

Shelby County Former Jailer Residence and Jail Building Remediation Project

Community Involvement Plan

October 7, 2024



About the Project. The Shelby County Fiscal Court (the “County”) intends to conduct renovations to the former county jailer residence and jail building to remediate various environmental contaminants (the “Project”). The Project is funded by a subgrant from the Kentucky Brownfield Program (“KBP”) Cleaner Commonwealth Fund (“CCF”), a program funded by the U.S. Environmental Protection Agency.

About This Plan. As part of participating in the CCF program, the County is required to prepare a site-specific Community Involvement Plan (“CIP”). The purpose of the CIP is to provide environmental information on the Project to the public. The CIP also indicates how the County will involve the community and solicit input into the Project. This CIP was prepared by staff of Kentuckiana Regional Planning & Development Agency (KIPDA).

Public Comment. This CIP is being made available to the public for public comment. The County invites comments from all members of the public. Please feel free to provide any comments you have to:

KIPDA Community and Economic Development Division
ced@kipda.org | (502) 714-5121

Required Contents.

I. Site Location and Description

a. Address and current use of the site

The site address is 500 Washington Street, Shelbyville, KY 40065.

The current use of the site is as follows:

- a portion is used as the Grantee’s 911 communications center;
- a portion is used for storage; and
- a portion is vacant.

II. Site/Facility History

a. Historic land use and/or activities known to have occurred at the site

The land was donated to Shelbyville and Shelby County for public buildings around 1792. The buildings were used as a jail building and residence for the jailer until around 1996.

III. Summary of Environmental Investigations and Findings

a. Known or suspected contaminants and media affected (soil, groundwater, etc.)

Chase Environmental Group Inc. prepared an *Asbestos, Lead-Based Paint (LBP), Indoor Air Quality (IAQ), and Hazardous Containing Material Inspection Report* dated October 16, 2023, facilitated by the KBP. The report is available for inspection by the public at the address given below. The report disclosed the following contaminants affecting the buildings in specified locations:

- Asbestos containing materials;
- Lead-based paint;
- Water damage;
- Mold impacts; and
- Items containing mercury or mercury vapor, polychlorinated biphenyls (PCBs), oil products, household and commercial cleaners/solvents, paints, oils, lubricants, pesticides, radioactive material, lead acid batteries, chlorofluorocarbons (CFCs), and other chemicals.

b. Exposed populations and/or environmental risks (if known)

The exposed population consists of employees of Shelby County government, particularly 911 dispatchers who have been working in a portion of the site. The environmental risks are those typically associated with the contaminants listed above.

c. Schedule/timeline for cleanup

The remediation work will begin as soon as the KBP permits, upon completion of an Analysis of Brownfield Cleanup Alternatives, Cleanup Action Plan, Health and Safety Plan, Quality Assurance Project Plan, this CIP, and any other requirements imposed by the KBP. The work is anticipated to be completed within approximately 45 days, if there are no unforeseen delays.

IV. Community Background

a. Demographic background on the community

Shelby County

Population	48,065	Employer Establishments	1,072
Households	17,590	Unemployment Rate (Civilian Labor Force)	3.3%
Housing Units	18,801	Median Household Income	\$81,012
Median Age	40.6	Bachelor's Degree +	30.2%

Source: United States Census Bureau 2020 Decennial Census and 2022 American Community Survey 5-Year Estimates.

Census Tract 21211040302 (portion of Shelby County where the site is located)

Low Income	41%	Unemployment	9%
People of Color	34%	Persons with Disabilities	15%
Less than High School	24%	Average Life Expectancy	73 Years
Limited English Households	7%	Per Capita Income	\$28,289

Source: 2023 EPA EJ Screen Community Report.

b. Affected/interested community groups

- ShelbyKY Tourism is the official destination marketing organization for Shelbyville, Simpsonville, and Shelby County and has a mission to promote Shelby County as a unique year-round destination driving sustainable economic growth and quality of life.
- Shelby Main Street is a 501(c)(3) nonprofit organization that is part of the Kentucky Heritage Council's Kentucky Main Street Program and is a nationally accredited Kentucky Main Street Community and a Preserve America Community.

- The Shelby County Kentucky Historical Society is a 501(c)(3) nonprofit organization that is committed to preserving and promoting knowledge and appreciation of Shelby County history.

c. Past community involvement

ShelbyKY Tourism, Shelby Main Street, and the Shelby County Historical Society have all expressed interest in the Project.

d. Key community issues or concerns

The site's impact on the community is typical of the depressive impact that vacant and/or underutilized properties have on historic downtowns. It is not utilized at its highest and best use. This produces a negative effect on economic development efforts and detracts from the County's efforts in other areas of the downtown. The property also affects community health, as the contaminants affect the 911 dispatchers working in one of the buildings, who are on the front lines serving the health needs of county residents.

V. Location of Project Information

a. Location where documents and progress reports may be reviewed by the public

Documents and progress reports may be reviewed by the public at:

**The Office of the Shelby County Fiscal Court
501 Washington Street, Shelbyville, Kentucky**