



STATEMENT OF QUALIFICATIONS

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www.RiverfrontEnvironmental.com

Riverfront Environmental provides a full range of services to clients across the country.

The Services We Provide

We have three primary areas of practice:

I. **Environmental Consulting**

- Phase I and Phase II Environmental Site Assessment
- Environmental Risk Assessment and Risk Management
- Risk-Based Corrective Action
- Groundwater and Subsurface Investigations
- Storage Tank Closure and Remediation
- Regulatory Compliance Services
- Hazardous Waste Management
- Asbestos and Lead-Based Paint Inspection/Abatement Supervision
- Pollution Prevention Programs
- Water and Wastewater Discharge Management
 - Storm Water Pollution Prevention Plans
 - NPDES Permits
- Brownfields Redevelopment
- CERCLA and RCRA Site Management

II. **Industrial Hygiene Consulting**

- Job Hazard Assessment
- Chemical Exposure Monitoring
- Industrial Hygiene Program Audits and Development
- Hazard Communication
- Noise Surveys and Monitoring
- Respiratory Protection Safety
- Employee Training

III. **Wetlands Assessment**

- Wetland Identification and Delineation
- Jurisdictional Determination
- Wetland Permitting
- Mitigation

“Riverfront has the ability to cover multiple areas of environmental services.”

-Jack Hambene,
McCormack,
Baron, Salazar, Inc.

Riverfront Environmental is a recognized leader in providing Professional Environmental Services to Industrial and Real Estate clients.

The Business Philosophy of Riverfront Environmental

There are four guiding principles by which we manage our business:

- Our product is SOLUTIONS to problems. We first understand our clients' project goals, and design solutions that are consistent with those goals.
- Teamwork and "win-win" relationships with our clients, vendors, subcontractors and associates are the foundation of our business.
- We provide cost-effective strategies that fit the clients' budget and schedule.
- We take pride in the quality of our work.

We achieve success by:

- Putting our clients' needs first.
- Providing a management approach that is customized to each client's unique requirements.
- Targeting specialized technical expertise to each market we serve.
- Maintaining the highest safety standards.
- Staying on top of changing regulations and technological advancements in the industry.

"They are better about suggesting pathways for problem solving than other consultants would be. And that's really driven by their understanding of the inner workings of the regulators so that they can target dollars to where they'll be the most productive."

-Douglas Potts, Commerce Bank

Thoroughly committed to the markets we serve – totally focused on our clients' priorities.

Company Profile

Riverfront Environmental was established in order to bring the best available scientific and engineering talent and capabilities to our industrial and real estate clients with environmental concerns. From the very beginning it has been our goal to maintain long-term relationships with our clients. We have achieved this by:

- Always representing our client's best interests.
- Bringing the best professionals to every project.
- Delivering a combination of technical and regulatory expertise that ensures creative solutions to each project.
- Offering a full range of services.

Each of our professionals has two primary credentials, outstanding specialized technical expertise in the markets we serve, and superior client relation skills. Our ability to develop close working relationships with all project stakeholders enables us to quickly solve problems, reduce project costs, and complete the project as quickly as possible.

We are uniquely positioned to take on large, multi-million dollar projects as well as smaller projects, and perform them both with the same level of attention to quality, client needs, and cost effectiveness.

Our company values, including mutual trust, honesty, and accountability, have made Riverfront Environmental a leader in the environmental industry. Our entrepreneurial and performance driven attitude makes Riverfront the preferred partner to complete complex projects on time, on budget, and at the highest level of quality.

Being true experts in the markets we serve allows us to think outside of the box in order to find the most practical, cost-effective solutions to project challenges. We are thoroughly committed and totally focused on providing our clients with a successful project – every time.

“Riverfront has allowed us to move forward on deals that would have probably stalled out and died on the vine if solutions hadn't been generated in a timely manner.”

-Meade Summers III, Hilliker Corporation

We concentrate on delivering creative solutions, not just collecting more data....

