

**APPENDIX D**  
**QUALIFICATIONS OF ENVIRONMENTAL PROFESSIONAL**

# STERLING ENVIRONMENTAL ENGINEERING, P.C.

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## Mark A. Williams, P.G. (Pa) Associate Geologist

- Education:** Attended SUNY ESF, Completed Coursework in Waste Management and Environmental Policy, State University of NY Environmental Science and Forestry College, Syracuse, NY, 1990  
BS Geology, East Carolina University, Greenville, NC, 1986
- Professional Registrations:** Professional Geologist, Pennsylvania
- Fields of Competence:** Site Development and Brownfields  
Environmental Permitting  
Hydrogeologic Services  
Solid/Hazardous Waste Site Services  
Mining  
Petroleum Spill Remediation  
Air Services and Indoor Air Quality Sampling
- Experience:** 2014 to present, Sterling Environmental Engineering, P.C.  
2005 - 2014, H2H Associates, LLC  
2003 - 2005, Lansing Hisert Group / Lansing Engineering, P.C.  
1989 - 2003, Earth Tech, Inc.

Mr. Williams has over 24 years of experience as a professional geologist and environmental professional focused in geology, hydrology, hydrogeology, and environmental restoration, servicing a variety of clients in the environmental, mining, water supply, energy, property acquisition and development sectors. His responsibilities include client liaison, project planning and management, estimating, field data collection and analysis, site characterization, preparation of reports, regulatory negotiation, and project presentations.

Mr. Williams is experienced in investigating the feasibility of sand and gravel pits/quarries, proposed landfill sites, well fields, and power plants and has provided expert testimony. He has prepared over 500 environmental assessments for a variety of proposed and existing projects and facilities, including development projects, mining sites, power plants, service yards, and hazardous waste sites. He has prepared and coordinated a variety of environmental project documents, including State (SEQR) and Federal (NEPA) environmental impact statements (EISs) and environmental assessments (EAs). He is familiar with a wide variety of Federal and State environmental regulations and permitting issues regarding various media and regulatory processes. Mr. Williams has analyzed and prepared documentation related to project impacts on numerous environmental elements, including hydrogeology, water supply/groundwater resources, soil vapor/indoor air, wastewater, geology and soils, utilities, public services, noise, historic resources, safety and security, and natural resources.

**Specific Project Experience:**

*Environmental Assessments and Site Characterization*

**United Development Corporation, Phase 1 Environmental Site Assessment – Carriage Hill Estates, Troy/Brunswick, NY.** Project manager/senior assessor for a Phase 1 ESA of five parcels totaling 218-acres. Conducted ESA/reviewed regulations to identify and evaluate recognized environmental conditions (historic presence of tire dump, documented tire fires, and NYSDEC Consent Order). UDC intends to develop 19 estate homes, 82 carriage homes, and 7 apartment buildings with a total of 192 units. Conducted ESA/reviewed regulations to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment for residential development project.

**Trenton Road, LLC, Phase 1 Environmental Site Assessment/Environmental Permitting Services - Colonial Square, Utica, Oneida County, NY.** Conducted ESA and reviewed regulations to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment for a large residential development project. Client intends to develop 23 single-family homes, 47 carriage homes, 10 townhouses, and 3 apartment buildings with a total of 144 units on a 59 acre parcel. Managed the preparation and presentation of all SEQRA documentation. Served as expert during numerous meetings regarding various environmental issues pertaining to the proposed project. **The project was approved by the City of Utica.**

**US General Services Administration, Drug Enforcement Administration (DEA), Environmental Assessment, Colonie, Albany County, NY.** Project hydrogeologist for a NEPA environmental assessment for a proposed DEA 36,000-square-foot office building. Prepared the geology and hydrogeology sections for this document.

**ST Paper, Inc., Phase 1 Environmental Site Assessment/Environmental Audit, Green Bay, WI.** Project manager and senior assessor for a Phase 1 ESA and compliance evaluation of two manufacturing facilities (paper plant and corrugated cardboard plant) in Oconto Falls and De Pere, Wisconsin. Conducted Phase 1 ESA and reviewed regulations to identify and evaluate recognized environmental conditions and identify compliance issues pursuant to a due diligence assessment for an industrial property acquisition.

**Peckham Industries, Inc., Environmental Assessment of William E. Dailey, Inc. (VT and NY).** Conducted environmental due diligence assessments of twelve facilities in support of a successful acquisition by Peckham Industries, Inc.

**Belmonte Builders, Inc., Phase 1 Environmental Site Assessment, Halfmoon, NY.** Project manager/senior assessor for a Phase 1 ESA of a 134-acre parcel. Conducted ESA/reviewed regulations to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment for a residential property acquisition.

**DaimlerChrysler Corporation, Phase 1 Environmental Site Assessment - New Venture Gear Corporation, East Syracuse, NY.** Project manager and senior assessor for a Phase 1 ESA/compliance evaluation of a 1.8-million-square-foot drivetrain component manufacturing facility that had been in operation for about 40 years. This due diligence assessment was performed to support divestiture of a non-core asset.

**Third-Party Review, Downtown Haverstraw Waterfront Redevelopment EIS, Haverstraw, Rockland County, NY.** Senior environmental geologist in the third-party review of this complex SEQRA DEIS for the proposed private-public redevelopment of the village's waterfront. Responsible for issues relating to due diligence, environmental compliance, and hydrogeology. The analysis was prepared as a

report and submitted to the village as a comment letter on the DEIS by attorneys representing Tilcon of NY, Inc., a mining/quarrying company that owns industrial property within and adjacent to the proposed redevelopment.

