

1. Project Area Description and Plans for Revitalization

1.A. TARGET AREA AND BROWNFIELDS

1.a.i Background and Description of Target Area

Springfield Township is a 19,000-person suburban municipality situated just northwest of the City of Philadelphia in southeastern Pennsylvania. Oreland, the village in which the former TCCA property is located, is a census-designated place (CDP) within and composing nearly one-third of Springfield Township. The community is primarily residential, consisting of over 7,000 households, but also features numerous small businesses (i.e. local hardware stores, restaurants, etc.) that cater to the suburban lifestyle enjoyed by Springfield residents.

Springfield's picturesque existence as a quiet residential community was not always the case. Like most other communities in the northeastern U.S., Springfield Township was once a bustling center of industry due to the discovery of vast lime and ore deposits in Oreland (hence the name) and close proximity to the ports and rail junctions of the City of Philadelphia. Ore extraction and processing as well as railroad-specific industries (like that of the former TCCA property) served as the mainstays of the local economy. Mining and other industrial land uses dominated Springfield Township's economy until the later part of the 20th century, when the community as a whole transformed into a primarily residential suburb of Philadelphia.

The target area, the former TCCA site exemplifies the challenges of Springfield Township and countless other communities struggling to overcome historical land uses that are not consistent with or possess detrimental and long-lasting effects on contemporary uses. In the case of Springfield Township and Oreland in particular, the community has transformed from an area known for mining and railroad industrial activity to a quiet residential suburb. The contaminants from historical industrial activity in Oreland, especially at the former TCCA property (described in the Brownfield description section), posed such a threat to those living in the adjacent residential neighborhood that the property was subject to an EPA removal action that lasted from 2006 through 2011. The target area has since served as a blighted property consisting of five buildings in various states of deterioration. Combined with its history as a site of industrial contamination, this nearly eight acres of blight continues to depress the property values of nearby residential properties and inhibits the ability of adjacent neighborhoods to maximize their quality of life.

1.a.ii Description of the Brownfield Site

The defunct former TCCA property, located at 1725 Walnut Avenue in Springfield Township, Montgomery County, Pennsylvania, is the target area of this grant application. The site situated between a mixed industrial and residential area and is generally bounded to the west by Oreland Mill Road, to the south and east by Walnut Avenue and residential homes, and to the north by railroad tracks. The Property consists of approximately 7.89 acres. The property was purchased by Springfield Township in 2015 after a Phase I environmental assessment was performed as part of the Township's due diligence efforts prior to the agreement of sale.

From approximately 1921 until 2001, TCCA owned and operated a facility at the Property to repair or maintain railroad tank cars. Operations at the facility included the rebuilding, repair, alteration, and conversion of rail cars; major and minor fabrication and welded repairs to tanks; and

sandblasting and painting of railroad cars. TCCA's former industrial operations at the facility produced hazardous wastes and liquids containing hazardous substances that were placed in a lagoon, and later into buried tanker cars, at the Property. In addition, sandblasting grit containing lead was used and disposed of at the Property. When TCCA ceased operations in 2001, the lagoon, tanker cars, and sandblast grit were left in place on the Property. The EPA initiated a Superfund removal site evaluation at the Site in 2006 and selected to conduct a Removal Action. This action included the identification of above- and below-ground tanks; securing tank-openings and piping systems to prevent releases of hazardous substances; and sampling, characterizing, removing, and disposing off-Site liquids in the tanks. It did not, however, remediate all known contaminants on the site. Residual contaminants in soil and groundwater were left behind. BL Companies, on behalf of the Township, currently is in the process fully delineating these impacts. Once fully delineated, the residual impacts will be actively remediated, as needed, and then capped with several feet of clean fill material.

