

**From:** Edgerton Economic Development Corp. <edgertonedc@gmail.com>  
**Sent:** Thursday, February 28, 2013 2:00 AM  
**To:** vickisueb@att.net  
**Subject:** News on Edgerton, WI Economic Development

City of Edgerton [www.cityofedgerton.com](http://www.cityofedgerton.com)

February, 2013



# ECONOMIC DEVELOPMENT NEWS

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Read below to find out how Edgerton helped an aging, historical downtown building find new life -

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## New Purpose for Vacant Downtown Building

[City of Edgerton](#)



Extensive renovations are being made to the former Swift Block building in downtown Edgerton to allow the Edgerton Teen Center to move in.

[Featured Property](#)

[Edgerton Business Park](#)

Constructed in 1857, it is one of the oldest business buildings in Edgerton with much historical significance. Once housing a general store and later Wileman's Department Store, it has suffered from neglect over the more recent years. The building needed a lot of attention to its 4,000 square foot interior space to enable it to be reborn.

[Rock County Development Alliance](#)

[Edgerton Chamber of Commerce](#)

Gutted to the beams and floor joists, work has been on-going for heating, electrical, plumbing, flooring, insulation and drywall. The building also needed handicap-accessible restrooms and a new stairway to the second and third floors.



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Along with the interior renovations, repairs and paint to the exterior, tuck pointing and masonry repair and renovations to its ground-level façade are in-process. An old metal awning has been torn off with plans to bring the exterior façade as close to its original historic look and feel as possible. This will include

the installation of 12 corbels and 80 feet of soffit and fascia at the roof line as well as replacing windows and trim.

Upholding recommendations of the Redevelopment Authority, the Edgerton City Council approved four small-scale development grants totaling \$12,000 to help with renovation costs at the Center. Much of the labor for renovations will be donated, including some of the plumbing and electrical work. Also providing manpower for the effort has been workers from Rock County's Workender program.

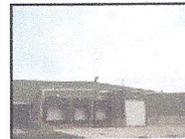
Many small towns such as Edgerton struggle with use and reuse of old and failing buildings in their downtowns. With some foresight, collaboration with the City, many volunteer hours and hard work, the Edgerton Teen Center is making one of these buildings a hot spot of community activity once again.

## Featured Property

### Industrial Property for Lease - Bulk Warehouse / Distribution

This facility offers some of the largest contiguous industrial space available in south central Wisconsin at an affordable rental rate. Ample car and truck parking is available onsite. Some office space is available if needed for manager's office, etc. Large contiguous spaces of 240,000 to nearly 500,000 sq.ft. are available within the building, with the ability to lease spaces as small as 50,00 sq.ft.. The building has several natural break points that allow for flexibility in size. \$2.50-2.75 +NNN.

Large warehouse/light distribution facility available for sublease in Edgerton, Wisconsin. Via interstate highways, the property is located approximately 29 miles southeast of Madison, 12 miles north of Janesville, 96 miles southwest of Milwaukee, and 121 miles northwest of Chicago. Located approximately three miles from the Interstate system (I-90/39) and one mile from US Hwy 51. For more information contact Chase Brieman at CBRE, Inc., 608-663-5445, ext. 27, [chase.brieman@cbre.com](mailto:chase.brieman@cbre.com).



For information and connections to more possibilities contact:  
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