

APPENDIX C

Regulatory Correspondence



OFFICE OF ENVIRONMENTAL REMEDIATION

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

Daniel Walsh, Ph.D.
Director

Tel: (212) 788-8841
Fax: (212) 788-2941

NOTICE TO PROCEED

DOB Job No. – NB - 320597449

March 25, 2015

Ira Gluckman, R.A.
Brooklyn Borough Commissioner
New York City Department of Buildings
210 Joralemon Street, 8th Floor
Brooklyn, New York 11201

Re: **Greenpoint Landing Parcel F1 – 41 Blue Slip**
Block 2472, Lots 45 & 90, p/o Lot 100 and p/o Lot 50, Brooklyn CD 1
Hazardous Materials and Noise “E”-Designation
E-138: Greenpoint – Williamsburg Rezoning - CEQR # 04 DCP 003K
OER Project # 15EH-N083K

Dear Commissioner Gluckman:

The New York City Office of Environmental Remediation (OER) hereby issues a Notice to Proceed for the above-referenced Department of Buildings Job Number. This correspondence is provided pursuant to OER's responsibilities as established in Chapter 24 of Title 15 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 action plan and Noise remedial action plan that are acceptable to this Office and has prepared a Construction Health and Safety Plan for implementation on this project. OER's Decision Document that defines the remedial actions required for this project has been prepared and filed and is available on request. Parcel F1 encompasses two non-contiguous areas; F1A – approximately 5,300 square feet on Lot 45 and 31,300 square feet on p/o Lot 50 and F1B - approximately 8,500 square feet on Lot 90 and 2,600 square feet on p/o Lot 100 of Block 2472.

At the conclusion of remedial activities required under this action, the Zoning Resolution and §24-07 of the Rules of the City of New York requires that OER issue a Notice of Satisfaction signifying that all remedial action requirements established for this project have been satisfied prior to issuance of the Certificate of Occupancy or Temporary Certificate of Occupancy by Department of Buildings.

If you have any questions or comments, please feel free to contact me at 212.788.3056.

Sincerely,

Zach Schreiber, Ph.D.
Assistant Director

cc: M. Klein, Park Tower Group - mklein@parktowergroup.com
K. Brezner, NYS DEC – Kenneth.Brezner@dec.ny.gov
K. Zias, NYC DPR – Kay.Zias@parks.nyc.gov
K. Reddy, NYC DOT – KReddy@dot.nyc.gov
J. Greenbaum, Park Tower Group – jgreenbaum@parktowergroup.com
M. Raygorodetsky, Langan – mraygorodetsky@langan.com
G. Wyka, Langan – gwyka@langan.com
G. Handel, Handel Architects – ghandel@handelarchitects.com
Daniel Walsh, Shaminder Chawla, Maurizio Bertini, PMA-OER



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

Daniel Walsh, Ph.D.
Director

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DECISION DOCUMENT
E-Designation Remedial Action Plan Approval

March 25, 2015

Re: Greenpoint Landing Parcel F1 – 41 Blue Slip
Block 2472, Lots 45 & 90, p/o Lot 100 and p/o Lot 50, Brooklyn CD 1
Hazardous Materials and Noise “E”-Designation
E-138: Greenpoint – Williamsburg Rezoning - CEQR # 04 DCP 003K
OER Project # 15EH-N083K

The New York City Office of Environmental Remediation (OER) has completed its review of the Remedial Action Plan (RAP) dated March 2015 and the Remedial Action Plan for Noise dated March 2015 for the above-referenced project. These Plans were submitted to OER under the E-Designation Program.

