

**Daily Progress Report #14
SVE Pilot Test and Well Install
June 2, 2026**

245 West 55th Street
Block 1027, Lot 7
New York, New York
Brownfield Cleanup Program Site #:C231157

1.0 Introduction

245 WEST 55TH ST LLC is currently redeveloping the existing 12 story, 6,000 square foot commercial building on Site. Construction activities include the demolition of the existing 12th story and bulkhead, construction of an additional 9 stories above the remaining 11 stories and altering the building to residential use. The Site is part of New York's Brownfield Cleanup Program as a Volunteer.

The Site is located in a C6-4/C6-6 Commercial District in Manhattan, approximately 1,000 feet southwest of Central Park. The Site is bordered to the north, east, and west by mixed-use commercial/residential properties, and is bordered to the south by West 55th Street and additional mixed-use commercial/residential properties.

The Site was formerly owned and utilized by DuArt Media Services/DuArt Film Labs (DuArt) for cinematographic film cleaning and film processing from approximately 1922 through 2011. Film production including voiceover work, audio recording, and film editing continued to take place at the Site until 2021.

On March 27, 2026, Environmental Logic LLC (EL) submitted a request to NYSDEC to proceed with installation of Soil Vapor Extraction (SVE) pilot test wells and associated pilot testing activities to evaluate the feasibility and design parameters of a potential perimeter SVE system at the Site. The proposed pilot test is intended to evaluate system operating parameters including applied vacuum, airflow rates, and radius of influence (ROI) for a potential SVE system intended to mitigate potential off-site migration of soil vapor.

Activities associated with the pilot test are taking place in the basement of the existing building. As significant sections of the walls are missing at the front and rear of the building, a community air monitoring plan (CAMP) is being implemented during drilling and other intrusive subsurface activities. Procedures are being conducted in accordance with the CAMP previously submitted to NYSDEC with the Remedial Investigation Work Plan (RIWP), approved on October 11, 2024.



The drilling activities are expected to generate soil drill cuttings for disposal. Drill cuttings and other investigation-derived waste generated during drilling activities will be stockpiled on-site and disposed of with the remaining drill cuttings generated during prior pile drilling activities conducted under the previously approved Change of Use activities. Stockpiles will be covered when active drilling or waste handling activities are not occurring.

This daily report is being provided to document EL oversight of SVE pilot test well installation activities and CAMP activities conducted on June 2, 2026.

2.0 Update of Progress Made During the Reporting Day

Soil gas sample collection was initiated from the northernmost five SVE wells. These samples are being collected to evaluate whether these wells can be eliminated from the final SVE design or must be connected and operated to prevent contaminant vapor migration to adjoining properties. As previously discussed with NYSDEC and NYSDOH these data will be submitted to the Departments and this determination will only be made upon Department approval.

Soil gas sampling began in the basement. Six-liter summa canisters were attached to five SVE wells along the rear (northern) wall of the site: SVE-8, SVE-9, SVE-10, SVE-11, and SVE-12. Sampling activities were conducted in accordance with the NYSDOH's Guidance for Evaluating Soil Vapor Intrusion in the State of New York (NYSDOH 2006, rev. 2024).

Before initiating the 24-hour Summa canister soil gas sample collection, a GilAir Plus pump was used to purge three well volumes of soil gas from each SVE well. In accordance with NYSDOH guidance, flow rates for both purging and sample collection did not exceed 0.2 liters per minute. During the three-volume purge of each well, a shut-in test was conducted to ensure that there were no leaks in the tubing setup. For the shut-in test, a bag was placed over the top of each SVE well and filled with helium. An MGD-2002 Helium Detector was then used to determine whether any helium was detected in the effluent stream from the GilAir Plus pump.

Following completion of the purge and helium leak test, a sampling train test was conducted by applying a vacuum to the sampling apparatus (tubing and valves) to confirm that it would maintain a vacuum without leakage. Upon successful completion of the train test, 24-hour sampling using 6L Summa canisters was initiated.

