

River Ridge School District  
Buildings & Grounds Committee Meeting Minutes  
Monday, January 30, 2017

The Buildings and Grounds Committee met on Monday, January 30, 2017 in Room 15 at 11165 Co. Hwy P, Patch Grove, WI. The following business was conducted:

- I. Call to Order Committee chair Kenny Nies called the meeting to order at 8:31 am.
- II. Roll Call Board members present included: Jason Cathman, Cory Moravits, Kenny Nies, and Cory Raisbeck. Also present were: Sept. Dr. Jeff Athey, Business Manager Kevin Kocer, 5-12<sup>th</sup> Grade Principal Clay Koenig, and Maintenance Director Troy Marshall.
- III. Proof of Giving Public Notice Raisbeck showed that notice of this meeting had been posted on January 12, 2017 at 4:00 pm. A revised posting was done on January 26, 2017 at 2:00 pm. Motion by Cathman/second by Raisbeck to acknowledge that the meeting notice had been properly posted. The motion carried on a voice vote.
- IV. Appearances There were none.
- V. Discussion Kocer reported on a phone conference he and Athey had last Wednesday (1/25) at 11:00 am, with Carol Wirth, and a representative from Standard and Poor's, to discuss the bond rating process. Wirth will be taking bids for the bond issuance on February 7<sup>th</sup>. Wirth will attend the Feb. 8 meeting of the RRSD Board to explain the bond issue process and requirements.

Kocer and Athey reported on a phone conference held Friday with representatives from Quarles and Brady to answer questions related to disclosure and to verify accuracy of information about RRSD.

Kocer and Athey reported on a phone conference held Friday afternoon with Roy Quick to discuss where we're at with land acquisition. It was explained to Roy Quick that a Special Elector's meeting must be held and a vote taken to grant authority to purchase land. Quick has decided to waive his right to have an appraisal done on the property. Eileen Brownlee will document Quick's waiver of the appraisal. Raisbeck said he had put in a call to Delta 3 asking for the land survey to be completed as soon as possible.

Marshall reported that there have been issues with controls/programming at the UE since summer. He, James Haefer, and Honeywell have been working on the Honeywell system but there still are issues. Honeywell says the controller in the panel is "toast". We could put in a used control panel for around \$1,200. The cost for a new control panel would be significantly more. Troy would like the Board to decide whether we'll install a used panel or new one.

Raisbeck said he would like the Building and Grounds Committee to begin discussing the disposition of the Upper Elementary building once all students are at the Patch Grove campus. The Committee said the topic will be added to next Monday's Buildings & Grounds

Committee Meeting and that the meeting will begin at 8:30 am. Raisbeck recommended Administration ask Eileen Brownlee how to proceed in the disposal of school property. Marshall asked whether part of the UE building could be shut down if we end up using only the restrooms and locker rooms. Marshall will check with Wade Winkers to learn what WIAA says is needed regarding restrooms and locker rooms for the Bloomington football field and track.

We discussed the upcoming Feb. 8 bid package opening at the Kraemer Brothers office in Plain, WI. The Board, along with Athey, Kocer, and Marshall plan on attending. We'll take a school van and leave from the high school at 11:30 am. Nies will convene the Board meeting once we're at Plain. The bid opening is scheduled for 1:30 pm.

At 9:00 am, we were joined by...

- FEH Design representatives (Kevin Eipperle and Christina Monk),
- Kraemer Brothers representatives (Greg Callin, Mitch Gilbertson, Andy Kraemer, and Kyle Kraemer), and
- Two CESA #10 representatives

At this time, we worked from the agenda provided by FEH Design...

Budget Update Gilbertson provided all of us with a revised budget following last Monday's Board meeting. Gilbertson said Kraemer Brothers will know more about costs after next Wednesday's bid package opening. They said they made a note that window replacements and additional parking spots are important to the Board. The revised total for Schematic Budget 2 came to: \$9,549,000.

Moravits asked about the construction fee being based on a percentage. K. Kraemer said based on Schematic Budget 2 being reduced from what we saw week ago that the construction fee would be reduced between \$10,000 - \$15,000.

