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CITY OF LENOIR
NORTH CAROLINA

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C. D. THOMAS

1. Applicant Identification

City of Lenoir
801 West Avenue NW
Lenoir, North Carolina 28645

2. Website URL

www.cityoflenoir.com

3. Funding Requested

- a. Grant Type: Single Site
- b. Federal Funds Requested: \$500,000

4. Location

City of Lenoir, Caldwell County, North Carolina 28645

5. Target Area and Priority Site Information

The Target Area is located in Lenoir, North Carolina and is Census Tracts 37027030300.
Cleanup Site Address: 1429 College Avenue, SW, Lenoir, NC 28645

6. Contacts

a. Project Director

Radford L. Thomas
Special Projects Director
P. O. Box 958
Lenoir, NC 28645
Phone: (828) 757-2175
Facsimile: (828) 757-2212
E-mail: radford.thomas@cityoflenoir.com

b. Chief Executive/Highest Ranking Elected Official

Joseph L. Gibbons
Mayor
P. O. Box 958
Lenoir, NC 28645
Phone: (828) 757-2200
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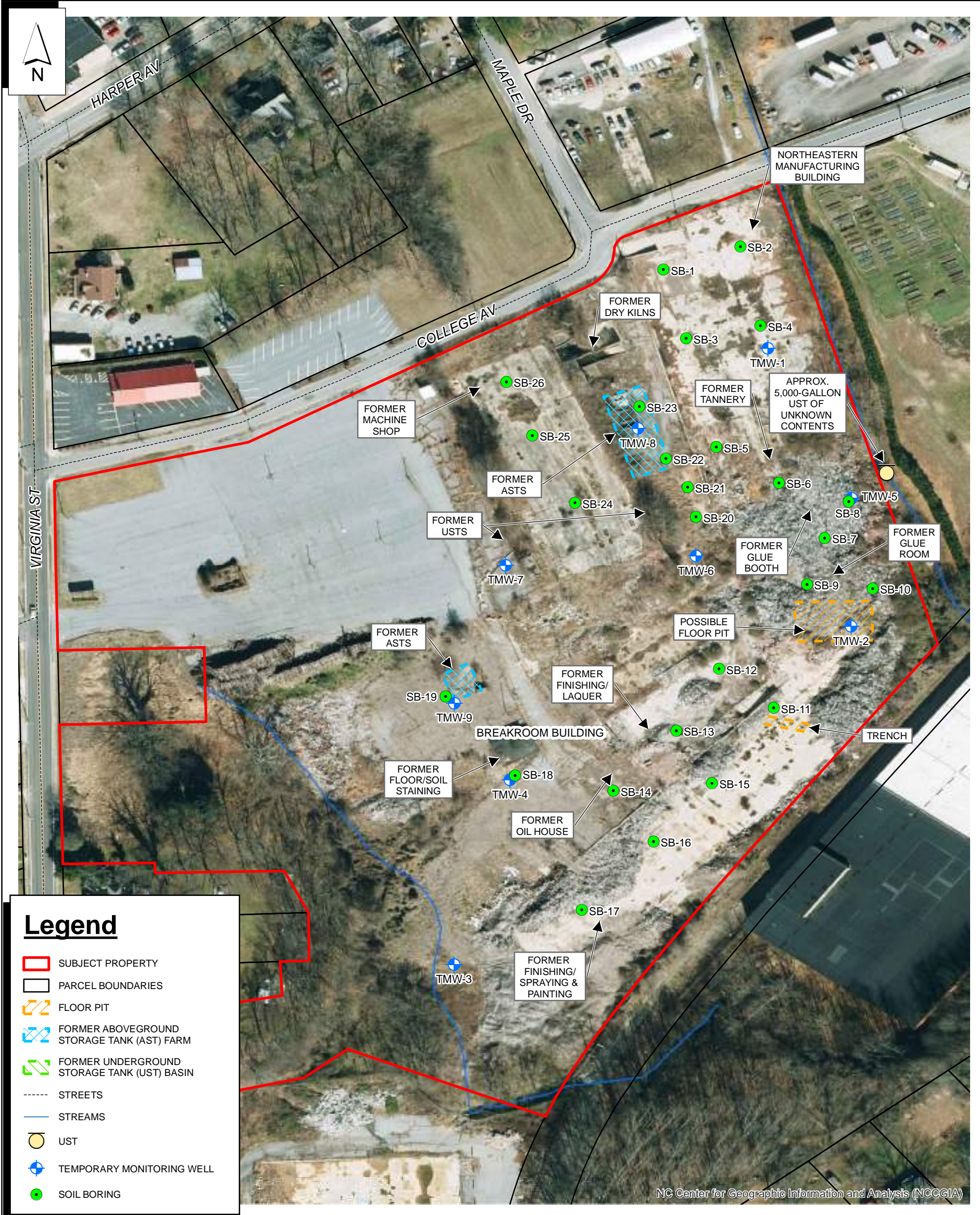


7. Population

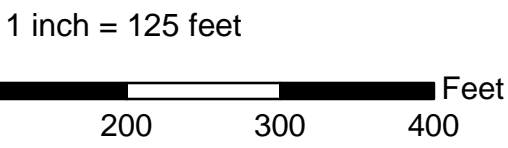
City of Lenoir, 2018-2022, Population 18,352

8. Other Factors

Other Factors	Page #
Community population is 15,000 or less	1
The applicant is, or will assist, a federally recognized Indian Tribe of United States Territory	N/A
The priority site(s) is impacted by mine-scarred land.	N/A
The priority site(s) is adjacent to a body of water (i.e., the border of the priority site(s) is contiguous or partially contiguous to the body of water, or would be contiguous or partially contiguous with a body of water but for a street, road, or other public thoroughfare separating them)	3
The priority site is in a federally designated flood plain.	3, 6
The reuse of the priority site(s) will facilitate renewable energy from wind, solar, or geothermal energy.	N/A
The reuse of the site with incorporate energy efficiency measures.	4
The proposed project will improve local climate adaptation/mitigation capacity and resilience to protect residents and community investments.	4,6
At least 30% of the overall project budget will be spent on eligible reuse/area-wide planning activities, as described in Section I.B. for priority site(s) within the target area.	N/A
The target area(s) is impacted by a coal-fired power plant that has recently closed (214 or later) or is closing.	N/A



- REFERENCES:
1. 2018 AERIAL IMAGERY FROM NC ONEMAP.
 2. CALDWELL COUNTY GIS.
 3. MID-ATLANTIC FIELD NOTES.



