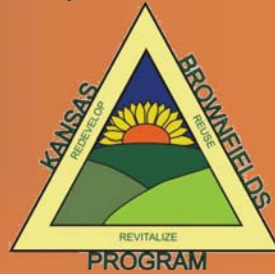


# Kansas Brownfields Program

Kansas Department of Health & Environment  
State Response and Property Redevelopment  
Remedial Section

Doug Doubek  
Program Manager



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## What is a Brownfields?

- Real property of which the expansion, redevelopment, or reuse may be complicated by the presence or *potential* presence of a hazardous substance, pollutant, or contaminant.

Misunderstood and “catch all”



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## Visioning a Brownfields



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## Obvious Brownfields in Kansas



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# Is this a Kansas Brownfield?



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# Redevelopment Concerns



Photo #15 View northeast of fill port and vent pipe for the 10,000-gallon diesel tank.



Photo #7 View north of the advancement of soil boring P-10.

Photo #8 View to the northwest of the advancement of soil boring P-9.



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# The “Not So” Obvious



View of site looking south



View of site looking west

Lyons Industrial Lots, East 4<sup>th</sup> and Industrial Drive



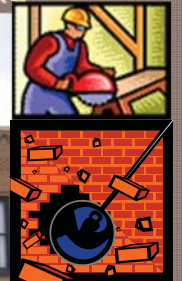
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# The Unforeseen Brownfields



202 S. Broadway, Sterling, Kansas



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## Sterling, Kansas

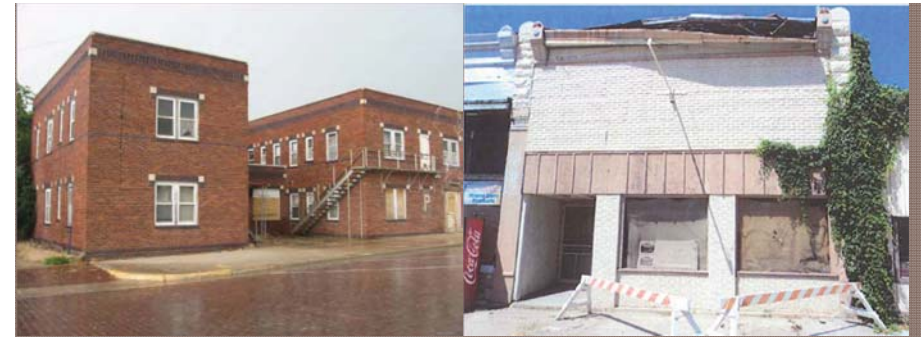


Brock Building  
135 S. Broadway

Studio 96  
121 S. Broadway



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Smith Center and Riley Awarded 15K for Asbestos Abatement



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## Lyons Huffman Airport Property



Cleanup underway



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## Kansas Brownfields Program

- ❑ Federally Funded State-Lead Program
- ❑ KDHE conducts Environmental Assessments at properties being considered for reuse, redevelopment, rehabilitation, or expansion
  - ❑ Benefits community need or creates jobs
- ❑ Assessments are conducted at “no cost” to eligible applicants.
  - ❑ Grant Funds

# BTA's

Brownfields Targeted Assessments



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## Eligibility

- City, County, State, Non-for-Profit, any Quasi-Governmental Agency
  - Local Economic Development, Planning and Zoning, Chamber of Commerce
- Private Applicants welcome
  - Developers, Property Owners, Real Estate, Bankers
  - Require a Letter of Support from one of the above-referenced

Exception is PRP's



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## Why BTA?



- Due Diligence/Liability
  - Comfort Letters
  - Redevelopment approval
- Kick Start a stalled redevelopment project
- Leveraged funding to bridge a gap

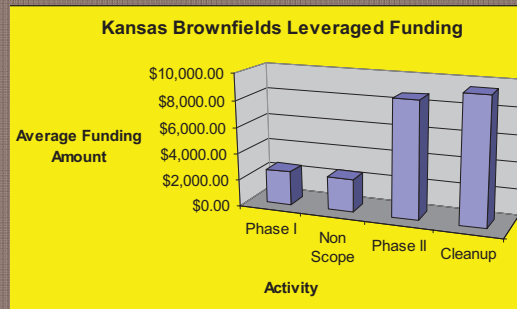


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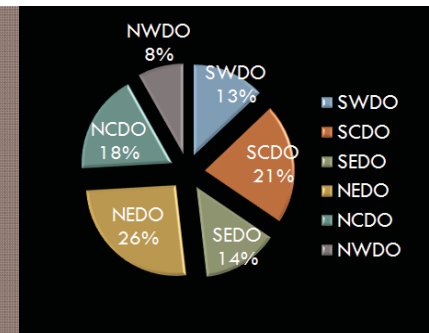


## Leveraged Funding

- Average over 20 K in Leverage funding
  - Phase I--\$2,555
  - Non-Scope--\$2,468
  - Phase II--\$8,750
  - Cleanup--\$9,500



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District	DO	Brownfields Sites
1	SWDO	32
2	SCDO	53
3	SEDO	34
4	NEDO	64
5	NCDO	44
6	NWDO	20
		247



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# Application

- ❑ 2 pages
- ❑ Access Agreement
- ❑ Where to find the application?
  - KDHE Brownfields website: [www.kdheks.gov/brownfields](http://www.kdheks.gov/brownfields)
  - Call or email Brownfields Coordinator
    - [rweiser@kdheks.gov](mailto:rweiser@kdheks.gov)
    - 785-296-5519



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# Application



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# Kansas Brownfields Program

- ❑ Brownfields Targeted Assessments (BTA)
  - ❑ Phase I
    - ✓ Environmental lien/title search
    - ✓ Historical property evaluation
    - ✓ Site Visit
    - ✓ Identifies Potential Environmental Concerns (RECs)
    - ✓ Property owner/applicant provided a Report

REC=the presence or likely presence of a contaminant on a property under conditions that indicate an existing release, a past release, or a material threat of a future release of contaminants into structures on the property or into the ground, groundwater, or surface water of the property.



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# Phase II BTA

- Conducted if potential concerns found in Phase I
- Actual Media Sampling
  - Soil & Groundwater
  - Asbestos



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## What if I find something?



- Is there an RP?
  - State Cooperative
- Tanks Issue
  - Lust Trust Fund
- Dry Cleaning Program
- Voluntary Program
- Environmental Use Control
- Brownfields Cleanup Grants



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## BTA Process and Timing

- Timing is everything, Plan ahead if possible
  - Application Review and approval—1 Week
  - KDHE Consultant conducts Phase I—3 Weeks
  - KDHE Consultant Prepares Report—2 Weeks
  - KDHE approval and transmittal—2 Weeks
- If Needed KDHE Contractor conducts Phase II (Soil and/or Groundwater sampling)—1 -2 months
- Cleanup under KDHE oversight
- Redevelopment



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## Kansas Brownfields Program

- Other Assistance
  - Brownfields Cleanup Grants
  - EPA Grants
  - Technical Assistance



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## Brownfields Assistance

- Web Site: <http://www.kdheks.gov/brownfields/>
- Contact Information:
  - Doug Doubek, Program Coordinator  
785-291-3246  
Email: [ddoubek@kdheks.gov](mailto:ddoubek@kdheks.gov)
  - Ryan Weiser, Brownfields Coordinator  
785-296-5519  
Email: [rweiser@kdheks.gov](mailto:rweiser@kdheks.gov)



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