

TOWN OF ST. GERMAIN

OFFICE OF THE CLERK

P.O. BOX 7

ST. GERMAIN, WISCONSIN 54558

www.townofstgermain.org

MINUTES SPECIAL TOWN BOARD MEETING: MARCH 22, 2018

1. **Call to Order:** Chairman Tom Christensen called the meeting to order at 6:00 P.M.
2. **Pledge of Allegiance**
3. **Roll Call, Establish A Quorum:** Tom Christensen, John Vojta, Ted Ritter, Jim Swenson, Doug Olson, Marion Janssen, Town Treasurer, Tom Martens, Town Clerk, Melody Hamlin from Funktion Design Studios There also 36 other people in attendance.
4. **Open Meeting Verification:** Mr. Christensen noted that he had posted the meeting agenda at three locations in town on March 21, 2018 before 5:30 P.M.
5. **Approval of the Agenda:** Motion Vojta seconded Olson that the agenda be approved in any order at the discretion of the chairman. By a voice vote: Yes – 5, No – 0. Motion carried.
6. **Citizen's Comments - Citizens are encouraged to share their concerns and ideas with the Board. Please limit your comments to five minutes or less.** Wally Geist thanked everyone present for all of the cards that he had received while he has been recuperating.
7. **Discussion /Action Items:**
 - a. **Payment of Bills:** Motion Olson seconded Swenson that the following bills be paid: Funktion Design Studios \$979.78—professional services; Superior Chemical \$268.27—fire department equipment maintenance; Registration Fee Trust \$74.50—tanker title & plates. By a voice vote: Yes – 5, No – 0. Motion carried.
 - b. **Continuing Discussion and update of the Red Brick/Community Center Replacement Project:** Ms. Hamlin handed out the new proposals as requested by the town board. The cost of the original proposal with 15,100 sq. ft. and an occupancy of 585 is \$4,000,000; Task 1 to increase the size of the washrooms would cost \$4,175,000 with 15,815 sq. ft. and 632 occupancy; Task 1A to increase the size of the washrooms and with a full gym would cost \$4,248,000 with 16,508 sq. ft. and 680 occupancy; Task 2 with a full size gym would cost \$4,350,000 with 17,330 sq. ft. and occupancy of 680.

With the increased size and occupancy, a sprinkler system would now be required in the community area. The siding on the town side of the building would be hardboard lap siding. The siding on the community portion of the building would be metal, a board and batten appearance. Roger Weber was concerned with a snow and ice problem at some of the entry ways. He also was concerned about the snow load on the long spans. Also, since the roof would be metal, the snow would slide off. Ms. Hamlin said that blocks would be installed over the doors to stop the sliding snow. There was also a concern with rain runoff and if the gutters could handle all of the water. Jack Bourgeois asked where the vent hood would be in the kitchen. Ms. Hamlin said that the hood would be in the center of the kitchen. There would not be any fryers. The plan doesn't show any windows in the kitchen. Ms. Hamlin said that windows could be put in. There would not be any dividers with the full sized gym. The cost of acoustics has been built in.

There was a concern about there not being any bathrooms near the exercise room or the meeting rooms on the north side of the building. Ms. Hamlin stated that the cost of running the plumbing that far would be prohibitive. Wally Geist asked about the gym floor. He was concerned about all of the activity that it would have. Ms. Hamlin stated that the material for the floor would be expensive, but that it would be chosen with all of the various uses in mind. Roger Weber suggested moving the town office space to the Red Brick Schoolhouse. He thought that by moving the town portion out of the new building, it could be used more efficiently for community activities. He also thought that it would be much cheaper per square foot. The board said that a decision had been made.

A question was raised concerning the maintenance of the building. The community center is not kept very clean now. What is going to be done in the new building? Mr. Christensen said that the present crew had been hired to do road type work, not cleaning. A cleaning service might have to be hired to clean. Jack Bourgeois asked if the board had looked into the future costs of maintaining the new building. Mr. Christensen said that it had not. Ms. Hamlin added that none of the future costs have been built into the proposals. A question came up concerning how the use

of the building would be assessed to the various groups. Lois Ruediger stated that local town functions are not charged now. Mr. Martens asked about voting. It appeared that voting would be done either in the gym, or in the larger meeting room. Voters would have to enter from the north parking lot. Brian Cooper thought that the doors at that entry should be double doors. They would have to be ADA accessible and automatic. There would also have to be ample handicapped parking near that entrance. Ms. Hamlin also stated that there would be room for septic system expansion, if necessary. Lois Ruediger also said that she thought that with the new building, new larger groups would schedule the building giving the town more income.

8. **Next Town Board Meeting Date – Regular Town Board Meeting, Monday April 9, 2018:** The board will discuss the tasks that were presented by Ms. Hamlin at that meeting.
9. **Adjourn:** Motion Vojta seconded Olson that the meeting be adjourned. By a voice vote Yes –5, No – 0. Motion carried. Meeting adjourned 7:40 P.M.

Town Clerk

Chairman

Supervisor

Supervisor

Supervisor

Supervisor