	DRAWING 2 SITE OVERVIEW MAP FORMER BROYHILL PROPERTY 1429 COLLEGE AVE SW LENOIR, NORTH CAROLINA		DRAWN BY:	DATE: SEPTEMBER 2025
	DRAFT CHECK:	MSS	JOB NO: 021H1622.00	
	ENG. CHECK:		GIS NO: 07G-021H1622.00-02	
	APPROVAL:	GDI	DWG NO: 2	

FY26 City of Lenoir Cleanup Grant

(1) PROJECT AREA DESCRIPTION AND PLANS FOR REVITALIZATION

a. Overview of Brownfields Challenges and Description of Target Area: The City of Lenoir's historic role as a major furniture-manufacturing center left behind not only a proud industrial legacy, but also a large inventory of brownfields created by decades of heavy industrial use. Former furniture plants, wood treatment operations, paint and lacquer facilities, and supporting warehouses relied on solvents, adhesives, stains, and petroleum-based products that commonly contained volatile organic compounds (VOCs), formaldehyde, heavy metals, and other hazardous substances. As globalization and offshoring caused the furniture industry to collapse, resulting in the loss of approximately 5,000 manufacturing jobs between 2000 and 200, many of these facilities were abruptly abandoned. Today, these properties remain vacant or underutilized, with underground storage tanks, wastewater systems, and aging structures that may contain asbestos, PCBs, and lead-based paint, creating both environmental uncertainty and redevelopment risk.

These brownfields now represent one of the most significant barriers to Lenoir's economic recovery. The high cost and liability associated with investigating and cleaning up contamination has deterred private developers and made lenders reluctant to finance projects without environmental assurances. As a result, contaminated properties remain idle, contributing to blight, public safety concerns, and declining surrounding property values. This pattern has eroded Lenoir's tax base, reduced municipal revenues, and limited the City's capacity to invest in infrastructure, housing, and community service, compounding the impacts of the manufacturing downturn.

A Brownfields Cleanup Grant would allow the City of Lenoir to directly confront these barriers by removing or containing contamination that currently prevents reuse of key industrial properties. Cleanup funding would eliminate environmental liabilities, reduce financial risk for developers, and make these sites eligible for conventional financing and redevelopment. This investment would enable Lenoir to convert long-vacant brownfields into productive assets that support housing, commercial development, and mixed-use neighborhoods, while complementing nearby economic anchors such as UNC Health Caldwell, Google's data center, and Excelsa Pharma Sciences. By restoring environmental conditions and market confidence, the Cleanup Grant would transform brownfields from liabilities into engines of economic revitalization, strengthening Lenoir's tax base and improving quality of life for residents.

Our Target Area, the Fairfield South neighborhood of Lenoir (Census Tract 37027030100), spans approximately 3.2 square miles south of downtown. The community suffers from visible blight, neglected properties, and aging infrastructure - all of which erode quality of life and create barriers to reinvestment. Vacant industrial sites, such as the formerly renowned Broyhill Manufacturing Facility, and deteriorating buildings have fostered environmental uncertainty, crime, and disinvestment - deterring private development and placing strain on the limited municipal resources.

Despite these challenges, Fairfield South is well positioned for revitalization. The neighborhood lies adjacent to U.S. Highway 64 with quick access to Highway 321, offering regional connectivity and a residential fabric that promotes a walkable environment while buffering the community from heavy traffic corridors. The City of Lenoir's Parks and Recreation Plan emphasizes expanding safe pedestrian connections and enhancing access to recreational amenities - goals that cannot be fully realized without addressing the contaminated and blighted properties that fragment the neighborhood. This grant would allow Lenoir to build on its emerging strengths while ensuring that revitalization benefits long-term residents through safer neighborhoods, stronger connections to parks and greenways, and equitable economic opportunities.

b. Description of the Proposed Brownfield Site(s): The priority site for this Cleanup Grant, referred to as the former Broyhill Property, is located at 1429 College Avenue SW in Lenoir, North Carolina and

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consists of a 14.79-acre parcel zoned for Heavy Industrial use. The property operated for more than a century as part of the Broyhill Furniture manufacturing complex, which included furniture production, finishing, and storage operations that relied heavily on solvents, lacquers, adhesives, fuels, and fire-suppression systems. Following the closure of Broyhill in 2007, the buildings were demolished and the site was sold in 2009 to Applied Abatement Concepts for use as a recycling facility. That operation imported and processed large volumes of wood and construction materials before ceasing operations in 2011–2012, leaving more than 10,000 cubic yards of debris stockpiled on the property. The site was subsequently abandoned and acquired by the City of Lenoir through tax foreclosure in 2014. The City has since entered the North Carolina Brownfields Program and is currently operating under a Brownfields Agreement with NCDEQ's Brownfields Redevelopment Section.

Environmental investigations conducted under this program have documented widespread contamination resulting from the site's long industrial history and post-closure disturbance. Phase I and Phase II Environmental Site Assessments identified polycyclic aromatic hydrocarbons (PAHs) and arsenic in surface and subsurface soils in former manufacturing, lacquer, and aboveground storage tank areas, as well as elevated barium, chromium, and lead in groundwater. Subsequent investigations confirmed extensive asbestos-containing materials (ACM) within demolition debris and fill materials across the site; while approximately 7,000 tons of ACM-containing debris were removed in 2021, **nearly 4,000 tons remain**, posing an ongoing barrier to redevelopment. Soil vapor testing identified benzene, naphthalene, tetrachloroethylene (PCE), trichloroethylene (TCE), and xylenes above residential screening levels, indicating unacceptable vapor intrusion risks in portions of the former trench and utility areas. Additional investigations in 2023 confirmed persistent metals and volatile organic compound contamination in both soil and groundwater, including arsenic, methylene chloride, cobalt, manganese, and naphthalene, with impacts concentrated near former tank basins and floor pits and more broadly distributed groundwater plumes across the property.

The site is surrounded by sensitive receptors, including a school, a community garden, and a private drinking water well within 1,500 feet, underscoring the importance of timely cleanup. Although the site is eligible for redevelopment under an NCDEQ-approved Environmental Management Plan, the remaining contaminated soils, asbestos-containing debris, and groundwater impacts require active remediation. A Brownfields Cleanup Grant would directly fund the removal and treatment of these environmental hazards, eliminate vapor and exposure risks, and make the property safe and marketable for redevelopment consistent with Lenoir's economic revitalization and land-use goals.

c. Reuse Strategy and Alignment with Revitalization Plans: The City of Lenoir's reuse strategy for the former Broyhill Property is to transform this long-vacant industrial site into a mixed-use redevelopment that supports housing, neighborhood-serving retail, and walkable commercial activity for the Fairfield South community. Through its Brownfields Agreement with NCDEQ, the City will implement risk-based cleanup to address soil, debris, and vapor contamination in a manner that allows safe residential and commercial reuse. Removing the remaining debris piles and environmental liabilities is essential to making the site marketable and attracting private-sector investment. Once remediated, the site can support a range of uses, including a mix of affordable and market-rate housing, small-scale retail, and commercial services that meet daily needs within walking distance of nearby neighborhoods.

