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BLT's work on Harbor Point wins Sustainable Communities Brownfield Redevelopment Award

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Stamford, CT Building and Land Technology (BLT) received the Sustainable Communities Brownfield Redevelopment Award. BLT is the developer responsible for the \$3.5 billion Harbor Point redevelopment project that encompasses more than 100 acres of former brownfields along the waterfront.

The Harbor Point development project was honored at the Northeast Sustainable Communities Workshop due to its positive contributions to the community (an estimated 2,500 jobs), its magnitude (more than 100 acres along the waterfront), its achievement of LEED-ND Gold certification, the transit-oriented nature of the development, and the public parks and planned publicly accessible waterfront.

This project exemplified the benefits of public-private partnership. The State Department of Economic and Community Development and Department of Energy and Environmental Protection have been closely involved with the remediation. State investment over the years has included \$8 million of state funding, including CT's Targeted Brownfield Development Loan Program, Regional Brownfield Grant Program and Municipal Brownfield Pilot Program, and establishment of the Harbor Point Infrastructure Improvement District. BLT transformed this waterfront neighborhood into a fresh and exciting live, work and play community.

Fuss & O'Neill provided environmental site assessments, remediation design, and impacted soil management; site, utility and stormwater infrastructure design including low impact development features; coastal planning and design; traffic impact studies, parking evaluations, traffic signal design and OSTA permitting; roadway design; building decontamination; local, state and federal permitting; and construction administration.

The project included the construction of new utilities, roadways, bike lanes, and 2,360 apartments in nine buildings, ranging from renovated historical lofts to waterfront towers, which will ultimately grow to more than 4,000 units and 6 million s/f of floor space. This waterfront destination is currently home to corporate headquarters, a boatyard, and more than 30 retailers, including 14 restaurants, with more in the pipeline. The redevelopment included the creation of new public parks, construction of green roofs, and one mile of planned publicly accessible waterfront.

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