



**Jennifer Wilson**  
Salt Lake County Mayor

**Catherine Kanter**  
Deputy Mayor  
Regional Operations

**Beth Colosimo**  
Regional Development Director

**Lauren Littlefield**  
Acting Regional Development Director

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**Regional Economic  
Development**

**Kersten Swinyard**  
Economic Development Director

**Rachel Boyett**  
Economic Development Manager

**Sindy Song**  
Business & Economic Development  
Coordinator

## Application Information Sheet

### 1. Applicant Identification

Salt Lake County, Office of Regional Development  
2001 S. State Street, Suite N3-500  
Salt Lake City, UT 84114

### 2. Website URL

- a. Salt Lake County:  
<https://www.saltlakecounty.gov/regional-development/economic-development/>
- b. City of Magna:  
<https://magna.utah.gov/>
- c. Community Development Corporation of Utah:  
<https://cdc.utah.org/>

### 3. Funding Requested

- a. Assessment Grant Type: Assessment Coalition
- b. Federal Funds Requested: \$1,500,000.00

### 4. Locations

All assessment work to be completed within the boundaries of Salt Lake County, the lead coalition member.

- a. City of Magna (non-lead member): (a) Magna, (b) Salt Lake County, (c) Utah
- b. Community Development Corporation of Utah (CDCU) (non-lead member): (a) Millcreek (b) Salt Lake County, (c) Utah

### 5. Coalition Members' Target Area and Priority Site Information

- a. Salt Lake County (Lead Member): Ballpark Neighborhood (Census Tract 1029)
  - Priority Site: 1548, 1558, 1566, 1572, 1574 S. West Temple St. and 1574 S. Jefferson St., Salt Lake City, UT 84115. Nine (9) parcels, 2.93 acres total.
- b. City of Magna (Non-Lead Member): Magna Main Street Community Development Area (Census Tract 1139.06)
  - Priority Site: 9108 W. Magna Main St., Magna, UT 84044. One (1) parcel, 0.06 acres total.
- c. CDCU (Non-Lead Member): Meadowbrook Station Area (Census Tract 1119.06)
  - Priority Site: 201 E. Park Hill Way, Millcreek, UT 84107. One (1) parcel, 4.26 acres total.

**Salt Lake County Regional Economic Development**

2001 South State Street, Suite N3-500 | P.O. Box 144575 | Salt Lake City, UT 84114-4575  
TTY 7-1-1 | [www.slco.org/economic-development](http://www.slco.org/economic-development)

6. Contact

- a. Project Director:  
Rachel Boyett, Economic Development Manager  
385-468-4912, rboyett@saltlakecounty.gov  
2001 S. State Street, Suite N3-500  
Salt Lake City, UT 84115-4575
- b. Chief Executive/Highest Ranking Elected Official:  
Salt Lake County Mayor Jenny Wilson  
385-468-7000, mayor@saltlakecounty.gov  
2001 S. State Street, Suite N2-200  
Salt Lake City, UT 84114

7. Population

- a. Salt Lake City (Ballpark Neighborhood): 203,888
- b. Magna City (Magna Main Street Community Development Area): 29,488
- c. Millcreek City (Meadowbrook Station Area): 63,342

8. Other Factors

<b>Other Factors</b>	<b>Page #</b>
Community population is 15,000 or less	N/A
The applicant is, or will assist, a federally recognized Indian tribe or 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)	N/A
The priority site(s) is in a federally designated flood plain	N/A
The reuse of the priority site(s) will facilitate renewable energy from wind, solar, or geothermal energy	N/A
The reuse of the priority site(s) will incorporate energy efficiency measures	Pg. 3
The proposed project will improve local resilience to the impacts of extreme weather events and natural disasters.	Pg. 3
At least 30% of the overall project budget will be spent on eligible reuse/area-wide planning activities, as described in Section 3.A.(2)., for priority site(s) within the target area(s)	N/A
The target area(s) is located within a community in which a coal-fired power plant has recently closed (2015 or later) or is closing	N/A

9. Letter from State Environmental Authority

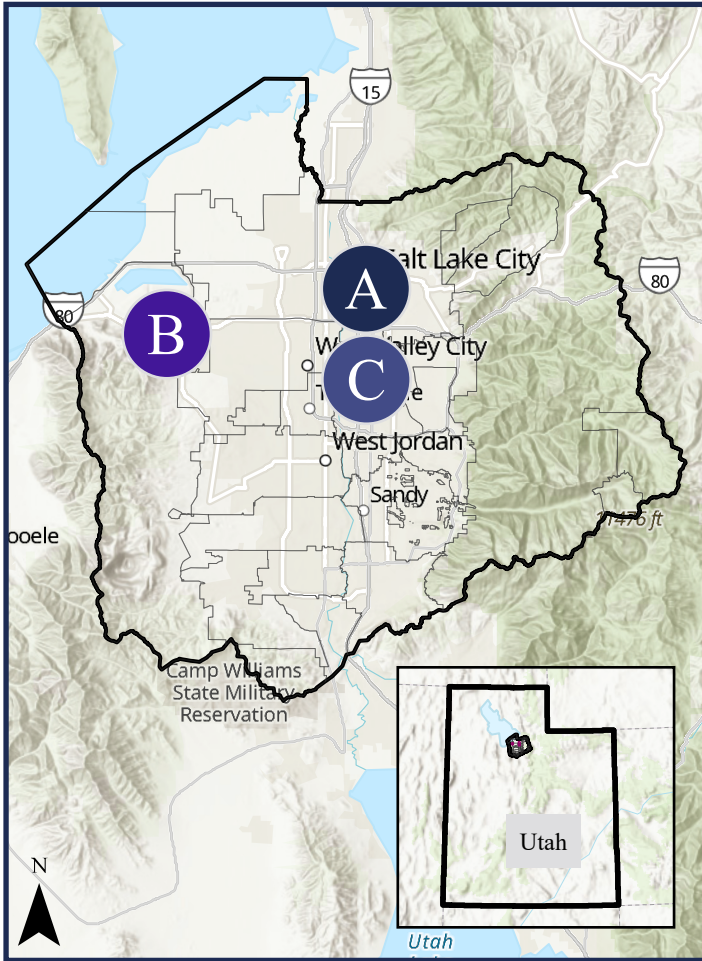
Please see attached letter from the Utah Department of Environmental Quality.

10. Releasing Copies of Applications

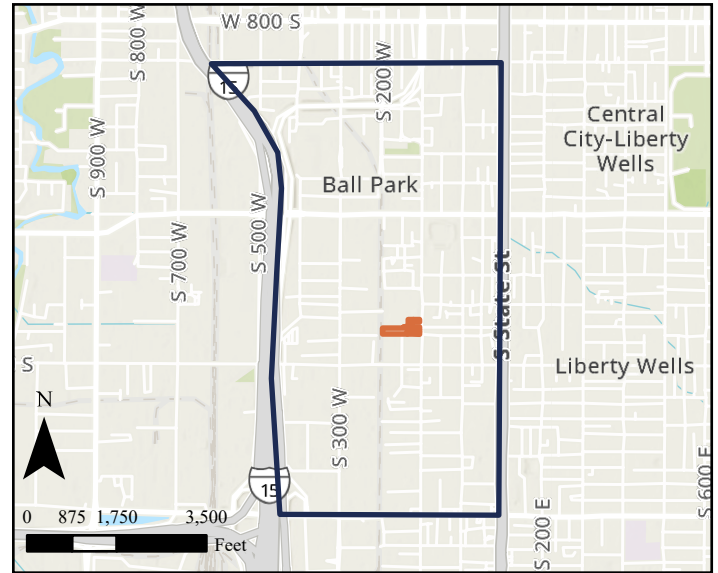
Not applicable.

