

Brownfield Funding and Success Stories

Presented by
Kansas Brownfields Program

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KDHE Division of Environment

Brownfields Redevelopment Program

What Does the Kansas Brownfields Program Offer to Kansas Communities?



- The program offers environmental services to identify and assess abandoned and underutilized properties for reuse and redevelopment
- **No Cost** to Eligible Applicants
- Phase I, II, and when warranted Phase III Assessments
- NESHAP surveys (w/Phase I)
- Small clean-ups
- Cost-Sharing on Asbestos Abatement

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Why do we perform assessments and what are we looking for?

Recognized Environmental Conditions (RECs):

Presence or likely presence of hazardous substances or petroleum products in, on, or at a property, indicating:

- An existing release
- A past release
- Threat of a future release

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Applicant and Property Eligibility Determinations

- Eligible applicants are any city, town, county, not-for-profit.
- Private entities may be considered eligible so long as the entity can demonstrate the project has local community/government written support.
- Site is abandoned, underutilized, or vacant
- The property has actual or suspected contamination due to onsite or adjoining historical uses.



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How is the Kansas Brownfields Program funded?

- Annual appropriation from CERCLA Section 128a funds 100% implementation and management of the Brownfields program. No state funds are received for the Brownfields Program
 - Portions of the funding also goes to the SCP, VCP, RPID, LTS, and Identified Sites Listing/KEIMS
- BIL funding for ACM abatements and abandoned tank pulls



Community-wide Assessment Grant – State and Tribal (CWAGST)

**NEW for
FY26!**

- \$2 million to support BTAs, cleanup & redevelopment planning/visioning, and community engagement in Kansas

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What are the goals of the newest CWAGST grant?

Focus will be on three target areas, initially

- KCK
- Eureka
- El Dorado

Could be used statewide

Priority Sites within those target areas:

Oak Grove Neighborhood – KCK
Eureka Downs – Eureka
Grizzly Development – El Dorado



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Oak Grove Neighborhood

- 716 parcels of land encompassing 278 acres
- Vacant parcels make up 32% of the lots
 - 227 vacant Landbank parcels – minimum of 110 sites will be assessed with grant
- Population of less than 2,000 residents
- Demolition practices
 - Homes fell into disrepair, demolish into foundation and use as fill
 - Concern for buried asbestos and lead based paint
- Redevelopment of parcels
 - Require a Phase I to determine if permits were obtained for proper disposal
 - If none, Phase II conducted for soil contaminants

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Eureka Downs

- Developed in 1902 as a horse-racing track, operated until 2011
 - Venue largely vacant
 - Historic maintenance shop and aboveground storage tanks (ASTs)
 - Suspected asbestos and lead based paint within remaining structures
 - Phase I and likely Phase II needed to address contamination concerns onsite
- Considerable interest in redeveloping property
 - Multi-use space for weddings and entertainment – major draw for community and area
- Other priority sites within the Eureka target area include
 - Eureka Former Nursing Home
 - Eureka Fire Department Expansion
 - Eureka Memorial Hall
 - Eureka Former Masonic Lodge

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Grizzly Development

- 255 acres total on northern edge of El Dorado
 - 118 acres south of W Refinery Road and 137 acres north of W Refinery Road
 - Historic Coastal El Dorado Refinery to east
 - Pester Superfund site also to the east
 - Historic oil and gas exploration area
- City interested in redeveloping area into a commercial business park
 - Rail access, water and other existing infrastructure is already nearby
- City pursuing obtaining Certified Sites listing from the Kansas Dept. of Commerce
 - In order to obtain, environmental concerns must be evaluated
 - Assist in marketing properties to potential developers if obtained

Assessment and Cleanup Success Stories

Parallel Parkway Heath Center BTA

- Property located between 13th and 17th on Parallel Parkway in KCK
- RECs included historic rail line and historic housing
 - Housing structures have historically been demolished by pushing structure into foundation
 - Concerns with ACM and lead from lead-based paint
- Phase II consisted of soil and groundwater sampling for VOCs, TPH, PAH, and RCRA metals
 - TPH-MRH, Arsenic, Lead, and numerous PAHs detected exceeding RSK in soil
 - Metals detected exceeding RSK in groundwater
- Property was cleared for redevelopment by Brownfields after contamination was referred on for further handling
- Three separate developments – health center, bank, and residential development
 - All have expressed interest in addressing contamination as part of developments and have contacted Voluntary Cleanup. Applications to VCP are expected once funding in place.
 - Brownfields to cover VCP oversight costs

Assessment and Cleanup Success Stories

Former Blacksmith BTA - Russell

- RECs included historic filling station (1927-1942)
- Concurrent Phase I and II – soil and groundwater samples proposed
 - VOCs, TPH
 - No soil detections, no groundwater encountered
- Cleared for redevelopment
- New Historic Park and Splash Pad
 - Visitor center, public restrooms, playground
 - Investment of several community groups, Dane Hansen Foundation, and Kansas Wildlife & Parks



Questions





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<https://www.kdhe.ks.gov/488/Kansas-Brownfields-Program>