

Brownfield Site Assessment Grant (SAG) Project Summaries Round 8 (2007)

Prepared June 2007 based on information from initial grant applications; corrections or updates to this information should be sent to Shelley Fox (shelley.fox@wisconsin.gov; 608.266.5798).

Clark County - \$30,000 Grant – SAG 409

Clark County, located in western Wisconsin, received a \$30,000 Brownfield Site Assessment Grant for a brown field site in the town of Hixon (population 756). The SAG Funds will be used to complete Phase I and Phase II environmental site assessments and an NR 716 site investigation. The property, located at W5928 County Highway X, was formerly used as a railroad transfer station where material was stockpiled for loading onto train cars. After investigation and clean up are completed the site will be used once again for commercial purposes.

Village of Solon Springs - \$30,000 Grant – SAG 410

The village of Solon Springs (population 584), located in Douglas County in northern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to complete Phase I and Phase II environmental site assessments, two building demolitions, asbestos abatement and removal of two underground hydraulic hoists. The former Bednar Oil Mobil Station is located at 11421 Old Highway 53 South. The village intends to make the property available for sale for development.

City of Richland Center - \$47,770.83 Grant – SAG 411

The city of Richland Center (population 5,127), located in Richland County in south central Wisconsin, received a \$47,770.83 Brownfield Site Assessment Grant. The SAG Funds will be used to complete Phase I and Phase II environmental site assessments, removal of abandoned containers, asbestos abatement, demolish the existing building and remove any underground storage tanks. The site, located at 254 East Haseltine Street, was formerly used as an automotive repair facility until, a fire in 2001 made the building uninhabitable. After cleanup the property will be sold for commercial development.

Burnett County - \$15,500 Grant – SAG 413

In Burnett County in northern Wisconsin, the city of Shell Lake (population 599), received a \$15,500 Brownfield Site Assessment Grant to remediate the Bashaw Store. The SAG Funds will be used to remove two abandoned underground storage tanks, dispose of abandoned containers and demolish the existing structure. The property, located at 1553 County Road B, was used as a former service station. Future use of the property has not been decided at this time.

City of Cumberland - \$61,040 – SAG 415

The city of Cumberland (population 2,357), located in Barron County in northern Wisconsin, received a \$61,040 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, demolish existing buildings and remove numerous abandoned containers and solid waste. The property is the former Isle Movie Theater, located at 1345 Second Avenue. The goal for the city is to obtain ownership and redevelop the property as a park/green space that will link the central business district and the Library Lake shoreline.

City of Menomonie - \$30,000 – SAG 417

The city of Menomonie, located in Dunn County in northwestern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment, demolish two buildings and remove seven aboveground petroleum storage tanks and several abandoned containers. The property was formerly known as Amberg Bulk Oil Plant, located at 969 West Wilson Avenue. Future use of the property is not known at this time.

City of Janesville - \$30,000 – SAG 419

The city of Janesville (population 62,540), located in Rock County in south central Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment, demolish two existing buildings and cleanup asbestos associated with the demolition process. Formerly known as Cochand's Upholstery and Interior, located at 206 and 212 North Jackson Street, the property has had several past uses, including a carriage/automotive painting business. After investigation and clean up is completed, the city intends to retain ownership and use the site as green space, public parking and/or a public facility in the future.

City of Janesville - \$6,000 – SAG 420

The city of Janesville (population 62,540), located in Rock County in south central Wisconsin, received a \$6,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment for a vacant lot, located at 915 South Jackson Street. Historically, the property was used as a tobacco warehouse facility, freight station, used car dealership and a terminal for a trucking business. After remediation, part of the property will be used for open space along the Rock River and the expansion of a bike trail, which borders the property to the east.

Village of Cross Plains - \$30,000 – SAG 422

The village of Cross Plains (population 3,084), located in south central Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, demolish two buildings, asbestos abatement, and remove an aboveground storage tank and numerous abandoned containers. The property was formerly known as Zander's Creamery Inc., located at 1214 Main Street. Future uses of the property include commercial development or inclusion into Cross Plains' Downtown Revitalization Plan.

City of Richland Center - \$25,000 – SAG 425

The city of Richland Center (population 5,173), located in Richland County in southwestern Wisconsin, received a \$25,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation, demolish a building and remove asbestos and abandoned containers. The property, located at 325 North Orange Street, was formerly REC Storage. The site will undergo remediation in order for development of another local commercial business.

City of Prairie du Chien - \$100,000 – SAG 428

The city of Prairie du Chien (population 6,047), located in Crawford County in southwestern Wisconsin, received a \$100,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation, demolish a building and, remove asbestos, abandoned containers and an aboveground petroleum storage tank. The former Quality Wood Treating, Inc., property is located at 1501 East Lessard Street. Following investigation and remediation, the adjacent land owner, United Forest Products Ventures II, will be able to expand onto the northern portion of the property.

