



# Overview of EPA's Brownfields Grant Program

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US EPA Region 3 Brownfields Program

<http://www.epa.gov/reg3hwmd/bfs/>

*Summerset at Frick Park, Pittsburgh, Pa*



# Brownfields Mission

- EPA's Brownfields Program empowers states, communities, and other stakeholders in economic redevelopment to work together to assess, safely clean up, and sustainably reuse brownfields.
- EPA provides financial and technical assistance for brownfield revitalization, including grants for:
  - Environmental assessment
  - Cleanup
  - Job training



# What are Brownfields?

- Property contaminated or potentially contaminated by hazardous substances, pollutants, contaminants, petroleum or controlled substances. Examples:
  - Abandoned gas stations
  - Abandoned commercial or industrial sites/factories
  - Dump sites
  - Mine scarred land (strip mines, acid mine drainage, coal piles)
  - Illegal drug labs
  - Building contamination (lead paint/asbestos)
- Superfund NPL sites and federally owned land/facilities are **NOT** eligible brownfields funding.



# Benefits of Brownfields Revitalization

- Increases local tax base
- Facilitates new job growth
- Uses existing infrastructure
- Takes development pressure off undeveloped land
- Prevents sprawl
- Supports cleaner air
- Reduces habitat destruction
- Discourages blight and vandalism



*Roberto Clemente Park—a distressed neighborhood in Lancaster, Pa., gets a new walking path, playground, and baseball fields.*

