



Wisconsin's Growing

Business Expansion News



Compiled by
Forward Wisconsin

First Quarter 2007

ALGOMA – Algoma Hardwoods, a manufacturer of architectural and commercial hardwood doors, is investing \$1.4 million in an expansion project. The addition includes a 6,500-square-foot building expansion and a new production press for laminating the doors made at the plant. The Wisconsin Department of Commerce is providing a \$35,000 Customized Labor and Training grant to train production and maintenance employees on the new press and affiliated technology.

AMHERST – H.O. Wolding, a trucking company that was started in the 1930s, is continuing the expansion it started in early 2006 when the firm added 100 trucks. During the first half of 2007, the business plans to hire 50 drivers, with first-year drivers making an average of \$40,000 annually. The company is a long-haul trucking operation that ships paper products, food and other goods through the United States.

APPLETON – Oshkosh Truck Corporation will hire several hundred employees in 2007 as it ramps up production of military trucks valued in the hundreds of millions of dollars. The company, one of the world's largest builders of military trucks, expects \$100 to \$200 million in new military work this year that will increase its production by 35% starting this spring or summer.

ASHWAUBENON – Larsen Converting Industries, a printing firm that serves markets that range from infant care to industrial packaging to fast food, is expanding. The company has invested \$3.5 million in a printing press and will add 14 jobs to its operation. The Wisconsin Department of Commerce is providing \$70,000 in Enterprise Development Zone tax credits to assist the project.

BALDWIN – Contour Plastics has announced plans for a major facility expansion that will nearly double its space to 90,000 square feet and create 75 new jobs. The 2-story addition will include office space, clean room facilities, a training room and a mezzanine. The firm plans to invest around \$5.3 million in the building and new equipment. The company makes injection-molded parts for high-tech industries such as medical, communications, business machines and electronics. A May groundbreaking is anticipated with completion by year's end.

BROOKFIELD – Capitol Imperial LLC is constructing a 20,000-square-foot bank building at 4045 Imperial Drive on a 2-acre site. The company plans to lease the facility to a yet-to-be-announced bank. The Waukesha development company will begin construction in the spring.

BUTLER – Modern Home Products Inc. of Antioch, Illinois, will move its recently-purchased, Florida-based **ProFire Grills** subsidiary to a 14,500-square-foot building located at 12419 W. Silver Spring Road. The parent company bought the building for \$620,000 and will spend another \$150,000 on renovations. Profire Grills makes stainless steel gas barbeque grills, barbeque accessories and gas light fixtures.

EVANSVILLE – North Prairie Productions, LLC will build a new 62,400-square-foot biodiesel refining facility that will use soy oil and other materials to produce up to 45 million gallons of fuel a year. The project is expected to create 56 new jobs and generate \$2.7 million for the state's economy. The Wisconsin Department of Commerce has committed \$125,000 to help the city pay for a new water main for the facility. The Wisconsin Department of Transportation is providing \$125,000 to assist the city in reconstructing a 2,600-foot section of road to accommodate the plant. The City of Evansville is covering the remaining costs of the construction project – totaling \$503,600.

FALL RIVER – **Badger Custom Pallet** is investing \$2.5 million into a new, 30,000-square-foot facility that will be located in the village's industrial park. The expansion will create 17 new jobs over the next three years for the crate and pallet manufacturer. The Wisconsin Department of Commerce is providing a \$51,000 Community Development Block Grant-Public Facilities for Economic Development grant to the Village of Fall River to help upgrade infrastructure for the project.

FITCHBURG – **Berbee Information Network Corp.** has plans to expand into two new buildings in Fitchburg's New Technology Center, which is part of the Fitchburg Technology Campus. The technology services firm will lease the second story of a 2-story, 44,000-square-foot office complex, as well about one-half of a single-level 18,700-square-foot data center. The company plans to add 30 new engineering and management positions over the next three years.

