

FEDERAL FACILITY SUPERFUND PROGRAM

National Federal Facility Excellence in Site Reuse Awards 2022 Award Winners

BRAC Project Team Enables Comprehensive Cleanup, Creation of Commercial-Industrial Hub



Kelly Air Force Base | San Antonio, Texas

This facility, established in 1917, was the first military air base in Texas to train pilots during World War I, and served as a supply and fuel depot and an aircraft maintenance and repair facility. The 4,000-acre base was closed in 1995 under BRAC. The Port San Antonio Authority was established to oversee the redevelopment of the former base.

The combined efforts of the site's BRAC project team (EPA, the U.S. Air Force, the Texas Commission on Environmental Quality and the community) during more than 30 years of investigations and cleanup resulted in comprehensive site cleanup and the successful transfer of nearly 2,000 acres to the San Antonio community for reuse and redevelopment.

Environmental justice issues were front and center during the BRAC process, including a successful petition from the Committee for Environmental Justice Action for technical assistance to empower the community to participate in key cleanup and reuse decisions.

Today, the area, now known as Port San Antonio, is home to over 80 public- and private-sector organizations that employ 15,000 people and generate \$5.6 billion annually. Its newest facility, Tech Port Center + Arena, opened in spring 2022. This \$70 million, 130,000-square-foot facility includes a 3,200-seat arena, classrooms, technology labs and a food hall.

Restoration Effort Hosts Visitors and Wildlife, Becomes Part of National Treasure



Krejci Dump | Cuyahoga Valley National Park, Ohio

Krejci Dump accepted municipal and industrial waste in the 1940s, and was later transferred to the U.S. National Park Service (NPS). Contamination prompted an emergency response and cleanup. Now, the site is open to the public for the enjoyment of current and future generations, as intended by Congress when it established Cuyahoga Valley National Park.

The park's 33,000 acres along the Cuyahoga River preserve rural, natural and cultural landscapes between Cleveland and Akron. The site's restored wetlands and meadows provide a healthy ecological system for area wildlife.

NPS worked closely with Ford Motor Company, the lead corporation involved in the cleanup, to recontour and revegetate the site with native grasses and wildflowers, reestablish wetlands and restore habitat. NPS continues to monitor the restoration to ensure its long-term effectiveness.

EPA's National Federal Facility Excellence in Site Reuse Awards

These awards recognize the innovative thinking and cooperation among federal agencies, states, tribes, local partners and developers that have led to noteworthy restoration and reuse of federal facility sites.

To learn more about the awards and to explore nominating a site for a future award, please visit: <https://www.epa.gov/fedfac>.

Partnerships Accelerate Cleanup, Lay the Groundwork for Mixed-Use Growth



Naval Industrial Reserve Ordnance Plant | Fridley, Minnesota

The U.S. Navy began producing weapons systems at this 83-acre site in the 1940s. Facility operations resulted in groundwater, surface water and soil contamination. The efforts of diverse stakeholders, including EPA, the Minnesota Pollution Control Agency (MPCA), the U.S. Navy, local governments and community organizations, accelerated the cleanup, completing it four years ahead of schedule, and made the site's reuse possible.

A developer purchased the site and surrounding property and turned the 122-acre area into Northern Stacks Industrial Park. The facility now hosts more than a dozen businesses, including entertainment providers, auto accessory manufacturers and Forgotten Star Brewery. The park includes public meeting areas and walking trails, and hosts community activities.

Looking forward, the industrial park continues to attract tenants from across the country, drawn by its location near downtown Minneapolis and the Mississippi River, LEED-certified infrastructure, and access to recreation amenities. The project has brought life back to a vacant urban property, providing jobs, tax revenues and community amenities.

In 2019, EPA presented regional awards to the U.S. Navy, MPCA and Hyde Development, recognizing their efforts supporting the site's beneficial reuse.

“This redevelopment increased the property value 10-fold and added over 2,000 jobs over the past five years. None of this would have been possible without enthusiastic participation from federal, state and local organizations working together.”

- Scott Lund, Mayor of Fridley, Minnesota

Recreation Destination Flourishes After Extensive Cleanup




El Toro Marine Corps Air Station | Irvine, California


Before its decommissioning under the Base Realignment and Closure Act (BRAC) in 1999, this nearly 5,000-acre site supported the Fleet Marine Forces in the Pacific Ocean, serving as the U.S. Marine Corps's primary jet fighter facility on the West Coast. In 2001, Orange County voters passed a measure authorizing the area's redevelopment as a park/preserve for public and private use. Extensive cleanup efforts by the U.S. Navy facilitated the ongoing transformation of about 1,300 acres of the Station into Great Park, led by the City of Irvine and its redeveloper Heritage Fields. To date, more than 450 acres of park space have been completed.


Great Park is a recreation destination that includes parks, hiking trails, multi-use sport facilities, an art complex and an amphitheater. It also includes a police and firefighter training facility and an ice rink that serves as the training facility for the National Hockey League's Anaheim Ducks. Other uses under consideration for other parts of the site include a new high school, homes and shopping areas.


The project's approach shows how successful partnerships among public and private entities, local governments and communities can facilitate the transformation of former military facilities with significant environmental issues into multi-use community assets that foster economic growth and celebrate local culture.

Dollars and Cents: Economic Impacts of Reuse at El Toro Marine Corps Air Station (2021)

 **Number of Businesses:** 39

 **Annual Sales:** \$1,968,149,328

 **Jobs:** 1,955

 **Annual Employment Income:** \$462,807,072

Data Source: FFRRO Economic Analysis