



COLORADO
Hazardous Materials
& Waste Management Division
Department of Public Health & Environment

Quantifying Performance Measures

Maggie Belanger – KSU TAB

Dawn Thilmany – CSU

Bill Shrum – Downtown Colorado, Inc.

Sharah Crosthwaite – Town of Johnstown



AGENDA

KSU Technical Assistance to Brownfields

- Tools to Support Communities
 - The Ask - How to better measure economic impact of brownfields work

CSU - Regional Economic Development Institute

- Using Economic Development Data
 - Secondary Data - Variety of sources / Choose your own adventure

Downtown Colorado, Inc.

- Local Brownfield Outreach + Education
 - Primary Data - Communities use to tell their story / measure impact

City of Johnstown

- Case Study of Downtown + Brownfields Development

- The Story - Brownfield work in Downtown Johnstown

Brownfields Defined

- i) Distressed Properties with
- ii) possible or real environmental issues that are limiting
- iii) a desired, beneficial reuse of the site.

Legal Definition*

“...real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant.”



Reusing Land and Environmental Issues



- Anytime land is acquired or repurposed, environmental issues could arise
- A new owner or 'operator' become liable and responsible for environmental defects, without proper due diligence and terms of purchase
- Sometimes an existing owner runs into unexpected environmental issues



Technical Assistance to Brownfields

(TAB)
A national program funded by U.S. EPA

University of Connecticut EPA Region 1

New Jersey Institute of Technology (NJIT)

EPA Regions 2 and 4

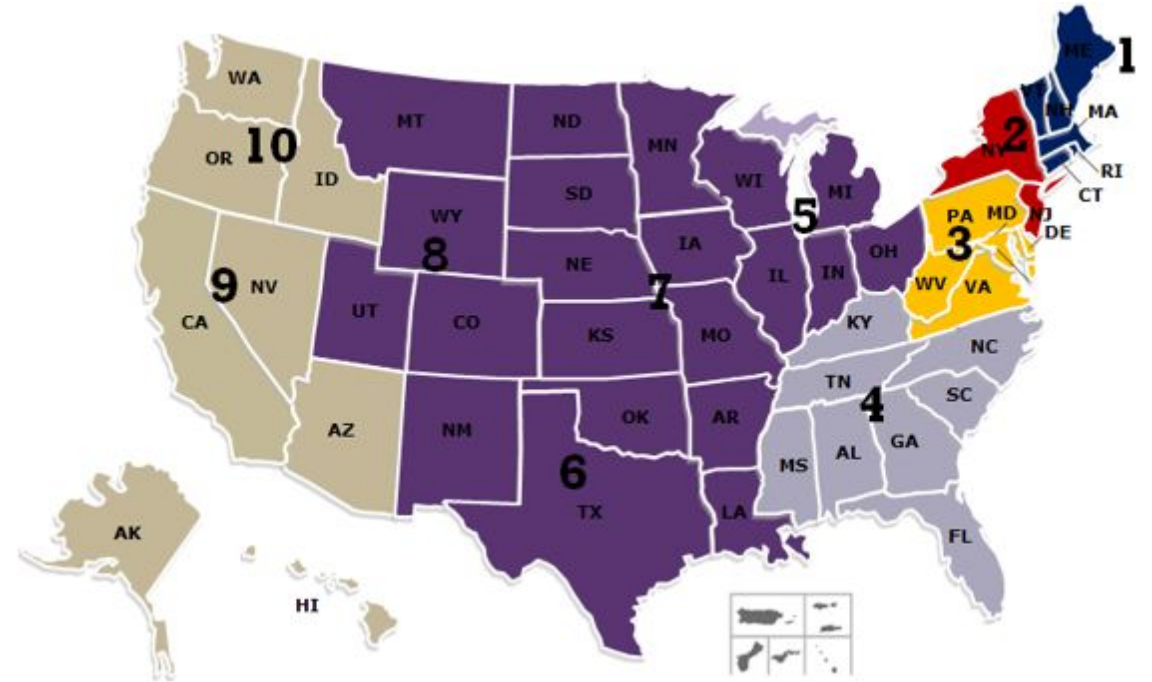
The West Virginia University EPA Region 3

The International City/County Management Association EPA Region 4

Kansas State University – EPA Regions 5, 6, 7 & 8

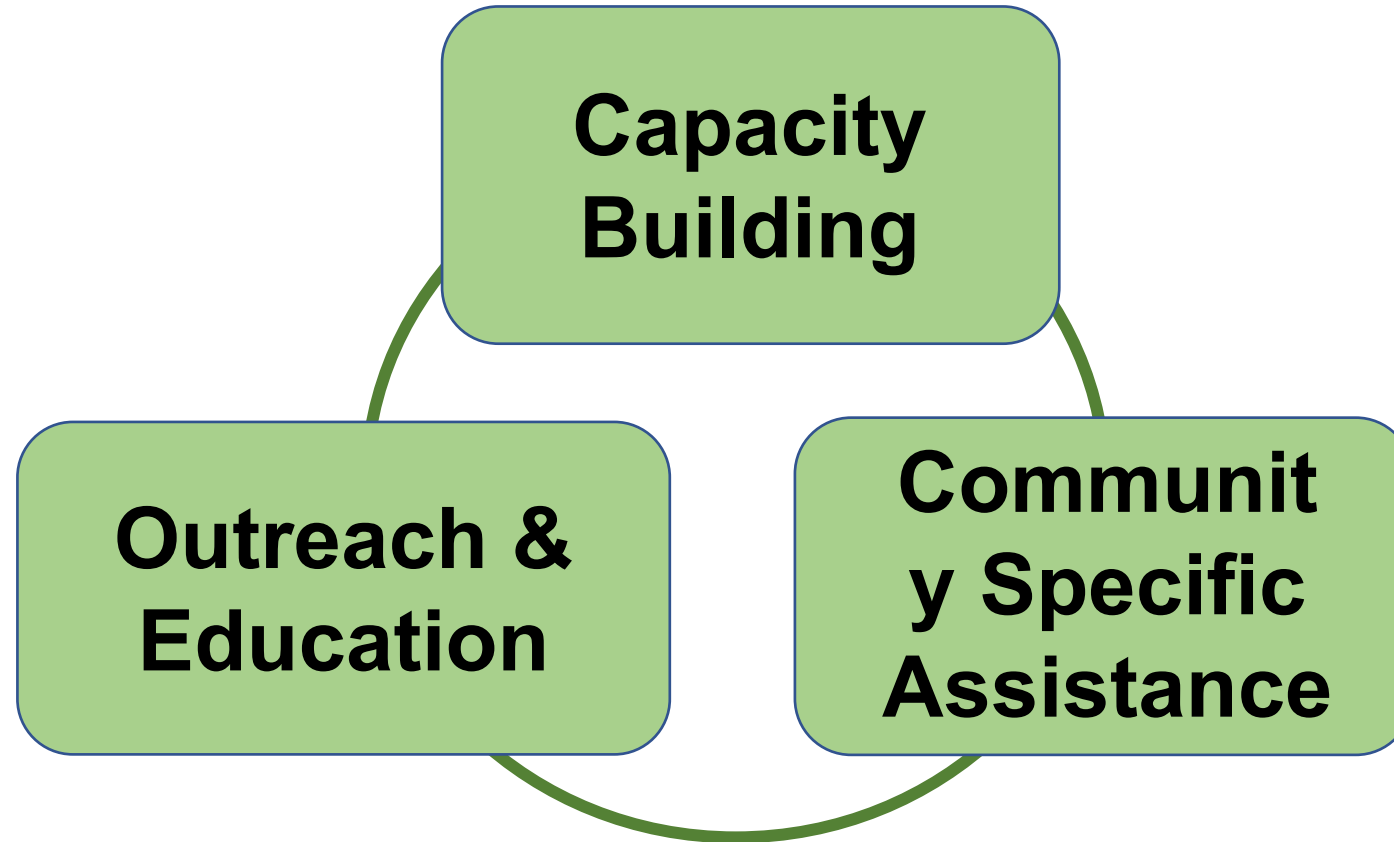
Center for Creative Land Recycling (CCLR)

EPA Regions 9 and 10



- Technical assistance for communities and tribes revitalizing communities through brownfields redevelopment
- Services provided are **free** and tailored to meet specific needs

KSU TAB Services



Empower communities to realize tangible change through engagement, education, tools and resources.

Outreach & Education

Offerings

Audience

- Events
 - Workshops – On-site & Virtual
 - Webinars
 - Tailored for Community Interest
- On-Demand Videos
- Conference Exhibiting
- Invited Presentations

- Local non-profits, community groups, church groups
- Community Development Corporations
- Local leadership –mayor, town manager, county commissioner
- Local planners
- Business or Property Owners
- Regional Planning Commission
- Economic Development interests
- Financial Institutions
- All interested residents



You've Got a Friend

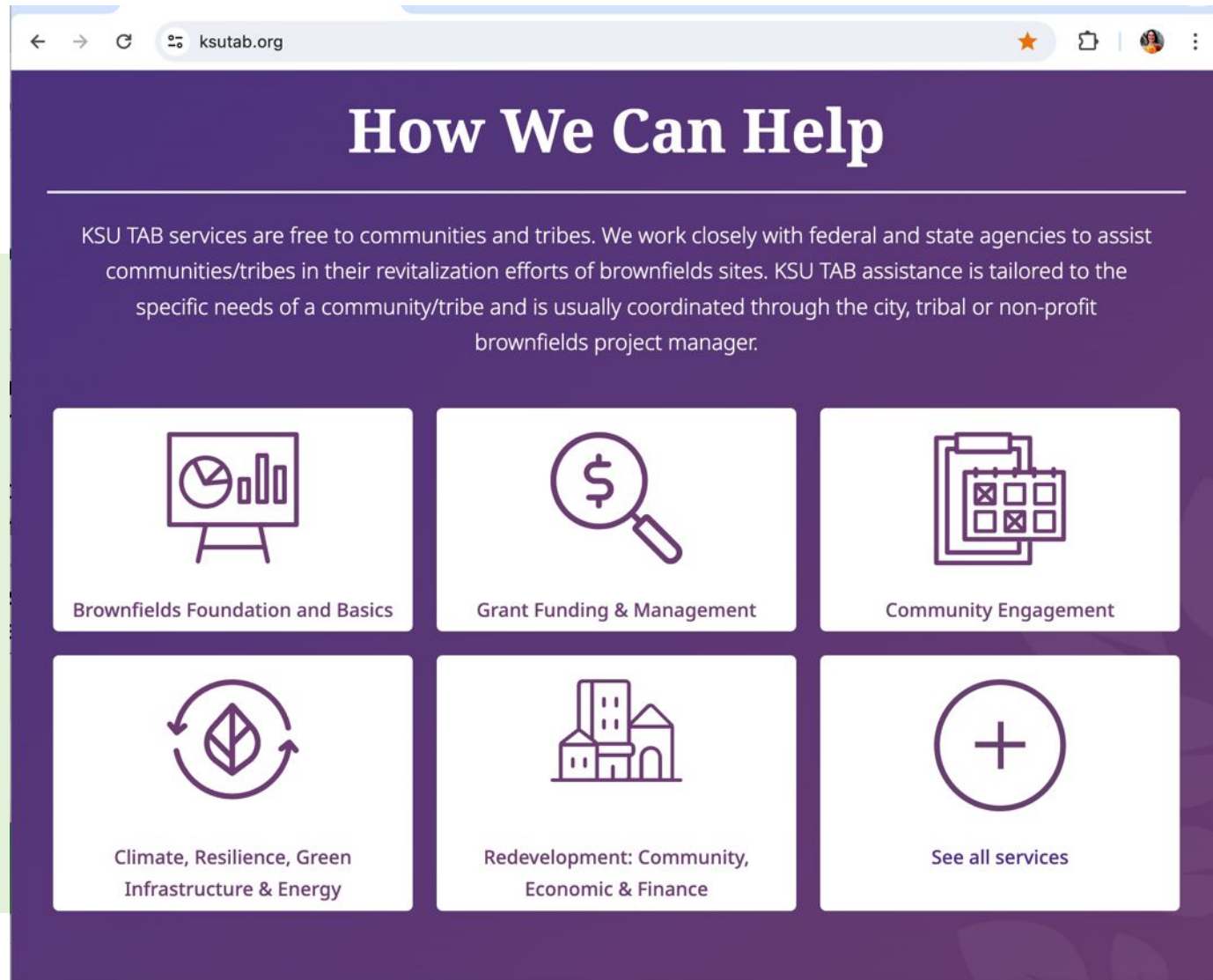
KSU TAB can fill gaps and help support overall project goals.

- Help inventory & prioritize brownfields sites
- Strategic planning and reuse visioning
- Economic feasibility and highest/best use market analysis
- Community outreach and input
- Educate property owners and facilitate dialogue
- Help identify funding sources
- Review of plans and technical reports
- Help in contractor procurement



TAB Resources

- Webpage full of resources
 - Writing an RFQP; Hiring a Contractor
 - Educational Fact Sheets
- Recorded & Shared Presentations from Educational Events
- Brownfields Community Capacity Assessment
- E-Tools Suite (BiT, TAB EZ, Community Benefits Calculator, PEER)



The screenshot shows a web browser at ksutab.org with a purple header. The main heading is 'How We Can Help'. Below it, a paragraph states: 'KSU TAB services are free to communities and tribes. We work closely with federal and state agencies to assist communities/tribes in their revitalization efforts of brownfields sites. KSU TAB assistance is tailored to the specific needs of a community/tribe and is usually coordinated through the city, tribal or non-profit brownfields project manager.'