Gilbertson said the budget includes no alterations to the Art Room. However, electrical for the kiln will be included. Kocer said a new kiln needs to be ordered; the current kiln doesn't reach a high enough temperature.

Baseball diamond lights were discussed. Gilbertson said someone from Schmit Electric will be out this week to make recommendations.

\*Design Update Christina Monk shared the schematic for the revised playground area for students in grades 5-8. She said the driveway in back had been widened to accommodate the revisions. She added that the dumpster would be relocated. Monk showed revised grading south of the addition.

Gilbertson said the state is not on board with us making the access road permanent one. He offered to share what he was found out with Tom Hoffman/Bloomington Fire Chief. Gilbertson said he would contact Tom Hoffman (the Bloomington Fire Chief) and share information he has learned from the state regarding the access road (i.e., that they could only okay it being a temporary road).

The Building and Grounds Committee will recommend the following to the full board: 1) to obtain a tract of land from Roy and Mickey Quick (the full strip along the fence line) (Delta 3 will be out sometime this week to do the survey of the land acquisition price that has been discussed); 2) if Tom Hoffman says the access road isn't needed (though he strongly recommends it), then it will come out at the end of the project. The Committee said if the road could be used to help with overflow parking, they would like to have it for that purpose.

\*Project Timeline and Process Monk and Eipperle will talk with Koenig, Wade Winkers, and Marshall to double-check what is needed in terms of bleachers, backboards, scoreboards, volleyball standards, divider curtain, wall mats, etc. for the middle school gym. It was mentioned to Monk and Kocer this morning that wood bleachers are preferred over plastic/molded bleachers.

Cathman asked whether people/companies can make donations toward scoreboards, etc. and the answer given was "yes".

Gilbertson said he is planning to have translucent windows installed in the gym.

\*Coordination Items

Monk and Eipperle plan on talking with the 7<sup>th</sup> and 8<sup>th</sup> grade teachers next Monday (2/6) following the Buildings & Grounds Committee meeting to discuss room layouts/design – including electrical package layouts. It was emphasized that every one of the rooms needs a charging station for chromebooks.

On Monday, February 13<sup>th</sup> at 10:30 am, there will be a Focus on Energy Rebate meeting with the MEP team. They will determine that list of what's needed in each room.

\*Future Meetings The Buildings & Grounds meeting will be on Monday, February 6<sup>th</sup>. The board members on this committee will meet at 8:30 am; REH Design and Kraemer Brothers representative will join the meeting at 9:00 am.

The RRSB Board of Education will attend the bid opening in Plain at 1:30pm on Wednesday, February 8<sup>th</sup>, Athey, Kocer, and Marshall will be attending as well. We'll depart from the school in Patch Grove at 11:30 am that day.

The regular February school board meeting will be at 5:30 pm on Wednesday, February 8<sup>th</sup> in the Multi-Purpose Room. Carol Wirth will attend to provide information about the district's bond issue.

Based on the Board's action approving a Special Elector's Meeting, the committee recommends the meeting be held at 7:00 pm on Wednesday, February 15<sup>th</sup> in the gymnasium. Deb Martell will publish the necessary notices the weeks of January 30 and Feb. 6. A resolution for approval of land acquisition will be the only item on the agenda.

Building and Grounds will meet on Monday, February 22 at 6:00 pm to have the Board approve the GMP (Guaranteed Maximum Price) that night.

For clarification purposes, Athey will let the district Calendar Committee know that it is okay to start the 2017-18 school year on Tuesday, September 5, 2017 with students; but 5 school days are needed either before the Thanksgiving Recess or immediately following the move to the UE to Patch Grove into the new classrooms.

Following this meeting, the CESA #10 representatives will walk the school building with Marshall.

- VI. Members Suggestions and Recommendations for Future Items There were none.
- VII. Next Meeting Date/Time Monday, February 6, 2017 at 8:30 am for RRSD Committee members and Administration, joined by FEH and Kraemer Brothers at 9:00 am.
- VIII. Adjournment Raisbeck moved to adjourn/Moravits seconded. The meeting adjourned at 11:12 am.