



Brownfields
made easy.

 **Cardno®**



We partner with communities
to build successful, sustainable
brownfield programs.



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

Have Brownfields?

We can help.

Abandoned and/or underutilized textile mills, gas stations, dry cleaners, factories, warehouses, and other sites represent types of blighted areas that negatively impact communities across the country. The redevelopment of these idle brownfield properties is often hampered by real or perceived environmental contamination. The U.S. Environmental Protection Agency (EPA) provides a range of funding programs for local governments and non-profit groups to encourage the assessment, cleanup, and redevelopment of brownfields in America's communities. See www.epa.gov/brownfields for more information.

Leveraging Resources

Cardno partners with local governments to solve challenging brownfields problems. As one of the most experienced and largest comprehensive providers of brownfield services in the country, our experience with grant applications and other incentives, technical expertise, and program implementation will help achieve your vision for redevelopment.

We can help you take the next step by

- > assisting with grant application development and writing
- > addressing the technical and programmatic aspects of brownfields site assessments
- > assisting with the challenges associated with planning, cleanup, and supporting services
- > developing a visioning plan and a strategy for redevelopment



Poe Mill Brownfield Site





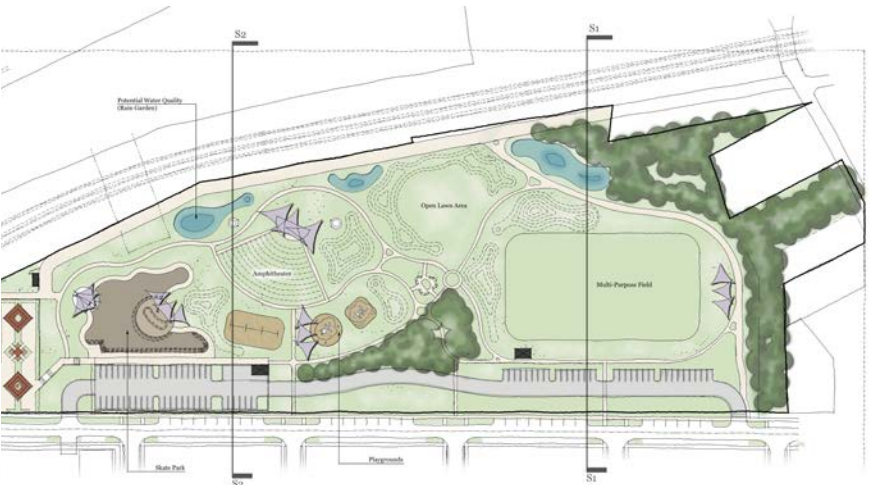
Poe Mill Brownfield Cleanup





Poe Mill Neighborhood Park

Master Plan and Planning Diagrams



EPA Grant Programs

New Enhanced Brownfields Opportunities

In March 2018, Congress passed the BUILD Act, which amends the Brownfields provisions of CERCLA, as part of the FY 2018 Omnibus Bill. The following are key provisions of the BUILD Act, which may further promote redevelopment within your community:

- > Increases funding levels for Cleanup Grants
- > Allows non-profits to also receive Assessment Grants
- > Permits up to 5 percent of administrative costs as eligible expenses
- > Creates multi-purpose grants
- > Offers Training and Technical Assistance Grants to small and rural communities
- > Opens eligibility to publicly owned sites acquired prior to January 11, 2002
- > Enhances application criteria for renewable energy sites and waterfront sites impacted by flood plain issues

Assessment Grants

Amount: \$300,000 | Period: 3 Years

Assessment grants provide funding for assessing brownfield properties, conducting redevelopment planning, and engaging in community outreach activities. Applications can be submitted for specific sites or for community-wide efforts. Any site within the community can be assessed with the owner's permission. The applicant does not have to own the site, and no matching funds are required. Local, state, non-profit and quasi-governmental entities are eligible to apply.

Cleanup Grants

Amount: \$500,000 | Period: 3 Years

Cleanup grants provide funding for cleanup activities at specific brownfield sites contaminated by petroleum and/or hazardous substances, pollutants, or contaminants. The applicant must own the site and provide a 20% cost share. Non-profits, tribes, and smaller communities (less than 50,000 in population) may request a waiver of the 20% cost share requirement based on hardship. Local, state, and quasi-governmental entities as well as non-profit organizations are eligible to apply.

Coalition Assessment Grants

Amount: \$600,000 | Period: 3 Years

Coalition grants provide funding to three or more entities to combine efforts and conduct assessment grant activities within their defined area with increased levels of funding.

Multi-Purpose Grants

Amount: Up to \$800,000 | Period: 5 Years

Multipurpose grants provide funding to conduct a range of eligible assessment and cleanup activities at one or more brownfield sites in a target area. Eligible expenses can include revitalization planning. The applicant must provide a cost share of \$40,000. Local, state, and quasi- governmental entities as well as non-profit organizations are eligible.

