

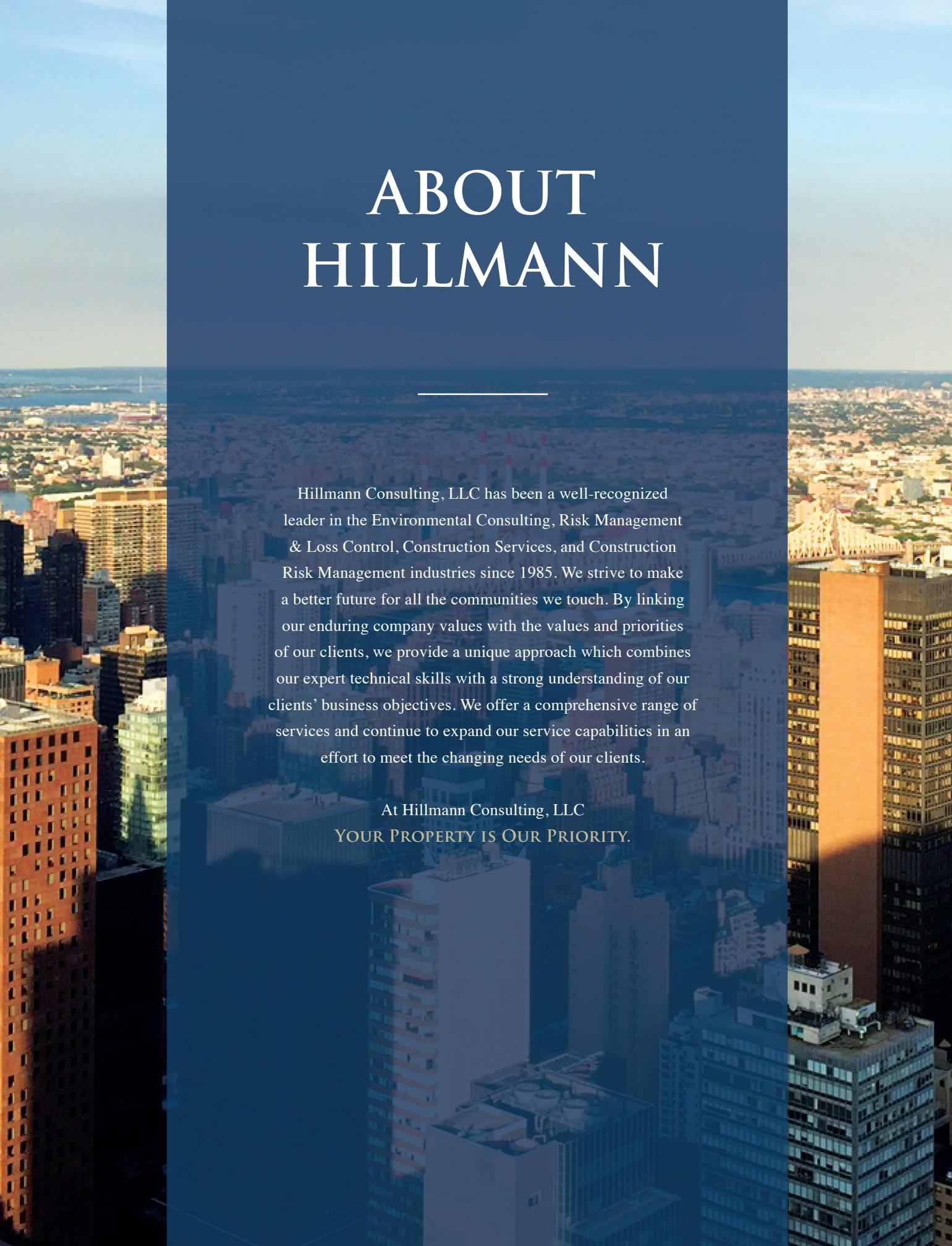


# HILLMANN CONSULTING

MAKING A BETTER FUTURE FOR ALL  
THE COMMUNITIES WE TOUCH.

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ENVIRONMENTAL CONSULTING  
RISK MANAGEMENT & LOSS CONTROL  
CONSTRUCTION SERVICES  
CONSTRUCTION RISK MANAGEMENT

An aerial photograph of a city skyline, likely New York City, with a prominent blue overlay. The skyline features numerous skyscrapers and buildings, with a body of water visible in the distance. The blue overlay is a semi-transparent rectangle that covers the central portion of the image, creating a gradient effect from light blue at the top to a darker blue at the bottom. The text is centered within this blue area.