**Narrative Information Sheet Attachment:  
Salt Lake County Coalition Assessment Grant Target Areas and Priority Sites**

Salt Lake County



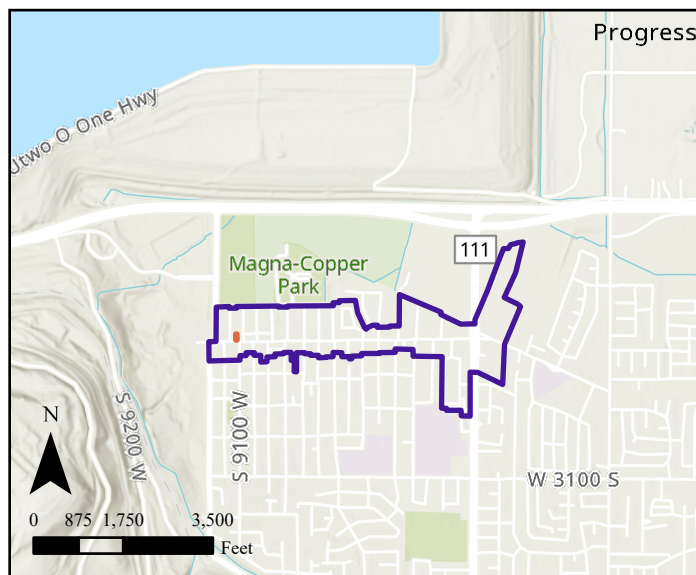
A) Ballpark Neighborhood



Priority Sites:

- 1548 S West Temple St:
  - 15-13-276-003-0000
  - 15-13-276-006-0000
- 1558 S West Temple St:
  - 15-13-276-004-0000
  - 15-13-276-007-0000
- 1566 S West Temple St:
  - 15-13-276-008-0000
- 1572 S West Temple St:
  - 15-13-276-005-0000
  - 15-13-276-009-0000
- 1574 S West Temple St:
  - 15-13-276-010-0000
- 1574 S Jefferson St:
  - 15-13-276-011-0000

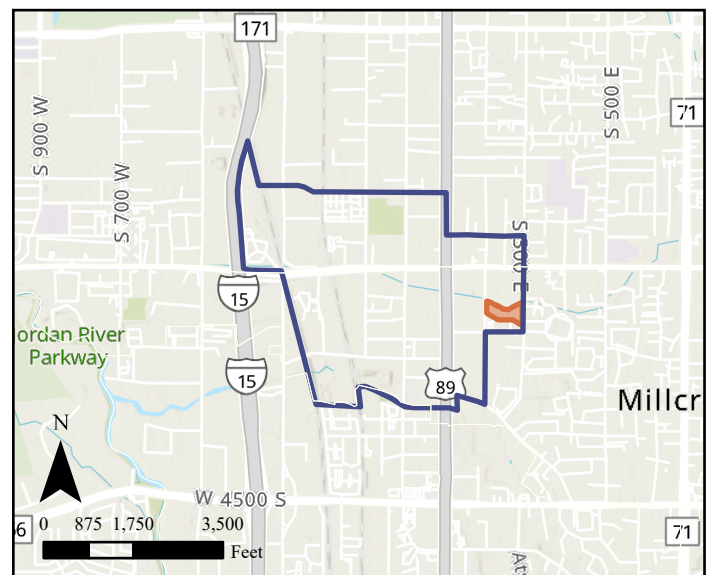
B) Magna Main Street Community Development Area



Priority Site:

- 9108 W Magna Main St:
  - 14-19-453-025-0000

C) Meadowbrook Station Area



Priority Site:

- 201 E Parkhill Way:
  - 16-31-376-046-0000

**Narrative Information Sheet Attachment:  
Letter from State Environmental Authority**



State of Utah

SPENCER J. COX  
*Governor*

DEIDRE HENDERSON  
*Lieutenant Governor*

Department of  
Environmental Quality

Tim Davis  
*Executive Director*

Ashley Sumner  
*Deputy Director*

Jill Burton  
*Deputy Director*

ERRC-004-26

January 20, 2026

Kersten Swinyard  
Economic Development Director  
Office of Regional Development  
Salt Lake County  
2001 South State Street, N3-500  
Salt Lake City, Utah 84114

**RE: DEQ Support Letter - FY 26 EPA Brownfields Program Community-Wide Assessment Coalition Grant Funding – (Salt Lake County, City of Magna and Community Development Corporation of Utah)**

Dear Ms. Swinyard:

Thank you for involving the Department of Environmental Quality (DEQ) in the Salt Lake Brownfields Coalition's (Coalition) economic development and planning discussions regarding the Coalition's application for a U.S. Environmental Protection Agency (EPA) Brownfields Program Community-Wide Assessment Coalition grant. The assessment grant will allow the Coalition to evaluate eligible sites identified within Salt Lake County, such as the Meadowbrook Station Area, Magna Main Street Community Development Area, and the Ballpark Neighborhood. The DEQ believes assessment is an important and significant step towards the goal of revitalizing properties in Utah communities and is committed to seeing Brownfields-caliber sites assessed, remediated and redeveloped to a higher and better use wherever possible.

The DEQ supports the Coalition in its application for an FY 26 EPA Brownfields Program Community-Wide Assessment Coalition grant to address both petroleum and hazardous substance contamination. The benefits of assessing properties within the Coalition boundaries include removing the potential stigma associated with impacted or potentially impacted properties, protecting public health and reclaiming valuable property for economic development and future, sustainable growth. The DEQ is committed to assisting the Coalition as it seeks to address Brownfields. Additionally, the DEQ encourages use of the Voluntary Cleanup Program and

195 North 1950 West • Salt Lake City, UT  
Mailing Address: PO Box 144810 • Salt Lake City, UT 84114-4810  
Telephone (801) 536-4300 • Fax (801) 536-0095 • TDD 800 346-3128

[www.deq.utah.gov](http://www.deq.utah.gov)

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Enforceable Written Assurances as vehicles for addressing contaminated properties and returning Brownfields properties to productive use.

We look forward to continuing our partnership with the Coalition to address Brownfields concerns. Should you have any questions, please contact Joe Katz, the Division of Environmental Response and Remediation project manager, at (801) 536-4100.

Sincerely,



[Tim Davis \(Jan 20, 2026 15:34:20 MST\)](#)

Tim Davis  
Executive Director

TD/JHK/jn

ecc: Ron Lund, Environmental Health Director, Salt Lake County Health Department  
Eric Peterson, Environmental Health Deputy, Salt Lake County Health Department

**Narrative for EPA-OLEM-OBLR-25-05**

## **1. PROJECT AREA DESCRIPTION AND PLANS FOR REVITALIZATION**

### **1.a. Coalition Members**

Lead coalition member Salt Lake County (County) will work with non-lead coalition members City of Magna (Magna) and Community Development Corporation of Utah (CDCU). **Magna is a newly incorporated city** (2024) governed by an elected five-member council, one of which is selected as Mayor. It operates with a small contract staff and does not have a city-wide property tax to raise revenue, which limits its funding for critical projects. **CDCU is a 501(c)(3) community-based organization** based in Salt Lake City and active countywide with the mission of empowering individuals on their path toward financial security, housing stability, and access to affordable homes. As a small non-profit organization, it lacks the staff capacity to draft and apply for grant funds or to manage the ongoing reporting and compliance requirements that come with a federal grant. Both Magna and CDCU lack the capacity to pursue individual federal grants due to limitations with their staffing, funding, support resources, and brownfields expertise/experience. The **County** manages multiple large federal grants, including serving as the lead coalition member of multiple previous EPA Assessment Grants, and has the brownfields expertise and management resources to administer assessment grant funds and provide a way for Magna and CDCU to address brownfields issues.

