

# Brownfield Coalition Assessment Grant

FAIN # 4B-02D64223-0

# COMMUNITY INVOLVEMENT PLAN

ISSUED JUNE 2024

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[cramemphis.org/brownfields](http://cramemphis.org/brownfields)



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The CRA envisions every neighborhood in the City of Memphis and Shelby County providing its residents with a healthy and safe environment, economic opportunity, affordable housing, and excellent quality of life.

Community Redevelopment Agency

850 N. Manassas St.  
Memphis, TN 38107

901.435.6992  
www.cramemphis.org  
info@cramemphis.org



1467 MCLEMORE AVENUE

## WHAT IS A CIP?

A CIP is an effective tool for managing community involvement activities. It involves communicating with citizens, community organizations, and other key stakeholders affected by the project. The CIP will define the roles of the grant recipient, State and Federal representatives, and consultants. The CIP will also help the public understand ways in which they can participate in the decision-making process. This document is meant to be flexible and updated as site information becomes available and grant activities are completed.

## ABOUT THE GRANT & PROJECT

### GRANT

Brownfield Coalition Assessment Grant \$1,000,000

### GRANTEE

Lead: City of Memphis and Shelby County Community Redevelopment Agency (CRA)

Non-Lead Partners: Binghampton Development Corporation (BDC), Klondike Smokey City Community Development Corporation (KSCCDC), and Soulsville Foundation.

### AWARD IDENTIFICATION

Federal Award Identification Number (FAIN) # 4B-02D64223

### PROJECT OVERVIEW

The goals of the project are to conduct Environmental Site Assessment (ESA) and Remediation Planning activities at priority sites in four target areas located in the urban core of Memphis.

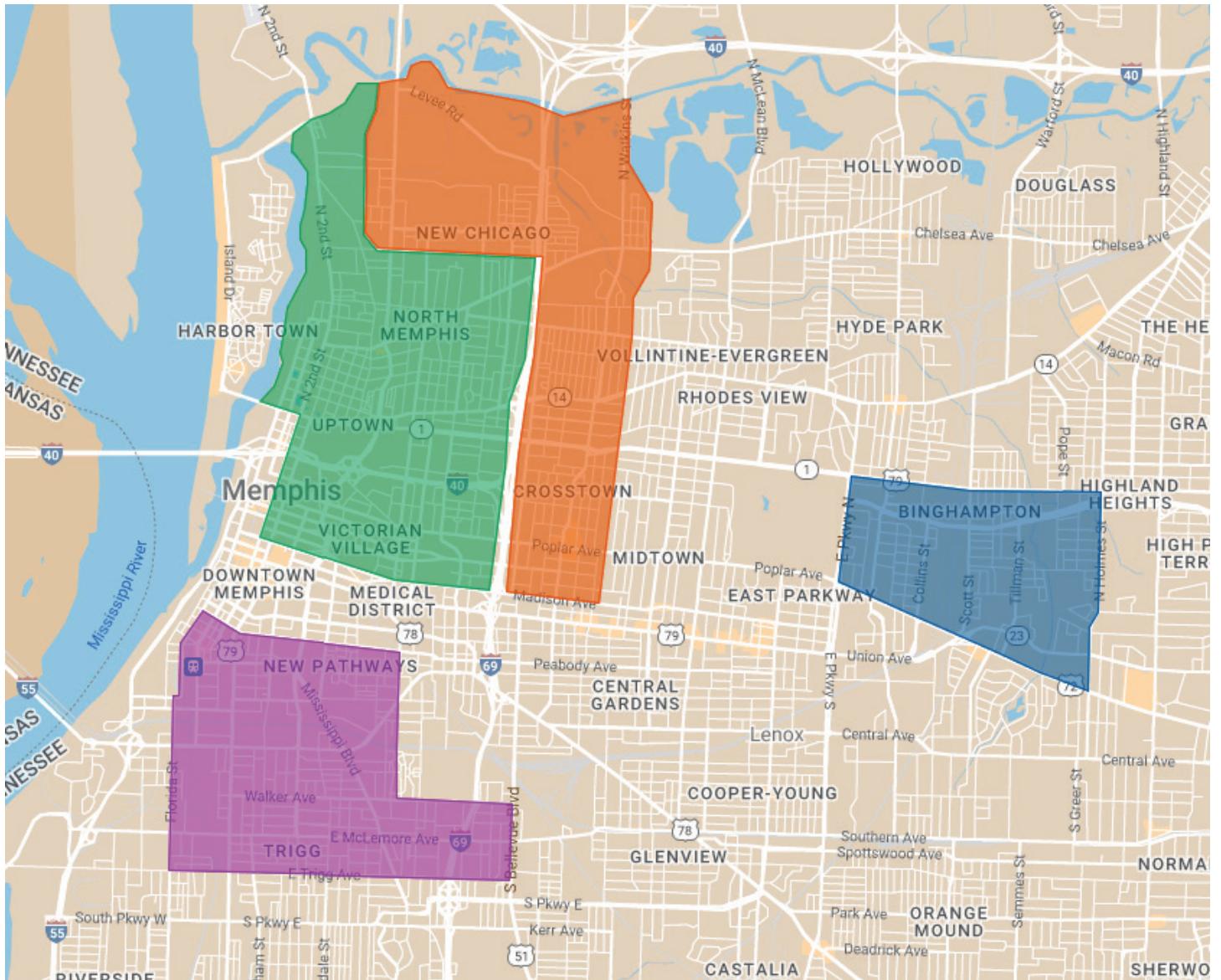
The assessment of a site will include:

- Historical research regarding prior use and potential contamination sources
- Sampling and analysis of the soil, ground water, & vapor
- Asbestos and lead based screening of a structure (if one still exists on a site)
- Remediation planning may include:
  - Soil management plans
  - Vapor intrusion mitigation plans
  - Remediation action workplans
  - Conceptual site plans



## PROJECT AREA

These four areas in the urban core of Memphis were selected as the main targets for inventory and assessment.



- Uptown Redevelopment Area
- Klondike/North Memphis Industrial Area
- Binghampton
- Soulsville/South City



## HOW TO GET INVOLVED

**Community Advisory Council:** Attend quarterly meetings at a rotating location in one of the four target areas. Notice of meeting time and location are published in both a local newspaper and online through the CRA website and social media platforms. You may also reach out directly to your target area representatives listed in the Contact Us section.

Public Notice

[Daily News](#)

Website

<https://cramemphis.org/brownfields>

Social Media

[facebook.com/cramemphis](https://facebook.com/cramemphis)

[instagram.com/cramemphis](https://instagram.com/cramemphis)

Meetings are hosted in conference spaces either in public buildings or community partner venues. Meetings rotate locations each time for convenience and accessibility to each target area served by this grant.



CHELSEA AND SECOND STREET



## COMMUNITY PROFILES



### Binghampton

Binghampton is one of Memphis' most diverse neighborhoods, with immigrants and refugees from nearly 20 countries in its 2 square miles. The neighborhood is also unique for its blend of residential and commercial properties with warehousing, shipping and light manufacturing capabilities. The Benjamin J. Hooks Central Library and Broad Avenue Arts District draw Memphians from across the city while residents stay active with a host of grassroots organizations, parks, greenlines and more.

Brownfield concerns in Binghampton include vacant and underutilized sites with underground storage tanks and historical manufacturing past uses.



### Soulsville

Soulsville was home to Memphis' Stax Records, a soul music label which produced the likes of Otis Redding, Isaac Hayes, the Staple Singers, and David Porter, amongst many others. At its height in the 60s and 70s, Stax was a cultural powerhouse and an economic engine for the neighborhood.

In December 1975, Stax was forced into involuntary bankruptcy and eventually shuttered its doors. Since then, Soulsville has seen economic decline, lack of investment, and crumbling infrastructure. Today, the legacy of Stax Records lives on through the Soulsville Foundation, which operates the Stax Music Academy and Stax Museum of American Soul Music.

Brownfield concerns in the Soulsville area include abandoned and vacant historic structures that contain toxic buliding materials like lead based paint and asbestos.



## COMMUNITY PROFILES



### Klondike

Klondike is one of the oldest and most historic neighborhoods in North Memphis. Today, Klondike struggles with disinvestment but continues their legacy of civic involvement with community gardens, CDCs, and grassroots organizations. The community has embarked on several revitalization efforts, preserving its rich heritage while adapting to contemporary demands. Former 27,000 sq. ft. Northside High School is being transformed into a community hub that includes education, office space, healthcare, food and beverage services, and 42 affordable residential units. New housing developments, local businesses, and community parks have emerged.

Brownfield concerns in the Klondike area include proximity to industrial areas and a commercial corridor with many vacant or underutilized buildings that have past uses like chemical supply stores and gas stations.



### Uptown Redevelopment Area

Comprised of 9 neighborhoods, the Uptown Redevelopment Area is made up of roughly 7,500 parcels, many of which are vacant or underdeveloped. Several neighborhoods closer to Downtown saw investment and development in the 90's and early 2000's. During the recession, development slowed and neighborhoods further north did not receive investment. Recent redevelopment efforts in Uptown include a new section of greenline, two breweries, and over 75 new affordable homes constructed.

Brownfield concerns in the Uptown area include proximity to industrial areas and commercial corridors with vacant lots and historic uses such as dry cleaners, gas stations, and auto part salvage yards.

## ABOUT THE COALITION

In 2022, with encouragement from TDEC, local organizations, municipal government departments, private developers, and community stakeholders convened to learn about upcoming EPA brownfield grant opportunities. From this initial meeting in Summer 2022, many of the original attendees continued to meet monthly in preparation to submit grant applications. With direction from a technical assistance provider and seasoned grant writers, the CRA submitted and was awarded a grant to perform environmental assessments in four target areas in the City of Memphis.

