,2,3-cd)pyrene | 193-39-5 | ug/l | <0.1 U | NA |
| Isophorone | 78-59-1 | ug/l | <5 U | NA |
| Naphthalene | 91-20-3 | ug/l | 0.03 J | NA |
| Nitrobenzene | 98-95-3 | ug/l | <2 U | NA |
| n-Nitrosodi-N-Propylamine | 621-64-7 | ug/l | <5 U | NA |
| n-Nitrosodiphenylamine | 86-30-6 | ug/l | <2 U | NA |
| Pentachlorophenol | 87-86-5 | ug/l | <0.8 U | NA |
| Phenanthrene | 85-01-8 | ug/l | <0.1 U | NA |
| Phenol | 108-95-2 | ug/l | 3.6 J | NA |
| Pyrene | 129-00-0 | ug/l | <0.1 U | NA |

**Table 2**
**Quarterly Groundwater Monitoring Report**
**Quality Assurance/Quality Control Sample Analytical Results**

**250 Water Street**
**New York, New York**
**NYSDEC BCP Site No.: C231127**
**Langan Project No.: 170381202**

**Notes:**

FB - Field Blank
TB - Trip Blank
CAS - Chemical Abstract Service
NS - No standard
ug/l - microgram per liter
NA - Not analyzed
RL - Reporting limit
<RL - Not detected

**Qualifiers:**

J - The analyte was positively identified and the associated numerical value is the approximate concentration of the analyte in the sample.
UJ - The analyte was not detected at a level greater than or equal to the RL; however, the reported RL is approximate and may be inaccurate or imprecise.
U - The analyte was analyzed for, but was not detected at a level greater than or equal to the level of the RL or the sample concentration for results impacted by blank contamination.

# ATTACHMENT 1

Monitoring Well Construction Logs

# WELL CONSTRUCTION AND DEVELOPMENT SUMMARY

Well No. MW35

| PROJECT | | PROJECT NO. | |
|---|---|---|---|
| 250 Water Street | | 170381202 | |
| **LOCATION** | | **ELEVATION AND DATUM** | |
| New York, NY | | el. N/A | NAVD88 |
| **DRILLING AGENCY** | | **DATE STARTED** | **DATE FINISHED** |
| Lakewood Environmental Corp. | | 2/23/2024 | 2/23/2024 |
| **DRILLING EQUIPMENT** | | **DRILLER** | |
| Geoprobe 6610DT | | Mike Kolasanski | |
| **SIZE AND TYPE OF BIT** | | **INSPECTOR** | |
| 6-Inch Outer Diameter Hollow Stem Augers | | Camille Quick | |
| **BOREHOLE DIAMETER** | | **TYPE OF WELL (OVERBURDEN / BEDROCK)** | |
| 6" | | Overburden | |
| **RISER MATERIAL** | **DIAMETER** | **TYPE OF BACKFILL MATERIAL** | |
| PVC | 2" | No. 1 Sand | |
| **TYPE OF SCREEN** | **DIAMETER** | **TYPE OF WELL PACK** | **TYPE OF SEAL MATERIAL** |
| PVC No. 10 Slot | 2" | No. 1 Sand | Bentonite |

**METHOD OF INSTALLATION**

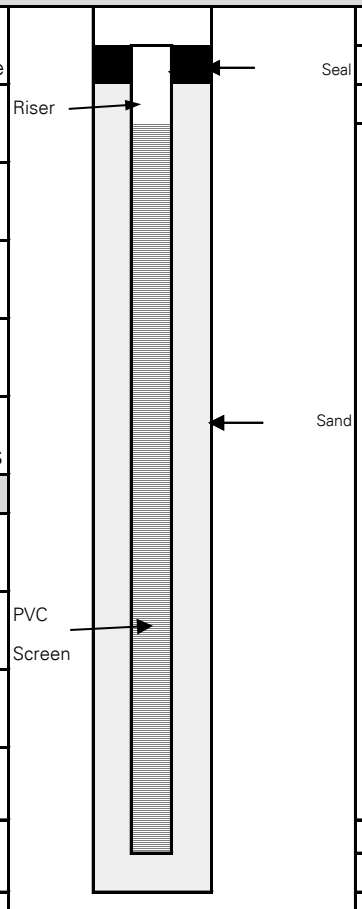
A Geoprobe® 6610DT, equipped with 4-foot-long by 6-inch outer diamter hollow stem augers, was used to advance the boring to approximately 12 feet bgs. A two-inch-diameter PVC monitoring well was installed in the borehole, which consisted of 10 feet of No. 10 slot (0.010-inch) well screen between 1 and 11 feet below existing grade followed by a solid two-inch-diameter PVC riser extending to 3 feet above grade surface. The annulus of the borehole was backfilled using clean No. 1 sand from the bottom of the borehole to about 6 inches below the existing grade, followed by an about 6-inch-thick bentonite seal.

**WELL DEVELOPMENT DATA**

| | | | | |
|---|---|---|---|---|
| **SURGE BLOCK DIAMETER** | 1.5-inch | **TYPE PUMP** | Submersible | **DEVELOPMENT CONFIRMATION** |
| **DRILLER OR LANGAN** | Driller | **MAX PUMP RATE** | 0.33 GPM | Groundwater purged until clear. |
| **NUMBER OF SURGE CYCLES** | N/A | **TOTAL VOLUME** | 5 gallons | |

**WELL DETAILS**

| | | |
|---|---|---|
| **TOP OF CASING** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 3 feet above surface grade |
| **TOP OF SEAL** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 0 |
| **TOP OF FILTER** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 0.5 |
| **TOP OF SCREEN** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 1 |
| **BOTTOM OF BORING** | **ELEVATION** | **DEPTH (ft)** |
| | N/A | 12 |
| **SCREEN LENGTH** | | 10 Feet |
| **SLOT SIZE** | | No. 10 Slot; 0.010 Inches |




| DEPTH (FT) | |
|---|---|
| Top of Seal | 0 |
| Top of Filter | 0.5 |
| Top of Screen | 1 |
| Bottom of Screen | 11 |
| Bottom of Boring | 12 |

**GROUNDWATER ELEVATIONS**

| ELEVATION | DATE | DEPTH TO WATER (bTOC) | |
|---|---|---|---|
| N/A | 2/23/2024 | 4.48 | ft bTOC |
| N/A | 3/1/2024 | 5.12 | ft bTOC |
| N/A | 5/31/2024 | 4.67 | ft bTOC |
| N/A | | | |
| N/A | | | |
| N/A | | | |

**LANGAN Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.**
21 Penn Plaza, 360 West 31st Street, 8th Floor, New York

# WELL CONSTRUCTION AND DEVELOPMENT SUMMARY

Well No. MW36

| PROJECT | | PROJECT NO. | |
|---|---|---|---|
| 250 Water Street | | 170381202 | |
| **LOCATION** | | **ELEVATION AND DATUM** | |
| New York, NY | | el. N/A | NAVD88 |
| **DRILLING AGENCY** | | **DATE STARTED** | **DATE FINISHED** |
| Lakewood Environmental Corp. | | 2/23/2024 | 2/23/2024 |
| **DRILLING EQUIPMENT** | | **DRILLER** | |
| Geoprobe 6610DT | | Mike Kolasanski | |
| **SIZE AND TYPE OF BIT** | | **INSPECTOR** | |
| 6-Inch Outer Diameter Hollow Stem Augers | | Camille Quick | |
| **BOREHOLE DIAMETER** | | **TYPE OF WELL (OVERBURDEN / BEDROCK)** | |
| 6" | | Overburden | |
| **RISER MATERIAL** | **DIAMETER** | **TYPE OF BACKFILL MATERIAL** | |
| PVC | 2" | No. 1 Sand | |
| **TYPE OF SCREEN** | **DIAMETER** | **TYPE OF WELL PACK** | **TYPE OF SEAL MATERIAL** |
| PVC No. 10 Slot | 2" | No. 1 Sand | Bentonite |

**METHOD OF INSTALLATION**

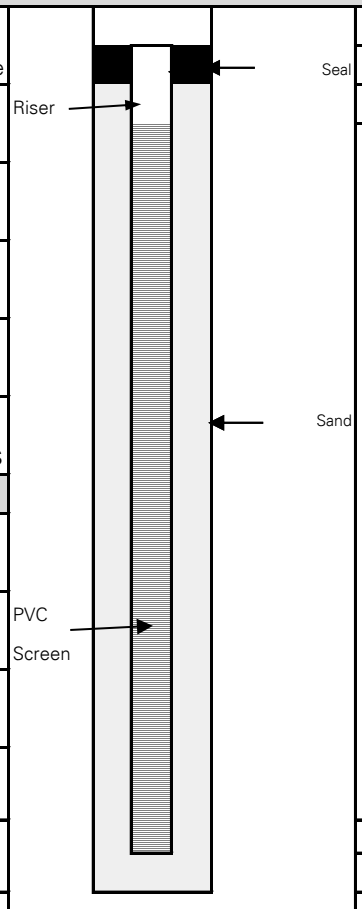
A Geoprobe® 6610DT, equipped with 4-foot-long by 6-inch outer diamter hollow stem augers, was used to advance the boring to approximately 12 feet bgs. A two-inch-diameter PVC monitoring well was installed in the borehole, which consisted of 10 feet of No. 10 slot (0.010-inch) well screen between 1 and 11 feet below existing grade followed by a solid two-inch-diameter PVC riser extending to 2.75 feet above grade surface. The annulus of the borehole was backfilled using clean No. 1 sand from the bottom of the borehole to about 6-inches below the existing grade, followed by an about 6-inch-thick bentonite seal.

**WELL DEVELOPMENT DATA**

| | | | | |
|---|---|---|---|---|
| **SURGE BLOCK DIAMETER** | 1.5-inch | **TYPE PUMP** | Submersible | **DEVELOPMENT CONFIRMATION** |
| **DRILLER OR LANGAN** | Driller | **MAX PUMP RATE** | 0.33 GPM | Groundwater purged until clear. |
| **NUMBER OF SURGE CYCLES** | N/A | **TOTAL VOLUME** | 5 gallons | |

**WELL DETAILS**

| | | | |
|---|---|---|---|
| **TOP OF CASING** | **ELEVATION** | **DEPTH (ft)** | |
| | N/A | 2.75 feet above grade surface | |
| **TOP OF SEAL** | **ELEVATION** | **DEPTH (ft)** | |
| | N/A | 0 | |
| **TOP OF FILTER** | **ELEVATION** | **DEPTH (ft)** | |
| | N/A | 0.5 | |
| **TOP OF SCREEN** | **ELEVATION** | **DEPTH (ft)** | |
| | N/A | 1 | |
| **BOTTOM OF BORING** | **ELEVATION** | **DEPTH (ft)** | |
| | N/A | 12 | |
| **SCREEN LENGTH** | | 10 Feet | |
| **SLOT SIZE** | | No. 10 Slot; 0.010 Inches | |




| DEPTH (FT) | |
|---|---|
| Top of Seal | 0 |
| Top of Filter | 0.5 |
| Top of Screen | 1 |
| Bottom of Screen | 11 |
| Bottom of Boring | 12 |

**GROUNDWATER ELEVATIONS**

| ELEVATION | DATE | DEPTH TO WATER (bTOC) | |
|---|---|---|---|
| N/A | 2/23/2024 | 4.19 | ft bTOC |
| N/A | 3/1/2024 | 4.94 | ft bTOC |
| N/A | 5/31/2024 | 4.22 | ft bTOC |
| N/A | | | |
| N/A | | | |
| N/A | | | |

**LANGAN Engineering, Environmental, Surveying, Landscape Architecture and Geology, D.P.C.**

21 Penn Plaza, 360 West 31st Street, 8th Floor, New York

# ATTACHMENT 2

Groundwater Sampling Logs

| Project Information | | Well Information | | Equipment Information | | Sampling Conditions | | Sampling Information | |
|---|---|---|---|---|---|---|---|---|---|
| **Project Name:** | 250 Water Street | **Well No:** | MW35 | **Water Quality Device Model:** | Horiba U-52 | **Weather:** | Sunny, 59-77°F | **Sample(s):** | MW35_053124 |
| **Project Number:** | 170381202 | **Well Depth:** | 11 feet bgs | **Pine Number:** | 215802 | **Background PID (ppm):** | 0.0 | | |
| **Site Location:** | New York, NY | **Well Diameter:** | 2-inch-diameter | **Pump Make and Model:** | Peristaltic Pump | **PID Beneath Inner Cap (ppm):** | 25.4 | | |
| **Sampling Personnel:** | Caitlyn Dempsey | **Well Screen Interval:** | 1 foot bgs<br>11 feet bgs | **Pine Number:**<br>**Tubing Diameter:** | 041732<br>1/4" OD x 3/8" ID | **Pump Intake Depth:**<br>**Depth to Water Before Purge:** | 6 feet below TOC<br>4.67 feet below TOC | **Sample Date:**<br>**Sample Time:** | 5/31/2024<br>11:45 |

***STABILIZATION = 3 successive readings within limits***

| TIME | TEMP °Celsius (+/- 3%) | PH (+/- 0.1) | ORP mV (+/- 10mV) | CONDUCTIVITY mS/cm (+/- 3%) | TURBIDITY ntu (+/- 10%) above 5 NTU | DO mg/l (+/- 10%) above 0.5 mg/l | DTW ft Drawdown < 0.33 ft | Flow Rate (gpm) <0.13 gpm) | Cumulative Discharge Volume (Gal) | NOTES color, odor etc. | Stabilized? |
|---|---|---|---|---|---|---|---|---|---|---|---|
| **BEGIN PURGING** | | | | | | | | | | | |
| 10:45 | 20.28 | 9.11 | -133 | 0.569 | 131.0 | 0.00 | 4.69 | 0.10 | 1.50 | | **N/A** |
| 10:50 | 20.07 | 9.12 | -114 | 0.580 | 86.8 | 0.00 | 5.06 | 0.15 | 2.25 | | **N/A** |
| 10:55 | 20.07 | 9.11 | -126 | 0.596 | 63.8 | 0.00 | 5.14 | 0.10 | 2.75 | | **N** |
| 11:00 | 20.02 | 9.05 | -142 | 0.640 | 47.2 | 0.00 | 5.15 | 0.10 | 3.25 | | **N** |
| 11:05 | 19.97 | 9.03 | -149 | 0.672 | 38.4 | 0.00 | 5.15 | 0.05 | 3.50 | | **N** |
| 11:10 | 19.93 | 9.00 | -127 | 0.689 | 35.4 | 0.00 | 5.15 | 0.05 | 3.75 | | **N** |
| 11:15 | 19.97 | 8.97 | -159 | 0.721 | 28.2 | 0.00 | 5.15 | 0.05 | 4.00 | N/A | **N** |
| 11:20 | 19.94 | 8.94 | -164 | 0.754 | 24.3 | 0.00 | 5.18 | 0.10 | 4.50 | | **N** |
| 11:25 | 19.95 | 8.91 | -168 | 0.767 | 21.1 | 0.00 | 5.20 | 0.05 | 4.25 | | **N** |
| 11:30 | 19.84 | 8.90 | -173 | 0.793 | 20.8 | 0.00 | 5.20 | 0.15 | 5.00 | | **N** |
| 11:35 | 20.02 | 8.89 | -176 | 0.803 | 19.3 | 0.00 | 5.20 | 0.05 | 5.25 | | **N** |
| 11:40 | 19.91 | 8.88 | -120 | 0.812 | 19.7 | 0.00 | 5.21 | 0.05 | 5.50 | | **N** |
| 11:45 | 19.90 | 8.87 | -120 | 0.823 | 18.7 | 0.00 | 5.20 | 0.05 | 5.75 | | **N** |

**Notes:**

1. Well depths and groundwater depths were measured in feet below the top of well casing.
2. Well and tubing diameters are measured in inches.
3. PID = Photoionization Detector
4. PPM = Parts per million
5. pH = Hydrogen ion concentration
6. ORP = Oxidation-reduction potential, measured in millivolts (mV)
7. DO = Dissolved Oxygen, measured in milligrams per liter (mg/L)
8. DTW = Depth to water
9. mS/cm = milli-Siemens per centimeter
10. NTU = Nephelometric Turbidity Unit
11. TOC = Top of Casing

| Project Information | | Well Information | | Equipment Information | | Sampling Conditions | | Sampling Information | |
|---|---|---|---|---|---|---|---|---|---|
| **Project Name:** | 250 Water Street | **Well No:** | MW36 | **Water Quality Device Model:** | Horiba U-52 | **Weather:** | Sunny, 59-77°F | **Sample(s):** | MW36_053124 |
| **Project Number:** | 170381202 | **Well Depth:** | 11 feet bgs | **Pine Number:** | 215802 | **Background PID (ppm):** | 0.0 | | DUP01_053124 |
| **Site Location:** | New York, NY | **Well Diameter:** | 2-inch-diameter | **Pump Make and Model:** | Peristaltic Pump | **PID Beneath Inner Cap (ppm):** | 1.6 | | |
| **Sampling Personnel:** | Caitlyn Dempsey | **Well Screen Interval:** | 1 foot bgs<br>11 feet bgs | **Pine Number:** | 041732 | **Pump Intake Depth:** | 6 feet below TOC | **Sample Date:** | 5/31/2024 |
| | | | | **Tubing Diameter:** | 1/4" OD x 3/8" ID | **Depth to Water Before Purge:** | 4.22 feet below TOC | **Sample Time:** | 13:15 |