GERMANTOWN – **Waste Management of Wisconsin** is redeveloping a 150,000-square-foot industrial building facility in the Germantown Business Park and will make it their largest recycling facility in the state. The \$18 million project will also include a 1,000-foot railroad spur to the building to allow the company to ship processed material on railroad cars. The firm plans to open the center in the third quarter of 2007 and it will employ 200 in two shifts upon becoming fully-operational.

GREENFIELD – **Williams Development Corporation** has plans to build a \$20 million, 100,000-square-foot medical office building on West Loomis Road. The group has put together a 7-acre site for the project and is targeting a spring 2007 groundbreaking. The new facility will replace two former industrial buildings and a vacant gas station. The project is attracting doctors who practice at Aurora St. Luke's Medical Center and Wheaton Franciscan Healthcare.

HARTFORD – **Quad/Graphics Inc.** will add about 33,400 square feet to its ink production plant. The expansion will bring the total square footage of the facility to 117,500. Plans also include adding six loading docks and the extension of a rail spur to allow train access to the new portion of the building. Three jobs are expected to be added due to the \$3.7-million expansion. The company is the largest privately-held printer of magazines, catalogs and other commercial products in the world.

JACKSON – **Ollman Construction Co.** will enter the truss manufacturing business via the acquisition of the former **Edward Hines Lumber Co.** The purchase includes a 14-acre site and a 50,000-square-foot plant at W209 N17150 Industrial Drive. The firm will combine the operations of its two other subsidiaries – **Midwest Building Systems** and **Kodiak Construction Services** – into the acquired building as well. The company will have \$6 million worth of equipment at its new location.

JANESVILLE – **Pioneer Hi-Bred International Inc.** will add to its plant breeding, plot capacity and create two new jobs as part of a planned expansion project. The enhancement of its Janesville Research Center is part of an effort by parent-company Dupont to reinvest \$100 million into its seed business. The new plant breeding program will focus on developing corn inbreds that can be used in hybrid seed production.

KENOSHA – **The Kenosha Community Health Center** is planning to double its capacity by the end of the year. The \$4 million expansion will include a 20,000-square-foot building on a new site at the corner of 62nd Street and 14th Avenue. The project will include the hiring of two additional doctors and three new dentists. The firm is paying for the expansion with \$2 million in New Market tax credits secured through Johnson Bank, \$1 to \$2 million in donations, a \$300,000 grant from the City of Kenosha and \$200,000 from the Betty Brinn Foundation.

KEWASKUM – **Chris Coakley**, president of C. Coakley Relocation Systems, plans to build an industrial park. Coakley purchased the former 584,000-square-foot Regal Ware factory and its 26-acre site in November for \$3 million and he will redevelop more than 250,000 square feet of the building. The redevelopment plan includes creating up to 100,000-square-feet of incubator space for smaller firms. In addition, about 220,000 square feet will be used for warehouse space for Coakley's moving and storage business.

LA CROSSE – **Logistics Health Inc.**, a provider of cost-effective, innovative healthcare solutions to government and commercial organizations, has announced another expansion. The company plans to put up another building just to the south of its recently-completed headquarters on the riverfront. Construction on the new building is scheduled to begin in mid-2008 and is slated for completion in 2009.

LAKE MILLS – **Concepts 2 Reality** and **C2R Global Manufacturing**, are expanding in the city's industrial park. The companies, both of which have the same majority owners, will grow their operations on a recently-purchased 4-acre site. Concepts 2 Reality is a full-service product design and development firm responsible for creating and prototyping new consumer products. C2R Global Manufacturing secures components or entire products from manufacturers. The firms will share a 4,000-square-foot building, and future expansion will include an attached assembly and light production facility of 10,000 square feet. The businesses employ 13 people, including designers, engineers and sales staff.

MADISON – **Alfalight**, a manufacturer of high-power lasers, has won a \$1.7 million contract from the Army. The money will be used to develop very high-power pump blocks, which are power sources for lasers. The firm currently employs 40 and will add three to five workers as a result of the contract.

