

Diana Buchanan | Senior Project Manager, PG

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Professional Summary:

Ms. Buchanan is a State of California licensed Professional Geologist with over 22 years of experience in the environmental consulting industry. As a Senior Project Manager, Ms. Buchanan works directly with clients in the management of a variety of subsurface investigations. She has extensive experience performing and managing all stages of environmental projects, including Phase II environmental site assessments; soil, soil vapor, indoor air, and groundwater investigations; soil, vapor, and groundwater remediation; and risk assessments.

Ms. Buchanan's background includes developing work scopes; directing and coordinating activities; evaluating technical data and information, and preparing detailed reports of findings. She works with clients to develop sensible solutions, communicates with regulatory agencies to assure that her clients remain in compliance with state and local requirements, and works closely with her clients' legal counselors regarding responsible party issues. She is adept at cooperatively negotiating with various stakeholders while maintaining the highest degree of client advocacy.

Ms. Buchanan has worked for numerous commercial clients and municipalities on projects throughout California and in other states, and she has experience with complex, high-profile sites. On behalf of her clients, she has interfaced with various agencies, including the California Regional Water Quality Control Board (RWQCB), the California Environmental Protection Agency's Department of Toxic Substances Control (DTSC), and other local agencies. She has communicated with these agencies regarding permits, requirements for site characterization and remediation, work plan and remedial action plan approval, environmental and human health risk assessment, and site closure.

Ms. Buchanan's Areas of Expertise include:

- Review and analysis of historical site information and large data sets to identify best paths forward;
- Preparation of thorough, detailed, high-quality documents for submittal to lenders and regulatory agencies;
- Quality Assurance/Quality Control (QA/QC) review of documents for correctness, completeness, technical accuracy, and potential liability;
- Strong client service based on advocacy, professionalism, and trust;
- Regulatory agency liaison and negotiation, including communication about requirements for site characterization and remediation, work plan and remedial action plan approval, environmental and human health risk assessment, and site closure;
- Project management, including scope, budget, and schedule tracking; and
- Team leadership, including guidance, mentoring, and education.

Licenses and Certifications:

Professional Geologist; State of California; Board for Professional Engineers, Land Surveyors, and Geologists; CA; License #6297

OSHA 40-Hour Hazardous Waste Operations and Emergency Response; Safety Unlimited, Inc.; CA; Certificate No.1507101144290 and Annual Refresher Training

OSHA 30-Hour Construction Safety; AdvanceOnline Solutions, Inc.; CA; Certificate No. 6745_1277089

Project Experience:

Pacific Oaks College, Pasadena, California

Phase II Environmental Site Assessment, Site Characterization, and Human Health Risk Assessment

Evaluated an adult education facility for potential subsurface impacts resulting from historical industrial site operations, including electronics manufacturing and the use of a hazardous waste storage area. Services included a data gap evaluation, extensive soil and soil vapor sampling to complete the site characterization, indoor air sampling, human health risk assessment using the Johnson & Ettinger model, and assessment of the threat to groundwater quality. Prepared and submitted a Voluntary Oversight Application to the Los Angeles County Fire Department, and communicated with the agency regarding additional assessment required for issuance of a No Further Action letter.

City of Cudahy, Cudahy, California

Phase II Environmental Site Assessment and Human Health Risk Assessment

Prior to site redevelopment, a former light industrial property that had been used for steel and metal parts distribution, toy manufacturing, and auto body repair services was evaluated for subsurface impacts. Areas of investigation included the former locations of two underground storage tanks (USTs), a spray paint booth, hydraulic hoists, and areas of cracked concrete with standing water and surface staining. The scope of work involved soil and soil vapor sampling, comparing the analytical results to screening levels established by the Department of Toxic Substances Control (DTSC) for the protection of site occupants in residential and commercial settings, and performance of Johnson & Ettinger modeling to calculate the human health risks associated with VOC-impacted soil vapor.

Commercial Centers, Inc.; Toluca Lake, California

Supplemental Site Investigation

Prepared a Supplemental Site Investigation Work Plan for submittal to the Regional Water Quality Control Board. The RWQCB required delineation of the extent of subsurface PCE impact associated with a dry cleaning facility. Performed soil and soil vapor sampling at on- and off-site locations, compared the analytical results to screening levels established by the DTSC for the protection of site occupants in a commercial/industrial setting, and performed Johnson & Ettinger modeling to calculate the human health risks associated with VOC-impacted soil vapor. Prepared a Supplemental Site Investigation Report, including an updated site conceptual model and a request that the RWQCB issue a No Further Action Letter based on the investigation results.

