Questions & Answers - TAG Fredonia RFP

October 2026

1. For project coordination meetings with the Project Coordination Team (Task 1), are virtual meetings (Teams / Zoom) acceptable formats?

Virtual meetings are acceptable.

2. Will the consultant be provided with surveys, GIS data, and other relevant environmental studies that will serve as baseline information for concept development?

The consultant will be given any available surveys, GIS data and environmental studies. Regarding the environmental studies, each site has varying levels of environmental investigation and remedial action that have been conducted. DNR staff will help to interpret the environmental studies, but the amount of information known about each site varies. DNR expects the consultant to prepare development options based on what information is available.

3. What level of detail is anticipated for the cost estimates that are to be included with the site redevelopment plan?

Under Task 3: Site Redevelopment Plan, the narrative should include rough estimates of development plan costs, including broad categories such as infrastructure, site preparation, parking, new construction costs for buildings, and landscaping. Estimates can be general numbers for each category based on readily available information (e.g. $50,000 to $75,000 for landscaping).

4. Is there a page limit (or target) for the Project Understanding and Scope section of the proposal?

There is no page limit or target for the Project Understanding and Scope section of the proposal.

5. What level of site investigation, clean up, or remediation has occurred to-date?

Site Investigation actions for this property last occurred in the late 1990s and the case was closed in 2002. Some site investigation information can be found within the online Bureau of Remediation and Redevelopment Tracking System (BRRTS) using tracking numbers 02-46-000259, 03-46-002022, 06-46-150316. Access BRRTS at https://dnr.wisconsin.gov/topic/Brownfields/botw.html.

Additional historic site files and reports will be provided when the contract begins. Updated site investigation and remedial action are likely needed in the future and DNR expects the city and the property owner to initiate this action along with efforts to redevelop the property.

6. What role is the city anticipated to play in this project?

The city is expected to provide information to the consultant about the property, GIS data, infrastructure information, information about city needs and ideas for the future development options. The city would attend meetings and help to coordinate public meetings and attend those meetings.

7. What is the status of the current site owner - will they be engaged in this effort, are they looking to sell?

The owner is working cooperatively with the city and is interested in selling the land and will provide information that may help with the reuse planning.