

JEFFERSON COUNTY ECONOMIC DEVELOPMENT CONSORTIUM (JCEDC) & THRIVE ED BOARD AGENDA

Thursday, April 24, 2025
8:30 a.m. – 10:00

Jefferson County Courthouse, 311 S Center Avenue, Room C2063, Jefferson, WI 53549
and via Teams

[Join Meeting Now](#)

Meeting ID: 227 981 626 369 6

Passcode: uU3qU7UL

Board Members – Jefferson County Economic Development Consortium (JCEDC)

Rebecca Houseman - City of Fort Atkinson, Drake Daily– City of Lake Mills, Timothy Freitag – City of Jefferson, Jeanne Ritter – City of Waterloo, Mason Becker – City of Watertown, Emily McFarland– City of Whitewater, Lisa Moen – Village of Cambridge, Kyle Ellefson - Village of Johnson Creek, Kathy Weiss – Village of Palmyra, County Supervisor Bruce Degner, County Supervisor Amanda Truax, County Supervisor Karl Zarling

Board Members – ThriveED

David Schroeder, Kevin Kaufman, Casey Malesevich, Tom Dehnert, Scott Lausten, Don Lunak, Sr., Matt Mauthe, Andy Nelson, Kevin Paynter, Nate Salas, Stewart Wangard, Rebecca Houseman, Everett Butzine, Elizabeth Thelen, Ben Wehmeier, Kellie Karpinski, Richard Keddington, Shawna Marquardt, James Nelson, Michael Luckey

- I. Call To Order
- II. Roll (Establish a quorum)
- III. Certificate of Compliance with Open Meeting Laws
- IV. Approval of Agenda – April 24, 2025
- V. Approval of JCEDC/ThriveED Minutes – February 27, 2025
- VI. Public Comment – Members of the public who wish to address the board on specific agenda items must register their request at this time.
- VII. Election of JCEDC Vice Chair
- VIII. Presentation – Greater Jefferson County Housing Market Study, Erik Doersching, Tracy Cross & Associates
- IX. JCEDC/ThriveED Reports
 - a. Administration
 - i. Finances
 1. Discussion and Approval of Finance Reports for JCEDC
 2. Discussion and Approval of Finance Reports for ThriveED
 - ii. Report: Policies & Procedures
 - iii. Report: InVantage Session
 - b. Thriving Business
 - i. Presentation: Opportunity Pipeline
 - ii. Report: Meeting with the Office of Commission of Railroads
 - c. Diverse Housing
 - i. Report: Housing Committee
 - ii. Report: Housing Survey
 - iii. Report: Live Local Development Fund (LLDF)
 1. Investors
 2. Loan Closings

- d. Activated Workforce
 - i. Report: Tour of Jefferson High School
- e. Trust & Partnerships
 - i. Report: Recent Presentations / Community Involvement
 - 1. Watertown Chamber Annual Dinner
 - 2. Walworth County EDC
 - 3. Waukesha County Business Alliance
 - 4. Sauk County
 - 5. WEDA Legislative Day
 - 6. Habitat for Humanity Groundbreaking – Fort Atkinson
 - 7. Madwaukee 2050
 - 8. Upswing Radio Show
 - 9. MadRep Event: The Future of Development: Readiness, Engagement & Best Practices
 - ii. Community Discussion
 - 1. JCEDC board members are encouraged to share a brief update about their community, initiatives and/or challenges.
 - iii. Thrive Board Discussion
 - 1. Thrive board members are encouraged to share a brief update about their company, initiatives and/or challenges.
- f. General Updates
 - i. Upcoming Events
 - 1. April 29, 2025 – Bioforward Blast
 - 2. April 29 – May 17, 2025 (Tuesday, Wednesday, Thursday & Saturday) Habitat for Humanity Women Build
 - 3. April 30 – May 1, 2025 – Wisconsin Rural Partners Annual Summit – Fort Atkinson
 - 4. May 7, 2025 – Waukesha County Business Alliance Housing Summit
 - 5. May 7, 2025 – Conversations with ThriveED, 4-5:30pm – Location TBD
 - 6. June 12, 2025 – JCEDC/ThriveED Board of Directors Meeting
 - 7. June 13, 2025 – Habitat for Humanity Gala, 6-8pm – Domenica Park, Waukesha
 - 8. June 17, 2025 – Presentation to Watertown Common Council

X. Adjournment.

Our Vision Statement is: JCEDC / ThriveED will lead change necessary to support economic growth in Greater Jefferson County that results in healthy, thriving, and growing communities.

Our Mission Statement is: JCEDC / ThriveED will engage the public and private sectors in actions focused on attracting and supporting business growth that benefits the residents and communities in the Greater Jefferson County area.