



AURORA



PLACE

**Artist Request for Proposal (RFP)
Mural - Aurora Place
803 N Superior Ave Washburn, WI**

Introduction to the Project

Cinnaire Solutions is currently constructing a housing development known as Aurora Place located at 803 N Superior Avenue, Washburn, WI. The development consists of 40 townhome units, as well as a clubhouse to serve residents. Completion of all buildings is expected by March 2026.

As part of our commitment to fostering a sense of place and community identity, Cinnaire Solutions is seeking proposals from experienced artists for the design and execution of a large mural. The mural should reflect and celebrate the name of the development, *Aurora*, and/or highlight the natural beauty of the Chequamegon Bay region.

Mural Site Location and Specifications

The mural will be installed on the north-facing exterior wall of the clubhouse at Aurora Place. Please refer to **Exhibit A** for details. The mural will be on the rear of the building, adjacent to the community patio and raised garden beds. Approximately 760 SF of exterior wall space is available, but not all of this space must be utilized for the mural. If additional funds are available, a second interior mural inside the clubhouse may be procured from respondents to this RFP.

Proposal Requirements

The following is required for consideration as a completed proposal:

1. Contact information: Name, address, telephone number, email address
2. Resume for lead artist(s)
3. Brief written narrative describing your artistic vision and proposal
4. Sketches to explain your vision and use of available space
5. Proposed installation timeline
6. Estimated budget
7. Examples of past work, either attached as a PDF or with a shared web address to a digital portfolio
8. References (Minimum of two)

Deadline and Questions

All proposals must be submitted electronically by Friday, February 6th, 2026 at 5:00 PM

Central. Materials must be submitted via email to the attention of Nicole Solheim, Senior Vice President of Cinnaire Solutions, nsolheim@cinnaire.com as a PDF. Questions may be emailed to Nicole Solheim in advance of the deadline.

Budget

An approximate budget of \$10,000-\$20,000 has been identified for the purposes of this project. Artist will be responsible for their own travel costs, materials (Including scaffolding/lifts), and personal liability insurance. As part of the scope, Artist will be asked to apply a final coating to help protect the mural from graffiti, UV exposure, and weather conditions.

Project Timeline

- January 2026: Announcement and distribution of RFP
- February 6, 2026: Deadline for receipt of proposals
- February 20, 2026 or earlier: Artist Selected
- March 2026: Complete contract, submit design to City of Washburn for approval, and schedule tentative installation date
- April – mid May 2026: Mural installation (flexible depending on weather conditions)

City of Washburn Mural Ordinance

City Review Procedure:

Design, Installation, and Maintenance:

1. Prior to painting or affixing a mural to the building, the surface of the building must be fully repaired and/or deemed suitable for the proposed mural. The City building inspector shall check the surface of the structure for general suitability.
2. A clear sealer shall be applied to the surface of the mural to extend the life of the mural and to make it easier to clean and maintain.
3. Exterior lighting may be allowed depending on location and potential off-site impacts on residential properties.
4. The property owner is responsible for ongoing maintenance and cleaning of the mural.

Ownership

The artist will retain ownership of any ideas submitted for consideration until a final selection has been made and a contract will be signed between Aurora Place, LLC and the selected artist. At that time, Aurora Place, LLC will obtain 100% ownership of the artwork produced, in whatever stage of completion, and the artwork shall become property of Aurora Place, LLC as a work made for hire as defined by the copyright laws of the United States. Aurora Place, LLC shall be the sole and exclusive owner and copyright proprietor of all rights and title in and to the results and proceeds of artist's services hereunder. In addition, artist will represent being the sole author of the Work and that all services are original by artist and not copied in whole or in part.

