



REVITALIZING OHIO'S BROWNFIELDS PRESENTS

# A Conversation with the Ohio Department of Development: An Overview of the Brownfield Remediation Fund

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A Brownfield Webinar Series

January 12, 2022  
11:00am – 12:00pm



## Revitalizing Ohio's Brownfields



An Initiative of Greater Ohio Policy Center



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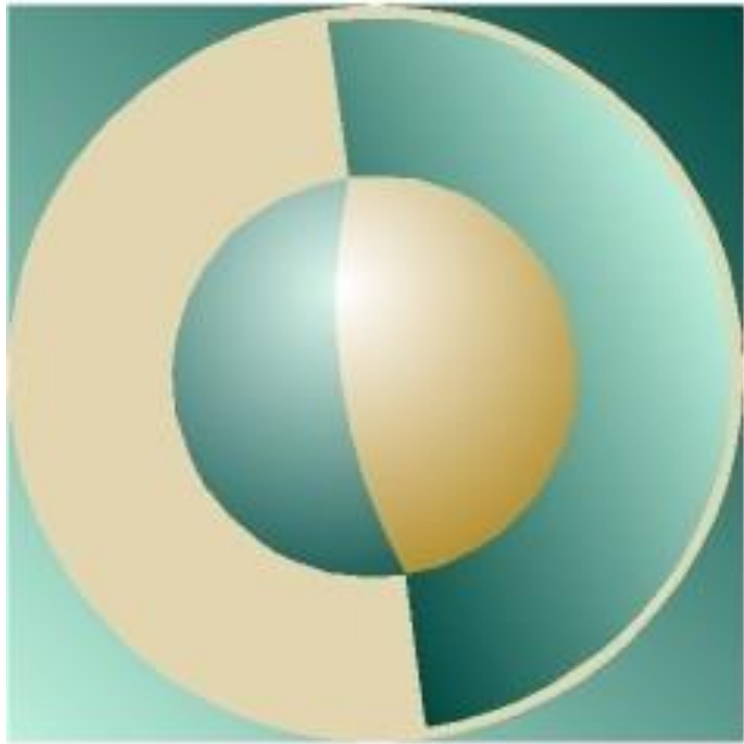
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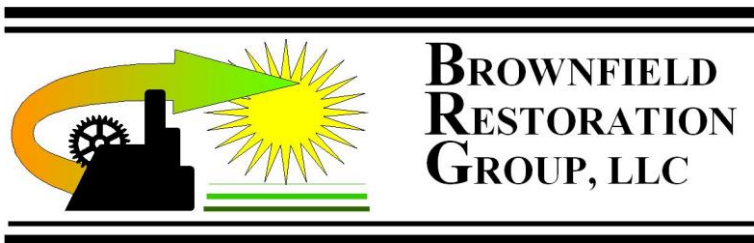


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Consultants, Inc.**

# WELCOME & HOUSEKEEPING



## Today's Guests:

- **Senator Michael Rulli**
- **Senator Matt Huffman**, Ohio Senate President
- **Senator Sandra Williams**
- **Brent Smith**, Civil & Environmental Consultants, Inc. (CEC)
- **Megan Meadows**, Ohio Department of Development

## Webinar Housekeeping

- Participants are in listen-only; please submit questions through the chat box (found by clicking "more" → "chat." We will hold time at the end for Q&A.
- Today's webinar will be recorded. The recording will be posted to [OhioBrownfields.Com](http://OhioBrownfields.Com).



# President Matt Huffman, Ohio Senate



**Matt Huffman**  
Senate President  
Statehouse  
1 Capitol Square  
Columbus, Ohio 43215

January 7, 2022

Passed as part of Ohio's new two year state budget, the half billion dollar brownfield program dedicates \$350 million to a newly developed Brownfield Remediation Fund and \$150 million to the Building Demolition and Site Revitalization Fund.

Providing resources to clean up these abandoned properties is about creating the space for new jobs and improved neighborhoods across Ohio. These vacant unusable pieces of property grow something no city or small town needs. That is blight, that leads to crime. These problems often present serious funding challenges for smaller communities, and this will help clean-up properties that represent more than eye-sores, but also pose serious safety risks for our children.

