



Silverstein Properties, Inc.
521 Fifth Avenue
New York, New York 10175
Telephone: 212-490-0666
Fax: 212-687-0067

VIA FEDERAL EXPRESS

February 25, 2002

NYC DEP Asbestos Control Program
59-17 Junction Blvd. 8th floor
Corona, NY 11373-5108

Re: 140 Broadway
Clean Up Subsequent
to WTC Collapse

Dear Sir/Madam:

This letter is submitted to the DEP in response to the 2/15/02 notice that was delivered to 140 Broadway. Please be advised that 140 Broadway was inspected and cleaned prior to re-occupancy (on 9/17/01). The following is a list of events which occurred subsequent to 9/11/01:

9/11/01 – Immediately after the first plane struck 1 WTC, the building fans were shut down (by the chief engineer).

9/13/01 – Advanced Environmental Corporation inspected the building, and collected and analyzed 11 bulk samples of dust material located throughout the lobby of the building (copy of report attached).

9/15 – 9/16 – COMCO (Complete Environmental Services, Inc.) provided labor and materials to complete clean up of lobby sub-grade levels as well as air intakes and roof level, following the procedures described in the NYC-DEP Memo to Building Owners regarding the “Clean-up of Asbestos Containing Material”, dated September 14, 2001. Work was completed utilizing certified asbestos handlers and supervisors equipped with personal protective equipment. Remote decontamination units were utilized for decontamination of personnel and bagged waste.

9/15 – 9/16 – GCI Environmental Advisory, Inc. conducted air sampling within the lobby and at various locations throughout the building via TEM. Laboratory analysis for each sample indicated no detected asbestos structures (copy of report attached).

10/13 – GCI Environmental conducted follow up air sampling within the building on all occupied floors via TEM. Laboratory analysis for each sample indicated no detected asbestos structures (copy of report attached).

Continue

NYC – DEP Asbestos Control Program

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Finally, please note that the building air filters were changed four times subsequent to 9/11 (9/17, 10/14, 11/9, and 1/27/02).

If you should have any questions, or require further information, please do not hesitate to call me at (212) 551-7350.

Sincerely,

A handwritten signature in black ink, appearing to read "Bill Dacunto". The signature is fluid and cursive, with a long horizontal stroke at the end.

Bill Dacunto
Managing Director
Operations Department

BD/tps

Attachments

cc: Chi Chu
Carl Lettich

14cleanupWTC.doc

Advanced Environmental Corp.

September 14, 2001

RECEIVED
OCT 01 2001

Mr. William R. Dacunto
Managing Director of Operations
Silverstein Properties
140 Broadway
New York, NY 10005

BY:.....

Re: 140 Broadway- Bulk Sample Analysis Results- Lobby Floor Surface- Dust Material

Dear Mr. Dacunto:

On September 13, 2001 Advanced Environmental Corp (AEC) collected and analyzed eleven (11) bulk samples of the dust material located throughout the lobby of 140 Broadway. This dust was created by the World Trade Center collapse.

The purpose of this analysis was to determine if this dust material contained asbestos. The samples were analyzed by the EPA recommended Polarized Light Microscopy with Dispersion Staining method (PLM/DS).

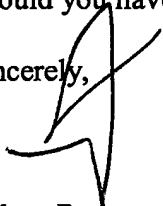
The samples were initially analyzed by EMSL Analytical. The samples were then re-analyzed for asbestos content by Scientific Laboratories.

Please be advised that via PLM/DS, three (3) of the samples proved positive for asbestos content by each laboratory.

Attached are the laboratory analysis data sheets.

Should you have any further questions please call me at (212) 545-1855.

Sincerely,



Robert Puorro
Principal

3bsurvey\Cpqserver1\data\AEC\Clients\Silverstein\140 Bway\lobby dust WTCbulk.doc

09/13/2001 16:30 2125450757

ADVANCED ENVIRONMENT

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09/13/2001 16:17 212-290-0058

EMSL MANHATTAN

PAGE 01

New York Lab

307 West 38th Street, New York, NY 10018

Phone: 212-290-0051 Fax: 212-290-0058 Email:

EMSL

Attn: Mr Robert Puorro / Mr Edward Namath
Advanced Environmental Corp.
347 Fifth Avenue
Suite 404
New York, NY 10018

Customer ID: ADVA57
Customer PO:
Received: 09/13/01 2:29 PM

Fax: (212) 545-0757 Phone: 212-545-1855

EMSL Order: 030104195

Project: 1015-038 Silverstein 140 Broadway

EMSL Project ID:

Analysis Date: 9/13/2001

Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1 Method

Sample	Location	Appearance	Treatment	Non-Asbestos		Asbestos
				% Fibrous	% Non-Fibrous	% Type
031301RP01 230104195-0001	Debris-Lobby adjacent security desk	Gray Fibrous Heterogeneous	Teased	25.00% Min. Wool 20.00% Cellulose	43.62% Non-fibrous (other) 10.00% CA Carbonite	1.38% Chrysotile <1% Amosite
031301RP02 030104195-0002	Debris-Lobby adj elevator bank 21- 27	Tan Fibrous Heterogeneous	Teased	35.00% Min. Wool 10.00% Cellulose	25.00% Non-fibrous (other) 20.00% Matrix 10.00% CA Carbonite	<1% Chrysotile
031301RP03 030104195-0003	Debris-Lobby Cedar St side adj revolving dr	Tan/Gray Fibrous Heterogeneous	Teased	35.00% Min. Wool 15.00% Cellulose	25.00% Non-fibrous (other) 15.00% Matrix 10.00% CA Carbonite	<1% Chrysotile
031301RP04 030104195-0004	Debris-Lobby adjacent elevator bank 1-10	Gray Fibrous Heterogeneous	Teased	35.00% Min. Wool 10.00% Cellulose	25.00% Non-fibrous (other) 15.00% Matrix 15.00% CA Carbonite	<1% Chrysotile
031301RP05 030104195-0005	Debris-Lobby corner Nassau/Cedar St	Gray Fibrous Heterogeneous	Teased	30.00% Min. Wool 15.00% Cellulose	25.00% Non-fibrous (other) 20.00% Matrix 10.00% CA Carbonite	<1% Chrysotile
031301RP06 030104195-0006	Debris-Lobby Cedar St side adjacent doors	Gray/Tan Fibrous Heterogeneous	Teased	25.00% Min. Wool 10.00% Cellulose	30.00% Non-fibrous (other) 20.00% Matrix 15.00% CA Carbonite	<1% Chrysotile
031301RP07 030104195-0007	Debris-Lobby within convenience store	Gray Fibrous Heterogeneous	Teased	30.00% Min. Wool 10.00% Cellulose	25.00% Non-fibrous (other) 25.00% Matrix 10.00% CA Carbonite	<1% Chrysotile

Gulam Machhiwala

Analyst



Laboratory Manager
or other approved signatory

PLM has been known to miss asbestos in a small percentage of samples which contain asbestos. Negative PLM results cannot be guaranteed. Samples reported as <1% or none detected should be tested with TEM. This above test report relates only to the items tested. This report may not be reproduced, except in full, without written approval by EMSL Analyst, Inc. The above test must not be used by the client to claim product endorsement by NVLAP nor any agency of the United States Government.

Analysis performed by EMSL Manhattan (NVLAP #101048-B), NY ELAP 11502

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09/13/2001 16:17 212-290-0058

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PAGE 02

New York Lab

307 West 38th Street, New York, NY 10018

Phone: 212-290-0051 Fax: 212-290-0058 Email:

EMSL

Attn: Mr Robert Puorro / Mr Edward Namath
Advanced Environmental Corp.
347 Fifth Avenue
Suite 404
New York, NY 10018

Customer ID: ADVA57
Customer PO:
Received: 09/13/01 2:29 PM

Fax: (212) 545-0757 Phone: 212-545-1855

EMSL Order: 030104195

Project: 1015-038 Silverstein 140 Broadway

EMSL Project ID:

Analysis Date: 9/13/2001

Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1 Method

Sample	Location	Appearance	Treatment	Non-Asbestos		Asbestos % Type
				% Fibrous	% Non-Fibrous	
031301RP08 030104195-0008	Debris-Lobby former bank space	Gray Fibrous Heterogeneous	Teased	35.00% Min. Wool 15.00% Cellulose	23.56% Non-fibrous (other) 15.00% Matrix 10.00% CA Carbonite	1.44% Chrysotile
031301RP09 030104195-0009	Debris-Lobby former bank space	Gray Fibrous Heterogeneous	Teased	25.00% Min. Wool 10.00% Cellulose	25.00% Non-fibrous (other) 30.00% Matrix 10.00% CA Carbonite	<1% Chrysotile
031301RP10 030104195-0010	Debris-Fir 14 fresh air intake	Gray Fibrous Heterogeneous	Teased	25.00% Min. Wool 15.00% Cellulose	35.00% Non-fibrous (other) 15.00% Matrix 10.00% CA Carbonite	<1% Chrysotile
031301RP11 030104195-0011	Debris-Level 3B fresh air intake	Gray Fibrous Heterogeneous	Teased	25.00% Min. Wool 10.00% Cellulose	33.80% Non-fibrous (other) 20.00% Matrix 10.00% CA Carbonite	1.20% Chrysotile

Gulam Machhiwala

Analyst



Laboratory Manager
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Analysis performed by EMSL Manhattan (NVLAP #101048-S), NY ELAP 11806