### **1.b. Overview of Brownfield Challenges and Description of Target Areas**

The boundaries of Salt Lake County will define the geographic boundaries of all assessment work under this grant. Properties within County boundaries historically faced, and continue to face, challenges related to contamination from industrial, automotive, and chemical business operations. Within County boundaries, we identify a distinct target area that represents each Coalition member and does not overlap with any other target area: **Magna Main Street Community Development Area** (Magna), **Meadowbrook Station Area** (CDCU), and the **Ballpark Neighborhood** (County). Properties in the **Magna Main Street Community Development Area** (between 2600 South, 9200 West, 2800 South and 8850 West) are approximately 50-100 years old and pose potential dangers to human health due to the building materials commonly used at the time of their construction. These properties are also located near an auto repair shop and a former dry-cleaning facility, which makes assessment critical to determine potential legacy brownfields contamination along Magna Main Street. This target area falls within the Kennecott North Zone Operable Unit 9 (OU9), which was proposed for the National Priorities List and now has a Memorandum of Understanding (MOU) between EPA and Rio Tinto. As such, any assessment work will recognize and avoid duplication with the heavy metals and other contaminants of concern typically found in the Magna Soils OU9, as has been previously approved by EPA Region 8 for other sites in OU9 under prior assessment grants. The **Meadowbrook Station Area** (between 300 East, Central Avenue, Interstate 15, and 3700 South) is served by a light-rail station and is characterized by older industrial and commercial uses, including auto shops and RV lots, fuel stations, and commercial businesses. This target area is within a station community, which is a small, high-density center surrounding high-capacity transit stations with varying land uses. Assessment work on the priority site in this area will characterize any contamination from historical uses and unauthorized uses during extended periods of vacancy, including unsupervised dumping. This will lay the foundation for the redevelopment of high-density affordable housing within walking distance of a transit station. Finally, the **Ballpark Neighborhood** (between 900 South and 2100 South from Interstate 15 and State Street) is part of a commercial corridor and a critical gateway to Salt Lake City. This area is a focus of major redevelopment efforts, as it has experienced significant economic decline and public safety challenges following the 2024 relocation of a minor league baseball team out of this neighborhood and into another city. It also is home to current and historical service garages, used-car lots, and fuel stations, which may have left behind petroleum contamination, solvents, or underground storage tanks. Assessment work will accelerate redevelopment plans that include a mixed-use project with residential, commercial, and community uses such as day care.

### **1.c. Description of the Priority Brownfields Sites**

**Magna's priority site** within the Magna Main Street Community Development Area is a key property at **9108 W. Magna Main Street** (0.06 acres) that requires an additional hazardous building materials investigation prior to any reuse. This small commercial building on the far western end of Magna Main Street is adjacent to a community theater and other historic buildings, and it was badly damaged in a 5.7-magnitude earthquake in March 2020. While basic structural repairs are complete, suspected contamination associated with the age and uses of the building have inhibited city-led plans for commercial reuse on this property in the Magna Historic District. Resolving this outstanding concern with assessment will allow redevelopment activities in and around the building to proceed. The County also will coordinate with the State Historic Preservation Office via its EPA Project Officer to ensure that assessment work does not negatively impact the building's historical character. **CDCU's priority site** in Meadowbrook is **201 E. Park Hill Way** (4.26 acres), where unknown contamination risks from proximity to an RV lot, fuel station, and other commercial businesses have hampered redevelopment progress. CDCU is the non-profit developer for affordable townhomes on this priority site owned by non-profit Housing Connect, and the organization needs assessment support to characterize any potential contamination before pursuing residential redevelopment. As identified by the Kem C. Gardner Policy Institute at the University of Utah, Salt Lake County has a minimum shortage of 4,780 affordable housing units that CDCU's reuse plan will help address. The **County's priority site at 1548 S. West Temple St.** (1548, 1558, 1566, 1572, 1574 S. West Temple and 1574 S. Jefferson St., 2.93 acres across 9 parcels), has been historically used for auto-related purposes, including a vehicle storage yard, and some have also experienced extended vacancy periods. The historical vehicle and industrial uses create uncertainty on potential contamination that requires Phase I and Phase II assessments to fully characterize.

#### 1.d. Identifying Additional Sites

Beyond the priority sites identified in section 1.c. of this application, Coalition members have identified 16 additional sites (across at least 20 parcels) within County boundaries that need assessments estimated at a minimum of \$400,000. We will evaluate these potential additional sites based on community need, project size, timing, likelihood of leveraged funding, and reuse strategy for each property. A brownfields advisory committee composed of coalition and community members will meet in public meetings to discuss the above factors for each potential site and prioritize any funding remaining after completing assessments for the priority sites in Section 1.c. Finally, in the County's role working on regional development activities, we actively and regularly engage with 23 municipalities on difficult properties that may require environmental assessment, and we will work to bring any potential sites from those conversations to the advisory committee for consideration.

#### 1.e. Reuse Strategy and Alignment with Revitalization Plans

Magna's **9108 W. Magna Main St.** priority site is located in a Tax Increment Financing (TIF) project area focused on revitalizing the historic Magna Main Street corridor and attracting the commercial investment that has previously bypassed this small community. Completing assessment work will allow plans for a small office and shop space facing Main Street to advance, which is part of Magna City's goals in its current general plan to promote responsible and sustainable growth through the development of viable commercial properties that serve the community. The priority site at **201 E. Park Hill Way** in Millcreek City is within walking distance of a transit station and near significant prior redevelopment efforts, including the transformation of a key corridor into a pedestrian-oriented promenade with homes and businesses serving residents of all income levels. CDCU's goals of supporting housing stability and affordable housing in Salt Lake County closely aligns with Millcreek City's efforts to preserve and create affordable housing for its vulnerable residents. This priority site is currently zoned for multi-family housing, and the planned addition of townhomes will complement the area's residential character and enhance the supply of much-needed affordable housing. Finally, the **1548 S. West Temple St.** priority site sits within the State Street Community Reinvestment Area, a TIF project area that is encouraging new development, supporting renovation and rehabilitation of existing buildings, incorporating pedestrian-friendly and livable features into the area's streetscape, and creating safe, welcoming public spaces

with community services such as day care and a library. Additionally, re-use plans for this priority site match plans from the Salt Lake City Community Reinvestment Agency (SLC CRA) that were approved in its 2025 Ballpark Next Community Design Plan, which calls for a mix of housing, green space, businesses and event space to replace portions of the vacant stadium, all with the goal of community engagement and activation to combat high levels of crime and disinvestment. SLC CRA also has a Sustainable Development Policy that requires any reuse project on the priority site to reach an ENERGY STAR score of 90 or higher, which supports enhanced energy efficiency measures for building designs.

