

Show Me The Money: Leveraging Public Redevelopment Resources for Private Investment

October 9, 2018



EPA Brownfield Definition

A brownfield is a property --the expansion, redevelopment, or reuse of -- which may be complicated by the presence or **potential presence** of a hazardous substance, pollutant, or contaminant.

It is estimated that there are more than 450,000 brownfields in the United States.

Grants Stimulate Cleanup and Redevelopment

Brownfields grants continue to serve as the foundation of EPA's Brownfields Program. These grants support revitalization efforts by funding environmental assessment, cleanup, and job training activities.

- [Brownfields Assessment Grants](#) provide funding for Brownfields inventories, planning, environmental assessments, and community outreach.
- [Brownfields Revolving Loan Fund Grants](#) provide funding to capitalize loans that are used to clean up brownfields.
- [Brownfields Cleanup Grants](#) provide funding to carry out cleanup activities at brownfield sites owned by the applicant.
- Brownfields [Area-Wide Planning Grants](#) provide funding to communities to research, plan and develop implementation strategies for cleaning up and revitalizing a specific area affected by one or more brownfields sites.
- [Brownfields Job Training Grants](#) provide environmental training for residents of Brownfields communities.



Camden, NJ

Assessment Grants

Assessment Grants provide funding for a grant recipient to inventory, characterize, assess, conduct a range of planning activities, develop site-specific cleanup plans, and conduct community involvement related to brownfield sites.

The City of Camden received an initial investigation funded with \$200,000 of EPA Assessment Grant funding that was awarded to NJ DEP for the Harrison Avenue Landfill. Thanks to additional funding from several agencies, the site is now home to the Salvation Army Ray & Joan Kroc Corps Community Center.

Brownfield Assessment Grants

	ASSESSMENT
Applicant Eligibility	Government, Quasi Government, Regional Council, Tribe
Amount of Funding Available	Community-wide Up to \$200,000 for hazardous substances, OR Up to \$200,000 for petroleum, OR Up to \$300,000 for a combination of hazardous substances AND petroleum (not to exceed \$200,000 for either type) Site-specific Up to \$200,000 or up to \$350,000 with a waiver Assessment Coalition Up \$600,000
Cost share Requirement	N/A
Period of Performance	3 years
Common Eligible Grant Activities	inventory, characterize, assess, reuse planning, cleanup planning, and conduct community involvement



Cleanup Grants provide funding for eligible entities to carry out cleanup activities at brownfield sites. An applicant must own the site for which it is requesting funding.

Gloucester City, NJ

Cleanup Grants

Gloucester City was awarded a \$200,000 Cleanup Grant for the Former Rug Factory site in 2003. They received a Remedial Action Outcome (RAO) in September 2010 for unrestricted use. In May 2015 they broke ground for redevelopment as a middle school. It opened on August 15, 2017.

Brownfield Cleanup Grants

	CLEANUP
Applicant Eligibility	Government, Quasi Government, Regional Council, Tribe, Non-profit
Amount of Funding Available	Single-site <ul style="list-style-type: none">Up to \$200,000 per site Multi-site <ul style="list-style-type: none">Up to \$200,000 per proposal Up to 3 proposals totaling \$600,000 
Cost share Requirement	20% cost share
Period of Performance	3 years
Common Eligible Grant Activities	cleanup activities, reuse planning, and community involvement



Harrison, NJ

Revolving Loan Fund Grants

Revolving Loan Fund (RLF) Grants provide funding for a grant recipient to capitalize a revolving loan fund and to provide sub-awards to carry out cleanup activities at brownfield sites. When loans are repaid, the loan amount is returned into the fund and re-lent to other borrowers, providing an ongoing source of capital within a community.

Redevelopment of the Harrison Train Station Hub would not be possible if it were not for the Hudson County Revolving Loan Fund Program. This program offered a \$150,000 loan which allowed for the cleanup of a portion of the site. The site is part of an area-wide redevelopment that is currently underway.

