



# A Successful Transformation: Oliverio's Italian Style Peppers

Clarksburg, West Virginia

## Site Description

Prior to 1920 the half-acre site was a lumber yard and planning mill. Thereafter, the Quality Foundry operated as a ferrous metal company, using gray iron and semi-steel in its operations to produce cast iron with high nickel content. After 60 years of operation, the Quality Foundry was sold and ceased activity. The City had purchased the property in 2005 to complete the clean-up to make it available for development.



## Environmental Issues Addressed

The environmental assessment to determine contamination identified lead and arsenic in soils, and asbestos-containing roof materials and cooling boards. The cleanup alternatives selected, based on input from the community, was to enter into a State of West Virginia Department of Environmental Protection (WVDEP) Voluntary Remediation Program for site soil cleanup to a level acceptable for commercial use of the property. In order to safely perform the asbestos abatement and soil excavation and disposal, it was necessary to demolish the Foundry. To date, the contaminated soil has been removed and the building demolished. A newly constructed facility, The Pepper Plant, stands in its place.

Location of Oliverio's Pepper Plant at 280 N Ohio



**EPA Grant Recipient:** City of Clarksburg

**Year Awarded:** 2001, 2006

**Grant Types:** Assessment, Cleanup

**Former Uses:** lumber yard, planning mill, metal facility

**Current Uses:** Expansion of Oliverio's Italian Style Peppers Plant factory

## Leveraged Resources

The City of Clarksburg assessed the site with EPA funding, then later leveraged \$24,000 in cleanup funds to use in conjunction with \$120,000 in an EPA cleanup grant the WVDEP used to fund environmental assessment. The site cleanup created 10 jobs while the Oliverio's Pepper Plant managed to leverage property investment up to 3 million dollars allowing for 30 retained and new employment opportunities throughout the expansion.

# Behind the Transformation

## Current Use Features

Oliverio's Pepper processing plant has made use of vacant property and allowed for the plant's business to expand. The property has also added to the neighborhood's identity. The former Quality Foundry gave Oliverio's the opportunity to strengthen their 40 year long legacy to provide to local customers and schools expertise in food processing and entrepreneurship and expand. It has thrived in its West Virginia roots, leading the U.S. Small Business Administration to recognize Oliverio's Italian Style Peppers as one of the state's best businesses in 2011.

Beyond adding to local identity and investments, Oliverio's sells products in restaurants and stores throughout West Virginia and surrounding states.



Above: Remediation in process.

Below: Site before remediation.



Left: Inside Oliverio's Pepper Plant

Below: Students tour the facility



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