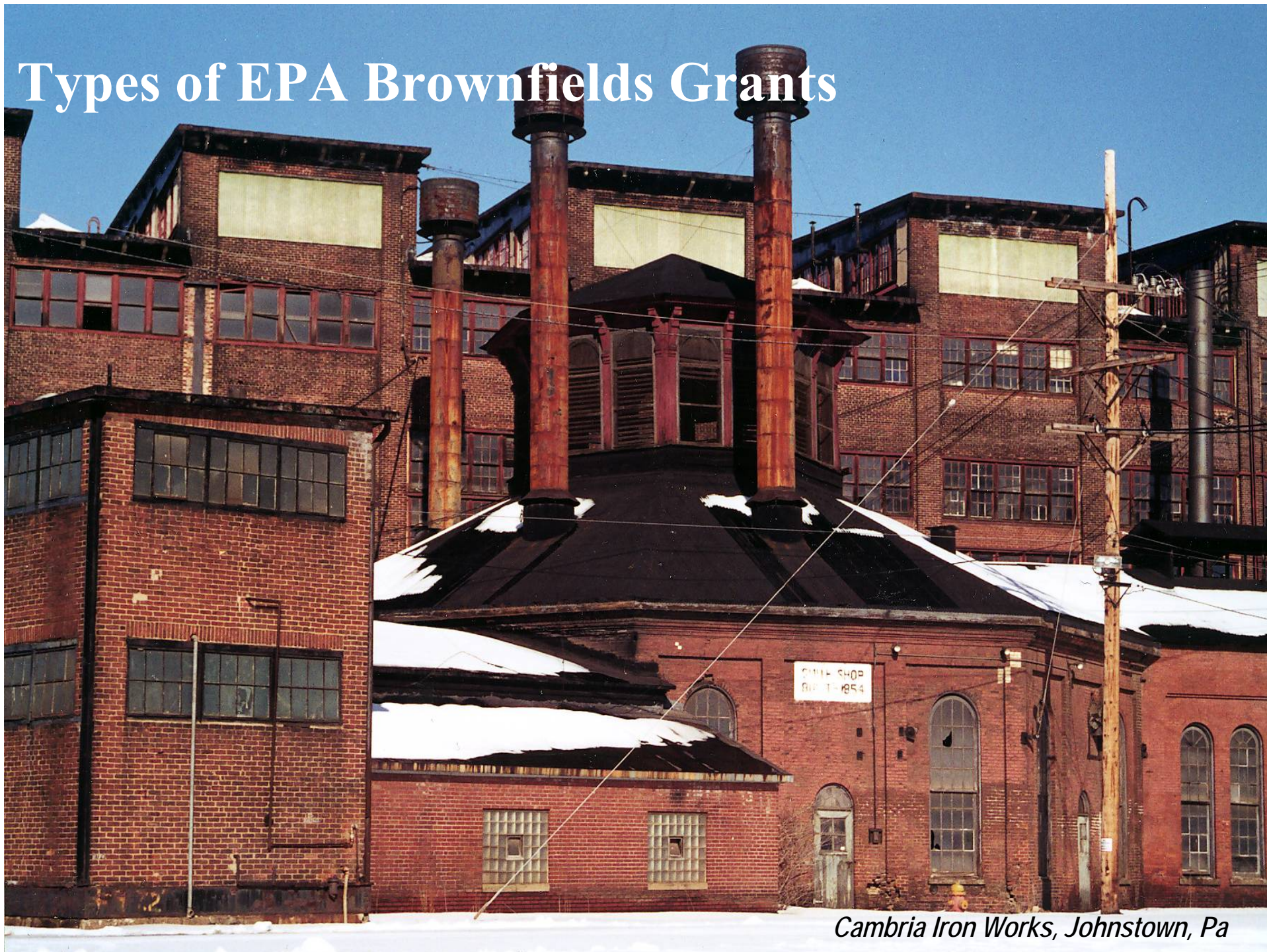


## EPA's Investment in Brownfields Grants

- ***Since 1995, EPA has awarded close to 2,000 brownfields grants totaling more than \$595M. This has helped:***
  - **Assess more than 11,779 properties.**
  - **Leverage more than \$11 billion in brownfields cleanup and redevelopment funding from the private and public sectors.**
  - **Generate more than 48,238 jobs.**



