TAB Technical Assistance to Brownfields | Kansas State University

Indiana Brightfields Webinar Series: Permitting and Liability

Wednesday, October 22, 2025

THANK YOU for joining us for this webinar. We will get started in a moment.

ksutab.org

Technical Notes

If you experience technical difficulties with your connection:

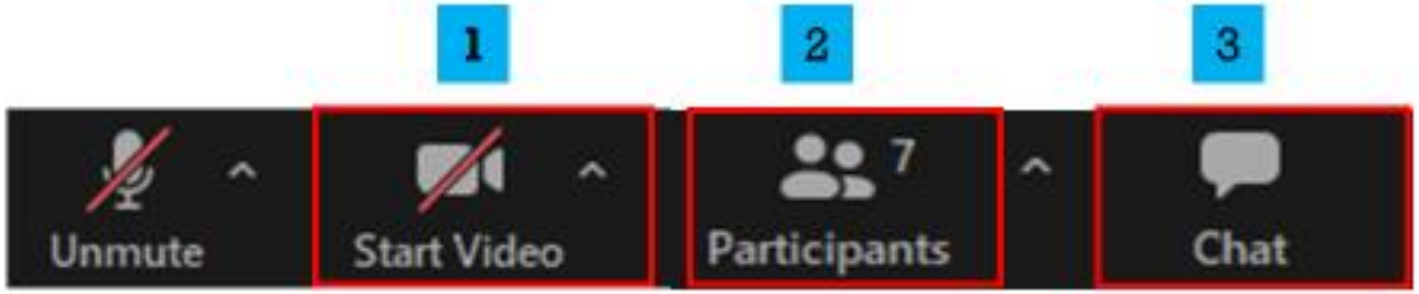
Dial 785.532.0783

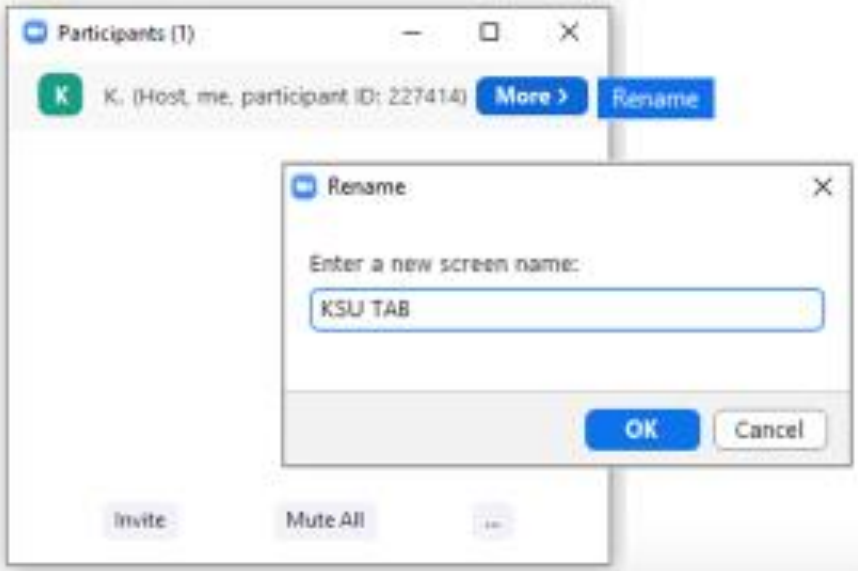
Email chsr@ksu.edu

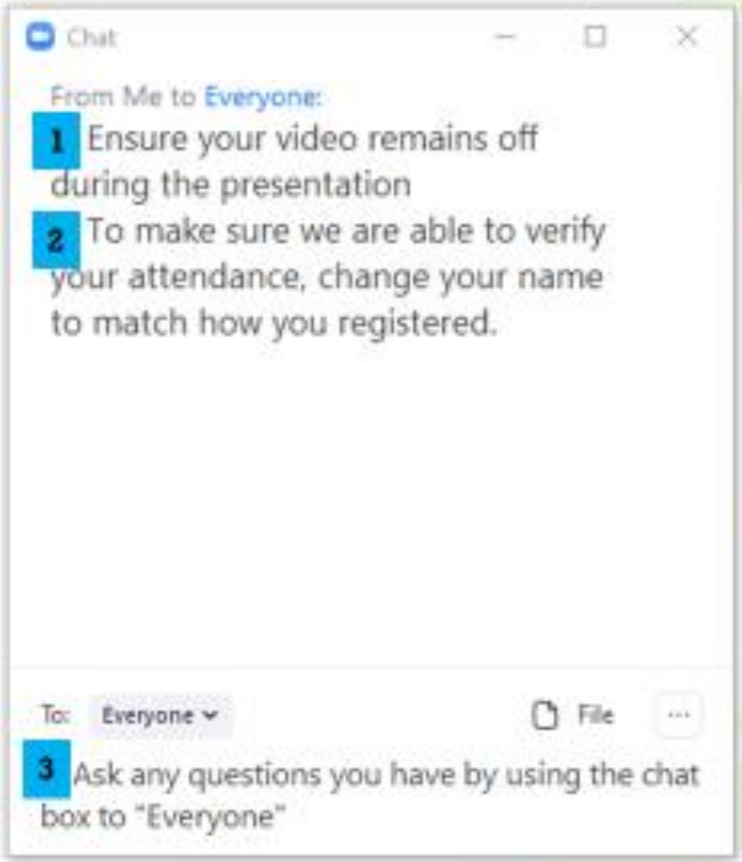
Additionally, please note:

The presentation is being recorded and will be available on the website. The link has also been placed in the chat box.

Using Zoom – The Basics







Today's Agenda

Welcome
Waste Attributes and Solar Approval Process
IDEM Compliance – Site visits
Solar Project: Landfill Post-Closure Use Request
Solar Development – Belmont Ash Monofill
Regulatory & Legal Implications
Indiana Brownfields Program Role in Solar Redevelopment
Next Steps and Evaluation

2:00 – 2:30 Questions and Office Hours

TAB
Technical Assistance to Brownfields

KANSAS STATE UNIVERSITY

Welcome

John Morris, Indiana Brownfields Program, IFA

Indiana Brightfields Webinar Series

Brightfields 201

Waste Attributes and Solar Approval Process

Kim Vedder, Indiana Antique Landfill Coordinator

October 22, 2025

Landfill and Dump Attributes

Ancient

- Smaller
- Flatter
- More trees
- More neglected
- More erosion
- More leachate seeps
- Thin cover or NO cover

Recently closed

- Larger
- Steeper side-slopes
- Fewer trees
- Better maintained
- Less erosion
- Fewer leachate seeps
- Thicker cover
- More complete cover

