



**IB** REAL ESTATE &  
CONSTRUCTION  
SYMPOSIUM

PRESENTING SPONSOR:

Reinhart

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# AGENDA 04.16.24

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**4 – 4:45 P.M.**

**REGISTRATION & NETWORKING**

**4:45 – 5 P.M.**

**PRESENTATION BEGINS**

**5 – 5:45 P.M.**

**KEYNOTE**

**FORWARD FOCUSED WITH LOCAL ROOTS:  
A CONVERSATION WITH NEW YEAR INVESTMENTS**

IB's Editor-in-Chief Katie Dean interviews Anne Neujahr Morrison, principal, and Sarah Neujahr, principal, of New Year Investments.

**5:45 – 6 P.M.**

**BREAK**

**6 – 6:45 P.M.**

**PANEL**

**WHAT'S SHAPING DEVELOPMENT:  
A CANDID DISCUSSION ON THE FUTURE OF REAL  
ESTATE, POLICY AND CONSTRUCTION IN DANE COUNTY**

Moderated by Chris Caulum, vice president of commercial brokerage at Oakbrook Corporation

Panelists:

- Paul Muench, associate director, University Research Park
- Erica Mullins, executive vice president | principal, Strang
- Kevin Ramakrishna, shareholder, Reinhart, Boerner, Van Deuren s.c.
- Jeff Whipple, vice president, Interstate Partners

**6:45 – 7 P.M.**

**CLOSING REMARKS**



# SPONSOR MESSAGES

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## THANK YOU TO OUR SPONSORS

### PRESENTING SPONSOR:



Reinhart is a full-service, business-oriented law firm with Wisconsin's largest real estate practice, among the most influential and well-respected in our region and beyond.

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### MAJOR SPONSORS:



First Business Bank delivers unmatched service, local connections with industry expertise, and proactive banking solutions, including Commercial Banking, Specialty Finance, and Private Wealth. Member FDIC



Investors Associated LLP is a Hartland-based real estate investment partnership with an in-house property management team to manage their nationally diverse portfolio of assets.

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### SUPPORTING SPONSORS:



Colliers | Wisconsin is a full-service real estate firm offering third-party property management, brokerage, project management, and facility services throughout Wisconsin.



FLOOR360 is a locally owned and operated residential and commercial flooring provider, dedicated to supporting growth and opportunity in the greater Madison area.



Hausmann Group is a full-service independent insurance agency dedicated to being the very best for our clients, employees, and community.



Hooper has grown to become a well-respected electric power and mechanical contractor. Hooper provides a wide range of services to support commercial and residential clients.



Ideal Builders, Gold Executive Choice Award recipient, specializes in commercial construction, focusing on office, science and technology, industrial, commercial, and healthcare spaces in greater Madison.

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### EXHIBITORS:

• Kraemer Brothers

• Skyline Services

• SupraNet

# FORWARD FOCUSED WITH LOCAL ROOTS: A CONVERSATION WITH NEW YEAR INVESTMENTS

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5 – 5:45 P.M. | KEYNOTE SPEAKERS



**Anne Neujahr Morrison**

Principal  
New Year Investments



**Sarah Neujahr**

Principal  
New Year Investments

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Anne and Sarah are principals of New Year Investments, a real estate development company focused on thoughtfully designed, mixed-use, urban infill properties. They are also shareholders in Urban Land Interests, a local asset management and real estate company.

Anne has a passion for the built environment and for fostering strong communities. She has worked in real estate in the public and private sectors, for cities, lenders, architects and developers. For the past decade, Anne has focused on real estate development in Madison and her work has led to the creation of more than 500 mixed-income residential units and 30,000 square feet of commercial space.

Sarah has spent her career working in various facets of real estate, from property management to commercial brokerage. Sarah joined New Year Investments in 2021 after spending 15 years in Colorado where she assisted the federal government in right-sizing its portfolio, capital project planning and negotiating and executing leases across five states.

New Year Investments is currently focused on the redevelopment of the CDA of Madison's Triangle housing portfolio, a 10-year phased project known as Taking Shape, Our Triangle.



# UPCOMING IB EVENTS

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July 10, 2025

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October 2025

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December 2025



# PANEL

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## WHAT'S SHAPING DEVELOPMENT: A CANDID DISCUSSION ON THE FUTURE OF REAL ESTATE, POLICY AND CONSTRUCTION IN DANE COUNTY

**6 – 6:45 P.M.** | Moderated by Chris Caulum, vice president of commercial  
brokerage at Oakbrook Corporation



**MODERATOR**

**Chris Caulum**

Vice president of commercial brokerage  
at Oakbrook Corporation

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Chris is a graduate of UW-Madison's Graaskamp real estate program and has been helping clients capitalize on office, industrial and land development opportunities in South Central Wisconsin for over 25 years. Having navigated multiple market cycles, he brings a seasoned perspective on how to capitalize when conditions shift. That mindset has earned him CoStar Power Broker honors 10 of the last 11 years.



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## PANELISTS



**Paul Muench**

**Associate director, University Research Park**

Paul Muench is a graduate of the University of Wisconsin – Madison's School of Business Graaskamp Real Estate Program and holds a master's in architecture from the University of Wisconsin – Milwaukee. Paul joined Urban Land Interests (Madison) in 1997 and made contributions to their transformational, mixed-use projects in downtown Madison. In June 2016, Paul assumed the position of associate director of University Research Park, Inc., where he leads URP's real estate development, finance, leasing, and operational functions.



**Erica Mullins**

**Executive vice president | principal, Strang**

Erica is focused on providing full cohesive design concepts that generate the perfect backdrop for our daily interactions. She looks at how we live in a healthy environment rather than just approaching a space with a one-size-fits-all task list. Her role includes coordinating furniture selection, layout, and procurement for the latest trends and clients' desires. Design is about the end user's experience in your space, and Erica is dedicated to elevating that experience to the highest potential.



**Kevin Ramakrishna**

**Shareholder, Reinhart, Boerner, Van Deuren s.c.**

Kevin Ramakrishna is a shareholder in Reinhart's Real Estate Practice, where he is committed to helping clients successfully accomplish their affordable housing and economic development projects on time and within budget. His knowledge of tax incremental financing, land use, and public works, along with his extensive background in municipal real estate, enables him to provide innovative counsel to municipalities and private/public partnerships, particularly in the redevelopment of public property into mixed-use developments, including libraries.



**Jeffrey Whipple**

**Vice president, Interstate Partners**

Jeffrey Whipple joined Interstate Partners in 2006 after earning a BFA in animation from Brigham Young University and working at a Disney game studio. As vice president, he manages the Wisconsin portfolio's marketing and leasing, and develops Class A office, industrial, and medical properties. A licensed Wisconsin real estate salesperson since 2006, Jeff is active in NAIOP and the Commercial Brokers Group, Inc., earning the 2021 Deal of the Year Award for Industrial. His expertise spans lease negotiations, construction management, and property development.

EVENT PRODUCED BY:

