



RI READY

plan • permit • build

Informational Session

AGENDA FOR TODAY



WHAT IS RHODE ISLAND READY?

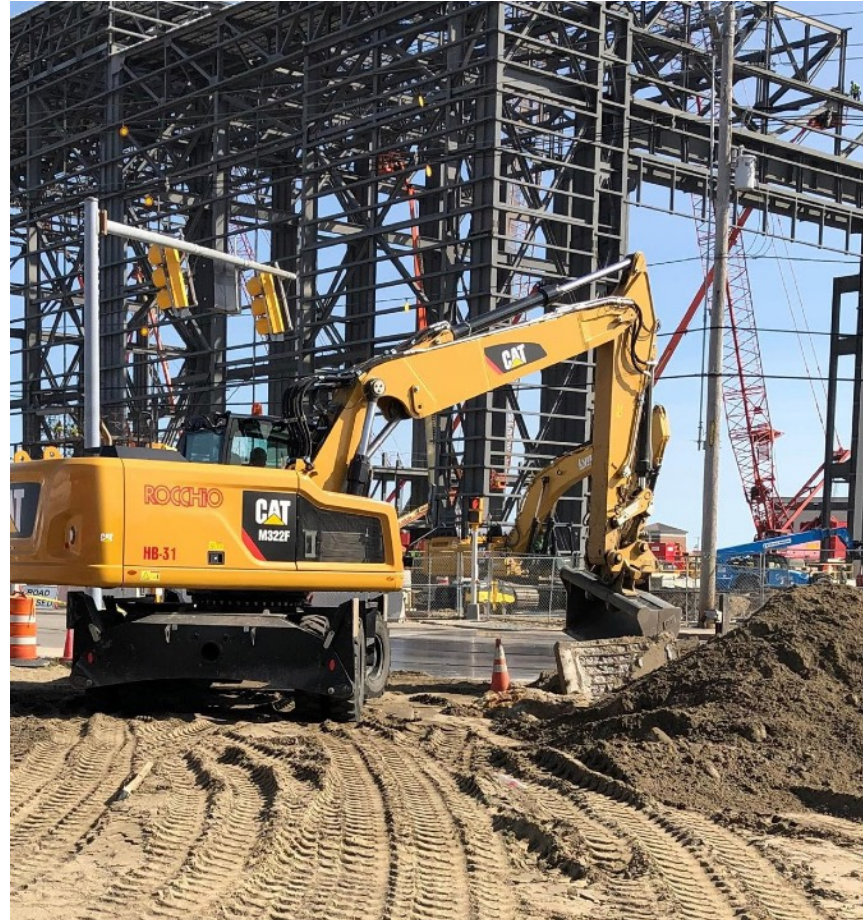
The Rhode Island Ready Program will provide communities and property owners the support they need to make sites throughout the State ready for industrial development, hosting new (or expanding) companies and high paying jobs. The effort will be financed with \$40 million in bonds overwhelmingly approved by the voters.

A PROGRAM TO PREPARE SITES FOR DEVELOPMENT



MISSION

To prepare industrial sites that will attract private investment, support new jobs, generate tax revenue and provide economic benefits for the State of Rhode Island.



GOAL

To create a portfolio of pre-permitted, pad-ready properties throughout the State with the characteristics and infrastructure necessary to successfully support industrial development.

TARGETED USES

- ✓ Manufacturing
- ✓ Assembly
- ✓ Distribution
- ✓ Production
- ✓ Processing
- ✓ Off-shore Wind Support Uses



FROM ENROLLMENT TO PRE-PERMITTED

May require Municipal MOU & Agreement

ONLY IF NOT ALREADY PERMITTED

Apply
Submit an Enrollment Application.

1

Feasibility
RI Ready team conduct a feasibility assessment.

