



Project Profile

Client: Eagle River, LLC Eagle, Idaho

Project Scope:

TORF Environmental Management was retained to prepare a Phase I Environmental Site Assessment (ESA) at the Eagle River site that includes office, commercial and retail occupancies. The site borders and includes a public path along the north channel of the Boise River.

Challenges: The previous Phase I ESA was prepared 10 years ago (by TORF Environmental Management). Since then, the status of vicinity properties has changed and the "Innocent Landowner" rules were revised significantly.

Work Product: TEM toured the site buildings and exterior structures; researched environmental databases and historical records; interviewed past and present owners, occupants, and government representatives; determined whether "recognized environmental conditions" exist; and prepared a detailed written report about the investigation in accordance with regulatory standards.

Value Added: TEM's project management systems preserved documents and high-resolution historical photographs from the prior Assessment. Our methods and reports provide lasting compliance documentation that has been, and will be, invaluable.