#### 1.f. Outcomes and Benefits of Reuse Strategy

**Magna Main Street Community Development Area** is part of a small urban center that has long lacked economic opportunity and commercial investment, and assessing the priority site will allow plans to move forward for redevelopment. The addition of small shop space and office space for Magna’s priority site, as well as housing planned elsewhere along Main Street, will also stimulate additional economic development from private investors and property owners. CDCU will use the assessment grant to ensure that its urban, non-profit affordable housing project in the **Meadowbrook Station Area** moves forward. Affordable housing projects operate on razor-thin margins with many complex funding mechanisms, where the cost savings of a Phase II report from this assessment grant can ensure the success of a project that keeps 18 units of deeply affordable housing within reach of CDCU’s most vulnerable clients. Assessing the priority site in the **Ballpark Neighborhood** target area will prepare the area for redevelopment. As supplemental support to the existing TIF redevelopment project area plan, this Assessment Grant reduces upfront assessment costs and uncertainty around potential contamination, enabling earlier investment funding decisions and implementation. Conducting brownfields assessments also will help communities within the target areas improve their resilience to extreme weather events and natural disasters by identifying contaminated or hazardous sites that could exacerbate environmental and public-health risks, especially during extreme heat, high-wind or flood events, while guiding safer land-use, redevelopment, and reuse strategies. According to the Federal Emergency Management Agency, this grant’s target areas face relatively high risk from earthquakes, lightning, wildfires, and severe winter weather, and a moderate risk from heat waves and strong winds that drive dust storms and degrade air quality. These hazards increase the likelihood of temperature-related illness and death, respiratory and cardiovascular conditions from poor air quality, vector-borne diseases, and potential food- and drinking-water shortages, according to the Centers for Disease Control (“Regional Health Effects – Southwest” <https://www.cdc.gov/climate-health/php/regions/southwest.html>, 2024). Finally, assessments for CDCU and the County will create opportunities to convert underutilized or blighted areas into modern buildings that improve local resilience and more efficiently reduce impacts from heat waves and other extreme weather events.

#### 1.g. Resources Needed for Site Reuse

The County is well positioned to ensure that assessment sites can access additional funding for assessment, remediation and reuse. The County can refer qualified sites to its revolving loan fund (RLF) for environmental remediation. Through the RLF, the County is the recipient of a series of awards from the EPA totaling \$5.85 million since 2012. We advertise this funding availability and solicit loan applications from former assessment grant properties wherever eligible to create a pipeline for remediation funding. Additionally, the Coalition has identified priority sites in target areas that have, at a minimum, existing funding commitments from its members and partners. The County contributes property tax revenue to the **Magna Main Street Community Development Area** TIF project area as a partner to Magna City. Magna Main Street is also located in Opportunity Zone (OZ) 49035113906 and can draw private investors seeking OZ federal tax benefits. CDCU will fund the affordable housing development in the **Meadowbrook Station Area** through a combination of U.S. Housing and Urban Development funds, low-income housing tax credits, low-interest land acquisition loans, and prior program income. Finally, the County contributes property tax increment to the State Street Community Reinvestment Area TIF project for the Salt Lake City’s Community Reinvestment Agency to

incentivize neighborhood-appropriate redevelopment in the **Ballpark Neighborhood**, which is also partially located within OZ 49035114000 and can draw private investors seeking OZ federal tax benefits.

#### 1.h. Use of Existing Infrastructure

All the priority sites intend to use existing infrastructure within target areas for electricity, natural gas, water, and sewer. None of the sites require major infrastructure upgrades to realize their revitalization plans, and any minor upgrades will be funded by local government or private development partners. **Magna Main Street Community Development Area** will utilize existing prior investment on major assets, including a County library and senior center. Furthermore, recent upgrades to the streetscape have made Magna Main Street friendlier for low-speed traffic and pedestrians. High-speed internet is available for businesses on Magna Main Street. Any additional changes to infrastructure in the Magna target area will be funded separately through TIF revenue, by leveraging the site's location within an OZ, or by Magna City as a city responsibility. CDCU has appropriate infrastructure in place for likely reuses for the priority site located in **the Meadowbrook Station Area**, and any additional infrastructure needs will be funded by Millcreek City as a city responsibility. Finally, Salt Lake City is working closely with external partners for future implementation of infrastructure improvements within the **Ballpark Neighborhood**, such as lighting and pedestrian walkways, and any of those changes would be funded separately through State Street Community Reinvestment Area TIF revenue, by leveraging the site's location within an OZ, or by Salt Lake City as a city responsibility.

## 2. COMMUNITY NEED AND COMMUNITY ENGAGEMENT

Section 2 responses relied on multiple data sources abbreviated as follows: U.S. Census Bureau (Census); U.S. Census Bureau American Community Survey 5-year 2023 (ACS), which is the most recent five-year survey as of this application date; Centers for Disease Control and Prevention PLACES Data Portal (CDC); and Utah Department of Health and Human Services Healthy Places Index (Utah HPI).

#### 2.a. The Community's Need for Funding

The target area communities cannot advance their environmental and economic goals without this grant due to their limited population size, low-income conditions, and restricted access to other funding sources. All three target areas underperform in income and education attainment as compared to Salt Lake County-wide achievements, where 8.4% of residents live below the poverty line, 9.1% of children live below the poverty line, and 38.6% of residents have achieved a bachelor's degree (ACS). Magna, a fourth-class city (29,488 people) that incorporated in 2024, exemplifies the constraints of a small municipality with a limited tax base and reduced capacity for capital investment (Census). Within the **Magna Main Street Community Development Area**, 10.9% of residents and 16.7% of children live below the federal poverty level, and only 10.4% have a bachelor's degree, which is far below the countywide average (ACS). **Meadowbrook Station Area** is in Millcreek, a third-class city of 63,342 residents (Census). The target area has 13.8% of residents and 19.4% of children living below the poverty level and a low attainment of higher education with only 26.1% of residents holding a bachelor's degree (ACS). In Magna and Meadowbrook, the high prevalence of low-income conditions and limited higher education attainment in a small population restrict household earnings and spending that would otherwise boost local tax revenue needed to fund complex environmental work. In the **Ballpark Neighborhood**, barriers stem from deep concentrations of poverty within the target area's census tract. In this target area, 26.5% of residents and 29.1% of children live below the federal poverty line, rates more than triple those of Salt Lake County (ACS). As with the other target areas, high poverty and limited educational attainment have the effect of suppressing both private-sector interest and the community's ability to leverage local funds, meaning that these target areas cannot independently support assessments to characterize uncertain environmental contamination or support redevelopment without this grant's funding.

