

City of Black River Falls
COMMON COUNCIL – AGENDA

Wednesday – April 3, 2024 – 6:00 PM
City Hall – 101 S. Second Street, Black River Falls, WI

Join Zoom Meeting:

<https://us02web.zoom.us/j/81050807650?pwd=NEtVbWhMK05yeFZhSGJUSWxVbW9>

Or Dial: 1-312-626-6799

Meeting ID: 810 5080 7650

Password: cityhall

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Election results
5. Reading of the Minutes of the March 5, 2024 Common Council Meeting – Action
6. Citizens in Attendance
7. Chief of Police / Criminal Investigator Travis Brown takes oath of office
8. County Jail / Justice Center Project
9. Open public hearing on proposed Outdoor Recreation Plan
10. Close public hearing on proposed Outdoor Recreation Plan – Action
11. Updated Outdoor Recreation Plan – Action
12. Proposal from Market & Johnson for design build services for the Lunda Community Park ADA Restroom addition – Action
13. Application for planning grant to expand Foundation Trail – Discussion & Possible Action
14. Committee Reports:
 - a. Hiring Committee February 29, 2024
 - b. Hiring Committee March 5, 2024
 - c. Hiring Committee March 6, 2024
 - d. Business Improvement District March 11, 2024
 - e. Committee of the Whole March 20, 2024
 - f. Utility Commission March 25, 2024

15. **RESOLUTION 2024-01** – An authorizing resolution for an outdoor recreation grant applications – Action
16. **ORDINANCE 885** – An ordinance amending Section 7.10 of the Code of Ordinances for the City pertaining to the use of school bus warning lights – 2nd Reading / Action
17. **ORDINANCE 886** – An ordinance amending the official traffic map establishing 35 MPH speed limit on a portion of West Bauer Road – 1st Reading
18. Amendment #8 to the Employee Handbook related to overtime pay – Action
19. Meetings: Special Common Council **Tuesday, April 16, 2024 6:00 PM**
20. Adjourn

Posted: March 28, 2024

BLACK RIVER FALLS, WISCONSIN OUTDOOR RECREATION PLAN



2024-2029





City of Black River Falls Outdoor Recreation Plan

PREPARED BY THE MISSISSIPPI RIVER REGIONAL PLANNING COMMISSION
UNDER THE DIRECTION OF THE BLACK RIVER FALLS DEPARTMENT OF PARKS
AND RECREATION



Notes

New park person pending...

We need additional improvements and programing

Additional photos

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Introduction

Outdoor Recreation in the City of Black River Falls

The City of Black River Falls recognizes the need for a comprehensive outdoor recreation plan. Concerned citizens understand the need for local outdoor recreation facilities and are aware that the needs within Black River Falls change with time. This plan is intended to serve as a guide to Black River Falls in the development of specific recreation programs and long-range objectives. The plan is also intended to assist in budgetary considerations when planning for the maintenance and further development of recreation facilities. The recommendations and proposals found within this plan are aimed at the continued preservation, acquisition, development, and improvements of Black River Falls' outdoor recreation facilities. It is Black River Falls' responsibility to reference this plan's recommendations as they relate to the growth, development, and maintenance of Black River Falls' outdoor recreation resources.

This plan is also intended to assure Black River Falls' eligibility to participate various state, county, and federal programs for funding, acquisition, and other support available for outdoor recreation.





Goals and Objectives

The City of Black River Falls' objective in preparing this Outdoor Recreation Plan is twofold; the first is to provide an orderly framework for guiding future development of Black River Falls' own recreation properties; and the second is to provide a single source document in which Black River Falls' plan can be viewed to provide an overview of existing outdoor recreation facilities and opportunities for future planning purposes for neighboring municipalities and Jackson County.

To accomplish this, the following goals have been identified:

Goal 1: Continue to maintain and improve the City's outdoor park and recreation facilities.

Objectives:

- Work with community officials and residents to identify new and existing facilities that meet the needs of all citizens, including children, teenagers, the elderly, and individuals with mobility challenges.
- Provide and maintain park facilities and equipment to better facilitate outdoor recreation activities.
- Maintain and improve the accessibility of the City's existing outdoor recreation facilities.
- Monitor the overall condition of the City's outdoor recreation amenities annually and establish an Outdoor Recreation Improvements Program.

Goal 2: Protect and enhance the unique natural resources within Black River Falls.

Objectives:

- Maintain awareness of the vulnerability of the City's valuable resources.
- Provide facilities that enable recreational users the opportunity to enjoy the City's natural resources without causing any adverse impacts on these resources.

Goal 3: Use the City's resources efficiently and enhance funding opportunities for park and recreational needs of the city.

Objectives:

- Evaluate recreational facility usage to establish priorities for improvements.
- Monitor state and federal grant programs for future park development. Apply for funds if appropriate.
- Provide adequate facilities at existing parks before any additional park land acquisition.
- Determine the costs and benefits of all development of a recreational area prior to undertaking the project.



Goal 4: Promote recreation to better address public health and wellness and ADA accessibility.

Objectives:

- Identify and replace park equipment that can better comply with the Americans with Disabilities Act guidelines.
- Improve the coordination and cooperation of the City and other public or private entities in developing and using all current and future outdoor recreation areas.

Goal 5: Provide residents with safe and reliable recreation equipment throughout the city park system.

Objectives:

- Replace old and/or damaged recreation equipment in all city parks.
- Continually monitor and maintain existing park equipment to ensure its longevity and safety.
- Have a full-time employee of Black River Falls Parks and Recreation Department obtain Certified Playground Safety Inspector status through the National Recreation and Park Association.
- Identify and replace all playground equipment that does not meet Consumer Product Safety Commission (CPSC) or American Society for Test and Materials (ASTM) safety guidelines.

Goal 7: Establish and maintain a city-wide urban forestry program with help from the street department to manage the city's urban forest.

Objectives:

- The plan should regulate the planning, removal, and management of trees on public lands in the city, while making the city eligible for state and federal urban forestry grant programs.
- Remove dead trees and/or treat diseased trees on public lands within the city.
- Establish and maintain a continuous tree planting and tree maintenance program for public lands in the city.
- Seek "Tree City USA" status for the city.

Goal 8: Provide residents with multi-purpose trail systems that utilize environmental corridors and provide linkages between parks, schools, and other appropriate features within and outside of the city.

Objectives:

- Secure an engineering firm to develop a plan to fix and improve the existing Foundation Trail.
- Secure additional land that offers linkage opportunities between the existing trail and other parks or schools.
- Develop trail systems that have multiple uses and are barrier free.
- Work with the county and other groups to connect city trails with existing and upcoming county trail projects.



City of Black River Falls Overview

Black River Falls is located on the northeast edge of the Driftless Area, a region which includes parts of Wisconsin, Minnesota, Iowa, and Illinois. "Drift" refers to the deposits of various sediment left behind by retreating glaciers. During the last ice age, this region was untouched by glacial drift, preserving the Driftless Area's characteristic topography of scenic bluffs and river valleys. The Black River cuts through the city and continues to the southwest where it converges with the Mississippi River. The city originally used the river for sawmill operations, and now relies on it as a source of hydroelectric power and recreation.

Definitions

To assist in the interpretation and implementation of the Black River Falls Outdoor Recreation Plan, the following terms have been identified.

- Community Park – A park designed to serve several municipalities or neighborhoods and to provide many recreational opportunities for people of all ages.
- Neighborhood Park – A park usually less than a few acres in size, designed to serve the needs of the surrounding neighborhood.
- Neighborhood Playground – A facility often provided in conjunction with a community school. It is designed to serve the needs of the surrounding neighborhood and can accommodate a variety of informal or active athletic activities.
- Specialized Recreation Area – Areas restricted by design to certain uses and may not always be available for use by the public. In some cases, they may serve a small segment of the community's population. Golf courses, historic sites, and conservancy areas are examples of specialized recreation areas.
- Open Space – Primarily land and water that is owned or managed by federal, state, or local governments, or a conservancy organization that is preserved for public use. Examples include wetlands, woodlands, wildlife refuges, prairies/meadows, rock outcroppings, etc.
- Pathways and Parkways – Spaces that are connections related to travel such as trail or water trail providing connectivity for recreation and/or transportation purposes.
- Recreation Trail – A travel way established through construction or use and is passable by the following, including but not limited to foot traffic, bicycles, cross country skis, off road recreation vehicles, snowmobiles, etc.



State / DNR Recreation Standards

Identifying the number of people a park system currently serves, as well as the maximum capacity the system can serve, is key to measuring the adequacy of a City's Park system. The Wisconsin Department of Natural Resources suggests the following standards for designing recreation facilities:

Neighborhood Playground: 1-to-2 acres per 1,000 people Community Park: 5-to-8 acres per 1,000 people Specialized Recreation Area: as needed.
--

For the Black River Falls Outdoor Recreation Plan, these standards will be used as guidelines for future recreational planning. The Mississippi River Regional Planning Commission (MRRPC) is pleased to report that the current parks in Black River Falls exceed the state standards.



The city distributed a survey during the process of updating its Outdoor Recreation Plan. The survey was made available on the City’s website and shared on social media platforms hosted by the City and the Mississippi River Regional Planning Commission. With over 500 responses to the survey, it is clear that Black River Falls’ community members are invested in the success of their outdoor recreation program.

Among the highest rated activities were playground activities, swimming, hiking, and fishing. Respondents were given the opportunity to write-in some of their favorite recreational activities. Several comments focused on golf, disc golf, figure skating/hockey, and rollerblading/skateboarding.

Black River Falls' community members demonstrate a sense of pride for their recreation facilities. They understand the significant impact these facilities and events have on community resilience. Survey respondents have identified important outdoor recreation needs, but also recognize that their involvement as a community is necessary for outdoor recreation opportunities to be maintained and improved. In the coming years, as the Parks and Recreation Department prepares for new developments, facility improvements, community event planning, and outreach, the community for further input and involvement.



Mississippi River Regional Planning Commission
Buffalo, Crawford, Jackson, La Crosse, Monroe, Pepin, Pierce, Trempealeau, and Vernon



Property Inventory

Maintaining adequate recreation facilities is important for any municipal parks and recreation department. The following is an inventory of Black River Falls' owned parks and properties. Accompanying each property is a set of icons which identify the amenities and activities associated with each park. After reviewing the City facilities, this inventory covers non-city owned recreation facilities, such as County or State-owned facilities/parks. Maps of Outdoor Recreation Opportunities can be found in [Appendix B](#).

INVENTORY LEGEND:

	ADA Accessible		Playground Area		Historic Marker		Walking/Hiking
	Restrooms		Leashed Pet Area		Wildlife Viewing		Biking
	Campground		Boat Launch		Hunting		Snowshoeing
	RV Camping		Paddle Sports		Night Sky Viewing		Horse Trails
	Picnic Area		Swimming Area		Foraging		Snowmobiling
	Shelter		Fishing		ATV/UTV		



City of Black River Falls Owned Parks and Recreation

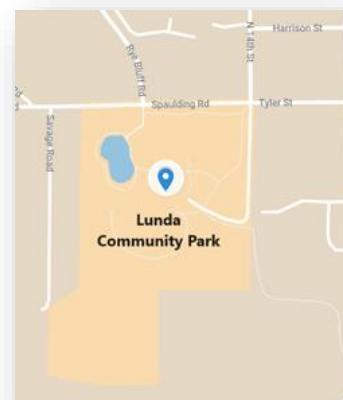
An interactive map of our parks is [HERE](#).

Lunda Community Park



Located on the western edge of the city, [Lunda Community Park](#) has 43 acres and boasts many amenities. The park has four picnic shelters to accommodate various types of functions. The upper and lower shelters can accommodate 80 to 150 guests and may be reserved by contacting City Hall. The park is well groomed and contains a nature pond, native plant areas, ornamental trees, and many floral areas. There are nearly 2 miles of paved trails for your hiking and biking enjoyment. A beautiful bandshell is available to rent and also plays host to the summer concert in the park series. Other Park amenities include two ballfields, a skate park and the Hoffman Family Aquatic Center. Lunda Park is also home to the new 10,000 square foot Black River Falls All-Abilities Playground.

Facilities	
• 10,000 Sq Ft All Abilities Playground • 4 Picnic Shelters • Nature Pond • Two Miles of Paved Trails • Band Shell	• Two Baseball Fields • Skate Park • Ornamental Trees • Native Plant and Floral Areas
Programs	
• Summer Concert Series	• Back To School Bash
Improvements	
• Repair Retaining Walls • Refinish Infields (Ballpark) • Repair Features, Concrete, and Retaining Walls (Skate Park)	• Renovation of Landscape Beds • Replace Older Roofing • All Abilities Playground



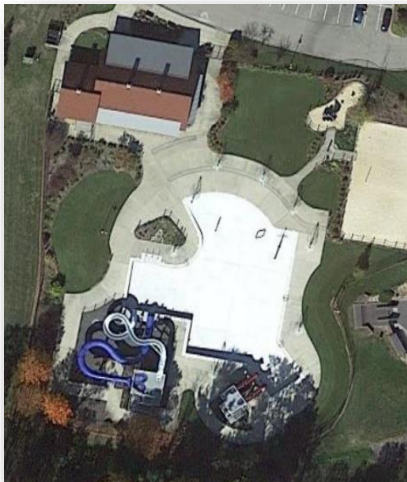


Hoffman Aquatic Center



The [Hoffman Aquatic Center](#) is located within and managed by the City of Black River Falls, the pool area is equipped with a heated pool that has various features, including two body slides, two drop chutes, umbrella spray, arch spray, geysers, and tumble buckets, as well as 60 lounge and deck chairs for relaxation. Concession stands are available for food and drinks. Additionally, the pool area features a sand play area with a playground and a sand volleyball court. Those who prefer to picnic can take advantage of the picnic shelters located near the playground and the fishpond, which are situated outside the pool area.

Facilities	
• Two body slides • Two drop chutes • Umbrella and arch spray • Geysers • Tumble buckets • 60 lounge and deck chair	• Concession stands • Playground • Sand volleyball court • Playground • Fishpond
Programs	
Improvements	
• Resurface Pool • Repair Gutter System • Replace Slide Pumps	• Replace Filters as Needed • Replace Pool Pump • Replace Controller





Foundation Trailhead



The scenic 4.1-mile [Foundation Trail](#) circles the City of Black River Falls. Completed in 2000, many residents and visitors use the trail for walking, running, and biking. The trail begins at Field of Honor Park, following the Town Creek in the north, before cutting back towards Lunda Community Park in the west and Pine View Care Center in the south, and completing its loop following the Black River toward Field of Honor. The route passes by several city parks, the high school, the fairgrounds, and the Black River Falls' downtown. The 10-foot-wide paved trail has two underpasses, lights, a bridge, benches, and picnic tables. Many regard the trail as a breathtakingly beautiful journey around the city.

Facilities	
4.1 miles of 10-foot-wide paved trails - Lights - Bridges	- Benches - Picnic tables
Programs	
Improvements	
Repair and Redesign Trails	Connect Trail to Other Trails



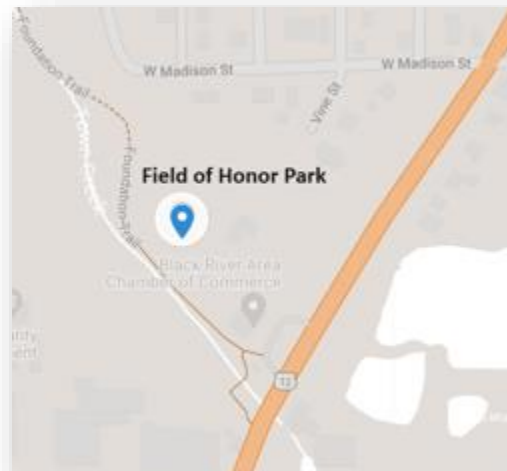


Field of Honor Park (Deer Park and Chamber Park)



Located behind the Chamber of Commerce and Visitor's Center, [Field of Honor Park](#) serves as the trail head for the four-mile-long Foundation Trail that loops the city. The Field of Honor Veteran's tribute is the center point of the park, and the Karner Blue Garden Club spends many hours each summer maintaining several floral areas around the monument and surrounding areas. This park is also home to the Lions and Jaycee picnic shelters as well as playground equipment.

Facilities	
- Field of Honor Veteran's Tribute - Floral areas	- Lions and Jaycee picnic shelters - Playground equipment
Programs	
Improvements	
Replace Lion's Shelter	Replace Playground Equipment





Rock Springs Park

[Rock Springs Park](#) is a beautiful 15-acre park nestled in a wooded setting located on South 5th Street. This park is home to the newly re-designed Jaden Gjersest Memorial Disc Golf Course. The course has 9 holes, a practice basket, concrete tee boxes and many challenges for players at all skill levels.

Facilities	
• 9-hole disc golf course • Practice basket	Concrete tee boxes
Programs	
Improvements	
• Replace Playground Equipment	





Sig Peterson Park



[This Cabin and Park](#) is located just to the west of Rock Springs Park. It is home to a cabin that can be rented for private functions. It is also home to a couple holes of the Jaden Gjerseht Memorial Disc Golf Course that starts in Rock Springs Park.

Facilities	
Cabin for rent for private functions	Disk Golf (from another park)
Programs	
Improvements	
Regular Cabin Maintenance	



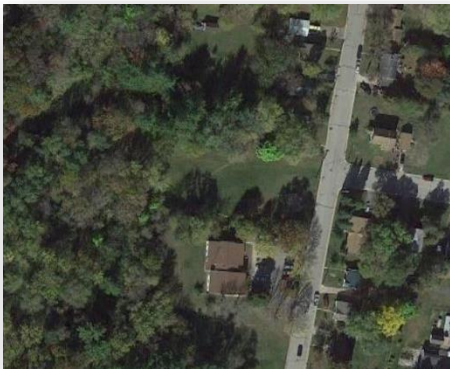


Cheyney Park



A small neighborhood park located on South 3rd Street that has a swing set and see-saw.

Facilities	
Swing set	See-saw
Programs	
Improvements	
Replace Playground Equipment	





Al Young Park



This park is located next to the levee along the banks of the Black River. There are park restrooms and playground equipment here. The park is also home to a reservable picnic shelter that holds 8 picnic tables.

Facilities	
- Restrooms - Playground equipment	Reservable picnic shelter with eight picnic tables

Programs	

Improvements	
Replace Playground Equipment	





Mills Park (Hippo Park)



This four-acre park is the most used of the city's neighborhood parks as it is located in the heart of the city's main residential area. The park is home to a giant bronze hippopotamus play structure along with several other pieces of playground equipment installed in September of 2023. The new equipment includes climbing structures, slides, and various types of swings. In the winter Mills Park is a winter recreation area. It has a sledding hill and outdoor ice rink.

Facilities	
• Giant bronze hippopotamus play structure • Other playground equipment ○ Climbing structures ○ Slides ○ Other types of swings	• Sledding hill • Outdoor ice rink
Programs	
Improvements	





Skyline Park and Golf Course

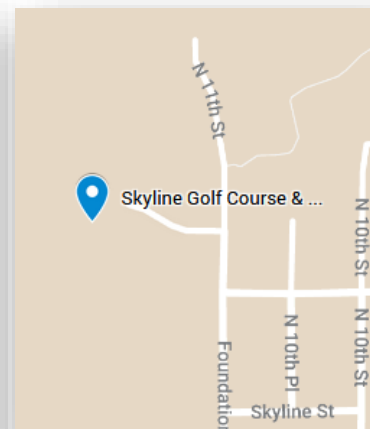


Skyline Park is a small half-acre park located near the golf course and is owned by the City of Black River Falls. However, it is leased to the golf course. Park amenities include swings, a slide and picnic tables. [Skyline Golf Club / Course](#) (NOT owned or managed by the city) is an 18-hole public golf course dating back to 1957. It is a beautiful combination of wide-open fairways on the front 9, with elevation changes, and a back 9 that cuts through a thick pine forest and follows a meandering creek.

Facilities	
• Swings • Slide	• Picnic tables • 18 Hole Golf Course

Programs	

Improvements	



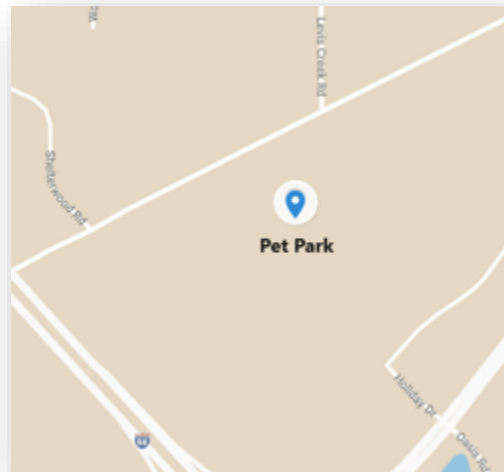


Pet Park



This six-acre off leash dog area is located just east of I-94 on Vaudreil Road. It is completely fenced in so dogs can roam freely.

Facilities	
Fences	
Programs	
Improvements	
New Small Dog Area	Replace Fencing



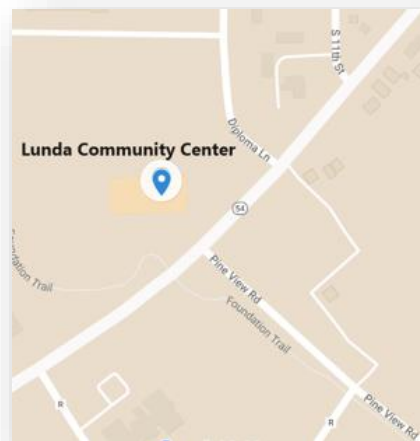


Other Recreation Facilities

The City of Black River Falls identified these facilities as being of interest. While these facilities are neither owned nor maintained by the city, residents use them to meet their recreation needs and as such these facilities should be inventoried.

Lunda Community Center

Conveniently located in Black River Falls on Highway 54, the [Lunda Community Center](#) features an Indoor Waterpark, Fitness Center, Senior Center, Field House, gym, Climbing Wall, Golf Simulator, and classes for all ages. The Fieldhouse provides Basketball Courts, Volleyball Courts, and Pickleball Courts. These services are accessed through day passes, rentals and membership fees.



Marks Fields

Located near the Foundation Trail on the city's Northwest side, this athletic complex has been home to Jackson County Little League for over 65 years. Amenities include two ball fields, concession stand, restrooms and batting cages.





A nine-acre complex that has six to eight soccer fields of varying sizes. The park is home to Black River Falls Youth Soccer and Black River Falls High School JV soccer.



Fair Park is a city park that is the home to the Jackson County Fair. When the Park isn't being used for the fair it hosts several horse, livestock, and small animal shows. It consists of 4 barns, an indoor arena, outdoor arena, grandstands, and an indoor ice arena. It also has a camping area that has electrical hookups at 32 sites.





Milt Lunda Memorial Ice Arena (MLMA)

Located at Fair Park, this arena has one full size sheet of ice mid-September through March. MLMA is home to Black River Falls Youth Hockey, Black River Falls Figure Skating Club and High School boys' and girls' hockey teams. April through August, the facility can be rented for weddings and other community functions. The Jackson County Fair uses this building for exhibitors in early August.