There are six service tiles, each with an icon and a title:

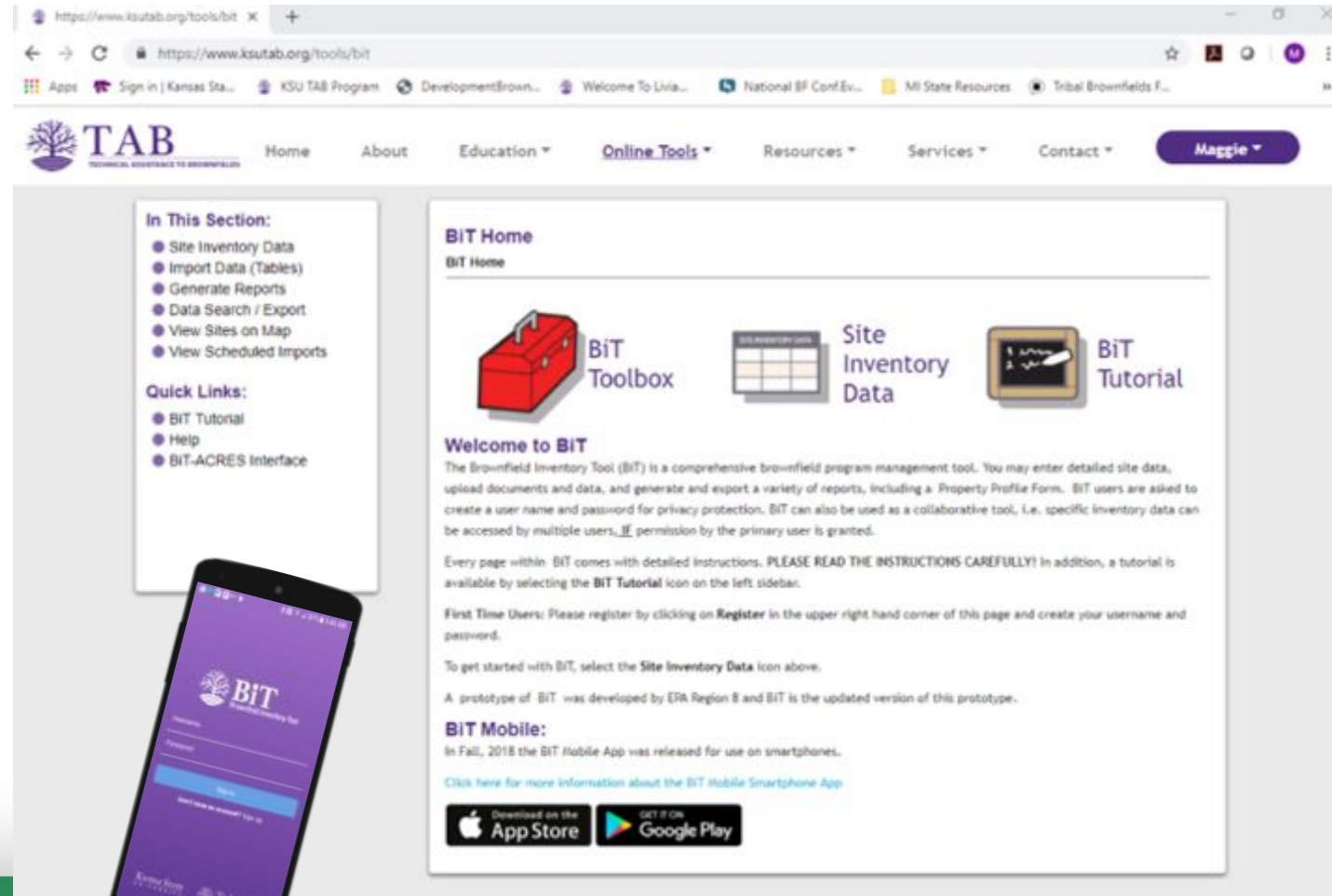
- Brownfields Foundation and Basics**: Icon of a pie chart and bar graph on a screen.
- Grant Funding & Management**: Icon of a magnifying glass over a dollar sign.
- Community Engagement**: Icon of a calendar with checkmarks.
- Climate, Resilience, Green Infrastructure & Energy**: Icon of a leaf inside a circular arrow.
- Redevelopment: Community, Economic & Finance**: Icon of a city skyline.
- See all services**: Icon of a plus sign inside a circle.

Online Site Inventory & Data Management Tool

- Accessed anytime for internal day-to-day use
- Mobile App allows access anywhere
- Mirrors the site redevelopment process
- Upload photos and documents
- Track Site Progress & funding
- ACRES Interface
- Import & Export Data
- Provides continuity with personnel changes

Data is NOT publicly available

- Password protected, stored on third-party servers
- Data is 'Owned' by the user. Only 'Owners' can share data



The screenshot shows the web application interface for the BiT (Brownfield Inventory Tool). The browser address bar shows the URL <https://www.kstatab.org/tools/bit>. The navigation menu includes Home, About, Education, Online Tools, Resources, Services, and Contact. A user profile dropdown for 'Maggie' is visible in the top right.

The main content area is divided into several sections:

- In This Section:**
 - Site Inventory Data
 - Import Data (Tables)
 - Generate Reports
 - Data Search / Export
 - View Sites on Map
 - View Scheduled Imports
- Quick Links:**
 - BIT Tutorial
 - Help
 - BIT-ACRES Interface
- BIT Home:**
 - BIT Home
 - BIT Toolbox (represented by a red toolbox icon)
 - Site Inventory Data (represented by a grid icon)
 - BIT Tutorial (represented by a tablet icon)
- Welcome to BIT:**

The Brownfield Inventory Tool (BIT) is a comprehensive brownfield program management tool. You may enter detailed site data, upload documents and data, and generate and export a variety of reports, including a Property Profile Form. BIT users are asked to create a user name and password for privacy protection. BIT can also be used as a collaborative tool, i.e. specific inventory data can be accessed by multiple users, if permission by the primary user is granted.

Every page within BIT comes with detailed instructions. PLEASE READ THE INSTRUCTIONS CAREFULLY! In addition, a tutorial is available by selecting the BIT Tutorial icon on the left sidebar.

First Time Users: Please register by clicking on **Register** in the upper right hand corner of this page and create your username and password.

To get started with BIT, select the **Site Inventory Data** icon above.

A prototype of BIT was developed by EPA Region 8 and BIT is the updated version of this prototype.
- BIT Mobile:**

In Fall, 2018 the BIT Mobile App was released for use on smartphones.

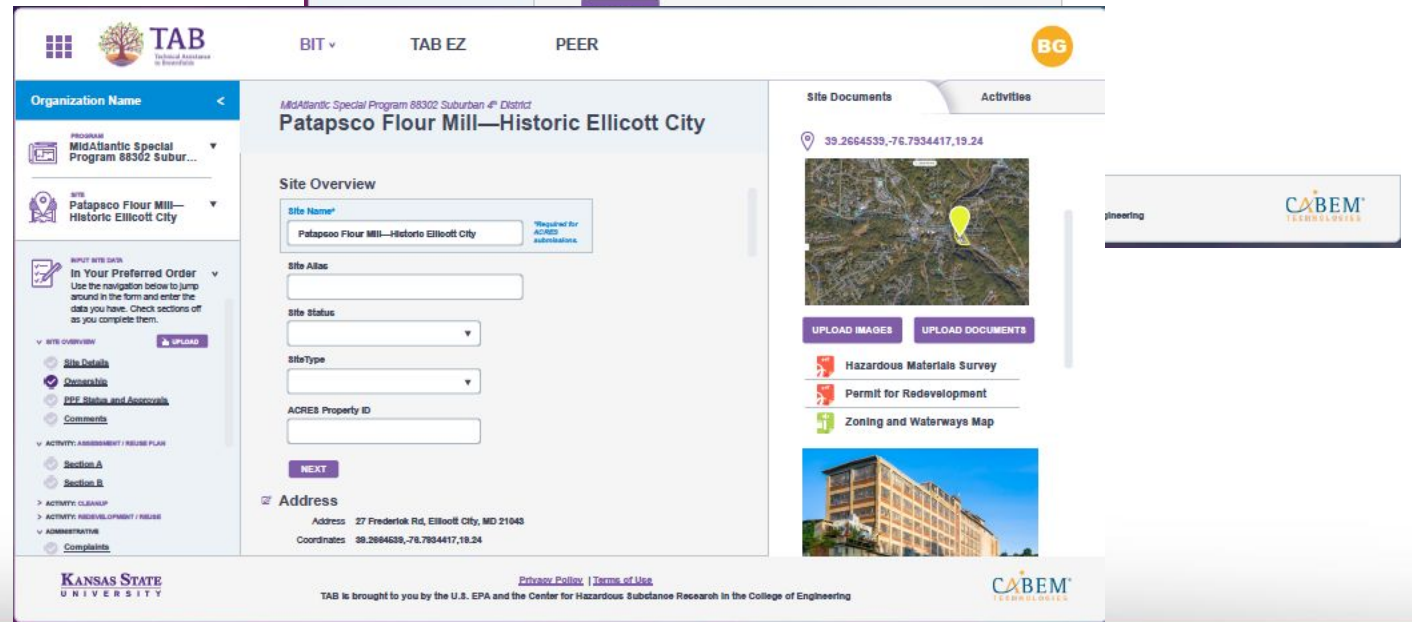
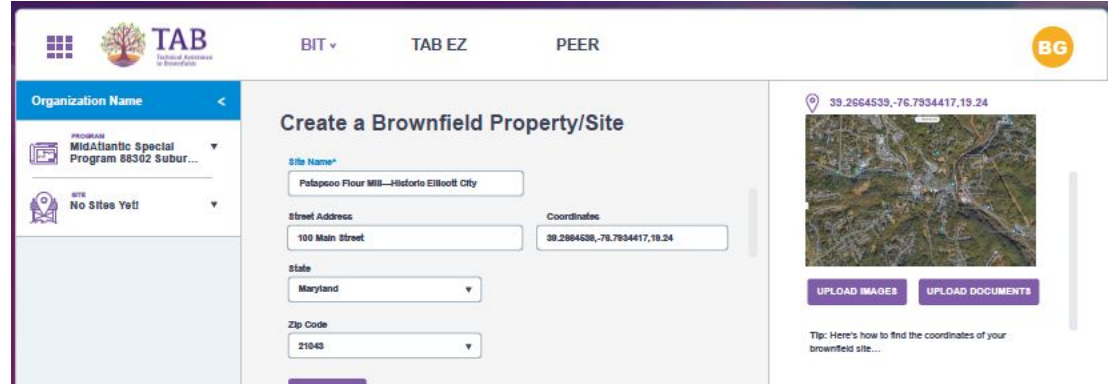
[Click here for more information about the BIT Mobile Smartphone App](#)

At the bottom, there are download buttons for the App Store and Google Play.

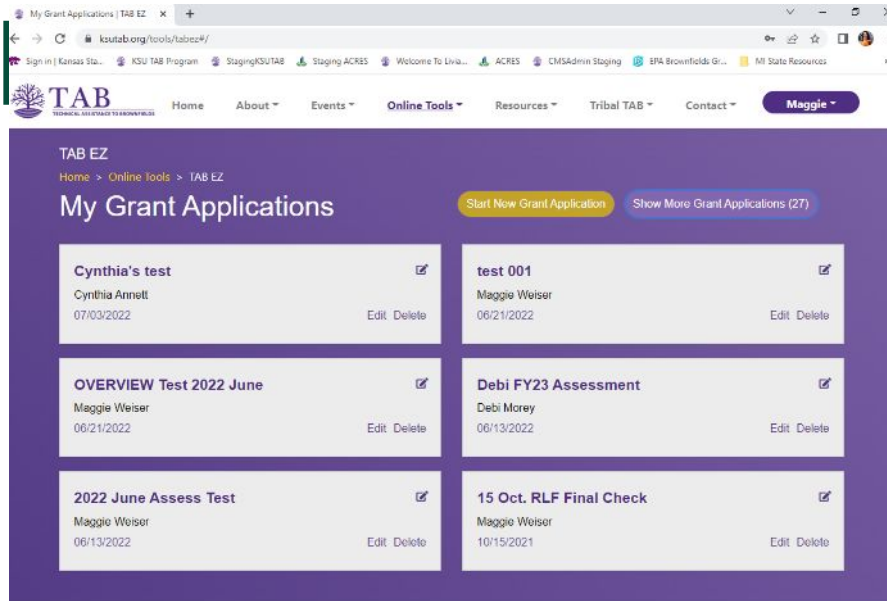


Future Enhancements

- New user experience (Aug 2024)
- ESRI mapping compatibility (Fall/Winter)
- Site scoring tool (2025)
- Cleanup cost estimator (2025)



KSU TAB Grant Writing Resources – TAB



My Grant Applications | TAB EZ

ksutab.org/tools/tabez/#/

Home About Events Online Tools Resources Tribal TAB Contact Maggie

TAB EZ
Home > Online Tools > TAB EZ

My Grant Applications

Start New Grant Application Show More Grant Applications (27)

Cynthia's test Cynthia Annett 07/03/2022 Edit Delete	test 001 Maggie Weiser 06/21/2022 Edit Delete
OVERVIEW Test 2022 June Maggie Weiser 06/21/2022 Edit Delete	Debi FY23 Assessment Debi Morey 06/13/2022 Edit Delete
2022 June Assess Test Maggie Weiser 06/13/2022 Edit Delete	15 Oct. RLF Final Check Maggie Weiser 10/15/2021 Edit Delete

Welcome To TAB EZ

TAB EZ (Technical Assistance to Brownfields (TAB) easy brownfields grant application (EZ) software program) provides a template, configured for the type of U.S. EPA Brownfields Multipurpose, Assessment, Revolving Loan Fund (RLF), or Cleanup (a.k.a. MARC) grant application you are writing. Content written in TAB EZ can be exported to a Microsoft Word (.doc) file for final editing, formatting and packaging before submittal.

