

CRANBERRY CREEK CORRIDOR

Hazleton, Pennsylvania

This project illustrates the challenge of integrating cleanup, compaction, infrastructure, and other site development activities. It also illustrates the importance of coordinating citizen engagement.

KEY CHALLENGES AND STRATEGIES AT-A-GLANCE

In addition to cleanup and reclamation, mine-scarred lands often require soil compaction to support redevelopment projects: The MSL Working Group partners are identifying potential local, state, and federal funding programs that can be tailored to address the full life cycle from mine-scarred land reclamation through reuse.

Limited community engagement in reclamation and redevelopment process: A community engagement strategy is under development.

APPLYING ECONOMIC DEVELOPMENT EXPERTISE TO MINE-SCARRED LANDS REDEVELOPMENT

Stakeholders in the Greater Hazleton area have developed new industrial and corporate parks, successfully reducing the economic dependence on the coal industry. CAN DO (Community Area New Development Organization), the area's economic development driver, has brought new

industry and jobs to the area for more than 50 years. However, the hundreds of acres of mine-scarred lands at the community gateway are a barrier to future economic success. The blight and perception of contamination deters potential investors and the development of new businesses. Though CAN DO has historically developed open space, it has recently realized the potential to reclaim the mine-scarred lands that plague the region in order to eliminate visual blight and productively reuse property.

Recently, CAN DO purchased two mine-scarred lands properties at the community gateway, the Cranberry Creek Corridor and Harwood Innovations site. The 366-acre Cranberry Creek Corridor is slated for a mixed-use center with commercial, residential, and recreational components. The 82-acre Harwood Innovations site will host a business incubator or an education center.

Community Overview Hazleton Area

Population	55,000
Area	6 sq. mi.
Unemployment Rate	7%

*Demographic information is approximated



SITE DEVELOPMENT CHALLENGES

CAN DO stakeholders are exploring innovative approaches to site compaction. Current funding sources can be used for filling the land so that it can be used for greenspace. However, this funding does not support compacting the land to ensure that it is stable enough to support the weight of redevelopment construction projects. Because compaction is such an expensive process, and CAN DO has had difficulty identifying sources that fund compaction, the remediation and redevelopment process has been slowed.

To help CAN DO address the compaction issues, the MSL Initiative partners are exploring the possibilities and restrictions of local, state, and federal funding programs, as well as private sector tools. A network of specific technical and financial programs, contacts, and resources will be established to help CAN DO and its local government partners develop a funding plan for the Cranberry Creek Corridor Project.

ENGAGING THE COMMUNITY

The proposed mixed-use development on the Cranberry Creek Corridor property will provide a number of community benefits such as entertainment venues and athletic fields. CAN DO has limited experience in conducting community engagement activities required by such projects. Therefore, the MSL Initiative is providing support to help CAN DO design a collaborative community engagement strategy that informs stakeholders on contamination issues and invites community members to join in the visioning and redevelopment process.

MSL INITIATIVE PROJECT CONTACT

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Artist's rendition of the Cranberry Creek Corridor Redevelopment Project
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MOVING FORWARD

With its expertise in economic development initiatives, CAN DO is well suited to undertake mine-scarred lands revitalization projects. Although the cleanup and redevelopment of mine-scarred lands presents new funding and community engagement challenges, CAN DO has outlined a plan for moving forward. This project will serve as a model for communities across the county on how to develop a funding plan and engage community stakeholders.

RESOURCES

The following resources have supported mine-scarred lands revitalization efforts:

- *Appalachian Regional Commission*: Provided support to identify funding sources tailored to address the full cleanup and reuse life cycle and develop a community engagement plan.
- *U.S. Environmental Protection Agency*: Interviewed local stakeholders, identifying potential reuse options and federal assistance.

Critical Stakeholders

CAN DO
Hazleton Chamber of Commerce
Luzerne County Community College
Penn State Hazleton
City of Hazleton
Hazle Township
Pennsylvania Department of Environmental Protection, Bureau of Mine Reclamation
Pennsylvania Department of Community and Economic Development
Appalachian Regional Commission
U.S. Department of the Interior, Office of Surface Mining
U.S. Economic Development Administration
U.S. Environmental Protection Agency

EUREKA TOWN SITE

San Juan County, Colorado

This project demonstrates the challenges of achieving a win-win solution in mixed ownership situations.

