

FACILITIES, CAPITAL & STRATEGIC PLANNING COMMITTEE
MEETING MINUTES

Wednesday, September 18, 2024 – 9:00 a.m.
Howard Male Conference Room/Zoom Room

Commissioners Present: Travis Konarzewski, Chair
Brenda Fournier
Bill LaHaie
John Kozlowski

Others Present: Jesse Osmer, County Administrator
Kim MacArthur, Board Assistant
Wes Wilder, Maintenance Superintendent

CALL TO ORDER

Chair Travis Konarzewski called the meeting to order at 9:00 a.m.

PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA

PUBLIC COMMENT

Michael Cramer of Alpena asked that the County remember the activist base as the activists will be needed in the future with all issues the County is facing. It will take an activist base to help get them through.

ADOPT AGENDA

The agenda was adopted with the removal of the discussion on the Annex Steps as presented.

INFORMATION ITEM: Maintenance Superintendent Wes Wilder updated the Committee on the following projects:

1. Repair Racetrack Fence: Old boards have been removed and replaced. Scraping is done, just finishing up the painting.
2. HVAC at MDOT Building: Wes tried to contact the engineer yesterday and has not got a call back yet and Control Solutions has not heard from an engineer yet.
3. 711 Building: A/C repairs are complete.
4. Animal Control Shelter Roof: Project is complete. Wes reported he picked up the permit for the lean to on the Animal Control Shelter and work has started.
5. Heat Exchanger for Pool Boiler: Materials were to arrive this morning and be installed.
6. Health Department Trees: Three quotes were requested but only one quote has been received. Wes reported another option would be to rent a lift for other work that needs to be done on the building and take the trees down themselves.

7. Winterizing Barns & Sprinkler Systems: Maintenance will be winterizing irrigation systems and barns at the fairgrounds next week. The center bathrooms should be closed this weekend, but the Merchants' Building will be open.
8. Fairground Truck: Wes reported the fairground truck is not running and needs to be removed from Werda Auto. They could not get the truck running and billed only for parts replaced with no charge for labor. The fairground caretakers are currently using one of the other maintenance vehicles. Chair Konarzewski will stop at Werda Auto and speak with Wes this afternoon on how to move forward.

Discussion was made on the parking lot of the Annex and 711 buildings. A Request for Quotes will be drafted with different options for repair of the parking lot and include that this will be an evening or weekend project.

INFORMATION ITEM: Discussion was made on having an appraisal done at both the MDOT building and the District Health Department building to determine the fair market value per square footage of rental space.

Motion was made by Commissioner Fournier and supported by Commissioner Kozlowski to recommend approval to hire Shannon Dickenson to perform a rent appraisal on the MDOT building.

Discussion was made regarding the cost of the appraisal and hiring a different appraiser if Shannon is unable to assist.

Commissioner Fournier amended her motion to allow the County Administrator to hire an individual to perform a rent appraisal on the MDOT building to determine the fair market value up to the amount of \$500 with support by Commissioner Kozlowski. Roll call vote was taken: AYES: Commissioners LaHaie, Fournier, Kozlowski, and Konarzewski. NAYS: None. Motion carried.

ACTION ITEM #1: The Committee recommends approval for the County Administrator to hire an appraiser to determine the fair market value of rental space at the MDOT building up to the amount of \$500 as presented.

INFORMATION ITEM: Chair Konarzewski presented the Recycling Monthly Reports for review and approval. Motion was made by Commissioner LaHaie and supported by Commissioner Fournier to receive and file the Recycling Reports as presented. Motion carried.

INFORMATION ITEM: Chair Konarzewski presented August's Fairground Manager Monthly Reports for review. Wes will look into replacing the light bulbs on the electrical posts at campsites and will use a loader to pull out some of the washed-out gravel back onto the boat launch.

Discussion was made on the fairground's road conditions. When the gravel was reshaped, it caused a lot of bumps all down the road and it needs to be scarped back down before winter. Wes will request a couple quotes to repair the roads.

Motion was made by Commissioner Kozlowski and supported by Commissioner LaHaie to receive and file August's Fairground Manager Monthly Reports as presented. Motion carried.

Shannon Dickenson replied to Chair Konarzewski during the meeting that he does not do commercial appraisals. Administrator Osmer will contact another appraiser.

***Next Meeting: Wednesday, October 16, 2024, at 9:00 a.m. in the Howard Male Conference Room/Zoom Room**

ADJOURNMENT

Motion to adjourn the meeting was made by Commissioner LaHaie and supported by Commissioner Fournier. The meeting adjourned at 9:34 a.m.

Travis Konarzewski, Chair

kvm