In addition to the residual surface and subsurface soil and groundwater impacts, hazardous materials remain in the buildings on the property. A Hazardous Building Materials Investigation & Waste Disposal Inventory was conducted on September 29, 2020, focusing on the remediation and demolition of the remaining on-site structures listed below:

- A two-story, slab-on-grade, Office Building, located in the south-central portion of the Site;
- A one-story, slab-on-grade, Warehouse Bldg., located in the southwestern portion of the Site;
- A one-story, slab-on-grade Small House, located in the southwestern portion of the Site;
- A one-story, slab-on-grade Boiler House, located in the northwestern portion of the Site; and
- A one-story, slab-on-grade Paint Shop Bldg., located in the northwestern portion of the Site.

The purpose of the survey was to determine the nature and estimated extent of asbestos containing materials (ACMs) present in the Site buildings prior to renovation, along with addressing the potential presence of other HBMs, including lead-based paint (LBP), polychlorinated biphenyl (PCB)-containing fluorescent light ballasts, mercury-containing fluorescent light tubes and thermostat switches, and miscellaneous wastes that may have specialized disposal requirements. It should be noted that the asbestos portion of this investigation generally followed the Occupational Safety and Health Administrations (OSHAS) regulations and the United States Environmental Protection Agency's (USEPAs) National Emission Standards for Hazardous Air Pollutants (NESHAP) protocol.

Hazardous Building Materials Investigation & Waste Disposal Inventory Results

- Approximately 100 linear feet of roof sealant and approximately 500 square feet of 9-inch by 9-inch, resilient floor tile would be classified as Category I non-friable ACMs;
- Approximately 500 square feet of joint compound; approximately 38,000 square feet of transite typewall and/or roof panels; approximately 100 linear feet of window glaze; and approximately
- 20 square feet of boiler backerboard panel would be classified as Category II non-friable ACMs.
- Large quantities of LBP in all five on-site buildings;
- PCB-containing fluorescent light ballasts in four of the five buildings;
- 432 linear feet of Mercury-containing fluorescent light tubes and four thermostat switches

To address these hazardous materials, the environmental consultants recommend that the on-site structures be abated of asbestos and lead-based paint and that the hazardous materials be removed in accordance with state and federal guidelines. Once these abatement/removal activities are completed, the buildings will be demolished.

1.B REVITALIZATION OF THE TARGET AREA

1.b.i Reuse Strategy and Alignment with Revitalization Plans

The Township has a two-pronged reuse strategy for the former TCCA site. First, the Township will continue to delineate surface and subsurface soil and groundwater contaminants through the state-funded Phase II environmental assessments currently being conducted by BL Companies. If any “hot spots” warranting active remediation are detected, such remediation will be performed. While the assessments are underway, the Township's second prong involves the abatement and demolition of the on-site structures as outlined in the attached quotes received by qualified environmental professionals (see attached). Once the subsurface delineation activities, hazardous materials abatement, and building demolition are completed, a fresh layer of clean fill material will be spread across the property, capping any residual subsurface and surface impacts.

As indicated throughout this grant application, Springfield Township intends to redevelop the former TCCA site into a public park featuring an athletic field, passive open space, and a walking trail. The initial acquisition of the site was a one of the major long-term priorities of the Township's [open space plan](#). Additionally, the creation of new parklands and more even distribution of open space was identified as a major goal in the Township's [parks and recreation master plan](#), with Oreland being of particular importance for park acquisition due to its nature as a nearly fully development area. The redevelopment of the former TCCA site would significantly add to the minimal park area situated in the Oreland section of Springfield Township. The purposed reuse of the former TCCA site as a public park with numerous recreational amenities also aligns with Pennsylvania's "[Recreation for All](#)" Plan, which promotes the development and expansion of recreational opportunities for citizens of all ages.

