

## H & H Wildlife Design & Fur Dressing, Inc. Reed City, MI

In the fall 2011 H & H Wildlife Design & Fur Dressing, Inc. approached the Osceola County Brownfield Redevelopment Authority (OCBRA) about performing an Environmental Site Assessment (ESA) at the vacant NABCO manufacturing facility in Richmond Township. H & H Wildlife Design & Fur Dressing, Inc. was considering purchase of the facility.

H & H Wildlife Design & Fur Dressing, Inc. offers a wide variety of Taxidermy and Fur Dressing services. They currently have an operating location; however, they need to expand and the vacant NABCO building offered the necessary space, access to a transportation network, and utilities. Currently the former NABCO facility was being used as a storage facility; however it had a significant manufacturing past. NABCO was a remanufacturer of alternators and starters. Prior to NABCO owning the facility it was used for the aluminum and steel door closure manufacturing.

The OCBRA and the Brownfield program played a role in redevelopment of the property. In order for H & H Wildlife Design & Fur Dressing, Inc. to purchase the property the presence or non-presence of contamination had to be determined. As a result a Phase I ESA was conducted. The Phase I ESA indicated the need for further evaluation and a Phase II ESA was completed.

While the former NABCO facility was being used for storage this was not the intended or ideal use of the building's potential. Therefore, this project was significant not only for the jobs and tax base increase it brought to the county, but it resulted in the reuse of what was a manufacturing facility for its intended purpose.



H & H Wildlife Design & Fur Dressing, Inc.  
Reed City (Richmond Township), Michigan

**Current Use:** Taxidermy

**Past Uses:**

Storage Leasing  
Alternator/Starter Remanufacturing  
Aluminum & Steel Door Closure Manufacturing

**Brownfield Tools Used:**

Phase I Environmental Site Assessment  
Phase II Environmental Site Assessment

**Approximate # Jobs within 2 Years:** 10

**Approximate Private Investment within 2 Years:** \$225,000

**Benefits to the Public**

- Reuse of vacant building
- New jobs
- Private investment in community
- Addition to tax roll

**Learn More About H & H Wildlife Design & Fur Dressing, Inc.:** [www.wildlifedesigninc.com](http://www.wildlifedesigninc.com)

**FOR MORE INFORMATION CONTACT THE OSCEOLA COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY AT (231) 832-7397.**