



Minutes approved 02-17-15

Property Committee Meeting

James Carius Community Room
Tuesday, January 20, 2015 – 3:30 p.m.

Committee Members Present: Chairman Dean Grimm, Brett Grimm, Jim Donahue, Darrell Meisinger, Tim Neuhauser, Nancy Proehl, Jerry Vanderheydt, Joe Wolfe

Others Attending: Wendy Ferrill, County Administrator
Mike Strauman, Facility Director

MOTION **MOTION BY MEISINGER, SECOND BY WOLFE** to approve the minutes of the October 21, 2014 meeting and the December 10, 2014 In-Place meeting.

On voice vote, **MOTION CARRIED.**

MOTION
P-15-01 **MOTION BY VANDERHEYDT, SECOND BY PROEHL** to recommend to County Board to approve the lease renewal agreement with Alesandrini & Hostetter Appraisals, P.C. for office space in the Monge Building.

Chairman Grimm stated there were three leases before the Committee. The Community Development Administrator has arranged all with a 90 day out for all and she has been very clear with them on the building problems.

On voice vote, **MOTION CARRIED.**

MOTION
P-15-02 **MOTION BY NEUHAUSER, SECOND BY GRIMM** to recommend to County Board to approve the lease renewal agreement with Midwest Counseling Services for office space in the Monge Building.

On voice vote, **MOTION CARRIED.**

MOTION
P-15-03 **MOTION BY WOLFE, SECOND BY DONAHUE** to recommend to County Board to approve the lease renewal agreement with Representative Mike Unes for office space in the Monge Building.

On voice vote, **MOTION CARRIED.**

Chairman Grimm opened the discussion on the Monge Building. Facility Director, Mike Strauman, had arranged for an engineer from Baum to address the potential problems identified by the Farnsworth Group. A solution was discussed for the sidewalk and support walls. Strauman provided the Committee with information on the necessary repairs and approximate costs. Information was also presented on areas that were identified by the Farnsworth Group that are not a hazard. The property brings in revenue for the County and repairs can be made to save the building.

Strauman also reported on the blacktopping of the lot where the former Times Building was. He has talked with their Code Enforcement and we need four ADA compliant spots. Strauman can make arrangements for paving and striping of four spots.

Donahue asked about interior problems in the Monge Building as well as any responsibility of the City for resurfacing the alley. Donahue also suggested that if these problems are severe and need to be addressed immediately, instead of the normal bid process an emergency declaration could be made.

Chairman Grimm stated the first question for the Committee is to repair or not repair. He is hearing we need to repair. Chairman Grimm asked each Committee member and the consensus was to save the building. He stated he will be appointing an Ad-Hoc Committee tonight to look into the study.

Neuhauser stated that he agrees with comments made. He clarified that the Baum evaluation was just for the trouble spots or will it bring the building up to a certain level to prevent other issues in the future. Strauman stated they had the Farnsworth report as their guide.

Chairman Grimm named the Ad-Hoc Property Committee members as himself, Brett Grimm, Dude Meisinger, Nancy Proehl, Mike Harris, and Mike Strauman. He stated the Committee will meet soon.

REPORTS AND COMMUNICATIONS

Strauman advised he has fan coil replacements in the Courthouse. He stated he will be buying equipment from a manufacturer and will have a contractor put them in. He has found that none of the control systems on the downtown buildings communicate with each other. They require different

contractors to work on them. New equipment will be open so any contractor can work on them.

Strauman discussed the EMA Building. He stated he has talked with Dawn Cook and her staff in Tremont. He wants to clarify what the general maintenance required at the EMA Building is as he is currently short staffed by one full time and one part time employee. It was clarified that the lawn care will continue to be done as it has been with the assistance of the Health Department staff. Chairman Grimm stated this will continue to be discussed.

Chairman Grimm recessed the meeting at 3:57 p.m.

(transcribed by S. Beeney)