#### 2.b. Health or Welfare of Sensitive Populations

Characterizing brownfields contamination and clearing the way for higher-density, transit-friendly and energy-efficient redevelopment in the target areas will reduce residents' exposure to toxins and help with overall air quality while reducing point-source pollution from transportation sources. The **Magna Main Street Community Development Area** census tract has an elevated childhood poverty rate, and it also has an elevated elderly poverty rate: 14.3% of adults 65 and older are living below the poverty level, compared to 9.1% countywide (ACS). The Magna census tract also has a significantly higher number of children and pregnant women than the County with a fertility rate of 12.2% versus 4.8% countywide (ACS). The census tract for this target area is in the 11<sup>th</sup> percentile statewide for ozone exposure, which means that 89% of Utah census tracts experience cleaner air, and only 10% of tracts experience worse air (Utah HPI). Ozone exposure can cause lung inflammation, serious respiratory issues, and increase the risk of cardiovascular and respiratory disease, poor birth outcomes, and premature death (Utah HPI). Magna City is in the 3<sup>rd</sup> percentile statewide for PM2.5 exposure to very small particles from vehicle tailpipes, tires and brakes, powerplants, factories, burning wood, construction dust and other sources – all of which also increase the risk of cardiovascular and respiratory diseases, poor birth outcomes and premature death (Utah HPI). In supporting the revitalization of Magna Main Street Community Development Area, this grant will reduce the vulnerability of sensitive populations by increasing economic growth through supporting local businesses, creating job opportunities, and eliminating uncertainty around environmental contamination. **Meadowbrook Station Area** sensitive populations face challenging air quality and economic conditions. The census tract for this target area is in the bottom quartile of all census tracts in Utah for resident exposure to PM2.5 in the 1<sup>st</sup> percentile, diesel particulate matter in the 12<sup>th</sup> percentile, and ozone in the 19<sup>th</sup> percentile (Utah HPI). Diesel particulate matter is small enough to make it deep into the lungs, which increases the risk of cardiovascular and respiratory diseases, poor birth outcomes, and premature death (Utah HPI). Furthermore, in addition to elevated childhood poverty as noted above, 20.9% of elderly adults 65 and older in the area live below the poverty level, and the area also has a higher number of pregnant women and children, reflected in the fertility rate of 8.7%, compared to 4.8% countywide (ACS). Grant funds will support the development of affordable townhouses near a transit station to increase home ownership for residents, which will further reduce vulnerabilities by providing secure housing near transit and offering the opportunity to build generational wealth. Finally, sensitive populations in the **Ballpark Neighborhood** also face elevated exposures to diesel particulate matter, PM2.5, and ozone. Diesel particulate matter measurements in this census tract are in the 1<sup>st</sup> percentile for the state, PM2.5 is in the 8<sup>th</sup> percentile, and ozone is in the 9<sup>th</sup> percentile (Utah HPI). High numbers of children – 29.1% of them – live below the poverty level (ACS). This area also experiences a higher fertility rate of 12.8% than the county at 4.8%, pointing to a larger number of pregnant women and children (ACS). Assessments that ease the path to redevelopment in the Ballpark Neighborhood will decrease vulnerabilities for these sensitive populations by supporting the creation of a mixed-use community hub with gathering spaces, local businesses, employment opportunities, and affordable housing near major transit infrastructure. Coalition efforts to assess, remediate, and redevelop the three target areas are critical for reducing exposure to hazardous materials, improving air quality, and promoting healthier communities.

#### 2.c. Greater Than Normal Incidence of Disease and Adverse Health Conditions

Lingering historical conditions in the **Magna Main Street Community Development Area** place people within the census tract at elevated risk for disease and adverse health conditions. Cancer is the leading cause of death in Magna, with 189 deaths per 100,000, compared to 120 deaths per 100,000 countywide (ACS). Adults in this target area suffer from chronic obstructive pulmonary disease (COPD) and coronary heart disease at significantly higher rates than citywide. COPD affects 6% of adults in the target area census tract, versus 4.8% of adults citywide, a 25% higher rate. Coronary heart disease affects 5% of target area adults, as compared to 4.2% of adults citywide (CDC), a 19% higher rate. The census tract is in the bottom third percentile statewide for insured adults (Utah HPI). The **Meadowbrook Station Area** ranks in the bottom 10<sup>th</sup> percentile of all census tracts in Utah for health risks in part because of the exposure residents face to diesel particulate matter,

ozone, and fine particulates or PM<sub>2.5</sub>, all of which can exacerbate asthma and increase the risk of cardiovascular and respiratory diseases (Utah HPI). Cancer is also the leading cause of death in Millcreek, with 189 deaths per 100,000, compared to 120 deaths per 100,000 countywide (ACS). Residents of the **Ballpark Neighborhood** suffer from COPD and coronary heart disease at significantly higher rates than citywide. COPD affects 5.9% of adults in the target area census tract, versus 4.1% of adults citywide (a 44% higher rate), and coronary heart disease affects 5% of target area adults, as compared to 4% of adults citywide (a 25% higher rate) (CDC). Fewer adults in this target area have health insurance and more of them self-rate their health status worse than the rest of Salt Lake City: 17.2% of adults lack health insurance (12.3% citywide), and 23.1% rate themselves with fair or poor health status (16.3% citywide) (CDC). Finally, in the census tracts for all three target areas, adults 18 years and older experience higher asthma prevalence than the national rate of 8.6%, with **Magna at 12.1%, Millcreek at 11.8%, and Salt Lake City at 11.9%** (CDC). This grant will fund assessment and cleanup planning on priority sites to identify contamination sources, accelerate reuse, resolve historical contamination, and support safer redevelopment of commercial space, affordable housing near a transit hub, and a community hub that reduces health risks for sensitive populations.

#### 2.d. Economically Impoverished/Disproportionately Impacted Populations

This grant's target areas are home to economically impoverished populations that also face disproportionate environmental burdens from historic industrial and commercial uses. All three areas show lower per-capita incomes than their respective city and state comparables and unique housing and economic challenges. All three target areas have worse rates for poverty than the rest of the County, while also bearing the cumulative impacts of legacy contamination and historical industrial land uses, which disproportionately affect low-income households. Residents in **Magna Main Street Community Development Area** have much lower per capita incomes than the rest of Magna City; this census tract is in the 7<sup>th</sup> percentile statewide for per capita income, while Magna City is in the 90<sup>th</sup> percentile statewide (Utah HPI). This census tract is also in the 20<sup>th</sup> percentile for homeownership statewide (Utah HPI). Homeownership also remains rare in the **Meadowbrook** census tract, where only 24.9% of residents own their homes, compared to 60.7% in Millcreek City and 67.4% in the County (Utah HPI). Low-income homeowners also bear a severe housing cost burden, where 31.6% of those low-income homeowners pay more than half of their income for housing costs, leaving them with smaller proportions of income to cover other critical household expenses (Utah HPI). The **Ballpark Neighborhood** was a historically redlined area, pointing to a long history of economic disinvestment through extinct commercial lending policies. Additionally, per capita income is in the bottom third of all census tracts in Utah (Utah HPI). The Ballpark Neighborhood also has a very low rate of homeownership, where only 15.8% of residents own their homes, compared to 48.3% citywide and 67.4% countywide (Utah HPI). This grant will help these impacted populations by identifying and assessing potentially contaminated properties and enabling reuse strategies such as a revitalized commercial corridor in **Magna** that brings jobs and services closer to residents with limited mobility, affordable housing development in **Millcreek** to reduce displacement pressure and support economic stability for residents, and housing and commercial spaces in the **Ballpark Neighborhood** that support local businesses and economic stability. Together, these activities will mitigate environmental threats, reduce exposure risks, and create community-driven redevelopment that addresses the disproportionate burdens these neighborhoods have long carried.

#### 2.e.-2.f. Community Engagement: 2.e. Project Involvement and 2.f. Project Roles

The coalition members will join a brownfields advisory committee for monthly meetings for the duration of the grant. Additionally, coalition members will leverage existing relationships to engage a diverse group of local stakeholders mentioned in the table below through the quarterly distribution of a newsletter with property updates and individual meetings to discuss progress on sites of interest in their impact areas:

Name	Entity's mission	Point of contact	Specific involvement in the project or assistance provided
Community Reinvestment Agency of Salt Lake City	Strengthen neighborhoods and business districts to improve livability, create economic opportunity, and foster authentic, equitable communities.	Ashley Ogden, ashley.ogden@slc.gov	The Agency crafts reuse plans for the <b>Ballpark Neighborhood</b> (in the State Street Reinvestment Area) and other project areas across Salt Lake City.
Ballpark Community Council	To provide neighborhood input and information to city departments regarding the Ballpark Neighborhood.	Amy Hawkins, [REDACTED]	This resident neighborhood council considers and comments on reuse and redevelopment plans for <b>Ballpark Neighborhood</b> .
BlueLine Development, Inc.	To build practical, impactful housing solutions for underserved communities, organizations, and individuals by combining smart planning, thoughtful design, and a no-nonsense, can-do attitude.	Ashley Grant, ashley@bluelinedevelopment.com	This local developer carries out redevelopment projects, including the planned redevelopment project at <b>201 E. Park Hill Way</b> .
Housing Connect	Connect people and communities to quality affordable housing opportunities while promoting self-sufficiency and neighborhood revitalization.	Kirk Moorhead, kmoorhead@housingconnect.org	This non-profit local housing authority owns the land at <b>201 E. Park Hill Way</b> and contracts with other non-profit partners (such as CDCU) for developments focused on affordable housing.
Empress Theater	Cultivate and advance the performing arts in Magna and surrounding areas.	Eric Barney, empres@empresstheatre.com	This community-based organization and property owner represents community interests in the <b>Magna Main Street Community Development Area</b> .
Magna Planning Commission	The Magna Planning Commission is responsible for reviewing and shaping how the city grows and develops.	Wendy Gurr, wgurr@msd.utah.gov	This contracted city organization involves residents and community leaders in the planning, development, and reuse of the <b>Magna Main Street Community Development Area</b> .

