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- Hunton & Williams LLP
- Lockton Companies
- PC Law Group
- Ramboll Environ
- State of California Los Angeles Regional Water Quality Control Board
- State Water Resource Control Board
- The Charles Company

Who Should Attend:

Attorneys, land use, real estate and environmental professionals, lenders, corporate managers, and government officials

A One-Day Advanced Seminar on

Environmental Due Diligence in Real Estate Transactions

Tips and strategies for successfully addressing the potential risk of environmental contamination



January 11, 2017
Los Angeles, California

DoubleTree by Hilton Los Angeles Downtown

Credits: 6.25 California MCLE | 6.00 AICP CM (Pending) (call about others)
Quick when/where: 8:30 a.m., 120 South Los Angeles Street

Environmental Due Diligence in Real Estate Seminar
January 11, 2017 | Los Angeles, California
DoubleTree by Hilton Los Angeles Downtown

Yes! Please register me:

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If you cannot attend in person, check boxes to order:

- Live Homestudy Webcast Homestudy Replay
 Course Materials



800 Fifth Avenue, Suite 101 | Seattle, WA 98104
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- 8:00 Registration Opens**
- 8:30 Overview: Environmental Due Diligence in Real Estate Transactions**
 Applicability to purchase/sale transactions and leasing for avoiding unseen liabilities, establishing an “innocent purchaser” defense, allocating responsibility, buyer/seller/landlord disclosures
Patricia J. Chen, Esq., Program Co-Chair
 PC Law Group ~ Irvine, CA
Malcolm C. Weiss, Esq., Program Co-Chair
 Hunton & Williams LLP ~ Los Angeles, CA
- 8:45 The Process and Science of Conducting Environmental Due Diligence**
 Phase I Site Assessment Process and Phase II scientific approaches and tools
James E. McNally, Principal
 Ramboll Environ ~ Los Angeles, CA
 Practical and legal issues arising from application of the science from environmental and developer perspectives
Tiffany Hedgpeth, Esq.
 Edgcomb Law Group LLP ~ Burbank, CA
George Ray, Development Consultant
 The Charles Company ~ West Hollywood, CA
- 10:00 Break**
- 10:15 Federal Toxic Substances Control Act (TSCA) Reform and How it Relates to Environmental Due Diligence**
 Update on the changes, including new information about specific chemicals, and how the revisions will affect California’s existing toxic substances regulations
Daniel E. Uyesato, Esq.
 Hunton & Williams LLP ~ Raleigh, NC
- 11:00 Resolving Due Diligence Issues with the Regulator**
 How the regulations are applied; navigating the process; voluntary cleanup program; and institutional controls
Curt M. Charmley, Engineering Geologist
 State of California Los Angeles Regional Water Quality Control Board ~ Los Angeles, CA
- 11:30 Environmental Due Diligence and CEQA**
 Anticipating CEQA issues as the buyer pursues development of the property
John M. Bowman, Esq.
 Elkins Kalt Weintraub Reuben Gartside LLP ~ Los Angeles, CA

- 12:15 Lunch (on your own)**
- 1:30 Managing a Controversial Development Project in a Social Media Environment**
 The dangers of attempting to control social media
Robert M. Johnson, Esq.
 Hunton & Williams LLP ~ Los Angeles, CA
- 2:00 SB 445 and Cleanup Funding for Underground Storage Tanks**
 The Site Cleanup Subaccount Program (SCAP) provides a new funding program for State Water Resources Control Board grants to remediate the harm, or threat of harm, from contamination
Kathryn Dominic, Supervisor
 State Water Resource Control Board ~ Sacramento, CA
- 2:30 Break**
- 2:45 The Role of Insurance in Environmental Due Diligence: Potential Use as a Funding Source for Assessments and Cleanups**
 New insurance products on the market to protect against future claims and how they can help make a deal happen; the information that is required to obtain the coverage
Michael Manis, Vice President
 Lockton Companies ~ Los Angeles, CA
- 3:30 Ethical Considerations for Lawyers**
 Issues that arise when introducing regulatory staff into a real estate transaction
Douglas Lewis White, Esq., Managing Partner
 Churchwell White LLP ~ Sacramento, CA
- 4:30 Evaluations and Adjourn**



About the Seminar

LAW SEMINARS INTERNATIONAL

What previous attendees have said:

- “Great presentations.”
- “I liked this program because it was indeed advanced. I have attended several other so called “advanced” seminars that were not. I learned a lot.”
- “Excellent information provided in a practical and useful manner”
- “Impressive collection of presenters!”

The explosive growth of environmental regulations in California has expanded the processes, procedures and liability associated with the purchase, sale, development or use of contaminated property and created major changes in the scope of environmental due diligence. This seminar will combine a thorough discussion environmental due diligence, the methodology, and how the results of due diligence need to be addressed in agreements regarding the sale or leasing of property. You will hear about establishing an "innocent purchaser" defense, allocating responsibility, and buyer/seller/landlord disclosures. Leading consultants will discuss Phase I and Phase II site assessment processes and identify potential legal issues arising from various scientific approaches. You will hear how the new Federal Toxic Substance Control Act (TSCA) will affect California's existing toxic substance regulations as well as the potential CEQA issues that may arise as a buyer pursues development of a property. You will also hear about insurance products that may help to allocate risk in transactions involving environmental issues. And, finally, there will be an hour of ethics that will address issues that arise when introducing regulatory staff into a real estate transaction. This seminar will present valuable insights you will not want to miss.