Project Description

The proposed development at Parcel F1 includes the construction of a 40-story mixed-use residential and commercial building with cellar (Building F1, F1A) with a footprint of about 25,000 square feet on Lot 50, a waterfront park/esplanade on Lot 45 (F1A) and Lot 90 (F1B), and sidewalk for the currently private roadway (Blue Slip) on Lot 50 (F1A). Building F1 will include 401 market-rate housing units and three levels of aboveground parking. The cellar will be used for parking and storage, amenity space and building systems. The waterfront park/esplanade will be located on Lot 45 (F1A), and will consist of a primary waterfront walkway, a secondary walkway, and planted terraces. A waterfront park/esplanade will be located on Lot 90 (F1B), and will consist of a primary waterfront walkway, a secondary walkway, and a lawn area. A 22-foot wide sidewalk will be located between Building F1 and the currently private roadway (Blue Slip, F1A) constructed as part of the development at Parcel G1.

Statement of Purpose and Basis

This document presents the remedial action for the E-Designation Program project known as “Greenpoint Landing Parcel F1” pursuant to the Zoning Resolution and §24-07 of the Rules of the City of New York.

Description of Selected Remedy for Hazmat

The remedial action selected for the Greenpoint Landing Parcel F1 site is protective of public health and the environment. The OER Decision Document does not supersede requirements or special conditions established by the NYSDEC, and those of any other agency with current or future jurisdiction over the Site and/or the project (i.e. NYC DEP, NYC DOT, NYC DPR, NYS SBS, etc.). The elements of the selected remedy are as follows:

1. Performance of a Community Air Monitoring Program (CAMP) for particulates and volatile organic compounds;
2. Establishment of site-specific Soil Cleanup Objectives (SCOs) for contaminants of concern;
3. Site mobilization involving security setup, equipment mobilization, utility mark outs and marking excavation areas;

4. Implementation of stormwater and soil erosion and control measures in compliance with applicable laws and regulations;
5. Excavation to the following development elevations/depths:
 - In the area of the proposed building (F1A):
 - About el. 2.95 feet (about 8 to 10 feet below grade surface bgs) to accommodate the foundation slab;
 - About el. -2.5 feet (about 12.5 to 14.5 feet bgs) to accommodate pile caps and grade beams;
 - About el. -4 (about 14 feet bgs) to accommodate the elevator pits; and
 - About el. 2 feet (about 10 feet bgs) to accommodate the parking lift pits.
 - In the area of the proposed sidewalk (F1A):
 - About el. 3 feet (about 7.5 feet bgs) to accommodate associated utilities.
 - In the area of the waterfront park/esplanade (F1B):
 - About el. 3.5 feet (about 6 feet bgs) to accommodate associated utilities.
6. Screening of excavated soil/fill during intrusive work for indications of contamination by visual and olfactory observation and monitoring with a photoionization detector (PID);
7. Excavation and off-Site disposal of soil/fill material (both hotspot and non-hotspot material) removed for construction purposes;
8. No hotspot endpoint samples will be collected around areas within the mass excavation where soil exceeds site-specific SCOs, unless required for petroleum spills or other circumstances under the authority of NYS DEC, as these areas will be over-excavated to reach development depth. Post-excavation confirmation endpoint samples will be collected, consistent with DER-10, at development subgrade to determine the performance of the remedy with respect to attainment of the site-specific SCOs. At locations outside of the mass excavation where soil exceeds site-specific SCOs, hotspot endpoint confirmation samples will be collected, consistent with DER-10, to document performance of the remedy with respect to attainment of the site-specific SCOs. Depending on the results of hotspot endpoint soil samples, over-excavation beyond the proposed development cut may be required by OER. Proposals for management in-place of soil that exceeds site-specific SCOs, demonstrating that management in-place is protective of public health and the environment, may be submitted to OER.
9. Management of excavated materials, including screening of construction and demolition (C&D) debris, as defined by 6 NYCRR Part 360-1.2(b)(38), temporary stockpiling and segregation of materials to prevent commingling of contaminated materials and non-contaminated materials, in compliance with applicable laws and regulations and with any special conditions established by the NYSDEC. Prior to performing screening/segregation activities on-Site, the means and methods will be presented to OER, whose approval will be obtained;
10. Transportation and off-Site disposal of excavated soil and fill material at permitted facilities in accordance with this plan and applicable laws and regulations for handling, transport, and disposal. Sampling and analysis of soil and fill material designated for off-Site disposal will be conducted, as required by disposal facilities. Excavated materials will be segregated based on the characterization results;
11. Off-site recycling or disposal of other uncontaminated construction and demolition (C&D) debris at a registered Part 360-16 C&D debris processing facility or permitted C&D landfill in accordance with applicable laws and regulations for handling, transport, and disposal, this plan, and with any special conditions established by the NYSDEC;
12. Dewatering and disposal of water through one or more of the following methods: containerization and off-Site disposal, discharge to the East River, discharge to the NYCDEP municipal sewer system, and/or discharge to groundwater, in accordance with applicable laws and regulations, including any permits and pretreatment requirements;
13. Removal of underground storage tanks (if encountered), and closure of petroleum spills, in compliance with applicable local, state and federal laws and regulations;