### 2.g. Incorporating Community Input

Outreach strategies will be tailored for each target area to adapt to cultural and language differences, but all community engagement will be conducted with the aim of reaching local community members, residents affected by project work, project partners, and stakeholders who might otherwise not participate. Coalition members and brownfields advisory committee members will post progress updates on social media platforms and the County website quarterly; publish advisory committee meeting dates and agendas on the public noticing website monthly; update the Salt Lake County Brownfields Map Dashboard quarterly with assessed properties; and dedicate time in monthly advisory committee meetings to gather community input on any potential sites, remediation, and/or reuse plans. This feedback will be used to recommend additional sites for assessment work. The County will develop and distribute a quarterly newsletter with property updates to the organizations/entities identified in 2.e-f. and will schedule regular meetings as needed. The County can also provide in-house Spanish

translation to support outreach efforts in target areas with high concentrations of native Spanish speakers, such as Magna at 23.7% (ACS).

**3. TASK DESCRIPTIONS, COST ESTIMATES, AND MEASURING PROGRESS**

Description of Tasks/Activities and Outputs

Tasks under this assessment grant will include Task 1: Outreach and Site Identification, Task 2: Assessments, Task 3: Remediation and Reuse Planning, and Task 4: Program Support.

3.a. Project Implementation, 3.b. Anticipated Project Schedule, 3.c. Task/Activity Lead, and 3.d. Outputs

<b>Task 1: Outreach and Site Identification</b>
<p>a. Project Implementation</p> <ul style="list-style-type: none"> <li>EPA-funded activities: Use the grant application priority sites as a baseline inventory for ESAs. Work with a brownfields advisory committee, community members and Qualified Environmental Professional (QEP) to select additional sites in need of assessment that meet Coalition goals. Meet monthly with stakeholders.</li> <li>Non-EPA grant resources needed: County staff time above what is budgeted. In-kind staff time from Coalition members. Coalition resources such as regular office equipment and space.</li> </ul>
<p>b. Anticipated Project Schedule: Outreach beginning in fall 2026, to continue for the duration of the grant. Site identification to begin after grant award in fall 2026.</p>
<p>c. Task/Activity Lead: Project Director (County)</p>
<p>d. Outputs: Minimum of 31 properties that are eligible for assessment activities. Monthly community meetings and interactions to understand interests. Quarterly updates to website and County brownfields dashboard. Social media posting and quarterly newsletter.</p>
<b>Task 2: Assessments</b>
<p>a. Project Implementation</p> <ul style="list-style-type: none"> <li>EPA-funded activities: QEP develops a County-wide Quality Assurance Project Plan (QAPP). County secures Site Eligibility Determinations from EPA for selected sites. QEP, Coalition Members, and brownfields advisory committee secure access for assessment work. QEP completes ASTM/AAI compliant Phase I ESAs on selected sites. QEP completes Site Specific Sampling and Analysis Plans (SAPs) and Phase II ESAs on selected sites. QEP completes asbestos/hazardous material surveys on selected sites.</li> <li>Non-EPA grant resources needed: County staff time above what is budgeted. In-kind staff time from Coalition members. Coalition resources such as regular office equipment and space.</li> </ul>
<p>b. Anticipated Project Schedule: QAPP in late 2026, assessments beginning in the first quarter of 2027, to continue for the duration of the grant.</p>
<p>c. Task/Activity Lead: QEP will perform the majority of the technical tasks associated with this task/activity. QEP work will be supported by the Project Director from the County, who will supervise progress and ensure assessments are completed on time and within budget.</p>
<p>d. Outputs: Approved QAPP, Approved SEDs, and approximately 31 Phase I ESAs, 27 SAPs and 23 Phase II ESAs, and 7 ACM and hazardous building materials surveys.</p>
<b>Task 3: Remediation and Reuse Planning</b>
<p>a. Project Implementation</p> <ul style="list-style-type: none"> <li>EPA-funded activities: Support public or non-profit property owners in the creation of a clean-up planning document or ABCA for their reuse strategies. Community outreach to ensure that any clean-up planning is crafted with the support and engagement of the surrounding community.</li> <li>Non-EPA grant resources needed: County staff time above what is budgeted. In-kind staff time from Coalition members. Coalition resources such as regular office equipment and space.</li> </ul>

b. Anticipated Project Schedule: Summer 2027 and as needed thereafter.
c. Task/Activity Lead: QEP will perform the majority of the technical tasks associated with this task/activity. QEP work will be supported by the Project Director from the County, who will supervise progress and ensure assessments are completed on time and within budget.
d. Outputs: At least three (3) clean-up planning documents and/or ABCAs for public and/or non-profit property owners.
<b>Task 4: Program Support</b>
a. Project Implementation <ul style="list-style-type: none"> <li>• EPA-funded activities: Cooperative Agreement oversight. Competitively procure a QEP for assessments. Quarterly reporting. ACRES data entry. Invoice processing. Brownfields advisory committee meetings. Travel expenses for three people to attend one national EPA Brownfields conference, and for two people to attend two EPA Region 8 conferences. Conference registration fees for three people to register for two national EPA Brownfields conferences, and for two people to register for two EPA Region 8 conferences. Regular communication with EPA project officer and UDEQ.</li> <li>• Non-EPA grant resources needed: County staff time above what is budgeted. In-kind staff time from Coalition members. Coalition resources such as regular office equipment and space.</li> </ul>
b. Anticipated Project Schedule: For the duration of the grant. Assessment QEP competitive procurement in fall 2026 or as soon as possible after grant award.
c. Task/Activity Lead: Project Director (County)
d. Outputs: Successful competitive procurement for assessment QEP. Quarterly reports. ACRES entries. Brownfields advisory committee meetings. Successful financial and legal management of cooperative agreement. Conferences attended.

3.e. Cost Estimates

Cost estimates for the budget categories are provided based on expenditures from the most recently awarded Coalition Assessment grant. 88.82% of the total budget will be for tasks directly associated with site-specific assessment work. Our administrative funding request is equal to 3.39% of the total EPA-requested funds, which is less than the maximum 5% allowed. We are not requesting funding for Indirect Costs. County Project Director’s staff time is a base salary of \$38.57/hour, and the Project Coordinator’s staff time is a base salary of \$27.56/hour. Fringe benefits are calculated at 37% of base salary expenses.

