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October 10, 2018
File: 1905000965

Mr. Todd Caffoe, Environmental Engineer
New York State Department of Environmental Conservation
Division of Environmental Remediation
6274 East Avon-Lima Road
Avon, NY 14414

**Reference: Monthly Progress Report #3
Brownfield Cleanup Program Site # C828206
67 & 89 Canal Street
Rochester, Monroe County, New York**

Dear Todd:

On behalf of East House Canal Street LLC, Stantec Consulting Services Inc. (Stantec) has prepared this Monthly Progress Report #3 for the Brownfield Cleanup Program Site located at 67 & 89 Canal Street, Monroe County, New York (Site). This report covers the period from September 7 through October 9, 2018.

1. Actions Conducted During the Previous Reporting Period

- Drilled interior soil borings B-110 and B-111 on September 7, 2018 and installed a 1-inch diameter overburden monitoring well in each boring. In response to the Department's September 6, 2018 comments on the Draft Remedial Investigation Work Plan (RIWP) and Stantec's previously proposed modifications to the Remedial Investigation, one soil sample from each of these borings was submitted for analysis of VOCs, SVOCs and metals. These borings and wells were installed with a Geoprobe drill rig because there was insufficient access room for the rotary rig that had been used for the previous interior borings and wells. Accordingly, these two wells were installed in overburden only, in contrast with the previously installed wells that were constructed as overburden-bedrock interface wells. A total of 7 monitoring wells were installed as part of the RI (see locations, Figure 1)
- Between September 5, 2018 and September 21, 2018, the 7 newly installed groundwater monitoring wells, the existing 1-inch diameter on-site well MW-02, and the existing 2-inch diameter off-site well MW-9 were developed in an effort to cleanse them of suspended sediments so that turbidities were reduced to the maximum extent practicable and to allow representative formation water to enter the wells. The monitoring wells were developed with a submersible pump, bailer, and/or a peristaltic pump with dedicated tubing. Temperature, pH, specific conductivity, oxidation-reduction potential (ORP), and turbidity were monitored during development. In general, attempts were made to remove 110% of the volume of water added during drilling or, if no water was added, at least three well volumes and attempts were made to reduce the turbidity to the maximum extent practicable.

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Sufficient volume and turbidities close to 50 NTUs were achieved in 3 of the 9 wells (MW-100, -102 and -107). MW-111 was dry each time it was checked. One well volume was extracted from MW-9 before going dry.

The remaining 4 wells had poor recoveries resulting in the wells repeatedly drying out. New interface wells MW-104 and MW-106 achieved turbidities under 50 NTU; however, their target volumes were not reached given that both went dry numerous times. Both the newly installed overburden 1-inch well MW-110 and the existing 1-inch well MW-02 had at least three times their volume removed; however, the turbidities remained above 50 NTUs.

- A tour of the Site was provided to NYSDEC representatives on September 12, 2018.
- Performed groundwater sampling on October 1 and 2, 2018 in the eight on-Site wells and the one off-Site well. NYSDEC representatives were present during a portion of the sampling effort on October 1, 2018. Water levels in each well were gauged prior to sampling. The wells were sampled using low-flow methodology and field parameters were measured during sampling. In some cases, the wells did not exhibit sufficient recharge for the water levels to stabilize during pumping, and in some cases, the wells pumped dry. Based on this observation, NYSDEC requested that the low-recovery wells be sampled using the low-flow pumping apparatus rather than by bailing.
- Submitted groundwater samples for laboratory analyses. In accordance with the modifications detailed in the October 9, 2018 RIWP Addendum, this sampling round was limited primarily to analyses for Target Compound List (TCL) and CP-51 list volatile organic compounds (VOCs) plus tentatively identified compounds (TICs) using USEPA method 8260C. Stantec also added the following analyses for samples from wells MW-102, -104 and -106 to help assess potential groundwater remedial options:
 - Total and dissolved iron using USEPA Method 6010C (the dissolved iron samples were field-filtered);
 - Nitrate using USEPA Method 353.2; and
 - Sulfate using USEPA Method 9038.
- Prepared an RIWP addendum which summarizes modifications to that RIWP that were recently proposed by Stantec and discussed verbally or in email correspondence with the Department.