14. Import of materials for backfilling excavations and raising land elevations and for clean cover material in compliance with this RAP and in accordance with applicable laws and regulations;
15. Residual (existing) soil and fill material outside of the proposed building footprint will be demarcated in accordance with the SMMP;
16. Installation of a waterproofing/vapor barrier system (with a minimum thickness of 20 mils) as per manufacturer's specifications beneath the new building slab (including elevator pits), grade beams, and pile caps, extending along all subsurface walls of the foundation from the base of excavation to the surface grade level;
17. Construction and maintenance of an engineered composite cover system on area F1A consisting of concrete or asphalt pavement, a 18-inch-thick concrete building slab, or 2 feet of certified clean soil imported from an OER-approved source to prevent human exposure to residual soil/fill remaining at the Site;
18. Construction and maintenance of an engineered composite cover system on area F1B consisting of concrete or asphalt pavement or 2 feet of certified clean soil imported from an OER-approved source to prevent human exposure to residual soil/fill remaining at the Site;
19. Submission of a Remedial Closure Report (RCR) that describes the remedial activities, certifies that the remedial requirements have been achieved, and describes all Engineering and Institutional Controls to be implemented at the Site, and lists any changes from this RAP;
20. Submission for OER approval of a Site Management Plan (SMP) in the RCR for the inspection and certification of engineering controls and reporting at a specified frequency; and
21. Continuation of the E-Designation requiring ongoing site management, establishment of engineering controls and institutional controls, including a requirement that management of engineering and institutional controls must be in compliance with the approved SMP.

Description of Selected Remedy for Noise

The elements of the remedial action selected for Noise for the Greenpoint Landing Parcel F1 site are as follows:

In order to meet the requirements of the E Designation, the following window/wall attenuations will be achieved at the locations described below:

1. 30dBA for residential spaces; and
2. 25dbA for commercial spaces based on an allowed reduction of 5 dBA from the attenuation requirement outlined in the E-Designation.

The following windows will be installed:

Façade Floor Range	OITC Rating	OITC Certification	Manufacturer and Model	Glazing
All façades Floors: 1 to 39 Residential	33	ASTM E-90 Lab Test Report (see Appendix D)	Wausau 2250i Series Invert (outswing operable casement window)	1/4-inch annealed glass 1/2-inch airspace 5/16-inch annealed glass

Façade Floor Range	OITC Rating	OITC Certification	Manufacturer and Model	Glazing
All façades Floors: 1 and 4 Amenity Space	33	ASTM E-90 Lab Test Report (see Appendix D)	Wausau 2250i Series Invent (outswing operable casement window)	1/4-inch annealed glass 1/2-inch airspace 5/16-inch annealed glass
All façades Floors: 1 Commercial	26	ASTM E-90 Lab Test Report (see Appendix D)	Wausau 6250 Superwall™ curtain wall system	1/4-inch annealed glass 1/2-inch airspace 1/4-inch annealed glass

The acoustical reports described above are representative of the acoustical performance of proposed windows and curtain walls. Color-coded elevations are included in Appendix A show the locations of the proposed windows and curtain walls. The window schedule is included in Appendix E. Copies of the window manufacturer's specifications and technical details for the residential window units are included in Appendix F.

