



***Environmental, Planning, and Engineering Consultants***

440 Park Avenue South  
7th Floor  
New York, NY 10016  
tel: 212 696-0670  
fax: 212 213-3191  
[www.akrf.com](http://www.akrf.com)

October 11, 2023

Mr. Christopher Allen  
NYS Department of Environmental Conservation  
Division of Environmental Remediation  
47-40 21<sup>st</sup> Street  
Long Island City, NY 11101-5407

Re: Monthly Progress Report – September 2023  
Newtown Creek Bud Site – North Block  
2-10 54<sup>th</sup> Avenue, Long Island City, New York  
NYSDEC BCP Site No. C241248

Dear Mr. Allen:

This Monthly Progress Report has been prepared by AKRF, Inc. (AKRF) to summarize the work performed for the Newtown Creek Bud Site – North Block, New York State Department of Environmental Conservation (NYSDEC) Brownfield Cleanup Program (BCP) project (Site No. C241248), which is located at 2-10 54<sup>th</sup> Avenue (soon to be referred as 2-21 Malt Drive), Long Island City, New York, during the month of September 2023. A Site location plan is provided as Figure 1, and the Site layout is presented in Figure 2.

The following activities were conducted in September 2023:

- The Volunteer completed construction of above-grade elements of the sub-slab depressurization system (SSDS) and soil vapor extraction (SVE) system. The SSDS and SVE system layouts are shown in Figure 3.
- On September 27, 2023, AKRF mobilized to the Site to commission the SSDS and SVE systems. Both systems were successfully started up and are operating within the new building.
- Between September 1 and 29, 2023, the Volunteer continued construction of the exterior landscaping along the eastern Site boundary. The work included localized excavation for installation of fencing and light posts, importation and spreading of NYSDEC-approved gravel and planting soil for garden areas, and concrete pours for construction of walkways.

The following activities are planned for October 2023:

- AKRF prepared the Draft Final Engineering Report (FER) , which was submitted to NYSDEC and NYSDOH on October 1, 2023.
- AKRF mobilized to the Site on October 5, 2023 to collect influent, intermediate, and effluent vapor samples for laboratory analysis from the SVE system. The results will be summarized in the final version of the Final Engineering Report (FER).
- The Volunteer will complete construction of the exterior landscaping along the eastern Site boundary.

If you have any questions regarding the information presented in this letter, please contact Marc at (914) 922-2356 or [mgodick@akrf.com](mailto:mgodick@akrf.com) or Patrick at (646) 388-9784 or [jdiggins@akrf.com](mailto:jdiggins@akrf.com).

Sincerely,  
AKRF, Inc.



Marc S. Godick, LEP  
Senior Vice President



J. Patrick Diggins  
Senior Technical Director

Enc.    Figure 1 – Site Location  
          Figure 2 – Site Layout  
          Figure 3 – SSDS and SVE System Layouts

cc (electronic copy only):

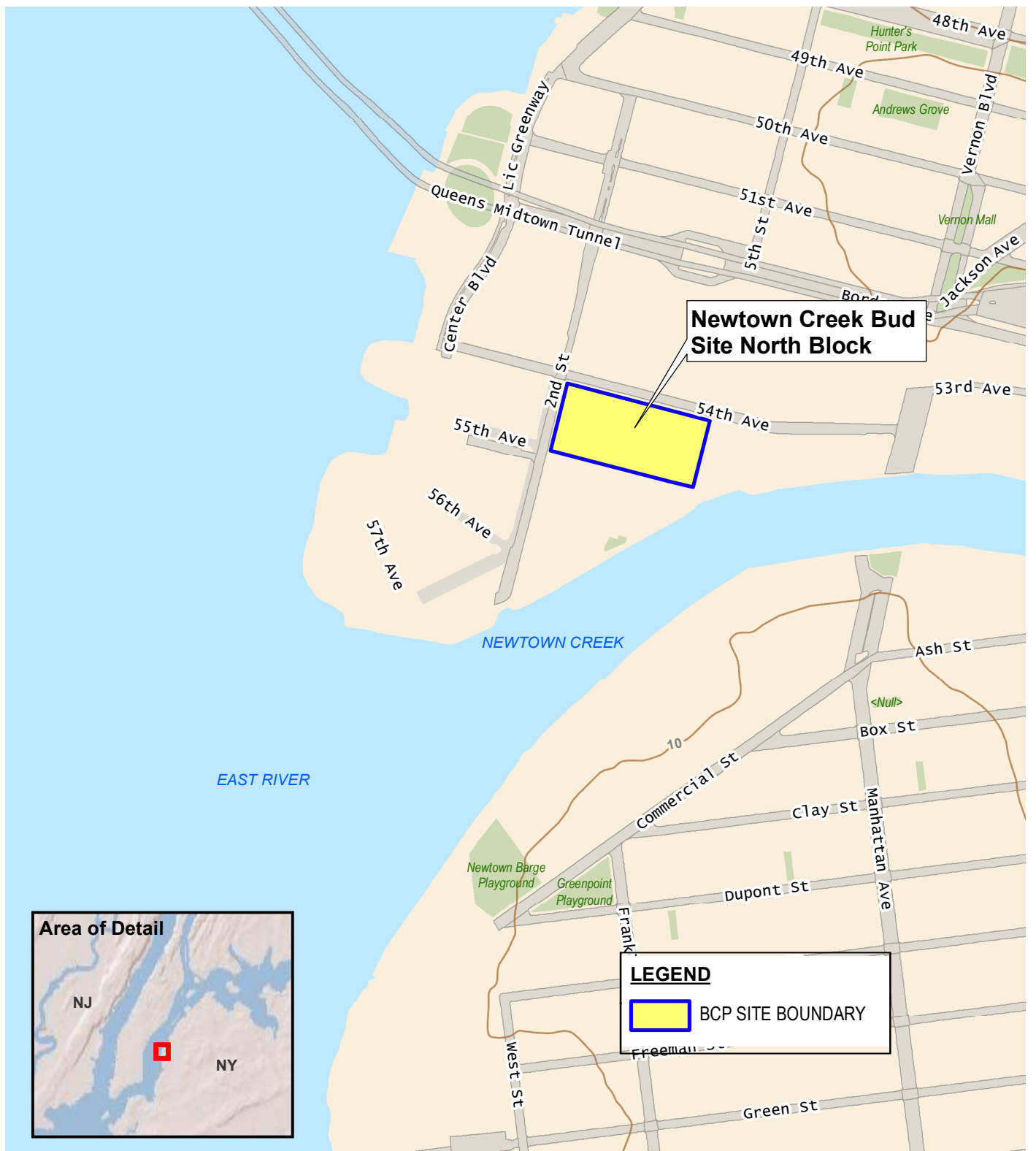
Shaun J. Surani – NYSDOH

George Georgioudakis, Bruce Weill, Chris Steinmann, Nicholas Vasta – Bud North LLC

Document Repositories – Queens Community Board District 2 and Queens Library at Long Island City

W:\Projects\200112 - BUD NORTH\Technical\Hazmat\Monthly Reports\2023.09\C241248\_2023-09\_Monthly Progress Report.docx