***STABILIZATION = 3 successive readings within limits***

| TIME | TEMP °Celsius (+/- 3%) | PH (+/- 0.1) | ORP mV (+/- 10mV) | CONDUCTIVITY mS/cm (+/- 3%) | TURBIDITY ntu (+/- 10%) above 5 NTU | DO mg/l (+/- 10%) above 0.5 mg/l | DTW ft Drawdown < 0.33 ft | Flow Rate (gpm) <0.13 gpm) | Cumulative Discharge Volume (Gal) | NOTES color, odor etc. | Stabilized? |
|---|---|---|---|---|---|---|---|---|---|---|---|
| **BEGIN PURGING** | | | | | | | | | | | |
| 12:15 | 21.48 | 7.71 | -166 | 2.320 | 183.0 | 0.00 | 4.22 | 0.10 | 1.00 | | **N/A** |
| 12:20 | 21.46 | 7.64 | -171 | 2.320 | 175.0 | 0.00 | 5.00 | 0.10 | 1.50 | | **N/A** |
| 12:25 | 21.48 | 7.49 | -190 | 2.290 | 105.0 | 0.00 | 5.00 | 0.20 | 2.50 | | **N** |
| 12:30 | 21.36 | 7.45 | -197 | 2.290 | 81.5 | 0.00 | 5.02 | 0.10 | 3.00 | | **N** |
| 12:35 | 21.12 | 7.42 | -203 | 2.270 | 41.2 | 0.00 | 5.02 | 0.10 | 3.50 | | **N** |
| 12:40 | 21.23 | 7.42 | -208 | 2.250 | 39.4 | 0.00 | 5.31 | 0.10 | 4.00 | | **N** |
| 12:45 | 21.34 | 7.39 | -211 | 2.240 | 32.1 | 0.00 | 5.31 | 0.05 | 4.25 | N/A | **N** |
| 12:50 | 21.45 | 7.37 | -214 | 2.240 | 29.3 | 0.00 | 5.04 | 0.05 | 4.50 | | **N** |
| 12:55 | 21.13 | 7.35 | -212 | 2.220 | 14.7 | 0.00 | 5.05 | 0.20 | 5.50 | | **N** |
| 13:00 | 21.23 | 7.33 | -212 | 2.221 | 15.4 | 0.00 | 5.09 | 0.20 | 6.50 | | **N** |
| 13:05 | 21.30 | 7.32 | -210 | 2.210 | 31.5 | 0.00 | 5.10 | 0.20 | 7.50 | | **N** |
| 13:10 | 21.43 | 7.29 | -208 | 2.200 | 36.2 | 0.00 | 5.10 | 0.20 | 8.50 | | **N** |
| 13:15 | 21.40 | 7.28 | -205 | 2.230 | 37.0 | 0.00 | 5.10 | 0.20 | 9.50 | | **N** |

**Notes:**

1. Well depths and groundwater depths were measured in feet below the top of well casing.
2. Well and tubing diameters are measured in inches.
3. PID = Photoionization Detector
4. PPM = Parts per million
5. pH = Hydrogen ion concentration
6. ORP = Oxidation-reduction potential, measured in millivolts (mV)
7. DO = Dissolved Oxygen, measured in milligrams per liter (mg/L)
8. DTW = Depth to water
9. mS/cm = milli-Siemens per centimeter
10. NTU = Nephelometric Turbidity Unit
11. TOC = Top of Casing

# ATTACHMENT 3

Laboratory Analytical Report

# ANALYTICAL REPORT

| | |
|---|---|
| Lab Number: | L2430211 |
| Client: | Langan Engineering & Environmental<br>21 Penn Plaza<br>360 W. 31st Street, 8th Floor<br>New York, NY 10001-2727 |
| ATTN: | Paul McMahon |
| Phone: | (212) 479-5429 |
| Project Name: | 250 WATER STREET |
| Project Number: | 170381202 |
| Report Date: | 06/07/24 |

The original project report/data package is held by Alpha Analytical. This report/data package is paginated and should be reproduced only in its entirety. Alpha Analytical holds no responsibility for results and/or data that are not consistent with the original.

Certifications & Approvals: MA (M-MA086), NH NELAP (2064), CT (PH-0826), IL (200077), IN (C-MA-03), KY (KY98045), ME (MA00086), MD (348), NJ (MA935), NY (11148), NC (25700/666), OR (MA-1316), PA (68-03671), RI (LAO00065), TX (T104704476), VT (VT-0935), VA (460195), USDA (Permit #525-23-122-91930A1).

Eight Walkup Drive, Westborough, MA 01581-1019
508-898-9220 (Fax) 508-898-9193 800-624-9220 - www.alphalab.com

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Alpha Sample ID | Client ID | Matrix | Sample Location | Collection Date/Time | Receive Date |
|---|---|---|---|---|---|
| L2430211-01 | MW-35_053124 | WATER | MANHATTAN, NY | 05/31/24 11:45 | 05/31/24 |
| L2430211-02 | MW-36_053124 | WATER | MANHATTAN, NY | 05/31/24 13:15 | 05/31/24 |
| L2430211-03 | DUP01_053124 | WATER | MANHATTAN, NY | 05/31/24 00:00 | 05/31/24 |
| L2430211-04 | FB01_053124 | WATER | MANHATTAN, NY | 05/31/24 13:00 | 05/31/24 |
| L2430211-05 | TB01_053124 | WATER | MANHATTAN, NY | 05/31/24 00:00 | 05/31/24 |

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2430211 |
| **Project Number:** | 170381202 | **Report Date:** | 06/07/24 |

## Case Narrative

The samples were received in accordance with the Chain of Custody and no significant deviations were encountered during the preparation or analysis unless otherwise noted. Sample Receipt, Container Information, and the Chain of Custody are located at the back of the report.

Results contained within this report relate only to the samples submitted under this Alpha Lab Number and meet NELAP requirements for all NELAP accredited parameters unless otherwise noted in the following narrative. The data presented in this report is organized by parameter (i.e. VOC, SVOC, etc.). Sample specific Quality Control data (i.e. Surrogate Spike Recovery) is reported at the end of the target analyte list for each individual sample, followed by the Laboratory Batch Quality Control at the end of each parameter. Tentatively Identified Compounds (TICs), if requested, are reported for compounds identified to be present and are not part of the method/program Target Compound List, even if only a subset of the TCL are being reported. If a sample was re-analyzed or re-extracted due to a required quality control corrective action and if both sets of data are reported, the Laboratory ID of the re-analysis or re-extraction is designated with an "R" or "RE", respectively.

When multiple Batch Quality Control elements are reported (e.g. more than one LCS), the associated samples for each element are noted in the grey shaded header line of each data table. Any Laboratory Batch, Sample Specific % recovery or RPD value that is outside the listed Acceptance Criteria is bolded in the report. In reference to questions H (CAM) or 4 (RCP) when "NO" is checked, the performance criteria for CAM and RCP methods allow for some quality control failures to occur and still be within method compliance. In these instances, the specific failure is not narrated but noted in the associated QC Outlier Summary Report, located directly after the Case Narrative. QC information is also incorporated in the Data Usability Assessment table (Format 11) of our Data Merger tool, where it can be reviewed in conjunction with the sample result, associated regulatory criteria and any associated data usability implications.

Soil/sediments, solids and tissues are reported on a dry weight basis unless otherwise noted. Definitions of all data qualifiers and acronyms used in this report are provided in the Glossary located at the back of the report.

HOLD POLICY - For samples submitted on hold, Alpha's policy is to hold samples (with the exception of Air canisters) free of charge for 21 calendar days from the date the project is completed. After 21 calendar days, we will dispose of all samples submitted including those put on hold unless you have contacted your Alpha Project Manager and made arrangements for Alpha to continue to hold the samples. Air canisters will be disposed after 3 business days from the date the project is completed.

Please contact Project Management at 800-624-9220 with any questions.

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2430211 |
| **Project Number:** | 170381202 | **Report Date:** | 06/07/24 |

**Case Narrative (continued)**

Report Submission

All non-detect (ND) or estimated concentrations (J-qualified) have been quantitated to the limit noted in the MDL column.

Semivolatile Organics

The WG1929876-2/-3 LCS/LCSD recoveries, associated with L2430211-01 through -04, are below the acceptance criteria for benzoic acid (0%/0%); however, it has been identified as a "difficult" analyte. The results of the associated samples are reported.

I, the undersigned, attest under the pains and penalties of perjury that, to the best of my knowledge and belief and based upon my personal inquiry of those responsible for providing the information contained in this analytical report, such information is accurate and complete. This certificate of analysis is not complete unless this page accompanies any and all pages of this report.

Authorized Signature: Tiffani Morrissey - Tiffani Morrissey

Title: Technical Director/Representative Date: 06/07/24

# ORGANICS

# VOLATILES

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01
Client ID: MW-35_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 11:45
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 06/03/24 21:41
Analyst: LAC

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | 0.21 | J | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01 Date Collected: 05/31/24 11:45

Client ID: MW-35_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.17 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | 2.2 | J | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01 Date Collected: 05/31/24 11:45

Client ID: MW-35_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 106 | | 70-130 |
| Toluene-d8 | 100 | | 70-130 |
| 4-Bromofluorobenzene | 92 | | 70-130 |
| Dibromofluoromethane | 101 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02
Client ID: MW-36_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:15
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 06/03/24 21:17
Analyst: LAC

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02 Date Collected: 05/31/24 13:15

Client ID: MW-36_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.17 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | ND | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02 Date Collected: 05/31/24 13:15

Client ID: MW-36_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 106 | | 70-130 |
| Toluene-d8 | 102 | | 70-130 |
| 4-Bromofluorobenzene | 96 | | 70-130 |
| Dibromofluoromethane | 101 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-03
Client ID: DUP01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 00:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 06/03/24 20:52
Analyst: LAC

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

**SAMPLE RESULTS**

Lab ID: L2430211-03 Date Collected: 05/31/24 00:00

Client ID: DUP01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.17 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | ND | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-03 Date Collected: 05/31/24 00:00

Client ID: DUP01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 105 | | 70-130 |
| Toluene-d8 | 102 | | 70-130 |
| 4-Bromofluorobenzene | 95 | | 70-130 |
| Dibromofluoromethane | 101 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-04
Client ID: FB01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 06/03/24 20:28
Analyst: LAC

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-04 Date Collected: 05/31/24 13:00

Client ID: FB01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.17 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | ND | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-04 Date Collected: 05/31/24 13:00

Client ID: FB01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 105 | | 70-130 |
| Toluene-d8 | 100 | | 70-130 |
| 4-Bromofluorobenzene | 93 | | 70-130 |
| Dibromofluoromethane | 101 | | 70-130 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-05
Client ID: TB01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 00:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8260D
Analytical Date: 06/03/24 20:04
Analyst: LAC

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 | 1 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 | 1 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 | 1 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 | 1 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 | 1 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 | 1 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 | 1 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 | 1 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 | 1 |
| Benzene | ND | | ug/l | 0.50 | 0.16 | 1 |
| Toluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 | 1 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 | 1 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

**SAMPLE RESULTS**

Lab ID: L2430211-05 Date Collected: 05/31/24 00:00

Client ID: TB01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.17 | 1 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 | 1 |
| Styrene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 | 1 |
| Acetone | ND | | ug/l | 5.0 | 1.5 | 1 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 | 1 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 | 1 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 | 1 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 | 1 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 | 1 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-05 Date Collected: 05/31/24 00:00

Client ID: TB01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Volatile Organics by GC/MS - Westborough Lab** | | | | | | |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 | 1 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. | 1 |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 | 1 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 | 1 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 | 1 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 | 1 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 106 | | 70-130 |
| Toluene-d8 | 100 | | 70-130 |
| 4-Bromofluorobenzene | 94 | | 70-130 |
| Dibromofluoromethane | 106 | | 70-130 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 06/03/24 19:40
Analyst: MAG

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-05 Batch: WG1929580-5 | | | | | |
| Methylene chloride | ND | | ug/l | 2.5 | 0.70 |
| 1,1-Dichloroethane | ND | | ug/l | 2.5 | 0.70 |
| Chloroform | ND | | ug/l | 2.5 | 0.70 |
| Carbon tetrachloride | ND | | ug/l | 0.50 | 0.13 |
| 1,2-Dichloropropane | ND | | ug/l | 1.0 | 0.14 |
| Dibromochloromethane | ND | | ug/l | 0.50 | 0.15 |
| 1,1,2-Trichloroethane | ND | | ug/l | 1.5 | 0.50 |
| Tetrachloroethene | ND | | ug/l | 0.50 | 0.18 |
| Chlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| Trichlorofluoromethane | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dichloroethane | ND | | ug/l | 0.50 | 0.13 |
| 1,1,1-Trichloroethane | ND | | ug/l | 2.5 | 0.70 |
| Bromodichloromethane | ND | | ug/l | 0.50 | 0.19 |
| trans-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.16 |
| cis-1,3-Dichloropropene | ND | | ug/l | 0.50 | 0.14 |
| 1,3-Dichloropropene, Total | ND | | ug/l | 0.50 | 0.14 |
| 1,1-Dichloropropene | ND | | ug/l | 2.5 | 0.70 |
| Bromoform | ND | | ug/l | 2.0 | 0.65 |
| 1,1,2,2-Tetrachloroethane | ND | | ug/l | 0.50 | 0.17 |
| Benzene | ND | | ug/l | 0.50 | 0.16 |
| Toluene | ND | | ug/l | 2.5 | 0.70 |
| Ethylbenzene | ND | | ug/l | 2.5 | 0.70 |
| Chloromethane | ND | | ug/l | 2.5 | 0.70 |
| Bromomethane | ND | | ug/l | 2.5 | 0.70 |
| Vinyl chloride | ND | | ug/l | 1.0 | 0.07 |
| Chloroethane | ND | | ug/l | 2.5 | 0.70 |
| 1,1-Dichloroethene | ND | | ug/l | 0.50 | 0.17 |
| trans-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 |
| Trichloroethene | ND | | ug/l | 0.50 | 0.18 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 06/03/24 19:40
Analyst: MAG

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-05 Batch: WG1929580-5 | | | | | |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| Methyl tert butyl ether | ND | | ug/l | 2.5 | 0.17 |
| p/m-Xylene | ND | | ug/l | 2.5 | 0.70 |
| o-Xylene | ND | | ug/l | 2.5 | 0.70 |
| Xylenes, Total | ND | | ug/l | 2.5 | 0.70 |
| cis-1,2-Dichloroethene | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dichloroethene, Total | ND | | ug/l | 2.5 | 0.70 |
| Dibromomethane | ND | | ug/l | 5.0 | 1.0 |
| 1,2,3-Trichloropropane | ND | | ug/l | 2.5 | 0.70 |
| Acrylonitrile | ND | | ug/l | 5.0 | 1.5 |
| Styrene | ND | | ug/l | 2.5 | 0.70 |
| Dichlorodifluoromethane | ND | | ug/l | 5.0 | 1.0 |
| Acetone | ND | | ug/l | 5.0 | 1.5 |
| Carbon disulfide | ND | | ug/l | 5.0 | 1.0 |
| 2-Butanone | ND | | ug/l | 5.0 | 1.9 |
| Vinyl acetate | ND | | ug/l | 5.0 | 1.0 |
| 4-Methyl-2-pentanone | ND | | ug/l | 5.0 | 1.0 |
| 2-Hexanone | ND | | ug/l | 5.0 | 1.0 |
| Bromochloromethane | ND | | ug/l | 2.5 | 0.70 |
| 2,2-Dichloropropane | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dibromoethane | ND | | ug/l | 2.0 | 0.65 |
| 1,3-Dichloropropane | ND | | ug/l | 2.5 | 0.70 |
| 1,1,1,2-Tetrachloroethane | ND | | ug/l | 2.5 | 0.70 |
| Bromobenzene | ND | | ug/l | 2.5 | 0.70 |
| n-Butylbenzene | ND | | ug/l | 2.5 | 0.70 |
| sec-Butylbenzene | ND | | ug/l | 2.5 | 0.70 |
| tert-Butylbenzene | ND | | ug/l | 2.5 | 0.70 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8260D
Analytical Date: 06/03/24 19:40
Analyst: MAG

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab for sample(s): 01-05 Batch: WG1929580-5 | | | | | |
| o-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 |
| p-Chlorotoluene | ND | | ug/l | 2.5 | 0.70 |
| 1,2-Dibromo-3-chloropropane | ND | | ug/l | 2.5 | 0.70 |
| Hexachlorobutadiene | ND | | ug/l | 2.5 | 0.70 |
| Isopropylbenzene | ND | | ug/l | 2.5 | 0.70 |
| p-Isopropyltoluene | ND | | ug/l | 2.5 | 0.70 |
| Naphthalene | ND | | ug/l | 2.5 | 0.70 |
| n-Propylbenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,2,3-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,3,5-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,2,4-Trimethylbenzene | ND | | ug/l | 2.5 | 0.70 |
| 1,4-Dioxane | ND | | ug/l | 250 | 61. |
| p-Diethylbenzene | ND | | ug/l | 2.0 | 0.70 |
| p-Ethyltoluene | ND | | ug/l | 2.0 | 0.70 |
| 1,2,4,5-Tetramethylbenzene | ND | | ug/l | 2.0 | 0.54 |
| Ethyl ether | ND | | ug/l | 2.5 | 0.70 |
| trans-1,4-Dichloro-2-butene | ND | | ug/l | 2.5 | 0.70 |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,2-Dichloroethane-d4 | 108 | | 70-130 |
| Toluene-d8 | 99 | | 70-130 |
| 4-Bromofluorobenzene | 93 | | 70-130 |
| Dibromofluoromethane | 103 | | 70-130 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1929580-3 WG1929580-4 | | | | | | | | |
| Methylene chloride | 94 | | 97 | | 70-130 | 3 | | 20 |
| 1,1-Dichloroethane | 110 | | 100 | | 70-130 | 10 | | 20 |
| Chloroform | 97 | | 100 | | 70-130 | 3 | | 20 |
| Carbon tetrachloride | 100 | | 100 | | 63-132 | 0 | | 20 |
| 1,2-Dichloropropane | 110 | | 110 | | 70-130 | 0 | | 20 |
| Dibromochloromethane | 92 | | 92 | | 63-130 | 0 | | 20 |
| 1,1,2-Trichloroethane | 100 | | 100 | | 70-130 | 0 | | 20 |
| Tetrachloroethene | 100 | | 95 | | 70-130 | 5 | | 20 |
| Chlorobenzene | 100 | | 100 | | 75-130 | 0 | | 20 |
| Trichlorofluoromethane | 120 | | 120 | | 62-150 | 0 | | 20 |
| 1,2-Dichloroethane | 100 | | 110 | | 70-130 | 10 | | 20 |
| 1,1,1-Trichloroethane | 100 | | 100 | | 67-130 | 0 | | 20 |
| Bromodichloromethane | 99 | | 100 | | 67-130 | 1 | | 20 |
| trans-1,3-Dichloropropene | 96 | | 94 | | 70-130 | 2 | | 20 |
| cis-1,3-Dichloropropene | 99 | | 99 | | 70-130 | 0 | | 20 |
| 1,1-Dichloropropene | 110 | | 100 | | 70-130 | 10 | | 20 |
| Bromoform | 89 | | 87 | | 54-136 | 2 | | 20 |
| 1,1,2,2-Tetrachloroethane | 110 | | 110 | | 67-130 | 0 | | 20 |
| Benzene | 100 | | 100 | | 70-130 | 0 | | 20 |
| Toluene | 100 | | 100 | | 70-130 | 0 | | 20 |
| Ethylbenzene | 100 | | 100 | | 70-130 | 0 | | 20 |
| Chloromethane | 98 | | 98 | | 64-130 | 0 | | 20 |
| Bromomethane | 58 | | 63 | | 39-139 | 8 | | 20 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2430211

