

**AD HOC PROPERTY COMMITTEE  
MINUTES**

**DATE:** Tuesday, April 17, 2018

**TIME:** 11:55 a.m.

**PLACE:** Room 115, Wood County Courthouse

**PRESENT:** Al Breu, Ken Curry, Michael Feirer, Joe Zurfluh

**OTHERS PRESENT:** Reuben Van Tassel, Cindy Robinson, Jason Grueneberg, Marla Cummings, Heather Gehrt, Bill Clendenning, Dave LaFontaine, Adam Fisher

The meeting was called to order by Chairman Breu.

**Public Comments**

There were no public comments.

**Review/Approve Minutes**

**Motion (Zurfluh/Feirer) to approve the minutes from the March 20, 2018 Ad Hoc Property Committee meeting. Motion carried.**

**Update on Edgewater Project**

Van Tassel reported that the concerns of the DNR are being addressed and resolved, and work on the Edgewater project is scheduled to resume on Monday, April 23. A representative from the environmental group will meet with all contractors to ensure they understand the proper way to proceed to avoid any further issues or delays.

**Update on Properties for Sale**

Grueneberg stated that the sale of the 17<sup>th</sup> Avenue property is going well. Corporation Counsel is working with the buyer to move forward. Grueneberg is assisting the buyer regarding the rezoning of the property and says the City is being very cooperative.

The property located at 2611 12<sup>th</sup> Street South has been listed online on the Locate in Wisconsin website. So far there has been no interest from potential buyers. Larger for sale signs will be placed on the property in the near future.

The Shammy Car Wash and Chalet properties will also be listed on the Locate in Wisconsin website in the near future.

Gehrt reported that only one bid was received on the 1010 Airport Avenue property; that bid was below the minimum bid requirement and was rejected by the Executive Committee. The property is out for bids again.

### **Update on River Block 3<sup>rd</sup> Floor Buildout**

Van Tassel will proceed with obtaining the necessary permits and lining up contractors as the funding for the buildout was approved by the County Board. The consensus of the Committee is to go ahead with the previously proposed layout.

### **Discuss Emergency Management's Previous Location**

Van Tassel reported that a firm was called in to inspect the foundation for water issues and found no evidence of ground water leaking into the first floor EM office, former Credit Union and EOC area (formerly Dispatch). Issues that have been determined were a deficiency in the HVAC controls and the fuel oil lines that had not been previously removed. The fuel oil lines have since been removed and permanently capped off and old flooring will be removed at which time an environmental group will be brought in to inspect for any issues with asbestos and lead paint. The air handler will need to be rebuilt to remedy the HVAC issues. After receiving numbers back from contractors, the approximate cost to fix the issues and remodel the Credit Union and EM office back into usable space for Emergency Management is \$100,000.

**Motion (Zurfluh/Feirer) to recommend to the Executive Committee that they accept the proposal of Van Tassel for construction and layout of the former Emergency Management/Credit Union space and relocate Emergency Management back to the first floor upon completion. Motion carried.**

Brief discussion was had regarding future priority issues which include making the 3<sup>rd</sup> floor construction and relocation project a priority and the possibility of a new jail being imminent due to the overcrowding currently being experienced there.

**Chairman Breu declared the meeting adjourned at 12:25 p.m.**

Minutes in draft form until approved at the next meeting of the Ad Hoc Property Committee. Minutes reviewed by Chairman Breu, taken by Brenda Nelson.