This reuse strategy directly advances the City of Lenoir's Draft Comprehensive Plan 2045, which identifies Fairfield South as a priority revitalization area due to aging housing stock, deteriorating infrastructure, and limited access to neighborhood amenities. Public engagement conducted during development of the Plan consistently highlighted the need for infill development, improved streetscapes, stronger pedestrian connectivity, and access to everyday services such as retail, food, and healthcare within

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walking distance. Redevelopment of the former Broyhill Property would serve as a catalyst project by converting a blighted industrial parcel into a vibrant, community-serving destination that complements nearby economic anchors such as UNC Health Caldwell, Google, and Excela Pharma Sciences. Mixed-use reuse would increase the local tax base, create jobs, and introduce higher-quality housing and commercial options that strengthen the Fairfield South neighborhood while supporting reinvestment in public infrastructure and community services. The City's Parks and Recreation and Greenway Master Plans further reinforce this strategy by encouraging redevelopment projects that incorporate sidewalks, crosswalks, and pedestrian connections to nearby amenities such as Broyhill Park.

The former Broyhill Property is located within FEMA Flood Zone C along Lower Creek and is not within a federally designated floodplain. As a result, the planned redevelopment is not constrained by floodplain restrictions and can proceed without the need for flood mitigation or elevation measures.

The reuse strategy was developed through ongoing coordination with the public and key project partners. The City's Brownfields Advisory Committee meets regularly to review site conditions, cleanup planning, and redevelopment goals, and these meetings are open to the public. The City also provides updates to the Lenoir City Council during publicly noticed meetings that are broadcast live, ensuring transparency and accountability. In addition, City staff have presented the project and reuse concepts to local civic organizations, including Rotary and Lions Club, allowing residents, business leaders, and community groups to provide input on redevelopment priorities for the site.

d. Outcomes and Benefits of Reuse Strategy: The proposed mixed-use redevelopment project will create long-term economic opportunity for a community that has faced historical disinvestment. Based on information provided by NAIOP and the Dodge Construction Network, new retail construction supports 2.1 to 2.4 jobs per 1,000 square feet of space. This is in addition to the multiplier effect for supporting jobs. According to the Economic Policy Institute (EPI) retail trade provides a 1.22 multiplier effect meaning that a 50,000 square foot project doesn't just create approximately 100 jobs on-site, but supports roughly 122 jobs in total when accounting for local suppliers. Following the fall of the manufacturing industry, the City of Lenoir recognizes the importance of having a diversified economy that reduces vulnerability, increases local business growth, and creates a more stable tax base. The announcement and subsequent development of Google's Data Center has attracted other technology and medical based companies. For example, Exela Pharma Sciences followed Google in 2008 with their first manufacturing site in Lenoir and now employees over 500 people, providing additional job growth, and accelerating a non-residential tax base. But its important to continue the momentum that these conglomerates have spurred, by unlocking properties for local businesses that will support these new industries, as well as the families of their employees.

e. – g. Resources Needed for Site Characterization, Site Remediation, and Site Reuse:

The City of Lenoir will not require any additional funding sources for site characterization, site remediation, or site reuse. In April 2019, the City did obtain a grant from the Appalachian Regional Commission (ARC) for partial removal of the asbestos-contaminated debris on site. The city matched this grant with \$250,000 of City funding.

h. Use of Existing Infrastructure: The Broyhill site was previously developed for industrial use and already has essential infrastructure in place. The Target Area is also well-equipped with private telecommunications, high-speed internet, electricity, natural gas, and municipal water and sewer services, making the area ideal for redevelopment. No additional infrastructure needs or upgrades are anticipated for the reuse of this project, but the City is continually improving infrastructure throughout the Target Area.

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(2) COMMUNITY NEED AND COMMUNITY ENGAGEMENT

a. The Community's Need for Funding: The Fairfield South target area (Census Tract 301) exhibits distress and social vulnerability that constrain the City of Lenoir's ability to leverage alternative funding for environmental cleanup and reuse. Given Lenoir's modest municipal population of approximately 18,000 and our Target Area's merely 5,000 residents, the City lacks the scale of financial resources and tax capacity needed to underwrite major environmental remediation at the same level as its urban counterparts. The U.S. Census Bureau's 5-Year American Community Survey data show that the median household income of \$43,237 and well below the state (\$70,804) and national (\$80,610) averages. Additionally, poverty rates (16.6%) are 1.3 times higher than Lenoir and Caldwell County overall¹. These conditions translate into a weaker local tax base and fewer households able to shoulder rate or fee increases that might otherwise finance remediation. Fairfield South is also designated as a Low-Income Opportunity Zone² reserved for persistently distressed communities that signals that conventional private capital has not been flowing into the area. The Target Area experiences greater barriers to participation and higher costs to achieve equitable cleanup and reuse. North Carolina's Social Vulnerability Index table reports that the Fairfield South neighborhood scores in the 95th-97th percentile³, signaling elevated vulnerability across socioeconomic, household composition, minority status/language, and housing/transportation themes that are important consideration factors when incorporating outreach, translation, and support services during cleanup and redevelopment. Collectively, the City's low incomes, high poverty, depressed housing values, and extreme social vulnerability limits its capacity to assemble local match or attract private financing for remediation without federal support. This grant is therefore an essential component in overcoming structural barriers to unlock safe and equitable reuse opportunities in the Target Area.

b. Health or Welfare of Sensitive Populations: Census data and local assessments show that Census Tract 301 contains overlapping concentrations of sensitive populations. Nearly one-quarter of residents are children, including 7.3 percent under the age of five, and 18.3 percent are seniors over 65. More than half of residents identify as minorities, far above the county average, while 3.9 percent of households are linguistically isolated. Disability prevalence is also elevated, affecting nearly one in five residents. Together, these demographic indicators demonstrate that children, youth, the elderly, minorities, non-English-speaking households, and people with disabilities are all disproportionately represented within the target area.

Volatile organic compounds identified at the site, including benzene, trichloroethylene (TCE), tetrachloroethylene (PCE), naphthalene, and xylenes, are associated with increased risks of leukemia, liver and kidney toxicity, neurological impairment, adverse birth outcomes, and respiratory irritation, particularly through soil vapor intrusion pathways that pose elevated risks to children and occupants of nearby buildings.^{4, 5, 6, 7}. Metals detected in soil and groundwater are linked to cancer, cardiovascular

¹ "Census Tract 301, Caldwell, NC." *Census Reporter*, Census Reporter, <https://censusreporter.org/profiles/14000US37027030100-census-tract-301-caldwell-nc/>.

² U.S. Department of the Treasury. Designated Qualified Opportunity Zones List. 14 Dec. 2018. Microsoft Excel file.

³ Centers for Disease Control and Prevention. North Carolina Social Vulnerability Index (SVI) Table for Local Health Departments. Microsoft Excel file.

