



Office of Environmental Remediation

100 Gold Street – 2nd Floor
New York, New York 10038

Shaminder Chawla

Acting Director

Tel: (212) 788-8841

Final Notice of Satisfaction –Air Quality and Noise
Notice of Satisfaction – Hazardous Materials
DOB Job Number 421649871

June 2, 2025

Re: 70-25, 70-27, 70-33 & 70-35 Queens Boulevard; 70-40 45th Avenue
Queens Block 1352, Lot 9 – Former Lots 9, 10, 12, 25, 32
Hazardous Materials, Air Quality, and Noise “E” Designation
E-163: Maspeth/Woodside Rezoning - CEQR 06DCP065Q - 6/29/2006
OER Project Number 09EHAN116Q

Dear Queens Borough Commissioner:

The New York City Office of Environmental Remediation (OER) hereby issues a Notice of Satisfaction for the above-referenced Department of Buildings Job Numbers. This correspondence is provided pursuant to OER’s responsibilities as established in Subchapter 7 of Chapter 14 of Title 43 of the Rules of the City of New York and Section 11-15 of the Zoning Resolution of the City of New York. The Applicant has filed a Hazardous Materials remedial closure report, an installation report for noise and an installation report for air quality that are acceptable to this Office.

This site has satisfied the Hazardous Materials, Air Quality, and Noise “E” Designation requirements. Based upon review of the submitted documentation certifying that the remedial actions for hazardous materials, noise and air quality have been implemented and are protective of human health and the environment, OER has no objection for the applicant to apply for a Certificate of Occupancy for the site.

No further air quality and noise action is required at this site. The “E” designation for Hazardous Materials assigned to the subject property will continue to be administered by OER. A Site Management Plan has been developed for this Site to ensure long-term management of Engineering and Institutional Controls at the property.

If you have any questions or comments, please feel free to contact Justin Holder at 212-676-0459.

Sincerely,

Zach Schreiber, Ph.D.
Assistant Director

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