



Borton
Lawson

Phase I & II Environmental Site Assessment



With growing liability concerns over real estate transactions involving environmental contamination, the need for environmental due diligence continues to be a major issue for property managers, land developers, and lending institutions. Environmental due diligence remains at the forefront of the environmental industry with the recent creation of the first ever final ruling by the U.S. Environmental Protection Agency establishing a federal standard for the conduct of "All Appropriate Inquiries" (AAI). The final rule establishes specific regulatory requirements for conducting all appropriate inquiries into the previous ownership, uses, and environmental conditions of a property for the purposes of qualifying for certain landowner liability protections under CERCLA.

Borton-Lawson has an experienced staff of environmental professionals who have conducted hundreds of Phase I Environmental Site Assessments (ESA's) throughout Northeastern Pennsylvania and the Mid-Atlantic Region for a myriad of clientele on commercial, industrial, residential, and agricultural properties. As part of the Phase I ESA process, our environmental staff works together with our clients to ensure completion of environmental due diligence by providing a complete scope of Phase I ESA services. Each Phase I ESA is completed in compliance with the new AAI requirements and in accordance with the ASTM E 1527-05 *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*.

For sites with potential contamination issues, Borton-Lawson provides a complete array of Phase II Environmental Site Assessment services including soil and groundwater sampling, subsurface Geoprobe® investigation, Geophysical surveys and waste characterization. In addition, our group of environmental professionals has a complete knowledge of federal and state regulatory requirements and a close relationship with federal, state and local agencies to assist our clients in achieving compliance with all of their environmental concerns.

landscape.survey.architecture.electrical.stormwater.mechanical.environmental.gis.land development.water.



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