2. Data Received or Generated in the Previous Reporting Period

- Level II data reports were received during the period September 17-24, 2018 from TestAmerica for all RI soil samples obtained from the test pits and test borings.

3. Deliverables Completed and Submitted during the Previous Reporting Period

- Monthly Progress Report #2 was submitted on September 10, 2018.
- Preliminary soil analytical results were submitted to the Department on September 25, 2018.
- In response to the Department's September 6, 2018 comments on the Draft RIWP and Stantec's proposed modifications to the Remedial Investigation, an Addendum to the RIWP was submitted to



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NYSDEC on October 9, 2018. The addendum described the changes to the RI field program that had been previously discussed with NYSDEC, and which were described in a preliminary fashion in Progress Report # 2.

4. Actions Scheduled for the Next Reporting Period

- Receive, tabulate, and evaluate analytical results for the initial round of groundwater sampling.

5. Completion, Delays, and Future Schedule

The remaining RI activities, as outlined in the RIWP addendum, are anticipated to be completed beginning in January 2019. The other activities identified in the draft RIWP schedule are currently expected to proceed on schedule.

Closing

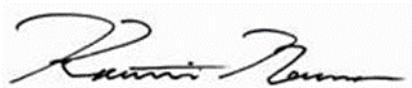
Should you have any questions or require further information, please contact us.

Sincerely,

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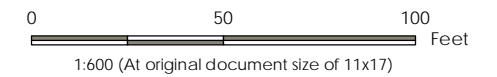
List of Attachments:

- Figure 1 – Investigation Locations - Revised



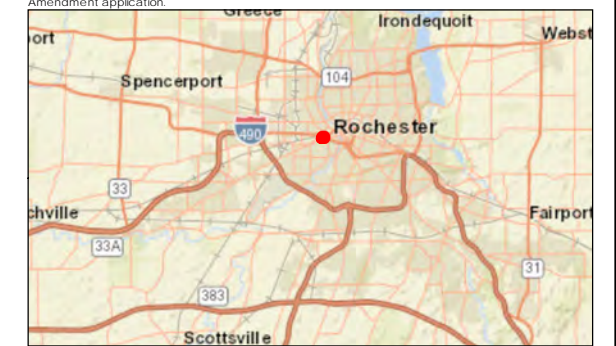
Legend

- Test Pit
- Soil Boring
- Soil Boring/Monitoring Well
- Prior On-Site Investigation Location (LaBella Phase II ESA, 2014) - Soil Boring
- Prior On-Site Investigation Location (LaBella Phase II ESA, 2014) - Soil Boring/Monitoring Well
- Previously Installed Off-Site Overburden Well (RGE MGP Site)
- Previously Installed Off-Site Bedrock Well (Carriage Factory BCP Site)
- Previous Excavation Extent
- Former Pump Island
- Site Boundary
- Site Parcels
- City of Rochester ROW*
- Approximate Location of Overhead Door at Ramp Base
- Exterior Drain
- Floor Drains
- Sump



Notes

1. Coordinate System: NAD 1983 StatePlane New York West FIPS 3103 Feet.
2. Key Map basemap: ArcGIS World Street Map.
3. Locations are approximate and have not yet been surveyed.
4. Proposed sample locations are approximate and are subject to change based on field conditions encountered during the investigation activities.
5. *The City of Rochester ROW is anticipated to become part of the Canal Street Site upon abandonment by the City of Rochester and submission and acceptance of a NYSECB BCP Amendment application.



