

Richland County Campus Reconfiguration Committee

Date Posted: June 25, 2025

NOTICE OF MEETING

Please be advised that the Richland County Campus Reconfiguration Committee will convene on Wednesday, July 2, 2025 at 5:00 PM in the Richland County Board Room of the Courthouse located at 181 West Seminary Street, Richland Center, WI 53581.

Information for attending the meeting virtually (if available) can be found at the following link:

<https://administrator.co.richland.wi.us/minutes/campus-reconfiguration-committee/>

If you have any trouble accessing the meeting, please contact MIS Support at 608-649-4371 (phone) or mis@co.richland.wi.us (email)

AGENDA

1. Call To Order
2. Roll Call
3. Verification Of Open Meetings Law Compliance
4. Approval Of Agenda
5. Approval Of Minutes From June 4, 2025
6. Public Comment
7. Reports
 - A. UW Campus Status Update
 - B. Bridge Construction Update
 - C. Venture Architects Updates
 - D. Site Feasibility OF County Property Near Fairgrounds
 - E. Update On Assessment Of Specialized Items In Campus Buildings
8. Discussion & Possible Action: Request For Proposal Process Presentation By Short Elliott Hendrickson Inc.
9. Discussion & Possible Action: UW Redevelopment Grant Application
10. Discussion & Possible Action: Project Management Of Request For Proposals Process
11. Discussion & Possible Action: Approval Of Sale Of Platinum From The Campus
12. Discussion & Possible Action: Set Future Meeting Date(s)
13. Correspondence
14. Future Agenda Items
15. Adjourn

A quorum may be present from other Committees, Boards, or Commissions. No committee, board or commission will exercise any responsibilities, authority or duties except for the Richland County Campus Reconfiguration Committee.

Derek S. Kalish
County Clerk

Richland County Campus Reconfiguration Standing Committee

June 4, 2025

The Richland County Campus Reconfiguration Standing Committee convened on June 4, 2025 in person and virtually at 5:00 PM in the County Boardroom of the Richland County Courthouse.

Call To Order: Chair Turk called the meeting to order at 5:00 PM.

Roll Call: County Clerk Kalish conducted roll call. Committee members present: Steve Carrow, Gary Manning, David Turk, and Melvin “Bob” Frank. Committee member(s) absent: Ingrid Glasbrenner and Steve Williamson.

Verification Of Open Meetings Law Compliance: County Clerk Kalish confirmed the meeting had been properly noticed.

Approval Of Agenda: Motion by Carrow second by Manning to approve the agenda. Motion carried and the agenda was approved.

Approval Of Minutes From May 21, 2025 Meeting: Chair Turk asked if there were any corrections to the minutes from the May 21, 2025 meeting. Hearing none, Chair Turk declared the minutes from the May 21, 2025 meeting approved as published.

Public Comment: None

Reports-UW Campus Status Update: Chair Turk noted no major updates. Highway Commissioner Elder provided brief update on the status of the bridge construction project on campus.

Reports-Update On Assessment Of Specialized Items In Campus Buildings: Chair Turk noted that the Ithaca and Richland School Districts have removed various items for classroom use from the Science Building. Administrator Clements noted she received a call from the Weston School District regarding the remaining instruments. Chair Turk noted that the Richland School District is also interested in the remaining instruments and that preference will be given to those school districts that are located entirely within Richland County. Administrator Clements noted that the liquidation of the plotter is a work in progress. Chair Turk noted the Brewer Library is interested the landscaping rock on campus.

Reports-Venture Architects Updates: Cory Beyer of Venture Architects reviewed proposed downtown and industrial park future building sites for law enforcement and judicial centers. Discussion followed regarding the proposed building site locations and the feasibility of building sites.

Reports: Review Of Housing Summit Information: Supervisor Carrow briefly reviewed information from the recent Housing Summit.

Discussion & Possible Action – Request For Proposal Process Presentation By Southwestern Wisconsin Regional Planning Commission: Kate Koziol Troy Maggied of Southwestern Wisconsin Regional Planning Commission reviewed the RFP process and various components of the submitted proposal. No action taken on this item.

Richland County
Campus Reconfiguration Standing Committee

Discussion & Possible Action: Set Future Meeting Date(s): Next meeting scheduled for 5 PM on July 2, 2025.

Correspondence: None.

Future Agenda Items:

Reports: UW Campus Status update, Venture Architects update, and update on assessment of specialized items in campus buildings

Discussion & Possible Action: Request For Proposal Process By Short Elliott Hendrickson Inc.

Discussion & Possible Action: UW Redevelopment Grant Application

Discussion & Possible Action: Project Management Of Request For Proposals Process

Adjourn: Motion by Manning second by Carrow to adjourn. Motion carried and meeting adjourned at 5:55 PM.