Samples are being collected over a 24-hour period and will be completed on Wednesday, June 3, 2026.

3.0 Photographic Documentation of Activities Completed During the Reporting Day

See attached Photolog.

4.0 Identification of Samples Collected During the Reporting Day

Twenty-four-hour soil gas sample collection from SVE-8, SVE-9, SVE-10, SVE-11, and SVE-12 was initiated on 06/03/2026 and will be completed on 06/04/2026.

5.0 Summary of CAMP Data, Including Elevated Concentrations and Response Actions

During work activities, CAMP monitoring activities were initiated. See attached. There were no readings above the NYSDEC approved CAMP 15-minute average action levels for VOCs (5 ppm) or Particulate Matter (PM) (150 ug/m3).

6.0 Summary of Issues or Concerns

None.

7.0 Public Interactions/Interest

None.



Attachment - Photograph Log – June 2, 2026



Photo 1: 24 Hour Summa Canister Set Up For SVE-8

Site:	EL Project No.	Page No.	
245 West 55 th Street Manhattan, NY	23-0001	1 of 6	

Attachment - Photograph Log – June 2, 2026



Photo 2: 24 Hour Summa Canister Set Up For SVE-9

Site:	EL Project No.	Page No.	
245 West 55 th Street Manhattan, NY	23-0001	2 of 6	

Attachment - Photograph Log – June 2, 2026



Photo 3: 24 Hour Summa Canister Set Up For SVE-10

Site:	EL Project No.	Page No.	
245 West 55 th Street Manhattan, NY	23-0001	3 of 6	

Attachment - Photograph Log – June 2, 2026



Photo 4: 24 Hour Summa Canister Set Up For SVE-11

Site:	EL Project No.	Page No.	
245 West 55 th Street Manhattan, NY	23-0001	4 of 6	

Attachment - Photograph Log – June 2, 2026



Photo 5: 24 Hour Summa Canister Set Up For SVE-12

Site:	EL Project No.	Page No.	
245 West 55 th Street Manhattan, NY	23-0001	5 of 6	

