

**Washington County, Wisconsin
FY2017 U.S. EPA Community-Wide Coalition Assessment Grant
for Hazardous Substance & Petroleum Brownfields**

Cooperative Agreement No. BF-00E02304-1

**Quarterly Report No. 1
1st Quarter – Fiscal Year 2018
October 1, 2017 – December 31, 2017**

Submitted by:
Debora M. Sielski, Deputy Planning & Parks Administrator
Washington County Planning & Parks Department

January 29, 2018

**Washington County, Wisconsin
U.S. EPA Community-Wide Coalition Assessment Grant for
Hazardous Substance & Petroleum Brownfields
Cooperative Agreement No. BF-00E02304-1**

A. Project Title

Washington County, Wisconsin FY2017 Community-Wide Coalition Assessment for
Hazardous Substance & Petroleum Brownfields

B. Name of Grantee

Washington County Planning & Parks Department
333 E. Washington Street, Suite 2300
West Bend, WI 53095-2003

C. Cooperative Agreement No.

No. BF-00E02304-1

Community-Wide Coalition Assessment for Hazardous Substance & Petroleum
Brownfields

Date of Award: 10/11/2017

Project Dates: 10/1/2017 – 09/30/2020

Grant Amount:

\$300,000 – Hazardous Substance Brownfields

\$300,000 – Petroleum Brownfields

D. Project Contact(s)

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I. PROGRAM INTRODUCTION

This report provides a summary of activities completed by Washington County, Wisconsin (the County) during the 1st quarter of Fiscal Year (FY) 2018 (October 1 through December 31, 2017) for implementation of the United States Environmental Protection Agency (U.S. EPA) Community-Wide Coalition Assessment Grant for Hazardous Substance & Petroleum Brownfields awarded to the County by the U.S.EPA in 2017. Washington County Planning and Parks Department is responsible for administering the grants.

The County's U.S. EPA-approved Implementation Work Plan describes five (5) tasks that are to be completed using funding from the grants. This report describes the status of each task as of December 31, 2017, provides an estimate of the degree of completion of each task, and provides a list of deliverables associated with each task. The tasks are described below:

| Task No. | Task Name |
|-----------------|---|
| 0 | Programmatic Activities |
| 1 | Brownfields Inventory and Site Prioritization |
| 2 | Conduct Phase I Environmental Site Assessment (ESAs) |
| 3 | Conduct Phase II ESAs, Site Investigations and Remedial/Reuse Planning Activities |
| 4 | Community Brownfields Area-Wide Redevelopment Planning |
| 5 | Community Outreach and Involvement |

II. BUDGET OVERVIEW

The U.S. EPA awarded a total grant of \$600,000 to Washington County including \$300,000 for Hazardous Substance Brownfields Assessment and \$300,000 for Petroleum Brownfields Assessment. The Assessment Grant budget includes \$7,800 for direct expenses for the County (travel and supplies) and \$592,200 for contracted services provided by environmental and other consulting firms. The total budget period cost is \$694,162.00 of which \$94,162 is the local in-kind contribution that will be provided by staff from Washington County, City of West Bend, City of Hartford, Village of Slinger, Village of Jackson, Village of Richfield and Economic Development Washington County (EDWC).

The projects funded by this grant will advance the goals of the County's Site Redevelopment Program and continue successes achieved to date through implementation of a previous EPA Brownfields Assessment Grant awarded in 2014.

Building on the success of the FY14 Assessment Grant, all five of the original Redevelopment Coalition members have committed to continuing their support for the County Site Redevelopment Program and will enter into updated memorandum of agreements. As part of developing the grant, meetings were held with Coalition members to discuss priority redevelopment areas for possible future assessment. Each of the Coalition members selected the site or area that was their highest priority in need of assessment. Assessment needs for these sites are expected to utilize approximately one-third (\$200,000) of the grant funds with \$40,000 allocated for each of the Coalition partners. Additional sites will be selected based on the previously completed inventory and prioritization, as well as updates to be completed as part of the FY17 grant.

