

Bluff Country Environmental LLC.

Scott Doig | Principal Rochester, MN | 651-216-2311 | info@bluffcountryenvironmental.com

www.bluffcountryenvironmental.com

COMPANY OVERVIEW

Bluff Country Environmental is a service-disabled veteran-owned small business (SDVOSB) that helps clients navigate NEPA compliance, Tribal land acquisitions, and complex environmental permitting. Led by a former Bureau of Indian Affairs Environmental Scientist, the firm brings direct federal review experience to projects requiring efficient coordination among Tribal, federal, and project stakeholders.

CORE COMPETENCIES

NEPA Compliance: Comprehensive management of Environmental Impact Statements (EIS), Environmental Assessments (EAs), and Categorical Exclusions (CatEx).

Real Estate Due Diligence: Execution and review of Phase I Environmental Site Assessments (ESAs) compliant with ASTM E1527 standards.

Tribal Land Acquisitions: Expert navigation of fee-to-trust transfers and 25 CFR Part 151 compliance.

Regulatory Liaison: Direct coordination with USFWS (Section 7), SHPO (Section 106), and EPA to resolve permitting bottlenecks.

DIFFERENTIATORS

- **Federal Perspective:** 25 years of federal service, including leadership as a BIA Regional Environmental Scientist and Branch Chief.
- **Proven Scale:** More than 100 Phase I ESAs completed and hundreds more reviewed or approved.
- **Complex Projects:** Led four major gaming Environmental Impact Statements through public review and approval.
- **Tribal Expertise:** Deep knowledge of Tribal sovereignty, consultation protocols, and fee-to-trust processes.

REPRESENTATIVE EXPERIENCE

Bureau of Indian Affairs, Midwest Region — Directed environmental compliance support for 35 Tribal nations, including NEPA review, four Environmental Impact Statements resulting in Records of Decision, land transactions, fee-to-trust actions, and environmental due diligence. Served as final authority for NEPA and Phase I ESA compliance on major infrastructure and gaming projects.