**Cascades, Inc., Phase 1 Environmental Site Assessments, Seven Sites, Upstate NY.** Co-Project manager for a Phase 1 ESA of seven hydroelectric power generating facilities. Prepared two of the ESAs to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment associated with an acquisition.

**Curtiss-Wright Corporation, Phase 1 Environmental Site Assessments, Seven Sites, United States.** Project manager for a Phase 1 ESA of seven industrial properties located in California (2), Connecticut, Florida, Illinois, Michigan, and Minnesota. Conducted/managed each ESA to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment associated with an acquisition of a high-tech application company.

**Carolina Sunrock Group, Phase 1 Environmental Site Assessment, Raleigh, NC.** Project manager and senior assessor for a Phase 1 ESA and compliance evaluation of two industrial properties (asphalt plant and concrete plant) near Raleigh-Durham International Airport. Conducted ESA/reviewed regulations to identify and evaluate recognized environmental conditions and identify compliance issues pursuant to a due diligence assessment for an industrial property acquisition.

**Dalrymple Sand & Gravel, Phase 1 Environmental Site Assessment, Campbell, NY.** Project manager/senior assessor for a Phase 1 ESA and compliance evaluation of two industrial properties (permitted sand and gravel mine and portable asphalt plant). Conducted ESA/reviewed regulations to identify and evaluate recognized environmental conditions and identify compliance issues pursuant to a due diligence assessment for an industrial property acquisition.

**Calpine Corp., Phase 1 Environmental Site Assessments, Brooklyn, Queens County, NY.** Project manager for a Phase 1 ESA of two industrial properties (recycling station and tire distribution facility) in the Red Hook section of Brooklyn. Conducted each ESA to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment for an industrial property acquisition.

**Glenville Energy Park, Focused Environmental Site Assessment, Glenville, Schenectady County, NY.** Site Coordinator for initial site engineering activities for a proposed 520-megawatt combined-cycle natural gas-fired power plant at a 21-acre site located over an impacted sole-source aquifer. Site manager for Phase 1 ESA and additional site characterization of the site. Phase 1 ESA was performed to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment of this brownfield property (former federal Naval Depot), which is adjacent to an inactive hazardous waste site. Worked in close cooperation with NYSDEC and developed detailed work plans consisting of sampling existing monitoring wells, EM-31 and GPR geophysical surveying, passive soil gas measurements, test pitting, soil borings, installation of seven monitoring wells, water level measurements, and soil and groundwater sampling and analysis. Determined nature and on-site extent of VOC-contaminated groundwater (TCE), and evaluated its potential impacts on plant development and site classification. Worked with several technical experts from the NYSDEC, Defense National Stockpile Center / Defense Logistics Agency, General Services Administration, US Army Corps of Engineers, and Schenectady County Intermunicipal Watershed Board to identify the source(s) of trichloroethene and other volatile organic compounds in the Great Flats Aquifer.

**Wilsonart International, Inc., Phase 1 Environmental Site Assessment, Temple, TX.** Project manager for a Phase 1 ESA to identify and evaluate recognized environmental conditions pursuant to a due diligence assessment for a commercial property (PVC pipe and steel distribution facility) acquisition.

**Maytag Corporation, Phase 1 Environmental Site Assessments, NH, PA, VT, and TX.** Conducted environmental due diligence assessments of five appliance manufacturing facilities and managed the assessments of two other facilities in support of proposed acquisitions.

**Tyco International, Inc., Phase II Environmental Site Investigation, Franklinville, Lancaster County, NY.** Project manager for a Phase II environmental site investigation to further assess recognized environmental conditions at a commercial property that Tyco was to acquire through due diligence. The investigation involved test pitting, soil screening, sampling and analysis, temporary monitoring well installation, water level measurements, groundwater sampling and analysis, and surveying. Prepared the report which overviewed the scope of work, geologic and hydrogeologic setting, analytical results (soil and groundwater), regulatory setting and perspective, an estimate of potential remediation costs, outline of alternative approaches as well as conclusions and recommendations. Prepared the liability assessment focused on the level of current regulatory compliance, the possible effect of future regulations on the operating ability of the facility, and the condition of soil and groundwater quality at the site. After review of our report, the client did not pursue further acquisition efforts.

**Confidential Client, Phase 1 Environmental Site Assessment, Quebec.** Site manager for a Phase 1 environmental site assessment, limited-scope Phase II assessment, and compliance evaluation of a 500,000-square foot wallboard manufacturing facility located near Montreal that had been in operation for about 50 years.

#### **Expert Evaluation & Testimony:**

- Mr. Williams conducted independent evaluations of a private residence and provided a detailed deposition regarding the presence of dissolved methane in site groundwater, as well as professional opinion regarding the impact on water resources from pumping at the Village of Hunter's well field (*Inn at Hunter, Inc. v. Village of Hunter*). The Judge reviewed the deposition and summarily denied the plaintiffs petition.
- Mr. Williams provided technical support and professional opinion during depositions taken in connection with a 2005 dam collapse at Hadlock Pond (*Hadlock Pond Landowners v. Village of Fort Ann*).

#### **Professional Societies:**

- Air and Waste Management Association - Northeast Section
- Capital District Environmental Breakfast Club
- Hudson-Mohawk Professional Geologists' Association (President, 2004-2006)
- National Groundwater Association
- National Stone, Sand and Gravel Association
- NY Construction Materials Association
- NY State Business Council
- NY State Council of Professional Geologists (Director, 2005 to Present; President, 2007 to 2010)