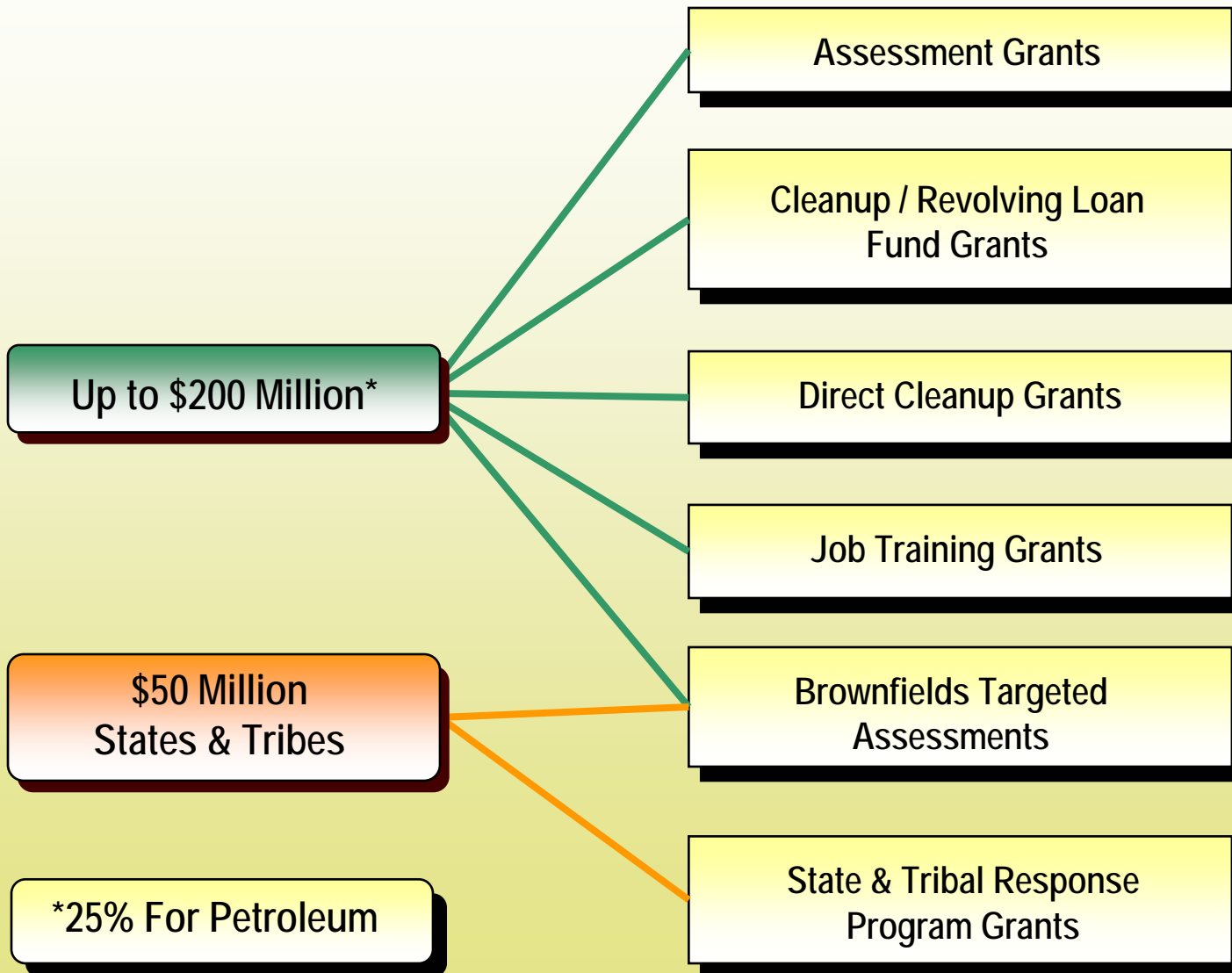
# Types of EPA Brownfields Grants



*Cambria Iron Works, Johnstown, Pa*



# Authorized Brownfield Funding





# Brownfields Assessment, Revolving Loan Fund, and Cleanup (ARC) Grants

- **A**ssessment
  - **R**evolving Loan Fund (RLF)
  - **C**leanup
- ❖ Job training grants are a much smaller boutique grant program offered under a different solicitation process and schedule.



# Brownfields ARC Grant Program

*EPA Brownfields grants are very competitive. Applicants should be prepared to put time and effort into constructing a winning proposal.*

- In 2008, EPA received over 800 proposals
- Funded 314 grants nationally (\$74 million)
  - 194 assessment grants; 108 cleanup grants; 12 RLF grants
- Region 3 received 74 proposals
  - 22 selected for funding
- Roughly 1 in 4 proposals funded annually



# FY2009 Application Timeline

- August 22, 2008 – ARC Request for Proposals (RFP)
- November 14, 2008 – Proposal Due Date
- Spring 2009 – Awards announced (Approx. \$72 million)
- Funds awarded October 2009
- Proposal Guidelines for ARC Grants are @:  
<http://www.epa.gov/brownfields/applicat.htm>  
or @:  
[www.grants.gov](http://www.grants.gov)



# Who Can Apply?

Type of Applicant	Assessment	RLF	Cleanup
Local or Regional Governments (e.g. municipalities, counties, schools)	•	•	•
Quasi-governmental organizations authorized by state or local government (e.g. redevelopment authorities, economic development agencies, metropolitan planning organizations)	•	•	•
State agencies and Indian Tribes	•	•	•
Nonprofit organizations			•



# Assessment Grant Program

*Purpose: to inventory, characterize, assess, and conduct planning and community involvement related to brownfield sites.*

- No cost share required
- Funds can be used on privately owned sites
- **Three kinds –**
  - **Community-wide,**
  - **Site-specific** (single site)
  - **Assessment Coalition of 3 or more eligible applicants**



## Assessment Grant Program *(con't)*

### *Community Wide Assessment Grants*

- Most Flexible - No need to identify sites
- Up to \$200,000 for hazardous substance (including asbestos, lead paint, other environmental hazards) **and/or** up to \$200,000 for petroleum contamination.



# Assessment Grant Program *(con't)*

## *Site Specific Assessment Grants*

- Up to \$200,000 for petroleum or hazardous substances (or comingled)
  - Can request up to \$350K per property with approved waiver.
- For large or heavily contaminated sites
- Funding can be used on named site only, no substitutions allowed.



# Assessment Grant Program *(con't)*

## *Assessment Coalitions*

- Helps to focus brownfields resources on a broader geographic area
- 3 or more eligible entities needed to form a coalition
- Up to \$1 million for hazardous substance and/or petroleum (e.g. \$500k hazardous, \$500k petroleum)



## Assessment Grant Program *(con't)*

### *What makes a good assessment grant project?*

- Identified needs (targeted areas)
- Sites ready to go (owner cooperation)
- Development potential (plans adopted)