MAZOMANIE – **Synergy Web Graphics Inc.** has purchased the assets of the former Sunny Industries printing operation for \$7.8 million and has already hired back 50 former employees. The company began operating on February 26, only two months removed from the financial collapse of the former owner. It will take several months to get the plant fully-operational but plans are to hire up to another 250 people. The company specializes in sheet-fed printing, including comprehensive pre-press, press and finishing services.

MENASHA (Town of) – **Pierce Manufacturing Inc.** has announced the signing of a five-year; \$37.2 million contract to build 51 tactical firefighting trucks for the U.S. Army. The vehicles will be delivered for deployment through August 2007. To date, the company has supplied 87 tactical firefighting trucks to the U.S. Army. The firm employs about 1600 people at plants in Appleton, Grand Chute and the Town of Menasha.

MENOMONEE FALLS – **Kohl's Corporation** will invest \$70 million over the next two years to expand it's headquarter operations. The national retail chain will open a medical clinic this year near its main building that will offer health and day care services for its 2,900 workers. In addition, the firm has purchased its former headquarter facility and will use it to house its credit card division. Over the next three years, the business expects to add 800 employees. The \$70 million expenditure includes \$40 million as well for an expansion of the firm's headquarter building to nearly 900,000 square feet.

MERRILL – **Church Mutual Insurance Company**, Lincoln County's largest employer, is planning to establish a national customer service center. The company, which insures more than 95,000 houses of worship worldwide, is the nation's leading insurers of religious centers. The firm has leased 13,000 square feet for the expansion and will create about 70 new full-time jobs by the fall of 2007. After the project's completion, the business will employ more than 625 people.

MERRILL – **F-M Enterprises Inc.**, a builder of curtain walls – systems used in the construction of exterior walls for multi-story buildings – is expanding. The addition, which will create 10 to 20 more jobs for shop floor workers, draftsmen and project managers, is being assisted by a \$100,000 low-interest loan from the City of Merrill and \$69,000 in Community Development Zone tax credits from the Wisconsin Department of Commerce. The expansion will include a new loading dock and an overhead crane. Construction began in February and upon completion, the factory will occupy 150,000 square feet of space.

MIDDLETON – The **UW Medical Foundation** will consolidate all its administrative operations into a new, four-story, 200,000-square-foot office building and warehouse space in the Discovery Spring development, just west of the Beltline and north of U.S. Highway 14. The \$20 million building will include 775 surface parking spaces and it could eventually house 800 employees of the medical group. The medical group, which includes about 1,000 doctors and another 2,100 employees, will be leasing the space under a 12-year arrangement. Construction will begin in April 2007 with occupancy by the fall of 2008.

MILWAUKEE – **AT&T** has announced that it will create up to 200 new jobs in 2007 to support its new IP-based video service. The employees will be located in an existing facility at 804 N. Milwaukee Street. The “U-verse” service will ultimately deliver a new portfolio of integrated digital TV, high-speed Internet and voice services. The company expects a majority of the new workers to staff U-verse call centers, providing technical support to customers and field techs.

MILWAUKEE – **Kohl's Corporation** is moving ahead with plans to construct a 105,770-square-foot building for a photo studio on the city's far northwest side. The facility will house the company's photography department and pictures taken there will be used for Kohl's weekly newspaper circulars and for use in the stores, on-line and in direct mail materials. About 70 people will work full-time at the studio and new staff will be added over the next several years.

MILWAUKEE – **The Milwaukee School of Engineering (MSOE)** is investing \$2.6 million in the renovation of a three-story, 38,000-square-foot building at 1008 N. Broadway. The facility will be the home to MSOE's Man at Work art collection and faculty offices for their General Studies Department.

MILWAUKEE – **Paul Davis Restoration**, a Jacksonville, Florida-based national franchisor of commercial and industrial remodeling and restoration firms, plans to redevelop a former foundry on the city's south side. The \$7 million project will provide expansion space for the firm and includes plans to demolish two buildings later this year and replace them with a 40,000-square-foot building. The business currently has 65 employees and plans to add 55 more over the next five years. The city Redevelopment Authority agreed to provide a \$500,000 low-interest loan to help finance environmental cleanup work associated with the project.

