

East Central Brownfields Coalition Request for Services



In May 2016, ECIA (as the lead Coalition partner) received a U.S. EPA Brownfields Assessment grant in the amount of \$600,000 to conduct Phase I and Phase II environmental site assessments for local governments and non-profits within the region. While the grant has a focus on Jackson and Clinton Counties, all communities within the five county region are eligible for services.

A brownfield is: a property of which the expansion, redevelopment, or reuse of may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Brownfields are generally abandoned, idle or underused properties, or vacant land where a facility once stood. Often times these properties are considered “blight”. Residential land can also be considered brownfields if they meet the definition of above. This is generally the case with vacant properties where redevelopment is planned and there is the perception that the former occupant used or stored hazardous or petroleum products.

If you believe you have a site that may qualify as a brownfield and would like to request assessment services under the grant, please complete this information form and **return to: Jenna Soyer, Municipal Relations Coordinator, jsoyer@ecia.org**. If you have multiple sites, please fill out a form for each. You may attach additional pages. If you have a potential site but are unsure if it would qualify, please do not hesitate to contact Jenna at the email above or 563-690-5771. Applications will be reviewed promptly and you will be contacted within two weeks regarding approval, requests for additional information, and/or next steps.

Sites do not need to be owned by the municipality or non-profit to qualify and no local match is required for assessment services. Municipalities and non-profits may submit an application on behalf of a private owner where the redevelopment or reuse of the property is in the interest of the community. Public-private partnerships are encouraged.

Application for Services

Section 1: Applicant Information

1. Type of applicant:

- | | |
|---------------------------------------|--|
| <input type="checkbox"/> Municipality | <input type="checkbox"/> 28E Organization |
| <input type="checkbox"/> County | <input type="checkbox"/> Area development corporation (non-profit) |
| <input type="checkbox"/> Non-Profit | |

2. Applicant Contact Information

Name:	
Organization:	
Phone:	Email:

3. Non-Profits Only: Local government contact who can demonstrate support for this project

Name, Title:	
Organization:	
Phone:	Email:

Section 2: Services Requested

1. Please select what services you would like to receive (check all that apply):

Services provided at each site will be capped at \$30,000. A Phase I generally costs \$2,500-\$3,000, while Phase IIs can range anywhere from \$8,000 - \$30,000 depending on the complexity and size of the site.

- | | |
|--|--|
| <input type="checkbox"/> Phase I – site environmental history review | <input type="checkbox"/> Air Quality/Vapor Testing – testing for potential vapors from contamination |
| <input type="checkbox"/> Phase II – soil/groundwater testing | <input type="checkbox"/> Clean up Planning – recommendations for cleanup alternatives based on sampling results |
| <input type="checkbox"/> Asbestos Inspection Survey | |
| <input type="checkbox"/> Lead-Based Paint Testing – for building renovation, not demolition | |

2. Consultant Selection:

As part of the grant, ECIA has procured a consultant through a competitive process to save communities in the region time and resources, and to ensure quality assessments that are in-line with EPA requirements. However, on a limited basis, ECIA will allow communities to utilize existing consultants already working on a site, to save resources in mobilizing a second consultant. The following additional criteria are required in these cases:

- The applicant must certify that the consultant was hired through a competitive procurement process.*
- The consultant must develop a Quality Assurance Project Plan, Site Assessment Plan, and Health and Safety Plan to be approved by the EPA before work can begin.*
- ECIA will oversee the consultant’s work, will review all reports and submit to the EPA, and will receive and pay invoices directly.*

Please select how you would like to receive free services:

- I am requesting free services utilizing ECIA’s consultant
- The city/county has already selected a consultant through a competitive procurement process, and would like to continue to have them work on the site.

I _____ certify that the consultant was hired through the city/county’s normal procurement process.

Signature

Date

City/County Consultant Contact Information:

Name of Project Manager:	
Organization:	
Phone:	Email:

Section 3: Site Information

1. Site Location

Name of Site (if applicable):		
Site Address(es):		
City:	County:	
Parcel ID(s):		Size (acres):

2. Ownership: Is the applicant the property owner?

Yes

How was the property acquired?

Back taxes

Direct purchase or donation

Eminent domain

Other _____

Was Phase I or other due diligence conducted prior to acquisition? Yes No

No

Current Owner Information

Owner (Individual or Organization):	
Contact Person (if Organization):	
Phone:	Email:

3. Most Recent Past Owner (if known):

Owner (Individual or Organization):
Contact Person (if Organization):
Address:

4. Is the property currently vacant? Yes No

5. Current Use (check all that apply)

Industrial

Public Facility

Other _____

Commercial

Vacant (no structures)

Residential

Abandoned (with structures)

What is the current condition and use of the property? Please be as descriptive as possible.

6. What have been the past uses on the property? (Please be as specific as possible including approximate dates of operation of each use and business names)

7. What impact has this site had on the community? (e.g. contributed to blight, public health hazard close to schools or residences, no interest in redevelopment because of condition, lost taxes, etc.)?

8. Are there plans for redevelopment or is there an interested buyer for the property?

Section 4: Environmental Information

1. Is this owner likely to give access to the property for testing? Yes No Maybe

2. Has there been previous environmental testing at the site?

Yes

Please provide information on the date of testing, findings and any recommendations for further testing. You may attach previous environmental assessment reports or executive summaries.

No

What are the suspected contaminants based on past/current uses? (e.g Hazardous, petroleum, asbestos, lead, solvents, etc.)

Section 5: Additional Eligibility Information

These questions must be answered to assist the EPA/IDNR in determining eligibility of the site.

1. Has a responsible party been identified through a previous investigation or judgement?

Yes No Unknown

2. Did the applicant cause or contribute to the contamination on site? Yes No Unknown

3. Did the current owner cause or contribute to the contamination on site? Yes No Unknown

4. Is the person who caused or is suspected to have caused the environmental contamination financially able to contribute to assessment and/or cleanup? Yes No Unknown

For ECIA Use ONLY

Date Application Received:

Date Application Approved:

HAZARDOUS Site Eligibility:

- The site is not subject to a planned or ongoing federal Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA) removal action.
- The site is not listed on the Superfund National Priority List and is not proposed for listing.
- The site is not the subject of a federal unilateral administrative order, a court order, or an administrative order on consent or judicial consent decree that has been issued or entered into.
- The site is not undergoing RCRA corrective action for hazardous waste per an order, permit or closure plan,
- The site is not a facility that is subject to the jurisdiction, custody or control of a department, agency or instrumentality of the United States, except for land held in trust by the United States by an Indian tribe.

Date Eligibility Received from EPA:

PETROLEUM Site Eligibility:

- Has the site received LUST trust fund monies for assessment or cleanup? Yes No
- Is the site currently subject to a response under the Oil Pollution Act (OPA)? Yes No
- Is the site subject to a corrective action under RCRA for underground storage tanks? Yes No
- Has a responsible party been identified through an: 1) unresolved judgement in a court of law or administrative order; 2) unresolved enforcement action by federal or state authorities; or 3) an unresolved citizen suit, contribution action or third party claim? Yes No

Date Eligibility Received from DNR:

Date Concurrence Received from EPA: