

Town Board Meeting July 26, 2010

James Parent called a special Town Board meeting to order at 7:03PM in the meeting room at the Town Hall. Present were James Parent, Barbara Anschutz, Roberta Thelen, Robert Schultz, Douglas Smith and 8 visitors. Peter Jacobs was absent.

Clerk verified posting. Motion made/second Barb/Roberta to accept the agenda. Carried.

Review/discuss/decide plans for potential construction of new maintenance building to be located at the Recreational Park on Summit Road – A while ago, the Board was confronted with the issue of the fire house not being quite large enough to house all of the equipment there. The Fire Dept. would like to be able to use some of the area where maintenance equipment is stored. The Board hasn't wanted to get in the position to build a new fire station and that's been the opinion of the chiefs too, as long as they could better utilize the existing facility. Now with the new brush truck coming, this would be the time to explore our options to expand the maintenance area and possibly move it out to the Rec. Park on the new property we purchased a couple of years ago. Jim talked with Bob about this, and Dale Williams offered his technical expertise. They started laying ground work and got some information and that's where it's at now. We could possibly get moving on this project yet this fall.

Bob explained that Mike LeClair found the architects. Dale Williams looked into the sewer/mount system part of it. When they met with the architects, the maintenance department came up with a list of everything they own. Jim stated this is a brainstorming session and one thing we should avoid getting into the "should have" situations after everything is complete.

Architects Dan Roarty & Duane Grove of Dimension IV were present and introduced themselves. They explained there has been no formal feedback on the plan. Dan explained that the project has not been started officially and the list that Bob described did not make it to their office. They are currently not hired by the community. They have done this up to this point, because Mike LeClair asked them for feedback. They are hoping the Town hires them to proceed, but the Town is not obligated. Jim stated we should ask them for a contract at some sort and said the goal is to come up with a set of plans to be used in the bidding process. Dale Williams stated the Board should ask what the fees are and ask for a contract before any sort of finalized plans. We will still have our brainstorming session tonight, and then they will get back to us with contracts.

Getting to the building, the starting point is 100'x60'. Duane went through the plans, a copy of which is available at the Clerk's office. The first bay is for smaller vehicles, with a 12x12 garage door, with a trench drain. There is also provision for a storage mezzanine, similar to what Liberty Grove has. That would be an option, not a necessity. You would be able to forklift items up to that area and would not be enclosed. It would also be open underneath. The ceiling height of the building is 16'. There would be railing around the mezzanine, which would be lift off or sliding. The next two bays are drive-through bays, large enough for snow plows, also with trench drains. The northern half of the building would be a lower roof. Because of the occupant load, there needs to

be two bathrooms, one for each sex. The urinal in the men's room would be optional. There would have to be a mop sink. A drinking fountain is also required. The break room has a sink and the fountain would be located on the other side, trying to isolate any plumbing to one portion of the building. An eyewash station may be required depending on the use of the building. If required, the utility sink would be slid one direction or another and placed there. As far as determining whether or not a shower or eyewash station is required, it depends on the type and quantity of chemicals in the building.

Dale asked what all would be in the mechanical room and does it need to be that large. There is no size requirement, so it might shrink down as we talk about what's needed. The electrical equipment goes in there, which needs a 3 foot zone in front of it. Any equipment that goes in there typically needs a certain zone around it. Dan explained the plans are a relatively quick study. Once the pieces of equipment are known, they will be laid out on the plan.

Around the perimeter of the building, there are 40 inch doors. The workshop and break room have a couple of windows. There also bumper posts around the outside of the building. The door from the bays to the workshop will be 80". Some people go to 8 or 10 foot overhead doors, a however a swing door works better for controlling temperature. The floor drainage will be handled by the Town with the DNR. The architects will also work with Steve Parent. The drainage trenches should be big enough for a shovel to get into them and clean them. As for color/design, Bob would like to match it with the sewer plant building. The pitch of the roof can be changed if we want it to be.

As for heating, we currently heat the whole building. We may not have to do that at the new building. The architects would explore all the different options based on feedback from the Board.

Clerk will get a copy of the equipment list to the architects. Jim said the next best thing to do would be to meet with the maintenance staff and get their input. When the contract information is put together, they should plan on a couple more meetings up here. Bob wants them to look into solar heating as well. The issue Dale sees is downsizing the break room and mechanical room and increasing the storage room. Paul Kordon suggested instead of having a septic system, the building should be hooked up to sewer. He just feels it's bad precedence to be right there and not hook up to the sewer. All it would take is to lower the force main. The cost would be pretty similar.

Dimension IV will get a contract to us by the end of the week. In the meantime, the Town Board will meet with the maintenance staff.

Motion made/second Barb/Bob to adjourn at 7:59PM. Carried.

These minutes are subject to correction at the next regular monthly Town Board meeting.

Douglas Smith
Town Clerk