



PRACTICAL ENVIRONMENTAL SOLUTIONS

Mail: P.O. Box 7402 ■ Gilford, NH 03247

Office: 166 Wild Acres Rd ■ Gilford, NH 03249

TEL: 610-857-1414 ■ FAX: 801-751-3594 ■ www.practicalenvironmentalsolutions.net

PHASE I ASSESSMENTS

Practical Environmental Solutions LLC (PES) offers a full range of Phase I Assessments to the guidelines of the American Standards for Testing Materials (ASTM-E1527-13). The typical Phase I Assessment entails the site walk, site interview, and regulatory file review. PES also conducts a limited compliance assessment as part of this service. The compliance aspects of our assessments include reviews of storage tank compliance and registration, SARA filings, waste manifesting, and limited reviews of OSHA compliance. PES conducts a detailed site interview and then completes a questionnaire for each site audit. The site inspection includes the walk through of each property, a visual survey of all waste handling and storage areas, and a property/surrounding property canvass. All site issues and operations are documented with color photographs. The regulatory file review consists of a database search, interviews with all pertinent local and state officials, and a review of aerial photographs and/or Sanborn fire insurance maps. PES can perform both large and small scale Phase I projects under this program at an economical cost to its clients anywhere in the United States, Canada, and Central America at rates below local firms and well below the larger national firms and at a moments notice. PES provides its clientele with a high quality work product with professionally sound recommendations and conclusions.

Here is a representative list of clients, which utilize PES's Phase I capabilities:

Vinson & Elkins LLP
Weil Gotshal & Manges LLP
Hicks Muse Tate & Furst
Olympus Real Estate
Fox Commercial Real Estate
Arnold Palmer Golf
Corfuerte Foods of Mexico
Holigan Homes
W.P. Carey & Co.
Zodiak S.A.
Crossman Communities
Southern Power Co
Phoenixville National Bank
Snyder Communications
Trammell Crow Holdings
Delmonte International
Vidrio Formas of Mexico
AAT Communication Corp.
EDF Renewable Energy
Redstone Commercial Real Estate

Peak Medical Corp.
Halifax Genepar LP
ADL Commercial Real Estate
International Home Foods
Dover Diversified
Authentic Specialty Foods
Altus Capital Partners
Velocitel
Next Media Outdoors
Hedstrom Corporation
United Telecom
Stratus Properties
Clearwire LLC
Viasystems, Inc.
Voicestream Wireless
Rudnick & Wolfe LLP
Zodiak S.A.
Sprint-Nextel Communications
Centauri Energy
Up State Tower Co.

Chancellor Broadcasting
CapStar Broadcasting
Thermodyne Holdings
Atrium Home Products
Dorsey & Whitney LLP
SBA Telecommunications
Quaker City Motor Parts
Crown Castle USA
Benton Company
AT&T Wireless
EMEGC of FL
Clearshot Communications
Foley & Lardner LLP
Dewberry LP
Park Plaza International
Centennial Communications
Mericom Corporation
Metro PCS
SBA Communications
Velocitel Telecom



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NEPA ASSESSMENTS

PES offers the complete National Environmental Policy Act (NEPA) screening process to the guidelines as required by the FCC. The SHPO consultation process involves the completion of Forms 620 for new tower builds and 621 for co-location sites thru the FCC E106 system. The SHPO filings also require a Cultural Resource Assessments which are performed in-house by PES's archaeologist and architectural historian. The archaeologist conducts a Level 1 Assessment for archaeological resources which includes a file review and site shovel testing. The Architectural Historian performs a survey of the Area of Potential Effects (APE) to determine if there are any National Register (NR) listed or NR eligible above ground resources that occur within the APE and what effect the tower has on these resources. The APE size varies by type of structure. For rooftop or non tower structures the APE is only 250 ft, for towers up to 199 ft in height the APE is 0.5 miles, and for towers 200-400 ft in height it is 0.75 miles. The Historian work often involves either balloon testing or photo simulations.



Typical new build tower site



typical co-location tower site



Monopine Stealth Tower



Rooftop antenna co-location



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Once the SHPO receives the Form 620 or 621, it has 30-days to respond to the filing with a “no effect”, “no adverse effect” or an “adverse effect”. If the SHPO issues a no effect or no adverse effect, then the process is completed and the NEPA report can be completed. If the SHPO issues an adverse effect, then the client must engage the SHPO via a Memorandum of Agreement or thru an Environmental Assessment (EA) with mitigation measures.



Typical Historical Structure



Historical Tunnel

PES also files on each site with the US Fish & Wildlife office in the specific state. The filing includes documenting the presence of listed Endangered plant or animal species on the sites. In some cases, a full biological assessment is required. PES has also completed migratory bird assessments, under the Migratory Bird Act, and gopher tortoise assessments on tower sites.