III. MODIFICATIONS TO THE WORK PLAN

No modifications to the Work Plan were implemented during the Fiscal Quarter.

IV. STATUS OF PROGRAM ACTIVITIES

This section of the report provides a summary of the status for each task as of December 31, 2017, including a summary of projects and activities approved, completed, or in progress. Also summarized are deliverables for each task, an estimate of the percent complete, and a summary of scheduled activities to be performed during the 2nd Quarter of FY 2018.

Task 0 – Programmatic Activities

A. Task Description

This task includes preparing grant quarterly reports, quarterly ACRES reporting, and general communications about the Cooperative Agreement to the U.S. EPA. This task has a budget of \$21,300 which includes travel costs to attend EPA-sponsored National Brownfields conferences and for work by the environmental consultant to provide assistance with reporting and other eligible programmatic activities.

B. New Activities or Projects Approved for Implementation by U. S. EPA During the Fiscal Quarter

None.

C. Completed Activities or Projects

As part of advancing the County's Site Redevelopment Program (SRP) and coordination of the Site Redevelopment Committee (SRC) and Coalition during the FY2014 grant, the County advanced a qualifications based procurement process

meeting the requirements of 40 CFR 31.36, in order to obtain the services of a consultant to assist with public meetings, evaluation, and initial scoring and prioritization of sites. The procurement process resulted in six proposals. Two firms were interviewed, and based on the interviews and previously submitted qualifications, a contract was executed which included the potential application for future brownfield assessment grants with Stantec Consulting Services, Inc.

In 2016, the County legal department reviewed the completed procurement process for consistency with EPA's updated procurement rules as detailed in CFR 200.317-326, and determined that the process used for the initial procurement was fully compliant with the updated requirements. The County reviewed the procurement process and scope for the initial request for qualifications with the EPA Project Officer, who confirmed that the process appeared to be compliant with the updated procurement requirements applicable to the FY17 grant. The contract with Stantec Consulting Services, Inc. was amended through execution of a new task order obligating the consultant to comply with the requirements of the FY2017 work plan and the cooperative agreement.

The County worked with the Project Team (Stantec Consulting Services, Inc., Vandewalle & Associates and Economic Development Washington County) to complete the detailed roles and responsibilities as part of the contract with Stantec for grant implementation services.

D. Activities or Projects in Progress

The County finalized the memorandum of Agreements (MOAs) for review by the USEPA Project Officer and distribution to Coalition partners. The USEPA Project Officer reviewed and approved the MOAs on January 22, 2018. The County Project Manager provided the MOAs to each Coalition partner for review and approval on January 22, 2018.

E. Deliverables

None.

F. Percent Complete and Scheduled Activities

This task is currently 10% completed.

Scheduled activities for the 2nd quarter of Fiscal Year (FY) 2018 (January 1 through March 31, 2018) include finalizing the MOAs with Coalition Partners and ongoing oversight of project activities and required reporting.

Task 1 – Brownfields Inventory and Site Prioritization

A. Task Description

This task includes the County working with Stantec Consulting Services, Inc. (Stantec) and Vandewalle & Associates (Vandewalle) to build from the successful inventory and prioritization process completed in 2015, by integrating new sites into the inventory and removing sites that have been redeveloped. The grant will fund ongoing site inventory and prioritization updates using the process developed in 2015. The County will integrate the Sanborn Fire Maps (purchased as part of the FY14 grant) into the County Web Application Gallery. In an effort to create a sustainable redevelopment inventory and prioritization process, the County will work with Stantec and Vandewalle to develop a GIS Web-based tool for local governments to update inventory and prioritize potential redevelopment sites within their community. This will streamline the current review process for the Site Redevelopment Steering Committee when determining funding priorities. This task will also allow for enhanced systemization to EDWC's Brownfield Site Readiness Certification process, including the continued updates to the online Redevelopment Tool including additional database geographic information system (GIS) layers by the EDWC and a qualified consultant. This task has a budget of \$30,000.

B. New Activities or Projects Approved for Implementation by U. S. EPA During the Fiscal Quarter

None.