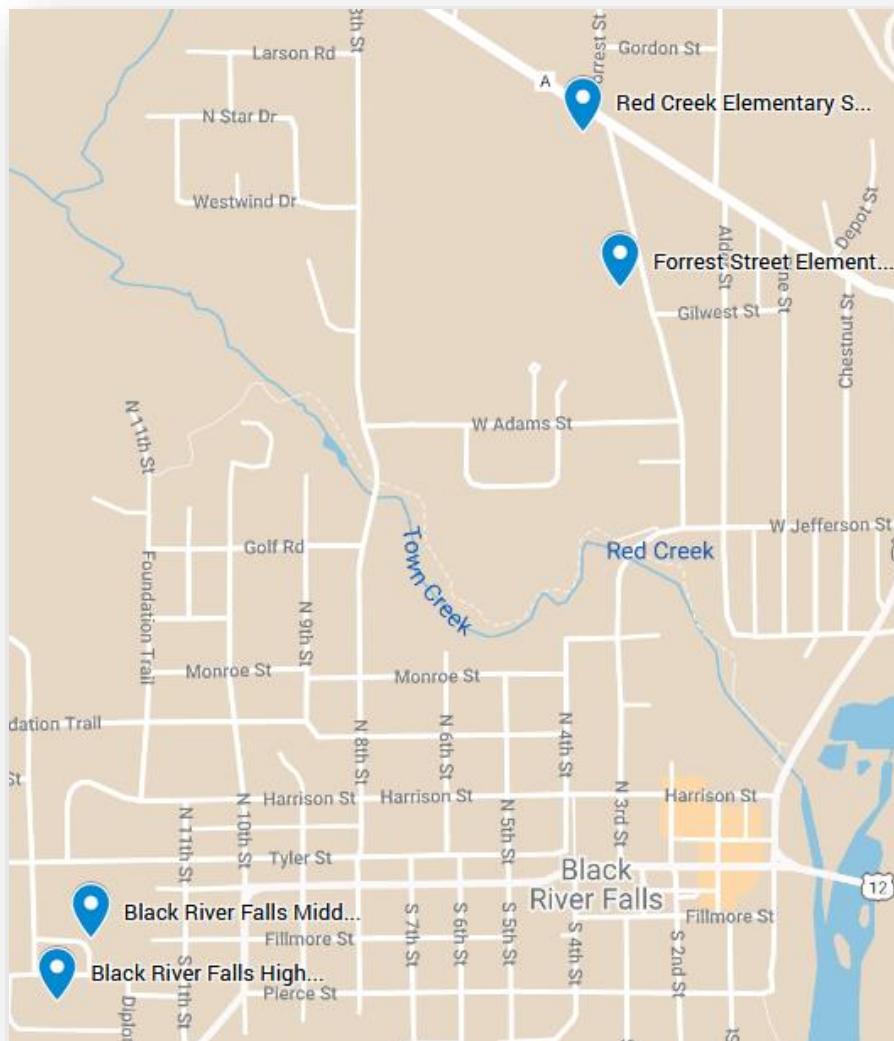


School Recreation Facilities and Areas

The City of Black River Falls is in the [Black River Falls School District](#). The following schools are located within the City of Black River Falls:

- Forrest Street Elementary
- Red Creek Elementary
- Black River falls Middle School
- Black River Falls High School

Public School Districts are entities that are allowed to apply for Federal Land and Water Conservation Funds (LAWCON). Most schools have playground equipment that is available for use by the general public throughout the year.





State Outdoor Recreation Facilities

Black River State Forest and The Black River

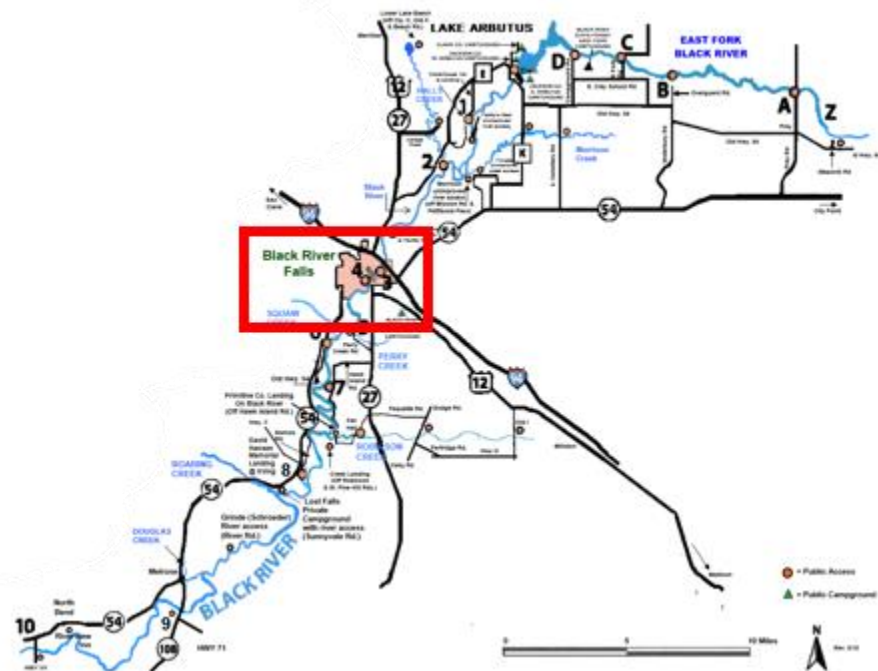


Located east of Black River Falls and south of Wisconsin Highway 54, [Black River State Forest](#) is a 15-to-20-minute drive from the city. Two forks of the Black River flow through this 68,000-acre forest comprised of pine and oak woods under high sandstone abutments. This central Wisconsin property offers many recreational opportunities, including camping, canoeing, hunting, hiking, skiing and ATV riding. Visitors may even see elk roaming the forest. Elk were released in 2015 and 2016 after being absent from the area for over 125 years.

The Black River and East Fork of the Black River offer excellent canoeing and kayaking opportunities. East Fork is scenic with some mild rapids and moderately rocky areas. Paddling on the East Fork is not recommended when water levels are low.

The Black River from Lake Arbutus to North Bend on State Highway 54 is an excellent canoeing river from late spring through fall. The river provides a scenic trip through sparsely populated areas and great opportunities for fishing.

Because there is a dam on the Black River within the city of Black River Falls, canoeing is considered safe only when all gates are closed. It is not recommended when three or more dam gates are open and requires average or better skills when only two gates are open.





State Natural Areas (SNAs)

State Natural Areas (SNAs) are areas that are being preserved by the DNR to protect outstanding examples of Wisconsin's native landscape. 24 sites in Jackson County have been designated as SNAs. This plan highlights the 5 SNAs closest to Black River Falls. In general, Hiking, Fishing, Cross country skiing, Hunting, Trapping, Pets, Wildlife viewing are allowed on all DNR-owned SNA lands. Exceptions to this list of public uses are posted with signs on site.

Catfish Eddy Terraces SNA

Catfish Eddy Terraces are on the east bank of the Black River. They have a diverse ecosystem with both terrestrial and aquatic elements. There is a northern dry-mesic forest along the river's slopes. Within these forests are species such as white and red pines, red oak, white oak, and red maple. There are also many springs, spring runs, moist cliffs, and seepages. To the south of the terraces is Perry Creek which supports rare bird species like the Louisiana Waterthrush. Catfish Eddy Terraces earned the designation of State Natural Area in 2010.

Castle Mound Pine Forest SNA

Castle Mound Pine Forest SNA is located to the east of Brockway, just south of Highway 12. The SNA includes a hiking trail and an observation tower. A variety of tree species are featured here, including Hill's oak, white oak, paper birch, red maple, large-toothed aspen, and jack pine. Castle Mound is known for some unique bird sightings, including the red-breasted nuthatch, solitary vireo, black-throated green warbler, and pine warbler, all of which are more common in northern Wisconsin. Castle Mound Pine Forest was one of the first locations to become a Wisconsin State Natural Area, receiving this designation in 1952.

Upper Black River SNA

Upper Black River was designated a State Natural Area in 2010. It ranges from Hatfield Dam to Black River Falls, and includes Morrison Creek, Valentine Creek, and Dickey Creek. It features habitats like floodplain forests, dry-mesic forests, sandstone cliffs, and high-gradient streams. There are rare species here, including the uncommon Louisiana waterthrush, and it is a highly protected area due to its rich biodiversity and unique landscapes.

Bauer-Brockway Barrens SNA

Bauer-Brockway Barrens have jack pine and hills oak on top of sand prairie and shrubs. There are diverse butterflies and moth species in this area. Indian Grave Creek runs through this area, bringing it more diversity. It is owned by the DNR and Jackson County and was designated a state natural area in 1997.

Brockway Ponds SNA

Brockway Ponds contain 5 separate ponds which have sand exposed on their shorelines. It is a sensitive ecosystem so a single disruption to the water could cause a major impact on the species living there. It is owned by Jackson County and was designated a State Natural Area in 2010.



State Fishery Areas

These lands protect the watershed, and provide for compatible recreational uses such as hunting, hiking, and cross-country skiing. Fishery areas along streams, rivers, and lakes protect water quality by reducing erosion and run-off and improve habitat and fishing opportunities. The City of Black River Falls has three State Fishery Areas nearby.

Smith Pond

Size: 95.73 acres

Location: In Jackson County, Hixton Township; T 22N, R 5W, sections 29 and 30.

Recreation: Hunting, trapping, hiking, cross country skiing, wildlife viewing, fishing, bird watching, and berry picking.

Habitat: Emergent wet meadow wetland, forested wetland, lowland shrub wetland, and cultural sites.

Tank Lake

Size: 502.84 acres

Location: N7608 Charcoal Rd, Hixton, WI 54635

Recreation: Hunting, trapping, hiking, snowmobiling trail, cross country skiing, wildlife viewing, fishing, bird watching, berry picking, and canoeing.

Habitat: Includes wet meadow wetland, forested wetland, lowland shrub wetland and cultural sites.

North Branch Trempealeau River Fishery Area

Size: 183.45 acres

Location: N9112 WI-95, Hixton, WI 54635

Recreation: Hunting, trapping, hiking, snowmobiling trail, cross country skiing, wildlife viewing, fishing, bird watching, berry picking, and canoeing.

Habitat: Scrub wetland, forested wetland.



Local Priorities and Objectives

Implementation Priorities

The City of Black River Falls' Priorities, Objectives and Action Items for 2024-2029

These priorities, goals and objectives, and action items were developed through a process of discussion and collaboration with diverse stakeholders of the City of Black River Falls. Priority will be given to projects that it is believed both have the ability to receive funding, having public support, and most importantly will improve the outdoor recreation opportunities of the citizens of Black River Falls and encourage those from outside the City to discover what we have to offer. These objectives will focus on lands that the City of Black River Falls owns itself, and on ways that Black River Falls can partner with local, state, federal, and other government agencies partners to enhance outdoor recreation opportunities.

Review of Goals from Earlier in Plan

Goal 1: Continue to maintain and improve the City's outdoor park and recreation facilities.

Goal 2: Protect and enhance the unique natural resources within Black River Falls.

Goal 3: Use the City's resources efficiently and enhance funding opportunities for park and recreational needs of the city.

Goal 4: Promote recreation to better address public health and wellness and ADA accessibility.

Goal 5: Provide residents with safe and reliable recreation equipment throughout the city park system.

Goal 7: Establish and maintain a city-wide urban forestry program with help from the street department to manage the city's urban forest.

Goal 8: Provide residents with multi-purpose trail systems that utilize environmental corridors and provide linkages between parks, schools, and other appropriate features within and outside of the city.



Projects From Park Review

Project	Estimated Cost	Priority
Automatic Locks on park restroom doors	10-15k	0-3 years
Repair features, concrete and retaining walls at Skate Park	30-40k	0-3 years
Repair retaining walls at Lunda Park	20-30k	0-3 years
Engineered re-design and repairs to certain locations on Foundation Trail	75-150k	0-3 years
New small dog area and replace damaged fencing at Pet Park	40-60k	0-3 years
Resurface pool surface at Hoffman Family Aquatic Center	250-300k	0-3 years
Repair Gutter System at Hoffman Family Aquatic Center	150k-200k	0-3 years
Replace slide pumps at Hoffman Family Aquatic Center	60-80k	0-3 years
Replace Filters at Hoffman Family Aquatic Center	150-200k	0-3 years
Re-finish infields at Lunda Park ballfields	15-25k	0-3 years
Replacement of Playground equipment in Cheyney Park	10-20k	0-3 years
Replacement of roof on Karner Blue Building	30-50k	0-3 years
Replace Lions Shelter at Field of Honor Park	100-150k	3-6 years
Replace pool pump at Hoffman Family Aquatic Center	50k-75k	3-6 years
Replace pool controller at Hoffman Family Aquatic Center	10-15k	3-6 years
Acquire land to expand boat ramp parking	100k-200k	3-6 years
Add covered vehicle port to Parks shop	20-30k	3-6 years
Renovation of Lunda Park landscape beds	75-100k	3-6 years
Replacement of Playground equipment in Rock Springs Park	20-30k	3-6 years
Replacement of Playground equipment in Al Young Park	30-50k	3-6 years
Replacement of Playground equipment at Field of Honor Park	30-50k	3-6 years
New Compressors at MLMA	500k	6-10 years
Replace roofs on buildings in Lunda Park	50-100k	6-10 years
Acquire land for trail extension to Elementary schools on Forest St	50-100k	6-10 years
Connect Foundation trail with trails in Lollapalooza development	???	6-10 years



Natural Resources

Size & Location

Black River Falls has a total area of 4.23 square miles, of which 4.19 square miles is land and 0.04 square miles is water. The city is located within the center of Jackson County, in Western Wisconsin.

Climate

The Black River Falls climate is continental, characterized by warm summers, cold winters, and moisture throughout the year. The coldest month of the year is January, with an average daily high temperature of 27°F. The warmest month of the year is July, with an average daily high temperature of 83°F. Black River Falls annually receives approximately 34 inches of precipitation. Outdoor recreation in Black River Falls can be highly dependent on the season. Changes in weather patterns have caused Black River Falls to experience seasonal variations in temperature and precipitation. As Black River Falls plans for future outdoor recreation needs, the effects of changing weather patterns will be considered to sustain local park systems for the future.

Soils

Black River Falls has considerable soil variation. This variation is documented the tables appendix. The most common soil type, making up 17.7% of the City, is Tarr sand on 1 to 6 percent slopes. The second most common soil type, making up 8.3% of the City, is Merrilan fine sandy loam on 0 to 3 percent slopes. The third most common soil type, making up 8.2% of the City, is Seaton silt loam, driftless valley on 6 to 12 percent slopes.

Topography

The topography of Black River Falls is diverse, with a mix of flat plains and rolling hills. The city is located on the banks of the Black River, which flows through the area and has carved out a wide valley over time. The river is surrounded by steep bluffs and cliffs, which provide scenic views and recreational opportunities. The lack of glaciated terrain explains these steep slopes, which are characteristic of the Driftless Area. A topography map appears in appendix B.

Surface Water

The main surface water in the city is the eponymous Black River. This river has extensive use within the community, including recreation opportunities such as fishing hydroelectric power generation. Of concern is contamination – specifically polychlorinated biphenyls (PCBs) – however, the DNR is monitoring the situation.

Demographics

Population

Table 1 Appendix E details the population trends in Black River Falls over the last three decades. Black River Falls' population has remained relatively stable since 1990. In 2020, Black River Falls had a population of 3,523, a change of less than one percent from its 1990 population. During the same time frame, Wisconsin's population increased 20.5%, and Jackson County's increased 27.5%. Black River Falls'



future population growth may warrant further development of recreation opportunities and park expansions. If the City and County continue to grow at a gradual pace, the City of Black River Falls should focus on improving existing facilities to better suit the needs of the population. The County's potential for future growth may increase demand for recreation in Black River Falls, providing access to recreation opportunities that may not be available in other parts of the county. The Parks and Recreation department should take this into consideration when developing new projects.

Population Age

According to the 2022 American Community Survey (see Table 2 Appendix E), Black River Falls had a median age of 43.2. This is comparable with Jackson County's median age of 42.2. Black River Falls' median age is slightly higher than both the state and national median ages, 39.9 and 39.0, respectively. 20.2% of Black River Falls' population is under the age of 18, and this is on par with the county, state, and national percentages. However, Black River Falls' population over the age of 60 represents 36.9% of the total population. This is higher than the percentages at the county (27.6%), state (24.6%), and national (23.8%) levels. This is typical for a predominantly rural area and should be considered when determining future outdoor recreation needs. Black River Falls is increasing in age and will continue to experience a growth in its older population. Facilities that can be utilized by many ages should be prioritized. See Table 2 for more details.

Disability Characteristics

According to the [2022 American Community Survey 5-Year Estimates](#), 16.3% of the Black River Falls population has a disability. 25.6% of residents between 35 and 64 years old have a disability. 7.5% of residents between 65 and 74 years old have a disability. Among those 75 and older, 54.4% have a disability. This should be kept in mind for outdoor recreation facilities – both assessing the accessibility of current facilities and designing new facilities to be as accessible as possible. Efforts are already being made towards this endeavor, with the All-Inclusive Playground Project at Lunda Park “aiming to provide inclusive and multi-generational playground equipment” to meet community needs.



Median Household Income

According to the [2022 American Community Survey 5-Year Estimates](#), median household income in Black River Falls in 2022 was \$42,798, or 60.2% of the State median household income, \$70,996. 37.7% of households in Black River Falls made less than \$25,000.

Urban/Rural

According to the 2020 Census, Black River Falls has [1,748 housings units](#) and a [population of 3,523](#). The City does not meet the [Census Bureau's criteria](#) to be defined as an urban area. However, Black River Falls has somewhat of an urban character, with many residents living in relatively small lots. Small lots limit the capacity for outdoor recreation on one's personal property. Residents that live on smaller lots are more dependent upon a public park system which offers a broad range of outdoor opportunities including hunting, hiking, camping, and picnicking.

Land Use

According to the [2023 Statement of Assessment for Jackson County](#), 84.1% of land in Black River Falls is residential. 14.2% of land is commercial. All other land uses make up 1.7% of the land in Black River Falls.

Employment

According to the 2022 American Community Survey 5-Year Estimates, the largest industries in Black River Falls in terms of employment were manufacturing at 15.9%, retail trade at 14.4%, and educational services & health care & social assistance at 12.4%.



State Review of Recreation Demand (SCORP)

Introduction

The State of Wisconsin has determined that the planning of outdoor recreation facilities is of utmost importance for the development of healthy and viable communities. Three important parts of recreation planning are:

- (1) Determine the demand for several types of outdoor recreation activity,
- (2) Inventory the existing facilities which accommodate outdoor recreation activity,
- (3) Evaluate the existing facilities and determine the need for improvements or additions to meet the existing and anticipated recreational demand.

Recreational Demand

As we progress into a new century, events and issues that influence outdoor recreation in the future are changing. Issues which will influence future outdoor recreation activities include:

- Land use patterns are shifting,
- Ownership patterns in rural areas are changing,
- Budgets for operation and maintenance of recreation resources are not expected to increase.



For guidance on the demand for recreational outdoor activities, a review of the [Wisconsin Statewide Comprehensive Outdoor Recreation Plan \(SCORP\) 2019-2023](#) was conducted. During the development of the SCORP, numerous Wisconsin residents were questioned as to how often they participate in various recreation activities. Data was collected at 8 regional levels; Black River Falls lies in the Mississippi River Corridor.

5

This plan lays out **five** overarching goals for outdoor recreation.



1. Boost participation in outdoor recreation



2. Grow partnerships



3. Provide high-quality experiences



4. Improve data to enhance visitor experiences and benefits



5. Enhance funding and financial stability



Favorite Places to Visit Based on Public Input (SCORP)

Of the people providing input, the majority (67%) selected the quality of trails as one of the top four most crucial factors in determining their favorite property to visit. This mirrors the results from the Black River Falls survey. Wisconsinites have historically participated in outdoor recreation at higher rates than the national average.

Seventy-seven percent of SCORP respondents believe more outdoor recreational opportunities are needed in the Mississippi River Corridor Region. The opportunity that was most frequently selected as needed in the Mississippi River Corridor Region was more trails for hiking, walking, or running, which was selected by nearly half of respondents.

Future Recreation Needs from State Plan (SCORP)

Based on the 2019-2023 SCORP, the Mississippi River Corridor Region rates recreational activities as high, medium, or low relative to needs of the region. The groupings are as follows:

Future Recreation Needs - High	Future Recreation Needs - Medium	Future Recreation Needs - Low
Bicycling – touring/road riding	ATV/UTV riding	Dog sledding/ skijoring
Bicycling – mountain/off road	Bicycling – fat tire/snow	Dog training
Bird or wildlife watching	Fishing – lake from shore	Dog Trialing
Camping – developed	Fishing – ice fishing	Geocaching
Camping – primitive	Four-wheel vehicle driving	Off-highway motorcycle riding
Canoeing or kayaking	Horseback riding	Rock climbing
Cross Country Skiing	Horse cart driving	Sailing, windsurfing, rowing, etc.
Dog Walking	Hunting – migratory birds	Snowmobiling
Fishing – lake from vessel	Hunting – small game	Scuba diving/snorkeling
Fishing – river from vessel	Hunting – turkey	Whitewater rafting
Fishing – stream or shore wading	Motorboating (waterski, tubing)	
Gather mushrooms, berries, etc.	Swimming in lakes and rivers	
Hiking, walking, trail running	Target shooting – archery	
Hunting – big game	Target shooting – firearms	
Nature photography	Trapping	
Nature based education programs		
Picnicking		
Snowshoeing		
Visit a beach, beach walking		



Planning Process

The City of Black River Falls' Outdoor Recreation Planning Committee worked with Mississippi River Regional Planning Commission (MRRPC) to develop this plan. Together they created a survey to solicit public input on outdoor recreation facilities and activities offered in Black River Falls. These surveys were posted on MRRPC's website, the City of Black River Falls' Website, and local social media outlets.

Information from the survey was taken to develop local priorities and objectives for the future planning of Black River Falls' outdoor recreation facilities. The list of priorities and objectives will be referenced frequently by City staff to secure funding for projects. This plan will be reviewed and updated every 5 years to keep priorities and objectives current.

Previous Plans

The following plans intersect with and have contributed to the City of Black River Falls' Outdoor Recreation Plan. It should be noted that this plan is the first Outdoor Recreation Plan the City of Black River Falls has had.

- City of Black River Falls Comprehensive Plan 2010-2020
- Jackson County Comprehensive Plan 2010-2030
- Jackson County Hazard Mitigation Plan 2020-2024
- Jackson County Outdoor Recreation Plan 2022-2026



Appendix A: Grant/Funding Opportunities

Funding Programs: Funding for recreational development can come from several sources, both public and private. Most funding for this type of development comes from public local funds. Primarily, local funds come from several sources including the sale of bonds, allocations from the local tax base, and donations from individuals and organizations. Non-local funding can come from a number of sources, either in the form of a grant or a loan. Currently, the DNR, the U.S. Fish and Wildlife, and Rural Development (RDA) provide competitive funding relating to outdoor recreation. We have also included Grant Finder a service to find potential grants and funding.

Wisconsin Department of Natural Resources



The [Wisconsin Department of Natural Resources Grant Programs](#) is a main source of funding for outdoor recreation facilities. [The Knowles-Nelson Stewardship Fund](#) was created in 1989 to preserve important natural communities, protect water quality and fisheries, and expand opportunities for outdoor recreation., administered by the DNR, is a fund designed to provide opportunities for outdoor recreation, protect land sensitive to environmental degradation, conserve and restore wildlife habitat and protect water quality. As a prerequisite to the following WDNR funding programs, applicants must first submit a comprehensive outdoor recreation plan, such as this plan, or a master plan that has been approved by resolution by a local governing unit, or

a plan of a higher unit of government. Applicants submitting qualifying comprehensive outdoor recreation plans or master plans may receive eligibility to apply for funding for up to five years. The DNR's priority for funding is land acquisition, followed by facility development.

Rural Development Administration (USDA - Rural Development)

The [USDA](#) provides a loan program, which provides Community Facility Project Loans to applicants with areas of less than 20,000 people, for the purpose of constructing, enlarging, or improving community facilities for health care, public safety, or public services. These loans should be secured with bonds or notes pledging taxes, assessments, or revenues. There are many Rural Development programs that are different areas of community development that could provide loans, or possibly grants, if criteria are met for income and utility rates, for facilities in the communities that are smaller in size.



Transportation Assistance Program (TAP) Wisconsin DOT



The [Wisconsin Department of Transportation TAP program](#) provides funds for non-traditional projects within programs called the Safe Routes to School Program, Transportation Enhancements, and the Bicycle and Pedestrian Facilities Program. The TAP program provides up to 80 percent reimbursement grants for approved projects that target transportation-oriented pedestrians and bicycle planning and construction projects.



Community Development Block Grant, Department of Administration

The [Wisconsin CDBG program](#) funds support infrastructure and facility projects for communities. Examples of eligible projects include improvements, repairs, or expansions of streets, drainage systems, water and sewer systems, sidewalks, and community centers.



