

# WESTERN BROWNFIELDS WORKSHOP

UNIVERSITY OF MONTANA, MISSOULA, MT  
SEPTEMBER 14-16, 2010



## PARTICIPANT'S GUIDE—MAXIMIZE YOUR LEARNING OPPORTUNITIES

**CAUTION:** For participants new to this workshop—prepare to be involved—ask questions, share stories, make new contacts, have fun! You will get out of the workshop what you put into it.

To maximize your learning opportunities, this workshop is designed with a mix of session types to break up how information is presented and shared. The larger sessions provide more traditional panel style presentations and information dissemination, and also offer the opportunity to ask questions of the panel member(s).

The smaller breakout sessions offer the opportunity to engage in informal dialogues with other grant recipients. These sessions are intended to be robustly interactive—the learning opportunities will be maximized by your active participation! Please be prepared to share your successes, lessons learned, war stories, tips, resources and/or ask questions, explore the pros and cons of various approaches, etc. Your small group facilitators will offer up a range of topics and questions to explore each session's subject matter; they may briefly offer some of their own experiences, but they will not be making formal presentations.

## TUESDAY, SEPTEMBER 14TH

### **10:00 – 11:30 am: BIKE TOUR OF BROWNFIELD SITES – CURRENTS AQUATIC CENTER**

*John Adams, City of Missoula, MT*

This optional bike ride will take riders to view two funded brownfield sites and several potential sites in Missoula. Please note, bikes are single-speed, adult cruisers. Space is limited – sign-up required.

### **11:00 - 1:00 PM REGISTRATION – GRAND FOYER**

### **1:00 – 1:15 PM: WORKSHOP WELCOME AND AGENDA OVERVIEW – UC THEATER**

*Colleen Morgan, SRA International*

*Dan Heffernan, US EPA Region 8*

### **1:15 – 1:45 PM: KEYNOTE AND WELCOME – UC THEATER**

*Mayor John Engen, Missoula, MT*

### **1:45 – 2:15 PM: NEW EPA FUNDING/TECHNICAL ASSISTANCE RESOURCES - UC THEATER**

*Myra Blakely, US EPA Headquarters, Office of Brownfields and Land Revitalization*

This session will provide information about newer types of EPA assistance (i.e., beyond ARC and JT grants or TBA funding) for use on brownfields projects. It will include basic information about the goals for the new assistance, who is eligible for the assistance, and how it can be used. Several examples from western communities' use of these new funding and assistance sources will also be shared.



**2:20 – 3:40 PM: REGIONAL BREAKOUT SESSIONS**

**Region 8 – UC THEATER**

**Region 9 – SOUTH BALLROOM**

**Region 10 – NORTH BALLROOM**

Grantees will break out and meet with the staff from the Regional office and other grantees in the Region. Each EPA Region will discuss topics such as EPA, state and tribal requirements, contracting issues, closeout procedures, and regional updates.

**3:40 – 3:50 PM: BREAK**

**3:50 – 4:50 PM: PARALLEL TRACK SESSIONS**

**OPTION 1: BROWNFIELDS 101 – NORTH BALLROOM**

*Lucy Auster, King County DNRP, Seattle, WA*

*Diane Ramirez, City of Petaluma, CA*

Targeted toward newer grantees, this session will provide a basic overview of the brownfields lifecycle, including key terms, issues and perspective to help guide you.

**OPTION 2: LOCAL GOVERNMENT TOOLS AND APPROACHES FOR AREA-WIDE PLANNING – UC THEATER**

*Jesse Silverstein, Colorado Brownfields Foundation, Littleton, CO (Moderator)*

*Miranda Bateschell, Portland METRO, Portland, OR*

*Aaron Laurel, West Sacramento, CA*

*Alexis Moore, City of Lakewood, CO*

This session panel presentation and discussion will cover a broad contextual approach to brownfields revitalization as it relates to regional and area-wide planning, corridor revitalization, and ongoing urban and rural revitalization efforts.

**OPTION 3: OTHER FEDERAL FUNDING AND TECHNICAL ASSISTANCE SOURCES – SOUTH BALLROOM**

*Michelle Johnston, Small Business Administration*

*Richard Robinson, Agency for Toxic Substances and Disease Control, WA*

This session will provide information about funding and technical assistance from other federal agencies in the context of brownfields reuse. It will include basic information about who is eligible for the assistance, what it can be used for, as well as provide specific examples where other brownfields communities, states, tribes, or nonprofits have benefited from these resources.

