
Brown County Port & Resource Recovery Department

Request for Information (RFI)

Exploring Port Development Opportunities at the Mouth of the Fox River

(Former Pulliam Plant Site)



Published Date:	January 22, 2025
Deadline to Request Meeting:	Noon CST, February 14, 2025
Tentative Meeting Week:	February 17-21, 2025
Contact Individual:	Dean Haen, Port Director (920) 492-4953

Request For Information

1. Reason for RFI.

The Port of Green Bay is seeking information from entities desiring to be part of future development opportunities at the former Pulliam Plant Site. If interested, entities should contact **Brown County Port and Resource Recovery Department Director Dean Haen at (920) 492-4953** to learn more about this RFI, to schedule an in-person meeting and to discuss meeting expectations.

Items that are anticipated to be discussed at the in-person meeting may include, in general, entity needs (e.g., acreage), proposed entity investment and proposed benefit to Brown County.

A future Request for Proposals may follow this RFI prior to implementation of a development project.

2. Port of Green Bay Overview.

The Port of Green Bay exists to enhance the prosperity of the people of Northeast Wisconsin by providing facilities and infrastructure able to effectively and efficiently move commodities and goods across the nation.

The Port of Green Bay is the westernmost port on Lake Michigan offering the shortest, most direct route for shipments between the Midwest and the rest of the world. The Port is a vital component of the regional economy. It plays an important role in the transportation of goods and commodities that are critical to the economic health of the region. The Port provides modern, state-of-the-art facilities, which could facilitate economical cargo handling and safe navigation. Nationally known trucking lines provide overnight delivery within a 400-mile radius. The Port of Green Bay receives and/or sends commodities as far south as Sheboygan (WI), west to Wausau (WI) and north into the Upper Peninsula of Michigan.

Waterborne transportation is an efficient and environmentally friendly mode of transportation. The Port of Green Bay is a critical link in Wisconsin's transportation system and serves as a multi-modal distribution center connecting waterborne vessels with an extensive network of highways and major railroads, thus providing important access to America's heartland. The Port provides Northeast Wisconsin manufacturers a cost-effective way to receive raw materials from suppliers and to ship high value finished goods to customers.

Commodities currently shipped through the Port include limestone, cement, salt, coal, forest products, petroleum products, liquid asphalt, gypsum, ash, slag, aluminum components, project cargo and other essential commodities annually valued at over

\$300 million. Eight Port terminal operators are located on the Fox River and are capable



of handling dry bulk commodities such as coal, cement, limestone, salt, gypsum, ash and more. Four terminal operators are capable of handling bulk liquids including tallow, petroleum products, and liquid asphalt. Three general cargo docks are capable of handling machinery,

aluminum products, bagged agricultural commodities, wood pulp and other forest products.

The economic activity generated by the Port of Green Bay during 2022 reached \$217.3 million, an increase of \$70 million since 2017. There are 1,620 Wisconsin jobs supported by the Port, an increase of 331 jobs over the total reported in 2017. Direct personal income paid during 2022 reached \$41.7 million. When combined with induced and indirect income, the total economic impact exceeded \$142 million. Port activities also resulted in \$38 million in local, state and federal taxes which support essential local services such as police, fire, transportation and education services.

The Port of Green Bay provides Northeast Wisconsin with a natural competitive advantage for businesses to locate here and prosper, and provides jobs that pay family-supporting wages, allowing for families to live and thrive in our community. The Port's economic impact illustrates the profound role the Port plays in our region, and its value to both existing and future businesses. It impacts both the direct employment of dockworkers and ship crew members, and the indirect employment of equipment supplier jobs and jobs at office supply firms. Those who are directly employed by Port businesses use their wages, in part, to purchase goods and services in our community. In addition, business revenue is also used to hire people, purchase goods and services and pay taxes, all adding up to a significant contribution to our local economy.

3. Project Background.

The Port of Green Bay intends to construct a new multi-use Port terminal facility on its 37.5-acre site. Once developed, the site will have direct access to the navigation channel at the mouth of the Fox River, and to the Interstate Highway system. There is also a Class 1 Railroad on the property, which previously housed a coal-fired power plant. The navigational channel is maintained at 24 feet below low water datum, and the channel width is 300 feet along the property.



4. Project Site and Potential Improvements.

The Port expansion project may include the clearing and redevelopment of this 37.5-acre site for new Port operations. This 37.5-acre parcel is currently zoned 'GI' (General Industrial), and may be divided into several sections (e.g., halves, thirds, or a combination) to maximize available funding while providing development options for one or more users.

Depending on funding, project elements may include installation of up to 1,750 feet of dock wall along the Fox River bulkhead line, riprap protection on the north facing Bay of Green Bay shoreline, dredging to berth depth, filling and regrading the storage yard, constructing stormwater management infrastructure, installing high load capacity crane pads, and installation of vessel fendering and mooring systems.

5. Interested?

Entities interested in being part of the Port Expansion Project need to contact Port and Resource Recovery Director Dean Haen **on or before Noon CST on Friday, February 14, 2025**, to schedule a meeting which will occur during the week of February 17-21, 2025.