

IOWA BROWNFIELD REDEVELOPMENT PROGRAM

Technical and Financial Assistance

Brownfields are sites where environmental contamination concerns - whether real or perceived - have hindered resale, redevelopment and reuse. Brownfields may include former gas stations, petroleum bulk plants, fertilizer warehouses, or vacant industrial plants or factories, for example.

The Iowa Brownfield Redevelopment Program, funded by the federal Brownfield Revitalization Act, provides technical and financial resources to communities to help them find answers to environmental questions at brownfield sites. The program also assists with environmental cleanup planning and implementation to prepare sites for reuse or redevelopment.

ELIGIBILITY

Cities, counties, area development corporations, and non-profit organizations that wish to acquire and redevelop brownfield sites are eligible for the program. Financial assistance cannot be provided to parties that have obtained sites without first conducting an environmental due diligence process, at petroleum sites where there is a liable and viable party, to private parties for their own environmental due diligence, nor directly to any entity that would have caused, or be responsible for, any potential contamination to be addressed.

SERVICES AVAILABLE

- Cost reimbursement for an “all appropriate inquiries” report about the recorded development and environmental history of a site prior to purchase (known as a Phase I environmental site assessment).
- Free services for Phase II pre-purchase environmental site assessments, involving sampling soil and groundwater for contaminants.
- Cost reimbursement for certified asbestos inspections.
- 75% cost-share for environmental cleanups (up to \$25,000), including:
 - Asbestos removal prior to demolition or renovation
 - Lead-based paint removal prior to renovation
 - Cleanup of soil or groundwater contaminants (requires enrollment in the Land Recycling Program, a certified cleanup program).

All financial assistance requires a contract with DNR before assessment and inspection activities may begin.

COMMUNITY INVOLVEMENT

The community should have a redevelopment and reuse plan for the site, and financial resources that would result in one of the following once the environmental issues are addressed:

- Direct economic redevelopment through resale and reuse of the site to create tax base and job creation
- Value-added use of direct benefit to the public (such as a new library, community center, historic preservation)
- Conversion to greenspace, recreational use, or natural habitat restoration.



Above, top row: Brownfield sites prior to redevelopment
Above, bottom row: Renovated factory site in Council Bluffs

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