

Brillion apartments shaping up to be pristine

By David Nordby
The Brillion News

BRILLION – The new transformative City Center apartments in downtown Brillion are taking shape. Onlookers may notice the large green exterior of the four-story building that is undergoing construction. And inside the foundation is now showing an assemblance of an immaculate apartment complex. When the building is completed this year, it will be a major step toward the city’s plan to grow the population of Brillion. The apartment complex has one, two and three-bedroom units. One-bedrooms are about 700-square feet. Two-bedrooms are about 1,000-square feet. Three-bedrooms



The City Center apartments downtown Brillion will not be green on the outside for long. Construction is quickly taking shape and tenants will move in later this year. (David Nordby/BN)

are 1,000-1,250-square feet. The apartment complex is partially workforce housing, so rent prices and salary requirements vary. Two years ago, the apartment project looked like it would not become a reality until the Redevelopment Authority (RDA) applied for and received a grant from the Wisconsin Economic Development Association (WEDA). In return, the complex needs to fulfill certain WEDA requirements including getting to every unit from the garage stairwells. WEDA units also have ADA requirements, so each unit has the ability to transform to an ADA apartment in the future with special countertops. They also have brail signage, one window that would be operable from a wheelchair and light switches can be operated without fingers. There is an elevator in the



City Center apartments are seen under construction from the fourth floor: Perhaps the nicest feature for each unit are the large windows which will allow for maximum natural light. (David Nordby/BN)



building. The complex, whose entrance faces the City Center building, is state of the art. The building has underground parking with room for 26 stalls. Additional parking for the rest of the building’s tenants will be in the parking lot between City Center and

the apartment. The underground parking cannot flood because of an extra generator in the building that prevents it. The underground parking lot has two stairwells with locked doors, so even if someone could get into the parking garage, they still would not be able to access the apartment floors. The first floor has an office and a community room. Also on the first floor are three-bedroom units that have direct access from the outside. That is visible from outside the building where the complex flares out toward the street. That architectural design has become more common in recent years, which allows apartments, like the City Center apartments, to have one, two and three-bedroom units. The third floor has an exercise room that cannot be heard throughout the rest of the building. The building has a resilient channel which stops vibrations in the building with dips in the concrete and simulation. Anywhere the building has a hard surface, it also has another sound barrier layer. Tenants in the building will pay for cooling and every unit will have its own air conditioner. The owner will pay for heat. The building has high efficiency boilers and LED lights throughout the entire building. Staying in the realm of green living, each unit has its own energy efficiency washer, dryer, kitchen appliances and air conditioning. The tenants will have benefits for living there, too. The community room has special days like donut day. There is a TV with a sitting area in the community room. Each unit has WiFi provided and is cable ready. Perhaps the best feature of each unit is enlarged windows that will bring in as much natural light as possible. On the west side of the building, specifically on the top floor, tenants will see Holy Family, Center Street and the Brillion Water tower. On the east side of the building, tenants will see the original Brillion Iron Works buildings in the distance with the Brillion Public Library, Brillion Community Center, the greenspace that will take the place of the former Dollar General building and other Main Street buildings immediately across from them.

Editor’s note: Information on how to potentially live in the City Center apartments is available from the City of Brillion at the City Center municipal building.



(Above and below) Views from the fourth floor of the apartment units oversee the apartment parking lot, the Dollar General building that will be turned into a green space, Main Street and the Brillion Iron Works buildings. (David Nordby photos/BN)



The underground parking lot will have a secured entrance and enough space for 26 parking spots.
(David Nordby/BN)