
Brownfield Remediation Plan



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Directions:

To confirm that the attached Brownfield Remediation Plan is implemented within the project, provide a policy detailing each of the following components as it applies to the project. Project Teams must use the document as guidance to detail all of the following components implemented in the project. Official plans must include plan duration dates and be on company letterhead.

A qualifying Brownfield Remediation Plan must include all of the following:

SECTION 1: Implementation

The Brownfield Remediation Plan must apply to the following required areas:

Use only the below implementation section relevant to the specific project:

COMMERCIAL + INDUSTRIAL SITE

Applies to any brownfields within the site.

COMMUNITY SITE

Applies to any brownfields within the site.

SECTION 2: Site Identification

Conduct a site identification history detailing the following:

- the site's prior land use(s) through land use records;
- the site's property classification; and,
- perceived environmental contaminants that may be present based on previous site use(s).

SECTION 3: Risk Assessment

Conduct an environmental risk assessment that assesses the site's previous use and activities to determine what contaminants are present and whether cleanup is required. The environmental risk assessment must meet all of the following:

- Is conducted by a certified environmental consultant.
- Includes risk assessment to identify the potential harm to human health that includes the following:
 - Environmental testing and sampling:
 - Conduct field sampling and laboratory testing of soil and water to identify risks, hazards and toxicity.
 - Risk assessment of identified environmental contaminants:
 - Identify environmental contaminants within the site.
 - Identify the concentration of all environmental contaminants within the site.
 - Assess the risk of the identified environmental contaminants:
 - Identify allowable remaining contaminant concentration levels
 - Determine whether cleanup is required.

SECTION 4: Cleanup and Planning

Remediation techniques based on the environmental risk assessment results.

- Remediation techniques may include, but are not limited to:
 - Excavation
 - Tank removal
 - Capping
 - On-site or in situ treatment
 - Bioremediation
 - Phytoremediation
 - Lead and asbestos abatement
 - Drainage
- Future management to make the brownfield site suitable for reuse.
- Outlines relevant contaminant removal, excavation, contaminant, and treatment options.
- Remediation is conducted by a licensed professional.
- Remediation plans must be approved by local jurisdiction.

SECTION 5: Cleanup and Containment

- Conduct cleanup that includes the following:
 - Excavation of contaminated soil and hazardous substances.
 - Containment of hazardous substances, construction debris, and site activity to reduce exposure.
 - Removal and off-site disposal of contaminants and hazardous materials (including petroleum tanks when present).
 - Abatement and removal of lead and asbestos materials by a licensed professional.
 - On-site chemical or natural-occurring microbe treatment of soil to break down contaminants.
- Share environmental risk assessment results with surrounding community residents and stakeholders.

SECTION 6: Post-Cleanup and Reuse

Develop a reuse plan for the brownfield that includes the following:

- Input from surrounding community residents, project employees, and stakeholders
- Establishes property reuse goals.
- Ongoing monitoring and engineering controls for site contaminants to ensure the protection of the health and wellbeing of surrounding community residents.

Sources

- [EPA resources on Brownfields](#)
- [Green Building Alliance's details on step by step remediation](#)