

Application Form

Profile

Prefix	Kate	Middle Initial	Nardi	Suffix
	First Name		Last Name	

katenardi13@gmail.com

Email Address

225128 Old S. High Street	
Home Address	Suite or Apt

Harrisonburg	VA	22801
City	State	Postal Code

How many years have you been a resident of Harrisonburg?

14 months

Mobile: (608) 575-4178	
Primary Phone	Alternate Phone

Caregiver to my elderly parents	Caregiver to my elderly parents
Employer	Job Title

Demographics - (Submission of this information if voluntary and will not subject you to any adverse treatment should you chose to not complete)

Ethnicity

☒ Caucasian/Non-Hispanic

Gender

☒ Female

What is your age?

☒ 50+ years old

Are you reapplying for a current position you hold? \*

☒ Yes

Which Boards would you like to apply for?

Planning Commission (PC): Submitted

Interests & Experiences

Please tell us about yourself and why you want to serve.

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**Why are you interested in serving on a board or commission?**

I was appointed to the Plan Commission as the result of a resignation. My term began April 2024 and expires January 2025 and I'm seeking reappointment. I find the work interesting, engaging, and important and I'd like to continue to help guide growth and development while addressing important issues with fellow commissioners, city staff and the community. It's important we moderate the impact of development on our rich cultural and historical resources and beautiful landscapes and protect for future generations.

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**What other interests or concerns do you have regarding the community?**

Traffic patterns, housing shortage, sprawl. South High St/Route 42 from is dangerous. Turrning from Bruce St to S. High is nearly impossible during peak hours and no traffic calming apparatus or bike/ped accommodation. S.Main and Port Rd are also raceways. Housing demand exceeds supply with bulk of JMU students living off campus which contributes to shortage and high rents. In a time of enormous growth (people moving from big cities to enjoy the scenery and quiet, stewardship is crucial to develop in such a way we don't build away the beauty and serenity of our city and fringe.

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**What relevant experience or education do you have to this board or commission?**

I grew up in Harrisonburg attending Spotswood Elementary and Harrisonburg High School. I hold an MS in Urban and Regional Planning with a concentration in Community Development. I've spent much of my career in housing and real estate working in the non-profit and government sectors and have served on the boards of a number community organizations over the years. I have gained valuable insights and exposure to the issues and opportunities facing Harrisonburg and would like to continue to serve the city and residents.

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**Please list any past or present community involvement e.g. City Council, Boards and Commissions, Citizen Academy, etc. in Harrisonburg or elsewhere:**

Harrisonburg Planning Commission - April 2024 - Present Wisconsin Partnership for Housing Development- Board Member - 2019-2023 Madison Area Community Land Trust - Board Member - 2016-2019 Housing Initiatives - Madison, WI, Board Member - 2004-2012 The Housing Fellowship — Volunteers in Service to America (VISTA) Volunteer 1993-1994

[Kate Nardi Resume\\_10.22.24.pdf](#)

Upload a Resume

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**EPSAC Applicants only**

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**Bike/Pedestrian Subcommittee Applicants only**

# Kate Nardi

[katenardi13@gmail.com](mailto:katenardi13@gmail.com)  
608.575.4178

Experienced, collaborative, results-oriented community development practitioner with a record of success planning complex initiatives and facilitating cross-sector partnerships with diverse constituencies.

## EXPERIENCE

### **Endless Horizons, Harrisonburg, VA** *Executive Administrator*

August 2023 - September 2024

Managed regulatory and compliance functions on behalf of a family of ventures including Camp Horizons, NRocks Outdoor Adventures, Horizons Edge Sports Campus. Won SBA HubZone designation for Horizons Youth Services and acted as property manager for the redevelopment of the historic Virginia Metalcrafters property in Waynesboro, VA.

### **Impact Seven Inc., Madison, WI** *Community Development Coordinator*

May 2019 - August 2022

Facilitated all phases of the real estate development process from land acquisition to construction completion for new and existing multi-family housing developments in urban, small city, and rural communities.

- \$10.4 million 32-unit development for adults with autism.
- \$1.6 million 28-unit USDA Rural Development property rehabilitation.
- \$18.5 million 126-unit workforce housing development.

### **Licensed Realtor, Madison, WI**

February 2016 - August 2021

Closed more than 30 residential transactions including brokering the purchase of a four-unit investment property and becoming Owner/Landlord.

### **Wisconsin Management Company, Madison, WI** *Assistant Compliance Manager*

September 2013-November 2015

Oversaw compliance for over 2,000 housing units in Wisconsin and Illinois. Portfolio included Rural Development, Low-Income Housing Tax Credits, HUD, and other investing agencies.

### **Dane County Housing Authority, Madison, WI** *Homeownership Coordinator*

April 2005-June 2013

Secured over \$2 million and piloted the agency's first-time home buyer education, financial literacy and foreclosure prevention programs.

## SKILLS

Strategic Planning

Sourcing & Layering  
Funding Streams

Stakeholder &  
Community  
Engagement

Local Government  
Practice

Real Estate & Lending  
Fundamentals

Policy Advocacy

Customer Service

## LEADERSHIP AND SERVICE

### **Harrisonburg City, VA – Member, Planning Commission**

April 2024 - Present

Appointed by the city council to advise local government on planning, land use, and community development, and help guide the growth and development of the community.

### **Wisconsin Partnership for Housing Development– Board Member**

2019-2023

Hired executive director, reorganized assets for existing housing developments and partnered with Oshkosh Kids Foundation for a \$4.5 million tiny home village for formerly homeless households.

### **Madison Area Community Land Trust – Board Member**

2016-2019; Chair (2018-2019)

Managed land in perpetuity to create and preserve permanently affordable housing options.

### **University of Wisconsin – Madison, Department of Urban & Regional Planning – Alumni Relations Council**

2013-2017

Connected faculty, staff, and students with alumni to build connections with the field of planning and ushered in merger with the Department of Landscape Architecture.

### **Housing Initiatives – Madison, WI, Board Member**

2004-2012

As Development Committee representative, selected permanent home sites for unhoused individuals with mental illness transitioning to permanent housing.

### **Federal Reserve Bank of Chicago — Conference Panelist**

2009

[Foreclosures in Wisconsin: Responses and Resources for Living Beyond the Bubble - Federal Reserve Bank of Chicago](#)

### **The Housing Fellowship — Volunteers in Service to America (VISTA) Volunteer**

1993- 1994

Partnered with public, non-profit, and private sectors in the development of affordable homes in the community.

## EDUCATION

### **University of Wisconsin, Madison, WI— Master of Science**

Graduated with a degree in Urban and Regional Planning with a concentration in Community Development.

### **Emory & Henry University, Emory, VA— Bachelor of Arts**

Graduated with a degree in Sociology.