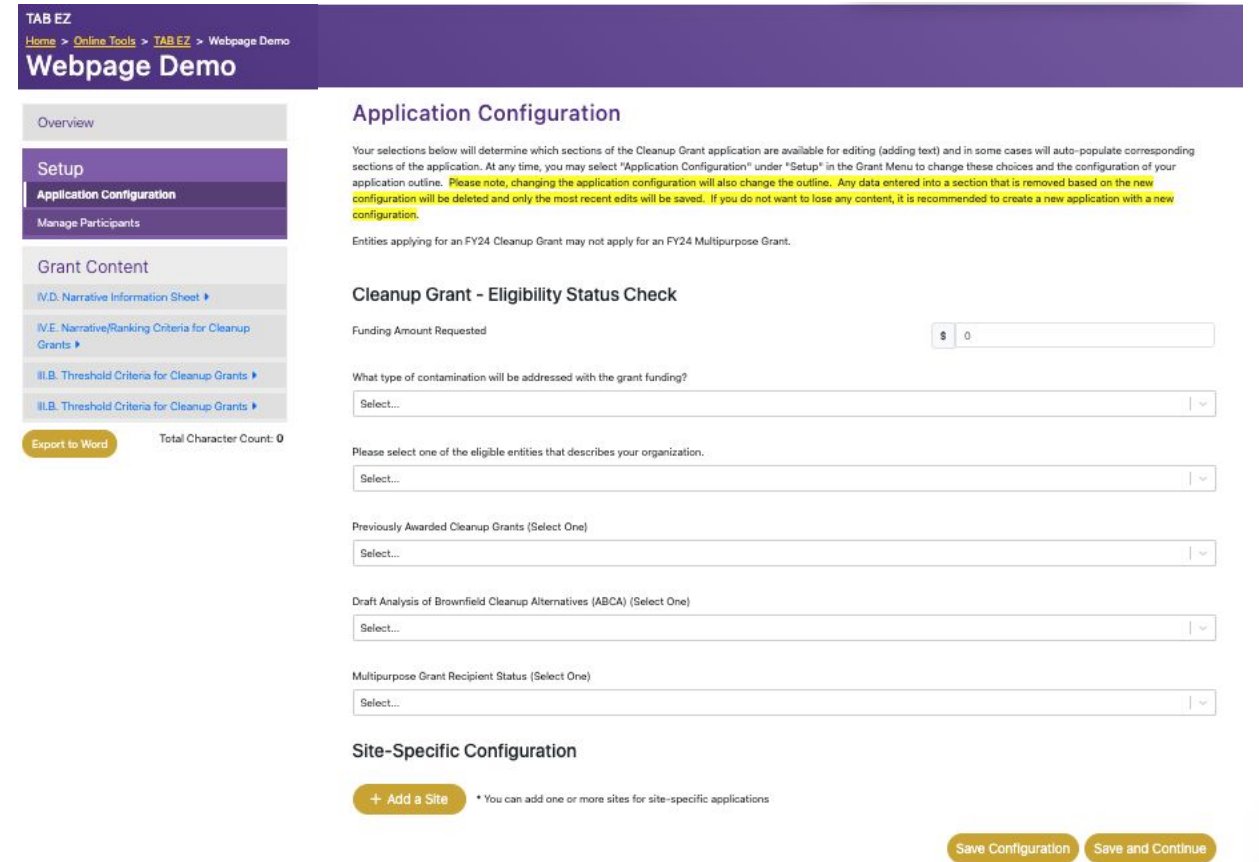
How do I start a grant application?

Sample Grant Applications ▾

How to use TAB EZ ▾

Helpful Links

- Definitions
- Acronyms
- Assessment Grant Help
- Cleanup Grant Help
- Statistics / Census Information
- Helpful Hints
- Revolving Loan Fund Grant Help



TAB EZ
Home > Online Tools > TAB EZ > Webpage Demo

Webpage Demo

Overview

Setup

Application Configuration

Manage Participants

Grant Content

IV.D. Narrative Information Sheet ▶

IV.E. Narrative/Ranking Criteria for Cleanup Grants ▶

III.B. Threshold Criteria for Cleanup Grants ▶

III.B. Threshold Criteria for Cleanup Grants ▶

Export to Word Total Character Count: 0

Application Configuration

Your selections below will determine which sections of the Cleanup Grant application are available for editing (adding text) and in some cases will auto-populate corresponding sections of the application. At any time, you may select "Application Configuration" under "Setup" in the Grant Menu to change these choices and the configuration of your application outline. **Please note, changing the application configuration will also change the outline. Any data entered into a section that is removed based on the new configuration will be deleted and only the most recent edits will be saved. If you do not want to lose any content, it is recommended to create a new application with a new configuration.**

Entities applying for an FY24 Cleanup Grant may not apply for an FY24 Multipurpose Grant.

Cleanup Grant - Eligibility Status Check

Funding Amount Requested

What type of contamination will be addressed with the grant funding?

Please select one of the eligible entities that describes your organization.

Previously Awarded Cleanup Grants (Select One)

Draft Analysis of Brownfield Cleanup Alternatives (ABCA) (Select One)

Multipurpose Grant Recipient Status (Select One)

Site-Specific Configuration

+ Add a Site * You can add one or more sites for site-specific applications

Save Configuration Save and Continue

KSU TAB Grant Writing Resources – TAB EZ

Assessment	Cleanup	Multipurpose	RLF
<p>Application Configuration</p> <p>Manage Participants</p> <p>Grant Content</p> <ul style="list-style-type: none"> IV.D. Narrative Information Sheet ▼ IV.E. Narrative/Ranking Criteria (and Evaluation Criteria) for Assessment Grants ▼ III.B. Threshold Criteria for Assessment Grants ▲ <ul style="list-style-type: none"> III.B.1. Applicant Eligibility <input checked="" type="radio"/> III.B.2. Community Involvement <input checked="" type="radio"/> III.B.3. Named Contractors and Subrecipients <input type="radio"/> III.B.4. Expenditure of Assessment Grant Funds <input type="radio"/> III.C. Additional Threshold Criteria for Site-Specific Applications Only ▼ III.D. Additional Threshold Criteria for Community-wide Assessment Grants for States and Tribes Only <input type="radio"/> <p>Export to Word Total Character Count: 3268</p>	<p>Application Configuration</p> <p>Manage Participants</p> <p>Grant Content</p> <ul style="list-style-type: none"> IV.D. Narrative Information Sheet ▼ IV.E. Narrative/Ranking Criteria for Cleanup Grants ▼ III.B. Threshold Criteria for Cleanup Grants ▲ <ul style="list-style-type: none"> III.B.1. Applicant Eligibility <input type="radio"/> III.B.2. Previously Awarded Cleanup Grants <input type="radio"/> III.B.3. Expenditure of Existing Multipurpose Grant Funds <input type="radio"/> III.B.4. Site Ownership <input type="radio"/> III.B.5. Basic Site Information <input type="radio"/> III.B.6. Status and History of Contamination at the Site <input type="radio"/> III.B.7. Brownfields Site Definition <input type="radio"/> III.B.8. Environmental Assessment Required for Cleanup Applications <input type="radio"/> III.B.9. Enforcement or Other Actions <input type="radio"/> III.B.10. Sites Requiring a Property-Specific Determination <input type="radio"/> III.B.11. Threshold Criteria Related to CERCLA/Petroleum Liability ▼ III.B.12. Cleanup Authority and Oversight Structure ▼ III.B.13. Community Notification ▼ III.B.14. Statutory Cost Share <input type="radio"/> 	<p>Application Configuration</p> <p>Manage Participants</p> <p>Grant Content</p> <ul style="list-style-type: none"> IV.D. Narrative Information Sheet ▼ IV.E. Narrative/Ranking Criteria (Evaluation Criteria) for Multipurpose Grants ▼ III.B. Threshold Criteria for Multipurpose Grants ▲ <ul style="list-style-type: none"> III.B.1. Applicant Eligibility <input type="radio"/> III.B.2. Community Involvement <input type="radio"/> III.B.3. Target Area <input type="radio"/> III.B.4. Affirmation of Brownfields Site Ownership <input type="radio"/> III.B.5. Use of Grant Funds <input type="radio"/> III.B.6. Required Cost Share <input type="radio"/> <p>Export to Word Total Character Count: 0</p>	<p>Application Configuration</p> <p>Manage Participants</p> <p>Grant Content</p> <ul style="list-style-type: none"> IV.D. Narrative Information Sheet ▼ IV.E. Narrative/Ranking Criteria (and Evaluation Criteria) for RLF Grants ▼ III.B. Threshold Criteria for RLF Grants ▲ <ul style="list-style-type: none"> III.B.1. Applicant Eligibility <input type="radio"/> III.B.2. Demonstration of Previous RLF Grant Status <input type="radio"/> III.B.3. Expenditure of Existing Multipurpose Grant Funds <input type="radio"/> III.B.4. Description of RLF Boundaries <input type="radio"/> III.B.5. Oversight Structure and Legal Authority to Manage a Revolving Loan Fund <input type="radio"/> III.B.6. Statutory Cost Share ▼ III.B.7. Named Contractors and Subrecipients (other than borrowers and site cleanup subgrantees) <input type="radio"/> Hardship Waiver Request <input type="radio"/>



Additional TAB Grant Writing Resources

- Grant Resources

- <https://www.ksutab.org/resources>
- Type 'fy24' in the Filter text box
- Select Grant Funding & Management for the category
- Guidelines, FAQs, etc., Sample successful grant applications

- Conduct draft application reviews

- Request 1-2 weeks notice that a proposal will be submitted for review
- Review and feedback typically occurs in 3-4 days

- Webinars and Workshops (<https://www.ksutab.org/events>)

The screenshot shows the KSUTAB website's Resources page. The URL is ksutab.org/resources. The page features a purple navigation bar with links for News, Tribal TAB, Login, and a search box. Below the navigation bar is the TAB logo (Technical Assistance to Brownfields) and a menu with links for ABOUT US, SERVICES, EVENTS, E-TOOLS, RESOURCES, and CONTACT. The main content area has a green header with the text 'Home / Resources' and 'Resources'. Below this, a paragraph states: 'KSU TAB provides a variety of resources designed to enhance community knowledge as it relates to many topics associated with brownfields redevelopment and community revitalization efforts.' A 'Filter' section is present, with a dropdown menu set to 'fy24', 'Location' set to a downward arrow, 'Tag' set to a downward arrow, and 'Grant Funding & M' selected. A 'Search' button and a 'Reset' button are also visible. The main content area displays a grid of six document cards, each with a 'Download' button. The cards are: 1. 'FY24 EPA Brownfields FAQs' (Grant Funding & Management), 2. 'FY24 Community-wide Assessment (CWA) Grant Application Guidelines: Who Can Apply' (Grant Funding & Management), 3. 'FY24 Community-wide Assessment Grant for States and Tribes (CWAGST) Application Guidelines Appendix 1: Grants.gov Application Submission Instructions' (Grant Funding & Management), 4. 'FY24 Community-wide Assessment Grant for States and Tribes (CWAGST) Who Can Apply' (Grant Funding & Management), 5. 'FY24 Community-wide Assessment Grant for States and Tribes (CWAGST) Application Checklist' (Grant Funding & Management), and 6. 'FY24 Community-wide Assessment Grant for States and Tribes (CWAGST) Section IV: Content & Form of Application Submission' (Grant Funding & Management).

Community Benefits Calculator

Instructions This Excel file is not intended for use in making final decisions about redevelopment projects.

After reading the instructions, please proceed through to the "Questionnaire" tab to begin.

Tab	Description
1_Disclaimer	Disclaimer.
2_Instructions	The Community Benefits Calculator ("CBC") is intended to assist communities in evaluating potential reuse options for brownfields redevelopment and other real estate development projects. The CBC prompts the user to gather information and answer questions to assist the user in evaluating the financial viability of a potential project as well as whether the project supports the community's current public priorities. The CBC is not intended for use in making final decisions about redevelopment projects. After you have downloaded the CBC to your computer, please save all changes that you make to the CBC to your own personal computer. It is good practice to save it with a date in the name in order to have control over differing versions of the model. Should you make changes later simply save another copy with the current date. For assistance with evaluating economic feasibility of brownfields projects please contact your TAB assistance provider.
3_Questionnaire	The questionnaire is the main tool in the Community Benefit Calculator. Please move through the questionnaire from top to bottom leaving no question unanswered. All numbers highlighted in green with blue font are inputs you will fill in. Each question will describe the information needed and provide guidance to help you find that input. A "notes" section is provided on the side of each question to allow documentation of the thought process. The bottom of the sheet will calculate an estimate of the non-monetary benefits and risks along with an estimate of the present value of the project.
4_Project_Summary	The project summary tab will highlight key metrics like costs, revenues, jobs created etc. that provide a snapshot of the project to help with analyzing the project or comparing this project with another potential use. There are NO INPUTS on this page.
5_Present_Value_Calculation	The 5th tab houses the present value calculation and all the project's annual cash flows to the municipality for the life of the project. There are NO INPUTS on this page.
6_Question_24_Examples	The sixth tab houses brief examples of how to come to your calculation for question number 24. There are NO INPUTS on this page.

Color Coding

Blue numbers are inputs that you can change.

Items not in blue should remain unchanged. These are outputs.

- Assist communities in evaluating potential reuse options for brownfields redevelopment and other real estate development projects.
- The CBC prompts the user to gather information and answer questions to as well as whether the project supports current public priorities.
- The CBC is not intended for use in making final decisions about projects.