Corporate Information

Founded to serve the specialized needs of industrial and real estate clients, Riverfront offers a wide range of environmental science and engineering expertise. It is always our priority to build lasting relationships with our clients and to act as their advocate. We also pride ourselves on our “win-win” relationships with architects, attorneys, engineers, banks and lenders, real estate brokers, subcontractors and vendors; these partnerships help us bring projects to a successful conclusion.

Name of Company

Riverfront Environmental, Incorporated

Founded

March 2002

Executives

CEO

Craig Lanouette

Corporate Headquarters

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Teamwork with our clients, subcontractors and associates is the foundation of our relationships.

Company Organization

Riverfront Environmental is a non-hierarchical organization without multiple layers of management. This structure allows us to be responsive to client requirements and gives clear accountability to all key project managers. Responsibilities and accountability are clear, and decisions are made quickly. Every project team and every team member is given the flexibility to solve problems when they are encountered rather than having to wait for a manager's approval. Because we hire only the most skilled professionals, this approach results in faster and more appropriate solutions. Expert site management is provided by professionals who have spent their careers in the markets we serve.



We offer specialized technical and regulatory expertise to each market we serve.

Markets and Services

Riverfront Environmental offers a variety of contracting approaches, from turnkey project management to specific unbundled services. Each approach is flexible, which allows us to mold our services to fit our clients' particular project. In addition to total project delivery, Riverfront is often selected to provide specialized functions on specific phases of a project.

Markets Served

- Financial Institutions
- Real Estate Developments
- Schools
- Colleges and Universities
- Hospitals
- Industrial Properties
- Manufacturing Facilities
- Government Facilities
- Utilities
- Airports
- Transportation Facilities

Services Provided

- Environmental Consulting
- Industrial Hygiene
- Wetlands Assessment



There is absolutely nothing more important on every job site than safety!

Safety

Riverfront Environmental maintains an aggressive safety program, and has an excellent safety record. We support and implement a zero tolerance for unsafe practices and a zero accident and injury policy on all projects. Early in the design phase, the project manager will develop a health and safety plan that is specific to the potential hazards at the site. Job sites are regularly inspected by the corporate safety officer and continuously monitored by the on-site safety professional.

All of Riverfront's project professionals attend hazardous waste operations safety training annually, and comply with medical monitoring requirements. Safety meetings are held regularly to promote safety awareness.

The objectives of our safety program are to:

- Promote a greater awareness of safety on the job site.
- Reduce the number of injuries and illness resulting from workplace activities.
- Help maintain a good working relationship between Riverfront Environmental and its subcontractors.
- Establish and maintain effective safety procedures and practices.
- Establish compliance with applicable federal, state and local laws.
- Provide maximum protection for all employees.

We constantly strive to find ways to improve the quality of the product we deliver, and by doing so, provide more tangible benefits to our clients.

Quality

At Riverfront Environmental, quality is a way of doing business – it is essential to our culture. To us, quality means first understanding our clients’ problems and expectations, then developing an approach to solve the problems in a manner that exceeds those expectations. We consistently look for ways to improve our processes, our tools, and our approach to doing business so that we can add more value to our clients’ business.

One way we continuously improve is through solicitation of frequent feedback from our clients on how we are doing. We also measure our performance against both national and company standards as well as the quality goals set for each project.

Riverfront Environmental has a Quality Assurance Program and Quality Control Plan which are implemented on every project and every jobsite. All employees know what is expected of them, what is expected of our subcontractors and vendors, and how to communicate these expectations to everyone on the project team.

When required, Riverfront Environmental develops project-specific quality assurance plans. These plans identify how tasks will be carried out and provides documentation that ensures complete and consistent performance of activities. Riverfront Environmental also maintains a library of standard operating procedures for technical and safety related operations. Our Quality Program is integrated with our client’s program so that we are able to create a seamless process for maintaining quality.

Our Quality Program provides real and measurable value to our clients. It results in enhanced communications, shared goals, reduced order changes, minimized re-work, and better overall quality of work.

“They are courteous, professional, timely and efficient.”

-Jill Bennett, Hard Hat Services

First we identify the client's project goals, then we listen to their needs, finally, we create innovative solutions that exceed their expectations.