1.b.ii Outcomes and Benefits of Reuse Strategy

Site reuse will have many benefits, but the most significant are:

1) Cleanup and remediation of this blighted site will allow the Township and neighborhood to redevelop the property and remove a detrimental influence on nearby property values. It would also improve the quality of life for the adjacent neighborhoods. Oreland deserves additional parkland and recreational opportunities to which residents can take their children.
2) Cleanup and remediation is necessary for the site to qualify for future grant applications specifically geared for the redevelopment of the site.
3) Reuse of the former TCCA site will spur economic development in Oreland by making that section of the Township more appealing to residents and businesses. By removing the blighted property and reassuring neighbors that the site has been properly remediation and redeveloped for public purposes, the area will become a beacon to attract additional families and businesses to the Township.
4) Reuse will both improve infrastructure and create a new crossroads for pedestrians and bicyclists, linking the eastern segments of Walnut Avenue to Oreland Mill Road and the future Walnut Avenue pedestrian pathway to the western segment of Walnut Avenue.

1.C STRATEGY FOR LEVERAGING RESOURCES

1.c.i Resources Needed for Site Reuse

In 2020, the Pennsylvania Department of Community and Economic Development awarded Springfield Township funding to conduct Phase II environmental assessments at the former TCCA site. Those funds were matched by the Township using local capital reserve funds.

If this application is awarded grant funding, the remediation and demolition of on-site structures will facilitate the likelihood of the Township obtaining state and county grant funding for the redevelopment of the site. The Township has been quite successful in applying for and being awarded funding in recent years:

- \$102,450 from PA DCED's Industrial Site Reuse Program (ISRP) for Phase II Assessments
- \$197,600 from Montgomery County's Comprehensive Plan Implementation Program for park redevelopment (Mermaid Park)
- \$134,000 from PA DCNR's Community Conservation Partnership Program for park improvements (Cisco Park)
- \$72,215 from Montgomery County's Community Development Block Grant for park improvements (Chiaramonte Park)

Once the phase II environmental assessments are complete, the Township intends to submit a second ISRP grant for the redevelopment of the site. Preliminary conversations with state officials seem to indicate a high likelihood of the site to continue to be awarded state grants since it is a former heavy industrial property adjacent to a residential neighborhood.

1.c.ii Use of Existing Infrastructure

Reuse at the former TCCA will use existing infrastructure including adjacent sewer, water, storm drainage, road, and dry utilities. Plans for reuse include the construction of two rain gardens and will meet the Township's MS4 standards. Walnut Avenue and Oreland Mill Road provide adjacent road access, while pedestrian and bicycle access to the former TCCA property will be provided by on-street access and the proposed Walnut Avenue Pedestrian Walkway (which will connect the TCCA site with the Township-owned Sandy Run Park).

2. Community Need and Community Engagement

2.A COMMUNITY NEED

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

Springfield Township has already expended \$650,000 for the acquisition and current assessment of the former TCCA site. Being a primarily residential community, the Township relies heavily on property and earned income taxes for fund operating revenues. The Township lacks a dedicated source of funding, such as a restricted Open Space Fund that could otherwise be used to finance the remediation and demolish of the on-site structures. Thus, this grant would serve as a critical source of funding for the project.

2.a.ii Threats to Sensitive Populations

1. Health or Welfare of Sensitive Populations

Oreland is the most densely populated and socio-economically challenged area in Springfield Township. The population of Oreland is primarily married couples (67%) with younger families (average household size is 2.7). The youth population in Oreland is expected to climb in upcoming years as the local growth rate (6.2%) is about 20 percent higher than the state rate (5.2%).

The cleanup and redevelopment of the former TCCA site will directly provide Oreland families that with direct access to parklands and recreational opportunities. This is crucial since the area is consists mostly of single-family residences with younger children (nearly a quarter of Oreland's population is under the age of 20).

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

For the purposes of this grant, the activities funded would directly result in the elimination of hazardous materials and waste as identified and described in previous sections. These materials pose a direct threat to any individual who might ignore the Township's warnings and come across them on site. In addition to the hazardous materials and soil and groundwater impacts, the deteriorated condition of the on-site structures pose a credible physical threat due to their structural instability.

