



OFFICE OF ENVIRONMENTAL REMEDIATION

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

Daniel Walsh, Ph.D.
Director

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NOTICE TO PROCEED

DOB Job No. NB - 121324290

January 22, 2013

Martin Rebholz, R.A.
Manhattan Borough Commissioner
NYC Department of Buildings
280 Broadway, 3rd Floor
New York, NY 10007

Re: **513 West 30th Street "Hudson Yards Terra Firma - Tower C" – Hazardous Materials & Noise "E" Designation**
E-137: Block 702, Lots 50 and P/O Lot 1, Manhattan CD 4
Hudson Yards Rezoning - CEQR # 03 DCP 031M
OER Project # 12EH-N230M

Dear Commissioner Rebholz:

The New York City Office of Environmental Remediation (OER) has reviewed Langan's May 2012 Hazardous Materials Remedial Action Plan (RAP) and site-specific Construction Health and Safety Plan (CHASP) as well as the October 2012, R.A. certified Noise RAP and December 2012 supporting documentation for the above referenced site. These documents were submitted on behalf of The Related Companies (applicant) for the Terra Firma Development project known as "Tower C". The site has been designated with a Hazardous Materials and Noise "E" designation by the NYC Department of City Planning as part of the Hudson Yards Rezoning action (CEQR # 03 DCP 031M).

Hazardous Materials – as per the attached Notice Of No Objection for SOE / Foundation work (only) issued by OER on July 25, 2012, the hazardous materials RAP was approved.

Noise - In order to meet and maintain an interior noise level of 50 dBA, the developer has committed to installing three different glass types:

- G1 – a 36% reflective out, low-e coating on No. 2 surface 1.125" Insulating Glass Units (IGU) consisting of 1/4" Starphire glass (VRE-46 #2) - 1/2" airspace - 1/4" Starphire glass with an OITC rating of 30;
- G2 – an uncoated laminated glass consisting of 1/4" clear glass - 0.030" PVB layer - 1/4" clear glass, with an OITC rating of 33;
- G3 – a neutral low-e coated insulated glass with a thickness of 1.125" IGU consisting of 1/4" clear glass (VE-2M #2) - 1/2" air space - 1/4" clear glass, with an OITC rating of 30.

Glass Type G1 will be installed in each façade of the tower from floor 6 and above. Glass Type G2 will be installed in the tower's atrium and podium. Glass Type G3 will be installed in the East and West lobby storefront, and in the commercial space along 30th Street. Because of the commercial/office use the alternate means of ventilation will be provided as per NYC Mechanical Code.

OER finds the Langan Noise RAP acceptable. OER has concluded that the applicant may proceed with site-wide construction, provided that a P.E. certified Hazardous Materials RCR and P.E./R.A. certified Noise Installation Report be submitted by the applicant to OER for review and approval at the conclusion of remedial/construction activities. No other permits (i.e., Temporary or Certificate of Occupancy) should be issued by the NYC Department of Buildings (DOB) until OER has issued a "Notice of Satisfaction" for the proposed project. Based on the size of this development, it's likely that OER will issue a Notice Of No Objection(s) for interim TCO applications (only) as construction progresses.

If you have any questions or comments, please contact me at 212.341.0964.

Sincerely,

A handwritten signature in blue ink that reads "Daniel L. Cole".

Daniel L. Cole, P.G.
Assistant Director

cc: D. Walsh, S. Chawla, M. Bertini, PMA-OER
Ana Bertuna, Related – abertuna@related.com
Jason Hayes, Langan – jahayes@langan.com



OFFICE OF ENVIRONMENTAL REMEDIATION

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NOTICE OF NO OBJECTION

SOE / FOUNDATION (ONLY) – DOB Job No. NB - 121324290

July 25, 2012

Martin Rebholz, R.A.
Manhattan Borough Commissioner
NYC Department of Buildings
280 Broadway, 3rd Floor
New York, NY 10007

Re: **Hudson Yards “Terra Firma Development” – Hazardous Materials & Noise “E” Designation**
E-137: Block 702, Lot 50 and P/O Lot 1, Manhattan CD 4
Hudson Yards Rezoning - CEQR # 03 DCP 031M
OER Project # 12EH-N207K

Dear Commissioner Rebholz:

The New York City Office of Environmental Remediation (OER) has reviewed Langan’s November 2011 Technical Memorandum summarizing historical investigation reports, May 2012 Hazardous Materials Remedial Action Plan (RAP) and site-specific Construction Health and Safety Plan (CHASP) for the above referenced site. These documents were submitted on behalf of The Related Companies (applicant) **to support all required Support of Excavation (SOE) and foundation work (Only)** for the Terra Firma Development project. As this project also has a Noise E assigned to it and has yet to fulfill its requirements, this notice does not apply to any superstructure work associated with DOB Job No. NB-121324290. At the conclusion of the SOE and foundation work, the applicant is committed to submitting an interim report to OER detailing removal/disposal of all excavated soil/fill from the site in accordance with all applicable federal, state, and local regulations including transportation manifests, weight tickets, and disposal/recycling certificates associated with this work scope. The site has been designated with a Hazardous Materials and Noise "E" designation by the NYC Department of City Planning as part of the Hudson Yards Rezoning action (CEQR # 03 DCP 031M).

Based on review of the submitted documentation, OER has no objection to the applicant completing Support of Excavation / Foundation (only) work associated with the above reference DOB number. As the “E” designation requirements remain in place, OER would continue to review supporting Noise “E” requirement documentation in the coming months prior to issuing a Notice To Proceed for site-wide development under DOB Job No. NB-121324290.

If you have any questions or comments, please contact me at 212.341.0964.

Sincerely,

Daniel L. Cole, P.G.
Assistant Director

cc: D. Walsh, S. Chawla, M. Bertini, PMA-OER
Ana Bertuna, Related – abertuna@related.com
Jason Hayes, Langan – jahayes@langan.com