

Do you have a brownfield?



Adare Manor, formerly Boise Marine Center, now a workforce housing development, Boise, Idaho

What is a brownfields site?

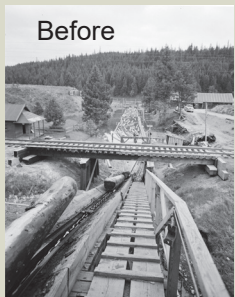
A brownfields site is “real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant.” These abandoned or underutilized properties result in wasted infrastructure and blight in urban areas and neighborhoods.

Program Success Stories

Since its Brownfields Assessment Program began, DEQ has assisted many entities by conducting environmental site assessments (ESAs), risk evaluations, cleanup planning, and cleanups.

Read more at <http://www.deq.idaho.gov/waste-mgmt-remediation/brownfields/success-stories.aspx>.

City’s Atlas Waterfront Park, Coeur d’Alene



Before

In October 2019, the City awarded a contract for \$5.8 million to T. LaRiviere Construction to create public access to an additional 3,800 feet of waterfront shoreline along the Atlas Mill site. The project is over 75% complete. Since November 2019, the

City’s contractor has screened and sorted 70,000 yd³ of sand, rock and wood from the 310,000 yd³ pile, leaving approximately 10,000 yd³ of screened soil which has been sampled. The City would like to use this 10,000 yd³ for planned residential redevelopment on-site, reducing the need to import soil from outside the project.



After

Entities Eligible for Brownfields Funding

In general, units of local government, quasi-governmental entities, government entities created by the state legislature, regional councils or general purpose groups, redevelopment agencies, development corporations, nonprofit organizations (including neighborhood associations), tribes, and states may apply for US Environmental Protection Agency (EPA) assessments, EPA-targeted brownfields assessments, Idaho Department of Environmental (DEQ) assessments, revolving loan funds, and EPA cleanup funds. Private parties can work with eligible entities to obtain funding for a site.



Site Eligibility for Brownfields Funding

With a few exceptions, sites meeting the provided brownfields site definition are eligible for assessment and cleanup funds. These sites include former gas

stations, mine sites, timber mill sites, bulk fuel storage and distribution sites, and landfills—generally any commercial or industrial site that may be contaminated with hazardous substances.

Sites not eligible for brownfields funding include the following:

- Properties listed on the National Priorities List
- Sites that are the subject of an ongoing state or federal enforcement action related to site cleanup
- Properties where the contamination is known to present a high risk to public health

Other Funding Sources

In addition to DEQ’s program, other resources are also available for brownfields assistance. To find out more, visit www.deq.idaho.gov/media/1117706/other-brownfields-funding-sources.pdf.

Brownfields Revitalization Opportunities

DEQ Brownfields Assessment Program

At no cost to the applicant, DEQ contractors conduct an assessment to determine whether the site is clean, lightly contaminated, or heavily contaminated. The assessment identifies potential cleanup options and estimates cleanup costs (if any).

What is Needed to Proceed:

- Brownfields assessment request
<http://www.deq.idaho.gov/media/1118300/brownfield-assessment-request.pdf>
- Access agreement from property owner
<http://www.deq.idaho.gov/media/1117707/brownfield-agreement-for-site-access-form.docx>

DEQ considers and responds to all assessment requests. If the request is eligible, DEQ's contractors will perform the requested assessment at no cost to the applicant and will produce a report that does the following:

- Determines the nature and extent of contamination
- Identifies potential cleanup options
- Provides a risk assessment, if needed
- Estimates cleanup costs, if any

If contamination is found, DEQ will work with the applicant to locate funding opportunities for cleaning up the property and returning it to productive use.

Brief Timeline for Assessments:

1. DEQ receives and ranks application—one week
2. DEQ works with consultants developing a task order for a Phase I Environmental Site Assessment (ESA)—two weeks
3. Contractor conducts a Phase I Environmental Site Assessment two months until final report
4. DEQ and Contractor conducts pre-phase II ESA activities—six weeks (federal requirements, scope of work, quality assurance project plan, task order)
5. Contractor conducts Phase II field work—one week to one month depending on site
6. Contractor conducts laboratory analysis of samples and development of ESA report—one to three months after field work is completed
7. Contractor provides risk evaluation and cleanup cost estimate—one to two months depending on complexity



Adare Manor

Former Immanuel Methodist Episcopal Church



Pond d'Oreille Bay Trail Brownfields Coalition Grant Project

For More Information

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Web Resources

DEQ Brownfields Revitalization Homepage

<http://www.deq.idaho.gov/waste-mgmt-remediation/brownfields/assessment-program/>

EPA Region 10 Brownfields Homepage

<https://www.epa.gov/brownfields>



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