**4:55 – 5:25 PM: PROJECT SHOWCASE SESSION – UC THEATER**

*Susan Morales, US EPA Region 10*

*Noemi Emeric-Ford, US EPA Region 9*

*Dan Heffernan, US EPA Region 8*

This multi-media session will feature successes from brownfields projects from grantees in each of the three western Regions.

**5:25 – 5:45 PM: INTERACTIVE DAILY WRAP-UP – UC THEATER**

*Dan Heffernan, US EPA Region 8*

*Noemi Emeric-Ford, US EPA Region 9*

*Brooks Stanfield, US EPA Region 10*

*John Adams, City of Missoula, MT*

*Lisa Cuestas, City of Tucson, AZ*

This audience participation session will test your knowledge of the brownfields world and impart helpful information about emerging opportunities to advance the success of your grant.



**6:00 PM: WELCOME RECEPTION AT THE NORTHSIDE KETTLEHOUSE [NO-HOST]**

Join us for a walk from the workshop location at the University of Montana to the Northside Kettlehouse located in the Northside Missoula Railroad Historic District. The walk will lead past a working railroad yard subject to state remediation requirements, portions of which have been proposed for redevelopment. A no-host reception will convene at the Kettlehouse.

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**WEDNESDAY, SEPTEMBER 15TH**

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**8:30 – 8:45 AM: AGENDA OVERVIEW – UC THEATER**

*Colleen Morgan, SRA International*

**8:45 – 9:45 AM: WORKING WITH BUDGET RESTRAINTS/DIFFICULT ECONOMIC CONDITIONS – UC THEATER**

*Ignacio Dayrit, Center for Creative Land Recycling (CCLR), San Francisco, CA (Moderator)*

*Brent Anderson, IRG*

*Mary Hashem, Brownfield Partners, LLC*

*Tonya Dowse, Siskiyou County Economic Development Council, Yreka, CA*

This roundtable discussion will address the challenges grantees are facing in these unique economic times. Private sector developers and grantees will share their perspectives and the creative solutions they are using to overcome these challenges and, where possible, will discuss how to identify hidden opportunities that may be especially ripe during economic downturns.

**9:45 – 10:05 AM: BREAK**

**10:05 – 12:00 PM: PARALLEL TRACK SESSIONS**

**OPTION 1: PEER EXCHANGE CASE STUDY EXERCISES**

*Steve Gill, Idaho Department of Environmental Quality, Coeur d'Alene, ID – SOUTH BALLROOM*

*Jenn Bildersee, Portland Brownfields Program – NORTH BALLROOM*

Attendees self-select a session that fits their interests. Session handouts (available at the workshop registration desk) provide information on a grantee's background (e.g., goals, actions taken, challenges) and specific discussion questions that will be addressed during the session. After hearing the project background, participants share lessons learned/ideas on ways to overcome project challenges through an informal dialogue. This provides an opportunity for participants to share lessons learned through a real-life scenario and informal dialogue.

**OPTION 2: ASK EPA HEADQUARTERS – ROOMS 326-327**

*Debi Morey, US EPA Headquarters, Office of Brownfields and Land Revitalization*

Do you have questions about the new application guidelines, the area-wide planning grants, or any of the new EPA technical assistance and funding sources? This is your opportunity to seek more details from EPA Headquarters staff about what's new and emerging from inside the beltway.

**OPTION 3: ACRES – ROOM 329**

*Ramon Torres, US EPA Headquarters - Office of Brownfields and Land Revitalization*

This session will provide an opportunity for grantees to learn more about the ACRES system and ask questions. The focus will be to provide basic information about how ACRES operates and also how it can be beneficial beyond its basic reporting functions.

**12:00 – 1:30 PM: LUNCH (ON YOUR OWN)**



## **1:30 – 2:30 PM: PARALLEL TRACK SESSIONS**

### **OPTION 1: RENEWABLE ENERGY ON BROWNFIELDS – UC THEATER**

*Joe Bourg, SRA*

*Gail Mosey, National Renewable Energy Lab*

*Eileen Christensen, BEC Environmental, Las Vegas, NV*

This panel session will cover the basic elements and best practices to incorporate the use of renewable energy into a brownfields project. It will address what developers are looking for when siting a renewable energy generation facility, the win-win from siting renewable energy on brownfields, and provide information about available federal and state funding and technical resources. The session will also feature several western examples where brownfields are being used for renewable energy development.