MILWAUKEE – **Taylor Dynamometer** plans to triple the size of its current facility by building a \$4 million plant on 3.3 acres in the Menomonee Valley Industrial Center. The company, a maker of engine dynamometers that test engines for power and torque, will construct its 43,350-square-foot facility this spring. The expansion project will eventually create 10 to 15 new jobs.

NEENAH – **Neenah Foundry Co.**, one of the largest independent foundry companies in the U.S. and an employer of over 900, is making a major investment in its facility. The company will spend more than \$50 million to build a new molding line at its plant at 2121 Brooks Street. The 75,000-square-foot addition will be completed in the first half of 2008. The new line, which will replace an existing 40-year-old line, will be primarily used for the manufacture of municipal street castings.

NEW BERLIN – **Arch Aluminum and Glass**, one of North America's largest architectural glass and aluminum fabricators and distributors, is expanding. The company is building a \$5 million, 106,000-square-foot single story industrial building at 5700 S. Moorland Road in the Westridge Business Park. The facility will be completed before the end of 2007.

NEW BERLIN – **BuySeasons Inc.** is moving to a new corporate headquarters that will be developed at 5915 S. Moorland Road. The web-based costume retailer will locate in a 360,000-square-foot distribution center and headquarters that is less than a mile from its existing offices. The new facility is expected to be completed in April 2008. The company is world's largest retailer and suppliers of the costumes.

NEW BERLIN – **Don Kitten**, a Brookfield, Wisconsin developer, is planning to build a \$50 million conference center, hotel and water park, less than a mile from Brookfield Square Mall. **The Kitten's Deer Creek Inn & Conference Center** will be a seven-story building with more than 1.1 million square feet, including a 50,000-square-foot water park and 405-room hotel. The project would accommodate 15,000 square feet of first-floor retail space and 1,400 convention-goers.

NEW LISBON – **Royall Manufacturing** of Elroy is building a 35,000-square-foot manufacturing plant on a 22.5-acre site located in front of the New Lisbon Correctional facility, along Interstate 90. The firm makes outdoor biomass heating systems and hopes to begin construction on or before June 2008. The expansion project will create about 50 jobs upon completion.

OAK CREEK – **Ener-Con Companies LLC** has plans to build six buildings on 21 acres to include 70,000 square feet of warehouse and industrial space, 66,000 square feet of office space, 15,000 square feet of retail space and a restaurant. The \$35-million project would be located across from General Mitchell International Airport on the southeast corner of College and Howell avenues. The proposed development would be the second major one it has done in the city.

OSHKOSH – **Miles Kimball Company**, a leading direct marketer of gifts, cards and household products, has announced it will close its Las Vegas call center and move more than 100 jobs to Wisconsin. The company said the decision was based on the work ethic and skills sets employees in their Oshkosh operation possess. When the move is completed later this year, the firm will have about 700 year-round employees in Wisconsin. The business also hires 800 seasonal workers each year to support heavy fall sales.

OSHKOSH – **Oshkosh Truck Corp.**, one of the world's largest builders of military trucks, has secured an \$878 million contract that will continue its building of heavy tactical trucks. With extensions, the contract has the potential to reach over \$1 billion. The two-year agreement calls for the firm to deliver 1,857 new vehicles and 2,599 new trailers, as well as rebuild 1,130 damaged vehicles. The trucks and trailers transport items ranging from water and ammo to supplies and fuel.

RACINE – **Schmidt Industrial** will make building improvements, upgrade its computer system and hire an additional five workers as part of an expansion project. The Racine County Economic Development Corp. is providing a \$200,000 loan to assist the firm in growing its business. The trucking company was provided a loan guarantee from both the Wisconsin Housing and Economic Development Authority and the City of Racine.