Endangered *Lilium Catesbaei*



Endangered *Sarracenia flava*



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The Section 106 process also includes the filings with the tribes thru the FCC's Tribal Consultation Notification System (TCNS). Once filed on the TCNS site, the FCC issues a site-specific TCNS number then contacts all tribes that have interest in the tower for that region of the country. PES then follows up with each tribe to obtain an effect determination.

The NEPA process also involves the identification of flood zone or wetland issues on each site. If wetlands are determined to be present, PES retains a wetland biologist to survey and flag the wetland boundary. If the site is located in the 100-year flood zone, PES also prepares an EA and submits the report to the FCC to obtain a Finding of No Significant Impact (FONSI) letter.



Wetland site



wetland site



Endangered Species Survey



Biological Survey in HI

Once all of the above items are completed, PES prepares the formal NEPA Checklist and Report, which is then submitted to the FCC by the client.



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PHASE II ASSESSMENTS

PES performs all Phase II (i.e., subsurface investigations) at site across the US and Canada. PES has a several on-staff geologists which are experienced in various drilling and soil boring procedures. All investigations are performed in accordance with State various guidelines. All samples collected for evaluation are sent to various state-certified laboratories.



Lead Paint Sampling



Geoprobe sampling



Geoprobe samples



Geoprobe sampling



Asbestos sampling



Lead paint sampling



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WIND & SOLAR ENERGY PROJECTS

PES has performed over 200 Phase 1 Assessments on wind and solar projects so several firms in CA, AZ & NM.



EDF Wind Farm Assessment - Patterson Pass - Livermore CA



EDF Pacific Wind Project - Rosamond, CA



Centauri Energy proposed Solar Farm - Stanislaus Co., CA



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STEALTH TOWERS



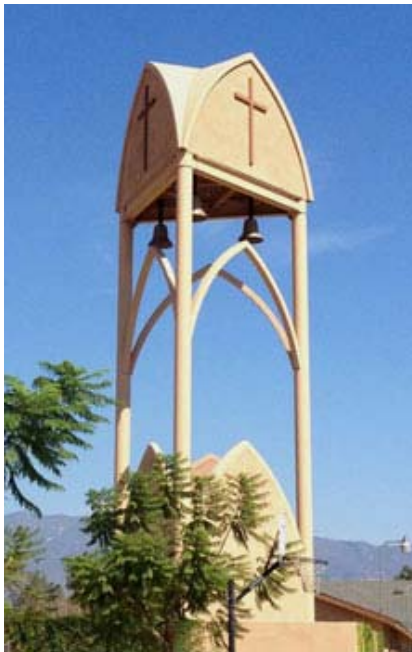
Monopalm in Hawaii



Stealth Flag Tower - VA



Mono-Cactus in Phoenix AZ



Stealth Church Steeple tower



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PROJECT EXPERIENCE

PROJECT TYPE: PHASE I, NEPA ASSESSMENTS
CLIENT: EDF RENEWABLE ENERGY & CENTAURI ENERGY
FACILITIES: WIND/SOLAR PROPERTIES - CA, AZ, NM

PES has performed ASTM standard Phase I Assessments, 200 undeveloped proposed wind & solar sites located in CA, AZ, NM. The assessments included the collection of governmental data, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports. PES has also completed many Endangered Species and biological surveys for these projects.

PROJECT TYPE: PHASE I ASSESSMENTS
CLIENT: SOUTHERN POWER COMPANY
FACILITIES: SOLAR PROPERTIES - CA, MI, MT, OK, NC, IN, TX

PES has performed ASTM standard Phase I Assessments, undeveloped proposed solar sites located in a number of states. The assessments included the collection of governmental data, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports.

PROJECT TYPE: PHASE I & PHASE 2 ASSESSMENTS
CLIENT: ALTUS CAPITAL PARTNERS
FACILITIES: INDUSTRIAL PROPERTIES

PES has performed ASTM standard Phase I Assessments and Phase 2 Assessments on over 30 industrial sites located in several states. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports. This also included Phase 2 Assessments to evaluate potential RECs at the sites. Phase 2 activities included geoprobe soil sampling, groundwater sampling, asbestos and lead paint sampling.

PROJECT TYPE: PHASE I ASSESSMENTS - BROWNFIELDS REDEVELOPMENT
CLIENT: REDSTONE DEVELOPMENT
FACILITIES: VT

PES has performed ASTM standard Phase I Assessments on numerous sites in VT. Conducted soil gas survey, soil sampling, vacuum extraction testing and prepared a Corrective Action Plan under the VT BRELLE program.



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PROJECT TYPE: PHASE I & NEPA ASSESSMENTS
CLIENT: SBA TELECOMMUNICATION
FACILITIES: CELL TOWER PROPERTIES - USA

PES has performed ASTM standard Phase I Assessments, SHPO submittals, and NEPA reviews on over 100 cell tower sites located throughout the US and Puerto Rico for SBA. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports, NEPA surveys, 50-year old building surveys, archeological assessments, and NEPA Environmental Assessments/mitigation for flood plain issues.

