

Former Watermark Designs
Progress Report No. 1

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Former Watermark Designs
491 Wortman Avenue, Brooklyn, New York 11208
Brownfield Cleanup Program Site #: C224139
Reporting Period: September 2013

1. Introduction

P.W. Grosser Consulting, Inc. (PWGC) has prepared this monthly progress report on behalf of J&H Holdings Company, LLC ("Participant") to summarize Brownfield Cleanup Program related work performed at Former Watermark Designs ("Site") for the month of September 2013.

The subject site is located at 491 Wortman Avenue in the City of New York, New York. The site is located within the Brighton Beach neighborhood within the Borough of Brooklyn (Kings County). The property is identified as Block: 4384 Lot: 31 and 36 by the New York City Department of Assessment. The site is approximately 0.44 acres in area and is partially occupied by Crown Ministries International, Inc., a religious organization. A Vicinity Map is included as **Figure 1**. The site is improved with a one-story industrial building with a partial basement. The building was formerly utilized by Watermark Designs for the production of water fixtures.

2. Remedial actions relative to the Site during this reporting period

Remedial actions being performed during this reporting period include:

- Initiation of the Supplemental Remedial Investigation, including:
 - Investigation of truck scale covered by steel plating
 - Performance of on-site borings for the collection of soil and groundwater samples
 - Installation of three water table monitoring wells (one on-site and two off-site)
 - Installation of two multi-level monitoring wells (one on-site and one off-site)
 - Installation and sampling of two off-site soil vapor points
 - Performance of off-site (adjacent property) sub-slab vapor and indoor air sampling
 - AST investigation in basement
- Implementation of NYSDEC-approved Interim Remedial Measure including installation and start-up of three indoor air filters in the eastern portion of the building.
- On-site indoor air sampling to determine the effectiveness of the newly-installed air filters.

3. Actions relative to the Site anticipated for the next reporting period

Remedial actions anticipated for the next reporting period include:

- Completion of Supplemental Remedial Investigation, including:
 - Sampling of groundwater monitoring wells
- Evaluate Supplemental Remedial Investigation findings and discuss with NYSDEC to determine appropriate remedial alternatives to be addressed in a Remedial Action Work Plan.
- Evaluation of indoor air sampling results with NYSDEC and determination of additional indoor air sampling frequency, if any.

4. Approved activity modification (changes of work scope and/or schedule)

There were no activity modifications during this reporting period.

5. Results of sampling, testing and other relevant data

There are no available results or relevant data available at this time.

6. Deliverables submitted during this reporting period

There were no deliverables submitted during this reporting period.

7. Information regarding percentage of completion

The Remedial Investigation is estimated to be approximately 50 percent complete.

8. Unresolved delays encountered or anticipated that may affect the schedule and mitigation efforts

Unresolved delays were not encountered during this reporting period and delays are not anticipated.

9. Community Participation (CP) Plan activities during this reporting period

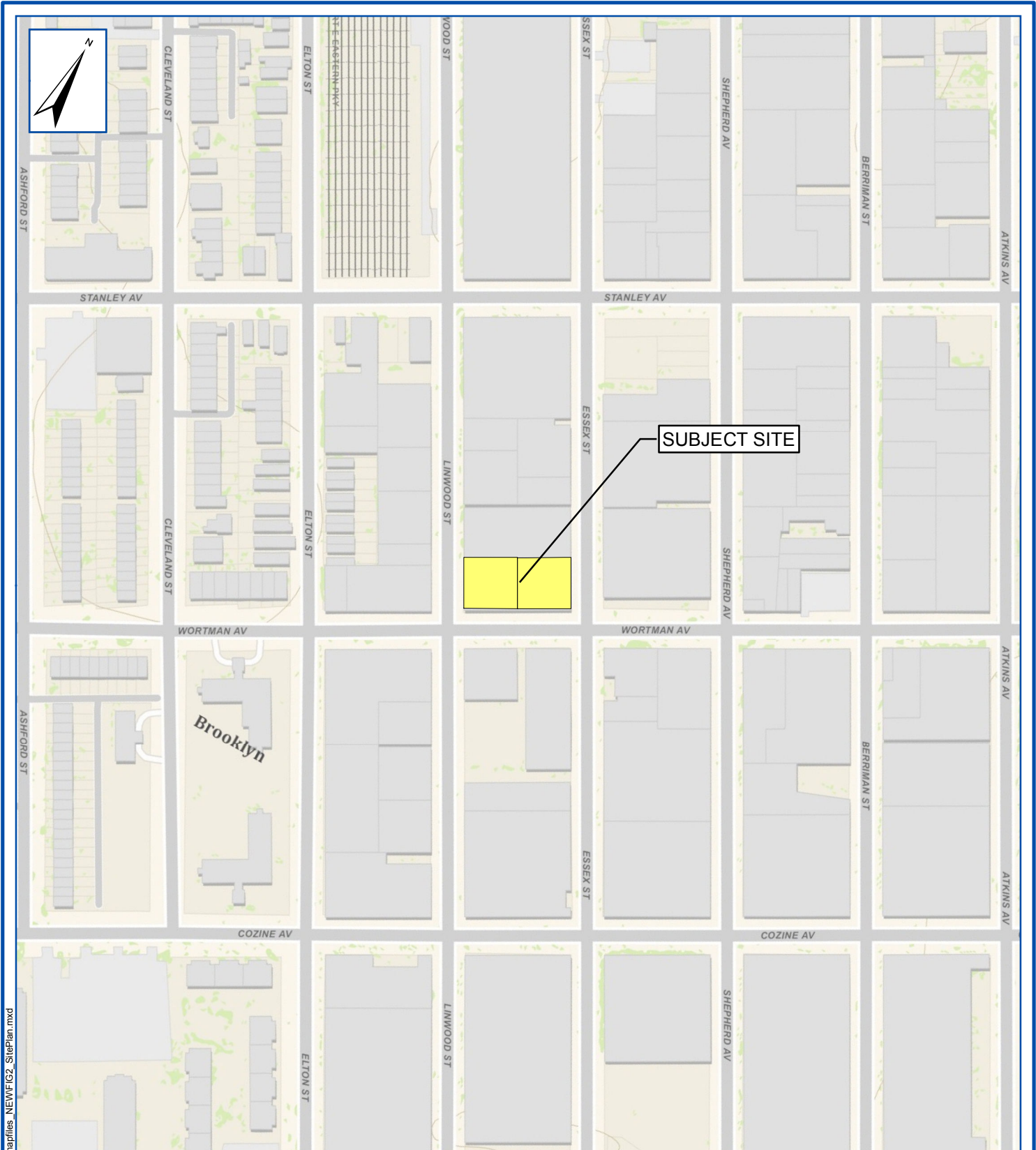
There were no CP Plan activities during this reporting period.

10. Activities anticipated in support of the CP Plan for the next reporting period

There are no activities in support of the CP Plan for the next reporting period.

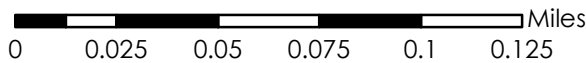
11. Miscellaneous information

There is no miscellaneous information.



SUBJECT SITE LOCATION

491 WORTMAN AVENUE
BROOKLYN, NEW YORK



Project:	WAT1201
Date:	12/20/2012
Designed by:	BB
Drawn by:	BB
Approved by:	JE
Figure No:	2



P.W. GROSSER CONSULTING, INC.

630 Johnson Avenue, • Suite 7
Bohemia • NY • 11716-2618
Phone: (631) 589-6353 • Fax: (631) 589-8705
E-mail: INFO@PWGROSSER.COM

From: John Eichler <johne@pwgrosser.com>
To: Alicia Barraza <aabarraz@gw.dec.state.ny.us>
CC: Kris Almskog <krisa@pwgrosser.com>
Date: 9/20/2013 10:41 AM
Subject: RE: Site #C224139 - monthly status report

Alicia,

Air monitoring was performed during the 491 Wortman Avenue Supplemental Remedial Investigation (SRI) in accordance with the Site-specific CAMP. Measured values of VOCs and dust in exclusion zones and perimeter locations did not exceed threshold levels designated in the CAMP. Please contact me if you any questions.

Best regards,

*John Eichler *
Project Manager

*P.W. Grosser Consulting *

Phone: 631.589.6353
E-mail: johne@pwgrosser.com

From: Alicia Barraza [mailto:aabarraz@gw.dec.state.ny.us]
Sent: Thursday, September 19, 2013 10:33 AM
To: Eichler, John
Subject: RE: Site #C224139 - monthly status report

Please provide a brief summary of air monitoring results. DOH will want to look at this. Also, include this information in future monthly reports.

>>> John Eichler <johne@pwgrosser.com> 9/19/2013 9:16 AM >>>

Alicia,

We performed air monitoring in accordance with the CAMP.

*John Eichler *
Project Manager

*P.W. Grosser Consulting *

Phone: 631.589.6353

E-mail: johne@pwgrosser.com

From: Alicia Barraza [<mailto:aabarraz@gw.dec.state.ny.us>]
Sent: Wednesday, September 18, 2013 11:01 AM
To: Eichler, John
Subject: Re: Site #C224139 - monthly status report

Was air monitoring conducted during drilling and sampling activities, according to CAMP in approved WP?

>>> John Eichler <johne@pwgrosser.com> 9/17/2013 3:59 PM >>>

Alicia,

Attached is the first monthly status report for the property located at 491 Wortman Avenue in Brooklyn. Please contact me with any questions or comments.

Best regards,

John Eichler
Project Manager

[image: pwgc LOGO no background 2008.png]

P.W. Grosser Consulting

630 Johnson Avenue, Suite 7

Bohemia, NY 11716

Phone: 631.589.6353

Fax: 631.589.8705

E-mail: johne@pwgrosser.com

Web: www.pwgrosser.com

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P Please consider the environment - think before you print!