

## FREQUENTLY ASKED QUESTIONS

### ***Who is paying for this work?***

For eligible priority sites, 100% of the costs for assessments, asbestos and lead-based paint surveys, corrective action plans, and reuse planning can be covered by the U.S. Environmental Protection Agency (EPA) Brownfield Community-Wide Assessment (CWA) Grant.

### ***What are the program timeline and requirements?***

Grant funding is committed until September of 2019 and will be used to conduct Environmental Site Assessments (ESAs) and related activities on eligible sites.

### ***Will an ESA affect the value of my property?***

No. An ESA will quantify the amount of contamination (if any), but the assessment itself does not affect property value.

### ***How can this assistance enhance the value of my property?***

Property values are often affected by uncertainty regarding site history and the financial and legal risks of potential environmental impacts. ESAs allow property owners to quantify the amount of contamination on a property (if any). For properties with little to no contamination, this knowledge may increase marketability. For sites with significant contamination, property owners can realize increased value through cleanup, tax incentives, and reduced liabilities.

### ***Will an ESA trigger a requirement that I take action?***

The program is voluntary. In certain cases, Phase II ESA results may trigger a reporting requirement with the North Dakota Department of Health (NDDH). If the Phase II ESA identifies environmental impacts above acceptable regulatory levels, the owner may be required to report the results. In most cases, a Phase II ESA does not trigger EPA involvement or any other type of enforcement action. In unusual situations, a condition of immediate threat to human health and the environment may trigger reporting. If a Phase II ESA is recommended and you provide approval for the work, Stantec will discuss the pros and cons associated with the potential outcomes of the Phase II ESA.

### ***Will I have control over the work done through this program?***

You will have the right to stop participation in the program at various phases of the assessment process. You will be asked to grant property access to the City for our environmental consultant (Stantec) to perform ESA activities on the property. You will receive final reports throughout the assessment process.

### ***What's the catch?***

There is no catch! Phase I and II ESA and/or related activities can be conducted using grant funds at **no cost to the property owner**. Participation is voluntary and no grant match is required!