Agenda of
City of Ladysmith/Rusk County Joint Management Committee
Tuesday, July 28 at 2:30 p.m.
At Rusk County Community Library – Lower Level
418 Corbett Ave W., Ladysmith, WI 54848

Notice: Committee Members-Marty Reynolds, Al Hraban, Randy Tatur, Ken Brown, Tony Hauser; Staff A. Christianson, A. Albarado, H. Helmeci, K. Welke, K. Winters, L. Beebe,

1. Called to Order
2. Review minutes of previous meeting

Discussion - Possible Motion Items
3. Animal Shelter
   a) Capital projects & Facility Maintenance issues / 2020 Budget review / approval and requests
   b) 2021 Budget Discussion
4. Library
   a) Capital projects & Facility Maintenance issues/ Budget review / approval and requests.
      1. Update on Maintenance issues
      2. Update-Discussion and determine action to address deterioration of masonry work on building – EFIS damage
      3. HVAC Report – Proposals for work
      4. Update sidewalk/concrete work
   b) 2021 Budget Discussion
5. Visitors Center
   a) Capital projects & Facility Maintenance and Operation Issues
      1. Asphalt maintenance
   b) 2021 Budget Discussion
6. Joint Industrial Property Report
   Tenant issues/status & Building/Maintenance Issues
   a) Fritz Ave. Multi-Tenant Bldg. (Hooper, Rockwell Automation, McBain)
      1. Update on tenants & Maintenance issues
      2. Consideration of new leases, possible renewals/extensions, other actions
   b) Enterprise Center issues (Allied Cabinet, Best Ent, Ideal Paint Works, RCTC)
      1. Update on tenants & maintenance issues
         1. Asphalt Maintenance
      2. Consideration of new leases, possible renewals/extensions, other actions
   c) Gates Ave. Complex
      1. Consideration of new leases, other actions
         a) A&M Fiberglass lease expansion
         b) Possible lease to RCTC
      2. Maintenance issues - HVAC upgrades
   d) Forest Industry Park
      1. Meadowbrook Rd. - Indeck
      2. 501 Doughty Rd.
         a) Lease to Rands
      3. 1402 Jez Rd. – Forest Industry Warehouse #2
         a) Lease to Rands
      4. ADF
         a) Asphalt Maintenance
         b) Update on maintenance issues – consideration of improvements in 2019
      1. Gutters
      2. Parking lot/Loading dock area surfacing
      3. Drainage/ditch work
   e) Rusk Regional Trans-Shipement Facility Project
7. Other Discussions, Reports & Updates
   a) Discuss/Possible Motion lease rates/adjustments to leases and lease payments
   b) Discussion/Update on vacant space and jointly owned properties
      1. Discussion on sale pricing of facilities
      2. Consider HVAC upgrades needed for other uses (Gates, Enterprise, 501 Doughty)
   c) Other joint projects/efforts
      1. Gateway Parking Lot – Gateway Pavilion -Development Agreement

8. Adjournment

Agenda prepared and posted by Andy Albarado, Rusk County Development Director, posted on July 24, 2020 at 1pm