November 30, 2021

United States Environmental Protection Agency
FY 2022 US EPA Brownfield Assessments Grants
EPA-OLEM-OBLR-21-04

Dear US EPA Brownfields Program,

I am pleased to submit the enclosed grant application on behalf of the Iron Range Brownfields Program for a FY 2022 Community-Wide Assessment grant. This grant application requests $500,000 for activities that include planning and community engagement, on-going brownfields site identification, environmental assessments and response planning related to brownfields contaminated with both petroleum and hazardous substances in 11 rural cities.

Our community is located on the Mesabi Range which is the largest of three iron ranges located in northeastern Minnesota. The vast majority of the land surrounding each community is encumbered by current mining operations, historic mine-scarred lands, or areas being held for future mining. The result is land-locked communities with very little remaining land for development.

We appreciate the opportunity to request this crucial funding. We had a great experience working with EPA staff for FY 2016 assessment grant and made significant progress in our brownfields assessment program. If you have any questions, please contact me at 218.748.7500 or by email britts@virginiamn.us. I look forward to hearing from you.

Sincerely,

Britt See-Benes, City Administrator
City of Virginia, Minnesota
IV.D. Narrative Information Sheet

1) Applicant Identification
City of Virginia
327 1st Street South
Virginia, Minnesota 55792

2) Funding Requested
a. Community Wide Assessment
b. $500,000

3) Location
a. Babbitt, Biwabik, Chisholm, Cook, Ely, Eveleth, Gilbert, Hoyt Lakes, and Virginia located in Saint Louis County
b. Bovey and Coleraine located in Itasca County
c. Minnesota

4. Target Area and Priority Site Information for Community Wide Assessment

Saint Louis County | Babbitt, Biwabik, Cook, Ely, Eveleth, Gilbert, Hoyt Lakes, and Virginia
Itasca County | Bovey and Coleraine

5. Contacts
a. Project Director
   Britt See-Benes, City Administrator
   327 1st Street South, Virginia, Minnesota, 55792
   Phone: 218.748.7500; email: britts@virginiamn.us

b. Chief Executive/Highest Ranking Elected Official
   Larry Cuffee, Mayor
   327 1st Street South, Virginia, Minnesota 55792
   Phone 218.748.7500 email: mayor@virginiamn.us

6. Population, total 30,137

<table>
<thead>
<tr>
<th></th>
<th>Saint Louis County, Minnesota</th>
<th>Itasca County, Minnesota</th>
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<tbody>
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<td>Ely</td>
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<td>Eveleth</td>
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<td>Gilbert</td>
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<td>Hoyt Lakes</td>
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<td>Virginia</td>
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<td></td>
<td>Bovey</td>
<td>Coleraine</td>
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<td></td>
<td>812</td>
<td>1,972</td>
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<tr>
<td>7. Other Factors</td>
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<td>---------------------------------------------------------------------------------</td>
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<tr>
<td>Community population is 10,000 or less</td>
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<td>The applicant is, or will assist, a federally recognized Indian Tribe or US territory.</td>
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<tr>
<td>The priority brownfield site(s) is impacted by mine-scarred land.</td>
<td>1,2,5</td>
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<td>The priority site(s) is adjacent to a body of water (i.e., the border of the priority sites(s) is contiguous or partially contiguous to the body of water, or would be contiguous with a body of water but for a street, road, or other public thoroughfare separating them).</td>
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<tr>
<td>The priority site(s) is in a federally designated flood plain.</td>
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<td>The reuse of the priority sites(s) will facilitate renewable energy from wind, solar, or geothermal energy</td>
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<tr>
<td>The reuse of the priority site(s) will facilitate renewable energy efficiency measures</td>
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<tr>
<td>30% or more of the overall project budget will be spent on eligible reuse/area-wide planning activities for priority site(s) within the target area.</td>
<td>9</td>
<td></td>
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<tr>
<td>The target area(s) is located within a community in which a coal-fired power plant has recently closed (2011 or later) or is closing</td>
<td></td>
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</tbody>
</table>

8. Letter from the State or Tribal Environmental Authority (MPCA letter attached)
November 15, 2021

VIA EMAIL

Britt See-Benes, City Administrator
Iron Range Brownfields Coalition
c/o City of Virginia
327 First St S
Virginia, MN  55792-2623

RE:   Iron Range Brownfields EPA Brownfield Assessment Grant Application
      Letter of Support from the MPCA Brownfield Program

Dear Britt See-Benes:

On behalf of the Minnesota Pollution Control Agency (MPCA), we are writing to acknowledge and support the proposed assessment activities for the Iron Range Brownfields Coalition (IRBC) in fulfillment of the criteria of the United States Environmental Protection Agency (EPA) Fiscal Year 2022 Brownfield Assessment Grant guidelines.

The IRBC has informed the MPCA that they intend to perform petroleum and hazardous substances assessment activities through a Brownfields Community-wide Assessment Grant focused in the 22 main cities across the Iron Range area of Minnesota. Assessment activities would include assessments and remedial planning at brownfields throughout the region.

The MPCA is supportive of IRBC’s application for the EPA Brownfield Assessment Grant. Should this grant be awarded, the MPCA will partner with the IRBC to help them improve the environment and build a better future for residents in the region. If you have any questions, please contact Shanna Schmitt at 651-757-2697 or by email at shanna.schmitt@state.mn.us, or Stacey Hendry-Van Patten at 651-757-2425 or by email at stacey.vanpatten@state.mn.us.

Sincerely,

Shanna Schmitt
Hydrogeologist
Remediation Division

Stacey Hendry-Van Patten
Interim Supervisor
Remediation Division

cc:  Rick Crum, Northeast Technical Services (electronic)
1. Project Area Description and Plans for Revitalization (40 points)
1.a. Target Area and Brownfields (15 points)
1.a.i. Background and Description of Target Area (5 points)

The origin story of this grant application started in 1998 when the Central Iron Range Initiative (CIRI) was established as a partnership between the cities of Buhl, Chisholm, Hibbing, Balkan Township, and Great Scott Township. The CIRI mission was to provide a forum for coordination and communication between these communities and other interested parties with the goal of promoting regional economic development within the central region of the Mesabi Iron Range through workforce training, infrastructure enhancement, and cooperative ventures with public and private agencies. One of the many successful efforts of the CIRI was the establishment of the Iron Range Brownfields Program which by 2007 had expanded to include most of the Mesabi Iron Range. This application is a community-wide effort supported by the cities of Babbitt, Biwabik, Bovey, Chisholm, Coleraine, Cook, Ely, Eveleth, Gilbert, Hoyt Lakes, and Virginia (lead applicant) which all have a population of less than 10,000 each (other factors).

The Mesabi Iron Range is a narrow corridor of land defined by the Biwabik Iron Formation which extends approximately 110 miles from west to east. Historic underground and open pit mining began in the 1880s and the Mesabi Iron Range produced most of the domestic iron-ore used to make steel for World Wars I and II, and the 20th century economic boom of the United States. The Biwabik Iron Formation not only defines the footprint of the Mesabi Iron Range geographically but also influences culture and economics. At present, this mined ore is transported by railcar to the Port of Duluth-Superior (the Great Lakes Bulk Cargo Capital) for shipping to our nation’s steel mills. Iron-ore consists of 40% of the bulk material shipped from this port. On one hand, the orebody is a focal point of organized labor and civic engagement on economic matters while on the other hand periodic downturns in the iron mining industry have slowed economic growth and investment in infrastructure. Historic mining has left the communities surrounded by mine scarred lands including stockpiles, mine pits, tailings basins, and abandoned industrial sites. Compounding this problem is the fact that communities are land locked by active mine plans.

