

In October 2021, the City of Titusville received a 3-year grant in the amount of \$300,000 from the U.S. Environmental Protection Agency (EPA) for a community-wide assessment of Brownfield sites. Funding can be used for Phase I and Phase II environmental site assessments (ESAs), clean-up planning, and community outreach activities.

EPA BROWNFIELD PROGRAM SUCCESS STORIES

(as of Oct. 1, 2021)

ITEM MEASURED	2021 TARGETS	2021 ACTUALS	CUMULATIVE ACCOMPLISHMENTS
Properties assessed	1,300	1691	34,276
Properties cleaned-up	130	170	2,261
Jobs leveraged	7,000	8,940	180,205
Dollars leveraged	\$1.3 B	\$2.13 B	\$34.628 B
Properties made ready for reuse	684	616	9,237

Source: EPA.gov

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BEFORE



Photo credit:
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Project location:
Tallahassee, Florida

U.S. EPA & THE City of Titusville
Community-Wide Brownfield Assessment Grant
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WHAT is a Brownfield?

A Brownfield site is a property where actual or perceived environmental contamination complicates its expansion, resale, or redevelopment. Sites can be contaminated with hazardous substances, such as petroleum, pesticides, metals, and asbestos.



ENVIRONMENTAL & ECONOMIC BENEFITS

A 2020 study prepared for the EPA revealed that, because of their proximity to existing infrastructure, such as roads and stormwater and/or sewer utilities, Brownfields are often considered to be "location-efficient." In addition:

- ◊ Reusing existing infrastructure is advantageous for preserving Greenfields (undeveloped land).
- ◊ Anticipated future employment and housing growth can be accommodated by Brownfield sites.
- ◊ Redeveloping Brownfields reduces:
 - ◆ the amount of impervious surface expansion by 73-80%;
 - ◆ residential vehicle miles traveled by 25-33%; and
 - ◆ job-related vehicle miles traveled by 9-10%.
- ◊ These reductions result in significant environmental benefits, such as improved water and air quality.

CLEANING up & INVESTING IN BF sites

**Did you know
that reinvesting in
Brownfields...**

- ◊ Increases the local **tax base**
- ◊ Improves and protects the **environment** and the **Indian River Lagoon**
- ◊ Facilitates **job growth**

- ◊ Helps to **jumpstart development** & investment in the area
- ◊ Capitalizes on **existing infrastructure**

Brownfield SITE IDENTIFICATION

- ◊ Do you know of a property that you think might be contaminated?
- ◊ Is your property vacant because of real or perceived contamination?
- ◊ Are you having trouble selling your property because of real or perceived contamination?

If you answered "YES" to any of these questions, then the property may be eligible for evaluation through the City of Titusville/EPA Brownfields Grant Assessment Program!

The federal EPA created the Brownfields Program to empower states, communities, and other stakeholders to promote economic redevelopment for sustainable reuse, with the goal of returning properties to their highest and best use.

The program covers **PHASE I & PHASE II ENVIRONMENTAL SITE ASSESSMENTS (ESAs)**

A Phase I ESA is a nonintrusive evaluation of environmental conditions at an identified site to determine if there is a recognized environmental condition (REC) that warrants further investigation through a Phase II ESA.

Why does it matter?

Environmental assessments can remove the environmental stigma surrounding a property.

- ◊ If contamination is found, rehabilitation costs can be identified and better managed.
- ◊ Liability protections via federal (CERCLA & RCRA) and state laws can protect non-responsible parties.
- ◊ Redevelopment of contaminated sites can unlock private investment and incentives, as well as leverage funds for continued redevelopment.