

Building a Brownfield Program: A Vacant to Vibrant Webinar Series with CCLR and EPA

Funding Brownfield Revitalization: Identifying Sources, Crafting Proposals, and Building Partnerships

9th July 2025



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**CENTER FOR CREATIVE
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This is a recorded webinar!

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Learning Objectives

Understand how EPA brownfield funding and technical assistance can support project success.

Gain skills and understanding to start drafting your brownfield grant application.

Learn which project activities can be funded under brownfield grants and programs.

Get acquainted with EPA and CCLR as your partners in land reuse.



CCLR: Your Partner in Land Reuse

Our Mission is to promote the sustainable, equitable, and responsible reuse of underutilized and environmentally impacted properties.



As **US EPA's Technical Assistance to Brownfields (TAB) Provider** for R9 and R10, we educate, advocate, assist, and convene stakeholders to revitalize communities through land recycling.



EPA R9 Staff



Vacant to Vibrant, Land Renewal

Region 9 EPA *and* The Center for Creative
Land Recycling

- **Focus:** Areas or organizations we have not yet partnered with
- **Priority:** Sensitive communities facing issues like extreme weather, low employment
- **Goal:** Increase connection to EPA, increase access to brownfield federal funding



Pima County, AZ



Connect with your **PARTNERS** in Land Reuse!

Scan this QR code to schedule a
Vacant to Vibrant meeting with
EPA R9:



Brownfields Result From...

Public/Commercial land uses



Gas stations, manufacturing, schools, auto repair, dry cleaners.

Which may leave behind:

Asbestos, petroleum, pesticides, volatile organic compounds (VOCs), and more.

Industry, resource extraction, and agriculture

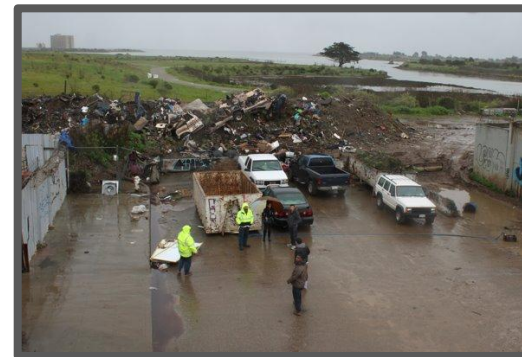


Fuel terminals, metal and salvage recycling, mines, and disasters

Which may leave behind:

Petroleum/fuels , VOCs, metals, herbicides/pesticides, and more.

Vacancy/Abandonment



Former factories, former railroads, illegal dump sites, drug labs.

Which may leave behind:

Lead-based paint, asbestos, petroleum, PCBs, solvents, pesticides and more.



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Challenges Become Opportunities

Assessment, cleanup, and safe reuse of a brownfield provides a chance to turn things around.

- **Mitigate extreme weather** by conserving open space and increasing resilient infrastructure
- **Provide housing, public parks** and space for people to live and play
- **Clean up contamination** that could impact public health
- **Create jobs** to keep residents in the community



Activities Covered by Brownfields Funding

Overview of Eligible Activities

Brownfields grants can fund a wide range of activities throughout the redevelopment process:

- **Site Inventory & Prioritization**
- **Environmental Site Assessment (ESA)**
- **Cleanup Planning**
- **Environmental Cleanup**
- **Reuse & Redevelopment Planning**
- **Community Involvement**

Each activity supports safe redevelopment by reducing environmental risk and uncertainty



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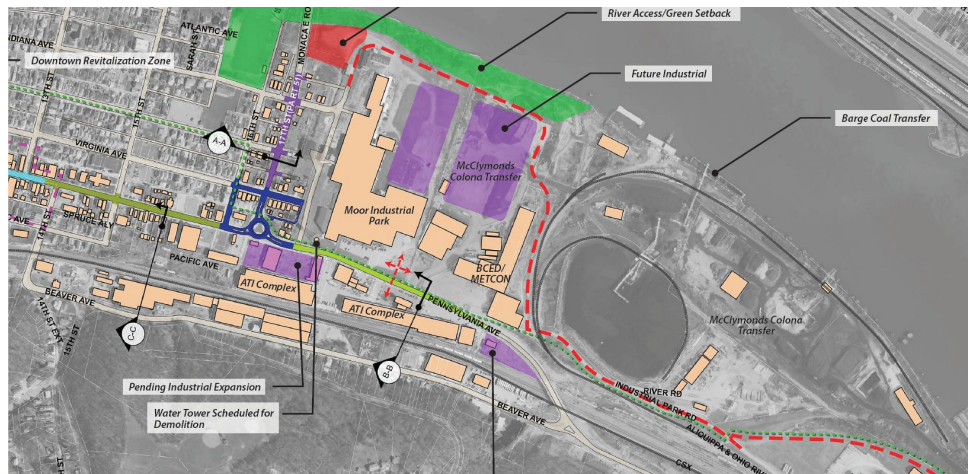


