



OLD COLONY  
PLANNING COUNCIL

# BROWNFIELDS STEERING COMMITTEE

**MONDAY, NOV 18TH @ 10AM**

OCPC, 70 School St., Brockton, MA

# AGENDA

1. Welcome & Introductions
2. Program Updates
3. Collaboration with Verdantas LLC
4. Budget & Goals
5. Verdantas Updates
6. Identifying Brownfield Sites
7. Next Steps

# OCPC BROWNFIELDS PROGRAM

EPA FUNDED 4-YEAR BROWNFIELDS  
ASSESSMENT GRANT FOR  
**\$500,000**

PROPERTIES STYMIED BY  
CONTAMINATION, POSITIONED FOR  
CLEANUP AND REDEVELOPMENT



**4 YEAR  
GRANT**

ALLOWED OCPC TO HIRE A QUALIFIED  
ENVIRONMENTAL PROFESSIONAL (QEP) TO  
CONDUCT ASSESSMENT ACTIVITIES AND PLANNING  
FOR CLEANUP AND REDEVELOPMENT IN  
COMMUNITIES ALONG THE MBTA RAIL CORRIDOR.

# SINCE WE LAST MET...



- **WELCOME BACK**
  - **LOTS OF PROGRESS SINCE LAST MEETING IN MARCH**
- **KEEPING THE PROJECT PUBLIC & ENGAGING OUR COMMUNITIES**
- **4-YEAR GRANT PERIOD OF PERFORMANCE**

**STILL POSSIBLE TO JOIN THE STEERING COMMITTEE**

**COMMITTEE MEMBERSHIP IS FLUID AS SITES ARE ADDED**

**BRIDGEWATER + KINGSTON**





# ONGOING COLLABORATION WITH VERDANTAS LLC



**RFP PROCESS SECURED VERDANTAS –  
EXTENSIVE EXPERIENCE IN REGION**



**COLLABORATIVE EFFORT –  
REACHING BEYOND SITES IN ORIGINAL APPLICATION**

## OUTREACH TO MUNICIPALITIES IN THE OCPC REGION

**AVON**

**ABINGTON**

**BRIDGEWATER**

**EAST BRIDGEWATER**

**HANOVER**

**HANSON**

**PLYMOUTH**

**STOUGHTON**

**WEST BRIDGEWATER**

**WHITMAN**



# CURRENT EPA SITE ELIGIBILITY

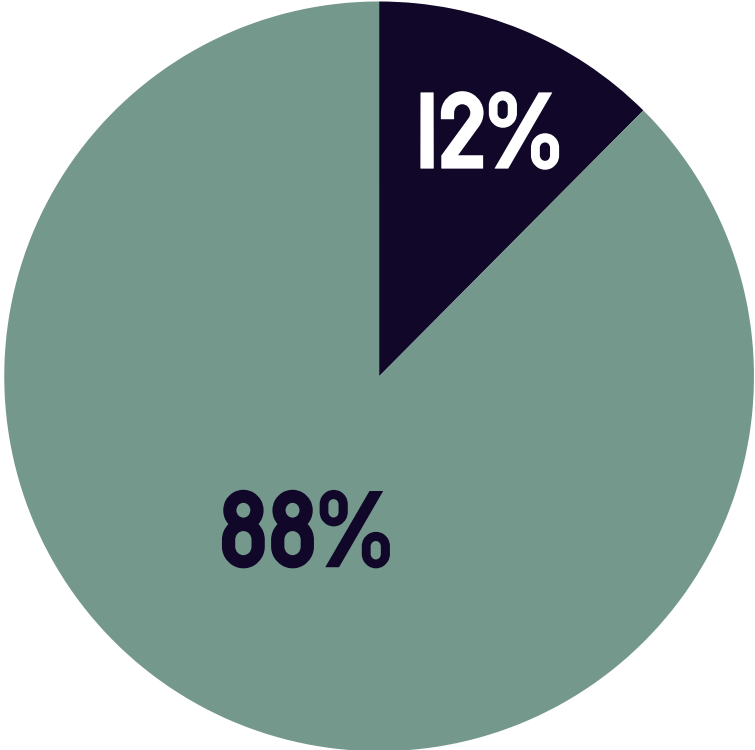


- **10 MAPLE STREET, KINGSTON, MA**
- **REGAL SHOE, WHITMAN, MA**
- **DECOR, WHITMAN, MA (602 BEDFORD ST)**
- **LITECONTROL, HANSON, MA (100 HAWKS AVE)**
- **106 HALE STREET, BRIDGEWATER, MA**