1.a.ii. Description of the Priority Brownfield Site(s) (10 points)

Each community faces similar challenges for reuse and redevelopment of brownfield sites such as vacant commercial buildings, blight, need for infrastructure improvements, quality housing stock, and caring for an aging population. These communities are affected primarily by two types of brownfields 1) historic mine-scared lands that envelope these communities, and 2) abandoned commercial or industrial sites that create blight in our downtowns or along highways and main street corridors. The general public has easy access to historic mine-scared lands (other factors) for all-terrain vehicle (ATV) use, hunting, illegal dumping, etc. This uncontrolled access causes environmental and safety concerns that generally fall into three categories 1) steep and unstable slopes around mine pits and on un-reclaimed waste rock stockpiles, 2) sites known to be used for maintenance, fueling, electrical generation, and other infrastructure with the potential for petroleum and hazardous substances releases, and 3) un-reclaimed stockpiles with little vegetation that are prone to fugitive dust lift-off on windy days.
The other type of brownfields, abandoned commercial and industrial sites, are consequence of the up-and-down economy of mining. These communities were growing through the early to mid-1970s. At that time, the taconite (a low-grade iron ore) industry was going strong and many workers were needed. Schools were full and so were the downtowns, highways, and industrial parks. However, with a long downturn in the 1980s, many mine and rail workers endured long-term layoffs. Many businesses did not survive the lean times and many commercial and industrial sites simply were never re-opened or re-developed. These kinds of sites constitute many of our non-mining brownfields such as, abandoned gas stations, defunct factories, and vacant storefronts in aging buildings.

1.b. Revitalization of the Target Area (10 points)

1.b.i. Reuse Strategy and Alignment with Revitalization Plans (5 points)

The economic past is used as a strategy for future economic development, which is to balance the draw of the natural landscape of rivers, lakes, and forests, with the industry that created the mine-scarred land features (other factors). Recreation associated with each brings scores of seasonal tourists to our area to enjoy outdoor activities. The present strategy is to use our mining roots as a foundation of established jobs and tax-base and use this as an advantage to diversify our economy. Our future strategy is to tie all of these unique features together and revitalize our infrastructure to accommodate new people and new businesses. New mining projects which include taconite expansions, gold exploration, and non-ferrous mining projects will strengthen our economy. An example is PolyMet NorthMet mining project which will employ 360 workers directly, and create more than 600 indirect jobs. This project reuses infrastructure from a 4,417 acre brownfield site which was a taconite mining operation that closed in 2001. Currently, these communities are not equipped to handle the need for housing stock, nor the commercial, and industrial services required for a growing community. It will require the redevelopment of current infrastructure as most communities are land-locked and have no space to expand.

1.b.ii. Outcomes and Benefits of Redevelopment Strategy (5 points)

An example of the outcomes and benefits of this strategy is from Virginia with revitalization of Uptown Virginia (formerly the Thunderbird Mall) began six years ago when RockStep Capital purchased the struggling brick and mortar mall with the goal of bringing investor capital to this property. Redevelopment was critical to stabilizing the property and validating the market for other potential national and regional tenants. Additionally, an athletic complex here was demolished in June 2020 to prepare for construction of a new event center, which is slated for completed by the end of 2021. This 117,000 square foot facility includes a convention center and community gathering space for meetings and events, as well as two hockey and figure skating arenas. The event center meets a great community and economic need for venues that host a variety of events, as well as a facility that is equipped with infrastructure contingencies to handle communications and shelter emergencies, neighborhood evacuations, and natural disasters. The original building was constructed in the 1950s and included in ice arena, and high school track, football, and baseball fields. Failing and outdated infrastructure of the facility, coupled with the growing demand for a variety of community events made new construction more viable than renovation.
1.c. Strategy of Leveraging Resources (15 points)
1.c.i. Resources Needed for Site Reuse (10 points)

Additional resources will be required to accomplish site cleanups, extend utilities and roads, and prepare for development. This community has widespread options of funding sources available for the successful redevelopment of a brownfields which include but are not limited to the sources presented below.

**Minnesota Department of Iron Range Resources & Rehabilitation (IRRR)** is a development agency whose mission is to promote and invest in business, community, and workforce development for the improvement of northeastern Minnesota. This agency is funded by a portion of local taconite production tax, paid by mining companies on each ton of iron ore pellets produced. These taxes are paid in lieu of local property taxes. This agency provides funding, including low or no-interest loans, grants and loan guarantees, for businesses relocating or expanding in the region. Four community programs are offered from IRRR which are 1) commercial redevelopment, 2) downtown streetscapes, 3) infrastructure, and 4) residential development.

**Minnesota Department of Employment and Economic Development (DEED)** is a principal economic development agency (state-wide), with programs promoting business recruitment, expansion, and retention; workforce development; international trade; and community development. Since its inception in 1993, the Contamination Cleanup Grant Program has awarded over $195 million in grants, which paid for assessment and cleanup of 3,792 acres of land, allowed for the creation or retention of nearly 50,500 jobs and cleared the way for 23,806 new housing units. The program has also leveraged over $8.6 billion in private investments and added over $138 million to local tax bases.

**Saint Louis County** is eligible to receive and access Housing and Urban Development (HUD) programs for communities and nonprofit agencies including the Home Investment Partnership (HOME), Emergency Solutions Grant (ESG) and HUD Homeless Assistance Programs. Saint Louis County also obtains Community Development Block Grants (CDBG) which is funding from HUD that Saint Louis County distributes to local communities and non-profit agencies through an annual competitive process. CDBG funds (total $67.27 million allocation to Saint Louis County from 1993 to 2018) have been used for projects in these major program areas 1) community facilities and public infrastructure, 2) housing, 3) public services, 4) economic development, and 5) planning.

**City of Virginia** In-kind services are offered with staff assistance, database information sharing, and facility use for meetings and presentations.

1.c.ii. Use of Existing Infrastructure (5 points)

Mineland Vision Partnership (part of the IRRR state agency) is a program that its stated mission is to transform pits and piles into lakes and landscapes. This organization (a supporter of this application) was created expressly to initiate the planning of opportunities to re-use local natural resources. An example is from Gilbert which is home to Minnesota’s first off-road park that was created from remnants of the Oliver Iron Mining Company that mined taconite until operations ceased in 1981. Stockpiled waste rock is now used for off-road all-terrain vehicles (ATV) recreation and nearby Lake Ore-Be-Gone, a pit lake (remnant from open pit mining), is used for boating and swimming. In addition, Mesabi Trail is a bicycle trail which winds over 135 miles of...
the Iron Range which railroad beds, logging roads, and mining roads were repurposed for the
construction of this ten-foot wide trail.

