

Tips for Successful Brownfields Grant Proposals

Webinar

October 30th, 2014



Tips for Successful Brownfields Grant Proposals

Webinar Speakers

- **Ken Brown**, *NALGEP*
- **Elizabeth Limbrick**, *New Jersey Institute of Technology*
- **Ignacio Dayrit**, *Center for Creative Land Recycling*
- **Blase Leven**, *KSU Technical Assistance to Brownfields Program*



Brownfield

Communities Network



Empowering localities to revitalize their communities through the exchange of strategies, tools, and best practices for brownfields reuse

Technical Assistance to Brownfields Communities Program

- Direct technical assistance on full range of brownfields topics -- community involvement, health impacts, finance, liability, redevelopment, and grant writing
- Tools include: workshops and webinars, one-on-one assistance, case studies, web-based tools
- *Training and review of drafts of EPA ARC grant proposals – Contact your TAB early!*



Technical Assistance Providers

New Jersey Institute of Technology (NJIT)—EPA Regions 1 and 3

Contact: Colette Santasieri 973-642-4165 santasieri@njit.edu

www.njit.edu/tab

Kansas State University (KSU)—EPA Regions 5, 6, 7 and 8

Contact: Blase Leven 785-532-0780 baleven@ksu.edu

www.ksutab.org

Center for Creative Land Recycling (CCLR)—EPA Regions 2, 4, 9, 10

Contact: Stephanie Shakofsky 415-398-1080 ext. 110 stephanie.shakofsky@cclr.org

www.CCLR.org



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.
 - Sites contaminated with hazardous substances
 - Sites contaminated with petroleum
 - Co-mingled sites



Sample Sites

- Hazardous Materials
 - Auto Shops
 - Salvage Yards
 - Illegal dump sites
 - Dry Cleaners
 - Mine Scarred Lands
 - Illegal Drug Labs
- Petroleum Sites
 - Gas Stations
 - Fuel Terminals
 - Tank Farms



Benefits of Getting a Brownfields Grant

- **Seed funding** to help communities launch brownfields programs and conduct initial site investigations at priority sites
- **Assessment funding is flexible** – can be used for multiple sites, for reuse planning, health assessments, brownfields staff, community involvement, and site investigations
- **Funding can be used to leverage other federal, state, and local revitalization funding**
- **Can help achieve multiple community objectives** – e.g., removal of blight, clean-up, transportation improvements, new affordable housing, mixed use development, new parks and open space, waterfront revitalization



Notable Changes to the Guidelines for FY15

- No RLF – solicitation for supplemental to high performing grantees in early 2015
- **Grantees awarded in 2014 (FY14) ARE eligible to apply under this competition**
- Ranking criteria restructured
- Increased emphasis on Community Need and equitable development
- Letters of Commitment from all identified community organizations that describe and affirm their roles and commitment to the project
- Continued emphasis on Livability principles
- Other Factors Checklist includes “manufacturing communities” and other area designations, and not “Climate Change Resiliency ”
- Other changes too – read and follow the guidelines!



Equitable Development

- Redevelopment should benefit the existing community – not push them out.
- What intentional strategies will you use?
 - Example: To retain residents who have historically lived within the area affected by brownfields you might include inclusionary zoning (affordable housing), rent-control, and/or a community land trust
- Also consider: improving access by residents to greenspace, recreational spaces, transit, schools, other nonprofit uses, and healthy and affordable food
 - Co-op Grocery store (healthy food and jobs)
- Consider improving employment opportunities
 - Local or First-Source Hiring (Also mention that you will follow federal procurement rules)



FY2015 Brownfields Grants

Assessment Grants

- Funds to inventory, characterize, assess, and conduct planning (including cleanup planning) and community involvement related to brownfield sites
- \$200,000 - \$600,000 per grant
- EPA estimates 165 grants totaling \$41. million

Cleanup Grants

- Funds to conduct cleanup activities at a specific brownfield site owned by the applicant
- Up to \$200,000 per site
- EPA estimates 90 grants totaling \$18.1 million



Assessment Grants

\$200,000 - \$600,000

- Site specific site assessment activities
- Community-wide
 - Inventory of sites
 - Phase I & Phase II assessments
 - Reuse, cleanup plans, and community outreach
 - May ONLY apply for 1 site-specific assessment grant but may also apply for a community-wide grant
- Coalition
 - Group of 3 or more eligible entities submit proposal under one lead coalition partner
 - Coalition partners cannot have the same jurisdiction unless they are separate legal entities
 - Coalition members are NOT eligible to apply for additional, individual Community-wide or Site-specific assessment grants
 - Must assess a minimum of 5 sites