City of Algoma - \$30,000 – SAG 433

The city of Algoma (population 3,357), located in Kewaunee County in northeastern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment and an NR 716 site investigation. The Metal Ware property, located at 340 North Water Street, on the Ahnapee River, has a history of industrial uses including a cookware coating operation, foundry, machine shop and electric shop. Following remediation, future use will allow for commercial redevelopment that would enhance the proposed expansion of the marina and related improvements, such as additional parking for boat trailers and vehicles, a fishing platform for the handicapped, riverbank stabilization improvements and the continuation of a trail-walkway that connects to a proposed trail along the river from the west.

City of Marinette - \$30,000 – SAG 435

The city of Marinette (population 11,500), located in Marinette County in northeastern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation, demolish a building and remove a petroleum storage tank. The site has an extensive manufacturing history, which includes a coal gas manufacturing company, the former Eisendrath Glove Company, the former Badger Piston plant and most recently a bus and trolley storage facility. The property known as the Colonial Building is located at 1521-1533 Main Street. The remediation and rehabilitation of the property will allow for future retail and commercial development. The southern portion is landlocked and will be owned by the city and used as public green space.

City of Prairie du Chien - \$30,000 – SAG 437

The city of Prairie du Chien (6,047), located in Crawford County in southwestern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, demolish two buildings and remove asbestos and petroleum storage tanks. The property was formerly used for a truck stop and restaurant with an adjacent tool and die manufacturing facility. The property, located at 525 South Marquette Road, will undergo remediation to create a more attractive site for redevelopment.

City of Oconto - \$90,000 – SAG 441, 442, 443

The city of Oconto (population 4,600), located in Oconto County in northeastern Wisconsin, received \$90,000 in the form of three \$30,000 Brownfield Site Assessment Grants. The SAG Funds will be used to conduct a Phase II environmental site assessment, NR 716 site investigation, demolish 15 buildings and remove various abandoned containers. The site is the former Kelly Pickle Company, located at 235 Cook Avenue, that has a history of food related industry, including Northern Potato Company, an agricultural implement and machinery company, an Oconto Creamery operation, railway line operation, barrel storage facility and an egg processing/distribution company. Following remediation, city officials intend for the property to attract commercial business with potential for light industry or biotechnology.

City of Peshtigo - \$30,000 – SAG 445

The city of Peshtigo (population 3,873), located in Marinette County in northeastern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments. The property, located at 200 West Front Street, is the former Badger Paper Mill on the Peshtigo River. Future uses of the property include demolishing the existing buildings, creating public access along the river, and constructing a multi-use condominium and commercial development.

City of Colby - \$30,000 – SAG 446

The city of Colby (population 1,241), located in Marathon County in western Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, demolish the existing building and remove asbestos. The property formerly known as the Colby Hotel is located at 110 South Division Street. The city intends to take title of the property and make it for sale so it can be used as part of their Division Street Redevelopment Project.

City of Black River Falls - \$30,000 – SAG 449

The city of Black River Falls (population 3,618), located in Jackson County in west central Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, an NR 716 site investigation, demolish buildings and remove petroleum storage tanks. The bulk fuel facility was formerly Sternaman Oil Co., located at 331 Winnebago Street. The city intends make the property available to the public either by turning it into a picnic area or constructing a trail head that would connect the city to the Wazee Recreation Area.

Sawyer County - \$16,590 – SAG 450

Sawyer County, located in northern Wisconsin, received a \$16,590 Brownfield Site Assessment Grant for a brown field site in the village of Winter (population 346). The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments. The vacant property was formerly Ackley Oil, a bulk storage facility, located on State Highway 70. Following clean up, the county intends to sell or donate the site to the Friends of Tuscobia Trail, a non-profit organization. The property would be paved to provide an asphalt parking lot for visitors to the trail.

Marinette County - \$90,000 – SAG 451

Marinette County located in northeastern Wisconsin, received a \$90,000 Brownfield Site Assessment Grant for a brown field site in the town of Amberg (population 854). The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, an NR 716 site investigation, demolish buildings and remove asbestos and abandoned containers. The property, located at W7244 Amberg Wausaukee Road, was used by its previous owner for smelting. Following investigation and cleanup, the county intends on selling the property for redevelopment.

City of New London - \$30,000 – SAG 456

The city of New London (population 7,200), located in Waupaca County in northeastern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, an NR 716 site

investigation and asbestos abatement, which is required in order to begin the demolition process. The property was formerly the Simmons Juvenile Furniture Company, located at 613 East Beacon Avenue. Following rehabilitation, the property may be utilized as part of a possible mixed-use residential and commercial/retail redevelopment.

