



Brownfield Cleanup Revolving Loan Fund Application

Indiana defines a brownfield as a parcel of real estate that is abandoned or inactive; or may not be operated at its appropriate use; and on which expansion, redevelopment, or reuse is complicated; because of the presence or potential presence of a hazardous substance, a contaminant, petroleum, or a petroleum product that poses a risk to human health and the environment. IC 13-11-2-19.3. The term brownfield also includes: 1) sites contaminated by controlled substances (e.g., residences or buildings used for the manufacture of

Part II: Financial Information

The purpose of the Revolving Loan Fund (RLF)* is to facilitate the redevelopment of brownfield sites in Northwest Indiana by making low-interest loans to eligible political, non-profit, and private for-profit entities to finance environmental cleanup. Loan terms are flexible and dependent upon project/borrower needs.

Completed applications may be submitted at any time by email, U.S. mail, or delivered in person. Email submission is preferred. Submit completed RLF Loan Application to:

Northwest Indiana Regional Development Authority

Attn: David Wellman

9800 Connecticut Drive

Crown Point, IN 46307

Email: dwellman@rda.in.gov

Phone: 219.644.3500

If available, please attach the following items to the application:

- Completed Part I Application
- Property Appraisal
- Current Redevelopment Plan, including site plan/map post-redevelopment, elevations or project renderings, if available and not previously submitted
- Copy of corporate filing for Applicant
- Applicant Resumes, including development experience of the team and/or individual members and case studies as presented in Section I
- Purchase Agreement, Option or Site Access Agreement (if applicant is not the current owner)
- Applicant References
- Developer tax returns and financial statements
- Project pro forma, project budget, sources and uses table, cash flow table and supporting financial information
- Available commitments for all private and public funding, as presented in Section II below
- Have you signed the Application form?

*The RLF is a U.S. Environmental Protection Agency (EPA) Initiative funded under Comprehensive Environmental Response Compensation and Liability Act (CERCLA) 101(23) as described in 40 CFR 200.415. Loans under this program are subject to certain additional activities and project reporting/tracking procedures (e.g. community involvement planning, cleanup analyses, federal procurement practices etc.) as required by the EPA.

For Official Use Only	
Date	
Escrow No.	

SECTION I. APPLICANT INFORMATION

*Project Name/Working Title (this name should be the same as in the Part I Application, and used consistently in all amendments, correspondence, etc.):

Applicant Name:

Type of Development Entity: **Corporation (C)** **Corporation (S)** **LLC** **Partnership (LP or LLP)**
 OTHER _____

Provide proof of good standing; resolution authorizing signatory; signed agreement (if LLC or partnership)

NWIBC/RDA Project No.:

Date of Part I Application Submittal:

Contact Person:

Current Owners and Key Managers (Proprietor, partners, officers, directors, members and all shareholders of outstanding stock - 100% of ownership must be shown). Use a separate sheet if necessary.

Name	Title/Position	Percent Ownership	Years With Company

Attach resumes for those listed above. Resumes shall include development experience of the team and/or individual members and case studies (i.e., project summaries) for previous development project(s).

DEVELOPMENT EXPERIENCE:

List all previously completed/developed/co-developed or any other developments currently in progress, including all those that you partnered with or had some type of development relationship. Include the status and/or outcomes of those completed and/or ongoing development projects.

SECTION II. APPLICANT FINANCIAL STRENGTH

Provide three (3) years' income tax returns and audited or reviewed financial statements for the primary developer (corporate or personal as appropriate for development entity structure).

SECTION III. PROJECT FINANCING

a. Amount of RLF Loan requested: \$ _____

Repayment period requested: _____ years

Payment frequency requested: Monthly Annually

b. Explain the Financing Structure for the Project. If the Financing Structure is exactly the same as what was described in the Part I Application, please indicate "No Change in Financing Structure since submittal of Part I Application":

c. Provide a table showing detailed costs, including method of calculation or estimation, and sources of funding for all environmental assessment and response activities to be conducted as part of the redevelopment project.

d. Provide a development budget and project *pro forma*, including cash flow, stabilized operating statement, and return on investment. Provide a table showing sources and uses of funds for all components of the project, including but not limited to property acquisition, environmental assessments and response actions, demolition, site preparation, infrastructure, construction, marketing, etc. All project financial information must include repayment of the RLF loan.

- e. Specifically identify all sources of public and non-profit financing for the project and provide the status of your application or funding source commitment for each source:

Attach supporting documentation that demonstrates the success of obtaining public financing (e.g., municipal resolutions for financing or TIF creation).

