



D&B ENGINEERS AND ARCHITECTS, P.C.

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Phase I/Phase II Environmental Site Assessment

SERVICES INCLUDE:

Site Reconnaissance

Federal/State Environmental Database Searches

Historical Aerial Photographs/Topographic Maps

Sanborn Maps

Local Agency File Searches

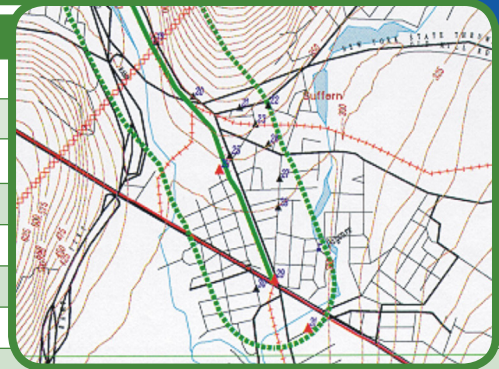
Report Preparation

Delisting Petitions

Underground Injection Control (UIC) Closure Programs

Analytical Sampling Programs

Remedial Programs



Whether completing a comprehensive environmental baseline study prior to closing a lease or undertaking an environmental site assessment in support of a real estate sale or acquisition, D&B Engineers and Architects, P.C. (D&B) has the experience and qualifications to deliver comprehensive Phase I/Phase II Environmental Site Assessments (ESAs).

D&B has provided technical support to private industry, railroads, utilities and the government sector in all aspects of real estate transactions and lease agreements. If you are a buyer, seller, owner, operator, developer or a lending institution currently involved in such a transaction or considering initiating the process, D&B can help identify environmental risk and limit liability through "due diligence." For decades, D&B's expert multi-disciplined team of environmental engineering experts has:

- Conducted hundreds of Phase I/ Phase II ESAs of commercial, industrial and government properties in the northeast.
- Conducted numerous Baseline Environmental Site Assessments to assist potential new tenants identify and establish preexisting environmental conditions at properties prior to entering into new lease agreements.
- Prepared engineering and environmental reports delisting over 35 specific industrial properties from state Superfund site registries prior to marketing activities.
- Been on both the buyer's and seller's sides of real

estate transactions providing technical support to the transactional process vis-à-vis:

- Developing and negotiating site-specific assessment strategies
- Identification and development of cleanup goals and objectives consistent with the proposed use of the property and a Risk Based Corrective Action approach
- Coordination with federal, state and local environmental agencies, as appropriate
- Technical support to developing indemnification language between buyers and sellers
- Design and implementation of field investigation programs
- Design and implementation of remedial programs.
- Providing engineering expertise in the planning, design and implementation of site development activities
- Providing engineering expertise during construction phase services
- Established experience working with transaction team members, including real estate brokers, attorneys, banks/lending institutions, buyers, sellers, local government representatives, developers and property management personnel
- Served as an instrumental component in the successful transaction of millions of dollars' worth of commercial and industrial properties