

RUSK COUNTY JOINT MANAGEMENT COMMITTEE

September 13, 2021

Time: 3:15p.m.

Location: Rusk County Board Room – LEC

Committee Present: M. Reynolds, K. Pedersen, T. Hauser, R. Tatur, K. Brown, K. Vacho

Staff Present: K. Welke, K. Winters, A. Albarado, C. Meyer, M. Kron, A. Christianson

[arriving late] A. Kenyon present at 4:40p.m.

CALL TO ORDER by Chair Tatur at 3:19p.m.

APPROVAL OF MINUTES – June 30, 2021

Motion by Hauser seconded by Reynolds to approve June 30, 2021 minutes. Motion carried to approve with corrections.

DISCUSSION/POSSIBLE MOTION

Animal Shelter

Capital Projects and Facility Maintenance Issues:

Discussion on maintenance needs for the building and lawn care.

Review 2022 Budget: Karen reminded the Committee that the Rusk County Animal Shelter is the only Shelter in Wisconsin that is County owned. She compared the difference in Rusk County Animal Shelter's budget and Catkins in Price Co. \$80,000 budget per year with Rusk County Animal Shelter budget is \$19,000 per year. She has requested an increase in part-time help and or hours. The County will evaluate their 60% contribution of the 2022 budget and send the updated budget to the city for approval of their 40% contribution. The City has agreed to look at their budget to try to come up with the additional dollars needed.

Library

Library Renovation Bid: One (1) bid received from Lechleitner Builders for \$148,514.00.

Consider Roof Alternate Bid/Alternatives: Andy discussed the option of metal roof vs asphalt shingles. The bid from Lechleitner Builders for \$148,514 includes asphalt shingles it would be an additional \$84,094.00 for the metal roof. Discussion held.

Motion by Reynolds, second by Vacho to use 40-year asphalt shingles. Motion carried.

HVAC Report: Marty has talked with Doug Verdegan about the updates to the building.

Review 2022 Budget: Discussed and reviewed budget.

Visitor's Center

Capital Projects and Facility Maintenance and Operation Issues: The City would have proposed an additional person for Saturday's during the summer months. Will re-evaluate at next meeting.

Review 2022 Budget: Discussed grants and budget for 2022.

Joint Industrial Property Report

- Fritz Ave Multi-Tenant Building

Lease Proposal – Reynolds Properties: The Lease per square ft' was set at last meeting. After further Reynolds Properties inspected the building, the cost may not be feasible for the tenant because of renovation costs. Discussion held with Marty Reynolds to change the lease total.

- Forest Industry Park
1402 Jez Rd – Forest Industry Warehouse #2 – option to purchase: Lease started with United Piping. They would like the option to purchase at the first of the year (2022). The building will need a purchase price and appraisal prior to this being an option. Appraisal cost estimate is \$1500.00-\$2000.00. No lease to own has been negotiated.
Motion by Hauser, second by Vacho to have appraisal completed. Motion carried.
- ADF
Roof: Andy reported the roof is leaking and may need approval to put a membrane over the whole roof.
Parking Lot/Loading Dock: Larry Ducherschein is cleaning up.
Concrete Work: Waiting for completion.

Other Discussions, Reports, and Updates

Update Methodist Church Demolition: Asbestos has been removed. Haas will complete demolition and estimated time of completion is fall 2021.

5R Trailers: Working on clean up money at the state level.

800 Gustafson Rd – Henry Rifle Building: Need to clean up the lot lines prior to finalizing the sale.

Motion by Tatur to adjourn meeting at 5:03p.m.

Adjournment