

Langlade County Public Property Committee Minutes

Date of Meeting: September 6, 2011; 6:15 p.m.

Place: Wolf River Room, Resource Center

Members Present: Chairman Douglas Nonnenmacher, Robert Benishek, Vernon Cahak, and David Solin

Members Absent: Jeffrey Zalewski

Others Present: Robin Stowe, Nate Heuss, Don Schroeder, Duke Packard, Ted Smith, Ora Monegar, Bruce Thomae, Ronn Krueger, Mike McDougal, Keith Wolf, Rhonda Klement, Rusty Mehlberg, Frank Sus, Jim and Beverly Findlay, Terry Poltrock, and other interested spectators

The meeting was called to order by Chairman Nonnenmacher at 6:15 p.m., in the Wolf River Room, Resource Center.

Public Hearing – Langlade County Ordinance regarding Concealed Carry Law: The Langlade County Public Property Committee held a public hearing to take public comments on authorizing the Public Property Committee as the committee to designate which Langlade County buildings and grounds will be posted to exclude weapons otherwise allowed by the new conceal carry law. Robin Stowe, corporation counsel, reviewed the draft ordinance, which states that no person in the possession of a weapon shall enter or remain in any part of a building or grounds that is owned, occupied, or controlled by Langlade County if the County has notified the public that weapons are prohibited on the premises and the regulation applies to the following weapons: firearm (Sec. 167.31 (1)(c), Wis. Stats.), handgun, taser or other electric weapon (Sec. 941.295 (1c)(a), Wis. Stats.), a knife other than a switchblade knife (Sec. 941.24, Wis. Stats.) or billy club. The law takes effect in November, 2011 and a person who enters a posted building with a weapon is subject to criminal prosecution (misdemeanor criminal trespass to land) and a civil forfeiture for violating this ordinance. The law does allow weapons to be in your vehicle even if a building is posted. As an incentive to keep buildings and grounds open to conceal carry, the law extends immunity to private and public property owners. Keith Wolf expressed concern about weapons being brought into the Health Care Center as they are often dealing with distraught people. Keith was advised that he could make a "no weapons" requirement as a condition of receiving services through the Center, as an alternative to posting. The Courthouse and Jail are exempt from the law, but would also be posted. If a building or property is posted, you do not have immunity, and therefore there was a question as to whether a building would be posted, Langlade County would then be guaranteeing your safety within that building. Robin shared a legal commentary published in the *Wisconsin Lawyer* on this issue and according to the article, the property owner's liability would not change simply because they decided to post their building or grounds. Ronn Krueger presented his belief that if all buildings are going to be exempt from the concealed carry law, then this defeats the purposes of the conceal carry law. Ronn stated that the purpose of the law was to be able to defend yourself if the occasion arose. Motion by Benishek, seconded by Cahak to close the public hearing. All

Langlade County Public Property Committee Minutes – September 6, 2011

ayes. Motion carried. Motion by Solin, seconded by Cahak to forward the draft ordinance to the county board for approval to designate the Public Property Committee as the committee to designate which Langlade County buildings and grounds will be posted to exclude concealed carry weapons. All ayes. Motion carried.

Minutes: Motion by Solin, seconded by Cahak to approve the minutes of the August 1 and 8, 2011 meetings. All ayes. Motion carried.

Discuss Boy Scout Request regarding Rent for Kitchen during Gun Show: A Boy Scout leader addressed the committee regarding the rent for the kitchen during the fall gun show. This is one of their biggest fund raisers, and they use the proceeds to send the scouts to summer camp. The boy scouts have paid the rent for one day of the three day gun show, which would be \$125.00 for the last three gun shows. Motion by Benishek, seconded by Cahak to have the Boy Scouts again pay for one day's rent (\$125.00) of the kitchen for the fall gun show. All ayes. Motion carried.

Report on Langlade County Youth Fair: Klement reported that the fair went very well. There were large crowds, and all the numbers were up. There continue to be parking issues with there being no lights in the north lot and not enough handicap parking. Power was also again an issue in the blue building with breakers popping. Also, in the 4-H food stand, air conditioning is needed and the stove is showing its age.

Discuss Bill for Off-Road Races: Ronn Krueger addressed the committee regarding the bill that was received for the off-road races. Shortly before the event, Krueger lost a primary sponsor and he became responsible for most of the costs incurred. The bill total was \$3,101.65. After discussion, motion by Solin, seconded by Cahak to reduce the rent for the grandstand by one-half and charge only \$800.00 rent for the grandstand for the two-day event. All ayes. Motion carried.

Review Status of Projects – Cattle Barn Options: Heuss stated that the three options that the committee was investigating were: renovate the cattle barn, partially rebuild the cattle barn, or build a new structure. After the public hearing, the consensus opinion was that a new structure should be built. To that end, Public Property Committee and Heuss toured four different fairgrounds on August 31. The majority of those cattle barns toured were clearspan structures of pole barn construction. The cost to build those structures was in the \$14-\$17/sq. ft. range, not accounting for inflation. The cost to demolish the current cattle barn is estimated at approximately \$25,000. Klement requested that the committee consider permanent hand washing stations for the new cattle barn. Schroeder stated that there may be grants available from Wisconsin Public Service for the electric for the cattle barn. After much discussion, it was decided to hold a special Public Property Committee meeting on Wednesday, September 28 at 6 p.m., to discuss the direction that should be taken for the new cattle barn including size, location, and cost so that a resolution can be prepared for the October county board meeting.

Forestry Garage: Heuss stated that the electrical is done and the asphalt should be done late next week by the Highway Department.

Langlade County Public Property Committee Minutes – September 6, 2011

Multi-purpose Building Insulation Project: Heuss informed the committee that there are still a lot of small items that need to be completed, such as loose tape. Heuss will contact Randy Decker to stop and review these items.

Paving at east Health Care Center Parking Lot: Heuss informed the committee that Northeast Asphalt laid the first layer of asphalt today and the second layer will be laid on Wednesday. The parking lot will be striped on Thursday. Before the parking lot is striped, buses will be brought down to see how the layout will work. There was \$80,000 budgeted for this project. Northeast Asphalt's bid was \$49,890 plus additional cost to undercut sandy silt. These costs are estimated at \$5,000 - \$7,500. Heuss informed the committee that to extend the bus drop-off canopy would cost approximately \$11,000 and would allow 10 additional parking stalls without additional asphalt. Once the parking lot has been completed and has been in use for some time, a decision can be made on the canopy.

Review Bids for Flooring Replacement at the Health Care Center and Safety Building: Heuss reminded the committee that there was \$60,000 budgeted for this project; and last month the bids came in \$13,013.61 over budget. Heuss stated that if the vinyl tile was eliminated at a cost of \$14,000 that the project would come in within the budgeted amount. In conversations with Stowe, this project appears to require state prevailing wage rates. Single trade projects have a threshold of \$48,000 as of July 1. This project would need to be rebid, and labor costs would increase by 30% as a wage rate project. If you do not follow the prevailing wage law and the State becomes aware of this, Langlade County could be charged double the prevailing wage rate and could be debarred from future state/federal grants. An alternative would be to install carpeting at the Health Care Center only at a cost of \$47,425.08, which would not be considered a wage rate project. Motion by Benishek, seconded by Solin to accept the low bid of Northwoods Flooring to install carpeting at the Health Care Center only at a cost of \$47,425.08. All ayes. Motion carried.

Discuss Possible Land Trade for Property north of Health Care Center: Heuss reminded the committee that when Dave Tlusty was running lines for the back parking lot at the Health Care Center that it was discovered that a neighbor, Jim Findlay, had been under the assumption that property owned by Langlade County was his property and vice versa. Heuss suggested to the committee to have Tlusty run the lines and to shift the lines as necessary to allow an equal acreage land swap. Stowe will then take care of the quit claim deeds and the resolution for county board. Motion by Solin, seconded by Benishek to have Tlusty straighten the property lines for an equal acreage land swap between Langlade County and Jim Findlay and to forward a resolution to county board. All ayes. Motion carried.

Consider Delegating Authority to the Director to Hire the Lead Worker: Stowe advised the Committee that the "hiring body" for the new lead worker position is the oversight committee; however the oversight committee may delegate this function to the department head. After posting this position with the Union, John Holup was the only employee who posted for the position. Stowe suggested that the Committee designate the decision to hire John to Heuss as the department head. Motion by Solin, seconded by Benishek to delegate the authority to the Director to hire the lead worker. All ayes. Motion carried.

Open Proposals for Snowblower: Chairman Nonnenmacher opened and read aloud for the proposals for a snowblower for the maintenance department:

Langlade County Public Property Committee Minutes – September 6, 2011

Quinlan’s Equipment – Hustler 3700 -	\$37,032.50
Riesterer & Schnell – John Deere X720 -	\$19,208.00
Fuller Sales & Service – Gravely Pro-Master 260M -	\$14,360.27

Heuss reminded the committee that he is requesting to use funding from the scissorlift that was budgeted for in the capital improvement plan. Heuss will review the proposals and report back to the committee in October and a resolution will be prepared for October county board.

