

**Jefferson County Board
Committee Minutes**

**January 16, 2013
Infrastructure Committee**

1. Call to order

Meeting called to order by Supervisor Reese at 10:30 a.m.

2. Roll call of Committee Members

Richard Jones, Rick Kuhlman, Russell Kutz, Don Reese and Dick Schultz.

Others Present: Gary Petre – County Administrator; Phil Ristow – Corporation Counsel;-John Molinaro – County Board Chairman; Karyn Spory, Reporter – Jefferson Daily Union; Tammie Jaeger – Administrative Assistant-Confidential; Norm Barrientos – Barrientos Design; Thomas Mallmann– Barrientos Design; Mark Miller – Director of Maintenance; Pete Weston – Design Alliance; Supervisor Walt Christensen.

3. Certification of compliance with the Open Meetings Law

The County Administrator reported that the meeting agenda was properly noticed in compliance with the law.

4. Review of the Agenda

No changes were made.

5. Public Comment

Supervisor Christensen commented on the highway facility. He realizes that the County needs to put employees' safety first, but he would like to keep the plan within the scope of what the actual needs are.

6. Approval of the December 19, 2012 Infrastructure Committee meeting minutes

Motion made by Supervisor Kuhlman; Second by Supervisor Jones to approve the December 19, 2012 Infrastructure Committee meeting minutes as printed. Ayes-All (Motion Carried).

7. Communications

- Bid list for courthouse bathroom remodeling project from Barrientos Design & Consulting
- Email from Delahey Industries regarding demo inspection/sampling
- Bid Results for Entry Vestibule

8. Discussion and possible action on a recommendation to approve the bid for the Courthouse Bathroom Remodeling project

The following bids were received for the Courthouse Bathroom Remodeling project:

| Bidder | Base Price | Alternate | Total |
|---------------------------------------|-------------------|------------------|--------------|
| Harmony Construction Management, Inc. | \$121,000 | +\$2,500 | \$123,500 |
| Advance Building Corporation | \$104,500 | +\$1,000 | \$105,500 |
| Gilbank Construction, Inc. | \$179,000 | +\$650 | \$179,650 |
| C3T, Inc. | \$125,750 | +\$1,625 | \$127,375 |
| Tri-North Builders | \$114,800 | +\$1,000 | \$115,800 |

Thomas Mallman recommended Advance Building Corporation. Pete Weston informed the committee that he has gotten very good feedback on Advance Building Corporation. The bid from Advance Building Corporation is within the current budget.

Motion made by Supervisor Schultz; Second by Supervisor Jones to approve the bid from Advance Building Corporation in the amount of \$105,500 for the Courthouse Bathroom Remodeling project. Ayes-All (Motion Carried)

9. Discussion and possible action on a recommendation to approve the bid for the Courthouse Security Entrance project

The following bids were received for the Courthouse Security Entrance project:

| General Contractors | Base Bid | Alternate #1 | Perf. Bond |
|---------------------------------------|-----------------|---------------------|-------------------|
| Harmony Construction Management, Inc. | \$345,000 | \$23,500 | \$6,000 |
| Tri-North Builders | \$381,000 | \$49,000 | \$4,200 |
| C3T, Inc. | \$369,000 | \$45,000 | \$5,500 |
| Advance Building Corporation | \$297,000 | \$32,100 | \$5,500 |
| Gilbank Construction, Inc. | \$330,900 | 0 | \$2,500 |
| TRIAD Construction | \$323,173 | \$46,484 | \$1,415 |
| Creative Constructors | \$352,500 | \$25,000 | \$5,400 |

Pete Weston recommended Advance Building Corporation. He talked about moving the water main (Alternate #1). It should not be needed because the cost of relocating the water main is already included in the base bid. The Alternate #1 bid was included to replace the water main entirely and connect it to Dodge Street. Gary Petre explained that between the two projects we are under budget by \$800. In the event that we would need to replace the water main, the committee has authorized Mark Miller to approve that project.

Motion made by Supervisor Schultz; Second by Supervisor Kuhlman to approve the bid from Advance Building Corporation not to exceed \$334,600. Ayes-All (Motion Carried).

10. Status report on the environmental inspection of the old Countryside Home property

Information was provided for the committee to review. Phil Ristow explained that we were given a 120 day extension from the bank. The inspection will begin on January 21st with a final report back by February 8th. No action taken.

11. Discussion and possible action on a proposal from Barrientos Design and Consulting for development of the County's Site Plan Approval Package for the old Countryside Home property, for submission to the City of Jefferson

Norm Barrientos explained that they have met with the City to see what they are looking for. He reviewed the current preliminary site plan that was submitted to the City. The City would like to see the following included in the final site plan: traffic transportation plan, landscape plan, site lighting plan, general elevations of the buildings, aerial plan of neighborhood, building floor plans, preliminary grading, erosion plan, preliminary utility plan, and storm water management plan. Cost estimates need to be obtained in order to discuss what the County will pay for and what the City will fund. A final proposal from Barrientos Design to complete the project was provided for the Committee to review. The committee discussed whether or not they should proceed with the final site plan. Phil explained that there is no rush in obtaining the final site plan. It was recommended that a Request for Proposal (RFP) be sent out to have one firm complete the entire project including the final site plan and building design. A draft of the RFP will be brought back to the committee for their review at their next meeting. No action taken.

12. Discussion and possible action on the County's petition to the City of Jefferson to amend the City's Land Use Plan and Zoning Ordinance relative to the old Countryside Home Property, including conceptual site plan options

This item was discussed with #11. No action taken.

13. Status report on the Highway Department's Lake Mills satellite facility project

Norm Barrientos explained that we have verbal approval of the site plan for the Lake Mills satellite facility project. The next step in the process will be to provide a final building design. No action taken.

14. Potential items for the Committee's next meeting

- Approval of the January 16, 2012 Committee meeting minutes

- Discussion and possible action on Request for Proposal (RFP) for Highway facility final site plan and building design.
- Discussion and possible action on Sheriff Annex Building construction project

15. Set tentative next committee meeting time and date: February 20, 2012 at 10:30 a.m.

16. Adjourn

Supervisor Kuhlman made a motion to adjourn; Second by Supervisor Schultz at 11:31 a.m. Ayes – All (Motion Carried).