Derek S. Kalish
Richland County Clerk





FAIRGROUND RD

MORRIS VALLEY RD

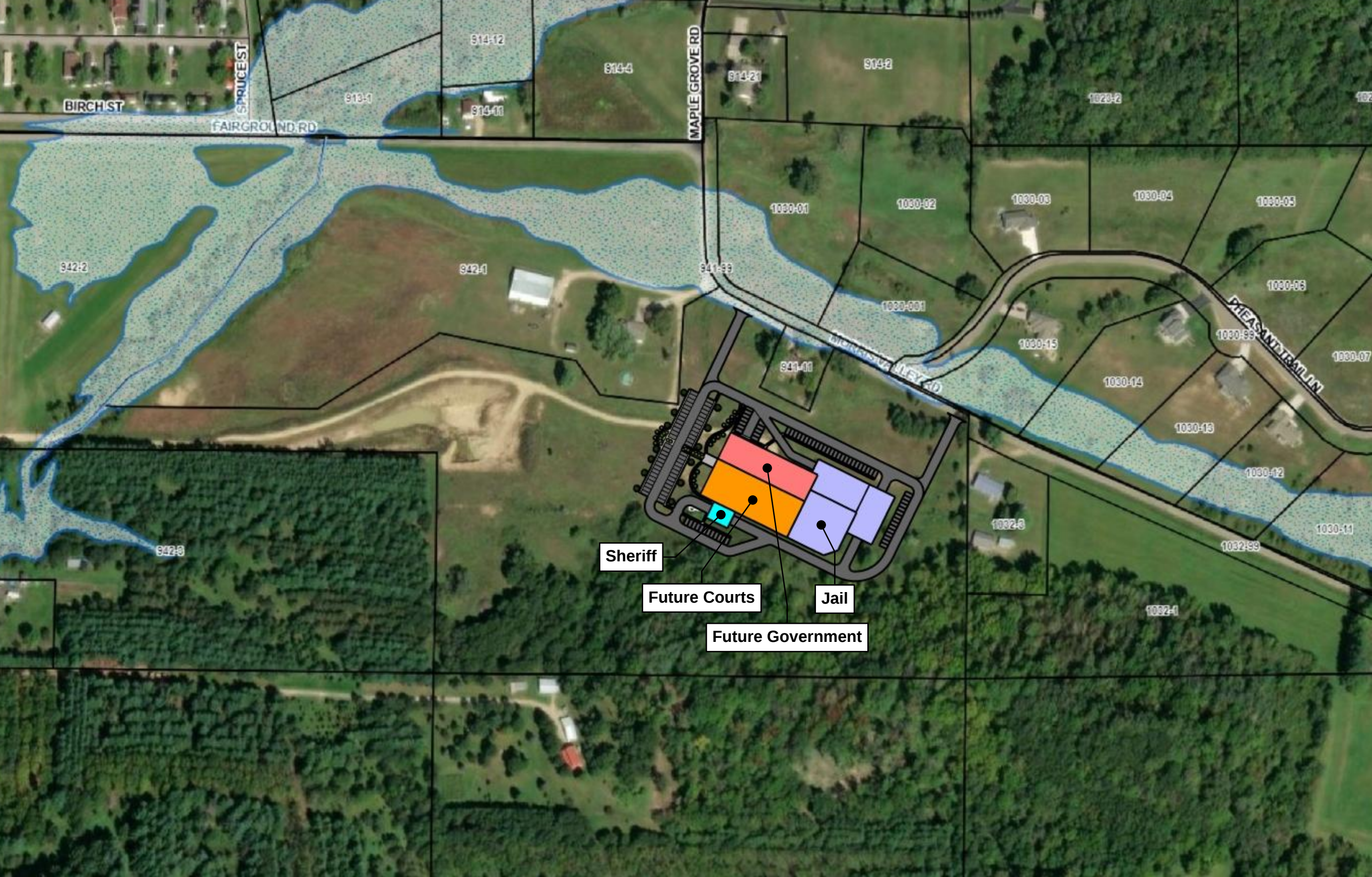
PHEASANT TRAIL LN

Sheriff

Future Courts

Future Government

Jail



PROPOSAL FOR PROFESSIONAL SERVICES

UW-Platteville Richland Redevelopment Project

RICHLAND COUNTY, WISCONSIN | JUNE 27, 2025



Building a Better World
for All of Us®

Engineers | Architects | Planners | Scientists

June 27, 2025

Tricia Clements, County Administrator
181 West Seminary Street
Richland Center, WI 53581



Building a Better World
for All of Us®

RE: UW-Platteville Richland Redevelopment Project

Dear Members of the Selection Committee,

Richland County's plans for the revisioning and redevelopment of the UW-Platteville Richland campus represent an exciting, once-in-a-lifetime project for this community. This project, which will set the stage for meaningful transformation, is indicative of your commitment to thoughtful, community-centered development, and it presents a unique opportunity to reimagine a site with deep local roots.

As a community development team, this is exactly the kind of project we live for, and we would be honored to support Richland County in bringing it to life. Achieving success in this effort will require a consultant team with a strong track record in strategic redevelopment, deep market insight, and a forward-thinking approach to stakeholder engagement. That's why Short Elliott Hendrickson Inc. (SEH®), in partnership with Place Dynamics, is ready to step into this role – bringing a unique blend of experience, innovation, and commitment that will add meaningful value to the project.

As your partner, we offer the following advantages:

- **A phased, menu-based planning process** that allows the County to make informed decisions at every step.
- **Deep experience and knowledge in funding strategy and market positioning** to reduce risk and enhance feasibility.
- **End-to-end support for developer engagement**, from crafting RFPs to negotiating agreements that protect public interests.

We look forward to the opportunity to partner with you on this important work and are excited to help shape the next chapter for this unique and valued community asset.

Respectfully submitted,




NATE DAY AICP, NCI
PROJECT MANAGER




RON CHAMBERLAIN
CLIENT SERVICE MANAGER

Engineers | Architects | Planners | Scientists

Short Elliott Hendrickson Inc., 329 Jay Street, Suite 301, La Crosse, WI 54601-4034
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CONTENTS

EXECUTIVE SUMMARY	1
PROJECT UNDERSTANDING AND APPROACH	3
PROJECT TEAM	7
PROJECT EXPERIENCE	13
COST AND SCHEDULE	16

The specific licenses and credentials of the team members are described in the personnel and/or resume section of this document.

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The information contained in this Proposal was prepared specifically for you and contains proprietary information. We would appreciate your discretion in its reproduction and distribution. This information has been tailored to your specific project based on our understanding of your needs. Its aim is to demonstrate our ideas and approach to your project compared to our competition. We respectfully request that distribution be limited to individuals involved in your selection process.

SEH is a registered trademark of Short Elliott Hendrickson Inc.

RICHC 185735



Executive Summary

As an employee-owned collective of planners, engineers, architects, and scientists, **SEH partners with clients across the nation to tackle diverse infrastructure challenges and pave the way toward a sustainable future.** Our 900+ dedicated employee-owners are united by a shared vision to create positive, lasting change. Together, we are committed to Building a Better World for All of Us®.

The former UW-Platteville Richland campus possesses considerable potential for Richland County. The SEH team is uniquely positioned to guide the transformation of this site with a strategic, data-driven, and community-informed approach.

STRATEGIC, PHASED PLANNING ROOTED IN LOCAL CONTEXT

Our process commences with comprehensive due diligence, including market analysis, site assessment, and stakeholder interviews, to make sure that redevelopment scenarios are based on market realities and community needs. This phased approach will allow the County to make informed decisions at each step, from understanding development potential to engaging with qualified partners.

MARKET-DRIVEN INSIGHTS AND FUNDING STRATEGY

SEH and our partner Place Dynamics bring deep experience with market positioning and funding strategy. We will assess local and regional demand, identify highest and best uses for the site, and align redevelopment options with available funding sources such as Tax increment financing (TIF), LIHTC, and state/federal grants. Our goal is to reduce risk and enhance feasibility from the outset.

DEVELOPER ENGAGEMENT AND AGREEMENT STRUCTURING

We support the full life cycle of public-private development – from crafting RFPs/RFQs that reflect the County's vision to evaluating proposals and negotiating agreements. Our team makes sure that selected partners are aligned with community goals and that agreements are structured to protect the County's interests while enabling successful execution.

INTEGRATED PLANNING AND COMMUNICATION

Whether the future of the site involves adaptive reuse, new development, or preservation of key assets, SEH offers integrated support that evolves with the County's goals. Our team provides technical knowledge, strategic guidance, and clear communication throughout each phase. We help ensure that every step – from early analysis to developer engagement – is aligned with community priorities and positioned for long-term success.

We are committed to helping Richland County unlock the full potential of this unique site through a process that is flexible, transparent, and focused on long-term value.

SHORT ELLIOTT HENDRICKSON INC.

founded in

1927 

WE PARTNER WITH CLIENTS



in nearly every
U.S. state and many
Canadian provinces

EMPLOYING



900+

planners, engineers, architects,
scientists, and talented professionals

WHO WORK TOGETHER TO SERVE

4

market areas: mobility,
better places, clean water,
and renewing infrastructure



AN IMPRESSIVE **80%**



of our clients are
repeat customers

ABOUT SEH

BUILDING BETTER COMMUNITIES

For more than three decades, SEH has worked with municipalities, counties, and towns to develop and implement master plans, comprehensive plans, sub area plans, redevelopment frameworks, design guidelines, and more. Assisting communities of all sizes, we work in partnership with elected and appointed officials, businesses, and citizens to explore opportunities for renewing existing assets, creating new development, and planning for the future.

We take our craft beyond aesthetics by integrating art and science to improve the socioeconomic, environmental, and physical character of your communities. Our work is built on the sustainable principles of smart growth and ecological urbanism.

We combine tried-and-true strategies with innovative approaches to help link each community's new developments with the best characteristics of its built heritage. Highly collaborative, we believe in a participatory process where consultants team with clients and community members. **Our goal: create places of lasting beauty and value that transform the landscape and benefit your communities and the people within them.**



**From School Site to
Sustainable Subdivision**
BROOKFIELD LINFIELD CROSSING



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TO LEARN MORE**

MULTIDISCIPLINARY TEAM

At SEH, we provide a multidisciplinary planning approach to help communities make decisions about shaping their future. Our practice is comprised of community development specialists, landscape architects, urban planners, and engineers licensed in six states throughout the upper Midwest. Our work has been recognized nationally with numerous awards from the American Society of Landscape Architects, American Planning Association, and American Council of Engineering Companies.

Our in-house planning and urban designers are also experienced facilitators trained in the NCI Charrette System™. This helps us bring diverse stakeholders with divergent opinions together to find areas of mutual understanding and address community needs.

YOUR PARTNER IN REDEVELOPMENT

SEH has decades of experience supporting communities through successful redevelopment initiatives. We specialize in partnering with local governments and municipalities to deliver strategic, community-driven solutions that address infrastructure, land use, and long-term economic goals. Our team has helped clients across the Midwest and beyond with site development, building reuse, and the creation of master plans, sub-area plans, and redevelopment frameworks.