Attachment - Photograph Log – June 2, 2026



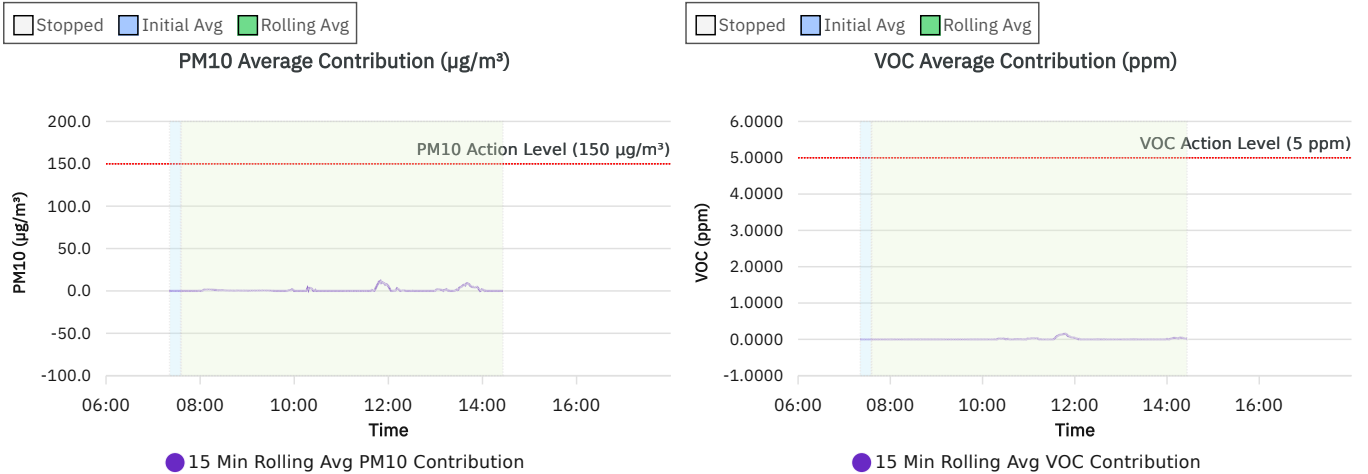
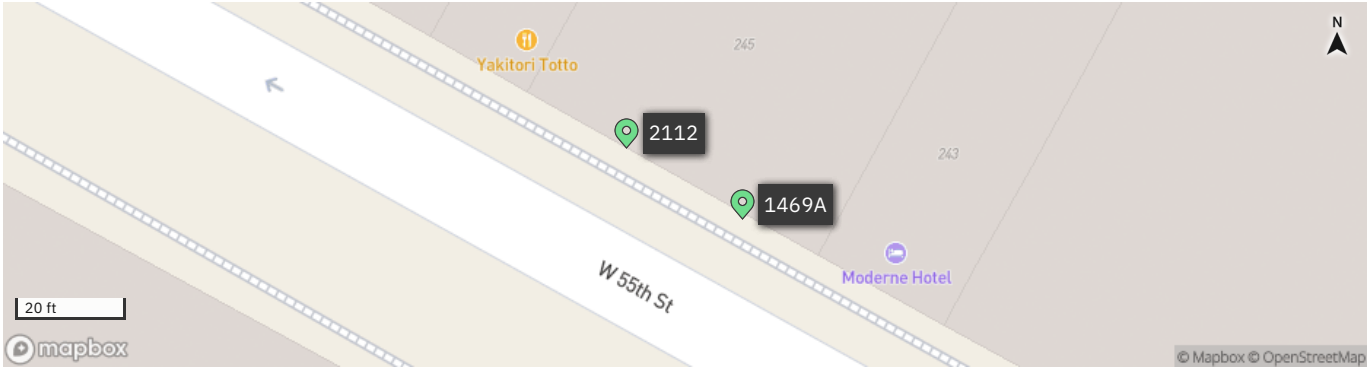
Photo 6: Shut-In Test

Site:	EL Project No.	Page No.	
245 West 55 th Street Manhattan, NY	23-0001	6 of 6	

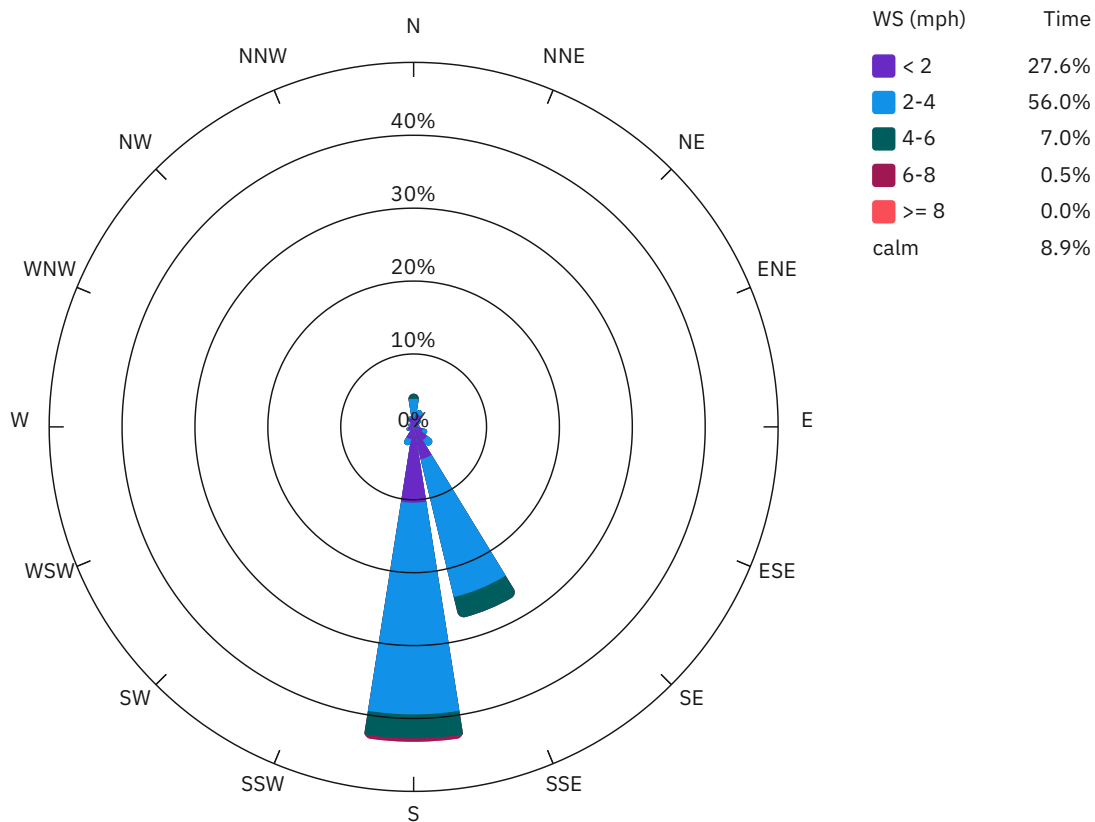
	Site Contribution Report - 245 West 55th Street	245 W 55th Street Manhattan	
		Report Period	
		From:	06/02/2026 06:00
		To:	06/02/2026 18:00
		PM10 Action Level:	150 µg/m³
		VOC Action Level:	5 ppm