Confidential Client, Encino, California

Phase II Environmental Site Assessment, Soil Vapor Extraction, and Human Health Risk Assessment

Performed soil, soil vapor, and indoor air sampling at a former PCE dry cleaning facility, where residual subsurface impacts resulted in a potentially unacceptable risk to the health of long-term,

commercial site occupants. Evaluated the nature and extent of impact, and performed soil vapor extraction to remove PCE from the subsurface. Following the completion of remediation, performed rebound testing and indoor air sampling to demonstrate that the concentrations of PCE had been adequately reduced for the protection of human health.

Confidential Client, North Hills, California

Phase II Environmental Site Assessment and Human Health Risk Assessment

Performed soil, soil vapor, indoor air, and ambient air sampling at an aerospace manufacturing facility, where historical site uses resulted in VOC impacts to the subsurface. Analytical results were compared to screening levels established by the DTSC for the protection of site occupants in a commercial/industrial setting.

Confidential Client, Canoga Park, California

Phase II Environmental Site Assessment and Soil Remediation

Performed soil and soil vapor sampling at a former aircraft fittings manufacturing facility, where historical site uses resulted in minor VOC, TPH, and metal impacts to soil. Prior to site redevelopment, which included site-wide excavation of soil to a depth of 15 feet bgs for the construction of a subterranean parking garage, non-hazardous soil was excavated from targeted areas for off-site transportation and disposal. Services included preparation of a Soil Management Plan, collection and analysis of soil samples for delineation of the targeted excavation areas, collection and analysis of more than 150 base and sidewall confirmation samples, and preparation of a Soil Removal Report for submittal to the Los Angeles County Fire Department.

SKANSKA W.E. O'Neil Joint Venture and Turner-PCL Joint Venture, Los Angeles, California

Pre-Demolition Hazardous Materials Assessment

In preparation for building demolition, evaluated numerous structures at Los Angeles International Airport (LAX) for the presence of hazardous building materials (i.e., lead-based paint and asbestos), and evaluated soil in the vicinity of the structures for potential subsurface impacts. Following the detection of hazardous materials in soil, prepared a Hazardous Materials Management Plan for Turner-PCL's use during the mass excavation of soil in the Midfield Satellite Concourse (MSC) - North construction area.

Confidential Client, Van Nuys, California

Phase II Environmental Site Assessment and Human Health Risk Assessment

Performed soil and soil vapor sampling at a former metal plating facility, where historical site uses resulted in hexavalent chromium and VOC impacts to the subsurface. Analytical results were compared to screening levels established by the DTSC for the protection of site occupants in a commercial/industrial setting, and Johnson & Ettinger modeling was performed to calculate the human health risks associated with VOC-impacted soil vapor. Based on the analytical data, remedial soil excavation was recommended to address metal-impacted soil.

Confidential Client, Santa Monica, California

Phase II Environmental Site Assessment, Human Health Risk Assessment, and Waste Characterization

Performed a Phase II Environmental Site Assessment of a property that was historically used as a clay quarry for brick making, a city landfill, and various industrial operations. The site was evaluated for potential subsurface impacts, the depth and extent of non-native fill material (i.e., landfill), and potential risks to human health. As the property was proposed for mixed-use redevelopment to include subterranean parking, the soil was also evaluated for waste characterization in preparation for the performance of site-side soil excavation and off-site transportation and disposal during site redevelopment.

Professional Experience:

EFI Global (formerly Andersen Environmental), Senior Project Manager, 2015 – Present
MWH Global, Inc., Senior Supervising Geologist, 2006 – 2009
Shaw Environmental, Senior Geologist/Project Manager, 2001 – 2006
IT Corporation, Project Geologist/Project Manager, 1999 – 2001
EMCON Associates, Project Geologist/Project Manager, 1994 – 1999
EMCON Associates, Staff Geologist, 1989 – 1994

Education:

Bachelor of Science, Geology, California State University Sacramento, Sacramento, CA, 1989