City of Antigo - \$30,000 – SAG 460

The city of Antigo (population 8,632), located in Langlade County in northern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, demolish the existing building and remove asbestos. The property formerly known as the McMillon Hotel, located at 520 Superior Street, was condemned by the city in June, 2006. The site will be used for future private commercial development.

City of Milwaukee - \$15,000 – SAG 463

The city of Milwaukee (population 578,887), located in southeastern Wisconsin, received a \$15,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment. The vacant property, located at 3111 North 8th Street, was formerly used as a gasoline filling station and an auto repair facility. After cleanup, the city intends on making the property for sale to a private developer.

City of Milwaukee - \$20,000 – SAG 464

The city of Milwaukee (population 578,887), located in southeastern Wisconsin, received a \$20,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation. The vacant property is located at 522 West North Avenue. Historical uses of the property include a gas station, automobile repair, exterminator and dry cleaner. Following investigation and cleanup the property will be offered for sale to the private sector.

City of Milwaukee - \$16,510 – SAG 465

The city of Milwaukee (population 578,887), located in southeastern Wisconsin, received a \$16,510 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation. The vacant property is located at 603 East Locust Street. The property was formerly used as a service station. Following investigation and clean up, the city will sell the property to a private developer for residential or mixed-use development.

City of Milwaukee - \$20,000 – SAG 468

The city of Milwaukee (population 578,887), located in southeastern Wisconsin, received a \$20,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment. The vacant property is located at 1419 West

North Avenue. Historically, the property has been used as a plumbing company and automobile repair facility. After investigation is completed to determine contamination levels, city officials will be able to evaluate if they can foreclose on the tax delinquent property, and the city may sell the land to the Walnut Way Community Association in order to promote development.

City of Milwaukee - \$29,700 – SAG 470

The city of Milwaukee (population 578,887), located in southeastern Wisconsin, received a \$29,700 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment. The property, located at 9168 North 124th Street, was formally used as a construction services company and concrete crushing facility. Various portions of the land were used as a landfill. Following investigation and clean up, approximately 10 acres of the property will be donated to the city in order for the Milwaukee Police and Fire Department to operate a shooting range and driving track for training purposes.

City of Green Bay - \$30,000 – SAG 471

The city of Green Bay (population 102,313), located in Brown County in northeastern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to demolish three buildings and perform asbestos abatement. The property, located at 301 North Washington Street, was formerly Younkers Department Store. The site is part of the Downtown Riverfront Development. The proposed end use of the project, the River Center, consists of a mixed-use facility that includes public access along the riverfront, retail and commercial development, a children's museum and residential units.

City of Milwaukee Redevelopment Authority - \$20,000 – SAG 478

The city of Milwaukee (population 578,887), located in southeastern Wisconsin, received a \$20,000 Brownfield Site Assessment Grant. The SAG Funds will be used to demolish two buildings. The vacant properties are located at 3709-11 West North Avenue. After demolition is completed, the city will conduct a Phase II environmental site assessment to determine the extent/presence of environmental contamination. The city owns the majority of the properties on this block and will eventually assemble these properties for redevelopment.

City of Milwaukee Redevelopment Authority - \$29,700 – SAG 479

The city of Milwaukee (population 578,887), located in southeastern Wisconsin, received a \$29,700 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment. Formerly known as Fred's Auto Body, the vacant property is located at 612 West Pierce Street. The property has been owned by the city since 1980. Following investigation and clean up, city officials intend to sell the property to the adjacent restaurant owner who may redevelop it into a parking lot.

City of Greenfield - \$250,000 – SAG 480, SAG 481, SAG 483

The city of Greenfield (population 36,136), located in Milwaukee County in southeastern Wisconsin, received \$250,000 in the form of three Brownfield Site Assessment Grants of \$75,000, \$100,000, and \$75,000. The SAG Funds will be used to conduct a Phase I environmental site assessment and an NR 716 site investigation. The vacant properties, located at 3701 South 116th Street, 11815 West Morgan Avenue, and West Morgan Avenue and 116th Street, were formerly used as a foundry sand landfill and gravel pit. Following investigation and cleanup, the city plans to residentially develop these parcels.

City of Chilton Redevelopment Authority - \$29,900 – SAG 486

The city of Chilton (population 3,752), located in Calumet County in northeastern Wisconsin, received a \$29,900 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, demolish the existing building and remove asbestos. The property, located at 317 East Main Street, was formerly known as Larson Spic and Span Cleaners. Following investigation and clean up, the city intends to acquire the property and sell it to Central House Restaurant, located adjacent to the site. The acquisition of the property will allow the restaurant to construct a banquet/meeting complex, expand the restaurant and provide adequate parking for patrons.