**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1929580-3 WG1929580-4 | | | | | | | | |
| Vinyl chloride | 120 | | 120 | | 55-140 | 0 | | 20 |
| Chloroethane | **140** | Q | **140** | Q | 55-138 | 0 | | 20 |
| 1,1-Dichloroethene | 95 | | 99 | | 61-145 | 4 | | 20 |
| trans-1,2-Dichloroethene | 100 | | 100 | | 70-130 | 0 | | 20 |
| Trichloroethene | 90 | | 91 | | 70-130 | 1 | | 20 |
| 1,2-Dichlorobenzene | 100 | | 99 | | 70-130 | 1 | | 20 |
| 1,3-Dichlorobenzene | 100 | | 100 | | 70-130 | 0 | | 20 |
| 1,4-Dichlorobenzene | 100 | | 100 | | 70-130 | 0 | | 20 |
| Methyl tert butyl ether | 89 | | 90 | | 63-130 | 1 | | 20 |
| p/m-Xylene | 105 | | 105 | | 70-130 | 0 | | 20 |
| o-Xylene | 105 | | 105 | | 70-130 | 0 | | 20 |
| cis-1,2-Dichloroethene | 100 | | 100 | | 70-130 | 0 | | 20 |
| Dibromomethane | 97 | | 100 | | 70-130 | 3 | | 20 |
| 1,2,3-Trichloropropane | 98 | | 99 | | 64-130 | 1 | | 20 |
| Acrylonitrile | 100 | | 100 | | 70-130 | 0 | | 20 |
| Styrene | 105 | | 105 | | 70-130 | 0 | | 20 |
| Dichlorodifluoromethane | 110 | | 110 | | 36-147 | 0 | | 20 |
| Acetone | 92 | | 91 | | 58-148 | 1 | | 20 |
| Carbon disulfide | 110 | | 100 | | 51-130 | 10 | | 20 |
| 2-Butanone | 90 | | 86 | | 63-138 | 5 | | 20 |
| Vinyl acetate | **200** | Q | **210** | Q | 70-130 | 5 | | 20 |
| 4-Methyl-2-pentanone | 85 | | 86 | | 59-130 | 1 | | 20 |
| 2-Hexanone | 82 | | 85 | | 57-130 | 4 | | 20 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1929580-3 WG1929580-4 | | | | | | | | |
| Bromochloromethane | 100 | | 100 | | 70-130 | 0 | | 20 |
| 2,2-Dichloropropane | 110 | | 110 | | 63-133 | 0 | | 20 |
| 1,2-Dibromoethane | 93 | | 93 | | 70-130 | 0 | | 20 |
| 1,3-Dichloropropane | 100 | | 99 | | 70-130 | 1 | | 20 |
| 1,1,1,2-Tetrachloroethane | 99 | | 95 | | 64-130 | 4 | | 20 |
| Bromobenzene | 97 | | 98 | | 70-130 | 1 | | 20 |
| n-Butylbenzene | 110 | | 110 | | 53-136 | 0 | | 20 |
| sec-Butylbenzene | 110 | | 100 | | 70-130 | 10 | | 20 |
| tert-Butylbenzene | 100 | | 100 | | 70-130 | 0 | | 20 |
| o-Chlorotoluene | 100 | | 100 | | 70-130 | 0 | | 20 |
| p-Chlorotoluene | 100 | | 100 | | 70-130 | 0 | | 20 |
| 1,2-Dibromo-3-chloropropane | 75 | | 79 | | 41-144 | 5 | | 20 |
| Hexachlorobutadiene | 99 | | 96 | | 63-130 | 3 | | 20 |
| Isopropylbenzene | 100 | | 100 | | 70-130 | 0 | | 20 |
| p-Isopropyltoluene | 100 | | 100 | | 70-130 | 0 | | 20 |
| Naphthalene | 86 | | 88 | | 70-130 | 2 | | 20 |
| n-Propylbenzene | 110 | | 100 | | 69-130 | 10 | | 20 |
| 1,2,3-Trichlorobenzene | 95 | | 94 | | 70-130 | 1 | | 20 |
| 1,2,4-Trichlorobenzene | 95 | | 95 | | 70-130 | 0 | | 20 |
| 1,3,5-Trimethylbenzene | 100 | | 100 | | 64-130 | 0 | | 20 |
| 1,2,4-Trimethylbenzene | 100 | | 100 | | 70-130 | 0 | | 20 |
| 1,4-Dioxane | 78 | | 86 | | 56-162 | 10 | | 20 |
| p-Diethylbenzene | 100 | | 100 | | 70-130 | 0 | | 20 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2430211

**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 Batch: WG1929580-3 WG1929580-4 | | | | | | | | |
| p-Ethyltoluene | 100 | | 100 | | 70-130 | 0 | | 20 |
| 1,2,4,5-Tetramethylbenzene | 98 | | 98 | | 70-130 | 0 | | 20 |
| Ethyl ether | 110 | | 110 | | 59-134 | 0 | | 20 |
| trans-1,4-Dichloro-2-butene | 97 | | 88 | | 70-130 | 10 | | 20 |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,2-Dichloroethane-d4 | 104 | | 104 | | 70-130 |
| Toluene-d8 | 101 | | 100 | | 70-130 |
| 4-Bromofluorobenzene | 95 | | 93 | | 70-130 |
| Dibromofluoromethane | 100 | | 101 | | 70-130 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1929580-6 WG1929580-7 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| Methylene chloride | ND | 10 | 9.9 | 99 | | 9.7 | 97 | | 70-130 | 2 | | 20 |
| 1,1-Dichloroethane | ND | 10 | 11 | 110 | | 11 | 110 | | 70-130 | 0 | | 20 |
| Chloroform | ND | 10 | 10 | 100 | | 9.8 | 98 | | 70-130 | 2 | | 20 |
| Carbon tetrachloride | ND | 10 | 11 | 110 | | 10 | 100 | | 63-132 | 10 | | 20 |
| 1,2-Dichloropropane | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| Dibromochloromethane | ND | 10 | 9.4 | 94 | | 9.3 | 93 | | 63-130 | 1 | | 20 |
| 1,1,2-Trichloroethane | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| Tetrachloroethene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| Chlorobenzene | ND | 10 | 10 | 100 | | 10 | 100 | | 75-130 | 0 | | 20 |
| Trichlorofluoromethane | ND | 10 | 13 | 130 | | 13 | 130 | | 62-150 | 0 | | 20 |
| 1,2-Dichloroethane | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| 1,1,1-Trichloroethane | ND | 10 | 11 | 110 | | 11 | 110 | | 67-130 | 0 | | 20 |
| Bromodichloromethane | ND | 10 | 10 | 100 | | 10 | 100 | | 67-130 | 0 | | 20 |
| trans-1,3-Dichloropropene | ND | 10 | 9.5 | 95 | | 9.4 | 94 | | 70-130 | 1 | | 20 |
| cis-1,3-Dichloropropene | ND | 10 | 9.8 | 98 | | 9.6 | 96 | | 70-130 | 2 | | 20 |
| 1,1-Dichloropropene | ND | 10 | 12 | 120 | | 11 | 110 | | 70-130 | 9 | | 20 |
| Bromoform | ND | 10 | 8.8 | 88 | | 8.7 | 87 | | 54-136 | 1 | | 20 |
| 1,1,2,2-Tetrachloroethane | ND | 10 | 12 | 120 | | 12 | 120 | | 67-130 | 0 | | 20 |
| Benzene | 0.21J | 10 | 11 | 110 | | 11 | 110 | | 70-130 | 0 | | 20 |
| Toluene | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| Ethylbenzene | ND | 10 | 11 | 110 | | 11 | 110 | | 70-130 | 0 | | 20 |
| Chloromethane | ND | 10 | 9.9 | 99 | | 10 | 100 | | 64-130 | 1 | | 20 |
| Bromomethane | ND | 10 | 3.1 | **31** | Q | 3.7 | **37** | Q | 39-139 | 18 | | 20 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2430211

**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1929580-6 WG1929580-7 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| Vinyl chloride | ND | 10 | 13 | 130 | | 13 | 130 | | 55-140 | 0 | | 20 |
| Chloroethane | ND | 10 | 14 | **140** | Q | 14 | **140** | Q | 55-138 | 0 | | 20 |
| 1,1-Dichloroethene | ND | 10 | 11 | 110 | | 9.8 | 98 | | 61-145 | 12 | | 20 |
| trans-1,2-Dichloroethene | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| Trichloroethene | ND | 10 | 9.8 | 98 | | 9.4 | 94 | | 70-130 | 4 | | 20 |
| 1,2-Dichlorobenzene | ND | 10 | 10 | 100 | | 9.9 | 99 | | 70-130 | 1 | | 20 |
| 1,3-Dichlorobenzene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| 1,4-Dichlorobenzene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| Methyl tert butyl ether | ND | 10 | 9.3 | 93 | | 9.4 | 94 | | 63-130 | 1 | | 20 |
| p/m-Xylene | ND | 20 | 22 | 110 | | 22 | 110 | | 70-130 | 0 | | 20 |
| o-Xylene | ND | 20 | 22 | 110 | | 21 | 105 | | 70-130 | 5 | | 20 |
| cis-1,2-Dichloroethene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| Dibromomethane | ND | 10 | 10 | 100 | | 9.9 | 99 | | 70-130 | 1 | | 20 |
| 1,2,3-Trichloropropane | ND | 10 | 11 | 110 | | 10 | 100 | | 64-130 | 10 | | 20 |
| Acrylonitrile | ND | 10 | 11 | 110 | | 11 | 110 | | 70-130 | 0 | | 20 |
| Styrene | ND | 20 | 21 | 105 | | 21 | 105 | | 70-130 | 0 | | 20 |
| Dichlorodifluoromethane | ND | 10 | 11 | 110 | | 11 | 110 | | 36-147 | 0 | | 20 |
| Acetone | 2.2J | 10 | 14 | 140 | | 12 | 120 | | 58-148 | 15 | | 20 |
| Carbon disulfide | ND | 10 | 11 | 110 | | 11 | 110 | | 51-130 | 0 | | 20 |
| 2-Butanone | ND | 10 | 12 | 120 | | 11 | 110 | | 63-138 | 9 | | 20 |
| Vinyl acetate | ND | 10 | 20 | **200** | Q | 20 | **200** | Q | 70-130 | 0 | | 20 |
| 4-Methyl-2-pentanone | ND | 10 | 11 | 110 | | 10 | 100 | | 59-130 | 10 | | 20 |
| 2-Hexanone | ND | 10 | 9.9 | 99 | | 9.7 | 97 | | 57-130 | 2 | | 20 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1929580-6 WG1929580-7 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| Bromochloromethane | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| 2,2-Dichloropropane | ND | 10 | 10 | 100 | | 9.8 | 98 | | 63-133 | 2 | | 20 |
| 1,2-Dibromoethane | ND | 10 | 9.6 | 96 | | 9.7 | 97 | | 70-130 | 1 | | 20 |
| 1,3-Dichloropropane | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| 1,1,1,2-Tetrachloroethane | ND | 10 | 9.8 | 98 | | 9.7 | 97 | | 64-130 | 1 | | 20 |
| Bromobenzene | ND | 10 | 9.8 | 98 | | 9.6 | 96 | | 70-130 | 2 | | 20 |
| n-Butylbenzene | ND | 10 | 11 | 110 | | 11 | 110 | | 53-136 | 0 | | 20 |
| sec-Butylbenzene | ND | 10 | 11 | 110 | | 11 | 110 | | 70-130 | 0 | | 20 |
| tert-Butylbenzene | ND | 10 | 11 | 110 | | 11 | 110 | | 70-130 | 0 | | 20 |
| o-Chlorotoluene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| p-Chlorotoluene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| 1,2-Dibromo-3-chloropropane | ND | 10 | 8.7 | 87 | | 8.4 | 84 | | 41-144 | 4 | | 20 |
| Hexachlorobutadiene | ND | 10 | 10 | 100 | | 9.7 | 97 | | 63-130 | 3 | | 20 |
| Isopropylbenzene | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| p-Isopropyltoluene | ND | 10 | 11 | 110 | | 11 | 110 | | 70-130 | 0 | | 20 |
| Naphthalene | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| n-Propylbenzene | ND | 10 | 11 | 110 | | 11 | 110 | | 69-130 | 0 | | 20 |
| 1,2,3-Trichlorobenzene | ND | 10 | 9.9 | 99 | | 9.6 | 96 | | 70-130 | 3 | | 20 |
| 1,2,4-Trichlorobenzene | ND | 10 | 9.8 | 98 | | 9.7 | 97 | | 70-130 | 1 | | 20 |
| 1,3,5-Trimethylbenzene | ND | 10 | 11 | 110 | | 11 | 110 | | 64-130 | 0 | | 20 |
| 1,2,4-Trimethylbenzene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| 1,4-Dioxane | ND | 500 | 460 | 92 | | 460 | 92 | | 56-162 | 0 | | 20 |
| p-Diethylbenzene | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |

# Matrix Spike Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Volatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-05 QC Batch ID: WG1929580-6 WG1929580-7 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| p-Ethyltoluene | ND | 10 | 11 | 110 | | 10 | 100 | | 70-130 | 10 | | 20 |
| 1,2,4,5-Tetramethylbenzene | ND | 10 | 10 | 100 | | 10 | 100 | | 70-130 | 0 | | 20 |
| Ethyl ether | ND | 10 | 11 | 110 | | 11 | 110 | | 59-134 | 0 | | 20 |
| trans-1,4-Dichloro-2-butene | ND | 10 | 8.9 | 89 | | 9.0 | 90 | | 70-130 | 1 | | 20 |

| Surrogate | MS % Recovery | MS Qualifier | MSD % Recovery | MSD Qualifier | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,2-Dichloroethane-d4 | 106 | | 104 | | 70-130 |
| 4-Bromofluorobenzene | 95 | | 96 | | 70-130 |
| Dibromofluoromethane | 103 | | 103 | | 70-130 |
| Toluene-d8 | 101 | | 99 | | 70-130 |

# SEMIVOLATILES

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01
Client ID: MW-35_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 11:45
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 06/06/24 04:44
Analyst: SZ

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.98 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.33 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.32 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.39 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 0.54 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.84 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.24 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.40 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.84 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 1.2 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 0.86 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.20 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.92 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.91 | 1 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.4 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 2.6 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.96 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 2.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.76 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 0.92 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.20 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 0.47 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 1.0 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 1.2 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 1.4 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01 Date Collected: 05/31/24 11:45

Client ID: MW-35_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.24 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.92 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.61 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.65 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 1.7 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 2.0 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 2.0 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 1.4 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 5.4 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 2.3 | 1 |
| Phenol | 0.89 | J | ug/l | 5.0 | 0.35 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 2.3 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 1.4 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.38 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.31 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 32 | | 21-120 |
| Phenol-d6 | 27 | | 10-120 |
| Nitrobenzene-d5 | 58 | | 23-120 |
| 2-Fluorobiphenyl | 50 | | 15-120 |
| 2,4,6-Tribromophenol | 43 | | 10-120 |
| 4-Terphenyl-d14 | 71 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01
Client ID: MW-35_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 11:45
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/06/24 09:41
Analyst: AH

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | 0.32 | | ug/l | 0.10 | 0.02 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | 0.35 | | ug/l | 0.10 | 0.03 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.02 | 1 |
| Naphthalene | 0.19 | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)anthracene | 0.04 | J | ug/l | 0.10 | 0.03 | 1 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Chrysene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Acenaphthylene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Anthracene | 0.11 | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Fluorene | 0.27 | | ug/l | 0.10 | 0.03 | 1 |
| Phenanthrene | 0.38 | | ug/l | 0.10 | 0.04 | 1 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Pyrene | 0.27 | | ug/l | 0.10 | 0.04 | 1 |
| 2-Methylnaphthalene | 0.06 | J | ug/l | 0.10 | 0.03 | 1 |
| Pentachlorophenol | 0.53 | J | ug/l | 0.80 | 0.06 | 1 |
| Hexachlorobenzene | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.02 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01 Date Collected: 05/31/24 11:45

Client ID: MW-35_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab | | | | | | |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 34 | | 21-120 |
| Phenol-d6 | 29 | | 10-120 |
| Nitrobenzene-d5 | 65 | | 23-120 |
| 2-Fluorobiphenyl | 52 | | 15-120 |
| 2,4,6-Tribromophenol | 52 | | 10-120 |
| 4-Terphenyl-d14 | 81 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-01
Client ID: MW-35_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 11:45
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/07/24 03:53
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 21:00

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | | | | | | |
| 1,4-Dioxane | 372. | | ng/l | 156 | 35.3 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 43 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02
Client ID: MW-36_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:15
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 06/06/24 05:09
Analyst: SZ

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.98 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.33 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.32 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.39 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 0.54 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.84 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.24 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.40 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.84 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 1.2 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 0.86 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.20 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.92 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.91 | 1 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.4 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 2.6 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.96 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 2.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.76 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 0.92 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.20 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 0.47 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 1.0 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 1.2 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 1.4 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02 Date Collected: 05/31/24 13:15

Client ID: MW-36_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.24 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.92 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.61 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.65 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 1.7 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 2.0 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 2.0 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 1.4 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 5.4 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 2.3 | 1 |
| Phenol | 0.58 | J | ug/l | 5.0 | 0.35 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 2.3 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 1.4 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.38 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.31 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 23 | | 21-120 |
| Phenol-d6 | 20 | | 10-120 |
| Nitrobenzene-d5 | 58 | | 23-120 |
| 2-Fluorobiphenyl | 49 | | 15-120 |
| 2,4,6-Tribromophenol | 31 | | 10-120 |
| 4-Terphenyl-d14 | 63 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02
Client ID: MW-36_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:15
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/06/24 10:30
Analyst: AH

