SITE OBSERVATION REPORT

PROJECT No.: 170552901	**CLIENT:** SPG Boerum LLC	**DATE:**	Thursday, December 8, 2022
PROJECT: 159 Boerum Street		**WEATHER:**	Clear, 49-54°F Wind: NNW @ 2.3-5.5 mph
LOCATION: Brooklyn, NY		**TIME:**	6:30 am to 5:00 pm
CONTRACTOR: SD Builders		**LANGAN REP. :**	Lauren Roper

CONTRACTOR'S EQUIPMENT:	**PRESENT AT SITE:**
Hitachi ZX 160LC Excavator Deere 300G Excavator Kubota SVL65-2 Skid Steer Deere 135G Excavator	Lauren Roper – Langan Kevin Grey, James Huo– SD Builders - General Contractor Lucas Alvarez - Rise Concrete (Rise) – Foundation Contractor

OBSERVATIONS, DISCUSSIONS, TEST RESULTS, ETC.:

Langan was present to observe environmental protocols in accordance with the New York State Department of Environmental Conservation (NYSDEC)-approved Remedial Action Work Plan (RAWP) for Brownfield Cleanup Program (BCP) site C224291 at 159 Boerum Street (Block 3071, Lot 40). Observed activities were as follows:

Site Activities

- Rise excavated an about 50-foot-long by 5-foot-wide area to about 9 feet below grade surface (bgs) in the northeastern part of the site for support of excavation (SOE) installation. Excavated material consisted of non-hazardous fill and was screened for odors, staining, and organic vapors using a photoionization detector (PID); evidence of impacts was not observed. The excavated fill was stockpiled in the southern part of the site for future off-site disposal and covered with polyethylene sheeting at the end of the work day.
- Rise excavated an about 7-foot-long by 5-foot-wide area to about 10 feet bgs in the southwestern part of the site for SOE underpinning installation. Excavated material consisted of non-hazardous fill and was screened for odors, staining, and organic vapors using a PID; grey staining, petroleum-like odors and a maximum PID reading of 114.7 parts per million (ppm) were observed. The excavated fill was added to the stockpile on the southern part of the site for future off-site disposal, and covered with polyethylene sheeting at the end of the work day.
- Rise graded an about 50-foot-long by 50-foot-wide area in the north-central part of the site to create a stable working space for equipment. Excess fill from grading activities was added to the stockpile in the southern part of the site and covered with polyethylene sheeting at the end of the work day.

Cc:	L. Haley, K. Semon, B. Gochenaur (Langan)	By:	Lauren Roper **LANGAN**

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Material Tracking

- No material was imported to the site.
- No material was exported from the site.

Materials Import Summary			
Facility	**Imported**	**Today**	**Total**
Allocco Recycling, Inc. Brooklyn, NY ¾-inch RCA	**No. Loads**	0	**45**
	Quantity (CY)	0	**900**
	NYSDEC Approved Quantity (CY)		**1,000**

Materials Export Summary			
Facility	**Exported**	**Today**	**Total**
Cycle Chem, Inc. Elizabeth, NJ Lead Contaminated Soil	**No. Loads**	0	**14**
	Quantity (CY)	0	**280**
Bayshore Soil Management Keasbey, NJ Non-Hazardous Fill/Soil	**No. Loads**	0	**215**
	Quantity (CY)	0	**4,300**

Sampling

- No samples were collected.

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CAMP Activities

Langan performed on-site air monitoring during ground-intrusive activities for particulate matter smaller than 10 microns in diameter (PM10) or volatile organic compounds (VOCs). Fifteen-minute average concentrations of PM10 and VOCs did not exceed action levels established by the community air monitoring plan (CAMP). No fugitive dust or odors were observed leaving the site.

- Intermittent one-minute concentrations of VOCs were not recorded at the upwind monitoring station from 7:06 to 7:46 due to an equipment malfunction. A malfunctioning wire was replaced and the issues were resolved. During this time, the site was continuously monitoring for VOCs using a handheld PID; fugitive odors were not observed leaving the site.
- PM10 and VOCs were not recorded at the upwind monitoring station from 10:27 to 10:28 and at the downwind monitoring station from 10:19 to 10:26 to allow for relocation of the stations to accommodate a change in wind direction. Ground-intrusive work was paused during this time.

Particulate Monitoring (mg/m^3)			**Organic Vapor Monitoring (ppm)**		
Daily background	0.022		Daily Background	0.0	
Averaging Period	Upwind	Downwind	Averaging Period	Upwind	Downwind
Daily Time Weighted Average	0.022	0.022	Daily Time Weighted Average	0.0	0.0
Maximum 15-min Average	0.081	0.064	Maximum 15-min Average	0.0	0.0
Minimum 1-min Instant Reading	0.003	0.005	Minimum 1-min Instant Reading	0.0	0.0
Maximum 1-min Instant Reading	0.241	0.176	Maximum 1-min Instant Reading	0.0	0.0

mg/m^3 = milligrams per cubic meter ppm = parts per million
NA = Not Available

Anticipated Activities

- Rise will install SOE elements along the site boundaries.
- Rise will export non-hazardous fill for off-site disposal.