All 88 counties statewide are covered as part of the critical economic development program that not only helps re-purpose old sites for new business, but can also revitalize neighborhoods caught in a cycle of blighted property that attracts crime.

I am grateful for the diligence, cooperation and hard-work of both Senator Williams and Senator Rulli who were determined to make a difference in how we tackle this problem statewide.

To learn more about the details of this effort, [click here](#).

Sincerely,

Matt Huffman  
Senate President  
State Senator, 12<sup>th</sup> District



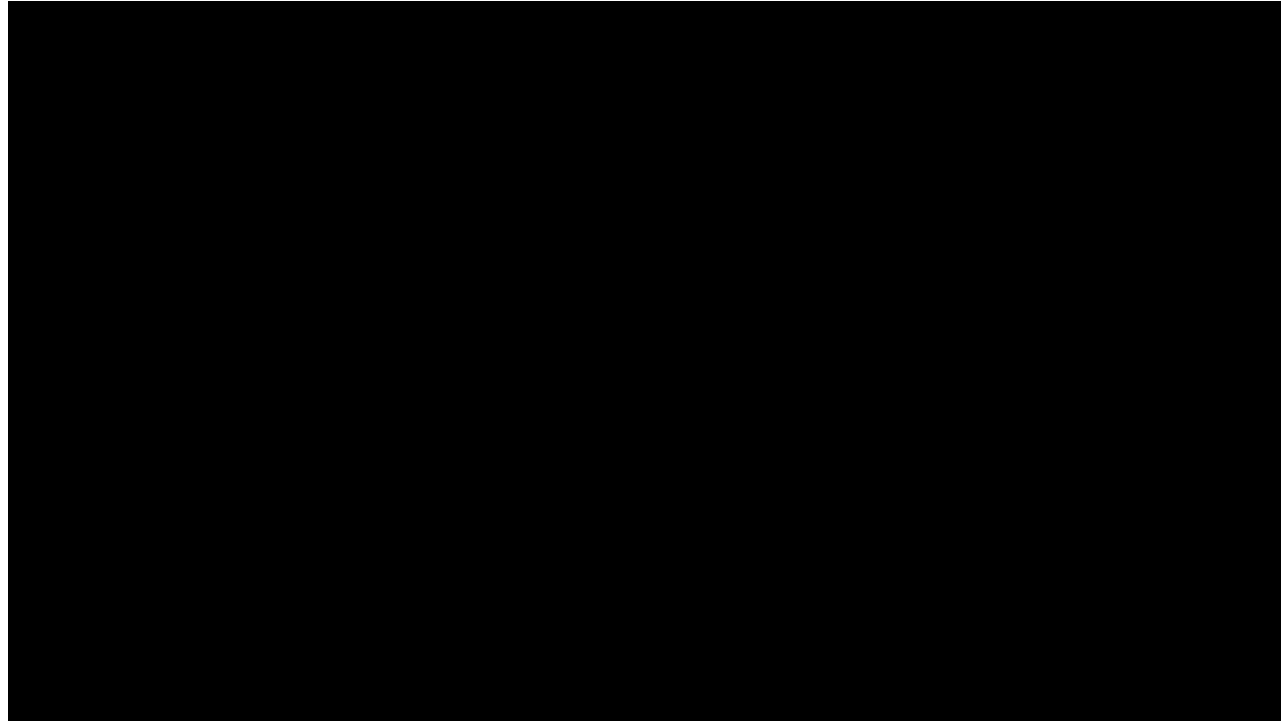
# Senator Michael Rulli





# Senator Sandra Williams

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Brent Smith, Civil & Environmental Consultants, Inc.



**Civil & Environmental  
Consultants, Inc.**



Civil & Environmental Consultants, Inc.