Conversely, abandoned mine pits are being used by the University of Minnesota Duluth Natural
Resource Research Institute (NRRI) to develop a method for renewable sources to reliably supply
electrical energy on a twenty-four hour basis (other factors). These natural assets are targeted for
reuse as renewable energy storage facilities. Additionally, the Iron Range is home to Minnesota’s
only solar panel manufacturing facility, and the first to open in the United States in 2018. The
parent company to this facility sold sixty percent of their panels to Minnesotans in 2017.

Community-wide stakeholders are land-locked by past mining and current mining activity which
leaves reuse of the existing infrastructure key to the its planning strategy. Development close to
new and existing industrial facilities can minimize long-range commuting on the limited highways
and roads in the area. This strategy presents a more sustainable use of the land and existing
infrastructure in the area. Most of the projects proposed are associated with redevelopment and
use of existing structures.

2. Community Need and Community Engagement (40 points)
   2.a. Community Need (25 points)
   2.a.i. The Community’s Need for Funding (5 points)

The local economy had not completely recovered from when it was devastated in the 1980s when
the bottom fell out of the steel market. Since steel mills are the sole customer of iron ore mines,
the iron ore industry is parallel to the steel industry. When a depressed local economy, high
unemployment, low income, and low average property values are met with new industry and new
facility developments, the result is tremendous financial pressure on communities who have very
few resources to effectively manage brownfields. Saint Louis County members Virginia (lead
applicant), and Ely are located in Internal Revenue Service (IRS) designated Opportunity Zones
which encourages long-term investment in economically distressed communities.

Unfortunately, Minnesota Department of Revenue Local Government Aid (LGA) a general
purpose aid, is inadequate on its own and is also intended to be used for property tax relief. When
state aid is decreased, residents pay higher property taxes to add to city revenue sources. The
Mesabi Iron Range has a low tax base and a high tax rate which leaves very little for local
government and struggling residents. Certified 2021 LGA totals $564,398,012; of which,
approximately 1.6% is appropriated to this community.

At least six economic factors that that affect this community are presented below.

1) low population - each city consists of less than 10,000 residents (other factors);
2) low income – the average median household income is $40,439 which is over 32% less
   than the average median household income in the state;
3) high poverty rates –the Small Area Income and Poverty estimate for Saint Louis County is
   14.7% while the poverty rate for the United States as a whole is 10.5%;
4) high unemployment rates - only 8,908 jobs (or 57% of the population is employed) were
   reported to the Minnesota Department of Revenue (2018);
5) **high senior populations** – about 19.3% of the people are over the age of 65 compared to the national average of 12.9%; and
6) **low quality housing stock** – housing stock consists of 70% constructed prior to 1970.

### 2.a.ii. Threats to Sensitive Populations (20 points)

#### (1) Health or Welfare (5 points)

Groundwater and surface water are very closely connected in the assessment area as almost every Community-wide community has a lake, pond, or river in their natural setting and many former mine pits are now lakes with direct connection to the regional aquifer. City of **Cook** has a population of 557 (other factors) and is located adjoining to the Little Fork River and is in a Federal Emergency Management Agency (FEMA) flood plain (other factors); major flood events have been recorded from 1927 to 2018.

#### (2) Greater Than Normal Incidence of Disease and Adverse Health Conditions (5 points)

A University of Minnesota Taconite Workers Health Study confirms that taconite mine workers have 2.4 times the rate of mesothelioma diagnoses than the general population. Miners were also found to have a 30% higher incidence of heart disease. The exact source of these elevated threats was not directly linked to either indoor or outdoor air quality, but an association between the risk of developing mesothelioma and the number of years of working at a taconite plant was established. This has led to a working hypothesis that exposure to taconite dust, either in the processing plants, in the mining operation, or from fugitive dust, may be correlated to the incidence of this disease. Although research in this area is incomplete, these findings suggest that historic mine-scarred land be assessed in accordingly (other factors).

#### (3) Promoting Environmental Justice (10 points)

Currently, more than 10,000 Minnesotans are homeless which is at a record high and is steadily increasing. Our area is no stranger to this issue. According to an article in TPT Originals, [*Homelessness is Growing in Greater Minnesota*](https://www.tptoriginals.org/homelessness-is-growing-in-greater-minnesota), one shelter, located in the city of Virginia, has 12 beds and operates as a 30-day emergency shelter, though residents may have an option to stay up to 90 days. It is also one of the only shelters on the Iron Range which means that homelessness in and around the small communities is mostly hidden. Lately, this shelter has had an increased number of ‘turn-away’ which is presented a few blocks away from this shelter, as an estimated 20 households are currently living outside in tarp tents near the rim or edge of an open-pit mine.

An article in Environment and Planning E: Nature and Space, *Intersecting Hazards, Intersectional Identities: A Baseline Critical Environmental Justice Analysis of Homelessness*, describes how the regulation and criminalization of homelessness can magnify the environmental hazards to which people experiencing homelessness are exposed. The author interviewed people experiencing homelessness who described concerns about being forced into campsites affected by soil and water contamination, air and noise pollution, severe weather events, fire, and pests and rodents. As stated above, an estimated 20 households are currently living outside in tents near the edge of an open-pit mine in the city of Virginia (lead applicant).
Additionally, according to the United States Department of Agriculture (USDA) Economic Research Services (ERS) Food Access Research Atlas, city of Virginia (lead applicant) has limited access to food sources. In a 2015 low-income census, a significant number of residents are located more than ½ mile (urban) or 10 miles (rural) from the nearest supermarket and more than 200 housing units in the city of Virginia do not have access to a vehicle. Assessing these challenges begins with assessing environmental limitations as a preliminary step to freeing up reusable land to expand our limited and aging housing stock and provide further support to this population. Identifying and assessing brownfields is a step in improving the environment and moving toward cleaning up the sites that pose an elevated health risk.

2.b. Community Engagement (15 points)
2.b.i. & 2.b.ii Project Involvement (5 points) & Project Roles (5 points)

