

**PROGRESS REPORT #2**

**Former Bordens Farm Products  
35-18 Steinway Street  
Astoria, New York 11101  
Brownfield Cleanup Program #C241294  
Reporting Period: December 2025**

**Introduction**

In accordance with the Brownfield Cleanup Agreement (BCA; Index #C241294-08-25), dated November 25, 2025, this Progress Report was prepared by Roux Environmental Engineering and Geology, D.P.C. (Roux) to describe the Brownfield Cleanup Program (BCP) activities at the Former Bordens Farm Products Site, located at 35-18 Steinway Street, Astoria, New York (Site), for the month of December 2025. LMXD INNOQ B1 LLC is the BCP Volunteer.

**I. BCP Activities Completed during the Reporting Period**

Roux implemented the Remedial Investigation (RI) field work in accordance with the New York State Department of Environmental Conservation (NYSDEC) approved Remedial Investigation Work Plan (RIWP) dated April 28, 2025. The RIWP was approved by NYSDEC on November 17, 2025. Field activities were implemented between December 1<sup>st</sup> and December 22<sup>nd</sup>, 2025, which included the following tasks: borehole preclearance; implementation of the approved Community Air Monitoring Program (CAMP) during ground-intrusive RI field activities; advancement of soil borings and soil sample collection; installation of permanent monitoring wells and groundwater sample collection; installation of temporary soil vapor points and soil vapor sample collection; and, horizontal and vertical surveying of RI field sampling locations.

Additionally, Roux collected waste characterization samples from each boring location and from drums of investigation derived waste (IDW) generated during RI field activities.

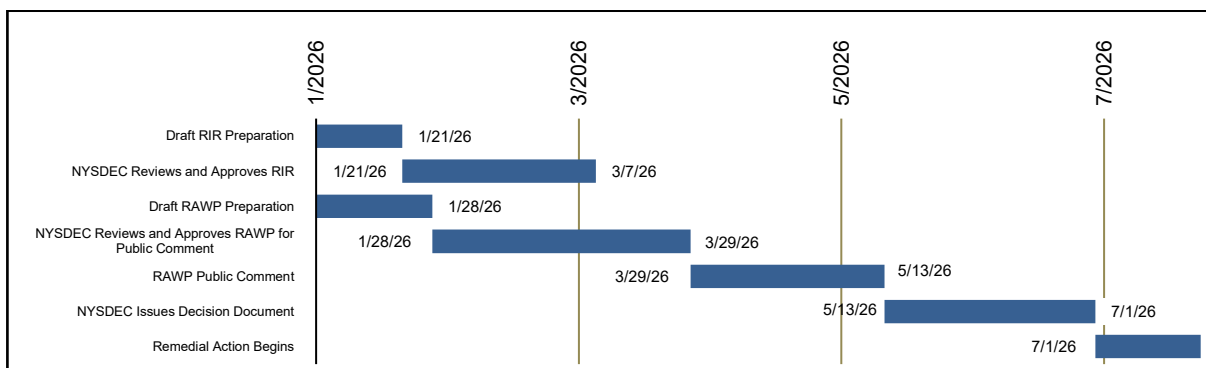
Roux also completed the preparation of the Citizen Participation Plan (CPP) for the Site which was submitted to NYSDEC on December 16, 2025.

**II. BCP Activities Planned for the Next Reporting Period (January 2026)**

Roux will complete development of the Remedial Investigation Report (RIR) and the Remedial Action Work Plan (RAWP) in January 2026. Roux will dispose of IDW drums in January 2026.

**III. Schedule and Changes to Scope of Work or Schedule**

A summary of the anticipated BCP project schedule milestones is provided below. This schedule will be updated in future progress reports, as necessary.



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#### **IV. Sampling and Other Data Received or Generated during the Reporting Period**

Soil, soil vapor, and groundwater samples were collected in general accordance with the NYSDEC-approved RIWP. A summary and analysis of laboratory data generated for environmental samples collected during the RI will be provided in the RIR. Additionally, waste characterization samples were collected to characterize soil to be excavated during the remedial action, which will be included in an appendix to the forthcoming RAWP and from drums of investigation derived waste generated during RI field activities, which will be included in an appendix to the RIR.

#### **V. Deliverables Submitted during the Reporting Period**

Daily CAMP and progress reports were submitted during implementation of RI field activities.

#### **VI. Percentage of Work Completion and Any Delays**

RI field activities and preparation of the CPP were 100% complete as of the end of the December reporting period. The RIR is approximately 65% complete as of the end of the December reporting period. The RAWP is approximately 25% complete as of the end of the December reporting period. There are no significant delays to the work at this time.

#### **VII. Citizen's Participation Plan Actions Taken during the Reporting Period**

The CPP was submitted to NYSDEC on December 16, 2025 and has not yet been approved.

#### **VIII. Citizen's Participation Plan Actions Planned for the Next Reporting Period (January 2026)**

NYSDEC requested a change to the format of the Site contact list on January 6, 2026 and the revised CPP was submitted to address this change on January 7, 2026.