



CITY OF VERONA

COMMUNITY DEVELOPMENT AUTHORITY MEETING

JUNE 2, 2020



**Sugar Creek School
Redevelopment Site**
CITY OF VERONA, WI





Vision for Central Park



Vision for Verona Avenue

We are
dedicated,
passionate and
excited for this
great
opportunity.

Vison – Transformational and catalytic development plan. Activate Verona Avenue with exceptional architecture. Create places to live, learn, work and play.

Central Park – 2-acre park with additional public parking/farmers market lot. A place to gather and new amenities to bring people downtown. Opportunity for additional amenities if desired by the City.

Mixed-Use – Developer is committed to first floor commercial space in the market rate building along Verona Ave. We will continue to work with neighbors, the City and neighboring property owners to fine tune our plan after selected.

Providing Diverse Housing - Market rate, senior, and much needed three-bedroom townhomes for Verona’s working families. Additional mixed-use workforce development with almost 7000 sq feet of retail at the Klassik and Old National Bank site. The market, senior, and workforce units will all compliment each other. Optimally structured to secure competitive resources.

Short term/ long term financial benefit – Purchase price to City of \$1 million plus manageable TIF request. Immediate impact to the City’s bottom line with significant increment annually.

Master Developer – Local members of the community that have had great success with large projects, mixed-use buildings, unique architecture, and managing public improvements.