**Task 1 (Outreach and Site Identification):** Project Director staff time (est. 25 hours). Project Coordinator staff time (est. 96 hours). QEP contractual time to assist with site identification (est. 48 hours at \$234/hour). Printed marketing and outreach support supplies at \$1,450. **Total \$17,628.**

**Task 2 (Assessments):** Project Director staff time (est. 392 hours). Project Coordinator staff time (est. 408 hours). QEP contractual time to develop QAPP, conduct approximately 31 Phase I ESAs (average of \$4,200 each), approximately 27 SAPs (\$7,000 each), approximately 23 Phase II ESAs (average of \$37,000 each), and approximately 7 ACM and hazardous building materials surveys (average of \$18,000 each). **Total \$1,332,319. 88.82% of the total budget will be spent on Task 2.**

**Task 3 (Remediation and Reuse Planning):** Project Director staff time (est. 45 hours). Project Coordinator staff time (est. 55 hours). Approximately 3 clean-up planning documents and/or ABCAs (\$11,000 each). **Total \$37,454.**

**Task 4 (Program Support):** Project Director staff time (est. 250 hours). Project Coordinator staff time (est. 150 hours). QEP contractual time to work with County staff on program reporting, brownfields advisory committee attendance, and financial reporting (est. 126 hours at \$234/hour). Travel expenses to attend one national EPA Brownfields Conference in 2029 (three attendees, per person expenses as follows: airfare at \$700, lodging for five nights at \$274/night, per diem for four days at \$92/day); 2027 national EPA Brownfields

Conference will be held locally in Salt Lake City and will not require travel expenses. Travel expenses for two people to attend two EPA Region 8 Brownfields Conferences in Denver, Colorado in 2028 and 2030 (per person, per conference expenses as follows: airfare at \$400, lodging for two nights at \$215/night, per diem for two days at \$92/day). Total travel expenses at \$11,370. Other budget for registrations for three people to attend two national EPA Brownfields Conferences in 2027 and 2029 (\$275 per person, per conference), and registrations for two people to attend two EPA Region 8 Brownfields Conferences in 2028 and 2030 (\$100 per person, per conference); total conference registrations at \$2,050. **Total \$61,777.**

**Administrative Funding Request:** All personnel and fringe benefits for administrative costs are to support eligible direct administrative cost activities, such as preparing revisions and changes in the grant budget, scope of work, or program plan; maintaining and operating financial management systems; preparing payment requests and handling payments; financial reporting; non-federal audits; and/or closeout tasks. Project Director staff time (est. 312 hours). Project Coordinator staff time (est. 175.65 hours). Time from other County staff such as Economic Development Director, Fiscal Manager, two Fiscal Coordinators, and a District Attorney (est. 331.5 hours at an average wage of \$61/hour and fringe benefits calculated at 37% of base salaries). **Total \$50,822. Does not exceed 5% of the total grant award.**

Budget Categories		Project tasks (\$)					Totals
		Task 1: Outreach and Site Identification	Task 2: Assessments	Task 3: Remediation and Reuse Planning	Task 4: Program Support	Administrative Costs	
Direct Cost	Personnel	\$3,610	\$26,364	\$3,251	\$13,776	\$37,096	\$84,097
	Fringe Benefits	\$1,336	\$9,755	\$1,203	\$5,097	\$13,726	\$31,117
	Travel	\$0	\$0	\$0	\$11,370	\$0	\$11,370
	Equipment	\$0	\$0	\$0	\$0	\$0	\$0
	Supplies	\$1,450	\$0	\$0	\$0	\$0	\$1,450
	Contractual	\$11,232	\$1,296,200	\$33,000	\$29,484	\$0	\$1,369,916
	Construction	\$0	\$0	\$0	\$0	\$0	\$0
	Other: conference fees	\$0	\$0	\$0	\$2,050	\$0	\$2,050
<b>Total Direct Costs</b>		\$17,628	\$1,332,319	\$37,454	\$61,777	\$50,822	\$1,500,000
Indirect Cost		\$0	\$0	\$0	\$0	\$0	\$0
<b>Total Budget</b>		\$17,628	\$1,332,319	\$37,454	\$61,777	\$50,822	\$1,500,000

3.f. Plan to Measure and Evaluate Environmental Progress and Results

The County has a track record of successfully overseeing Brownfields Assessment Grants tasks/activities and has processes in place to ensure that upcoming projects under a new grant are properly tracked and reported. The Project Director and Project Coordinator are responsible for communicating with the EPA project officer, the Utah Department of Environmental Quality (UDEQ) for local technical expertise, Coalition members, community stakeholders, and brownfields advisory committee members. This communication includes regular update calls with the EPA, monthly reporting calls with the QEP, periodic meetings with UDEQ, and progress

reporting to County supervisors, all of which ensures that we keep disparate parties collectively engaged and focused on our goal to support brownfields assessments on priority grant sites. We will hold regular public advisory committee meetings that discuss ESA progress, budget spending, and trainings. Our Project Coordinator enters site-specific information in ACRES during and after the grant performance period to track community participation, acres assessed, acres ready for reuse, redevelopment dollars leveraged, and jobs created. Our Fiscal Manager and Project Director track the budget and ensure that drawdowns are made on a regular basis so that the grant remains financially up to date.

#### **4. PROGRAMMATIC CAPABILITY AND PAST PERFORMANCE**

##### **4.a. Organizational Capacity**

The County has the capacity to administer and implement the grant. The Salt Lake County Economic Development Manager serves as Project Director, and Salt Lake County Business and Economic Development Coordinator serves as Project Coordinator. Other County staff who support this grant as part of their regular County job responsibilities include the Economic Development Director, Fiscal Manager, two Fiscal Coordinators, one GIS Analyst, a District Attorney, and a Contracts and Procurement manager. Ultimately, the responsibility for successful grant performance rests with the Project Director, who coordinates efforts across County agencies to meet all technical, administrative, and financial requirements, including regular staff meetings and training on EPA procedures, updates to legal documents required by EPA agreements, proper procurement practices for the QEP, and robust financial tracking and reporting on grant finances.

##### **4.b. Organizational Structure**

As the lead Coalition member, the County will direct and answer for all grant efforts. Upon funding, the County will form a brownfields advisory committee specific to this grant cycle, with representatives from the County, Magna, and CDCU. The County District Attorney's office will help the committee create formal policies and procedures for site selection and expenditure of grant funds, ensuring that each committee member is involved in how grant funds will benefit their communities. The County will be responsible for processing initial assessment requests and confirming that each property aligns with the established scoring criteria based on community need, project size, timing, likelihood of leveraged funding, and reuse strategy for each property. During regularly scheduled advisory meetings, both Magna and CDCU will have opportunities to review proposed work, ask questions, and provide input on how grant funds are administered, particularly for projects that require funding beyond a Phase I assessment. All coalition members share responsibility for identifying and bringing potential properties for consideration.

##### **4.c. Description of Key Staff**

Key staff working on this grant include Economic Development Manager Rachel Boyett (grant Project Director), Business and Economic Development Coordinator Sindy Song (grant Project Coordinator), and Economic Development Director Kersten Swinyard (strategy and grant oversight). Ms. Boyett, Ms. Song, and Ms. Swinyard have successfully managed the 2023 Coalition Assessment Grant Cooperative Agreement, the 2022 Supplemental Funding (BIL) Revolving Loan Fund Cooperative Agreement, and the 2012 Revolving Loan Fund Cooperative Agreement, including compliance with all EPA terms and conditions. This team of three has 25 years of cumulative project, program, and grant management experience. Ms. Boyett as Project Director and Ms. Song as Project Coordinator will manage the day-to-day implementation activities of the grant workplan together. Ms. Swinyard directs federal programs and County strategy for Salt Lake County Economic Development, including relationships with Coalition communities and stakeholders.