- f. Identify sources of private financing for the Redevelopment project:

Equity Investors (Use a separate sheet if necessary)			
Name	Organization	Contact Information	
		Phone	Email

List the name of the Primary Lending Institution that will finance the Redevelopment project:

Name of Institution:	
Type of Financing Instrument:	
Contact Person:	
Phone:	Email:

List the name of other Creditors that will finance the Redevelopment project:

Name of Creditor:	
Contact Person:	
Phone:	Email:
Years Associated:	

Name of Creditor:

Contact Person:	
Phone:	Email:
Years Associated:	

Name of Creditor:	
Contact Person:	
Phone:	Email:
Years Associated:	

Attach supporting documentation that:

- 1) Demonstrates the success of obtaining financing to complete the Project development (e.g., commitment letters from lending institutions, municipal resolutions for financing or TIF creation), and
- 2) Verifies adequate funding is available and committed to complete the RLF Loan-funded environmental response activities if the estimated cost exceeds the requested RLF Loan amount

NOTE: If upon review of the supporting financial information it is determined that the information submitted is insufficient, three years of financial statements for each Owner listed may be required. If an Owner cannot provide three years of financial statements, then the the Owner will be required to provide alternate information describing the financial means and capacity of each Owner or of affiliated entities that will assume financial responsibility for the Project. To the greatest extent possible, this information will be kept confidential.

SECTION IV. BACKGROUND INFORMATION

- a) Has your organization/business (you or any officers of your company, partners, members, or investors) ever been suspended or disbarred, declared bankruptcy or insolvency commenced a proceeding under any bankruptcy law or had a judgment rendered against it? **YES** **NO**

If Yes, explain: _____

- b) Are you or your business, partners, members, or investors involved in any pending claims or lawsuits? **YES** **NO**

If Yes, explain: _____

- c) Do you or your spouse or any member of your household, or anyone who owns, manages, directs, or otherwise benefits from your business, or their spouses or members of their households, work for the RDA, NIRPC or coalition communities? **YES** **NO**

If Yes, explain: _____

- d) Does your business, its owners or majority stockholders own or have a controlling interest in other businesses? **YES** **NO**

If Yes, please provide their names and relationship with your company along with a current balance sheet and operating statement for each as a separate exhibit

- e) Are any of the individuals listed under "Owners and Key Managers" on parole or probation? **YES** **NO**

If Yes, explain: _____

- f) Have any of the individuals listed under "Management" been convicted of a crime? **YES** **NO**

If Yes, explain: _____

ADDITIONAL REMARKS:

SECTION V. AUTHORIZATION, CERTIFICATION AND CONSENT

I certify information contained herein and statements provided in the attachments are true and accurate as of the stated date(s). These statements are made for the purpose of either obtaining a loan or guaranteeing a loan. I authorize the Northwest Indiana Regional Development Authority (RDA) to make inquiries as necessary to verify the accuracy of the statements made and to determine my credit worthiness.

The undersigned certifies that (Co-) Applicant, nor any individual, partnership, company or corporation related to the (Co-) Applicant through common ownership or control, is not considered a responsible party under CERCLA and/or IC 13-25-4 for hazardous substances contamination or IC 13-23 or IC 13-24-1 for petroleum contamination at the proposed brownfield project site. The undersigned certifies that (Co-) Applicant has never been suspended, debarred, or otherwise declared ineligible for federal or state financial assistance programs.

The undersigned certifies that (Co-) Applicant is authorized to incur debt and enter into legally binding agreements.

The undersigned certifies that (Co-) Applicant has no pattern of uncorrected environmental non-compliance.

The undersigned understands that (Co-) Applicant is applying for an RLF Loan using federal monies and further certifies that s/he has reviewed and agrees to be bound by terms and conditions contained in the EPA Cooperative Agreement entered into by the U.S. EPA and the RDA, including compliance with the terms of all governmental regulations pertaining to the project, including the regulations contained in 40 CFR Pt. 300, 42 USC § 9601 et. seq. and the requirements of the Davis-Bacon Act.

The undersigned agrees that the challenges and successes of this brownfield project may be discussed at any local, state or national meetings or conferences.

The undersigned agrees that this brownfield project may be publicized through various media, including brochures, web pages, news articles and press events. These media may include photos of the project site.

The undersigned agrees to have a sign placed on the property, if funded, by the Northwest Indiana Brownfields Coalition. Signs must comply with all applicable local signage ordinances. Said sign will remain on the property during the duration of the cleanup, up to 90 days after completion.

The undersigned understands that the information that is made available will be available to the public and other agencies in accordance with the Freedom of Information Act, 5 U.S. Code § 552; Indiana Open Records Law, Code 5-14-3, the federal and state laws that governs the disclosure of public records.

The undersigned hereby certifies that all information provided to the Northwest Indiana Regional Development Authority herein and furnished with this application is and will be true, accurate, complete, and fairly presents the financial condition of the undersigned. The MLB may check credit and trade references in reviewing this application and disclose information about its credit experience with the applicant, as authorized by law. The MLB may also check the personal credit history of the principal owner(s) and/or key individuals. By signing below, the undersigned agree that the business loan will be for the purpose identified in the loan application and in accordance with EPA RLF requirements.

AUTHORIZED SIGNATURE	TITLE	DATE
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