C. Activities or Projects in Progress

None.

D. Deliverables

None.

E. Percent Complete and Scheduled Activities

This task is currently 0% complete.

Scheduled activities for the 2nd quarter of Fiscal Year (FY) 2018 (January 1 through March 31, 2018) include initiating the update to the Brownfields Inventory and Prioritization.

Task 2 – Conduct Phase I Environmental Site Assessments

A. Task Description

This task includes conducting Phase I Environmental Site Assessments. Under the direction of the County, the environmental consulting firm will complete Phase I ESAs at 24 sites. Prior to performing Phase I ESAs, eligibility determination request forms will be prepared and submitted to the USEPA (for hazardous substance brownfields) or WDNR (for petroleum brownfields) for approval. Upon confirmation of eligibility, the County will execute access agreements for each parcel to be inspected as part of the Phase I ESAs, or potentially subject to Phase II ESAs as part of Task 3. Phase I ESAs will be completed in accordance with the All Appropriate Inquiries Final Rule and the standards set forth in the ASTM E1527-13 Phase I Environmental Site Assessment Process.

This task has a budget of \$96,000.

B. New Activities or Projects Approved for Implementation by U. S. EPA During the Fiscal Quarter

None.

C. Completed Activities or Projects

None.

D. Activities or Projects in Progress

None.

E. Deliverables

None.

F. Percent Complete and Scheduled Activities

This task is currently 0% complete.

Scheduled activities for the 2nd quarter of FY2018 (January 1 through March 31, 2018) include the County submitting eligibility determination requests, and provided sites are eligible, completing Phase I ESAs for high priority sites during the 3rd quarter of FY2018.

Task 3 – Conduct Phase II Environmental Site Assessments, Site Investigations, and Remedial/Reuse Planning Activities

A. Task Description

This task includes conducting phase II ESA, site investigations, and remedial/ reuse planning. On sites that meet the site-specific eligibility requirements, and are approved for use of EPA funds, by the EPA (hazardous substance brownfields) and/or WDNR (petroleum brownfields), the County may use the assessment funds to conduct Phase II ESAs, site investigations, remedial planning and other brownfield reuse planning activities. Phase II site investigation activities are likely to include soil and groundwater sampling and may include magnetometer surveys, trenching to confirm anomalies, asbestos surveys and sampling for other hazardous building materials. Additional field services provided by EPA may include geophysical characterization, such as ground penetrating radar or electro-magnetic surveys. Greener and Sustainable Remediation principles will be incorporated into project tasks using the ASTM Greener Cleanup Standard Guide.

This task has a budget of \$341,000 which includes completion of annual updates to the existing approved QAPP. Eligibility determinations (EDs) and/or access agreements may also be completed for Task 3 for any properties for which these were not performed as part of Phase I ESAs conducted as part of Task 2. It is anticipated that the scope of work and deliverables for this task to be completed by the environmental consulting firm will include:

- Approximately eight (8) site-specific sampling and analysis plans (SAPs) and health and safety plans (HASPs);
- Approximately fifteen (15) Phase II ESAs;
- Six (6) remedial action options reports (ROARs) and/ or remedial action plans (RAPs).
- Eight (8) asbestos and hazardous materials pre-demolition or renovation surveys.

B. New Activities or Projects Approved for Implementation by U. S. EPA During the Fiscal Quarter

None.

C. Completed Activities or Projects

None.

D. Activities or Projects in Progress

None.

E. Deliverables

None.

F. Percent Complete and Scheduled Activities

This task is currently 0% complete.

Scheduled activities for the 2nd quarter of Fiscal Year (FY) 2018 (January 1 through March 31, 2018) include the environmental consulting firm updating the existing approved QAPP.

Task 4 – Community Brownfields Area-wide Redevelopment Planning

A. Task Description

This task includes area-wide redevelopment planning. There are at least six large sites or clusters of contiguous smaller sites within the target areas for which it is anticipated that area-wide planning will be a key to advancing sites beyond assessment to redevelopment. The community areas and specific sites on which reuse planning will be performed will be determined by the County and SRC in response to development proposals and/or requests from the coalition members.