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 09/13/2001 16:30 212-290-0058

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 PAGE 01

New York Lab

307 West 38th Street, New York, NY 10018

Phone: 212-290-0051 Fax: 212-290-0058 Email:

EMSL

Attn: Mr Robert Puorro / Mr Edward Namath
 Advanced Environmental Corp.
 347 Fifth Avenue
 Suite 404
 New York, NY 10016
 Fax: (212) 545-0757 Phone: 212-545-1855
 Project: 1016-026 / SILVERSTEIN / 120 BROADWAY

Customer ID: ADVAS7
 Customer PO:
 Received: 09/13/01 2:15 PM
 EMSL Order: 030104194
 EMSL Project ID:
 Analysis Date: 9/13/2001

Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1 Method

Sample	Location	Appearance	Treatment	Non-Asbestos		Asbestos
				% Fibrous	% Non-Fibrous	% Type
091301 RP 12 090104194-0001	DEBRIS MATERIAL / LO Y /	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	30.00% Min. Wool 50.00% Cellulose	20.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 13 090104194-0002	DEBRIS MATERIAL / LO Y /	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	60.00% Min. Wool 30.00% Cellulose	10.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 14 090104194-0003	DEBRIS MATERIAL / LO Y /	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	30.00% Min. Wool 50.00% Cellulose	20.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 15 090104194-0004	DEBRIS MATERIAL / LO Y /	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	30.00% Min. Wool 50.00% Cellulose	20.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 16 090104194-0005	DEBRIS MATERIAL / LO Y / ADJ	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	40.00% Min. Wool 40.00% Cellulose	20.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 17 090104194-0006	DEBRIS MATERIAL / LO Y / ADJ	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	50.00% Min. Wool 30.00% Cellulose	20.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 18 090104194-0007	DEBRIS MATERIAL / LO Y /	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	50.00% Min. Wool 30.00% Cellulose	20.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 19 090104194-0008	DEBRIS MATERIAL / LO Y / CEDAR	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	50.00% Min. Wool 30.00% Cellulose	20.00% Non-fibrous (other)	<1% Chrysotile
091301 RP 20 090104194-0009	DEBRIS MATERIAL / LO Y / ADJ	Gray Fibrous Heterogeneous	Teased Dissolved Ashed	50.00% Min. Wool 30.00% Cellulose	20.00% Non-fibrous (other)	None Detected

Don Osborne

Analyst


 Laboratory Manager
 or other approved signatory

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 PAGE 01

New York Lab

307 West 28th Street, New York, NY 10018

Phone: 212-290-0051 Fax: 212-290-0058 Email:

EMSL

Attn: Edward Namath
 Advanced Environmental Corp.
 347 Fifth Avenue
 Suite 404
 New York, NY 10016
 Fax: (212) 545-0757 Phone: 212-545-1855
 Project: 1018-003 Silverstein 120 Wall St

Customer ID: ADVA57
 Customer PO:
 Received: 08/13/01 2:18 PM
 EMSL Order: 030104192
 EMSL Project ID:
 Analysis Date: 9/13/01

Asbestos Analysis of Bulk Materials by PLM via the NY State ELAP 198.1 Method

Sample	Location	Appearance	Treatment	Non-Asbestos		Asbestos
				% Fibrous	% Non-Fibrous	% Type
091301RP21 030104192-0001	Debris- lobby vestibule within revolving	Brown Fibrous Heterogeneous	Crushed Dissolved	35.00% Glass 20.00% Cellulose	25.00% Non-fibrous (other) 20.00% Matrix	<1% Chrysotile
091301RP22 030104192-0002	Debris- lobby vestibule within revolving	Brown Fibrous Heterogeneous	Crushed Dissolved	40.00% Glass 22.00% Cellulose	18.00% Non-fibrous (other) 20.00% Matrix	<1% Chrysotile
091301RP23 030104192-0003	Debris- lobby vestibule within revolving	Brown Fibrous Heterogeneous	Crushed Dissolved	35.00% Glass 25.00% Cellulose	10.00% Non-fibrous (other) 30.00% Matrix	<1% Chrysotile <1% Amosite
091301RP24 030104192-0004	Debris- lobby vestibule within revolving	Brown Fibrous Heterogeneous	Crushed Dissolved	32.00% Glass 28.00% Cellulose	20.00% Non-fibrous (other) 20.00% Matrix	<1% Chrysotile
091301RP25 030104192-0005	Debris-adjacent restaurant	Brown Fibrous Heterogeneous	Crushed Dissolved	50.00% Glass 20.00% Cellulose	10.00% Non-fibrous (other) 20.00% Matrix	<1% Chrysotile

Don Osborne

Analyst



Laboratory Manager
 or other approved signatory

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 not performed by EMSL Manhattan (NVLAP #101048-S), NY ELAP 11506

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