We understand that successful redevelopment requires more than technical knowledge – it demands collaboration, creativity, and a deep understanding of community priorities. SEH's planners, engineers, architects, and scientists work together to make sure every project is physically, politically, and financially feasible. Our experience in brownfield redevelopment, community resilience, and public-private coordination allows us to guide projects from vision to implementation – creating vibrant, sustainable spaces that serve generations to come.

SUBCONSULTANT

PLACE DYNAMICS

Place Dynamics was founded in 2005 to bring places to life through insight and strategy. Recognizing that too many plans failed due to poor understanding of market conditions, they set out to change that. Today, they are a trusted source for economic and market research, supporting economic development, land use planning, and real estate projects across more than half the U.S. and parts of Canada. Their strength lies in turning solid data into actionable strategies that address real-world opportunities and challenges.



Project Understanding and Approach

SEH understands that successful redevelopment requires more than a vision – it demands a strategic, collaborative, and results-driven approach. We work closely with communities to identify redevelopment opportunities, remove barriers to progress, and align resources to support long-term revitalization. Our focus is on delivering actionable outcomes that reflect local priorities and create lasting value. Our understanding of this process and approach to supporting your development needs is outlined below and on the pages to follow.

PROJECT UNDERSTANDING

The former UW-Platteville Richland campus presents a rare opportunity to repurpose a substantial, publicly owned property with significant existing infrastructure and community value. As a decommissioned higher education site, it is uniquely positioned for redevelopment that can meet pressing local needs –whether for housing, economic development, recreation, or public services.

The site's rural setting, institutional character, and past public use mean redevelopment must be approached with care – balancing market realities, community vision, and long-term financial sustainability. While several buildings and site improvements remain in place, challenges such as environmental constraints, building reuse potential, and compatibility with zoning and land use policy must be addressed.

Our approach begins with foundational due diligence and local stakeholder input, helping to ensure that redevelopment scenarios are both grounded in market data and reflective of community needs. The goal is to position the site for a successful transition to its next chapter – through a process that is strategic, phased, and developer-friendly, while maximizing long-term value for Richland County and its residents.

SEH has decades of experience supporting communities through successful redevelopment initiatives by delivering strategic solutions that support infrastructure, land use, and long-term economic development.

PROPOSED SCOPE OF SERVICES AND PROJECT APPROACH

PHASE 1: DUE DILIGENCE AND MARKET POSITIONING

1 MARKET ANALYSIS

Scope

- Conduct a targeted market analysis to understand the potential uses of the site based on local and regional demand, demographic trends, real estate absorption rates, and economic drivers

Deliverable

- Market Analysis Report summarizing development potential, highest and best uses, and market alignment

2 EXISTING CONDITIONS/SITE ANALYSIS

Scope

- Conduct a physical site assessment to identify environmental constraints, including floodplain boundaries, topography, access, and infrastructure availability
- Review current zoning and entitlements to assess development readiness, identifying limitations and opportunities
- Any conversations with the City regarding the project that are initiated during this process will be referred to the County

Deliverable

- Site Conditions Report that highlights key development considerations and can be used to inform developer interest and support property marketing efforts

3 STAKEHOLDER COORDINATION/ DEVELOPER INTERVIEWS

Scope

- Interview local and regional developers, economic development professionals, nonprofit housing providers (e.g., Habitat for Humanity), and community development stakeholders to gauge interest, understand local development challenges, and validate market findings

Deliverable

- Stakeholder Interview Summary capturing insights, development preferences, and perceived obstacles or incentives

PHASE 2: OPPORTUNITY REFINEMENT AND SITE MARKETING

4 PUBLIC ENGAGEMENT (OPTIONAL)

Scope (if selected)

- Design and facilitate one or more public input sessions (open house, online survey, or workshop) to gather community perspectives on preferred development outcomes

5 SITE CONCEPT PLAN (OPTIONAL)

Scope (if selected)

- Based on findings from Phases 1 and 2, prepare a conceptual site layout plan showing proposed land uses, access, infrastructure needs, and general design intent

6 ADVOCACY POSITION PAPER

Scope

- Prepare an advocacy position paper to outline site redevelopment opportunities and benefits for community members and elected officials, outlining the importance of this project to the community

7 FUNDING PROGRAM REVIEW

Scope

- Identify potential funding sources to support site development or reduce project risk for developers; these may include:
 - State and federal grants (housing, brownfields, infrastructure)
 - Tax Increment Financing (TIF)
 - Low Income Housing Tax Credits (LIHTC), New Market Tax Credits, etc.
 - In addition to the specifically identified funding sources above, we will identify any others that become apparent during the project

Deliverable

- Funding Options Memo summarizing key programs, eligibility criteria, and alignment with site conditions and development goals

KEY STRENGTHS

BUILDING STRONGER COMMUNITIES THROUGH STRATEGIC PARTNERSHIPS

SEH's planners, engineers, architects, and scientists work together to make sure every project is physically, politically, and financially feasible. Our experience in redevelopment, community resilience, and public-private coordination allows us to guide projects from vision to implementation – creating vibrant, sustainable spaces that serve generations to come.

We bring a collaborative, results-driven approach to every engagement:



COMMUNITY REVITALIZATION

Proven success guiding redevelopment projects that align with local goals and **generate long-term economic, social, and cultural value for the community.**



DATA-DRIVEN PLANNING

We use market insights, stakeholder input, and funding analysis to shape actionable strategies and **help you make informed decisions.**



STAKEHOLDER ENGAGEMENT

Experienced in facilitating inclusive conversations, we make sure all voices are heard, **increasing stronger support from your community and reducing potential costly delays.**



ATTRACTING DEVELOPMENT PARTNERS

Clear, compelling materials that attract qualified development partners and **drive interest that will bring your project to life.**



CREATIVE FUNDING SOLUTIONS

Experience in leveraging tools like LIHTC, NMTC, and local incentives to **make the UW-Platteville Richland redevelopment project financially feasible.**



END-TO-END SUPPORT

From visioning to developer negotiations, **we're with you every step of the way.**

8 SITE MARKETING STRATEGY

Scope

- Develop a tailored marketing strategy to solicit developer interest; options include:
 - Creating a Request for Proposals (RFP) or Request for Qualifications (RFQ) to attract experienced development teams
 - Drafting and distributing a site flyer and/or online listing to market the site for sale

Deliverables

- RFP/RFQ package or marketing flyer
- Distribution plan and list of targeted recipients

PHASE 3: DEVELOPMENT PARTNERSHIP SUPPORT

9 DEVELOPER AGREEMENTS NEGOTIATION SUPPORT

Scope

- Evaluate development proposals, including timing, construction phasing, and projected assessed valuation
- Review submitted developer pro formas for financial feasibility and public benefit alignment
- Draft a Developer Agreement that outlines performance expectations, public contributions (if any), timelines, and enforcement provisions

Deliverables

- Developer Proposal Evaluation Memos
- Developer Agreement draft

PROJECT MANAGEMENT AND COMMUNICATION

Throughout the project, SEH will:

- Provide regular status updates to the client
- Coordinate with legal or financial advisors as needed
- Maintain a clear, phased work plan with documented decision points before advancing to the next phase



UNLOCKING OPPORTUNITIES

Redeveloping sites often brings risk and uncertainty, but grants and loans are available to help turn ideas into reality. Each grant program has its own eligibility criteria and schedule, so it's essential to match a project's outcomes with grant requirements. Sometimes a loan may be necessary for grant money to take effect. Tax increment financing (TIF), which allows the community to utilize increased tax revenues to strategically support the development project, may be another way to fund redevelopment.

HOW THIS BENEFITS YOU

These funding tools can significantly reduce upfront costs, improve project feasibility, and attract private investment – making redevelopment more achievable and sustainable.

