

Redevelopment Authority of the City of Milwaukee

Resolution No.:	11017
Adopted on:	October 17, 2024
Aldermanic District:	15th
Project / Area:	30th Street Industrial Corridor

Resolution relative to application, acceptance, and funding of a brownfield grant application to the USEPA for cleanup of a brownfield in the City of Milwaukee.

Whereas, the Redevelopment Authority of the City of Milwaukee is eligible for grant funds from the United States Environmental Protection Agency (USEPA) for cleanup of brownfield sites in the city; and

Whereas, the Redevelopment Authority has identified a need for the available funding for one site specific cleanup grant for up to \$500,000 at 2900 W. Center Street; and

Whereas, on September 16, 2004, the Redevelopment Authority determined the subject property to be blighted within the meaning of Section 66.1333(4)(bm), Wisconsin Statutes, and the Common Council approved the blight designation and property acquisition on September 21, 2004; and

Whereas, the Redevelopment Authority acquired the property from the owner, Bostik-Findley, following the Wisconsin Department of Natural Resources (WDNR) issuing a Voluntary Party Liability Exemption for the parcel; and

Whereas, the Redevelopment Authority sold the property to CAPTA, LLC, an entity related to Lena's Food Markets, on March 11, 2005 for a food distribution center as recorded through Milwaukee County Register of Deeds Document No. 08973003; and

Whereas, the City of Milwaukee foreclosed on the property on January 17, 2020 through Milwaukee County Register of Deeds Document No. 10944722 and began leasing the parcel on a month-to-month basis to the Jewish Community Center as a food pantry on November 1, 2020; and

Whereas, the Jewish Community Center is interested in purchasing and redeveloping the subject property, which would allow them to expand their services to the community; and

Whereas, the Redevelopment Authority recognizes that the remediation and redevelopment of brownfields is an important part of protecting Wisconsin's resources and encouraging economic development in Milwaukee; and

Whereas, the Redevelopment Authority will maintain records documenting all expenditures made during the grant period; and

Whereas, to comply with federal National Environmental Policy Act (NEPA) requirements and USEPA Brownfield Cleanup Grant proposal guidelines, the Redevelopment Authority must consider the advantages and disadvantages of various remedial options, consider public comments, and choose preferred remedial options for cleanup grant proposals; and

Whereas, the Redevelopment Authority has therefore prepared a draft Analysis of Brownfield Cleanup Alternatives (ABCA) with a preliminary preferred remedial option for the cleanup grant proposal at 2900 W. Center Street; and

Whereas, the draft ABCA proposes a preliminary preferred remedial option at the cleanup site that addresses environmental impacts with consideration to effectiveness, implementability, cost, and impacts from potential extreme weather events; and

Whereas, the draft ABCA proposes the preferred remedial option of soil management, institutional and engineering controls, abatement, and additional eligible activities as needed at 2900 W. Center Street; and

Whereas, the Redevelopment Authority has made the draft ABCA and the draft grant proposal available for public review and comment; and

Whereas, the Redevelopment Authority of the City of Milwaukee has determined that operation of the cleanup grant program from October 1, 2025 to September 30, 2029 would cost approximately \$500,000, of which \$500,000 would be provided by the Grantor; and

Whereas, the benefits to the Redevelopment Authority from this Grant program appear to exceed the Redevelopment Authority's share of costs and other obligations to be incurred under this program; now, therefore, be it

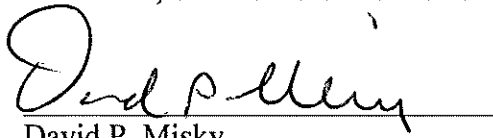
Resolved, By the Redevelopment Authority of the City of Milwaukee that application, acceptance, and implementation of said Grants from the United States Environmental Protection Agency by the Assistant Executive Director under the terms specified above, is authorized; and be it

Further Resolved, that the proper officers of the Redevelopment Authority be and hereby are authorized and directed to enter into an agreement and/or other documents deemed necessary and agreed to by the Assistant Executive Director in order to implement the remedial action option.

CERTIFICATION

I certify that the forgoing is a true and exact copy of a resolution adopted by the Redevelopment Authority of the City of Milwaukee, WI on the date set forth above.

(seal)


David P. Misky
Assistant Executive Director-Secretary