ROME (TOWN OF) – **Riverview Hospital** has invested \$185,000 to expand its Riverview Family Clinic Lakes Area Medical Center. The project includes 1,040 square feet of new space and 600 square feet of remodeled space. The addition will allow for a larger reception area, a rehabilitation area and three more exam rooms.

SHEBOYGAN – **Grandstay Residential Suites**, a Minnesota-based chain of extended stay hotels, plans to build a 72-room hotel in the South Pier District near the Blue Harbor Resort and Conference Center. The company plans to open the hotel in 2008. The South Pier District is a former brownfield being redeveloped by the city.

SUMMIT (TOWN OF) – **Aurora Health Care** is adding 22 beds and \$23 million to its previously-announced construction plans proposed two years ago. The newly-released plan now calls for a 110-bed, \$189 million hospital and clinic in western Waukesha County. The new 792,000-square-foot, four-story hospital and Aurora Wilkinson Medical Clinic complex is scheduled for a summer 2009 opening.

SUPERIOR – Genesis Equipment & Manufacturing will expand the size of its plant by 15 percent and boost its workforce by 12 percent by this spring. The company will add 9,000 square feet to its operations, hire 15 more workers and invest \$2.15 million in its expansion project. The firm designs and manufactures equipment used in the scrap and demolition industries. In 2006, the business had more than \$40 million in sales.

VERONA – Epic Systems, an employee-owned software developer of electronic health record systems for patients, billing, scheduling and other functions for healthcare providers, is continuing to expand its operations. The company has plans to build up to five more buildings on its new Verona campus as well as hire about 500 more employees. The firm's Campus II project may only be the beginning as the business foresees even more expansion.

WAUWATOSA – Froedtert Hospital has started work on a \$5.5-million expansion and renovation of its emergency department. The project will include 11 new patient beds and twice the amount of space presently available in the hospital's trauma bay – the place where doctors and nurses rush to save victims of violence and accidents. The expansion will be completed by early 2008 and will be financed with debt through bonds obtained via the Wisconsin Health and Education Facilities Authority.

WAUWATOSA – Innovation Partners LLC, an investor group led by Irgens Development, is planning a building expansion within the Milwaukee County Research Park. The 139,000-square-foot Research Park Center plans to add 65,000 square feet to accommodate two tenants that need to add space. Construction on the addition will begin May 1.

WEST ALLIS – Irgens Health Care Facilities Group, a division of Irgens Development Partners LLC, is developing a new medical office building under a contract with the **Sleep Wellness Institute**. The 38,000-square-foot office structure, to be called The Liberty Medical Building, will provide space for physicians with specialties in family practice, cardiology and nutrition. The Sleep Wellness Institute was the first independent sleep lab in southeastern Wisconsin.

WEST ALLIS – Weather Tight Corp., a seller and installer of energy efficient products for homes, will move its corporate headquarters to 1400 West Oklahoma Avenue. The business will invest \$2.2 million into a 25,625-square-foot building to be constructed on a 2.5-acre site. The firm has gone from 20 employees to 86 in the last five years. The new headquarters, to be completed in November, will include offices, a showroom and about 5,000 square feet of warehouse space.

WEST BEND – American Design & Build Inc. plans to build an 82-room, 47,000-square-foot **Hampton Inn & Suites**, as well as a 24,000-square-foot office building. The development will occur in two-phases at the intersection of Paradise Drive and South 18th Avenue. The hotel will be constructed in early 2007 and the office building will be built in late 2007. The hotel will include meeting space for up to 200 people.

WEST MILWAUKEE – The U.S. Drug Enforcement Agency will move into a new 51,000-square-foot, \$7 million, two-story building on a former industrial site. The facility will be developed by Boulder Venture Inc. and General Capital Group at the former Hotpoint appliance factory site, north of Lincoln Avenue and west of Miller Park Way. The office building, which will house 45 agency employees, will also include an attached indoor parking structure.

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