##### **4.d. Acquiring Additional Resources**

The County has not yet procured a contractor or subrecipient for this grant application and does not plan to do so until after it is awarded. After being awarded, the County will secure additional resources as needed to

successfully complete the project, following Salt Lake County Ordinance 3.22 and the County’s Procurement Administrative Rules for a competitive qualifications-based procurement process in compliance with the EPA’s “Professional Service” procurement process (2 CFR 200.317-326). This will include the contracted services of a Qualified Environmental Professional for assessments to provide ASTM/AAI-Compliant Phase I/II Assessments, SAP/QAPP preparation, and Cleanup Planning.

4.e. Currently Has or Previously Received an EPA Brownfields Grant (4.f. and 4.g.: Not applicable.)

Salt Lake County has had five previous assessment grants, one original Coalition Revolving Loan Fund with two supplemental funding awards, and a second Coalition Revolving Loan Fund awarded in spring 2022.

Accomplishments for the three most recent Cooperative Agreements (CAs) are identified below. All ACRES information is accurate and up to date for all three CAs.

4.e.(1) Accomplishments

<b>CA Number</b>	<b>Grant Period</b>	<b>Open or closed?</b>	<b>Accomplishments 4.e.(1)</b>	<b>Funds Remaining as of This Submission</b>
Coalition Assessment Grant 4B-96897201	10/01/2023-09/30/2027	Open, but expected to close early in summer 2026	As of this submission, we have conducted 25 site assessments across 83 individual parcels, with a combined total of 11 Phase I ESAs, 17 Phase II ESAs, 1 clean-up plan, and 6 ACM surveys	\$186,586.84
2022 Supplemental Funding (BIL) Revolving Loan Fund (RLF) Grant 4B-96883501	10/1/2022-9/30/2027	Open	Issued two remediation loans, one for \$500,000 and another for \$1 million. Loans supported remediation activities across 7 individual parcels and a total of 1.49 acres. Redevelopment plans are now underway for both projects.	\$2,315,381.13 remaining of the original \$3,900,000. RLF has generated \$1,546,714.50 in program income.
Coalition Assessment Grant BF-95811800	10/1/2021-09/30/2024	Closed early in 06/2023	Conducted 22 site assessments across 67 individual parcels, with a combined total of 6 Phase I ESAs, 11 Phase II ESAs, 2 clean-up plans, and 6 ACM surveys	\$0

4.e.(2). Compliance with Grant Requirements

Salt Lake County has an open Coalition Assessment Grant (4B-96897201), with \$186,586.84 remaining, of which \$91,838 is committed to site assessments that are in progress but not yet complete. All other remaining funds will support tasks described in the grant workplan. Additionally, Salt Lake County complied with the workplan schedule and terms and conditions for the two other grants listed above, the 2022 Supplemental Funding (BIL) RLF grant award and the 2021 Coalition Assessment Grant. The County has complied with the grants’ work plans, schedules, terms and conditions, timely and acceptable completion of grant deliverables, quarterly progress reports, financial reports, and ACRES reporting. We have seen a number of sites assessed, cleaned up, and redeveloped by way of the EPA Brownfields Grants we have received. We will continue addressing sites should we be awarded the requested funding. Thank you for your consideration.

**Threshold Criteria Responses for EPA-OLEM-OBLR-25-05**

**Threshold Criteria Responses**

**(1)a. Eligibility of Lead and Non-Lead Coalition Members**

Salt Lake County is eligible to apply as the lead Coalition member and a county government that is a general purpose unit of local government, per 2 CFR 200.1 Definition of Local Government (1).

Magna City (Magna) and the Community Development Corporation of Utah (CDCU) are entities eligible to participate as Coalition non-lead members:

<b>Coalition member</b>	<b>Participant type</b>	<b>Proof of Eligibility</b>
Magna City (Magna)	Local Government (City)	<u>2 CFR 200.1 Definition of Local Government (6)</u> .
Community Development Corporation of Utah (CDCU)	Non-profit Organization	As described in section 501(c)(3) of the Internal Revenue Code. The most recent publicly available IRS Form 990 for the organization is attached to this application.

**(1)b. Indicate if any lead member’s organization or any non-lead members’ organizations are exempt from Federal taxation under 501(c)(4)**

The Coalition lead member’s organization is not exempt from Federal taxation under 501(c)(4) of the IRC. Additionally, both Coalition non-lead members’ organizations are also not exempt from Federal taxation under 501(c)(4) of the IRC.

**(2) Target Areas**

Each Coalition member has a geographically distinct target area that does not overlap, and all three target areas are in three distinct municipalities:

<b>Coalition member</b>	<b>Coalition member type</b>	<b>Target Area</b>	<b>Municipality</b>	<b>Any overlap?</b>
Salt Lake County	Lead	Ballpark Neighborhood	Salt Lake City	None
Magna City (Magna)	Non-lead	Magna Main Street Community Development Area	Magna City	None
Community Development Corporation of Utah (CDCU)	Non-lead	Meadowbrook Station Area	Millcreek City	None

**(3) Non-Lead Member(s) that Never Received an EPA MARC Grant**

Magna, a non-lead coalition member, has never been awarded an EPA Brownfields Multipurpose, Assessment, Revolving Loan Fund, or Cleanup (MARC) grant. CDCU, a non-lead coalition member, has never been awarded an EPA Brownfields Multipurpose, Assessment, Revolving Loan Fund, or Cleanup (MARC) grant.

**(4)a. Legal Authority to Expend Grant Funds on Behalf of Non-Lead Coalition Members**

Lead coalition member Salt Lake County attests that it has the legal authority to expend grant funds on behalf of the non-lead members to conduct the proposed grant activities.

**(4)b. Legal Authority to Expend Grant Funds on Behalf of Entities not in Geographic Boundary**

Not applicable. All non-lead member organization target areas fall within the geographic boundaries of Salt Lake County, which attests that it has the legal authority to expend grant funds within its geographic boundaries.

(5) Coalition Agreement

Each non-lead coalition member has submitted a signed letter included with the grant application in which they agree to be part of the coalition. These letters are included as attachments in this application.

(6) Community Involvement

Outreach strategies will be tailored for each target area to adapt to cultural and language differences, but all community engagement will be conducted with the aim of reaching local community members, residents affected by project work, project partners, and stakeholders who might otherwise not participate. Coalition members and brownfields advisory committee members will post progress updates on social media platforms and the County website quarterly; publish advisory committee meeting dates and agendas on the Utah public meeting noticing website monthly; update the Salt Lake County Brownfields Map Dashboard quarterly with assessed properties; and dedicate time in monthly advisory committee meetings to gather community input on any potential sites, remediation, and/or reuse plans. This feedback will be used to recommend additional sites for assessment work. The County will develop and distribute a quarterly newsletter with property updates to stakeholder entities and will schedule regular meetings as needed. The County can also provide in-house Spanish translation to support outreach efforts in target areas with high concentrations of native Spanish speakers, such as Magna.

(7) Expenditure of Existing Grant Funds

Salt Lake County is currently the recipient of an open EPA Brownfields Assessment Grant, Cooperative Agreement 4B-96897201. Salt Lake County received payment from the EPA for 72.12% of its award by October 1, 2025, meeting the requirement to draw down at least 70.00% of its funding under the cooperative agreement. A report from the Automated Standard Application for Payments (ASAP) dated Sept. 30, 2025, documents this draw down and is attached to this application.

(8) Contractors and Named Subrecipients

Not applicable. A contractor and/or subrecipient have not been procured at the time of application submission.