We guide clients through the entire funding landscape – from identifying the right programs to aligning project goals with funding criteria to preparing competitive grant applications.



This process will yield a strategic, community-driven plan for redevelopment that transforms the campus into a sustainable public asset.

SITE OVERVIEW/PLANNING CONSIDERATIONS



- 1 Science Hall
- 2 Classroom Building
- 3 Miller Memorial Library
- 4 Melvill Hall
- 5 Wallace Student Center (Coppertop Theatre, Bookstore, and Roadrunner Cafe)
- 6 Roadrunner Gymnasium
- 7 East Hall (UW-Platteville Richland and UW Extension)
- 8 Symons Recreation Complex and swimming pool
- 9 Campus View residence halls

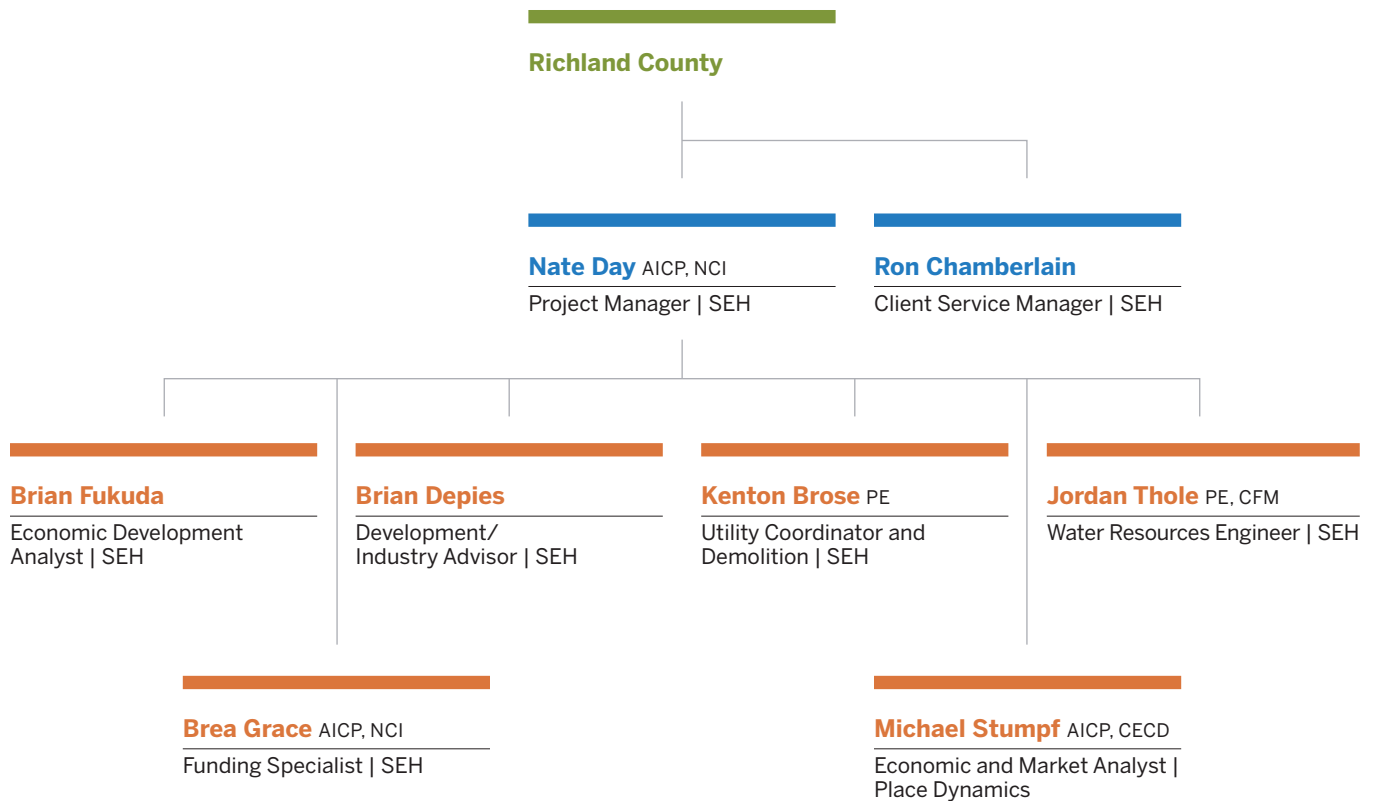
Floodplains*

*Floodplains from FEMA Flood Map Service Center



Project Team

SEH offers a multidisciplinary team with deep experience in redevelopment planning, infrastructure design, and community engagement. Each team member is committed to delivering practical, community-focused solutions that align with your vision and goals. In this section, we have included the experience and qualifications of the team members selected to deliver this project.



The specific licenses and credentials of the team members are described in the personnel and/or resume section of this document.



Nate will lead the project team and serve as the main point of contact throughout the process.

17 YEARS OF EXPERIENCE



EDUCATION

Master of Science
Urban Planning
University of Wisconsin-Milwaukee

Bachelor of Arts
Communications
University of Wisconsin-Milwaukee



REGISTRATIONS/CERTIFICATIONS

Certified Planner, American Institute of
Certified Planners

NCI Charrette Management and Facilitation
Certificate, National Charrette Institute



PROFESSIONAL ASSOCIATIONS

American Planning Association



Economic Development and Business Engagement Consulting – Madison, WI

The City of Madison hired SEH to serve as an economic development and business engagement consultant for two simultaneous planning processes: one for the Greater East Towne Area and one for the Odana Area. The City views these areas as having tremendous potential for change. The plans are intended to create a framework for new growth and redevelopment in alignment with the City's Comprehensive Plan and Bus Rapid Transit (BRT) project.

NATE DAY AICP, NCI

PROJECT MANAGER

Nate is an experienced planner specializing in land use, transportation, and environmental planning. Over his career, Nate has successfully delivered comprehensive plans, land use studies, bike and pedestrian recommendations, recreation plans, project environmental documentation, and transportation plans. His significant public engagement experience helps to ensure effective community participation is achieved on all projects he is involved in. He also brings extensive experience identifying and leveraging funding sources to assist communities with obtaining financial assistance for projects.

EXPERIENCE

- Menasha Downtown Vision Plan – Menasha, WI
- Kilkenny Farms General Development Planning – Waunakee, WI
- Community Revitalization Plan – Suring, WI
- Downtown Revitalization Plan – Clintonville, WI
- Downtown Market Analysis and Strategy – Sherwood, WI
- Tax Increment Finance District Planning – Rice Lake, WI
- Private Development Reviews – Delafield, WI
- Great River Landing Master Plan And Riverfront Trail – Onalaska, WI
- Milwaukee Shoreline and Veteran's Park Master Plan – Milwaukee, WI
- Comprehensive Plan Update – Stevens Point, WI
- EPA Brownfield SAG Application – Ashland, WI
- City of Austin/Mower County Comprehensive Planning (Austin Community Charitable Fund) – Austin and Mower County, MN
- Town of Burns Harbor Marquette Greenway Trail (Town of Burns Harbor Redevelopment Commission) – Burns Harbor, IN
- Bike and Pedestrian Plan – Ladysmith, WI
- Downtown Master Plan and Comprehensive Plan Update – Appleton, WI



Brian will lead economic development analysis
for this project.

**22 YEARS OF
EXPERIENCE**



EDUCATION

Master of Science
Business – Real Estate and Urban Economics
University of Wisconsin-Madison

Bachelor of Science
Consumer Science
University of Wisconsin-Madison



REGISTRATIONS/CERTIFICATIONS

Certificate, Economic Development Finance

Certificate, Non-Profit Leadership



La Crosse County Campus Redevelopment – La Crosse, WI*

Brian coordinated the effort to reimagine and redevelop La Crosse County's downtown campus, including the purchase of an existing private office building, which allowed for the sale of the former administrative center and an entire block of surface parking for private redevelopment. This project started with a market analysis, a community steering committee, and public visioning, and it resulted in a net gain in tax base of over \$50M which allowed the City to use TIF revenues to address downtown parking challenges. In turn, the project addressed housing needs, added high-end commercial space, and changed the face of the north end of the downtown district.