Grant Finder



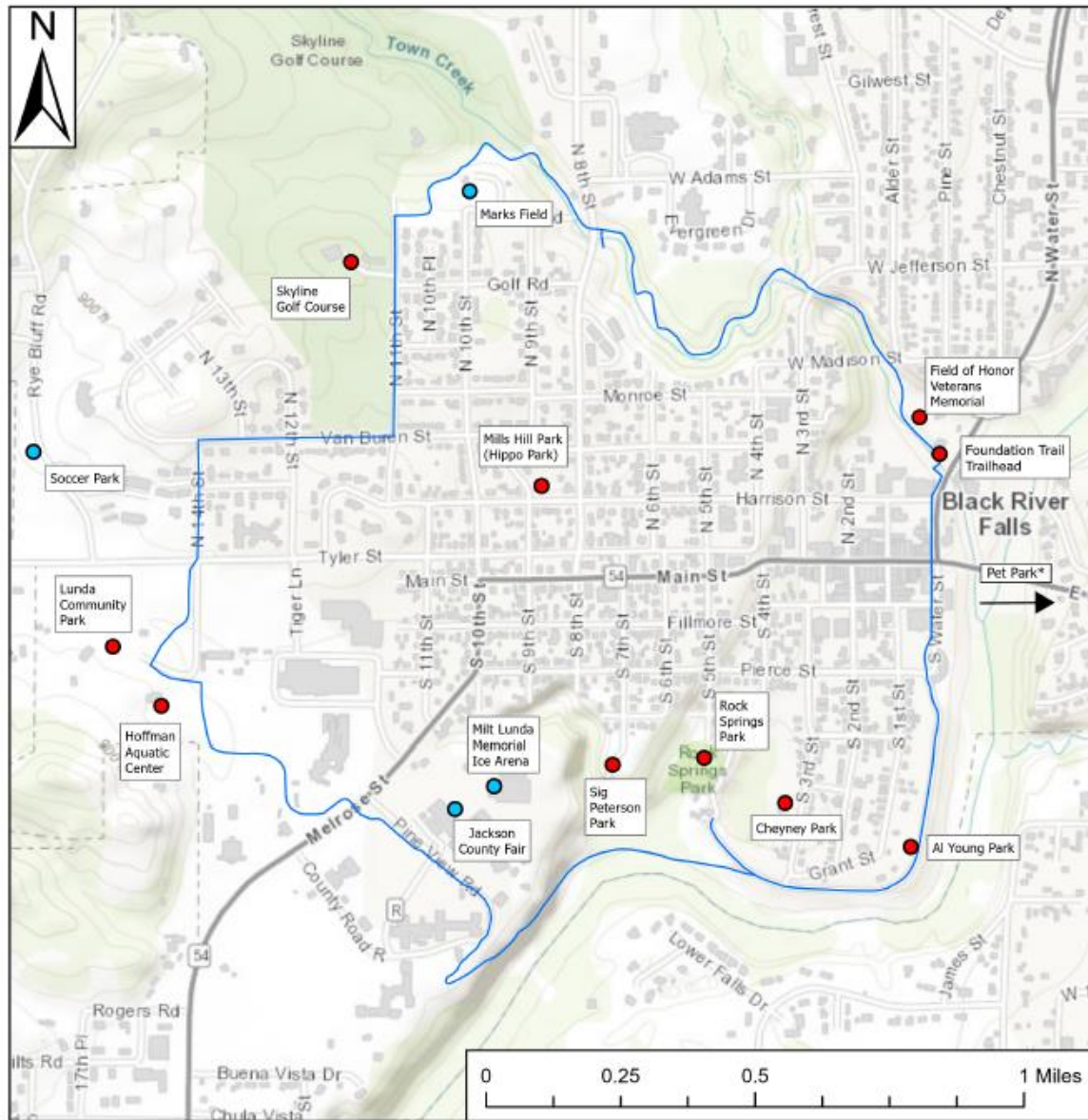
The Wisconsin League of Municipalities is adding [GrantFinder](#) as a new service for their members to identify eligible grants. This Grants database will identify state, federal, corporate and foundation grants available to local governments. This is a free service for League members.



Appendix B: Maps

Map 1. Black River Falls Parks

Black River Falls Parks



Dot: Canals, ERI, HORE, GOMIX, INCREMENT P, USGS, METTINGER, ERI, USGS



Legend

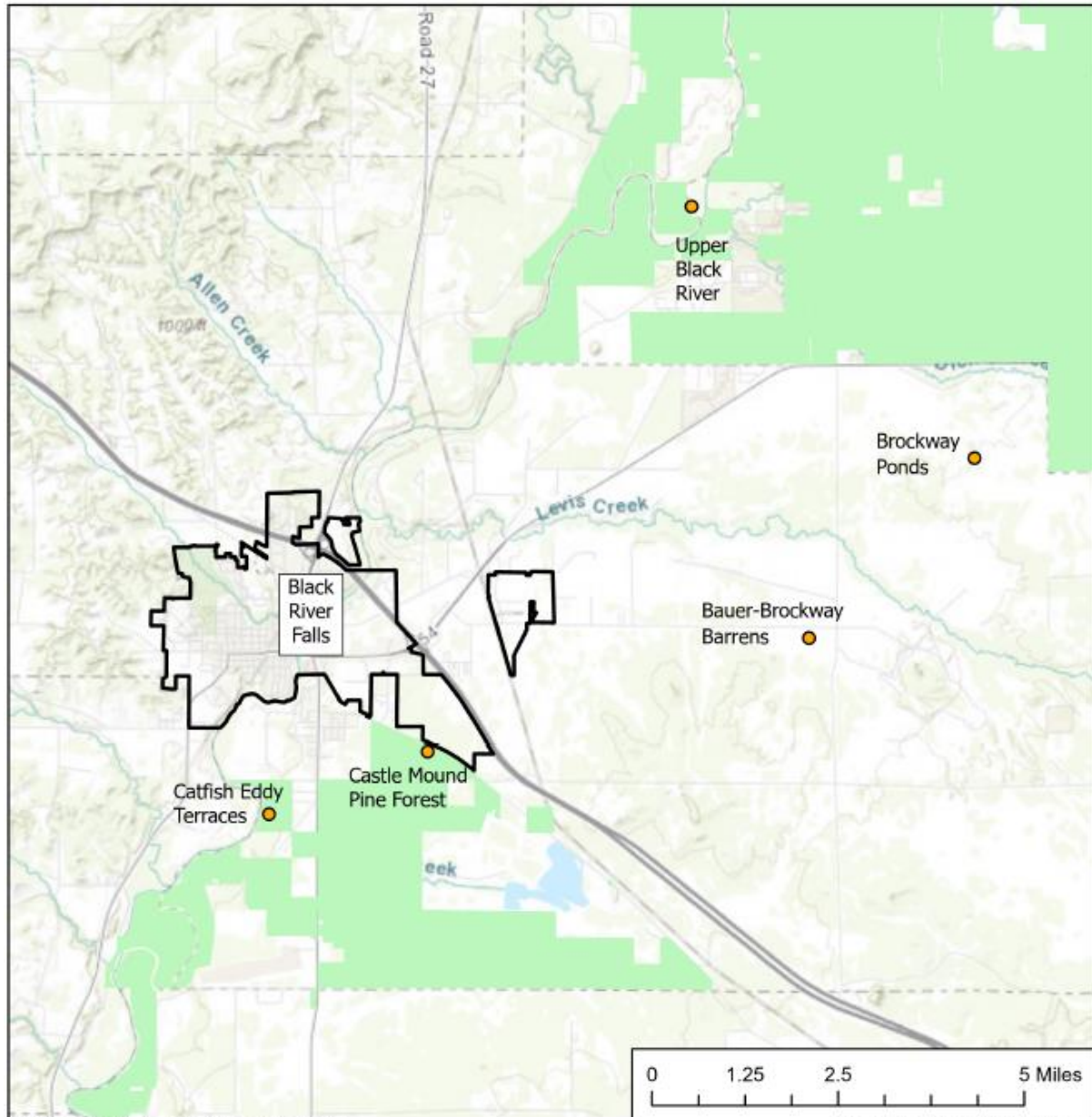
- City Park
- Other Recreational Facility
- Foundation Trail

* Pet Park (not visible) is located about 2 miles to the east of Black River Falls, under a 5 minute drive from downtown.



Map 2. State Forests And Natural Areas

State Forests and Natural Areas



Legislative Technology Services Bureau, Wisconsin Department of Natural Resources

Esri Canada, Esri, HERE, Garmin, USGS, NGI, BNP, USDA, NPS



Legend

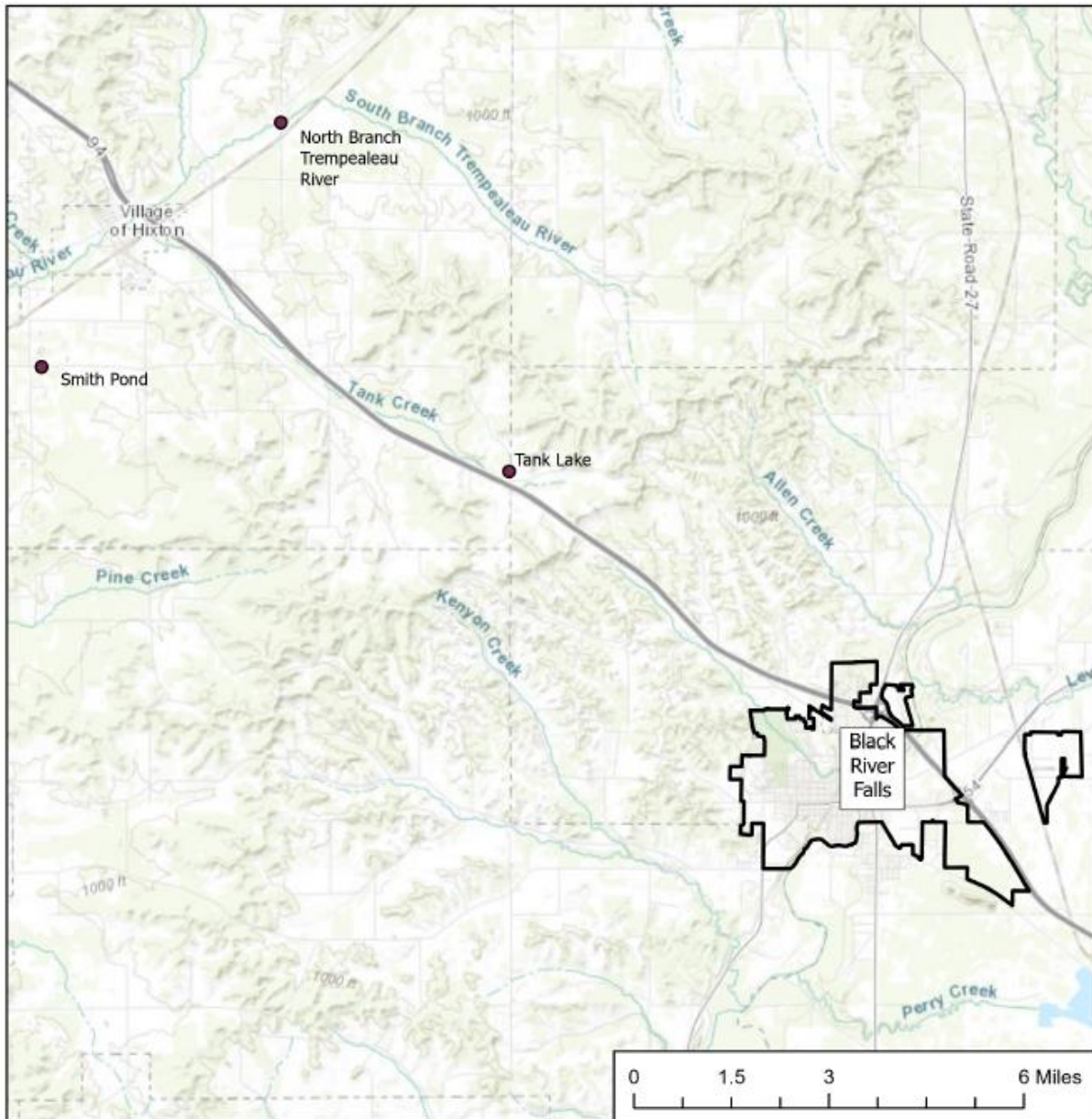
- State Natural Areas
- Black River State Forest
- Black River Falls





Map 3. State Fishery Areas

State Fishery Areas



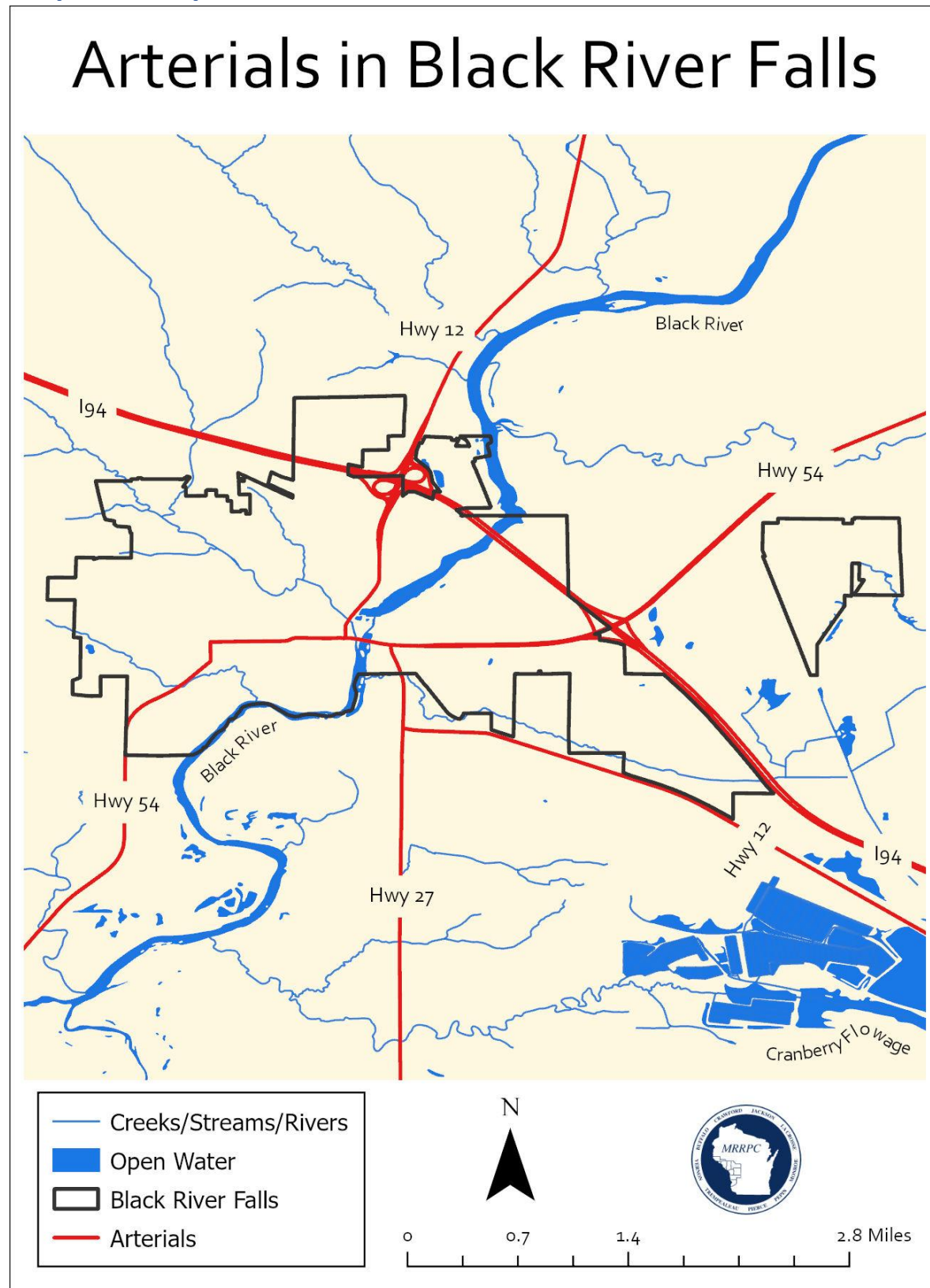
Legend

-  Black River Falls
-  State Fishery Areas



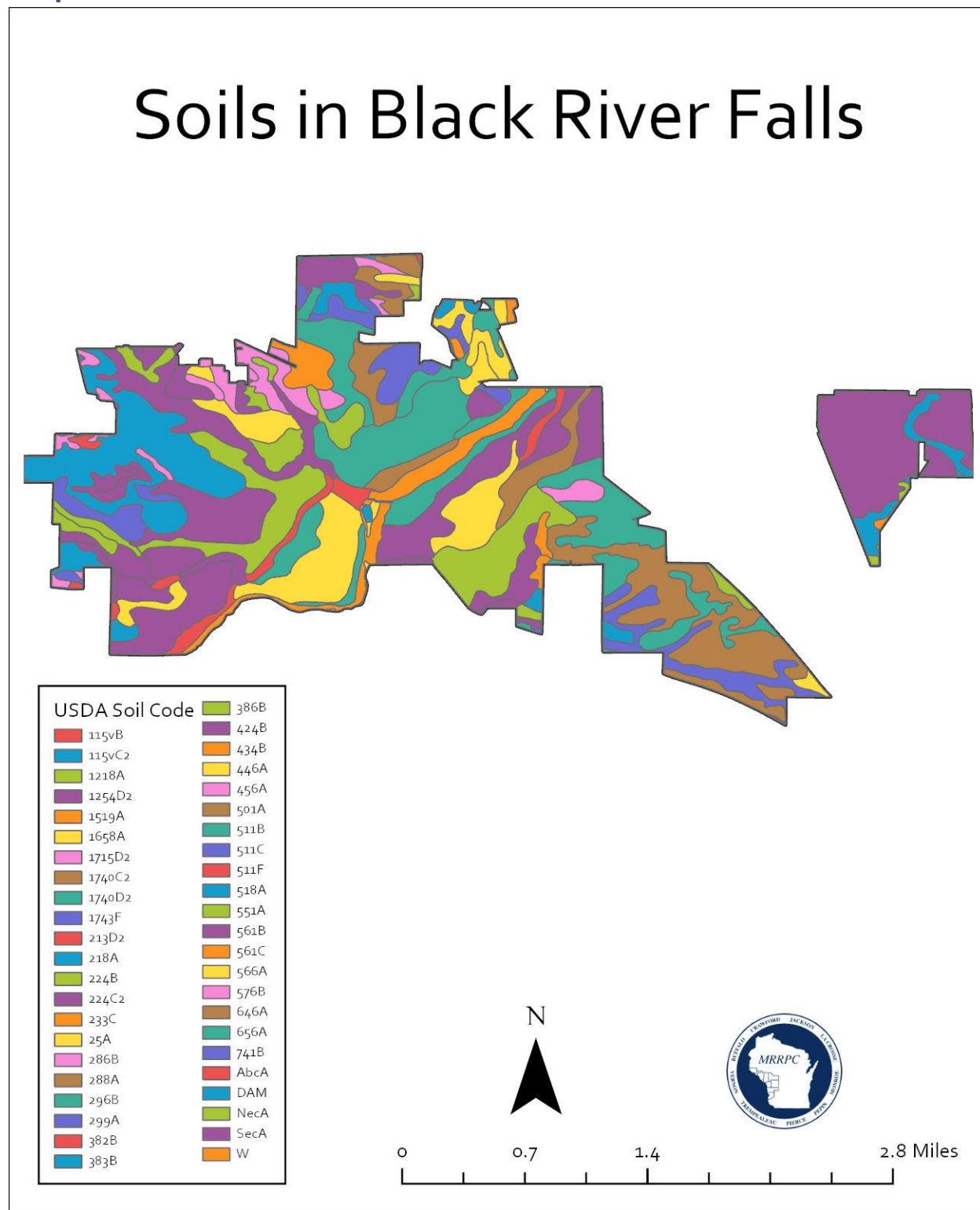


Map 4. Transportation Arterials





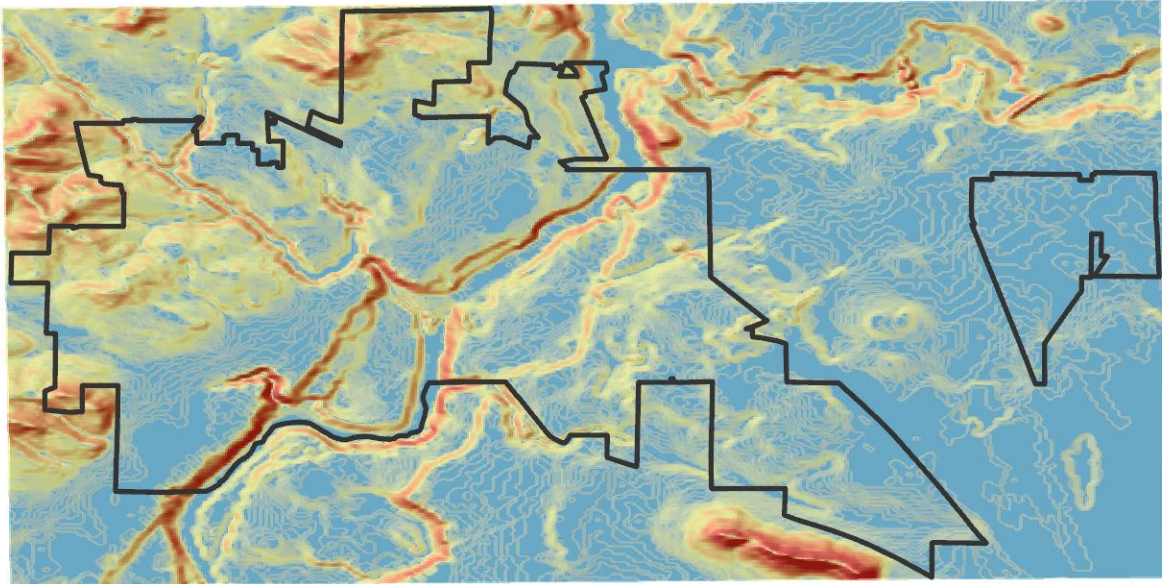
Map 5. Soils in Black River Falls





Map 6. Topography

Topography of Black River Falls



 Black River Falls

Slope

 High
 Low

N



0 0.7 1.4 2.8 Miles



Appendix C: Outdoor Recreation Survey and Results

Black River Falls Outdoor Recreation Survey Results



City of Black River Falls



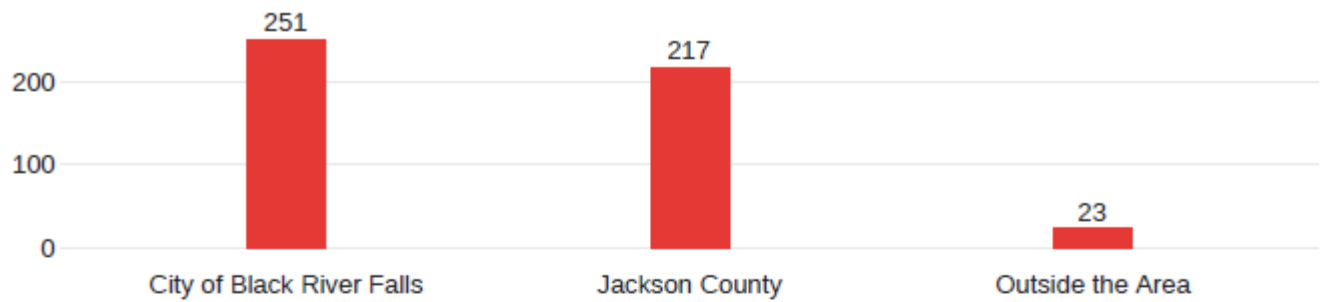
OVERVIEW

Comprehensive Outdoor Recreation Plans are intended to evaluate outdoor recreation supply, demand, trends and issues. They are used to set forth ideas about recreation's future role in the community and serve as the roadmap for future recreational development.

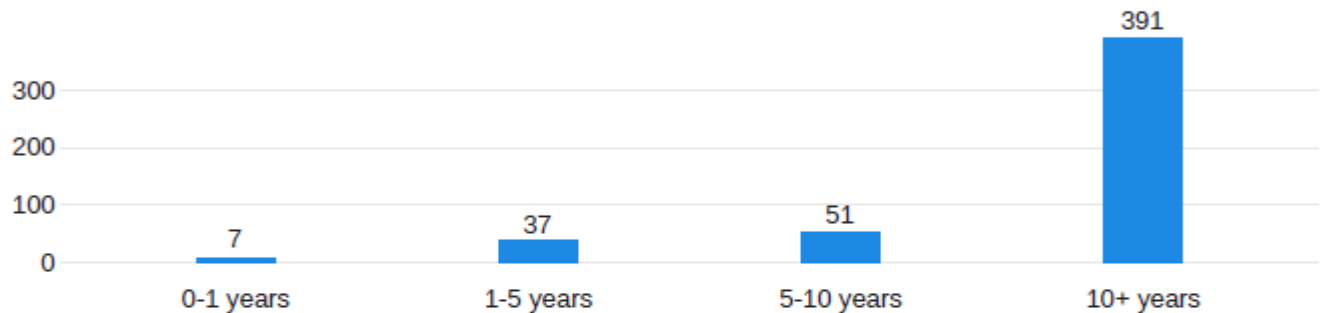
These Plans should reflect the interest on the part of the community at large in addition to the elected officials, staff and committee members. This survey is a reflection of that input in Black River Falls.