Daily Environmental Summary	Temp (°F)	Relative Humidity (%)	Barometer (inHg)	Wind Speed (mph)	Prevailing Wind Direction
06/02/2026	56.3 - 77.0	25.0 - 73.3	30.0 - 30.1	0.3 - 6.9	SSE

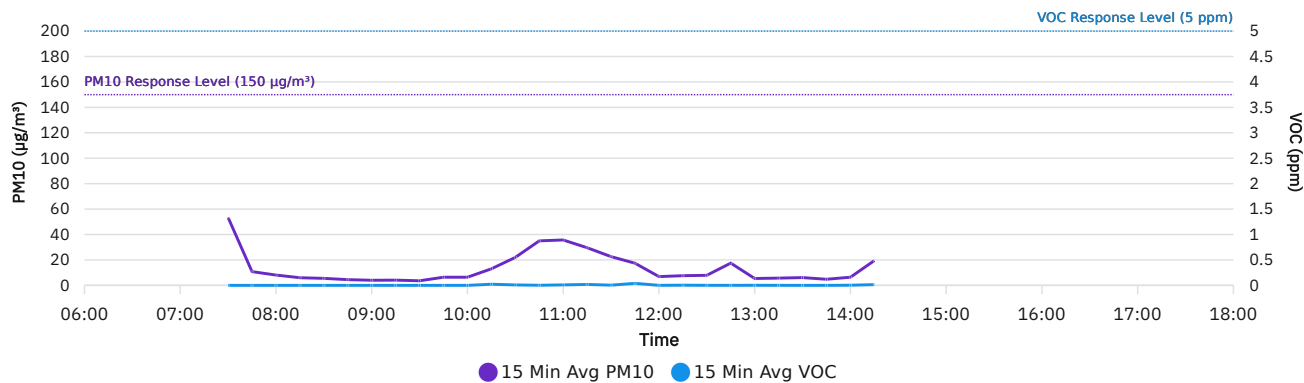
Daily Monitoring Summary	PM10 (µg/m³)	Time	VOC (ppm)	Time
Min Contribution (15 min avg.) - 6/2/2026	0.0	07:30	0.0000	07:30
Max Contribution (15 min avg.) - 6/2/2026	5.7	13:45	0.1433	11:45
Daily Avg. Contribution (15 min avg.) - 6/2/2026	1.0	-	0.0090	-