This task has a budget of \$50,000. It is anticipated that the scope of work and deliverables for this task to be completed by the consulting firm will include 2 smaller area-wide plans and 1 larger area-wide plans. Areas will be determined by the Coalition and relate to high priority sites as identified in the site prioritization process and community needs.

B. New Activities or Projects Approved for Implementation by U. S. EPA During the Fiscal Quarter

None.

C. Completed Activities or Projects

None.

D. Activities or Projects in Progress

None.

E. Deliverables

None.

F. Percent Complete and Scheduled Activities

This task is currently 0% complete.

Task 5 – Community Outreach and Involvement

A. Task Description

This task includes community outreach and involvement. Since 2010, the County has proactively involved Washington County communities in the development and advancement of a brownfields-focused Site Redevelopment Program. To lead this effort, in early 2013, the County established a Site Redevelopment Committee (SRC) to guide and advance brownfield redevelopment, community outreach and involvement, reuse planning and site assessment.

The Coalition plans to convene the SRC on at least a quarterly basis, with the public meetings widely promoted encouraging participation by our partnering organizations and public. Targeted outreach has occurred and will remain important for each target area. To maximize the extent to which community residents and other stakeholders can provide meaningful input to the project, the SRC comprehensive community outreach program will continue, with elements that include SRC public meetings (occurring quarterly), County-wide and community specific public meetings and forums, print and web-based communication tools including the development and distribution of marketing and informational materials, and joint outreach and education efforts with community partner organizations.

This task has a budget of \$61,700 which includes enhancing its capabilities in demonstrating ROI and securing investment resources by building an ROI generator designed to evaluate various proposed development deals and weigh them against return for public and private participants. Additionally, the Coalition will deploy the latest in marketing technologies to develop project wins into compelling, easy-to-share success stories and case studies. These will be packaged for both recruitment and educational purposes, extending the program's reach and attracting more qualified projects and redevelopers.

The County will report on Project progress at open forums, such as municipal board/council meetings. The County will also distribute information through the existing Site Redevelopment Program website (www.co.washington.wi.us/SRP) which will serve as the foundation for ongoing web-based communication. The County and SRC members will also distribute information through their websites, newsletters, LinkedIn, Twitter, and blog posts as well as direct notice to community organizations and local newspapers.

B. New Activities or Projects Approved for Implementation by U. S. EPA During the Fiscal Quarter

None.

C. Completed Activities or Projects

The County completed a press release announcing the grant award for circulation in local newspapers, radio stations and three major television stations serving Southeastern Wisconsin (see attached). The County met with the Project Management Team (PMT) to detail the roles and responsibilities for Task 4 - Community Outreach and Involvement.

D. Activities or Projects in Progress

The County is currently developing a timeline for Task 4 - Community Outreach and Involvement.

E. Deliverables

None.

F. Percent Complete and Scheduled Activities

This task is currently 2% complete.

Scheduled activities for the 2nd quarter of Fiscal Year (FY) 2018 (January 1 through March 31, 2018) include:

- The County will conduct a countywide public kickoff meeting held in tandem with an SRC meeting.
- Schedule and participate in monthly “check-in” meetings with the Project Management Team.
- Update the County Site Redevelopment Program website at www.co.washington.wi.us/srp to provide current information throughout the FY2017 grant implementation.

V. PROBLEMS ENCOUNTERED/ASSISTANCE NEEDED

None.

VI. SCHEDULE AND PROJECT MILESTONES

A partial summary of major milestones achieved during the project to date are summarized on the following table.

| Date | Activity or Milestone Description |
|-----------|---|
| 6/02/2017 | County Project Manager sent out press release announcing award of USEPA FY2017 grant |
| 10/11/17 | USEPA awarded Cooperative Agreement to Washington County |
| 12/7/2017 | County Project Manager finalizes Roles and Responsibilities for County, Coalition Partners, EDWC, Stantec and Vandewalle & Assoc. |
| 12/15/17 | Tour of current projects with USEPA Project Officer, County Project Manager, Stantec, and Vandewalle. |
| 1/22/2018 | County Project Manager completed draft of MOAs |
| 1/22/2018 | USEPA Project Officer approved draft Coalition MOAs |
| 1/24/2018 | County Project Manager distributed MOAs for review and approval by Coalition Partners. |

Additional milestones for the project will be added to this table as part of the next Quarterly Report.