In order to satisfy the requirements of the E-Designation, Alternate Means of Ventilation (AMV) will be installed in order to maintain a closed window condition. AMV for this project will be achieved by:

1. **Trickle Vents:** Residential apartment units will receive fresh air through trickle vents (Titon® Trimvent® 90HL 2500EA 300 Vent) in the window frames. There will be a minimum of one trickle vent in each bedroom and living room. Floor plans showing the locations of trickle vents are included in Appendix A.
2. **Central System:** Amenity spaces will receive fresh air through packaged, indoor, water cooled units with hot water heating coils, and packaged, indoor, heat pump units. Louvers will provide outside air connections to the units and will serve as the alternate means of ventilation for amenity spaces. The basis of design will be Above Air AWC, HK-OA, and VK-OA series units and Florida Heat Pump EC series units (Appendix H).
3. **Compliance with Mechanical Code:** The development will provide outside air to commercial spaces and common areas such as lobbies and corridors in accordance with the NYC Mechanical Code. No further AMV documentation is needed for commercial space and common areas such as lobbies and corridors.

The remedies for Hazardous Materials and Noise described above conform to the promulgated standards and criteria that are directly applicable, or that are relevant and appropriate and takes into consideration OER guidance, as appropriate.



March 25, 2015

Date

Zach Schreiber
Assistant Director

cc: M. Klein, Park Tower Group - mklein@parktowergroup.com
K. Brezner, NYS DEC – Kenneth.Brezner@dec.ny.gov
K. Zias, NYC DPR – Kay.Zias@parks.nyc.gov
K. Reddy, NYC DOT – KReddy@dot.nyc.gov
J. Greenbaum, Park Tower Group – jgreenbaum@parktowergroup.com
M. Raygorodetsky, Langan – mraygorodetsky@langan.com
G. Wyka, Langan – gwyka@langan.com
G. Handel, Handel Architects – ghandel@handelarchitects.com
Daniel Walsh, Shaminder Chawla, Maurizio Bertini, PMA-OER

Woo Kim

From: Schreiber, Zachariah <ZachariahS@dep.nyc.gov>
Sent: Tuesday, October 8, 2019 2:07 PM
To: Sullivan, Patrick; Milton, Darryl (Parks); Hard, Taylor
Cc: Alber, John; Conner, Richard; Panich, Jaime; Burrows, Connor; Parker, Stuart; Julia Leung; Greg Wyka
Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review





Patrick – the proposed soil is approved for import/installation based on DPR and OER review.

Zach Schreiber, PhD | Assistant Director
Mayor's Office of Environmental Remediation
100 Gold Street, 2nd Floor | New York, New York 10038
T (212) 788-3056 | M (917) 374-8978 | F (212) 788-2466 | zschreiber@dep.nyc.gov
www.nyc.gov/oer

From: Sullivan, Patrick <patrick.sullivan@consigli.com>
Sent: Tuesday, October 08, 2019 1:52 PM
To: Schreiber, Zachariah <ZachariahS@dep.nyc.gov>; Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Hard, Taylor <THard@dep.nyc.gov>
Cc: Alber, John <john.alber@brookfieldproperties.com>; Conner, Richard <rconner@consigli.com>; Panich, Jaime <jpanich@consigli.com>; Burrows, Connor <cburrows@consigli.com>; Parker, Stuart <sparker@consigli.com>; Julia Leung <JLeung@Langan.com>; Greg Wyka <gwyka@langan.com>
Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Has everyone approved their part? Is this resolved?