3. Disproportionately Impacted Populations

As noted above, families and children—particularly in the Oreland neighborhood—are disproportionately impacted by the current condition of the former TCCA property and will be particularly benefited by the redevelopment. These sensitive populations are particularly impacted by the Oreland’s lack of sidewalks, public greenspace, and affordable housing, and the inability to move safely and conveniently to jobs or services without an automobile. The former TCCA site reuse plan seeks to address these issues directly by: eliminating a major source of blight in the Oreland neighborhood; improving street-side infrastructure; linking Sandy Run Park with the neighborhoods located east of the Oreland Mill Road/Walnut Avenue intersection; and providing new public greenspace for the residents of Oreland. The redevelopment of the former TCCA site will also directly address environmental justice issues that disproportionately impact sensitive populations in Oreland.

2.b Community Engagement

2.b.i Project Involvement & 2.b.ii Project Roles - The table below shows anticipated project partners and their roles. We also anticipate partnership with local recreational entities to enable reuse and programming of the former TCCA site:

PARTNER ENTITY	ROLE
<i>BL Companies</i>	On-site project manager and environmental consultant
<i>Post & Schell, P.C.</i>	Environmental Counsel; providing legal assistance
<i>Carroll Engineering</i>	Responsible for providing engineering services for the reuse of the site
<i>PA Dept. of Environmental Protection</i>	Oversees clean-up of TCCA site under Act 2 program
<i>PA Dept. of Community and Economic Development</i>	Administrator of the Industrial Site Reuse Program; potential source of environmental site assessment and redevelopment funding
<i>PA Dept. of Conservation and Natural Resources</i>	Lead state agency responsible for promoting recreational and green spaces; potential source of redevelopment funding.
<i>Springfield Soccer Club</i>	Potential active uses of the proposed multipurpose fields featured on the redevelopment plans for the former TCCA site.
<i>Springfield Lacrosse</i>	Potential active uses of the proposed multipurpose fields featured on the redevelopment plans for the former TCCA site.
<i>Oreland Lions Club</i>	potential partner for volunteers and fundraising
<i>Springfield Rotary Club</i>	potential partner for volunteers and fundraising

2.b.iii Incorporating Community Input

The local community, project partners, and residents/groups impacted by the project have already been heavily involved in cleanup and reuse planning. Most recently, on October 19, 2020, the Township hosted a virtual public meeting to share and solicit feedback on the draft Cleanup Grant application to EPA and the Analysis of Brownfields Cleanup Alternatives.

Moving forward with cleanup planning, implementation, and master plan development the Township will continue robust community engagement, including: (1) stakeholder and small group outreach; (2) at least two public meetings or open houses during the cleanup process and more during reuse planning (translators and information in Hmong and Spanish will be utilized as appropriate); (3) on-site engagement, such as displays; (4) web-based communications, including a web page dedicated to this project with a feedback mechanism; and (5) media outreach.

3 Task Descriptions, Cost Estimates, and Measuring Progress

3.a Proposed Cleanup Plan

This grant application is intended to fund the acquisition of environmental liability insurance, the full remediation and demolition of the onsite structures, and the remediation and capping of residual soil and groundwater impacts. Investigation activities are ongoing and are being largely funded by a Pennsylvania Industrial Sites Reuse Program Grant. The remediation activities, to which this application applies, will consist of the following tasks:

TASK 1: Purchasing Extending Environmental Liability Insurance **[Post Schell Lead: A. Mapes] [Nov 2020]**

- Purchase environmental liability insurance to cover risks associated with known and unknown residual contaminants and hazardous materials at the site. First payment will be made before grant is awarded. Remaining payments are due annually in November 2021, 2022, and 2023.