Tips for Assessment Grants

- 50% of grants planned to be awarded to “new” grantees
- Are you deciding between communitywide and site-specific applications?
- Coalitions – find partners with common goals and commitment
- Discuss other technical assistance and resources that you have considered and why an assessment grant is necessary



Tips for Assessment Grants (Continued)

- Plan for site prioritization and assess challenges
- Anticipate the environmental oversight structure of your candidate sites or area
- Provide partners with opportunities for meaningful participation
- Assess your team's capacity to deliver
- Check and recheck your budget with your work plan



Cleanup Grants

Up to \$200,000/site

- Funding for cleanup activities
- Application Requirements
 - Phase II or equivalent (ASTM E1903-11)
 - Draft ABCA complete
 - Community Notification
 - Sole owner of the subject property by Dec 19 (fee simple title)
 - Not responsible party
 - 20% applicant cost share



Tips for Cleanup Grants

- Choose a site and project with impact
- Complete the Analysis of Brownfields Cleanup Alternatives (ABCA) soon
- Provide early notice and schedule your community meeting before December 5
- EPA will consider alternate ownership arrangement – contact them early
- Consider all the components of the remedial action, including low impact remediation and protection of the community during remediation
- Identify specific in-kind cost share or leveraging sources
- Contact job training or workforce development providers in the area



Advice on Writing the Grant Proposal

- Address Threshold Criteria ASAP
 - Contact EPA Regional staff regarding site eligibility (for site specific assessment & cleanup applications)
 - Get the State Letter
- Follow the **latest** Grant Guidelines and the Outline provided
- Use the *format* requirements! (font, pages, margins, etc.)
- Address each section and subpart – leave no blanks
- Do not assume reviewer understands your region or community, history or “issues” (no local jargon)
- Write “Newspaper style” **important points first!**
- Use TABEZ at www.ksutab.org or www.tabez.org
- Start writing it today! Proposals are due December 19, 2014.



Elements of Successful Applications

- Make a connection and create a story between your needs, impacts, project, and benefits
 - *The indicators in the Needs section should be mitigated by the project and reflected in the benefits section*
- Identify the sustainable and livability aspects of your communities' policies, plans, and practices
 - *Find the regional plan, general plan and specific plans for your project area, find the sustainable elements, and check for brownfields connections*
- Demonstrate that you can deliver
 - *Identify how and who will deliver and report on outcomes and outputs*



Assessment & Cleanup Grant FY15 Timeline

- October 16, 2014 - Guidelines/RFP Released
- December 19, 2014 - Proposals due
- Spring 2015 - Selections announced
- June-July 2015 - Workplans finalized
- September 2015 - Grants awarded



Special Tips for Small and Rural Communities

- Consider TBA or State / EPA Assistance vs. Grant?
- Regional Development assistance?
- Coalition of small communities?
- One Brownfield vs. area wide (community) approach?
- Still need documented community participation – not the “grapevine”
- Get everyone on board
- The community “Vision” can be critical – is it realistic?



Remember – Free Technical Assistance

- TAB Program

- TAB EZ: Template for Drafting EPA Assessment and Cleanup Proposals (www.ksutab.org)
- Proposal Reviews
 - Please provide 2-week notice; Review takes 3 days – 1 week (sometimes less)

- State Brownfields Programs

- Letters of Acknowledgement, site-specific eligibility determinations, and other technical assistance
 - Request NOW

- EPA Regional Brownfields Programs

- Applicant, site, and site ownership Eligibility determinations
 - Request NOW, if in doubt



EPA Webinars on FY15 AC Grants

Webinar 1:

Name: FY15 National Outreach Webinar

Date: November 5, 2015, 2:00 ET

Link: <https://epa.connectsolutions.com/fy15brownfields/>

Audio: Through web link or by phone at 1-866-299-3188; access code: 202-566-1817

Webinar 2:

Name: National TABEZ Webinar

Date: November 4, 2015, 3:00 ET

Link: <https://epa.connectsolutions.com/fy15tabez/>

Audio: Through web link or by phone at 1-866-299-3188; access code: 202-566-1817



Questions?

Contact our Speakers

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- **Elizabeth Limbrick, NJIT:** limbrick@njit.edu
- **Ignacio Dayrit, CCLR:** ignacio.dayrit@cclr.org
- **Blase Leven, KSU TAB:** baleven@ksu.edu