CBC Input and Outputs

Questionnaire

- Project Costs
- Funding Opportunities – private & local investment
- Property Assessment Values
- Revenues - Sales Tax, Visitors/Sales
- Operating costs
- Non-Monetary Benefits & Risks

Project Summary

Present Value Calculation

Project Summary	
<small>The proposed project is the redevelopment of a dilapidated former park/dump site into a brand new community pool. This site sits in a historic neighborhood in a large western city. The 3 acre site is vacant. It is city-owned. City staff would like to plan a redevelopment of the property with the help of a local pool developer. Some environmental will be required, but should not negatively impact the final use. The city will operate the pool upon completion.</small>	
Total Project Cost	\$4,000,000.00
Municipality Costs	\$3,550,000.00
Time to Completion	1 years
Permanent Jobs Created	8
New Annual Visitors	4800
New Annual Retail Sales Volume	\$72,000.00
New Assessed Property Values	\$4,420,000.00
Incremental Sales Tax	\$16,198.88
Incremental Property Tax	\$31,500.00
Adjacent Assessed Property 5 Year Increase	10.50%
Life of Project	10
Community Risk Score	13
Community Benefit Score	13
Community Economic Benefit	-\$2,623,563.93

Project Summary	
<small>The proposed project is the redevelopment of a former mill into a new brewpub. The old mill sits at the end of Main Street in the Mayor and her staff believe that the redevelopment of the mill will spur additional foot traffic to this portion of downtown and bring nearby retailers. The mill currently sits abandoned. The city has come into possession of the property due to unpaid property tax on the site for \$100,000 to an experienced developer to gain the expected public benefits from redevelopment, including site cleanup as research has continued, market conditions and necessary clean-up indicate the town will need to subsidize the project and proceeds. The overall cost to build the brewery and restaurant will be \$4.4 million, with no land cost. The market value when the operational will be approximately \$3.5 million. The brewery owner will need to bring that amount of debt and equity to the project.</small>	
Total Project Cost	\$4,100,000.00
Municipality Costs	\$100,000.00
Time to Completion	2 years
Permanent Jobs Created	20
New Annual Visitors	30000
New Annual Retail Sales Volume	\$1,500,000.00
New Assessed Property Values	\$13,630,000.00
Incremental Sales Tax	\$75,249.48
Incremental Property Tax	\$22,950.00
Adjacent Assessed Property 5 Year Increase	5.25%
Life of Project	20
Community Risk Score	11
Community Benefit Score	11
Community Economic Benefit	\$552,998.60

KSU TAB Outreach Evaluation Data

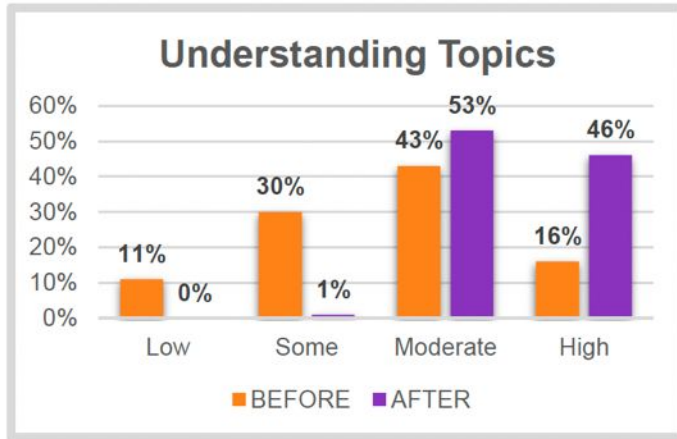


Figure 6. Changes in respondents' level of understanding about brownfields topics. Pre-workshop mean: 2.65, post-workshop mean: 3.45; $p < .001$.

"Really appreciate the effort and topics covered. So many useful things learned and connections made."

KSU TAB 2022-2023 R8 Event Participant

"We benefitted from the different perspectives and levels of experience brought to the table and thinking through the real world strategy and opportunities for each site."

KSU TAB 2022-2023 Natl. Event Participant

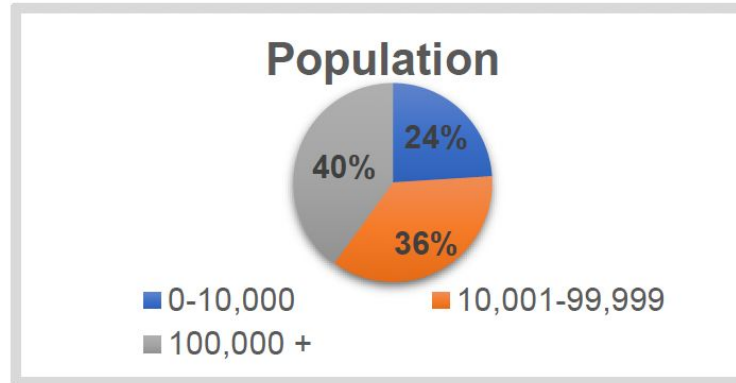


Figure 2. Population of Evaluation Respondents

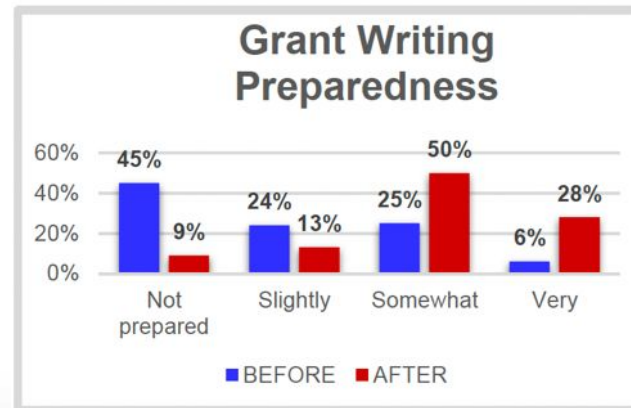


Figure 7. Changes in how prepared respondents felt to write an EPA Brownfields Grant application. Pre-workshop mean: 1.92, post-workshop mean: 3.15; $p < .001$.

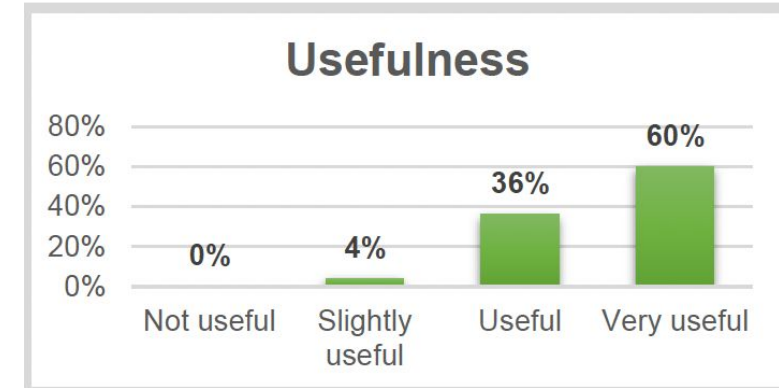


Figure 3. Usefulness of information learned

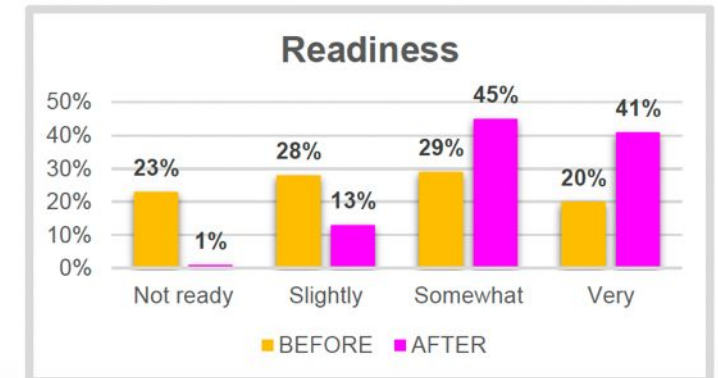


Figure 4. Changes in respondents' readiness to proceed with varying brownfields work. Pre-workshop mean: 2.46, post-workshop mean: 3.25; $p < .001$.

Future Data We Seek

- Community economic progress over time
- Documented tangible change related to KSU TAB services
- Increase in knowledge of the brownfields redevelopment process
 - Leadership
 - Community

**DOWNTOWN
COLORADO**
inc.



TAB
Technical Assistance
to Brownfields

Requesting KSU TAB Assistance

- Contact us or Answer a call for....
- We'll set up a meeting to discuss assistance needs
- Review needs and TAB capability
- Agree on a course of action
- Get started



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Telling your Story with Data

...and Making Decisions Informed by Data to Address Community Goals

Dawn Thilmany

With Contributions from Patti Schmitt, Rebecca Hill, Tim Komarek, Alice Wong, Stephan Weiler and Martha Sullins

Dept of Ag and Resource Economics, Northwest and Rocky Mountain Regional Food Business Center and REDI



FOOD SYSTEMS
COLORADO STATE UNIVERSITY
EXTENSION



DATA



SORTED



ARRANGED



PRESENTED VISUALLY



EXPLAINED WITH A STORY



ACTIONABLE (USEFUL)



REDI@CSU
Regional Economic Development Institute

Framing Different Types of Stories

- Community Focused
 - Community Needs Assessment
 - Economic Development Strategic Plans
- Audience/Population Focused
 - Cohorts and “Clusters”
 - Underserved Communities
- Enterprise/Project Focused
 - Mapping Competitive Position, Opportunities and Markets



FOOD SYSTEMS
COLORADO STATE UNIVERSITY
EXTENSION



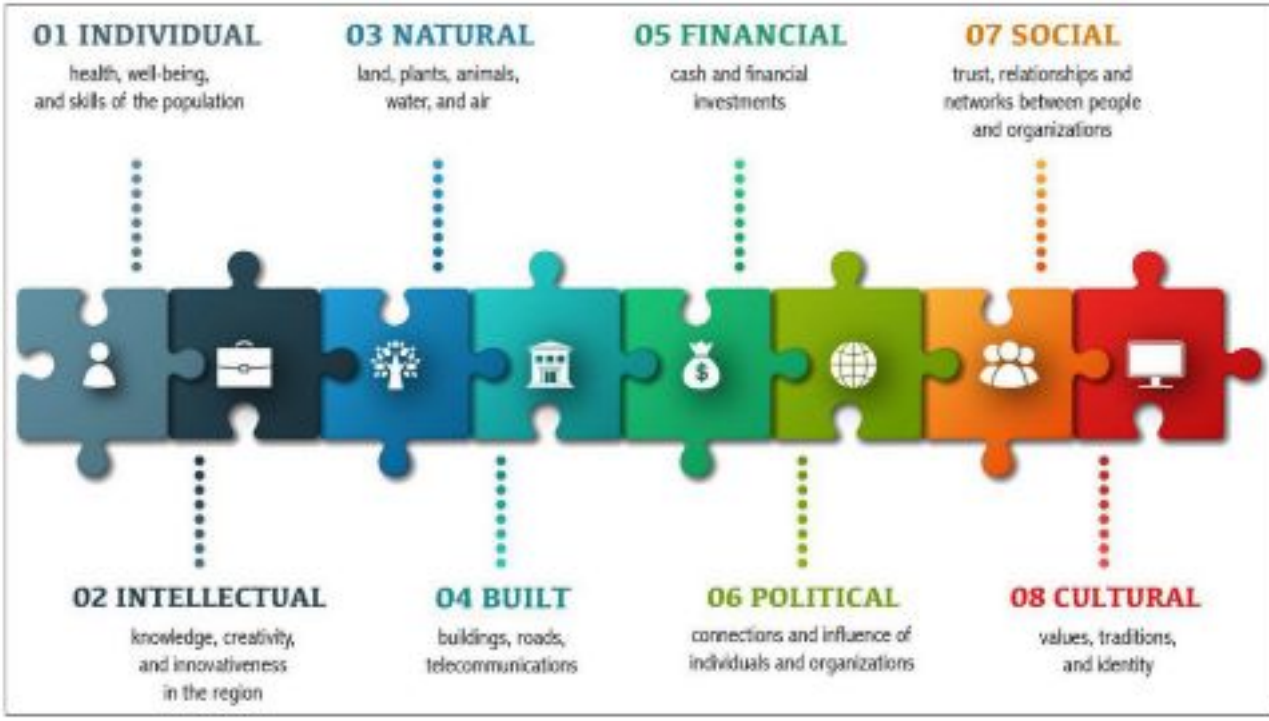
REDI@CSU
Regional Economic Development Institute

Informing and Engaging Colorado's Economy

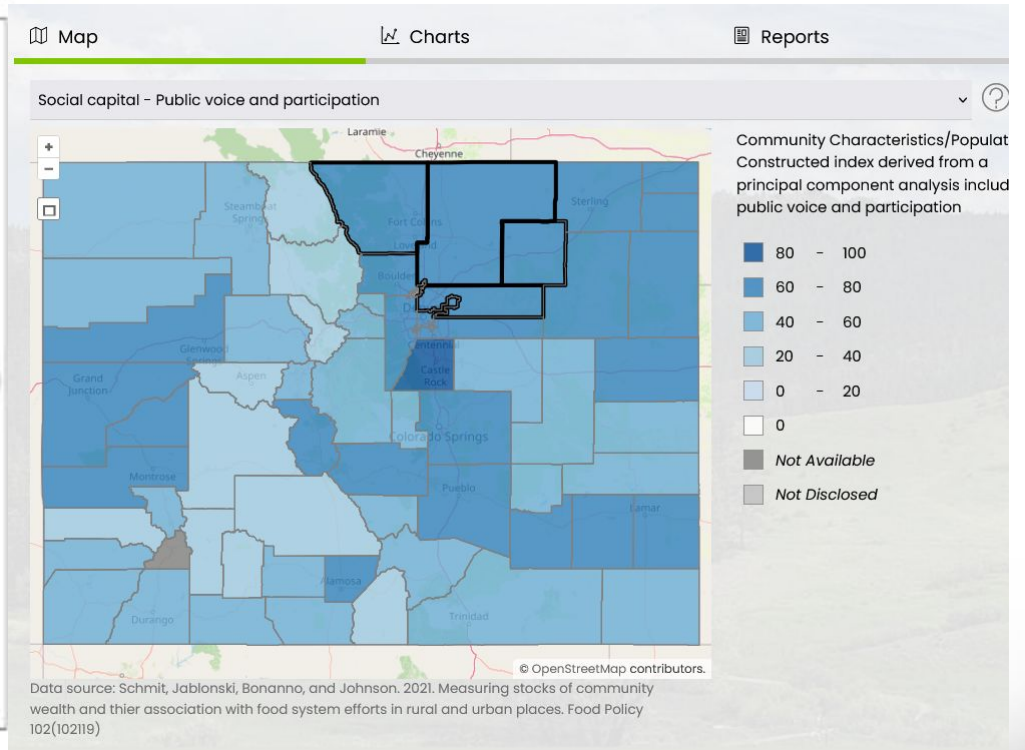
Framing Grants in the Context of Rural & Community Wealth Creation

Assets and Community Capitals

The foundation of the wealth creation framework is the recognition that all communities and regions have assets on which to build. The wealth creation framework, as introduced by **WealthWorks** and its network, begins with understanding and inventorying assets, using eight capitals.