VII. BUDGET SUMMARY

Summary of Grant Expenses by Category for the Reporting Period 10/1/17 – 12/31/17

A summary of grant expenses by category is provided below, including the current budget, amounts previously expended, amounts expended during the 1st Quarter of FY2018 (October 1, 2017 – December 31, 2017), total amounts expended through December 31, 2017, and the budget remaining as of December 31, 2017.

| Categories | Budgeted Amount | Previously Expended | Expenses this Quarter | Total Cumulative Expenses | Amount Remaining |
|-------------|-----------------|---------------------|-----------------------|---------------------------|------------------|
| Personnel | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Travel | \$5,900.00 | \$0.00 | \$0.00 | \$0.00 | \$5,900.00 |
| Equipment | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Supplies | \$1,900.00 | \$0.00 | \$0.00 | \$0.00 | \$1,900.00 |
| Contractual | \$592,200.00 | \$0.00 | \$0.00 | \$0.00 | \$592,200.00 |
| Other | \$0.00 | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Totals | \$600,000.00 | \$ - | \$ - | \$ - | \$600,000.00 |

Summary of Current Budget Status by Task as of December 31, 2017

The following is a summary of the current budget status by task as of December 31, 2017

| Task No. | Task Description | Approved Budget | Cumulative Amount Expended (through 12/31/17) | Budget Remaining as of 12/31/17 | Percent of Budget Expended |
|----------|---|---------------------|---|---------------------------------|----------------------------|
| 0 | Programmatic Activities | \$21,300.00 | \$0.00 | \$21,300.00 | 0% |
| 1 | Brownfields Inventory and Site Prioritization | \$30,000.00 | \$0.00 | \$30,000.00 | 0% |
| 2 | Phase I ESAs | \$96,000.00 | \$0.00 | \$96,000.00 | 0% |
| 3 | Phase II ESAs, Site Investigations, and Remedial/Reuse Planning | \$341,000.00 | \$0.00 | \$341,000.00 | 0% |
| 4 | Community Brownfields Area-wide Redevelopment Planning | \$50,000.00 | \$0.00 | \$50,000.00 | 0% |
| 5 | Community Outreach and Involvement | \$61,700.00 | \$0.00 | \$61,700.00 | 0% |
| | Total U.S. EPA Grant | \$600,000.00 | \$0.00 | \$600,000.00 | 0% |

VIII. PERFORMANCE OUTPUTS AND OUTCOMES

This section summarizes performance outputs and outcomes for the Washington County FY2017 Community-Wide Coalition Assessment Grant for Hazardous Substance & Petroleum Brownfields. Outputs and outcomes include:

- Number of completed Phase I and Phase II environmental site assessments (ESAs) on priority brownfield sites.
- Number of completed additional site investigations and remedial action plans developed for select sites for which Phase II ESAs are completed.
- Number of successful projects where grant was used to leverage additional funding for redevelopment projects.
- Number of success story profiles and case studies developed to further market the Site Redevelopment Program in order to connect potential investors and other end-users with brownfield sites that can be a focus for redevelopment and reuse.
- Development of County GIS application for local governments to update inventory and prioritize potential redevelopment sites.
- Completion of an update to the community-wide inventory and prioritization of brownfields sites within the County.
- Performing community outreach and education related to brownfields.
- Connecting potential business and other end-users with brownfield sites that can be a focus for redevelopment and reuse.

As the grant project is in its beginning stages and no funds have been expended, no performance outputs or outcomes have been attained.