⁴ Agency for Toxic Substances and Disease Registry. Toxicological Profile for Benzene. U.S. Department of Health and Human Services, 2023, <https://www.atsdr.cdc.gov/toxprofiles/tp3.pdf>

⁵ Agency for Toxic Substances and Disease Registry. Toxicological Profile for Trichloroethylene (TCE). U.S. Department of Health and Human Services, 2019, <https://www.atsdr.cdc.gov/toxprofiles/tp19.pdf>

⁶ Agency for Toxic Substances and Disease Registry. Toxicological Profile for Tetrachloroethylene (PCE). U.S. Department of Health and Human Services, 2019, <https://www.atsdr.cdc.gov/toxprofiles/tp18.pdf>

⁷ U.S. Environmental Protection Agency. Technical Guide for Assessing and Mitigating the Vapor Intrusion Pathway. EPA, 2015, <https://www.epa.gov/vaporintrusion>

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disease, and significant neurodevelopmental impacts in children, including reduced cognitive function and behavioral disorders, with heightened concern for households using private wells or engaging in outdoor activities near contaminated soils.^{8,9,10} Polycyclic aromatic hydrocarbons (PAHs) present in site soils further contribute to increased lifetime cancer risk and respiratory inflammation, particularly for children through soil ingestion and dust inhalation¹¹.

An EPA Brownfields Cleanup Grant would directly reduce these threats by eliminating contamination in soils, groundwater, and structures that pose immediate exposure risks. By addressing environmental hazards such as asbestos, heavy metals, and petroleum byproducts, the grant would lower risks of respiratory illness, cancer, and developmental harm among children and seniors. Cleanup would also enable safe redevelopment of blighted properties into affordable housing, healthcare facilities, and recreational spaces that promote community resilience. Importantly, Lenoir's community engagement process ensures that minority residents, linguistically isolated households, and people with disabilities are included in reuse planning, creating equitable outcomes that align with the county's identified health priorities of substance abuse prevention, mental health support, transportation access, and chronic disease management. In this way, the Cleanup Grant provides not only environmental remediation but also a foundation for healthier, safer, and more equitable neighborhoods.

c. Greater Than Normal Incidence of Disease and Adverse Health Conditions: When compared to statewide health indicators compiled by the North Carolina Department of Health and Human Services (NCDHHS), residents within the Target Area exhibit a disproportionate burden of chronic disease and premature mortality. Although census tract-level health data are not available, county-level data for Caldwell County indicate that cancer is a more prevalent cause of death locally, with recent estimates showing higher cancer mortality relative to the State of North Carolina and persistent disparities in heart disease and diabetes outcomes.¹² In addition to these adverse health outcome trends, EnviroAtlas data indicate that Cumulative Neurological Risk in the subject census tract (0.04) is higher than both the Caldwell County and North Carolina state averages (0.03), suggesting elevated exposure burdens tied to ambient air toxics and other environmental stressors relative to broader geographies.¹³ Likewise, benzene concentrations within the census tract are higher (0.4) compared to Caldwell County and North Carolina averages (0.3), a pattern consistent with documented industrial emissions and legacy contaminant sources in the urbanized portion of the study area.¹³ These environmental risk indicators highlight compounding exposures that disproportionately impact children, older adults, and other vulnerable populations and reinforce the need for targeted cleanup to improve long-term health and welfare in the community.

d. Economically Impoverished/Disproportionately Impacted Populations: Residents within the Target Area are economically impoverished and disproportionately burdened by the legacy impacts of industrial operations, including former furniture manufacturing activities that predate modern

⁸ Agency for Toxic Substances and Disease Registry. Toxicological Profile for Arsenic. U.S. Department of Health and Human Services, 2024, <https://www.atsdr.cdc.gov/toxprofiles/tp2.pdf>

⁹ Centers for Disease Control and Prevention. Lead Exposure in Children: Prevention, Detection, and Management. CDC, 2023, <https://www.cdc.gov/lead/prevention/index.html>

¹⁰ Agency for Toxic Substances and Disease Registry. Toxicological Profile for Manganese. U.S. Department of Health and Human Services, 2012, <https://www.atsdr.cdc.gov/toxprofiles/tp151.pdf>

¹¹ Agency for Toxic Substances and Disease Registry. Toxicological Profile for Polycyclic Aromatic Hydrocarbons (PAHs). U.S. Department of Health and Human Services, 2022, <https://www.atsdr.cdc.gov/toxprofiles/tp69.pdf>

¹² North Carolina Department of Health and Human Services. 2025 County Health Data Book. State Center for Health Statistics, 2025, <https://schs.dph.ncdhhs.gov/data/databook/>.

¹³ U.S. Environmental Protection Agency. EnviroAtlas Interactive Map – Compare My Area Results for Cumulative Neurological Risk and Benzene Concentrations. EPA EnviroAtlas, accessed December 2025, <https://www.epa.gov/enviroatlas/enviroatlas-interactive-map>

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environmental regulations. U.S. Census Bureau data indicate that the surrounding census tract has a median household income of approximately \$43,000, significantly below county and state averages, with an estimated 16–18 percent of residents living below the federal poverty level and a high proportion of renter-occupied housing.^{^1} These economic conditions limit residents’ ability to relocate, access healthcare, or independently mitigate environmental exposures, increasing the likelihood of prolonged contact with contaminated soil, groundwater, and air associated with nearby brownfield sites.

This grant will directly address and reduce these disproportionate threats by funding cleanup activities that eliminate or control exposure pathways linked to legacy contaminants, including volatile organic compounds, metals, and soil vapor. Remediation will reduce risks associated with vapor intrusion, direct soil contact, and groundwater migration that disproportionately affect low-income households, children, and older adults who spend more time in their homes and immediate neighborhoods. These cleanup activities will also generate the environmental data and institutional controls necessary to safely support residential and commercial reuse, replacing uncertainty and unmanaged risk with enforceable protections. The City’s proposed reuse strategy is intentionally designed to ensure that economically disadvantaged residents benefit from reinvestment rather than experience displacement. By incorporating housing affordability considerations and neighborhood-serving commercial uses, the project expands access to safe housing, employment opportunities, and essential services within walking distance. Pedestrian-oriented design elements, including sidewalks, safe crossings, and traffic-calming measures, will improve mobility for residents without reliable transportation, and increase opportunities for physical activity. Collectively, the cleanup and reuse strategy will transform a source of environmental harm into a community asset, reducing cumulative environmental and economic stressors while promoting long-term health and equitable access for populations that have historically borne the negative consequences of industrial land use decisions.

e. – f. Project Involvement and Project Roles:

Name of Organization	Entity’s Mission	Point of Contact (name & email)	Specific Involvement in the project or assistance provided
<u>Caldwell County Chamber of Commerce</u>	Provide Governance, Stewardship and Leadership	Bryan Moore bryan@caldwellchamber.com	development support, business owner outreach.
Habitat for Humanity Housing non-profit	Build, renovate, or preserve affordable housing	Pete Kidder pete@caldwellhabitat.org	Affordable housing advocate, identify sites, guide priorities, public and owner outreach
Caldwell Community College	Provide quality instruction and support economic development	Dr. Mark Poarch mpoarch@cccti.edu	Workforce development and community liaison for small businesses and Spanish speakers.
Caldwell County EDC	Encourage economic growth that creates diverse quality jobs	Ashely Bolick abolick@caldwelledc.org	Identify possible businesses, users, property owner outreach, and recruit private developers

g. Incorporating Community Input: The City is committed to transparent, ongoing community engagement throughout site cleanup and reuse. This grant will build on existing outreach and the work of the Brownfields Steering Committee (BSC), which includes residents, local officials, and small business leaders and meets regularly to review cleanup progress, address community concerns, and help guide post-cleanup reuse decisions.