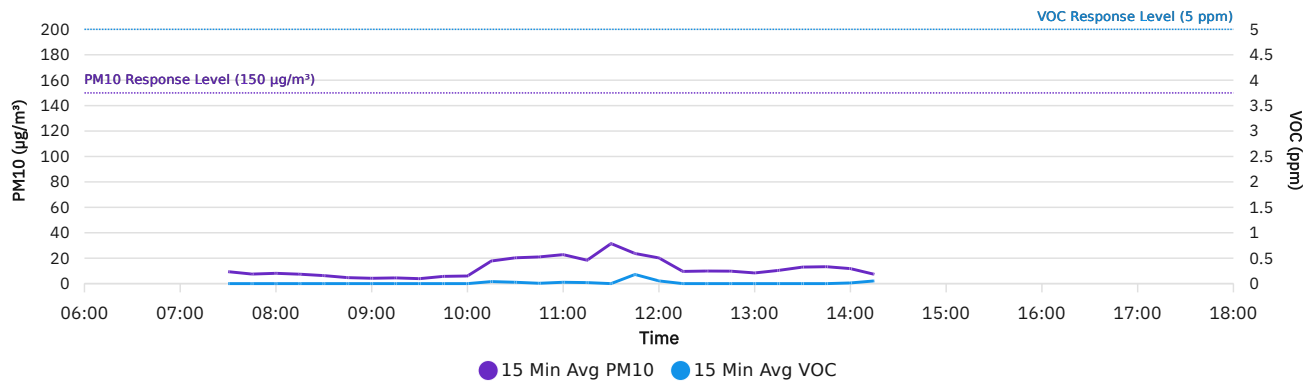
Wind rose (mph)



1469A



2112



DER-10 Summary: 15 Min Rolling Avg Data

Date/Time	Average Upwind PM10 (µg/m³)	Average Downwind PM10 (µg/m³)	Average Contribution PM10 (µg/m³)	Average Upwind VOC (ppm)	Average Downwind VOC (ppm)	Average Contribution VOC (ppm)	Wind Speed	Wind Direction
6/2/2026 07:30	48.6	9.4	0.0	0.0000	0.0000	0.0000	3.2	S
6/2/2026 07:45	10.8	7.5	0.0	0.0000	0.0000	0.0000	3.0	S
6/2/2026 08:00	8.1	8.1	0.1	0.0000	0.0000	0.0000	3.3	S
6/2/2026 08:15	6.0	7.4	1.4	0.0000	0.0000	0.0000	3.3	S
6/2/2026 08:30	5.5	6.3	0.8	0.0000	0.0000	0.0000	3.5	S
6/2/2026 08:45	4.5	4.7	0.2	0.0000	0.0000	0.0000	2.8	S
6/2/2026 09:00	4.0	4.2	0.2	0.0000	0.0000	0.0000	3.2	S
6/2/2026 09:15	4.1	4.5	0.5	0.0000	0.0000	0.0000	3.1	S
6/2/2026 09:30	3.6	3.9	0.3	0.0000	0.0000	0.0000	3.1	S
6/2/2026 09:45	6.4	5.7	0.0	0.0000	0.0000	0.0000	2.4	SSE
6/2/2026 10:00	6.4	6.0	0.0	0.0000	0.0000	0.0000	2.1	S
6/2/2026 10:15	16.2	14.7	0.0	0.0300	0.0320	0.0020	1.1	S
6/2/2026 10:30	24.8	17.5	0.0	0.0147	0.0207	0.0060	1.8	S
6/2/2026 10:45	35.0	21.0	0.0	0.0020	0.0067	0.0047	1.8	S
6/2/2026 11:00	35.7	22.8	0.0	0.0093	0.0267	0.0173	2.0	S
6/2/2026 11:15	28.6	19.4	0.0	0.0173	0.0207	0.0033	1.8	S
6/2/2026 11:30	32.1	22.0	0.0	0.0040	0.0000	0.0000	0.6	N
6/2/2026 11:45	17.9	23.2	5.4	0.0380	0.1813	0.1433	2.0	SSE
6/2/2026 12:00	10.8	16.4	5.5	0.0073	0.0467	0.0393	1.4	SSE
6/2/2026 12:15	8.5	8.7	0.2	0.0033	0.0000	0.0000	1.2	SSE
6/2/2026 12:30	9.0	8.7	0.0	0.0000	0.0007	0.0007	0.3	ESE
6/2/2026 12:45	17.9	9.5	0.0	0.0007	0.0000	0.0000	1.5	SSE
6/2/2026 13:00	6.7	7.1	0.4	0.0013	0.0000	0.0000	0.6	SE
6/2/2026 13:15	7.5	8.6	1.1	0.0000	0.0007	0.0007	0.4	SSE
6/2/2026 13:30	7.9	11.2	3.2	0.0000	0.0000	0.0000	0.6	SSE
6/2/2026 13:45	6.2	11.9	5.7	0.0000	0.0000	0.0000	0.8	SE
6/2/2026 14:00	8.3	9.9	1.6	0.0027	0.0133	0.0107	0.7	SSE
6/2/2026 14:15	20.3	6.6	0.0	0.0213	0.0467	0.0253	3.3	S