Brownfield Revolving Loan Fund Grants

	REVOLVING LOAN FUND
Applicant Eligibility	Government, Quasi Government, Regional Council, Tribe, Non-profit
Amount of Funding Available	Community-wide <ul style="list-style-type: none">• Up to \$1,000,000 RLF Coalition <ul style="list-style-type: none">• Up to \$1,000,000
Cost share Requirement	20% cost share
Period of Performance	5 years
Common Eligible Grant Activities	capitalize a RLF program; provide loans and subgrants to carry out cleanup activities



St. Nicks Alliance - Brooklyn, NY

Environmental Workforce Development and Job Training Grants

Through the EWDJT Program, graduates develop the skills needed to secure full-time, sustainable employment in various aspects of hazardous and solid waste management and within the larger environmental field, including sustainable cleanup and reuse, water quality improvement, chemical safety, and emergency response. These green jobs reduce environmental contamination and build more sustainable futures for communities.

Environmental Workforce Development and Job Training Grants

	ENVIRONMENTAL WORKFORCE DEVELOPMENT AND JOB TRAINING
Applicant Eligibility	Government, Quasi Government, Regional Council, Tribe, Non-profit, Universities
Amount of Funding Available	Community-wide <ul style="list-style-type: none">• Up to \$200,000
Cost share Requirement	N/A
Period of Performance	3 years
Common Eligible Grant Activities	Eligible activities include training, recruitment, and screening of residents impacted by brownfields. Training may include: <ul style="list-style-type: none">• Occupational Safety and Health Administration (OSHA) 40-hour Hazardous Waste Operations and Emergency Response• Superfund and brownfields site-specific assessment and cleanup• Environmental health and chemical safety• Mold remediation, Lead and asbestos abatement• OSHA disaster site worker and emergency response• Leaking underground storage tank removal

Anticipated FY 2019 Timeline

- **Late October – Early November, 2018:** Proposal submission deadline*
- **April – May 2019:** Selections announced
- **May – June 2019:** Workplans and grant paperwork submitted
- **July – October 2019:** Grants awarded/funds become available

*Environmental Workforce Development and Job Training Grants have a later proposal submission/



Targeted Brownfields Assessments

EPA's Targeted Brownfields Assessment (TBA) program helps states, tribes, and municipalities minimize the uncertainties of contamination often associated with Brownfields. This program supplements other efforts under the Brownfields program to promote the cleanup and redevelopment of brownfields.

TBAs are conducted by an EPA contractor on behalf of an eligible entity. Services include site assessments, cleanup options and cost estimates, and community outreach. Services are for an average of \$100,000. The sites for this program are selected locally, once a year.

Brownfields Laws and Regulations

2018 BUILD Act

The Brownfields Utilization, Investment and Local Development (BUILD) Act was enacted on **March 23, 2018** as part of the Consolidated Appropriations Act, 2018. The BUILD Act reauthorized EPA's Brownfields Program, and made **amendments to the 2002 Small Business Liability Relief and Brownfields Revitalization Act**. Authorized changes affect brownfields grants, ownership and liability provisions, and State & Tribal Response Programs. EPA is developing policy guidance to implement the BUILD Act.

2018 BUILD ACT (Highlights)



Bigger cleanup grants

Now up to \$500,000.



Non-profits can now apply for assessment and RLF grants, as well as LLCs and community development entities that are non-profit.



Administrative costs can be funded by up to 5% of the grant award.



Multi-purpose grants

(assessment and cleanup combination) up to \$1M can be offered.



Authorized new grant program

available to states to provide training, technical assistance or research for small communities (population $\leq 15,000$). Maximum of \$20,000 per community.



Publicly owned sites acquired prior to Jan 11, 2002 can apply as long as the entity is not responsible for the contamination.



New ranking criteria focusing on renewable energy or energy efficiency projects and waterfront developments.



More certainty of liability protection for local or state governments that take control of contaminated sites. No longer has to be “involuntary” acquisition.



For petroleum Brownfield sites, removed the language and requirement that they be “of relatively low risk” in order to be eligible for funding.

THANK YOU!!



Your Friendly Region 2 Brownfields Team!!!