2

Enroll
Sites are enrolled if development appears feasible

3

Engineering
Consultants assist with site engineering

1

Permitting
Consultants assist with site permitting

2

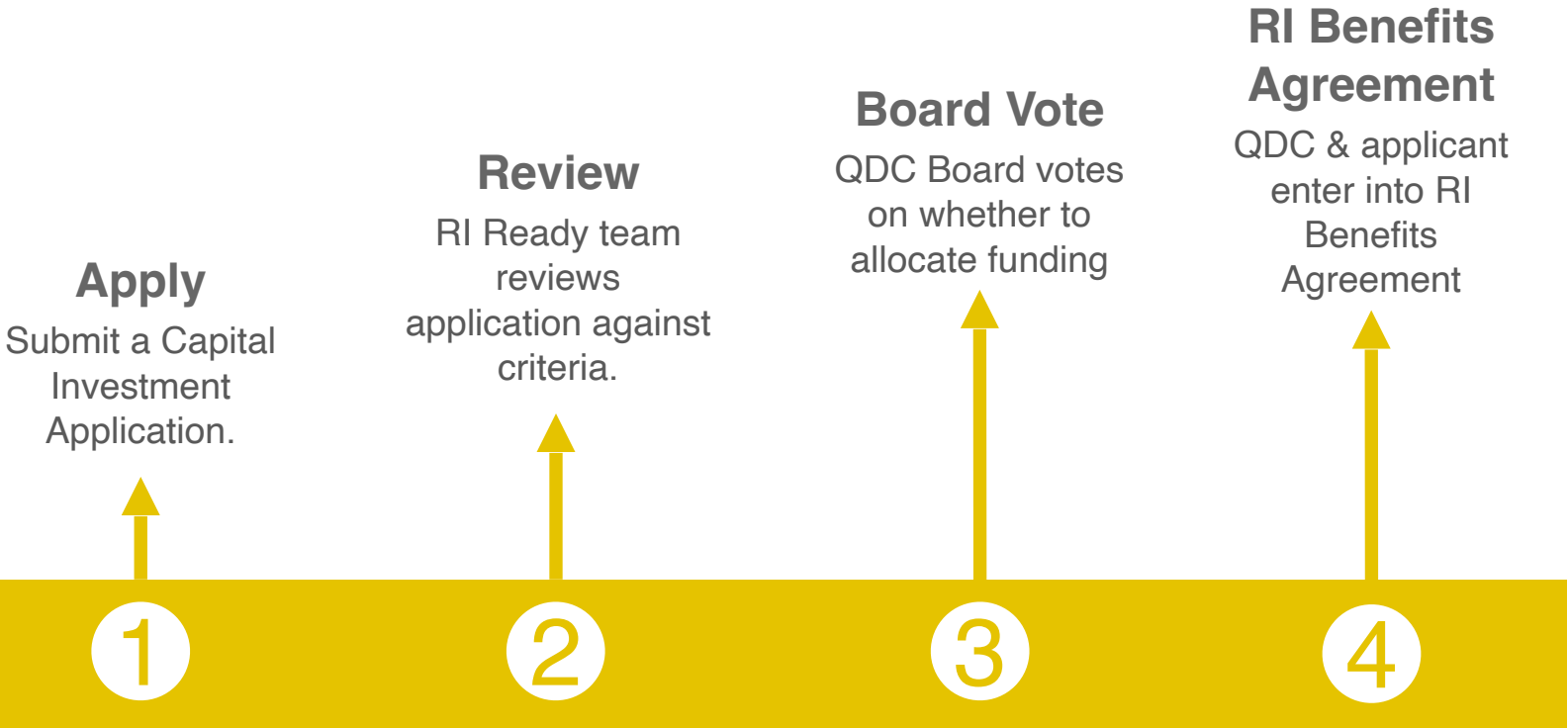
ENROLLMENT PROCESS

TECHNICAL ASSISTANCE

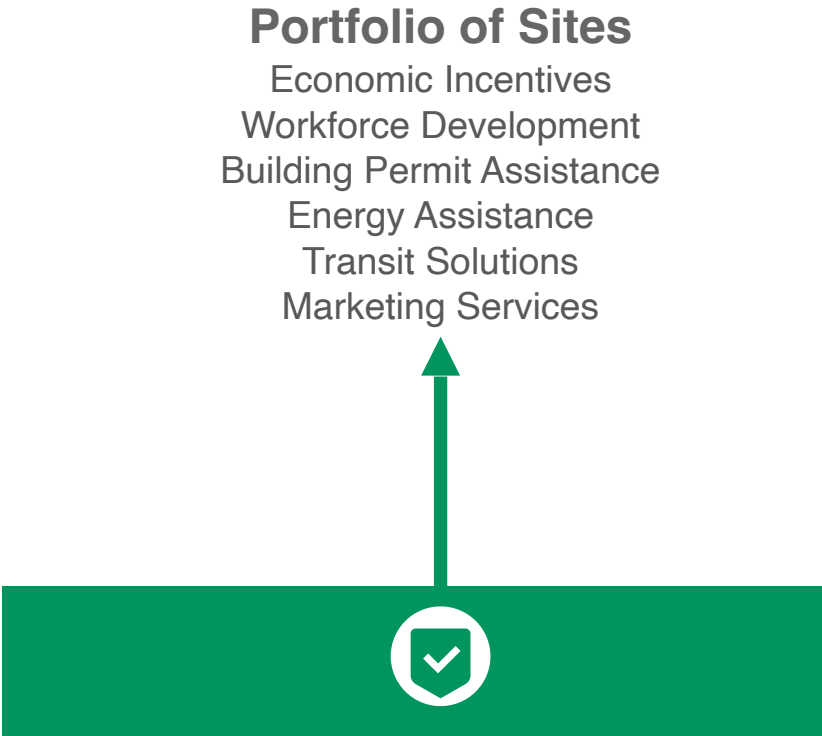


FROM PRE-PERMITTED TO PAD-READY

IF CAPITAL INVESTMENT IS DESIRED



CAPITAL INVESTMENT



WRAP-AROUND SERVICES



ENROLLMENT & ELIGIBILITY

Rhode Island Ready is an enrollment-based program. Sites apply for enrollment and may receive technical assistance and/or capital investment if enrolled.

ELIGIBLE SITES



Sites that allow for upgraded or improved infrastructure that will activate districts to host the Targeted Uses



Sites that allow an existing Targeted Use or facility to expand significantly



New development
Sites of 10 acres
in size

OR

Sites that can
support
100,000 SF of
new building
construction

&

1. Are zoned to
allow the
Targeted Uses

2. Are within 1 mile
of a designated
State Highway

TECHNICAL ASSISTANCE

For sites that need it, RI Ready will provide technical assistance toward becoming permit-ready

TYPES OF ASSISTANCE AVAILABLE

- ✓ Site surveys
- ✓ Wetland flagging & mapping
- ✓ Soil bearing analysis
- ✓ Full site engineering
- ✓ Application for and receipt of environmental permits
- ✓ Application for and receipt of permits or letters of availability from utility providers
- ✓ Traffic analysis
- ✓ Engineering for utility service upgrades
- ✓ Engineering for traffic mitigation
- ✓ Engineering for community facility/service upgrades
- ✓ Detailed economic analysis

CAPITAL INVESTMENT

Sites may apply for capital investment to fund on-
and off-site improvements

ELIGIBLE USES OF CAPITAL INVESTMENT FUNDING

- ✓ On-site land improvements, including grading, excavation, soil supplementation, and environmental remediation, necessary to make a site ready for development
- ✓ On and off-site infrastructure improvements, including water, sewer, electric, natural gas, telecommunications and transportation improvements, necessary to activate a site for development
- ✓ Upgrades to community infrastructure
- ✓ Property acquisition to support large-scale development
- ✓ Facility development (*limited*)



WRAP-AROUND SERVICES

Pre-permitted and pad-ready Sites will be eligible to receive wrap-around services from State agencies

TYPES OF WRAP-AROUND SERVICES

- ✓ Economic incentives
- ✓ Assistance with workforce development
- ✓ Building permit assistance
- ✓ Energy savings advice and rebates
- ✓ Assistance with transit solutions
- ✓ Marketing services





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THANK YOU!

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