TASK 2: Abatement and Removal of Hazardous Materials in the Onsite Structures **[BL Companies lead: M. McGowan] [June 2021]**

- This task can be broken down into two (2) action items:
 - Item 1: The removal and disposal of the following asbestos containing materials from:
 - 500 SF of 9x9 ACM Floor tiles only from Office Bldg.
 - 500 SF of Friable ACM Joint compound from Small House
 - 28,000 SF of Transited roof panels from Warehouse
 - 100 LF of window glazing from Boiler
 - 20 SF of white backer board panels 3 layers from Boiler House
 - 10,000 SF of Transited roof panels from Paint Shop
 - Item 2: The removal and disposal of the following materials from:
 - ~ 90 PCB containing ballasts
 - ~ 90 Mercury containing lamps
 - 4 Mercury containing thermostats
 - Packaging, recycling and disposal of all items listed above

TASK 3: Demolition of the Onsite Structures **[BL Companies lead: M. McGowan] [Aug 2021]**

- Demolition of the five on-site structures.

TASK 4: Additional Soil Remediation (if applicable) and Capping
[BL Companies lead: M. McGowan] [Nov 2021]

- Although not anticipated, active soil and groundwater remediation will be performed if required based on the results of the ongoing investigations. In addition, regardless of whether any active remediation is performed, the site will be capped with several feet of clean fill material. The clean fill material is stockpiled at the site and will be spread across the site at the appropriate time during the remediation phase of the cleanup. Finally, BL Companies will prepare reports documenting the remediation plans and remediation results, BL Companies and environmental counsel will assist with drafting and recording an environmental covenant for the site.

3.b Description of Tasks/Activities and Outputs

3.b.i Project Implementation See proposed clean-up plan for details

3.b.ii Anticipated Project Schedule

See proposed clean-up plan for estimated completion date for each task. Please note that the Township fully expected to complete all work outlined in this grant application within a two (2) year window.

3.b.iii Task/Activity Lead See proposed clean-up plan for details on activity leads.

3.b.iv Outputs See proposed clean-up plan for outputs for each task.

3.c Cost Estimates

Budget Categories		Project Tasks (\$)				
		Task 1	Task 2	Task 3	Task 4	Total
Direct Costs	Personnel					
	Fringe Benefits					
	Travel ¹					
	Equipment ²					
	Supplies					
	Contractual	\$36,525	\$238,000	\$141,250	TBD	\$415,775
	Other					
Total Direct Costs ³						
Indirect Costs ³						
Total Federal Funding (Not to exceed \$500,000)		\$29,220	\$190,400	\$113,000	TBD	\$332,620
Cost Share (20% of requested federal funds) ⁴		\$7,305	\$47,600	\$28,250	TBD	\$83,155
Total Budget (Total Direct Costs + Indirect Costs + Cost Share)		\$36,525	\$238,000	\$141,250	TBD	\$415,775

All figures provided in the table above are based on actual estimates provided by service providers/contractors. Actual estimates are provided as an attachment to this application.

Task 1: Purchasing Extending Environmental Liability Insurance (TOTAL COST: \$36,525)

The budget includes the cost of environmental liability insurance in the amount of \$36,525 to cover the Township during the three year period of the grant. This figure represents 60% of the premium that the Township will be paying for a 5-year Pollution Legal Liability (PLL) insurance policy that goes into effect on October 30, 2020. Coverage includes, among other things, coverage for onsite clean-up costs, bodily injury claims, property damage and natural resource damages claims, location liability, transportation liability, and emergency expenses.

The limits for this coverage generally are \$5,000,000 for each pollution event and \$10,000,000 aggregated policy limit. Other limits and sub-limits apply to certain types of claims and cost items, such as business interruption coverage and crises management expenses.

Task 2: Abatement and Removal of Hazardous Materials (TOTAL COST: \$238,000)

The budget for Task 2 is based on the findings of the Hazardous Building Materials & Waste Disposal Inventory conducted by BL Companies in Sept. 2020. This estimate includes \$238,000 for a licensed abatement professional to legally abate and remove hazardous building materials from the site. Costs also include proper disposal at a facility licensed to accept hazardous building materials. This project has been priced to commence as Non-Union, Prevailing Wage Standard Hours/Shift Work, Monday to Friday from 7:00am to 3:30pm.

