

Brownfields Fact Sheet



CITY OF LOVES PARK

**OCTOBER
2011**

TO DATE

Loves Park's Brownfield Program has:

- Conducted 8 Phase I ESAs
- Conducted 2 Asbestos Inspections
- Conducted 4 Phase II ESAs
- Enrolled 3 Sites in IEPA Voluntary Site Remediation Program
- Obtained 1 "No Further Remediation Letter"
- Applying for additional Grant Funds to supplement the program.



Did You Know Brownfields:

- Leverage an average of \$18.29 per EPA dollar expended
- Can increase residential property values 2-3 % when nearby Brownfields are addressed
- Promotes area-wide planning

Former JH Patterson Site - 721 Pearl Avenue

- The site had been operated as a lumberyard since 1921 and historically contained a bulk fuel distribution facility. Soil contamination was identified as a result of historic releases.
- The City of Loves Park utilized USEPA Brownfields Grant Funds to enroll and investigate contamination in the IEPA's voluntary Site Remediation Program.
- A "No Further Remediation" Letter was issued by the IEPA on October 19, 2010 signifying that all clean-up objectives have been met.
- A groundbreaking ceremony was held on July 14, 2011. Redevelopment activities by the Rockford Park District are near completion, which include renovated park space containing athletic fields, pickleball courts, playground equipment, a picnic shelter, and walking path.
- The redevelopment project was selected as one of the first developments to test a new rating system for green landscape design, construction, and maintenance using principles of the Sustainable Sites Initiative. The pro-



Former Modern Metal Site - 726 Beacon Street



- The property contains a former automotive parts manufacturer that closed as a result of the automotive industry recession.
- Phase I and Phase II Assessments were completed to allow for a manufacturer and wholesaler of water treatment equipment, which has brought a number of new jobs to the community.
- The site was enrolled in the State's voluntary Site Remediation Program and has been granted approval of cleanup related activities. A "No Further Remediation Letter" is anticipated by the end of 2011.

Sonic Drive-In Site - 1602 E. Riverside Blvd.

- A former gas station was located on the property.
- Phase I and II Assessments were completed on the property which allowed for the land transaction to occur. A Sonic Drive-in Restaurant has since been constructed operates in concurrence with the ongoing assessment and remedial activities.
- The site is currently enrolled in the State's voluntary Site Remediation Program to obtain a "No Further Remediation" letter.



North 2nd Street Corridor & Overlay District



- Over 30 former and current filling stations, numerous dry cleaners, electroplating and other heavy manufacturing has been identified in the 2 mile corridor and are eligible for the use of USEPA Brownfields Grant Funds.
- A Corridor Phase I ESA is underway on a special overlay district within the North 2nd Street TIF District to address environmental issues and spur redevelopment.

Please contact the Community Development Department at (815) 654-5033 for questions or to provide comment, or to assist.