KEY CHALLENGES AND STRATEGIES AT-A-GLANCE

Matching cleanup and reuse with community-based interests: The Animas River Stakeholders Group (ASRG) provides a forum to discuss diverse and sustainable reuse options.

Mixed ownership of lands: A multi-party land trade is underway.

EUREKA TOWN SITE REUSE OPPORTUNITIES

The 180-acre Eureka Town Site is one of the few flat areas in mountainous San Juan County that lends itself to development, though the lands are partially contaminated by mill tailings and have mixed ownership. Public lands managed by the Bureau of Land Management (BLM) co-exist with lands owned by San Juan County and Sunnyside Gold Corporation (Sunnyside) in a checkerboard pattern (i.e., the lands are not contiguous to one another). A three-party land trade is underway that will promote the reuse goals for the area. This land

trade will support the community's efforts to: document history by preserving what is left of the ghost town; develop camping facilities to attract tourists; create gravel harvesting to supply infrastructure needs; and restore the natural functions of the floodplain.

INITIAL RECLAMATION SUCCESS

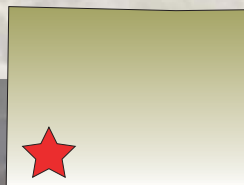
The key driver for revitalization efforts in the community is the Animas River Stakeholders Group (ARSG). ARSG is a collaboration of community and mining representatives, citizen interest groups, and state and federal agencies that focus on cleanup options of the Animas River in a community and watershed risk-based approach. The stakeholders provide input on the cleanup strategy and water quality standards applied to the reclamation of mines in the watershed. The group formed in 1994 in response to the Colorado Water Quality Control Division's reevaluation and upgrading of standards and classifications for segments of the upper Animas River watershed. An EPA proposal, that suggested the entire upper watershed be designated a Superfund site, was another impetus for forming ARSG. Through a series of informal negotiations and discussions, EPA agreed not to take any formal Superfund action as long as reclamation is in progress.

Community Overview San Juan County

Population	600
Area	400 sq. mi.
Unemployment Rate	14%

There is only one active town in the county and 26 ghost towns.

*Demographic information is approximated



The formation of ARSG has enabled the community to participate in a collaborative decision making process at both the state and federal levels. ARSG has characterized remediation efforts on the upper Animas River watershed and will continue to provide a public review forum for Eureka stakeholders to explore the opportunities presented by reclamation and redevelopment of area mine-scarred lands. Group members have obtained more than \$29 million for watershed assessment and mine reclamation, and the watershed has begun to respond in improved downstream fisheries.

Sunnyside reclaimed several historical and permitted mining sites, including removal of some mill tailings from the Eureka Town Site. The mill tailings were not generated by the company, yet it assumed responsibility for portions of the cleanup. Sunnyside has spent approximately \$12 million in the watershed. However, some mill tailings remain on the surface in the Eureka Town Site. To redevelop this site, the remaining mill tailings must be cleaned up.

REVITALIZATION CHALLENGES

Though the community has made progress in cleaning up the watershed, the following challenges remain:

- **Cleanup Goal:** There is the question of whether to remove all the mill tailings from the Town Site, only the surface tailings, or only those tailings negatively affecting the Animas River.
- **Land Reclamation:** Finding a disposal area for hazardous mill tailings is complicated because there are few suitable locations in San Juan County, and there is the question of who will take long term responsibility for the mill tailings repository.
- **Complex Land Negotiations:** While all parties involved in the proposed land trade wish to complete the trade, multi-party negotiations are moving slowly because of varied interests and potential liabilities.

MSL INITIATIVE PROJECT CONTACT

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Remains of the historic Eureka Mill

MOVING FORWARD

The community has made significant characterization and remediation progress through the efforts of ARSG and Sunnyside Gold Corporation. The MSL Initiative partners will continue to work with local stakeholders as they develop a reuse vision and plan for moving forward.

RESOURCES

The following resources have supported mine-scarred lands revitalization efforts:

- *U.S. Environmental Protection Agency:* Interviewed local stakeholders, identifying potential reuse options and federal assistance.

Critical Stakeholders

Animas River Stakeholder Group
San Juan County
Sunnyside Gold Corporation
U.S. Department of the Interior,
Bureau of Land Management
U.S. Environmental Protection Agency