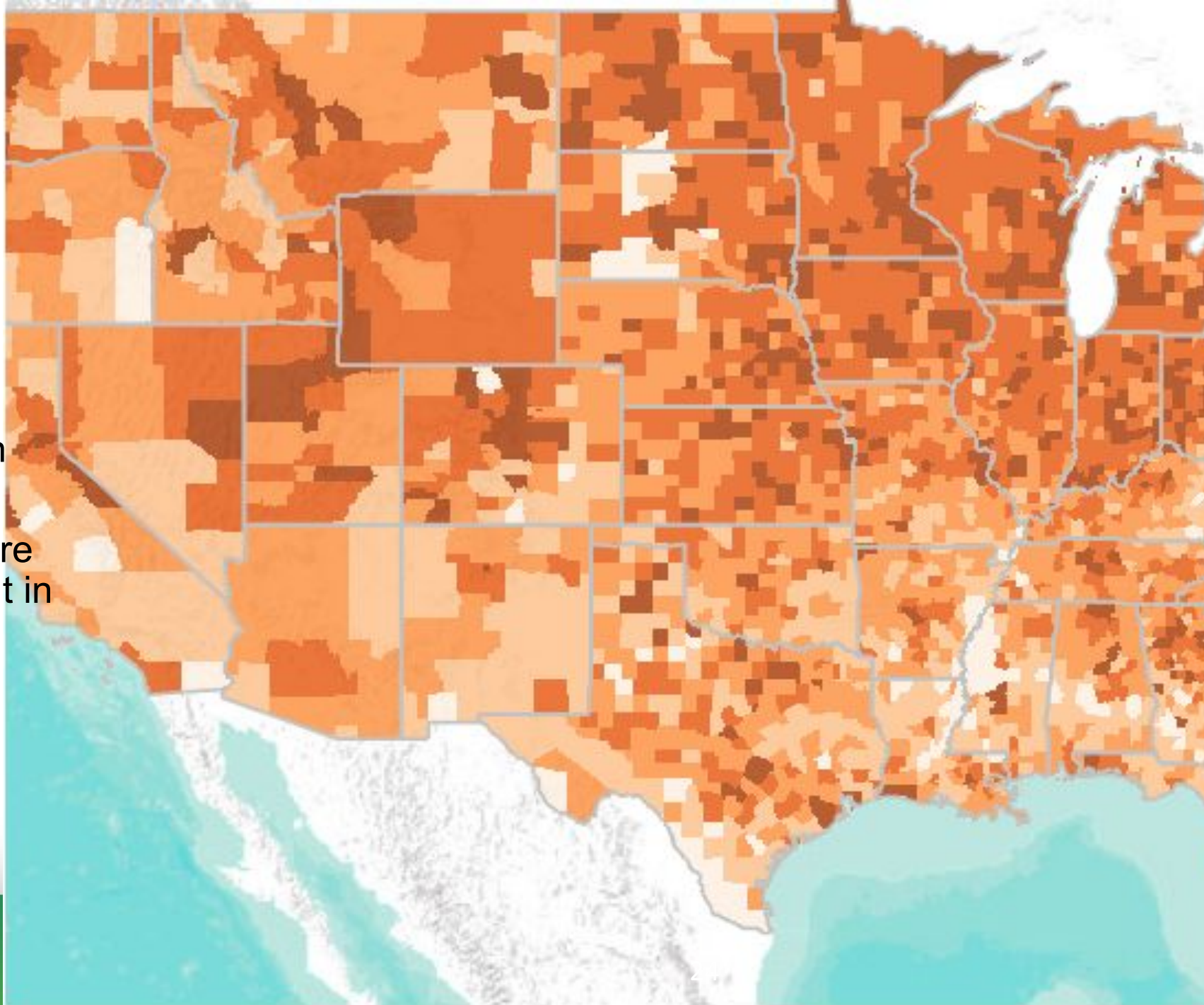


Communities can use these capitals to inventory assets, design strategies, and measure impacts.



Let's Start with Some Themes

- How is Colorado Unique?
- How is your Community/Region Unique?
- How is the Issue or Topic you are focused on Uniquely playing out in your region?







Understand your Current Capacity

Quick-Start - Create Your Own One-Pager

You can create your own one-page report for a County of interest. Click on the button to the right to visit the Report Generator.

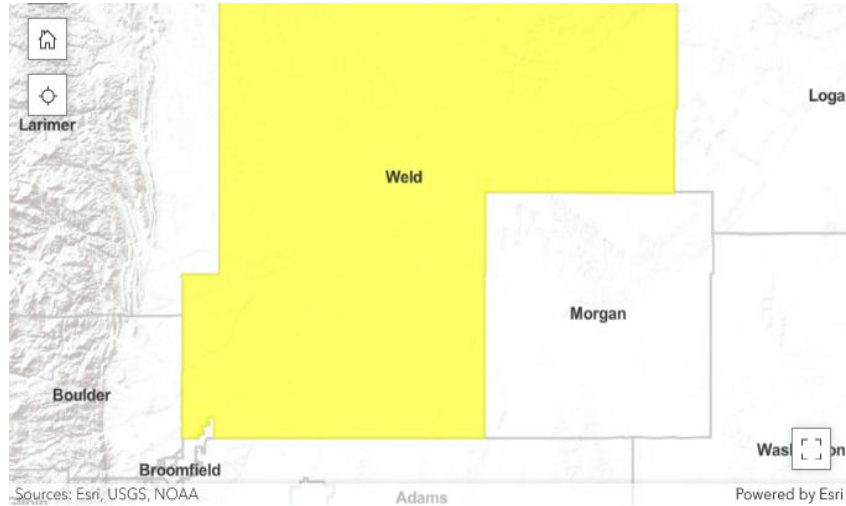


Explore Capacity Areas

 <p>Human Capital</p> <p>Learn More</p>	 <p>Financial</p> <p>Learn More</p>	 <p>Industry</p> <p>Learn More</p>	 <p>Infrastructure</p> <p>Learn More</p>	 <p>Institutions & Partnerships</p> <p>Learn More</p>
---	---	--	--	---

(Click on a capacity area to view an overview of the area and a breakdown of its unique indicators.)


▼ Weld, Colorado
See report below for more information.



< 1 > 100 /page

To **download** a spreadsheet containing all of the EDCI indicators, [please click here](#).

Human Capital



Value: **0.68**
Capacity: **Elevated**

[Learn More](#)

Financial



Value: **0.71**
Capacity: **Moderate**

[Learn More](#)

Industry



Value: **0.73**
Capacity: **Elevated**

[Learn More](#)

Infrastructure



Value: **0.69**
Capacity: **Elevated**

[Learn More](#)

Institutions & Partnerships









Value: **0.08**
Capacity: **Low**

[Learn More](#)

Institutions & Partnerships Capacity


The EDCI provides a data-driven estimation of capacity, including relative strengths and potential areas for growth or maturation across five capacity areas composed of 53 unique indicators.

Jump to another capacity area:     
Return to Report Generator: 

Institutions & Partnerships Capacity Components (as percentile):
Weld, Colorado

Institutions & Partnerships Capacity Level: Low

- % County Budget as Grants: 0.25
- Cultural Centers Establishment Ratio: 0.44
- Workforce Training Establishment Ratio: 0.53
- Non-Profits Per Capita: 0.42
- Libraries Per Capita: 0.20
- Local Government Employees Per Capita: 0.36
- College/Universities Per Capita: 0.84
- Distance to Nearest University Center: 0.18
- Membership Organization Establishment Ratio: 0.29
- County within EDD? 0
- Economic Development Organizations Ratio: 0.60



Institutions & Partnerships Capacity Components (as percentile):
Weld, Colorado

Weld, Colorado

Capacity Area	Capacity*	Percentile*
Human Capital	Elevated	0.68
Financial	Moderate	0.71
Industry	Elevated	0.73
Infrastructure	Elevated	0.69
Institutions & Partnerships	Low	0.08

Low: Capacity is well below the national average
Limited: Capacity is slightly below or approaching the national average
Moderate: Capacity close to the national average
Elevated: Capacity is above the national average
High: Capacity is well above the national average

CSU Food Systems & Community Asset Mapping

Colorado Food Systems Data Explorer

Select Language

Reset

Share

1 Find Data

Search Catalog

Search

[view all](#)

COMMUNITY RESOURCES | POPULATION

COMMUNITY RESOURCES | POPULATION

- Education, percent of adult population with at least a Bachelor's degree (2015)
- Health Factors Z-Score (2013)
- Health Outcome Z-Score (2013)
- Human capital, food and health security (2021)
- Human capital, health-related aspects (2021)
- Insured, percent (2010)

[View Collections](#)

2 Select Area(s)

Adams County

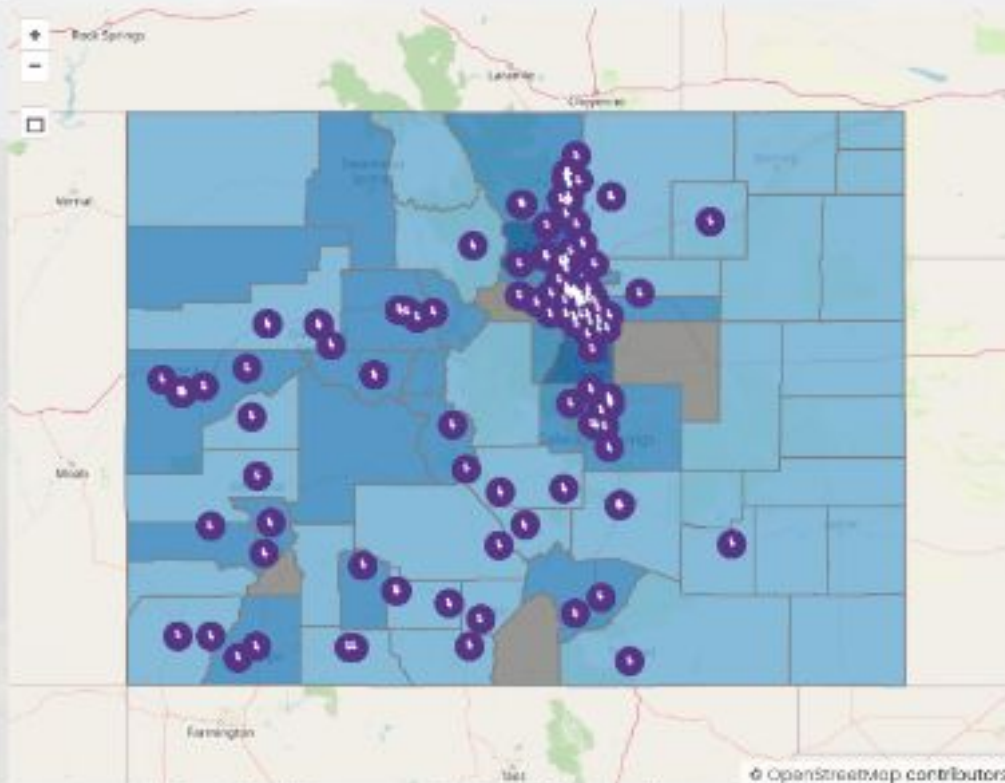
3 See Your Data

Map

Charts

Reports

Human capital, food and health security (2021)