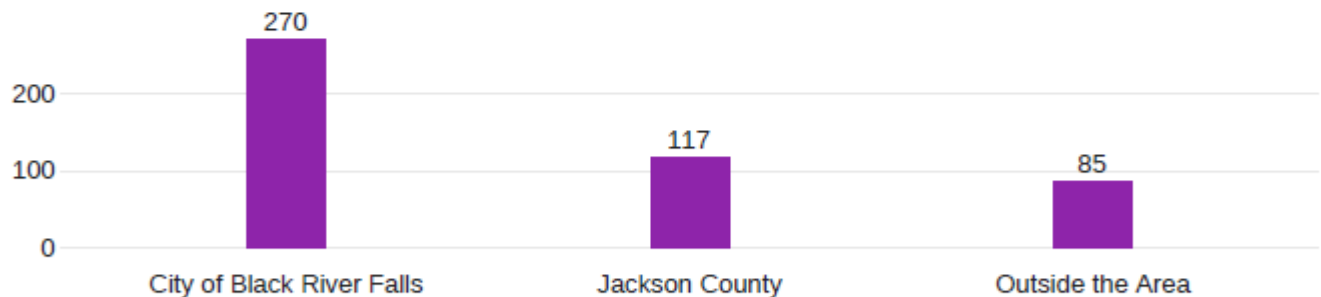
I live In?



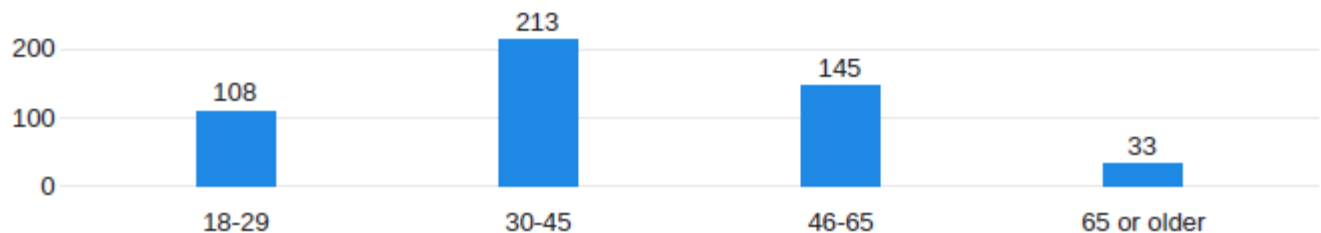
If you live here, how long have you lived in the Black River Falls area?



I Work In?

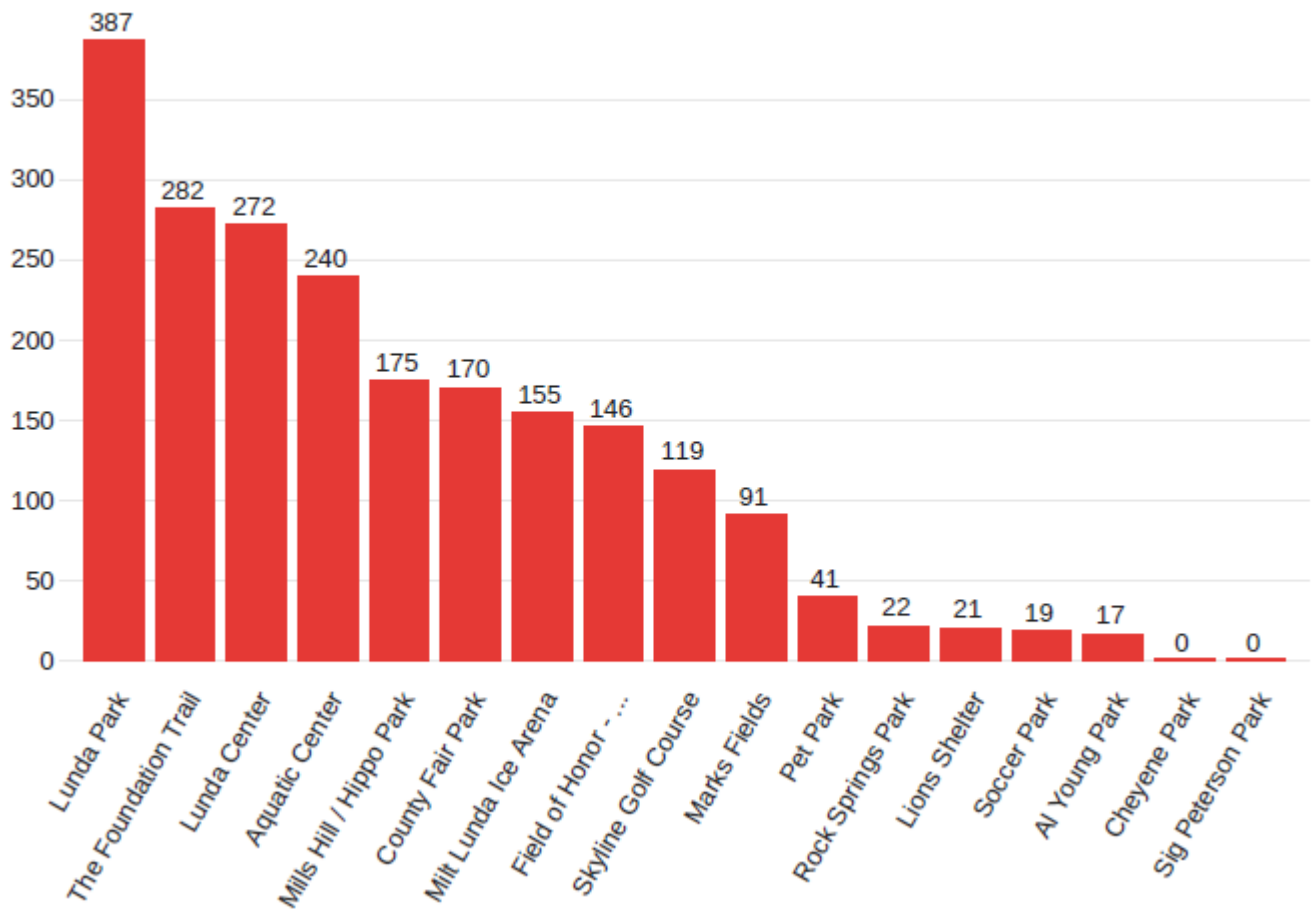


Which best describes the age group you belong too?





My Favorite Parks are?





Frequency	Number of People
Very Often (one time a week)	58
Often (one or more times a month)	130
Sometimes (a few times a year)	151
Seldom (one or two times a year)	78
Never	46

Field	Mean	Responses
Playground Activities	77.64	275
Swimming	75.13	279
Other:	73.38	32
Hiking	71.96	291
Fishing	66.44	247
City Organized Sports Activities: Little League, Adult Softball	66.32	192
Camping	66.08	279
Boating	64.56	249
UTV/ATV Riding	63.67	166
Canoeing / Kayaking / SUP board	63.67	250



Other activities mentioned...





The Black River Falls Parks & Recreation Department offers Little League and other programs...

Field	Mean	Responses
Other Adult Programing	2.93	339
Adult Softball	2.88	338
Other Outdoor Events	2.77	351
Other Youth Programing	2.73	350
Little League	2.54	365
Festival in the Park	2.37	369
Summer Music in The Park	2.25	370

I would like to see the following additional or new organized sport, program or special event in Black River Falls.

I would like to see the following additional or new organized sport, program or special event in Black River Falls.

Disc Golf,something to do with pets

Our community is a beautiful place to live and it's nice to be able to showcase that.

I wish our parks and rec department was more in tune with what could be used more in our community. Each sport has their own organization, but it would be nice to have it more of a community feel and not each separate sport. I really hope they can get their act together and get the Hoffman Aquatic Center ready for this upcoming summer season. You cannot expect to NOT put money into something for many years and expect it to continue to work. Talk to the high school and see if you could get some of those students to volunteer to paint and or clean up the flower gardens. We should be proud of that facility...not let it wither away!

Addition of another sheet of ice for youth hockey and figure skating

Atv trail opening and trail closing annual events? poker run music raise money to help with the trails ect

It's unfortunate that our community struggles with festivals and special events. I'm not sure if it's lack of planning participants or poor planning. Maybe a bit of both. Our events are not consistent. Here one year gone the next. I wish we could form a committee that has experience in event planning and how to be successful. Events that draw all ages and gets the community excited. Besides events, we seriously lack places for families to gather. We have NOTHING for families to do in town besides exercise. The one place for families to go swimming outdoors closes for the summer because no one chose to properly maintain our ONE outdoor pool?? Someone should be held responsible for that and have to pay the money lost in memberships to help with repairs. And people wonder why we go out of town to spend our money. So disheartened our community offers very little while surrounding cities are thriving and growing.



Black River Falls Outdoor Recreation plan 2024 - 2028

I would like to see a program that offers gymnastics for the families that have kids that want to do it but live on a fixed income and can't afford all that is required to be in a program that you have to drive 20 miles or more just to train. I see all the other programs and events for everything else and are great don't get me wrong but I honestly think a program for gymnastics would be a plus even if is a trail base at first just to see who would sign up or even come.

More things for older adults

More flea market at the fair grounds ' craft fair s, regional cook offs higher end awards

add in a splash pond/splash park over by lundas new playground

I would like to see another ice arena, preferably a year round sheet of ice. Our community would benefit from the year round traffic that would bring. Not to mention our own community members that would benefit from using the ice here year round rather than driving to Eau Claire or elsewhere.

I would really like to see the outdoor aquatic park get fixed and be open this summer (2024). I feel that the Black River Falls Community is a tight knit community and if money is the issue, everyone will pitch in for a fundraiser or whatever we need to do to get that park running again.

BRF CITY GOLF TOURNAMENT

Better pools, bike park

More ADA accessibility for events and areas that exist.

Foundation trail could be fixed up, kinda rough in spots on the trail

A new outdoor water park

More festival's-similar to Cranfest(if Warrens can manage why can't we; better concerts-like well known bands, better planned October fest-downtown like it used to be to include the businesses there; more community involvement in planning these events.

Bike trails

Splash pad

Revamp Festival in the Park to be more of a 4th of July celebration



From the list below, please address needs for public recreation facilities...

Field	We Have Adequate Facilities	No Interest To Me	We Need New / Additional Facilities
Water Park / Splash Pad	65	41	250
Swimming Pool	104	40	208
Boat / Kayak Rentals	76	105	162
Dog Park or Off Leash Trails	61	124	160
Fishing Pier	61	127	157
River Access	136	73	138
Paved Walking and Biking Paths / Trails	190	41	116
ADA / Handicap Facilities	89	136	113
Covered Group Picnic Shelters	178	62	110
Bird Watching / Wildlife Observation Sites	85	156	104
Unpaved Walking and Biking Paths / Trails	145	106	93
Disc Golf Courses	61	196	82
Sledding Hill	192	72	81
Open Play Turf Areas	113	140	81
Sand Volleyball Courts	76	185	78
Climbing Wall	103	168	75
Ice Rink	167	107	73
Playgrounds	230	46	73
Bicycle Park	88	189	73
Winter Trails	103	167	71
Cross Country Skiing or Snowshoe Trails	77	205	52
Baseball / Softball Fields	165	134	52
Soccer Fields	118	175	46
Pickleball Courts	86	214	44
Park Basketball Courts	127	178	41
Skate Park	116	199	34
Tennis Courts	104	215	24
Other, describe:	3	33	20



Other public recreation facilities needed are...

Other, describe: - Text

utv play area

We need a walking/bike trail that goes over the interstate.

Warmer pool for kids and a hot tub for adults

Places to take the dog without a leash to run other than the dog park

Keeping the outdoor ice rink at Mills Hill Park and building some type of bathroom and shelter would be beneficial. As someone who lives near it, I can say that park is used a lot

We would like to see another Ice Rink

Longer season for utv riding

All abilities swings

Indoor ice skating rink

Safer Walking trails for older/handicap people

Repairs to the foundation trail

A summer pool for kids would be nice again

More outdoor water and other activities for kids

NEW Figure Skating Rink SEPARATE from Hockey!

The Hoffman pool needs to be warmer. The soccer fields would be adequate if maintained and had improved drainage.

Driving range for golf course

We need another sheet of ice to skate on

The soccer field needs a makeover. It isn't accessible for half of the season and the rest of the time is very poorly kept. I wish our hiking trails were better marked and mapped.

Splash pad would be perfect for kids!!!

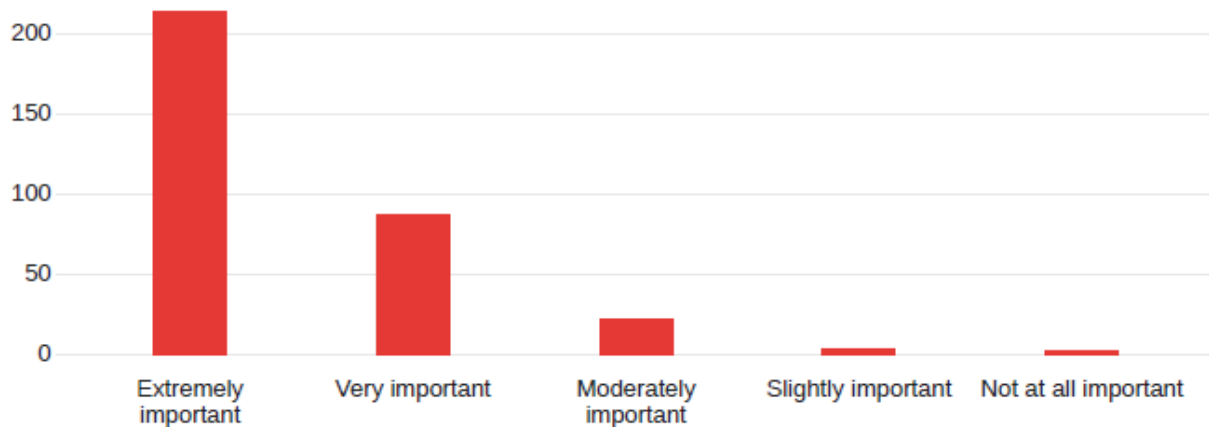
A full driving range or short chip and putt golf course



Most important park improvements needed in Black River Falls.

Field	Mean	Responses
Upgrading existing parks, recreation facilities, trails and open spaces	75.48	269
Concentrating on maintaining existing parks and facilities only	67.58	244
Acquiring and protecting land for natural open space	64.95	202
Expanding and developing the trail system for pedestrian and bike use	64.04	197
Developing more dog off-leash parks or trails	59.64	204
Improving access and parking for existing trails and park facilities	56.62	196
Acquiring more land for future parks	51.62	175
Developing new sport courts like pickleball, tennis, basketball	43.18	152
Developing more sport fields like baseball, soccer, football	42.24	152

Do you think outdoor recreation opportunities are important to improve the quality of life for your family and Black River Falls residents?





I have traveled away from Black River Falls to specifically pursue outdoor recreational activities.



If Yes, please let us know where you went and what activity you were pursuing.

Yes, please let us know where you went and what activity you were pursuing. - Text

Trane Park in La Crosse

Biking

alpine skiing

Tomah, Ice hockey

utv trail riding in black hills

Miniature golf, boat rentals, snow tubing, outdoor/drive up movie theatre

hiking

Fishing Pentwell Lake

Swimming, Dog Parks, and hiking/biking trails

Madison bike trails, Sparta

Justin Trails Resort Disc Golf

Camel Back

walking track, playgrounds for toddlers, hoffman pool area, lunda parks

Bike and hiking trails

Hiking in other areas within an 1-2 hr drive of BRF

State and national parks around the country

Blair, swimming

More often than monthly for accessible activities. From dog parks (multiple within an hour's drive, to parks, festivals etc that are accessible

Volleyball

Northern and East WI. Minnesota



Your BIG Idea! If you could create the ideal outdoor recreation experience in Black River Falls, what would it be?

Your BIG Idea!

If you could create the ideal outdoor recreation experience in Black River Falls, what would it be?

Like I mentioned before, we need to invest in updating the Hoffman Aquatic Center. This was donated to our community but we have not help up our end of the bargain on keeping it updated. It just needs a little TLC!

more trails especially along water

More youth ice facilities for the growing sports of ice hockey & figure skating

get a atv utv race hear I have reached out to red bull

feel free to give me a call

James

Bear Bogging Adventure Tours

A drive up/outdoor movie theatre

A Miniature Golf course

Mine would be a obstacle course maybe maze to go through as well as a family treasure hunt/ mystery game something like clue or I that nature. Have the place to put the stuff needed for treasure hunt/ game like the clues or a site to be able to login to and download/ print before tje family goes out to do that activity.

I dont have big ideas but we really need a decent dog park that we are not afraid to go to. The swimming pool needs to be fixed so the kids have something to do in the summer. The more kids are out in nature and keeping busy the less time they have to get in trouble. Plus when the younger kids have the pool and parks to play at it teaches them good habits about getting exercise and staying healthy while being outside. Everyone wins with good outdoor spaces.

Brand new Cinemas

I think having more bike and walking trails would be a great way for people to exercise and become more fit. Safety is always a top concern. I, personally, don't feel safe walking on the trail alone and I hear that from many people.

upgrade marks field

upgrade continued parks to be toddler safe not just adults kids

Nice pool area possibly with a lazy river, slides, obstacle courses for kids and adults on the water, water games, kiddie pool for the little little ones, and maybe an outdoor game room with a pool table, air hockey game, darts.

We have many facilities, making sure that they all are maintained and kept up to date, is very important.

Something to get kids off their phones, and something that kids and adults can do together. Family fun.



Black River Falls Outdoor Recreation plan 2024 - 2028

Your BIG Idea!

If you could create the ideal outdoor recreation experience in Black River Falls, what would it be?

Expand the swimming pool to allow lap and open swim at the same time. Also a walking river for water walking w/o lifeguards.

Another hockey rink!

We have a nice variety of excellent activities and locations . Keeping them all up and available(Outdoor pool especially) brings a lot of visitors to our area.

- 1) Lake Wazee is a great example - having some biking trails out there would be nice.
- 2) Lunda Park is nice and has it all, although it could use a set of lighted tennis & pickleball courts (or improve the ones at the high school with surfacing and better lighting). Hoffman Aquatic Center is awesome, assuming it will get repaired.
- 3) I would enjoy walking places more but BRF is missing sidewalks in some areas and others are in disrepair. PLEASE consider going along Tyler Street towards Spaulding Rd - it would make for a MUCH better walk to Lunda Park
- 4) Boating on the Black River (without having to wait over 30 minutes to get the boat in or out of the water).
- 5) I would enjoy walking places more but BRF is missing sidewalks in some areas and others are in disrepair. PLEASE consider going along Tyler Street towards Spaulding Rd - it would make for a MUCH better walk to Lunda Park
- 6) I always loved taking my dogs out on some of the area wooded trails (or Skyline off season)... I just don't have any dogs currently. Having areas designated would be nice.

I am happy with what we have. The pool needs to be fixed though. The adult softball league needs better management.

Fix the current water park and get that running.

Use what we have and improve

I would like to have additional trails like the Foundation Trail. It gets so much use and is wonderful anytime of year. It might be nice to add a small area along the trail where you could have a picnic. I would add an additional pen at the dog park for small dogs (inside the existing park would work).

[illegible]



Appendix D: Adoption Resolution

City of Black River Falls, Jackson County, Wisconsin

Resolution No. 24-__ -__

**RESOLUTION TO ADOPT THE CITY OF Black River Falls OUTDOOR RECREATION PLAN, 2024-2029 AS
THE OFFICIAL COMPREHENSIVE OUTDOOR RECREATION PLAN
FOR THE CITY OF Black River Falls, WISCONSIN**

WHEREAS, The City of Black River Falls Wisconsin, through the citizens of Black River Falls and an ad hoc plan update steering committee representing various stakeholder groups, in cooperation with Mississippi River Regional Planning Commission, has developed and updated a comprehensive outdoor recreation plan for the City; and,

WHEREAS, the City of Black River Falls participated in the plan update; and,

WHEREAS, the plan lists available outdoor recreation facilities and identifies foreseeable outdoor recreation demand for the City of Black River Falls; and,

WHEREAS, the plan identifies specific recommendations and priorities for improving the recreational facilities and opportunities within the City of Black River Falls; and,

WHEREAS, municipalities are required to have a community outdoor recreation plan on file with the Wisconsin Department of Natural Resources in order to be eligible for certain State and Federal cost-sharing financial aids for the development or improvement of outdoor recreation facilities;

NOW, THEREFORE, BE IT RESOLVED, that the City of Black River Falls City Council hereby adopts the City of Black River Falls Outdoor Recreation Plan, 2024-2029, as the official comprehensive outdoor recreation plan for the City of Black River Falls.

Dated this ____ day of ____ 2024.