Patrick Sullivan
t: 646.679.3500 | m: 631.793.4614
    consigli.com

From: Schreiber, Zachariah <ZachariahS@dep.nyc.gov>
Sent: Monday, October 7, 2019 4:57 PM
To: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Sullivan, Patrick <patrick.sullivan@consigli.com>; Hard, Taylor <THard@dep.nyc.gov>
Cc: Alber, John <john.alber@brookfieldproperties.com>; Conner, Richard <rconner@consigli.com>; Panich, Jaime <jpanich@consigli.com>; Burrows, Connor <cburrows@consigli.com>; Parker, Stuart <sparker@consigli.com>; Julia Leung <JLeung@Langan.com>; Greg Wyka <gwyka@langan.com>
Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Thanks Darryl

From: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>
Sent: Monday, October 07, 2019 4:53 PM
To: Schreiber, Zachariah <ZachariahS@dep.nyc.gov>; Sullivan, Patrick <patrick.sullivan@consigli.com>; Hard, Taylor <THard@dep.nyc.gov>
Cc: Alber, John <john.alber@brookfieldproperties.com>; Conner, Richard <rconner@consigli.com>; Panich, Jaime <jpanich@consigli.com>; Burrows, Connor <cburrows@consigli.com>; Parker, Stuart <sparker@consigli.com>; Julia Leung <JLeung@Langan.com>; Greg Wyka <gwyka@langan.com>
Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Zach, we will contact you directly. Thanks.

Darryl Milton
NYC Parks | Planning and Development | T 212.360.3401

From: Schreiber, Zachariah [<mailto:ZachariahS@dep.nyc.gov>]
Sent: Monday, October 07, 2019 4:52 PM
To: Sullivan, Patrick <patrick.sullivan@consigli.com>; Hard, Taylor <THard@dep.nyc.gov>
Cc: Alber, John <john.alber@brookfieldproperties.com>; Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Conner, Richard <rconner@consigli.com>; Panich, Jaime <jpanich@consigli.com>; Burrows, Connor <cburrows@consigli.com>; Parker, Stuart <sparker@consigli.com>; Julia Leung <JLeung@Langan.com>; Greg Wyka <gwyka@langan.com>
Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

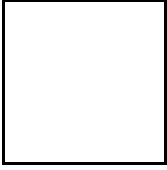
Patrick – we’ve reached out to DPR environmental. Who at DPR reviewed the submittal?

Zach Schreiber, PhD | Assistant Director
Mayor's Office of Environmental Remediation
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www.nyc.gov/oer

From: Sullivan, Patrick <patrick.sullivan@consigli.com>
Sent: Monday, October 07, 2019 2:36 PM
To: Hard, Taylor <THard@dep.nyc.gov>
Cc: Alber, John <john.alber@brookfieldproperties.com>; Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Conner, Richard <rconner@consigli.com>; Panich, Jaime <jpanich@consigli.com>; Burrows, Connor <cburrows@consigli.com>; Parker, Stuart <sparker@consigli.com>; Schreiber, Zachariah <ZachariahS@dep.nyc.gov>; Julia Leung <JLeung@Langan.com>; Greg Wyka <gwyka@langan.com>
Subject: FW: Greenpoint Landing_Lot 45_soil test report_DPR review

Taylor,

Could you please help us. When we submitted our soil package to you, we were asked to get Parks’ approval. Parks is saying they approve but can’t send approval until you reach out. I’m not sure why this is so convoluted but would you be able to send them a request for approval so we can get this finalized? I tried calling you a couple of times last week and left you a message.



Patrick Sullivan

t: 646.679.3500 | m: 631.793.4614



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From: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>

Sent: Monday, October 7, 2019 2:27 PM

To: Sullivan, Patrick <patrick.sullivan@consigli.com>; Sanjukta Sen <ssen@fieldoperations.net>; Stewart, Randee (Parks) <Randee.Stewart@parks.nyc.gov>

Cc: Burrows, Connor <cburrows@consigli.com>; 'Timothy Craul' <tcraul@craulland.com>; Julia Leung <JLeung@Langan.com>; 'Jonathan Holden' <JHolden@sdico.com>; Conner, Richard <rconner@consigli.com>

Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Patrick,

I received clarification from our director of Environmental Remediation. Typically, OER will reach out to us directly on these matters, but that has not been the case here. Do you know why OER reached out to you/development team instead? We are unable to response until they reach out to Parks directly.

Sanjukta – I left you a VM. Can you call me as soon as you are able?

