



Washington State Community Economic Revitalization Board (CERB)

CERB Overview



Community Economic Revitalization Board

Who is the
Community Economic Revitalization Board
(CERB)?



Community Economic Revitalization Board

CERB is designed to

- Finance public infrastructure construction for private business development
- Assist local governments with economic development planning



Community Economic Revitalization Board

Eligible Jurisdictions

- Cities & Towns
- Counties
- Federally Recognized Tribes
- Municipal and Quasi-Municipal Corporations
- Port Districts
- Special Purpose Districts (e.g. PDAs, PUDs)



Community Economic Revitalization Board



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Planning Grants



\$50,000 grant maximum

- Tier: 1: \$25,000 grant per project, for planning activities that **will not** lead to CERB construction project.
- Tier 2: \$50,000 grant per project for planning activities that **could** lead to CERB construction project.
 - 25% cash match required of total project cost
 - Must be ready to proceed within 4 months of Board approval
 - Complete within 2 years



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Planning Grants

Site-specific plans and studies related to:

- Economic feasibility
- Environmental impacts
- Capital facilities
- Land use
- Permitting
- Marketing
- Project engineering & design
- Site planning
- Broadband



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Construction Programs

Committed Private Partner
Business in hand

\$3 million project max.

Grant: Up to 25% of total award, **determined by**
the underwriting process and the Debt Service Coverage Ratio.

- 20% cash match of total project cost
- Private business partner committed to:
 - Significant job creation
 - Significant private capital investment
- Hourly wages of created jobs must **exceed** county median wage

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Construction Programs

Prospective Development

Build it and they will come

\$2 million project max.

Grant: Up to 25% of total award, **determined by** the underwriting process and the Debt Service Coverage Ratio.

Rural counties/communities ONLY

- 50% cash match of total project cost
- Demonstrate economic development feasibility with supporting study
 - Study must show likelihood of significant jobs and/or significant private investment

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Eligible Public Facility Projects

- Acquisition
 - Construction
 - Repair
 - Reconstruction
 - Replacement
 - Rehabilitation
- Improvement of:
 - Bridges
 - Roads
 - Domestic & Industrial Water
 - Earth Stabilization
 - Sanitary Sewer
 - Storm Water
 - Railroad
 - Electricity
 - Telecommunications (broadband)
 - Transportation
 - Natural Gas
 - Buildings or Structures
 - Port Facilities



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Not Eligible

CERB may not finance projects which:

- Result in retail development
- Facilitate gambling
- Displace jobs from one part of the state to another
- Are outside the applicant's jurisdiction

CERB does not contract with private business, only the local government applying for funds.



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County Median Hourly Wage

2017-19 Biennium

Adams*	\$16.01	Grays Harbor*	\$17.99	Pierce	\$21.42
Asotin	\$18.06	Island	\$18.36	San Juan	\$20.47
Benton	\$22.28	Jefferson*	\$18.87	Skagit*	\$20.50
Chelan	\$16.01	King	\$30.25	Skamania*	\$17.65
Clallam*	\$17.05	Kitsap	\$19.42	Snohomish	\$24.72
Clark	\$21.25	Kittitas	\$17.31	Spokane	\$19.67
Columbia*	\$18.27	Klickitat*	\$19.91	Stevens*	\$18.42
Cowlitz*	\$21.35	Lewis*	\$18.96	Thurston	\$20.01
Douglas*	\$16.01	Lincoln	\$17.17	Wahkiakum*	\$20.70
Ferry*	\$18.42	Mason*	\$17.22	Walla Walla	\$17.56
Franklin*	\$16.41	Okanogan*	\$14.59	Whatcom	\$20.35
Garfield	\$18.14	Pacific*	\$16.34	Whitman	\$18.64
Grant*	\$16.37	Pend Oreille*	\$24.50	Yakima*	\$15.46

Source: Washington Employment Security Department, Labor Market & Economic Analysis Branch, Vancouver Office. 2016.

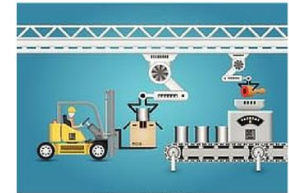
*Identifies Distressed Counties (Jan 2015 – Dec 2017) Updated 10-2018

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PUBLIC SIDE - Infrastructure



PRIVATE SIDE - Need for the Infrastructure



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Construction Programs

- Pre-contract conditions
- Ready to go to contract within 6 months of Board approval.
- Complete project within 4 years.