Review Maintenance Projects: Heuss informed the committee that the satellite dish tower was removed at the Resource Center. The wood fence at the Courthouse was painted. Sand was removed from the former HCC play area and the lawn was restored. Tree removal was done in preparation for the HCC paving project. The electrical work at the forestry garage is complete. The VCT floors at the Health Care Center have been stripped and waxed. Heuss also prepared for the cattle barn public hearing and fairgrounds visits. He prepared an RFP for the snowblower, and did committee board meeting preparation for the lead worker position. The card system installation is to begin the week of September 19. The masonry repair at the east steps of the Courthouse is done. The small courtroom digital voice recorder has been installed. An evaluation of the VIP building at the fairgrounds was completed and an estimate from Tradewell Construction of \$78,000 was received. The cost for water and sewer would be an additional \$15,000-\$20,000. The boiler modulation at the Safety Building was installed. Maintenance pulled wires to save cost. Masonry repair is needed to exterior brick at the safety building at a cost of approximately \$3,300. Heuss will be writing a bid package for the re-roof project at Camp Susan. Luke will be assisting with re-roofing the caretaker’s home at Jack Lake in September.

Antigo Stock Car Update – Discuss the Disposition of Racetrack Improvements: Stowe reminded the committee that he attended the Antigo Stock Car board meeting on July 12, and the Antigo Stock Car board would be willing to pay for ½ of the appraisal and would be willing to use that as a starting point for a discussion. Duke Packard will be doing the appraisal at a cost of \$300. Packard would provide a value in place with depreciation. Nonnenmacher, Stowe and an Antigo Stock Car appointee will meet to decide the items that will be appraised; such as, the guard rails and posts, cement barriers, weight scale, racetrack light fixtures, wheel fence and pipe. Packard stated that before the appraisal he will need to know the year the track was built, how many races that there are per year, and which items were donated. There could be a conflict if Antigo Stock Car tries to sell to the county items that were donated subject to the understanding that they would be reclaimed once they were no longer needed by the Stock Car Association. Motion by Benishek, seconded by Solin to allow Nonnenmacher per diem for the above stated meeting. All ayes. Motion carried.

Consider Proposal to Construct a ¼ Mile Race Track: Stowe attended the Stock Car Board meeting on August 16th to advise the Board of what steps would be necessary to complete their proposal to construct a ¼ mile race track. Stowe stated that he had spoken with Tim Rusch and a stormwater permit is required and the cost is \$3,000-\$4,000 and it takes approximately 6 weeks to receive the permit. If you do not get a permit, you will be fined \$10,000/day. The permit is good for one year. Before any work on the track commences there will need to be county board approval of a construction plan and a new lease agreement with Antigo Stock Car. The new billboards proposed to be placed along the track will also need county board approval through

Langlade County Public Property Committee Minutes – September 6, 2011

the new lease. Monegar stated that until the appraisal is completed that they would not be ready to move ahead with this project.

Review Status of VIP Building: Antigo Stock Car stated that at a cost of approximately \$98,000 that they would not be interested in remodeling the VIP building into a kitchen facility as the cost is too prohibitive. This item will be held in committee for the time being.

Discuss Racing on Saturday Night: Monegar stated that Antigo Stock Car is planning to hold a race on Saturday, September 17 with late models (rain date of Sunday, September 18). It would be food pantry night and with every food pantry item brought in you would receive a ticket towards a raffle of \$500, \$300, and \$200. Budweiser will also be making a donation. There will also be free beer that night. Antigo Stock Car is also planning to hold their Fall Indian Summer Classic in October but a date has not been set. Antigo Stock Car might also be looking to switch to Saturday nights in 2012, but they plan to drop their sanctioning through WISSOTA and IMCA for next year. Motion by Benishek, seconded by Nonnenmacher to all racing on Saturday, September 17 with a rain date of Sunday, September 18. All ayes. Motion carried.

Approval Disposal of County Equipment: A list of surplus property was provided by the finance department. Motion by Solin, seconded by Benishek to approve selling the list of surplus property on the Public Surplus site. All ayes. Motion carried.

Review Budget Summary: The committee reviewed the maintenance department budget summary as of August 31, 2011. Motion by Solin, seconded by Nonnenmacher to accept the budget summary. All ayes. Motion carried.

Department Bills: Monthly bills paid in August were reviewed. Motion by Solin, seconded by Nonnenmacher to approve the bills. All ayes. Motion carried.

Next Meeting: The meeting to discuss the direction of the cattle barn will be Wednesday, September 28 at 6:00 p.m., in the Wolf River Room, Resource Center. The next regular meeting will be Monday, October 3 at 6:15 p.m., in the Wolf River Room, Resource Center.

Adjourn: Motion by Benishek, seconded by Nonnenmacher to adjourn at 8:55 p.m. All ayes. Motion carried.

Respectfully submitted,

Terry Poltrock
Recording Secretary