IDENTIFY POTENTIAL BARRIERS TO REUSE

Another step to successfully redevelop the site is to understand whether site-related barriers may prevent certain types of development activity. For instance, many sites are subject to institutional controls, such as restrictive covenants, which frequently restrict residential uses. In other instances, the design of a physical remedy, such as a landfill cap, may prohibit the placement of all or certain types of structures.

EPA or the appropriate state/local agency may more easily assist you in addressing potential barriers if it is aware of your plans for reusing the site in the early stages of the cleanup of the site. Learn more about potential reuse barriers by reviewing the “Site Profile Page” accessible through EPA’s CERCLIS database, or by contacting the appropriate state/local agency.

Disclaimer: EPA is not able to offer guarantees or assurances to prospective purchasers about the compatibility of their redevelopment plans with the site cleanup. EPA can generally discuss the redevelopment plans with the prospective purchaser, and identify obvious incompatibilities, but the burden of not impeding or injuring the remedy is solely the prospective purchaser’s responsibility.