

The opportunity to connect De Pere to Downtown Green Bay lies within this soil!

Repurposing and redeveloping the GBCI property could bring significant financial benefits to the Village of Allouez and surrounding communities.

- Potential for 1,463 jobs
- \$138.5 million in economic output for Brown County annually
- \$59.3 million in labor income
- New taxable property valuation roughly between \$46.7 million and \$71 million, with \$58.9 million as the median estimate

There is an opportunity for \$1.4 million in new tax revenue.

- 46% would go to the Green Bay School District, 30% to the Village of Allouez, 20% to Brown County and 4% to NWTC



This redevelopment has the opportunity to become a central hub/destination site in Allouez.

It will also serve as a connection between downtown Green Bay and De Pere.

The Eastside of the Fox River lacks a positive location for community and business activities; this site creates that opportunity.

"Allouez doesn't have a downtown, so it would give us a downtown. It would give Brown County a very special place right at the corner of 172 and the Fox River." - Village of Allouez President, Jim Rafter

For more information please visit:
<https://www.villageofallouez.com/gbci-information/>

Images and information taken from Green Bay Correctional Institution Property Analysis Presentation.

Information taken from The Economic Impact of the Conceptual Plan for the Redevelopment of the GBCI Site created by St. Norbert College Center for Business & Economic Analysis.

Brochure created by: Bailey Bungert, Bennett Canadeo, and Quinton Hammer

The Benefits of Redeveloping the Green Bay Correctional Institution Site



"We have an opportunity here to do some big things, the right things, financially prudent things and now is the time to do it," - Rep. David Steffen



Image created by David Robillard

Redeveloping the GBCI site will create opportunities for professionals and community members.

- Convenient living options
- Meeting and working spaces
- Draw in professionals to the area to work and raise families

Allows for mid-point connection via Fox River Trail.

- Approximately 3.5 miles from St. Norbert College to GBCI
- Approximately 3.8 miles from Downtown Green Bay to GBCI

Allouez community members would be within walking distance to necessities including: exercise facilities, retail shops, entertainment, coffee shops, restaurants/eateries, work, parks, convenience stores, and more!

**Green Bay Correctional Institution (GBCI)

The current condition of the GBCI is far below safety standards; the repairs that could be done are temporary solutions to a bigger problem.

- Maximum Security prison
- Built in 1898
- Estimated over \$200 million needed in repairs to meet current security standards
- 45% over capacity of 749 inmates (currently 1,096 inmates)
- Limited space for prisoner assimilation programs
- 50% of the statewide institution budget goes to GBCI alone

The property has potential to bring new opportunities for businesses and recreational activities by providing a central entertainment point.

- 64 total acres= 50 acres of GBCI property + 14 acres of DNR land

The current plans for the site include:

- Small business/retail shops
- Corporate office spaces
- Museum and information center
- Distillery/Beer Garden
- Outdoor Plaza for car shows, and arts & craft shows
- Apartments/Condos
- Fishing/Boating docks
- Outdoor Amphitheater