City of Platteville Redevelopment Authority - \$29,900 – SAG 487

The city of Platteville (population 10,065), located in Grant County in southwestern Wisconsin, received a \$29,900 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct Phase I and Phase II environmental site assessments, demolish buildings, and remove asbestos, abandoned containers and petroleum tanks. The property, located at 165 North 4th Street, is formerly known as Ubersox Chrysler Dealership. The site has been used continuously and occupied as an automobile dealership since 1948. Following site investigation and clean up, the city intends to develop a new municipal building facility and associated parking area. Uses of the facility include police and emergency medical services, and meeting room facilities for use by local organizations and the general public.

City of West Allis Community Development Authority - \$29,900 – SAG 488

The city of West Allis (population 60,300), located in Milwaukee County in southeastern Wisconsin, received a \$29,900 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment and an NR 716 Site Investigation. The property, located at 7725 West National Avenue, has been used for a variety of purposes including an industrial laundry company, tunneling contractor, metal parts manufacturing and school bus service operations. Following investigation and clean up, the city intends to construct a large senior citizen residential, senior care and

assisted living complex. The development will provide much needed housing, medical care and living assistance to the area's senior population.

City of West Allis Community Development Authority - \$99,900 – SAG 489

The city of West Allis (population 60,300), located in Milwaukee County in southeastern Wisconsin, received a \$99,900 Brownfield Site Assessment Grant. The SAG Funds will be used to demolish the existing buildings, located at 1445 South 66th Street. The property was formerly known as Pressed Steel Tank Company, Inc., that housed industrial operations including the annealing, pressing, heat-treating, and painting of seamless and weld-less pressure vessels. The property has been vacant since February of 2006. The property will be integrated into the Six Points Farmers Market Redevelopment Project.

City of Kenosha - \$59,800 – SAG 492 and SAG 493

The city of Kenosha (population 93,785), located in Kenosha County in southeastern Wisconsin, received \$59,800 in the form of two Brownfield Site Assessment Grants of \$29,900 and \$29,900. The SAG Funds will be used to conduct a Phase II environmental site assessment, petroleum removal, demolish existing buildings and asbestos abatement. The vacant properties, located at 4722 47th Avenue and 4710 47th Avenue, have previously been used as an auto body repair shop and salvage yard. The city intends to acquire title to these properties.

City of Kenosha - \$27,000 – SAG 494

The city of Kenosha (population 93,785), located in Kenosha County in southeastern Wisconsin, received a \$27,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 Site Investigation, demolish existing buildings and remove abandoned containers. The vacant property, located at 2916 Sheridan Road, has previously been used as an auto body repair shop and salvage yard. The city intends to acquire title to these properties.

City of Oshkosh Redevelopment Authority - \$30,000 – SAG 498

The city of Oshkosh (population 63,000), located in Winnebago County in northeastern Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation and remove asbestos. The property, located at 449 Marion Road, is the former Mercury Marine Plant 24. The property will be a part of the Marion/Pearl redevelopment effort initiated by the city. Proposed future uses for the property include a park with green space, parking and a boat ramp that accesses the Fox River. A private development firm has also proposed a mixed-use commercial and residential development.

City of Bloomer - \$29,500 – SAG 500

The city of Bloomer (population 3,347), located in Chippewa County in northwestern Wisconsin, received a \$29,500 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment, NR 716 site investigation, remove several abandoned containers and other storage tanks. The property, located at 855 190th Avenue, was formerly known as Bloomer Co-op Feeds. The facility has been abandoned since 2003. Following investigation and clean up, the property will once again be a productive part of the city's industrial park.

City of Wausau - \$30,000 – SAG 501

The city of Wausau (population 39,000), located in Marathon County in west central Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation, demolish two buildings and remove asbestos and petroleum storage tanks. The property, located at 210 Wyatt Street, was formerly known as Edsomatic Transmission Repair. The city is in the process of acquiring title in order to fully remedy the environmental contamination that is present.

Wausau Community Development Authority - \$30,000 – SAG 505

The city of Wausau (population 39,000), located in Marathon County in west central Wisconsin, received a \$30,000 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct an NR 716 site investigation, demolish the existing building and remove asbestos. The property, located at 303 South 2nd Avenue, was formerly used as a dry cleaning facility. Future use following remediation will be to make the property for sale to the private sector for either commercial or residential development.

Village of Bangor - \$31,289.17 – SAG 507

The village of Bangor (population 1,400), located in La Crosse County in western Wisconsin, received a \$31,289.17 Brownfield Site Assessment Grant. The SAG Funds will be used to conduct a Phase II environmental site assessment, demolish an existing building and remove asbestos and abandoned containers. The property, located at 1719 Commercial Street, was formerly the Sprehn Mill/Hussa Brewery. Future use following investigation and cleanup include a lodging facility, restaurant, specialty retail shops, office space and residential dwellings. A new location for the village garage is also a possibility.