<table>
<thead>
<tr>
<th>Entity</th>
<th>2.b.ii Support Contact &amp; Specific Role in Project</th>
</tr>
</thead>
<tbody>
<tr>
<td>Federal</td>
<td>John Eloranta contact at <a href="mailto:john.eloranta@mail.house.gov">john.eloranta@mail.house.gov</a> for Pete Stauber  <a href="https://stauber.house.gov">https://stauber.house.gov</a></td>
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<tr>
<td>State</td>
<td>Whitney Ridlon contact at <a href="mailto:whitney.ridlon@state.mn.us">whitney.ridlon@state.mn.us</a> for Commissioner Mark Phillips  <a href="https://mn.gov/irrrb/">https://mn.gov/irrrb/</a></td>
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<tr>
<td>City, community-wide partners</td>
<td>Jim Plummer contact at <a href="mailto:jim.plummer@state.mn.us">jim.plummer@state.mn.us</a> for Mine Vision Partnership  <a href="https://www.lvpmn.org/who-we-are/">https://www.lvpmn.org/who-we-are/</a></td>
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<td>Babbitt, Cathy Hoheisel – Clerk Treasurer, <a href="mailto:cathy@babbitt-mn.com">cathy@babbitt-mn.com</a></td>
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<td>Biwabik, Jeff Jacobson – Administrator, <a href="mailto:administrator@cityofbiwabik.com">administrator@cityofbiwabik.com</a></td>
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<td></td>
<td>Bovey, Deborah Trboyevich – Council Member, <a href="mailto:codrboyevich@cityofbovey.org">codrboyevich@cityofbovey.org</a></td>
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<td></td>
<td>Chisholm, Stephanie Skraba – City Administrator, <a href="mailto:sskraba@ci.chisholm.mn.us">sskraba@ci.chisholm.mn.us</a></td>
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<tr>
<td></td>
<td>Coleraine, Briana Anderson – Clerk – Treasurer, <a href="mailto:banderson@cityofcoleraine.com">banderson@cityofcoleraine.com</a></td>
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<td></td>
<td>Cook, Theresa Martinson – Administrator, <a href="mailto:theresa@cookmn.us">theresa@cookmn.us</a></td>
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<td>Ely, Harold Langowski – Clerk Treasurer, <a href="mailto:elyod@ely.mn.us">elyod@ely.mn.us</a></td>
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<td>Eveleth, Jackie Monahan-Junek – Administrator, <a href="mailto:jackie@evelethmn.com">jackie@evelethmn.com</a></td>
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<td>Gilbert, Jim Paulsen – Administrative Clerk, <a href="mailto:clerk@gilbertmn.org">clerk@gilbertmn.org</a></td>
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<td></td>
<td>Hoyt Lakes, Becky Lammi, Administrator, <a href="mailto:blammi@hoytlakes.com">blammi@hoytlakes.com</a></td>
</tr>
<tr>
<td>Private</td>
<td>Elissa Hansen contact at <a href="mailto:info@northspan.org">info@northspan.org</a> for Northspan Group Inc  <a href="https://www.northspan.org/">https://www.northspan.org/</a></td>
</tr>
<tr>
<td></td>
<td>Teresa Appelwick contact at <a href="mailto:president@laurentianchamber.org">president@laurentianchamber.org</a> for Laurentian Chamber  <a href="https://laurentianchamber.org/">https://laurentianchamber.org/</a></td>
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</table>
2.b.iii. Incorporating Community Input (5 points)
The city of Virginia (lead applicant) provides in-kind services which will use quarterly meetings and/or quarterly electronic updates as a forum for distributing information on the assessment projects and for receiving input on plans and approaches to those listed above. This is an effective venue for community members (listed above) and is a useful tool to planners, developers, existing land owners, and industry in the area. Additionally, city of Virginia website hosts information regarding brownfields projects and is used to provide awareness to the communities.

3. Task Descriptions, Cost Estimates, and Measuring Progress (45 points)

<table>
<thead>
<tr>
<th>3.a.i. Description of Tasks/Activities and Outputs (25 points)</th>
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<tbody>
<tr>
<td>3.a. Project Implementation Task / Activity (10 points)</td>
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<tr>
<td>3.a.ii. Anticipated Schedule (5 points)</td>
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<tr>
<td>3.a.iii. Task / Activity Lead (5 points)</td>
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<td>3.a.iv. Outputs (5 points)</td>
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<th>Task / Activity</th>
<th>3.a.ii. Anticipated Schedule (5 points)</th>
<th>3.a.iii. Task / Activity Lead (5 points)</th>
<th>3.a.iv. Outputs (5 points)</th>
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<tbody>
<tr>
<td>Appoint project director / grant administrator</td>
<td>Month 1</td>
<td>Applicant</td>
<td>Oversight of grant</td>
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<td>Select environmental consultants</td>
<td>Month 3</td>
<td>Applicant</td>
<td>Professionals to complete assessment, investigation</td>
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<td>Memorandum of Agreement</td>
<td>Month 3</td>
<td>Applicant</td>
<td>MOA for Virginia and Babbitt, Biwabik, Bovey, Chisholm, Coleraine, Cook, Ely, Eveleth, Gilbert, and Hoyt Lakes</td>
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<td>Project Work Plan</td>
<td>Month 3</td>
<td>Applicant</td>
<td>Preparation for discussion with EPA project officer</td>
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<td>Community-wide meetings leaders/planners to coordinate BF Program efforts with community strategic plan, eligibility determinations and site selection</td>
<td>Quarterly</td>
<td>Project director / grant administrator</td>
<td>Defining and expanding inventory, requires coordination with EPA project officer for project eligibility determinations</td>
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<td>Quality Assurance Project Plan</td>
<td>Month 12</td>
<td>Consultant</td>
<td>Report approval with EPA QAPP coordinator</td>
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<td>Phase I Assessments</td>
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<tr>
<td>Phase II Work Plan</td>
<td>Month 36</td>
<td>Consultant</td>
<td>Reports and approval with MPCA project manager</td>
</tr>
<tr>
<td>Phase II Reports</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Response &amp; cleanup plans</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Final Technical Report</td>
<td>Month 36</td>
<td>Consultant</td>
<td>Report to EPA project officer</td>
</tr>
<tr>
<td>Update ACRES Data</td>
<td>Month 36</td>
<td>Applicant</td>
<td>Database entry and alignment with EPA project officer</td>
</tr>
<tr>
<td>Quarterly Reports</td>
<td>Month 36</td>
<td>Applicant</td>
<td></td>
</tr>
<tr>
<td>Financial Report SF425</td>
<td>Annual</td>
<td>Applicant</td>
<td>Report and alignment with EPA grant requirements</td>
</tr>
<tr>
<td>DBE Utilization</td>
<td>Semi-Annual</td>
<td>Applicant</td>
<td></td>
</tr>
</tbody>
</table>
3.b. Cost estimates (budget table) only planned budgeted tasks (15 points)

<table>
<thead>
<tr>
<th>Budget Categories</th>
<th>Task 1 Program Activities</th>
<th>Task 2 Community Engagement</th>
<th>Task 3 Site Assessments</th>
<th>Task 4 Cleanup &amp; Reuse Planning</th>
<th>Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>Direct costs</td>
<td>$5,000</td>
<td>$5,000</td>
<td>$32,500</td>
<td>$150,000</td>
<td>$500,000</td>
</tr>
<tr>
<td>Personnel</td>
<td>$5,000</td>
<td>$5,000</td>
<td>$300,000</td>
<td>$150,000</td>
<td>$500,000</td>
</tr>
<tr>
<td>Travel</td>
<td>$4,000</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Contractual</td>
<td>$3,500</td>
<td>$32,500</td>
<td>$300,000</td>
<td>$150,000</td>
<td>$486,000</td>
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<tr>
<td>Total Direct</td>
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<td>$37,500</td>
<td>$300,000</td>
<td>$150,000</td>
<td>$500,000</td>
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<tr>
<td>Percentages</td>
<td>2.5%</td>
<td>7.5%</td>
<td>60%</td>
<td>30%</td>
<td></td>
</tr>
</tbody>
</table>

**Task 1 – Program Activities (2.5% allocation)** This task encompasses the obligations to meeting the requirements of the Cooperative Agreement and implementing the grant in its entirety, including but not limited to, financial reporting. City staff will average 60 hours at $83 per hour for a total of $5,000. Additionally, two municipal staff to travel to a National Brownfields Conference and staff to attend site meetings (in-state) with state agency staff and site owners/developers with an estimated cost of $4,000. In-kind services will be provided by the City of Virginia (lead applicant). **Contractual,** consultants will provide updates to ACRES and final technical reports for an average of $83 per hour for 42 hours per year, this task is estimated for a total of $3,500.