Upon award notification, the Memphis Brownfield Coalition solidified a monthly meeting calendar, and two committees were formed to guide the grant implementation. The Community Advisory Council is a large group of organizations, government department directors, and community stakeholders that meets quarterly. The role of the council is to assist with inventory efforts, communicate with constituent communities, and engage in the overall brownfield redevelopment process. A subset of the council, called the Coalition Steering Committee, guides the implementation of the grant by filtering sites for prioritization and voting on how best to proceed. The steering committee meets twice quarterly.

## STEERING COMMITTEE MEMBERS

Community Redevelopment Agency (CRA)

Klondike Smokey City Community Development Corporation (KSCCDC)

Soulsville Foundation

Binghampton Development Corporation (BDC)

Community Liaisons (4 Residents representing the 4 target areas)

Economic Development & Growth Engine (EDGE)

Shelby County Landbank

The Works Inc.

Chamber of Commerce

Mid-South Development District



## SITE SELECTION & PRIORITIZATION

A minimum of two sites will be assessed per target area over the duration of the grant. Coalition Members developed the following site selection process based on agreed upon factors:

1. Location in urban core and Memphis 3.0 anchor areas
2. Redevelopment potential and interest
3. Site eligibility based on EPA guidelines (for Phase II ESAs)
4. Potential to contribute to community goals and serve as catalytic investment in underserved/Environmental Justice (“EJ”) communities
5. Adjacent public and private investments

During the formation of the *Memphis Brownfield Coalition in 2022*, The Works Inc. solicited potential brownfield sites from multiple city

departments, county agencies, neighborhood development corporations, institutional partners, and private developers. The list of sites was compiled into a spreadsheet and mapped to establish areas where a concentration of parcels and development opportunities existed. These areas of concentration became our target areas and priority sites for the awarded Coalition Assessment grant in 2023.

As the CRA progresses through the grant activities, certain sites may be considered ineligible for funding due to a variety of issues such as an accelerated development time frame or liable party determinations. If a site is deemed ineligible, a replacement site will be chosen from the same target area utilizing the selection & prioritization process established by the coalition.



560 TRIGG AVENUE



## COMMUNITY INVOLVEMENT OBJECTIVES

### Public Meetings

Coalition Advisory Council Meetings are held quarterly and are open to the public. Meetings are scheduled in the months of March, June, September, and December. Upcoming meeting notices can be found at [cramemphis.org/brownfields](https://cramemphis.org/brownfields). Past meeting minutes and presentations can be found at [cramemphis.org/brownfields/meetings](https://cramemphis.org/brownfields/meetings). To request a meeting reminder, contact our meeting facilitator at [eric@theworkscdc.org](mailto:eric@theworkscdc.org).

### Analysis of Brownfields Cleanup Alternatives (ABCA)

ABCAs are completed to assess the background and condition of sites; identify relevant cleanup regulations and standards; and evaluate and recommend remedial actions. ABCAs also evaluate the effectiveness of any proposed remedial actions based on effectiveness, ease of implementation, and costs for the remedial actions. Additionally, ABCAs identify climate change conditions and risk factors that might impact any proposed remediation. Over the grant period, ABCAs will be shared with the public at coalition meetings and with parcel owners/inhabitants adjacent to any site with assessment activities.

### EJ Curriculum

Soulsville Foundation and Stax Music Academy (SMA) will be creating a curriculum regarding environmental justice issues, including subject matter such as how brownfields impact neighborhoods and complicate development opportunities. SMA uses a creative youth development (CYD) approach to developing curriculum, and the brownfield/environmental justice curriculum will engage students to grow their social and emotional learning (SEL) capacities using students' creative faculties. The curriculum will introduce middle and high school age students to environmental justice history and issues as it relates to Memphis by creating an environment in which students can learn and understand how brownfields disproportionately affect minority and low-income communities.



### Past Meetings

[September 14, 2023](#)

[December 7, 2023](#)

[March 18, 2024](#)

[June 20, 2024](#)

[September 24, 2024](#)

[December 19, 2024](#)



## ENVISIONED OUTCOMES



### IMPROVED QUALITY OF LIFE AND HEALTH



- Preparation of underutilized sites for productive use, whether for private commercial/retail/residential development or nonprofit/community use and development.
- Young people and communities informed and empowered on environmental justice (EJ) issues and brownfields via a robust EJ curriculum in schools and through community engagement efforts.
- Development of a more coordinated and collaborative approach to brownfield assessment, cleanup, and reuse in the Memphis area through the brownfield coalition model.
- Recognition and understanding that the brownfield inventory effort is an ongoing fluid process that fluctuates based on site utilization. The brownfield coalition members and the Memphis community at large will learn how to identify and monitor brownfields sites and recognize the benefit of fresh data and the need to periodically update the inventory
- Improved quality of life and health for surrounding communities resulting from redevelopment of sites and provision of new goods, services, resources, and affordable housing.
- New jobs resulting from eventual redevelopment of sites.