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | 0.21 | | ug/l | 0.10 | 0.02 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | 0.20 | | ug/l | 0.10 | 0.03 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.02 | 1 |
| Naphthalene | 0.10 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)anthracene | 0.04 | J | ug/l | 0.10 | 0.03 | 1 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Chrysene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Acenaphthylene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Anthracene | 0.07 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Fluorene | 0.17 | | ug/l | 0.10 | 0.03 | 1 |
| Phenanthrene | 0.18 | | ug/l | 0.10 | 0.04 | 1 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Pyrene | 0.18 | | ug/l | 0.10 | 0.04 | 1 |
| 2-Methylnaphthalene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Pentachlorophenol | 0.47 | J | ug/l | 0.80 | 0.06 | 1 |
| Hexachlorobenzene | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.02 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02 Date Collected: 05/31/24 13:15

Client ID: MW-36_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|

Semivolatile Organics by GC/MS-SIM - Westborough Lab

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 25 | | 21-120 |
| Phenol-d6 | 23 | | 10-120 |
| Nitrobenzene-d5 | 68 | | 23-120 |
| 2-Fluorobiphenyl | 52 | | 15-120 |
| 2,4,6-Tribromophenol | 44 | | 10-120 |
| 4-Terphenyl-d14 | 78 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-02
Client ID: MW-36_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:15
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/07/24 04:55
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 21:00

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | | | | | | |
| 1,4-Dioxane | 4800 | | ng/l | 150 | 33.9 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 37 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-03
Client ID: DUP01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 00:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 06/06/24 05:35
Analyst: SZ

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.98 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.33 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.32 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.39 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 0.54 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.84 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.24 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.40 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.84 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 1.2 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 0.86 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.20 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.92 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.91 | 1 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.4 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 2.6 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.96 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 2.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.76 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 0.92 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.20 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 0.47 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 1.0 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 1.2 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 1.4 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-03 Date Collected: 05/31/24 00:00

Client ID: DUP01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.24 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.92 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.61 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.65 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 1.7 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 2.0 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 2.0 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 1.4 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 5.4 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 2.3 | 1 |
| Phenol | ND | | ug/l | 5.0 | 0.35 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 2.3 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 1.4 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.38 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.31 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 34 | | 21-120 |
| Phenol-d6 | 29 | | 10-120 |
| Nitrobenzene-d5 | 70 | | 23-120 |
| 2-Fluorobiphenyl | 64 | | 15-120 |
| 2,4,6-Tribromophenol | 41 | | 10-120 |
| 4-Terphenyl-d14 | 76 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-03
Client ID: DUP01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 00:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/06/24 10:47
Analyst: AH

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | 0.18 | | ug/l | 0.10 | 0.02 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | 0.31 | | ug/l | 0.10 | 0.03 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.02 | 1 |
| Naphthalene | 0.09 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)anthracene | 0.09 | J | ug/l | 0.10 | 0.03 | 1 |
| Benzo(a)pyrene | 0.07 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | 0.10 | | ug/l | 0.10 | 0.03 | 1 |
| Benzo(k)fluoranthene | 0.05 | J | ug/l | 0.10 | 0.03 | 1 |
| Chrysene | 0.09 | J | ug/l | 0.10 | 0.03 | 1 |
| Acenaphthylene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Anthracene | 0.09 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(ghi)perylene | 0.07 | J | ug/l | 0.10 | 0.02 | 1 |
| Fluorene | 0.14 | | ug/l | 0.10 | 0.03 | 1 |
| Phenanthrene | 0.20 | | ug/l | 0.10 | 0.04 | 1 |
| Dibenzo(a,h)anthracene | 0.04 | J | ug/l | 0.10 | 0.02 | 1 |
| Indeno(1,2,3-cd)pyrene | 0.07 | J | ug/l | 0.10 | 0.02 | 1 |
| Pyrene | 0.28 | | ug/l | 0.10 | 0.04 | 1 |
| 2-Methylnaphthalene | 0.03 | J | ug/l | 0.10 | 0.03 | 1 |
| Pentachlorophenol | ND | | ug/l | 0.80 | 0.06 | 1 |
| Hexachlorobenzene | ND | | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.02 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-03 Date Collected: 05/31/24 00:00

Client ID: DUP01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab | | | | | | |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 34 | | 21-120 |
| Phenol-d6 | 30 | | 10-120 |
| Nitrobenzene-d5 | 78 | | 23-120 |
| 2-Fluorobiphenyl | 67 | | 15-120 |
| 2,4,6-Tribromophenol | 54 | | 10-120 |
| 4-Terphenyl-d14 | 82 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-03
Client ID: DUP01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 00:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/07/24 05:16
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 21:00

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | | | | | | |
| 1,4-Dioxane | 4390 | | ng/l | 150 | 33.9 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 40 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-04
Client ID: FB01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E
Analytical Date: 06/06/24 06:00
Analyst: SZ

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.98 | 1 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.33 | 1 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.32 | 1 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.39 | 1 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.8 | 1 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 0.54 | 1 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.84 | 1 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.39 | 1 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.24 | 1 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.40 | 1 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.84 | 1 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 1.2 | 1 |
| Isophorone | ND | | ug/l | 5.0 | 0.86 | 1 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.20 | 1 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.92 | 1 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.91 | 1 |
| Bis(2-ethylhexyl)phthalate | 2.3 | J | ug/l | 3.0 | 1.4 | 1 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 2.6 | 1 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.96 | 1 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 2.3 | 1 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.76 | 1 |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 0.92 | 1 |
| Biphenyl | ND | | ug/l | 2.0 | 0.20 | 1 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 0.47 | 1 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 1.0 | 1 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 1.2 | 1 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 1.4 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-04 Date Collected: 05/31/24 13:00

Client ID: FB01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS - Westborough Lab** | | | | | | |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.40 | 1 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.24 | 1 |
| Acetophenone | ND | | ug/l | 5.0 | 0.92 | 1 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.61 | 1 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.65 | 1 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 1.7 | 1 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 2.0 | 1 |
| 2-Nitrophenol | ND | | ug/l | 10 | 2.0 | 1 |
| 4-Nitrophenol | ND | | ug/l | 10 | 1.4 | 1 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 5.4 | 1 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 2.3 | 1 |
| Phenol | 3.6 | J | ug/l | 5.0 | 0.35 | 1 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 2.3 | 1 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 1.4 | 1 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 | 1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 | 1 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.38 | 1 |
| Carbazole | ND | | ug/l | 2.0 | 0.31 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 41 | | 21-120 |
| Phenol-d6 | 32 | | 10-120 |
| Nitrobenzene-d5 | 63 | | 23-120 |
| 2-Fluorobiphenyl | 61 | | 15-120 |
| 2,4,6-Tribromophenol | 45 | | 10-120 |
| 4-Terphenyl-d14 | 63 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-04
Client ID: FB01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/06/24 11:03
Analyst: AH

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| **Semivolatile Organics by GC/MS-SIM - Westborough Lab** | | | | | | |
| Acenaphthene | ND | | ug/l | 0.10 | 0.02 | 1 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 | 1 |
| Fluoranthene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.02 | 1 |
| Naphthalene | 0.03 | J | ug/l | 0.10 | 0.02 | 1 |
| Benzo(a)anthracene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Chrysene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Acenaphthylene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Anthracene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Fluorene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Phenanthrene | ND | | ug/l | 0.10 | 0.04 | 1 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.02 | 1 |
| Pyrene | ND | | ug/l | 0.10 | 0.04 | 1 |
| 2-Methylnaphthalene | ND | | ug/l | 0.10 | 0.03 | 1 |
| Pentachlorophenol | ND | | ug/l | 0.80 | 0.06 | 1 |
| Hexachlorobenzene | 0.03 | J | ug/l | 0.80 | 0.01 | 1 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.02 | 1 |

**Project Name:** 250 WATER STREET **Lab Number:** L2430211

**Project Number:** 170381202 **Report Date:** 06/07/24

**SAMPLE RESULTS**

Lab ID: L2430211-04 Date Collected: 05/31/24 13:00

Client ID: FB01_053124 Date Received: 05/31/24

Sample Location: MANHATTAN, NY Field Prep: Not Specified

Sample Depth:

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab | | | | | | |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 45 | | 21-120 |
| Phenol-d6 | 38 | | 10-120 |
| Nitrobenzene-d5 | 82 | | 23-120 |
| 2-Fluorobiphenyl | 72 | | 15-120 |
| 2,4,6-Tribromophenol | 70 | | 10-120 |
| 4-Terphenyl-d14 | 89 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

## SAMPLE RESULTS

Lab ID: L2430211-04
Client ID: FB01_053124
Sample Location: MANHATTAN, NY

Date Collected: 05/31/24 13:00
Date Received: 05/31/24
Field Prep: Not Specified

Sample Depth:
Matrix: Water
Analytical Method: 1,8270E-SIM
Analytical Date: 06/07/24 05:37
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 21:00

| Parameter | Result | Qualifier | Units | RL | MDL | Dilution Factor |
|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | | | | | | |
| 1,4-Dioxane | ND | | ng/l | 150 | 33.9 | 1 |

| Surrogate | % Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 46 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E
Analytical Date: 06/06/24 01:21
Analyst: JG

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab for sample(s): 01-04 Batch: WG1929876-1 | | | | | |
| Acenaphthene | ND | | ug/l | 2.0 | 0.40 |
| 1,2,4-Trichlorobenzene | ND | | ug/l | 5.0 | 0.98 |
| Hexachlorobenzene | ND | | ug/l | 2.0 | 0.45 |
| Bis(2-chloroethyl)ether | ND | | ug/l | 2.0 | 0.39 |
| 2-Chloronaphthalene | ND | | ug/l | 2.0 | 0.35 |
| 1,2-Dichlorobenzene | ND | | ug/l | 2.0 | 0.33 |
| 1,3-Dichlorobenzene | ND | | ug/l | 2.0 | 0.32 |
| 1,4-Dichlorobenzene | ND | | ug/l | 2.0 | 0.39 |
| 3,3'-Dichlorobenzidine | ND | | ug/l | 5.0 | 1.8 |
| 2,4-Dinitrotoluene | ND | | ug/l | 5.0 | 0.54 |
| 2,6-Dinitrotoluene | ND | | ug/l | 5.0 | 0.84 |
| Fluoranthene | ND | | ug/l | 2.0 | 0.41 |
| 4-Chlorophenyl phenyl ether | ND | | ug/l | 2.0 | 0.39 |
| 4-Bromophenyl phenyl ether | ND | | ug/l | 2.0 | 0.24 |
| Bis(2-chloroisopropyl)ether | ND | | ug/l | 2.0 | 0.40 |
| Bis(2-chloroethoxy)methane | ND | | ug/l | 5.0 | 0.84 |
| Hexachlorobutadiene | ND | | ug/l | 2.0 | 0.36 |
| Hexachlorocyclopentadiene | ND | | ug/l | 20 | 1.2 |
| Hexachloroethane | ND | | ug/l | 2.0 | 0.20 |
| Isophorone | ND | | ug/l | 5.0 | 0.86 |
| Naphthalene | ND | | ug/l | 2.0 | 0.54 |
| Nitrobenzene | ND | | ug/l | 2.0 | 0.20 |
| NDPA/DPA | ND | | ug/l | 2.0 | 0.92 |
| n-Nitrosodi-n-propylamine | ND | | ug/l | 5.0 | 0.91 |
| Bis(2-ethylhexyl)phthalate | ND | | ug/l | 3.0 | 1.4 |
| Butyl benzyl phthalate | ND | | ug/l | 5.0 | 2.6 |
| Di-n-butylphthalate | ND | | ug/l | 5.0 | 0.96 |
| Di-n-octylphthalate | ND | | ug/l | 5.0 | 2.3 |
| Diethyl phthalate | ND | | ug/l | 5.0 | 0.76 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E
Analytical Date: 06/06/24 01:21
Analyst: JG

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab for sample(s): 01-04 Batch: WG1929876-1 | | | | | |
| Dimethyl phthalate | ND | | ug/l | 5.0 | 0.92 |
| Benzo(a)anthracene | ND | | ug/l | 2.0 | 0.32 |
| Benzo(a)pyrene | ND | | ug/l | 2.0 | 0.37 |
| Benzo(b)fluoranthene | ND | | ug/l | 2.0 | 0.53 |
| Benzo(k)fluoranthene | ND | | ug/l | 2.0 | 0.62 |
| Chrysene | ND | | ug/l | 2.0 | 0.22 |
| Acenaphthylene | ND | | ug/l | 2.0 | 0.32 |
| Anthracene | ND | | ug/l | 2.0 | 0.47 |
| Benzo(ghi)perylene | ND | | ug/l | 2.0 | 0.37 |
| Fluorene | ND | | ug/l | 2.0 | 0.44 |
| Phenanthrene | ND | | ug/l | 2.0 | 0.42 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 2.0 | 0.29 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 2.0 | 0.48 |
| Pyrene | ND | | ug/l | 2.0 | 0.41 |
| Biphenyl | ND | | ug/l | 2.0 | 0.20 |
| 4-Chloroaniline | ND | | ug/l | 5.0 | 0.47 |
| 2-Nitroaniline | ND | | ug/l | 5.0 | 1.0 |
| 3-Nitroaniline | ND | | ug/l | 5.0 | 1.2 |
| 4-Nitroaniline | ND | | ug/l | 5.0 | 1.4 |
| Dibenzofuran | ND | | ug/l | 2.0 | 0.40 |
| 2-Methylnaphthalene | ND | | ug/l | 2.0 | 0.37 |
| 1,2,4,5-Tetrachlorobenzene | ND | | ug/l | 10 | 0.24 |
| Acetophenone | ND | | ug/l | 5.0 | 0.92 |
| 2,4,6-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 |
| p-Chloro-m-cresol | ND | | ug/l | 2.0 | 0.61 |
| 2-Chlorophenol | ND | | ug/l | 2.0 | 0.65 |
| 2,4-Dichlorophenol | ND | | ug/l | 5.0 | 1.7 |
| 2,4-Dimethylphenol | ND | | ug/l | 5.0 | 2.0 |
| 2-Nitrophenol | ND | | ug/l | 10 | 2.0 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E
Analytical Date: 06/06/24 01:21
Analyst: JG

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab for sample(s): 01-04 Batch: WG1929876-1 | | | | | |
| 4-Nitrophenol | ND | | ug/l | 10 | 1.4 |
| 2,4-Dinitrophenol | ND | | ug/l | 20 | 5.4 |
| 4,6-Dinitro-o-cresol | ND | | ug/l | 10 | 2.3 |
| Pentachlorophenol | ND | | ug/l | 10 | 2.5 |
| Phenol | ND | | ug/l | 5.0 | 0.35 |
| 2-Methylphenol | ND | | ug/l | 5.0 | 2.3 |
| 3-Methylphenol/4-Methylphenol | ND | | ug/l | 5.0 | 1.4 |
| 2,4,5-Trichlorophenol | ND | | ug/l | 5.0 | 2.1 |
| Benzoic Acid | ND | | ug/l | 50 | 2.6 |
| Benzyl Alcohol | ND | | ug/l | 2.0 | 0.38 |
| Carbazole | ND | | ug/l | 2.0 | 0.31 |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 28 | | 21-120 |
| Phenol-d6 | 24 | | 10-120 |
| Nitrobenzene-d5 | 56 | | 23-120 |
| 2-Fluorobiphenyl | 55 | | 15-120 |
| 2,4,6-Tribromophenol | 32 | | 10-120 |
| 4-Terphenyl-d14 | 60 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E-SIM
Analytical Date: 06/06/24 08:51
Analyst: AH

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab for sample(s): 01-04 Batch: WG1929877-1 | | | | | |
| Acenaphthene | ND | | ug/l | 0.10 | 0.02 |
| 2-Chloronaphthalene | ND | | ug/l | 0.20 | 0.02 |
| Fluoranthene | ND | | ug/l | 0.10 | 0.03 |
| Hexachlorobutadiene | ND | | ug/l | 0.50 | 0.02 |
| Naphthalene | ND | | ug/l | 0.10 | 0.02 |
| Benzo(a)anthracene | ND | | ug/l | 0.10 | 0.03 |
| Benzo(a)pyrene | ND | | ug/l | 0.10 | 0.02 |
| Benzo(b)fluoranthene | ND | | ug/l | 0.10 | 0.03 |
| Benzo(k)fluoranthene | ND | | ug/l | 0.10 | 0.03 |
| Chrysene | ND | | ug/l | 0.10 | 0.03 |
| Acenaphthylene | ND | | ug/l | 0.10 | 0.02 |
| Anthracene | ND | | ug/l | 0.10 | 0.02 |
| Benzo(ghi)perylene | ND | | ug/l | 0.10 | 0.02 |
| Fluorene | ND | | ug/l | 0.10 | 0.03 |
| Phenanthrene | ND | | ug/l | 0.10 | 0.04 |
| Dibenzo(a,h)anthracene | ND | | ug/l | 0.10 | 0.02 |
| Indeno(1,2,3-cd)pyrene | ND | | ug/l | 0.10 | 0.02 |
| Pyrene | ND | | ug/l | 0.10 | 0.04 |
| 2-Methylnaphthalene | ND | | ug/l | 0.10 | 0.03 |
| Pentachlorophenol | ND | | ug/l | 0.80 | 0.06 |
| Hexachlorobenzene | 0.02 | J | ug/l | 0.80 | 0.01 |
| Hexachloroethane | ND | | ug/l | 0.80 | 0.02 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E-SIM
Analytical Date: 06/06/24 08:51
Analyst: AH

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 07:39

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab for sample(s): 01-04 Batch: WG1929877-1 | | | | | |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 2-Fluorophenol | 33 | | 21-120 |
| Phenol-d6 | 28 | | 10-120 |
| Nitrobenzene-d5 | 71 | | 23-120 |
| 2-Fluorobiphenyl | 61 | | 15-120 |
| 2,4,6-Tribromophenol | 45 | | 10-120 |
| 4-Terphenyl-d14 | 76 | | 41-149 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