Mayor

Attest - Clerk



Appendix E: Tables

Table 1. Population & Future Projections

Municipality	Census 1990 ⁽³⁾	Census 2000 ⁽²⁾	Census 2010 ⁽¹⁾	Census 2020 ⁽¹⁾	Change (%) 1990 to 2020	Projection 2030 ⁽⁴⁾	Projection 2040 ⁽⁴⁾	Projected Change 2020 to 2040
Black River Falls	3,490	3,618	3,622	3,523	0.95%	3,725	3,565	1.2%
Jackson County	16,588	19,100	20,449	21,145	27.5%	23,200	23,290	10.1%
Wisconsin	4,891,769	5,363,715	5,363,675	5,893,718	20.5%	6,375,910	6,491,635	1.8%

Sources: 1) Decennial U.S. Census ([Table P1](#)) – U.S. Bureau of Census, 2) 2000 Decennial Census ([Table DP1](#)), 3) 1990 Census of Population, General Population Characteristics, Wisconsin ([govinfo.gov](#)) 4) [Wisconsin Department of Administration – Demographics Service Center](#)



Table 2. Age Characteristics

	Total	Percent
Total Population	3,488	(X)
Age		
Under 5 years	165	4.7
5 to 9 years	313	9.0
10 to 14 years	179	5.1
15 to 19 years	123	3.5
20 to 24 years	167	4.8
25 to 29 years	138	4.0
30 to 34 years	191	5.5
35 to 39 years	372	10.7
40 to 44 years	140	4.0
45 to 49 years	112	3.2
50 to 54 years	190	5.4
55 to 59 years	112	3.2
60 to 64 years	384	11.0
65 to 69 years	351	10.1
70 to 74 years	138	4.0
75 to 79 years	181	5.2
80 to 84 years	129	3.7
85 years and over	103	3.0
Selected Age Categories		
5 to 14 years	492	14.1
15 to 17 years	48	1.4
Under 18 years	705	20.2
18 to 24 years	242	6.9
15 to 44 years	1,131	32.4
16 years and over	2,831	81.2
18 years and over	2,783	79.8
21 years and over	2,705	77.6
60 years and over	1,286	36.9
62 years and over	1,064	30.5
65 years and over	902	25.9
75 years and over	413	11.8
Summary Indicators		
Median age (years)	43.2	(X)
Sex ratio (males per 100 females)	91.1	(X)

Source: 2022 ACS 5-Year Estimates, [S0101 Age and Sex](#)



Table 3. Soil Types & Definitions

Map Unit Symbol	Map Unit Name	Acres in Black River Falls	Percent of Black River Falls
561B	Tarr sand, 1 to 6 percent slopes	478.1	17.7
288A	Merrillan fine sandy loam, 0 to 3 percent slopes	223.5	8.3
115vC2	Seaton silt loam, driftless valley, 6 to 12 percent slopes, moderately eroded	221.2	8.2
551A	Impact sand, 0 to 3 percent slopes	204.4	7.6
296B	Ludington sand, 1 to 6 percent slopes	193.4	7.2
SecA	Sechler loam, cool, 0 to 3 percent slopes, frequently flooded	128.7	4.8
511B	Plainfield loamy sand, river valley, 1 to 6 percent slopes	113.7	4.2
1658A	Alganssee-Kalmarville complex, river valleys, 0 to 3 percent slopes, frequently flooded	112.6	4.2
299A	Elmlake muck, 0 to 1 percent slopes	106.7	3.9
656A	Scotah loamy fine sand, 0 to 3 percent slopes, occasionally flooded	97.3	3.6
424B	Merit silt loam, 1 to 6 percent slopes	86	3.2
W	Water	77.4	2.9
566A	Tint sand, 0 to 3 percent slopes	71.7	2.7
25A	Dawsil mucky peat, 0 to 1 percent slopes	58.9	2.2
741B	Sebbo loam, 1 to 6 percent slopes	50.5	1.9
1254D2	Norden-Seaton silt loams, 12 to 20 percent slopes, eroded	43.2	1.6
501A	Finchford loamy sand, 0 to 3 percent slopes	39.3	1.5
456A	Bilmod sandy loam, 0 to 3 percent slopes	38.8	1.4
511F	Plainfield sand, river valley, 15 to 60 percent slopes	37.1	1.4
434B	Bilson sandy loam, 1 to 6 percent slopes	29.1	1.1
224B	Elevasil sandy loam, 2 to 6 percent slopes	25.9	1
286B	Humbird fine sandy loam, 1 to 6 percent slopes	24.2	0.9
518A	Rockdam sand, 0 to 3 percent slopes	25.5	0.9
1715D2	Council and Seaton soils, 12 to 20 percent slopes, moderately eroded	24.8	0.9
1740C2	Council-Bilson fine sandy loams, 6 to 12 percent slopes, moderately eroded	25.2	0.9
NecA	Newlang muck, cool, 0 to 1 percent slopes, frequently flooded	18.2	0.7
218A	Ironrun sand, 0 to 3 percent slopes	16.5	0.6
646A	Dunnbot fine sandy loam, 0 to 3 percent slopes, occasionally flooded	17	0.6
224C2	Elevasil sandy loam, 6 to 12 percent slopes, moderately eroded	14.2	0.5
383B	Mahtomedi loamy sand, 0 to 6 percent slopes	12.2	0.5
AbcA	Absco loamy sand, cool, 0 to 3 percent slopes, occasionally flooded	13.1	0.5
386B	Jackson silt loam, 1 to 6 percent slopes	11.2	0.4
1218A	Ironrun-Ponycreek complex, 0 to 3 percent slopes	9.7	0.4
1743F	Council-Elevasil-Norden complex, 20 to 45 percent slopes, rocky	7	0.3
213D2	Hixton silt loam, 12 to 20 percent slopes, moderately eroded	5.3	0.2
233C	Boone sand, 6 to 15 percent slopes	4.5	0.2



Black River Falls Outdoor Recreation plan 2024 - 2028

446A	Merimod silt loam, 0 to 3 percent slopes	5.6	0.2
511C	Plainfield sand, river valley, 6 to 15 percent slopes	5.2	0.2
561C	Tarr sand, 6 to 15 percent slopes	6.5	0.2
576B	Tintson sand, 1 to 6 percent slopes	5.9	0.2
1740D2	Council-Bilson fine sandy loams, 12 to 20 percent slopes, moderately eroded	5.7	0.2
382B	Bertrand silt loam, 1 to 6 percent slopes	1.7	0.1
1519A	Ponycreek-Dawsil complex, 0 to 1 percent slopes	1.7	0.1
DAM	Dam, concrete	2.6	0.1
115vB	Seaton silt loam, driftless valley, 2 to 6 percent slopes	0.6	0.0
Total		2,701.6	100.0

Source: Soil Report, Land Capability Classification, Web Soil Survey



Table 4. Employment

	Total	Percent (%)
Population 16 years & over	2,831	
In workforce	1,499	52.9
Employed	1,431	50.5
Unemployed	68	2.4
Armed Forces	0	-
Occupation		
Management & Business	358	25.0
Service Industry	367	25.6
Sales & Office	216	15.1
Natural Resources & Construction	170	11.9
Production & Transportation	320	22.4

Source: 2022 U.S. Census Data; ACS – 5 Year Estimates Data Profiles ([DP03](#))

Table 5. Employment Age Characteristics

	Total	Percent of Total (%)
Age (Years)	2,831	
16 to 19	123	4.3
20 to 24	167	5.9
25 to 29	138	4.9
30 to 34	191	6.7
35 to 44	512	18.1
45 to 54	302	57.7
55 to 59	112	4.0
60 to 64	384	13.6
65 to 74	489	17.3
75 and over	413	14.6

Source: 2022 U.S Census Data; ACS 5 – Year Estimates Subject Tables ([S2301](#))

CITY OF BLACK RIVER FALLS

LUNDA PARK ADA RESTROOM ADDITION



REQUEST FOR PROPOSAL
DESIGN BUILD



› Wednesday, March 20, 2024

CONTENTS

FIRM OVERVIEWS 2

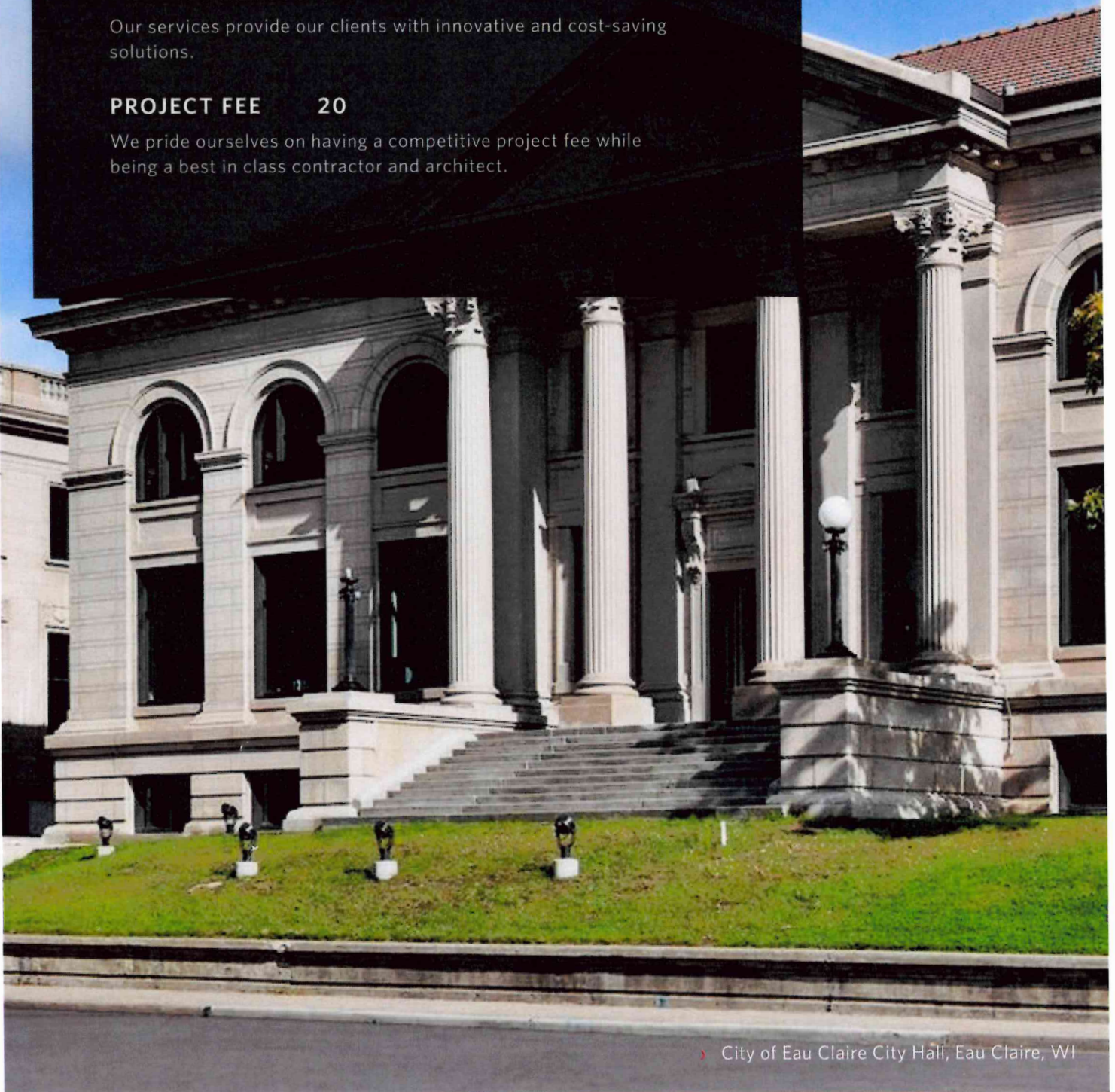
Our firms are relationship based and prides ourselves on building long lasting partnerships with our clients.

PROJECT SERVICES 6

Our services provide our clients with innovative and cost-saving solutions.

PROJECT FEE 20

We pride ourselves on having a competitive project fee while being a best in class contractor and architect.





FIRM OVERVIEWS

Our firms are relationship based and prides ourselves on building long lasting partnerships with our clients.

MARKET & JOHNSON'S FIRM PROFILE

Providing construction solutions since 1948, Market & Johnson has evolved to become one of the Midwest's leading construction management and general contracting companies. We take pride in providing our clients with innovative and cost-saving construction solutions that go well beyond traditional bricks and mortar.

Market & Johnson operates offices in three locations, Eau Claire and La Crosse, Wisconsin, and Stillwater, Minnesota, and employs approximately 350 employees, most of which are our highly-trained field workforce. We provide flexible preconstruction and construction services to the following markets: civic/municipal, commercial, education, food processing, healthcare, industrial, manufacturing, student housing/multi-unit housing, senior living, and religious.

Market & Johnson operated as a family business until early 2001, when Dan Market began offering ownership opportunities to key employees. The new ownership team maintains our small-town family atmosphere where our business philosophy is simple—we are in the business of building relationships. These relationships are based on trust, honesty, commitment to excellence, and a sincere desire to satisfy every one of our client's needs. We work together as a team with the owner and architect to ensure every project exceeds our expectations.



OFFICE LOCATIONS

Primary Project Office Corporate Office

2350 Galloway Street
Eau Claire, WI 54703
715.834.1213

Branch Offices

1652 Lakeshore Drive
La Crosse, WI 54603
608.784.5000

1950 Curve Crest Blvd.
Stillwater, MN 55082
651.340.6146

CONTACT PERSON

Jason Plante
Vice President
jplante@market-johnson.com
715.577.1801

TYPE OF ORGANIZATION

S-Corporation

HERE'S A FEW OTHER THINGS ABOUT US

- **76 Years.** Founded in 1948 by Juel Market and Milt Johnson in Eau Claire, Wisconsin when they started building homes, working out of their garage.
- **\$350M Annual Volume.** Our firm is #283 on the ENR's 400 Largest Construction Firms in the United States
- **Our 350 Employees** includes 18 project managers, 5 PreConstruction professionals, LEED Accredited Professionals, 9 Field Engineers and 12 project administrators that keep our projects moving forward..
- **12 States.** We've traveled to states as far south as Texas and as far west as Maryland to deliver projects for our clients
- **Special Projects Division.** Our Special Projects Division focuses on smaller projects, including maintenance, warranty work and small remodeling projects.
- **94 Community Organizations** have benefited from the Employee Impact Fund in the past 7 years. A fund that offers a tax-deductible option for our employees to make contributions that support organizations in the communities where they live and work.

RIVER VALLEY ARCHITECT'S FIRM PROFILE

River Valley Architects, Inc. is a full-service architectural design firm located in Eau Claire, WI. The company was officially formed in September of 2008 and has now grown to include a remote office in Aurora, Colorado. We are an organization of approximately 30 team members that are dedicated to innovative designs who encompass aesthetics, functionality, safety, and efficiency.

As a local presence, we are proud to have a role in shaping the built environment that serves the community in which we work and live. Over the years, community focused projects have become a primary area of expertise, and we have worked with countless clients spread throughout Wisconsin.

When approaching a project, RVA provides personalized, quality architectural services with the highest level of excellence in the profession. Our philosophy is in line with our mission: "Solid Design. Real Partnerships. Lasting Impact." We believe in designs that are strong; they stand the test of time while also incorporating the latest industry innovations. Our team believes that communication and client involvement is key to achieving exceptional results. It is the partnership between the project design team and the client that creates a positive impact that lasts beyond the life of the project.

We feel that our experience with community focused projects, combined with our belief in working closely with clients to understand their specific needs, will be an advantage to your project. Drawing from our considerable past experience, we look to the future to create flexible and adaptable designs that will work for your staff and students for generations to come.

OFFICE LOCATIONS

Corporate Office

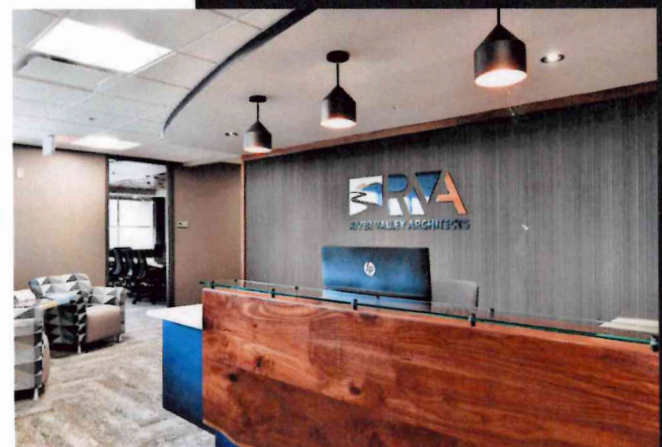
3300 Birch St. Suite 1A
Eau Claire, WI 54703
715.834.0875

Branch Offices

3025 S Parker Rd. Suite 735
Aurora, CO 80014

CONTACT PERSON

Jamey Bowe
President | Principal Architect
jamey@rivervalleyarchitects.com
715.577.1801





PROJECT SERVICES

Our services provide our clients with innovative and cost-saving solutions.



SCHEMATIC DESIGN

NEEDS ANALYSIS AND PROGRAMMING

- › Analyze existing and/or proposed site parameters
- › Review and analysis of local zoning requirements
- › Physical evaluation/Code implications of proposed site and proposed facility/use
- › Meetings with City Officials to determine local requirements
- › Conduct Programming Interviews with Company/Designated Staff
- › Develop a Program of Space Needs translating stated needs into square footage
- › Revisions to the Architectural Program incorporating feedback from the Company/Designated Staff
- › Consideration of long-range goals, as well as immediate needs and costs
- › Concept Design
- › Workshop design session(s) with the Company/Designated
 - Visual dialogue to determine aesthetic values
- › Conceptual Floor Plan Designs
- › Meeting with the design team to review conceptual designs
 - Revisions to conceptual design incorporating feedback from the Company/Designated Staff

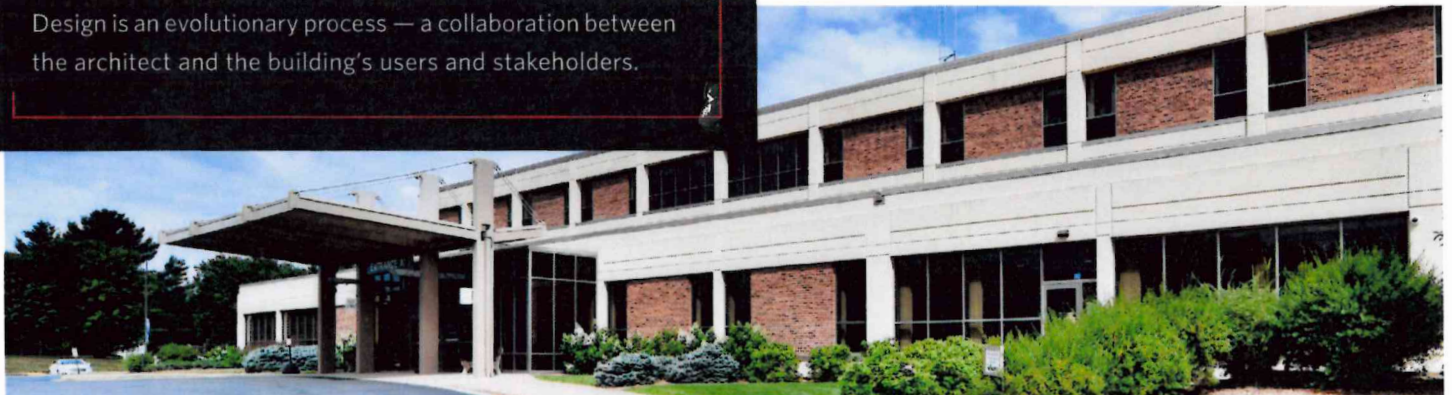
SITE DOCUMENTATION

- › Provide topographic survey of existing site conditions from Civil Engineer/Land Surveyor
- › Provide boundary survey of existing site including site utilities
- › Order geotechnical reports as deemed necessary by the Design Team (fees not included)

SCHEMATIC DESIGN

- › Prepare Schematic Design Drawings
- › Site plan
- › Floor plans
- › Exterior views/images of the facility
- › Meetings with the Company/Designated Staff to review design, gain feedback, etc.
- › Revisions to Schematic Design Documents per the Company/Designated Staff
- › Evaluation of alternate construction types and review with the Company/Designated Staff and Construction Manager
- › City Submittals as necessary along with completion of applications and attendance/representation at meetings
- › Deliverables
 - Provide copy of program statement
 - Provide site plans, floor plans and exterior views/images of the facility
 - Cost Analysis
 - Assist Company/Designated Staff and Negotiated General Contractor with probable construction cost estimates

Design is an evolutionary process — a collaboration between the architect and the building's users and stakeholders.

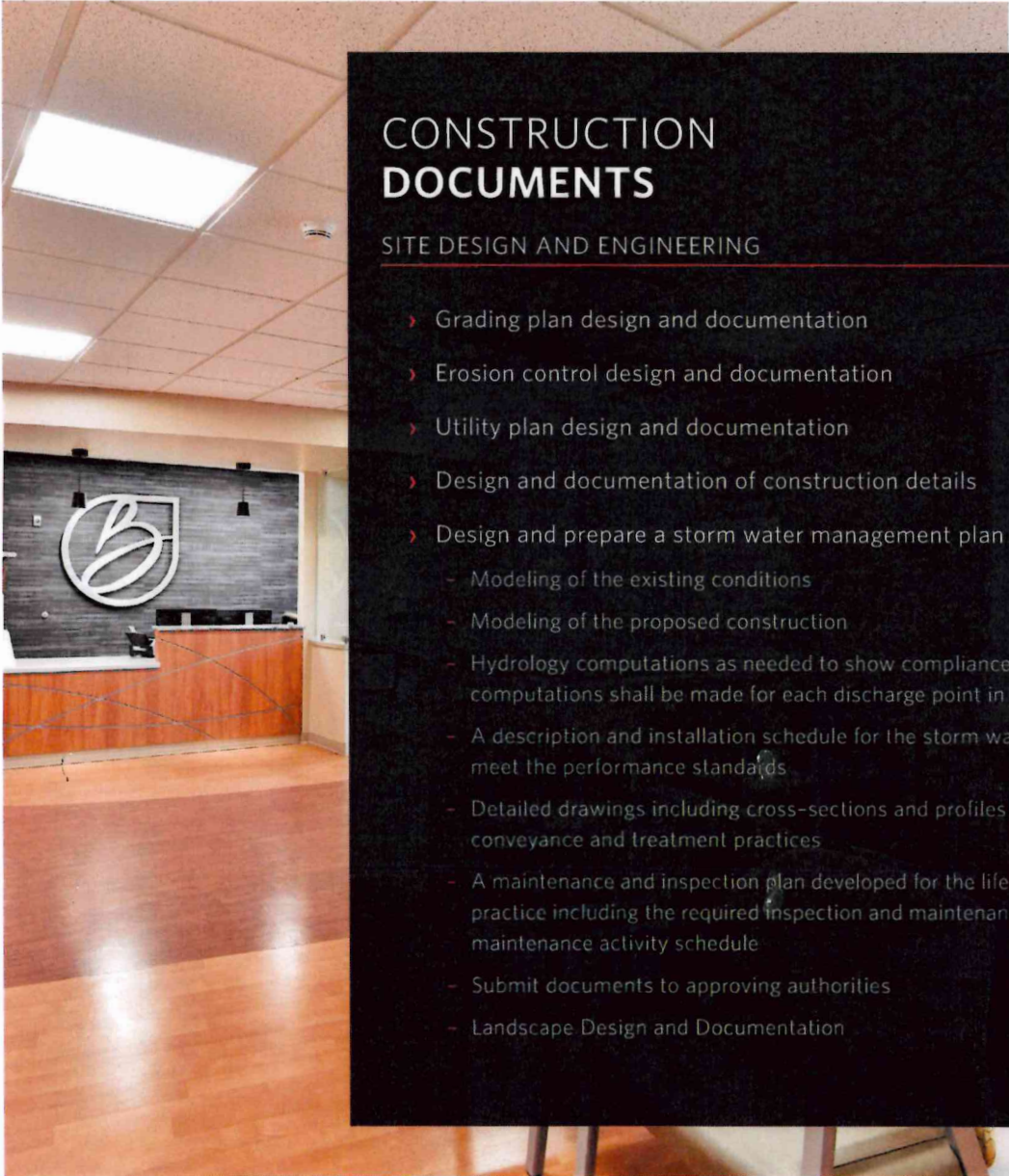


CITY OF BLACK RIVER FALLS

DESIGN DEVELOPMENT

DESIGN DEVELOPMENT DOCUMENTS

- › Site Plan
- › Floor Plan(s)
 - Confirm room layout, sizes, shapes, finishes, equipment, fenestration, door openings, traffic flow, and security
- › Elevations/Exterior Views and Images
- › Building Cross Sections
- › Reflective Ceiling Plans
- › Coordination of Plumbing Design/System Descriptions
- › Coordination of HVAC Design/System Descriptions
- › Coordination of Electrical Design/Systems Descriptions
- › Outline Specifications
- › Interior Finish Selections and Preliminary color pallets
- › Preliminary structural frame and foundation system designs
- › Conduct thermal envelope design calculations



CONSTRUCTION DOCUMENTS

SITE DESIGN AND ENGINEERING

- › Grading plan design and documentation
- › Erosion control design and documentation
- › Utility plan design and documentation
- › Design and documentation of construction details
- › Design and prepare a storm water management plan (SWMP) to include the following:
 - Modeling of the existing conditions
 - Modeling of the proposed construction
 - Hydrology computations as needed to show compliance with performance standards. The computations shall be made for each discharge point in the development.
 - A description and installation schedule for the storm water management practices needed to meet the performance standards
 - Detailed drawings including cross-sections and profiles of all permanent storm water conveyance and treatment practices
 - A maintenance and inspection plan developed for the life of each storm water management practice including the required inspection and maintenance activities and anticipated maintenance activity schedule
 - Submit documents to approving authorities
 - Landscape Design and Documentation

Our firm offers a wide variety of services and strives to exceed the needs of clients in different markets. From Design Services to analyzing your current property's condition our team is full of industry experts who will help get your project going in the right direction!