During cleanup, the City will conduct targeted outreach, including a public information booth at Lenoir’s annual NC Blackberry Festival, which draws thousands of residents. This will provide an opportunity to share cleanup schedules, explain site activities, and communicate health and safety protections. Public

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meetings will be held at key milestones—such as approval of the remedial action plan, start of cleanup, and completion of remediation—to provide updates, explain short-term disruptions, and solicit feedback.

Project updates will be shared through local media, the City’s website, and social media, with meetings offered both in person within the Target Area and virtually through the Caldwell County Government YouTube Channel to ensure broad access. Printed materials and meeting notices will be distributed at City Hall, the library, churches, and other public locations to reach residents with limited internet access.

Community feedback will be documented and reviewed with the BSC and project partners to guide cleanup implementation and ensure redevelopment reflects local priorities. This multi-channel engagement approach ensures residents remain informed, involved, and protected throughout cleanup and into site reuse.

(3) TASK DESCRIPTIONS, COST ESTIMATES, AND MEASURING PROGRESS

a. Proposed Cleanup Plan: Since the Phase I and Phase II work was completed in 2023, all structures on the Subject Property have been demolished and all pertinent storage structures and multiple debris piles have been removed. Multiple debris piles estimated at approximately 4,000 cubic yards of materials still remain on portions of the Subject Property. The Phase II ESA indicated that methylene chloride, naphthalene, cobalt, and manganese were detected at concentrations exceeding the 2L Standards in groundwater samples collected at the subject site. VOC impacts above 2L Standards were isolated to a downgradient location from multiple former USTs basin in the central portion of the subject site. Metals impacts above 2L Standards were more widespread and identified in the former northeastern manufacturing building, floor pit, finishing/lacquer room, soil-stained structure, former UST basins, and former AST farms across the subject site. Based on the ultimate development, there may be the need to provide vapor mitigation for residential uses. Metals in soil will have to be addressed under any redevelopment scenario relative to site grading and redevelopment by either removal or capping in place. Based on the ABCA completed in September 2025, Alternative 3 meets the project goals most time and cost efficiently. Alternative 3 would involve the grading of existing debris piles and contaminated surface soils by capping the areas with a minimum of 2 feet of clean fill and/or impervious cover per NCBRS guidance. The capping would be handled in accordance with a NCBRS-approved EMP and submitted at a later date.

b. – e. Description of Tasks/Activities and Outputs:

<u>Task/Activity: Task 1 – Project Management</u>
<i>Project Implementation:</i> City of Lenoir will hire an experienced environmental consultant in accordance with the procurement standards outlined in 2 CFR 200 and 2 CFR Part 1500. The City’s Project Director along with the selected consultant will oversee the cleanup portion of the project and ensure compliance with the Cooperative Agreement. The Consultant will also complete ACRES reporting, financial reporting, quarterly reporting, MBE/WBE forms and all programmatic support for the term of the grant.
<i>c. Anticipated Project Schedule:</i> Project Management activities will be performed throughout the grant.
<i>d. Task/Activity Lead:</i> Radford Thomas – Lenoir Project Director and our consultant.
<i>e. Outputs:</i> ACRES reporting, 3 Annual Financial Reports, 9 Quarterly Reports, 3 MBE/WBE Forms, Programmatic Support.
<u>Task 2: Community Outreach</u>
<i>b. Project Implementation:</i> We plan to conduct two public meetings that will coincide with regularly scheduled council meetings, one at the start of the grant activities and one at the end of cleanup. Notice of these meetings will be directly

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delivered to the residents within the target area, posted on our website, and in the local newspaper. We will also plan to provide updates on project progress through social media posts while activities are ongoing. A The City’s selected consultant will lead these activities with support from the City.
<i>c. Anticipated Project Schedule:</i> Community Outreach activities will be performed throughout the grant lifecycle.
<i>d. Task Lead:</i> City of Lenoir Project Director and selected Consultant
<i>e. Outputs:</i> Website updates, 2 public meetings, social media posts, summary of meetings to EPA and in Quarterly Reports.
<u>Task 3: Site Cleanup</u>
b. Project Implementation - The City will carry out site cleanup activities using a coordinated, regulatory-compliant approach to ensure protection of human health and the environment. Following award, the project team and selected contractors will confirm site objectives, schedules, and roles and responsibilities, and will prepare and distribute a Site-Specific Health and Safety Plan (HASP) and Environmental Management Plan (EMP) prior to fieldwork. The City will maintain regular communication with NCDEQ throughout cleanup implementation to ensure compliance with all applicable requirements. Cleanup activities will include the removal, transportation, and disposal of contaminated debris and impacted materials at approved facilities. All waste handling will be documented through manifests, disposal records, and chain-of-custody documentation. Upon completion, the City will submit a final cleanup report documenting site activities, schedules, material quantities, and disposal methods in accordance with NCDEQ and EPA reporting standards, ensuring the site is ready for safe reuse and redevelopment.
<i>c. Anticipated Project Schedule:</i> Approximately 6 months to complete all cleanup activities, with cleanup complete by August 2028.
<i>d. Task/Activity Lead:</i> City of Lenoir Project Director and selected consultant.
<i>e. Outputs:</i> 1 EMP Plan, 1 Health and Safety Plan, documentation of cubic yards/tons of waste and debris removed, acres cleaned up

f. Cost Estimates: More than 90% of grant funds will support direct cleanup efforts!

Budget Categories	Project Tasks			Total
	Task 1 Project Management	Task 2 Outreach	Task 3 Site Cleanup	
Personnel				
Fringe Benefits				
Travel				
Equipment				
Supplies				
Contractual	\$8,000	\$2,900	\$11,000	\$21,900
Construction			\$478,100	\$478,100
Other (specify)				
Total Direct Costs	\$8,000	\$2,900	\$489,100	\$500,000

Task 1 - Project Management : Contractual: 40 hours of project management @ \$200/hour = \$8,000

Task 2 – Community Outreach: Contractual: facilitate 2 public meetings at \$1,450 per meeting (\$2,900)

Task 3 – Site Cleanup: Construction - Debris Excavation, Transportation and Disposal: \$478,100: Estimated 5,000 tons (6,510 CY) of debris. Load 6,510 CY @ \$29.25/CY; Transport 387 loads @ \$197.50/Load; Dispose of 5,000 Tons @ \$42.25/ton. **Contractual - Field Project Management, NCBRS Documentation: \$11,000:** 55 hours @ \$200/hour - Management, final report, and compliance with

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NCBRS requirements (meetings, preparation of Environmental Management Plan, interim status reports to Program, etc.).

g. **Plan to Measure and Evaluate Environmental Progress and Results:** Mr. Radford Thomas, with contractor support, will track and report project progress using EPA's Assessment, Cleanup, and Redevelopment Exchange System (ACRES). He will conduct monthly progress reviews with the remediation contractor to ensure cleanup activities are implemented in accordance with the approved Remedial Action Plan (RAP), project schedule, and budget, and that funds are used efficiently and in compliance with EPA requirements.