## COMMUNICATION STRATEGY

### Community Representatives

The four (4) target areas are each served by a Community Liaison nominated by the Memphis Brownfield Coalition to represent and engage with the target area in which he or she resides. Each target area also has a Brownfield Coordinator from the partner organization or agency that applied with the CRA for this grant. Those agencies are Klondike Smokey City Community Development Corporation, Binghampton Development Corporation, and Soulsville Foundation.

### Technical Understanding

The CRA involves the contracted Environmental Consulting firms attending community meetings for explanation of the more scientific and technical aspects of the grant activities. Through collaboration with the advisory council and community representatives, the consultants assist in identifying resident concerns and how grant activities intersect with plans for their neighborhoods. Additionally, informational handouts from EPA and TDEC that display infographics and “bite-size” descriptions of Brownfield characteristics and remediation tactics are utilized.

### Meeting Facilitation

The Works Inc. (TWI) facilitates meetings and assists in coordinating attendance of municipal government departments, developers, stakeholders, community advocates, institutional partners, and coalition members. Additionally, TWI produces the agendas and minutes for all meetings related to grant activities.

### Fact Sheets

Large format posters and letter sized handouts will be developed for each site assessed to communicate an overview of the site’s issues, report findings, and potential site reuse and development plans. The fact sheets will be displayed and/or distributed at advisory council meetings.

### Media

Press releases may be issued from time to time as the Coalition progresses through the grant activities and achieves milestones such as critical Phase 2 findings that potentially affect adjacent properties or Remediation Action Work Plans are developed. The CRA may submit press releases to a variety of news outlets and social media platforms including:

#### Newspapers

The Commercial Appeal  
1-844-900-7099

High Ground  
[Editor@highgroundnews.com](mailto:Editor@highgroundnews.com)

The Daily Memphian  
901-501-6397  
[kbrewer@dailymemphian.com](mailto:kbrewer@dailymemphian.com)

The Daily News  
901-523-1561  
[notices@memphisdailynews.com](mailto:notices@memphisdailynews.com)

MLK50  
[info@MLK50.com](mailto:info@MLK50.com)

#### TV Stations

WREG TV 3  
901-543-2333  
<https://wreg.com/contact-us/>

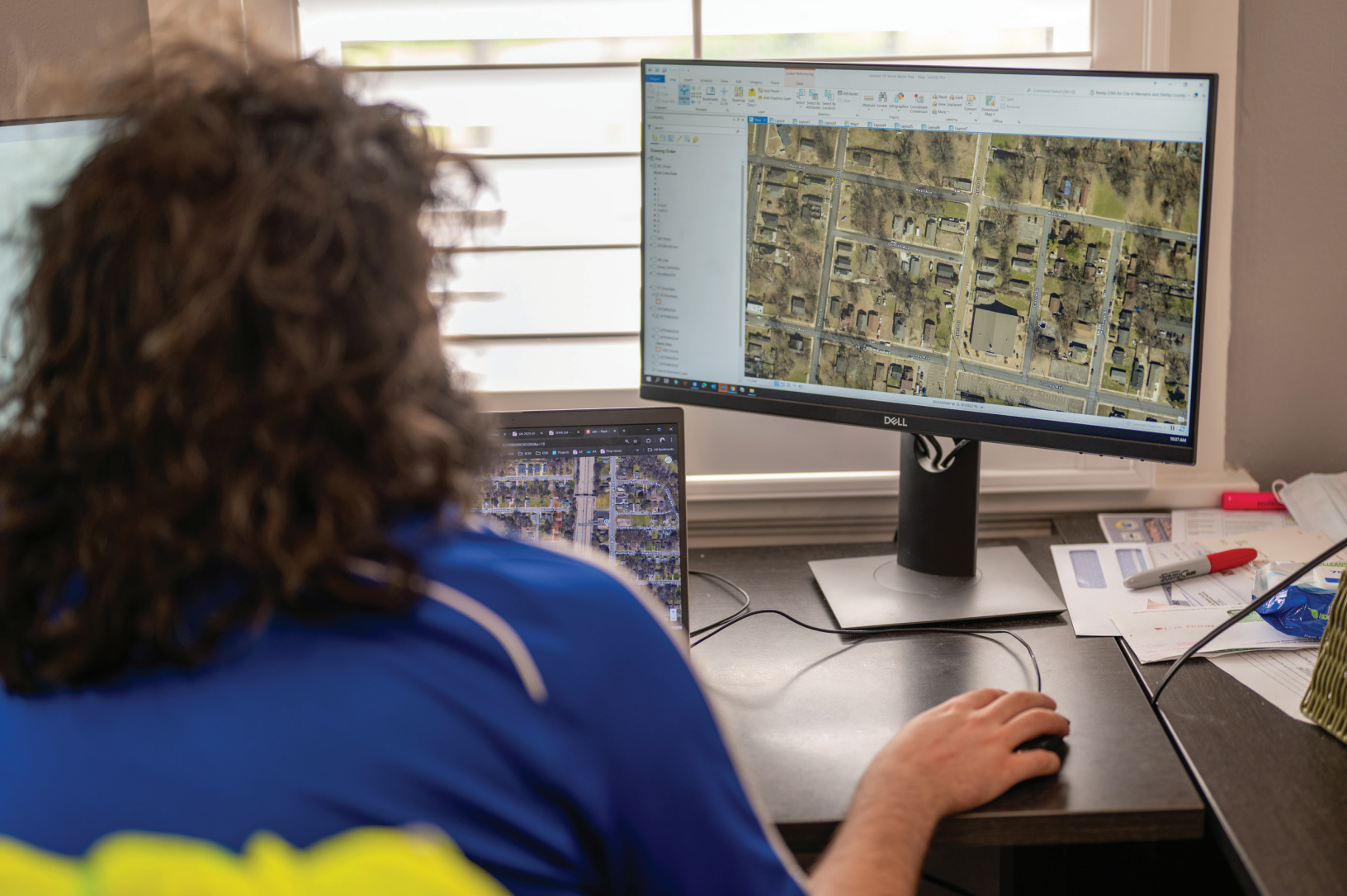
WMC TV 5  
901-726-0501  
[PUBLCFILE@WMCTV.COM](mailto:PUBLCFILE@WMCTV.COM)

