

Program Goals

- *Identify and provide environmental assessments of brownfield sites to promote redevelopment of sites that are abandoned or underutilized and which pose health concerns*
- *Assist municipalities with open space preservation initiatives while promoting smart growth*
- *Site investigations and assessments will assist municipalities in prioritizing redevelopment activities and financial services*
- *Database development assists in marketing properties to potential redevelopers and in complying with state requests to provide information on brownfield sites within Passaic County*



Passaic County Board of Chosen Freeholders

Bruce James, Freeholder Director
Pat Lepore, Freeholder Deputy Director
Deborah Ciambrone
Terry Duffy
Greyson P. Hannigan, Esq.
Michael Marotta
Edward O'Connell

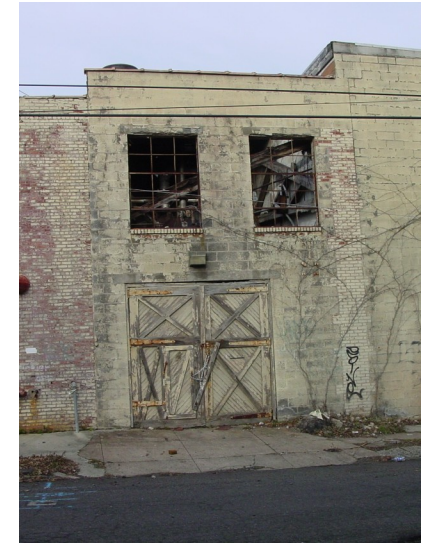
The activities of the Passaic County Brownfield Assessment Program are funded through the United States Environmental Protection Agency.



Passaic County Department of Economic Development

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Passaic County Brownfield Assessment Program



Passaic County Department of Economic Development

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Passaic County Brownfield Assessment Program

The County of Passaic has secured a grant from the US Environmental Protection Agency for \$400,000 to inventory and assess sites contaminated by hazardous substances, pollutants, or contaminants within Passaic County. The inventory of brownfield sites and the performance of environmental assessments will enable the County of Passaic to assist all sixteen Passaic County municipalities in the redevelopment of contaminated sites and will enable the prioritization of financial resources for the environmental remediation and redevelopment of specific sites.

Definition of a Brownfield

Former or current industrial or commercial sites that are currently vacant or underutilized, on which there has been, or there is suspected to have been, a discharge of contamination.



Route 20 between 4th and 5th Avenues; Paterson

Examples of brownfield sites: Abandoned or run-down commercial or industrial buildings; former landfills; vacant lots; properties that have experienced the illegal dumping of materials or overgrown properties.

Program Activities

- Develop an inventory and database of brownfield sites located in Passaic County
- Perform environmental assessments of brownfield sites: Preliminary Assessments (\$8,000 to \$10,000) and Site Investigations (\$20,000 to \$50,000) - at no cost to your municipality!
- Implement community outreach and education programs on brownfield redevelopment techniques

The activities of the Passaic County Brownfield Assessment Program are implemented by the Passaic County



Newly developed Kohler Distributing; Hawthorne

Department of Economic Development and the Passaic County Brownfields Commission,

comprised of local stakeholders including community representatives, elected officials, non-profit organizations, developers, and educators. Passaic County also works closely with the State of New Jersey Department of Environmental Protection, Office of Brownfields Reuse and the State of New Jersey Smart Growth to implement the Brownfield Assessment Program.

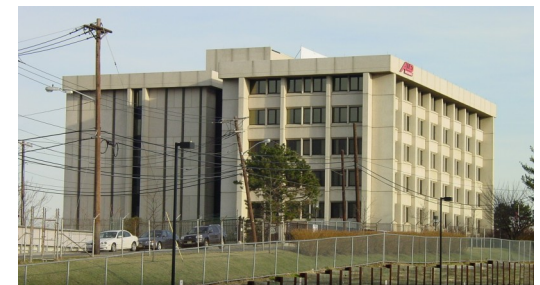
Under the guidelines of the US Environmental Protection Agency, properties may not be included in the Passaic County Brownfield Assessment Program if they are subject to: CERCLA (Comprehensive Environmental Response, Compensation, and Liability Act); RCRA (Resource Conservation and Recovery Act); sites on the federal Superfund list.

Please complete an Application for Environmental Services to fund a Preliminary Assessment or Site Investigation of brownfield sites in your community. The application is available in electronic format upon request.

One Example of Brownfield Redevelopment in Passaic County



Givaudan Fragrance Plant, a 50-acre parcel, circa 1920; Clifton, NJ



Givaudan site reinvented by the Morris Companies to include three warehouse/distribution buildings totaling 774,000 square feet and the Mountain Development Company (Mountain Technology Center), a modern, high-tech office building of 211,000 square feet, depicted above.



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