



452 S. Saginaw, 2nd Floor
Flint, MI 48502
810.257.3088

Introduction

The Genesee County Land Bank Authority (GCLBA) is the recipient of a 2017 Brownfield Assessment grant from the United States Environmental Protection Agency (EPA). This application form has been developed by the GCLBA for interested parties requesting potential Brownfield site assessment assistance at redevelopment projects within Genesee County. Site assessment assistance will be considered by the GCLBA on a case-by-case basis, with consideration of the merits of the proposed project, goals of the grant funding, and previous experience of the GCLBA with applicant regarding success of project, responsiveness of applicant, and adherence to reporting requirements. Note that a minimum 50% cost share of activities paid for with grant funds may be required for most projects. The Value of site assessment assistance provided to applicants (business/entity/ collaboration/ partnership) may not exceed \$8,000 within a three (3) year period. Exceptions may apply for Land Bank owned properties.

To the extent available, please provide the information requested below & attach additional pages as needed.

Incomplete applications will make it difficult for GCLBA to assess your project and may result in your request being declined. Please note that all information received and produced by GCLBA is subject to Freedom of Information Act Requests.

Date of Application: _____

Applicant Information

Developer: _____ Contact/Title: _____

Address: _____

Phone: _____ Fax: _____

Cell: _____ Email: _____

Entity Type: ☐ Proprietorship ☐ Partnership ☐ Corporation
☐ Other (specify): _____

Describe nature and history of business: _____

List similar projects developed over the last five years (if any): _____

Property Information

Property Name: _____ Acreage: _____

Current Property Use: _____

Past Property Use: _____

Current Occupant: _____

Property Address: _____

Number of Buildings and Square Footage: _____

Parcel Numbers: _____

Property Owner Contact: _____ Title: _____

Address: _____

Phone: _____ Fax: _____

Cell: _____ Email: _____

Has property access been secured: ☐ Yes ☐ No



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Please provide a letter authorizing site access to complete requested activities. Letter attached? ☐ Yes ☐ No
Please attach location map, parcel map, and legal description, if available.

Proposed Project Site Information

Project Name: _____

Planned Reuse: _____

Project type: ☐ New ☐ Relocation ☐ Expansion ☐ Rehabilitation

Activities for which brownfield funding support is sought:

- ☐ Phase I ESA ☐ Phase II ESA ☐ BEA ☐ Due Care ☐ Asbestos Survey
☐ Hazardous Material Survey ☐ Pre-Demolition Survey ☐ Clean-up Planning
☐ Brownfield Plan ☐ Clean-up (describe) ☐ Other (describe)

Estimated amount of EPA Grant funding requested: \$ _____

Please note that a minimum 50% cost share may be required for most projects. Are you willing to fund a direct cost share on the EPA grant funded activities? ☐ Yes ☐ No ☐ Waiver Requested (applicant should provide explanation below)

Does the project comply with local zoning and other land use requirements? ☐ Yes ☐ No

Please provide confirmation from the local unit of government that proposed project is in alignment with community land use and/or master plan. Letter or a statement of confirmation attached? ☐ Yes ☐ No

Known/suspected environmental issues? ☐ Gas Station ☐ Dry Cleaner ☐ Asbestos ☐ Dumping or Spills
☐ Industrial Property ☐ Tanks (above/below ground) ☐ Drums ☐ Abandoned Buildings

Other: _____

Is project in one of the following (please check those that apply)

- ☐ Downtown Development District ☐ Renaissance Zone
☐ Local Development Finance Authority District ☐ Smart Zone

Project timeline (Proposed or Actual):

Start date: _____ Completion Date: _____

Previous environmental reports completed and available:

- ☐ Phase I ESA ☐ Phase II ESA ☐ BEA / Due Care ☐ Asbestos Survey ☐ None

Additional materials (Please check those items that are available and attach, if possible)

- ☐ Business Plan ☐ Financial Commitments ☐ Architectural/Site Plans
☐ Market Analysis ☐ Environmental Information/Reports ☐ Survey ☐ Title Work

