

## **Brownfield Contract Activity Summary for 2012**

- Preparation, follow up and tracking of new grant applications that may be necessary to fund existing or new brownfield redevelopment projects.
  - No new applications are in development at this time but as specific projects present opportunities to apply for companion grants for cleanup or assessment funding, applications will be initiated.
- Monitoring and meeting reporting requirements of any approved grant applications including, but not limited to, the following:

### ACTIVE GRANTS

- **Wisconsin Department of –Natural Resources- Site Assessment Grant for 1425 N. Memorial Drive - \$100,000 (\*NEW\*closing date of April 23, 2013);**
  - Activity under this action includes regular and active collaboration with City Development, environmental consultant (Alpha Terra) and outside legal counsel to continue site investigation activities and navigate the legal actions and activities required to acquire the property.
  - Petitioned DNR for second grant extension to be in a position to meet grant conditions of property acquisition and matching expenditures required under the grant. WI DNR extended the grant for a period of one year (see new closing date above). This action allows the City the time to meet the grant requirement and receive the \$100,000 grant reimbursement.
  - Visit site to monitor progress/compliance for debris removal by the property owner. Engage WI DNR for oversight of debris assessment to determine any hazardous materials, and to oversee removal and ensure proper disposal of debris.
  - Collaborate with Alpha Terra to create/continue site sampling and approve work plan to identify and evaluate scope of the contamination.
  - To date, the full \$100,000 has been spent on site investigation to evaluate and quantify the type(s) of contamination and the extent of those constituents at the site. A Site Investigation Report has been formally submitted to WI DNR with an assessment addendum to be remitted the end of this month (October).
- **U.S. Environmental Protection Agency – Brownfields Cleanup Revolving Loan Fund Grant - \$1,000,000, and**
  - Contract with environmental consultant (Stantec) has been executed and two potential projects could be considered. Dialog continues with both companies relative to project options.

- Plans have been discussed with the consultant to invite target groups to several informational sessions later this year to promote the cleanup fund and identify other potential projects.
  - As projects are completed under the Site Investigation Grant (below) – there will be more opportunities to market this grant to prospective cleanup projects.
- **U.S. Environmental Protection Agency – Site Assessment Grant - \$400,000**
    - RFP was issued, consultants interviewed, a consultant was selected (Symbiont) and a contract for service was executed.
    - Site Assessment projects have been initiated at multiple sites in the City. To date (October) 10 parcels have been assessed or are in progress. Two of the sites are in the Root River redevelopment area.
- **Attend City staff and/or meetings of public officials, including State and federal, to provide information on the progress of submitting new grant applications and/or the monitoring of existing grant awards.**
  - **Provide on-going brownfield redevelopment coordination services for the following projects:**
    - (1) **Racine Steel Castings Redevelopment Area;**
      - Weekly oversight of the WI DNR grant and related activities with outside legal counsel, City legal, City Environmental Health, City Development and environmental consultant.
    - (2) **Walker Manufacturing Redevelopment Area.**
      - US EPA SAG has been engaged for Site Investigation and to develop a remedial action plan based on Symbiont’s results and the efforts of prior site activities by other environmental firms. A US EPA Cleanup grant application will be submitted in November, 2012.
  - **Work with City staff to identify and evaluate brownfield sites for future redevelopment potential, including the identification of grants or other financial assistance necessary to move the project forward. Based on the City’s shortage of available greenfield space, this item is vital for the City’s future economic development. (Potential key areas include: Racine Street Industrial Area South of SSIP, CNH South Property currently in Mt. Pleasant on Hwy. 32, Horlick Malted Milk Redevelopment Area and Root River Redevelopment Area).**
    - Inquiries for SSIP are handled when contacts are made (and reported to City Development)

- Working with Vandewalle, Root River Council and other partners to participate, promote and submit grant applications on behalf of the RootWorks project and the City's redevelopment goals for the Root River.
- **Assistance regarding redevelopment matters relative to new projects that arise during the year, on an as-needed basis.**

## **Marketing and Recruitment Activities**

RCEDC will expand its marketing efforts of the Southside Industrial Park (SSIP), Walker Manufacturing Redevelopment Area, and the Racine Steel Castings Redevelopment Area. RCEDC will also explore options of recruiting new and existing businesses as well as developers to these locations. Marketing strategies that may be employed include:

- **Updating/expanding brownfield property listing sheets and website listings,**
  - Draft of listing sheet is with City Development for approval and would be used as a template for other City-owned properties.
- **Increasing outreach efforts to brokers,**
  - Will be accomplished in conjunction with BC-RLF information sessions to brokers.
- **Updating signage in Southside Industrial Park,**
  - No action on this item at the present time
- **Developing brownfields program resources/information on RCEDC website,**
  - Completed – accessible under [Our Services/Community Development](#)
- **Posting relevant brownfields information through social media channels (Facebook)**
  - Posted all Root River redevelopment public input sessions on Facebook page and announcement of the formal RootWorks plan adoption
- **Developing new strategies reflecting input/goals from City Development.**
  - Applied for two grants to support the RootWorks implementation through the SC Johnson Fund and the Fund for Lake Michigan