



MINUTES

Eau Claire County • Highway Building Committee Wednesday, February 2 – 2:00 p.m. Virtual Online Meeting

Highway Members Present: Chair Jim Dunning, Supervisor Robin Leary, Supervisor Colleen Bates, Supervisor Gerald Wilke, Supervisor Judy Gatlin, Supervisor Nick Smiar

Staff/Other Present: Commissioner Jon Johnson, Facilities Director Matt Theisen, Brian Spilde, Kevin Dallas, Sonja Leenhouts, Norb Kirk, Kathryn Shauf, Kim Grabowski, Sean Malone, Linda Struck

1. **Meeting called to order by Chair Dunning at 2:00 p.m.** Meeting confirmed.
2. **Roll Call**
3. **Review/Approval of Past Minutes** of the December 20, 2021, meeting reviewed and approved. Motion to accept minutes Supervisor Bates, Supervisor Gatlin 2nd. Motion Carried 6-0
4. **Public Comment** – No comment
5. **Bid Package #4 (Low Voltage) update** – Kim Grabowski--trying to finalize but ran into computer difficulties should have completed within the day. Matt stated a budget number was listed in the bid package.
6. **Construction Schedule Update** –Kevin Dallas--we started to remobilize on site. Storm drain work has begun, Haas should start next week on foundations. Precast and steel is still on schedule. Dates are first week of April for precast, and steel is April 22nd. Matt asked if any other items may be a concern for lead times?--No other than possible roofing. Supervisor Bates asked are we on schedule for preliminary work?--Yes.
7. **Appraisal for Property along USH 53** – Jon spoke with Sean Malone (landowner) he is willing to sell property for his appraised value. The property is about three acres. County's appraisal was done by JC Norby with a \$300,000 value versus \$325,000 value from the appraisal of the landowner.

Sean stated since Eau Claire County would be eliminating the structures on this property, he would be interested in taking down one of the structures. How much would be repurposed? Demolition costs are yet to be determined. Are there any environmental concerns on the property? – no. There is a house, shed and large barn on property. There are 2 wells and a septic system.

Matt stated that demolition costs would have to go out to bid or a request for proposal. Supervisor Smiar asked--Is the county interested in purchasing this property? Jon stated – The additional land would help for storage on the property. Jon provided an aerial view of property. Supervisor Wilke – Matt and Jon, are we interested in purchase of property, and is it within our existing budget? Suggested splitting the difference between the appraisals. Supervisor Smiar– Does the county see future use of the property? Jon--Our weakest point is the lack of acreage now for the site plan.

Supervisor Bates – Land purchase seem to be necessary for the site, and future development. If the county does not purchase, who may purchase in the future, retail or ? County should get a flat proposal of all costs involved. Supervisor Dunning – asked if this decision will interfere with current schedule--No. Supervisor Smiar – Do we need more money for this project? Norb stated there was 5.5 mill included in the 2022 budget, to go forward with bid process. Meals on Wheels has a pending grant. Supervisor Smiar asked if ARPA funds are being considered? Norb—no, but we can take a look at using ARPA funds.

- 8. Owner Purchased Items Update – Matt--** We are starting to work as a team on owner items with Purchasing/Highway. Discussing vehicle lifts, truck scale, shelving, wash equipment, etc. Supervisor Dunning asked is ADRC working on their equipment as well? Matt – yes, included in bid. Working on furniture with Purchasing. Jon stated some items are state contract and some are procurement items with up to 6-month lead times.
- 9. Election of Vice Chair –** How long will this committee convene? --until next February of 2023. Supervisor Bates said an election of new board members is in April and after that would be an appropriate time to elect a vice chair.
- 10. Future meeting dates, times, and agenda items:** 3/2 and 4/6, Discuss possibly moving April meeting due to election.
- 11. Adjourn:** 2:41 p.m.

Respectfully submitted,

Nancy Williams
Facilities Department