

ROCK COUNTY, WISCONSIN



Board of Supervisors
51 South Main Street
Janesville, WI 53545
(608)757-5510

**COUNTY BOARD STAFF COMMITTEE
THURSDAY – NOVEMBER 21, 2013 – 5:30 P.M.
JURY DELIBERATION ROOM – FOURTH FLOOR
ROCK COUNTY COURTHOUSE-EAST**

**Note: Time
Date, Location**

Agenda

1. Call to Order & Approval of Agenda
2. Citizen Participation, Communications and Announcements
3. Resolution
 - A. Transfer of Property to Rock Residential Foundation Inc. for the Purpose of Building a Dormitory on the UW Rock County Campus
4. Adjournment

RESOLUTION NO. _____

AGENDA NO. _____

**RESOLUTION
ROCK COUNTY BOARD OF SUPERVISORS**

UW ROCK COUNTY
FOUNDATION
INITIATED BY



JEFFREY S. KUGLITSCH
DRAFTED BY

NOVEMBER 13, 2013
DATE DRAFTED

COUNTY BOARD STAFF
COMMITTEE AND GENERAL
SERVICES COMMITTEE
SUBMITTED BY

TRANSFER PROPERTY TO ROCK RESIDENTIAL FOUNDATION, INC., FOR THE PURPOSE OF
BUILDING A RESIDENCE HALL ON THE UW ROCK COUNTY CAMPUS

1 WHEREAS, the County of Rock has been approached by UW Rock County and the Rock
2 Residential Foundation, Inc., to donate approximately 2 acres of land on the south end of campus; and
3

4 WHEREAS, the purpose of the land would be to place a residence hall in this area and build an
5 additional roadway to the proposed building; and
6

7 WHEREAS, if the Rock Residential Foundation, Inc., failed within two years of the actual
8 transfer of the property from the County to complete the residence hall, the land would revert back to the
9 County of Rock; and
10

11 WHEREAS, time is of the essence in this matter in that the Board of Regents need to approve the
12 amending of the lease agreement with Rock County to exclude this land and allow this transaction to
13 occur at their December 5, 2013 meeting; and
14

15 WHEREAS, this matter has been reviewed and recommended by the General Services Committee
16 and the County Board Staff Committee.
17

18 NOW, THEREFORE, BE IT RESOLVED by the Rock County Board of Supervisors in session
19 this 21st day of November, 2013 that they hereby approve the transfer of approximately 2 acres of land to
20 the Rock Residential Foundation, Inc., for the purpose of building a residence hall on the UW Rock
21 County campus.
22

23 BE IT FURTHER RESOLVED that all transaction expenses be paid for by Rock Residential
24 Foundation, Inc., and there will be no infrastructure costs charged to the County for this transaction and
25 proposed building site;
26

27 BE IT FURTHER RESOLVED that the County Board Chair and County Clerk are hereby
28 authorized to sign a deed to transfer the property to the Rock Residential Foundation, Inc., as well as any
29 other documents necessary to complete the transaction including the amending of Rock County's existing
30 lease agreement with the UW Board of Regents.

TRANSFER PROPERTY TO ROCK RESIDENTIAL FOUNDATION,
INC., FOR THE PURPOSE OF BUILDING A RESIDENCE HALL ON
THE UW ROCK COUNTY CAMPUS

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Respectfully submitted:

COUNTY BOARD STAFF COMMITTEE

J. Russell Podzilni, Chair

Sandra Kraft, Vice Chair

Eva Arnold

Henry Brill

Betty Jo Bussie

Marilyn Jensen

Mary Mawhinney

Louis Peer

Kurtis Yankee

GENERAL SERVICES COMMITTEE

Phillip Owens, Chair

Henry Brill, Vice Chair

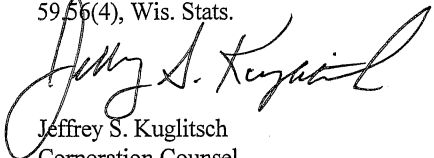
Ivan Collins

Jason Heidenreich

Edwin Nash

LEGAL NOTE:

The County Board is authorized to take this action pursuant to secs. 59.01, 59.51, 59.52(6)(c), and 59.56(4), Wis. Stats.


Jeffrey S. Kuglitsch
Corporation Counsel

FISCAL NOTE:

This resolution transfers approximately two (2) acres of land to the Rock Residential Foundation, Inc. for the purpose of building a residence hall. All transaction costs to be paid by Rock Residential Foundation, Inc.

