

Brownfields Program Update

CCRPC Board Meeting—October 18, 2017

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CHITTENDEN COUNTY RPC
Communities Planning Together

What is a 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.**”

In most cases, the property owner is liable for clean up.



Brownfields Activities

This work is funded by EPA Brownfields Assessment Grants

- 2016: \$200K for hazardous sites and \$200K for petroleum sites over 3 years
- This grant focuses on housing and economic development in the urban core of Chittenden County



Bright Street Housing Co-op “Before”

Brownfields Activities

1. Property owners request assessments and eligibility is determined
2. CCRPC hires qualified environmental professionals to complete Environmental Site Assessments
3. Sometimes, cleanup plans are written
4. Assessment Grants do NOT pay for site cleanup



Brownfields Environmental Site Assessment (ESA)

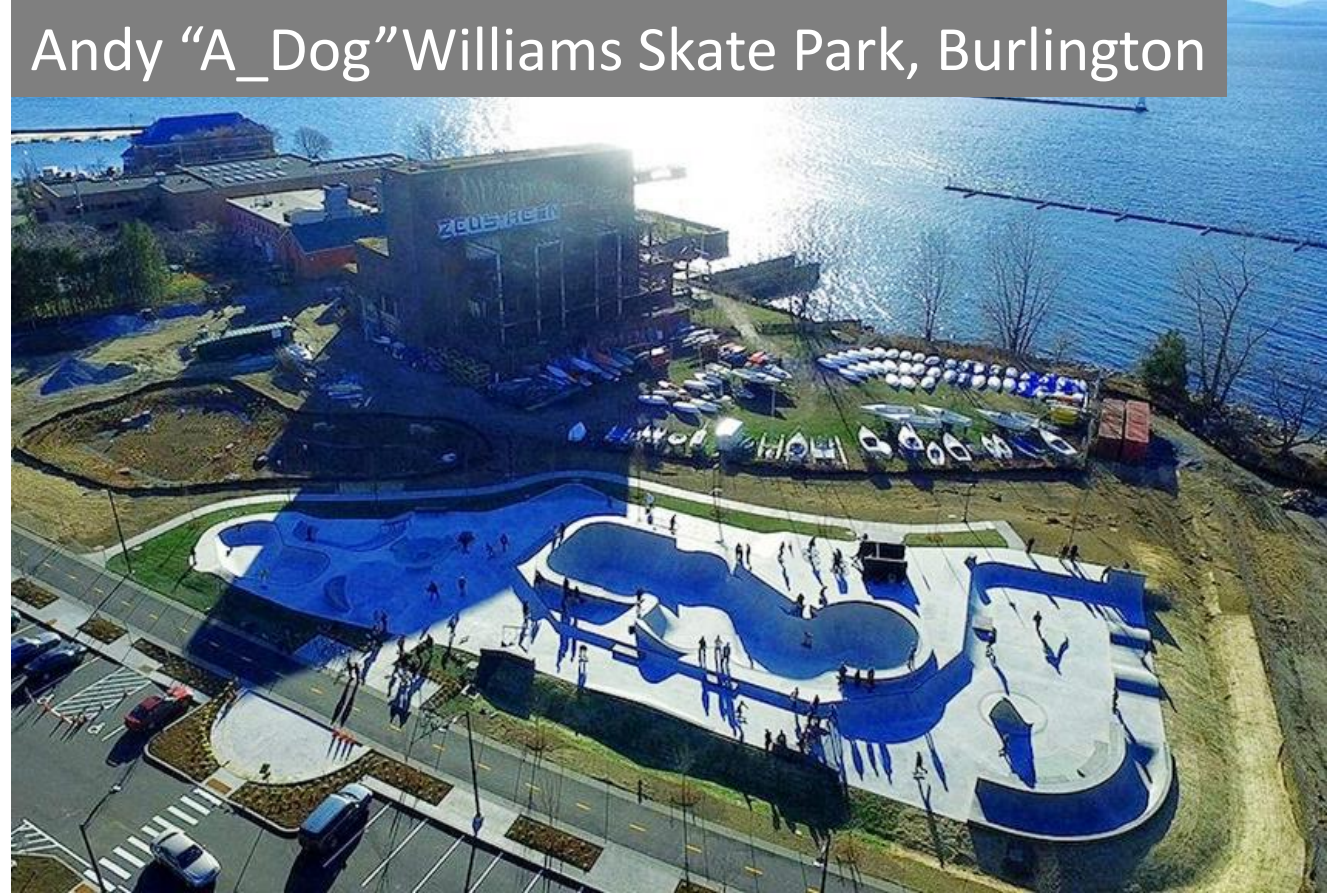
Phase I ESA: Background research and a site inspection are completed to document past uses, current conditions and whether further investigation is needed