ARCHITECTURAL & STRUCTURAL DESIGN

- › All necessary design and documentation required to bid and construct the project including but not limited to the following items; Floor Plans, Accessibility Plans and details, Door and window schedules and elevations, Room finish schedules, Interior elevations, Exterior elevations, Building sections, Wall sections, Reflected ceiling plans, Roof plans, Foundation plans, Framing plans, Details as necessary for a complete set of construction documents
- › Full specification manual
- › Structural computations and design specific to this project
- › Local approvals as applicable
- › State plan submittals

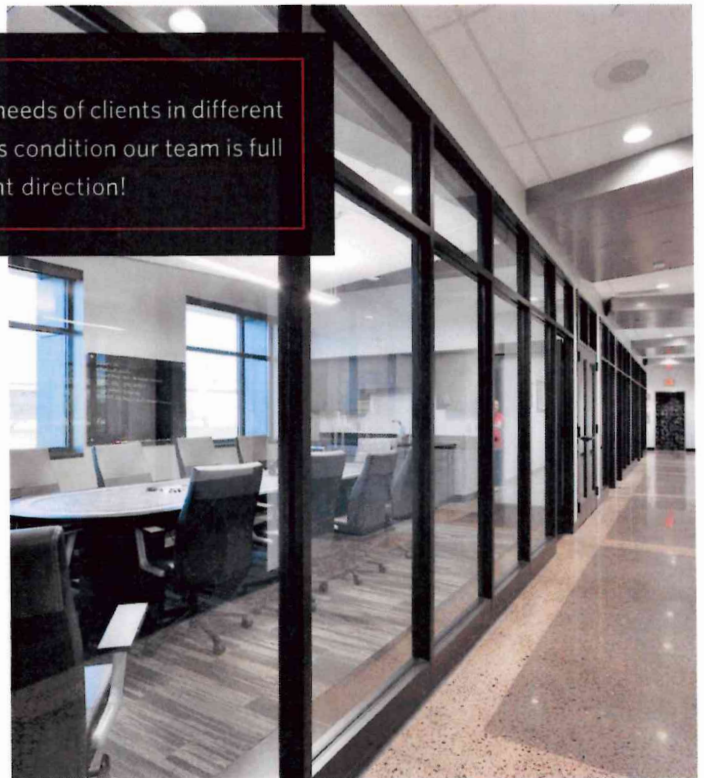
PLUMBING DESIGN AND ENGINEERING (OR DESIGN-BUILD OPTION)

- › All necessary design and documentation required to bid and construct the projects "building" plumbing systems
- › Full specification manual
- › Plumbing computations and design specific to this project
- › Local approvals as applicable
- › State plan submittals

HVAC DESIGN AND ENGINEERING (OR DESIGN-BUILD OPTION)

- › All necessary design and documentation required to bid and construct the projects "building" HVAC systems
- › Full specification manual
- › Plumbing computations and design specific to this project
- › Local approvals as applicable
- › State plan submittals

CITY OF BLACK RIVER FALLS



ELECTRICAL DESIGN AND ENGINEERING (OR DESIGN-BUILD OPTION)

- › All necessary design and documentation required to bid and construct the projects "building" Lighting and Power systems
- › Full specification manual
- › Plumbing computations and design specific to this project
- › Local approvals as applicable
- › State plan submittals

INTERIOR FINISH & COLOR SELECTION

- › Interior wall finish material and color selections
- › Interior base, trim, and door material and color selections
- › Interior casework material and color selections
- › Interior finish plans and design details
- › Interior ceiling material and color selection
- › Color boards as required to obtain Owner approval
- › Room finish schedules
- › Product specifications

BIDDING AND NEGOTIATION

BIDDING AND NEGOTIATION

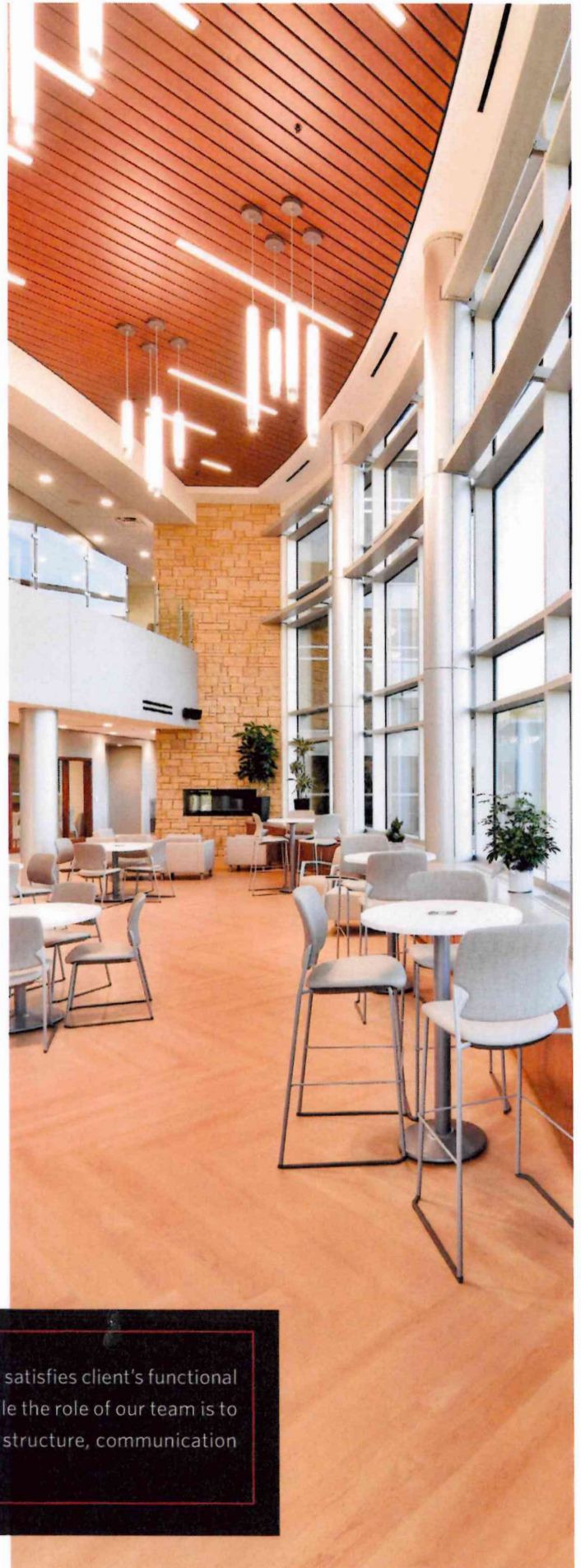
- › Assemble and provide plans and specifications as necessary for multiple bid packages
- › Attend pre-bid conference
- › Address bidding questions
- › Prepare bidding addendums
- › Review requests for equals

CONSTRUCTION ADMINISTRATION

CONSTRUCTION ADMINISTRATION

- › Attend preconstruction meeting
- › Shop Drawing Review
- › Component Submittals to authorities having jurisdiction
- › Answer questions during the construction process
- › Bi-weekly Construction Progress Meetings/Site Observations
- › Review and Approve Applications for Payment
- › Prepare and distribute Construction Bulletins as required
- › Review Change Orders
- › Complete Final Inspection and draft a punch list
- › Submit substantial completion form to approving authorities
- › Review and approve final payment request

Our firm is built on the philosophy that a successful building project satisfies client's functional aesthetic needs while adhering to their budget and timetable. While the role of our team is to help clients transform their vision into a functional yet attractive structure, communication and client involvement are key to the success of our projects.



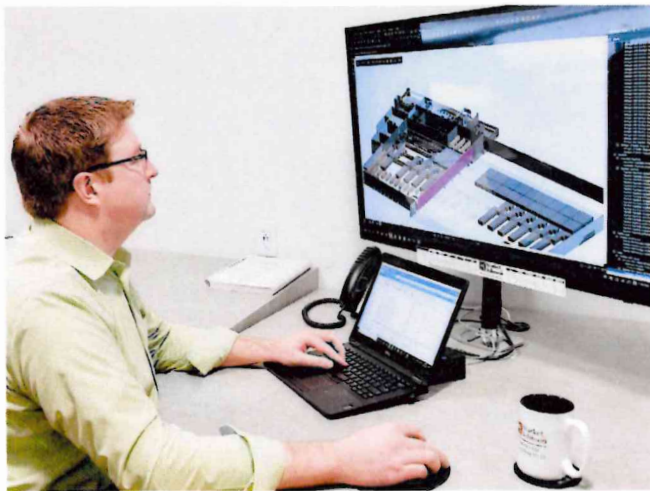
PRECONSTRUCTION SERVICES

Over 90% of our workload is comprised of projects where the owner has incorporated our services very early in the process; that's because the most impact that we can have on a project in terms of cost and schedule occurs during the design phase.

Our hybrid Integrated Project Delivery Model, called the Market Method is our platform to providing high quality, consistent and impactful project services.

One of the keys to our preconstruction services is focused around two concepts. The first is aligning of strengths and the second is communication. We feel that every team member brings knowledge and expertise to the project and those skills should be capitalized on during the process. Our role is to not only be your construction expert during this time, but also to facilitate everyone's skills and to balance that within your project. In doing that, communication becomes a key component.

As your construction manager, we will not only bring the construction skills to impact your project, but we will listen to other team members, balance their ideas and concepts, proactively solicit ideas from team members and will manage that entire project while keeping the budget, schedule and quality as the overarching goals. One of the most important areas that our team is challenged with is balancing the wants and needs of the client.



Below is a summary of the key skills that Market & Johnson provides during the preconstruction phase:

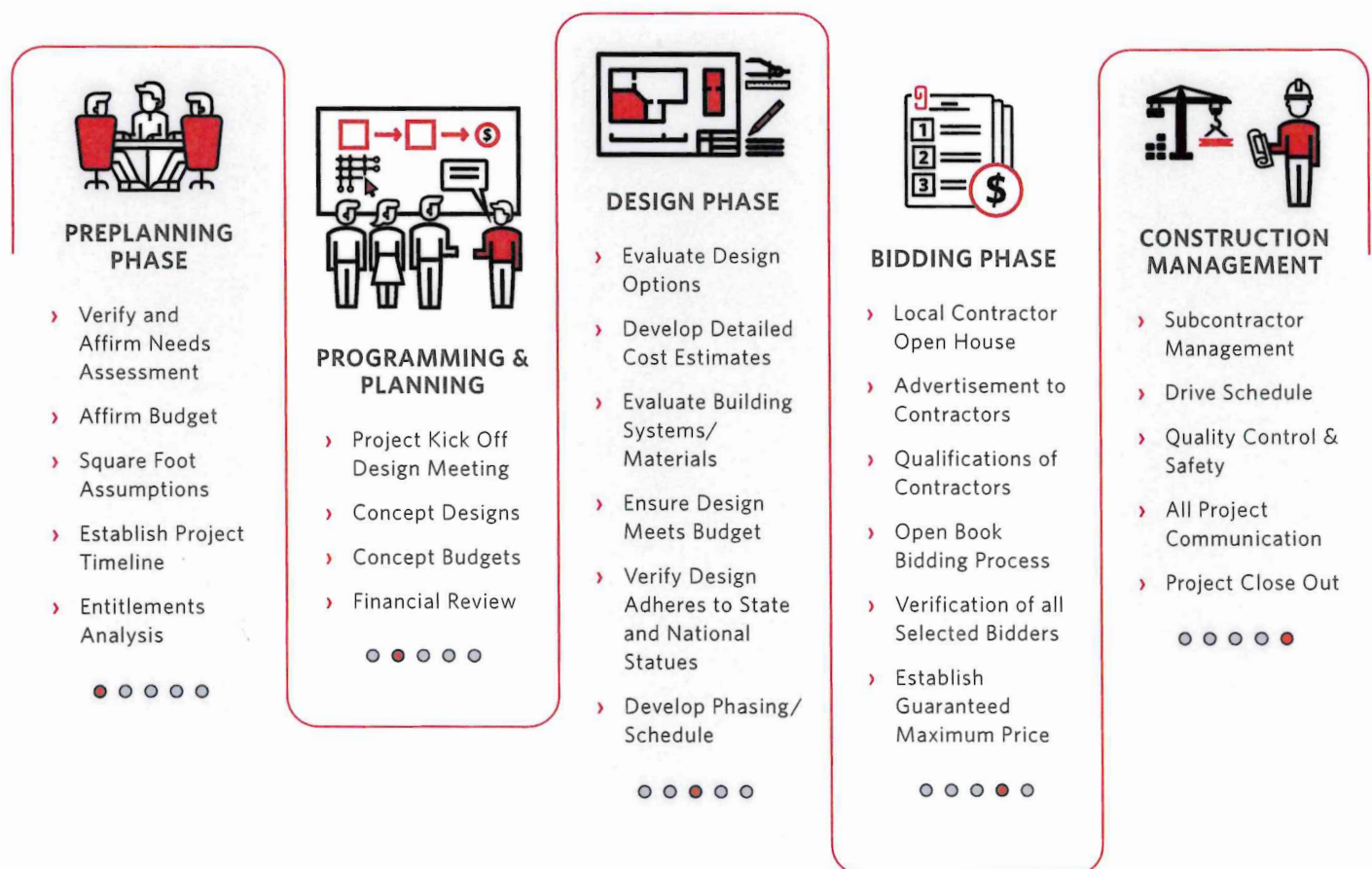
- › Continual Project Budgeting
- › Systems Review-Life Cycle Costing
- › Value Engineering
- › Project Scheduling-phasing
- › Beginning of Infection Control Planning
- › Building Information Modeling (BIM)
- › LEED/Green Concept Integration

THE MARKET METHOD

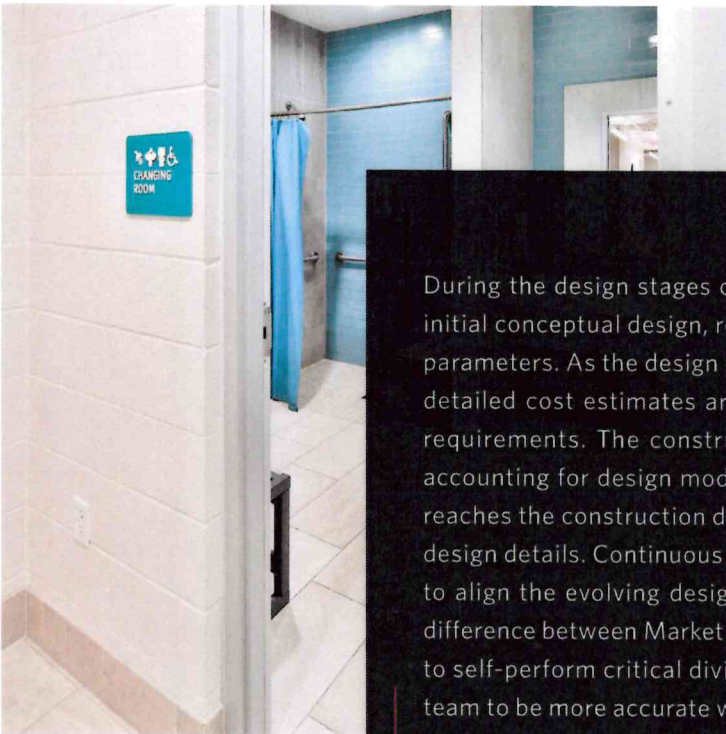
Our firm prides itself on becoming an active team member early in the project life cycle, and our experience has shown that the first 20% of decisions made will impact 80% of the project cost. By having the full team at the table early on and partnering with key parties involved in the design and construction of the project, we develop a team of industry experts who will assist you and add value to the project from start to finish. This approach also allows team members to bring their previous experience to the project and identify unique solutions to ensure the project is delivered on time, under budget, and are inclusive of operational efficiencies that reduce the life cycle costs of the facility.

Our innovative project approach, called the Market Method, provides quality cost control, and achieves value-added results for our clients.

OUR PROCESS, THE MARKET METHOD CAN BE SUMMARIZED IN THE GRAPHIC BELOW.



BUDGETING PROCESS



› Dahl YMCA, LaCrosse, WI

During the design stages of construction, budgeting evolves in a phased manner. In the initial conceptual design, rough cost estimates are generated based on high-level project parameters. As the design progresses to schematic and design development stages, more detailed cost estimates are refined, considering specific materials, systems, and labor requirements. The construction budget becomes more accurate during these stages, accounting for design modifications and detailed specifications. By the time the project reaches the construction document phase, the budget is well-defined, incorporating final design details. Continuous collaboration between designers and cost estimators is crucial to align the evolving design with the budget constraints throughout these stages. The difference between Market & Johnson and others is our focus on details. Our unique ability to self-perform critical divisions of the construction process allows our pre-construction team to be more accurate with the concrete, masonry, carpentry and dry wall areas which are all important drivers on all construction projects

OUR WAY TO MORE DETAILED ESTIMATES

CONCEPTUAL DESIGN BUDGETS

The first step in our estimating approach is to develop a preliminary design, floor plan, and potential exterior elevation and then utilize our historical cost database to develop a preliminary square foot budget. This step provides a baseline for owners' expectations and the preliminary design and allows the team to evaluate the most cost-effective manner to design and build the project.

SCHEMATIC DESIGN BUDGETS

As the design becomes more detailed, our ability to budget does as well. During this phase, our budgets will begin to show the divisions of work and become more detailed and broken down into specific areas. We can start to budget specific materials and evaluate some of the systems options available for the project (HVAC, Electrical, and Plumbing needs).

DESIGN DEVELOPMENT BUDGETS

Our team is now able to provide very detailed budgets. The estimates are based on actual quantity take offs and actual product costs. The budgets become very accurate at this point, so the detailed process of value engineering, material evaluation and systems analysis can occur. All of these can have a tremendous impact on the overall project costs.

FINAL CONSTRUCTION BUDGETS

The drawings are now complete, and our budgets are fine-tuned, so the project is ready for bidding. Our firm will solicit bids on the work and will be able to determine a Guaranteed Maximum Price during this phase. You will be able to review all the bids received and select the contractors you want to work with. Our team will evaluate all the bids so you can feel confident in the subcontractor team and the overall project costs.

The needs, wants and opportunities will make budget a key design criteria throughout the project. Scope, quality and provisions for future opportunities will be evaluated at each phase and resolved before proceeding to the next phase. It is never easy to “take things out” of a project — but if revisions or reductions are based on the project’s clearly articulated objectives, strategy and vision, then every decision has a standard evaluation process.

Estimating is a continual process. Individual systems are compared to alternatives, and each finish selected by comparing several manufacturers. The level of detail continues to be refined as the documents are completed. We will provide estimates at the completion of each phase and will continually update and price alternates throughout the process.

ESTIMATING ACCURACY AND PROJECT SAVINGS

Our team has the unique ability to provide accurate preliminary estimates, backed up by a proven track record of creating project efficiencies resulting in real cost savings. Our team is the only one that can combine all the above critical components to this process. With many of our recent projects, our summary reports have shown savings in various areas, which has allowed the owner the ability to enhance the project in other areas.

Results:

Our firm is proud of our proven track record of delivering projects within budget and often times under budget.

BELOW IS A PARTIAL LIST OF PROJECT SAVINGS RECENTLY RETURNED TO OUR CLIENTS

Project Name	Tomah Health Replacement Hospital	Black River Memorial Remodel/Addition	Leinenkugel Brewery Malt Storage	Nordson EDI	Southwest Health Clinic Addition
Project Cost	\$46,031,800	\$12,441,610	\$3,300,000	\$17,392,562	\$6,200,979
Project Savings	\$1,000,000	\$86,683	\$20,000	\$592,038	\$158,255



La Crosse County, La Crosse, WI

DETAILED COST ESTIMATING:

As drawings and specifications are developed, the schematic design estimate is refined and updated. Using information regarding quantity surveys, previous cost data, current market pricing and features unique to the project, a realistic construction estimate is developed. An actual takeoff will be performed and will provide a very accurate cost estimate.

In our opinion, a detailed cost estimate should be completed when the construction documents are at the 50% complete point and again at the 80% complete point.

PROJECT COST CONTROLS

Controlling project costs is always an owner's major concern. Our team is always on top of cost controls by performing weekly and monthly reports to compare the budgeted costs to the actual costs. This process acts as a proactive means to red flag any potential problem areas.

Our main reporting systems are shown at right:

› **Weekly Labor Cost Reports**

Every week our field supervisors will receive a report that indicates the estimated hours, actual hours used and projected hours to complete for the literally hundreds of work phases on the project. This is the first line of defense in not allowing a project's labor costs to get out of control. This report is used if we self perform the work with M&J employees.

› **Weekly Job Costs Reports**

Our project managers will have weekly reports that indicate not only where the labor hours are, but also the status of material costs, equipment costs, and indirect costs. Our project managers will monitor your project on a weekly basis and react to those areas that show signs of concern.

› **Weekly & Monthly Summary Report**

As owner, you can receive weekly or monthly reports that summarize the entire project indicating the estimated costs, actual costs and projected costs. With many of our recent projects, these reports have shown savings in various areas, which has allowed the owner the ability to enhance the project in other areas.

› **Executive Summary Report**

This communication tool is a high-level review of all major components of your project.

PROJECT SCHEDULING AND PHASING

› **Primary Milestone Project Scheduling**

After consulting with the team, a preliminary project schedule is submitted indicating major milestone dates for design, bidding, construction, occupancy, and other key items. This schedule will direct the entire project team towards answering questions regarding potential phasing or the need to pre-order long lead time items.

› **Project Phasing**

If phasing appears to be required, the project team will develop a strategy to concentrate on the construction documents and specifications to price out and potentially begin the physical construction of various portions of the project. For example, creating an early site preparation bid package can typically save several weeks of on-site construction. If there are any long lead time item concerns, the project team will develop the product specification and quantity take-off of those items for early bidding and product procurement.

› **Master Project Scheduling**

As the design proceeds and building parameters are identified, the earlier primary milestone project schedule is expanded with a detailed critical path method (CPM) schedule for design and construction. This CPM schedule analyzes the time required for each activity and refines time requirements for each team member and trade contractor. Long-lead material and equipment purchase recommendations and deliveries will be identified. Once subcontractor bids are received, the schedule will be reviewed with the major subcontractors to assure the allotted time will be adequate. If need be, refinements can be made at this early point to produce a project that can be completed on time.

► **Lean Construction** scheduling processes have been utilized to coordinate delivery of materials and equipment to optimize the use of on-site labor. Market & Johnson is committed to utilizing this type of scheduling process to maintain a smooth project flow while at the same time maximizing labor cost savings.

► Five-Week Focused Schedule

Market & Johnson utilizes a written five-week look ahead schedule in addition to our overall plan. Created by our site supervisors, the five-week look ahead schedule is utilized by the field crews to identify in detail the flow of the project and the expected progress of the work they are currently involved in. It also supports contingency planning in case delays arise, and forces all trades involved with the project to continually evaluate and reforecast their work. This very detailed schedule is used in the weekly progress meetings and identifies all of the little things that must be completed and by when. Along with the weekly labor hour report, this is the first line of defense for keeping the project on schedule.

► Weekly Project Coordination Meetings

Once construction begins, weekly coordination meetings are scheduled. Attendees for these meetings include representatives from the owner, the architectural/engineering team, the construction manager, subcontractors active on the project, and any needed equipment and material supplier representatives. These meetings will be the backbone for monitoring all project issues as they relate to RFI responses, project scheduling, project change status, cost control issues, and quality issues. Meeting minutes are available within a day of each meeting on our collaboration software.



Short Interval Schedule

Date: 4/22/21 Project: Lake Spring Valley Elementary

DESCRIPTION	WEEK 40 3/22/2021					WEEK 41 3/29/2021					WEEK 42 4/5/2021					WEEK 43 4/12/2021					WEEK 44 4/19/2021				
	M	T	W	T	F	M	T	W	T	F	M	T	W	T	F	M	T	W	T	F	M	T	W	T	F
Site Office	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X
Overseeing construction	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X	X
Build PDP						X	X	X	X	X															
Work in interior and exterior bookshelves						X	X	X	X	X															
Librarian desk area 1 & 2						X	X	X	X	X															
Desk storage lockers						X	X	X	X	X															
Build fixed partition display						X	X	X	X	X															
Build partition and bookshelves against wall						X	X	X	X	X															
Access ceiling area in the library area						X	X	X	X	X															
Build 1st floor stairs											X	X	X	X	X										
Build stairs connecting 1st floor to 2nd floor											X	X	X	X	X										
Build 2nd floor stairs											X	X	X	X	X										
Build 3rd floor stairs											X	X	X	X	X										
Build 4th floor stairs											X	X	X	X	X										
Build 5th floor stairs											X	X	X	X	X										
Build 6th floor stairs											X	X	X	X	X										
Build 7th floor stairs											X	X	X	X	X										
Build 8th floor stairs											X	X	X	X	X										
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Build 75th floor stairs											X	X	X	X	X										
Build 76th floor stairs											X	X	X	X	X										
Build 77th floor stairs											X	X	X	X	X										
Build 78th floor stairs											X	X	X	X	X										

BID AND AWARD PROCESS

Our philosophy is to assure you that all capable subcontractors, equipment providers, and material suppliers are knowledgeable of your project and invited to bid on their respective divisions of work. We utilize the various Builders Exchanges, Dodge Reporting Service, Market & Johnson's in-house "Bid Notification Software," and direct phone contacts.

As the design nears completion, an appropriate list of bidders is identified, prequalified, and recommended. Our team formulates a list of qualified vendors and subcontractors to ensure competitive bidding and accurate pricing.



Selection from this list will be determined by the following:

- › Relevant project experience
- › Previous experience with the team
- › Ability to staff the project and maintain schedules
- › Financial strength
- › Safety record
- › Minority business enterprise considerations
- › Owner approval
- › Local experience

LOCAL SUBCONTRACTOR ENGAGEMENT

Whether managing construction for school districts, electric and telephone cooperatives, or local government units, Market & Johnson recognizes the importance of ensuring local contractors have the opportunity to participate in the project through our competitive bidding process.