### **OPTION 2: WORKING WITH PRIVATE PROPERTY OWNERS – NORTH BALLROOM**

*Joel Gastelum, City of South Tucson, AZ*

*Diana Sasser, Sacramento CA*

*Steven Zeier, Big Sky EDA, Billings, MT*

This session will cover the lifecycle of and different approaches to working with private property owners. The panelists will cover techniques that have and have not worked in their efforts to work with owners to revitalize their property gaining access to conduct an assessment, documenting liability for contamination, and providing guidance through what can be a daunting process.

## **2:30 – 2:50 PM: BREAK**

## **2:50 – 3:50 PM: PARALLEL TRACK SESSIONS**

### **OPTION 1: LIABILITY ISSUES – UC THEATER**

*Suzanne R. Varco, Oppen & Varco LLP, San Diego, CA*

*Karen Kellen, US EPA Region 8*

This session will address a range of issues associated with brownfields liability concerns. The panelists will cover the basics of brownfields liability risks and ways to mitigate them especially for public or private prospective purchasers. The session will also feature case studies where liability challenges have been tackled.

### **OPTION 2: BEST COMMUNICATION TOOLS FOR DIFFERENT COMMUNITIES - NORTH BALLROOM**

*Lisa Cuestas, City of Tucson, AZ (Moderator)*

*Sherry Bishop, Fort Belknap, Indian Community, Harlem, MT*

*Brandon Cooper, City of Ogden, UT*

*April Laliberte, City of Flagstaff, AZ*

The panel session will cover best practices being used by grantees to communicate with their brownfields stakeholders. The session will include a discussion of traditional communication techniques and approaches, as well as new tools for communicating such as social networking tools. Attendees will also be asked to share their experiences.

### **OPTION 3: OPPORTUNITIES AND CHALLENGES FOR RURAL COMMUNITIES – SOUTH BALLROOM**

*Erik Brubaker, Councilman, Kootenai, ID; Planner, City of Ponderay, ID*

*Steve Gill, Idaho Department of Environmental Quality, Coeur d'Alene, ID*

*Linda Twitchell, Great Northern Development Corp, Wolf Point, MT*

This panel session will focus on how to spur economic and site development in rural areas. Join panelists from around the rural west to share their experiences working as a coalition that covers a broad geography and also the success and challenges of covering a large territory with limited resources.



**3:55 – 5:15 PM: GRANT BEST PRACTICES BY GRANT TYPE**

**Interactive small group breakout sessions, divided by grant type** - Interactive, focused dialogue sessions that provide an opportunity for like-situated grant types to share best practices across a range of topics.

**Assessment: New Grantees – ROOMS 326-327**

*Carolyn Douglas, EPA Region 9; Terri Griffith, EPA Region 10; Debi Morey, EPA OBLR*

**Assessment: Veteran Grantees – SOUTH BALLROOM**

*Stacey Eriksen, EPA Region 8; Mike Slater, EPA Region 10; Debi Morey, EPA OBLR*

**Revolving Loan Fund – ROOM 333**

*Brooks Stanfield, EPA Region 10; Ted Lanzano, EPA Region 8*

**Cleanup – ROOM 332**

*Diane Strassmaier, EPA Region 9; Bill Rothenmeyer, EPA Region 8*

**Job Training – UC THEATER**

*Wally Woo, EPA Region 9; Christina Wilson, EPA Region 8*

**Section 128: States and Territories – ROOM 331**

*Stephanie Wallace, EPA Region 8; Pankaj Arora, EPA Region 9*

**Section 128: Tribes – ROOM 330**

*Barbara Benoy, EPA Region 8; Glenn Kistner, EPA Region 9*

**5:30-7:30 PM: TOUR OF THE OLD SAWMILL DISTRICT REDEVELOPMENT PROJECT**

Local school buses will ferry people from the University Center to the Old Sawmill District, where there will be short presentations on various aspects of the project and an opportunity to walk around the property. Buses will depart the site at 7:30 pm and return to: 1) the University, 2) the Holiday Inn, and 3) the Doubletree Hotel.

