

# SABR News

A Publication for the Brownfield Interested Party List

November 2015

## Stark County Port Authority – Former Alliance Community Hospital Project

In 1909, the initial building associated with the former Alliance Community Hospital facility was erected. The facility expanded over time until the final structural addition was constructed in 1996. The property remained engaged in patient care as a hospital facility until 2006, when all operations were relocated to the new Alliance Community Hospital facility to the south.

The Alliance Community Hospital (ACH) owns the 3.6-acre former hospital property and committed to the complete demolition and remediation of the site. In November, 2013, Stark County Port Authority received financing through the Clean Ohio Revitalization Program for demolition and remediation activities, including asbestos abatement and universal waste removal. The project was completed following the Ohio Voluntary Action Program standards and utilized Ohio EPA's 128(a) program for technical assistance. The property received a Covenant Not to Sue in July 2015. Project costs totaled more than \$1.7M including assessment, demolition and remediation.

Following completion of demolition and remediation, ACH, in partnership with Stark State College (Stark State), constructed a new 10,000-square-foot Leadership in Energy and Environmental Design (LEED) building that will serve as a consolidated satellite facility. Stark State will lease the new building for 15 years and offer credit classes and workforce training programs for health care related fields. ACH also provides the use of the new hospital's laboratory, classroom, cafeteria services and clinical rotations at no additional charge to nursing students. It is estimated that more than 1,500 students will complete course work at the new facility annually. The site is also located near the University of Mount Union, where students could continue their

education with a bachelor degree in nursing among other available fields after completing course work at Stark State. Financing for building construction was provided through the Stark County Port Authority and ACH. The new Stark State facility opened in July 2015.



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**We're on the Web!**

[epa.ohio.gov/derr/SABR/sabr.aspx](http://epa.ohio.gov/derr/SABR/sabr.aspx)



## Abandoned Gas Station Cleanup Grant

Ohio Development Services Agency, in partnership with Ohio EPA and the Department of Commerce, Bureau of Underground Storage Tank Regulations (BUSTR), is pleased to announce a resource to help clean up abandoned gas and service stations throughout Ohio.

The Abandoned Gas Station Cleanup Grant will provide funding to assess and clean up BUSTR Class C sites (underground storage tanks with documented petroleum releases). Local government entities who own the eligible property or who have an agreement with the landowner may apply. The applicant and property owner cannot have contributed to the prior release of petroleum or other hazardous substance on the site.

Eligible activities include up to \$100,000 for assessment and up to \$500,000 for cleanup. Other eligible activities include costs to empty or remove underground storage tanks, abatement of asbestos, lead or other contamination, demolition and site clearance.

Priority will be given to vacant gas or service station projects where cleanup provides the greatest environmental, community and economic impact. Applications open in January 2016. If you have questions about the grant, please contact Erin Hazelton at (614) 728-1258 or [Erin.Hazelton@development.ohio.gov](mailto:Erin.Hazelton@development.ohio.gov).

## Federal Grant Opportunities

### Announcing New Request for Proposals - FY 2016 Brownfields Assessment, Revolving Loan Fund and Cleanup Grant Guidelines

These brownfields grants may be used to address sites contaminated by petroleum and hazardous substances, pollutants or contaminants (including hazardous substances co-mingled with petroleum). Opportunities for funding are as follows: Brownfields Assessment Grants (each funded up to \$200,000 over three years; Assessment Coalitions are funded up to \$600,000 over three years); Brownfields Revolving Loan Fund Grants (each funded up to \$1,000,000 over five years); and Brownfields Cleanup Grants (each funded up to \$200,000 over three years).

U.S. EPA Region 5 will provide two guideline outreach conference calls: Nov. 17, 2015 at 11 a.m. and repeated on Nov. 19, 2015 at 2 p.m. The purpose of the calls is to assist applicants with understanding the Assessment, Revolving Loan Fund and Cleanup Grant Guidelines and in applying for the grants. Join the calls on 1-877-226-9607 / access code 662 382 2088. [Here is the information](#) to be used during next week's conference calls. If you have any questions, please call Matthew Didier, U.S. EPA, at (312) 353-2112. The proposal submission deadline is Dec. 18, 2015.

[FY2016 grant competition guidelines and resources](#)

## U.S. EPA is announcing \$11 million in grants to provide technical assistance to communities.



U.S. EPA anticipates award of up to 11 cooperative agreement(s) – one grant covering each U.S. EPA region and one grant covering the entire nation. Grants awarded under the Technical Assistance to Brownfields Communities (TAB) announcement will help communities tackle the challenge of assessing, cleaning up and preparing brownfields sites for redevelopment, especially underserved/rural/small and otherwise distressed communities. Technical assistance being provided through this grant will be geared toward results, and help communities within their respective regions to move brownfields sites forward in the process toward cleanup and reuse. The maximum value of each grant will be based on the technical assistance being provided; however, grants in any one geographical area will not exceed \$1,000,000. The proposal deadline is Dec. 21, 2015.