At a minimum Market & Johnson is committed to the following:

- › Local Identification & Evaluation
- › Local Open House Before Bid Day
- › Multiple Bid Packages in Certain Divisions of Work to Drive More Local Involvement
- › Active Communication with All Local Subcontractors

We go to great lengths to identify local subcontractors and understand their capacity to provide a competitive bid. We strive to ensure they have the information needed to be successful on bid day. We will also closely examine our approach to formulating the bid packages to ensure more local subcontractors are available to bid on the project. For example, we are accustomed to breaking up the concrete bid into multiple bid packages, resulting in more opportunities for locals to participate in the project, driving local engagement and satisfaction in the overall project.

As your construction manager, we view part of our role as a facilitator to local subcontractors and drive their engagement in the building process. Our methods to achieve this local engagement involve going above and beyond traditional bid posting and achieving results.



SAFETY PRACTICES

Project safety cannot be emphasized too much. It is our responsibility to make certain that all persons—construction trades people, your employees, and visitors are all exposed to a safe and friendly construction environment. It is critical for both our reputations. In the construction industry safety is a critical component of every project. Market & Johnson places a tremendous value on safety in many different aspects. From our employees to subcontractor and from our client's employees to the general public that may come in contact with your building project—Market & Johnson makes safety our number one priority. Our goal on every project is to have everyone that project touches go home safely at night. Over the past 10 years, Market & Johnson has received numerous safety awards from the Associated General Contractors of Wisconsin.

Our safety program is based on the following:

- › Project Specific Safety Program For City of Black River Falls
- › Continual Training
- › On-Site Evaluations
- › A Motivational Incentive Plan.
- › Preplanning Each Day
- › Sub Contractor Management

EMR RATING

EXPERIENCE MODIFICATION RATE

2023	2022	2021	2020	2019
.60	.59	.64	.70	.68

ON-SITE CONSTRUCTION SUPERVISION

Once construction begins, M&J initiates our quality project management services. Our leaders will direct and manage the communication process necessary to successfully complete every project. Our management skills and tools are two of our firm's strongest assets. The project management team will deliver a cost-effective, high quality, safe project.

- › On-Site Management
- › Quality Assurance
- › Project Communication
- › Project Scheduling
- › Subcontractor Management
- › Project Safety Plan
- › Budget Control

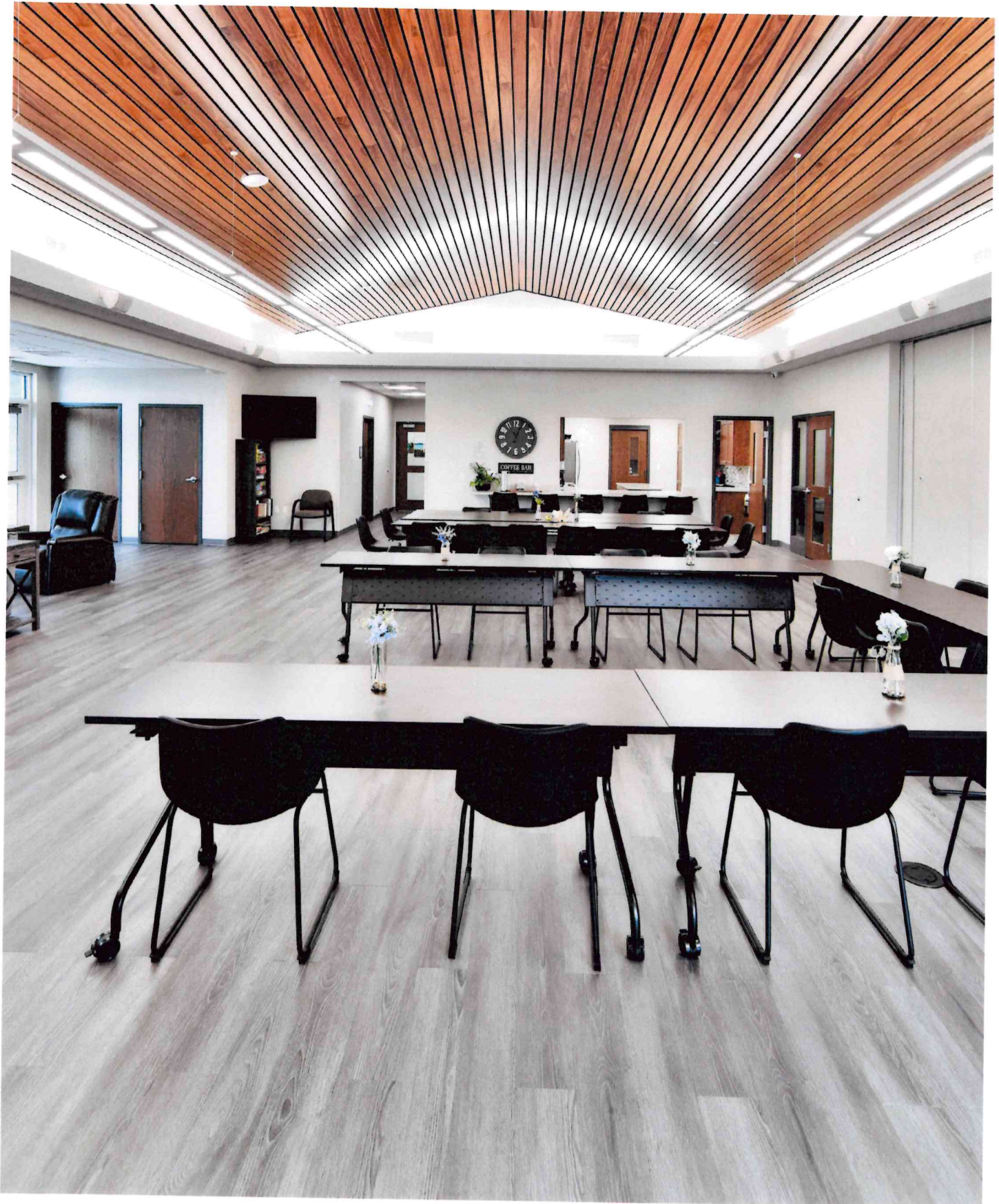


PROJECT FEE

We pride ourselves on having a competitive project fee while being a best in class contractor and architect.



➤ Hudson Fire Department, Hudson, WI



› Interfaith Volunteers, Black River Falls, WI

PROPOSED PROJECT FEES

When you are engaged with the Market & Johnson and River Valley Architect's project team, you will find a group of professionals that will lead you through every step of the process.

RIVER VALLEY ARCHITECTS PROPOSED FEES

Architectural Fee \$19,500

MARKET & JOHNSON PROPOSED FEES

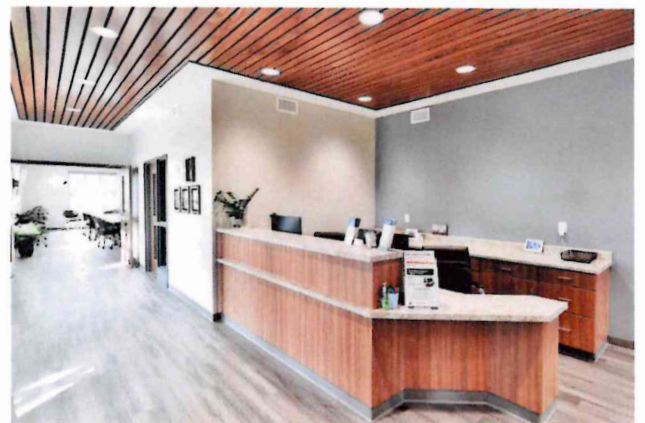
Preconstruction Services No Fee

Construction Management Fee Ranges

\$0 - \$500K 6.75%

\$500K - \$1M 6.25%

Over \$1M 5.95%





Adding Value to Everything We Do

www.market-johnson.com



www.rivervalleyarchitects.com

› Interfaith Volunteers, Black River Falls, WI

Planning Grant Narrative – Foundation Trail Expansion (DRAFT)

PROJECT DESCRIPTION/OVERVIEW

The City of Black River Falls is applying for a Federal Redistribution Planning TAP Grant to expand our city's existing Foundation Trail, a four-mile paved recreational trail within the City of Black River Falls. Our primary objective is to connect the Foundation Trail to a future Wazee Connector Trail (application for design and construction already submitted by Jackson County) enabling citizens and tourists to access our Wazee Lake Recreational Area via foot, bike, or ski without taking a motorized vehicle or relying on heavily traveled county roads or highways. A second objective is to extend a branch off the existing Foundation Trail to connect to our local hospital, clinic, and elementary schools.

While the City of Black River Falls is the applicant, other municipalities will be involved in this proposed connector trail. The Foundation Trail will extend from the west side of the Black River to the east side, which involves the town of Brockway, and will cross some of Jackson County's Park and Forestry property into the city's industrial park where the trail would connect to the proposed Wazee Connector Trail, phase one. The proposed phase two connector trail would need to utilize some city streets and a shared usage utility tunnel that passes beneath local highway 54. Our city council is filing this application because the majority of the trail will lie on city property. The trail's extension branch out to the hospital, clinic, and elementary schools would cross mostly city land with a private owner guaranteeing easement. While committee members have proposed its ideal route location(see attached map), we seek the guidance of a strategic planning consultant.

The proposed phase two of the Wazee Connector Trail is named to describe its purpose: to connect the City of Black River Falls' Foundation Trail to Jackson County Park's Wazee Lake Recreation Area. This multi-use, non-motorized connector trail would bridge the two separate trails of the same purpose to expand our city/county trail system to almost twenty total miles. Two major hurdles in developing this route are crossing one set of railroad tracks and crossing the Black River. Currently an all-terrain vehicle trail crosses these railroad tracks parallel to a city road crossing. Furthermore, the only existing bridge across the Black River is a two-lane traffic bridge with a sidewalk on each side and signage requiring cyclists to walk their bicycles on the sidewalk. Between this railroad crossing and bridge, the path would need to share or parallel an existing all-terrain vehicle trail or weave through a local Parkland Campground. Additionally, the trail would connect to the existing paved walking trail surrounding the Ho-Chunk Nation's administrative and health care facilities, located adjacent to the city's industrial park

PROJECT PLANNING / PREPARATION / LOCAL SUPPORT:

A multi-modal box tube has already been constructed beneath Highway 54 with the intent to make future transportation out to the industrial park area more accessible.

Our committee has presented phase one and phase two (this planning application is for phase two) to the Jackson County Board of Directors, the Township of Brockway, and the City Administrator requesting and receiving letters of support.

Planning Grant Narrative – Foundation Trail Expansion (DRAFT)

Our application for a TAP Design and Construction Grant was submitted in 2023 for phase one Silent Sports Wazee Connector Trail which includes a two part purpose of transforming an pre-existing railroad grade trail to Wazee Lake utilizing county owned land and creating a complete bike/pedestrian loop around Wazee Lake. We await notification for grant approval with construction to commence in 2026 or 2027. We are applying for a TAP planning grant in 2024 for phase two, anticipating approval of phase one, to move forward with connecting the Silent Sports Wazee Connector Trail to the city's Foundation Trail, with application for the phase two Design and Construction grant planned for 2025.

Committee members see utilizing Vaudreuil Road to cross beneath the interstate as most economical, taking trail users past the city's dog park where additional parking is available. Furthermore, utilizing the existing roads but adding a specified bike/pedestrian lane with signage proves the most economical while not offering the most safety. A planning study would look at alternatives.

Matching funds, if this planning grant is approved, will come from private donors: potentially Lunda Charitable Trust, Rotary fund drives, and local bicycle enthusiasts.

HISTORY: SPONSOR SUCCESS/DELIVERABILITY & COMMITMENT TO MULTIMODALITY

Jackson County and the City of Black River Falls have delivered commitment through financial support and ordinances to make our area more welcoming to tourists and user friendly for residents. The County has committed finances to a feasibility study for placing an additional bridge across the Black River. The city has hired a firm to plan resurfacing and rerouting a portion of the existing Foundation Trail. The county and the city have worked cooperatively to approve ATV/UTV usage of city streets. The county has earmarked funds for phase one of the Silent Sports Wazee Connector Trail in addition to the UniverCity program through UW - Madison to support signage for rural bike routes through Jackson County.

PROJECT UTILITY & CONNECTIVITY

Phase two of the self-propelled recreational trail is crucial in building infrastructure by connecting two separate recreational trails: one being a city trail and the other being a county trail. This connector trail would join the city's recreational areas (Lunda Community Center, Lunda Park/Hoffman Aquatic Center, Skyline Golf Course, Marks Field Little League baseball, soccer fields, and Jackson County Fairgrounds) to the County's premier recreation area (Wazee Lake). Additionally, the proposed branch on the Foundation Trail would connect these recreation areas to downtown and medical facilities in addition to connecting to Ho-Chunk Tribal facilities. This connector trail would provide residents on the outskirts of town and visitors to Wazee Lake Campground safer non-motorized transportation into town for business transactions, health care, and educational facilities.

Planning Grant Narrative – Foundation Trail Expansion (DRAFT)

This proposed project is part of a multi-phase project which would connect Wazee Lake Recreation Area, The Black River Falls Industrial Park, the Town of Brockway, The City of Black River Falls, the Ho-Chunk Nation, Black River Memorial Hospital, Krohn Clinic, Forrest Street Elementary, and Red Creek Elementary. Connecting these non-motorized paved trails would create significant connectivity to places of employment, retail, schools, and residential areas that are currently unsafe for non-motorized transportation due to the intersection of I-94, Highway, 54, and other roads without safe bike/pedestrian lanes.

PROJECT BENEFIT

- Wazee Lake Recreation Area offers concessions at the main beach. Trail users can purchase items onsite without having to transport supplies.
- A non-motorized pathway offers health benefits as people seek non-motorized transportation which is more affordable and safer.
- The trail would connect multiple area health care facilities.
- This connector trail would bypass three traffic light intersections and two non-controlled intersections where highway 54 connects to I-94. (elaborate?)
- Retail businesses along this connector trail would potentially increase sales.

Environmental:

Increases likelihood of modal shift to biking, walking or transit from utilitarian car travel

Jackson County is a location with incredible natural beauty and opportunities for connection to the natural environment, with 22 state natural areas designated within its borders. The area of the proposed trail travels through tall pines, scenic prairie, and is home to several rare butterflies, including the federated endangered Karner blue butterfly. This is an area sure to be loved by outdoor enthusiasts. Free parking available at the trailhead will increase access for all to these natural areas. The Wisconsin Statewide Comprehensive Outdoor Recreation Plan (SCORP) 2019--2023 indicated 68% WI residents participate in hiking/walking/running on trails each year, and 66% participate in nature observation, all of which would be well-accommodated by the proposed trail.

Public Health:

would have a demonstrable impact on public health of applicant community

This project is strongly supported by Jackson in Action, our healthy living coalition, which aims to expand access to free and low-cost opportunities for physical activity. This trail would provide residents with an amazing trail for hiking, walking, biking, and other non-motorized pursuits. Jackson County ranks below average in almost all measures of chronic disease, and most recently was ranked 64 out of 72 counties in Wisconsin for its overall health ranking, according to County Health Rankings and Roadmaps. Action needs to be taken to improve the health of all of our residents.

Economic Justice:

The project is within ½ mile of affordable housing complex(s). The project improves low-income access to jobs, education, and essential services.

Planning Grant Narrative – Foundation Trail Expansion (DRAFT)

The Ho-Chunk Nation has territorial land within the boundaries of Jackson County, and we recognize the Ho-Chunk people as a group who has been underserved. The location of our proposed trail would allow for easy connection to an existing walking trail around the Ho-Chunk Nation administrative and health care facilities. In addition, later additions to the trail project would explore connections to the Ho-Chunk residential area. Jackson County is considered an area of high poverty, with 12.7% of residents living in poverty based on the 2020 Census, including 17% of children. Development of phase two would open up opportunities for employment for individuals in Black River Falls and the Industrial Park, by providing a transportation alternative.

SAFETY

Project addresses a specific safety concern. The project contains or addresses:

*collision data

*Lack of adequate safe crossing or access

*Lack of separated facility

*High speed/volume

*Provides sidewalk or pathway with curb cuts

*Provides bike lanes, markings, and signage

*Implements traffic calming measures

*Signage, warning light devices, and/or markings directed to safety concerns

*Provides crosswalk enhancements (striping, refuge island, RRFB signal, etc)

*For SRTS Projects, there is

~Bike/Pedestrian involving school age children or crossing guard at arrival/dismissal times near the school

~Crossing of state highways, main arterial roads or other high speed or high traffic volume roads

~Lack of bicycle and pedestrian facilities or lack of connectivity of facilities that do exist

~High level of parental concern documented in survey data

~Few or no children who live within one mile walk or bike . Busing may be offered to everyone because of documented hazards.

HISTORICAL AND/OR PRESERVATION SIGNIFICANCE

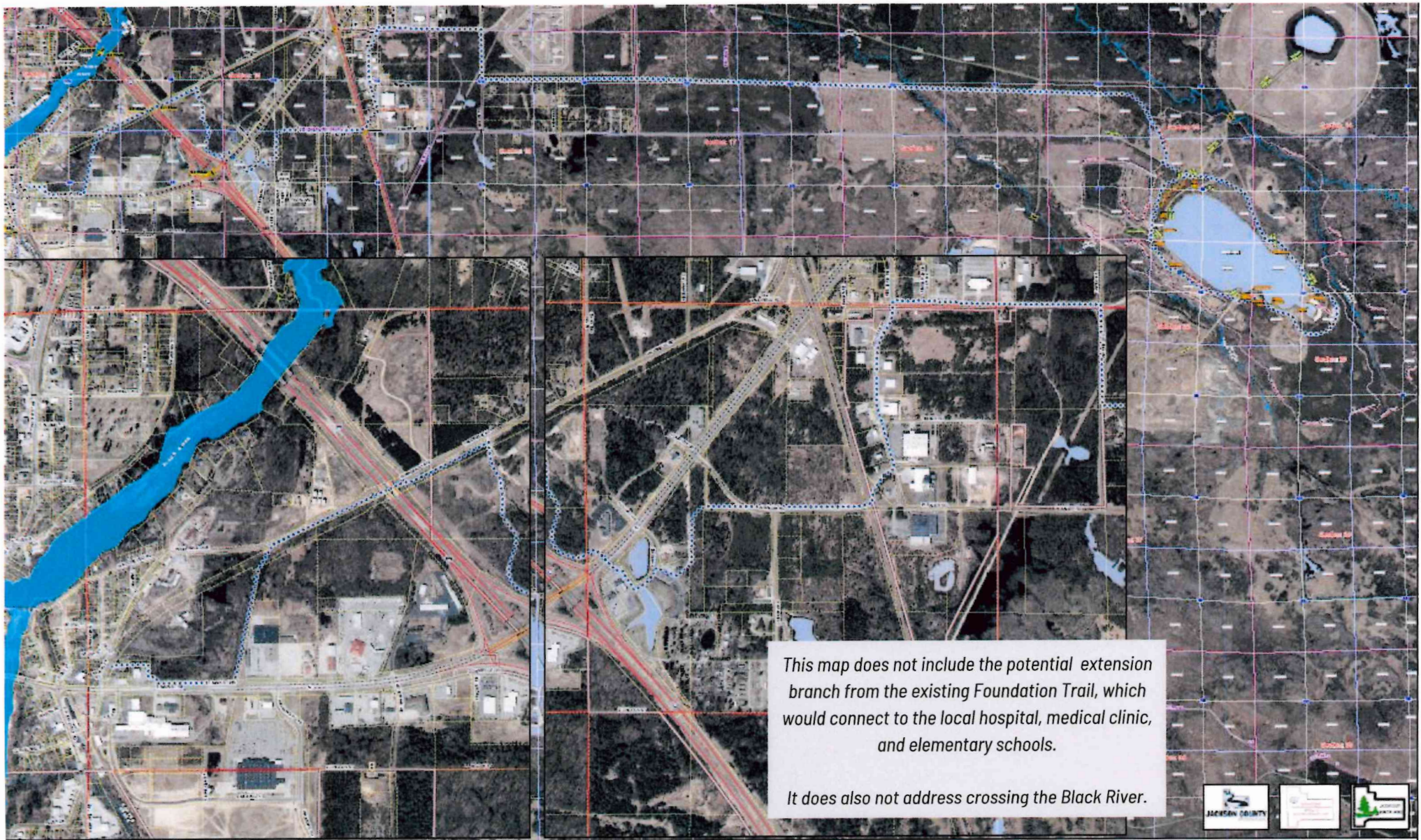
Project would have strong historical or preservation benefits

Economic Development:

Project facilitates economic development by increasing bicycle/pedestrian traffic in commercial corridors or by creating a destination that will help retail.

This project would have an economic impact related to both workforce and tourism. In 2022, the total economic impact of tourism on Jackson County was \$63 million, with an estimated 477 full-time and part-time jobs sustained by tourism. The extensive forests, lakes, rivers, hiking trails, and motorized recreation trails attract visitors to Jackson County, Wazee Lake Recreation Area itself draws over 60, 000 visitors per year to the area. We believe the existing infrastructure of hotels, restaurants, and retail would benefit from a new crowd of silent sport enthusiasts who would draw to Wazee Lake as a destination for outdoor recreation.

Jackson County Proposed Bike Trail - Full Plan



JACKSON COUNTY PROPOSED BIKE TRAIL

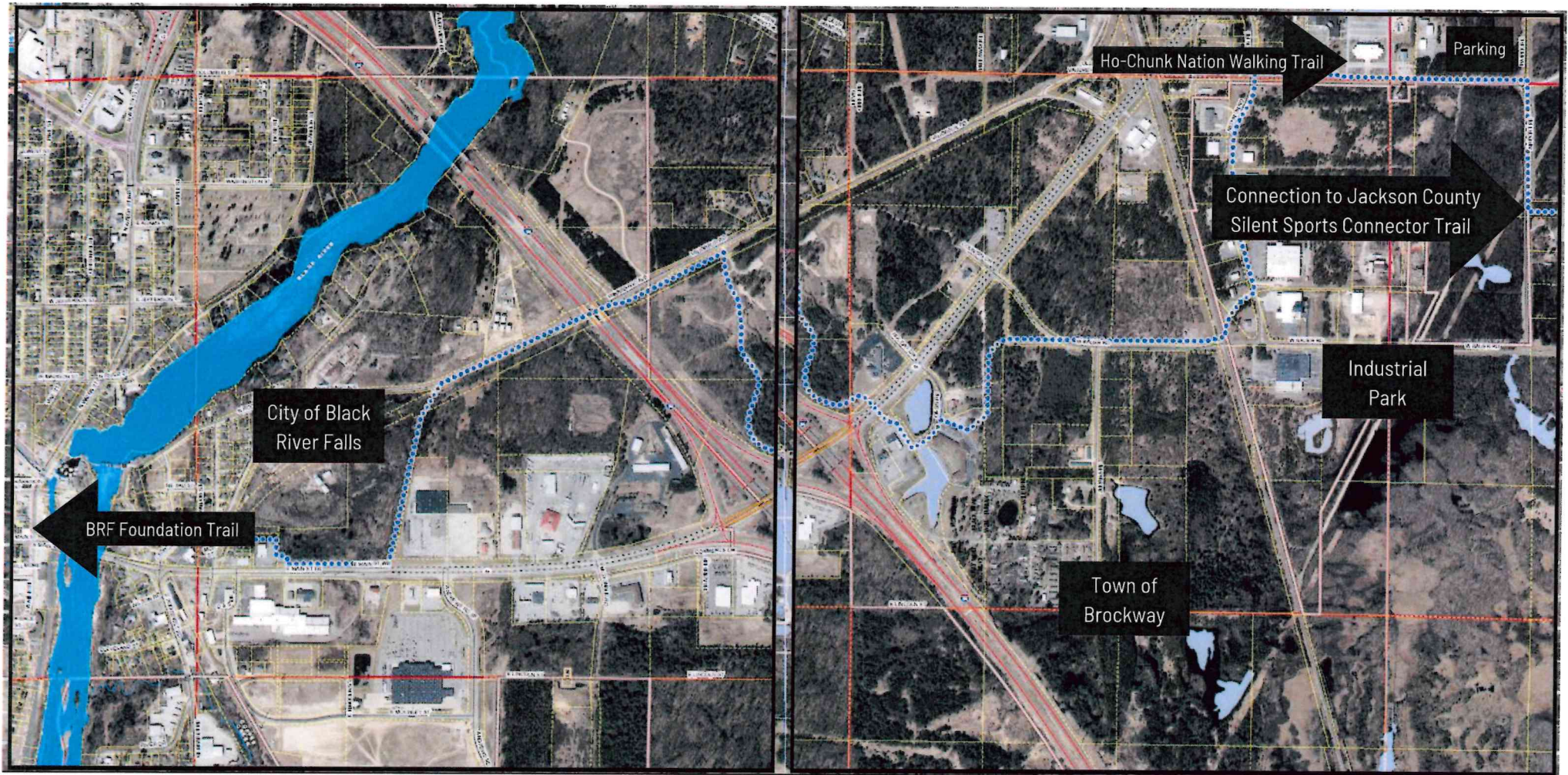
Produced by the Jackson County Land Information Department, GIS Division, North American Datum of 1983 (NAD83), Geographic Coordinate System, North American 1983 HARN, Projection: Transverse Mercator, NAD 1983 HARN Wisconsin CRS Jackson (US Feet), September 06, 2023. This map is not a legal document.



