

WTC Visual Survey Form

1000831

Premise Address: 3 Hanover Sq. (aka) 60 Beaver & service ent		
Block: 28	Residential ☒ Commercial ☐	Name of Building:
Lot:	Mix Use ☐ Other ☒ 1 st fl Commercial 3 Hanover sq.	
# of Stories: 23+PH	AKA's:	
Building Owner/Management: Rose Associates		Telephone Number: (212) 210-6797.
Name: Donald Bergen		FAX: ()
Address:		
On Site Contact: Doorman / Frank Fredella		
Name: Porter George Guzman		Telephone Number: (212) 425-0093.
Building Owner Management Activities		
Interior Survey Performed ☐ Yes ☐ No		
Exterior Survey Performed ☐ Yes ☐ No		
General Clean Up ☐ Yes ☐ No Locations: _____		
ACM Clean Up ☐ Yes ☐ No Locations: _____		
Air Monitoring ☐ Yes ☐ No Locations: _____		
Copies of All Reports and Data Requested ☐ Yes		

Visual Inspection Results:

Facade:

		Inspected	Debris		
North	☐ N/A	☐ Yes ☐ No	☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
South	☐ N/A	☐ Yes ☐ No	☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
East	☐ N/A	☐ Yes ☐ No	☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
West	☐ N/A	☐ Yes ☐ No	☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"

Facade Description: _____

Roof

Debris: ☐ No Visible /Fine Layer ☒ ½ to 1" ☐ > 1"

Description: above motor room

Setbacks N/A ☐

Floor: 23 north side	Debris: ☒ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: East	Debris: ☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: 21 st Corridor	Debris: ☒ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: Clean	Debris: ☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: _____	Debris: ☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"

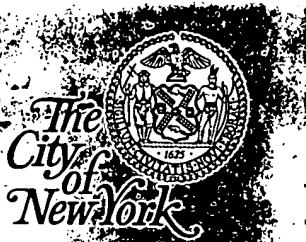
Comments

Date: 3/02/2002

Inspection Team: Name: RAMMOHAN

Agency: NYEDP

Name: _____ Agency: _____



**Department of
Environmental
Protection**

59-17 Junction Boulevard
Corona, New York
11368-5107

**Joel A. Miele Sr., P.E.
Commissioner**

**Robert C. Avaltroni
Deputy Commissioner**

**Bureau of
Environmental Compliance**
Tel (718) 595-4418
Fax (718) 595-4422

March ~~February~~ 2, 2002

Building Owner Name: Rose Management

Address: 200 Madison Ave
NY NY 10016

Subject: 3 Hanover Square (aka) 60 Beaver St

Dear Sir/ Madam:

In September 2001, the New York City Department and Environmental Protection (NYC DEP) and the Department of Health (NYC DOH) advised building owners regarding building maintenance and re-occupancy issues following the collapse of the World Trade Center. The steps included the professional assessment of building contamination for possible hazardous components, including asbestos, and a retrospective filing, as required, if applicable.

The NYC DEP is hereby requesting copies of the environmental hazard assessments including bulk sample results and air monitoring results and a summary of clean-up activities at the above referenced site. Please forward the requested documents to our offices within FIVE BUSINESS DAYS. They may be faxed to (718) 595-3744 or sent to the NYC DEP Asbestos Control Program at 59-17 Junction Boulevard, 8th floor, Corona, New York 11373-5108.

Please be advised building owners are responsible for the cleaning of building exteriors, grounds, and common areas. Due to changing conditions and continued activity at Ground Zero, building owners should periodically assess the condition of building exteriors and air conditioning systems for cleanliness and may have to periodically re-clean areas. Adherence to proper cleaning methods is important for the protection of public health and the environment. DEP inspectors will be following up on this matter.

If you have any questions, you may reach the Department at (718) 595-3682 during office hours or the 24-hour Help Center at (718) DEP-HELP. DEP staff is available to provide guidance and technical assistance.

Sincerely,

R. Radhakrishnan
for R. Radhakrishnan, P.E.
Director
Asbestos Control Program





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March ~~February~~ 2, 2002

Building Owner Name: Rose Associates

Address: 200 Madison Ave.
NY NY 10016

Subject: 3 Hanover Sq. (aka) 60 Beaver St.

