Council Communication

Department: Community Development Case/Project No.: N/A	Ordinance No.: N/A Resolution No.: 24-	City Council: October 21, 2024

Subject/Title

U.S. Environmental Protection Agency (EPA) Brownfields Cleanup Grant Application

Location

Single site cleanup for the former Shooting Range site located at the northeast corner of the South Expressway and Veterans Memorial

Background/Discussion

Background

The property located at the northeast corner of the South Expressway and Veterans Memorial Highway is currently a vacant property and was formerly a shooting range. The site is known to be contaminated with lead bullets in the soil. The current owner along with an environmental firm has been trying to clean the contaminated soil for the past year but has been unsuccessful.

Community Development staff was contacted by the owner's consultant to inquire about an EPA Brownfields Cleanup Grant. Staff along with environmental consultants have been working together along with the IDNR and EPA to determine if the site would be a good candidate to apply for a Brownfields Cleanup Grant. After reviewing past cleanup attempts, completing a Phase I and discussions with the EPA, it was determined that the site would be a good candidate to apply for a Brownfields Cleanup Grant. A brownfield site is real property, that the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, contaminant (lead bullets), controlled substance, petroleum, or petroleum product, or is mine-scarred land.

On October 7, 2024 City Council approved the acquisition of the property as it is required that the City own the property at the time of application submittal.

Discussion

The EPA has established the 2025 Brownfields Cleanup Grant Program and announced funding availability. This Program provides local communities with up to $4 million to carry out cleanup activities at brownfields sites with no cost share requirement.

With a long history of operating as a shooting range where the use of lead bullets were used on the site, there is known contamination and presents a health hazard to Council Bluffs residents. These funds will be utilized for the cleanup of the contamination, which will be required for revitalization and redevelopment of the site.

The City is eligible with a proven track record of successfully implementing funding under the Brownfields Cleanup Grant Program. Since 2005, the City has received four EPA Brownfield Assessment Grants for a total of $1.3 million; three Cleanup Grants for a total of $900,000; and an Area-Wide Planning Grant for $200,000.

Council Communication

An informational public hearing on the Grant will be held to inform adjacent property owners and other interested parties about the EPA Brownfields Program Grant Application and the activities contemplated by the grant if awarded.

Staff Recommendation

The Community Development Department recommends City Council adopt a resolution authorizing the Mayor to submit an US EPA Brownfields Cleanup Grant application.

Attachments

A. Site map
B. Resolution
C. Draft US EPA Brownfields Cleanup Grant Application