Clients

Our clients know us as experts in our field. They understand and appreciate that we work as their advocate – an extension of their own staff. Because we are uniquely positioned to provide excellent, cost-effective service on both large and small projects, we are able to include both large and small companies on our client list.

The following is an abbreviated list of our clients:

- Industrial or Manufacturing
 - Westinghouse Electric Co.
 - Anheuser-Busch
 - KV Pharmaceutical
 - PM Resources
 - Midland Oil Company
- Schools and Non-Profits
 - Herbert Hoover Boys and Girls Club
 - SLU High School
 - St. Louis Gateway Investors
 - Community Program Development Corporation
 - Trailnet
 - YMCA of Greater St. Louis
 - New City School
 - St. Louis Special School District
- Government Entities
 - US Army Reserve
 - St. Louis Development Corporation
 - Lambert St. Louis International Airport
 - East St. Louis Housing Authority
- Developers and Real Estate Professionals
 - THF Realty
 - Coldwell Banker Commercial
 - McCormack Baron Salazar
 - DESCO Group
 - Discovery Group
 - Hilliker Corporation
 - N.A.I Desco
 - Cohen Ezry
- Attorneys
 - Sonnenschein Nath & Rosenthal
 - Bryan Cave
 - Gallop Johnson & Neumann
 - Thompson Coburn
- Commercial Business
 - Metro Lighting
 - Fenster Metals
 - Middendorf Meats
 - Schnucks Markets
- Banks and Lenders
 - National City Bank
 - Commerce Bank
 - CIT Small Business Lending
 - Centru Bank

By combining our superior knowledge of the regulations with innovative technical solutions, we are able to resolve environmental concerns in a manner that efficiently meets project goals.

Selected Current Projects

All of our projects begin with a thorough understanding of the client's objectives. We provide a team of experts with the capabilities and authority to deliver a top-quality project, on schedule and within budget. This is not achieved by chance, it is a systematic, proactive approach that searches out issues and resolves them before they become problems. The project team is supported by our standardized procedures and systems that we have developed specifically for the markets we serve. Our people, our systems, and our emphasis on client communications ensure that we deliver consistent results to our clients.

Environmental Consulting

Former Radioactive Metals Manufacturing Facility Hematite, Missouri

Riverfront is providing ongoing consulting services at a site with mixed-waste burial pits containing radioactive waste and chlorinated solvents. Specific activities include risk assessment, data evaluation, and documentation of historic data for presentation to regulatory agencies. Environmental issues include groundwater and soil contamination, hazardous waste management, and complex regulatory issues.

Urban Property Redevelopment – Due Diligence Chouteau's Landing: St. Louis, Missouri

Riverfront is performing environmental due diligence services for an urban property developer during the property acquisition and redevelopment process in a historical light industrial corridor. Phase I Environmental Site Assessments have identified various environmental-related issues requiring innovative solutions. Riverfront has performed subsurface investigations to characterize impacts associated with the historical use of properties and to determine the need for corrective action to support redevelopment. Subsurface characterizations included the removal of abandoned USTs and associated corrective action. Asbestos and lead-based paint inspections have been performed to identify materials requiring abatement to support building renovations or demolition. Riverfront has provided project management throughout the due diligence process.

Urban Property Redevelopment – Risk Management Maplewood Commons: Maplewood, Missouri

Riverfront provides consulting services during the commercial redevelopment of a former chemical and fuel oil distribution facility, which had been impacted by release of chlorinated solvents and hydrocarbons during the 1950's and 1960's. Residual groundwater impacts remained.

Riverfront helped the client negotiate a consent agreement with the regulatory agency that included a risk-based approach to redeveloping the site. Riverfront personnel developed an extensive health and safety plan to be followed by contractors working at the site as well as a risk-based work plan to be followed during construction. Activities also included the disposal of drums that remained at the site as well as wastes encountered during construction. Underground storage tanks were identified and closed. A Phase I ESA was prepared, and a Phase II soils investigation was also performed.

Risk-based management tools used at the site consisted of engineering controls including installation of a groundwater interceptor trench, and use of vapor barriers and venting systems beneath buildings. A quantitative risk assessment was performed in instances where completed exposure pathways remained. Institutional controls consisted of deed restrictions requiring non-residential future land use, and restricting the use of drinking water wells on the site.