~ Program Co-Chairs: Patricia J. Chen, Esq., PC Law Group and Malcolm C. Weiss, Esq., Hunton & Williams LLP



Patricia J. Chen, Program Co-Chair, is the principal at PC Law Group. She works with both private industry and public agency clients on environmental and land use issues including litigation and transactional matters in the areas of hazardous and solid waste, air quality, water quality, water rights, and land use.

Malcolm C. Weiss, Program Co-Chair, is a partner at Hunton & Williams LLP. He focuses on air quality, climate change, hazardous materials/wastes, California Environmental Quality Act (CEQA), Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA), pesticides and labeling (FIFRA), environmental auditing and transactional due diligence.

John M. Bowman is a partner at Elkins Kalt Weintraub Reuben Gartside LLP. He specializes in land use law and real estate development and has assisted clients in obtaining government approvals (entitlements) for commercial, industrial, residential, institutional and mixed-use projects throughout Southern California.

Curt M. Charmley, PG, is an engineering geologist, project manager with the State of California, Los Angeles Regional Water Quality Control Board (Regional Board). Prior to working at the Regional Board, Curt worked as a project manager for environmental investigations and cleanups for the State of Arizona Department of Environmental Quality (ADEQ) State Lead Unit.

Kathryn Dominic is the Site Cleanup Subaccount Program manager for the State Water Resources Control Board Division of Financial Assistance; she has managed the program since its startup in 2015. She has a wealth of technical and program management experience in investigation and cleanup of contaminated sites across the United States.

Tiffany Hedgpeth is a partner at Edgcomb Law Group LLP. She focuses on environmental litigation relating to contaminated soil, sediment, groundwater and surface water as well as sewage spills and discharge, and has particular experience in breach of contract actions that involve complicated environmental issues.

Robert M. Johnson is a partner at Hunton & Williams LLP. He focuses on commercial real estate and has substantial experience in representing owners and investors in all aspects of acquiring, leasing, and developing office, retail and industrial property throughout the Western United States.

Michael Manis is a Vice President and Account Executive at Lockton Companies. His focus is on Property & Casualty, including an emphasis on energy companies and environmental liabilities. He has developed extensive risk management expertise in a variety of industries including private equity, manufacturing, oil & gas, renewable energy, distribution and retail.

James E. McNally is Principal, Ramboll Environ. He is experienced in real estate due diligence, hazardous waste management, medical waste management, environmental compliance in hospitals, Superfund remedial responses, waste site studies, environmental impact reviews, public hearings and water quality surveys and evaluations.

George Ray is a Development Consultant for The Charles Company. Previously, he held various positions from Sr. Vice President with Arnold Pacific Properties as well as Vice President of American Stores in charge of new store development for Lucky Stores and Savon Drug stores West of the Mississippi River.

Daniel E. Uyesato is a partner at Hunton & Williams LLP. He has worked on international and domestic business transactions with substantial chemical and environmental issues, and has also represented chemical and other industrial clients on chemical and other product regulatory issues and environmental health and safety matters, especially those related to investigation and remediation of contaminated properties.

Douglas Lewis White is the founding and Managing Partner of Churchwell White LLP. His diverse groups of clients range from cities, counties, special districts, and other public agencies to developers, builders, lenders, professional associations, unions and business owners.



Registration & Other Seminar Information

To Register:

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Walk-ins are welcome, subject to space availability.

Registration is complete when we receive payment or agree to later payment.

Tuition: Regular tuition for in person or webcast attendance for this program is \$695 with a group rate of \$520 each for two or more registrants from the same firm. For government employees, we offer a special rate of \$465. For students, people in their job for less than a year, and public interest NGO's, our rate is \$347.50. All rates include admission to all seminar sessions, food and beverages at breaks, and all course materials. Materials will be available for download and review a few days before the seminar. Make checks payable to Law Seminars International. Financial aid is available to those who qualify. Contact our office for more information.

Substitution & Cancellation: You may substitute another person at

any time. We will refund tuition, less a \$50 cancellation fee, if we receive your cancellation by 5:00 p.m. on Thursday, January 5, 2017. After that time, we will credit your tuition toward attendance at another program or the purchase of a webcast or audio replay.

Seminar Location: The seminar will be held at the DoubleTree by Hilton Los Angeles Downtown at 120 South Los Angeles Street in Los Angeles, CA 90012. Call the hotel directly at (213) 629-1200 for reservations and mention that you are attending a Law Seminars International Conference to receive 10% off the best available rate at time of booking. Rooms are on a first come, first served basis.

Continuing Education Credits:

Live credits: Law Seminars International is a State Bar of California approved MCLE provider. This program qualifies for 6.25 California MCLE credits. We have applied for 6.00 AICP planner credits, which are pending. Upon request, we will apply for, or help you apply for, CLE credits in other states and other types of credits.

Time Shift Your Content: Webcast and audio replays, with course materials, are available for \$700. The course materials alone are available for \$100. Replays will be available within two weeks after the seminar or from the date we receive payment.

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 Hunton & Williams LLP

General Webcast Info

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- View slide decks like you were in the room
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- The streaming version has navigation tools and search capabilities that allow you to quickly find the portions most important to you
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- Perfect for making more effective use of the time you spend commuting

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