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Starting the Process: Identifying Sites

- Identifying potential brownfield sites through
 - Community input
 - Historic land use research
 - Property records
 - Environmental databases
- Developing a **brownfields inventory**
 - Documents site location, size, prior uses, known contamination
 - Prioritizes sites based on community needs and redevelopment potential



Site Assessment Activities: Phase I ESA

- **Purpose:** Identify potential or recognized environmental conditions (RECs)
- **Funded Activities:**
 - Site research (historical records, aerial photos, permits)
 - Interviews with current/past owners or occupants
 - Site reconnaissance (visual inspection)
- Must comply with **ASTM Standard** and **All Appropriate Inquiries (AAI)**
- **Outcome:** Phase I ESA Report with findings and recommendations for further investigation (if needed)



Site Assessment Activities: Phase II ESA

- **Purpose:** Confirm and quantify contamination
- **Funded activities:**
 - Soil, groundwater, or soil gas sampling
 - Laboratory analysis of contaminants
 - **Hazardous Building Materials (HBM) Survey** to identify asbestos, lead-based paint or other hazardous materials inside structures
- Evaluates human health risk, exposure pathways, or need for cleanup or site restrictions
- **Outcome:** Site characterization reports and recommendations for cleanup



Developing a Cleanup Strategy

- **Analysis of Brownfields Cleanup Alternatives (ABCA):**
 - Required for Cleanup Grants
 - Evaluates cleanup options, effectiveness, and costs
- **Cleanup Plan**
 - Site-specific remediation design
 - May include institutional controls or engineering controls
- **Should comply with local or state cleanup standards**



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WORLD-WIDE GROUP TRANSITION

Implementing Cleanup

- **Funded Cleanup Activities:**
 - Excavation and removal of contaminated soil or debris
 - Hazardous Building Materials abatement
 - On-site treatment or containment
 - Installation of vapor mitigation systems
 - Monitoring
- **Regulatory Oversight:**
 - Often performed under voluntary cleanup programs (e.g., DTSC's Voluntary Cleanup Program in California)



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Planning for Redevelopment

- **Eligible Reuse Planning Activities:**
 - Market analysis
 - Feasibility studies
 - Visioning sessions or charrettes
 - Conceptual site design (e.g., site plans or renderings)
 - Infrastructure needs assessment
- **Goal:** Support informed decision-making and position sites for redevelopment funding.



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Community Involvement

- Key to successful Brownfields project:
 - Public meetings & workshops
 - Online surveys and comment periods
 - Newsletters and fact sheets
- Required for many grant-funded activities
- Builds trust, improves project outcomes, and ensures equitable development



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EPA Brownfields Programs

Site Identification

Assessment

Planning

Cleanup

Revitalization

**NOFO typically
announced in
September!**



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WORLDWIDE GROUP TRANSITION

Grant Type	Maximum Project Period	Maximum Amount per Grant	Estimated Awards	Total Per Grant Type - Bipartisan Infrastructure Law Funds	Total Per Grant Type - Regular Appropriated Funds
Multipurpose	5 years	\$1,000,000	20	\$20,000,000	
Community-wide Assessment	4 years	\$500,000	70	\$35,000,000	
Assessment Coalitions	4 years	\$1,500,000	39		\$58,700,000
Community-wide Assessment Grants for State and Tribes	5 years	\$2,000,000	18	\$35,000,000	
Cleanup	4 years	\$500,000	10	\$5,000,000	
Cleanup	4 years	\$4,000,000	26	\$102,000,000	



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Assessment Grants

Activities: Brownfields Inventory, Phase I/II assessments, community outreach, cleanup and redevelopment planning

