

MINUTES

UW –Baraboo/Sauk County Campus Commission
Thursday, January 17, 2013: 8:00 A.M.

Members Present: Wedekind, Geimer, Lombard, Von Asten, Giese, Kolb and DeMars

Members Absent:

Others Present: T. Pleger, D. Armstrong, P. Kohlmeyer, M. Krueger and E. Geick,

Chair Wedekind called the meeting to order at 8:00 A.M. and certified compliance with the Open Meetings Law.

MOTION (Kolb/Geimer) to approve the agenda. Motion carried unanimously.

MOTION (Lombard/Geimer) to approve minutes of the regular meeting of December 13, 2012. Motion carried unanimously.

Public Comment: None

Communications: None

Financial Report: C. Giese, City Clerk-Finance Director distributed the revenue/expenditure report for the period 1/1/12 to 12/31/12 indicating an unexpended balance of - \$ 3,770.79, a Designated-Capital Equipment account balance of \$ 26,052.41 and \$ 38,107.25 in Fund Balance of which we will use for any remaining expenses for 2012.

Maintenance Report, review and payment of bills: P. Kohlmeyer, Superintendent of Buildings and Grounds presented the monthly report and distributed the list of bills. MOTION (Lombard/Geimer) to approve payment of bills in the amount of \$ 8,422.90.
Motion carried unanimously.

Report from Ad-Hoc group on reviewing alternative options for a Residential Hall Facility:

E. Geick and A. Lombard shared initial research results and identified areas to be re-evaluated. The master lease agreement (approximately 35 years remain) was another point of concern wondering if it should be extended. They have one more group to contact that was initially interested in this project but did not respond to the RFP. Once all information is collected; it will be analyzed to determine common points to assist in developing a new RFP. January 15 Ad-Hoc meeting minutes and notes from a telephone conversation with Steve Brown were distributed. *(on file)*

Discussion of goals and objectives with consultants from Baker Tilly for a Residential Hall Facility on the following topics:

Tony Ollmann and Kate Crowley, consultants from Baker Tilley spoke in depth about goals and achievements, the construction process and the developer's role, additional management personnel and mechanisms they need to run the operation, take care of the kids. Dean

Pleger shared highlights of initial RFP with Baker Tilly consultants to provide background for that document.

The consultants initiated group conversation suggesting looking at a “targeted list” of contractors that specialize in only constructing student halls. Many contractors want to build LEED Certified, energy saving facilities in which tax credits can be taken; funding sources are available (Federal and State), tax abatement in Wisconsin is an option; staffing the facility must be reviewed. A 100 bed facility may not be practical to staff FTE personnel. In conclusion; a new market study should be done to obtain more current, accurate data as the last study was done almost 10 years ago prior to the recession. Include in new RFP language such as; options to partner with contractor to fill dorms to reduce contractor risks, leasing options, include doing our own market study.

Facilities Planning Report: D. Armstrong, presented his monthly report including:

- Update on the energy project – Library
- It was discovered there was an issue with two new dehumidifiers never originally installed correctly; causing the air conditioner to run, then the furnace
- Exterior lighting needs to be complete; however, everything on backorder due to Hurricane Sandy
- Fitness center project 80 % complete a
- Located an Ethan Allen surplus store to purchase and replace classroom furniture and equipment as needed
- Archeology room is basically complete with some painting to be finished
- UW Campus seeking special designation as a Tree Campus. 3-5 % of maintenance budget is for maintenance of trees

Dean's Report:

- Spring enrollment increase of 10-13 %
- Study published indicating Tech college salaries are 35-45% than UW system salaries. Governor has talked about a corrective measure
- Update on benefit issue within the UW system; re: health insurance and WRS benefits paid to employees no longer employed. WRS benefits have been recovered; health insurance dollars are currently being investigated
- Update on the First Baraboo High School Pilot class for eligible students to take college class credits
- Science building project – continue discussions and pursue a time table for goals and dates

MOTION (Lombard/Von Asten) to adjourn and set the next regular meeting date for February 21, 2013. Motion carried unanimously and the meeting adjourned.

Respectfully submitted,

Rebecca A. DeMars, Sauk County Clerk, Secretary
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