Exhibit A





ACCESSIBLE PARKING KEY NOTES

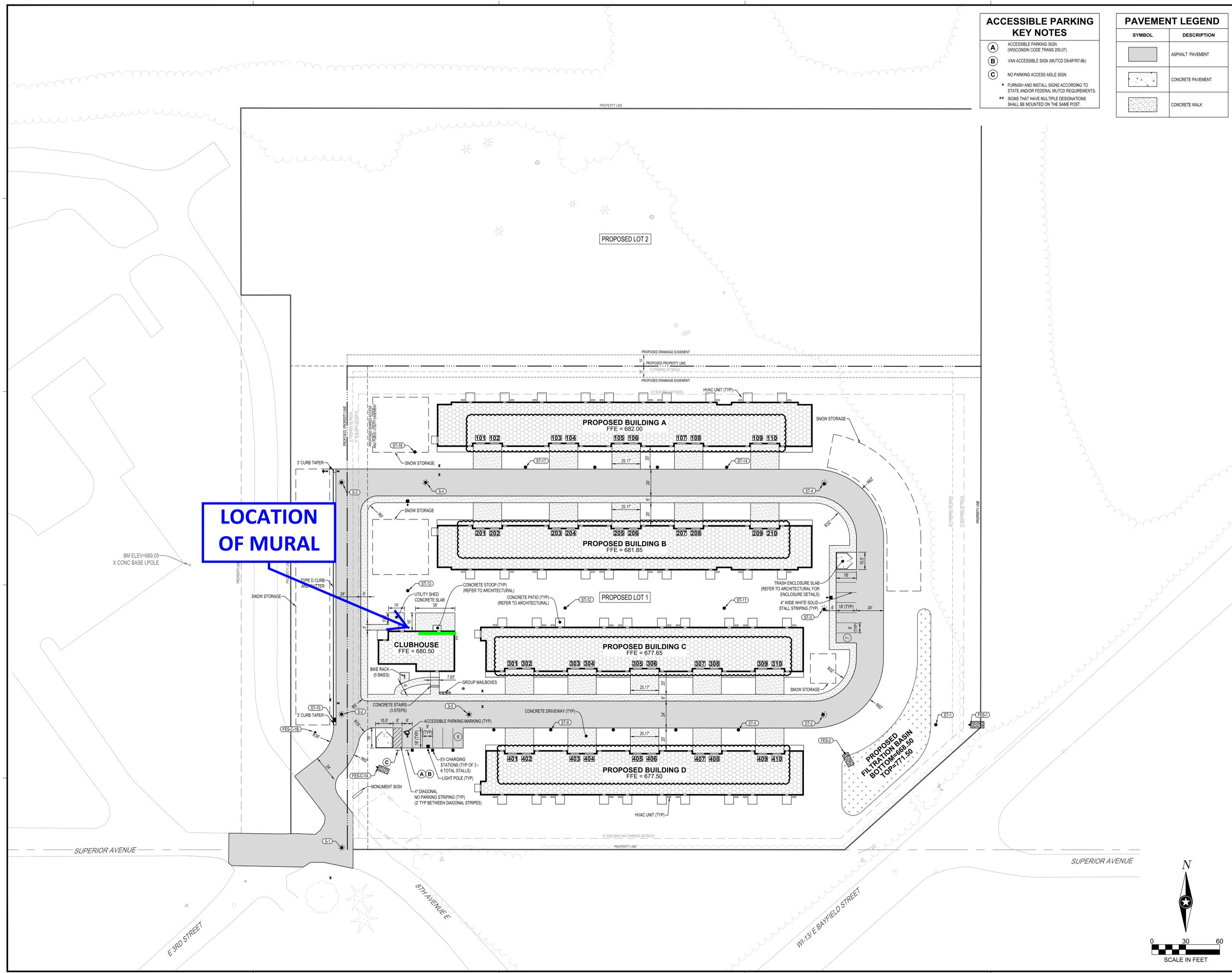
- (A) ACCESSIBLE PARKING SIGN (WISCONSIN CODE TRANS 200.07)
- (B) VAN ACCESSIBLE SIGN (MUTCD D9-6P17-4b)
- (C) NO PARKING ACCESS AISLE SIGN

* FURNISH AND INSTALL SIGNS ACCORDING TO STATE AND/OR FEDERAL MUTCD REQUIREMENTS.
 ** SIGNS THAT HAVE MULTIPLE DESIGNATIONS SHALL BE MOUNTED ON THE SAME POST.

