

MSR 003: MONTHLY STATUS REPORT, 10-16 Beach 19th Street (C241276): BCP Work Activities for October 2025

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RE: Monthly Status Report for 10-16 Beach 19th Street BCP Site, Far Rockaway, Queens

Fieldwork activities have been performed in accordance with the NYSDEC-approved Remedial Investigation Work Plan (RIWP, November 2024) and the Supplemental Remedial Investigation Work Plan (SRIWP, October 2025), under the supervision of qualified personnel from Gallagher Bassett Technical Services (GBTS).

A) Overview of Remedial Services Completed During Reporting Period:

During the reporting period, GBTS submitted the SRIWP to the NYSDEC (October 24) and collected twenty (20) soil samples on October 30. A Grid Map is attached.

B) Locations of Work and Quantities of Material Imported and Exported:

Lakewood Environmental Services Corp. utilized a mechanized Geoprobe (7822DT) to extend nine (9) borings (2SB-02, 2SB-03, 2SB-8 -2SB-10, 2SB-13, 2SB-18, 2SB-23 and 2SB-27). Soil samples were collected by GBTS at the following locations and depths:

Sample	Depth	Grid	Sample	Depth	Grid
2SB-02	0-2.5	B1	2SB-10	4-5	E2
2SB-02	2.5-5	B1	2SB-13	0-3.5	A2, B2
2SB-03	0-2.5	C1	2SB-13	4-5	A2, B2
2SB-03	2.5-5	C1	2SB-13	9-10	A2, B2
2SB-08	0-1	G2	2SB-18	0-2.5	D3
2SB-08	4-5	G2	2SB-18	2.5-5	D3
2SB-09	0-1	F2	2SB-23	0-2.5	E4
2SB-09	1-3	F2	2SB-23	2.5-5	E4
2SB-09	3-5	F2	2SB-27	0-2.5	B4
2SB-10	0-1	E2	2SB-27	2.5-5	B4

No material was imported or exported.

C) Sampling Events:

Twenty (20) soil samples were collected in accordance with the SRIWP (see table, above).

D) General Compliance with Governing Documents:

There were no significant deviations from the RIWP, SRIWP, or encountered problems. No complaints were received. CAMP monitoring was limited to VOC monitoring with a handheld PID as dust monitoring was not warranted due to continuous rainfall during the October 30 fieldwork event. No exceedances of VOCs were recorded.

E) Upcoming Work

A study will be conducted in November in accordance with the SRIWP to verify whether Site groundwater is tidally influenced. The revised Remedial Investigation Report will be submitted in November 2025, inclusive of all supplemental fieldwork.

F) Representative Site Photographs:

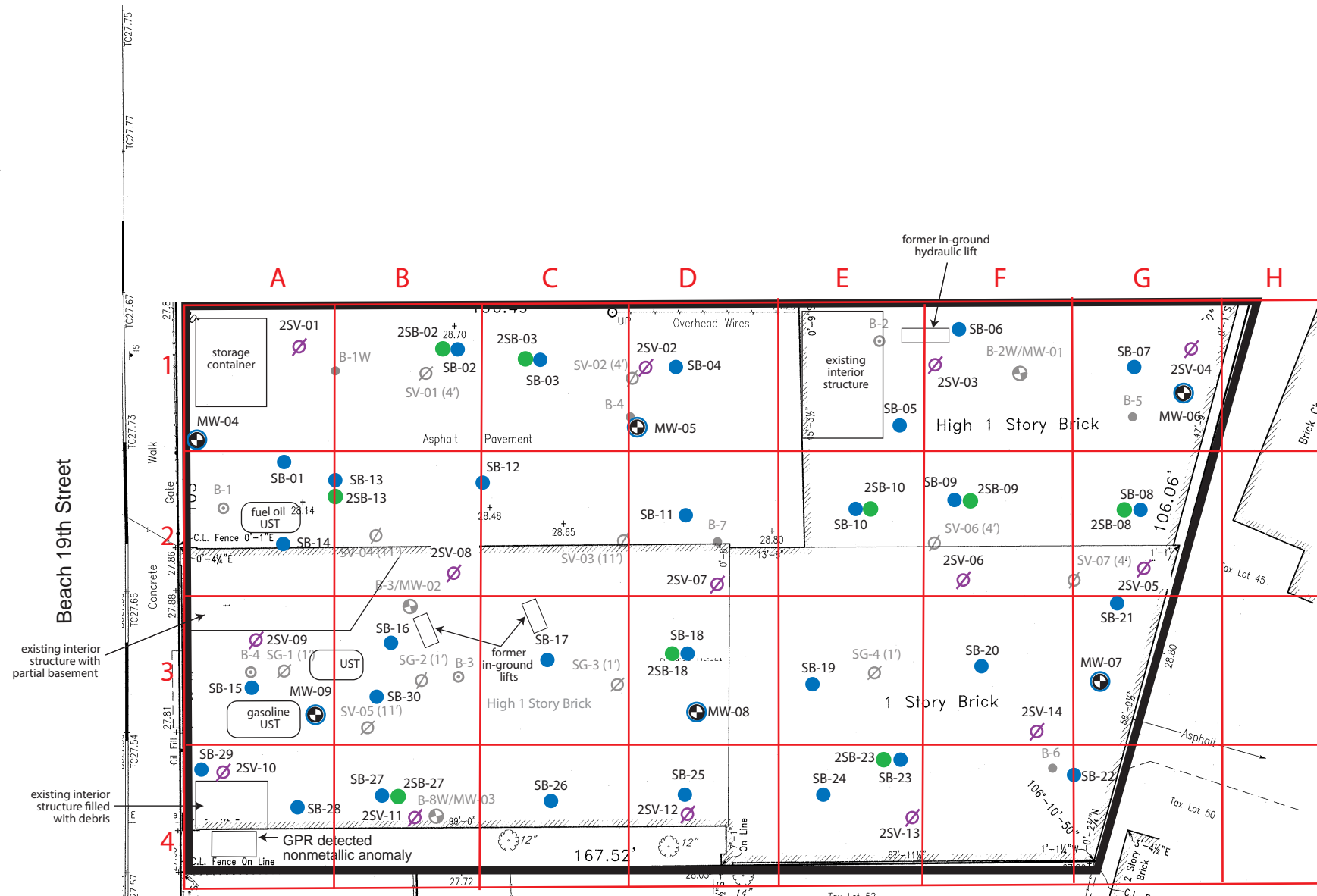
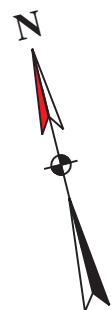
Representative photographs from the reporting period are shown below.



Typical boring setup (October 30)



Collecting soil samples (October 30)



The base map survey was provided by Eriandson-Crowell & Shaw Civil Engineers and City Surveyors, date April 7, 2025. Sample locations and relevant Site features were measured and triangulated from fixed points shown on the base survey and are accurate to the nearest 0.5-foot.

Grid Map

BCP ID: C241276
10-16 Beach 19th Street
Borough of Queens, New York

Legend:

- subject property border
 - previous soil/groundwater sample location
 - previous soil/groundwater monitoring well location
 - previous soil boring location
 - previous soil vapor location
 - RI soil boring location
 - RI soil vapor location
 - ⊕ RI monitoring well location
 - supplemental soil boring location
- *Note: All fieldwork conducted prior to building demolition

File: 21003-0004

October 2025

Scale as shown

Attachment