**Task 2 – Community Engagement (7.5% allocation)** The community participates in quarterly meetings to discuss brownfield revitalization opportunities and to prioritize the selection process. The City staff will manage these tasks with assistance from an environmental consultant. This task is vital and brings Brownfield Inventory and Prioritization projects to the forefront which will be presented on the Community-wide website inventory. The Community-wide inventory is already quite extensive; however, with each new development additional possibilities arise. City staff will average 60 hours at $83 per hour for a total of $5,000 for preparation and presentations to the Community. The lead applicant provides in-kind services to keep the brownfields inventory website maintained and updated. **Contractual,** this task will also encompass the site eligibility determination step for EPA project officers to approve. Community-wide majority vote will decide the internal approval of projects and is estimated that approximately 375 hours at an average of $100 per hour.

**Task 3 – Site Assessments (60% allocation) – Contractual,** A Quality Assurance Project Plan (QAPP) will be prepared by an environmental consultant for approval prior to any Phase II work. Selected projects will be evaluated through performance of Phase I Environmental Site Assessments (ESA) that are All Appropriate Inquiry (AAI) compliant and Phase II Investigations which will be completed in accordance with ASTM standards and MPCA Risk Based Site Evaluation (RBSE) process. An environmental consultant will complete at least one Phase I for each community and at least eight Phase II Investigations. Phase I costs are approximately $4,000 each for an average of $44,000; however, costs will depend on the acreage of the property. Based on past experience and property types, Phase II Investigations will average $45,000 each.

**Task 4 – Cleanup & Reuse Planning (30% allocation) – Contractual,** Cleanup plans and reuse plans will be developed at an estimated cost of $20,000 per project, for a total of about eight projects with the majority of projects containing hazardous substances. Cleanup plans will be prepared by an environmental consultant in accordance with MPCA guidelines and will include evaluation of redevelopment and remediation (other factors).
3.c. Measuring Environmental Results (5 points)
City of Virginia (lead applicant) tracks progress by using the already in-place system of the stakeholders advisory committee which consists of staff from each city partner. This group is responsible for working with the City to perform the assessment tasks in accordance with the grant procedures and requirements; and following the site selection and prioritization procedures. Project status and financial status is reported by the City on a monthly basis and reports are submitted on a quarterly basis to EPA project officer by using the ACRES database system.

It is the goal of the community to approve projects for environmental assessment and investigation during the first year of the grant cycle to allow for the full three years to advance from assessment to investigation to planning for cleanup which allows for EPA and MPCA staff review and approval time. During the second year of the grant cycle is generally geared toward field work or the Phase II Investigation is implemented. Due to inclement weather, there is a very short drilling and field work season that allows for a limited number of Phase II investigations to occur and vital to be prepared in advance of the second year. The third year of the grant cycle is used to finalize each project.

4. Programmatic Capability and Past Performance (35 points)
4.a. Programmatic Capability (20 points)
4.a.i. Organizational Capacity (5 points)
The city of Virginia (lead applicant) has a solid track record on the use of both state and federal loans and grants; City staff will work closely with EPA project officer and an environmental consultant to ensure proper contractual services procurement and performance of the technical work. These individuals will be knowledgeable of the cooperative agreement executed by the City. The lead applicant hosts Community-wide meetings and presents up-to-date information on its website. The City coordinates community outreach and financial tracking. The team created for the FY16 Community-wide Assessment grant worked well together and made significant progress toward addressing brownfields challenges. We are confident this structure will continue to do the same.

4.a.ii. Organizational Structure (5 points)
Fiscal Agent | the city of Virginia (lead applicant) will be the fiscal agent. The City has a proven track record of managing regional, state, and federal grant funds. This includes experience using the EPA Brownfield Assessment Demonstration Pilot Grant Program in 2000 through 2002; and the lead in an awarded FY16 brownfields assessment grant. Also, using the state brownfields grant funds and petroleum reimbursement funds for assessments and cleanups at more than a dozen brownfield sites within the city of Virginia. The City is familiar knows the technical challenges of working with Brownfield projects.
Advisory Board- the City and its community partners will use the criteria and site selection and prioritization procedures established for previous brownfields work. This board will be responsible for directing the Project Director/Grant Administration and environmental consultants to perform the assessment tasks in accordance with the EPA Brownfields Program procedures and requirements and following the site selection and prioritization procedures.
Project Management- the City will appoint a Project Director/Grant Administrator for this program who will not only take care of the grant administration duties, but will also focus on
providing continued community outreach and communication to ensure smooth, continuous and collaborative efforts between the coalition communities, the environmental consultants, and the EPA.

4.a.iii. Description of Key Staff (5 points)

<table>
<thead>
<tr>
<th>Role</th>
<th>Responsibilities</th>
</tr>
</thead>
<tbody>
<tr>
<td>Administrator, City of Virginia</td>
<td>Oversees grant admin., coordinate consultants efforts, Community-wide contact grant tasks</td>
</tr>
<tr>
<td>Finance Director, City of Virginia</td>
<td>Oversees the budget tracking and processes invoices</td>
</tr>
<tr>
<td>Project Director/Grant Administrator</td>
<td>Coordinates consultants, grant reporting, community outreach &amp; communication, provides updates to the community-wide members</td>
</tr>
<tr>
<td>Environmental Consultants</td>
<td>Provide assessment &amp; environmental reporting and planning services</td>
</tr>
</tbody>
</table>

4.a.iv. Acquiring Additional Resources (5 points)

The Iron Range has a ready group of local professional environmental consulting firms locally based with expertise in our legacy brownfields and are qualified to prepare Phase I and Phase II documents on the brownfields unique to our area. Numerous investigation contractors and analytical laboratories, certified by the Minnesota Department of Health, are available to help with proper implementation of assessment and investigation activities.

4.b. Past Performance and Accomplishments (15 points)

4.b.i. Currently Has or Previously Received an EPA Brownfields Grant (15 points)

(1) Accomplishments (5 points)

The city of Virginia was the lead applicant that received $550,000 for a FY16 Assessment grant and included projects in the cities of Aurora, Bovey, Ely, Eveleth, Hoyt Lakes, Nashwauk, and Virginia. This FY16 grant funded nine Phase I ESA, seven Phase II Investigations, and three Response Action Plans. More work is required on most of these projects; however, plans are in place for residential, commercial, light industrial, and greenspace developments making these previously unusable properties usable while protecting human health and the environment. This work has been updated and documented in the ACRES database.

(2) Compliance with Grant Requirements (10 points)

A FY16 assessment grant in the amount of $550,000 was liquidated on October 30, 2019. Over the three year grant cycle, 12% of funds were expended on Phase I, 68% was utilized for Phase II, 10% was utilized for response action plans and cleanup planning, and 10% was utilized for overall grant requirements and reporting. All ACRES reports were completed quarterly in this EPA database for project officer review, and all other project reporting was completed within work plan timelines. Overall compliance with the 2016 work plan varied as more Phase II work was completed than was originally anticipated. The work plan proposal was planned to utilize 33% on Phase I, 50% on Phase II, 8% on cleanup planning, and 9% for reporting and grant requirements.
Threshold Criteria Response
Statement of Lead Entity Applicant Eligibility

City of Virginia Resolution No. 21175
Resolution adopted October 26, 2021
Resolution No. 21175

City of Virginia, Minnesota, October 26, 2021

Resolution approving US Environmental Protection Agency (US EPA) Brownfield Community-Wide Assessment Grant Application and willingness to take role of fiscal agent for the project.