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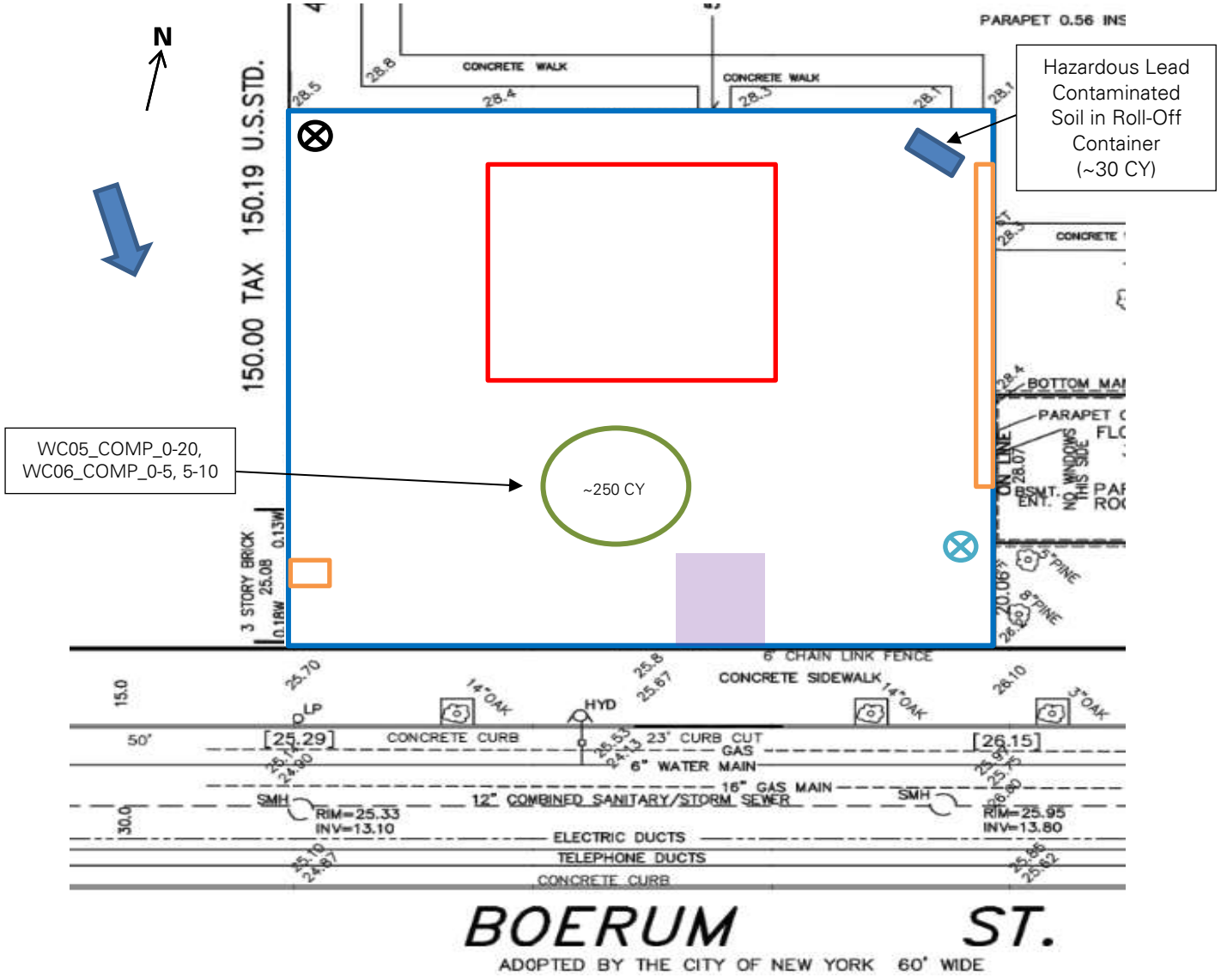
Figure 1: Site Map



Legend:

- Upwind CAMP Station
- Downwind CAMP Station
- Excavation Extent
- Stockpile Location
- Temporary Equipment Ramp
- Stabilized Construction Entrance
- C&D Stockpile Location
- Graded Extent
- Wind Direction
- Support of Excavation Drilling Extents
- Backfilled Extent

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SITE PHOTOGRAPHS

Photo 1: View of Rise excavating non-hazardous fill in the southwestern part of the site (facing west).

Photo 2: View of Rise grading non-hazardous fill in the north-central part of the site to create a stable working surface for equipment (facing northwest).

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