FOX 13  
901-320-1340  
[whbq.web@fox13memphis.com](mailto:whbq.web@fox13memphis.com)

ABC 24/CW 30  
901-323-2430  
[localmemphis.com/contact-us](http://localmemphis.com/contact-us)

PBS WKNO  
901-458-2521  
[wknopi@wkno.org](mailto:wknopi@wkno.org)





## INFORMATION REPOSITORY & DOCUMENTATION

### Website

<https://cramemphis.org/brownfields/>

The CRA's Brownfields website hosts meeting information and a contact form to submit additional sites for consideration under the brownfield program.

### Documents

Meeting agendas and Minutes can be accessed on the website. Additionally, all assessment reports, remediation plans, and other associated documents produced under the grant will be accessible from the website in a section dedicated as an information repository.

### Mapping

The CRA is hiring a GIS consultant to prepare a web-based map to document site activities and assessments.



## MEETING SPACES

Examples of meeting spaces:

### **BDC Meeting Room**

280 Tillman St  
Memphis, TN 38112

### **CRA Gould Cottage**

850 N. Manassas  
Memphis, TN 38107

### **Crosstown Church Health Meeting Room**

1350 Concourse Ave  
1st Floor  
Memphis, TN 38104

### **Katie Sexton Community Center**

1235 Brown Ave  
Memphis, TN 38107

### **Stax Music Academy and Museum**

926 E McLemore Ave  
Memphis, TN 38106

## PUBLIC LIBRARIES

### **Gaston**

1040 S 3rd St  
Memphis, TN 38106

### **Crenshaw**

531 Vance Ave  
Memphis, TN 38126

### **Cossitt**

33 S Front St  
Memphis, TN 38103

### **North Branch**

1192 Vollintine Ave  
Memphis, TN 38107

### **Benjamin Hooks**

3030 Poplar Ave  
Memphis, TN 38111





## GRANT CONTACTS

### Community Representatives

The four (4) target areas are each served by a Community Liaison nominated by the Memphis Brownfield Coalition to represent and engage with the target area in which he or she resides. Each target area also has a Brownfield Coordinator from the partner organization.

### City of Memphis & Shelby County Community Redevelopment Agency

Project Manager & Point of Contact

Emma Turri, [emma.turri@cramemphis.org](mailto:emma.turri@cramemphis.org)

Program Director

Vivian Ekstrom, [Vivian.ekstrom@cramemphis.org](mailto:Vivian.ekstrom@cramemphis.org)

850 N. Manassas St  
Memphis, TN 38107  
901-435-6992

### Meeting Information

The Works Inc.

Eric Neimeyer, [eric@theworkscdc.org](mailto:eric@theworkscdc.org)

Mike Larrivee, [mike@theworkscdc.org](mailto:mike@theworkscdc.org)

### Target Area Representatives:

Uptown Redevelopment Area

CRA - Emma Turri, [emma.turri@cramemphis.org](mailto:emma.turri@cramemphis.org)

Felicia Lloyd, liaison, [fcrayton@techfittn.org](mailto:fcrayton@techfittn.org)

Klondike/North Memphis Industrial Area

Klondike Smokey City CDC - Dr. Eziza Ogbeiwi-Risher, [dreziza@gmail.com](mailto:dreziza@gmail.com)

Joyce Grimes, liaison, [jgrimes@cbu.edu](mailto:jgrimes@cbu.edu)

Soulsville/South City

Soulsville Foundation - Bria Saulsberry, [bria.saulsberry@soulsvillefoundation.org](mailto:bria.saulsberry@soulsvillefoundation.org)

