

NOTICE

A meeting of the City of Evansville Economic Development Committee will be held on the date and at the time and location stated below. Meetings are typically held the 3rd Monday of each month. Notice is given that members of the City Council might be in attendance. Requests for persons with disabilities who need assistance to participate in this meeting should be made by calling City Hall: (608)-882-2266 with as much advance notice as possible.

City of Evansville **Economic Development Committee**
Regular Meeting
City Hall, 3rd Floor, 31 S Madison Street, Evansville, WI 53536
Monday, April 21st, 2025, 6:00 p.m.
AGENDA

1. Call to Order
2. Roll Call
3. Chair Election
4. Motion to approve the agenda.
5. Civility Reminder
6. Citizen Appearances
7. New Business
 - A. Updating Building Improvement Grant Application
 - B. Discussion and Planning for Business Visits
8. Old Business
9. Monthly Reports
 - A. Community Development Update
 - B. Chamber of Commerce Report
 - C. Tourism Commission Report
10. Discussion
11. Next Meeting Dates:
 - A. Regular Meeting: May 19th, 2025 at 6:00pm
12. Adjourn

-Jason Sergeant, City Administrator

BUILDING IMPROVEMENT GRANT PROGRAM

CITY OF EVANSVILLE, WI

PURPOSE

The Evansville Building Improvement Grant Program was created to encourage and assist the maintenance and rehabilitation of our community's commercial buildings. Since 2018, twelve grants totaling \$14,400 have been distributed to businesses.

ELIGIBILITY

- Applicants must be the owner of record, mortgagor, contract purchaser or lessee of property (with property owner's written consent).
- Property must be located within the City of Evansville, and must be used for commercial purposes. Industrial, residential and church-related properties are not eligible. If there is a mixed-use property involved in the grant request, only the commercial aspect will be covered by the grant.
- Preference will be given to properties located within the City's central business district (B-2) but business/building owners throughout the City are encouraged to apply.
- In 2024, additional consideration will be given for projects that remove or screen certain utility equipment (e.g. trash receptacles, HVAC equipment) from public view or right-of-ways.
- All grant proceeds must be used for the exterior renovation of the structure.
- Ineligible costs: signs, murals, landscaping, working capital (e.g. staff wages, rent costs), property acquisition, or refinancing of existing debt.
- Grant amounts shall not exceed 40% of the project's total cost - with a maximum award of \$2,000 per applicant. *Therefore, to receive the maximum grant amount, the total project cost must be at least \$5,000.*
- Limit one grant per property per year.
- All Building Improvement Grant requests are subject to review by the Building Improvement Grant Committee. Grants are competitive and will be due on August 31, 2024.
- Grants will be distributed to recipients upon successful completion of the project as approved. Changes to an approved project must be reviewed and approved by the City Administrator. Additional approval of the Building Improvement Grant Committee may be deemed necessary for significant changes. Failure to obtain proper approval may result in a reduction of award amount or the forfeiture of the grant in its entirety.

- The Building Improvement Grant Committee will monitor program compliance. The City Clerk/Treasurer will administer all Building Improvement Grant funds.

DEADLINES & INFORMATION

Applications are due on **August 31th, 2024**. The Building Improvement Grant Committee will then meet to evaluate and award grants. Projects must be completed within six months of approval, unless an extension is granted by the Building Improvement Grant Committee.

Applications and/or further information can be obtained by contacting Community Development Director Colette Spranger at (608) 882-2263, c.spranger@evansvillewi.gov, by stopping in at City Hall during business hours, or by asking a member of the Economic Development Committee.

Building Improvement Grant Program

PROGRAM APPLICATION

1. APPLICANT INFORMATION

Name _____

Address _____

Phone _____

Interest in property to be renovated (check one)

_____ Owner/Mortgagor

_____ Buyer on contract

_____ Tenant

If buyer on contract, who is the property owner?

If tenant, who is the property owner?

If tenant, how many years are left on the current lease?

2. PROJECT INFORMATION

Business Name _____

Project Address _____

Location Map Attached Yes_____ No____

Current property Use _____

Proposed Use

Proposed Rehabilitation

Project Cost Estimates

Rehabilitation	BIG	Owner Equity	Other Financing (specify source)	Total
Exterior Renovation				
Signage	\$0			
Landscaping/Site Improvements	\$0			
Total				

3. REQUIRED APPLICATION ATTACHMENTS

To receive full consideration, the following items must be included with the application.

- ☐ Site plan drawn to scale, at a minimum at 1"=100'.
- ☐ Elevations of any facade proposed to be altered, drawn to scale of at least 1/8" = 1'; each elevation drawing should include notations of proposed materials, color, finishes and details. The drawing should clearly show proposed signage (if any). Perspective renderings of the proposed project and/or photos of similar structures may be submitted, but not in lieu of adequate drawings showing the actual intended appearance of the buildings.
- ☐ Clear and identifiable photographs of the building facades and facades of neighboring buildings. If more than one facade is proposed for renovation, photographs of each building facade, proposed as well as neighboring, should be submitted.
- ☐ Preliminary (written) cost estimates.
- ☐ Rehabilitation/Construction time schedule, noting start and completion date.

