

## Julia Bresnan | Due Diligence Project Manager

11 Commerce Way, Suite A, Totowa, NJ 07512

201-953-6606

[julia.bresnan@efiglobal.com](mailto:julia.bresnan@efiglobal.com)

### Professional Summary:

Ms. Bresnan has 4 years of experience in the environmental engineering industry, with a focus on real estate due diligence assessments. She has managed Phase I Environmental Site Assessments and Property Condition Assessments for commercial, retail, industrial and multi-family residential properties throughout the United States. Her responsibilities include client account management for regional and national banks, commercial mortgage lenders and insurance companies. Ms. Bresnan is a licensed Radon Measurement Professional and oversees radon measurement and mitigation projects. She is also responsible for contract preparation, project setup and staffing for nationwide due diligence assessments. Ms. Bresnan's previous position at EFI included managing a network of over 500 subcontractors and field professionals.

Ms. Bresnan's background is in environmental education and field research. She also has experience with community outreach and organizing volunteer events with an environmental stewardship focus. Ms. Bresnan has general knowledge and experience in the environmental field, and her interdisciplinary outlook provides the ability to come up with solutions to issues. Her background in research and presentation allows her to convey these issues in a well-versed manner.

- Phase I Environmental Site Assessments
- Fannie Mae & Freddie Mac Multi-family Assessments
- Radon Measurement
- Environmental Education

### Licenses and Certifications:

Radon Measurement Professional, National Radon Proficiency Program (NRPP), ID 114112-RMP

### Professional Experience:

EFI Global, Inc., Due Diligence Project Manager, 2022 - Present

EFI Global, Inc., Environmental Analyst, Field Professional Administrator, 2019 – 2022

NJ Department of Environmental Protection, AmeriCorps Watershed Ambassador, 2017 – 2018

NJ Department of Environmental Protection, Office of Local Government Assistance Intern, 2016

### Specialized Education:

Spruce Training – Radon Measurement Professional 2 Day Course – January 2024

ASTM International – Phase I Environmental Site Assessment Practices for Commercial Real Estate Training – March 2023

### Education:

BA, Environmental Studies and Anthropology, Washington College, Chestertown, MD 2017