Funding Type: Community-Wide, Coalition, States/Tribes

Amount: \$500,000, \$1.5M, \$2M



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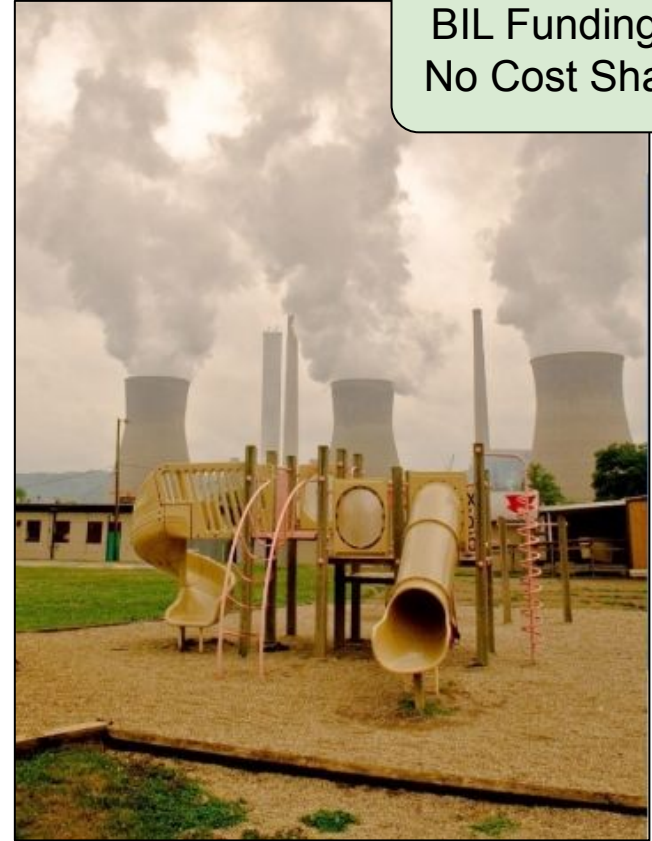
Cleanup Grants

Activities: Site cleanup, community involvement, regulatory oversight fees, reuse planning.

Requirements: Site ownership, sufficient site characterization, community notification

Amount: \$500K; \$4M

BIL Funding =
No Cost Share



Multipurpose

Activities: combination of assessment and cleanup activities

Requirements: One Phase II environmental site assessment; One brownfield site cleanup; An overall revitalization plan, including a reuse strategy for one or more sites

Amount: \$1M

BIL Funding =
No Cost Share



Revolving Loan Fund (**not offered in FY26**)

Activities: Loans and subgrants for site remediation; privately-held sites can be eligible for loans; Recipients must effectively administer loans and manage program income

Requirements: At least 50% of funding must go to loans

Amount: **\$1M** + supplemental funding over time



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Reminder:

Applying
for
multiple
grant
types

FY25 Eligibility Chart for Existing Grant Recipients

MY ORGANIZATION CURRENTLY HAS		In FY25, can I also apply for...?						
		Community-wide Assessment Grants for States and Tribes	Community-wide Assessment Grant	Assessment Coalition Grant (Lead)	Non-Lead Member of an Assessment Coalition	RLF Grant	Non-Lead Member of an RLF Coalition	Cleanup Grant
Multipurpose Grant	→	Yes	Must draw down 70% of each MP Grant	Must draw down 70% of each MP Grant	Must draw down 70% of each MP Grant	Yes	Yes	Must draw down 70% of each MP Grant
Community-wide Assessment Grants for States and Tribes	→	Must draw down 60% of each CWAGST Grant	Not eligible	Not eligible	Not eligible	Yes	Yes	Yes
Community-wide Assessment Grant	→	Yes	Must draw down 70% of each Assessment Grant	Must draw down 70% of each Assessment Grant	Must draw down 70% of each Assessment Grant	Yes	Yes	Yes
Assessment Coalition Grant (Lead)	→	Yes	Must draw down 70% of each Assessment Grant	Must draw down 70% of each Assessment Grant	Must draw down 70% of each Assessment Grant	Yes	Yes	Yes
Non-Lead Member of an Assessment Coalition	→	Yes	Yes	Yes	Yes	Yes	Yes	Yes
RLF Grant	→	Yes	Yes	Yes	Must draw down 70% of each RLF Grant	Not eligible	Not eligible	Yes
Non-Lead Member of an RLF Coalition	→	Yes	Yes	Yes	Yes	Not eligible	Not eligible	Yes
Cleanup Grant	→	Yes	Yes	Yes	Must draw down 70% of each Cleanup Grant	Yes	Yes	Yes, for a site that has not previously received Cleanup Grant funding

Note: Applicants must also meet all threshold criteria outlined in Section III. of the RFA. If you plan to apply for more than one grant type, please refer to the FY25 MARC Grant Eligibility Chart for Multiple Applications chart to determine which grant(s) are available to you.