4. CERTIFICATION

I, the undersigned, certify that I have received and read the guidelines and procedures of the Building Improvement Grant Program (BIG). I certify that all information provided herein is true and accurate to the best of my knowledge. I further certify that I have completed and provided the required attachments in accordance with this application.

Applicant Name (print or type)_____ Date_____

Applicant Signature_____

*****OFFICE USE ONLY*****

Date Received_____ Lending Institution_____

Application is ____APPROVED ____DENIED Date_____

BIG Committee Signatures_____

Comments_____



Community Development Updates

April 2025 Colette Spranger, Community Development Director

Recent and ongoing community development activities:

- See the next page!
- Park and Open Space Plan Update beginning this month with a focus on trails
- Walk Audit with AARP: May 24th

Building Inspection/Permitting

Building Permit Summary				
	March 2025	March 2024	2025 YTD	2024 YTD
Total	21	32	49	58
In House	10	12	17	38
GEC	11	20	32	20
Total Fees	\$9,679	\$17,896	\$56,200	\$22,857

Units Permitted for New Residences

	Single Family	Two Family	Multifamily	Total
2011	16	0	0	16
2012	18	0	0	18
2013	11	12	0	23
2014	18	12	0	30
2015	25	10	0	35
2016	28	8	0	36
2017	22	4	7	33
2018	32	4	16	52
2019	17	14	8	39
2020	27	6	0	33
2021	10	26	0	36
2022	9	10	0	19
2023	5	1	0	6
2024	12	8	0	20

2025 Budget YTD

Account	BUDGET	ACTUAL	REMAINING
PROFESSIONAL SERVICES	\$5,000	\$-650	\$4,350
ECONOMIC DEVELOPMENT EXP	\$1,500	\$-507	\$993
MEMBERSHIP DUES	\$2,000	0	\$2,000
PLAN IMPLEMENTATION	\$1,000	0	\$1,000
ECONOMIC DEVELOPMENT MARKETING	\$1,000	0	\$1,000
PRINT MATERIALS	\$1,000	0	\$1,000
BLDG IMPROVEMENT GRANT FUND EC	\$6,000	0	\$6,000

2025 Economic Development Committee Goals and Action Items

Goals

- A. Retain and Expand Existing Businesses in Evansville
- B. Create a Supportive Environment for Entrepreneurship
- C. Support the Local Workforce
- D. Continue to Maintain/Improve the City's Quality of Life

Action Items

- January -- Host Roundtable with WEDC
 - Topics: Customer Service/First Impressions and TBD
- Spring/Summer – Park and Open Space Plan Public Engagement
- Visiting Local Businesses
- Business/Opportunity Space within Library?
- October -- Job Fair (with help of DWD)

City of Evansville
Evansville Tourism Commission
April 2025 Summary Submitted by Sue Berg

The Evansville Tourism Commission met April 10, 2025. The Commission meets every other month: February, April, June, August, October and December.

Updates:

Tourism Commission will gain another member when Brandi Vanfossen formally joins in June 2025 as a representative from Creekside Place.

Mural #3: Mural artist James Richter presented his concept for a mural for the building at 26 W. Main. The mural features a well-known era in the building's history when it was the Rex Theater, a popular movie house. The Tourism Commission passed a motion to accept the concept.

Mural #2: The reception honoring muralist Annie Larson for the Circus Mural was a success. The reception was hosted April 3, 2025, at Creekside Place with 60-70 people attending. Annie Larson and historian Ruth Ann Montgomery were guest speakers.

Mural #1: A high school student artist has agreed to work on touchups to the 5 portraits that make up the mural. Nancy Nelson is coordinating the art work and Sue Berg is collaborating with local volunteers to display the portrait-mural.

Website update: The basic structure and elementary content are in place. The web address is VisitEvansvilleWI.com.

Lamp post banners: Shawn Dunphy ordered the canvas banners with the logo. The vinyl banners with historical figures will be ordered later. Abbey Barnes worked with Scott Kriebs, municipal services director, to assess existing lamp post brackets for condition and replacement, if needed.

The new Rock County Tourism Guide is available online at
<https://www.rockcounty.org/Portals/0/documents/rock-county-guide-2025.pdf>

Upcoming activities with Tourism Potential

1. Cruise Night May 1
2. Art Crawl May 9
3. AARP Community Walk May 24
4. Memorial Day Recognition Parade and Rally in the Alley May 26
5. Cruise Night June 5
6. Grove Society Museum Opens June 7
7. Rock County Dairy Breakfast on the Farm June 7 (Templetons)
8. Strawberry Shortcake Festival June 13
9. Ice Cream Social June 27
10. Cruise Night July 10
11. Lake Leota Fourth of July Festival July 4-6

Next meeting dates are June 12 and August 14, 2025