# BUDGET UPDATE

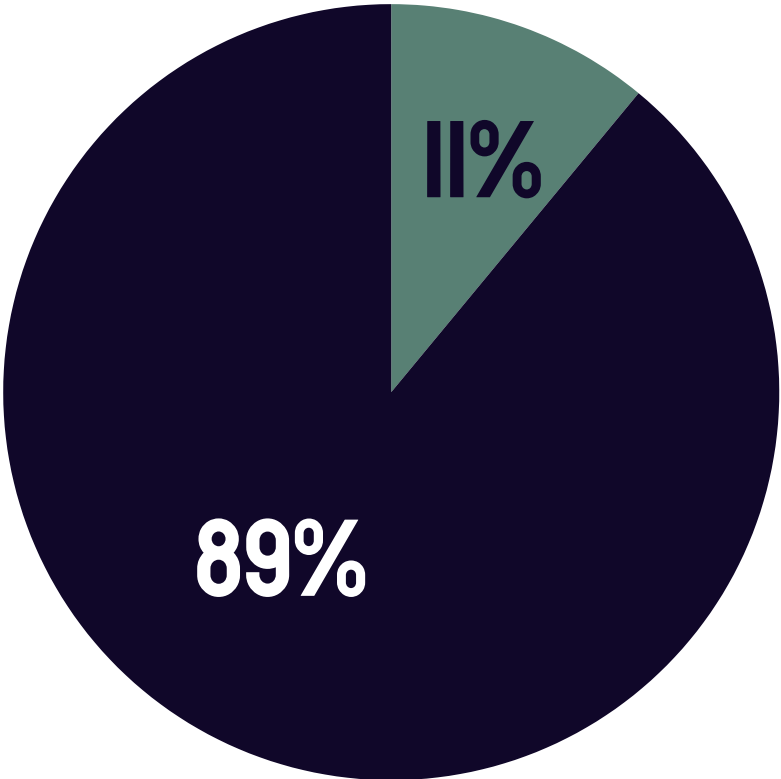


## PROGRAM BUDGET



**FUNDS SPENT - \$62,244.67**  
**UNEXPENDED FUNDS - \$437,755.30**

## CONTRACTUAL FUNDS



**FUNDS SPENT - \$39,129.93**  
**UNEXPENDED FUNDS - \$313,909.07**

# END GOALS TO STRIVE FOR

## OCPC TO ENGAGE IN ADDITIONAL SITE ASSESSMENT WORK

- 1** SITE REUSE ASSESSMENT
- 1** SITE REUSE VISION
- 2** INFRASTRUCTURE EVALUATIONS
- 2** RESOURCE ROAD MAPS
- 4** LAND USE ASSESSMENTS
- 5** CLEANUP PLANS

## LSP PROCURED TO ACCOMPLISH A RANGE OF SITE ASSESSMENT WORK

**10**

**PHASE I ESA'S**

**7**

**PHASE II ESA'S**



# NEXT STEPS...



- **SEARCH CONTINUES FOR BROWNFIELD SITES THAT HAVE REDEVELOPMENT POTENTIAL OR THAT COMMUNITIES HAVE PLANS FOR**
- **ADDITIONAL PROPERTIES ARE NEEDED FOR US TO REACH THE GOALS OUTLINED IN OUR APPLICATION**
- **BE ON THE LOOKOUT FOR PROPERTIES OR MOVEMENT ON ANY LOCAL REAL ESTATE THAT COULD POSE OPPORTUNITY FOR ASSESSMENT ACTIVITIES OR ANY CLEAN-UP EFFORTS**



verdantas

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# Brownfields Update

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# IDENTIFYING BROWNFIELD SITE CANDIDATES