BRIAN FUKUDA

ECONOMIC DEVELOPMENT ANALYST

Brian is a dedicated professional with a passion for community impact. He has extensive experience in managing economic development projects and programs, including county revolving loan funds. He has been successful with promoting P5 collaboration (public, private, non-profit, philanthropic, people partnerships) by developing and maintaining relationships with key community partners. He has guided numerous development projects through zoning and permitting processes. Brian has also managed the development of a business park and the related TIF district.

Brian has a strong commitment to community involvement. He has been actively involved in various community projects and non-profit boards, including work with the Boys & Girls Club.

EXPERIENCE

- Led funding, implementation, and development of a \$15M "Workforce Readiness Center" for the Boys & Girls Clubs of Greater La Crosse, along with related programming*
- Led coordination with a local manufacturer, the City of La Crosse, La Crosse County, and WEDC on a \$7.5M, 47,000 sq. ft. facility expansion project within the City's industrial park; Brian facilitated a La Crosse County Innovation and Diversification Grant for the project *
- Led multi-jurisdictional efforts to attract businesses to and expand the Lakeview Business Park in West Salem, including the related TIF District, numerous state and federal grants, and development agreements with businesses*
- Administered the La Crosse County Revolving Loan Fund for Economic Development, including three funds with various federal, state, and local funding sources*
- Served as Joint Review Board member representing La Crosse County for several TIF districts, including districts in Holmen, Onalaska, Rockland, and West Salem*
- Founded a non-profit organization, called La Crosse Promise, to incentivize neighborhood reinvestment utilizing a promise of higher educational scholarships for families*

*Prior to joining SEH

RON CHAMBERLAIN

CLIENT SERVICE MANAGER | SEH

Ron will serve as a client liaison for the County throughout the process. Ron joined SEH after a long and varied career serving first in the military and then in a number of different roles in the public sector. Most recently, he served as Department Head for La Crosse County's Highway Department. In that role, he was responsible for developing and managing a \$10.5 million operating budget, developing and implementing the County's Capital Plan, and regularly planned and oversaw engineering and construction projects. Ron brings all of that experience and the many insights he has gained over his career to your project.

EXPERIENCE

- La Crosse County Highway Commissioner – La Crosse County, WI*
In this role, Ron was responsible for developing and managing a \$10.5 million operating budget, developing and implementing the County's Capital Plan, and planning and overseeing engineering and construction projects. He also had responsibility for the fleet management, budgeting, and evaluation for a fleet with more than 300 units.
- Adams County Highway Commissioner – Adams County, WI*
Ron was responsible for developing and managing a \$7.5 million operating budget, developing and implementing the County's Capital Plan, and planning and overseeing engineering and construction projects. He also had responsibility for the fleet management, budgeting, and evaluation for a fleet with more than 200 units in it.



36
YEARS OF
EXPERIENCE



EDUCATION

Machinist Mate "A" School
NTC Great Lakes, IL

Naval Nuclear Power School-NTC
Orlando, FL

Nuclear Power Prototype-NTC
Balston Spa, NY

Safety Inspection of In-Service
Bridges

National Highway Institute WisDOT

*Prior to joining SEH

KENTON BROSE PE

UTILITY COORDINATOR AND DEMOLITION | SEH

Kenton will help coordinate any utility planning and design needs, as well as demolition if needed. Kenton is a project engineer with experience overseeing design for public and private projects. He has successfully coordinated with agencies including Wisconsin Department of Natural Resources (WDNR), Wisconsin Department of Transportation (WisDOT), U.S. Army Corps of Engineers (USACE), Regional Plan Districts and Utility Districts as well as county and local municipalities. Kenton has developed construction documents for commercial, industrial, and industrial land development projects including grading, erosion control, and utility design. He has also developed Stormwater Management Plans and Traffic Impact Analysis Reports. Kenton is proficient in HydroCAD, WinSLAMM, AutoCAD Civil 3D, and Recarga.

EXPERIENCE

- King Street Final Design – La Crosse, WI
- Main Street Reconstruction – Rice Lake, WI
- Caleb's Creek – Kernersville, NC
- Grandview Commons – Madison, WI*
- Vista West Senior Living Community – Madison, WI*



16
YEARS OF
EXPERIENCE



EDUCATION

Bachelor of Science
Civil Engineering
University of Wisconsin-Madison



REGISTRATIONS/CERTIFICATIONS

Professional Engineer in WI

*Prior to joining SEH

BRIAN DEPIES

DEVELOPMENT/INDUSTRY ADVISOR | SEH

Brian will leverage his experience in both the public and private sector to align municipal planning with redevelopment initiatives. Brian is a project development manager with extensive experience in land use planning, development entitlements, and approvals. Having broad-ranging experience with both public and private sectors, Brian offers clients a wide range of knowledge and skills, starting from initial conceptual discussions, all the way through to project completion. Brian's ability to think outside the box and continue to work towards a win-win outcome is an asset to drive economic development in a community. He is an active Wisconsin Builders Association Board Member and works with communities on achieving affordable-attainable housing. Brian focuses on how to achieve project successes through understanding the client's needs and collaborating with stakeholders to make sure the project comes to fruition.

EXPERIENCE

- Oaks of Jackson Next Generation Housing – Jackson, WI
- Vista Run Development (Neumann Companies Inc) – Sussex, WI
- Mammoth Springs Redevelopment – Sussex, WI
- The Crossroads TIF Engagement – Saukville, WI
- Hickory Hill Mitigation Bank (Wisconsin Department of Natural Resources) – Sussex, WI
- Heritage Park North Subdivision Development Manager – Germantown, WI



32
YEARS OF
EXPERIENCE



EDUCATION

Bachelor of Science
Geography
University of Wisconsin-Whitewater



REGISTRATIONS/CERTIFICATIONS

Certified Soil Tester (CST)

JORDAN THOLE PE, CFM

WATER RESOURCES ENGINEER | SEH

Jordan will lead floodplain planning and design for this effort. Jordan is a project engineer with experience in municipal and industrial wastewater and water resource projects. He has developed numerous stormwater management plans, sanitary comprehensive plans, and flood protection studies. As a former WDNR floodplain and dam safety engineer, Jordan has experience coordinating with the Federal Energy Regulatory Commission to inspect and regulate hydroelectric dams. He was also a technical resource for zoning administrators for Federal Emergency Management Administration's (FEMA) letter of map change process, reviewed owner responsible dam inspections issuing concurrence letters based on findings, and assisted and lead NR 31.19, WDNR required inspections of high hazard dams. Jordan is proficient in AutoCAD Civil 3D, Excel, ArcGIS, HydroCAD, Flowmaster, SewerCAD, WaterCAD, StormCAD, HEC-HMS, HEC-RAS, SRH-2D, SSA, InfoSWMM, and XPSWMM.

EXPERIENCE

- River Point District Ph. III – La Crosse, WI
- Flood Hazard Mitigation Plan – La Crosse, WI
- Master Campus Redevelopment (Interlachen Country Club) – Edina, MN
- Veterans Memorial Greenway (Dakota County) – Eagan and Inver Grove Heights, MN



13
YEARS OF
EXPERIENCE



EDUCATION

Bachelor of Science
Environmental Engineering
University of Wisconsin-Platteville



REGISTRATIONS/CERTIFICATIONS

Professional Engineer in WI, AZ, CO, IA, ID, MI, MN, MT, NM, NV, OR, and SD

Certified Floodplain Manager (CFM),
Association of State Floodplain
Managers, Inc

BREA GRACE AICP, NCI FUNDING SPECIALIST | SEH

Brea will provide funding support for this effort. Brea is an experienced urban planner, having worked in both the public and private sectors. This work has involved issues surrounding land use, economic development, the environment, and transportation, as well as engaging the public in decisions about their communities. She also has experience identifying and successfully applying for funding from a variety of sources.