Size Changes Over Time

50 Years Ago – Average Size of Burn Dumps = 9.4 Acres

Sizes Range from 0.5 to 25 Acres

(Based on a Sample of 25 Burn Dumps)

Since 1989 – Average Size of Closed Landfills = 24 Acres

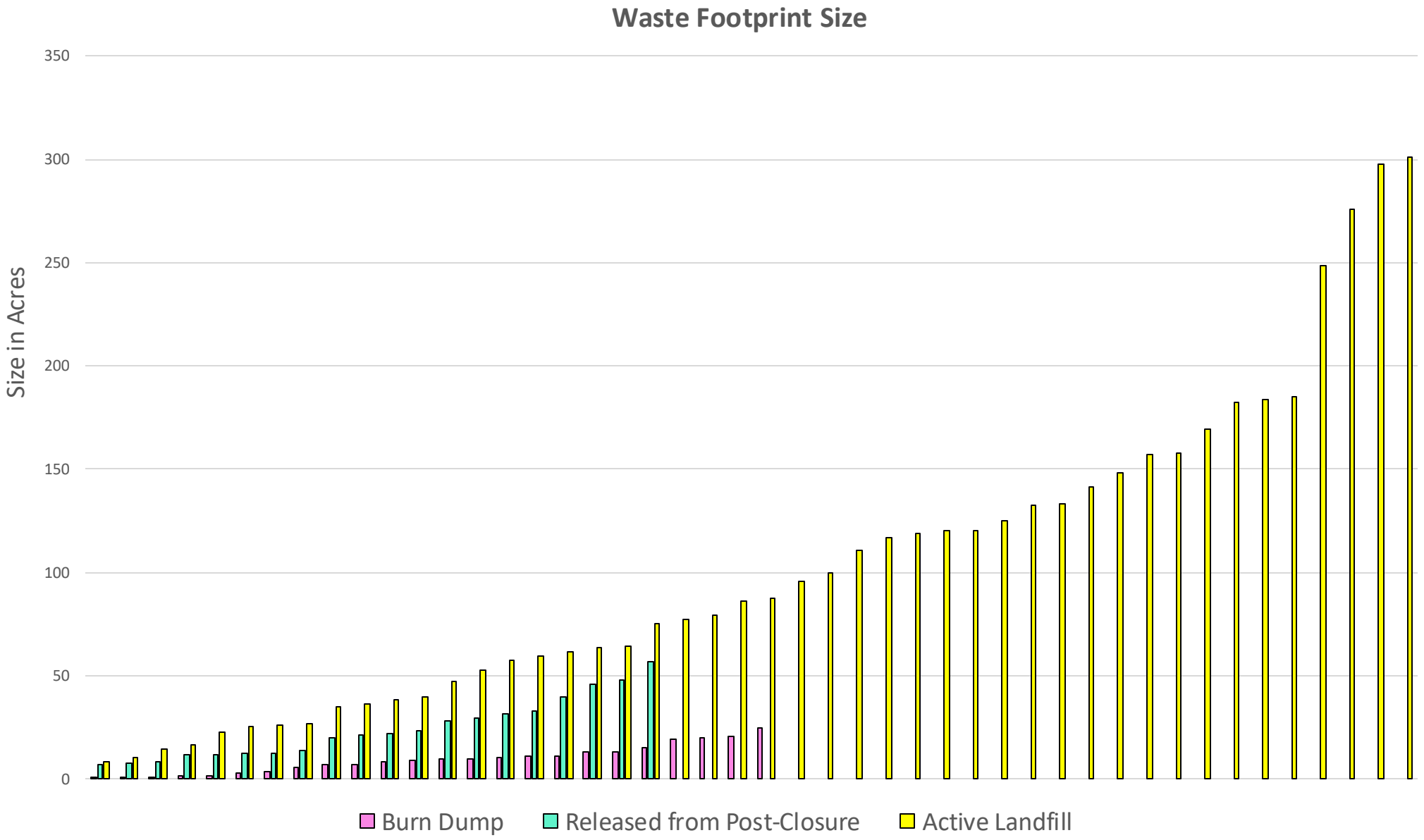
Sizes Range from 6.8 to 56.8 Acres

(Based on Approximately 22 Landfills Released from Post-Closure Care Requirements)

Today - Average Size of an Active Landfill = 104 Acres

Sizes Range from 8.34 to 300 Acres

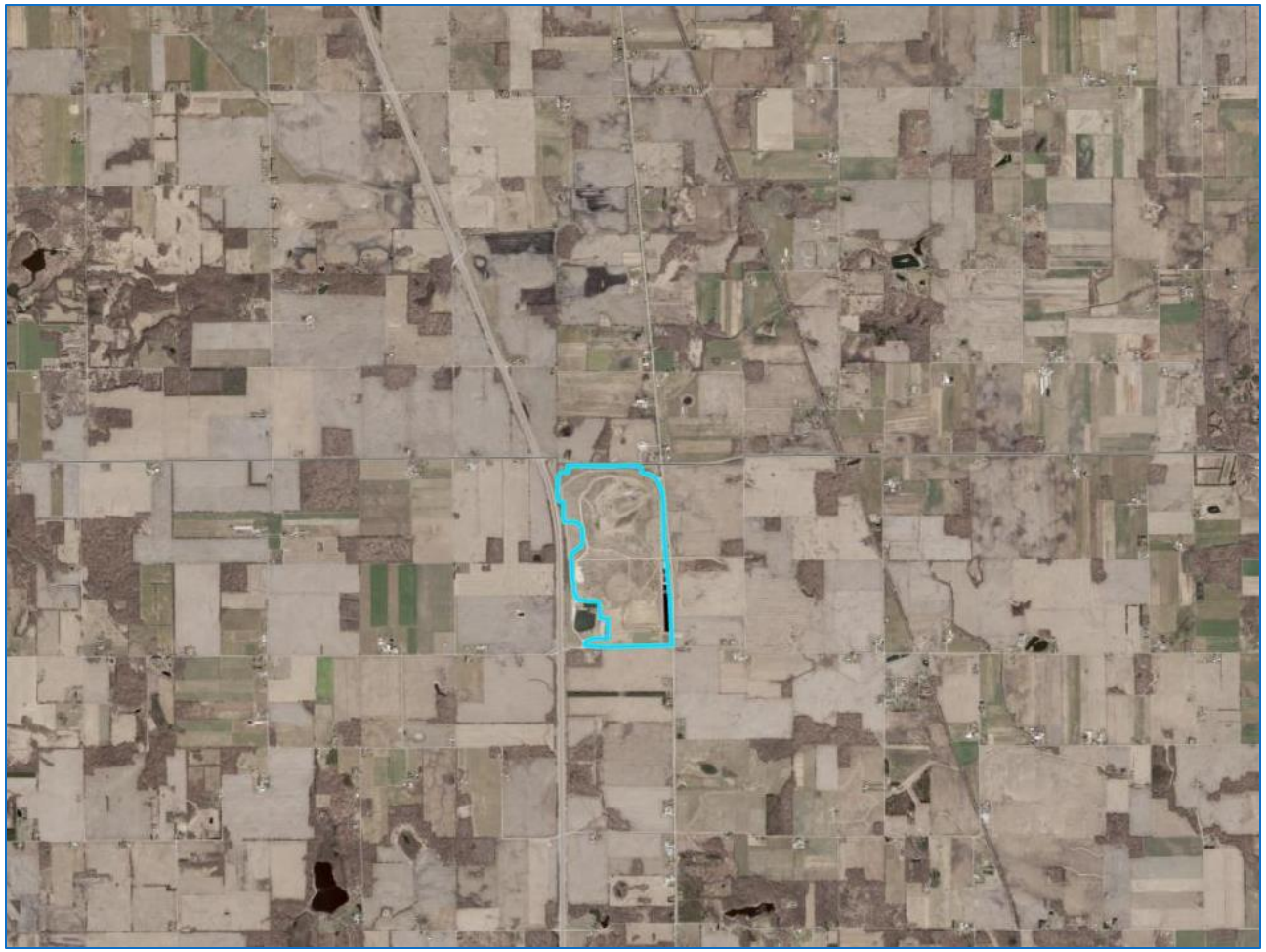
(Approximately 46 Active Landfills)


