

PROPERTY, BUILDING AND GROUNDS COMMITTEE

August 6, 2014

The Property, Building and Grounds Committee met on Wednesday, August 6, 2014, at 9:00 a.m., in the County Board Room, located on the Third Floor of the Courthouse, 181 West Seminary Street, Richland Center, Wisconsin.

Committee members present included: Tom Crofton, Carol Clausius, Gaylord Deets, Dave Turk and Lew Van Vliet.

Others present included: Victor Vlasak, County Clerk; Avery Manning, Courthouse Maintenance Supervisor; Julie Keller, County Treasurer; and Barb Scott and Jason Marshall, MIS Department.

Committee Chairman Crofton called the meeting to order.

The Clerk verified that the meeting had been properly noticed. Copies of the agenda were sent by either mail or email to all Property Committee members, a copy was posted on the Courthouse Bulletin Board, a copy was faxed to The Richland Observer and a copy was sent by email to WRCO and Courthouse Department Heads.

Motion by Van Vliet, second by Turk that the agenda be approved. Motion carried.

Motion by Clausius, second by Deets that the printed copies of the minutes for the July 2nd meeting be approved. Motion carried.

Chairman Crofton opened the bids that were received for the demolition of the buildings on the Hub City tax deed parcel. A bid in the amount of \$22,500.00 was received from Wanless Construction, LLC to remove the debris and foundation of the former Meyers Supper Club building and adjoining home and properly dispose of the materials. The bid did not include dealing with asbestos, buried tanks or any other contaminants. A bid in the amount of \$49,380.00 was received from Shields Transfer Line. This bidder will demolish the buildings, place the debris in dumpsters and take it to a licensed landfill. The concrete will be hauled away and the holes will be filled and leveled. Motion by Turk, second by Clausius to refer to the Finance and Personnel Committee a request for funding for the demolition project with the recommendation that the bid of Wanless Construction LLC be accepted. Motion carried.

The Committee discussed tax delinquent parcel number 146-0027-1100 located in the Village of Lone Rock. The parcel consists of two lots. Motion by Van Vliet, second by Turk to present a resolution for approval to take a tax deed on the parcel. Motion carried.

The Committee discussed Tax Deed parcel number 196-0635-2300 located in the Village of Yuba. Julie Keller reported that the parcel is a vacant lot with sewer and water service to it. The fair market value of the parcel is \$19,000.00. Motion by Deets, second by Van Vliet to appraise the parcel at \$5,000.00. Motion carried.

The Committee discussed Tax Deed parcel number 276-2114-2040 located in the City of Richland Center. The Appraisal Center has estimated the market value of the property to be

\$12,000.00. Motion by Van Vliet, second by Clausius to appraise the parcel at \$12,000.00. Motion carried.

The Committee discussed Tax Deed parcel number 186-1833-1560 located in the Village of Viola. Julie Keller reported that Ms. Cornell, the former owner, had contacted her but left no address where she could be contacted. Ms. Keller noted that Ms. Cornell is entitled to some of the proceeds from the sale of the parcel. At the February 5, 2014, Property Committee meeting the parcel had been appraised at \$40,000.00. Motion by Van Vliet, second by Turk to advertise the parcel for sale. Motion carried. Chairman Crofton will contact Damon Anderson about getting access for people interested in the home located on the parcel.

Chairman Crofton gave an update on the use of E3 Coalition services for the writing an energy planning grant from the State Energy Office. The cost of services provided by the E3 Coalition would be \$500.00. If a grant in the amount of \$5,000.00 was awarded, Richland County would be required to provide a cash match of \$5,000.00 and an In Kind match of \$5,000.00.

Chairman Crofton reported that Corporation Counsel Southwick is in the process of reviewing the contract from the Samuels Group for providing construction management services.

Motion by Deets, second by Van Vliet to approve the request from United Givers to place their annual fund raising appeal sign on the courthouse lawn. Motion carried.

Manning presented the proposed 2015 budget for the courthouse. He is recommending that the Custodian classification be reduced before refilling the position when Lester Parker retires in 2015. The proposal is to explore working with the Health and Human Services Department on shared custodial services.

Manning presented the following report:

- In case of a power failure, a relay will allow the elevator to go down to the first floor. The backup generator provides the power to open and close the door on the first floor.
- The elevator has been inspected and has passed for another year.
- 27 chairs were purchased. The orange chairs were disposed of.
- A bid has been placed on a used snow brush attachment for the skid steer loader.
- The caulking of the windows in the old jail building has been completed.
- In November or December the skid steer loader will be brought on site for use in snow removal during the winter months.

Motion by Clausius, second by Turk to adjourn. Motion carried. The meeting adjourned at 9:49 a.m.

Victor V. Vlasak
Richland County Clerk