# Revitalizing Ohio's Brownfields



An Initiative of Greater Ohio Policy Center

**WE OWN IT.**

Senior Leadership • Integrated Services  
Personal Business Relationships



# About us

- Pittsburgh-headquartered firm, founded in 1989
- Comprehensive, market-oriented consulting services
- Employee Owned

## Markets Served

- Manufacturing
- Mining
- Oil & Gas
- Power
- Public Sector
- Real Estate
- Solid Waste

## Practices

- Air Quality
- Air Source Testing Group
- Civil Engineering
- Cultural Resources
- Ecological Sciences
- Environmental Engineering & Sciences
- Manufacturing Infrastructure Services
- Survey/Geospatial
- Waste Management
- Water Resources



- Four Offices in Ohio (3C's and Toledo)
- Three Ohio Voluntary Action Program CPs



# CEC Brownfields Services

- Grant Preparation and Administration Assistance
- Site Selection / Fatal Flaw Analysis
- Environmental and Engineering Due Diligence
- Site Reuse Planning / Industrial Master Planning
- Demolition and Remediation Cost Estimation
- Site Development Engineering/ Permitting
- Construction Quality Assurance
- Established Regulatory Relationships
- Liability Protection
- Ohio Voluntary Action Program Certified Professionals (VAP CPs)





# Relevant Capabilities and Project Experience

- Thorough understanding of Ohio EPA and ODOD expectations.
- Extensive Development and Redevelopment Experience:
  - CEC is recognized as one of the leading real estate development engineering firms in the region.
  - Clients include Local and National Developers, Local Development Agencies and Public Entities.
  - Market-driven site reuse plans provide real value and cost-effective/practical solutions.





# Why CEC?

- Expert site inventory development
- Services that assist redevelopment (engineering, survey, ecological, etc.)
- Familiarity with all levels of government.
- Capable of all stages of redevelopment from site characterization, to remediation, and redevelopment.



# Questions?

## Contact our Ohio VAP CPs



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[cecinc.com/columbus](https://cecinc.com/columbus)



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[cecinc.com/toledo](https://cecinc.com/toledo)



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Cincinnati, Ohio 45150  
513-985-0226

[cecinc.com/cincinnati](https://cecinc.com/cincinnati)

**CONNECT WITH US!**





# Megan Meadows, Ohio Department of Development

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January 12, 2022

# Brownfield Remediation Program



Department of  
Development





# Brownfield Remediation Program Grant Overview

- Program guidelines launched December 7, 2021.
- Application now open.
- Program information including FAQ can be found at [www.development.ohio.gov/brownfield](http://www.development.ohio.gov/brownfield)
- Questions: [redvelopment@development.ohio.gov](mailto:redvelopment@development.ohio.gov)

# Brownfield Remediation Program

- Nearly \$350 million in funds available.
  - \$1 million set-aside per county until June 30, 2022.
- Eligible Applicants include:
  - Units of local governments;
  - County land reutilization corporations;
  - Nonprofit organizations; and
  - Organizations for profit.
- Eligible properties must meet the definition of a “brownfield”.
- Entities can apply for a “Cleanup/Remediation” or “Assessment”.



# Brownfield Remediation Program

- Projects outside of the dedicated county set-aside: match funding is required.
- Maximum clean-up awards: \$10 million
- Maximum assessment awards: \$300,000
- Awards can be up to 75% of the total project costs.





# Brownfield Application Process

## Three Application Rounds

- **Round 1**
  - Opened December 15, 2021
  - Closes January 31, 2022
- **Round 2 (if applicable)**
  - Opens March 1, 2022
  - Closes April 30, 2022
- **Round 3**
  - Opens July 1, 2022
  - Closes September 30, 2022

# Application Process



**One state. One Account. Your OH|ID.**

OH|ID is a secure way for Ohioans and businesses to interact with multiple State agencies and access a variety of programs and services, with a single user account.

Create Account

Create an OHID account

- Provide name, date of birth, email
- Verify email
- Generate username and password
- Agree to terms and conditions
- Create verification question

# Application Process

## Brownfield Remediation Program



 Welcome Megan !

\* To start/view the Application, please enter your "Federal Tax ID" and click "Continue".

\* Federal Tax ID (e.g. xx-xxxxxxx)

Continue →

# Application Process

## Brownfield Remediation Program



\* Project Type: (check one)

- Assessment
- Cleanup/Remediation

**Note:** if assessment selected, applicant should not apply for a Cleanup/Remediation grant for the same site until the assessment is complete and the grant (if awarded) is closed.

