

# State and Tribal Response Program Highlights



*EPA Funding Provided to States and Tribes to Address Contaminated Land in their Communities*

## REGION 1

**CONNECTICUT** – Since the late 1800s and early 1900s, a 3-acre property in Bridgeport was occupied by multiple industrial operations that involved the extensive use of oils, solvents, acids, and metals. The Connecticut Department of Energy and Environmental Protection used Section 128(a) Response Program funding to provide oversight of assessment and cleanup activities. Predevelopment site work included the removal of contaminated soil, the abatement of asbestos-containing material, and the demolition of portions of structures. The first development phase includes 157 residential units and a 65,000-square foot new home for Great Oaks Charter School, which is scheduled to begin classes there in the fall of 2017. During predevelopment activities, two structures, including one heavily damaged by fire, will be razed, and the remaining structures will be converted to residential units. A grocery store is included in the mixed-used redevelopment plan.

## REGION 2

**VIRGIN ISLANDS** – The Virgin Islands continues to use Section 128(a) Response Program funding to make progress in developing a Voluntary Cleanup Program (VCP), which will address the cleanup and redevelopment of brownfields within the Territory. Thirteen properties have been inventoried and assessed to date, and the program is going through the process to hire a contractor to assist in conducting additional assessments. The Virgin Islands Department of Planning and Natural Resources–Division of Environmental Protection (DPNR-DEP) is updating GPS locations for all of their properties in the EPA ACRES database, through a partnership with a university, and is conducting site surveys and selecting new sites for assessment. The program also conducted an inter-government task force roundtable meeting, partnering with the Virgin Islands Enterprise Zone Commission and local government entities to assist in various aspects of the project. As a part of the task force, DPNR-DEP met with the Office of the Governor to formulate a strategic plan to energize redevelopment efforts in the Territory.

## REGION 3

**DISTRICT OF COLUMBIA** – A 4.09-acre, triangular-shaped property a few blocks from the historic Washington National Cathedral was transformed into a vibrant, mixed-use neighborhood. Three commercial buildings constructed between 1945 and 1965 contained several vacant storefronts, a dilapidated grocery store, a dry cleaner and laundry mat, and several small shops. Two asphalt parking lots were located north and west of this combined property. In 2014, a Comprehensive Site Assessment (CSA) for the property, funded by the District Department of the Environment Section 128(a) Response Program, indicated the presence of soil contamination by dissolved petroleum and chlorinated compounds. Contaminated soil was excavated and removed from the property, and all of the buildings were demolished. Redevelopment included replacing the first building with a similar but more modern building; the building is once again occupied by the grocery store and several new occupants including a restaurant, bank, and pharmacy. The second building was also replaced by a similar but more modern building and is partially occupied by retail shops. A new apartment building was also constructed, with several retail shops on the first floor. Finally, an old parking lot on the west side of the property has been replaced by new townhomes.

## REGION 4

**FLORIDA** – The former 5.6-acre Tampa Water Works property along the Hillsborough River was redeveloped into a public park. The natural Ulele Spring, located on the property, has been a source of potable water for Tampa since the early 1900s. The Old Tampa Waterworks building was constructed adjacent to the spring in 1902, and utilized steam-powered pumps to deliver spring water to Tampa's citizens. In addition to a pumping station, the property contained a fueling depot for public works vehicles. Abandoned for almost 20 years, the Florida used Section 128(a) Response Program funding to provide oversight of assessment and cleanup activities at the property. Petroleum contaminated soil was removed, and the redeveloped site was opened to the public in 2015. The

new park includes a section of the Tampa Riverwalk, which extends along the Hillsborough River—part of urban redevelopment efforts to integrate the Tampa Heights neighborhood with downtown Tampa. The park features an open lawn and gardens, a restaurant redeveloped in the Waterworks Building, children’s splash pad and playground, and a new amphitheater and dog park. The Ulele Spring has been restored to flow freely into the Hillsborough River.



A map of the Tampa Water Works park.

## REGION 5

**RED LAKE BAND OF CHIPPEWA INDIANS** – The Red Lake Environmental Response Program (RL ERP) worked with EPA Region 5 to complete an environmental assessment at the former Bigstone Convenience Store property. EPA Region 5 funded the assessment through its Targeted Brownfields Assessment (TBA) program and the tribe used Section 128(a) Response Program funding to provide oversight. The assessment was conducted due to concerns of potential contamination from an underground storage tank (UST) system that, following the convenience store’s abandonment, had not been maintained for several years. In 2015, the UST system was removed and the surrounding soil sampled. Contaminated areas were excavated and removed. The community is providing feedback as to how the property will be reused with a focus on protecting the tribe’s treasured resources for generations to come.

