

## Stephen P. Samuels

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### Professional Experience

Steve Samuels has been practicing environmental law in Ohio for more than thirty years. He has served as trial counsel in numerous cases before the federal and Ohio state courts, the Environmental Review Appeals Commission and the Reclamation Board of Review; and has provided counsel and representation in myriad matters before USEPA, Ohio EPA and the Ohio legislature.

Samuels has extensive experience regarding environmental and natural resource permits, compliance and enforcement proceedings and zoning matters on behalf of industry, developers and property owners, local and state government, advocacy groups, and individuals. He assists buyers, sellers, owners and developers of real estate in the identification and resolution of environmental issues - including hazardous waste, mold, asbestos and stream and wetland mitigation. Steve is frequently retained by outside real estate/corporate counsel to manage the environmental investigation/remediation, negotiation and document preparation aspects of real estate transactions, mergers and acquisitions and audits.

Samuels is an occasional author and frequent speaker on a wide variety of environmental topics before legal, business and other audiences, including the Ohio and Columbus Bar Associations, Associated General Contractors of America, Township Trustees Association, Ohio Municipal League and National Business Institute.

### **Education**

Bachelor of Arts, University of Michigan (1970)  
Northeastern University School of Law (1974)

### **Admitted to Practice**

Massachusetts, Ohio, The Supreme Court of the United States, United States Court of Appeals for the Sixth Circuit, United States District Court - Northern District of Ohio, United States District Court - Southern District of Ohio

### **Professional Associations**

Member, American Bar Association  
Member, Ohio State Bar Association  
Member, Columbus Bar Association

### **Awards and Recognitions**

*2013 Top Rated Lawyer*, Energy, Environmental and Natural Resources  
*Chambers USA America's Leading Lawyers for Business*, Environmental Law, 2005-2011

*Litigation Counsel of America*, Fellow

*The Best Lawyers in America*, Environmental Law, 2007-2013

*Ohio Super Lawyers*, 2004-2013

*Super Lawyers, Corporate Counsel Edition*®, 2009

*Columbus C.E.O. Top Lawyers*, 2012

AV-Preeminent, Martindale-Hubbell, Peer Review Ratings

### **Published In**

"Publicly-Owned Treatment Works Face Increased Controls For Phosphorus Removal," *Cities & Villages, The Ohio Municipal League*, February 28, 2009

"Unintended Stormwater Consequences," Co-author, *CE News*, February 1, 2009

"The Emerald City," Co-author, *Cities & Villages, The Ohio Municipal League*, December 15, 2008

"Water Water Everywhere - A Case Study in Flooding," The Ohio State Bar Association's Environmental, Energy & Resources Law Seminar, April 24, 2008

"Healthy Connections: In the Trenches of the Battle Between Public Sewers and the Owners of Private Systems," Co-author, *Cities & Villages, The Ohio Municipal League*, October 2007

"The Mold Challenge in Ohio - The Present State of Mold Litigation," National Business Institute, June 13, 2003.

"Environmental Contamination: Federal and State Requirements," Co-author, AGC Regional Seminar - Region 5, November 2002

"Mold Litigation: A Growth Industry," Columbus Bar Briefs, Special Edition, October 1, 2002

"Phase I Assessments," Co-author, Columbus Bar Association Real Property Law Institute, February 8, 2002

### **Speaking Engagements**

"Environmental Issues in the Siting of Renewable Energy," 26th Annual Ohio Environment, Energy and Resources Law Seminar, April 8, 2011  
Co-presenter, "Environmental Issues in Land Use Development," Land Use and Zoning, Columbus, Ohio, May 27, 2010

"NPDES Permit Appeal of Phosphorus and Total Dissolved Solids (TDS) Effluent Limitations," Sanitary Engineers Conference, June 2, 2009

"Case Study of Flood Litigation," Ohio Society of Professional Engineers/American Society of Civil Engineers Legislative Day Seminar, May 27, 2009

"Water Water Everywhere - A Case Study in Flooding," The Ohio State Bar Association's Environmental, Energy & Resources Law Seminar, April 24, 2008

### **Reported Cases**

Obtained appellate court's approval of trial court verdict upholding the authority of the Board of County Commissioners of Fairfield County, Ohio to order residents to connect to a newly-constructed public sewer system.  
*Board of County Commissioners, Fairfield County, Ohio v. Hessler, et al.*

Successfully prosecuted a multi-million dollar claim against the Department of Natural Resources on behalf of a property owner whose multi-million dollar business was destroyed by flooding from Grand Lake St. Marys (GLSM), a state-owned and managed lake located in Northwest Ohio. The case involved detailed hydrologic and hydraulic analysis to prove DNR was negligent in the redesign and construction of a spillway which caused massive flooding in the area.

Negotiated resolution of multiple "Superfund" cases involving three former municipally-owned landfills, allowing for beneficial re-use of property.

### **Selected Experience**

Clermont County, Ohio, Special Assistant Prosecuting Attorney

Fairfield County, Ohio, Special Assistant Prosecuting Attorney

Samuels and Northrop Company, LPA, Managing Partner 1988-2001

Moots Cope & Kizer, Associate 1987

Ohio Attorney General's Office, Chief, Court of Claims Defense Section 1983-1987

Ohio Attorney General's Office Environmental Enforcement Section, Trial Attorney and Litigation Supervisor 1976-1983

Ohio Environmental Protection Agency, Staff Attorney 1974-1976

**Bar Committees**

Member, American Bar Association, Natural Resources and Environmental Committee

Member, Ohio State Bar Association, Environmental Law Committee

Member, Columbus Bar Association, Environmental Law Committee,

Member, Chairman 1988-1990