Key Project Contacts:

Bank/Financing: _____

Attorney: _____

Engineering: _____

Others: _____



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Investment and Economic Impact:

Total Investment Anticipated: \$ _____

Est. FTE Jobs Retained: _____ Est. FTE Jobs Created: _____ Est. Temp Jobs Created: _____ (FTE = Full time Equivalent)

Current Taxable Value: \$ _____ Estimated Value After Completion: \$ _____

Has Funding Been Secured? ☐ Yes ☐ No

Source of Funds: _____ Amount: _____

Source of Funds: _____ Amount: _____

Source of Funds: _____ Amount: _____

Other Grants, Loans, TIF? Describe: _____

If available, please attach a detailed projection of project costs and proposed funding sources. Categories of costs may include real estate, demolition, environmental, new construction, renovation, new equipment and other as appropriate.

Please provide any additional information that will assist the GCLBA review and evaluate the proposed project. Please refer to the evaluation guidelines on page 4.

Reporting Requirements:

If funding is provided, I agree to comply with EPA Brownfield Assessment grant reporting requirements annually until the project is complete. ☐ (check here if you agree to comply with reporting requirements)

Note: Failure to comply with reporting requirements may render applicant ineligible for future assistance.

I certify that the information in this application is true and accurate to the best of my knowledge and that I am authorized to submit this application on behalf of the proposed project and requesting party. Further, I certify that the proposed project will be completed in a manner consistent and compliant with all applicable GCLBA, local, state, and federal requirements. Should assistance be provided, I attest that EPA and GCLBA will be recognized for their support, with their permission, in future media, press, and/or events.

Signature Date

Title

If you have questions regarding the application, please contact the persons listed below. Submit an electronic copy of the application and all attachments to the emails listed below. (Please limit emails to 10mb each)

Genesee County Land Bank Authority

Lucille James
452 S. Saginaw Street, 2nd Floor, Flint, Michigan
(P) 810-257-3088 ext. 529
ljames@thelandbank.org

Brownfield Technical Support

Ryan Higuchi, Senior Associate Scientist III
ECT – Environmental Consulting & Technology, Inc.
2200 Commonwealth Blvd., Suite 300, Ann Arbor, MI 48105
(P) (734) 272-0759
rhiguchi@ectinc.com



Guidelines for Evaluation:

The GCLBA understands that each project is unique and will be judged on its own merits. GCLBA evaluation of projects will not necessarily be limited to the guidelines below, but will consider all appropriate criteria put forth by the applicant or any other criteria that the GCLBA deems relevant. In addition to statutory requirements, all projects submitted will be considered in light of the following guidelines.

- 1) Nature, extent of contamination, including threat to water quality and public health, and the extent to which the contamination will be remedied.
- 2) The viability of the project without Brownfield assistance.
- 3) The existence of abandoned, vacant buildings, or blight, and the extent to which the project will remove the blight.
- 4) The type and size of use and the extent to which it is consistent with community land use or master plans and the encouragement of redevelopment in growth and investment areas.
- 5) The extent to which the project creates new long term jobs.
- 6) Overall enhancement to the community.
- 7) Improvements to public infrastructure consistent with land use or master plans and/or reuse of existing infrastructure.
- 8) Redevelopment of tax foreclosed properties owned by the GCLBA and/or return of foreclosed properties to the tax rolls.
- 9) Extent that the project assists minority, disadvantaged, and/or low income businesses within Genesee County.
- 10) Redevelopment of abandoned automotive, industrial or large commercial properties in Genesee County.
- 11) Development supports walkability, cycling, and non-motorized transport.
- 12) Creation of public greenspace, trail networks, and/or enhancements to public safety.
- 13) Other factors benefitting the community.
- 14) Developer provided cost share for environmental activities.
- 15) Other private and public investment in the project.
- 16) Incorporation of "green" design, smart growth, and sustainable development principals.

The guidelines outlined above should not be considered a complete list, but provide a framework by which GCLBA will screen projects for incentive consideration.