# Method Blank Analysis
## Batch Quality Control

Analytical Method: 1,8270E-SIM
Analytical Date: 06/06/24 21:20
Analyst: CSP

Extraction Method: EPA 3510C
Extraction Date: 06/05/24 21:00

| Parameter | Result | Qualifier | Units | RL | MDL |
|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab for sample(s): 01-04 Batch: WG1930258-1 | | | | | |
| 1,4-Dioxane | 106. | J | ng/l | 150 | 33.9 |

| Surrogate | %Recovery | Qualifier | Acceptance Criteria |
|---|---|---|---|
| 1,4-Dioxane-d8 | 46 | | 15-110 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1929876-2 WG1929876-3 | | | | | | | | |
| Acenaphthene | 56 | | 68 | | 37-111 | 19 | | 30 |
| 1,2,4-Trichlorobenzene | 42 | | 49 | | 39-98 | 15 | | 30 |
| Hexachlorobenzene | 51 | | 68 | | 40-140 | 29 | | 30 |
| Bis(2-chloroethyl)ether | 59 | | 73 | | 40-140 | 21 | | 30 |
| 2-Chloronaphthalene | 47 | | 57 | | 40-140 | 19 | | 30 |
| 1,2-Dichlorobenzene | 44 | | 50 | | 40-140 | 13 | | 30 |
| 1,3-Dichlorobenzene | 43 | | 47 | | 40-140 | 9 | | 30 |
| 1,4-Dichlorobenzene | 44 | | 50 | | 36-97 | 13 | | 30 |
| 3,3'-Dichlorobenzidine | 61 | | 78 | | 40-140 | 24 | | 30 |
| 2,4-Dinitrotoluene | 60 | | 71 | | 48-143 | 17 | | 30 |
| 2,6-Dinitrotoluene | 51 | | 62 | | 40-140 | 19 | | 30 |
| Fluoranthene | 63 | | 78 | | 40-140 | 21 | | 30 |
| 4-Chlorophenyl phenyl ether | 55 | | 68 | | 40-140 | 21 | | 30 |
| 4-Bromophenyl phenyl ether | 52 | | 67 | | 40-140 | 25 | | 30 |
| Bis(2-chloroisopropyl)ether | 58 | | 69 | | 40-140 | 17 | | 30 |
| Bis(2-chloroethoxy)methane | 60 | | 72 | | 40-140 | 18 | | 30 |
| Hexachlorobutadiene | 41 | | 46 | | 40-140 | 11 | | 30 |
| Hexachlorocyclopentadiene | **27** | Q | **28** | Q | 40-140 | 4 | | 30 |
| Hexachloroethane | 40 | | 44 | | 40-140 | 10 | | 30 |
| Isophorone | 58 | | 70 | | 40-140 | 19 | | 30 |
| Naphthalene | 50 | | 58 | | 40-140 | 15 | | 30 |
| Nitrobenzene | 54 | | 68 | | 40-140 | 23 | | 30 |
| NDPA/DPA | 61 | | 74 | | 40-140 | 19 | | 30 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2430211

**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1929876-2 WG1929876-3 | | | | | | | | |
| n-Nitrosodi-n-propylamine | 60 | | 72 | | 29-132 | 18 | | 30 |
| Bis(2-ethylhexyl)phthalate | 63 | | 72 | | 40-140 | 13 | | 30 |
| Butyl benzyl phthalate | 63 | | 72 | | 40-140 | 13 | | 30 |
| Di-n-butylphthalate | 58 | | 70 | | 40-140 | 19 | | 30 |
| Di-n-octylphthalate | 66 | | 74 | | 40-140 | 11 | | 30 |
| Diethyl phthalate | 65 | | 78 | | 40-140 | 18 | | 30 |
| Dimethyl phthalate | 62 | | 75 | | 40-140 | 19 | | 30 |
| Benzo(a)anthracene | 69 | | 85 | | 40-140 | 21 | | 30 |
| Benzo(a)pyrene | 66 | | 83 | | 40-140 | 23 | | 30 |
| Benzo(b)fluoranthene | 72 | | 81 | | 40-140 | 12 | | 30 |
| Benzo(k)fluoranthene | 65 | | 88 | | 40-140 | 30 | | 30 |
| Chrysene | 71 | | 86 | | 40-140 | 19 | | 30 |
| Acenaphthylene | 54 | | 64 | | 45-123 | 17 | | 30 |
| Anthracene | 65 | | 77 | | 40-140 | 17 | | 30 |
| Benzo(ghi)perylene | 71 | | 90 | | 40-140 | 24 | | 30 |
| Fluorene | 58 | | 71 | | 40-140 | 20 | | 30 |
| Phenanthrene | 65 | | 79 | | 40-140 | 19 | | 30 |
| Dibenzo(a,h)anthracene | 72 | | 90 | | 40-140 | 22 | | 30 |
| Indeno(1,2,3-cd)pyrene | 72 | | 87 | | 40-140 | 19 | | 30 |
| Pyrene | 61 | | 77 | | 26-127 | 23 | | 30 |
| Biphenyl | 49 | | 58 | | 40-140 | 17 | | 30 |
| 4-Chloroaniline | 52 | | 59 | | 40-140 | 13 | | 30 |
| 2-Nitroaniline | **50** | Q | 63 | | 52-143 | 23 | | 30 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1929876-2 WG1929876-3 | | | | | | | | |
| 3-Nitroaniline | 57 | | 68 | | 25-145 | 18 | | 30 |
| 4-Nitroaniline | 56 | | 72 | | 51-143 | 25 | | 30 |
| Dibenzofuran | 57 | | 70 | | 40-140 | 20 | | 30 |
| 2-Methylnaphthalene | 48 | | 57 | | 40-140 | 17 | | 30 |
| 1,2,4,5-Tetrachlorobenzene | 43 | | 52 | | 2-134 | 19 | | 30 |
| Acetophenone | 59 | | 74 | | 39-129 | 23 | | 30 |
| 2,4,6-Trichlorophenol | 58 | | 60 | | 30-130 | 3 | | 30 |
| p-Chloro-m-cresol | 60 | | 73 | | 23-97 | 20 | | 30 |
| 2-Chlorophenol | 56 | | 64 | | 27-123 | 13 | | 30 |
| 2,4-Dichlorophenol | 57 | | 64 | | 30-130 | 12 | | 30 |
| 2,4-Dimethylphenol | 54 | | 64 | | 30-130 | 17 | | 30 |
| 2-Nitrophenol | 48 | | 54 | | 30-130 | 12 | | 30 |
| 4-Nitrophenol | 32 | | 39 | | 10-80 | 20 | | 30 |
| 2,4-Dinitrophenol | 72 | | 72 | | 20-130 | 0 | | 30 |
| 4,6-Dinitro-o-cresol | 61 | | 63 | | 20-164 | 3 | | 30 |
| Pentachlorophenol | 47 | | 52 | | 9-103 | 10 | | 30 |
| Phenol | 32 | | 40 | | 12-110 | 22 | | 30 |
| 2-Methylphenol | 54 | | 68 | | 30-130 | 23 | | 30 |
| 3-Methylphenol/4-Methylphenol | 53 | | 67 | | 30-130 | 23 | | 30 |
| 2,4,5-Trichlorophenol | 60 | | 64 | | 30-130 | 6 | | 30 |
| Benzoic Acid | **0** | Q | **0** | Q | 10-164 | NC | | 30 |
| Benzyl Alcohol | 54 | | 67 | | 26-116 | 21 | | 30 |
| Carbazole | 65 | | 80 | | 55-144 | 21 | | 30 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2430211

**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 Batch: WG1929876-2 WG1929876-3 | | | | | | | | |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 2-Fluorophenol | 40 | | 46 | | 21-120 |
| Phenol-d6 | 29 | | 36 | | 10-120 |
| Nitrobenzene-d5 | 52 | | 66 | | 23-120 |
| 2-Fluorobiphenyl | 49 | | 62 | | 15-120 |
| 2,4,6-Tribromophenol | 54 | | 57 | | 10-120 |
| 4-Terphenyl-d14 | 57 | | 67 | | 41-149 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 Batch: WG1929877-2 WG1929877-3 | | | | | | | | |
| Acenaphthene | 70 | | 71 | | 40-140 | 1 | | 40 |
| 2-Chloronaphthalene | 59 | | 60 | | 40-140 | 2 | | 40 |
| Fluoranthene | 91 | | 92 | | 40-140 | 1 | | 40 |
| Hexachlorobutadiene | 46 | | 46 | | 40-140 | 0 | | 40 |
| Naphthalene | 57 | | 58 | | 40-140 | 2 | | 40 |
| Benzo(a)anthracene | 85 | | 86 | | 40-140 | 1 | | 40 |
| Benzo(a)pyrene | 96 | | 96 | | 40-140 | 0 | | 40 |
| Benzo(b)fluoranthene | 92 | | 91 | | 40-140 | 1 | | 40 |
| Benzo(k)fluoranthene | 98 | | 97 | | 40-140 | 1 | | 40 |
| Chrysene | 86 | | 86 | | 40-140 | 0 | | 40 |
| Acenaphthylene | 69 | | 72 | | 40-140 | 4 | | 40 |
| Anthracene | 83 | | 84 | | 40-140 | 1 | | 40 |
| Benzo(ghi)perylene | 92 | | 92 | | 40-140 | 0 | | 40 |
| Fluorene | 75 | | 76 | | 40-140 | 1 | | 40 |
| Phenanthrene | 82 | | 83 | | 40-140 | 1 | | 40 |
| Dibenzo(a,h)anthracene | 104 | | 102 | | 40-140 | 2 | | 40 |
| Indeno(1,2,3-cd)pyrene | 101 | | 100 | | 40-140 | 1 | | 40 |
| Pyrene | 91 | | 93 | | 40-140 | 2 | | 40 |
| 2-Methylnaphthalene | 58 | | 60 | | 40-140 | 3 | | 40 |
| Pentachlorophenol | 81 | | 68 | | 40-140 | 17 | | 40 |
| Hexachlorobenzene | 75 | | 77 | | 40-140 | 3 | | 40 |
| Hexachloroethane | 47 | | 45 | | 40-140 | 4 | | 40 |

# Lab Control Sample Analysis
## Batch Quality Control

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 Batch: WG1929877-2 WG1929877-3 | | | | | | | | |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 2-Fluorophenol | 51 | | 51 | | 21-120 |
| Phenol-d6 | 38 | | 40 | | 10-120 |
| Nitrobenzene-d5 | 70 | | 77 | | 23-120 |
| 2-Fluorobiphenyl | 59 | | 64 | | 15-120 |
| 2,4,6-Tribromophenol | 77 | | 69 | | 10-120 |
| 4-Terphenyl-d14 | 83 | | 86 | | 41-149 |

# Lab Control Sample Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2430211

**Report Date:** 06/07/24

| Parameter | LCS %Recovery | Qual | LCSD %Recovery | Qual | %Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab | Associated sample(s): 01-04 | | Batch: WG1930258-2 | | WG1930258-3 | | | |
| 1,4-Dioxane | 132 | | 130 | | 40-140 | 2 | | 30 |

| Surrogate | LCS %Recovery | Qual | LCSD %Recovery | Qual | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,4-Dioxane-d8 | 43 | | 41 | | 15-110 |

# Matrix Spike Analysis

## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1929876-4 WG1929876-5 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| 1,2,4-Trichlorobenzene | ND | 20 | 11 | 55 | | 12 | 60 | | 39-98 | 9 | | 30 |
| Bis(2-chloroethyl)ether | ND | 20 | 16 | 80 | | 16 | 80 | | 40-140 | 0 | | 30 |
| 1,2-Dichlorobenzene | ND | 20 | 12 | 60 | | 12 | 60 | | 40-140 | 0 | | 30 |
| 1,3-Dichlorobenzene | ND | 20 | 12 | 60 | | 12 | 60 | | 40-140 | 0 | | 30 |
| 1,4-Dichlorobenzene | ND | 20 | 12 | 60 | | 12 | 60 | | 36-97 | 0 | | 30 |
| 3,3'-Dichlorobenzidine | ND | 20 | 13 | 65 | | 13 | 65 | | 40-140 | 0 | | 30 |
| 2,4-Dinitrotoluene | ND | 20 | 14 | 70 | | 16 | 80 | | 48-143 | 13 | | 30 |
| 2,6-Dinitrotoluene | ND | 20 | 13 | 65 | | 16 | 80 | | 40-140 | 21 | | 30 |
| 4-Chlorophenyl phenyl ether | ND | 20 | 15 | 75 | | 17 | 85 | | 40-140 | 13 | | 30 |
| 4-Bromophenyl phenyl ether | ND | 20 | 14 | 70 | | 17 | 85 | | 40-140 | 19 | | 30 |
| Bis(2-chloroisopropyl)ether | ND | 20 | 15 | 75 | | 16 | 80 | | 40-140 | 6 | | 30 |
| Bis(2-chloroethoxy)methane | ND | 20 | 16 | 80 | | 17 | 85 | | 40-140 | 6 | | 30 |
| Hexachlorocyclopentadiene | ND | 20 | 5.7J | **29** | Q | 6.2J | **31** | Q | 40-140 | 8 | | 30 |
| Isophorone | ND | 20 | 15 | 75 | | 16 | 80 | | 40-140 | 6 | | 30 |
| Nitrobenzene | ND | 20 | 14 | 70 | | 16 | 80 | | 40-140 | 13 | | 30 |
| NDPA/DPA | ND | 20 | 16 | 80 | | 18 | 90 | | 40-140 | 12 | | 30 |
| n-Nitrosodi-n-propylamine | ND | 20 | 15 | 75 | | 17 | 85 | | 29-132 | 13 | | 30 |
| Bis(2-ethylhexyl)phthalate | ND | 20 | 16 | 80 | | 18 | 90 | | 40-140 | 12 | | 30 |
| Butyl benzyl phthalate | ND | 20 | 17 | 85 | | 18 | 90 | | 40-140 | 6 | | 30 |
| Di-n-butylphthalate | ND | 20 | 16 | 80 | | 18 | 90 | | 40-140 | 12 | | 30 |
| Di-n-octylphthalate | ND | 20 | 16 | 80 | | 18 | 90 | | 40-140 | 12 | | 30 |
| Diethyl phthalate | ND | 20 | 16 | 80 | | 18 | 90 | | 40-140 | 12 | | 30 |
| Dimethyl phthalate | ND | 20 | 16 | 80 | | 17 | 85 | | 40-140 | 6 | | 30 |

# Matrix Spike Analysis
## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1929876-4 WG1929876-5 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| Biphenyl | ND | 20 | 14 | 70 | | 14 | 70 | | 40-140 | 0 | | 30 |
| 4-Chloroaniline | ND | 20 | 13 | 65 | | 14 | 70 | | 40-140 | 7 | | 30 |
| 2-Nitroaniline | ND | 20 | 13 | 65 | | 16 | 80 | | 52-143 | 21 | | 30 |
| 3-Nitroaniline | ND | 20 | 14 | 70 | | 17 | 85 | | 25-145 | 19 | | 30 |
| 4-Nitroaniline | ND | 20 | 14 | 70 | | 17 | 85 | | 51-143 | 19 | | 30 |
| Dibenzofuran | ND | 20 | 16 | 80 | | 17 | 85 | | 40-140 | 6 | | 30 |
| 1,2,4,5-Tetrachlorobenzene | ND | 20 | 12 | 60 | | 13 | 65 | | 2-134 | 8 | | 30 |
| Acetophenone | ND | 20 | 16 | 80 | | 17 | 85 | | 39-129 | 6 | | 30 |
| 2,4,6-Trichlorophenol | ND | 20 | 10 | 50 | | 14 | 70 | | 30-130 | **33** | Q | 30 |
| p-Chloro-m-cresol | ND | 20 | 15 | 75 | | 17 | 85 | | 23-97 | 13 | | 30 |
| 2-Chlorophenol | ND | 20 | 12 | 60 | | 15 | 75 | | 27-123 | 22 | | 30 |
| 2,4-Dichlorophenol | ND | 20 | 12 | 60 | | 15 | 75 | | 30-130 | 22 | | 30 |
| 2,4-Dimethylphenol | ND | 20 | 14 | 70 | | 15 | 75 | | 30-130 | 7 | | 30 |
| 2-Nitrophenol | ND | 20 | 9.2J | 46 | | 13 | 65 | | 30-130 | **34** | Q | 30 |
| 4-Nitrophenol | ND | 20 | 6.0J | 30 | | 9.8J | 49 | | 10-80 | **48** | Q | 30 |
| 2,4-Dinitrophenol | ND | 20 | 15.J | 75 | | 18.J | 90 | | 20-130 | 18 | | 30 |
| 4,6-Dinitro-o-cresol | ND | 20 | 11 | 55 | | 15 | 75 | | 20-164 | **31** | Q | 30 |
| Phenol | 0.89J | 20 | 7.7 | 39 | | 10 | 50 | | 12-110 | 26 | | 30 |
| 2-Methylphenol | ND | 20 | 14 | 70 | | 16 | 80 | | 30-130 | 13 | | 30 |
| 3-Methylphenol/4-Methylphenol | ND | 20 | 14 | 70 | | 15 | 75 | | 30-130 | 7 | | 30 |
| 2,4,5-Trichlorophenol | ND | 20 | 11 | 55 | | 16 | 80 | | 30-130 | **37** | Q | 30 |
| Benzoic Acid | ND | 20 | 17.J | 85 | | 20.J | 100 | | 10-164 | 16 | | 30 |
| Benzyl Alcohol | ND | 20 | 14 | 70 | | 15 | 75 | | 26-116 | 7 | | 30 |

# Matrix Spike Analysis

## Batch Quality Control

**Project Name:** 250 WATER STREET

**Project Number:** 170381202

**Lab Number:** L2430211

**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1929876-4 WG1929876-5 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| Carbazole | ND | 20 | 18 | 90 | | 18 | 90 | | 55-144 | 0 | | 30 |

| Surrogate | MS % Recovery | MS Qualifier | MSD % Recovery | MSD Qualifier | Acceptance Criteria |
|---|---|---|---|---|---|
| 2,4,6-Tribromophenol | 50 | | 72 | | 10-120 |
| 2-Fluorobiphenyl | 67 | | 71 | | 15-120 |
| 2-Fluorophenol | 37 | | 52 | | 21-120 |
| 4-Terphenyl-d14 | 74 | | 78 | | 41-149 |
| Nitrobenzene-d5 | 69 | | 75 | | 23-120 |
| Phenol-d6 | 34 | | 41 | | 10-120 |