Resolved by the City Council of the City of Virginia, that

WHEREAS, the City of Virginia, Minnesota is a member of the Iron Range Brownfield Coalition (Coalition), which was created as a collation of member communities for the purpose of seeking a US EPA Brownfield Community-Wide Assessment Grant; and

WHEREAS, the City of Virginia, Minnesota will serve as the Coalition leader and will submit the US EPA Brownfield Community-Wide Assessment Grant application on behalf of the Coalition; and

WHEREAS, the City of Virginia, Minnesota supports the Brownfield Community-Wide Assessment Grant application, which will be submitted to the US EPA on or before December 1, 2021 by the City of Virginia, Minnesota, on behalf of the Coalition; and

WHEREAS, the City of Virginia, Minnesota, on behalf of the Coalition, has the legal authority to apply for financial assistance, and the institutional, managerial, and financial capability to ensure adequate project administration.

NOW, THEREFORE, BE IT FURTHER RESOLVED that upon approval of the Coalition’s application by the US EPA, the City of Virginia may enter into a Memorandum of Agreement with the other members of the Coalition for the above-referenced coalition assessment project, and that the City of Virginia, Minnesota certifies that will comply with all applicable laws and regulations as stated in all contract agreements.

BE IT FURTHER RESOLVED that the Mayor and City Administrator are hereby authorized to execute such agreements as are necessary to implement the project(s) on behalf of the City of Virginia, Minnesota.

Moved by Councillor Friedlieb supported by Councillor Biondich that the above resolution be adopted this 26th day of October 2021.

Ayes:- Councillor Friedlieb, Biondich, Paulsen, Johnson, Baribeau, Baranzelli

Mayor Cuffe, Jr. (7)

Nays:- None
Community Involvement
EPA Region 5 Administrator Debra Shore  
Environmental Protection Agency  
77 West Jackson Boulevard  
Chicago, IL 60604-3507

RE: U.S. Environmental Protection Agency Brownfields Assessment Grant Proposal

Dear Administrator Shore,

I write in support for the city of Virginia and the Iron Range Brownfields Coalition's FY 2022 EPA Brownfields Assessment Grant Application and ongoing efforts to revitalize brownfields across the Iron Range.

The importance of the Iron Range to Minnesota's economy and to the United States' strategic mineral reserves has been an important issue concerning northeastern Minnesota. Equally important to iron mining is Minnesota's strong tradition of environmental protection and revitalizing brownfields throughout the Iron Range is critical to continued economic development in the Iron Range.

The Iron Range Brownfields Coalition, comprised of Iron Range cities along a 100-mile corridor, collaborates with other important stakeholders to foster growth and sustain environmental protection in the region, as this coalition has successfully managed EPA Assessment grants in both FY 2011 and FY 2016.

The city of Virginia and the Iron Range Brownfields Coalition's FY 2022 EPA Brownfields Assessment Grant Application has my complete support and I ask that it receive full consideration.

Sincerely,

Pete Stauber  
Member of Congress  
Minnesota's 8th Congressional District
October 28, 2021

Britt See-Benes
City Administrator
City of Virginia
327 1st Street South
Virginia, MN 55792

Dear Britt See-Benes,

Please accept this letter in support of the Central Iron Range Assessment Coalition (the Coalition) and their multi-community U.S. Environmental Protection Agency Brownfields Assessment Grant Application.

Current and future Minnesota mine lands are regulated under the State environmental statutes, rules, and permitting. Therefore, these sites will not pose brownfield concerns. However, the first 100 years of mining occurred before the 1980 reclamation statutes were enacted, and those lands encompass vast areas of our region. These mine lands fall under the EPA’s definition of a brownfield, and are eligible under the Assessment and Cleanup Grant programs. EPA’s programs are important to providing an opportunity for the future use of these lands, and will offer sustainability and growth opportunities for our communities.

It is crucial to the economies of the Iron Range, State of Minnesota, the Midwest and the entire United States of America, that current mining and future mineral deposits are protected and preserved for mining. Mining must occur where the minerals exist, and these lands must not be impacted by developments that preclude the nation’s access to these critical resources. Please refer to the attached map titled “Mine Lands and Mineral Resources of the Mesabi Range Area”, which shows the location of the 100-mile long, but very narrow “Iron Formation,” where the valuable iron ore and taconite mineral deposits are located. Along this stretch of land are also the numerous cities and communities that make up the region in northeastern Minnesota known as the Mesabi Iron Range. Due to the strategic role these natural resources play, preserving “Iron Formation” land for future mining is imperative, but the local communities must be allowed to grow and prosper as well. Whereas, these two objectives can provide a venue for land-use conflicts, this grant will mitigate the problem by providing brownfield sites that communities can safely use for redevelopment. Approving the Iron Range Assessment Coalition grant is a critical step in creating opportunities for future community and economic development within our Iron Range communities.

The Coalition, made up of Iron Range cities and townships, work together on this project. The City of Virginia will continue to act as fiscal agent. This coalition has proven its capabilities to successfully manage a multi-community initiative by successfully completing the initial EPA Brownfields Assessment grant of $753,000 in 2014 and most recently wrapping up a second EPA Brownfields Assessment grant of $550,000 awarded in 2016. Many agency funded community and economic redevelopment projects have moved forward on sites that utilize the EPA Brownfield Assessment funding to complete Phase I ESA’s, Phase II ESA’s, and other predevelopment environmental due diligence site work.

A review at the agency revealed a significant amount of agency grant funding and associated private investment has been dedicated to redevelopment projects on the sites that have benefited from past EPA Brownfields Assessment funding received by the Coalition. Redevelopment projects on these sites have ranged from new and expanded infrastructure, building demolition, and other site work that has allowed for projects on those sites to move forward ranging from single family housing development, retail development, medical/office, parks/greenspace, and new and
expanded manufacturing. All of these projects greatly contribute to new jobs and improved quality of life on the Iron Range.

This grant will leverage funds to enable the Coalition to welcome new additional member to continue to maintain and expand a GIS database, conduct site selection and planning, and implement data management. Additionally, the Coalition would work with local governing units to identify sites, maintain a website, perform accounting, and grant compliance, attend meetings, prepare documents, and overall administration. This work could have a major impact on the future of community and economic development in the region.

Since the late 1990’s we have worked with Coalition member communities and the Minnesota Pollution Control Agency on the assessment, cleanup and redevelopment of numerous Brownfield Sites. The Coalition member communities have shown they can work together well to successfully complete Brownfield projects.

The Department of the Iron Range Resources & Rehabilitation is a State of Minnesota economic development agency whose mission is to advance regional growth within the “Taconite Assistance Area” as defined by Minnesota Statutes 273.1341. Re-use of Brownfield sites as industrial, commercial, residential, recreational, or green space will further our efforts to create jobs and increase tax base in communities across the Iron Range. These projects also mitigate potential health or environmental risks and use existing or new infrastructure to reduce urban sprawl, thereby creating opportunities for Smart Growth in communities.