## FIGURES



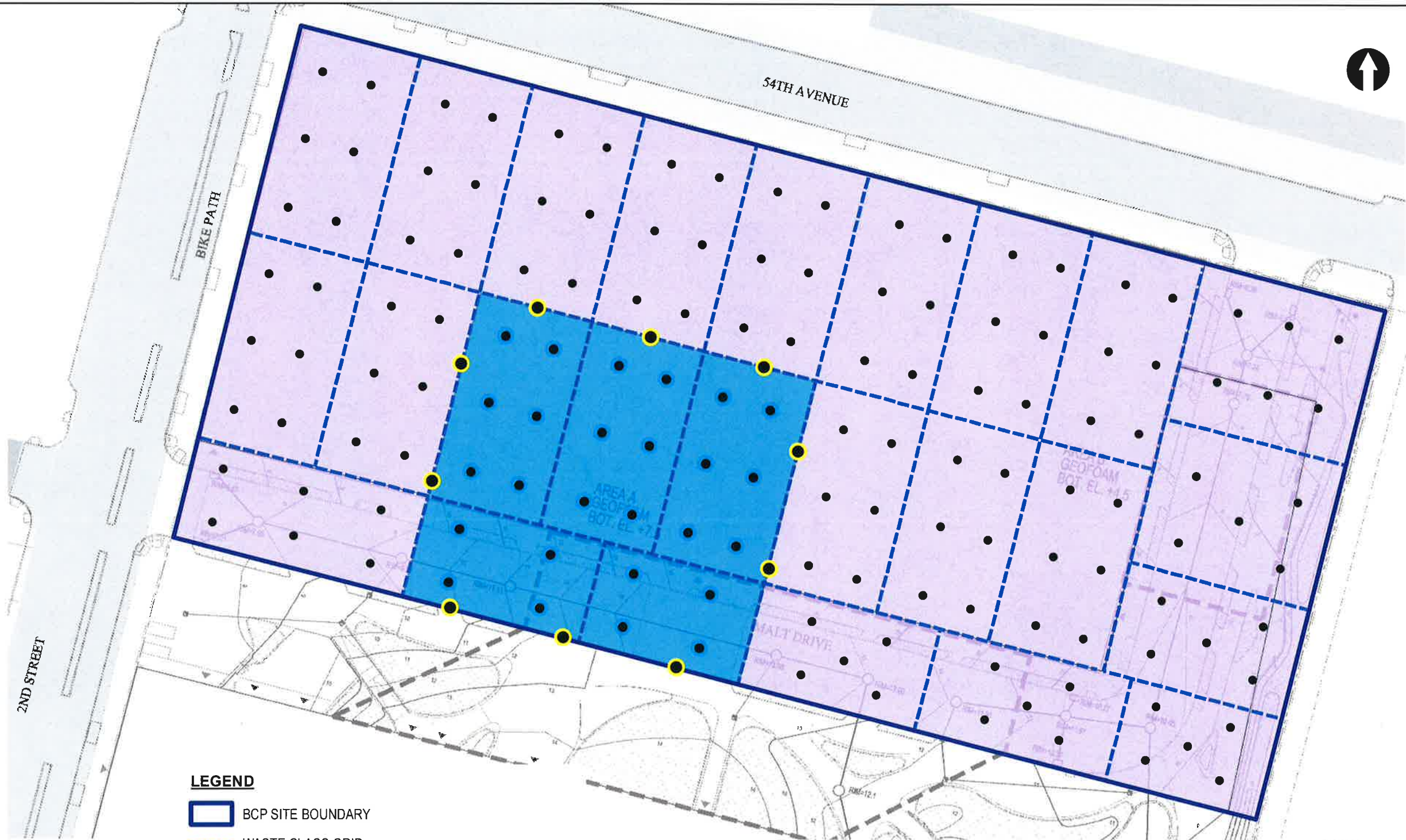
440 Park Avenue South, New York, NY 10016

## Newtown Creek Bud Site - North Block

2-10 54th Avenue - Long Island City, New York

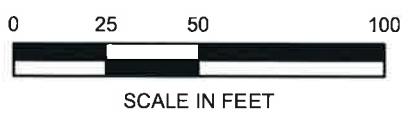
### BCP SITE LOCATION

DATE	11/29/2021
PROJECT NO.	200112
FIGURE	1



**LEGEND**

- BCP SITE BOUNDARY
- WASTE CLASS GRID
- REMEDIAL EXCAVATION TO 2 FEET BELOW GROUNDWATER (APPROX. 50 FEET BY 75 FEET, UP TO 11 FEET DEEP) FOR REMOVAL OF SOURCE MATERIAL
- REMEDIAL EXCAVATION TO APPROXIMATELY 2 FEET BELOW EXISTING GRADE
- BOTTOM DOCUMENTATION SAMPLE SOURCE AREA REMOVAL
- SIDEWALL DOCUMENTATION SAMPLE SOURCE AREA REMOVAL
- CONFIRMATORY DOCUMENTATION SAMPLE LOCATION



Map Source:  
NYCDP (NYC Dept. of City Planning) GIS database

**Newtown Creek Bud Site - North Block**  
2-10 54th Avenue - Long Island City, New York

**PROPOSED REMEDIAL EXCAVATION AND DOCUMENTATION SAMPLE LOCATION PLAN**



440 Park Avenue South, New York, NY 10016

DATE	8/25/2021
PROJECT NO.	200112
FIGURE	2