EXPERIENCE

- TID #9 Amendment and TID #10 Creation – Sparta, WI
- Creation of TID #5 (Downtown) – Waterloo, WI
- The Crossroads TIF Engagement – Saukville, WI
- Comprehensive Plan – Baraboo, WI
- City of Austin/Mower County Comprehensive Planning (Austin Community Charitable Fund) – Austin and Mower County, MN
- Master Plan Update – Marquette Charter Township, MI
- Master Planning for the Resource Recovery Campus and Energy Park – Olmsted County, MN



26
YEARS OF
EXPERIENCE



EDUCATION

Master of Science
Urban and Regional Planning
University of Wisconsin-Madison

Bachelor of Arts
French
University of Wisconsin-Stevens Point



REGISTRATIONS/CERTIFICATIONS

Certified Planner (AICP), American
Planning Association

MICHAEL STUMPF AICP, CECD ECONOMIC AND MARKET ANALYST | PLACE DYNAMICS

Michael will conduct economic and market research for this effort. Michael is a community strategist with more than 25 years of experience in government and as a private consultant. Michael is an expert in applying market intelligence to craft effective community and economic development strategies. Through more than 130 projects in 27 states and provinces, Michael has gained extensive knowledge of the alternative approaches employed in various regions of the country and in differing types of urban and rural communities. His work in economic development has received several professional awards. Michael's planning work has focused on market-driven approaches and development or redevelopment plans such as business districts, neighborhoods, development sites, and waterfronts, in addition to related activities such as impact fees, impact analysis, and demographic or economic studies.

EXPERIENCE

- Downtown Revitalization Plan – Clintonville, WI
- 28th and Jay Mixed Use Development Analysis – Boulder, CO
- Downtown Riverfront Redevelopment – Janesville, WI
- Development Opportunities Analysis – Holmen, WI



25
YEARS OF
EXPERIENCE



EDUCATION

Master of Science
Urban/Economic Geography
Northern Illinois University

Bachelor of Science
Public Administration
Northern Illinois University



REGISTRATIONS/CERTIFICATIONS

Certified Planner, American Institute
of Certified Planners

Certified Economic Developer (CEcD)



Project Experience

SEH has the proven ability to guide the redevelopment efforts for transforming the UW-Platteville Richland campus into a viable, community-supported development. Grounded in technical knowledge, funding insight, and community alignment, the following projects highlight how our team translates vision into action.

MAMMOTH SPRINGS REDEVELOPMENT

SUSSEX, WI

SEH worked with a private land developer, the Village of Sussex, Waukesha County, and WisDOT on the redevelopment of a 10-acre brownfield, a former limestone quarry along Main Street in Downtown Sussex. The design was developed over several years of crafting a plan that balanced the needs of the Village, County, and WisDOT, while being conscious of the cost to develop to make sure the project would ultimately be constructed. Contamination, bedrock, floodplain, a creek within a box culvert and the opening of a County-owned trail through the site were a few of the challenges that SEH staff had to consider.

The site plan came to fruition based on SEH's guidance within the following areas:

- Revisions to WisDOT reconstruction of STH 74 to realign floodplain with existing creek to increase property redevelopment potential
- Coordination with the Village, Waukesha County, and community groups to temporarily open the Bugline Trail through the site
- Realignment of architectural site plans to coincide with bedrock to make sure costs were reduced

- Work with the WDNR to help ensure stormwater measures for the site were within reason based on bedrock limitations
- Realignment of the Bugline Trail along Spring Creek and the removal of a box culvert

The project has resulted in 153 apartments and 32,000 sq. ft. of commercial space in a pair of two-story buildings that forms the gateway to Downtown Sussex. The opening of the Bugline Trail through the site completes a 17-mile segment which connects the neighborhood to shops, work and recreational options in several communities. The project has resulted in over \$20 million in additional tax base for the Village.



REFERENCE

Jeremy Smith, Village Administrator
Village of Sussex
262.246.5200
JSmith@sussexwi.gov



Before



After

**SCAN/CLICK
TO LEARN MORE**



THE OAKS OF JACKSON NEIGHBORHOOD

JACKSON, WI



The Village of Jackson is developing the Oaks of Jackson neighborhood in partnership with Washington County. As a Pilot Project for the County's Next Generation Housing Initiative (NGHI), this neighborhood will result in the creation of 101 attainably priced, owner-occupied homes, consistent with the objectives of the NGHI.

The Oaks of Jackson neighborhood will provide opportunities for diverse residential housing options, bicycle and pedestrian amenities, tree preservation, and high quality of life for residents. A mix of housing units and smaller lots sizes will contribute to an inviting neighborhood environment and complement the Village's community character. SEH provided site analysis, neighborhood design refinement, subdivision design, specifications, final plat preparation and submittal, regulatory agency compliance, a final construction cost estimate, and construction services.



REFERENCE

Jen Heidtke, Administrator
Village of Jackson
262.677.9001 ext. 215
jen.heidtke@villageofjackson.gov



This is the first NGHI project in Washington County, as well as the first project to build increment within its TIF District.

RIVER POINT DISTRICT DEVELOPMENT

LA CROSSE, WI



SEH worked with the City of La Crosse Redevelopment Authority on the River Point District project to revitalize a former 48-acre brownfield site at the internationally significant confluence of the Mississippi, Black, and La Crosse Rivers. The design was developed using the innovative National Charrette Institute (NCI) process culminating in an intense, seven-day interactive public workshop.

The resulting plan reflects the history and character of the riverfront city, as well as the community's vision for its future. The final plan provides strategies to reclaim and transform the riverfront property into a livable, walkable neighborhood with a mix of residential and commercial buildings and increased recreational, economic, and tourism-related attractions.

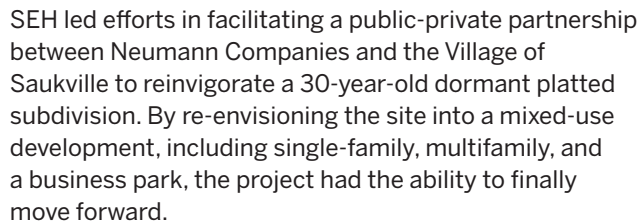
SEH completed bid drawings for the first roadway through the site, River Bend Road. Customized streetscape elements include a winding river of pavers that spills over into colored concrete intersections meant to emphasize the site's connection to the river and improve pedestrian safety. Large planters in intersection bumpouts, raised intersections, bike lanes, ornamental stone and bench seating pockets, and a native Wisconsin plant palette reinforce a unique sense of place.



REFERENCE

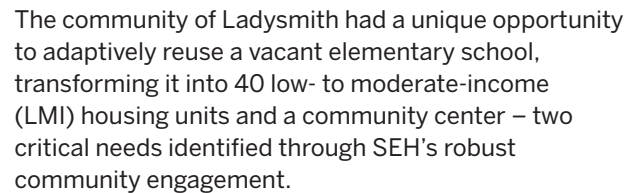
Matt Gallagher, Director of Engineering & Public Works
City of La Crosse
608.789.7507
gallagerm@cityoflacrosse.org

SAUKVILLE, WI



Dawn Wagner, Administrator
Village of Saukville
262.284.9423
dwagner@villageofsaukvillewi.gov

LADYSMITH, WI



The project represents a strategic reinvestment in existing infrastructure, preserving the character of the historic school building while addressing pressing housing and community space shortages. The housing component will be reserved for LMI households, and the community center will serve residents across Ladysmith and Rusk County.



Alan Christianson, City Administrator
City of Ladysmith
715.532.2653
achristianson@cityofladysmithwi.com

Cost and Schedule

The following section outlines the cost structure associated with the proposed scope of work.