Brownfields Environmental Site Assessment (ESA)

Phase II ESA: On-site tests are completed to look for hazardous substances or petroleum contamination, and samples of soil, water and building materials are taken to be tested for contamination

Andy “A_Dog” Williams Skate Park, Burlington



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Brownfields Environmental Site Assessment (ESA)

Cleanup Planning: Studies determine the best way to clean up the property, and cost estimates are provided



Picking Projects

Projects get points for various characteristics, including:

- Housing Potential
- Economic Impact
- Commercial Potential
- Recreation Potential

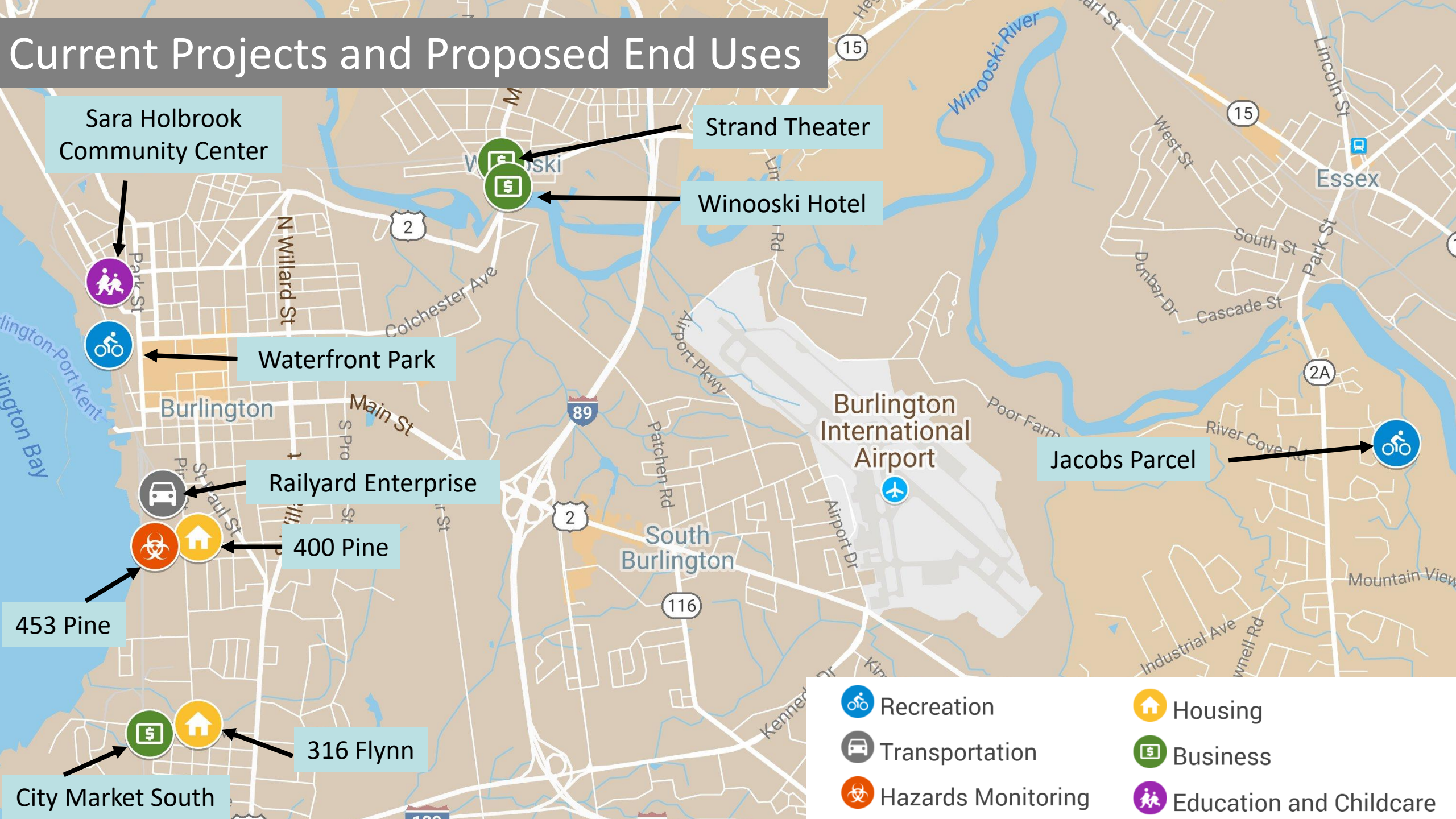
The score informs the Brownfields Advisory Committee's decision



