

Ohio's Abandoned Gas Station Program

A Cooperative Initiative



Ohio

Development
Services Agency



Abandoned Gas Station Cleanup Grant

- Utilizes funding from Clean Ohio Program
- Turns property into developable land and a community asset
- Coordinates with Ohio EPA, and the Bureau of Underground Storage Tank Regulations (BUSTR)



Abandoned Gas Station Cleanup Grant

- Eligibility
 - BUSTR Class C site with documented petroleum release
 - Local governments (or jointly with private landowner)
 - No Responsible Parties



Abandoned Gas Station Cleanup Grant

- **Property Assessment Activities** - Up to \$100,000 for assessment activities, including Closure Assessments, BUSTR Tier I/II, VAP Phase I and II Property Assessments
- **Cleanup & Remediation Activities** - Up to \$500,000 for cleanup activities, include tank pulls, soil and groundwater remediation, cleanup of non-petroleum contaminants, such as asbestos, lead paint, etc., and demolition

Abandoned Gas Station Cleanup Grant

Overcoming barriers

- Not currently Class C
- VAP Phase I Assessments
- Foreclosure uncertainty
- Orphan tanks/undocumented contamination and landbanks



Project Profile: City of Cleveland

- Property owned by a local Community Development Corporation
- City paid for tank removal, state grant covered Tier 1 Source Investigation
- State Investment: \$25,736



Project Profile: City of Cleveland

- Combined gas station property with adjacent parcels
- Dollar Tree store employing 30-40 people from the local community



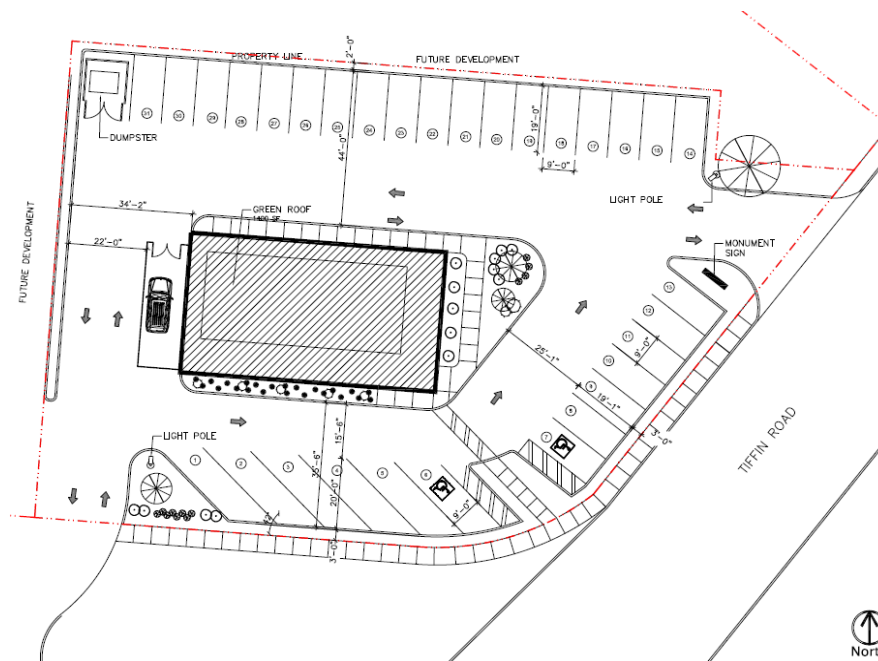
Project Profile: City of Sandusky

- Property transferred to the Erie County Land Bank via tax foreclosure
- Seven USTs removed, building and canopy demolished
- State Investment: \$199,367



Project Profile: City of Sandusky

- Sold properties for \$375,000
- \$1.5-\$2 million commercial redevelopment
- Property tax projections: \$24,500 annually
- Income tax projections: \$6,250-\$12,500 annually



Project Profile: City of Bexley

- Property owned by a developer
- Contamination has migrated off-site into a residential neighborhood
- State Investment: ~\$400,000



Project Profile: City of Bexley

- Will be renovated for a yoga studio and event space
- \$100,000 in improvements to building
- Will employ up to 12 staff and instructors



Contact Information

Ohio Department of
Commerce

Division of State Fire
Marshal

Verne Ord

Assistant Chief

BUSTR

(614) 752-7095

verne.ord@com.state.oh.us

Ohio Development
Services Agency

April Stevens

Brownfield Specialist

(614) 466-4007

April.Stevens@development.ohio.gov

Ohio Environmental
Protection Agency

**Katie Courtright or
Dan Tjoelker**

Site Assessment and
Brownfield

Revitalization

(614) 644-2924

Katie.Courtright@epa.ohio.gov
Daniel.Tjoelker@epa.ohio.gov



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