Revolving Loan Funds

Amount: \$1,000,000 | Period: 5 Years

Revolving loan fund grants enable recipients to make subgrants and low interest loans for brownfield cleanup activities. Applicants must provide a 20% cost share. Since the loans can be issued to private entities, this grant can provide an additional incentive for developers considering projects involving brownfield properties. Local, state, and quasi- governmental entities as well as non-profit organizations are eligible.

Job Training

Amount: \$200,000 | Period: 3 Years

Job training grants provide funding for the recruitment, training, and placement of local residents in environmental technician occupations. Local, state, and quasi- governmental entities as well as non-profit organizations are eligible.

Winning Awards

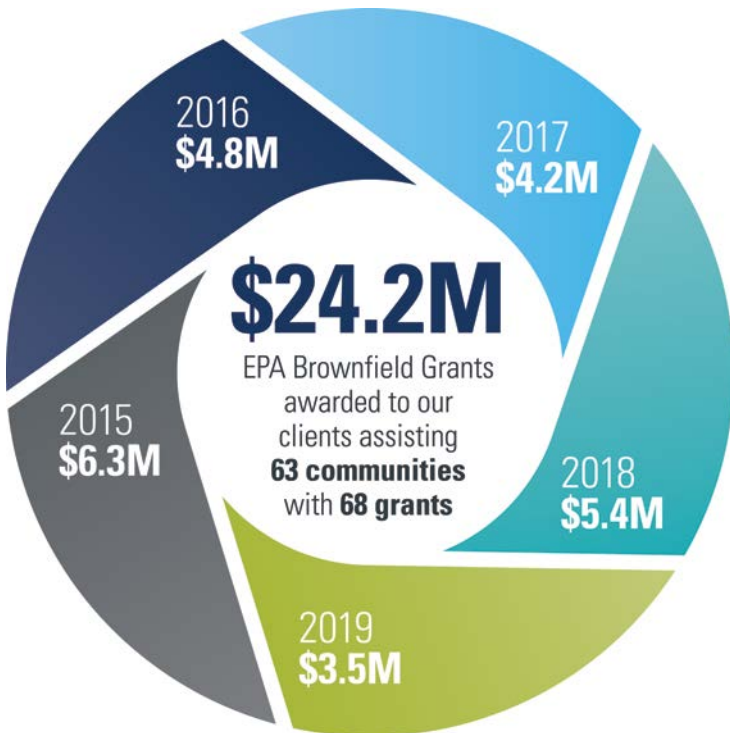
We secure funding for communities.

Pursuing and securing grant awards can be challenging for local governments with limited resources; therefore, we often develop EPA brownfield grant applications at **no cost** to our clients. We have a long history of writing successful EPA brownfields grants, and over the last ten years we have maintained an approximately 60% award rate on applications we write, securing tens of millions of dollars for communities.



Brownfield grant applications are extensive, and the reviewers are looking for specific requirements during their evaluation. We have the tools and experience to develop a well-written, compelling application.

We have successfully secured over \$62 million in EPA brownfield grants for more than 110 communities, while leveraging an additional \$40+ million of other funding sources to achieve cleanup and redevelopment goals. This includes more than **\$24 million in the last five years**. We have provided grant writing support, environmental services, and redevelopment and cleanup planning to these communities.



Property Identification

We see redevelopment potential.

Cardno will work with the local government and the community to create a brownfields inventory of candidate sites for assessment and redevelopment.

Our experienced staff will help you prioritize the sites to focus your limited resources on those sites which provide the greatest return on investment for the community.

During planning, we can also identify additional potential funding sources for specialized grants and state incentives such as:

- > Community Development Block Grants (CDBG)
- > BUILD Grant - US DOT
- > REAP renewable energy - USDA
- > Sustainable communities - HUD-DOT-EPA
- > Recreational trails - FHWA - DNR
- > Multi-modal transportation - states
- > Tax credits and grants - states

