

Project	Bedford Beverly Brownfield Site	Report No.	8
BCP Site	BCP Site No. C224384	Date	10/16/2023
Location	2359 and 2360 Bedford Avenue, Brooklyn, NY	File No.	0205432
Client	Bedford Beverly Acquisitions LLC, Star Demolition (Star), Maman Contracting (Maman)	Temperature	47-64 °F
Contractor	Haley & Aldrich	Wind Direction	NW to SE, 16 mph
Weather	Mostly Cloudy	Personnel on Site	D. Djombalic
Humidity	78%	Time on Site	7:30am to 2:30pm

Haley & Aldrich of New York (Haley & Aldrich) was present to document implementation of the Remedial Action Work Plan (RAWP) prepared by Haley & Aldrich currently under review by NYSDEC and the NYSDEC-approved Change of Use dated 17 August 2023 to begin support of excavation work. Site observations are summarized below.

Daily Observations:

- Haley & Aldrich field personnel mobilized and set up four Aeroqual AQS1 series air quality monitors at the Site to perform community air monitoring.
- Contractor (Maman) began stripping of asphalt in the northern and western portions of Lot 14 and stockpiled asphalt for disposal.
- Contractor (Star) continued demolition of the former building on Lot 53 and stockpiled demolition debris for disposal.

Waste Disposal/Backfill Import Tracking:

Material Export:

- No soil was transported off-site.
- Thirty-one (31) loads of asphalt millings were transported to Flushing Asphalt Recycling located in Flushing, NY.
- C&D disposal is summarized below:

	<i>Facility: Flushing Asphalt Recycling, Flushing NY (Asphalt)</i>		<i>Totals:</i>	
<i>Today:</i>	31 Loads	620 CY	31 Loads	620 CY
<i>Total:</i>	<u>31 Loads</u>	<u>620 CY</u>	<u>31 Loads</u>	<u>620 CY</u>

Material Import:

- No material was imported to the Site.

Samples Collected:

- No samples were collected.

CAMP Activities:

- Air monitoring during ground-intrusive activities was performed at three locations during ground intrusive work from 8:00 am to 2:15 pm. No 15-minute average concentration of volatiles organic compounds (VOCs) or particulate 15-minute average concentration of matter smaller than 10 microns in diameter (PM10) exceeded the action levels. No visible dust was observed leaving the site perimeter.

Activities Planned for Coming Week:

- Contractor (Star) will continue demolition of the former building on Lot 53.
- Contractor (Maman) will continue stripping asphalt on both lots and stockpile throughout the Site for disposal.

Site Photographs:



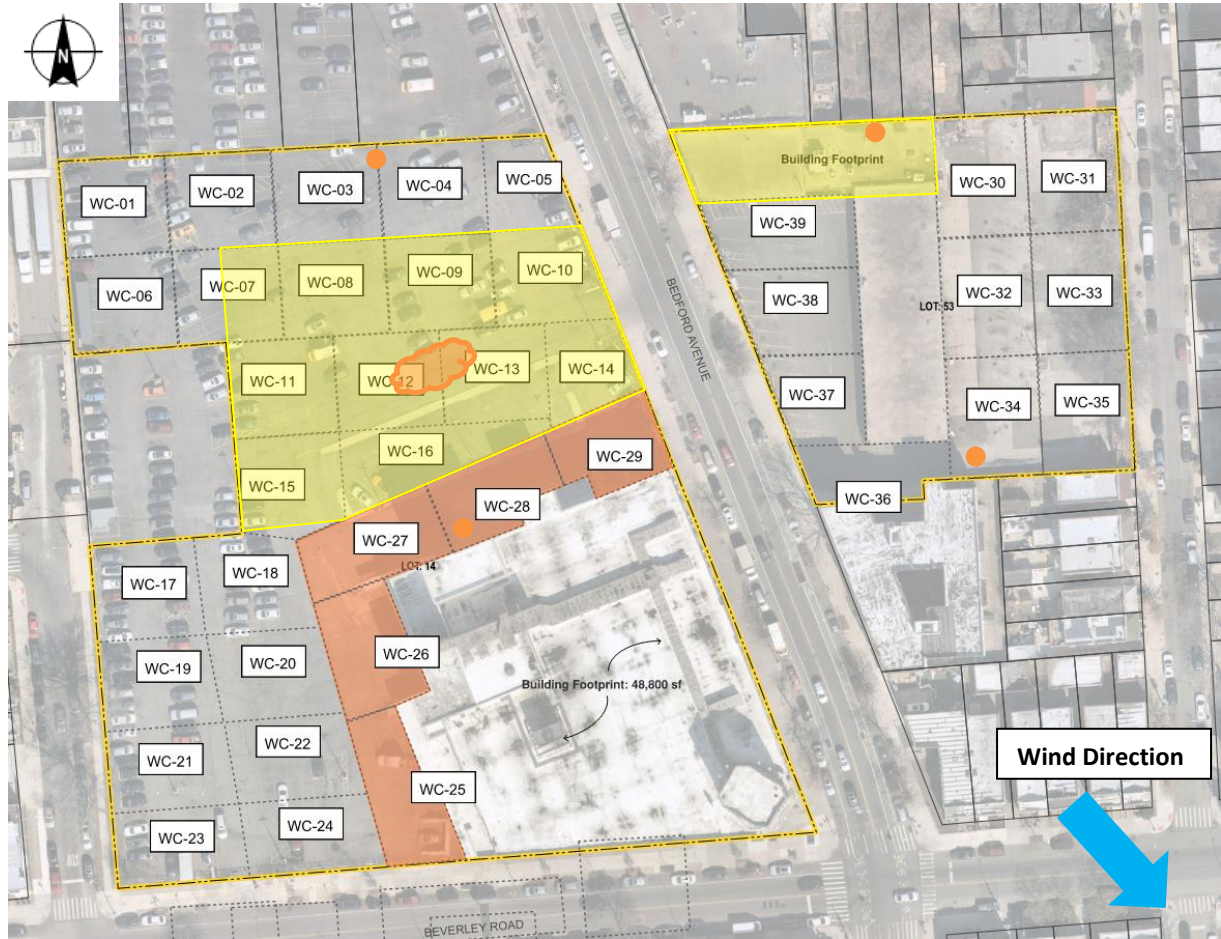
Photo 1: View of asphalt stripping on Lot 14, facing north.