→ Continue

× Cancel



**APPLICANT ORGANIZATION** | **PROJECT INFORMATION** | **PROJECT HISTORY** | **PROJECT**

Project Information Tab

\* Project Name:

\* Former Project Name:

\* If property owner is not applicant, name of property owner:

\* Project Location (list city/village):

\* Select County(ies) served:

Available	Selected
Adams	
Allen	
Ashland	
Ashtabula	
Athens	
Augliaze	
Belmont	

If more than one county, indicate primary county:

\* Does the applicant have access to the property?

\* Describe current ownership and access:

Does the community where the project is located meet any of the economically disadvantaged criteria below? If so, check all that apply.

Median Household Income for the area served is less than the state-wide average Median Household Income

Is the community unemployment rate greater than the current State Unemployment Rate

Other

# Application Process

Complete following tabs:

- Applicant Organization
- Project Information
- Project History
- Project Activities
- Projected Project Outcome

\* Project Name:

\* Former Project Name:

\* If property owner is not applicant, name of property owner:

\* Project Location (list city/village):

\* Select County(ies) served:

Available	Selected
Adams	
Allan	
Ashland	
Ashtrabula	
Athens	
Augusta	
Belmont	

If more than one county, indicate primary county:

\* Does the applicant have access to the property?

\* Describe current ownership and access:

Maximum of 5,000 characters

Does the community where the project is located meet any of the economically disadvantaged criteria below? If so, check all that apply.

- Median Household Income for the area served is less than the state-wide average Median Household Income
- Is the community unemployment rate greater than the current State Unemployment Rate
- Other

# Application Process

## Project Information:

- Project name
- Former name
- Location
- Counties served
- Proof of ownership or access

\* Provide a brief history of the project property including previous ownership and uses

Maximum of 10,000 characters

Existing Structures :

\* a. Number of vacant structures: (if none, enter "0")

\* b. Number of occupied (fully or partially) structures: (if none, enter "0")

\* c. Describe current conditions of existing structures: (if none, enter "N/A")

Maximum of 10,000 characters

\* If a property transfer is anticipated please identify the participating entities and status of those agreements (i.e. access and/or purchase agreement in place)

Maximum of 10,000 characters

\* Describe any known or potential project impediments (i.e. regulatory environmental issues, road access issues, rail issues, wetlands, floodplain, permitting)

Maximum of 5,000 characters

# Application Process

## Other project details:

- Brief history of project property, including previous ownership and uses
- Impact of the project
- Construction information and timeline (if applicable)

# Application Process

## Project Activities:

- Project assessment information
- Any regulated programs governing the property

APPLICANT ORGANIZATION PROJECT INFORMATION PROJECT HISTORY PROJECT ACTIVITIES PROJECTED PROJECT O

Project Activities Tab

\* Are the property boundaries the same in the Phase I, Phase II, and the grant application? If not, describe all discrepancies.

Maximum of 5,000 characters

Complete this field.

\* Identify any areas of the property which are governed by a regulatory program other than VAP (i.e. TSCA, RCRA, Solid Waste or BUSTR). Upload maps and figures identifying the locations.

Maximum of 5,000 characters

Complete this field.

Document Description:	Required:	Upload:	Date Uploaded:	Uploaded by:
Maps and figures identifying the locations	<input type="checkbox"/>	<input type="button" value="Upload Files"/> Or drop files		

**APPLICANT ORGANIZATION** | **PROJECT INFORMATION** | **PROJECT HISTORY** | **PROJECT**

Projected Project Outcomes Tab

**Describe the planned activities for the project including any acquisition, demolition, cleanup or infrastructure:**

\* Include a description of the demolition and cleanup activities proposed for the project as well as any associated environmental benefits (i.e. soil removal will allow the end user to construct a new building, the new parking lot will also serve as an engineering control, an Urban Setting Designation will eliminate the need for any remedial actions relating to groundwater)

Maximum of 10,000 characters

\* Project Readiness to proceed: Describe what, if any, factors or activities which must take place prior to project commencement.

Maximum of 10,000 characters

\* Estimated Project Start Date:

\* Estimated Project end Date:

\* Describe the redevelopment and activities planned for the property including any building construction and/or rehabilitation, infrastructure installation or improvements, new or improved access.

