

## NVF YORKLYN SITE WETLAND PROJECT

**STATE PROGRAM:** Delaware Department of Natural Resources and Environmental Control

**ASSISTANCE RECIPIENT:** DNREC Parks and Waste & Hazardous Substances

**ASSISTANCE AMOUNT:** \$3.3M



### PROJECT DESCRIPTION

The first of its kind in Delaware, this brownfield to wetlands conversion project will use natural systems to remediate water bodies impaired by decades of industrial activity. The loan will be repaid from Hazardous Substances Control Act (HSCA) tax revenues and is secured by a revenue pledge in the form of a Master-Lease Purchase Agreement with the Department of Natural Resources and Environmental Control (DNREC) as the Lessee and the CWSRF as the Lessor. A memorandum of understanding between the parties gives DNREC the right to withhold HSCA tax revenues to pay annual CWSRF lease payments. This innovative lease-purchase financing structure allows the Division of Waste & Hazardous Substances (WHS) to borrow from the CWSRF without obligating the State to any indebtedness associated with a traditional loan agreement. In addition, the overall project involves a cooperative partnership between multiple state agencies (DNREC-CWSRF, DNREC-WHS, DNRECParks and Recreation), the federal government (EPA-Brownfields), and the private sector.

The Delaware CWSRF provided \$3.3 million in financing to create 2 acres of wetlands by replacing 29,000 tons of soil contaminated with zinc with clean fill material and topsoil. The wetlands will improve water quality, store stormwater to mitigate flooding, help flush the remaining zinc-impacted groundwater to the recovery trench, and support the economic redevelopment of the Fiber Mills District in Yorklyn. An additional \$1 million loan will create a series of additional wetlands around the project site to protect residents and buildings from flooding and runoff. Without the financing and spirit of partnership made possible by the Delaware CWSRF, the remediation of the site was estimated to take another 40 years and cost an additional \$10.7 million.

To read more about this case study, please visit [https://www.epa.gov/sites/default/files/2017-11/documents/pisces\\_compendium\\_final2.pdf](https://www.epa.gov/sites/default/files/2017-11/documents/pisces_compendium_final2.pdf).