Photo 2: View of asphalt stripping on Lot 14, facing northeast.

Site Plan:

Reference: Waste Characterization Letter Figure 3 Grid Location Map, prepared by Haley & Aldrich, dated October 1 2023



LEGEND:

- Area of work
- CAMP Station
- Stockpile Location (soil/fill)
- Stockpile location (C&D)

2360 Bedford Avenue, Brooklyn NY

Air Monitoring Log

Date : 2023-10-16

Personnel : D. Djombalic
Weather : Mostly Cloudy
Humidity : 78%
Wind Direction : NW to SE, 16 mph

Particulate Background (mg/m3) : 0.004
PID Background (ppm) : 0.0

Action Levels : Downwind perimeter of work area above background levels

PID (ppm) : > 5 ppm for the 15-min average

Dust (mg/m3) : > 0.15 for the 15-min average

Minute of Time	Avg. PM10 (Station1)	Avg. PM10 (Station2)	Avg. PM10 (Station3)	Avg. PM10 (Station4)	Avg. VOC(Station1)	Avg. VOC(Station2)	Avg. VOC(Station3)	Avg. VOC(Station4)	Odors	Notes Activities/ Additional Monitoring
08:15		0.004		0.003		0.0		0.0		
08:30		0.003		0.002		0.0		0.0		
08:45	0.003	0.004	0.001	0.001	0.0	0.0	0.0	0.0		
09:00	0.004	0.003	0.001	0.002	0.0	0.0	0.0	0.0		
09:15	0.004	0.003	0.001	0.001	0.0	0.0	0.0	0.0		
09:30	0.004	0.003	0.001	0.002	0.0	0.0	0.0	0.0		
09:45	0.003	0.004	0.002	0.010	0.0	0.0	0.0	0.0		
10:00	0.007	0.003	0.002	0.003	0.0	0.0	0.0	0.0		
10:15	0.006	0.002	0.001	0.001	0.0	0.0	0.0	0.0		
10:30	0.006	0.002	0.001	0.002	0.0	0.0	0.0	0.0		
10:45	0.006	0.002	0.002	0.002	0.0	0.0	0.0	0.0		

2360 Bedford Avenue, Brooklyn NY

Air Monitoring Log

Minute of Time	Avg. PM10 (Station1)	Avg. PM10 (Station2)	Avg. PM10 (Station3)	Avg. PM10 (Station4)	Avg. VOC(Station1)	Avg. VOC(Station2)	Avg. VOC(Station3)	Avg. VOC(Station4)	Odors	Notes Activities/ Additional Monitoring
11:00	0.008	0.002	0.002	0.0	0.0	0.0	0.0	0.0		
11:15	0.004	0.001	0.002	0.0	0.0	0.0	0.0	0.0		
11:30	0.002	0.002	0.001	0.0	0.0	0.0	0.0	0.0		
11:45	0.003	0.001	0.001	0.0	0.0	0.0	0.0	0.0		
12:00	0.002	0.001	0.001	0.0	0.0	0.0	0.0	0.0		
12:15	0.001	0.001	0.001	0.0	0.0	0.0	0.0	0.0		
12:30	0.001	0.002	0.001	0.0	0.0	0.0	0.0	0.0		
12:45	0.002	0.002	0.002	0.0	0.0	0.0	0.0	0.0		
13:00	0.009	0.003	0.002	0.0	0.0	0.0	0.0	0.0		
13:15	0.006	0.003	0.002	0.0	0.0	0.0	0.0	0.0		
13:30	0.001	0.002	0.001	0.0	0.0	0.0	0.0	0.0		
13:45	0.006	0.002	0.005	0.0	0.0	0.0	0.0	0.0		
14:00	0.003		0.004		0.0		0.0			