Thank you for your consideration of this Brownfield Assessment Grant application. We will continue to work in partnership with the Coalition to revitalize the communities, the economy and the environment of Northeastern Minnesota’s Iron Range region. If you have any questions, please call agency staff member Whitney Ridlon at (218) 735-3004.

Sincerely,

Mark Phillips
Commissioner

cc: Jenny Holmes, NTS
    Whitney Ridlon, Iron Range Resources and Rehabilitation
October 17, 2021

Britt See-Benes
City of Virginia
327 First Street South
Virginia, MN 55792-2623

Dear Ms. See-Benes,

Please accept this letter from Mineland Vision Partnership in support of the Iron Range Brownfields Assessment Coalition (the Coalition) grant request for a multi-community U.S. Environmental Protection Agency Brownfield Assessment Grant Application.

Mineland Vision Partnership is a coalition of mining, business, government, education, professional and community interests representing all parts of the Iron Range, which promotes sustainable mining and the reshaping of mining sites into productive future landscapes. It facilitates discussion and decision making among all interests, and it helps identify lands for economic, recreating, and resource uses that meet mining and community goals.

Mineland Vision Partnership’s mission is to:

- Preserve lands necessary to sustain current and future mining
- Promote landscape options for post mining uses
- Identifying and discuss new development opportunities
- Providing the tools to achieve these goals

The Brownfield Assessment Grant will enable petroleum and hazardous substance assessment activities on sites in communities across northeastern Minnesota’s Iron Range, with an emphasis on historical mine land. Past, current and future mining operations limit the amount of land available for development in Iron Range communities. It is essential that these Brownfield sites become available for redevelopment.

MVP grants are available to reclaim and redevelop historic mine scarred lands, and in recent years the program is funded between $250,000 and $350,000 annually.

Additionally, LVP convenes three well-attended public meetings per year, and supports the Iron Range Brownfield’s program by providing a forum for brownfield information and projects to be shared.

Based on Mineland Vision Partnership’s ongoing and direct relationship with the Coalition and the successful completion of an EPA brownfield coalition assessment grant from 2011 through 2014, we are confident they will make this project a success. The City of Virginia will be the fiscal agent and has experience acting in this capacity. The Coalition member communities have shown that they can work together closely to successfully complete Brownfield projects.
The re-use of Brownfield sites as commercial, residential, recreational or green space, as already proven with the successful grant 2011 to 2014, will continue to further our efforts to create jobs, and increase tax base in sustainable communities across the region. These projects also mitigate potential health or environmental risks and use existing or new infrastructure to reduce urban sprawl, thereby creating opportunities for Smart Growth in communities.

Thank you for your consideration of this Brownfield Assessment Grant Application. We will continue to work in partnership with the Coalition to revitalize the communities, the economy and the environment of northeastern Minnesota’s Iron Range region. If you have any questions, please call me at (218) 274-7006. Thank you.

Sincerely,

Jim Plummer

Jim Plummer,
Mineland Vision Partnership Coordinator
November 16, 2021

Britt See-Benes
City of Virginia
327 First Street South
Virginia, MN  55792

Dear Britt:

This letter confirms that the City of Babbitt, Minnesota has resolved to participate as a member of the Iron Range Brownfields Program Coalition and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

We understand that the Coalition leader will submit the grant application on behalf of the Coalition. The application will be submitted to the US Environmental Protection Agency in December, 2021.

If the grant is awarded funding, the City of Babbitt will be prepared to enter into Memorandum of Agreement for the community-wide coalition assessment project. We appreciate the City of Virginia’s efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project.

We have assigned the following person as our community’s Brownfields Program contact person:

Cathy Hoheisel, Clerk-Treasurer
City of Babbitt
71 South Drive
Babbitt, MN  55706
(218)-827-3647
cathy@babbitt-mn.com

Sincerely,

Andrea Zupacich, Mayor
City of Babbitt
November 8, 2021

Britt See-Benes
City of Virginia
327 1st Street South
Virginia, MN 55792

This letter confirms that the City of Bovey, Minnesota has resolved to participate as a member of the Iron Range Brownfields Program Coalition and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

We understand that the Coalition leader will submit the grant application on behalf of the Coalition. The application will be submitted to the US Environmental Protection Agency in December 2021.

If the grant is awarded funding, the City of Bovey, will be prepared to enter into a Memorandum of Agreement for the community-wide coalition assessment project. We appreciate the City of Virginia's efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project.

We have assigned the following person as our community's Brownfields Program contact person:

Name: Deborah Trboyevich
Title: Council member
Address: PO Box 399, Bovey, MN 55709
Telephone: 218-259-8498
Email Address: dtrboyevich@cityofbovey.org

Sincerely,

[Tara DeGuiseppi]
Bovey City Clerk
November 4, 2021

Ms. Britt See-Benes  
City Administrator  
City of Virginia, Minnesota  
327 1st Street  
South  
Virginia, MN 55792

Dear Ms. Britt See-Benes,

This letter confirms that the City Council of Chisholm, Minnesota has resolved to participate as a member of the Central Iron Range Brownfields Program Coalition (Coalition) and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

We understand that the City of Virginia, Minnesota will be the Coalition leader and will submit the grant application on behalf of the Coalition. The application will be submitted to the US Environmental Protection Agency.

We appreciate the City of Virginia’s efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project. We have assigned the following person as our community’s Brownfields Program contact person, Stephanie Skraba, City Administrator.

Sincerely,
City of Chisholm

John A. Champa  
Mayor  
JAC/mg  
Enclosure: Letter of Support
November 9, 2021

Britt See-Benes
City of Virginia
327 1st Street South
Virginia, MN 55792

This letter confirms that the City of Coleraine, Minnesota has resolved to participate as a member of the Iron Range Brownfields Program Coalition and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

We understand that the Coalition leader will submit the grant application on behalf of the Coalition. The application will be submitted to the US Environmental Protection Agency in January 2019.

If the grant is awarded funding, the City of Coleraine, Minnesota will be prepared to enter into a Memorandum of Agreement for the community-wide coalition assessment project. We appreciate the City of Virginia’s efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project.

We have assigned the following person as our community's Brownfields Program contact person:

Name: Tom Nielsen
Title: Mayor
Address: PO Box 902 Coleraine MN 55722
Telephone: 218-259-2703
Email Address: Tielsen@cityofcoleraine

Sincerely,

Thomas Nielsen
Mayor

Sorry, this will remain
Joseph Pollard
Councilperson
PO Box 670 Coleraine, MN 55722
281-384-3329
jpollard@cityofcoleraine.com
CITY OF COLERAINE
RESOLUTION No. 2021-11.08 - Brownfield

Resolution supporting the US EPA Brownfield Assessment grant application to be submitted by the City of Virginia, and authorizing the City of Coleraine to enter into a Memorandum of Agreement with the City of Virginia for a community-wide assessment project

Resolved by the City Council/Board of the City of Coleraine that:

WHEREAS, the City of Coleraine Minnesota is a member of the Iron Range Brownfield Coalition (Coalition), which was created as a collation of member communities for the purpose of seeking a US EPA Brownfield Assessment Grant.

WHEREAS, the City of Coleraine, Minnesota supports the US EPA Brownfield Assessment grant application which will be submitted to the US EPA on or before December 1st, 2021 by the City of Virginia, Minnesota, on behalf of the Coalition.

