

# COMMUNITY MEMBER FACT SHEET

GRAYS HARBOR COALITION | BROWNFIELD SITE REUSE & REVITALIZATION PROGRAM

## Program Overview

The Brownfields Site Reuse and Revitalization Program (“Program”) provides funding and technical assistance to cities, rural communities, and eligible property owners to conduct environmental site assessments and define revitalization strategies for **brownfields** and other underutilized properties in Grays Harbor County. The Program aims to place vacant, abandoned, or underdeveloped properties back into productive use through environmental studies, potential cleanup actions, and redevelopment planning.



**Program Funding Source:** The U.S. Environmental Protection Agency (EPA) awarded multiple grants to a Coalition including the cities of Aberdeen, Hoquiam, Cosmopolis, Westport and Elma. Funds are available through September 2027 (or when funds are depleted).



**Program Administration:** The Grays Harbor Council of Governments (GHCOG) serves as the local Program administrator (including technical assistance from its consultant *Onterris*).



**Participation Opportunities:** Property owners, local governments, community organizations, and residents may apply to participate in the Program; eligible activities include Phase I/II Environmental Site Assessments (ESAs), Cleanup Planning, Site Reuse Planning/Conceptual Design, and other technical studies associated with brownfield sites (subject to eligibility requirements).

## Program Objectives

**Vision:** Revitalize vacant and underutilized (“brownfield”) properties throughout Grays Harbor County to provide benefits to the community, including environmental restoration, job creation, increased property values, and reduced health risks.

**Mission:** Use EPA Brownfield Assessment Grant funding to inventory and prioritize brownfield sites for redevelopment, assess existing site conditions, and plan for cleanup and reuse of priority sites throughout our community.

### Guiding Principles:

- Support revitalization initiatives throughout the County
- Promote infill development projects within existing neighborhoods/districts to capitalize on infrastructure, utilities, and public services.
- Prioritize use of grant funds for sites that will attract investment and catalyze new employment opportunities and a sustainable job base.
- Remove redevelopment barriers by addressing problematic site conditions and creating shovel ready sites for new community-serving uses.
- Invest in sites that will generate public and private revenue.
- Transform blighted areas into thriving neighborhoods.
- Protect public health and the environment.
- Promote public participation and input on priority redevelopment areas and sites.

CONTACT



**Vicki Cummings**, Executive Director 360.537.4386 | [vcummings@ghcog.org](mailto:vcummings@ghcog.org)

**\*\*Para solicitar información en español contáctese Vicki.**

WEBSITE



<http://ghcog.org/index.php/brownfields-program>



## What is a Brownfield?

A “brownfield” is a property that has confirmed (or perceived) site contamination or hazardous substances caused by previous industrial/commercial activities or due to unsafe building materials (e.g., asbestos). These typically include vacant, abandoned, or underutilized properties; many times, brownfields remain idle creating voids in the community and contributing to neighborhood blight. Site contamination and hazardous substances constitute “environmental liabilities” that must be addressed before properties can be redeveloped/repurposed for new uses. Brownfield examples may include former gas stations, dry cleaners, legacy industrial sites, older buildings, and land along rail lines.

## What can the Brownfields Program funds be used for?

The Program’s funds can be used for environmental studies (e.g., Phase I/II ESAs & Regulated Building Material Surveys), cleanup planning, site reuse planning/conceptual design, and other technical studies that support property sale or redevelopment activities for eligible brownfields.

## What are eligible for funding?

Both publicly- and privately-owned properties may be eligible for funding. The Coalition/GHCOG will determine eligibility on a case-by-case basis subject to EPA guidelines and available funds. Eligible properties may include (but are not limited to):

- Former manufacturing & industrial sites (e.g. shuttered mills & factories)
- Vacant or underutilized commercial facilities (e.g. aging strip malls, warehouses, etc.)
- Former gas stations & auto-related businesses
- Former dry cleaners
- Rail yards & truck depots
- Salvage yards, landfills, & illegal dump sites
- Older structures with asbestos-containing materials, lead-based paint or other hazardous materials

## What are the Program requirements and timeline?

Interested parties may submit a *Site Nomination Form* for specific brownfield sites – the form is available on the Program website - <http://ghcog.org/index.php/brownfields-program/> . Alternatively, parties may contact GHCOG directly to discuss Program options.

The Coalition/GHCOG will prioritize/select Nominated Sites for funding based on several factors, including (i) perceived community benefit, (ii) redevelopment potential, and (iii) the owners’ willingness to participate. \*\*Nominated sites must meet certain eligibility requirements to qualify for grant funding.

The Coalition/GHCOG will submit an eligibility form to the EPA and Washington State Department of Ecology on the property owner’s behalf requesting approval to use grant funds. If the property is approved for grant funding, the property owner will work with GHCOG staff and the Coalition’s environmental consultant (Onterris) to coordinate the approved activities. The owner will receive an electronic report with findings and recommendations.

## How much funding is available for each Brownfield?

The Coalition/GHCOG will determine how much funding will be allocated for each nominated property – this will be determined on a case-by-case basis pursuant to available grant money, the resulting community benefit, and the owners’ ability to position the property for reuse/redevelopment.

Grant funds for specific brownfields are available through September 2027 and will be earmarked for eligible, priority sites on a first-come, first-served basis. Depending on demand, funds may be exhausted much earlier than the originally timeline.

## How do I obtain additional information?

For more information or to nominate a site for grant funding consideration, please contact GHCOG staff or visit our project webpage:

<http://ghcog.org/index.php/brownfields-program/>



**Disclaimer:** Although this project has been funded wholly or in part by the EPA, the contents of this document do not necessarily reflect the views and policies of the EPA.