Dear Sir/Madam:

In September 2001, the New York City Department of Environmental Protection (NYCDEP) and the Department of Health (NYCDOH) advised building owners regarding building maintenance and re-occupancy issues following the collapse of the World Trade Center. The steps included the assessment of building contamination for possible hazardous components, including asbestos.

Today, a visual survey of your building's exterior was conducted as a follow up to DEP's October survey of buildings around the World Trade Center site. At the above referenced site, visible dust accumulations were observed at:

- ☐ building facade(s)
- ☒ setback(s) 23rd
- ☒ roof Above Motor Room.
- ☐ other, _____

Please be advised building owners are responsible for the cleaning of building exteriors, grounds and common areas. Due to changing conditions and continued activity at Ground Zero, building owners should periodically assess the condition of building exteriors and air conditioning systems for cleanliness and may have to periodically re-clean areas. Adherence to proper cleaning methods is important for the protection of public health and the environment. DEP inspectors will be following up on this matter.

Please provide information regarding your actions to address the dust accumulations by ~~February 21~~ ^{March} 2002. Copies of the environmental hazard assessments including bulk sample results, air monitoring results and/or a summary of clean-up activities at the above-referenced site may be faxed to (718) 595-3744 or sent to the NYCDEP Asbestos Control Program at 59-17 Junction Boulevard, 8th floor, Corona, New York 11373-5108.

If you have any questions, you may reach the NYCDEP at (718) 595-3682 during office hours or the 24-hour Help Center at (718) DEP-HELP. NYCDEP staff is available to provide guidance and technical assistance.

Sincerely,

R. Radhakrishnan
R. Radhakrishnan, P.E.
Director
Asbestos Control Program



03/02/02 N.Y.C. DEPARTMENT OF BUILDINGS BISPIQ31
MULTI-AGENCY COMPOSITE PROPERTY & OWNER INFORMATION QUERY
2..... WILLIAM STREET..... 1 MANHATTAN 10004 BIN# 1000831
DCP GEOGRAPHICAL INFORMATION:
WILLIAM STREET 2 - 6 HEALTH AREA : 77 TAX BLK: 28...
BEAVER STREET 60 - 64 CENSUS TRACT: 2007 TAX LOT: 1....
HANOVER SQUARE 3 - 3 COMMUNITY BD: 101 CONDO :
PEARL STREET 3 - 3 MULTI STRUCT: 1 CUI NO :
DOF OWNER NAME & ADDRESS FROM BILLING FILE: DOF OWNER NAME FROM PROPERTY FILE
OWNER NAME : JUERENSEN SHIRLEY JUERENSEN SHIRLEY
CORP. NAME : LPC LANDMARK STATUS: NO
ADDRESS : WILLIAM STREET DOB LOCAL LAW STATUS: NO
NEW YORK NY 10004
DOF BUILDING INFORMATION: TRANS LAND VALUE: 17,100,000
BLDG SIZE; 0116.00 X 0089.25 TAX EXEMPT FLAG : NO
LOT SIZE: 0116.00 X 0089.25 TAX EXEMPT CLASS: X2
BLDG CLASS : D0 ELEVATOR APT CITY OWNERSHIP : NO
STORIES : 3 UPDATE DATE : 02/28/02
FOR CITY } MGMT TYPE: MGMT CODE: MGMT CODE NAME:
OWNERSHIP } MGMT HOLDER CODE: MGMT HOLDER CODE NAME:

PF1 =PREV PF2 =MAIN PF7 = NEW ADDRESS PF8 = NEW BLK/LOT PF9 = NEW BIN

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PEARL STREET            3 - 3          MULTI STRUCT: 1     CUI NO :
DOF OWNER NAME & ADDRESS FROM BILLING FILE:  DOF OWNER NAME FROM PROPERTY FILE
OWNER NAME : JUERENSEN SHIRLEY              JUERENSEN SHIRLEY
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Page: 1 Document Name: Extra

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Date: 3/2/ 2 Time: 04:16:49 PM