# Success Story: Assessment Grant

**Lowe's Home Improvement Store**  
Brownfields Assessment  
*Wheeling, WV*

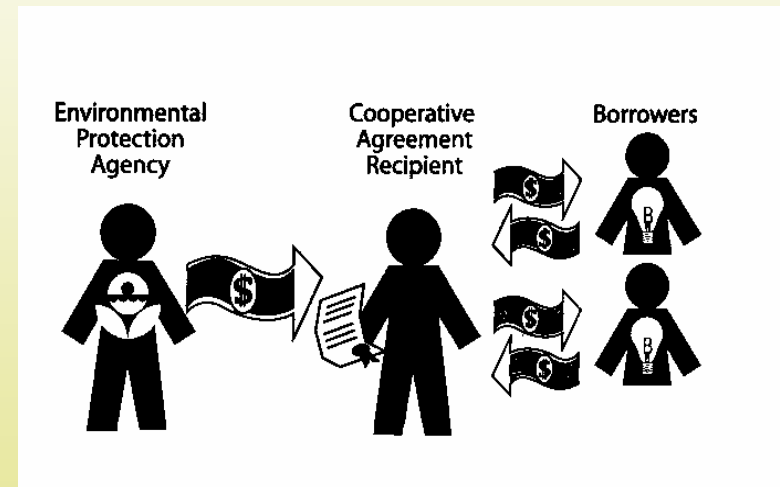




# Revolving Loan Fund Grant Program

*Purpose: to make low interest loans to carry out cleanup activities at brownfields properties.*

- Up to \$1 Million – combination of hazardous and petroleum funding
- Coalitions (of 2 or more applicants) may apply for \$1 million each
- **20% Cost Share required**





## Revolving Loan Fund Grant Program *(con't)*

- Up to 40% of total RLF funds can be used for subgrants to cleanup publicly-owned or nonprofit owned sites.
  - Maximum subgrant - \$200,000 per site.
  - **Subgrantee must own the site.**
- Private parties/developers are NOT eligible for subgrants, only loans.
- Applicant determines loan structure (interest rate, loan terms).



# Revolving Loan Fund Grant Program *(con't)*

## *What Makes a Good Revolving Loan Fund Project?*

- Growing market
- Master redevelopment plans that include brownfields
- Capacity to handle financial transactions
- Developer interest in loans





# Success Story: Revolving Loan Fund



Iron Pigs Triple A minor league baseball stadium  
Revolving Loan Fund Cleanup,  
*Allentown, Pa*



# Cleanup Grant Program

***Purpose: site specific funding to pay for cleanup after all assessment work is completed***

- Up to \$200K per property hazardous substances and/or petroleum contamination
  - Removing contaminated soil or underground tanks
  - Capping sites
  - Lead paint or asbestos removal
  - Groundwater treatment systems
  - Purchase environmental insurance



## Cleanup Grant Program *(con't)*

- Non-profits may apply
- *20% Cost Share required*
- Applicant must own the site
- Must have all site assessment work complete by time of proposal.



# Cleanup Grant Program -

## *What makes a good cleanup grant project?*

- Property ownership in place
- Site is fully characterized – know full extent of the cleanup necessary
- Cleanup plan ready/cost estimates
- Other funding in place to complete the cleanup
- Redevelopment plan ready to go and funded for the site





# Success Story: Cleanup Grant

## Riverfront South - Waterside Assessment & Cleanup Grant, Bensalem, Pa



8 - Architectural variety to create interesting streetscapes

9 - Rich streetscape including landscaping, bollards, lamp posts and flower boxes

10 - Garages are discretely tucked away to the rear

11 - Buildings frame squares and courtyards to "soften corners" of key locations

12 - A plaza area will welcome all residents citizens to the waterfront

13 - Commercial uses that create a dramatic transition from State Road

14 - Pedestrian-friendly streetscapes

15 - Pedestrian paths and courtyards with high-quality details

**Waterside - A Mixed-Use Waterfront Neighborhood - Bensalem, PA**  
Schematic Character Images - Exhibit D  
Wyngraf Companies • Huntingdon Valley, Pennsylvania  
88-03214-02 • February 26, 2008

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# Other EPA Brownfields Programs

## *Brownfields Job Training Grant Program*

- Up to \$200,000 to train for hazardous site cleanup related work
- Separate solicitation process – *Proposals due October 15, 2008*
- [www.epa.gov/brownfields/job.htm](http://www.epa.gov/brownfields/job.htm)

## *Targeted Brownfields Assessment (TBA) Program*

- Non-grant program that provides direct EPA assessment assistance to communities
- <http://www.epa.gov/reg3hwmd/bfs/regional/eligibility.htm>

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# Want More Information?

- **Call Region 3's Brownfields Coordinator - Tom Stolle, 215-814-3129**
- **EPA's Brownfields Website (download the Proposal Guidelines here)**  
<http://epa.gov/brownfields/applicat.htm>
- **Region 3's Brownfields website (helpful hints and presentation materials)**  
<http://www.epa.gov/reg3hwmd/bfs/grants/index.htm>
- **FY09 ARC Frequently Asked Questions (FAQ) -**  
<http://www.epa.gov/brownfields/publications/fy2009faqs.pdf>



# Want More Information?

- Get on our mailing list!
- Receive our quarterly e-newsletter *Land Revitalization Update*
- Receive notices about annual application assistance sessions.