Ben Ivy, liaison, [bivy1946@gmail.com](mailto:bivy1946@gmail.com)

Binghampton

BDC – Andy Kizzee, [andy@bdcmemphis.org](mailto:andy@bdcmemphis.org)

Elizabeth Gibson, liaison, [lizzyg38112@gmail.com](mailto:lizzyg38112@gmail.com)

## GOVERNMENT CONTACTS

### Municipal Government

City Mayor's Office

Mayor Paul Young, [mayor@memphistn.gov](mailto:mayor@memphistn.gov), 901-636-6000

County Mayor's Office

Mayor Lee Harris, [officeofthemayor@shelbycountyttn.gov](mailto:officeofthemayor@shelbycountyttn.gov), 901-222-2000

### City Council Representatives

#### Binghampton

District 5 – Philip Spinosa, [philip.spinosa@memphistn.gov](mailto:philip.spinosa@memphistn.gov)

Super District 9-1 Chase Carlisle, [Chase.Carlisle@memphistn.gov](mailto:Chase.Carlisle@memphistn.gov)

Super District 9-2 J. Ford Canale, [Jford.canale@memphistn.gov](mailto:Jford.canale@memphistn.gov)

Super District 9-3 Dr. Jeff Warren, [Jeff.Warren@memphistn.gov](mailto:Jeff.Warren@memphistn.gov)

#### Soulsville

District 6 – Edmund Ford, Sr., [Edmund.FordSr@memphistn.gov](mailto:Edmund.FordSr@memphistn.gov)

District 4 – Jana Swearengen-Washington, [Jana.Swearengen-Wash@memphistn.gov](mailto:Jana.Swearengen-Wash@memphistn.gov)

Super District 8–1 JB Smiley, Jr. [JB.Smileyjr@memphistn.gov](mailto:JB.Smileyjr@memphistn.gov)

Super District 8–2 Janika White, [janika.white@memphistn.gov](mailto:janika.white@memphistn.gov)

Super District 8–3 Yolanda Cooper - Sutton, [yolanda.coopersutton@memphistn.gov](mailto:yolanda.coopersutton@memphistn.gov)

#### Klondike

District 7 – Michalyn Easter-Thomas, [Michalyn.Easter-Thomas@memphistn.gov](mailto:Michalyn.Easter-Thomas@memphistn.gov)

District 6 – Edmund Ford, Sr., [Edmund.FordSr@memphistn.gov](mailto:Edmund.FordSr@memphistn.gov)

Super District 8–1 JB Smiley, Jr. [JB.Smileyjr@memphistn.gov](mailto:JB.Smileyjr@memphistn.gov)

Super District 8–2 Janika White, [janika.white@memphistn.gov](mailto:janika.white@memphistn.gov)

Super District 8–3 Yolanda Cooper - Sutton, [yolanda.coopersutton@memphistn.gov](mailto:yolanda.coopersutton@memphistn.gov)

#### Uptown

District 7 – Michalyn Easter-Thomas, [Michalyn.Easter-Thomas@memphistn.gov](mailto:Michalyn.Easter-Thomas@memphistn.gov)

Super District 8–1 JB Smiley, Jr. [JB.Smileyjr@memphistn.gov](mailto:JB.Smileyjr@memphistn.gov)

Super District 8–2 Janika White, [janika.white@memphistn.gov](mailto:janika.white@memphistn.gov)

Super District 8–3 Yolanda Cooper - Sutton, [yolanda.coopersutton@memphistn.gov](mailto:yolanda.coopersutton@memphistn.gov)



## GOVERNMENT CONTACTS

### County Commissioners

#### **Binghampton**

District 7

Henri E. Brooks, [Henri.Brooks@shelbycountyttn.gov](mailto:Henri.Brooks@shelbycountyttn.gov)

District 13

Michael Whaley, [Michael.Whaley@shelbycountyttn.gov](mailto:Michael.Whaley@shelbycountyttn.gov)

#### **Soulsville, Klondike, Uptown**

District 8

Mickell M. Lowery, [Mickell.Lowery@shelbycountyttn.gov](mailto:Mickell.Lowery@shelbycountyttn.gov)

### State Government

Tennessee Department of Environment & Conservation

Paula Middlebrooks, [paula.middlebrooks@tn.gov](mailto:paula.middlebrooks@tn.gov)