WHEREAS, that upon approval of the Coalition’s application to the US EPA, the City of Coleraine, Minnesota may enter into a Memorandum of Agreement with the City of Virginia for the above-referenced community-wide assessment project, and that the City of Coleraine, Minnesota certifies that it will comply with all applicable laws and regulations as stated in all contract agreements.

NOW, THEREFORE, BE IT RESOLVED that the Mayor and City Clerk-Treasurer are authorized to execute such agreements as are necessary to implement the project(s) on behalf of the City of Coleraine, Minnesota.

I CERTIFY THAT the above resolution was adopted by the City Council of Coleraine, MN on this 8th day of November, 2021.

SIGNED:  

[Signature]
Thomas Nielsen, Mayor

ATTEST:

[Signature]
Briana Anderson, Clerk-Treasurer
November 3, 2021

Britt See-Benes
City Administrator
City of Virginia
327 1st Street South
Virginia, MN 55792

Dear Britt,

This letter confirms that the City Council of Cook, Minnesota has resolved to participate as a member of the Central Iron Range Brownfields Program Coalition (Coalition) and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

We understand that the City of Virginia, Minnesota will be the Coalition leader and will submit the grant application on behalf of the Coalition. The application will be submitted to the US Environmental Protection Agency on or before December 1, 2021.

If the grant is awarded funding, the City of Cook, Minnesota will be prepared to enter into a Memorandum of Agreement with the City of Virginia, Minnesota for the community-wide coalition assessment project.

We appreciate the City of Virginia’s efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project. We have assigned the following person as our community’s Brownfields Program contact person:

Name: Theresa Martinson, Administrator-Clerk/Treasurer
Address: 127 South River Street; P O Box 155 – Cook, MN 55723
Telephone: 218-666-2200
Email Address: theresa@cookmn.us.

Sincerely,

[Signature]
Harold Johnston
Mayor

www.cookmn.us  •  city@cookmn.us
CITY OF COOK  •  PO BOX 155  •  COOK  •  MN 55723  •  218-666-2200  •  FAX 218-666-0004
January 11, 2019

Britt See-Benes
City of Virginia
327 1st Street South
Virginia, MN 55792

Dear Britt,

This letter confirms that the City of Ely has resolved to participate as a member of the Iron Range Brownfields Program Coalition and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

We understand that the Coalition leader will submit the grant application on behalf of the Coalition. The application will be submitted to the US Environmental Protection Agency in December 2021.

If the grant is awarded funding, the City of Ely will be prepared to enter into a Memorandum of Agreement for the community-wide coalition assessment project. We appreciate the City of Virginia's efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project. The environmental clean up projects allowed through this funding have been a great benefit to the members of the coalition.

We have assigned the following person as our community's Brownfields Program contact:

Name: Harold R Langowski
Title: Clerk-Treasurer
Address: 209 E Chapman Street, Ely MN 55731
Telephone: 218-235-3083
Email Address: elyod@ely.mn.us

Sincerely,

Roger Skraba
Mayor City of Ely
CITY OF ELY

RESOLUTION SUPPORTING THE US EPA BROWNFIELD ASSESSMENT GRANT APPLICATION TO BE SUBMITTED BY THE CITY OF VIRGINIA, AND AUTHORIZING THE CITY OF ELY TO ENTER INTO A MEMORANDUM OF AGREEMENT WITH THE CITY OF VIRGINIA FOR A COMMUNITY-WIDE ASSESSMENT PROJECT

Resolved by the City Council/Board of the City of Ely that:

WHEREAS, the City of Ely, Minnesota is a member of the Iron Range Brownfield Coalition (Coalition), which was created as a collation of member communities for the purpose of seeking a US EPA Brownfield Assessment Grant.

WHEREAS, the City of Ely, Minnesota supports the US EPA Brownfield Assessment grant application which will be submitted to the US EPA on or before December 1, 2021 by the City of Virginia, Minnesota, on behalf of the Coalition.

WHEREAS, that upon approval of the Coalition’s application to the US EPA, the City of Ely Minnesota may enter into a Memorandum of Agreement with the City of Virginia for the above-referenced community-wide assessment project, and the City of Ely, Minnesota certifies that it will comply with all applicable laws and regulations as stated in all contract agreements.

NOW, THEREFORE, BE IT RESOLVED that the mayor and Clerk are authorized to execute such agreements as are necessary to implement the project(s) on behalf of City of Ely, Minnesota.

Upon vote taken thereon, the following voted:
   For: Council Members A. Forsman, Kess, Debeltz, Omerza, Callen, Campbell and Mayor Skraba
   Against: None

Whereupon said Resolution No. 2021-052 was declared duly passed and adopted this 2\textsuperscript{nd} day of November, 2021.

Roger Skraba, Mayor

Harold R Langowski, Clerk/Treasurer
November 4, 2021

Britt See-Benes  
City Administrator  
City of Virginia  
327 1st Street South  
Virginia, MN  55792

Dear Britt,

This letter is intended to provide support of the City of Virginia’s (MN), as the Central Iron Range Brownfields Program Coalition leader, Brownfields Assessment Grant application to the U.S. Environmental Protection Agency later this year.

If the grant is awarded, the City of Eveleth, MN is prepared to enter into a Memorandum of Agreement with the City of Virginia, MN for the community-wide coalition assessment project.

The City’s brownfields program contact is:

Jackie Monahan-Junek  
City Administrator  
413 Pierce Street  
Eveleth, MN  55734  
218-744-7563  
jackie@evelethmn.com

Regards,

Jackie Monahan-Junek  
City Administrator
November 12, 2021

Britt See-Benes
City of Virginia
327 1st Street South
Virginia, MN 55792

This letter confirms that the City of Gilbert, Minnesota has resolved to participate as a member of the Iron Range Brownfields Program Coalition and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

We understand that the Coalition leader will submit the grant application on behalf of the Coalition.

If the grant is awarded funding, the City of Gilbert, will be prepared to enter into a Memorandum of Agreement for the community-wide coalition assessment project. We appreciate the City of Virginia's efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project.

We have assigned the following person as our community's Brownfields Program contact person:

    Name: Jim Paulsen
    Title: Executive Administrative Clerk
    Address: 16 South Broadway Street South, Gilbert MN 55741
    Telephone: 218 748 2232
    Email Address: clerk@gilbertmn.org

Sincerely,

Jim
Executive Administrative Clerk
November 2, 2021

Britt See-Benes  
City of Virginia  
327 1st Street South  
Virginia, MN 55792

This letter confirms that the City of Hoyt Lakes, Minnesota has resolved to participate as a member of the Iron Range Brownfields Program Coalition and will support seeking a Brownfields Assessment Grant from the US Environmental Protection Agency.

The City of Hoyt Lakes supports the City of Virginia’s application on behalf of the Iron Range Brownfields Program.

If the grant is awarded funding, the City of Hoyt Lakes will be prepared to enter into a Memorandum of Agreement for the community-wide coalition assessment project. We appreciate the City of Virginia's efforts to act as the fiscal agent for the Coalition members and we look forward to working together on this project.

Sincerely,

[Signature]
Becky Lammi  
City Administrator  
City of Hoyt Lakes