Thanks,

Darryl Milton

NYC Parks | Planning and Development | T 212.360.3401

From: Sullivan, Patrick [<mailto:patrick.sullivan@consigli.com>]

Sent: Monday, October 07, 2019 11:57 AM

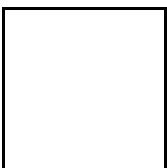
To: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Sanjukta Sen <ssen@fieldoperations.net>; Stewart, Randee (Parks) <Randee.Stewart@parks.nyc.gov>

Cc: Burrows, Connor <cburrows@consigli.com>; 'Timothy Craul' <tcraul@craulland.com>; Julia Leung <JLeung@Langan.com>; 'Jonathan Holden' <JHolden@sdico.com>; Conner, Richard <rconner@consigli.com>

Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Daryl,

Has your office sent over the approval to OER?



Patrick Sullivan

t: 646.679.3500 | m: 631.793.4614



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From: Sullivan, Patrick <patrick.sullivan@consigli.com>

Sent: Monday, September 30, 2019 4:23 PM

To: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Sanjukta Sen <ssen@fieldoperations.net>; Stewart, Randee (Parks) <Randee.Stewart@parks.nyc.gov>

Cc: Burrows, Connor <cburrows@consigli.com>; 'Timothy Craul' <tcraul@craulland.com>; Julia Leung <JLeung@Langan.com>; 'Jonathan Holden' <JHolden@sdico.com>; Conner, Richard <rconner@consigli.com>

Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Daryl,

To follow up on # 3 what we forwarded is what our understanding of industry standard is. Hopefully Parks can work with this since it has all the information and matches what was approved at Lot 80. I don't think anything else should be required



Patrick Sullivan

t: 646.679.3500 | m: 631.793.4614

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From: Sullivan, Patrick <patrick.sullivan@consigli.com>

Sent: Thursday, September 26, 2019 4:37 PM

To: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Sanjukta Sen <ssen@fieldoperations.net>; Stewart, Randee (Parks) <Randee.Stewart@parks.nyc.gov>

Cc: Burrows, Connor <cburrows@consigli.com>; 'Timothy Craul' <tcraul@craulland.com>; Julia Leung <JLeung@Langan.com>; 'Jonathan Holden' <JHolden@sdico.com>; Conner, Richard <rconner@consigli.com>

Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Daryl,

To follow up our phone call:

1. The relationship of Sparrow Mining facility to The Dirt Company Northeast is unclear – please clarify. **The Dirt Company is a soils expert/broker that uses other facilities (for example LI Compost). They used Sparrow Mining for this project.**
2. Did Long Island Analytical send an appropriately qualified party to collect the samples on behalf the Dirt Company Northeast (“the client”) and this information was made available to the Greenpoint team because these stockpiles are still available 2 months post-sampling? **We followed spec for sampling procedure. This is detailed in the report.**
3. The Dirt Company formatted the summary tables of the data oddly. Please revise into a standard format. **I'll request, but we matched exactly what was provided to us as the submitted/approved report for Lot 80.**
4. Most importantly, even though the data indicates no exceedances of Restricted Residential Soil Cleanup Objectives, there is no geotechnical or horticultural information from these stockpiles provided and compared to DPR's criteria. Please send over to Parks. That information must be reviewed and approved by the Parks LCU. **Additional test results provided in previous email.**
5. Greenpoint Landing information usually is routed to us by OER; what is their determination about the soil results? **OER requested we forward to Parks.**



Patrick Sullivan

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From: Sullivan, Patrick <patrick.sullivan@consigli.com>

Sent: Thursday, September 26, 2019 4:20 PM

To: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Sanjukta Sen <ssen@fieldoperations.net>; Stewart, Randee (Parks) <Randee.Stewart@parks.nyc.gov>

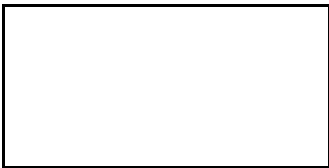
Cc: Burrows, Connor <cburrows@consigli.com>; 'Timothy Craul' <tcraul@craulland.com>; Julia Leung <JLeung@Langan.com>

Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Daryl,

We'll work on answers for you.

