



**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

EL758387945US

February 12, 2002

25 Broadway Realty LLC
1 State Street Plaza
New York, NY 10004-1505

Subject: 25 BROADWAY
13-39 Greenwich Street, 1-9 Morris Street

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, P.E.
Director
Asbestos Control Program



www.nyc.gov/dep

DEP HELP

WTC Visual Survey Form

Bin. 1000045
0-30 office Bldg.

Premise Address: 25 Broadway

Block: 13 Residential ☐ Commercial ☒ Name of Building: _____
 Lot: 27 Mix Use ☐ Other ☐
 # of Stories: 23 AKA's: 13-39 Greenwich St address also

Building Owner/Management: _____ Telephone Number: (212) 344 2035
 Name: Chris Benson FAX: () _____
 Address: _____

On Site Contact: _____ Telephone Number: () _____
 Name: Chris Benson

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: broken windows etc

Roof

Debris: ☒ No Visible /Fine Layer light dust ☐ ½ to 1" of dust ☐ > 1" of dust.

Description: _____

Setbacks

N/A ☒

Floor: _____	Debris: ☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: <u>22</u>	Debris: ☒ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: _____	Debris: ☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: _____	Debris: ☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"
Floor: _____	Debris: ☐ No Visible/Fine Layer	☐ ½ to 1"	☐ > 1"

Comments

Setback at 22 floor replaced.Date: 1/24/2002Inspection Team: Name: Core LurrimenAgency: PCD

Name: _____ Agency: _____

Page: 1 Document Name: Extra

01/29/02 N.Y.C. DEPARTMENT OF BUILDINGS BISPIQ31
MULTI-AGENCY COMPOSITE PROPERTY & OWNER INFORMATION QUERY
25..... BROADWAY..... 1 MANHATTAN 10004 BIN# 1000045
DCP GEOGRAPHICAL INFORMATION:
BROADWAY 13 - 27 HEALTH AREA : 77 TAX BLK: 13...
GREENWICH STREET 13 - 39 CENSUS TRACT: 2017 TAX LOT: 27...
MORRIS STREET 1 - 9 COMMUNITY BD: 101 CONDO :
MULTI STRUCT: 1 CUI NO :
DOF OWNER NAME & ADDRESS FROM BILLING FILE: DOF OWNER NAME FROM PROPERTY FILE
OWNER NAME : 25 BROADWAY REALTY LLC 25 BROADWAY REALTY L
CORP. NAME : LPC LANDMARK STATUS: NO
ADDRESS : 1 STATE STREET PLZ DOB LOCAL LAW STATUS: NO
NEW YORK NY 10004-1505
DOF BUILDING INFORMATION: TRANS LAND VALUE: 32,500,000
BLDG SIZE: 0202.92 X 0248.33 TAX EXEMPT FLAG : NO
LOT SIZE: 0202.92 X 0248.33 TAX EXEMPT CLASS:
BLDG CLASS : 03 OFFICE BUILDING CITY OWNERSHIP : NO
STORIES : 3 UPDATE DATE : 01/12/02
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

Date: 1/29/ 2 Time: 11:27:53 AM