

MEMORANDUM

November 2, 2017

TO: Alicia Duer, Program Manager III  
City Manager's Office

FROM: Micah Runner, Director  
Economic Development Department

SUBJECT: **NOTICE OF INTENT – U.S. EPA BROWNFIELDS ASSESSMENT  
GRANT APPLICATION**

DISCUSSION/BACKGROUND

The Economic Development Department is eligible to submit an application for grant funding for FY17/18, FY18/19, and FY20/21 from the United States Environmental Protection Agency (U.S. EPA) to assess hazardous substance and petroleum brownfields sites to facilitate new infill and redevelopment in the City. According to the U.S. EPA, brownfields are abandoned, idle or underutilized real properties, where the expansion, redevelopment, or reuse may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. The grant application due date is November 16, 2017.

Over the last decade, the Stockton Redevelopment Agency earned great success in cleaning up and redeveloping contaminated properties on the Stockton Waterfront. In 2008, the Stockton Redevelopment Agency won the prestigious EPA Phoenix Award for excellence in brownfields redevelopment for the Stockton Events Center, located on the North Shore of the Stockton Downtown Waterfront and placing the City of Stockton in the national spotlight as a leader in brownfields redevelopment. The Department applied for this same U.S. EPA Brownfields Assessment Grant last year to continue this success by forming an Assessment Coalition with the Stockton Successor Agency and Parking Authority.

Although unsuccessful last year, the department proposes to reapply for federal funding by substituting the San Joaquin Council of Governments for the Parking Authority as a Coalition member and has engaged Stantec to provide grant writing services. A grant through this program will assist in developing an environmental assessment program that will streamline infill development within the western downtown core, focused around the waterfront.

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### PROGRAM IMPACTS

The Economic Development Department proposes to submit a grant application for the implementation of environmental assessment, remedial planning, community outreach, and other environmental or planning components of brownfield sites. Brownfields redevelopment benefits both the public and private sector by returning abandoned properties to productive use resulting in job creation or expansion, increased tax revenue, neighborhood revitalization, or creation of open space including parks. Grant funding may also be potentially used for the preparation and implementation of a path to closure plan for various sites pursuant to the State of California Water Resources Control Board, Low-Threat Underground Storage Tank Case Closure Policy; and preparation and submittal of work plans for various sites to Central Valley Regional Water Quality Control Board.

The purpose of the U.S. EPA Brownfields Assessment Grant is to conduct Phase I and Phase II environmental site assessments (ESAs) at brownfield sites located within the City. The objectives of the City may expand later to include actual cleanup of individual sites targeted for assessment, depending on the future availability of funding. The number and location of brownfields sites within the City is presently undetermined. One outcome of the U.S. EPA assessment grant, if secured, will be to develop an inventory and other information related to these sites to allow for more effective planning by the City in furthering assessment, cleanup, and redevelopment.

### FINANCIAL SUMMARY

With your approval, the Department will submit a grant application to the U.S. EPA for an estimated \$600,000 Coalition Assessment grant to pay for development of an environmental assessment program that will streamline infill development within the western downtown core, focused around the waterfront. The EPA grant funding will be used to manage and implement the program, conduct community outreach, conduct area-wide planning, site inventory and site selection, conduct Phase I and Phase II ESAs, and prepare risk assessments and cleanup plans. No match funding will be required of the City if it is awarded the grant. Indirect costs are not proposed in this grant application due to the City not having an approved indirect Cost Rate proposal. However, once the City has completed and received approval from the agency, indirect costs if allowable will be proposed in future grant applications.

Once the grant application is formalized and approval is received from U.S. EPA, the Economic Development Department will initiate an agenda item for City Council approval, authorizing participation in the program, appropriation of funds to be reimbursed by the granting agency on a regular basis until all grant funds are expended,


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obtain City Manager approval to execute the contract with the grant agency and to execute all other related grant documents. There is no fiscal impact to the general fund.

GRANT CATEGORY

Received by: 

Date: 11/2/2017

<input checked="" type="checkbox"/> 100% Grant Funded <input type="checkbox"/> No New Personnel <input type="checkbox"/> New Personnel <input type="checkbox"/> City or In-Kind Match Required <input type="checkbox"/> Multi-year Operating Grant	APPROVED BY   KURT O. WILSON CITY MANAGER
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MICAH RUNNER, DIRECTOR  
ECONOMIC DEVELOPMENT DEPARTMENT

MR:JM:DJB:slw