

Diane S. Lapson IPNTA – Environmental Committee
40 Harrison Street PII New York, NY 10013
(212) 473-5900 (work) (212) 777-0337 (fax)

December 15, 2002

Christopher O. Ward, Commissioner
New York City Department of Environmental Protection
59-17 Junction Blvd.
Flushing, NY 11313

Dear Commissioner Ward:

I am writing on behalf of the Independence Plaza Tenant Association, representing more than 4000 tenants of Independence Plaza North (IPN), located on Greenwich Street between Duane and North Moore Streets.

As you are no doubt aware, IPN was severely impacted by the dust cloud caused by the destruction of the World Trade Center on September 11, 2001. Our homes and, indeed, our entire neighborhood, continued for over eight months to be subjected to airborne dust created by the debris-removal operation on Pier 25, which is virtually adjacent to our complex.

We have been trying to get the responsible government agencies to do an environmental cleanup of our buildings for more than a year. In all that time, neither DEP nor any other agency was willing to test our buildings for contaminants.

Therefore, out of concern for the health and well-being of IPN tenants, the Tenant Association hired MVA, Inc. laboratory to test a piece of carpet from the hallway of one of our towers, at 310 Greenwich Street, for asbestos, using the ultrasonication method that Dr. Millette developed for the EPA. We are enclosing herewith a copy of the results of the ultrasonication test, which show an extremely high level of asbestos (1.3 million asbestos structures per square centimeter). Given this test result, plus our massive 8-month exposure to WTC dust, it is reasonable to assume that all of the hallway carpeting in IPN contains asbestos.

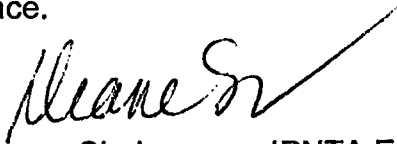
Recently, DEP ordered IPN's landlord to have testing done of the mastic that affixes the carpeting to the cement floor. Asbestos experts have advised us that, since carpet mastic is a non-friable material, EPA's ultrasonication test will not show any asbestos coming from carpet mastic. The test will only detect asbestos which comes from dust contamination of the carpet. Therefore, the results of the recent mastic testing have no relevance to the enclosed results of the carpet ultrasonication test, ordered by the IPN tenant association.

Therefore, we hereby request that further testing be done on the IPN carpeting itself. Air testing should be supplemented with other testing methods - namely ultrasonication or microvac - that would more accurately reflect the potential for asbestos contamination of the IPN complex. Such testing must be sufficient to demonstrate the need (or lack thereof) for asbestos abatement of the hallways of IPN buildings.

This matter is of the utmost urgency, since the EPA cleanup program has already begun and, if abatement of the hallways is needed, it must be done before the individual apartment cleanups.

Please call Kathryn Freed, of our committee, at (212) 349-0140 at your earliest convenience.

Sincerely,

A handwritten signature in cursive script, appearing to read "Diane Lapson", with a long, sweeping horizontal stroke extending to the right.

Diane Lapson, Chairperson, IPNTA Environmental Committee

cc: EPA, Region 2 - Joan Kenny, Kathleen Callahan, Arlene Anderson, Benjamin Barry; Congressman Jerrold Nadler, State Assembly: Sheldon Silver, Deborah Glick; Governor Pataki, Mayor Bloomberg, City Councilmember Allan Gerson, Deputy Commissioner Robert C. Avaltroni, Jr ; Senator Hillary Clinton.

**Report of Results -- MVA Project No. 5198
Carpet Analysis
Across from #32F @ fire door, 310 Greenwich St.**

INTRODUCTION

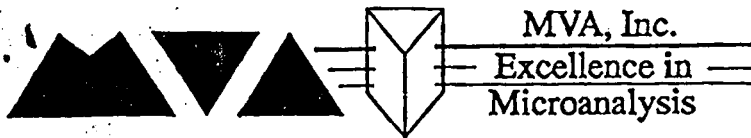
This report includes the results of analysis of one carpet sample received at MVA, Inc. on 05 August 2002 via Federal Express. The sample was described as having been collected across from #32F @ fire door, 310 Greenwich St. Upon receipt, the sample was assigned a unique MVA sample number: M3350.

METHODS AND EQUIPMENT

The carpet piece was divided into four sections and a representative portion chosen for analysis by the Ultrasonic Carpet Method described in EPA/600/J-93/167. The TEM analysis was performed by analytical electron microscopy (AEM) using a JEOL 1200EX, 100 kV transmission electron microscope (STEM), equipped with a Noran EDS x-ray analysis system. Particles in the carpet were also characterized by light and scanning electron microscopy.

RESULTS

Sample M3350 (Carpet from hallway outside #32F @ fire door, 310 Greenwich St.) contained 1.3 million asbestos structures per square centimeter. The particles on the carpet included soil minerals, cotton fibers, hair, metal flakes and some calcium carbonate particles.



12 August 2002

PII

New York, NY 10013

Re: Carpet Analysis and Particulate Characterization
MVA Project No. 5198

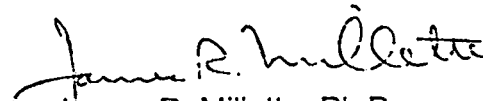
Dear

PII

MVA, Inc., has completed analysis of one carpet sample labeled: across from **PII** @ fire door, 310 Greenwich St. received at our office on 05 August 2002 via Federal Express. The carpet was analyzed for asbestos following the Ultrasonic Carpet Method described in EPA/600/J-93/167.

Thank you for consulting MVA, Inc. If you have any questions, please call me at 770-662-8509. We will retain your sample for thirty (30) days prior to disposal.

Sincerely,


James R. Millette, Ph.D.
Executive Director

Enclosure

L:PROJECTS:MVA5198:RP081202

5500 Oakbrook Parkway, Suite 202, Norcross, GA 30093 • Telephone: (770) 662-8509 FAX (770) 662-8532
www.mvainc.com