LEGEND	HYDROLOGY	BRIDGE	COUNTY ROAD	CAMPGROUND ROAD
PROPOSED BIKE TRAIL	STREAMS	RAILROAD CROSSINGS	OVERPASS	I-H BRIDGES
TOWN	PODS	MAIN ROADS	I-H UNDERPASS	RECREATION TRAILS
PLSS TOWNSHIP	PONDS	INTERSTATE HIGHWAY	MILE MARKERS	ATV TRAILS
SECTION	BRIDGES	INTERSTATE RAMP	LOCAL ROADS	SNOWMOBILE TRAILS
QTR SECTION	RAILROAD	US HIGHWAY	PUBLIC ROADS	HIKING TRAILS
QTR QTR SECTION	RAIL	STATE HIGHWAY	PRIVATE ROADS	MILE MARKERS
TAX PARCELS	INDUSTRIAL SPUR		COUNTY FOREST ROADS	LAKE WAZEE SITES

Map Insets of Proposed Future Trail Development

Connection of Jackson County Silent Sports Connector Trail to the City of Black River Falls, traveling through the Industrial Park, under Hwy 54, and into Black River Falls



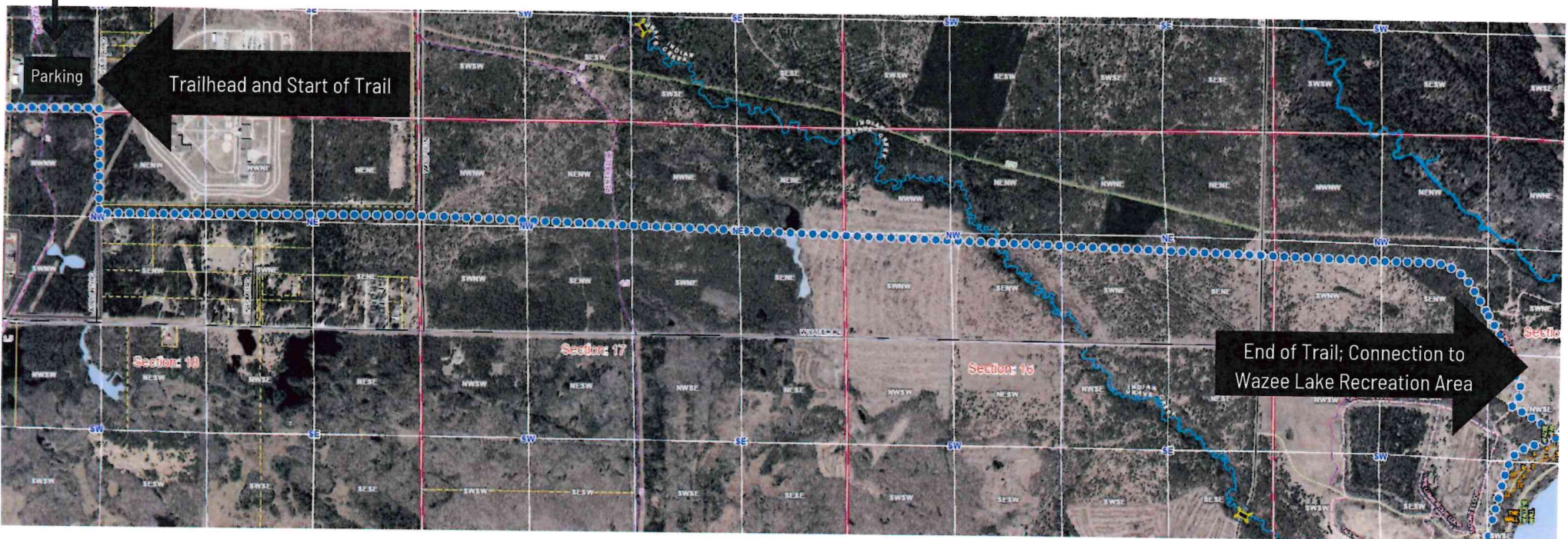
*TAP Grant Application submitted in October 2024 for this section of the project;
waiting on funding decisions to be made.*

Jackson County Silent Sports Connector Trail

Start: W9790 Airport Rd, Black River Falls, WI

End: Wazee Lake Recreation Area, N6302 N Brockway Rd, Black River Falls, WI

Parking Area 75' x 100'



3.75 mile trail on RR grade + parking area
10' wide asphalt trail, 3" thick, 2' wide shoulders

Wazee Lake Loop Trail
Wazee Lake Recreation Area
N6302 N Brockway Rd
Black River Falls, WI

Wazee Lake Loop Trail
Wazee Lake Recreation Area
N6302 N Brockway Rd
Black River Falls, WI

TAP Grant Application submitted in October 2024 for this section of the project; waiting on funding decisions to be made.

Parking Area
75' x 100'

Start of Wazee Lake Loop Trail

2.85 mile trail loop + parking area
10' wide asphalt trail, 3" thick, 2' wide shoulders

2.85 mile trail loop + parking area
10' wide asphalt trail, 3" thick, 2' wide shoulders

A meeting of the Hiring Committee was held at City Hall in the City of Black River Falls on February 29, 2024 at 5:30pm. In attendance were Mayor Jay Eddy, Alderperson Desiree Gearing-Lancaster, Alderperson Justin Dougherty, Alderperson Gary Ammann, and City Administrator Brad Chown. Mayor Eddy presided.

- 1) The meeting was called to order by Mayor Eddy at 5:30pm.
- 2) It was moved by Alderperson Dougherty, seconded by Alderperson Gearing-Lancaster to convene in to closed session as authorized under Section 19.85(1)(c) of the Wisconsin Statutes for the purpose of considering employment of a Parks & Recreation Director and a Chief of Police over which the governmental body has jurisdiction. Motion carried at 5:31pm.
- 3) It was moved by Alderperson Ammann, seconded by Alderperson Gearing-Lancaster to reconvene in to open session to take or announce action, if any and if appropriate. Motion carried at 6:21pm.
- 4) The Mayor announced to those present that we were back in open session.
- 5) It was moved by Alderperson Administrator Chown, seconded by Mayor Eddy to extend an offer of employment for the Chief of Police / Criminal Investigator position as discussed in closed session. Motion carried.
- 6) It was moved by Alderperson Gearing-Lancaster, seconded by Alderperson Dougherty to schedule interviews for the Parks & Recreation Director position on March 6, 2024. Motion carried.
- 7) It was moved by Mayor Eddy, seconded by Alderperson Ammann to adjourn. Motion Carried at 6:24pm.

A. Brad Chown
City Administrator

A meeting of the Hiring Committee was held at City Hall in the City of Black River Falls on March 5, 2024 at 5:00pm. In attendance were Mayor Jay Eddy, Alderperson Desiree Gearing-Lancaster, Alderperson Justin Dougherty, Alderperson Gary Ammann, and City Administrator Brad Chown. Mayor Eddy presided.

- 1) The meeting was called to order by Mayor Eddy at 5:00pm.
- 2) It was moved by Alderperson Dougherty, seconded by Alderperson Gearing-Lancaster to convene in to closed session as authorized under Section 19.85(1)(c) of the Wisconsin Statutes for the purpose of considering employment of a Chief of Police / Criminal Investigator over which the governmental body has jurisdiction. Motion carried at 5:01pm.
- 3) It was moved by Mayor Eddy, seconded by Alderperson Dougherty to reconvene in to open session to take or announce action, if any and if appropriate. Motion carried at 5:48pm.
- 4) The Mayor announced to those present that we were back in open session.
- 5) It was moved by Alderperson Ammann, seconded by Alderperson Dougherty to present a counter offer for the Chief of Police / Criminal Investigator position as discussed in closed session. Motion carried.
- 6) It was moved by Alderperson Dougherty, seconded by Mayor Eddy to adjourn. Motion carried at 5:49pm.

A. Brad Chown
City Administrator

A meeting of the Hiring Committee was held at City Hall in the City of Black River Falls on March 6, 2024 at 5:00pm. In attendance were Mayor Jay Eddy, Alderperson Desiree Gearing-Lancaster, Alderperson Justin Dougherty, Alderperson Gary Ammann, and City Administrator Brad Chown. Mayor Eddy presided.

- 1) The meeting was called to order by Mayor Eddy at 5:00pm.
- 2) It was moved by Alderperson Gearing-Lancaster, seconded by Alderperson Dougherty to convene in to closed session as authorized under Section 19.85(1)(c) of the Wisconsin Statutes for the purpose of conducting interviews for the Parks & Recreation Director position over which the governmental body has jurisdiction. Motion carried at 5:01pm.
- 3) It was moved by Alderperson Ammann, seconded by Alderperson Dougherty to reconvene in to open session to take or announce action, if any and if appropriate. Motion carried at 7:00pm.
- 4) The Mayor announced to those present that we were back in open session.
- 5) It was moved by Administrator Chown, seconded by Alderperson Dougherty to extend an offer of employment for the Parks & Recreation Director position as discussed in closed session. Motion carried.
- 6) It was moved by Mayor Eddy, seconded by Alderperson Ammann to adjourn. Motion carried at 7:02pm.

A. Brad Chown
City Administrator

A meeting of the Business Improvement District (BID) Board was held at City Hall on March 11, 2024 at 6:00 P.M. Board members Kylee Wussow, Duane Johnson, Lyall White, Andrea Hoffman, Vincent Meyer, and the City Administrator were present. There were 7 citizens in attendance.

1. The City Administrator called the meeting to order at 6:03 pm.
2. The Board reviewed the list of eight (8) grant applications that had been submitted to the Downtown Association but were not acted upon. The grant requests total \$8,000. Only one of the applications was received from Reflections on Water.
3. It was moved by Duane Johnson, seconded by Lyall White to approve the façade grant and signage grant applications from Reflections on Water, approve the grant requirements as presented but not fund the others until follow-up applications and receipts are received, and send an email reminder to have the Downtown Association submit those documents so they can be consideration at the next BID Board meet. Motion carried.
4. The public hearing regarding the continuation of the Business Improvement District was opened.
5. Rod McGillivray recommended keeping the Business Improvement District in place. A group has been meeting to discuss forming a new non-profit organization that does not have some of the difficulties the Downtown Association developed over time. What is proposed is a simple management structure with four board members and other members limiting each person to being in charge of only one thing to prevent burn out. All the paperwork is ready to go if the Bid Board would want to work with this organization. At kick off, would hope to get more businesses involved and by-laws will be approved. This could be done within the next 30 days. The Downtown Association has indicated they are willing to transfer all assets to the new organization.
6. BID Board members were in favor of this group moving forward with the establishment of a non-profit organization to make it work.
7. Amy Bloczynski spoke in favor of the new group and expressed their goal to be more inclusive and help capitalize on what different businesses' strong points are to help all of Black River Falls. Don't want the BID to go away and want everyone to feel included in their own way.
8. There was clarifying discussion on all the money being spent in and for the Business Improvement District.
9. It was moved by Kylee Wussow, seconded by Duane Johnson to close the public hearing. Motion carried at 6:32pm.
10. It was moved by Duane Johnson, seconded by Lyall White to set the next BID Board meeting for April 11, 2024 at 5:30pm at City Hall. Motion carried.
11. It was moved by Lyall White, seconded by Andrea Hoffman to adjourn. Motion carried at 6:35 pm.

A. Brad Chown, City Administrator
City of Black River Falls

The Committee of the Whole met at City Hall in the City of Black River Falls on March 20, 2024 at 6:00 P.M. Alderpersons Dougherty, Gearing-Lancaster, Wussow, Ammann, and E. Rave were present. Alderperson Olson attended remotely via Zoom meetings. Alderperson M. Rave was excused. Mayor Jay Eddy presided.

1. There were 2 citizens in attendance.
2. There were no updates on the County jail / justice center project other than the County has submitted a request to Tammy Baldwin's office again for financial assistance.
3. The Department Head monthly reports were reviewed. Department heads present were Darryl Nelson, Jody Stoker, Cara Hart, Interim Parks & Recreation Director Dain Crawford, Acting Chief of Police Travis Brown, and Brad Chown.
4. The Street Superintendent advised the department took delivery of the new skid steer and all the attachments.
5. Council members congratulated Travis Brown on being selected to be the Chief of Police.
6. The Interim Parks & Recreation Director advised he is excited about the new Parks & Recreation Director and looking forward to his start date. The Council thanked Dain for filling in and commended him on a job well done.
7. It was moved by Alderperson Ammann, seconded by Alderperson Gearing-Lancaster to approve the Parks & Recreation Department's request to transfer a used zero-turn lawn mower to the Black River Falls Area Airport. Motion carried.
8. The City Administrator advised he received a proposal from Market & Johnson for pre-construction and design work for the proposed ADA bathroom at Lunda Community Park and will be presenting it to Council in April.
9. It was moved by Alderperson Dougherty, seconded by Alderperson Gearing-Lancaster to approve the vouchers for February 2024 Check #73758 - #73701 totaling \$2,658,232.15. Motion carried.
10. It was moved by Alderperson Olson, seconded by Alderperson Wussow to approve the City Treasurer's Report for February 2024. Motion carried.
11. It was moved by Alderperson Wussow, seconded by Alderperson Gearing-Lancaster to approve the Revenue & Expense Reports for February 2024. Motion carried.
12. It was moved by Alderperson Olson, seconded by Alderperson E. Rave to adjourn. Motion carried at 6:15 pm.

A Brad Chown
City Administrator

BLACK RIVER FALLS UTILITY COMMISSION MEETING MINUTES

March 25, 2024

Utility Commission President John Lund called a meeting of the Black River Falls Municipal Utility Commission to order on March 25, 2024 at 3:28 p.m. in the Utility Conference Room at 349 South McKinley Street. Commissioners in attendance were Jeff Amo, Jay Eddy, and Don Mathews. Commissioner Pete Olson joined via telephone. Also present were General Manager Casey Engebretson, Electric Supt. Kevin LaValley, and Garrett Aleckson (Banner Journal).

A motion was made by Commissioner Amo and seconded by Commissioner Eddy to approve the minutes from the February 26, 2024 regular meeting.

Aye: Lund, Amo, Eddy, Mathews and Olson
Motion carried.

A motion was made by Commissioner Mathews and seconded by Commissioner Olson to approve the accounts payable vouchers; CK #41895 - #41969; VOIDED EP #100801 and 1008002; and EP #100803 - #100809 – Totaling \$584,830.01.

Aye: Lund, Amo, Eddy, Mathews and Olson
Motion Carried.

The Commission reviewed the February 2023 arrears.

Casey Engebretson informed the Commission that the auditors are finishing up the audit. A couple of journal entries need to be completed in conjunction with the City. Also, it was determined that the Utility should be booking the River St. sewer lift station. Once this is booked, it will result in an additional depreciation expense to sewer in the amount of about \$1,500-\$1,700. Casey commended Julie on the great work she does with the audit every year.

Casey Engebretson provided an overview of the Payment Services Network (PSN) and the fees associated with this payment service. Currently, customers are charged a \$3.25 flat fee per transaction with a maximum payment of \$300.00. Casey suggested that the Utility could choose to absorb those fees and set up a lower utility rate, which would also eliminate the \$300.00 maximum payment. These fees could be recovered in the next full rate case. Casey also mentioned the option of purchasing a credit/debit card machine for the office to allow customers to pay with a card on-site. The Commission authorized staff to begin the process of procuring a credit card machine for the office and instructed Casey to present a Resolution at the April meeting in regards to the Utility absorbing the fees until the next rate case.

Casey Engebretson informed the Commission that staff is waiting for the audit to be finalized and will then submit the 2023 PSC Annual Report. Once the annual report is submitted, staff can move forward with filing a water simplified rate case. It is projected that the rate increase would take effect around July 1, 2024.

Casey Engebretson reviewed the water system study with the Commission. The study showed that the current water system infrastructure is insufficient to meet average day, maximum day, and fire flow criteria. The three (3) options included adding one well, adding two (2) wells, or adding two (2) wells with a 400,000 gallon water tower. Casey recommended moving forward with the addition of one (1)

well, which the study stated would improve system pressures dramatically and increase fire flows exponentially. After discussion, the Commission agreed that a phased approach would be prudent and additional infrastructure could be considered in the future as business expansion occurs. Casey will contact the engineer to determine next steps.

Casey Engebretson informed the Commission that a target date of April 4, 2024 has been set for completion of the forebay repair design and bid documents. Casey stated that funding a portion or all of the project with a WPPI member loan is an option. Payment terms on the member loan are typically 10 years @ 0% and pre-payment is an option.

Casey Engebretson updated the Commission on the warranty work on the intrusion/access control system. Johnson Controls, Inc. submitted an invoice for over \$21,000 for the replacement of three (3) controllers, one (1) which had failed. Casey disputed the invoice and responded with contract language outlining a 2-year warranty. Johnson Controls, Inc. continued to deny that the work was warrantied. Miron Construction, Inc. (Construction Manager) and Merkel Electric (Electric Contractor) both agreed with Casey that the work should be warrantied. Casey referred the matter to the City Attorney and has yet to hear a response.

The Commission had a short discussion regarding changing the Utility Commission meeting start time from 4:30 p.m. to 3:30 p.m.

A motion was made by Commissioner Mathews and seconded by Commissioner Eddy to change the meeting start time to 3:30 p.m. for the remainder of 2024 and reassess the meeting start time at the end of the year.

Aye: Lund, Amo, Eddy, Mathews and Olson
Motion Carried.

The next meeting is scheduled for April 29, 2024 at 3:30 p.m.

A motion was made by Commissioner Olson and seconded by Commissioner Mathews to adjourn the meeting at 4:18 p.m.

Casey Engebretson, General Manager

comm.mtg.minutes.3.25.2024

CITY OF BLACK RIVER FALLS RESOLUTION 2024-01

AUTHORIZING RESOLUTION FOR OUTDOOR RECREATION GRANT APPLICATIONS

WHEREAS, The City of Black River Falls is interested in acquiring or developing lands for public outdoor recreation purposes as described in the application; and

WHEREAS, financial aid is required to carry out the project.

THEREFORE, BE IT RESOLVED, that the City of Black River Falls has budgeted a sum sufficient to complete the project or acquisition and authorizes the City Administrator to act on behalf of the City of Black River Falls to:

1. Submit an application to the State of Wisconsin Department of Natural Resources for any financial aid that may be available.
2. Submit reimbursement claims along with necessary supporting documentation within six (6) months of project completion date.
3. Submit signed documents; and
4. Take necessary action to undertake, direct and complete the approved project.

BE IT FURTHER RESOLVED, that the City of Black River Falls will comply with state or federal rules for the programs; may perform force account work; will maintain the completed project in an attractive, inviting, and safe manner; will keep the facilities open to the general public during reasonable hours consistent with the type of facility; and will obtain from the State of Wisconsin Department of Natural Resources or the National Park Service approval in writing before any change is made in the use of the project site.

Adopted this 3rd day of April, 2024.

Jay Eddy, Mayor

ATTEST:

A. Brad Chown, City Administrator

CITY OF BLACK RIVER FALLS ORDINANCE NO. 885

AN ORDINANCE AMENDING SECTION 7.10 (1) OF THE CODE OF ORDINANCES FOR THE CITY OF BLACK RIVER FALLS, JACKSON COUNTY, WISCONSIN REGARDING THE USE OF SCHOOL BUS WARNING LIGHTS

The Common Council of the City of Black River Falls, Jackson County, Wisconsin, do ordain as follows:

SECTION 1. Section 7.10 (1) of the Code of Ordinances of the City of Black River Falls is hereby amended to read as follows:

(1) SCHOOL BUS WARNING LIGHTS.

(a) School bus operators are prohibited from using flashing red warning lights when pupils or other authorized passengers are loaded or unloaded directly from or onto the school grounds or that portion of the right of way between the roadway and the school grounds in those zones designated by school warning signs as provided in §118.08(1), Wis. Stats., where Forrest Street border the school grounds.

(b) The use of flashing red or amber warning lights shall be allowed by school bus operators in a residence or business district when pupils or other authorized passengers are to be loaded or unloaded at a location at which there are no traffic signals and such persons may cross the street or highway before being loaded or after being unloaded.

SECTION 2. CONFLICTING ORDINANCES. Ordinances or parts of ordinances in conflict with the above created sub-section of Ordinance are hereby repealed.

SECTION 3. EFFECTIVE DATE. Upon passage and publication, this created sub-section of Ordinance shall take effect and be in force as provided by law.

Jay Eddy, Mayor

ATTEST:

A. Brad Chown, City Administrator

DATES READ:

DATE PASSED:

DATE PUBLISHED:

State of Wisconsin)
) ss.
County of Jackson)

Notary Public - State of Wisconsin
My commission expires _____.

CITY OF BLACK RIVER FALLS ORDINANCE NO. 886

AN ORDINANCE AMENDING THE OFFICAL TRAFFIC MAP FOR THE CITY OF BLACK RIVER FALLS, JACKSON COUNTY, WISCONSIN PURSUANT TO CITY OF BLACK RIVER FALLS ORDINANCE 7.02

The Common Council of the City of Black River Falls, Jackson County, Wisconsin, do ordain as follows:

SECTION 1. That the Common Council of the City of Black River Falls, Jackson County, Wisconsin has the specific authority under Wisconsin Statute Section 349.11 to modify speed restrictions on public highways in its jurisdiction.

SECTION 2. That after receipt of a "*Traffic and Engineering Investigation*" report from the Wisconsin Department of Transportation regarding a section of W. Bauer Road, the Common Council feels that based on said report and the fact that the report points out confusion over the speed limit given that there are currently three (3) different speed limits (30-35-45) in the study section, that the following section of W. Bauer Road shall have a speed limit of 35 miles per hour (mph): that portion of W. Bauer Road lying within the City Limits of the City of Black River Falls.

SECTION 3. Pursuant to City of Black River Falls Ordinance 7.02 the Common Council hereby directs the Chief of Police for the City of Black River Falls to update the Official Traffic Map to reflect this change in speed limit and further directs the Police Chief and Street Superintendent to post signage of this change in speed limit.

SECTION 4. CONFLICTING ORDINANCES. Ordinances or parts of ordinances in conflict with the above recreated section of Ordinance are hereby repealed.

SECTION 5. EFFECTIVE DATE. Upon passage and publication, this recreated section of Ordinance shall take effect and be in force as provided by law.

Jay Eddy, Mayor

ATTEST:

A. Brad Chown, City Administrator

DATES READ:

DATE PASSED:

DATE PUBLISHED:

ACKNOWLEDGEMENT

Personally came before me this ____ day of _____, 2024, the above-named Jay Eddy and A. Brad Chown, to me known to be the Mayor and City Administrator of the City of Black River Falls, Jackson County, Wisconsin respectively, and to me known to be the persons who executed the foregoing instrument and acknowledge the same.

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AMENDMENT 8

AN AMENDMENT TO THE CITY OF BLACK RIVER FALLS EMPLOYEE HANDBOOK PERSONNEL POLICIES, PROCEDURES AND REGULATIONS SECTION VI HOURS & PAY

F. OVERTIME

The Common Council of the City of Black River Falls, Jackson County, Wisconsin, do ordain as follows:

On the approval date of this amendment, **Section VI(F)(5) of the City of Black River Falls Employee Handbook shall be created** as follows:

5. Overtime Pay Under Mutual Aid, Assist Another Agency or Grant Reimbursement

Under mutual aid, assist another agency and/or grant reimbursement, sworn law enforcement personnel who are classified as exempt or salaried employees of the City, may receive overtime compensation pay at a rate of one and one-half times their normal pay for each overtime hour worked, in lieu of compensatory time. Overtime worked must be approved by the City Administrator or designee before it is performed. The cost of the overtime pay shall be reimbursed by the grant, or requesting agency/jurisdiction.

Date Approved by the Black River Falls Common Council: __/__/2024