Air Monitoring Data by Location: 15 Min Avg Data

Date/Time	1469A PM10 (µg/m³)	1469A VOC (ppm)	2112 PM10 (µg/m³)	2112 VOC (ppm)	Wind Direction	Wind Speed
06/02/2026 07:30	53.4	0.0000	9.4	0.0000	S	3.2
06/02/2026 07:45	10.8	0.0000	7.5	0.0000	S	3.0
06/02/2026 08:00	8.1	0.0000	8.1	0.0000	S	3.3
06/02/2026 08:15	6.0	0.0000	7.4	0.0000	S	3.3
06/02/2026 08:30	5.5	0.0000	6.3	0.0000	S	3.5
06/02/2026 08:45	4.5	0.0000	4.7	0.0000	S	2.8
06/02/2026 09:00	4.0	0.0000	4.2	0.0000	S	3.2
06/02/2026 09:15	4.1	0.0000	4.5	0.0000	S	3.1
06/02/2026 09:30	3.6	0.0000	3.9	0.0000	S	3.1
06/02/2026 09:45	6.4	0.0000	5.7	0.0000	SSE	2.4
06/02/2026 10:00	6.4	0.0000	6.0	0.0000	S	2.1
06/02/2026 10:15	13.0	0.0220	17.8	0.0400	S	1.1
06/02/2026 10:30	22.0	0.0087	20.3	0.0267	S	1.8
06/02/2026 10:45	35.0	0.0020	21.0	0.0067	S	1.8
06/02/2026 11:00	35.7	0.0093	22.8	0.0267	S	2.0
06/02/2026 11:15	29.6	0.0180	18.4	0.0200	S	1.8
06/02/2026 11:30	22.6	0.0040	31.5	0.0000	N	0.6
06/02/2026 11:45	17.4	0.0393	23.7	0.1800	SSE	2.0
06/02/2026 12:00	6.9	0.0007	20.2	0.0533	SSE	1.4
06/02/2026 12:15	7.6	0.0033	9.6	0.0000	SSE	1.2
06/02/2026 12:30	7.9	0.0007	9.9	0.0000	ESE	0.3
06/02/2026 12:45	17.5	0.0007	9.8	0.0000	SSE	1.5
06/02/2026 13:00	5.4	0.0013	8.4	0.0000	SE	0.6
06/02/2026 13:15	5.7	0.0007	10.4	0.0000	SSE	0.4
06/02/2026 13:30	6.1	0.0000	13.0	0.0000	SSE	0.6
06/02/2026 13:45	4.8	0.0000	13.3	0.0000	SE	0.8
06/02/2026 14:00	6.4	0.0027	11.8	0.0133	SSE	0.7
06/02/2026 14:15	19.5	0.0147	7.3	0.0533	S	3.3