For #5 – we issued this report to OER and they requested we forward it to you. Additional test reports attached that hopefully help w/ #4.



Patrick Sullivan

t: 646.679.3500 | m: 631.793.4614

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From: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>

Sent: Thursday, September 26, 2019 2:14 PM

To: Sullivan, Patrick <patrick.sullivan@consigli.com>; Sanjukta Sen <ssen@fieldoperations.net>; Stewart, Randee (Parks) <Randee.Stewart@parks.nyc.gov>

Cc: Burrows, Connor <cburrows@consigli.com>; 'Timothy Craul' <tcraul@craulland.com>; Julia Leung <JLeung@Langan.com>

Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Hi Patrick,

Below are several questions we had pertaining to the soil report:

1. The relationship of Sparrow Mining facility to The Dirt Company Northeast is unclear – please clarify.

2. Did Long Island Analytical send an appropriately qualified party to collect the samples on behalf the Dirt Company Northeast (“the client”) and this information was made available to the Greenpoint team because these stockpiles are still available 2 months post-sampling?
3. The Dirt Company formatted the summary tables of the data oddly. Please revise into a standard format.
4. Most importantly, even though the data indicates no exceedances of Restricted Residential Soil Cleanup Objectives, there is no geotechnical or horticultural information from these stockpiles provided and compared to DPR’s criteria. Please send over to Parks. That information must be reviewed and approved by the Parks LCU.
5. Greenpoint Landing information usually is routed to us by OER; what is their determination about the soil results?

Thanks,

Darryl Milton

NYC Parks | Planning and Development | T 212.360.3401

From: Sullivan, Patrick [<mailto:patrick.sullivan@consigli.com>]

Sent: Wednesday, September 25, 2019 2:16 PM

To: Milton, Darryl (Parks) <Darryl.Milton@parks.nyc.gov>; Sanjukta Sen <ssen@fieldoperations.net>; Stewart, Randee (Parks) <Randee.Stewart@parks.nyc.gov>

Cc: Burrows, Connor <cburrows@consigli.com>; 'Timothy Craul' <tcraul@craulland.com>; Julia Leung <JLeung@Langan.com>

Subject: RE: Greenpoint Landing_Lot 45_soil test report_DPR review

Thank you, Darryl. How long do you think Parks needs to review? We’re eager to get this work going.

Woo Kim

From: Hard, Taylor <THard@dep.nyc.gov>
Sent: Friday, January 12, 2018 4:18 PM
To: Greg Wyka
Cc: Schreiber, Zachariah; Mimi Raygorodetsky; Julia Leung; Kyle Twombly
Subject: RE: GPL- F1 - Proposed Material Import - Underdrainage Gravel

Greg,

This material is approved for import.

Thank you,

Taylor Hard | Project Manager
212-788-7426 | thard@dep.nyc.gov

From: Greg Wyka [mailto:gwyka@langan.com]
Sent: Thursday, January 11, 2018 11:23 AM
To: Hard, Taylor <THard@dep.nyc.gov>
Cc: Schreiber, Zachariah <ZachariahS@dep.nyc.gov>; Mimi Raygorodetsky <mraygorodetsky@langan.com>; Julia Leung <JLeung@Langan.com>; Kyle Twombly <ktwombly@langan.com>
Subject: GPL- F1 - Proposed Material Import - Underdrainage Gravel

Hi Taylor,

The GPL F1 landscape contractor (Steven Dubner) submitted an underdrainage gravel product related to their future work for review and approval.

The materials include 1/2-inch stone from the Eastern Concrete Materials' Hamburg, NJ quarry via New York Sand and Stone. The quarry is a mine registered with the state of NJ. No environmental sampling is planned for the quarry aggregate as it is derived from a virgin source. The attachment includes a sieve analysis and the mine's registration certificate.

I will upload this request to EPIC.

Please let me know if these materials are acceptable for import to the site.