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Eligibility Requirements

Applicant Eligibility:

- Local government
- Non-Profit 501(c)(3)
- Regional councils or groups of local governments
- Redevelopment agencies
- States
- Federally recognized Tribes
- Qualified community development entities

Site Eligibility Requirements:

- Applicant cannot be liable for the contamination
- Cannot be on the National Priority List
- Cannot be subject to ongoing court orders
- Applicant must be sole owner of site (cleanup grants)
- Site must have reuse potential



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State and Tribal Response Program “128(a)”

Funding can assist Tribes with:

- developing basic **administrative infrastructure**
- controlling **illegal open dumping**
- developing **emergency response plans**
- abating/removing leaking **underground storage tanks**
- addressing **methamphetamine** response and cleanup
- addressing **air pollution**
- **cleanup and reuse** of contaminated land

148 federally
recognized
Tribes in R9!



Technical Assistance - Targeted Brownfields Assessment (TBA)

Free EPA contractor assistance on behalf of an eligible entity. Services include site assessments (Phase I/II ESA), cleanup options and cost estimates, and community outreach.

Available: rolling basis; non-competitive



Other EPA Programs

RE-Powering America's Lands

- encourages renewable energy development on current and formerly contaminated lands, landfills, and mine sites when such development is aligned with the community's vision for the site
- Identify sites with RE-Power Mapper

Underground Storage Tanks

- UST finder map
- Resources for UST owners
- Information on corrective action for UST releases



Philanthropic Funding

- Provides financial resources for environmental cleanup
- Supports construction and redevelopment after cleanup
- Enhances community development efforts
- Complements public funding and local initiatives
- Promotes sustainable redevelopment practices

The Kresge Foundation
The Rockefeller Foundation
Bloomberg Philanthropies
The Surdna Foundation
The Robert Wood Johnson Foundation
The Doris Duke Charitable Foundation



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CCLR's Guide to Creating a Park



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How to Build a Creative Funding Strategy



Step 1: Understand

what's required to build a park, including the development process, your site, your community, and your vision (pg.6)



Step 2: Identify

funding sources that match your project's characteristics (pg.12)



Step 3: Sequence & Stack

applicable funding sources into a comprehensive Creative Funding Strategy (pg. 16)



Step 4: Secure

the identified funding opportunities (pg.17)



Step 5: Manage

to ensure your project/organization meets all funding requirements (pg.18)



Federal, State, Local Partners: What Are the Roles?



EPA

Award grants, offer technical assistance and provide tools and guidance



States and Tribes

Set cleanup standards, develop environmental policy and oversee and approve site cleanup and reuse decisions



Community or Nonprofit

Use EPA grants, technical assistance and other federal, state and local funds



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Who Are Your Federal Partners?

Other Federal Agencies Supporting Redevelopment

- **HUD** (U.S. Department of Housing and Urban Development)
 - CDBG grants (especially for housing & infrastructure)
 - Section 108 Loan Guarantee
- **EDA** (Economic Development Administration)
- **USDA** (U.S. Department of Agriculture)
 - Rural Development programs
- **DOT** (Department of Transportation)
 - Infrastructure & transit-oriented development
- **NPS** (National Park Service)
 - Park development



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Who Are Your State Partners?