# Matrix Spike Analysis
## *Batch Quality Control*

**Project Name:** 250 WATER STREET
**Project Number:** 170381202
**Lab Number:** L2430211
**Report Date:** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1929877-4 WG1929877-5 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| Acenaphthene | 0.32 | 20 | 16 | 78 | | 17 | 83 | | 40-140 | 6 | | 40 |
| 2-Chloronaphthalene | ND | 20 | 14 | 70 | | 14 | 70 | | 40-140 | 0 | | 40 |
| Fluoranthene | 0.35 | 20 | 19 | 93 | | 20 | 98 | | 40-140 | 5 | | 40 |
| Hexachlorobutadiene | ND | 20 | 11 | 55 | | 11 | 55 | | 40-140 | 0 | | 40 |
| Naphthalene | 0.19 | 20 | 13 | 64 | | 14 | 69 | | 40-140 | 7 | | 40 |
| Benzo(a)anthracene | 0.04J | 20 | 18 | 90 | | 19 | 95 | | 40-140 | 5 | | 40 |
| Benzo(a)pyrene | ND | 20 | 20 | 100 | | 21 | 110 | | 40-140 | 5 | | 40 |
| Benzo(b)fluoranthene | ND | 20 | 20 | 100 | | 22 | 110 | | 40-140 | 10 | | 40 |
| Benzo(k)fluoranthene | ND | 20 | 21 | 110 | | 21 | 110 | | 40-140 | 0 | | 40 |
| Chrysene | ND | 20 | 18 | 90 | | 19 | 95 | | 40-140 | 5 | | 40 |
| Acenaphthylene | ND | 20 | 16 | 80 | | 17 | 85 | | 40-140 | 6 | | 40 |
| Anthracene | 0.11 | 20 | 18 | 89 | | 19 | 94 | | 40-140 | 5 | | 40 |
| Benzo(ghi)perylene | ND | 20 | 19 | 95 | | 21 | 110 | | 40-140 | 10 | | 40 |
| Fluorene | 0.27 | 20 | 17 | 84 | | 18 | 89 | | 40-140 | 6 | | 40 |
| Phenanthrene | 0.38 | 20 | 18 | 88 | | 19 | 93 | | 40-140 | 5 | | 40 |
| Dibenzo(a,h)anthracene | ND | 20 | 22 | 110 | | 23 | 120 | | 40-140 | 4 | | 40 |
| Indeno(1,2,3-cd)pyrene | ND | 20 | 22 | 110 | | 23 | 120 | | 40-140 | 4 | | 40 |
| Pyrene | 0.27 | 20 | 18 | 89 | | 20 | 99 | | 40-140 | 11 | | 40 |
| 2-Methylnaphthalene | 0.06J | 20 | 14 | 70 | | 14 | 70 | | 40-140 | 0 | | 40 |
| Pentachlorophenol | 0.53J | 20 | 14 | 70 | | 18 | 90 | | 40-140 | 25 | | 40 |
| Hexachlorobenzene | ND | 20 | 16 | 80 | | 18 | 90 | | 40-140 | 12 | | 40 |
| Hexachloroethane | ND | 20 | 11 | 55 | | 11 | 55 | | 40-140 | 0 | | 40 |

# Matrix Spike Analysis

***Batch Quality Control***

***Project Name:*** 250 WATER STREET

***Project Number:*** 170381202

***Lab Number:*** L2430211

***Report Date:*** 06/07/24

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| Semivolatile Organics by GC/MS-SIM - Westborough Lab Associated sample(s): 01-04 QC Batch ID: WG1929877-4 WG1929877-5 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |

| Surrogate | MS % Recovery | MS Qualifier | MSD % Recovery | MSD Qualifier | Acceptance Criteria |
|---|---|---|---|---|---|
| 2,4,6-Tribromophenol | 65 | | 82 | | 10-120 |
| 2-Fluorobiphenyl | 71 | | 72 | | 15-120 |
| 2-Fluorophenol | 43 | | 57 | | 21-120 |
| 4-Terphenyl-d14 | 85 | | 92 | | 41-149 |
| Nitrobenzene-d5 | 87 | | 89 | | 23-120 |
| Phenol-d6 | 39 | | 47 | | 10-120 |

| Parameter | Native Sample | MS Added | MS Found | MS %Recovery | Qual | MSD Found | MSD %Recovery | Qual | Recovery Limits | RPD | Qual | RPD Limits |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1,4 Dioxane by 8270E-SIM - Mansfield Lab Associated sample(s): 01-04 QC Batch ID: WG1930258-4 WG1930258-5 QC Sample: L2430211-01 Client ID: MW-35_053124 | | | | | | | | | | | | |
| 1,4-Dioxane | 372 | 5000 | 6850 | 130 | | 6940 | 126 | | 40-140 | 1 | | 30 |

| Surrogate | MS % Recovery | MS Qualifier | MSD % Recovery | MSD Qualifier | Acceptance Criteria |
|---|---|---|---|---|---|
| 1,4-Dioxane-d8 | 45 | | 41 | | 15-110 |

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

## Sample Receipt and Container Information

Were project specific reporting limits specified? YES

### Cooler Information

| Cooler | Custody Seal |
|---|---|
| A | Absent |
| B | Absent |

### Container Information

| Container ID | Container Type | Cooler | Initial pH | Final pH | Temp deg C | Pres | Seal | Frozen Date/Time | Analysis(*) |
|---|---|---|---|---|---|---|---|---|---|
| L2430211-01A | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01A1 | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01A2 | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01B | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01B1 | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01B2 | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01C | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01C1 | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01C2 | Vial HCl preserved | B | NA | | 4.0 | Y | Absent | | NYTCL-8260(14) |
| L2430211-01D | Amber 100ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-01D1 | Amber 100ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-01D2 | Amber 100ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-01E | Amber 100ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-01E1 | Amber 100ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-01E2 | Amber 100ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-01F | Amber 250ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-01F1 | Amber 250ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-01F2 | Amber 250ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-01G | Amber 250ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-01G1 | Amber 250ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |



*Values in parentheses indicate holding time in days

**Project Name:** 250 WATER STREET
**Project Number:** 170381202

**Lab Number:** L2430211
**Report Date:** 06/07/24

## Container Information

| Container ID | Container Type | Cooler | Initial pH | Final pH | Temp deg C | Pres | Seal | Frozen Date/Time | Analysis(*) |
|---|---|---|---|---|---|---|---|---|---|
| L2430211-01G2 | Amber 250ml unpreserved | B | 8 | 8 | 4.0 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-02A | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-02B | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-02C | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-02D | Amber 100ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-02E | Amber 100ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-02F | Amber 250ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-02G | Amber 250ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-03A | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-03B | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-03C | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-03D | Amber 100ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-03E | Amber 100ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-03F | Amber 250ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-03G | Amber 250ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-04A | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-04B | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-04C | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-04D | Amber 100ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-04E | Amber 100ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | NYTCL-8270-RVT(7),NYTCL-8270-SIM-RVT(7) |
| L2430211-04F | Amber 250ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-04G | Amber 250ml unpreserved | A | 8 | 8 | 4.4 | Y | Absent | | A2-1,4-DIOXANE-SIM(7) |
| L2430211-05A | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |
| L2430211-05B | Vial HCl preserved | A | NA | | 4.4 | Y | Absent | | NYTCL-8260(14) |



*Values in parentheses indicate holding time in days

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2430211 |
| **Project Number:** | 170381202 | **Report Date:** | 06/07/24 |

## GLOSSARY

***Acronyms***

| | |
|---|---|
| DL | - Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the limit of quantitation (LOQ). The DL includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.) |
| EDL | - Estimated Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the reporting limit (RL). The EDL includes any adjustments from dilutions, concentrations or moisture content, where applicable. The use of EDLs is specific to the analysis of PAHs using Solid-Phase Microextraction (SPME). |
| EMPC | - Estimated Maximum Possible Concentration: The concentration that results from the signal present at the retention time of an analyte when the ions meet all of the identification criteria except the ion abundance ratio criteria. An EMPC is a worst-case estimate of the concentration. |
| EPA | - Environmental Protection Agency. |
| LCS | - Laboratory Control Sample: A sample matrix, free from the analytes of interest, spiked with verified known amounts of analytes or a material containing known and verified amounts of analytes. |
| LCSD | - Laboratory Control Sample Duplicate: Refer to LCS. |
| LFB | - Laboratory Fortified Blank: A sample matrix, free from the analytes of interest, spiked with verified known amounts of analytes or a material containing known and verified amounts of analytes. |
| LOD | - Limit of Detection: This value represents the level to which a target analyte can reliably be detected for a specific analyte in a specific matrix by a specific method. The LOD includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.) |
| LOQ | - Limit of Quantitation: The value at which an instrument can accurately measure an analyte at a specific concentration. The LOQ includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.)<br><br>Limit of Quantitation: The value at which an instrument can accurately measure an analyte at a specific concentration. The LOQ includes any adjustments from dilutions, concentrations or moisture content, where applicable. (DoD report formats only.) |
| MDL | - Method Detection Limit: This value represents the level to which target analyte concentrations are reported as estimated values, when those target analyte concentrations are quantified below the reporting limit (RL). The MDL includes any adjustments from dilutions, concentrations or moisture content, where applicable. |
| MS | - Matrix Spike Sample: A sample prepared by adding a known mass of target analyte to a specified amount of matrix sample for which an independent estimate of target analyte concentration is available. For Method 332.0, the spike recovery is calculated using the native concentration, including estimated values. |
| MSD | - Matrix Spike Sample Duplicate: Refer to MS. |
| NA | - Not Applicable. |
| NC | - Not Calculated: Term is utilized when one or more of the results utilized in the calculation are non-detect at the parameter's reporting unit. |
| NDPA/DPA | - N-Nitrosodiphenylamine/Diphenylamine. |
| NI | - Not Ignitable. |
| NP | - Non-Plastic: Term is utilized for the analysis of Atterberg Limits in soil. |
| NR | - No Results: Term is utilized when 'No Target Compounds Requested' is reported for the analysis of Volatile or Semivolatile Organic TIC only requests. |
| RL | - Reporting Limit: The value at which an instrument can accurately measure an analyte at a specific concentration. The RL includes any adjustments from dilutions, concentrations or moisture content, where applicable. |
| RPD | - Relative Percent Difference: The results from matrix and/or matrix spike duplicates are primarily designed to assess the precision of analytical results in a given matrix and are expressed as relative percent difference (RPD). Values which are less than five times the reporting limit for any individual parameter are evaluated by utilizing the absolute difference between the values; although the RPD value will be provided in the report. |
| SRM | - Standard Reference Material: A reference sample of a known or certified value that is of the same or similar matrix as the associated field samples. |
| STLP | - Semi-dynamic Tank Leaching Procedure per EPA Method 1315. |
| TEF | - Toxic Equivalency Factors: The values assigned to each dioxin and furan to evaluate their toxicity relative to 2,3,7,8-TCDD. |
| TEQ | - Toxic Equivalent: The measure of a sample's toxicity derived by multiplying each dioxin and furan by its corresponding TEF and then summing the resulting values. |
| TIC | - Tentatively Identified Compound: A compound that has been identified to be present and is not part of the target compound list (TCL) for the method and/or program. All TICs are qualitatively identified and reported as estimated concentrations. |

*Report Format: DU Report with 'J' Qualifiers*

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2430211 |
| **Project Number:** | 170381202 | **Report Date:** | 06/07/24 |

***Footnotes***

1 - The reference for this analyte should be considered modified since this analyte is absent from the target analyte list of the original method.

***Terms***

Analytical Method: Both the document from which the method originates and the analytical reference method. (Example: EPA 8260B is shown as 1,8260B.) The codes for the reference method documents are provided in the References section of the Addendum.

Chlordane: The target compound Chlordane (CAS No. 57-74-9) is reported for GC ECD analyses. Per EPA,this compound "refers to a mixture of chlordane isomers, other chlorinated hydrocarbons and numerous other components." (Reference: USEPA Toxicological Review of Chlordane, In Support of Summary Information on the Integrated Risk Information System (IRIS), December 1997.)

Difference: With respect to Total Oxidizable Precursor (TOP) Assay analysis, the difference is defined as the Post-Treatment value minus the Pre-Treatment value.

Final pH: As it pertains to Sample Receipt & Container Information section of the report, Final pH reflects pH of container determined after adjustment at the laboratory, if applicable. If no adjustment required, value reflects Initial pH.

Frozen Date/Time: With respect to Volatile Organics in soil, Frozen Date/Time reflects the date/time at which associated Reagent Water-preserved vials were initially frozen. Note: If frozen date/time is beyond 48 hours from sample collection, value will be reflected in 'bold'.

Gasoline Range Organics (GRO): Gasoline Range Organics (GRO) results include all chromatographic peaks eluting from Methyl tert butyl ether through Naphthalene, with the exception of GRO analysis in support of State of Ohio programs, which includes all chromatographic peaks eluting from Hexane through Dodecane.

Initial pH: As it pertains to Sample Receipt & Container Information section of the report, Initial pH reflects pH of container determined upon receipt, if applicable.

PAH Total: With respect to Alkylated PAH analyses, the 'PAHs, Total' result is defined as the summation of results for all or a subset of the following compounds: Naphthalene, C1-C4 Naphthalenes, 2-Methylnaphthalene, 1-Methylnaphthalene, Biphenyl, Acenaphthylene, Acenaphthene, Fluorene, C1-C3 Fluorenes, Phenanthrene, C1-C4 Phenanthrenes/Anthracenes, Anthracene, Fluoranthene, Pyrene, C1-C4 Fluoranthenes/Pyrenes, Benz(a)anthracene, Chrysene, C1-C4 Chrysenes, Benzo(b)fluoranthene, Benzo(j)+(k)fluoranthene, Benzo(e)pyrene, Benzo(a)pyrene, Perylene, Indeno(1,2,3-cd)pyrene, Dibenz(ah)+(ac)anthracene, Benzo(g,h,i)perylene. If a 'Total' result is requested, the results of its individual components will also be reported.

PFAS Total: With respect to PFAS analyses, the 'PFAS, Total (5)' result is defined as the summation of results for: PFHpA, PFHxS, PFOA, PFNA and PFOS. In addition, the 'PFAS, Total (6)' result is defined as the summation of results for: PFHpA, PFHxS, PFOA, PFNA, PFDA and PFOS. For MassDEP DW compliance analysis only, the 'PFAS, Total (6)' result is defined as the summation of results at or above the RL. Note: If a 'Total' result is requested, the results of its individual components will also be reported.

Total: With respect to Organic analyses, a 'Total' result is defined as the summation of results for individual isomers or Aroclors. If a 'Total' result is requested, the results of its individual components will also be reported. This is applicable to 'Total' results for methods 8260, 8081 and 8082.

***Data Qualifiers***

**A** - Spectra identified as "Aldol Condensates" are byproducts of the extraction/concentration procedures when acetone is introduced in the process.

**B** - The analyte was detected above the reporting limit in the associated method blank. Flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank. For MCP-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank. For DOD-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte at less than ten times (10x) the concentration found in the blank AND the analyte was detected above one-half the reporting limit (or above the reporting limit for common lab contaminants) in the associated method blank. For NJ-Air-related projects, flag only applies to associated field samples that have detectable concentrations of the analyte above the reporting limit. For NJ-related projects (excluding Air), flag only applies to associated field samples that have detectable concentrations of the analyte, which was detected above the reporting limit in the associated method blank or above five times the reporting limit for common lab contaminants (Phthalates, Acetone, Methylene Chloride, 2-Butanone).

**C** - Co-elution: The target analyte co-elutes with a known lab standard (i.e. surrogate, internal standards, etc.) for co-extracted analyses.

**D** - Concentration of analyte was quantified from diluted analysis. Flag only applies to field samples that have detectable concentrations of the analyte.

**E** - Concentration of analyte exceeds the range of the calibration curve and/or linear range of the instrument.

**F** - The ratio of quantifier ion response to qualifier ion response falls outside of the laboratory criteria. Results are considered to be an estimated maximum concentration.

**G** - The concentration may be biased high due to matrix interferences (i.e, co-elution) with non-target compound(s). The result should be considered estimated.

**H** - The analysis of pH was performed beyond the regulatory-required holding time of 15 minutes from the time of sample collection.

**I** - The lower value for the two columns has been reported due to obvious interference.

**J** - Estimated value. The Target analyte concentration is below the quantitation limit (RL), but above the Method Detection Limit (MDL) or Estimated Detection Limit (EDL) for SPME-related analyses. This represents an estimated concentration for Tentatively

*Report Format: DU Report with 'J' Qualifiers*

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2430211 |
| **Project Number:** | 170381202 | **Report Date:** | 06/07/24 |

***Data Qualifiers***

Identified Compounds (TICs). For calculated parameters, this represents that one or more values used in the calculation were estimated.

**M** - Reporting Limit (RL) exceeds the MCP CAM Reporting Limit for this analyte.

**ND** - Not detected at the method detection limit (MDL) for the sample, or estimated detection limit (EDL) for SPME-related analyses.

**NJ** - Presumptive evidence of compound. This represents an estimated concentration for Tentatively Identified Compounds (TICs), where the identification is based on a mass spectral library search.

**P** - The RPD between the results for the two columns exceeds the method-specified criteria.

**Q** - The quality control sample exceeds the associated acceptance criteria. For DOD-related projects, LCS and/or Continuing Calibration Standard exceedences are also qualified on all associated sample results. Note: This flag is not applicable for matrix spike recoveries when the sample concentration is greater than 4x the spike added or for batch duplicate RPD when the sample concentrations are less than 5x the RL. (Metals only.)

**R** - Analytical results are from sample re-analysis.

**RE** - Analytical results are from sample re-extraction.

**S** - Analytical results are from modified screening analysis.

**V** - The surrogate associated with this target analyte has a recovery outside the QC acceptance limits. (Applicable to MassDEP DW Compliance samples only.)

**Z** - The batch matrix spike and/or duplicate associated with this target analyte has a recovery/RPD outside the QC acceptance limits. (Applicable to MassDEP DW Compliance samples only.)

| | | | |
|---|---|---|---|
| **Project Name:** | 250 WATER STREET | **Lab Number:** | L2430211 |
| **Project Number:** | 170381202 | **Report Date:** | 06/07/24 |

## REFERENCES

1 Test Methods for Evaluating Solid Waste: Physical/Chemical Methods. EPA SW-846. Third Edition. Updates I - VI, 2018.

## LIMITATION OF LIABILITIES

Alpha Analytical performs services with reasonable care and diligence normal to the analytical testing laboratory industry. In the event of an error, the sole and exclusive responsibility of Alpha Analytical shall be to re-perform the work at it's own expense. In no event shall Alpha Analytical be held liable for any incidental, consequential or special damages, including but not limited to, damages in any way connected with the use of, interpretation of, information or analysis provided by Alpha Analytical.

We strongly urge our clients to comply with EPA protocol regarding sample volume, preservation, cooling, containers, sampling procedures, holding time and splitting of samples in the field.