IX. IN-KIND CONTRIBUTION

Summary of In-kind contribution reported for the 1st Quarter of FY 2018.

| Name | Title | Budgeted In-kind Contribution | Previous In-kind Contribution | Total In-kind 1st Q FY2018 | Total Cumulative In-kind |
|--|----------------------------|-------------------------------|-------------------------------|----------------------------|--------------------------|
| Washington County In-Kind | | | | | |
| Deb Sielski | Deputy Administrator | \$ 39,276.00 | N/A | \$ 1,956.34 | \$ 1,956.34 |
| Karen Blanco | Planning Intern | \$ 1,287.00 | N/A | \$ - | \$ - |
| Tyler Betry | Planning & Parks Analyst | \$ 4,103.00 | N/A | \$ - | \$ - |
| Mike Vander Sanden | GIS Coordinator | \$ 3,360.00 | N/A | \$ - | \$ - |
| Fay Fitts | Administrative Secretary | \$ 575.00 | N/A | \$ - | \$ - |
| Brad Stern | County Attorney | \$ 4,403.00 | N/A | \$ - | \$ - |
| Total Co. In-kind | | \$ 53,004.00 | | \$ 1,956.34 | \$ 1,956.34 |
| City of Hartford In-Kind | | | | | |
| Justin Drew | Dir. of Community Develop. | \$ 1,224.00 | N/A | \$ - | \$ - |
| Village of Slinger In-Kind | | | | | |
| Jessi Balcom | Village Administrator | \$ 1,435.00 | N/A | \$ - | \$ - |
| Jim Haggerty | DPW Dir/V. Engineer | \$ 138.00 | N/A | \$ - | \$ - |
| Village of Richfield In-Kind | | | | | |
| Jim Healy | Village Administrator | \$ 1,483.00 | N/A | \$ - | \$ - |
| City of West Bend In-Kind | | | | | |
| Jay Shambeau | City Administrator | \$ 3,055.00 | N/A | \$ - | \$ - |
| Mark Piotrowicz | Director of Development | \$ 2,091.00 | N/A | \$ - | \$ - |
| Adam Gitter | Economic Devel. Manager | \$ 1,189.00 | N/A | \$ - | \$ - |
| Village of Jackson In-Kind | | | | | |
| John Walther | Village Administrator | \$ 553.00 | N/A | \$ - | \$ - |
| Brian Kober | Dir. Of PW/V. Engineer | \$ 330.00 | N/A | \$ - | \$ - |
| Economic Development Washington County (EDWC) In-Kind | | | | | |
| Christian Tscheschlok | Executive Director | \$ 24,883.00 | N/A | \$ - | \$ - |
| Deborah Reinbold | Bus. Solutions Specialist | \$ 4,777.00 | N/A | \$ - | \$ - |
| Total Coalition Partner In-kind | | \$ 41,158.00 | N/A | \$ - | \$ - |
| Total In-kind | | \$ 94,162.00 | | \$ 1,956.34 | \$ 1,956.34 |

Attachments

- A. Press release announcing award of USEPA FY2017 grant



Washington County

Planning and Parks Department

Planning Division

PRESS RELEASE

June 2, 2017

US EPA Awards Washington County with Brownfields Assessment Grant

The US Environmental Protection Agency (EPA) announced that Washington County was selected along with 172 communities across the country to receive funding for brownfield site revitalization. A \$600,000 US EPA Community-Wide Coalition Assessment Grant for Hazardous Substance and Petroleum Brownfields is being awarded to advance the County's Site Redevelopment Program. This grant will continue to provide our County and its Coalition partners with a wide range of economic benefits, which include an increased tax base as well as increased employment opportunities for area residents.

When asked about the County's success in receiving the 2017 USEPA Community-Wide Brownfield Assessment Grant, Washington County Board Chairperson Rick Gundrum said "The County wants to recognize the work of Debora Sielski, the Planning and Parks Department and our Coalition Partners in receiving the grant. The County looks forward to continuing the successful work with our Coalition and Project Partners, the US EPA, Wisconsin DNR, Economic Development Washington County, and Wisconsin Economic Development Corporation."

