

St. Mary Parish, Milton

Capital Improvement Committee

April 30, 2019

Present: Barry Brandt, Rick Elbert, Lynn Gardinier, Brian Kaiser, Vicki Kersten
Excused: Val Crofts, Dennis Ryan, Steve Vicenzi, Fr. Dave Timmerman

I. Welcome

In January and February, our Pastoral Council, Finance Council and parish office staff met with facilitator, Sue Conley, for two Strategic Planning Sessions. One outcome was to form a Capital Improvement Committee. The purpose of this Committee would be to determine the major repairs needed throughout the building complex and decide the best way to move forward. They would also be tasked with communicating with our congregation.

The meeting began at 6:00 p.m. with a complete tour of our building complex. Areas with issues that need to be addressed include:

Parish Center (originally built in 1967)

- Roof leaks in several areas
- AC units are failing. Currently located on the roof of the center, the new units would be heavier than the existing which could be an issue. A building structure engineer would need to be consulted.
- Heating in floor is failing
- Several cracks in tiles in flooring
- Lighting ballasts need to be replaced in several fixtures
- Electrical

Parish Kitchen

- Overhead lighting needs to be replaced
- Flat roof issues
- Cabinets and countertops
- Electrical

Upstairs Storage:

- Mold in ceiling
- Electrical

Parish Office (originally built in 1953)

- Basement mold
- Upstairs flooring, especially carpeting should be replaced with vinyl
- Replace windows
- Electrical

Basement (under church)

- Currently used for religious ed classes twice a week and monthly high school classes, AA three nights a week, Boy Scouts.

II. Next Steps:

- We have paid for an air quality inspector to come to the office and give a report on current air quality and what should be done. He suggested contacting a mold remediator.
- We have received an estimate from a mold remediator to clean the basement under the offices. That estimated cost is \$12,790. The name of the mold remediator company was obtained from Rock County Health Department and the air quality inspector. Once the mold has been removed, we will need to remove the flooring, especially the carpeting from the main level of the offices and replace with vinyl flooring.
- We have received a proposal from an architecture firm in Madison to do a complete facility assessment, space utilization and master plan. The cost is \$19,000. This architecture firm was obtained through the diocese.
- This Committee requested an additional estimate from another mold remediator and another architecture firm. Once it is determined which firm to use, that architect will be asked to attend a meeting to discuss their vision.

III. Next Meeting & Adjournment

The next meeting is tentatively scheduled for Monday, June 3 at noon. Should we receive estimates prior to that time, the committee will meet sooner.

The meeting adjourned at 7:14 p.m.