# Certification Information

**The following analytes are not included in our Primary NELAP Scope of Accreditation:**

**Westborough Facility**
**EPA 624.1:** m/p-xylene, o-xylene, Naphthalene
**EPA 625.1:** alpha-Terpineol
**EPA 8260D:** NPW: 1,2,4,5-Tetramethylbenzene; 4-Ethyltoluene; SCM: Iodomethane (methyl iodide), 1,2,4,5-Tetramethylbenzene; 4-Ethyltoluene.
**EPA 8270E:** NPW: Dimethylnaphthalene,1,4-Diphenylhydrazine, alpha-Terpineol, Azobenzene; SCM: Dimethylnaphthalene,1,4-Diphenylhydrazine.
**SM4500**: NPW: Amenable Cyanide; SCM: Total Phosphorus, TKN, NO2, NO3.

**Mansfield Facility**
**SM 2540D:** TSS.
**EPA TO-15:** Halothane, 2,4,4-Trimethyl-2-pentene, 2,4,4-Trimethyl-1-pentene, Thiophene, 2-Methylthiophene, 3-Methylthiophene, 2-Ethylthiophene, 1,2,3-Trimethylbenzene, Indan, Indene, 1,2,4,5-Tetramethylbenzene, Benzothiophene, 1-Methylnaphthalene.
**Nonpotable Water: EPA RSK-175 Dissolved Gases**
**Biological Tissue Matrix:** EPA 3050B

**The following analytes are included in our Massachusetts DEP Scope of Accreditation**

**Westborough Facility:**

***Drinking Water***
**EPA 300.0**: Chloride, Nitrate-N, Fluoride, Sulfate; **EPA 353.2**: Nitrate-N, Nitrite-N; **SM4500NO3-F**: Nitrate-N, Nitrite-N; **SM4500F-C, SM4500CN-CE, EPA 180.1, SM2130B, SM4500Cl-D, SM2320B, SM2540C, SM4500H-B, SM4500NO2-B**
**EPA 524.2:** THMs and VOCs; **EPA 504.1:** EDB, DBCP.
**Microbiology**: **SM9215B; SM9223-P/A, SM9223B-Colilert-QT,SM9222D**.

***Non-Potable Water***
**SM4500H,B, EPA 120.1, SM2510B, SM2540C, SM2320B, SM4500CL-E, SM4500F-BC, SM4500NH3-BH:** Ammonia-N and Kjeldahl-N, **EPA 350.1**: Ammonia-N, **LACHAT 10-107-06-1-B**: Ammonia-N, **EPA 351.1, SM4500NO3-F, EPA 353.2**: Nitrate-N**, SM4500P-E, SM4500P-B, E, SM4500SO4-E, SM5220D, EPA 410.4, SM5210B, SM5310C, SM4500CL-D, EPA 1664, EPA 420.1, SM4500-CN-CE, SM2540D, EPA 300: Chloride, Sulfate, Nitrate.**
**EPA 624.1**: Volatile Halocarbons & Aromatics,
**EPA 608.3**: Chlordane, Toxaphene, Aldrin, alpha-BHC, beta-BHC, gamma-BHC, delta-BHC, Dieldrin, DDD, DDE, DDT, Endosulfan I, Endosulfan II, Endosulfan sulfate, Endrin, Endrin Aldehyde, Heptachlor, Heptachlor Epoxide, PCBs
**EPA 625.1**: SVOC (Acid/Base/Neutral Extractables).
**Microbiology**: **SM9223B-Colilert-QT; Enterolert-QT, EPA 1600, EPA 1603, SM9222D.**

**Mansfield Facility:**

***Drinking Water***
**EPA 200.7:** Al, Ba, Cd, Cr, Cu, Fe, Mn, Ni, Na, Ag, Ca, Zn. **EPA 200.8:** Al, Sb, As, Ba, Be, Cd, Cr, Cu, Pb, Mn, Ni, Se, Ag, TL, Zn. **EPA 245.1** Hg.
**EPA 522, EPA 537.1.**

***Non-Potable Water***
**EPA 200.7:** Al, Sb, As, Be, Cd, Ca, Cr, Co, Cu, Fe, Pb, Mg, Mn, Mo, Ni, K, Se, Ag, Na, Sr, TL, Ti, V, Zn.
**EPA 200.8:** Al, Sb**,** As, Be, Cd, Cr, Cu, Fe, Pb, Mn, Ni, K, Se, Ag, Na, TL, Zn.
**EPA 245.1** Hg.
**SM2340B**

For a complete listing of analytes and methods, please contact your Alpha Project Manager.

# NEW YORK CHAIN OF CUSTODY

ALPHA ANALYTICAL

Westborough, MA 01581 — 8 Walkup Dr. — TEL: 508-898-9220 — FAX: 508-898-9193
Mansfield, MA 02048 — 320 Forbes Blvd — TEL: 508-822-9300 — FAX: 508-822-3288

**Service Centers**
Mahwah, NJ 07430: 35 Whitney Rd, Suite 5
Albany, NY 12205: 14 Walker Way
Tonawanda, NY 14150: 275 Cooper Ave, Suite 105

Page 1 of 1

Date Rec'd in Lab: 6/1/24

ALPHA Job #: L2430011

**Client Information**
Client: Langan
Address: 360 W 31st St NY NY
Phone: ~~516~~ 2124795400
Fax:
Email: PMcMahon@langan.com

**Project Information**
Project Name: 250 Water Street
Project Location: Manhattan NY
Project #: 170381202
(Use Project name as Project #): ☐
Project Manager: Paul McMahon
ALPHAQuote #:

**Turn-Around Time**
Standard: ☒ Due Date:
Rush (only if pre approved): ☐ # of Days:

**Deliverables**
☐ ASP-A ☒ ASP-B
☐ EQuIS (1 File) ☐ EQuIS (4 File)
☐ Other

**Regulatory Requirement**
☐ NY TOGS ☒ NY Part 375
☐ AWQ Standards ☐ NY CP-51
☐ NY Restricted Use ☐ Other
☐ NY Unrestricted Use
☐ NYC Sewer Discharge

**Billing Information**
☒ Same as Client Info
PO #

**Disposal Site Information**
Please identify below location of applicable disposal facilities.
Disposal Facility:
☐ NJ ☐ NY
☐ Other:

These samples have been previously analyzed by Alpha ☐

**Other project specific requirements/comments:**
CC: mau@Langan.com ~~data management~~
JFey@Langan.com data management@Langan.com

**Please specify Metals or TAL.**

**ANALYSIS**

**Sample Filtration**
☐ Done
☐ Lab to do
*Preservation*
☐ Lab to do
*(Please Specify below)*

| ALPHA Lab ID (Lab Use Only) | Sample ID | Collection Date | Collection Time | Sample Matrix | Sampler's Initials | TCL VOCs | TCL SVOCs | Vig. List EPA 8260 Parameters | 8260 PFAS | Analytical PFAS | MS/MSD 8270 SIM | Total Bottle | Sample Specific Comments |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| L2430011 01 | MW35-053124 | 5/31/24 | 1145 | AQ | CD | X | X | X | X | X | X | | MS/MSD |
| 02 | MW36-053124 | | 1315 | | | X | X | X | X | X | X | | |
| 03 | DUP01-053124 | | — | | | X | X | X | X | X | X | | |
| 04 | FB01-053124 | | 1300 | | | X | X | X | X | X | X | | |
| 05 | TB01-053124 | | — | — | | X | | | | | | | |

Preservative Code:
A = None
B = HCl
C = $HNO_3$
D = $H_2SO_4$
E = NaOH
F = MeOH
G = $NaHSO_4$
H = $Na_2S_2O_3$
K/E = Zn Ac/NaOH
O = Other

Container Code
P = Plastic
A = Amber Glass
V = Vial
G = Glass
B = Bacteria Cup
C = Cube
O = Other
E = Encore
D = BOD Bottle

Westboro: Certification No: MA935
Mansfield: Certification No: MA015

Container Type
Preservative

| Relinquished By: | Date/Time | Received By: | Date/Time |
|---|---|---|---|
| C. Dengg | 5/31/24 1350 | PACE | 5/31/24 1350 |
| | 5/31/24 1910 | | 5/31/24 19:11 |
| | 5/31/24 2200 | | 5/31 2200 |
| | 6/1 120 | | 6/1/24 0120 |

Please print clearly, legibly and completely. Samples can not be logged in and turnaround time clock will not start until any ambiguities are resolved. BY EXECUTING THIS COC, THE CLIENT HAS READ AND AGREES TO BE BOUND BY ALPHA'S TERMS & CONDITIONS. (See reverse side.)

Form No: 01-25 HC (rev. 30-Sept-2013)

# ATTACHMENT 4

Data Usability Summary Report

Bluestone ENVIRONMENTAL GROUP
301 Lindenwood Drive | Suite 102 | Malvern, PA 19355
610.647.9500 | www.bluestoneenviro.com

# DATA VALIDATION REPORT

**TO:** Paul McMahon, P.E., Langan Engineering & Environmental Services, Inc.

**FROM:** Emily Strake, CEP, Bluestone Environmental Group, Inc.

**DATE:** 19 June 2024

**SUBJECT:** 250 Water Street Groundwater S2BVM: L2430211

---

This memorandum presents the findings of an analytical data validation of the data generated from the analysis of groundwater samples collected in May 2024 by Langan Engineering & Environmental Services, Inc. (Langan) at the 250 Water Street site located in Manhattan, NY (the site). The samples were analyzed by Alpha Analytical (Alpha), of Westborough, MA (ELAP Certificate #11148) by the methods specified below.

- Volatile Organic Compounds (VOCs) including 1,4-Dioxane by SW-846 Method 8260D
- Semi-Volatile Organic Compounds (SVOCs) including 1,4-Dioxane by SW-846 Method 8270E and 8270E with SIM

Table 1, below, summarizes the sample delivery group (SDG) collected 31 May 2024, laboratory and client sample identification numbers, and analytical parameters subject to review. All requested target analytes were reported, with the exceptions noted in the sample receipt section below. A summary table presenting the results that were qualified as a result of this validation, the qualifiers applied, is presented as an attachment to this report.

**TABLE 1: SAMPLE SUMMARY**

| Laboratory Sample ID | Client Sample ID | Sample Date | Analytical Parameters |
|---|---|---|---|
| L2430211-01 | MW-35_053124 | 05/31/2024 | VOCs, SVOCs |
| L2430211-02 | MW-36_053124 | 05/31/2024 | VOCs, SVOCs |
| L2430211-03 | DUP01_053124 | 05/31/2024 | VOCs, SVOCs |
| L2430211-04 | FB01_053124 | 05/31/2024 | VOCs, SVOCs |
| L2430211-05 | TB01_053124 | 05/31/2024 | VOCs |

## VALIDATION OVERVIEW

This data validation was performed in accordance with USEPA Region II Standard Operating Procedure (SOP) #HW-24, “Validating VOCs by Gas Chromatography/Mass Spectrometry” (September 2014, Rev 4), USEPA Region II SOP #HW-22, “Validating SVOCs by Gas

Chromatography/Mass Spectrometry" (December 2010, Rev 5), the USEPA Contract Laboratory Program "National Functional Guidelines for Superfund Organic Methods Data Review" (USEPA-540R-20-005, November 2020), the *Quality Assurance Project Plan* (February 2021), and the specifics of the methods employed.

Validation includes review of the analytical data to verify that data are easily traceable and sufficiently complete to permit logical reconstruction by a qualified individual other than the originator. The items subject to review are consistent with Stage 2B manual validation (S2BVM) and include review of quality control results and instrument calibration.

As a result of the review process, the following qualifiers may be assigned to the data in accordance with the General Data Validation Guidelines and best professional judgment:

**U –** The analyte was not detected and was reported as less than the method detection limit (MDL).

**J –** The reported result was an estimated value with an unknown bias.

**J+ –** The result was an estimated quantity, and the result may be biased high.

**J- –** The result was an estimated quantity, and the result may be biased low.

**UJ –** The analyte was not detected and was reported as less than the MDL. However, the associated numerical value is approximate.

**R –** The sample results (including non-detects) were affected by serious deficiencies in the ability to analyze the sample and to meet published method and project quality control criteria. The presence or absence of the analyte cannot be substantiated by the data provided.

If any validation qualifiers are assigned, these qualifiers supersede laboratory-applied qualifiers. Data that are not qualified as a result of this data validation are considered acceptable on the basis of the items subject to review. Data that are qualified as "R" are not sufficiently valid and technically supportable to be used for data interpretation. Data that are otherwise qualified due to minor data quality anomalies are usable, as qualified.

## SAMPLE RECEIPT AND HOLDING TIMES

The investigative samples were received properly preserved on ice; two coolers were received by the laboratory at a temperature of 4.4ºC and 4.0ºC.

Case Narrative and Sample Documentation Checklist

| Verification Criteria | Yes | No |
|---|---|---|
| Were issues noted with sample receipt? | | X |
| Were all samples documented correctly on the COC? | X | |
| Did samples listed on the COC match the sample labels? | X | |
| Were samples relinquished properly on the COC? | X | |
| Were all samples properly preserved? | X | |
| Were all samples analyzed within the specified holding time? | X | |

## GC/MS INSTRUMENT PERFORMANCE CHECK

A bromofluorobenzene instrument performance check was performed prior to the initial calibration and at the start of each sample analysis batch for VOCs (i.e., each 12-hour period). The tunes met the ion abundance criteria. A decafluorotriphenylphosphine instrument performance check was performed prior to the initial instrument calibrations and at the start of each sample analysis batch for SVOCs. The tunes met the ion abundance criteria.

## INITIAL CALIBRATION AND INITIAL CALIBRATION VERIFICATION

Instrument calibration summaries, including average relative response factors (RRFs), calibration factors (CFs), percent relative standard deviations (%RSDs), coefficients of determination, and initial calibration verification (ICV) results and frequencies were subject to review. Minimum calibration levels were also verified. All calibration criteria were met with the exceptions noted below.

VOCs by Method 8260D:

The initial calibration average RRF for the calibration performed on instrument ELAINE and subsequent continuing calibration verification (CCV) RRFs for 1,4-dioxane were less than 0.01. The analytical method does not establish a minimum RRF for 1,4-dioxane; on the basis of professional judgment, the associated non-detect results are qualified as “UJ”.

The initial calibration average RRF for the calibration performed on instrument ELAINE and subsequent CCV RRFs for bromochloromethane (0.093), bromodichloromethane (0.288) and 1,1,2-trichloroethane (0.190) were less than their method guidance response factors. The associated sample results were non-detect and are qualified “UJ”.

The ICV analyzed on 5/23/2024 at 5:47 exhibited a %D greater than 30% for carbon disulfide at 34.4%. The associated sample results were non-detect and are qualified as “UJ”.

## CONTINUING CALIBRATION VERIFICATION

The continuing calibration RRFs, CFs, %Ds, and frequencies were subject to review. All calibration criteria were met with the exceptions noted below.

VOCs by Method 8260D:

The CCV analyzed on 6/3/2024 at 18:04 exhibited %Ds greater than 20% for bromomethane (41.5%), chloroethane (42%), trichlorofluoromethane (21.2%), vinyl acetate (98.8%), 1,4-dioxane (21%), and 1,2-dibromo-3-chloropropane (25.3%). The associated sample results were non-detect and are qualified as “UJ”.

SVOCs by Method 8270E:

The continuing calibration analyzed on SV107 exhibited %Ds greater than 20% for 2,4-dimethylphenol (21%), 2,4-dinitrotoluene (21.6%), 4,6-dinitro-o-cresol (28.3%), butyl benzyl

phthalate (27.3%), and di-n-octyl phthalate (25.3%). The associated sample results are qualified as “UJ”.

**INTERNAL STANDARDS**

Internal standard areas and retention times were reviewed and were determined to be within the associated control limits. All samples, standards, and QC samples were spiked with internal standards as required by the methods.

**BLANK SAMPLE RESULTS**

The criteria for evaluation of blanks applies to laboratory method or preparation blanks, field blanks, and trip blanks. Method blanks were prepared and analyzed with each batch. All target analytes were not detected in the method blanks, field blanks, and trip blanks with the exception noted below.

SVOCs by Method 8270E with SIM:

Method blank sample WG1930258-1 exhibited a detection of 1,4-dioxane greater than the reporting limit (RL) at 106 ng/L. The positive detection for sample MW-35_053124 is qualified as “J+”.

Method blank sample WG1929877-1 exhibited a detection below the RL for hexachlorobenzene at 0.02 µg/L. The associated positive detection is qualified as “U” at the RL.

Field blank sample FB01_053124 exhibited detections for naphthalene at hexachloroethane at 0.03 µg/L and 0.03 µg/L, respectively. Naphthalene detections above the RL are qualified as “J+” and results less than the RL are qualified as “U” at the RL.

SVOCs by Method 8270E:

Field blank sample FB01_053124 exhibited detections below the RL for bis(2-ethylhexyl) phthalate at 2.3 µg/L and phenol at 3.6 µg/L. The associated positive detections for phenol are qualified as “U” at the RL.

**SURROGATE RECOVERIES**

Surrogates were added to all field and QC samples. All surrogate percent recoveries were within the acceptance criteria.

**LABORATORY CONTROL SAMPLES**

Laboratory Control Sample/Control Sample duplicates (LCS/LCSD) were evaluated to determine compliance with method frequency and analytical recovery criteria. The LCS/LCSD relative percent differences (RPDs) were also reviewed to determine compliance. All LCS/LCSD met the acceptance criteria with the exceptions noted below.

VOCs by Method 8260D:

LCS/LCSD sample WG1929580-3/4 exhibited recoveries greater than the upper control limit for chloroethane and vinyl acetate. The associated sample results were non-detect; qualification is not necessary.

SVOCs by Method 8270E:

LCS/LCSD sample WG1929876-2/3 exhibited recoveries less than the lower control limits for hexachlorocyclopentadiene at 27% and 28%, and 2-nitroaniline at 50%. In addition, the LCS/LCSD did not recover (i.e., 0%) for benzoic acid. The results for benzoic acid are rejected. The results for hexachlorocyclopentadiene and 2-nitroaniline were non-detect and are qualified as “UJ”.

**MATRIX SPIKE/MATRIX SPIKE DUPLICATES**

Matrix spike/spike duplicate (MS/SD) were evaluated to determine compliance with method frequency and analytical recovery criteria. The MS/SD %Rs and %RPDs were within acceptance criteria with the exceptions noted below.