	DURATION	COST
Phase One: Due Diligence and Market Positioning	Three Months	\$23,305
Market Analysis		
Existing Conditions/Site Analysis		
Stakeholder Coordination/Developer Interviews		
Site Marketing Strategy		
Phase Two: Refinement and Marketing	Four Months	\$15,555
Public Engagement Survey and Open House (Optional – fee to be provided upon request)		
Site Concept Plan (Optional – fee to be provided upon request)		
Advocacy Position Paper		
Funding Program Review		
Marketing the Site (Prepare RFP/RFQ package)		
Phase Three: Developer Support	Two Months	\$4,300
Developer Agreement Negotiation		
Optional Services		
Demolition Plans		
Review Proposals and Plans from Potential Developers		
Construction Inspection		
Assist with Grant Writing		
Assist with Changes to Zoning and/or Comp Plan to Allow Proposed Development		
Convening Community Steering Committee for Project		
	TOTAL COST	\$43,160

Campus Reconfiguration Committee

Agenda Item Cover

Agenda Item Name: Request for Proposal Process Presentation by Southwestern Wisconsin Regional Planning Commission

Department:	Administration	Presented By:	Troy Maggied and Kate Koziol and Tricia Clements
Date of Meeting:	June 4, 2025	Action Needed:	Discussion
Date submitted:	May 30, 2025	Referred by:	Tricia Clements

Recommendation and/or action language: Review the presentation by Southwestern Wisconsin Regional Planning Commission.

Background: The Campus Reconfiguration Committee has requested to have options presented to them on next steps for the campus property. Southwestern Wisconsin Regional Planning Commission has put together an option for the county for a request for proposal process for the property.

Attachments and References: Richland Campus RFP Proposal

Financial Review: Total project cost would be \$8232.00.

(please check one)

☐	In adopted budget	Fund Number	
☐	Apportionment needed	Requested Fund Number	
☒	Other funding Source		
☐	No financial impact		

Department Head

Administrator, Tricia Clements

RICHLAND CAMPUS RFP PROPOSAL



SOUTHWESTERN WISCONSIN
REGIONAL PLANNING
COMMISSION

Firm Profile

SWWRPC has a successful 55-year history of supporting the needs of communities across southwestern Wisconsin. We have institutional knowledge that allows us to guide communities into a new future while respecting the culture and traditions of the past. Our Board of Commissioners consist of three representatives from each of our counties who are themselves residents and leaders in the region. This governance structure and staffing plan help us stay grounded in the needs of southwestern Wisconsin. The current SWWRPC Strategic Plan (www.swwrpc.org/about-us) identifies the top five priorities informing our work. These strategies are reflected in our Vision, Mission, and Core Values.

Strategic Priorities: 2023-2033

- **Strategy 1:** Build resilient communities and organizations through activities that position the region to attract new populations, enhance economic diversity, adapt to the local and national impacts of climate change, and empower them to thrive in a complex and uncertain future.
- **Strategy 2:** Grow the economy through our unique role in the region, such as our partnership with the US Economic Development Administration (EDA), and by adding value to our partners' work by advising on project enhancements that lead to increased sustainability and greater return on community investments.
- **Strategy 3:** Create, and facilitate the creation of, new collaborative partnerships that build resiliency through reduced expenses and improved efficiencies among local government and non-profit partners.
- **Strategy 4:** Maintain capability and capacity to execute on this strategy.
- **Strategy 5:** Enhance the decision-making ability of local organizations through the provision of quality data, maps, scenario planning, and strategic thinking.

Mission, Vision, and Values

Mission: *"The Southwestern Wisconsin Regional Planning Commission works to build a resilient southwestern Wisconsin through the creation of economic diversity, support for innovation, and development of locally-led strategic initiatives implemented by collaborative partnerships grounded in common purpose."*

Vision: *"The Southwestern Wisconsin Regional Planning Commission is recognized for delivering innovative long-range planning services that promote resiliency through collaborative partnerships and competitive strategic positioning of our communities and organizations. We are led by an inter-disciplinary team of knowledgeable professionals dedicated to building the capacity required for our communities to thrive."*

Core Values:

- We are service-driven
- We seek to be effective
- We embrace challenges
- We work with integrity, and provide unbiased views
- We are future-focused and take the long-view
- We are life-long learners
- We aspire to deliver the high-quality service

Scope of Work

This proposal is to support the development of an RFP for real estate developers that can take on the former UW Platteville – Richland Campus project, making recommendations as to the reuse of the current buildings, removal or rejuvenation as appropriate, details on steps, outcomes and associated costs. The proposed work of SWWRPC would include vetting the incoming responses from developers and presenting consolidated overviews of the respondents to County Administration for review with the County Board for final selection of the real estate development firm.

RFP Development Work

The RFP would include all necessary details to support timely submissions from qualified real estate development firms. SWWRPC would draw on the expertise of our staff in managing these types of projects, our in-depth knowledge of the parcel being considered and the needs of the County as a whole. Our ability to screen and support potential respondents will streamline the process and support the timely and fair review of the proposals. The RFP will include the following details:

1. Introduction
 - a. Project Overview
 - b. Map(s) of Proposed Site
 - c. Project Objectives
 - d. Current state of the property (include links to facilities reports and the status of the bridges that access campus)
 - e. Relevant city and county planning guidance (comp plans, strategic plans, TIDs, and housing studies)
2. General Information
 - a. Timetable of Events
 - b. Deadlines
 - c. Proposal Format and Submission Requirements
3. Proposed development considerations
 - a. Development type and anticipated use (residential, commercial, etc.)
 - b. Regulatory considerations (zoning, floodplain, shoreland, etc.)
 - c. Demonstration of need
 - d. Ownership structure
4. County and City development parameters – what are these?
5. Developer Minimum Responsibilities/Requirements
 - a. Plan Development
 - b. Infrastructure Development
 - c. Development Agreement Parameters
 - d. Timing and Deadlines
6. Financial Incentives
 - a. Site Transfer Arrangements
 - b. Public Funds Request
7. Competitive Requirements and Scoring
 - a. Developer Ability and Track Record
 - b. Quality of References
 - c. Building Variety and Architectural Style
 - d. Funding Sources

8. Security and Insurance Requirements
9. Submittal Requirements
10. Review Process and Selections Criteria
11. Contract Negotiations
12. Questions and Contact Person
13. Definitions

RFP Process

The first step in the project would be to meet with county leadership to further develop the project details and create an RFP in line with those goals and parameters. Upon review and approval by select county staff, SWWRPC would publish and promote the RFP in the appropriate channels. The RFP would be on the County website and would include a Q&A section that could track all questions that come in during the open RFP period.

Designated SWWRPC staff would be available to answer all incoming questions from Developers, they would work closely with the county staff to vet answers to questions, and they would uniformly publish the answers on the County website in the Q&A section. Upon closure of the RFP submission period, SWWRPC would review all the submitted proposals and prepare a rubric for key County staff and County Board would be able to clearly rank and rate the Proposals. Full copies of the Proposals would be available for County staff and County Board to review in complete detail.

Distribution and promotion of the RFP will include publishing on key online platforms, promotion to the press, publishing on the County website, and on the SWWRPC website. Social media will be used as appropriate.

We will align the RFP with the county's strategic plan, county comprehensive plan, local housing studies, and city comprehensive and tax increment plans. Because of our longstanding relationship with Richland County and our understanding of their goals, we are particularly suited to be highly effective on this project.

Deliverables

1. A robust RFP document that captures the project in detail.
2. Responsive collaboration with key County staff.
3. Professional representation of the County in RFP document gathering and question answering/posting.
4. Developer vetting and development of a consolidated RFP rubric to guide County-led selection of Developer.
5. Complete file transfer of all RFPs to the County for historical filing.