CCRPC Technical Assistance as of 10-18-17

	Petroleum Assessment	Petroleum Cleanup Planning		Hazardous Materials Assessment	Hazardous Materials Cleanup Planning
Waterfront Park, Supplemental Phase II ESA [Burlington]				\$18,000	
City Market, 207 Flynn Ave., Soil Management [Burlington]				\$20,000	
Winooski Hotel: Phase II ESA [Winooski]	\$25,700				
316 Flynn Avenue: Phase II ESA and CAP [Burlington]				\$10,550	\$6,640
Strand Theater, 70 Main St. CAP [Winooski]					\$5,950
453 Pine Street Monitoring [Burlington]				\$4,009	
400 Pine Street, "The Vaults" Phase I ESA [Burlington]				\$3,300	
339 Pine, Railyard Enterprise Phase II ESA [Burlington]				\$27,570	
Sara Holbrook Community Center Phase I ESA [Burlington]	\$1,237			\$1,237	
Jacobs Parcel, Open Space Phase I ESA [Williston]				\$1,560	
FUNDS REMAINING	73%	100%		41%	50%

Current Projects and Proposed End Uses

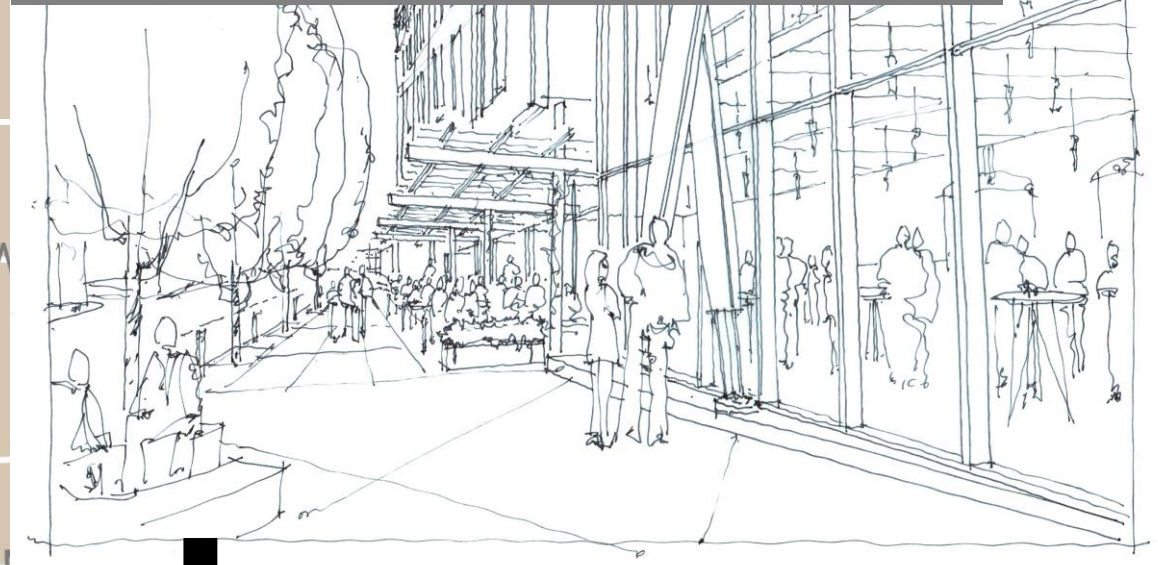


Current Grant Success Stories

Proposed – Winooski Hotel



Proposed – Strand Theater



An aerial photograph of a large, modern building under construction in an urban area. The building has a white roof and yellow and orange exterior walls. It is surrounded by parking lots, streets, and other buildings. A railway track runs along the left side of the building. The image is used as a background for a presentation slide.

Current Grant Success Stories

City Market in Burlington's South End – Phase II ESA

Current Grant Success Stories



30 units of housing at
316 Flynn Avenue,
Burlington – Phase II
ESA and Cleanup Plan



Sara Holbrook Community Center Expansion, Burlington – Phase I ESA



Questions?

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