Waste Footprint Size
Size in Acres
350
300
250
200
150
100
50
0
Burn Dump
Released from Post-Closure
Active Landfill

Location Changes Over Time

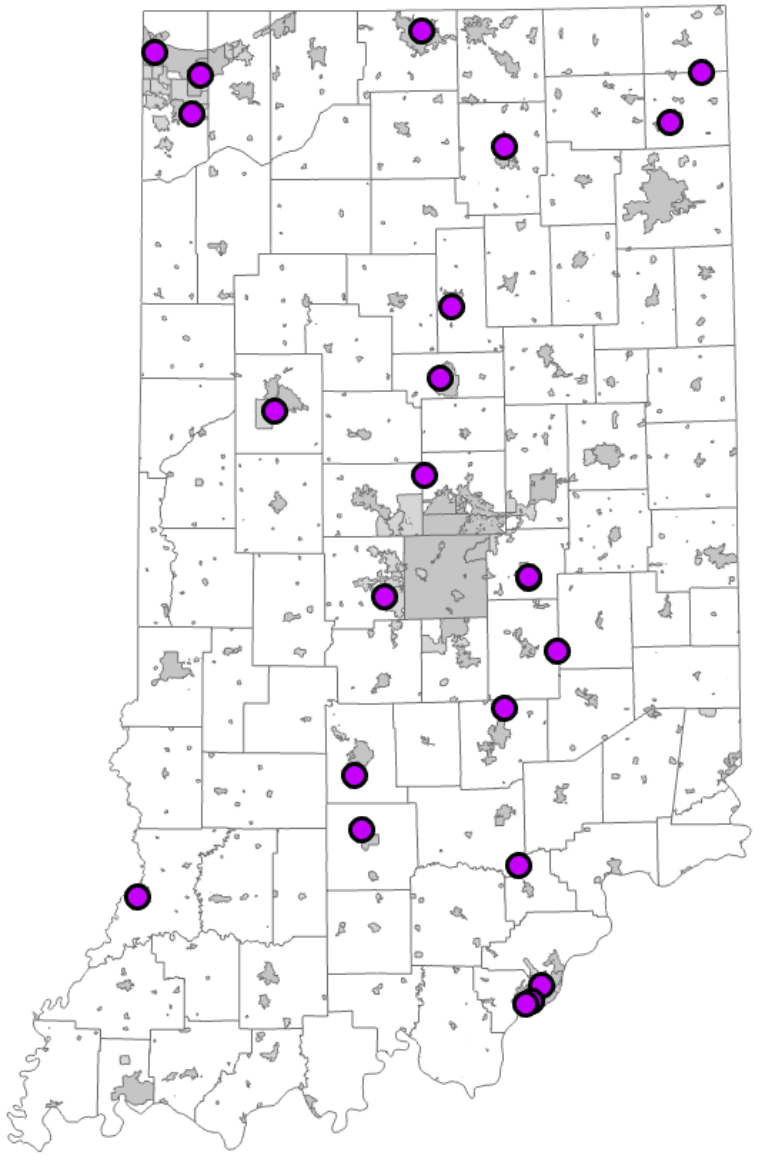
Over the last 50 years;

- Landfill Size Increased
- Distance to Population Increased
  - Citizen's Awareness and Concerns
  - Zoning Restrictions



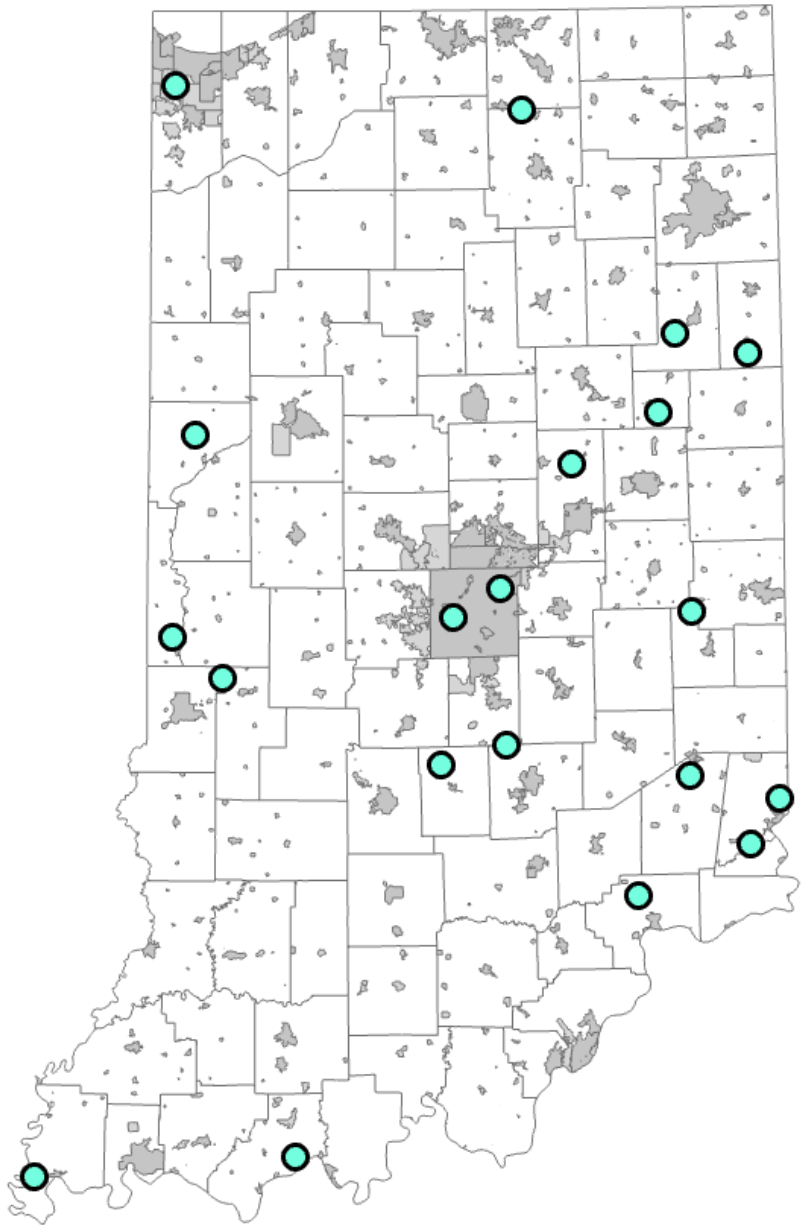
Burn Dumps:

Close to Population Centers



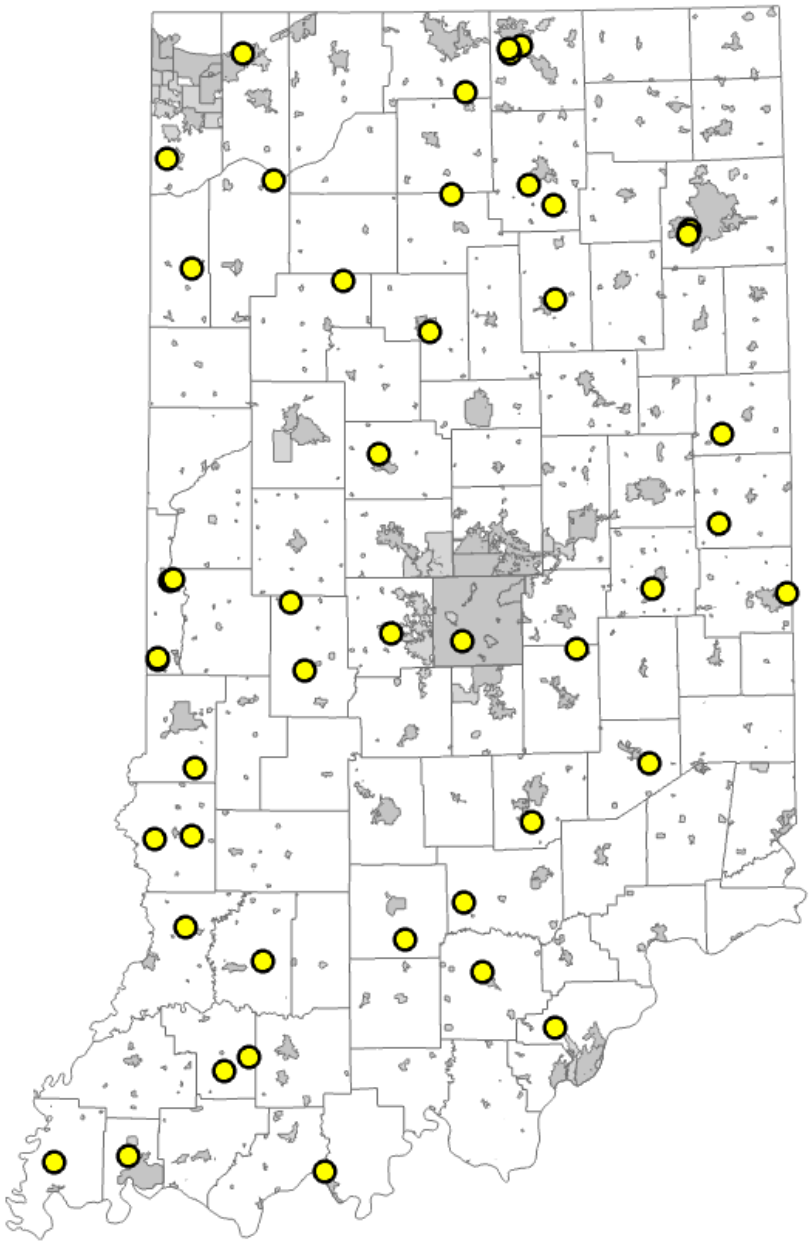
Landfills Closed since 1989:

Away from Population Centers



Active Landfills:

Away from Population Centers



So You Found the Perfect Landfill for Solar Now what?

Approval Process Versus *Permit* Process

Waste Disposal Requires a *Permit*

Activities on a Closed Landfill Require *Approval*

Approval Process for Re-use of Closed Landfills and Dumps

- Site Visit to Identify Problem Areas

- Prioritize Work Needed
  - Examples:
    - Leachate Seep(s) Mitigation
    - Cover Repair
    - Methane Vent Repairs
    - Waste Boundary delineation
    - Groundwater Monitoring
    - Grading
    - Vegetation Clearing

Approval Process Continued…

- Work Needed can be in Phases and Parallel with Solar Approval Process
- Recommend Pre-Submittal Meeting
- Submit:
  - Work Plan for Work Needed, or
  - Solar Development Specifications, or
  - Conceptual Closure Plan (See VFC # 83684327 in IDEM's Virtual File Cabinet for an example) or
  - Combined Work Plan and Solar Specifications
- Include Post-Closure Use Request (See "Post-Closure Uses of Solid Waste Disposal Facilities", February 25, 1998, NPD 0026: idem/files/nrpd_waste-0026.pdf)

What to Expect

- Requests for Additional Information (See VFC # 83869487 for an example)
- Meetings to Discuss Status
- End Product is an Approval Package (See VFC # 83167654 for an example)
- Includes Requirements and a Compliance Schedule

Resources

- "Post-Closure Uses of Solid Waste Disposal Facilities" (NPD 0026) at: idem/files/nrpd_waste-0026.pdf
- "Remediation Program Landfills and Open Dumps Guidance" at https://www.in.gov/ifa/brownfields/files/tech_guidance_landfill_open dump.pdf
- IDEM's Antique Landfill Webpage at https://www.in.gov/idem/waste/waste-industries/landfills/indiana-antique-landfills-and-open-dumps/
- Online Data Portal: https://viewer.indianamap.org/

Thank You

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Indiana Brightfields Webinar Series:
Brightfields 201

Compliance Issues

Molly Hobbs
Senior Environmental Manager
Solid Waste Compliance
Office of Land Quality

October 22, 2025

Compliance Issues at Old Landfills/Dumps

- Leachate
- Woody Vegetation
- Exposed Waste
- Erosion
- Ponding Water
- Sparse Vegetation
- Continued Open Dumping

Leachate

329 IAC 10-2-103

“"Leachate" means a liquid that has passed through or emerged from solid waste and contains soluble, suspended, immiscible, or miscible material removed from such waste.”