- **KNOWN MASSDEP RELEASE SITES**
- **PERCEIVED/SUSPECT CONTAMINATION**
- **TAX DEFAULT PROPERTIES**
- **UNDERUTILIZED PROPERTIES**
- **VACANT, UNDERMAINTAINED PROPERTIES**
- **COLLAPSING BUILDINGS**
- **LAGGING SALES TRANSACTIONS**





# 10 MAPLE ST, KINGSTON, MA



Enter a loca

42.00092 -70.72661 LAT LON



# REGAL SHOE, WHITMAN, MA



42.08482, -70.91421 LAT LON

MassMappe



# DECOR WHITMAN, MA (602 BEDFORD ST)



602 Bedford Street

Enter a loc

42.07727, -70.94537 LAT LON



# LITE CONTROL, HANSON, MA

(100 HAWKES AVE)



Enter a location...



# PRECISE ENGINEERING, EAST BRIDGEWATER, MA





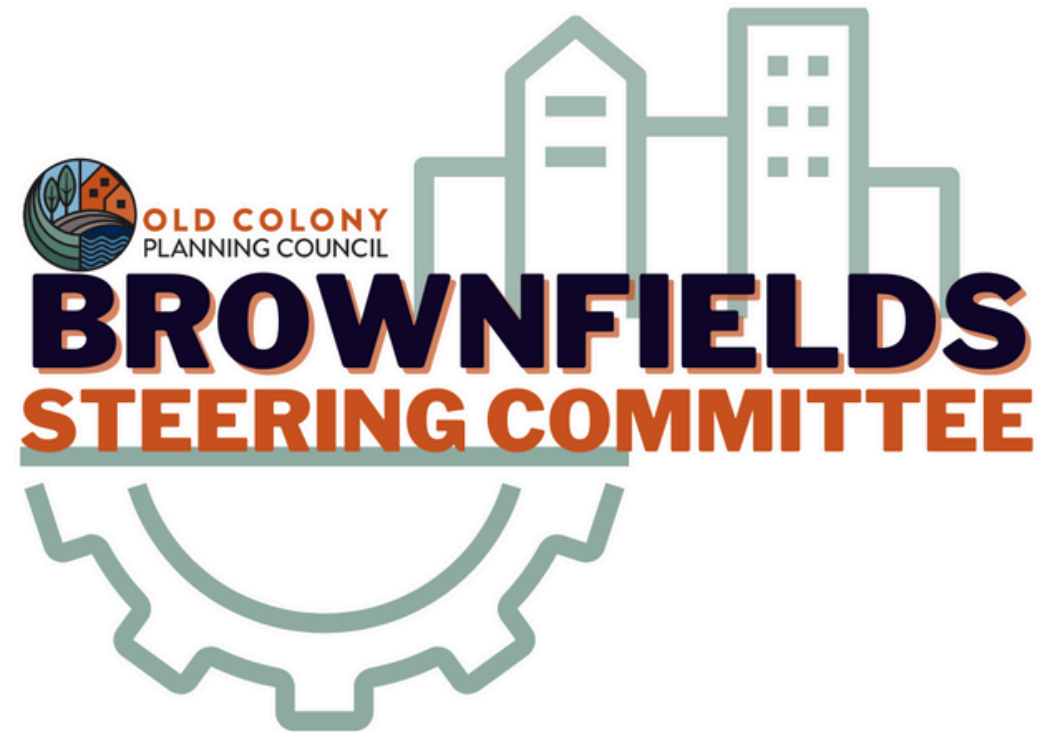
# 106 HALE ST, BRIDGEWATER, MA



106 Hale Street

# NEXT STEPS

1. One-on-One Discussions
2. Neighborhood/Site walks
3. Dialogue/conversations with  
Owners/Developers
4. Funding Opportunities





# QUESTIONS?

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**SCAN TO  
LEARN MORE**

<https://oldcolonyplanning.org/brownfields-redevelopment/>