PAVEMENT LEGEND

SYMBOL	DESCRIPTION
	ASPHALT PAVEMENT
	CONCRETE PAVEMENT
	CONCRETE WALK

LOCATION OF MURAL



SHEET NOT VALID UNLESS THIS TEXT IS COLOR.
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PROJECT
CINNAIRE AURORA PLACE - TOWNHOMES

WASHBURN WISCONSIN

REVISION SCHEDULE

DATE	DESCRIPTION	BY
02/28/25	ADDENDUM #5	SMW

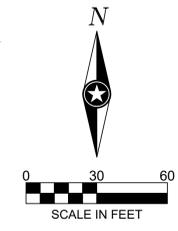
PROJECT NO. 30112

FILE NAME	30112-C3-SITE
DRAWN BY	SMW
DESIGNED BY	SMW, KBR
REVIEWED BY	KBR
ORIGINAL ISSUE DATE	11/20/24

CLIENT PROJECT NO. -

TITLE

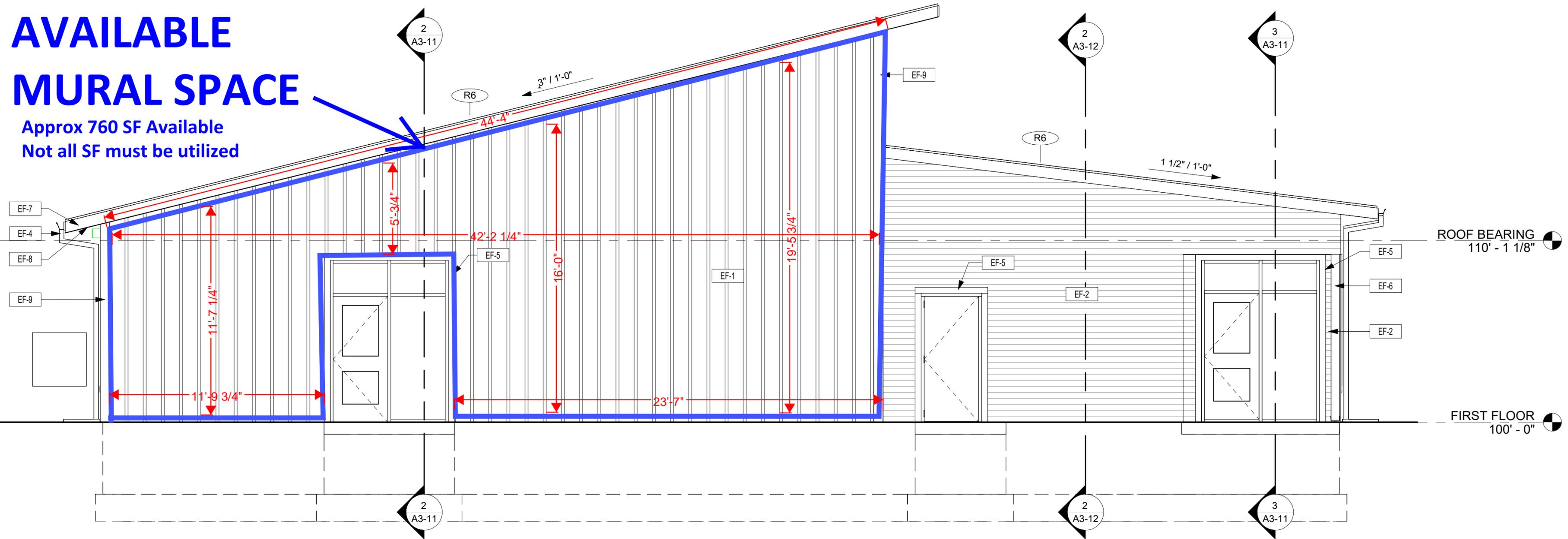
SITE PLAN



SHEET
C3-10

AVAILABLE MURAL SPACE

Approx 760 SF Available
Not all SF must be utilized



1 NORTH ELEVATION
1/4" = 1'-0"

MARK	
GB1	HORIZONTAL
GB2	HORIZONTAL
GB3	VERTICAL GR
HD2	HAND DRYER
MR1	MIRROR
SD1	SOAP DISPE
SN1	SANITARY N
TP	TOILET TISS