## REGION 6

**ARKANSAS** – The former Little Rock Veterans Administration (VA) Hospital in Pulaski County was redeveloped into a campus that best serves community needs. Our House, Inc. provides Central Arkansas’ working homeless with housing, training and youth programs to help them succeed. A programming evaluation revealed the need for a new facility to accommodate a variety of programs and space requirements, as well as the unique developmental needs of homeless and near-homeless children. This evaluation led to the creation and construction of the Our House Children’s Center. The 1.42-acre property operated as a VA Hospital from 1949 to 1982 before sitting idle for over 30 years. The Arkansas Department of Environmental Quality used Section 128(a) Response Program funding to provide oversight of the cleanup of the property. Asbestos and lead-based paint were abated, three underground storage tanks (USTs) were removed, and over 550 tons of contaminated soil were excavated. The new Children’s Center is a modern, flexible facility that demonstrates a commitment to ending the cycle of homelessness by providing a learning space for all of the community’s children to grow and thrive.

## REGION 7

**MISSOURI** – A former gasoline service station in St. Louis’ Shaw neighborhood stood idle for many years after serving as a filling station from 1939-1975, an automotive repair shop until 1986, and an equipment storage facility briefly afterward. The Missouri Department of Natural Resources used Section 128(a) Response Program funding to provide oversight of assessment and cleanup activities. After cleanup was completed in 2015, the property was added to the National Register of Historic Places and transformed into the new home of The Social Affair, a catering kitchen that also features a market showcasing a wide variety of sweets, treats and full dishes that complement the shop’s “modern American cuisine with a sophisticated Southern influence.”



A former gasoline station transformed into the Social Affair market.

## REGION 8

MONTANA – The Harlowton Milwaukee Roundhouse was once used to switch steam engines to electric power for the journey over the Rocky Mountains. Though the last train went through the Harlowton Milwaukee switching yard in 1980, an unknown quantity of petroleum contamination remained. The 30-acre Roundhouse property is currently being assessed and remediated, which will allow the city of Harlowton to expand the existing Railroad Depot Museum as well as lease the property to potential developers. The Montana Department of Environmental Quality (MDEQ) used its Section 128(a) Response Program funds to provide oversight for a Laser Induced Florescence (LIF) investigation, which identified approximately 25,000 cubic yards of soil requiring remedial action. MDEQ then used Section 128(a) Response Program funding to provide oversight of the installation of a free product recovery system, excavation of the former settling pond, and removal of isolated pockets of petroleum contamination.



The Beeline Dragway before (above) and after (below) cleanup.

## REGION 9

SALT RIVER PIMA-MARICOPA INDIAN COMMUNITY (SRPMIC) – EPA Region 9 conducted Phase I and II investigations under the Targeted Brownfields Assessment program for the Salt River Pima-Maricopa Indian Community (SRPMIC), to determine the extent of contamination at the Beeline Dragway property and an adjacent gravel pit. Since they were abandoned in the 1980s, both properties have been plagued by illegal dumping. Asbestos and lead-based paint were found at one structure on the dragway site and petroleum contamination was discovered in the gravel pit. The tribe subsequently used Section 128(a) Response Program funding to conduct cleanup activities; structures were demolished in 2014, the dragway property was cleaned up in 2015, and the gravel pit was cleaned up in April 2016. Some revegetation of the properties with native flora has already begun. The SRPMIC's Brownfields Program has held community planning sessions to determine appropriate site reuses, with the preliminary reuse focus on open space and cultural events, including powwows and other tribal ceremonies.

## REGION 10

JAMESTOWN S'KLALLAM TRIBE – Jamestown S'Klallam Tribe began the restoration of nearly 30 acres of the Dungeness River floodplain for the purpose of recreating habitat for salmon and other wildlife. The river currently is eroding its banks, compromising its habitat, and residents have been evacuated due to flooding concerns. Through partnerships with the Washington State Salmon Recovery Board (SRF) and the Puget Sound Acquisition and Restoration Fund (PSARF), the Tribe received funding to purchase properties containing this floodplain. In the fall of 2015, using Section 128(a) Response Program funding, the tribe completed a site inventory and conducted assessment and cleanup activities. Cleanup included the removal of petroleum contaminated soil, and not a minute too soon—within days after the completion of cleanup, the Dungeness River flooded. By restoring critical salmon habitat, this project helps to reclaim the Jamestown S'Klallam Tribe's historic fishing areas protected by treaty, and rebuild traditional cultural values by improving hunting and fishing opportunities.