**7:00-9:00 PM RECEPTION AT THE DOUBLETREE HOTEL (HOSTED)**

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**THURSDAY, SEPTEMBER 16TH**

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**8:30 – 8:45 AM: AGENDA OVERVIEW – UC THEATER**

*Colleen Morgan, SRA International*

**8:45 – 9:45 AM: PARALLEL TRACK SESSIONS**

**OPTION 1: HOW TO WORK WITH LOW INCOME, DISENFRANCHISED COMMUNITIES – NORTH BALLROOM**

*Lucy Auster, King County DNRP, Seattle, WA*

*Natalia Lawrence, Richmond Community Redevelopment Agency, CA*

*Daniel Tylutki, Pima County, AZ*

This session will focus on how grantees are working on brownfields issues with low income or otherwise disenfranchised neighborhoods. Learn of techniques used to communicate risk, benefits, available resources and tools for revitalization beyond brownfields grants.

**OPTION 2: INVENTORIES – UC THEATER**

*Emery Bayley, ECOSS, Seattle, WA*

*Scot Oliver, Capital City Development Corp, Boise, ID*

*Alicia Howard, City of Corona, CA*

This session will present information from grantees that have built, maintained and used a brownfields inventory. Grantees will share their experiences in using different types of inventory tools. Learn from seasoned veterans as well as new approaches being used by an emerging program.





### **OPTION 3: TRIBAL BEST PRACTICES: REDEVELOPING BROWNFIELDS – SOUTH BALLROOM**

*Mickey Hartnett, Midwest Assistance Program, Rapid City, SD (Moderator)*

*Janet Bollman, Gila River Indian Community DEQ, Sacaton, AZ*

*Scott Clow, Ute Mountain Ute, Towaoc, CO*

*Tudor Montague, Salt River Pima-Maricopa Indian Community, Scottsdale, AZ*

This panel presentation and discussion will address some of the unique challenges that tribes face in redeveloping brownfields, offer suggestions about how to overcome those challenges, and provide highlights of redevelopment projects beginning (e.g., highlighting planning processes) or actually being completed.

### **OPTION 4: ACRES - ROOM 329**

*Ramon Torres, US EPA Headquarters, Office of Brownfields and Land Revitalization*

This session will provide an opportunity for grantees to learn more about the ACRES system and ask questions. The focus will be to provide basic information about how ACRES operates and also how it can be beneficial beyond its basic reporting functions.

**9:45 – 10:05 AM: BREAK**

### **10:05 – 11:20 AM: NEXT STEPS FOR YOUR BROWNFIELDS PROGRAM**

**Interactive small group breakout sessions.** Attendees self-select by stage/sophistication level of brownfields program into two main categories: (1) emerging and mid-tier; and (2) very established programs. Within those two levels, attendees further self-select by community size/type: (a) states and large cities; (b) medium sized cities; (c) small and rural towns; (d) tribes and pacific islands.

#### **Emerging States and Large Cities – SOUTH BALLROOM**

*Tom Cota, CA Department of Toxic Substances Control;*

*Jenn Bildersee, Portland Brownfield Program*

#### **Mature States and Large Cities – NORTH BALLROOM**

*Karen Homolac, Oregon Business Development Department;*

*Mary Hashem, Brownfield Partners, LLC*

#### **Emerging Medium Sized Cities – ROOM 326**

*Ignacio Dayrit, CCLR*

#### **Mature Medium Sized Cities – ROOM 327**

*Aaron Laurel, City of West Sacramento, CA; Paul Dirksen, City of West Sacramento, CA*

#### **Emerging Small and Rural Towns – ROOM 333**

*Jesse Silverstein, Colorado Brownfields Foundation*

#### **Mature Small and Rural Towns – ROOM 332**

*Clark Henry, SRA; Mark Walker, Community Brownfields Foundation, CO*

#### **Emerging Tribes and Pacific Islands – ROOM 331**

*Pankaj Arora, EPA Region 9; Stephanie Wallace, EPA Region 8*

#### **Mature Tribes and Pacific Islands – ROOM 330**

*Barbara Benoy, EPA Region 8; Mickey Hartnett, Midwest Assistance Program*

### **11:30 – 12:15 PM: BROWNFIELDS AND SUSTAINABLE COMMUNITIES – UC THEATER**

*Patricia Beard, National City, CA*

*Stacey Erikson, US EPA Region 8*

*Noemi Emeric-Ford, US EPA Region 9*

*Brett Van Akkeren, US EPA, Office of Policy, Office of Sustainable Communities*

This panel presentation and town hall discussion will address how two western communities are incorporating sustainability into brownfields projects and programs. It will also feature information about the DOT-HUD-EPA Partnership for Sustainable Communities. Attendees will be asked to share their successes and challenges to addressing brownfields in the context of the emerging importance of sustainability and climate change.