Site Characterization & Risk Assessment Manchester, Missouri

Riverfront conducted two subsurface investigations at the site, which was formerly a gasoline service station. Subsurface contamination was previously identified at the site. Through the subsurface investigations Riverfront successfully characterized the site and delineated the extent of soil and groundwater impacts in accordance with Missouri Risk-Based Corrective Action guidelines for Underground Storage Tank sites. Using the analytical results from these investigations, Riverfront performed a risk assessment under the MRBCA guidelines. With the results of the risk assessment, the site is expected to receive a "No Further Action Letter" from the Missouri Department of Natural Resources.

Phase I Environmental Site Assessment – Due Diligence Municipal Redevelopment – East St. Louis, Illinois

Riverfront provided environmental due diligence services in two separate urban neighborhoods including approximately 1,600 residential and commercial parcels. The purpose of the assessment was to provide information regarding the potential environmental issues that would be taken into consideration during redevelopment planning in the area. The assessment concentrated on determining existing and past use of each individual parcel. A parcel level database was developed that included an environmental risk ranking system.

Industrial Hygiene

Hearing Conservation Program Manufacturing Facility – St. Louis, Missouri

Riverfront established a hearing conservation program that was non-existent at the manufacturing facility. Riverfront Safety and Health performed a baseline sound level survey to determine where hazardous noise levels existed. This was followed by personal noise dosimetry; assessing individual worker exposure to unacceptably high noise levels. When problems were identified remedial actions were put in place.

Silica Dust Control Program Manufacturing Facility – St. Louis, Missouri

Riverfront personnel identified and controlled silica exposure risks by evaluating processes related to grinding, pulverizing and demolition of various masonry materials, concrete, stone and brick. Exposures were quantified through sampling, work methods were documented, and environmental conditions were evaluated. Data was collected over a one year period during 13 separate survey efforts, and integrated into the company's corporate silica exposure control policy. The policy included a concise standard operating procedure later used to minimize risk to the employee, and liability to the employer.

Industrial Hygiene Project Management Commercial and Residential Development- St. Louis, Missouri

Riverfront performed inspections, developed a remedial action plan, and provided onsite industrial hygiene project management for removal of asbestos, lead-based paint, and miscellaneous hazardous waste from a multi-story former textile facility. Project management included coordinating work activities with the Missouri Department of Natural Resources (MDNR), owners/developers and contractors. As well as collecting background, in-progress, and clearance samples in conjunction with pre and post abatement inspections. Riverfront prepared an Operations and Maintenance (O&M) Plan for remaining lead based paint. We also completed a Voluntary Clean-up Program (VCP) Report with the intentions of receiving certification of cleanup from the MDNR. A previous consultant has overestimated the amount of abatement required. Riverfront identified the mistake, re-inspected the building, and as a result, saved the client time and money.

Mold Abatement Oversight Naval Base – Key West, Florida

Riverfront oversaw a team of 15 industrial hygienists during inspection and abatement of mold and asbestos from 1500 homes on a naval base in Key West, Florida. Hurricanes resulted in flood damage to dwellings, requiring remediation and renovation.

Wetlands Assessment

Wetlands Identification and Delineation Agricultural Property – Foristell, Missouri

During completion of a Phase I Environmental Site assessment of land where retail and office space was to be developed, Riverfront personnel observed a creek that flows through the property and determined a high potential for wetland areas existed. A wetland investigation was conducted, which included collecting soil samples, identifying plant types and determining the high water mark. The findings of the investigation showed that roughly three acres of land exhibited wetlands characteristics. A report was submitted to the Army Corps of Engineers (USACOE) to decide if the wetlands and the creek were considered tributaries to Navigable waters of the United States and therefore were protected by the Clean Water Act (Jurisdictional Determination). The USACOE concluded that these areas were considered jurisdictional and a Section 404 permit would be required to alter these areas. Rather than run the risk of mitigating property, the client decide to alter the development plans to include greenspace.