



## Parks Amenities Matching Fund Program Application Form

*Please print to complete or enter the information and save the document.* Please provide all information requested. You may attach additional sheets and/or materials to support your request.

### 1. Grantee Information

Name of Individual or Organization: Friends of Wehr

Contact Name: Paul Brings/Deb McRae

Mailing Address:           Street 9701 W. College Ave  
  City Franklin           State WI           Zip 53132

Phone: 414-425-8550

Fax: 414-425-6992

Email: debra.mcrae@ces.uwex.edu

2. **Project Title:** Wehr Nature Center Accessibility and Renovation Project

3. **Funding Requested:** \$

*(Funding matches are granted up to a dollar-for-dollar match.)*

\$95,000.00



## Parks Amenities Matching Fund Program Application Form

### 4. Project Description:

Provide a detailed description of your project. Provide as much detail as possible to assist evaluators in clearly understanding the proposal. You may attach drawings or specifications of materials. If educational or marketing materials are proposed, provide a mock up or example of how the product will look, how it will be posted or distributed, and an example of the content. Other acceptable attachments include detailed map and other visual materials, site plans, drawings, photos, cross sections or mock ups of your project and what the finished product will look like.

Friends of Wehr (FOW) has been working to make Wehr Nature Center (WNC) more accessible for persons with mobility challenges since 2011, including providing funding for a half mile accessible boardwalk, accessible viewing deck, and a complete renovation of the amphitheater. Design work for the restrooms and office addition have been created and donated by Zimmerman Architectural Studios.

Remaining portion of Project:

1) Accessible restrooms: The current, over forty year-old restrooms are proving to be a serious impediment to persons in wheelchairs. Wheelchairs do not have room to turn in the designated handicapped stall, rendering it impractical for anyone in a wheelchair. The new design by Zimmerman uses an expansion of the front vestibule and basement underneath to accommodate enlarging the restrooms. Drawings are attached.

2) Administrative Space: An office addition of approximately 320 square feet, with the redesign of existing office space, will create a conference space and private office space for staff. The volunteer space will have a minimal restructuring to accommodate the re-model. This additional space and redesign will create a more flexible and efficient office space. Currently, staff have to share desks and computers and the Director has no private location in which to conduct personnel issues and reviews. Preliminary drawings are attached.

3) Owl Enclosure: A design was created for new indoor and outdoor owl cage, meeting all current requirements for keeping an educational raptor. WNC has a long history of having a screech owl on exhibit for the public educational purposes, but a lack of safe infrastructure has made it inhabitable since 2012. Outside donors are helping with the funding the reconstruction of the owl cage. Drawings are attached.

4) Internet Connectivity: Making WNC reliably connected to the Internet is a critical need for every aspect of operations from payroll to email to taking payments at the register. It is expected to require bringing fiber optic into the building. First planning meeting with IMSD and Parks was held July 24, 2017. No dollar amounts are available for this phase as of yet. Speculation from IMSD is that it will be \$45,000.



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### 5. Public Benefits

Explain why your project is important and why it is needed. Who are the intended users? How will the public benefit? How many and what different types of users do you expect? How does this project provide new recreational opportunities for the intended users? Does your project solve a problem or provide important missing services? If your project provides for people with disabilities, in what way?

Several phases of the FOW Accessibility Project have been ongoing since 2011. FOW conducted a strategic plan that identified persons with mobility challenges as an under-served audience. Increasingly, schools are bringing children in wheelchairs on field trips and visitors are coming to WNC events accompanied by persons with mobility challenges of all ages. WNC is receiving requests to volunteer from individuals with mobility challenges. When facilities are made more accessible everyone benefits; not just those with disabilities.

Improvements to date, including a half mile accessible boardwalk, accessible viewing deck, and renovated amphitheater, have already increased the number of individuals and families with disabilities that are using the Center. Because of this work, there has been an increase in persons with mobility challenges visiting and volunteering at WNC.

An essential remaining part of completing the accessibility of WNC is the restroom renovation. Our current restrooms are not easily used by persons with mobility challenges.

The Owl enclosure will be an attraction to bring visitors of all abilities into the building. Our past experiences with owls at Wehr Nature Center has proven that live animals are excellent teaching aids and help connect visitors to WNC's educational programming and the Parks' mission.

Connectivity is a major issue in being able to handle the new cash register systems in 2018. Right now, WNC does not have the internet signal strength or capacity to handle basic work functions that involve the use of the internet. Additionally, with the Parks' change in systems for registers and concessions, the need for a better infrastructure for a computer network increases exponentially. Visitors repeatedly ask for on-line registration.

Overall, funding for this project will increase the accessibility of Wehr Nature Center for those with disabilities, expand WNC's mission fulfillment, increase productivity of staff through the expansion of work space, and heighten the Center's ability to keep up with current demands by increasing internet capacity and strength.



## Parks Amenities Matching Fund Program Application Form

### 6. Sponsor Commitment

What experience do you or the organization have in accomplishing similar projects? Who will be responsible for organizing and assigning the work to insure successful project completion? You will need to document all project expenditures. What is your plan for documenting the work (photos, video, written?) What is your plan, if any, for long term maintenance of your project after it is completed?

Since 2011, with the fiscal leadership of Friends of Wehr, Wehr Nature Center has been able to manage the construction of a half mile accessible boardwalk, accessible viewing deck, and a complete renovation of the amphitheater. The completion of this important project exemplifies the Friends of Wehr's ability to handle multifaceted, long-term projects.

Additionally, FOW has raised funds for replacing outdated windows throughout the Center with large modern windows in the building. This project was carried out not only to make a necessary change for the building (updating windows), but also to further cultivate and engage donors, volunteers, and all participants in Wehr Nature Center's programming; creating pride in the final outcome of what could've otherwise been a mostly mundane repair to the building.

With the leadership of Friends of Wehr's Board of Directors and Wehr Nature Center's Director, with dedicated help from a Milwaukee County representative from A&E, a Zimmerman Architectural representative, and a Milwaukee County Parks Planning representative, the Wehr Nature Center's Accessibility Project is on its way to be the next successful undertaking at the Center.

As the project progresses, it will be documented for the County with photos and project plans. And, long-term maintenance of the restrooms, office space, and all other project renovations will be handled by Wehr Nature Center staff and the appropriate County departments including Milwaukee County Parks and IMSD.



## Parks Amenities Matching Fund Program Application Form

### 7. Return on Investment

How will this project maintain or enhance core services provided by the Parks Department? Is there a budgetary savings or increased revenue potential as a result of this project? Will there be long term operating, capital, maintenance, or replacement expenses with this project and what is that estimated cost?

By partnering with FOW to do the accessible restrooms, Milwaukee County Parks will save money in its efforts toward meeting ADA requirements, while providing a service to an under-served audience. The office space expansion and the additional basement under the restrooms will provide badly needed storage and work space. The additional space will create a more productive staff and efficient, reliable facilities.

A significant increase in revenue is expected with the enhanced rentability of the facility, as well as the full utilization of additional volunteers for special events.

The owl enclosure completion will bring back a popular exhibit that creates repeat attendance to the Center and an increase in excitement in Wehr's programming. The public loves live animals and it is within the Center's mission to educate visitors about native fauna. The owl enclosure will require minimal care and the staff will be able to take care of its maintenance. Ultimately, more return visits means additional revenue for Wehr Nature Center and less budgetary commitment from the County to the Parks.

Improving connectivity will allow customers easier access to programs, preregistration online, and many more opportunities to utilize the Center, while allowing the new cash register systems coming in 2018 to be fully integrated and functional. Additionally, the updates to internet connectivity will increase the productivity of Wehr Nature Center staff and create more opportunities for volunteers and guests within the Center's building.



## Parks Amenities Matching Fund Program Application Form

### 8. Proposed Budget

Provide a detailed and complete budget with enough detail for evaluators to understand exactly what grant funds will be used for, how you arrived at the prices for services, labor, materials, equipment, etc. and the same level of detail about the amount and source of matching funds. If matching funding is already in place, provide necessary documentation to show balance in designated account. Please check one of the following:

The estimated project costs:

Restroom/Vestibule: \$251,000  
Administrative space: \$95,000  
Owl Enclosure: \$24,000  
TOTAL: \$370,000

Detailed sheets on each project are attached as well as drawings.  
The estimates were provided by Zimmerman Architectural Studios.

