



The EMPIRICAL Company

Industrial Hygiene Consulting

Environmental Site Assessments

SERVICES WE OFFER:

- Asbestos Surveys & Abatement Consulting
- Mold Investigation
- Mold Remediation
- Decontamination Plans & Oversight
- Indoor Air Quality Issues
- Environmental Site Assessments & Remediation Oversight
- Confined Space Analysis
- Legal consulting Services
- Training Courses

ABOUT US

The Empirical Company is a small business incorporated in the State of Washington. The Empirical Company provides Environmental Site Assessments and other Industrial Hygiene services nationwide.

CONTACT US

For more information or to schedule a consultation, call Edward S. DeLorme, OHST, at (888)735-1848.

In today's busy real estate market, businesses and lending institutions are often requiring a **Phase I Environmental Site Assessment (ESA)** to be conducted prior to any transactions of land or building purchases, new development and bank loans.



The Empirical Company performs all ESAs in conformance with the scope and limitations of the American Society for Testing and Materials (ASTM) standard. The purpose for conducting an ESA is to assess any current or historical and use practices to identify the presence of any hazardous substances of petroleum products on or adjacent to the property of interest. Conducting an ESA limits the potential for the owner or lender of the property from being named as a potentially responsible party.

The Empirical Company conducts all three phases of Environmental Site Assessments.

The following information is presented in all our **professional detailed Phase I ESA reports**:

- Historical review of property
- Hydrogeologic conditions
- Government environmental database review
- Inspection of property and surrounding areas
- Interviews with owners and occupants
- Site plan of the property
- Digital photographs
- Aerial photographs
- Statement of qualifications
- Conclusions regarding potential liabilities

A **Phase II ESA** evaluates potential sources that may be contaminated such as air quality, soil, and water. Samples are collected from the above mentioned sources and are analyzed for particular constituents of concern by EPA approved laboratories.

Depending on analytical results from the laboratory, a **Phase III ESA Site** may be recommended. A Phase III includes the design, regulatory filings, and actual remediation or removal of hazardous waste such as contaminated soils, underground storage tanks, asbestos and waste drums.



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