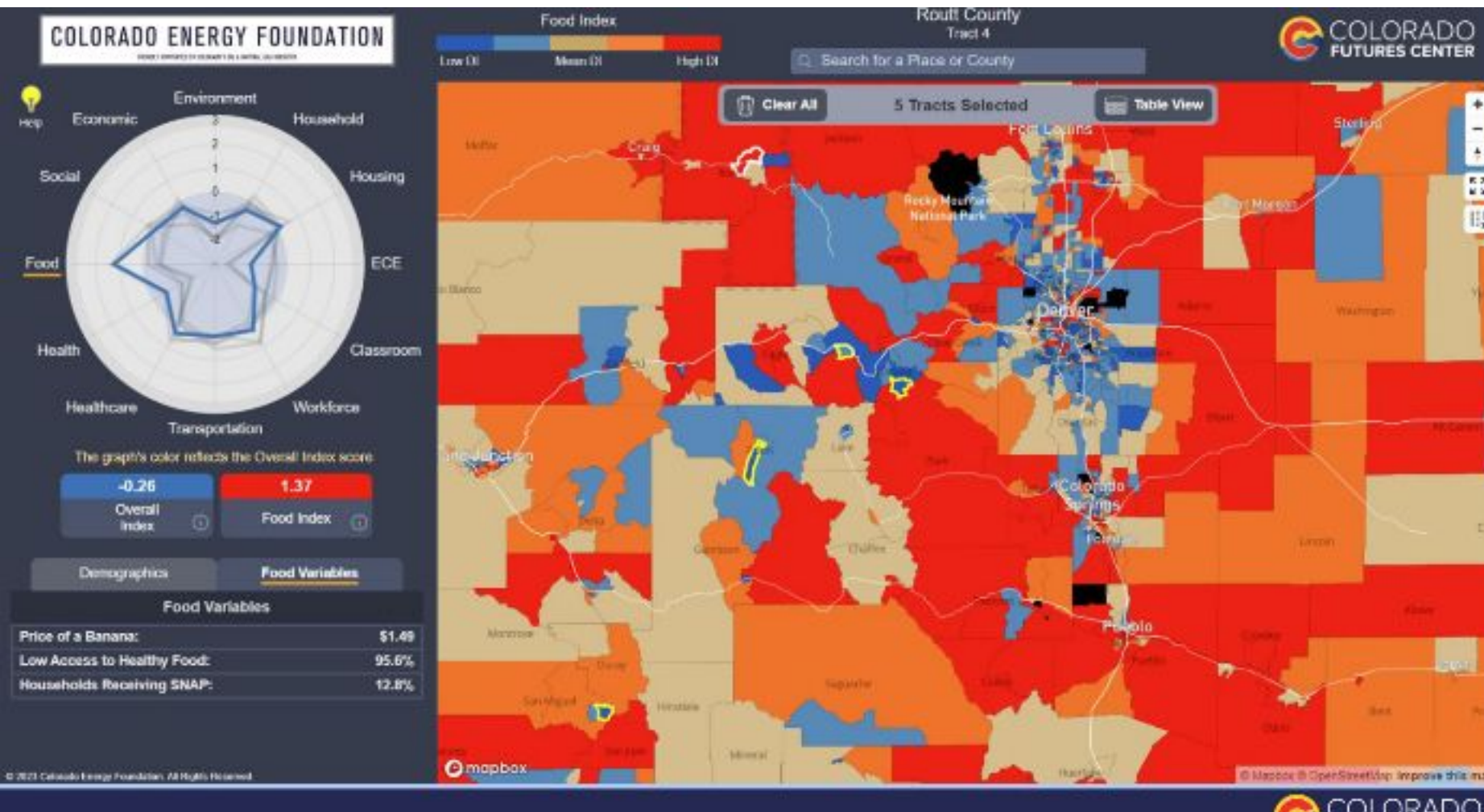


Community Characteristics/Population
Constructed index derived from a principal component analysis of human capital data including percent of population food secure, percent of population with health insurance, and number of primary care physicians per 10,000

- 60 - 75
- 45 - 60
- 30 - 45
- 15 - 30
- 0 - 15
- 0
- Not Available
- Not Disclosed

Farmers markets, location (2023)

Data source: Schmit, Jablonski, Bonanno, and Johnson. 2021. Measuring stocks of community wealth and their association with food system efforts in rural and urban places. Food Policy 102(102119)



Employ Tools from Partners

i CODI: The Disproportionate Impact Indicator

<https://www.coloradofuturescsu.org/>

On December 13, CFC along with its partners The Colorado Energy Foundation and Civic Innovators introduced CODI, the disproportionate impact indicator. **i** [View the presentation slides here.](#)

New Tool from Colorado Futures Center

COLORADO ENERGY FOUNDATION

COLORADO FUTURES CENTER

Welcome to the Colorado Disproportionate Impact (CODI) Indicator

The CODI Indicator is intended to provide users – public agencies, nonprofits, or philanthropic partners – with data that draws from multiple areas reflecting social, economic and environmental stressors in any given community. Unlike other data resources, the strength of the CODI Indicator is the breadth and depth of the data because it draws from multiple data sources and allows users to better find and prioritize:

- Communities that are in greatest relative need, and
- Specific funding or programmatic resources that are more tailored to the needs of that specific community.

While there are other ways this data can be used, such as for communications and messaging around community needs, relationship building with stakeholders and policy development, the core purpose of the CODI Indicator is to inform the investment of resources in a manner that maximizes impact and ensures that resources are directed to the most urgent needs of any given community.

The Colorado Disproportionate Impact (CODI) indicator model identifies disproportionately impacted communities and further explores the relative contributions of 12 dimensions on the community score. Throughout the site, the higher the score on the overall index and on any sub-scores, the more disproportionately impacted the community.

0.54 Overall Index	1.30 Healthcare Index	-0.45 Overall Index	-0.71 Economic Index
-----------------------	--------------------------	------------------------	-------------------------

Higher scores represent higher disproportionate impact in the community

Lower scores represent lower disproportionate impact in the community

[Read the Documentation](#) [Proceed to CODI Indicator](#)

00:00:57 / 00:16:15 Speed

Select Year (Required)

Year

- 2021
- 2020
- 2019
- 2018

Select Housing Type (Required)

Housing Type

- Mortgaged Units
- Occupied Rentals
- Unmortgaged Units

Ctrl + Click Counties to Compare

County Name

- Adams County
- Alamosa County
- Arapahoe County
- Archuleta County
- Baca County

County Housing Burden - Multi-County Comparison (ACS 5-Year Estimates)



This indicator shows the amount of the total housing units split according to affordability based on selected monthly owner costs as a percentage of income (for **mortgaged** or **unmortgaged units**), or gross rent as a percentage of income (for **rental units**). This approach allows for the calculation of the share of income that goes towards monthly owner costs or gross rent. If the share of housing costs/rent to income is greater than 30%, then the unit is defined as **"Burdened"**. This means their housing is not affordable. If the share is between 20% to 30% of their income, then the unit is categorized as **"Near Burdened"**. There is a significant probability of these individuals falling into the burdened category should income decrease. The **"Unburdened"** category includes all individuals and families who spend less than 20% of their income on their monthly housing/rental costs.

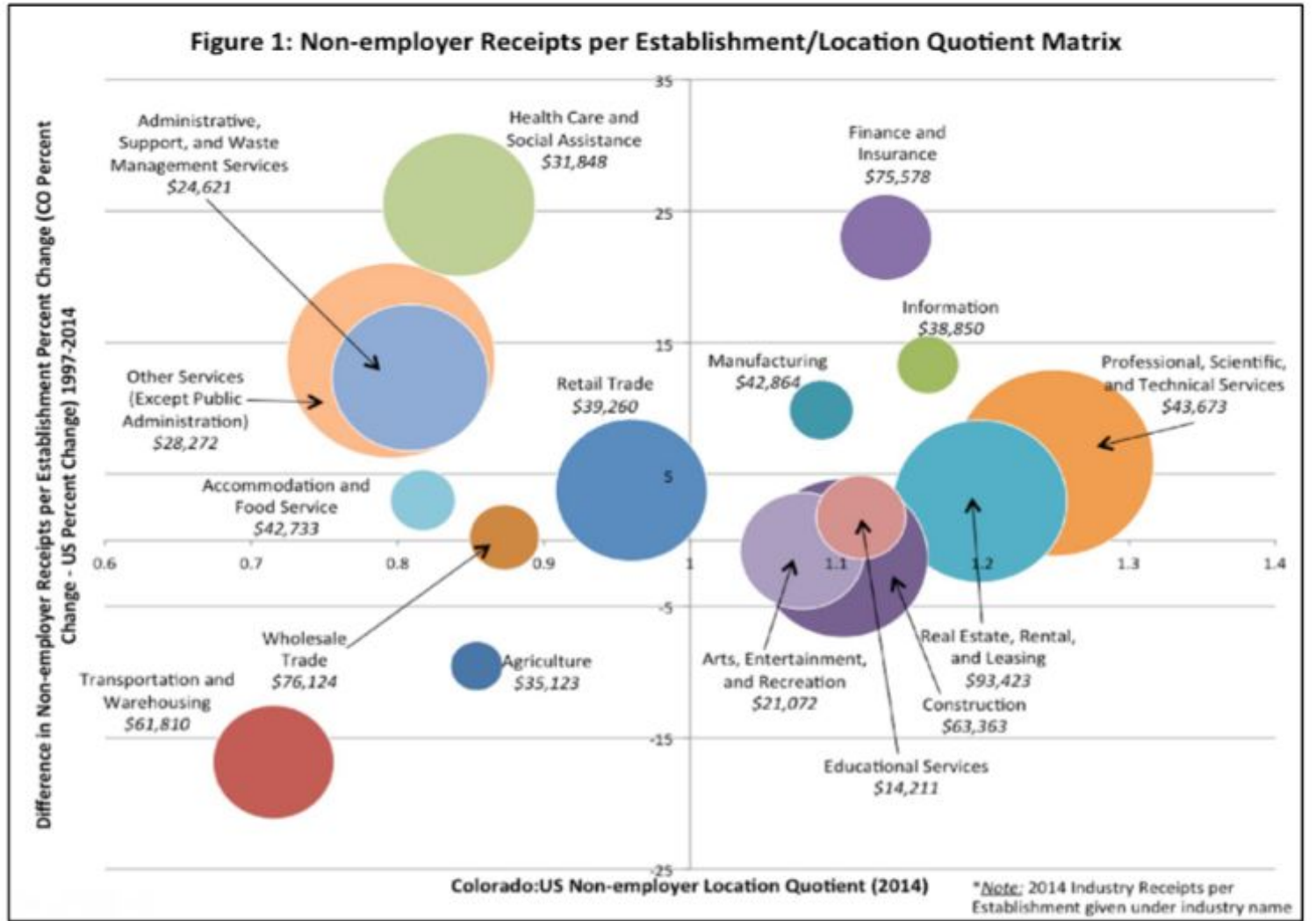
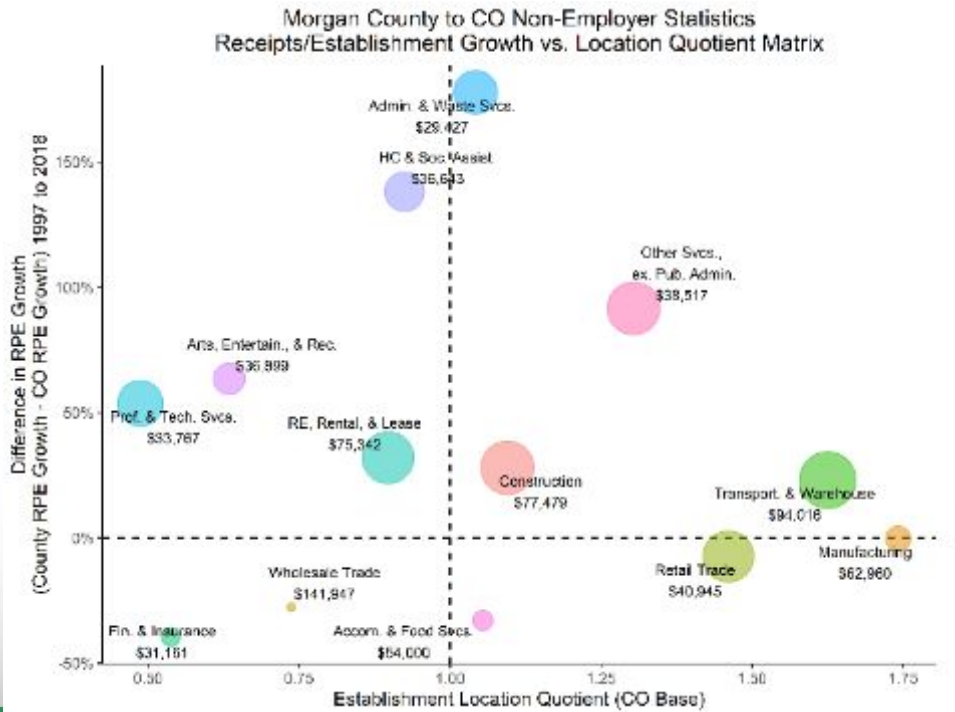
Home

Housing Burden - Single County, Multi-Year Comparison

Housing Burden - Single Year, Multi-County Comparison

Housing Composition - Single County, Multi-Year Comparison

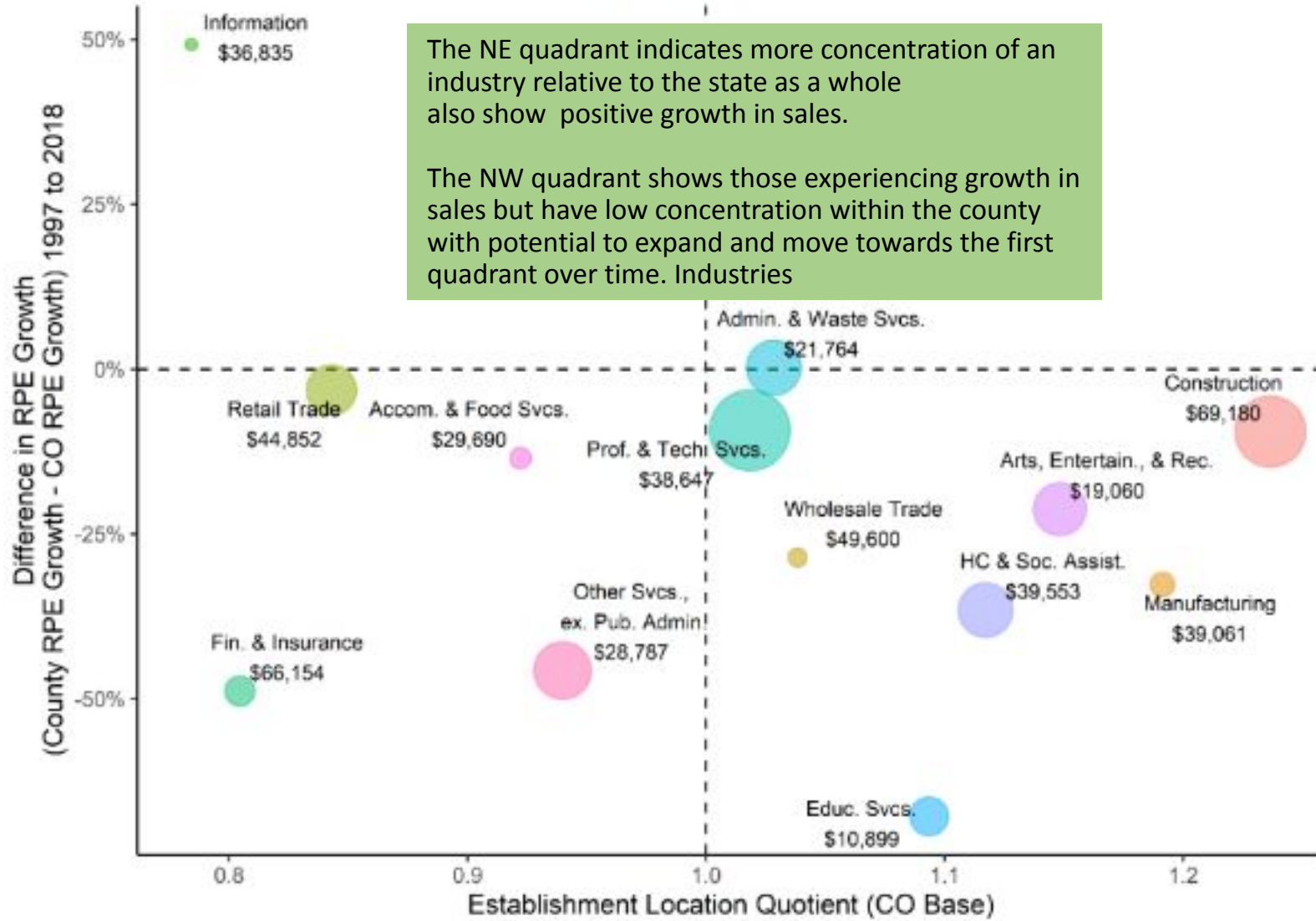
Housing Composition - Single Year, Multi-County Comparison



The horizontal axis measures Colorado's Nonemployer Location Quotient (NLQ) for 2018--an NLQ greater than one -- to the right of the vertical axis -- signifies a sector in which nonemployer activity is relatively more concentrated in Morgan but the variation across sectors is significant.