Task 3: Demolition of the Onsite Structures (TOTAL COST: \$141,250)

The budget for Task 3 is based on an estimate received in October 2020 for the demolition of the five existing on-site structure at the property in the amount of \$141,250. In addition to the actual demolition, this estimate includes notification of demolition to the PA One Call system and appropriate environmental agencies (PA DEP & US EPA), removing vegetation surrounding the buildings, and fencing off the demo site.

Task 4: Additional Soil Remediation (if applicable) and Capping (TBD)

Although not anticipated or included as an active component of this grant application, additional soil and groundwater remediation will be performed if required based on the results of the phase II environmental assessment currently being conducted. In addition, regardless of whether any active remediation is performed, the site will be capped with several feet of clean fill material. The clean fill material is stockpiled at the site and will be spread across the site at the appropriate time during the remediation phase of the cleanup. Finally, BL Companies will prepare reports documenting the remediation plans and remediation results, BL Companies and environmental counsel will assist with drafting and recording an environmental covenant for the site.

3.d Measuring Environmental Results

The Township will track, measure, and report project performance through its quarterly reports, the ACRES database, and the project website. For each task, Project Outputs, Project Outcomes, and Tracking Methods are described below.

Task 1: Purchasing Extending Environmental Liability Insurance

OUTPUTS: purchasing of environmental liability insurance to cover risks associated with residual hazardous materials and work to be performed in subsequent tasks

OUTCOMES: mitigate liability and risk exposure to the township

TRACKING METHODS: retainage of an executed agreement of insurance coverage

Task 2: Abatement and Removal of Hazardous Materials in the Onsite Structures

OUTPUTS: clearance of hazardous building materials and proper disposal of said materials for five structures

OUTCOMES: Removal of obstacles to demolition of blighted structures, reduction of environmental and public health risk, preparation for eventual redevelopment of property

TRACKING METHODS: Set remediation schedule, biweekly updates on remediation progress; confirmation of proper material disposal

Task 3: Demolition of the Onsite Structures

OUTPUTS: demolition of the five onsite structures

OUTCOMES: Removal of blight, reduction of environmental and public health risk, preparation for eventual redevelopment of property

TRACKING METHODS: Set demolition schedule, biweekly updates on demolition progress

Task 4: Additional Soil Remediation (if applicable) and Capping

OUTPUTS & TRACKING METHODS: TBD

OUTCOMES: Reduction of environmental and public health risk, preparation for eventual site redevelopment.

4. Programmatic Capability and Past Performance

4.a Programmatic Capability

4.a.i Organizational Structure & 4.a.ii Description of Key Staff

Springfield Townships organizational structure is as follows: the Township Manager is in direct charge of all municipal offices including the Planning & Zoning Department, Finance Office, Police and Public Works Departments, and the Free Library of Springfield Township (an operating department of Springfield Township). As such, the Township Manger will be directly responsible for overseeing this grant. A description of the grant roles and experience of each staff involved is included below:

Project Management: Mr. Brandon Ford, Springfield Township Assistant to the Manager, will serve as the project director for this grant. Mr. Ford has 5 years of experience working in grants administration for the Municipality of Norristown and now for Springfield Township. Mr. Ford has administered numerous state and county grants simultaneously will work being on time and mostly under budget.

To provide Programmatic Support of the grant, the Township has retained the services of BL Companies to facilitate the on-site project management and conduct the Phase II environmental assessments:

Mr. Michael McGowan of BL Companies serves as the Senior Project Manager for the TCCA Site and is an 18-year veteran in the field of environmental engineering. As a Senior Project Manager, he have lead multi-disciplinary project teams to achieve remediation project objectives, including supervision of scientists, engineers, sub-consultants, laboratories, and remedial contractors. He specializes in risk management for contaminated sites, remedial investigation, remedial program design, hazardous waste and remedial implementation. He has also collaborated with clients to develop remedial strategies, provide progress updates, and prepare proposals, budgets, and financial forecasts; and, also provided technical review of project plans, design reports, engineering specifications, bidding documents, contractor agreements, and construction reports/documentation.