615-532-0926

Governor's Office

Governor Bill Lee

600 Dr. MLK Jr Blvd, Nashville TN 37243

615-741-2001

TN Senators

29 Raumesh Akbari, [sen.raumesh.akbari@capitol.tn.gov](mailto:sen.raumesh.akbari@capitol.tn.gov)

33 London Lamar, [sen.london.lamar@capitol.tn.gov](mailto:sen.london.lamar@capitol.tn.gov)

30 Sara Kyle, [sen.sara.kyle@capitol.tn.gov](mailto:sen.sara.kyle@capitol.tn.gov)

TN Representative

86 Justin Pearson, [rep.justin.j.pearson@capitol.tn.gov](mailto:rep.justin.j.pearson@capitol.tn.gov)

88 Larry Miller, [rep.larry.miller@capitol.tn.gov](mailto:rep.larry.miller@capitol.tn.gov)

96 Gabby Salinas, [rep.gabby.salinas@capitol.tn.gov](mailto:rep.gabby.salinas@capitol.tn.gov)

93 G. A. Hardaway, [rep.ga.hardaway@capitol.tn.gov](mailto:rep.ga.hardaway@capitol.tn.gov)

91 Torrey Harris, [rep.torrey.harris@capitol.tn.gov](mailto:rep.torrey.harris@capitol.tn.gov)

### Federal Government

Project Officer, EPA Region 4

Olga Perry, [Perry.Olga@epa.gov](mailto:Perry.Olga@epa.gov), 404-562-8534

U. S. Representative

Steve Cohen, <https://cohen.house.gov/contact/email>, 901-544-4131

U. S. Senator

Marsha Blackburn, <https://www.blackburn.senate.gov/email-me>, 901-527-9199

Bill Hagerty, <https://www.hagerty.senate.gov/email-me/>, 901-544-4224

## GLOSSARY AND ACRONYMS

**Administrative Record.** The body of documents forms the basis for the selection of a particular response at a site. For example, the Administrative Record for remedy selection includes all documents that were considered or relied upon to select the remedy through the record of decision.

**Analysis of Brownfield Cleanup Alternative (ABCA):** Remedial plan document that includes analysis of cleanup alternatives: identifies the objectives of the cleanup and provides an analysis of cleanup alternatives based on effectiveness, ability to be implemented and cost; documents if the situation meets the need for a cleanup; provides information pertaining to the site background and health and safety; and identifies the proposed action, and explains the rationale for its selection.

**Brownfields:** Real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Cleaning up and reinvesting in these properties protects the environment, reduces blight, and takes development pressures off greenspaces and working lands.

**Cleanup.** Actions taken to deal with a release or threat of release of a hazardous substance that could affect humans and/or the environment. The term “cleanup” is sometimes used interchangeably with the terms “remedial action,” “remediation,” “removal action,” “response action,” or “corrective action.”

**Community Advisory Group (CAG).** A committee, task force, or board made up of citizens affected by a brownfield site. CAGs provide a public forum for community members to present and discuss their needs and concerns about the decision-making process at sites affecting them.

**Community Engagement.** The process of involving communities in all phases of the assessment or cleanup process. Communities are asked to provide input on how a planned cleanup will be conducted and how it may affect community plans and goals. See also Community Involvement.

**Community Involvement.** The term used by EPA to identify its process for engaging in dialogue and collaboration with communities affected brownfield sites. EPA’s community involvement approach is founded in the belief that people have a right to know what the Agency is doing in their community and to have a say in it. Its purpose is to give people the opportunity to become involved in the Agency’s brownfields activities, to help shape the decisions that are made.

**Community Involvement Plan (CIP).** A plan that outlines specific community involvement activities that occur during the investigation of brownfield sites. The CIP outlines how EPA will keep the public informed of assessment and cleanup planning at the sites and the ways in which residents can review and comment on decisions that may affect the final actions at the site. The document is available in the site’s information repository maintained by EPA. The CIP may be modified as necessary to respond to changes in community concerns, information needs and activities.

**Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA).** A federal law passed in 1980 and modified in 1986 by the Superfund Amendments and Reauthorization Act. Commonly known as Superfund, CERCLA is intended to protect people’s health and the environment by investigating and cleaning up abandoned or uncontrolled hazardous waste site.

**Contaminant(s).** Any physical, chemical, biological or radiological substance or matter that has an adverse effect on air, water or soil.

**Contamination.** Introduction into water, air and soil of microorganisms, chemicals, toxic substances, wastes or wastewater in a concentration that makes the medium unfit for its next intended use. Also applies to surfaces of objects, buildings and various household use products.

**CRA.** City of Memphis and Shelby County Community Redevelopment Agency

**EJ.** See Environmental Justice.

**Environmental Justice.** The fair treatment and meaningful involvement of all people regardless of race, color, national origin, or income with respect to the development, implementation, and enforcement of environmental laws, regulations, and policies.

**EPA.** Environmental Protection Agency

**EPC.** Environmental Protection Commission

**ESA.** Environmental Site Assessment

**Feasibility Study.** The feasibility study is an analysis of the practicality of a proposal and evaluates alternatives and costs for their effectiveness in protecting human health and the environment.

**Grant.** An award of financial assistance, including cooperative agreements, in the form of money, or property in lieu of money, by the Federal Government to an eligible grantee.

**Hazardous Substance(s).** Any material that poses a threat to human health and/or the environment. Typical hazardous substances are toxic, corrosive, ignitable, explosive or chemically reactive. Any substance designated by EPA to be reported if a designated quantity of the substance is spilled in the waters of the United States or is otherwise released into the environment.