Maximum of 5,000 characters

\* Number of jobs anticipated to be created as a result of the project (if none, enter "0"):

\* Number of jobs anticipated to be retained as a result of the project (if none, enter "0"):

# Application Process

- Readiness to proceed
- Planned activities at the site
- Job creation, if applicable

# Application Process

APPLICANT ORGANIZATION	PROJECT INFORMATION	PROJECT HISTORY	PROJECT ACTIVITIES	PROJECTED PROJECT O
Documentation Tab				
Required Documents				
Please upload supporting documentation for the project. Supporting documentation may increase project score.				
Document Description:	Required:	Upload:	Date Uploaded:	Uploaded by:
Supporting Resolution or Ordinance	<input checked="" type="checkbox"/>	<a href="#">Upload Files</a> Or drop files		
Survey or Plat Map	<input checked="" type="checkbox"/>	<a href="#">Upload Files</a> Or drop files		
Access or Purchase Agreement	<input checked="" type="checkbox"/>	<a href="#">Upload Files</a> Or drop files		
Clean Hands Affidavit	<input checked="" type="checkbox"/>	<a href="#">Upload Files</a> Or drop files		
Environmental Assessment Reports: (i.e. Phase I and Phase II Environmental Site Assessment, Asbestos Survey)	<input checked="" type="checkbox"/>	<a href="#">Upload Files</a> Or drop files		
Project Match Documentation	<input checked="" type="checkbox"/>	<a href="#">Upload Files</a> Or drop files		
Other	<input type="checkbox"/>	<a href="#">Upload Files</a> Or drop files		

- Upload files
- Any incomplete areas will receive an error message

# Application Process

- Budget information

APPLICANT ORGANIZATION PROJECT INFORMATION PROJECT HISTORY PROJECT ACTIVITIES PROJECTED PROJECT O

Costs Tab

Cleanup/Remediation Grant Project Budget:

Source	Name/organization	Assessments	Environmental Issuance	Clearance	Acquisition	Demotion	Infrastructure	Cleanup Remediation	Delete
* State	Ohio Department of Development								
* Choose one ...									

+ Add Row

Total Requested Amount: **\$0.00**

Total Project Match: **\$0.00**

Total Project Cost: **\$0.00**



# Application Process

- Certify and submit application

The screenshot displays a web application interface with a navigation bar at the top containing five tabs: 'APPLICANT ORGANIZATION', 'PROJECT INFORMATION', 'PROJECT HISTORY', 'PROJECT ACTIVITIES', and 'PROJECTED PROJECT O'. Below the navigation bar is a blue bar labeled 'Submit Application Tab'. The main content area contains two paragraphs of text: 'I understand that by signing this application, I grant the Ohio Department of Development or its authorized agents access to any records needed for verification and evaluation of the information provided in this application. I understand that filling out this application does not guarantee that I will receive assistance.' and 'I certify that the information I have provided in this application is, to the best of my knowledge, a true, accurate and complete disclosure of the requested information. I understand that I may be held civilly and criminally liable under Federal and State law for knowingly making false or fraudulent statements.' Below the text are three input fields: '\*Typed Name', '\*Title', and 'Date: Nov 3, 2021'. At the bottom of the form are five buttons: '← Previous', '× Cancel', 'Save', 'Print', and 'Submit Application'.

APPLICANT ORGANIZATION	PROJECT INFORMATION	PROJECT HISTORY	PROJECT ACTIVITIES	PROJECTED PROJECT O
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Submit Application Tab

I understand that by signing this application, I grant the Ohio Department of Development or its authorized agents access to any records needed for verification and evaluation of the information provided in this application. I understand that filling out this application does not guarantee that I will receive assistance.

I certify that the information I have provided in this application is, to the best of my knowledge, a true, accurate and complete disclosure of the requested information. I understand that I may be held civilly and criminally liable under Federal and State law for knowingly making false or fraudulent statements.

\*Typed Name

\*Title

Date: Nov 3, 2021

← Previous   × Cancel   Save   Print   Submit Application



# Questions



## Q&A

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Please submit questions through  
the chat box

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