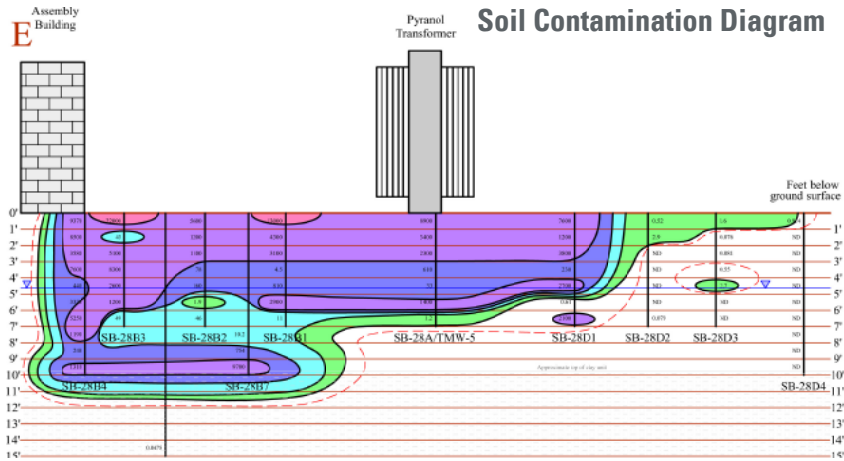
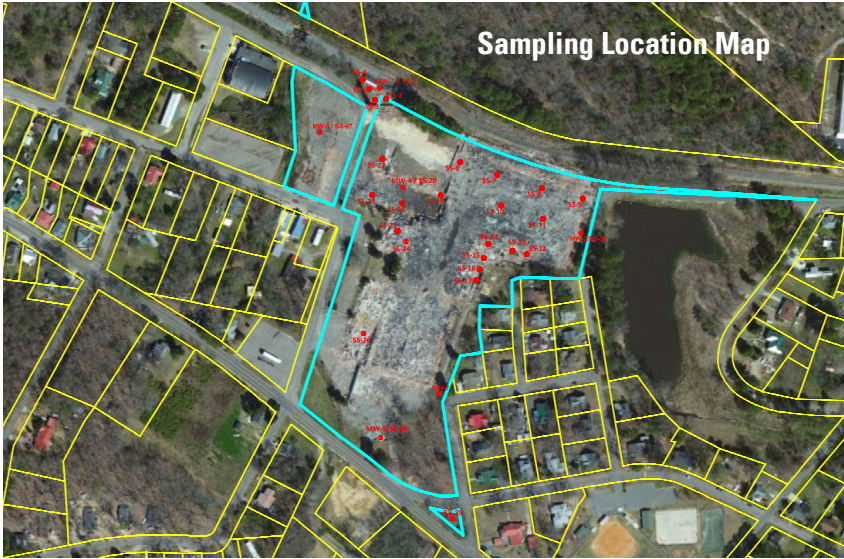


Site Characterization and Assessment

We have the technical expertise.

Brownfield assessments require more than a typical environmental background. Having supported the management of EPA brownfield programs, we know the federal and state processes required to prepare EPA-fundable scopes that ensure grant criteria are met and provide usable results.

At any potential site, Cardno can provide all the eligible environmental assessments under the grant terms, including Phase I and II environmental site assessments, asbestos-containing materials surveys, lead-based paint surveys, endangered species surveys, cultural and natural resource assessments, wetland delineations, and many more. When we perform these services, we follow applicable regulations including American Society Testing Materials (ASTM), state, and EPA guidelines.



Community Involvement Assistance

We understand your community matters.

Community involvement is a vital aspect of EPA brownfield programs, and one that requires knowledgeable and experienced staff to execute. Incorporating lessons learned and successful strategies developed from decades of experience with the EPA brownfield program, our staff can craft a customized and effective outreach and education program for your community.

Our staff is always flexible and proactive in addressing the community's needs, and we are comfortable addressing sudden changes whenever necessary.



What am I
getting in to?

Overview of the
Brownfields
Process



Cleanup and Redevelopment Planning

We focus on the end use.

Cardno will work with you to identify the best sites and potential end users because completing environmental site assessments and securing grants alone will not guarantee brownfield site redevelopment.

Following the receipt of cleanup grants, a commitment from key stakeholders and a unifying vision are also necessary. That's where we can assist in developing a visioning or redevelopment plan that

- > defines the community's needs
- > explores the market potential
- > identifies potential funding opportunities
- > develops a strategy for redevelopment

Cleanup and Remediation Activities

We do the dirty work.

Cardno has extensive experience coordinating and overseeing cleanup activities on brownfield sites. Cardno has the capacity to complete most cleanup activities or can subcontract any phase of a cleanup project and serve as your on-site supervisor.

Often remediation projects require more than the \$200,000 offered by the EPA cleanup grant, so we have also assisted our clients with finding sources of supplemental federal or state funding to complete their projects such as:

- > Community Development Block Grants (CDBG)
- > drycleaner, petroleum - state regulatory programs
- > state economic development councils or regional planning councils
- > tax credits and grants for remediation - state



From Concept to Construction

We are qualified to manage every aspect of your brownfields program.

Our team includes engineers, scientists, ecologists, archaeologists, surveyors, urban planners, landscape architects, and other staff to support your brownfield redevelopment – from concept to construction. Talk with us about where you are, where you'd like to be, and together we'll plan how to get you there.



Cardno's brownfield-redevelopment services include:

- > grant writing & funding sources
- > environmental site assessments
- > grant management & programmatic support
- > community/public outreach & visioning
- > quality assurance documentation
- > permitting
- > risk assessments
- > surveying
- > subsurface utility engineering
- > site development planning
- > remedial designs and implementation
- > source removals
- > utility coordination
- > in-situ treatment
- > demolition
- > support with voluntary cleanup programs
- > redevelopment planning
- > construction oversight

Through our relationships with state and federal environmental agencies and our experience working with property owners, we are able to effectively move brownfield properties from assessment to redevelopment. Delivering results for both large and small communities, Cardno is seen as a trusted advisor of brownfield professional services. Let Cardno develop a successful brownfield program for you.

www.cardno.com