Friends of Wehr has received a donation of \$150,000 from a generous supporter to get the project started (copy of certificate of deposit attached). Zimmerman Architectural Studios donated the designs, which have not been included in the project totals. Additionally, the excitement around the prospect of an Owl enclosure is inspiring several Wehr Nature Center donors to contribute to the project.

Friends of Wehr is planning a fundraising effort toward its 1,000+ membership to help procure the majority of the rest of the project funding. Additional fundraising events will continue to be hosted by FOW to provide additional funds as needed.

With the \$150,000 individual donation and a commitment from Friends of Wehr to raise an additional \$125,000, the request from the Parks Amenities Matching Fund is the remaining \$95,000 to complete the project.

Connectivity Budget not included-IMSD has speculated it will be around \$45,000.00. Once definite amounts are known and application for the connectivity will be submitted for the March, 2018 cycle.



## Parks Amenities Matching Fund Program Application Form

The Parks Department prefers to reimburse grantees after the work is completed. *(Please note that projects that were begun or completed prior to Parks approval are ineligible for funding. All third party funding must be present in a designated account prior to grant award)*

- We understand payment by the Parks will occur after project completion.
- We must have Parks Amenities Matching Funds prior to start of the project.
- Please include W-9 for requesting agency/group.

Paul Brings

Printed Name

08/7/2017

Date

President, Friends of Wehr

Title/Position

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*For Office Use Only:*

Date received \_\_\_\_\_

Copy distribution \_\_\_\_\_

Approval \_\_\_\_\_ Date \_\_\_\_\_

FT Cycle \_\_\_\_\_

Check Request



*It's all here for you*

Friends Of Wehr Nature C  
439802495 Business Certificate

Ledger balance:	150,572.38	Today's activity	0.00
Current balance	150,572.38	Total Holds:	0.00
Account available balance:	150,572.38		
Total accessible balance	150,572.38		
Closing balance	150,619.40		
Last statement	00/00/0000		

5 All transactions. 03/14/2017 to 07/13/2017

<u>Date</u>	<u>Deposit ID</u>	<u>Amount</u>	<u>Description</u>	<u>Status</u>	<u>Balance</u>
07/13/2017		150,572.38	Daily balance		
07/13/2017	1	140.95	761 - Interest Credit		150,572.38
06/13/2017		150,431.43	Daily balance		
06/13/2017	1	145.51	761 - Interest Credit		150,431.43
05/13/2017		150,285.92	Daily balance		
05/13/2017	1	140.69	761 - Interest Credit		150,285.92
04/13/2017		150,145.23	Daily balance		
04/13/2017	1	145.23	761 - Interest Credit		150,145.23
03/14/2017		150,000.00	Daily balance		
03/14/2017	1	150,000.00	770 - New Certificate		150,000.00





Friends of Wehr

Federal Tax Identification Number

39-1416519

Friends of Wehr Nature Center  
9701 W. College Ave.  
Franklin, WI 53132

414-425-8550 phone  
414-425-6992 fax

.....  
**WISCONSIN SALES AND USE TAX  
CERTIFICATE OF EXEMPT STATUS (CES)**  
(Governmental, Religious, Charitable, Scientific or Educational Organization)

Sales to this organization or entity are exempt from Wisconsin sales and use tax under sec. 77.54(9a) and 77.55(1), Wis. Stats.

This certificate is valid unless cancelled by the Wisconsin Department of Revenue.

FRIENDS OF WEHR NATURE CENTER  
9701 W COLLEGE AVE  
FRANKLIN WI 53132-2529

CES NUMBER
024523
DATE ISSUED
1/6/1983

**IMPORTANT:**

Purchases made by your organization are taxable unless you furnish your supplier with the CES number shown above. Sales by your organization may be subject to tax. If your organization makes taxable sales, it may be required to obtain a seller's permit and remit sales tax to the Department of Revenue.

Questions: Contact the Department of Revenue by telephone at (608) 266-2776, FAX (608) 267-1030, E-mail sales10@revenue.wi.gov, or at our Web site [www.revenue.wi.gov](http://www.revenue.wi.gov)

