



## REBUILD MI

### Retain Brownfield & Urban Investment Laws for Development

**The Rebuild MI coalition is aligned in opposition deceptively named “Polluter Pay” bills before the legislature and instead favors protecting Michigan’s robust Brownfield Redevelopment Program because it is more likely to result in progress for Michigan.**

**Michigan’s contaminated site cleanup law already requires clean up while striking a critical balance of protecting the public health and environment while ensuring effective and realistic pathways for brownfield redevelopment.**

SB 605-611 and HB 5241-5247 are an attack on Michigan’s nationally recognized reuse-driven property cleanup standards that encourage private investment in revitalizing property.

Instead of encouraging more cleanups, these bills would dramatically increase litigation and the cost of property redevelopment, scaring away redevelopment dollars and leaving blight in place.

When contaminated vacant sites remain undeveloped, it is often local governments and community residents left holding the bag. This package would impose more legal liability and dramatically increase costs, further injuring the very people these laws are intended to protect.

While holding polluters accountable, we support the transformation of orphaned properties to support thriving communities as a responsible land use strategy. That’s why policies within Part 201 must expedite and prioritize the cleanup of sites rather than create new onerous and punitive regulations on local businesses, encouraging private parties to purchase and rehabilitate these properties so that they can contribute to the economy, local tax base, job creation and quality of life of the surrounding neighborhoods.

For the health of the environment, people and communities, we cannot dissuade investment in communities. Unfortunately, these bills risk chasing private brownfield property development away.

Let’s work together to incentivize the rehabilitation of these properties, not punish the good actors who are working to develop this property for a new use that benefits communities.

**Local governments and businesses agree: The new brownfield proposal simply creates a bigger mess.**