

## 1.0 Executive Summary

Ranger Environmental, Inc. (REI) has completed a Phase I Environmental Site Assessment (ESA) on the 40 Acres Airport North property located on Conrad E. Anderson Drive in Hammond, Tangipahoa Parish, Louisiana. The ESA was performed in general accordance with the scope and limitations of the American Society for Testing and Materials (ASTM) Practice E 1527-05, to comply with the request from Gulf States Real Estate Services, Inc. dated August 27, 2011.

The subject property is an irregular shaped parcel of land encompassing an area of approximately 40 acres, which is offset from Conrad E. Anderson Drive except for an approximate 60 feet wide strip of land that adjoins the roadway. The undeveloped property is covered with tall grasses, shrubs and trees except in a few areas where trails are present. Skulls Creek curves to the north and back to the south cutting through the northern end of the property. A small pond is located near the center of the property along the eastern site boundary. The property is planned for development as an industrial park.

The vicinity of the property can generally be described as undeveloped, commercial and airport community. The adjoining properties are as follows: to the north is undeveloped wooded land and Skulls Creek; to the east are Skulls Creek, H Rocker Electric, Hecker Ridge Tiles, Slurry Dynamics International, G&D Machine Shop followed by Conrad E. Anderson Drive with Gallo Machine Contractors, Premier Fence Yard, and Hesco Bastion beyond; to the south is undeveloped land followed by the Hammond Northshore Regional Airport; to the west is undeveloped wooded land.

### 1.1 Phase I ESA

In accordance with ASTM Practice E 1527-05, the Phase I ESA included reconnaissance of the subject and adjoining properties, interviews, and review of historical records and regulatory databases in an effort to identify evidence of recognized environmental conditions that may impact the property. This assessment has revealed no evidence of recognized environmental conditions in connection with the property.

#### **On-Site Conditions**

##### Recognized Environmental Conditions

There is no evidence of recognized environmental conditions associated with the subject property.

##### Historical Recognized Environmental Conditions

There is no evidence of historical recognized environmental conditions associated with the subject property.