## Five Star and Urban Waters Restoration Grant Program – 2016 Request for Proposals is Open

On Nov. 3, 2015 the National Fish and Wildlife Foundation (NFWF) announced [an RFP](#) for this public-private partnership, funded in part by U.S. EPA's Wetlands and Urban Waters Programs and the U.S. Forest Service, U.S. Fish and Wildlife Service and in conjunction with the Urban Waters Federal Partnership.

Approximately \$2.4 million in combined total funding will be available to support projects such as: storm water management; addressing water scarcity; source water protection as well as wetlands, riparian, forest and water quality protection; and restoration projects in local communities especially underserved communities across the country.

NFWF will host a webinar for potential applicants on Nov. 18, 2015. This RFP closes Feb. 3, 2016. [Register for the webinar.](#)

## Piqua Brownfield Funding Workshop

Ohio EPA offers free workshops to inform small and rural communities about the state and federal resources including grants, loans and other assistance available to assess and redevelop brownfield or blighted properties. The latest workshop was held October 20 at Piqua, Ohio at the Fort Piqua Plaza Banquet Center. The speakers presented strategies for identifying and prioritizing brownfield properties; grants, loans and services available to help communities with brownfield redevelopment; and computer programs for brownfield management and grant writing.

Speakers from Ohio EPA, Ohio Development Services Agency, JobsOhio, U.S. EPA, Great Lakes RCAP, and the Technical Assistance to Brownfields (TAB) Program (which provides assistance to small communities through a U.S. EPA grant) covered the following topics:

- » U.S. EPA Brownfield Grants and Technical Assistance to Brownfields (TAB) Program
- » Great Lakes Rural Community Assistance Program
- » Ohio Development Services Agency's (ODSA) Brownfield Program
- » JobsOhio Revitalization Program
- » BUSTR Revolving Loan Fund
- » Ohio EPA's Voluntary Action Program (VAP), Small and Rural Community Brownfield Assistance and Targeted Brownfield Assessments



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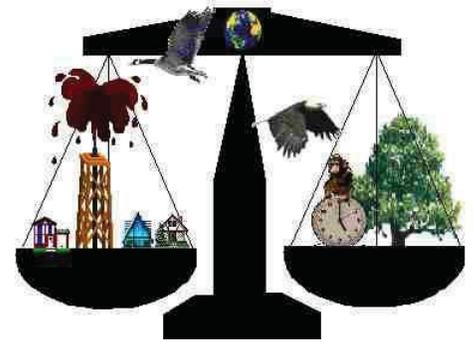
Chris Schmiesing, City Planner for the City of Piqua, gave a presentation about the various funding mechanisms the city used to redevelop some of its blighted properties, including the Fort Piqua Plaza and the Piqua Memorial Medical Center. Mr. Schmiesing pointed out that ongoing communications with state and federal officials have opened doors to a variety of funding he would not have been aware of otherwise; for example, the City of Piqua applied for and received two ATSDR planning grants for \$148,000 each for the historic East Piqua Revitalization Plan.

Presentation links are online at:

<http://epa.ohio.gov/Portals/30/sabr/docs/training/workshop/piqua/Piqua%20Workshop%20Agenda.pdf>.

## Interested Party Review – Voluntary Action Program Draft Rules

DERR concluded a five-year rule review of the VAP rules in August, 2014. Since that time, we have determined that there were several typographical errors that needed to be corrected and clarifications within the rules that needed to be made, as well as changes to make submittals to the Agency consistent amongst all of the rules. Ohio EPA is required by section 121.39(D) of the Ohio Revised Code to contact potentially affected parties prior to adopting rule changes. However, it is important to note that there are not any substantive changes being proposed to any of the VAP rules at this time. This rulemaking is simply to make corrections to errors within the existing rules that were inadvertently made, and to correct omissions that were inadvertently left out during the 2014 five-year rule review.



The Agency is preparing to solicit input on these draft rule revisions. The Agency will be seeking comments from interested stakeholders (public, local officials, industry sectors, other state agencies, consultants and environmental organizations) who may be impacted by these rule revisions. Proposed changes and the beginning and end dates of the interested party review will be announced via the [DERR rules mailing list](#) and posted on DERR's rules web site at [epa.ohio.gov/derr/derrrules.aspx](http://epa.ohio.gov/derr/derrrules.aspx). [Contact Emily Patchen](#) for more information.