Project Location: 67 & 89 Canal Street, C. of Rochester, Monroe Co., NY
 Prepared by KN on 2018-09-06
 Technical Review by AL on 2018-09-10
 Independent Review by MPS on 2018-09-10
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Client/Project

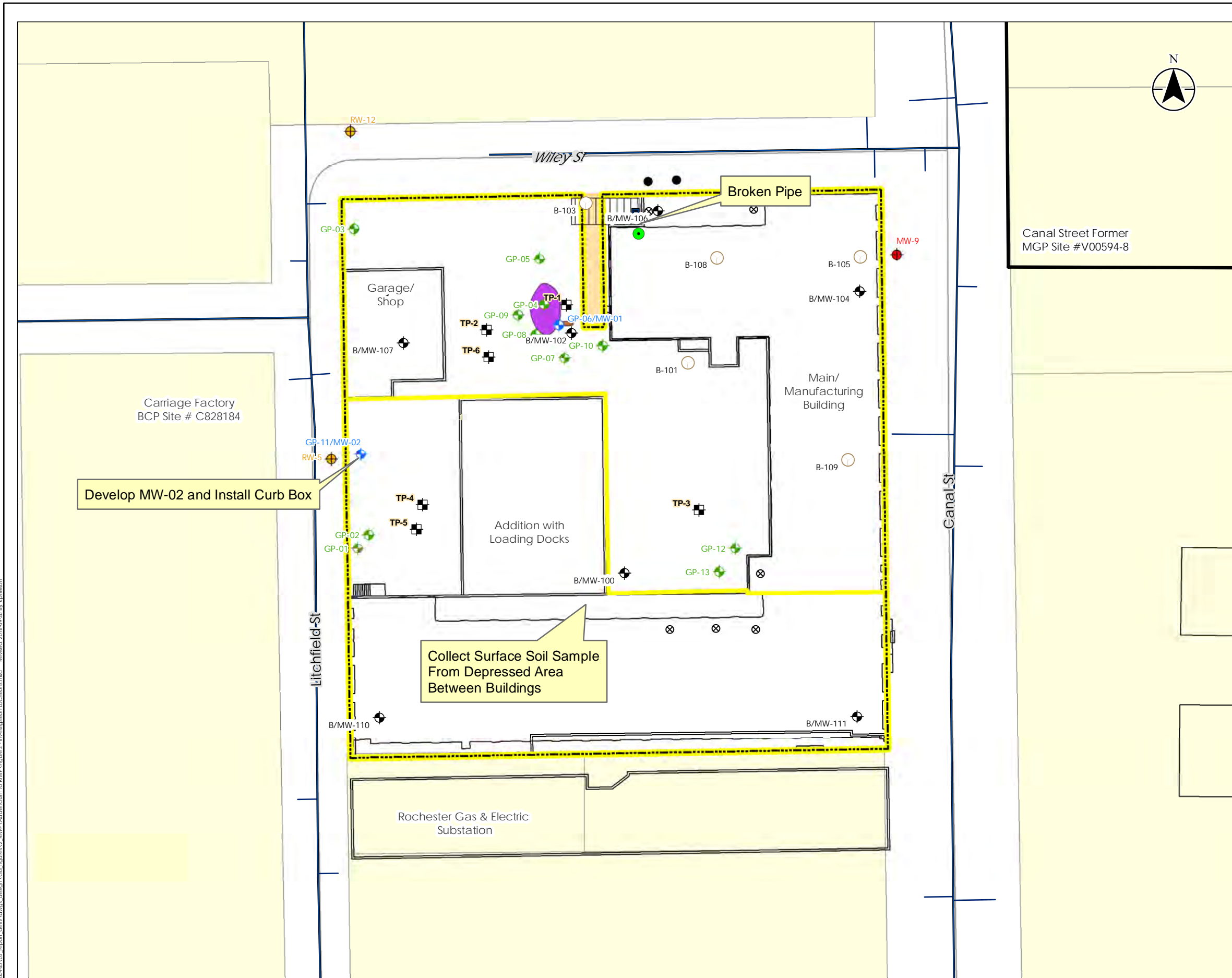
Canal Street Manufacturing Site
 Addendum to RIWP

Figure No.

1

Title

Investigation Locations - Revised



U:\190500965\05_report_data\dwg_design\GIS_figures2_RIWP\Addendum to RIWP\Figure 2 - Investigation Locations.mxd Revised: 2018-09-26 By: KPriskin