1. True or False: Due Diligence Reports will vary depending on the needs of the Client and the type of development being evaluated.
   - a. True
   - b. False

2. Due Diligence services are best provided by _________________.
   - a. Attorneys
   - b. Developers
   - c. Engineers and architects
   - d. None of the above

3. As with any new project, a consultant should never start a Due Diligence project without _________________.
   - a. A signed contract
   - b. The specific services being included in a contract
   - c. The Due Diligence delivery date
   - d. All of the above

4. True or False: The consultant should limit the Due Diligence Report liability to the Client that is paying for the service.
   - a. True
   - b. False

5. True or False: The Due Diligence sub-consultants should prepare their proposals for the Client’s signature.
   - a. True
   - b. False

6. You should always record the ________________ when making an inspection of the project site.
   - a. Date
   - b. Time
   - c. Weather conditions
   - d. All of the above

7. Some of the things one should note during the field inspection of the project are _____________.
   - a. Vegetation
   - b. Utilities
   - c. Drainage
   - d. A and C
   - e. A, B, and C

8. If public hearings are required for a development review process you should determine _________________.

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a. How many public hearings are required
b. How often the hearings occur
c. Who must attend the hearings
d. All of the above

9. True or False: The Planning Department can tell you if the proposed project will be approved.
   a. True
   b. False

10. True or False: Previous rezoning attempts are irrelevant for a Due Diligence Report.
    a. True
    b. False

11. Vertical construction may have restrictions placed on them for ________.
    a. Height
    b. Shadows
    c. Obstructions to views
    d. All of the above

12. Most communities have implemented mandatory landscaping requirements for ____________.
    a. Trees
    b. Vegetative species
    c. Vegetative coverage
    d. All of the above

13. True or False: Many non-residential developments are required to have enclosures around the garbage dumpsters serving the facilities.
    a. True
    b. False

14. In an effort to control “signage pollution”, many communities have implemented signage codes to regulate their construction that include all of the below except ________.
    a. The number of signs
    b. The signage size
    c. The signage shape
    d. Signs with electronic message boards

15. Proposed codes or code changes are easily missed since ________________.
    a. The codes are approved but haven’t taken effect yet
    b. The code changes are only being discussed
    c. The proposed codes changes haven’t been written yet
    d. All of the above

16. True or False: An analysis of historic preservation may require contacting the State’s Historic Preservation agency to obtain a copy of archaeological possibilities or known/suspected archaeological sites or cemeteries on a site.
    a. True
    b. False

17. True or False: If there are environmental concerns, it may be necessary to obtain proposals from environmental firms for the necessary site analysis.
    a. True
    b. False
18. True or False: You need to determine if there are any stormwater requirements that will limit the Client’s proposed development.
   ○ a. True
   ○ b. False

19. Of the items listed below, which would NOT be expected in the soils report of the project site?
   ○ a. The density of the testing on the site
   ○ b. Depths of the testing
   ○ c. Arsenic testing
   ○ d. Construction recommendations

20. An ALTA survey should include all below except _____.
   ○ a. The names of the survey crew that conducted the survey
   ○ b. The completion date
   ○ c. The type of survey
   ○ d. The boundary survey with easements

21. True or False: Fire protection is another issue that may have dire consequences if sufficient water line sizes and flows aren’t readily available to provide the required protection.
   ○ a. True
   ○ b. False

22. Besides the utility construction costs and availability issues, another consideration are the _____________?
   ○ a. Attorney fees
   ○ b. Maintenance fees
   ○ c. Utility connection fees
   ○ d. Regulatory requirements

23. True or False: The access to the project site is a critical issue and varies significantly by the type of development and the location.
   ○ a. True
   ○ b. False

24. True or False: The consultant can authorize additional research services and fees if additional issues arise during the Due Diligence research.
   ○ a. True
   ○ b. False

25. If requested by the Client, a preliminary project budget should be produced ______ the Due Diligence Report is completed.
   ○ a. Before
   ○ b. During
   ○ c. After

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