## CP Annual Training

The latest VAP Certified Professional annual training was held at the Ohio Department of Transportation Central Office auditorium in Columbus on Oct. 27, 2015.

Ohio EPA staff provided updates to the ACRE and SABR programs, and presented new developments to various elements of the VAP, such as: technical guidance regarding the definition of hazardous substances; maintaining the CNS when starting construction at a site with a vapor intrusion pathway activity and use limitation; issues that arise when following the NFA letter template; common risk assessment issues; conceptual site modeling; the NFA letter audit process; updated MOA track forms; updates to the vapor intrusion assessment guidance; and how to properly demonstrate the protection of ground water meeting unrestricted potable use standards (POGWMUPUS) when multiple ground water zones are present on the property.

In addition, CPs presented VAP case studies, and Ohio Development Services Agency's new abandoned gas station cleanup grant program was rolled out. The presentations from the training are available at [epa.ohio.gov/portals/30/vap/docs/training/2015%20CP%20Annual%20Training/Agenda.pdf](http://epa.ohio.gov/portals/30/vap/docs/training/2015%20CP%20Annual%20Training/Agenda.pdf).

## Courses approved for PDHUs

**Agency-offered (these courses satisfy the PDHU requirement that six of the 12 PDHUs be earned from Agency-offered courses):**

### CP Initial Training

December, 2015 (to be scheduled) Columbus central office 8 PDHU

Registration information will be posted online at <http://epa.ohio.gov/derr/EnvironmentalResponseandRevitalization.aspx>

### General:

#### Issues and Options in Human Health Risk Assessment - A Resource When Alternatives to Default Parameters and Scenarios are Proposed

Dec. 3, 2015 Online webinar 1 p.m. – 3:15 p.m. 2.25 PDHU Free

<https://clu-in.org/conf/itrc/register/new.cfm?date=695&CFID=27114047&CFTOKEN=16a8336e0cfa3bcc-DB8033E4-F5CF-C019-F23B38EF8150D578&jsessionid=8430d426ac7f50e0e583802a4e454f807e63>

#### Petroleum Vapor Intrusion: Fundamentals of Screening, Investigation and Management

Dec. 4, 2015 Online webinar 1 p.m. – 3:15 p.m. 2.25 PDHU Free

<https://clu-in.org/conf/itrc/register/new.cfm?date=696&CFID=27114061&CFTOKEN=eea5b814ddab1d6-DB888272-98E8-D48C-8DB9A684CD96FF39&jsessionid=8430d426ac7f50e0e583802a4e454f807e63>

#### Biochemical Reactors for Treating Mining-Influenced Water

Dec. 7, 2015 Online webinar 1 p.m. – 3:15 p.m. 2.25 PDHU Free

<https://clu-in.org/conf/itrc/register/new.cfm?date=697&CFID=27114101&CFTOKEN=dd07c9ccb241b2c8-DB9ABB58-F6FC-2A53-4CE53D4B3BA6FD35&jsessionid=8430d426ac7f50e0e583802a4e454f807e63>

#### Ground Water Statistics for Environmental Project Managers

Dec. 8, 2015 Online webinar 1 p.m. – 3:15 p.m. 2.25 PDHU Free

<https://clu-in.org/conf/itrc/register/new.cfm?date=698&CFID=27114144&CFTOKEN=81aafd8587549720-DBAB670D-CE3C-663B-D1153D475858D5AF&jsessionid=8430d426ac7f50e0e583802a4e454f807e63>

#### Integrated DNAPL Site Characterization

Dec. 9, 2015 1 p.m. – 3:30 p.m. 2.5 PDHU Free

<https://clu-in.org/conf/itrc/register/new.cfm?date=699&CFID=27114171&CFTOKEN=54eba6ce294a0075-DBB773A5-AFA4-3518-DD99FB3D016D6DEB&jsessionid=8430d426ac7f50e0e583802a4e454f807e63>

#### Ground Water High-Resolution Site Characterization (HRSC)

Dec. 10 – 11, 2015 13 PDHU Free (currently overbooked – waiting list)

U.S. EPA - Region 4, 61 Forsyth St., SW, Augusta Rm., 3rd Fl., Atlanta, GA 30303

Contact: Jodi McCarty (ICF International)

Phone: (703) 251-0347

Email: [jodi.mccarty@icfi.com](mailto:jodi.mccarty@icfi.com)

[https://trainex.org/moreinfo/cec\\_2013/cec\\_flyer\\_hrsc.pdf](https://trainex.org/moreinfo/cec_2013/cec_flyer_hrsc.pdf)

### SABR News

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