Key project milestones include initiation of community outreach and site preparation, RAP approval and mobilization, implementation of cleanup activities (e.g., contaminated soil removal, disposal, and confirmation sampling), and completion of remediation with attainment of cleanup goals. Additional milestones include health and safety plan implementation, regulatory coordination, and preparation of documentation demonstrating cleanup completion and readiness for reuse.

Mr. Thomas will maintain regular communication with the EPA Project Manager and will submit quarterly reports documenting cleanup progress, expenditures, achieved cleanup outputs (e.g., acres remediated, contaminated materials removed), and outcomes such as reduced exposure risks and improved site readiness for redevelopment. These reporting and oversight measures ensure accountability, regulatory compliance, and successful completion of cleanup activities consistent with EPA Brownfields Cleanup Grant requirements.

(4) PROGRAMMATIC CAPABILITY AND PAST PERFORMANCE

a. **-b. Organizational Structure and Description of Key Staff** : The City of Lenoir has a strong track record managing federally funded projects, including ARC, CDBG, and the 2018 and 2021 EPA Assessment Grants, demonstrating its capability to complete all phases of work. For continuity, the City will retain its original Brownfield team which includes a skilled team of administrative, technical, and economic development staff who will manage the grant, ensuring effective project execution. Special Projects Director Radford Thomas, who successfully directed the 2018 and 2021 EPA Assessment grants, will lead grant tasks as Program Manager providing finance, monitoring, and city liaison expertise. Mr. Thomas has extensive experience working with NCDEQ on environmental solutions and managing Phase I ESAs for city property transactions. Mr. Thomas will collaborate with the environmental consultant to execute technical aspects, supported by City personnel. City Manager Scott Hildebran, with more than 30 years of holding municipal roles, will be the primary administrative contact, leveraging his leadership experience in economic development and managing federal and state grant management. Planning Director Hannah Williams, AICP, with eight years of GIS and planning experience, will support economic development efforts, drawing on her background working with community groups to improve quality of life in Lenoir. This dedicated team provides the capacity, knowledge, and continuity essential for successful project completion.

c. **Acquiring Additional Resources:** To support the technical aspects of the project, the City will hire a qualified environmental firm with expertise in brownfields assessment, real estate, planning and redevelopment. The City will solicit eligible contractors pursuant to the procurement standards set forth in 2 CFR Part 200, 2 CFR Part 1500 and 40 CFR Part 33.

d. **Currently Has or Previously Received an EPA Brownfields Grant:** Lenoir has received two EPA Brownfield Assessment Grants, awarded in 2018 and 2021. As of submission, over 90% of the funds from the 2021-2025 have been utilized

FY26 City of Lenoir Cleanup Grant

(1) Accomplishments: Under its initial Brownfield Assessment Grant, the City of Lenoir assessed 8 sites, including 4 priority sites. One site—former *Jo Jas Superette*—faced NCDEQ enforcement for an undisclosed UST issue. The owner, a self-employed Latino resident, had purchased the property with his life savings. This success was highlighted by the *Lenoir News Topic* in October 2019, with the headline “**EPA Grant Saves Small Business.**” During the 2021 Assessment Grant, the City evaluated 12 sites—including each priority site—conducted 7 Phase I ESAs, 3 Phase II ESAs, 3 Asbestos surveys and 3 Lead-Based Paint inspections. A draft Brownfield Agreement with the NCBRS is being prepared for the City-owned former Broyhill site, assessed under the 2018 and 2021 grants, and in 2021, with support from the Western Piedmont Council of Governments, the City also received a \$300,000 ARC grant for debris removal at this site. Lenoir’s support for private redevelopment has driven significant progress, including the \$30+ million transformation of a historic Blue Bell textile mill into a 46-unit apartment property. Similarly, the City’s support for the redevelopment of the former JM Bernhardt/Bost Lumber site will assist the developer in securing HUD funding for a planned 68-unit residential project.

Asbestos and lead paint surveys at the Lenoir High School campus, funded by the 2021 Assessment Grant, enabled facility upgrades supported by over \$1 million in grant funding from CDBG, the Lenoir Tourism Development Authority, the American Rescue Plan Act, and State Capital and Infrastructure Fund. The outputs and outcomes from both grants are accurately reflected in ACRES.

(2) Compliance with Grant Requirements: In the first three years of our 2021-2025 Assessment Grant, we successfully completed the proposed work plan, evaluated each of our 3 priority sites, and fully complied with the terms of our cooperative agreement. Site information and leveraged funds are documented in ACRES, and the City has consistently submitted ACRES Quarterly Reports and deliverables on time. As of the time of submission, the City has utilized over 90% of the available funds, and the remaining funds are committed to planned projects or will support the activities described in this narrative. We anticipate expending the remaining funds of that grant in 2025, before the end of the performance period

Threshold Criteria

1. Applicant Eligibility:
 - a. The City of Lenoir is a General Purpose Unity of Local Government, defined by 2 CFR 200.1, which is eligible to receive funding under an EPA Cleanup grant.
 - b. The City of Lenoir is **not exempt** from Federal taxation under section 501(c)(4) of the Internal Revenue Code.
2. Previously Awarded Cleanup Grants: The Former Broyhill Property, the site indicated in this application, **has not** received funding from a previously awarded EPA Brownfields Cleanup Grant.
3. Expenditure of Existing Multipurpose Grant Funds: The City of Lenoir **does not** have an open EPA Brownfields Multipurpose Grant.
4. Site Ownership: The City of Lenoir, as the applicant for this grant, is **the current and sole owner** of the Former Broyhill Property.
5. Basic Site Information:
 - a. Site Name: Former Broyhill Property
 - b. Site Address: 1429 College Avenue, Lenoir, Caldwell County, NC 28645
6. Status and History of the Contaminated Site:
 - a. The site is contaminated by hazardous substances, specifically asbestos containing construction and demolition debris.
 - b. The subject site historically operated as a furniture manufacturing facility, known as Broyhill Furniture Company, from the early 1900's until its closure in 2007. Following Broyhill's closure, the property was sold to Applied Abatement Concepts in 2009, whereas the existing structures were demolished and the subject site was used as a recycling center which was ultimately abandoned by 2012. The site was acquired by City of Lenoir in 2014 and has remained vacant. The site remains vacant today but
 - c. Approximately 5,000 cubic yards of material were previous removed from the site, but an additional 5,000 cubic yards of asbestos containing debris still remains.
 - d. The Subject Property historically operated as the Broyhill Furniture Company, a large-scale furniture manufacturing facility from the early 1900s until its closure in 2007. Facilities constructed and operated during this era commonly incorporated asbestos-containing materials (ACMs) in building components such as insulation, roofing, siding, floor tiles, pipe wrap, boiler systems, and fireproofing materials. Following the mill's closure, the property was sold in 2009 to Applied Abatement Concepts, which undertook demolition of the former manufacturing structures to recover scrap materials. These demolition activities likely disturbed ACMs embedded within the original building