Timeline and Cost

We anticipate this project to be conducted in two phases: Phase 1: Development of the RFP and Phase 2: Promotion, Vetting, and Scoring the Applications. In the First Phase, we anticipate 2-3 meetings with County staff as we develop the RFP documents to gain consensus and finalize the RFP. In Phase 2 we will publish and promote the project, answer the interim questions from developers and dedicate time to rubric development and vetting of the respondents. We anticipate the cost for this project to be \$8232.00. Phase 1 will be \$4144.00 for the development of the RFP and Phase 2 will be \$4088.00 for the vetting, scoring and presentation of the applicants. Payment will be due upon completion of each phase.

Project Staffing

Our current staff bring local knowledge as well as a larger world view to this project. Through their diverse professional experience and collective institutional knowledge, we're well suited to guide the city through the planning processes outlined above. Additional staff not listed below may be brought on board throughout the course of the project. Resumes for all staff are attached at the end of this proposal.

Staff Qualifications

Kate Koziol - Economic Development Specialist

Kate will be the project manager and county's primary point of contact. As an economic development specialist, Kate is the lead economic development planner creating comprehensive economic development strategy plans and working closely with county and municipal officials to attract, develop and retain area businesses. She is also the lead on regional and local marketing efforts, assisting communities and counties on a broad spectrum of marketing tactics to attract new residents and visitors. She works closely with other regional agencies such as Prosperity Southwest and the Small Business Development Center on shared projects and objectives. Working for large organizations such as United Airlines and MeadWestvaco, as well as founding, scaling and selling a marketing communications company, has helped Kate develop strong management and business assessment skills. She has worked in the United States, Kenya and Belize assessing, coaching and growing entrepreneurial businesses. She has written several business ebooks on entrepreneurship and marketing. Kate is a summa cum laude graduate of the City Universities of New York Baccalaureate Program with a B.S. in Acting and Directing.

Troy Maggied - Executive Director

Troy brings planning, project management, and development experience from both the private and public sector, in both domestic and international settings. Troy has been a leader in Richland County strategic planning, comprehensive planning, and housing studies as well as leading Richland Center comprehensive planning. As Executive Director, he is accountable for the SWWRPC budget, revenue generation, financial reporting, talent attraction and retention, and aligning the organization's mission with the region. Troy has previously served as an assistant project manager on a \$60 million school construction program, a Community Planner for the U.S. Army Corps of Engineers, Planning and Zoning Administrator for Lafayette County, and spent three years as a U.S. Peace Corps Volunteer in the Kingdom of Tonga. He has a bachelor's degree in Construction Systems Management from The Ohio State University and a master's degree in Urban and Regional Planning from the University of Wisconsin-Madison.

Examples of Similar Projects

The projects listed below provide examples of our experience on similar projects and are included here due to their diversity of clients and similarity of scope, as well as demonstrated expertise in data, GIS resources, and public engagement.

- Procurement and Contract Management: We have brokered multiple procurement processes as an independent third party to ensure objectivity in the procurement process, and to ensure procurement complies with all federal, state, and local procurement policies. We have procured engineering, design, and marketing services for multiple Economic Development Administration (EDA) public works grants, Wisconsin Department of Natural Resources (DNR) Surface Water Planning Grants, and EDA planning and economic development projects. Procurement for recent projects and their associated project costs include the following:
 - 2019 Darlington EDA Public Works Grant: Project cost \$2,095,000
 - 2020 Dickeyville EDA Public Works Grant: Project cost \$3,584,781
 - 2021 Richland County EDA Planning Grant Graphic Design contract: Project cost \$10,000
 - 2022 Muscoda EDA Public Works Grant: Project cost \$2,777,275
 - 2022 Fancy Creek (Richland County) Surface Water Planning Grant: Project cost \$12,000
 - 2023 Cassville EDA Planning Grant Branding contract: Project cost \$14,750
 - 2024 Fennimore EDA Public Works Grant: Project cost \$3,985,000
 - 2025 Shullsburg EDA Public Works Grant: Project cost \$2,200,000
- Comprehensive Planning:
 - [Shullsburg, 2022-2023](#): We continue to assist the city with plan implementation, including fiscal and technical consulting for new housing development and an industrial park expansion. Reference: Verne Jackson, Mayor.
 - [Monroe, 2015](#): We have recently been contracted to assist the city provide a 10-year update. This project will begin in April, 2025. Reference: Brittney Rindy, City Administrator.
 - [Richland Center, 2022](#): Heavy community engagement resulted in a plan focusing on operational efficiencies, such as the creation of a City Administrator position, and focused housing and community development initiatives. Reference: Jasen Glasbrenner, City Economic Development Director and Public Works Director.
 - [Richland County, 2024](#): This county update focused heavily on intergovernmental coordination between the county, City of Richland Center, and all 16 townships within the county. Reference: David Turk, County Board Chair.
- Outdoor Recreation Plans: A variety of community plans are available for review on our website. SWWRPC has also assisted with DNR grant writing, including successfully writing a \$250,000 Knowles-Nelson Stewardship Grant to fund the Dickeyville splash Pad.
- Strategic Planning:
 - [Richland County, Wisconsin, 2021](#): This county update focused heavily on intergovernmental coordination between the county, City of Richland Center, and all 16 townships within the county. Reference: David Turk, County Board Chair.
 - [Green County, Wisconsin, 2024](#): The process was prompted by significant turnover in county leadership positions as well as growing fiscal and workforce challenges. We are currently providing assistance with implementation of several initiatives. Reference: Jody Hoesly, County Board Supervisor, and Jerry Guth, County Board Chair.
- 2024 Housing Studies: With funding support from member counties and Prosperity Southwest, SWRWPC was able to conduct an update to over 30 housing studies in 2024. These studies were necessary due to the significant market shifts that occurred during the pandemic. The process also included development of the Housing Storymap noted above. Reference: Olivia Otte, Executive Director of Green County Development Corporation and President of Prosperity Southwest.

Campus Reconfiguration Committee

Agenda Item Cover

Agenda Item Name: Approve the Sale of Platinum from the Campus

Department:	Administration	Presented By:	Tricia Clements
Date of Meeting:	July 2, 2025	Action Needed:	Resolution
Date submitted:	June 18, 2025	Referred by:	Tricia Clements

Recommendation and/or action language: Approve the sale of platinum that was found at the UW Richland Campus.

Background: Found at the Campus was four platinum Scientific Laboratory Instruments Apparatus in addition to a platinum wire. The estimated value of the platinum is around \$1347.52. This quote was from J. Jay Walsh Jewelers on June 17, 2025. The price of platinum fluctuates daily so may be higher or lower on the actual day of sale.

Attachments and References:

Financial Review:

(please check one)

☐	In adopted budget	Fund Number	
☐	Apportionment needed	Requested Fund Number	
☐	Other funding Source		
☐	No financial impact		

Department Head


Administrator, Tricia Clements

RESOLUTION NO. 25 - XX

Resolution Approving The Sale Of Platinum From The Campus.

WHEREAS the platinum items from the campus are of no use to the county, and

WHEREAS the platinum items have been evaluated with an estimated value of \$1,347.52 as of June 17, 2025, and

WHEREAS the recommendation has been reviewed by the Campus Reconfiguration Committee, and

NOW THEREFORE BE IT RESOLVED by the Richland County Board of Supervisors that approval is hereby granted to sell the platinum items from the campus, and

BE IT FURTHER RESOLVED that the proceeds from the sale of the platinum items be deposited into Fund 32, and

BE IT FURTHER RESOLVED that this Resolution shall be effective immediately upon passage.

VOTE ON FOREGOING RESOLUTION

RESOLUTION OFFERED BY THE CAMPUS
RECONFIGURATION COMMITTEE
(02 JULY 2025)

AYES_____ NOES_____

RESOLUTION_____

FOR AGAINST

DEREK S. KALISH
COUNTY CLERK

STEVE CARROW
GARY MANNING
INGRID GLASBRENNER
DAVID TURK
BOB FRANK
STEVE WILLIAMSON

DATED: JULY 15, 2025