

CMC HEARTLAND
Freeport, IL
 Assessment and Cleanup Grants
Former Brownfield to Become Part of 23.8-Mile Country Trail Project

ADDRESS:	16, 100, and 130 North Henderson Avenue, Freeport, IL 61032
PROPERTY SIZE:	18 acres
FORMER USES:	Railroad yard, bulk petroleum facilities, lumber yards, coal businesses, stockyards, beer distributors, icehouses, freight depots, agri-business, vinegar and yeast manufacturers, grain companies, canning factory, mattress factory
CURRENT USES:	Designated to become part of the Pecatonica Prairie Path project
EPA GRANT RECIPIENT:	PROJECT PARTNERS:
The City of Freeport received a \$200,000 Assessment Pilot in 2001, a \$200,000 Assessment Grant in 2003, and a \$200,000 petroleum EPA Brownfields Cleanup Grant in 2004.	Pecatonica Prairie Path Commission



For additional data and geographic information for this and other Brownfields Grants, please visit **EPA's Cleanups in My Community** - <http://iaspub.epa.gov/Cleanups/>

PROJECT BACKGROUND:

CMC Heartland is an 18-acre vacant property located along the Pecatonica River in Freeport, Illinois. Originally owned by the Chicago, Milwaukee, and St. Paul Railroad, the property contained rail yard passenger and freight depots and spurs serving coal and lumber businesses in the late 1800s. As time passed, the railroad reportedly leased portions of the property to lumber yards, coal businesses, bulk petroleum distributors, stockyards, beer distributors, icehouses, and grain companies. Historically, a railroad roundhouse was also present. The Assessment Pilot funded a Phase I assessment that was completed in February 2002, which indicated that a Phase II assessment was necessary. The Phase II assessment was completed in late 2003 revealing petroleum contamination in the soil, ground water and surface water. The city took ownership of a portion of the site in 2003 from Adair Asset Management and took full ownership of the property in 2004.

KEY ACCOMPLISHMENTS:

- Removed six underground storage tanks and cleaned up a highly contaminated bulk petroleum plant.
- Leveraged approximately \$150,000 for cleanup and redevelopment activities.
- Cleanup of this property serves as a critical piece to making the Pecatonica Prairie Path—which is currently impassable across the Pecatonica River—continuous and accessible by bike and foot.

OUTCOME:

Completed on May 1, 2007, cleanup activities included the removal of six underground storage tanks (USTs) and 1,425 cubic yards of contaminated soil. CMC Heartland is designated to become part of the Pecatonica Prairie Path project, which involves the development of a 28.3-mile country trail linking Rockford and Freeport, Illinois. Cleanup of the property allows the regional Pecatonica Prairie Path recreational trail to extend through Freeport, connecting the community with the regional trail network. Additionally, a bridge will connect CMC Heartland to Tutty's Crossing Trailhead across the Pecatonica River. This bridge will create a pedestrian and bicycle connection for the City of Freeport and area residents. Construction of the bridge is expected to be complete by the end of 2010.



Removal of underground storage tank at former bulk petroleum plant.