

AGENDA
SPECIAL VILLAGE BOARD
TID 7 Commercial Site Workshop Agenda
Wednesday, July 27, 2022 at 6:00 p.m.
Jackson Municipal Complex
Village Board Room
N168W19851 Main Street
Jackson, WI 53037

1. Call to Order
2. Discussion and Possible Action Regarding Development of Publicly Owned Land for Commercial Purposes – Tax Key: V3_053600C
3. Adjourn

Persons with disabilities requiring special accommodations for attendance at the meeting should contact the Village Hall at least one (1) business day prior to the meeting.

It is possible that members of the Village Board may attend the above meeting. No action will be taken by any governmental body at this meeting other than the governmental body specifically referred to in this meeting notice. This notice is given so that members of the Village Board may attend the meeting without violating the open meeting law.

WORKSHOP AGENDA

VILLAGE OF JACKSON

TID 7 COMMERCIAL SITE

Date: July 27, 2022

Time	Objective	How We'll Get it Done
6:00 pm	Level-set from June 14 presentation & chosen immediate next steps	- Recap project purpose and process - Share new insights coming out of EDWC's "homework" - Address board member questions
6:20 pm	Garner consensus on EDWC's recommendations	Review, revise and ultimately affirm: - Selling properties unique to the site - Development hurdles to overcome - Strategic priorities guiding development - Resulting target markets
6:30 pm	Define success for a master developer	Build a current state / future state storyboard
6:45 pm	Understand what's in front of us to achieve "future state"	Capture the development journey through: - Development value objectives - Tax increment objectives - Timing objectives - Major bodies of work required to achieve
7:00 pm	Secure tactical alignment	- Depict three paths for pursuing development - Discuss the implications of each - Decide on a chosen tactical path
7:20 pm	Build momentum for "what's next"	- Map chosen path into a 1-page action plan - Identify village board support needs
7:30 pm	Wrap-up	Decide on THE immediate next step

Washington County, Wisconsin



7/19/2022, 12:07:10 PM

1:3,954

	Current Parcel		County Highway		Meander Line		Right-of-Way
	Railroad Centerlines		Parcel Taxkey & Acreage		PLSS Monument		PLSS Section
Road Centerline I, USH		Local Road Labels			PLSS Boundary		
	Interstate Highway, I-41		Township Road				
	US Highway, Hy 45; US Highway, Fond Du Lac Ave		City/Village Street				
Road Centerline STH, CTH			Private Street				
	On/Off Ramp		Municipality				
	State Highway		Retired Parcel				
			Landhook				
			Unknown				
			Certified Survey Map				
			Condominium				
			Assessor Plat; Cemetery Plat; Subdivision				
			Lot				
			PLSS Quarter				