# ABOUT HILLMANN

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Hillmann Consulting, LLC has been a well-recognized leader in the Environmental Consulting, Risk Management & Loss Control, Construction Services, and Construction Risk Management industries since 1985. We strive to make a better future for all the communities we touch. By linking our enduring company values with the values and priorities of our clients, we provide a unique approach which combines our expert technical skills with a strong understanding of our clients' business objectives. We offer a comprehensive range of services and continue to expand our service capabilities in an effort to meet the changing needs of our clients.

At Hillmann Consulting, LLC  
**YOUR PROPERTY IS OUR PRIORITY.**

## CORE CULTURAL VALUES



INTEGRITY



PEOPLE



SERVICE



EXPERTISE



BUSINESS  
ACUMEN

## MARKETS SERVICED

- ◆ Commercial Development
- ◆ Manufacturing
- ◆ Industrial
- ◆ Healthcare
- ◆ Education
- ◆ Site Redevelopment
- ◆ Multi-Family Residential
- ◆ Property Management
- ◆ Cultural
- ◆ Insurance Industry
- ◆ Hospitality
- ◆ Commercial Banking/  
Lending/Investing

## SERVICES

- ◆ Asbestos Services
- ◆ Mold Services
- ◆ Lead Detection & Monitoring
- ◆ Environmental Health & Safety
- ◆ Risk Management & Loss Control
- ◆ Construction Services
- ◆ Construction Risk Management
- ◆ Real Estate Due Diligence
- ◆ Site Investigation & Remediation
- ◆ Industrial Hygiene/  
Occupational Safety
- ◆ Laboratory Analysis
- ◆ Training & Awareness Services
- ◆ Emergency & Disaster Response

# SERVICES

A photograph showing a close-up of a textured surface, possibly a wall or ceiling, with a blue overlay at the bottom containing the text 'ASBESTOS SERVICES'.

## ASBESTOS SERVICES

We specialize in doing work in high-end hotels, high-rise office buildings and residences, retail spaces, private schools, and hospitals. The US EPA requires that any building, or portion thereof, which is to be renovated or demolished, undergo an asbestos survey regardless of age. Many jurisdictions require specific licenses and certifications in order to conduct this work. While NYC represents a major market for asbestos-related services, we perform these services nationwide. We maintain a team of seasoned asbestos investigators and inspectors who have an unrivaled knowledge of the regulations that govern asbestos in any geographic region nationwide.

A photograph showing a close-up of a wall with significant mold growth, with a blue overlay at the bottom containing the text 'MOLD SERVICES'.

## MOLD SERVICES

Water intrusion is a cause for serious concern, especially when it has gone undetected for any length of time. Almost all buildings will experience some type of water intrusion during their life cycle such as excess indoor dampness, pipe leaks, or flooding. We provide comprehensive services to prevent mold issues, investigate moisture intrusion, present the extent of a mold source, and recommend prudent remediation measures.

A photograph showing a close-up of a wall with a blue overlay at the bottom containing the text 'LEAD DETECTION & MONITORING'.

## LEAD DETECTION & MONITORING

The US EPA Renovation, Repair, and Painting (RRP) Rule requires that firms performing renovation, repair, and painting projects that disturb lead-based paint in homes, child care facilities and pre-schools built before 1978 have their firm certified by EPA (or an EPA-authorized state), use certified renovators who are trained by EPA-approved training providers and follow lead-safe work practices. Lead poisoning is a well-known health threat to children, but lead exposure is also a health threat for those involved in demolition, renovation, or repair projects. We can help safeguard your tenants, employees, workers, and customers from lead exposure.



Our Risk Management & Loss Control services are designed to help our clients prevent injuries, prevent illnesses, and reduce liability exposures in the workplace. Our Risk Management & Loss Control professionals provide comprehensive onsite and desktop evaluations to gather critical operational information, prioritize the potential exposures, and provide corrective action steps to achieve overall risk improvement. Our risk management principles are designed to help your business thrive.



Our Construction Services division offers Owner's Representation and Project Management services to our partners. Our team will guide the predevelopment, construction, and post-construction phases of a project, acting in the owner's interest and providing added value and cost savings to our clients. Our goal is to support the following market sectors: education, cultural, adaptive reuse, residential, corporate interiors, and retail. The expertise of our talented construction professionals cater to these particular market sectors, lending insight into the design development and construction management processes which define project excellence.



Our team of Engineers, Architects, and Construction Managers provide an array of Construction Risk Management services to major national financial institutions, real estate owners and managers, and property developers. These services include Property Condition Assessments, Pre-Construction Due Diligence as well as ongoing Construction Loan Monitoring. Our Construction Risk Management division is strategically positioned to provide services in all 50 states nationwide.