The thumbnail shows the cover of the 'Land Revitalization Update' newsletter for EPA Region 3, Mid-Atlantic States, Spring 2007. It features the EPA logo and a list of 'Top Stories' including articles on petro sites in Charleston, WV; a land swap in Lancaster County, Pa.; and a residential site makeover in D.C. Other sections include 'EPA Awards \$5 Million to BF Projects', 'The Feds and the District Hold a Land Swap', 'From Pipe Bending to Pizza Making', 'Rules and Tools', 'Shopping for a Superfund Site?', 'Biz of Brownfields Conference Showcases Real World Solutions', 'Making Your BF Green: A New Webguide to Sustainable Reuse', and 'Don't Miss It — Deadlines and Events'. A sidebar at the bottom right contains information about a Brownfield Project Award and subscription details.

## Land Revitalization Update

EPA Region 3, Mid-Atlantic States  
Spring 2007

Land Revitalization Update is a quarterly electronic newsletter highlighting news, resources and policies impacting cleanup and reuse of contaminated properties in the Mid-Atlantic region. To read the articles in this issue, click on the titles below. To subscribe or unsubscribe to this publication, see instructions at the bottom.

### Top Stories — News and Happenings

<b><u>Charleston, WV Hones in on Best Petro Sites for Reuse</u></b> The city inventoried 461 sites potentially contaminated with petroleum. They will eventually narrow the field to six for possible redevelopment. Learn how they're doing it.	<b><u>Making the Lorax Proud in Lancaster County, Pa.</u></b> The Lancaster County Conservancy had been eyeing this former railroad-owned property for years. Now, they're getting the chance to return it to Mother Earth.	<b><u>From Rifles to Residential: Former National Guard Site Gets Makeover in D.C.</u></b> For more than 80 years, Camp Simms Military Reservation in Southeast Washington, D.C. was an important element of the District's National Guard. See what's going up there now.
<b><u>EPA Awards \$5 Million to BF Projects in Mid-Atlantic States</u></b> The projects are located in Pennsylvania, Virginia and West Virginia, and cover assessments, cleanups and revolving loan funds. Nationwide EPA awarded \$70.7 million in 38 states.	<b><u>The Feds and the District Hold a Land Swap</u></b> The swap will allow the city to push forward several key projects, including a new hospital, a soccer stadium, recreational facilities at Poplar Point and land improvements near the Convention Center.	<b><u>From Pipe Bending to Pizza Making</u></b> New lunch spot unites workers at the revived Philadelphia Navy Yard. More than 70 businesses call the Yard home, and now workers have a "cafeteria" of their own.

### Rules and Tools — New Resources, Regs. and Agreements

<b><u>Shopping for a Superfund Site?</u></b> Region 3's new lien webpage tells users all they need to know about Superfund sites with liens against them. Read about The City of Blades, De. — one lucky beneficiary.	<b><u>Biz of Brownfields Conference Showcases Real World Solutions</u></b> More than 300 registrants attended the conference April 18-20 at the David L. Lawrence Convention Center in Pittsburgh.	<b><u>Making Your BF Green: A New Webguide to Sustainable Reuse</u></b> Helping communities and developers get started on the road to green redevelopment.
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### Don't Miss It — Deadlines and Events

Brownfields 2008 National Conference, May 5-7, 2008, Detroit - <http://www.brownfields2008.org>  
Reclaiming Vacant Properties: Strategies for Rebuilding American's Neighborhoods, Sept. 24-25, Pittsburgh, [www.vacantproperties.org](http://www.vacantproperties.org)  
Pennsylvania Brownfields—Putting the Deal Together 2007, Oct. 2 & 3, Harrisburg, Pa. For info. or to speak at the conference, contact [klougee@psats.org](mailto:klougee@psats.org) or call at 717 763 0930.  
Sustainable Redevelopment in the Ohio River Valley, Oct. 1-3, Louisville, KY. Contact: [bandhauer.karen@epa.gov](mailto:bandhauer.karen@epa.gov) or call 404 562 9122.

**Is Your Brownfield Project An Award Winner?**  
Find out. Apply now for a Phoenix Award.

- 10 regional winners, 1 national winner
- go to: <http://phoenixawards.org/Application/intro.htm>
- Deadline is June 30, 2007.

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