DRAWING INDEX AND TITLE INFORMATION

A000 TITLE SHEET AND SHEET INDEX

ADMINISTRATIVE ADDITION

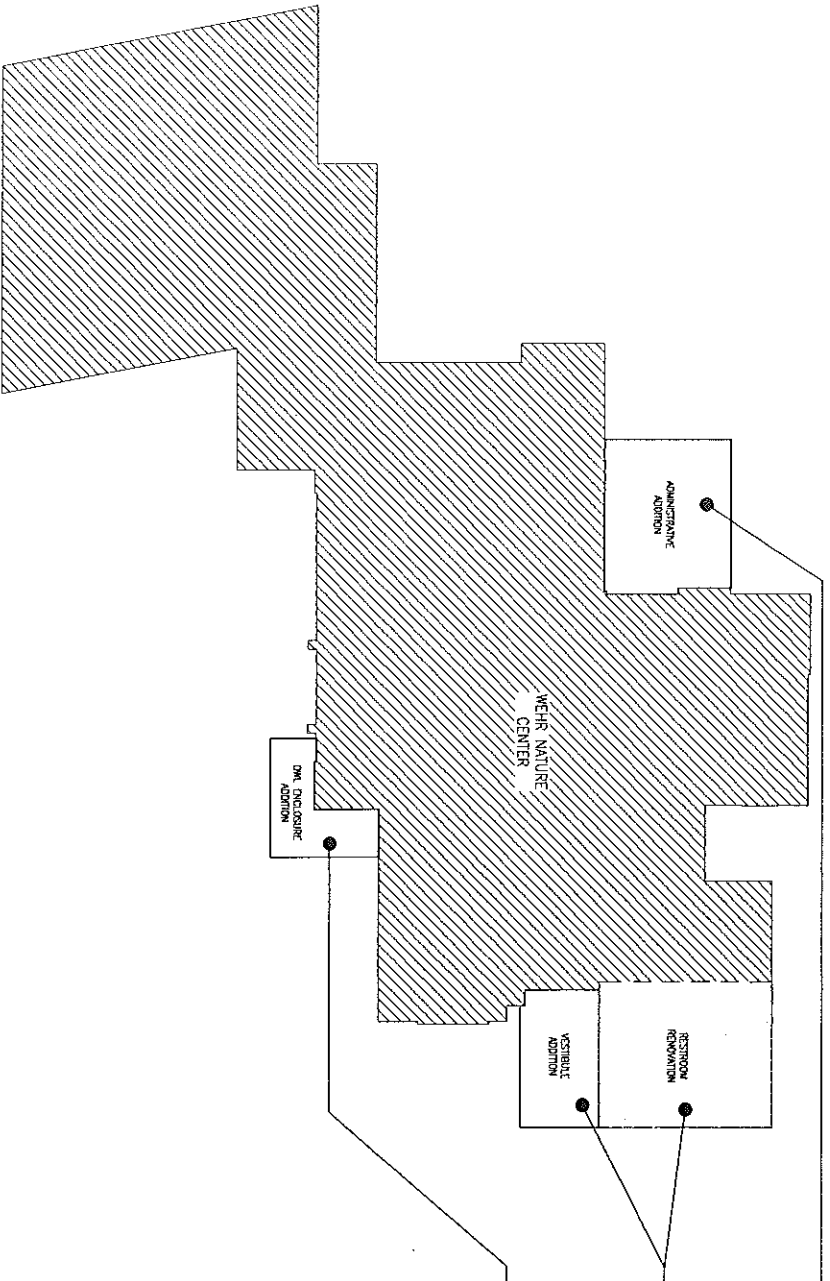
A100 DEMOLITION PLAN  
A101 FLOOR PLAN  
A102 BUILDING ELEVATION

RESTROOM RENOVATION & VESTIBULE ADDITION

A200 DEMOLITION PLAN  
A201 FOUNDATION PLAN  
A202 FLOOR PLAN  
A203 BUILDING ELEVATION

OWL ENCLOSURE ADDITION

A300 DEMOLITION PLAN  
A301 FLOOR PLAN  
A302 BUILDING ELEVATION

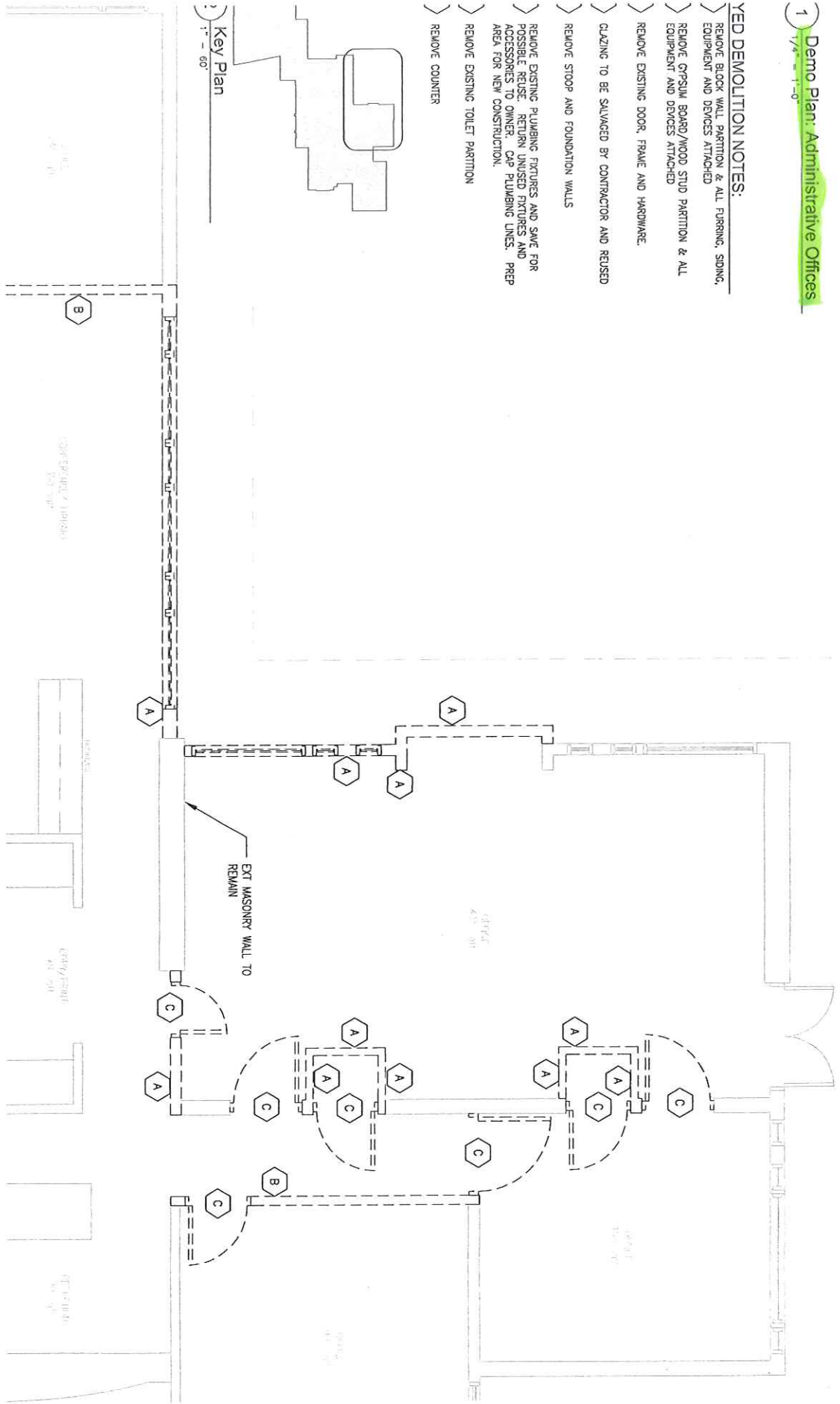
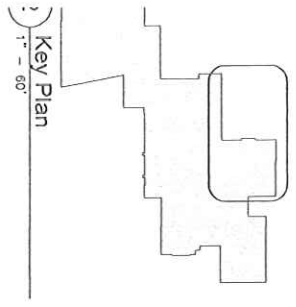


1 Overall Plan  
1/16" = 1'-0"

1 Demo Plan: Administrative Offices  
1/4" = 1'-0"

**YED DEMOLITION NOTES:**

- > REMOVE BLOCK WALL PARTITION & ALL FURRING, SIDING, EQUIPMENT AND DEVICES ATTACHED
- > REMOVE Gypsum BOARD/WOOD STUD PARTITION & ALL EQUIPMENT AND DEVICES ATTACHED
- > REMOVE EXISTING DOOR, FRAME AND HARDWARE
- > GLAZING TO BE SALVAGED BY CONTRACTOR AND REUSED
- > REMOVE STOOP AND FOUNDATION WALLS
- > REMOVE EXISTING PLUMBING FIXTURES AND SAVE FOR POSSIBLE REUSE. RETURN UNUSED FIXTURES AND ACCESSORIES TO OWNER. CAP PLUMBING LINES. PREP AREA FOR NEW CONSTRUCTION.
- > REMOVE EXISTING TOILET PARTITION
- > REMOVE COUNTER



A100  
Demolition Plan

Wehr Nature Center  
Renovation & Additions  
Franklin, WI

Zimmerman  
ARCHITECTS

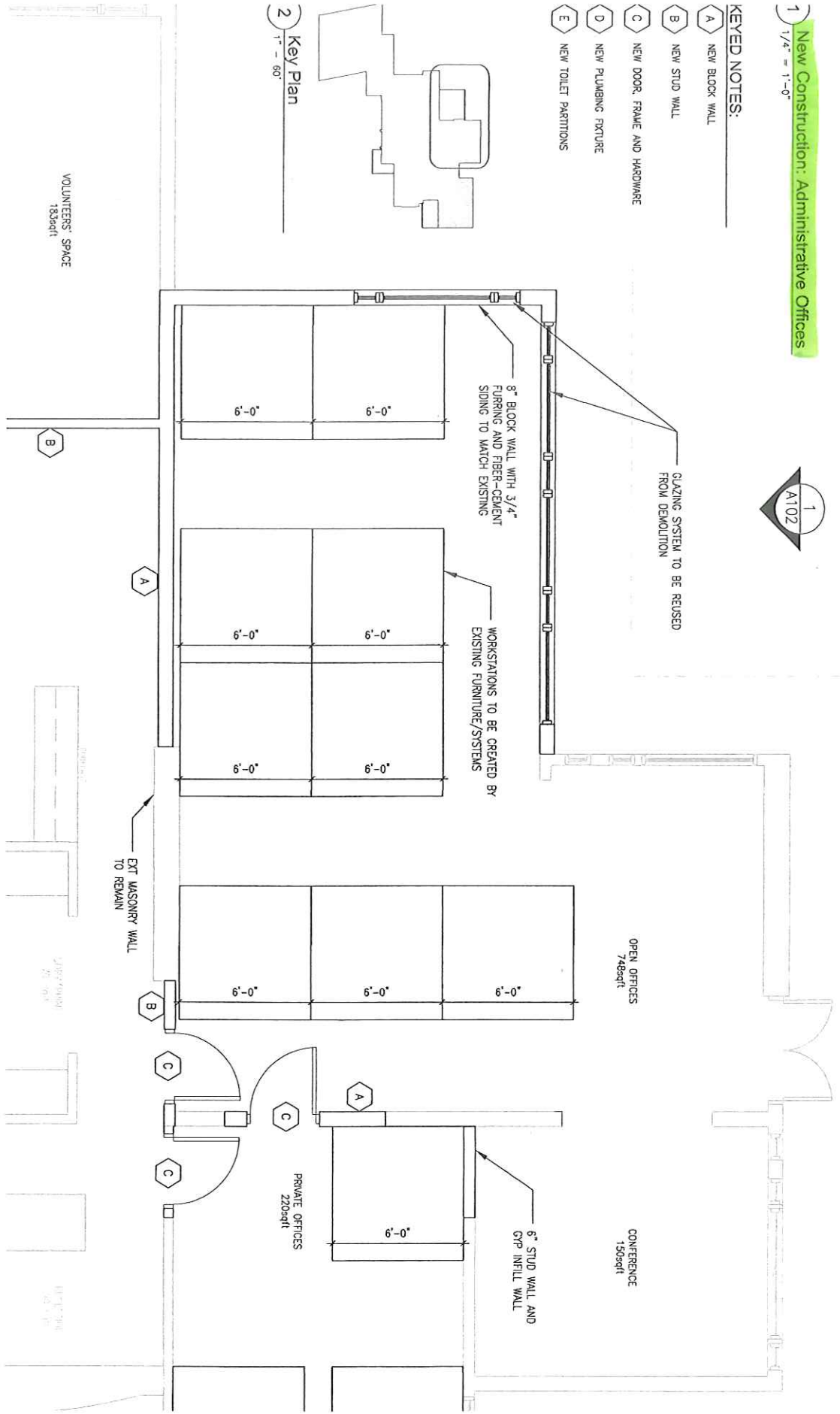
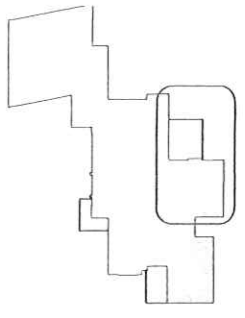
**1** New Construction: Administrative Offices  
 1/4" = 1'-0"



**KEYED NOTES:**

- A** NEW BLOCK WALL
- B** NEW STUD WALL
- C** NEW DOOR, FRAME AND HARDWARE
- D** NEW PLUMBING FIXTURE
- E** NEW TOILET PARTITIONS

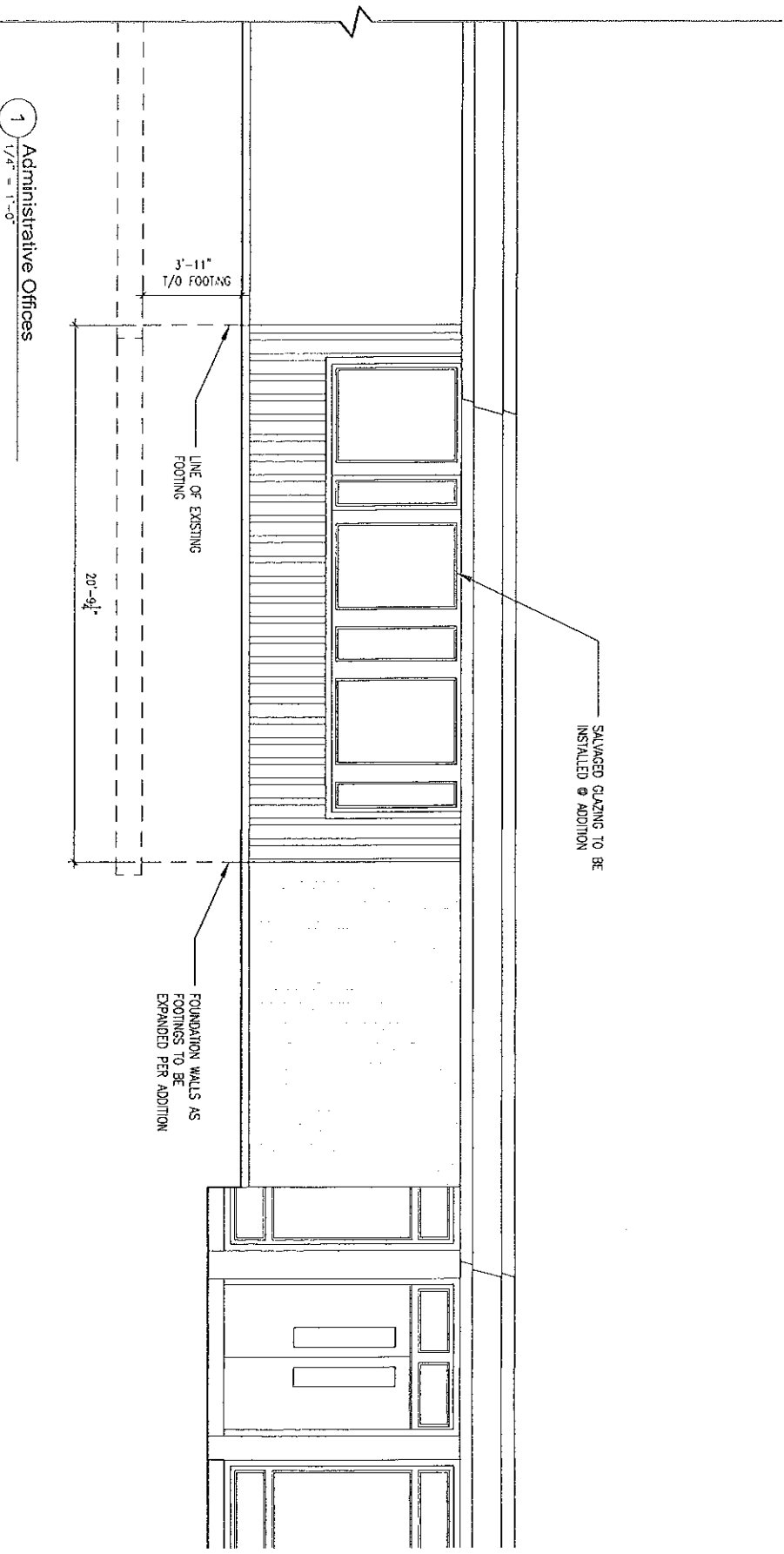
**2** Key Plan  
 1" = 60"



A101  
 Floor Plan

Wehr Nature Center  
 Renovation & Additions  
 Franklin, WI

Zimmerman

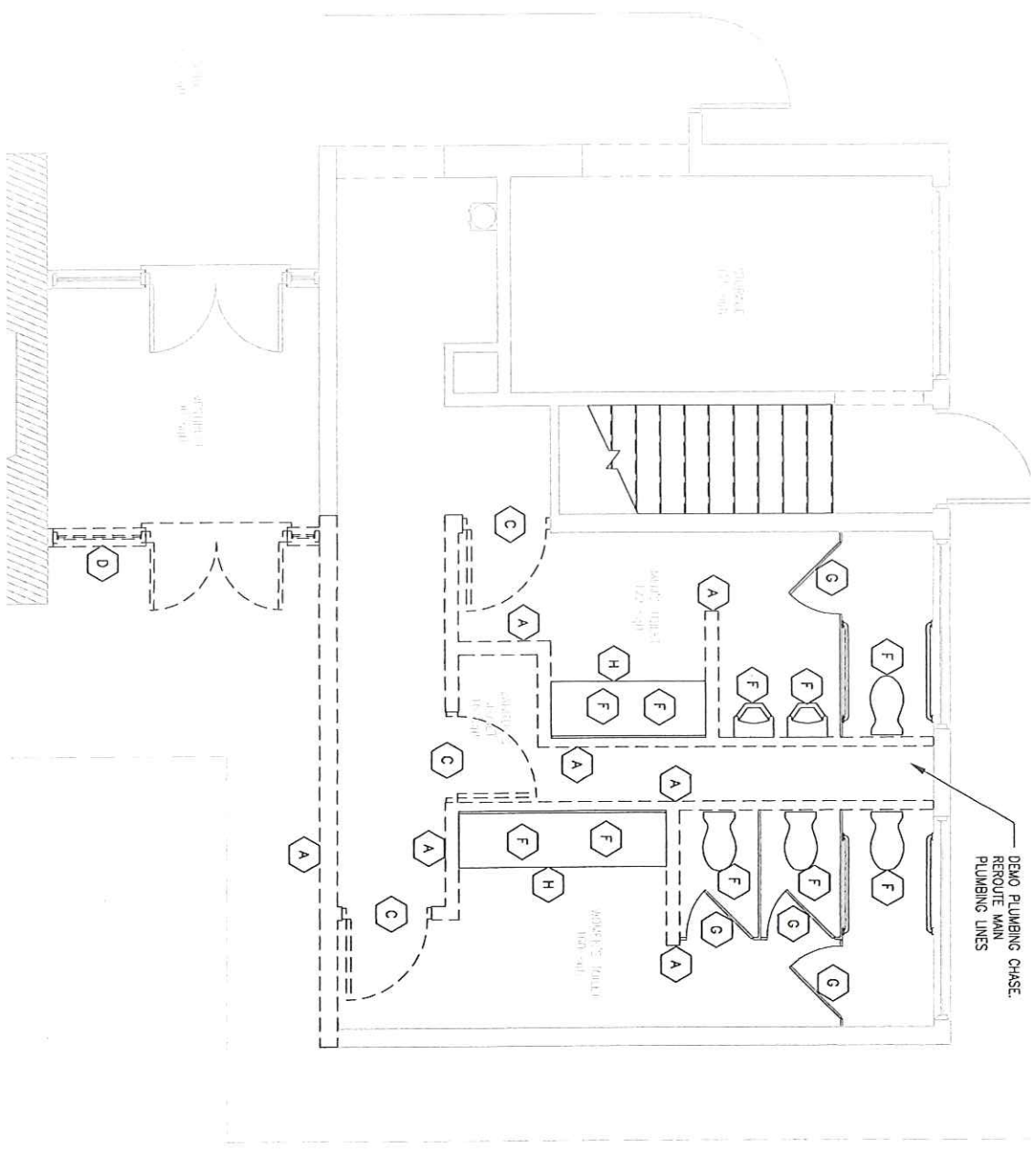


1 Administrative Offices  
 1/4" = 1'-0"

A102  
 North Overton

Wehr Nature Center  
 Renovation & Additions  
 Franklin, MO

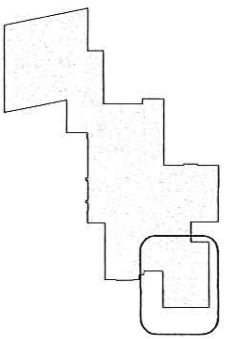
Zimmerman

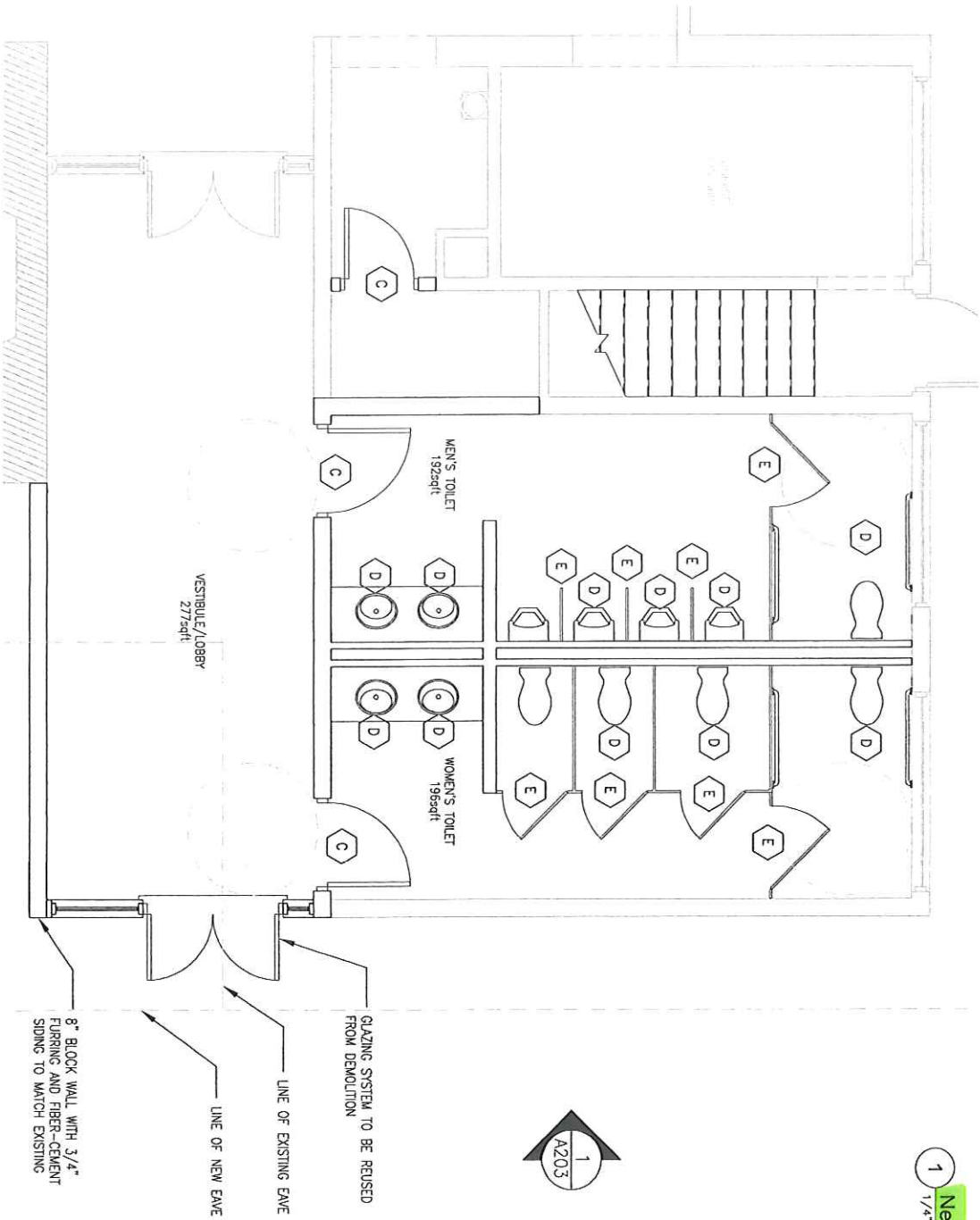


1 Demo Plan: Restrooms  
1/4" = 1'-0"

- KEYED DEMOLITION NOTES:**
- A REMOVE BLOCK WALL PARTITION & ALL FURRING, SIDING, EQUIPMENT AND DEVICES ATTACHED
  - B REMOVE CRYSLIN BOARD/WOOD STUD PARTITION & ALL EQUIPMENT AND DEVICES ATTACHED
  - C REMOVE EXISTING DOOR, FRAME AND HARDWARE
  - D GLAZING TO BE SALVAGED BY CONTRACTOR AND REUSED
  - E REMOVE STOOP AND FOUNDATION WALLS
  - F REMOVE EXISTING PLUMBING FIXTURES AND SAVE FOR POSSIBLE REUSE. RETURN UNUSED FIXTURES AND ACCESSORIES TO OWNER. CAP PLUMBING LINES. PREP AREA FOR NEW CONSTRUCTION.
  - G REMOVE EXISTING TOILET PARTITION
  - H REMOVE COUNTER

2 Key Plan  
1" = 60"



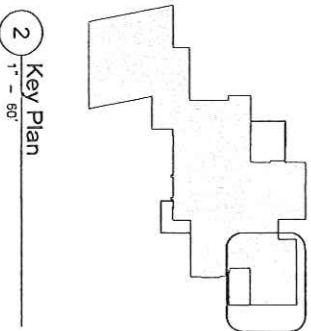


1  
New Construction: Restrooms  
1/4" = 1'-0"



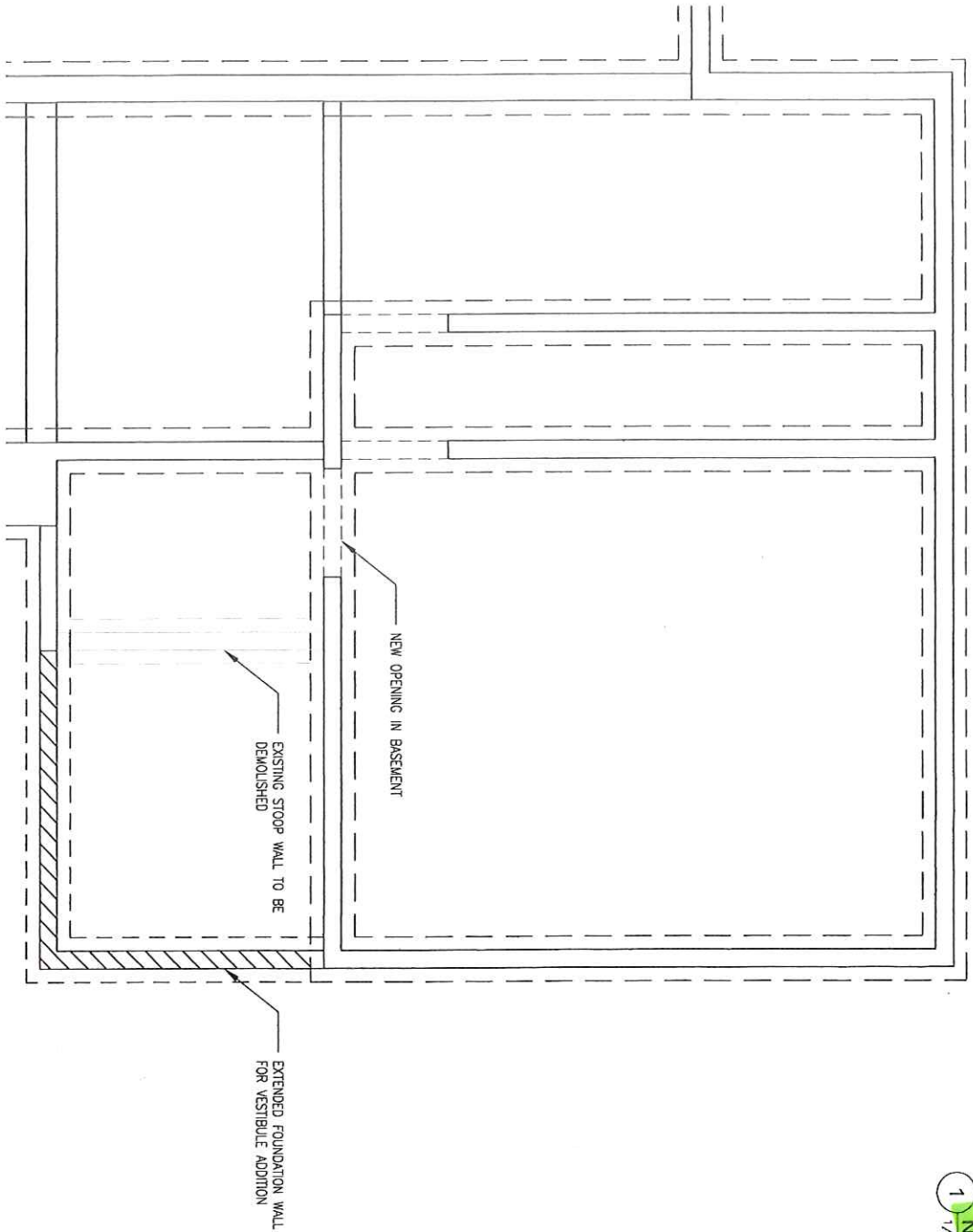
KEYED NOTES:

- A NEW BLOCK WALL
- B NEW STUD WALL
- C NEW DOOR, FRAME AND HARDWARE
- D NEW PLUMBING FIXTURE
- E NEW TOILET PARTITIONS

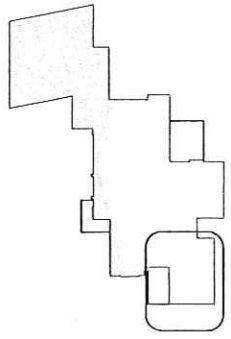


2 Key Plan  
1" = 50'

1 New Construction: Restrooms  
1/4" = 1'-0"



2 Key Plan  
1" = 60"



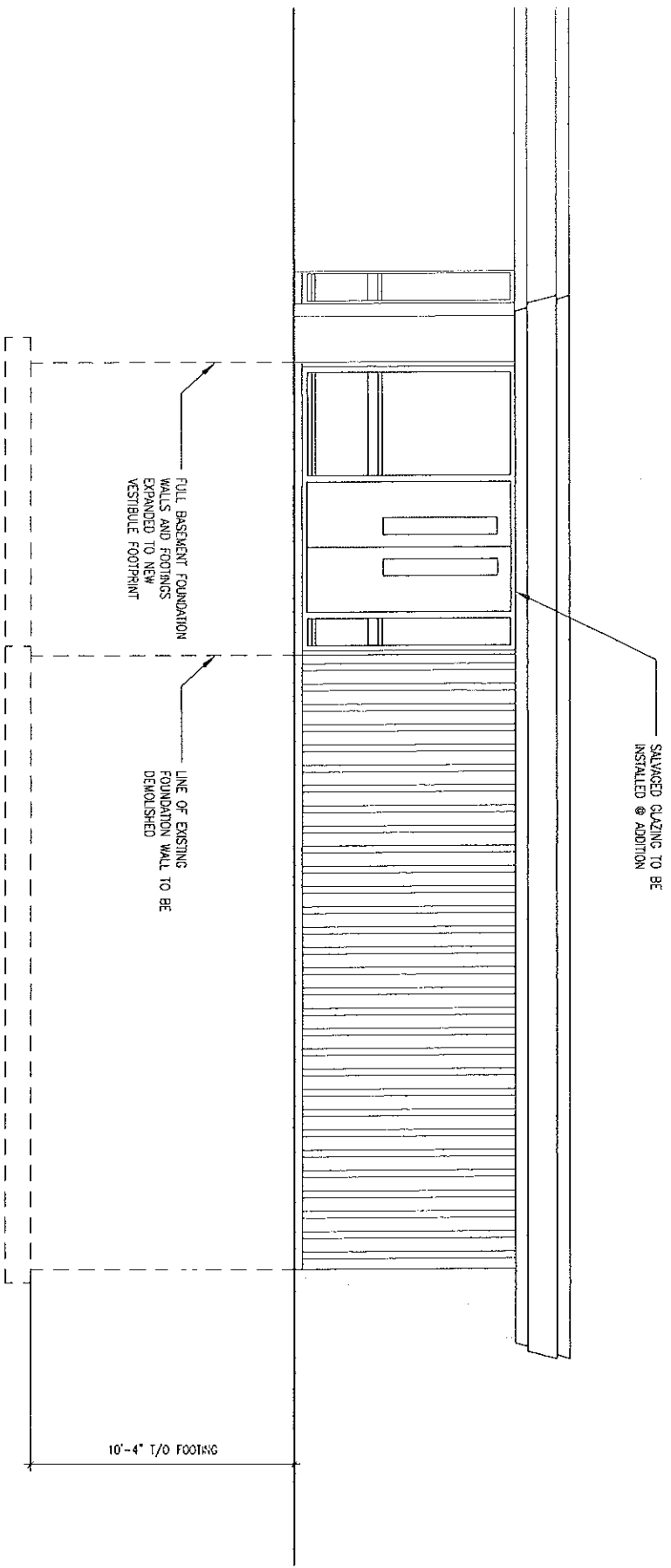
A201  
Foundation Plan

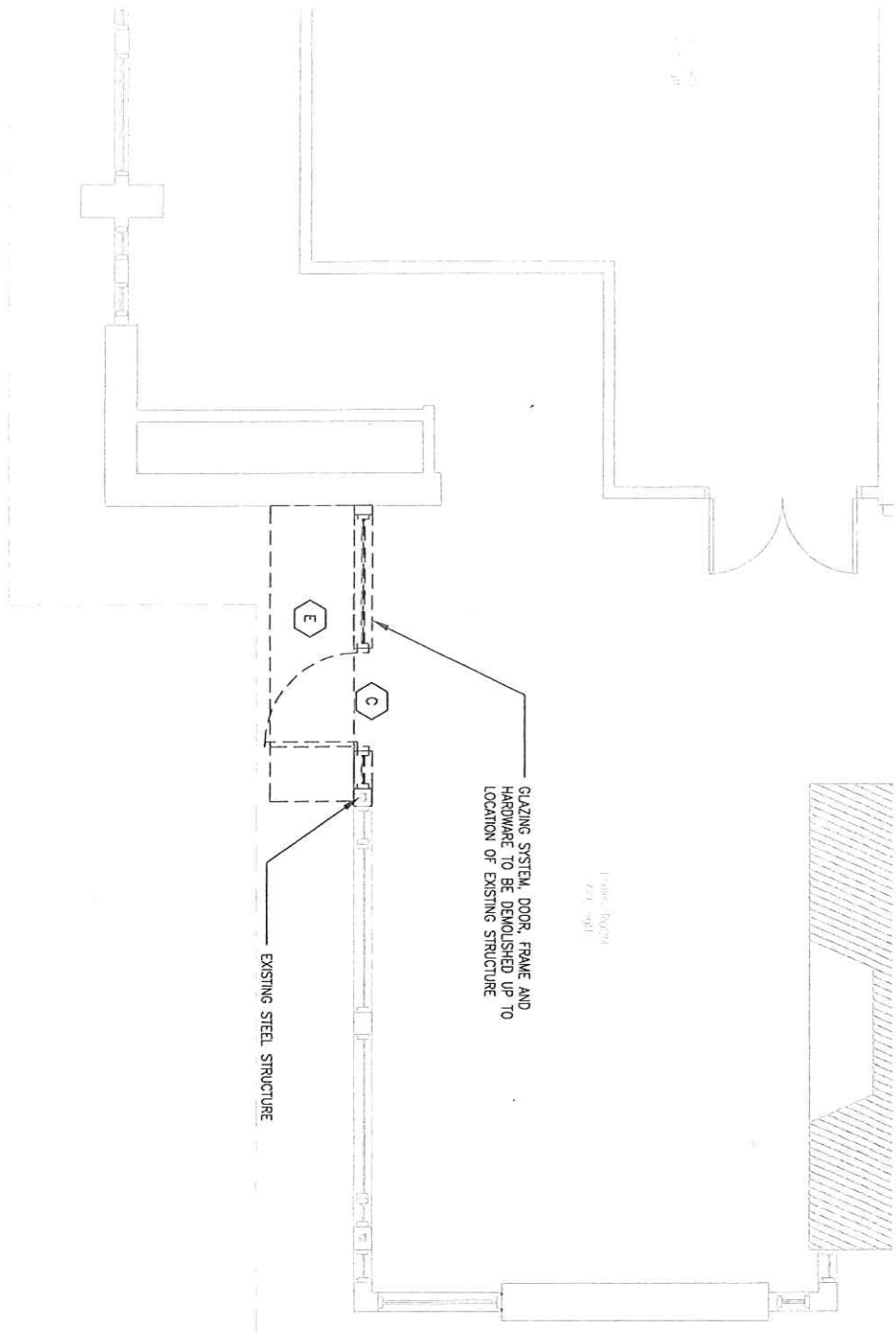
Wehr Nature Center  
Renovation & Additions  
Franklin, WI



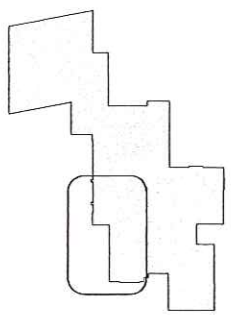


1 Vestibule Addition  
1/4" = 1'-0"

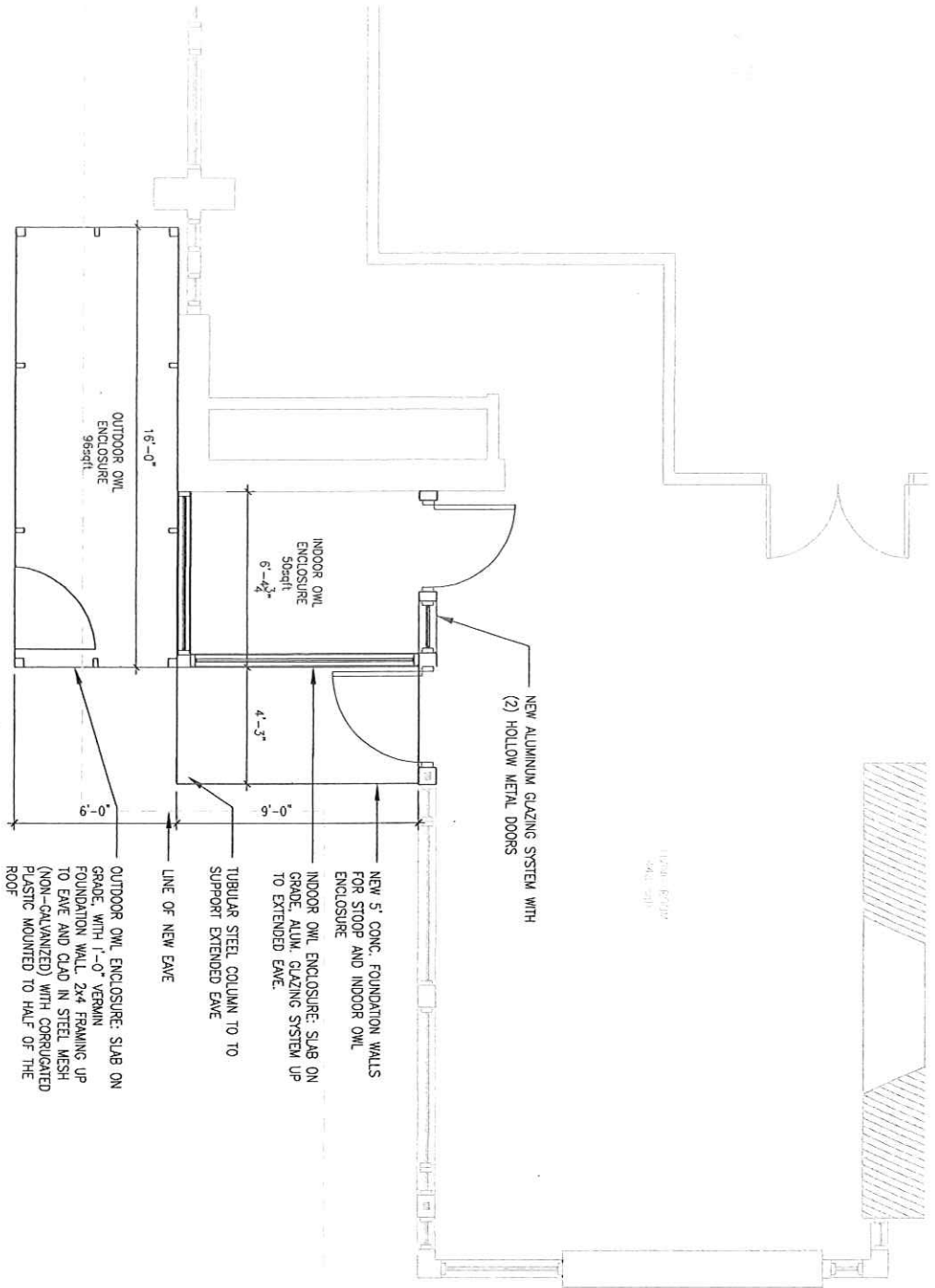




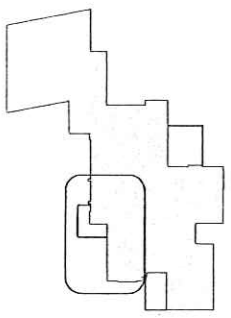
- KEYED DEMOLITION NOTES:**
- A REMOVE BLOCK WALL PARTITION & ALL FURRING, SIDING, EQUIPMENT AND DEVICES ATTACHED
  - B REMOVE Gypsum BOARD/MOOD STUD PARTITION & ALL EQUIPMENT AND DEVICES ATTACHED
  - C REMOVE EXISTING DOOR, FRAME AND HARDWARE.
  - D GLAZING TO BE SALVAGED BY CONTRACTOR AND REUSED
  - E REMOVE STOOP AND FOUNDATION WALLS
  - F REMOVE EXISTING PLUMBING FIXTURES AND SAVE FOR POSSIBLE REUSE. RETURN UNUSED FIXTURES AND PREP ACCESSORIES TO OWNER. CAP PLUMBING LINES. AREA FOR NEW CONSTRUCTION.
  - G REMOVE EXISTING TOILET PARTITION
  - H REMOVE COUNTER



1 New Construction: Owl Enclosure  
1/2" = 1'-0"

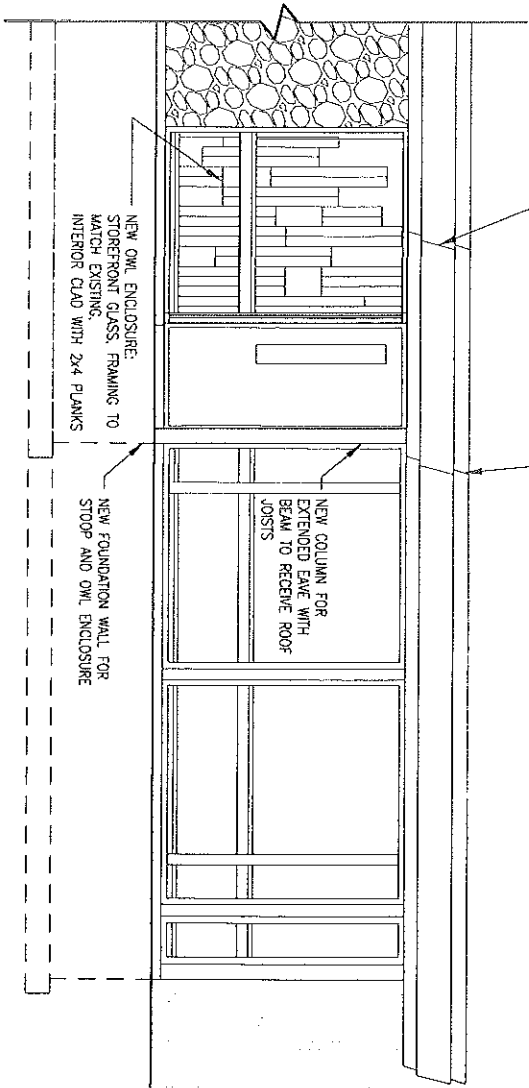


2 Key Plan  
1" = 60'



LINE OF EXT. EAVE: EXT. FASCIA TO BE REMOVED AND ROOF JOIST TO EXTEND OVER OWL ENCLOSURE AND STOOP

LINE OF NEW EAVE: FASCIA TO MATCH EXT



NEW OWL ENCLOSURE: STOREFRONT GLASS, FRAMING TO MATCH EXISTING. INTERIOR CLAD WITH 2x4 PLANKS

NEW COLUMN FOR EXTENDED EAVE WITH BEAM TO RECEIVE ROOF JOISTS

NEW FOUNDATION WALL FOR STOOP AND OWL ENCLOSURE

1 Building Section: New Construction  
1/4" = 1'-0"

A302  
Building Section: New Construction

Wehr Nature Center  
Renovation & Additions  
Elevation: 2/1

Zimmerman

## Wehr Nature Center

### Addition/Renovation Project

#### Narrative

#### Administrative Space (\$95,000)

The administrative addition is a 345 sq. ft. enclosed and heated addition located on the NW corner of the original building. Along with the addition there is also some demolition proposed in the existing admin space. The goal is to create an expanded space for open offices while allotting for a private office that accommodates for 3 work stations as well as an open space for a conference table. The following is a bulleted list of construction notes:

- Foundation: slab on grade with frost wall to doveled into existing foundation and footing
- Exterior wall construction to match existing: 8" concrete block with 1/4" furring and fiber cement siding painted to match existing
- Interior wall construction to match existing: 6" stud wall with insulation with 5/8" gypsum wall board on both sides
- Glazing: any exterior glazing removed at demolition is to be salvaged by contractor and relocated at new exterior walls
- Floor Finish: Carpet tile TBD
- Ceiling: painted gyp to be made flush with existing plaster and lath ceiling
- Estimation does not include new furniture systems

#### Vestibule & Restroom Addition and Renovation (\$251,000)

The vestibule addition consist of 183 sq. ft. added space to increase sized of restrooms and declutter exhibits currently located across from reception. Restrooms will be expanded and will include new, wall-mounted fixtures. This addition will also have full foundation walls in order to expand the basement space beneath the restrooms. What follows is a bulleted list of construction notes:

## Wahr Nature Center

### Addition/Renovation Project

#### Narrative

##### -Foundation

- Full foundation to be doweled into existing foundation and footing. Opening to be made in order to connect existing basement to new
- Floor: to be polished concrete
- Walls: Unfinished

##### -Vestibule

- Expanded east to be made flush with existing Eastern wall of restrooms.
- Exterior wall construction to match existing: 8" concrete block with 3/4" furring and fiber cement siding painted to match existing
- Existing exterior entry doors and glazing: to be relocated to new, Eastern wall of expanded vestibule
- Floor: walk-off carpet to span the area between entry and vestibule doors. Paving stones to match existing walk will flank the walk-off carpet inside the vestibule where the custom paving stones of the major donor will be relocated inside the vestibule

##### -Restrooms:

- Existing plumbing chase : to be demolished and plumbing from below to be redirected
- New plumbing chase: 3-5/8" metal stud walls with 11" outside face to outside face dimension. Plumbing lines to be redirected to new chase and fixtures
- Fixtures: new, wall-mounted toilets, urinals and lavs
- Floor: quarry tile
- Walls: painted block

## Wehr Nature Center

### Addition/Renovation Project

#### Narrative

- Ceiling: painted gyp flush with existing plaster and lath ceiling

#### Owl Enclosure (\$24,000)

This portion of the project consists of a 50 sq. ft. indoor owl enclosure with adjacent stoop and extended eave above as well as a 96 sq. ft. outdoor owl enclosure. The following is a bulleted list of construction notes:

- Existing foundation and stoop: to be demolished
- New foundation and stoop: constructed to at parameter of new owl enclosure and stoop- to be doweled into existing foundation and footing
- Indoor enclosure:
  - Slab on grade with adjacent stoop to align with relocated exterior man-door
  - New aluminum framing and glazing on three sides built up to existing eave with access door to interior of main building
  - Concrete floor to be covered with "Astro-turf" or "Daisy Mat"
  - Walls to feature 2x4 planks at random lengths to be mounted within framing and placed directly against glass
  - Furnishings or "Environmental Substitution" to be provided by owner. This included things like perches or anything to help naturalize the enclosure but also things like a water bowl
  - NOTE: Vent at framing between enclosure and building to allow constant air-flow between enclosure and building
- Roof Construction: existing eave to be extended to cover indoor enclosure and stoop. Locate 6x6" tubular steel column and beam in line with column of existing building adjacent man-door, then fur out column and beam with fiber cement board and paint to match existing. Demolish fascia at this location of roof and sister roof joist to extend over indoor enclosure and 1'-0" beyond new stoop, construct new fascia to match existing conditions
- Outdoor enclosure:

## Wehr Nature Center

### Addition/Renovation Project

#### Narrative

- To be construction directly adjacent indoor enclosure and flush with exterior wall of existing building. 1' -0" concrete vermin wall around perimeter with pea gravel floor.
- 2x4 framing to be clad in non-galvanized metal mesh
- Roof will extend beyond eave of existing building and left exposed to the open. Half of the roof will then be covered with corrugated plastic panel mounted directly to framing and over the metal mesh
- Like indoor enclosure, "Environmental Substitutions" to be provided by owner

TOTAL ESTIMATED COST= \$370,000