PROJECT TYPE: PRE-BLAST & PRE-CONSTRUCTION VIDEO ASSESSMENTS
CLIENT: VARIOUS CONSTRUCTION/BLASTING FIRMS
FACILITIES: NH, MA, VT

PES has video surveys for pre-construction and pre-blast projects in MA-NH-VT for various clients such as Maine D&B, RJV Construction, and Capital Rock Drilling & Blasting. These video surveys are required as part of the 203 & 211 State standards prior to any work. Video taping of existing structural issues on residential houses with the 150 or 500 ft radius of the project work.

PROJECT TYPE: PHASE I & NEPA ASSESSMENTS
CLIENT: SPRINT PCS - AFL
FACILITIES: CELL TOWER PROPERTIES – CA, AZ, WA, CO, FL

PES has performed ASTM standard Phase I Assessments, SHPO submittals, and NEPA reviews on over 300 undeveloped and existing proposed cell tower sites located in AZ, CA, WA, and CO. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports, NEPA surveys, 50-year old building surveys, archeological assessments, and NEPA Environmental Assessments/mitigation for flood plain issues. PES completed a 300 site Phase 1 Assessment project for Sprint in FL as part of the generator hardening project. PES also conducted Phase 2 Assessments on several of the tower sites as part of that project.

PROJECT TYPE: PHASE I & NEPA ASSESSMENTS
CLIENT: CLEARWIRE LLC
FACILITIES: CELL TOWER PROPERTIES - USA

PES has performed ASTM standard Phase I Assessments, SHPO submittals, and NEPA reviews on over 500 undeveloped proposed cell tower sites located throughout the US. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports, NEPA surveys, 50-year old building surveys, archeological assessments, and NEPA Environmental Assessments/mitigation for flood plain issues.



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PROJECT TYPE: PHASE I, NEPA ASSESSMENTS
CLIENT: CROWN CASTLE
FACILITIES: CELL TOWER PROPERTIES - USA

PES has performed ASTM standard Phase I Assessments, SHPO submittals, and NEPA reviews on over 3000 undeveloped proposed cell tower sites and co-location sites located throughout the USA. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports, NEPA surveys, 50-year old building surveys, archeological assessments, and NEPA Environmental Assessments/mitigation for flood plain issues.

PROJECT TYPE: PHASE I & NEPA ASSESSMENTS
CLIENT: AT&T WIRELESS
FACILITIES: CELL TOWER PROPERTIES – NC, SC, GA

PES has performed ASTM standard Phase I Assessments, Geotechnical Assessments, SHPO submittals, and NEPA reviews on over 200 undeveloped proposed cell tower sites located in NC, SC, and GA. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports, NEPA surveys, 50-year old building surveys, archeological assessments, and NEPA Environmental

Assessments/mitigation for flood plain issues. This work was done thru projects with AAT Communications, SDS Services, Comtrac, and National Wireless Construction.

PROJECT TYPE: PHASE I & NEPA ASSESSMENTS
CLIENT: AAT COMMUNICATION CORPORATION
FACILITIES: 300 EXISTING CELL TOWER PROPERTIES - IN/MI/OH/LA/MS/TX

PES has performed ASTM standard Phase I Assessments, Phase 2 Assessments, SHPO submittals, and NEPA reviews on 300 existing cell tower sites as part of a pre-acquisition due diligence. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports, NEPA surveys, 50-year old building surveys, archeological assessments, and NEPA Environmental Assessments/mitigation for flood plain issues. PES also flagged wetlands at five of the sites for future development issues.

PROJECT TYPE: PHASE I & NEPA ASSESSMENTS
CLIENT: CRICKET COMMUNICATIONS
FACILITIES: CELL TOWER PROPERTIES - THROUGHOUT WESTERN USA

PES has performed ASTM standard Phase I Assessments, SHPO submittals, and NEPA reviews on over 500 undeveloped proposed cell tower sites and co-location sites located throughout the Western USA. The assessments included the collection of governmental data, title surveys, site visits and surrounding property canvass, preparation of ASTM Phase 1 reports, NEPA surveys, 50-year old building surveys, archeological assessments, and NEPA Environmental Assessments/mitigation for flood plain issues. The geotechnical assessments included engineering designs for various types of tower layouts including; buried mat foundations, pier foundations, and bedrock anchored designs. The geotechnical assessments included engineering designs for various types of tower layouts including; buried mat foundations, pier foundations, and bedrock anchored designs.



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Contact Info:

Mark J. Larocque

President

Office: 166 Wild Acres Rd, Gilford, NH 03249

Mail: PO Box 7402, Gilford, NH 03247

TEL: 610-857-1414

FAX: 801-751-3594

pesllc@metrocast.net or pesllc1998@gmail.com

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