

Program Overview

Program Name: Maine Department of Environmental Protection (DEP)

Summary: The key benefits of Brownfields redevelopment include:

- The protection of public health and the environment through cleanup of commercial/industrial properties;
- Slowing of "urban sprawl" by encouraging reuse of properties;
- Increased tax revenues;
- Use of existing infrastructure (e.g. roads, rail, water, sewer);
- The creation of new jobs; and
- The revitalization of declining commercial/industrial based communities.

In 1993, the Maine Legislature established the Voluntary Response Action Program (VRAP). The VRAP allows applicants to voluntarily investigate and clean up properties to the Maine Department of Environmental Protection's (DEP) satisfaction, in exchange for protections from enforcement actions. The VRAP is intended to encourage the clean up and redevelopment of contaminated properties within the state.

Website: <https://www.maine.gov/dep/spills/brownfields/>

Funding Source(s) for the Program: Federal grants and VRAP application fees.

Cost to enter program or fees for service: The VRAP application fee is 1% of the assessed value of the property, with a maximum fee of \$15,000.

Sites Enrolled in VCP: As of November 2023, approximately 1200 sites to date had enrolled in the VRAP.

Sites Completed under VCP: As of November 2023, approximately 950 sites had received final certification through the VRAP.

Contacts

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Website: <https://www.maine.gov/dep/spills/brownfields/index.html>

VRAP Website

<https://www.maine.gov/dep/spills/vrap/ipvrap.html>

Brownfields Website

<https://www.maine.gov/dep/spills/brownfields/index.html>

Brownfields Revolving Loan Fund (RLF) Website

<https://www.maine.gov/decd/business-development/financial-incentives-resources/resources/brownfields-revolving-loan-fund>

Contaminants Managed

The Maine Department of Environmental Protection has regulatory authority over the releases of hazardous substances to the environment through the Maine Uncontrolled Sites Law.

Asbestos: With Conditions - Asbestos containing building materials are abated as part of site remediation and in accordance with state asbestos regulations.

Lead: Yes

PCBs: Yes

Petroleum and Fuels: Yes

Other Contaminants: Yes - Chlorinated solvents and other Volatile Organic Compounds (VOCs), Per- and Polyfluoroalkyl Substances (PFAS), Polycyclic aromatic hydrocarbons (PAH's), heavy metals, and other hazardous substances defined under state law.

Institutional Controls

Any final VRAP certification that relies on institutional and/or engineering controls (ICs and ECs) as part of the remedy will require the applicant to record a Declaration of Environmental Covenant with the appropriate registry of deeds, pursuant to the Maine Uniform Environmental Covenants Act, 38 M.R.S. § 3001 et seq.

IC Tracking: IC's are tracked in a database a summary of which is available online. https://www.maine.gov/dep/gis/datamaps/brwm_remediation_sites/rpt_rem_site_list.pdf

IC Oversight: In order to maintain their VRAP liability protections, participating property owners are obligated to comply with all applicable institutional and engineering controls detailed in the associated Declaration of Environmental Covenant.

IC Monitoring: Frequency of monitoring and inspections are detailed in the Declaration of Environmental Covenant for the property.

Related Programs

Maine DEP Brownfields

<https://www.maine.gov/dep/spills/brownfields/>

Maine DEP VRAP

<https://www.maine.gov/dep/spills/vrap/>

Maine DEP Uncontrolled Sites Program

<https://www.maine.gov/dep/spills/uncontrolledsites/index.html>

Maine DEP Spills & Site Cleanup Programs

<https://www.maine.gov/dep/spills/programs/index.html>

Additional Resources

Maine DEP Website

<https://www.maine.gov/dep/index.html>

Maine DEP Online Maps and Data

<https://www.maine.gov/dep/maps-data/index.html>

Maine DEP PFAS Information

<https://www.maine.gov/dep/spills/topics/pfas/index.html>