In 2013, Washington County formed a Redevelopment Coalition with the City of Hartford, City of West Bend, Village of Jackson, Village of Richfield and Village of Slinger and was awarded a FY2014 Brownfield Assessment Grant. This County-led Redevelopment Coalition was the first of its kind in Wisconsin to receive a US EPA grant and is unique in its depth of partnership with local and state economic development organizations. In an effort to effectively redevelop and revitalize brownfield sites throughout the County, a Site Redevelopment Steering Committee was created to oversee implementation of the grant. The grant funds will be used to perform Phase I and Phase II environmental site assessments on priority sites, complete remedial action plans for select sites and perform community outreach and education related to brownfields.

"Our Site Redevelopment Program has had exceptional results to date; by mid-2017 we anticipate that four projects in the County with a combined \$41 Million in construction investments will be underway for which assessment and redevelopment planning was supported through the initial US EPA grant that we received in 2014", said Debora Sielski, Deputy Administrator for the Washington County Planning and Parks Department and Project Manager of the County Site Redevelopment Program. "This grant will focus on assessments of six priority redevelopment areas, including reuse planning for at least three areas containing multiple brownfield sites. This Community-Wide Brownfield Assessment Grant gives Washington County an opportunity to integrate site revitalization with major infrastructure projects that will serve as a catalyst for further redevelopment in these priority areas."

The six priority redevelopment areas include:

- City of Hartford - Northern Downtown Revitalization Area (31 parcels) that are within a block of the Rubicon River and near or immediately adjacent to residential neighborhoods
- Village of Jackson - Historic Downtown/Railroad Corridor (9 parcels) identified in the Opportunity Analysis and Redevelopment Plan completed in March 2017
- Village of Slinger - Central Downtown Area (16 parcels) is roughly 30-acres near the center of the Village
- Village of Richfield - Northeast Corridor (12 parcels) identified in the Northeast Corridor Opportunity Analysis completed in 2016
- City of West Bend - Barton Village Area including 3 main former industrial brownfield sites near the Milwaukee River and the Eisenbahn State Trail
- City of West Bend - South Eisenbahn Trail Area (5 parcels) along an industrial corridor development adjacent to the former rail line

The work of the Site Redevelopment Program aligns with the Washington County Strategic Goal of Economic Growth and Vitality by creating a safe, business-friendly and sensibly regulated environment that stimulates business development and increases the tax base along with providing a secure, attractive and desirable place to live and work.

Christian Tscheschlok, Executive Director of Economic Development Washington County (EDWC) is part of the project team working to make this redevelopment tool available to businesses, “US EPA’s announcement demonstrates how EDWC’s focus on leveraging brownfield grant funds with private sector investment can successfully transition challenged and distressed sites into productive higher and better uses that are creating real and felt impacts for communities across the county. EH Wolf’s groundbreaking for their office space in Slinger is a prime example of the successes obtainable through this partnered approach. We look forward to partnering with Washington County as we advance our site redevelopment model with these additional funds to generate high job creating opportunities community by community.”

US EPA Administrator Scott Pruitt said "These grants leverage considerable infrastructure and other investments, improving local economies and creating an environment where jobs can grow." According to the US EPA, studies have shown that residential property values near brownfields sites that are cleaned up increased between 5 and 15 percent and can increase property values in a 1.24-mile radius of that site. A study analyzing data near 48 brownfields sites shows an estimated \$29 million to \$97 million in additional tax revenue was generated for local governments in a single year after cleanup. This is two to seven times more than the \$12.4 million EPA contributed to those brownfields.

As of May 2017, more than 124,759 jobs and \$24 billion of public and private funding have been leveraged as a result of assessment grants and other EPA brownfields grants. On average, \$16.11 was leveraged for each EPA brownfields dollar and 8.5 jobs leveraged per \$100,000 of EPA brownfields funds expended on assessment, cleanup, and revolving loan fund cooperative agreements.

More information on the US EPA brownfields grant, the County’s Site Redevelopment Program and the Site Redevelopment Steering Committee process can be found on the County’s website at www.co.washington.wi.us/SRP.