# SERVICES



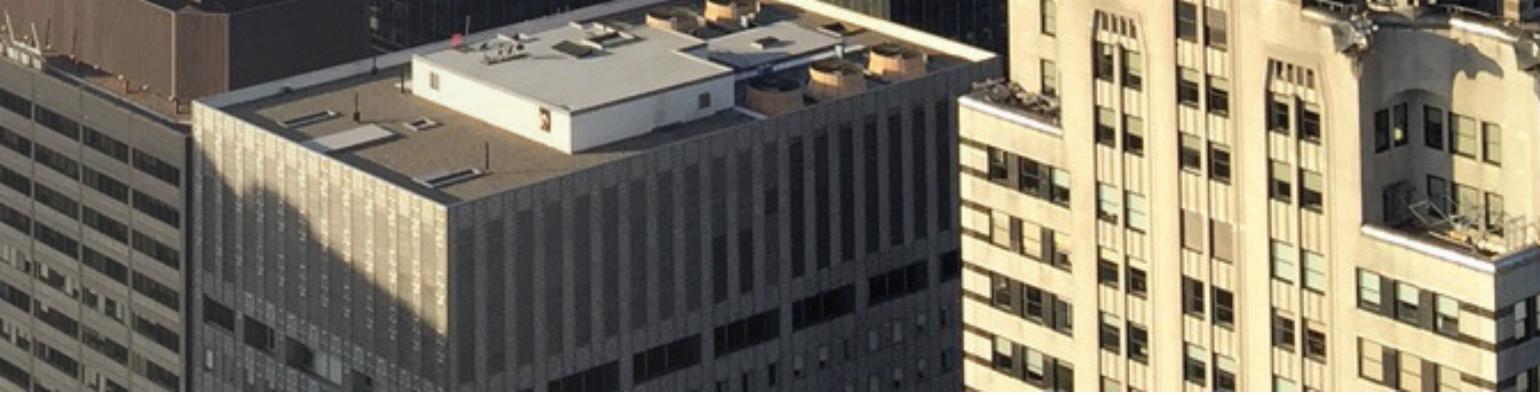
We offer real estate due diligence services to assist our clients in making well-informed decisions with regard to their prospective investments. Beyond the physical appearance of a property, we work thoroughly to gather all pertinent information about the current use, history, regulatory status, and prior environmental work that could be cause for environmental risk and liability. Our reports are tailored to meet the needs of each client and comply with applicable industry standards.



Subsurface investigations are performed for property transfer due diligence or as required by local, state, or federal regulation. We provide innovative, cost effective solutions for soil and groundwater remediation activities that meet any applicable regulatory requirements. We maintain a specially trained team of professionals dedicated to investigating and assessing subsurface conditions and liabilities to provide cost effective, environmentally responsible solutions for our clients.



We are committed to anticipating, recognizing, evaluating, and controlling workplace conditions and hidden hazards that may cause worker injury or illness. We develop and implement respiratory protection programs and conduct training programs. Our goal is to assist employers in providing a safe and healthy work environment for their staff. Studies suggest that doing so increases worker performance and productivity levels while reducing absenteeism, lowering worker's compensation claims, and improving insurance ratings.



We maintain a fully licensed laboratory that provides an ever expanding range of analytical services. Our laboratory is open 6 days a week and is staffed by 6 full-time analysts and 2 administrative coordinators. We provide small and large scale analytical services for our clients as well as other environmental consulting firms. Please visit our website to find out more about our laboratory specific accreditations, hours of operation, and the types of analysis we currently perform.



We offer a wide range of courses designed to promote awareness of environmental health and safety and regulatory concerns. Our courses have assisted business owners and their tenants, as well as construction firms with compliance of EPA, OSHA, and Regional Agency Rules and Regulations. Our staff will work with you to design a comprehensive training program that reinforces your programs and policies. With a curriculum tailored to your industry, your staff is given the fundamental foundation of regulatory compliance, incident prevention, and hazard control as it applies to the type of work they will be performing.



We maintain a team of Certified Industrial Hygienists (CIH), Certified Safety Professionals (CSP), Certified Hazardous Materials Managers (CHMM), and Industrial Hygienists (IH) ready to mobilize in the event of an emergency/disaster. Our team provides the operational support and environmental expertise necessary to limit the impact on-site and in the surrounding community. We also provide environmental emergency management consulting to support our clients in preparing for and preventing emergencies.