The vertical axis measures the growth in Receipts Per Establishment (RPE).....A positive percentage, thus a bubble above the horizontal axis, indicates that a Morgan industry has exceeded the growth of CO.

La Plata County to CO Non-Employer Statistics Receipts/Establishment Growth vs. Location Quotient Matrix



The NE quadrant indicates more concentration of an industry relative to the state as a whole also show positive growth in sales.

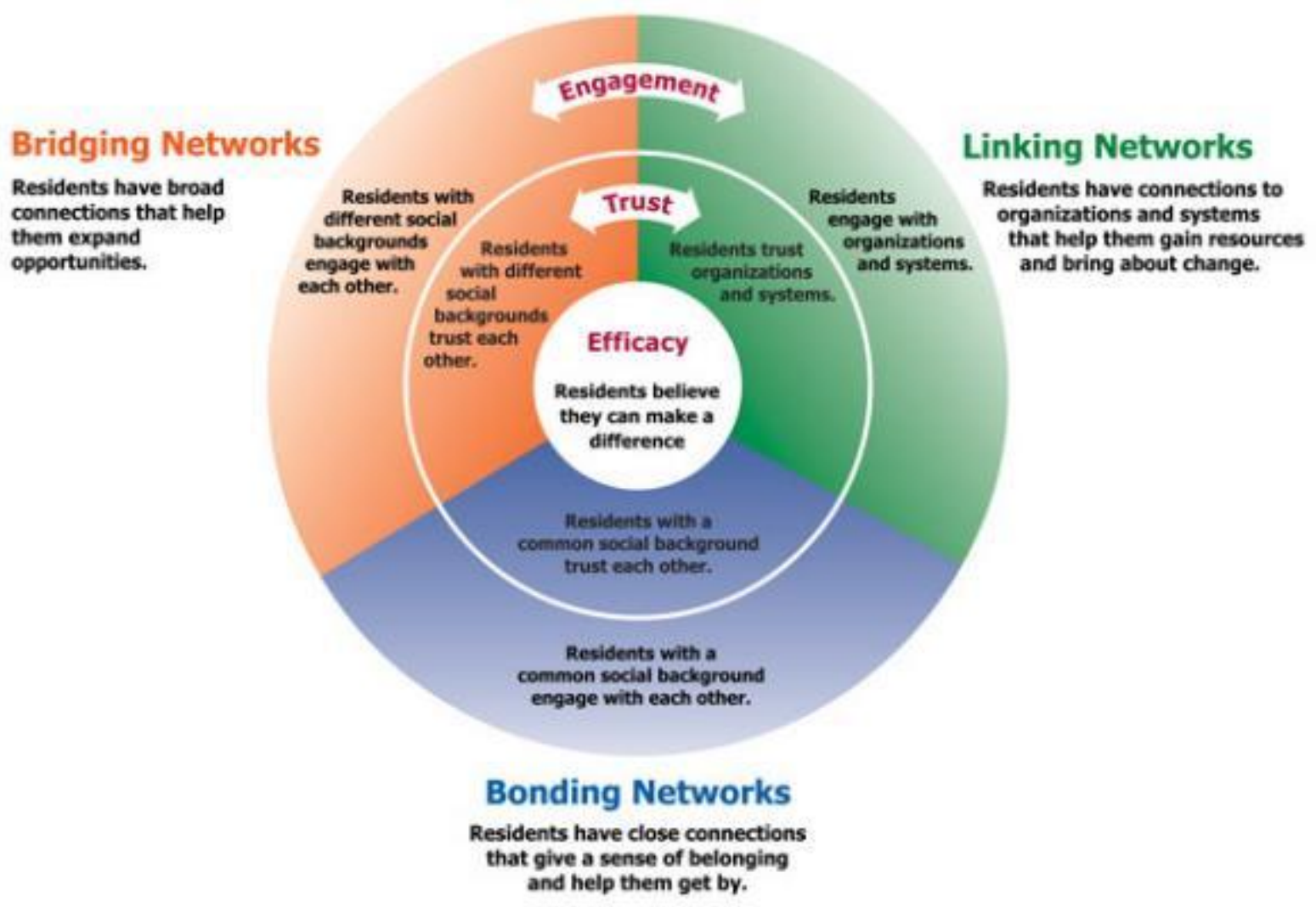
The NW quadrant shows those experiencing growth in sales but have low concentration within the county with potential to expand and move towards the first quadrant over time. Industries

An Overview of Establishment Dynamics

The SW quadrant industries are witnessing a decline in their sales and coupled with the fact that they are already in low concentration within the county could alert to potential closure and loss of business.

Industries in the SE quadrant are those that have a strong presence in the county but with declining sales.

Community Social Capital Pathways to Engage Community Voices



The Science of Authentic Engagement

<https://www.chhs.colostate.edu/prc/wp-content/uploads/sites/20/2023/03/Evidence-Based-Programs.-Implementation-Fidelity-and-Adaptation-Guidebook..pdf>

Appendix E: Civic Capacity Index (CCI) Scales

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Civic Capacity Index

The Civic Capacity Index (CCI) tells us about how well a community makes decisions, solves problems, and adapts to crises (resilience). The CCI can be used with different stakeholders, from neighborhood coalitions to people taking a leadership development program to a formal committee or task force. **Stakeholders** are those who are concerned and affected by an issue, or who can influence decisions about an issue.

For each statement below, please circle the number that best describes **your community coalition**. When answering, think about all members of the coalition, not just those you know or usually engage. By **diversity**, we mean those with different perspectives, opinions, backgrounds, and lived experience. If you don't know, please leave the item blank.

	Never	1	2	3	4	5
Leadership						
1. Leadership is not seen as a position, but as an activity that anyone can engage in.		1	2	3	4	
2. Those in key formal and informal leadership roles build bridges between stakeholders and give roles to others in leading the work.		1	2	3	4	
3. Community-driven change is led by local leadership.		1	2	3	4	
4. There is diversity in the community members who have a meaningful and ongoing leadership role in community change.		1	2	3	4	
5. People who have historically had less power are actively involved in community leadership.		1	2	3	4	
6. There are many diverse people exercising leadership, some with positions of authority, some without.		1	2	3	4	
7. Various community members are providing leadership for the process of working together.		1	2	3	4	
Coalitions						
8. From the outset, community members are the ones identifying the problems or challenges they want to address.		1	2	3	4	
9. Coalitions learn from each other and from past efforts about what works and doesn't work.		1	2	3	4	
10. Coalitions proactively build relationships with those who are aligned as well as those who may be opposed.		1	2	3	4	
11. Coalitions find leverage points through which to exert influence, e.g., governments or others who can influence change but are not capable of acting on their own.		1	2	3	4	
12. To gain attention for their work, coalitions attract the interest of media and people with credibility and influence.		1	2	3	4	
13. Coalitions of key stakeholders share accountability for process and outcomes.		1	2	3	4	
14. Stakeholders try out solutions to see if they will work. If not, they try something else.		1	2	3	4	
Collaboration						
15. Stakeholders take the time to understand the community context related to the problem they are working on.		1	2	3	4	
16. There is an intentional, united, strategic effort to do whatever it takes to address challenges for fair and just results.		1	2	3	4	
17. A framework for how stakeholders will work together is agreed to at the beginning: how agendas are set, problems are solved, actions are taken, successes celebrated.		1	2	3	4	
18. The stakeholders are able to create a compelling story for why change is needed and why their strategies are well-suited to address that challenge.		1	2	3	4	
19. The process relies on solid information from content experts and those with lived experience related to the issue.		1	2	3	4	
20. Stakeholders have the knowledge and skills to constructively engage with each other and cooperate in taking action.		1	2	3	4	
21. There are clear ways to measure and reflect on progress—through data and stories—in order to hold each other accountable and celebrate progress.		1	2	3	4	
22. Stakeholders see the process as fair and trustworthy, so they invest in the group's goals.		1	2	3	4	
23. Stakeholders identify and work through tough choices and tradeoffs inherent to difficult issues.		1	2	3	4	



Data, Maps and Citizens....

- There are a myriad of best practices to use data in your community's engagement, prioritization and funding activities
- There are an increasing number of government, nonprofit, industry and academic partners providing free or cost-effective platforms to help you compile, map and organize data on your community
- With resources saved in having secondary data more readily available, we challenge communities to focus resources on authentic community engagement events and activities as qualitative, community-voiced data is essential to successful “buy in”



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 Dept of Ag and Resource Economics
 NW Rocky Mountain Food Business Center,
<https://nwrockymountainregionalfoodbusiness.com/>
 Co-Director, Regional Economic Development Institute, <https://csuredi.org/>
 CSU Food Systems Institute Affiliate, <https://foodsystems.colostate.edu/>
 Local Food Economics Community of Practice, co-lead,
<https://localfoodeconomics.com/>
 Colorado Food Systems Advisory Council, Member

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<https://scholar.google.com/citations?user=6eMunYkAAAAJ&hl=en>