Best,
Greg

Gregory C. Wyka, P.G., LEED AP ND
Project Geologist
Direct: 212.479.5476
Mobile: 347.267.2679
[File Sharing Link](#)

LANGAN

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Woo Kim

From: Hard, Taylor <THard@dep.nyc.gov>
Sent: Tuesday, January 9, 2018 1:44 PM
To: Greg Wyka
Cc: Schreiber, Zachariah; Mimi Raygorodetsky; Julia Leung; Kyle Twombly
Subject: RE: GPL- F1 - Proposed Material Import

Hi Greg,

Both materials look fine, feel free to move forward with import.

Thank you,

Taylor Hard | Project Manager
212-788-7426 | thard@dep.nyc.gov

From: Greg Wyka [mailto:gwyka@langan.com]
Sent: Tuesday, January 09, 2018 1:40 PM
To: Hard, Taylor <THard@dep.nyc.gov>
Cc: Schreiber, Zachariah <ZachariahS@dep.nyc.gov>; Mimi Raygorodetsky <mraygorodetsky@langan.com>; Julia Leung <JLeung@Langan.com>; Kyle Twombly <ktwombly@langan.com>
Subject: [From Vwall: Warning UNSCANNABLE Unable to Scan]GPL- F1 - Proposed Material Import

Hi Taylor,

The GPL F1 landscape contractor (Steven Dubner) submitted three fill material products related to their future work for review and approval.

The materials include 3/4-inch and 3-inch stone from the LaFarge-Ravena, NY quarry via New York Sand and Stone. The quarry is a mine with a DEC permit (4-0124-00001). No environmental sampling is planned for the quarry aggregate as it is derived from a virgin source. The attachment includes a sieve analysis.

The last product is 3/4-inch RCA product from Pebble Lane, a DEC-registered Part 360 facility (41W64). I am waiting for Pebble Lane's new Part 360 registration or permit from the CM/contractor. The attachment includes a sieve analysis and environmental data.

I will upload this request to EPIC.

Please let me know if these materials are acceptable for import to the site.

Best,
Greg

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Woo Kim

From: Hard, Taylor <THard@dep.nyc.gov>
Sent: Wednesday, November 14, 2018 1:08 PM
To: Greg Wyka
Cc: Schreiber, Zachariah; Alber, John; Patrick Sullivan; Michael Capozzoli; Connor Burrows (cburrows@tgnickel.com); Mimi Raygorodetsky; Julia Leung; Woo Kim
Subject: RE: GPL-F1 - Proposed Material Import - Landscaping Drainage Material

Greg,

This material appears acceptable given the correspondence from DEC.

Thank you,

Taylor Hard | Project Manager
212-788-7426 | thard@dep.nyc.gov

From: Greg Wyka <gwyka@langan.com>
Sent: Wednesday, November 14, 2018 12:39 PM
To: Hard, Taylor <THard@dep.nyc.gov>
Cc: Schreiber, Zachariah <ZachariahS@dep.nyc.gov>; Alber, John <john.alber@brookfieldproperties.com>; Patrick Sullivan <psullivan@tgnickel.com>; Michael Capozzoli <mcazzoli@tgnickel.com>; Connor Burrows (cburrows@tgnickel.com) <cburrows@tgnickel.com>; Mimi Raygorodetsky <mraygorodetsky@langan.com>; Julia Leung <JLeung@Langan.com>; Woo Kim <wkim@langan.com>
Subject: GPL-F1 - Proposed Material Import - Landscaping Drainage Material

Hi Taylor,

The GPL F1 landscape contractor (Steven Dubner) submitted an alternate fill material product related to their future work for review and approval.

The material is a 3/8-inch stone (meets NYSDOT #1 specification) from the Callahan & Nannini Shale Mine in Blooming Grove, NY. The quarry is a mine with a DEC permit (3-3320-00009). No environmental sampling is planned for the quarry aggregate as it is derived from a virgin source. The attachment includes a site drawing indicating placement locations, sieve/gradation report, and a copy of the NYSDEC permit for the mine.

I will upload this request to EPIC.

Please let me know if these materials are acceptable for import to the site.

Best,
Greg

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