Common Indicators:

Color: orange, dark brown, reddish brown

Odor: hydrogen sulfide, ammonia, similar to sewage

Other: oily-sheen, staining

Leachate

Leachate

Leachate

Staining

Oily sheen

Woody Vegetation

The root systems of trees and other woody vegetation can penetrate a landfill cap and allow for water infiltration into the waste, creating leachate.

Woody Vegetation

Trees and other woody vegetation can fall over causing waste to be exposed.

Exposed Waste

Exposed waste can be a result of lack of cover or lack of maintenance of the cover.

Lack of Cover

Lack of Maintenance

Erosion

Erosion rills and gullies can expose waste and become a pathway for waste and leachate to migrate off-site.

Ponding Water

Ponding water can be a result of waste settling and may lead to leachate issues, if the water is able to infiltrate the waste.

Positive drainage off the cap and away from the waste is needed.

Sparse Vegetation

Sparse vegetation may be a sign of methane gas from the decomposition of waste, if accompanied by an odor.

No matter the cause, sparse vegetation can lead to erosion rills and exposed waste if not reseeded.

Continued Open Dumping

Sites without adequate access control may have continued open dumping after the site has closed.

Thank you!

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TAB/KSU Indiana Brightfields Webinar Series

SOLAR PROJECT
LANDFILL POST-CLOSURE USE REQUEST
TECHNICAL CONTENT

October 22, 2025

SHYAMALA RAMAN
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ENGINEERING SECTION CHIEF
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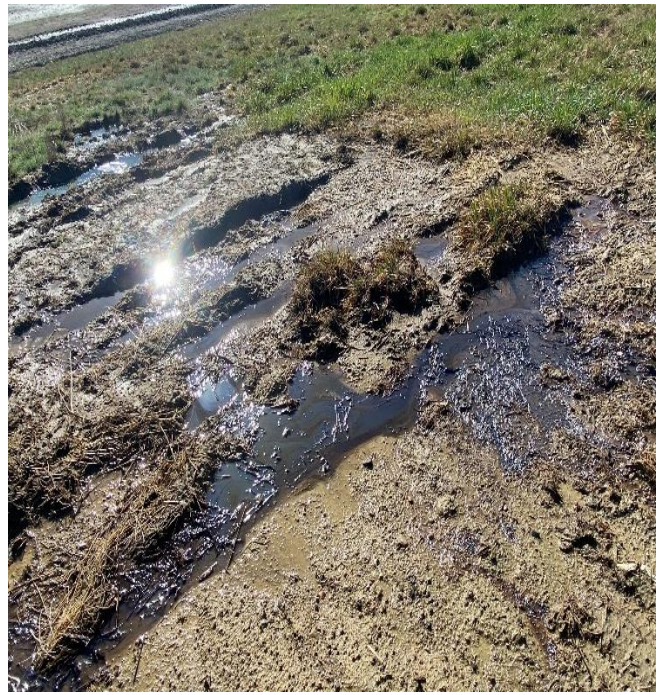
GENERAL AND TECHNICAL INFORMATION NEEDED

- General Narrative of the Project
- General Information regarding the Landfill
- Types of Waste
- History of the Landfill/Age
- Areas & Acreage
- Property Boundary / Legal Description
- Deed Restrictions / Environmental Restrictive Covenants (ERC)

SITE CONDITIONS

- Current Condition of the Landfill / Dump
- Landfill Cover or Lack of Cover
- Possible Waste Boundary Delineation
- Any Repairs or Maintenance Needed
- Clearing of Vegetation
- Equipment Used
- Cover Protection During Construction/Installation and repairs to fix any damage



SOLAR PROJECT DESIGN AND CONSTRUCTION

- Solar Array Design
- Utility/Electric Transmission Line
- Grid Location/Installation
- Access
- Access Control
- Project Life/Warranty

CONSTRUCTION DETAILS

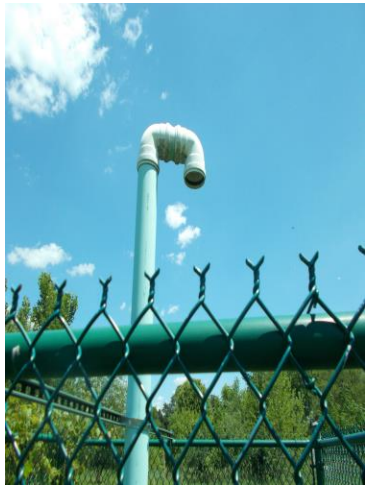
- Project Layout
- Site Plan
- Grading
- Storm Water Management
  - Possible Additional Storm Water Ponds for Sufficient Available Capacity

IMPACT: GEOTECHNICAL EVALUATION

- Structural Stability
- Differential Settlement
- Slope Stability
- Seismic Evaluation, if applicable

IMPACT: INFRASTRUCTURE PROTECTION

- Landfill Gas Controls
- Leachate Collection
- Groundwater Monitoring
- Storm Water Flow/Ponds



ONGOING OPERATIONS AND MAINTENANCE REGULAR REPORTING

- Inspections
- Cap Maintenance
- Site Security
- Erosion Control
- Vegetation Control/Mowing
- Storm Water Run-on/Run-off Controls

ONGOING O & M

- Solar Panel Maintenance
- Cleaning
- Cleaning Water Management (if any)
- Replacement and Decommission Plan
- Corrective Measures
- Landfill Cover Restoration

    Additional Funding may be Needed

TIME FRAMES

- IDEM Approval Time Frames
- Approval process for Technical Specifications can Occur While Awaiting Funding
- Solar Projects
  IDEM's Virtual File Cabinet (VFC) at https://www.in.gov/idem/legal/public-records/virtual-file-cabinet/
  IDEM's home page at https://www.in.gov/idem/

  Issued Projects
  See VFC #s 69856291, 83869487

Contact Information:

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citizens energy group™

Belmont Ash Monofill Solar Project

Going Solar – Brown Dirt to Green Energy

Source: Google Earth, April 2024 Image

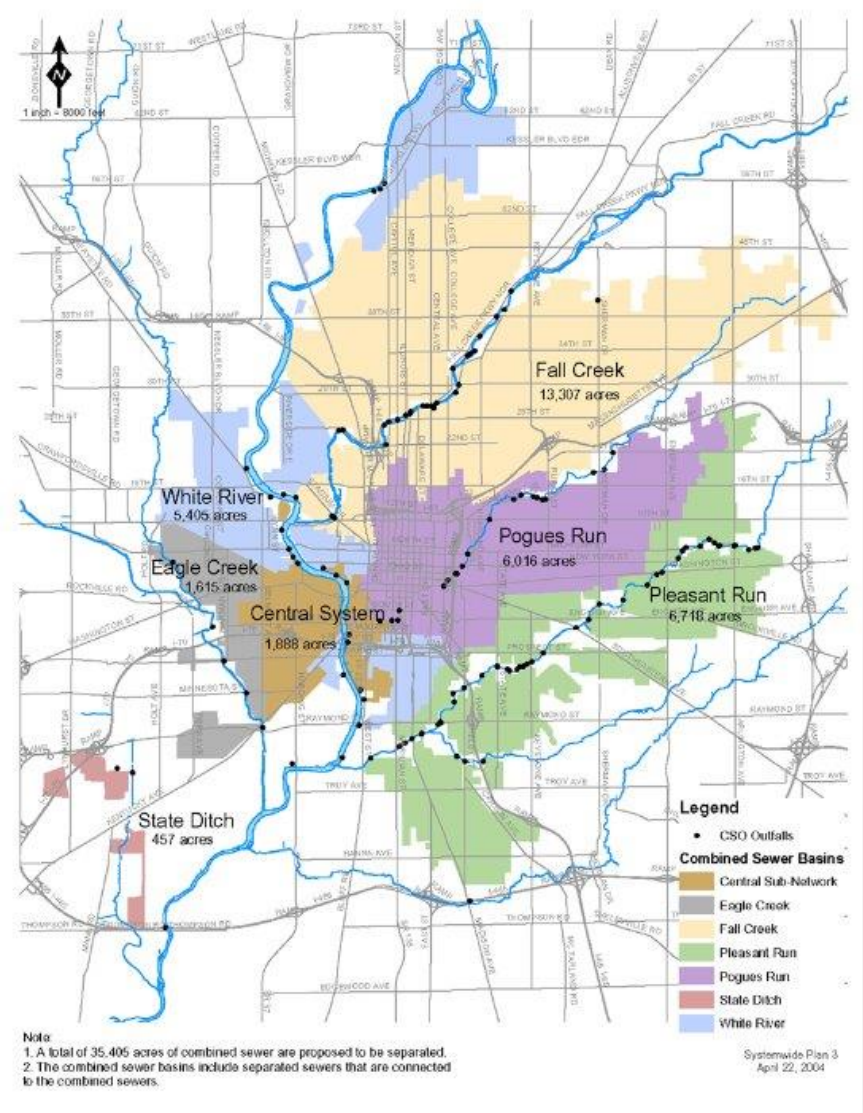
Discussion Topics

- Who are we?
- What is the Belmont Ash Monofill?
- How did the solar project evolve?
- What was the impact on post-closure?

About Us: Citizens Energy Group

- Organization established by civic leaders as a *Public Charitable Trust* in 1887 to protect local natural gas assets
- *Citizens Energy Group* is the trade name for the Department of Public Utilities, formed in 1929 under state statute (IC 8-1-11.1)
- Acquired Indianapolis' water and wastewater utility assets in 2011
- CWA Authority, Inc. is a nonprofit corporation that owns and operates the assets of the Indianapolis wastewater utility

The Wastewater System



- 2 advanced wastewater treatment plants (550MGD)
- ~ 3,200 miles of sewers
- ~ 270 lift stations
- ~34 square miles in CSO area
- ~134 CSOs

Belmont Wastewater Treatment Plant

- Belmont was originally constructed in 1924 and has undergone multiple upgrades with the latest capacity expansion as part of the CSO Long Term Control Plan completed in December 2012.
- Belmont AWT Plant has an average design flow of 120 MGD and a peak design flow of 300 MGD
- Belmont plant's headworks facilities include trash racks, raw sewage pumps, mechanical screening and aerated grits.
- Belmont also has primary clarifiers, secondary treatment of activated sludge process, filtration and UV disinfection; and solids from both Belmont and Southport plants are processed at Belmont

Belmont Ash Monofill

Permitted by the City of Indianapolis as a solid waste landfill c.1986

- Ash from the MSW incinerator in Indianapolis was placed from ~1988 until ~November 2002
- Final closure report submitted in July 2004
- Site in Post Closure care and maintenance until ~July 2034*

**at least until the solar project came along*

Source: Google Earth, 2013 base image

Marion Solar, LLC - Belmont

- Citizens approached by Marion Solar, LLC seeking to install solar in early 2014
  - 20-year lease allowing construction and operation of solar project
  - Provides access easements and joint cooperation
- Developer arranged interconnect with AES Indiana and is the generator
  - Project is +/-3.8 MW AC
  - Commercial operation in November 2015

https://www.communityenergyinc.com/projects/marion-county-solar

IDEM Approvals

- Post-closure use change required revision of Post Closure Plan and IDEM approval of use
  - Review and update of post-closure financial responsibility
  - Engineering drawings illustrating access to landfill, construction techniques
  - Notifications to IDEM when approved use for solar terminates
  - On-going maintenance of cap and cover

- Stormwater (old “Rule 5”) during construction given land disturbing activities

Re: Post-closure Use Approval
Belmont Ash Landfill
FP 49-12
Marion County

Your post-closure use proposal to construct and operate a solar renewable energy facility on top of the closed Belmont Ash Landfill is approved. As the owner/operator of the landfill, you must maintain the facility as described in the post-closure use proposal,

Belmont Solar

- No equipment penetrates cap to preserve closure of the landfill

Post-Closure Updates – Solar Project

- Original post-closure period would have run through ~July 2034
- Ultimate modifications to post-closure obligations extended +5 years following removal of the solar generation equipment
- Commercial term earliest end date is 2034
  - Post-closure obligations extend until *at least* 2039
  - Longer if commercial term extended by parties?

Thank you!

Ann W. McIver, QEP
Director, Environmental Stewardship
Citizens Energy Group
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October 22, 2025

REGULATORY & LEGAL IMPLICATIONS OF NOTE

Julie Lang, Attorney, IDEM Office of Legal Counsel

Legal disclaimers

IDEM is not providing legal advice during this presentation and always suggests parties contact their own legal counsel regarding potential liability specific to the situation at hand.

This presentation only addresses responsibilities under IDEM's landfill statutes and rules and does not address any other responsibility under federal, local, or other state law.