Grant Support: Springfield Township has retained Mr. Aaron Mapes of Post & Schell, P.C. to assist with the legal aspect of the former TCCA site. Mr. Mapes is a Principal in the Firm's Environmental Practice Group, and counsels clients on a wide variety of environmental matters, including environmental diligence for real estate transactions and energy infrastructure projects, brownfields redevelopment, compliance with environmental laws, environmental permitting, and litigation of complex environmental lawsuits and administrative appeals. Mr. Mapes clients include real estate private equity funds, local municipalities, and companies in the energy distribution and industrial sectors.

Procurement: In the case where additional expertise is required (i.e. environmental contracting), the Township utilizes a competitive procurement process for obtaining this expertise. This will consist of setting up a proposal review committee, receiving proposals from multiple firms, evaluating the firms based on established criteria, and awarding the contract to the firm that best meets those criteria.

4.a.iii Acquiring Additional Resources

The Township will contract for any additionally-needed services or expertise utilizing its own procurement policy: the Townships policy is compliant with, but stricter than, federal requirements. The Township keeps a meticulous procurement record for all brownfields-related acquisitions documenting outreach, MBE/WBE good faith efforts, cost/price analysis, rationale for decision, etc. The Township intends to procure and contract for services pertaining to the remediation and demolition of on-site structures as outlined in this grant. The Township will not work with sub-recipients under this grant.

4.b past Performance and Accomplishments

4.b.i Currently Has or Previously Received an EPA Brownfields Grant

N/A. The Township has never received an EPA Brownfields Grant

4.b.ii Has Not Received an EPA Brownfields Grant but has Received Other Federal or Non-Federal Assistance Agreements

1. Purpose and Accomplishments

To date, the Township has hired a Qualified Environmental Professional (QEP), BL Companies, to conduct the Phase II environmental assessments and have retained an Environmental Counsel to guide the Township through the PA DEP Voluntary Cleanup Program and assist with minimizing environmental liabilities and risk.

A work plan for the Phase II assessment, which also documented the hazardous material abatement, building demolition, and capping work subject to this grant application, was submitted and approved by both the Pennsylvania Department of Environmental Protection as well as the Pennsylvania Department of Community and Economic Development (DCED). The Phase II Assessments have begun, with soil samples having been collected and groundwater monitoring wells installed on site. A Hazardous building materials and waste disposal investor was also conducted as a pre-demolition action item to identify all hazardous materials to be remediated before demolition. These assessment activities are being funded in part by a state grant under DCED's Industrial Site Reuse Program (ISRP) with the matching funds being drawn from the Township's capital reserve fund.

Community outreach has also taken place, with adjacent neighbors along with others in the community convening in October 2020 to learn more about activity at the site and the Township's intent to apply for the US EPA Brownfields Cleanup Grant Program.

2. Compliance with Grant Requirements

Springfield Township has not received any federal assistance agreements in prior years. The Township has four open grants, three with Montgomery County and one with the Pennsylvania Department of Community and Economic Development. The County grants were awarded for FY18 & 19 with an expected completion date of FY 20 and the Township has submitted timely quarterly reports to the County as per the cooperative grant agreement. The DCED grant was awarded in FY20 specifically to conduct the Phase II environmental assessment at the former TCCA Site. Work promptly began on the assessment once the Governor's pandemic-induced work restriction was lifted. The expected end date of the grant is FY21. The Township's environmental consultants are submitting timely reports on the progress of the work.

4.b.iii Never Received Any Type of Federal or Non-Federal Assistance Agreements

Springfield Township has never received any type of federal or non-federal assistance agreement.