



Minutes - June 3, 2025

Call to Order: Vice Chair Wilson called the General Services Committee meeting to order at 8:02 am in the Rock County Courthouse conference room N1/N2.

Committee Members Present: Supervisors Cullen, Homan, and Wilson.

Committee Members Absent: Supervisors Brien and Bobzien

Staff Members Present: Brent Sutherland, Facilities Director; Michael Parille, Facilities Superintendent; David Froeber, Facilities Superintendent; Randy Terronez, Acting County Administrator; John Light, County Administrator; Rich Greenlee, Corp Counsel;

Others Present: Brian Zobel, UW Rock County; Chuck Flynn;

Approve Agenda: Supervisor Cullen moved approval of the agenda as presented, second by Supervisor Homan. ADOPTED.

Citizen Participation, Communications and Announcements: None.

Approval of Minutes:

May 20, 2025, Minutes: Supervisor Cullen moved to approve May 20, 2025, minutes second by Supervisor Homan. ADOPTED.

Review and Approval of Resolutions:

Awarding the Contract for the Renovation of the Fairgrounds Grandstand: Supervisor Cullen moved approval of the above resolution, second by Supervisor Homan. Brent explained the County looked into replacing the fairgrounds grandstands, but decided to renovate at a lower cost. The scope of work included lead paint to be abated, paint with intumescent paint for fireproofing, aluminum seating and footboards. Bids came in over budget. To stay within budget, it was decided to remove the aluminum footboards. ADOPTED.

Review, Discussion and Possible Action:

Law Enforcement Services/Jail Renovation Project:

Update on Schedule: The jail renovation project is now expected to be completed by August 15, two

weeks later than initially planned, due to delays in the cleanup process. Pinehurst is almost completely down. They are working on separating the bricks, and they are being recycled by Cream City Brick.

Dr. Daniel Hale Williams Resource Center - Maintenance Garage Updates:

Review of Change Orders: Brent explained they received a credit for insulation on the footing walls. Additional plumbing and concrete were added, but still had an overall credit to the project.

Update on Schedule: The contractor is hoping to be done by the end of June, but with delays in the concrete work, it might be done in July.

Review of Facilities Management Staffing : Brent explained the current staffing level of 24 employees is below the national benchmark of 48, creating efficiency gaps and a lack of planned maintenance. To address these issues, the department plans to restructure by reclassifying one facility superintendent to assistant director, adding three float maintenance assistants, one mechanical float technician, and reclassifying an administrative professional to an executive assistant. The presentation included details of a new organizational structure that would move supervisors closer to the ground level, with supervisors being paid higher than crew leaders and responsible for employee evaluations. The discussion also covered the decision to hire technician assistants instead of maintenance technicians, citing a lack of experienced candidates in the applicant pool and the need to train new hires. This approach aims to reduce costs while providing a structured career path for employees. The discussion focused on the importance of addressing deferred maintenance issues, which are not immediately obvious but could lead to significant long-term costs. Supervisor Cullen noted the need for a new plan to maintain facilities properly, as the current master plan has been successful. They also touched on the need to convey these concerns to supervisors and the county administrator, emphasizing the importance of efficient maintenance and planning. This new structure aims to improve efficiency, balance workloads, and enhance leadership across facilities.

Next meeting date and time-June 17, 2025, at 8:00 AM:

EXECUTIVE SESSION: Pursuant to Wis. Stat. § 19.85(1)(e) to deliberate on the negotiation on the sale of public property, the Rock County Health Care Center, whenever competitive or bargaining reasons require a closed session.: Supervisor Cullen moved to enter the executive session at 8:47 am, second by Supervisor Homan. Approved by a unanimous yes roll call vote.

Adjournment: Supervisor Cullen moved adjournment at 9:37 AM, second by Supervisor Homan. ADOPTED.

Respectfully submitted,

Andrea Wolf
Administrative Professional III

NOT OFFICIAL UNTIL APPROVED BY COMMITTEE.