Types of Sites

- Open dumps
- Closed previously permitted solid waste landfills
- Closed solid and hazardous waste landfills currently in post-closure

General Responsibilities

(Open Dump & Solid Waste Landfill Property Owners)

- Correct and control nuisance
- Eliminate any threat to human health and the environment
- Remedial action in response to releases (or threat of release)

Open Dumps

- Governed by 329 Ind. Admin. Code 10-4
- An open dump is really any site where waste is consolidated or disposed of that does not utilize a method approved by the agency, law, or regulation (Ind. Code 13-11-2-146)
  - Old unpermitted disposal sites are likely to be considered open dumps regardless of when the waste was placed there.

Open Dumps

- Owners of property with open dumps are responsible for:
  - Correcting and controlling nuisance, which means, by rule 329 IAC 10-4-4(a):
    - Removal of all waste to permitted facility; or
    - Other actions required by IDEM (may include capping, GW monitoring, etc.)
  - Eliminating any threat to human health or the environment (not specifically defined in 329 IAC 10-4-4(a))
  - Compliance with conditions of any use approval given by IDEM

Closed Previously Permitted Solid Waste Landfills

- Governed by 329 IAC 10
- Property owners are responsible for:
  - During post-closure period (30 years after closure):
    - Compliance with any post-closure requirements or rules
    - Compliance with any institutional control (ERC, deed notice)
    - Should also provide reasonable access to former landfill owners/operators/permittees for monitoring/maintenance as required by applicable rules under which the landfill closed
  - After post-closure period complete:
    - Correcting and controlling nuisance conditions (*not specifically defined*); and
    - Eliminating any threat to human health or the environment

Releases at/from Open Dumps and Closed Previously Permitted SW LFs

- If IDEM determines that there is or may be a threat to human health or the environment due to a release or threat of release of contaminants, IDEM can require the property owner to perform remedial action, including the installation and monitoring of ground water monitoring wells or other devices, and corrective action.
- Other persons with potential liability for releases:
  - Landfill owners/operators/permittees
  - “Responsible persons” as defined for CERCLA purposes (O/Os at time of disposal, “arrangers”)

Releases at/from Open Dumps and Closed Previously Permitted SW LFs

- Purchasers of these sites may qualify for CERCLA-based liability protections relative to releases
  - Brownfields comfort letter – "reasonable steps"
  - Get legal advice
- But purchasers will still have responsibilities under the solid waste rules at 329 IAC Article 10
  - Nuisance correction and control
  - Elimination of threats to human health and environment
  - Post-closure approval requirements, ERCs, deed notices

Hazardous Waste Landfills Currently in Post-Closure

- Landfill owners, operators and permittees must perform post-closure duties for at least 30 years
  - Likely under a post-closure permit
  - Third-party solar-related entities may have to become owners and/or operators on the permit (duties relative to monitoring/maintenance/addressing releases, etc.)
- Institutional control requirements (ERCs)

Contact Info:

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Indiana Brownfields Program

Brownfields Program Overview

Brightfields 201: Permitting and Liability

October 22, 2025

Mission Statement

Our mission is to encourage and assist investment in the redevelopment of brownfield properties by helping communities through educational, financial, technical, and legal assistance to identify and mitigate environmental barriers that impede local economic growth

Indiana Defines a Brownfield as…

- a parcel of real estate
- abandoned, inactive, or underutilized
- on which expansion, redevelopment, or reuse is complicated because of the presence or potential presence of a hazardous substance, a contaminant, petroleum, or a petroleum product that poses a risk to human health and the environment.

Landfills and Brownfields

Antique Landfills

- Numerous inactive landfills are located throughout Indiana, and many have been abandoned and/or not properly closed, maintained, or monitored
- Many were likely not operated with environmental controls by today's standards and many operated unattended with unrestricted access. Open trench burning was a common form of waste reduction
- Majority of these old landfills ceased operating or were abandoned by the 1980s

Landfills and Brownfields

Antique Landfills

- Once out of sight or out of mind, these landfills are now gaining attention due to development encroaching on the unlined, eroded, and often leaking landfills
- Abandoned landfills are a growing statewide environmental concern and present unique environmental problems as many of the sites do not fit into the traditional state cleanup programs
- Differential settlement, erosion, groundwater & leachate water concerns, and landfill (methane) gas migration can pose challenges for finding an appropriate reuse of a landfill

Landfills and Brownfields

Antique Landfills

- Abandoned landfills can also present a community with many of the same issues as the “traditional” brownfield project:
  - Potential for substantial ongoing environmental contamination
  - Liability issues
  - If left unattended, will become an impediment to land reuse and development.

- Evaluating and appropriately addressing antique landfills has positive impacts to communities:
  - Opportunity to mitigate a Site contaminating the environment
  - Opportunity for community awareness and involvement
  - Land reuse and development opportunities

What makes a Successful Brownfield Redevelopment?

- Integrating cleanup and redevelopment activities to ensure a cost-effective and sustainable project
- Finding a reuse that aligns with current market needs
- Leveraging public and private resources
- Understanding liability protections and the due diligence process
- Ensuring all members of the team such as the financial lenders, project engineers, community planners, economic developers, construction contractors, and environmental consultants are strategically aligned
- Ensuring the proposed redevelopment of a brownfield is compatible with past historical use
- Exercising due care and complying with any continued obligations to protect human health and the environment

Brownfields Program can help!

Financial Incentives - Environmental Assessment and Remediation Awards of Professional Services and Loans

Technical Resources - Environmental Evaluations and Field Work Oversight

Education and Outreach – Workshops, Trainings, Community Meetings and EPA Assistance

Legal Assistance - Liability Interpretations and Enforcement Discretion Determinations

Technical/Legal Incentives
Liability Clarification Letters

Comfort Letter (CL):

- Issued to a party that qualifies for an *applicable exemption to liability* found in Indiana law or IDEM policy but is *not a legal release* from liability.
- Explains IDEM's exercise of enforcement discretion under an applicable liability exemption or IDEM policy.
- There will be continuing obligations for owners of antique landfills to protect human health and environment (and/or the need to give access to a responsible party for post-closure obligations).

If want to be a BFPP, ***Phase I ESA needed prior to purchase*** *for due diligence!*
Phase II ESA recommended to establish due care/continuing obligations/reasonable steps!!

Technical/Legal Incentives
Liability Clarification Letters

A Comfort Letter for a landfill will have **Reasonable Steps** recommendations which will be based on site specific conditions, including any recent analytical data, to protect human health and the environment based on intended land use.

IDEM may require the owner, operator, or permittee of a closed solid waste land disposal facility or the owner of real estate to perform remedial action, including cap maintenance and/or the installation and monitoring of groundwater wells or other engineered controls due to a release or threat of release of contaminants from the solid waste land disposal facility into the environment.