Key State Agencies Supporting Brownfields Redevelopment

- **California DTSC** (Department of Toxic Substances Control)
- **ADEQ** (Arizona Department of Environmental Quality)
- **HDOH** (Hawaii Department of Health)
- **NDEP** (Nevada Division of Environmental Protection)



NEVADA DIVISION OF
**ENVIRONMENTAL
PROTECTION**



Local & Regional Brownfields Partners

How Local Governments & Organizations Support Redevelopment

- **Cities & Counties**
 - Site control, zoning changes, permitting, local incentives
- **Community-Based Organizations (CBOs)**
 - Community outreach & engagement
 - Identifying reuse priorities
- **Regional Planning Commissions / Councils of Governments (COGs)**
 - Regional economic development strategies
 - Infrastructure planning & funding coordination
- **Tribal Governments**
 - Lead redevelopment on tribal lands
 - Access unique tribal funding programs



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It Takes A Team: Brownfields Redevelopment is a Collaborative Effort

Partnership is Essential for Success:

- Federal, state, tribal, and local governments
- Regional agencies and planning groups
- Private developers and investors
- Community organizations and residents

Collaboration helps:

- Pool funding & resources
- Align redevelopment goals
- Build long-term community trust



CCLR can double your chances of receiving an EPA Brownfield Grant!

What we do for you:

- Review your narrative
- sample score each section
- support budget development
- answer any questions you have

*CCLR helped communities in R9 and 10 secure over **\$22 million** in EPA grants in the FY24 cycle.*

We improve your odds of winning in a very competitive grant cycle

i. Resources Needed for Site Reuse	10	Describe the applicant's eligibility for monetary funding from other .	2	1		The extent to which the applicant is eligible for monetary funding from other sources, and the extent to which the grant will stimulate the availability of additional funds for environmental assessment or remediation, and subsequent reuse of the proposed site(s). The relevancy and degree to which the identified funding resources will substantially advance the current state of the proposed site(s) toward completed remediation and/or revitalization. The degree to which the state of the proposed site(s) is discussed in the Narrative. (Not to exceed 100 words. Do not duplicate sources that are listed in 3.b. Description of tasks/activities and other sources used to meet the cost share. Additionally, responses may only earn full points when the applicant has resources that are secured, significant, and relevant to the project.
		Describe how the grant will stimulate the availability of additional funds for environmental assessment or remediation, and subsequent reuse (e.g. demolition, redevelopment activities, etc.) of the proposed site(s)	3	2	1	
		Identify key funding sources that are relevant to the proposed site(s)				
ii. Use of existing infrastructure	5	Attach documentation that substantiates secured commitments of leveraged funding.				The extent to which the applicant is eligible for monetary funding from other sources, and the extent to which the grant will stimulate the availability of additional funds for environmental assessment or remediation, and subsequent reuse of the proposed site(s). The relevancy and degree to which the identified funding resources will substantially advance the current state of the proposed site(s) toward completed remediation and/or revitalization. The degree to which the state of the proposed site(s) is discussed in the Narrative. (Not to exceed 100 words. Do not duplicate sources that are listed in 3.b. Description of tasks/activities and other sources used to meet the cost share. Additionally, responses may only earn full points when the applicant has resources that are secured, significant, and relevant to the project.
		Describe how this grant will stimulate the availability of additional funds for environmental assessment or remediation, and subsequent reuse (e.g. demolition, redevelopment activities, etc.) of the proposed site(s)				
		If additional infrastructure needs are key to the revitalization plans for the proposed site(s), describe the infrastructure needs and funding resources that will be sought to implement that work.	n	2	2	



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Preparing a Competitive Application

1. **Think "Headline News"** and make a strong statement at the beginning of each section.
2. **Make it easy** on the reviewers!
3. **Provide a story arc** - Tell them about your community in a compelling way and provide the information they want in the appropriate section.
4. **No embellishment** – be careful of adjectives and adverbs. Emphasize your point using facts, statistics, data!
5. **Maintain consistency!** Your timeline, tasks, and budget should align.
6. **Get help!** Ask key stakeholders to review it and send your best draft early to CCLR!



Upcoming Events!



CALIFORNIA LAND RECYCLING CONFERENCE

Transforming Land, Empowering Communities
September 16-18, 2025 | Carson, CA



PERFECT PITCH

Apply by June 27th for a chance to win up to \$50,000
in Free Brownfield Project Support!

National Brownfields Training Conference: Chicago Aug 5-8

Perfect Pitch is Supported by the Technical Assistance to Brownfields (TAB) Program,
which provides free technical assistance to brownfields communities nationwide.



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CONTACT

The **Vacant to** **Vibrant** team



Devyn.rainwater@cclr.org



James.Brooklyn@epa.gov



Steinbrecher.Stephanie@epa.gov



cclr.org



EPA.gov

Question & Answer



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