**Information Repository.** A file containing current information, technical reports and reference documents regarding a brownfield site. Information is primarily provided electronically. The information repository usually is located in a public building convenient for local residents such as a library.

**Phase I Environmental Site Assessment (ESA).** Uses existing information to help a community understand the property conditions by examining current and historical uses of the site and potential threats to human health or the environment. Environmental assessments must be completed or overseen by an environmental professional, which may include a licensed geologist, engineer or site professional.



## GLOSSARY AND ACRONYMS

**Phase 2 Environmental Site Assessment (ESA).** Recommended if the Phase I Environmental Site Assessment results reveal known or potential contamination found on the property, sometimes called recognized environmental conditions (RECs). An environmental professional develops a sampling plan to evaluate the potential presence of contamination from hazardous substances and petroleum on the property and determines the sources and exposures. Environmental professionals may also consult with state and tribal brownfield programs regarding required assessment activities.

**Perchloroethylene (PCE).**

PCE is a solvent that is widely used for consumer uses such as brake cleaners and adhesives, in commercial applications such as dry cleaning, and in many industrial settings. Effects resulting from acute (short term) high-level inhalation exposure of humans to PCE include irritation of the upper respiratory tract and eyes, kidney dysfunction, and neurological effects such as reversible mood and behavioral changes, impairment of coordination, dizziness, headache, sleepiness, and unconsciousness. The primary effects from chronic (long term) inhalation exposure are neurological, including impaired cognitive and motor neurobehavioral performance.

**Plume.** A contaminated ground water plume exists when hazardous substances, pollutants, or contaminants are present within an aquifer system. A plume of contaminated ground water may be formed when substances are released to ground water from a source at a facility. The contaminated plume can spread horizontally, vertically, and transversely through the aquifer system by means of infiltration, migration, inter-aquifer exchange, and interaction with surface water. This movement of contaminants throughout an aquifer usually occurs in the direction of ground water flow but can spread against the predominant flow direction.

**Potentially Responsible Parties.** Any individual or company (including owners, operators, transporters or generators that has been identified as being potentially responsible for or contributing to a spill or other potential contamination at a brownfield site. Whenever possible, through administrative and legal action, EPA requires PRPs to clean up hazardous sites that have been contaminated.

**Public Meeting(s).** Formal public sessions that are characterized by a presentation to the public followed by a question-and-answer session.

**Quality Assurance Project Plan (QAAP).**

A written document that provides a blueprint for the entire project and each specific task to ensure that the project produces reliable data that can be used to meet the project's overall objectives and goals. By law, any EPA-funded assessment project must have an approved QAAP before it can begin collecting samples. The purpose of this requirement is to ensure that the data collected by sampling & monitoring projects are of known and suitable quality and quantity.

**Remedial Investigation.** The remedial investigation is a study designed to collect the data necessary to determine the nature and extent of contamination at a site.

**Site:** Location selected for Brownfields or environmental activity; place for potential redevelopment.

**Stakeholder.** Any organization, government entity or individual affected by the project or with a particular interest in the project.

**Superfund.** The program operated under the legislative authority of CERCLA that funds and carries out EPA solid waste emergency and long-term removal and remedial activities. These activities include establishing the National Priorities List, investigating site for inclusion on the list, determining their priority and conducting and/or supervising cleanup and other remedial actions.

**TDEC.** Tennessee, Department of Environment and Conservation

**Tetrachloroethylene.**

See *Perchloroethylene*.

**Trichloroethylene.** A chemical that is used as a solvent to remove oils and grease from metal products and is found in adhesives, paint removers, typewriter correction fluids and spot removers. TCE is colorless liquid with an odor similar to ether and is a manufactured substance which does not occur naturally in the environment. It minimally dissolves in water and can remain in groundwater for a long time. TCE evaporates from surface water and soil, although it evaporates less easily from soil. Exposure from TCE is most commonly through breathing air that has TCE vapors, drinking or showering in contaminated water, or direct contact with contaminated soil. Long-term exposure to this family of chemicals is suspected of causing cancer, as well as problems of the liver and weakening of the immune system.

**Vapor Intrusion.** Occurs when underground pollutants release chemical vapors that travel up through the soil and accumulate beneath building foundations. Air in the building becomes polluted when vapors enter through cracks or holes in foundations and crawl spaces.

**Volatile Organic Compounds (VOCs).**

A type of organic compound that tends to change from a liquid to a gas at low temperatures when exposed to air. As a result of this tendency, VOCs disappear more rapidly from surface water than from groundwater. Since groundwater does not come into contact with air, VOCs are not easily released and can be remain in groundwater that is being used for drinking water, posing a threat to human health. Some VOCs are believed to cause cancer in humans.

**Voluntary Cleanup Oversight and Assistance Program (VOAP).** Creates a legal record of how land can be used in future. Example: Restrictions on whether a site can be Residential. Also assists in creating the plan of how to remediate/cleanup if possible.

COMMUNITY INVOLVEMENT PLAN  
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