A new owner will need to reasonably cooperate with and not impede any third party's undertaking of any response actions required by IDEM.

Technical/Legal Incentives Closure Letters

Site Status Letter (SSL):

- Issued to a *non-responsible party* that can demonstrate that current levels of contaminants of concern substantially meet current risk-based cleanup criteria as established by IDEM per its *Risk-based Closure Guide* (R2)
- Does not address the potential liability of the applicant
- States that based on a technical analysis of information submitted to IBP pertaining to site conditions, IBP concludes that current site conditions do not present a threat to human health or the environment and that IDEM does not plan to take or require a response action at the brownfield site

Financial Incentives

State and federal $: loans, subgrants (or awards of professional services), coordination, leveraging funds

- Phase I Environmental Site Assessment (Phase I ESA) Initiative
- Petroleum Orphan Sites Initiative (POSI)
- Revolving Loan Fund (RLF) Incentive (federal $) (loans/grants)
- IFA State Revolving Fund (SRF) Loan Program coordination
- IDEM Supplemental Environmental Project (SEP) coordination
- OCRA-IFA partnership coordination (e.g., demo/clearance)
- Misc. brownfield determinations/support letters (e.g., PEDs)
- Current/Future funding via U.S. EPA (e.g., 128(a), RLF)

Financial assistance varies throughout the years….

Some assistance via rolling applications… some not….

Assistance is not mutually exclusive and is not linear….

Funding Highlights

- Since November 2009, highlights of Program investment include:
  - U.S. EPA brownfields RLF and ARRA RLF funding for 8 loans ($8.7M) and 14 subgrants ($4.1M)
  - U.S. EPA 128(a) funding for 70 awards of assessment and remediation assistance ($2.9M)
  - U.S. EPA Trails and Parks Initiative funding for 8 awards ($232,074)
  - U.S. EPA Leaking Underground Storage Tank (LUST) ARRA funding for 35 awards ($4,039,000)
  - 73 Phase I ESA Initiative awards ($102,055)
  - 26 Petroleum Remediation Grant awards ($1,220,923)
  - 8 Auto Sector Initiative awards ($504,846)
  - 58 Supplemental Environmental Projects awards in 22 communities ($1,357,431)
  - 161 Petroleum Orphan Sites Initiative awards in 103 communities ($32,990,547)

Brownfields Assistance on Landfills

- Highlights of Program assistance include:
  - Issuance of **Comfort Letters** and/or Site Status Letters
  - Overseeing **Phase II subsurface investigations** to:
    - Delineate waste boundaries
    - Evaluate soil, gas/vapor, and groundwater quality surrounding the waste
    - Evaluate waste cap thickness
    - Evaluate types of waste encountered
    - Install monitoring wells to evaluate groundwater quality/methane gas
  - Assistance with **remediation** if funding is available (low interest loan or grant)
    - Installation of a cap on landfill
  - **Coordination** with all stakeholders to ensure a successful redevelopment

Former Landfill/Vacant Lot (#4240806) Indianapolis, Marion County

Site History

- The now vacant 1.89-acre Site was historically farmland until 1956 and was a landfill in the 1960s and 1970s
- A 2023 Phase II encountered urban debris and miscellaneous trash from 1 to 16 feet below surface grade (bgs)

Program Support for Project

- In October 2024, the Program funded a **Phase I ESA** via a City application for a Prospective Purchaser
- The Program funded a July 2025 **Phase II ESA** to determine the lateral and vertical extent of debris, install monitoring wells to evaluate groundwater quality, and one well in the waste for methane evaluation
- Total awarded $91,787

- Geophysical survey conducted, 10 test pits dug to at least 10 feet bgs to evaluate waste boundaries, and five monitoring wells installed
- Groundwater samples analyzed for VOCs, SVOCs, RCRA Metals, PCBs, ammonia, boron, chloride, cyanide, fluoride, iron, manganese, nitrite, lithium, sodium, sulfate, zinc, phenols, dioxins, PFAS, 1,4-dioxane, and pH
- Prospective Purchaser evaluating removal of debris for residential construction

Former Landfill (#4230903) Gary, Lake County

Site History

- The 69-acre Site is located north of Gary between several railroad tracks and operated as a disposal area between 1957-1977
- Municipal and industrial waste disposed by truck and rail including paints, slag, foundry sand, fly ash, cinders, demolition debris, sludge, drums, and battery casings
- On-Site incinerator used to burn paper/wood/carboard and resultant ash was placed in disposal area
- No engineered cap in place and site has remained vacant for over 40 years. Assessment in 2000 confirmed the presence of VOCs, heavy metals, SVOCs, PCBs, and dioxin/furan contamination.
- Site is now mounded with approximately 30 feet of debris and covered with trees and vegetated land with steep grade changes

Former Landfill
Gary, Lake County

Program Support for Project

- The Program funded a Phase II ESA through its EPA CWAG Grant
- Soil boring/monitoring wells were advanced in April and June 2024 on and off site. Six soil borings, three hand augers, and nine monitoring wells were advanced/installed
- Groundwater sampling of the well network is also being performed
- Contamination primarily consists of heavy metals, PCBs, fluoride, PFOS, and PFOAs
- Reuse plans are not finalized but could consist of recreational and/or solar
- <u>Total awarded $129,897</u>

Site Redevelopment
McCray Refrigerator, Kendallville

Site History

- Former manufacturer of commercial refrigeration products from 1887 through 1970s
- Approximately 132,000 square foot building destroyed by a fire in June 2018
- Soil, groundwater, and soil gas investigations conducted.

Program Support for Project ($67,150)

- Comfort Letter: 10/30/19
- 128(a) funding April 2020: $12,051
- SEP Funding April 2020: $20,120
- 128(a) funding February 2022: $46,654

Site Redevelopment
McCray Refrigerator, Kendallville

McCray Solar Power Generation Facility

- Ribbon cutting April 2022
- 5-acre solar field generating electricity for the adjoining municipal wastewater treatment plant with the aim of fulfilling 85% of the wastewater plant's total energy need
- $5 million total private and public leveraged funds

Evaluation & Wrap-Up
Looking Ahead

Brownfields: can bring blight… but can also bring people together for beautiful revitalization!

***Small sites/small communities*:** can lead to big successes.

***Success*:** can be achieved along the journey with the right attitude and right resources.

The end: can help you start the revitalization process.

Indiana Brownfields Program: offers resources to help address environmental issues to facilitate brownfield redevelopment.

***Next steps*:** can be as simple as asking for help….

We Want to Hear Your Feedback

Please provide feedback on today's event:

1. Click this link: Brightfields 201: Permitting and Liability 10/22/2025

2. Click the link provided in the chat box

1. Scan this QR image from your smartphone