



# Environmental Site Assessment

## Why choose AEL?

### • ON-SITE TESTING

AEL leads the environmental consulting industry with innovative on-site testing approaches using XRF, UVF, and the Waterloo Profiler

### • RESPONSIVE SOLUTIONS

AEL's ESAs are custom designed for each unique site, offering the best value and most effective solutions

### • EXPERT TEAM

AEL's team of senior engineers, risk assessors, hydrogeologists, field scientists, geoscientists, GIS and data experts, and support personnel have expertise covering all facets of environmental engineering.

## WHY DO I NEED AN ESA?

Often, a Phase I or II ESA is required when changing from a less sensitive to more sensitive land use (industrial to residential, for example) or it is required by financiers before a property transaction.

## Innovative Land Restoration Solutions Through Site Assessment and Remediation *Responsive, Efficient, & Cost-Effective*

Environmental Site Assessments are a prescriptive (O. Reg. 153/04) process used to understand the environmental condition of a process. An ESA can be used to make informed decisions about property transactions, identify certain baseline environmental features, meet regulatory requirements, and identify areas needing remediation. Generally ESAs follow a phased approach.

**Phase I ESA:** requires a non-intrusive investigation to understand the environmental legacy of a site. AEL's team completes historical and aerial photo reviews, mapping analyses, historical process audits, and detailed records searches as part of the Phase I ESA.

**Phase II ESA:** is an intrusive investigation to review areas of environmental

concern identified in the Phase I ESA, and understand the size and scope of contamination. AEL's on-site testing provides efficient initial screening for a variety of contaminants of concern, allowing the team to complete work in a shorter time frame and with more confidence.

**Phase III ESA:** is the cleanup or remediation phase, based on Phase II ESA findings. AEL provides a full range of industry-leading remediation approaches tailored to each unique site.

**Record of Site Condition (RSC):** is recommended when cleanup work is complete or the ESA for the site demonstrates applicable standards. This registers the site with the Ministry of the Environment and protects against future liability with respect to the site.