VOCs by Method 8260D:

MS/SD sample MW-35_053124 exhibited recoveries less than the lower control limit for bromomethane at 31% and 37%. In addition, the MS/SD exhibited recoveries greater than the upper control limit for chloroethane and vinyl acetate. The non-detect result for bromomethane is qualified as “UJ”. The results for chloroethane and vinyl acetate were non-detect; qualification is not necessary.

SVOCs by Method 8270E:

MS/SD sample MW-35_053124 exhibited recoveries less than the lower control limit for hexachlorocyclopentadiene at 29% and 31% The associated sample results were previously qualified; no further action is required. In addition, the MS/SD RPD was greater than 30% for 2,4,6-trichlorophenol (33%), 2-nitrophenol (34%), 4-nitrophenol (48%), 4,6-dinitro-o-cresol (31%), and 2,4,5-trichlorphenol (37%). The associated sample results were non-detect and are qualified as “UJ”.

**COMMENTS**

One field duplicate and parent sample pair was collected and analyzed for all parameters (MW-36_053124 and DUP01_053124). For sample results that are greater than 5X the RL, the RPD must be less than 30% for groundwater samples. For sample results less than 5X the RL, the absolute difference must be less than ±RL. Fluoranthene did not meet the acceptance criteria.

**OVERALL ASSESSMENT OF THE DATA**

On the basis of this evaluation, the laboratory appears to have followed the specified analytical methods with the exception of errors discussed above. If a given analytical parameter is not

mentioned above, that means that all specified criteria were met for that analytical parameter. All data are considered usable, as qualified, with the exception of the rejected results. In addition, analytical completeness, defined as the percentage of analytical results that are judged to be valid, is 99%.

Signed:



Emily Strake, CEP
Technical Director/Chemist

# APPENDIX C

# IC CERTIFICATION FORM

**Enclosure 2**
**NEW YORK STATE DEPARTMENT OF ENVIRONMENTAL CONSERVATION**
**Site Management Periodic Review Report Notice**
**Institutional and Engineering Controls Certification Form**

**Site Details** **Box 1**

**Site No. C231127**

**Site Name 250 Water Street**

Site Address: 250 Water Street Zip Code: 10038
City/Town: New York
County: New York
Site Acreage: 1.103

Reporting Period: December 29, 2023 to April 29, 2025

| | YES | NO |
|---|---|---|
| 1. Is the information above correct? | X | ☐ |
| If NO, include handwritten above or on a separate sheet. | | |
| 2. Has some or all of the site property been sold, subdivided, merged, or undergone a tax map amendment during this Reporting Period? | ☐ | X |
| 3. Has there been any change of use at the site during this Reporting Period (see 6NYCRR 375-1.11(d))? | ☐ | X |
| 4. Have any federal, state, and/or local permits (e.g., building, discharge) been issued for or at the property during this Reporting Period? | ☐ | X |
| **If you answered YES to questions 2 thru 4, include documentation or evidence that documentation has been previously submitted with this certification form.** | | |
| 5. Is the site currently undergoing development? | ☐ | X |

**Box 2**

| | YES | NO |
|---|---|---|
| 6. Is the current site use consistent with the use(s) listed below? Restricted-Residential, Commercial, and Industrial | X | ☐ |
| 7. Are all ICs in place and functioning as designed? | X | ☐ |

**IF THE ANSWER TO EITHER QUESTION 6 OR 7 IS NO, sign and date below and DO NOT COMPLETE THE REST OF THIS FORM. Otherwise continue.**

**A Corrective Measures Work Plan must be submitted along with this form to address these issues.**

_____ _____
Signature of Owner, Remedial Party or Designated Representative Date

**Box 2A**

| | YES | NO |
|---|---|---|
| 8. Has any new information revealed that assumptions made in the Qualitative Exposure Assessment regarding offsite contamination are no longer valid? | ☐ | ☒ |
| 9. Are the assumptions in the Qualitative Exposure Assessment still valid? (The Qualitative Exposure Assessment must be certified every five years) | ☒ | ☐ |

**If you answered YES to question 8, include documentation or evidence that documentation has been previously submitted with this certification form.**

**If you answered NO to question 9, the Periodic Review Report must include an updated Qualitative Exposure Assessment based on the new assumptions.**

**SITE NO. C231127** **Box 3**

**Description of Institutional Controls**

| Parcel | Owner | Institutional Control |
|---|---|---|
| **98-1** | 250 Seaport District LLC | Ground Water Use Restriction<br>Monitoring Plan<br>Site Management Plan<br>IC/EC Plan |

1. The site may only be used for Restricted-Residential use as defined in 6 New York Codes, Rules and Regulations (NYCRR) Part 375-1.8(g)(2)(ii), Commercial use as defined in 6 NYCRR Part 375-1.8(g)(2)(iii), and Industrial use as defined in 6 NYCRR Part 375-1.8(g)(2)(iv) , subject to local zoning requirements.
2. The site may not be used for a higher level of use, such as Residential (single family) use as defined in 6 NYCRR Part 375-1.8(g)(2)(i), or Unrestricted Use (UU) as defined in 6 NYCRR Part 375-1.8(g)(1)(i), without additional remediation and amendment of the Environmental Easement (EE), as approved by the New York State Department of Environmental Conservation (NYSDEC).
3. All future activities on the site that will disturb residual contaminated soil and liquids must be conducted in accordance with this SMP.
4. The use of the groundwater underlying the site is prohibited without necessary water quality treatment as determined by the New York State Department of Health (NYSDOH), the New York City Department of Health and Mental Hygiene (NYCDOHMH), or the New York City Department of Environmental Protection (NYCDEP).
1. Vegetable gardens and farming in residual site soil are prohibited.
2. The potential for vapor intrusion must be evaluated for any buildings developed in the area within the IC boundaries noted on Figure 2 of this SMP, and appropriate actions to address exposures must be implemented.
3. Compliance with the EE by the Grantor and the Grantor's successors and assigns, and compliance with this SMP by the remedial party and its successors and assigns.
4. Data and information pertinent to site management must be reported at the frequency and in a manner defined in this SMP.
5. Access to the site must be provided to agents, employees or other representatives of the State of New York with reasonable prior notice to the property owner to assure compliance with the restrictions identified by the EE.
6. The Grantor agrees to submit to NYSDEC an annual written statement that certifies, under penalty of perjury, that:
a. controls employed at the site are unchanged from the previous certification or that any changes to the controls were NYSDEC-approved; and
b. nothing has occurred that impairs the ability of the controls to protect public health and the environment or that constitute a violation or failure to comply with the SMP. NYSDEC retains the right to access the site at any time.

**Box 4**

**Description of Engineering Controls**

None Required

Not Applicable/No EC's

**Box 5**

**Periodic Review Report (PRR) Certification Statements**

1. I certify by checking "YES" below that:

   a) the Periodic Review report and all attachments were prepared under the direction of, and reviewed by, the party making the Engineering Control certification;

   b) to the best of my knowledge and belief, the work and conclusions described in this certification are in accordance with the requirements of the site remedial program, and generally accepted engineering practices; and the information presented is accurate and compete.

| YES | NO |
|---|---|
| X | ☐ |

2. For each Engineering control listed in Box 4, I certify by checking "YES" below that all of the following statements are true:

   (a) The Engineering Control(s) employed at this site is unchanged since the date that the Control was put in-place, or was last approved by the Department;

   (b) nothing has occurred that would impair the ability of such Control, to protect public health and the environment;

   (c) access to the site will continue to be provided to the Department, to evaluate the remedy, including access to evaluate the continued maintenance of this Control;

   (d) nothing has occurred that would constitute a violation or failure to comply with the Site Management Plan for this Control; and

   (e) if a financial assurance mechanism is required by the oversight document for the site, the mechanism remains valid and sufficient for its intended purpose established in the document.

| | YES | NO |
|---|---|---|
| **N/A - NO ENGINEERING CONTROLS** | ☐ | ☐ |

**IF THE ANSWER TO QUESTION 2 IS NO, sign and date below and DO NOT COMPLETE THE REST OF THIS FORM. Otherwise continue.**

**A Corrective Measures Work Plan must be submitted along with this form to address these issues.**

_____ _____

Signature of Owner, Remedial Party or Designated Representative | Date

**IC CERTIFICATIONS**
**SITE NO. C231127**

**Box 6**

**SITE OWNER OR DESIGNATED REPRESENTATIVE SIGNATURE**

I certify that all information and statements in Boxes 1,2, and 3 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.

I Matt Partridge (print name) at 199 Water Street 28th Fl New York, NY 10038 (print business address),

am certifying as Owner (Owner or Remedial Party)

for the Site named in the Site Details Section of this form.

Matt Partridge, Chief Financial Officer, Seaport Entertainment Group
Signature of Owner, Remedial Party, or Designated Representative
Rendering Certification

May 31, 2025
Date

# APPENDIX D

# SITE INSPECTION FORMS

# SITE INSPECTION CHECKLIST

Site Name: 250 Water Street Location: New York, NY Project Number: 170381202

Inspector Name: Mat Frankel Date: 4/29/2025 Weather Conditions: 50s °F and Sunny

Reason for Inspection (i.e., routine, maintenance, severe condition, etc.): Annual Site Inspection

Check one of the following: **Y:** Yes **N:** No **NA**: Not Applicable

| | | Y | N | NA | Normal Situation | Remarks |
|---|---|---|---|---|---|---|
| | **General** | | | | | |
| 1 | What are the current site conditions? | -- | -- | -- | -- | Gravel cover layer present and intact |
| 2 | Are all applicable site records (e.g., documentation of construction activity, most current easement, etc.) complete and up to date? | X | | | Y | N/A |
| 3 | Has site use (restricted-residential) remained the same? | X | | | Y | N/A |
| 4 | Does it appear that all environmental easement restrictions have been followed? | X | | | Y | N/A |
| 5 | Is there any construciton activity, or indication of any construction activity within the past certification year (including any tenant improvements) that would require compliance with the SMP and Excavation Work Plan? | | X | | N | N/A |
| 6 | If YES to number 5, is there documentation that the SMP, HASP, and CAMP for the site was/is being followed? | | | X | Y | N/A |
| 7 | Are there any petroleum bulk storage tanks present at the site? | | X | | N | N/A |
| 8 | For petroleum bulk storage tanks that are visible, are they in good condition and not leaking? | | | X | N/A | N/A |

N/A = Not Applicable

* **If the answer to any of the above questions indicate non-compliance with any ICs for the site, additional remarks must be provided and, where applicable, documentation attached to this checklist detailing additional inspection and repair activities.**

**Additional remarks** _____

_____

_____

_____

_____

_____

_____

_____

**Minimum Inspection Schedule: Site-wide inspections will be conducted annually, per certification year, at a minimum. Additional inspections will also be conducted at times of severe condition events. All inspection events will utilize this checklist.**

# APPENDIX E

# PHOTOGRAPH LOG



**Photo 1:** Quarterly groundwater sampling at monitoring well MW35 (5/31/2024)



**Photo 2:** General view of the site (facing southeast) (4/29/2025)



**Photo 3:** View of the northern part of the site (facing southeast) (4/29/2025)

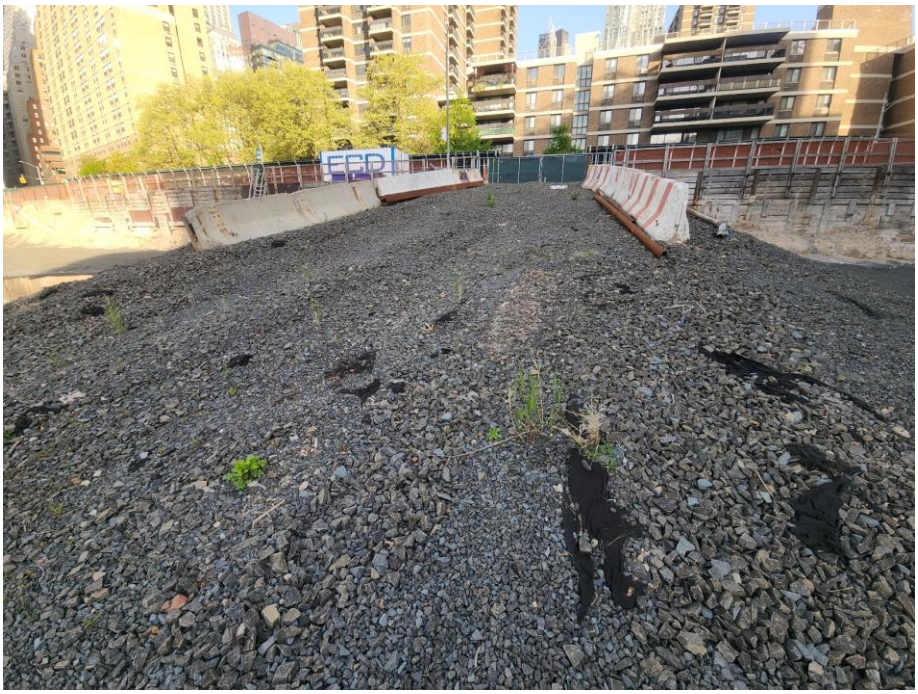


**Photo 4:** View of the site ramp (facing northwest) (4/29/2025)



**Photo 5:** General view of the site (facing northeast) (4/29/2025)

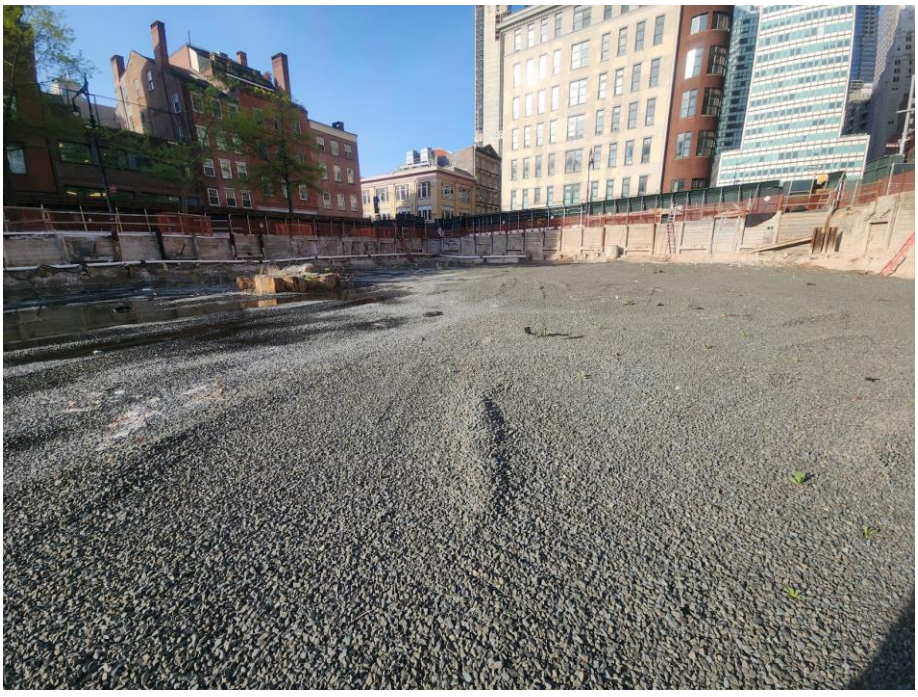


**Photo 6:** General view of the site (facing south) (4/29/2025)

# APPENDIX F

# IDW MANIFEST

Please print or type.
(Form designed for use on elite (12-pitch) typewriter.)

**NON-HAZARDOUS WASTE MANIFEST**

| 1. Generator ID Number | 2. Page 1 of | 3. Emergency Response Phone | 4. Waste Tracking Number |
|---|---|---|---|
| | 1 | 631-586-5900 | NHWM222398 |

**GENERATOR**

5. Generator's Name and Mailing Address
250 SEAPORT DISTRICT, LLC c/o THE HOWARD HUGHES CORP.
199 WATER STREET, 28TH FLOOR
NEW YORK, NY 10038
Generator's Phone:

Generator's Site Address (if different than mailing address)
250 WATER STREET
NEW YORK, NY 10038

6. Transporter 1 Company Name
AARCO ENVIRONMENTAL SERVICES
U.S. EPA ID Number
NYR000107326

7. Transporter 2 Company Name
U.S. EPA ID Number

8. Designated Facility Name and Site Address
DALE TRANSFER CORP.
129 DALE STREET, WEST BABYLON NY 11704
Facility's Phone: 631-393-2882
U.S. EPA ID Number
N/A

| | 9. Waste Shipping Name and Description | 10. Containers No. | 10. Containers Type | 11. Total Quantity | 12. Unit Wt./Vol. | |
|---|---|---|---|---|---|---|
| 1. | NON-REGULATED SOLIDS (SOIL) | 3 | DM | 600 | P | |
| 2. | NON-REGULATED LIQUIDS (GROUNDWATER) | 1 | DM | 400 | P | |
| 3. | | | | | | |
| 4. | | | | | | |

13. Special Handling Instructions and Additional Information
1. APPROVAL # 2022-207 (993 x 55 g.)
2. APPROVAL # 2022-208 (001 x 55 g.)
JOB# 222398 TRUCK: B568

**INT'L**

14. GENERATOR'S CERTIFICATION: I certify the materials described above on this manifest are not subject to federal regulations for reporting proper disposal of Hazardous Waste.
Generator's/Offeror's Printed/Typed Name: Camille Quick of Langan as authorized agent for 250 Seaport District LLC
Signature
Month 6 Day 7 Year 24

15. International Shipments ☐ Import to U.S. ☐ Export from U.S. Port of entry/exit:
Transporter Signature (for exports only): Date leaving U.S.:

**TRANSPORTER**

16. Transporter Acknowledgment of Receipt of Materials
Transporter 1 Printed/Typed Name: Victor L. Cardoza
Signature
Month 6 Day 7 Year 24
Transporter 2 Printed/Typed Name
Signature
Month Day Year

**DESIGNATED FACILITY**

17. Discrepancy
17a. Discrepancy Indication Space ☐ Quantity ☐ Type ☐ Residue ☐ Partial Rejection ☐ Full Rejection
Manifest Reference Number:
17b. Alternate Facility (or Generator)
U.S. EPA ID Number
Facility's Phone:
17c. Signature of Alternate Facility (or Generator)
Month Day Year

18. Designated Facility Owner or Operator: Certification of receipt of materials covered by the manifest except as noted in Item 17a
Printed/Typed Name: Armando Sanchez
Signature
Month 6 Day 7 Year 24

Printed in USA by GC Labels
1-800-997-6966

DESIGNATED FACILITY TO GENERATOR

Reorder Part# MANIFEST-C6NHW
913-897-6966