Threshold Criteria

materials, potentially resulting in the release and dispersal of asbestos fibers into on-site debris and surface soils. After demolition, the property was converted into a recycling operation, during which wood and other materials imported from off-site sources were ground and processed, further commingling demolition debris with recycled materials. Operations eventually ceased due to the owner's declining health, and the property was subsequently abandoned. At present, the site contains approximately 4,000 cubic yards of wood, brick, metal, and mixed construction and demolition debris, which may include residual asbestos-containing materials and asbestos-impacted dust or soils, representing a potential ongoing environmental and health concern that warrants further investigation.

7. Brownfield Site Definition: The City of Lenoir affirms that the Former Broyhill Property;
 - a. is **not listed** or proposed for listing on the National Priorities List;
 - b. is **not subject** to unilateral administrative orders, court orders, administrative orders, on consent, or judicial consent decrees issued to or entered into by parties under CERCLA; and
 - c. is **not subject** to the jurisdiction, custody, or control of the U.S. government.
8. Environmental Assessment Required for Cleanup Grant Applications:

Tetra Tech – Phase I & II ESA

In September 2013, a *Phase I Environmental Site Assessment* (ESA) was completed by the City of Lenoir. The Phase I ESA identified multiple recognized environmental conditions (RECs) requiring additional investigation. The City of Lenoir requested assistance through the USEPA's Targeted Brownfields Assessment (TBA) Program for completion of a *Phase II ESA*, which was conducted by Tetra Tech in November 2013. This was done pursuant to the City of Lenoir's unsuccessful efforts in obtaining a USEPA Brownfields Cleanup Grant. The *Phase II ESA* consisted of installation of soil borings, temporary groundwater monitoring wells, and collection of bulk samples of the on-site debris for asbestos analysis. Soil sampling results from the *Phase II ESA* indicated that several polycyclic aromatic hydrocarbons (PAHs) were detected above regulatory standards in samples collected from the northeastern manufacturing building (SB-01) and former fire suppression aboveground storage tank (SB-11). Additionally, arsenic was detected in soil above regulatory standards in samples collected from the former fire suppression AST (SB-11) and the former finishing/lacquer room (SB-04). Groundwater results indicated that concentrations of several metals including barium, chromium, and lead were detected above groundwater standards in wells installed within the former northeastern manufacturing building (BRH-GW-01) and the potential floor pit in the southeastern portion of the Subject Property (BRH-GW-08). The Subject Property was officially acquired by the City of Lenoir in January 2014. Following the acquisition by the City of Lenoir, the Subject Property has remained vacant, and no manufacturing and/or development work has been performed. As part of promotion of future

Threshold Criteria

redevelopment activities, the City Lenoir has undertaken extensive debris removal for both environmental assessment and redevelopment activities at the Subject Property.

Mid-Atlantic – NESHAP Asbestos Survey Report

In November 2020, Mid-Atlantic was contracted by the City of Lenoir to conduct a National Emissions Standards for Hazardous Air Pollutants (NESHAP) asbestos survey of former construction and demolition debris located at the Subject Property. Debris piles were surveyed for individual building components and suspect asbestos-containing materials (ACM) were visually classified and documented for laboratory analysis. Results of the asbestos survey indicated that asbestos in concentrations at 1% or greater were identified in forty (40) of the samples collected and thirty-eight (38) of the homogenous areas (HAs) from ten debris piles and one concrete slab analyzed during this survey. An additional one hundred and thirty-five (135) samples from the 38 HAs identified as ACMs were assumed to contain asbestos in concentrations greater than 1% by positive stop method. Asbestos in concentrations less than 1% were identified in nine (9) of the samples and two of the HAs from two debris piles analyzed during the survey. Materials found to contain or be associated with ACM include asphaltic roof shingles, built-up roofing, caulk, corrugated cementitious panels, expansion joint tar, felt paper, floor tile and mastic, roofing tar, waterproofing felt, and waterproofing tar. Additionally, blue/teal cove base was found to contain less than 1% asbestos. Findings and recommendations of the asbestos survey were documented in a *NESHAP Asbestos Survey Report* dated November 12, 2020.

Mid-Atlantic – Debris Removal Verification & Asbestos Air Monitoring Report

Based on the findings of the asbestos survey and status of materials staged on-site, Mid-Atlantic recommended that asbestos-containing construction and demolition debris piles be properly removed to facilitate additional subsurface investigation. Between January 20, 2021 and February 25, 2021, Mid-Atlantic oversaw the removal of approximately 7,041 tons of asbestos-containing debris by RCI Demolition (RCI) from the Subject Property. One-hundred and twelve (112) phase contrast microscopy (PCM) air sample cassettes, including field blanks and lab blanks were collected by Mid-Atlantic during the first phase of asbestos-containing debris removal activities. Background, initial, and periodic ambient air monitoring was conducted during asbestos-containing debris removal activities until the completion of the project. Asbestos fibers were not detected at levels above the North Carolina Asbestos Exposure Standard for Public Areas of 0.01 fibers per cubic centimeter (f/cc) during the background, initial, or periodic ambient air monitoring events at the Subject Property. A summary of the asbestos-containing removal activities was documented in a *Debris Removal Verification & Asbestos Air Monitoring Report* dated February 26, 2021.

Mid-Atlantic – Brownfields Soil Gas Assessment Report

Mid-Atlantic conducted soil vapor assessment activities at the Subject Property in September 2021 which included the sampling of eight soil gas implants to determine if potential vapor intrusion risks were present for future redevelopment. Laboratory analytical results indicated the compounds benzene, naphthalene, tetrachloroethylene (PCE), trichloroethylene (TCE), and total xylenes were detected above Residential Soil Gas Screening Levels (SGSLs) in soil gas samples collected from the former tannery, former AST, and former trench areas. NCDEQ Risk Calculator

Threshold Criteria

results indicated unacceptable risk levels under a future residential use scenario were present in the former trench area. However, the cumulative risks under a non-residential scenario were below the acceptable NCDEQ and USEPA acceptable risk levels. Based on the results of the soil gas assessment, Mid-Atlantic recommended that future redevelopment in the southeastern portion of the Subject Property that may include the construction of residential dwellings implement an acceptable form of vapor mitigation. If Subject Property redevelopment includes residential construction and NCDEQ deems vapor mitigation necessary, a vapor mitigation plan would be prepared that would satisfy any requirements set forth by NCDEQ Brownfields. Results of the soil vapor sampling were documented in a *Brownfields Soil Gas Assessment Report* dated September 24, 2021.