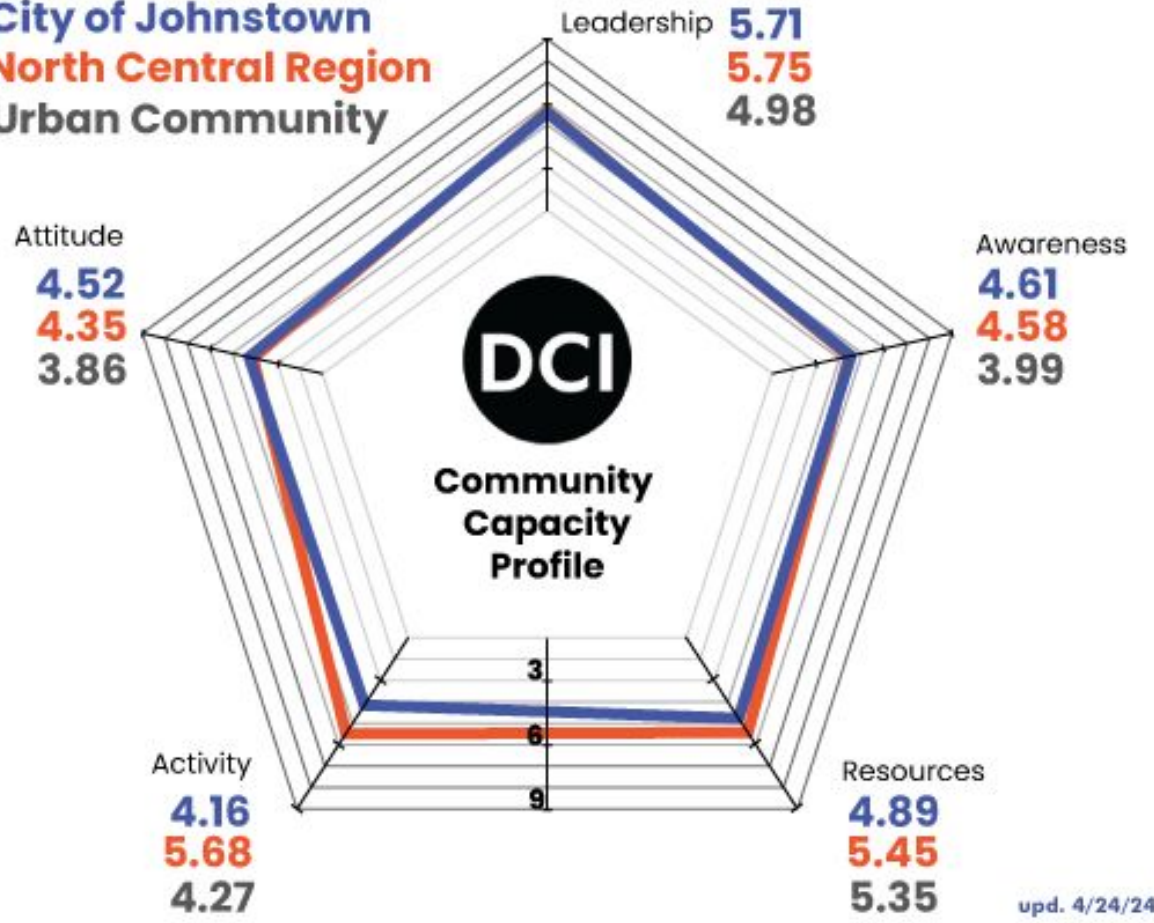




**COLORADO BROWNFIELDS
CONFERENCE**

DCI COMMUNITY CAPACITY PROFILE

City of Johnstown
North Central Region
Urban Community

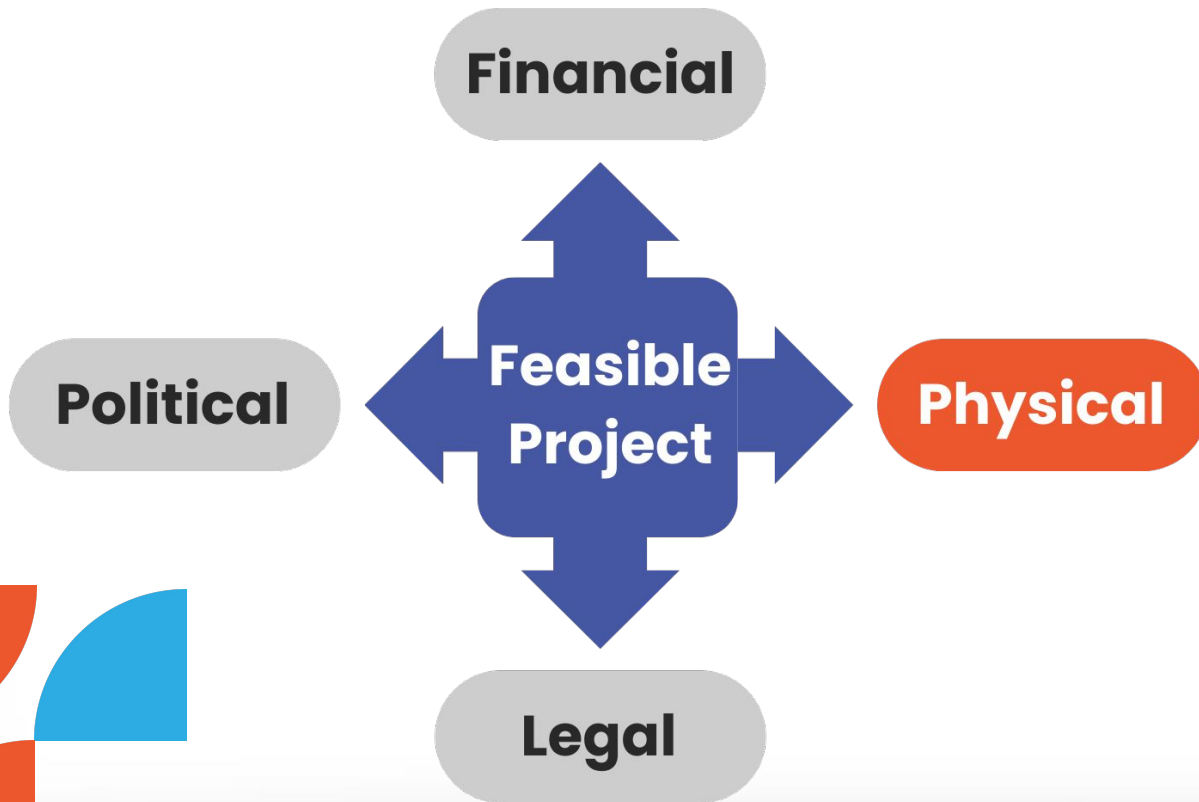


upd. 4/24/24



CCAP Assessment

DCI FEASIBILITY TETRAD ASSESSMENT



Municipal Data

- Wetlands / Environmental
- Brownfields Programs

Site Data

- Incentives
- Last Environmental Assessment
- Site History
- Planned Use

2024 CHALLENGE TIMELINE

- Challenge Program
- Webinars + Group Workshops
- Online Self-Paced Content

EVENTS	JAN	MAY	SEPT
WEBINAR	6	6	2
IN-PERSON WORKSHOP	2	2	1
CONFERENCE PRESENTATION	0	3	1

KSU DATA INTEGRATIONS



TAB
Technical Assistance
to Brownfields



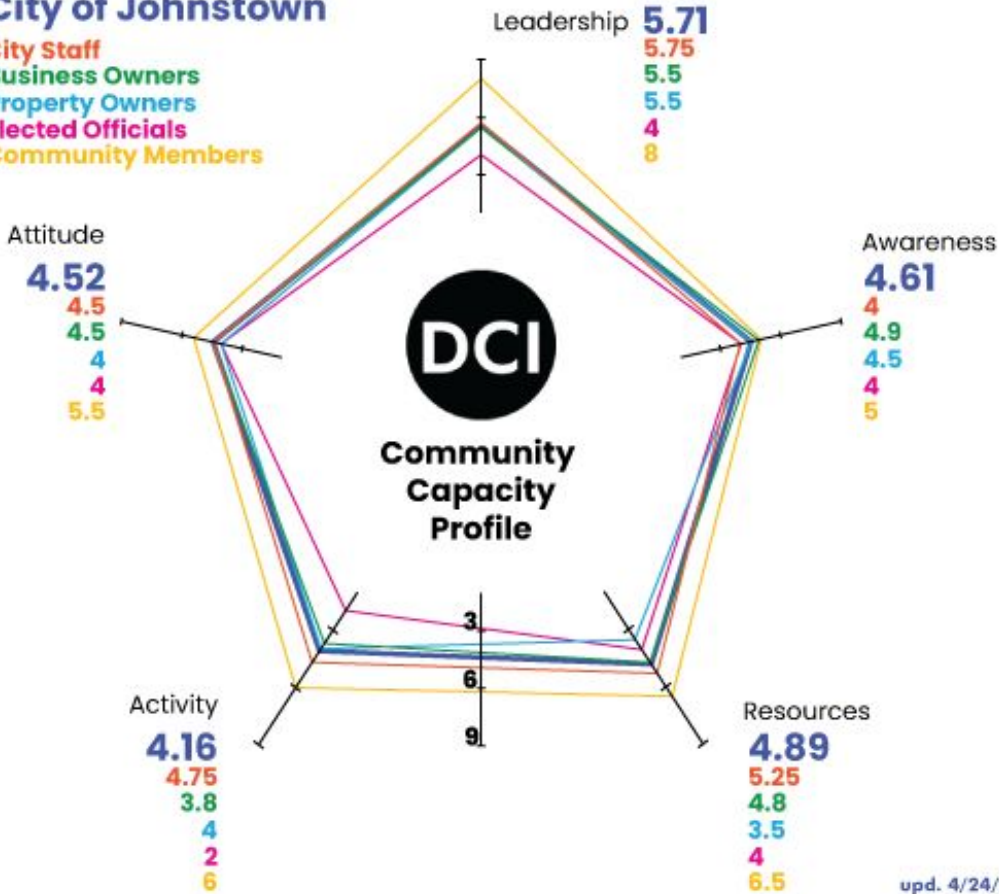
Economic Activity
Community Capacity
Site Information

ACRES
TabEZ Grant Info
EPA Record Search

CITY OF JOHNSTOWN - DATA PROFILES

City of Johnstown

- City Staff
- Business Owners
- Property Owners
- Elected Officials
- Community Members

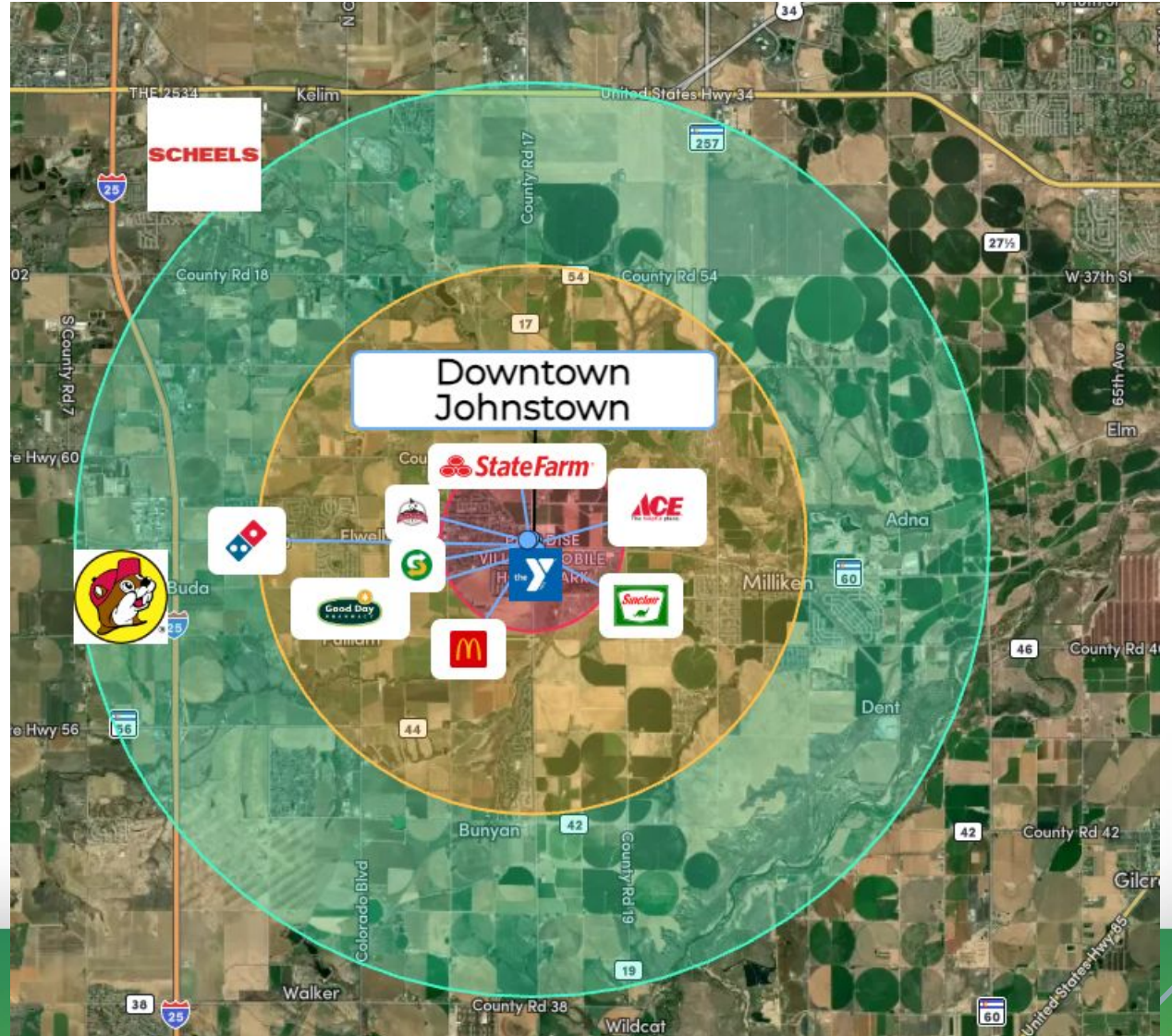


SUMMARY

MUNICIPALITY	POSSIBLE SITES			
Transport + Engineering	25	14		
Environmental	5	6		
PHYSICAL TOTAL	30	20		
Community Vision	11	4		
Community Policy	19	15		
POLITICAL TOTAL	30	19		
Community Impact	12	13		
Community Resiliency	14			
FINANCIAL TOTAL	26	13		
Entitlements	25	8		
LEGAL TOTAL	25	8		
MUNICIPAL TOTAL	101	60		

DOWNTOWN JOHNSTOWN AT A GLANCE

- Downtown Johnstown is located 4 miles east of I-25
- Current Downtown core is about 2 blocks along Parish Avenue (limited retail opportunities)
- East of Parish Avenue is the existing industrial park that encompasses about 30+ acres with potential environmental issues that would affect future redevelopment
- Opportunity to develop 260+ acres of land directly north of Parish Avenue to expand the overall residential and commercial footprint of downtown



DOWNTOWN INDUSTRIAL PARK & CHALLENGES

Our Challenges included:

- Real or perceived environmental contaminant issues
- Existing railroad lines and unsafe crossing conditions
- Lacking a relationship or understanding of the needs of the current users in the park
- Funding to redevelop the industrial sites
- Strategy on 'how to' redevelop the park
- Ensuring redevelopment aligned with the goals of the community
- Potential development to the North and East of the industrial park and how to create synergy between new and old



DATA DRIVEN DECISION MAKING

- Johnstown is a growing community with active development interest that we can capitalize on
- KSU and CSU providing the needed education, resources, and programs to assist in dealing with brownfield sites
- DCI providing a framework to better understand our capacity and creating actionable next steps

Downtown Brownfield Sites ▾

Create A Program Remove Program

Choose a Site ▾

Program Features

Funding Summary Participants Add a Site Edit Default Menus Rename Program

KSU BiT

- 14 potential brownfield sites

Downtown Market Analysis	5 Miles	10 Miles	15 Miles
2021 Estimated Population	26,234	143,986	461,575
2026 Projected Population	31,296	168,354	519,705
Median Age	32	36	36

Utilizing population estimates and growth projections to drive development projects

NEXT STEPS FOR DOWNTOWN JOHNSTOWN

Through the Challenge Program, Johnstown was able to identify our challenges and opportunities with redeveloping the Industrial Park while also providing a framework on how to move forward current downtown initiatives.

What's Next:

- Relationship building with current industrial businesses and property owners
- Utilize KSU and/or CDPHE grants to initiate Phase 1 assessments
- Downtown Master Plan project to be completed and adopted 2024 which will incorporate the outreach and program plan from DCI
- Attract the right developers for the North and East parcels adjacent to the industrial park to ensure a community driven project





QUESTIONS?

www.downtowncoloradoinc.org



TAB
Technical Assistance
to Brownfields

KANSAS STATE
UNIVERSITY

Thank You