Community Economic Revitalization Board

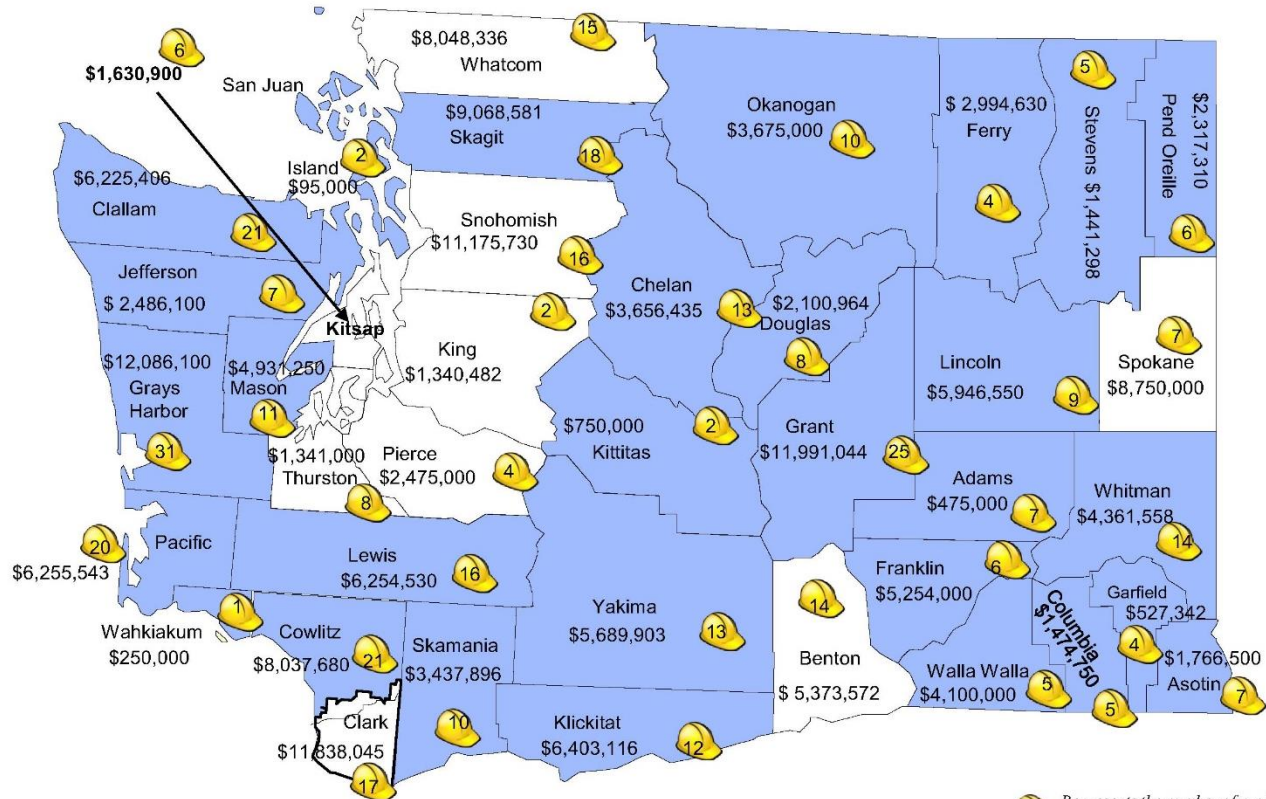
How CERB works

- Staff works with communities to develop projects.
- Applications are due 6-8 weeks prior to a meeting.
- Staff works with the client to vet the application and project.
- Board meets to review applications every two months.
- The applicant presents the proposal to the Board.
- The applicant will know at the meeting if their project is approved.
- CERB staff tracks projects for up to 5 years after project completion – *This includes mandatory reporting for the applicant and private partner.*



Community Economic Revitalization Board

CERB Investments 1982 - 2018



Represents the number of projects in the County.

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Project Tracking

Job creation, wages, and
private investment

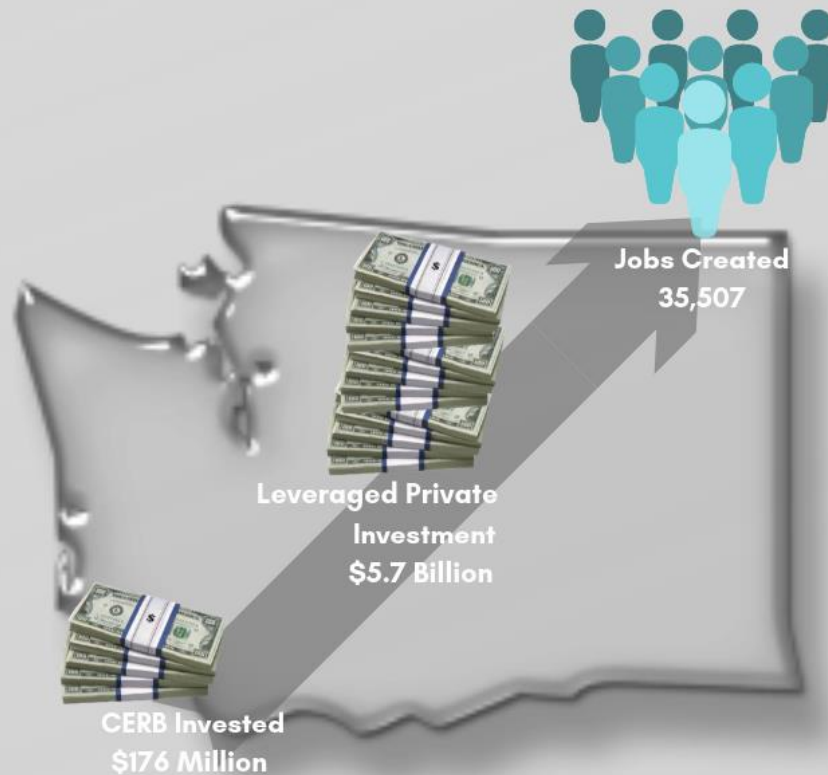


Tracked for 5 years **after** a
project is complete.



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Historical CERB Investments 1982-2018



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September 2015, CERB awarded a \$50,000 grant to the City of Wenatchee for the North Wenatchee Redevelopment Master Plan.

November 2017, CERB awarded a \$973,185 loan/grant to the City of Wenatchee for the McKittrick Street Extension project, for the purchase of a right-of-way and partial demolition of a damaged warehouse. The Committed Private Partner was Diamond Foundry, Inc. CERB funds were matched by \$243,296 in local resources.

DIAMOND FOUNDRY
FOREVER STARTS NOW





Community Economic Revitalization Board

THANK YOU!

Janea Delk,

Executive Director & Tribal Liaison

360.725.3151 or janea.delk@commerce.wa.gov

www.commerce.wa.gov/CERB