Mid-Atlantic – Brownfields Assessment Report

NCDEQ prepared an *Additional Assessment* letter to the City of Lenoir that identified data gaps remaining for the Subject Property. Mid-Atlantic conducted additional Brownfields assessment activities in 2023 that included the collection of soil and groundwater samples and the preparation of a receptor survey to evaluate the data gaps. Receptor survey activities identified sensitive receptors that include a private water supply well, school, and community garden located within 1,500 feet of the Subject Property. With the exception of arsenic in the former floor pit area, laboratory analytical results indicate that no compounds were detected at concentrations exceeding Industrial/Commercial PSRGs in soil samples collected. Results of groundwater assessment activities indicated that methylene chloride, naphthalene, cobalt, and manganese were detected at concentrations exceeding the 2L Standards in groundwater samples collected at the Subject Property. VOC impacts above 2L Standards were isolated to a downgradient location from multiple former USTs basin in the central portion of the Subject Property. Metals impacts above 2L Standards were more widespread and identified in the former northeastern manufacturing building, floor pit, finishing/lacquer room, soil-stained structure, former UST basins, and former AST farms across the Subject Property. Results of the 2023 Brownfields assessment activities indicated that soil and groundwater could be managed in accordance with an NCDEQ approved Environmental Management Plan (EMP). However, NCDEQ Risk Calculator results indicate that unacceptable risk levels were calculated under a potential future residential use. These results indicate that potential vapor intrusion risks are present at unacceptable levels for future residential structures. Results of the 2023 Brownfields assessment were documented in a *Brownfields Assessment Report* dated August 1, 2023.

9. Site Characterization – A letter from NCDEQ is included as an attachment and recognizing that state oversight has been requested for the site, the site is eligible to be overseen by NCDEQ, and that there is sufficient level of site characterization for remediation work to begin.
10. Enforcement or Other Actions: The City of Lenoir affirms that there are no known ongoing or anticipated environmental enforcement or other actions related to the Former Broyhill Property.
11. Sites Requiring a Property-Specific Determination : The site **does not require** property specific determination.

Threshold Criteria

12. Threshold Criteria Related to CERCLA/Petroleum Liability:

- a. Property Ownership Eligibility – Hazardous Substance Sites: The City of Lenoir is an eligible entity because they meet the requirements for asserting affirmative defense to CERCLA liability throughout one of the landowner liability protections, whereas the City completed an ASTM-compliant Phase I Environmental Site Assessment prior to taking possession of the property.

13. Cleanup Authority and Oversight:

- a. The Applicant has the legal authority to conduct cleanup activities at the Subject Property and will ensure appropriate oversight throughout the cleanup process. The site will not be enrolled in a state Voluntary Response Program (VRP). Instead, cleanup activities will be conducted pursuant to a Brownfields Agreement executed with the appropriate regulatory agency. This Brownfields Agreement establishes the framework under which cleanup activities will be planned, implemented, and monitored, and provides regulatory oversight to ensure that response actions are protective of human health and the environment. Under the Brownfields Agreement, the Applicant will coordinate closely with the overseeing agency to obtain review and concurrence on cleanup plans, remedial action objectives, and completion documentation. Cleanup activities will be conducted in compliance with applicable federal, state, and local environmental regulations, as well as EPA Brownfields Cleanup Grant requirements. The overseeing agency will retain the authority to review work plans, inspect site activities as necessary, and require additional response actions should site conditions warrant. This approach provides sufficient cleanup authority and regulatory oversight while allowing the project to proceed efficiently toward site remediation and redevelopment, ensuring that cleanup actions meet all applicable standards and support the intended future reuse of the property.

- b. Access to neighboring properties is not required to conduct cleanup at this site.

14. Community Notification: All community notification documents are included as attachments with this application. Since this was a regularly scheduled City Council Meeting, a sign in sheet for the Notice of Intent to Apply was not able to be obtained, but only one attendee, Marta Lazlo, spoke in regards to the grant application. Her comments and name are listed in the meeting summary documents included as an attachment.

15. Contractors and Named Subrecipients: Not Applicable. City of Lenoir will procure its consultant and contractor in compliance with 2 CFR Part 200, 2 CFR Part 1500, and/or 40 CFR Part 33.

Threshold Criteria

16. Cost Sharing and Matching Requirements: No cost share is anticipated for the cleanup of this site.

JOSH STEIN
Governor
D. REID WILSON
Secretary
MICHAEL SCOTT
Director



NORTH CAROLINA
Environmental Quality
January 22, 2026

Radford Thomas
Special Projects Manager
City of Lenoir
PO Box 958
Lenoir, NC 28645
Radford.thomas@lenoirnc.gov

Re: U.S. EPA Brownfields Cleanup Grant – City of Lenoir

Dear Mr. Thomas,

The North Carolina Department of Environmental Quality (DEQ) Brownfields Redevelopment Section (BRS) acknowledges and supports the City of Lenoir's application for a U.S. EPA Brownfields Cleanup Grant for the Lenoir Broyhill site. We understand that cleanup activities will address approximately 4,000 tons of remaining debris currently on the property. Removal and disposal of debris will mitigate environmental risks and prepare the site for future redevelopment. Revitalization of this property will be a wonderful success for this community and the City of Lenoir.

The NC BRS affirms that the Lenoir Broyhill site:

- i. Is enrolled and considered Active Eligible in the NC BRS voluntary response program, Brownfields Project # 17051-13-014 with a Brownfields Agreement anticipated following final site evaluation;
- ii. The City of Lenoir is the identified property owner and Prospective Developer for the anticipated Brownfields Agreement; and
- iii. Per information provided to the NC BRS as outlined in submitted analytical data for the anticipated Brownfields Agreement, there is a sufficient level of site characterization from the environmental site assessments performed to date for remediation work to begin.

The goal of EPA Assessment funds is to facilitate redevelopment and economic growth within a community. To that end, BRS offers technical project guidance to help ensure assessments conducted utilizing grant funds are in accordance with our program requirements throughout the life of your project. Coordination with DEQ BRS is critical to ensure that the assessments make efficient use of the federal funds awarded. This will begin at grant initiation and continue with review of site-specific assessment plans, which are required as part of the Brownfields Agreement.

We hope that the City of Lenoir is successfully awarded this grant, and we will continue to support you in your brownfields redevelopment efforts whether a grant is awarded or not. We truly believe successful brownfields projects can rejuvenate a community.

Sincerely,

A handwritten signature in blue ink that reads "Jordan L. Thompson".

Jordan Thompson
Brownfields Grants Manager

cc: NCDEQ Brownfields Grant Collaborative Team



North Carolina Department of Environmental Quality | Division of Waste Management
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