

ENVIRONMENTAL ASSESSMENT

FOR THE INVESTIGATION OF POTENTIALLY CONTAMINATED LAND

What is an Environmental Site Assessment?

An Environmental Site Assessment is a detailed investigation of a site which is designed to determine whether there has been any potentially contaminating land uses at the site, probable contaminants and the location of any contamination. There are two stages involved with a Site Assessment:

Preliminary Site Investigation (PSI) is an investigation consisting of a desktop study that looks into the site history, a detailed site inspection and in some circumstances, limited sampling. The scope of the PSI will indicate if contamination is present, or likely to be present. If so, a Detailed Site Investigation will be required.

Detailed Site Investigation (DSI) builds on the PSI and involves a comprehensive sampling program to confirm the extent, nature and concentrations of the contamination as well as establishing the lateral and vertical distribution of the contamination. A detailed report will provide an assessment on the land based on the laboratory results and the sites history.

When is an Environmental Site Assessment required?

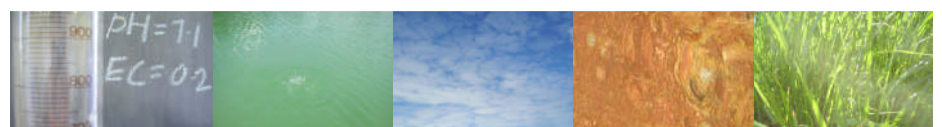
Site contamination is an issue which may impact on the land owner, tenant, potential land purchasers, surrounding land uses and future land uses. Site contamination can be considered as any pollution of land from both past and present uses resulting in concentrations above background levels and where concentrations are such that they pose significant environmental and/or human health problems.

A Site Assessment is generally required when:

- As part of a land sale
- Re-zoning of the land through planning authorities
- Development Application in-which a change to a more sensitive land use is proposed
- When environmental/health authorities have reason to believe activities on-site could present risks to both environmental and human health impacts
- An incident or spill occurs that has potential environmental and human health impacts

There is a diverse range of activities that may result in contamination. Some examples are:

- Service Stations and fuel storage
- Chemicals and Manufacturing industries
- Agriculture/Horticulture activities
- Drum reconditioning
- Dry Cleaning
- Electrical
- Landfill
- Wood Preservation
- Tanning and associated trades



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The Benefits of undertaking an Environmental Site Assessment

- A better understanding of the environmental conditions of a site
- Address the statutory and legislative requirements
- Address town planning requirements
- Improve the value and environmental condition of a site through remediation
- Determine potential liabilities associated with site contamination

Ground Science can assist you with all facets of Environmental Assessments and can develop a specific sampling and analysis program in accordance with Australian Standards, National Environmental Protection Measure guidelines, and EPA guidelines. The level of assessment can be modified to meet specific needs.

Off-Site Disposal

If you have excavated soils that require off-site disposal to a licensed landfill, it is a requirement of the EPA – Victoria that the soil be classified as either:

- Fill Material
- Category C – Contaminated Soil (low level)
- Category B – Contaminated Soil
- Category A – Contaminated Soil (high level)

Soils which are categorised into either Category C or Category B contaminated soil will require disposal as Prescribed Waste to an appropriately licensed landfill using an EPA Transport certificate system, unless an exemption is issued. Soils which are categorised as Category A contaminated soil will require treatment to reduce or control the hazard before meeting acceptance criteria for disposal at an appropriate EPA licensed landfill

Ground Science can assist with the environmental sampling and classification of your waste soils in accordance with EPA guidelines.

Underground Storage Tanks

Underground Storage Tanks (UST) can often lead to contamination of soil and groundwater in the vicinity of the tank. Investigations of UST involve an assessment of the tank condition, soil and groundwater sampling and field screening using a hand held Photo-ionisation Detector for the presence of volatile compounds.

Ground Science can assist with the investigation and assessment of UST's

Please contact our environmental specialist **Mr Jared Hammett** on **9464 4617 or 0408 577 384** for any questions or to organise a quote.

We operate all throughout metro Melbourne and rural Victoria

