

Property Transfer

“Buying and selling property has enough uncertainties - hidden environmental issues should not be one of them.”

SERVICES:

- **Site Investigations**
 - Background Review
 - Transaction Screens
 - Phase I Site Assessments
 - Phase II Site Assessments
 - Third Party Review
- **Compliance Programs**
 - Liability Protection Programs
 - Brownfields Redevelopment
- **Public Funding Review**
 - Grant Programs
 - Reimbursement Programs
 - Tax Increment Financing
 - Revolving Loans
- **Related Environmental Services**
 - Geotechnical Reports
 - Building Condition Surveys
 - Boundary Surveys
 - Wetland Studies
 - Well Closure
 - Tank Identification
 - Asbestos Surveys
 - Asbestos Management
 - Site Remediation/Clean-up



OUR APPROACH:

Our professional staff at Pinnacle have an average of over ten years experience conducting thorough, concise Environmental Site Assessments, in accordance with ASTM and local industry standards. Partnering with business, we evaluate properties and inform our clients of current and historical environmental conditions; eliminate Superfund/CERCLA liability for any existing contamination; and recommend specific measures to mitigate undesirable impacts.



BENEFITS TO YOU:

- Pinnacle partners with clients to custom tailor site assessments, providing the critical information necessary to help you make informed development decisions.
- You are ensured **“peace of mind”**, that no hidden environmental issues restrict the sale or development of your property.



PINNACLE SOLUTIONS:

- Pinnacle conducted a site investigation and assessment of risks associated with a foundry waste disposal area. The work involved test pits, soil borings and monitoring wells used to sample soil and groundwater. Pinnacle worked with both the MPCA VIC and Solid Waste programs, and prepared response action plans and landfill closure plans for remediation of the waste disposal area.
- Pinnacle engineers coordinated the environmental permitting and approvals required to relocate a client’s commercial bulkhead operations to another site - including obtaining dredging permits, preparing an environmental assessment, and an evaluation of storm water, air, floodplain and wetland impacts.