Sherry Oja
Finance Director

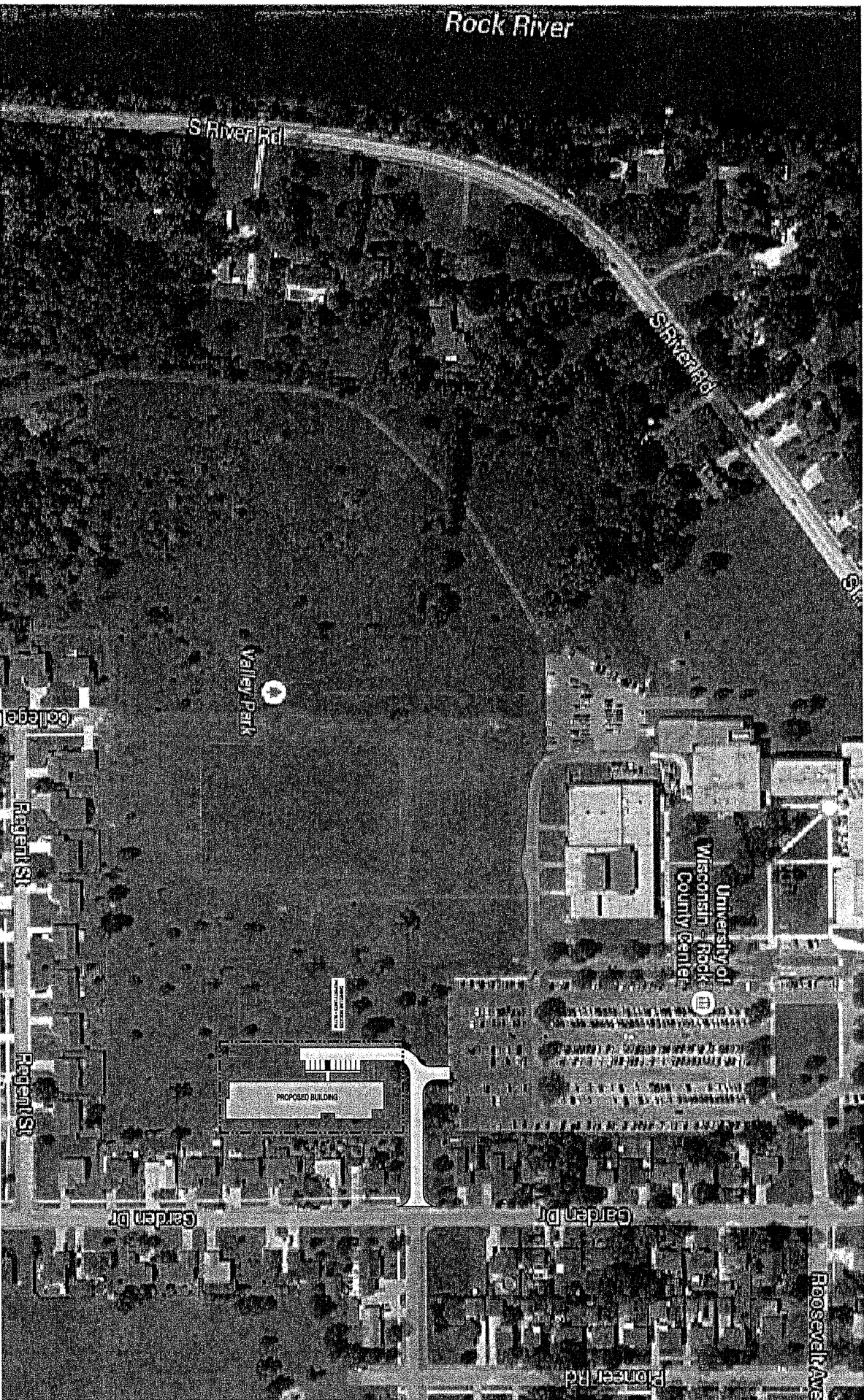
EXECUTIVE SUMMARY

In October of this year, UW Rock County Foundation approached the County of Rock to inquire whether or not the County would donate approximately 2 acres of land on the south end of the campus to place the residence hall facility.

The proposal is that a new nonprofit, I.R.C. § 501(c)(3) entity called the Rock Residential Foundation, Inc., would be formed to take the land and place a residence hall on the property. It is the understanding of the County of Rock that CD Smith Construction Services would construct the building and an outside management firm would be hired by the Foundation to manage the day-to-day operation of the residence hall.

This resolution would approve donating the land from the County of Rock to the Rock Residential Foundation, Inc. It would also authorize amending the County of Rock's existing lease arrangement with the UW Board of Regents to allow this project. Time is of the essence, since the Board of Regents meets in early December 2013.

There are to be no costs to the County for either the land transfer or for the infrastructure needed to build the building and its access within the City limits.



SITE PLAN SCALE 1/8"=1'-0"