

Saint John Vianney Catholic Church
Buildings and Grounds Committee

Subcommittee to Finance Council

Meeting Minutes March 12, 2015, at the Parish Center, 6:30 PM

Members please put the following date on your calendars for a future meeting:

May 14, 2015

A special meeting may be called for unfinished business.

Ex Officio Members		
Fr. Ken Knippel	Pastor	
Rob Mitchell	DAS and Facilities Administrator	
At-Large Members		
Mike Reiels		Term Expires 2017
Gordy Gaeth	Vice Chair	Term Expires 2016
Patrick Connolly		Term Expires 2016
Todd Prudlow	Chair	Term Expires 2015
Mark Herr		Term Expires 2015
<i>(vacant)</i>		Term Expires 2017
Charles Landey	Secretary	Term Expires 2017

Call to Order

The meeting was called to order by Todd Prudlow, Chair.

Attendance

In attendance were: Gordy Gaeth, Rob Mitchell, Patrick Connolly, Todd Prudlow, Mark Herr, Mike Reiels, and Chuck Landey.

Opening Prayer

We began with an opening prayer at a reading from the Gospel According to St. John. Discussion of the Gospel followed.

Minutes of Prior Meeting

January 8, 2015, minutes were approved as written.

Old Business – Capital Improvements

Rob went over the Capital Improvement plans as submitted to the Finance Council at its February 19, 2015, meeting.

These are the items of highest priority and/or and most likely to be funded this calendar year. This is not a complete list:

Item	Priority	Amount \$ K	Source
Parking Lot Planter Removal	High	10	Reserve
Flatwork – School South Entrance	Medium	2.5 to 5	Faith In Our Future
Flatwork and Landscape– Parish Center Entrance	Medium	3 + 3	Faith In Our Future
School Roof Replacement	High	125	Parish Reserve; Home and School
Remove West A/C Enclosure	Medium	2	Faith In Our Future
911 Phone Upgrade - School	High	3	Bids For Kids
Ash Borer Abatement	High	4	Operational
School Security System Upgrade	High	7.5	Bids For Kids/ Parish
School PA Upgrade	Medium	3	Bids For Kids
School Large Bathroom Remodel	High	2 (of 4) @ 40	Bids For Kids
School Small Bathroom Remodel	High	2 @ 10	Bids For Kids if available
Projectors/ Screens	High	40	Faith in Our Future

Parking lot repairs are put off for another year.

School Roof

Rob led an extended discussion on the school roof, specially the eastern part of the school abutting the Parish Center. He went over the unsuccessful attempts to stop roof leaks and the ongoing discovery of the extent of the problem. The conclusion, Rob explained, is that the lightweight concrete above the roof precast slabs has failed and now acts as a sponge.

The number of roof penetrations for A/C and other apparatus is of course an issue. The screening panels required by the City of Brookfield are thought to flex in the wind, causing the supporting struts to move, further degrading whatever water shedding abilities remain.

It was decided to solicit design-build proposals from three or more contractors. We would expect the contractors to do all of the following:

1. Remove all roofing materials down to the precast slabs. Remove and store A/C equipment. Remove and store screening panels.
2. Install tapered roof insulation.

3. Assess existing scuppers and downspouts and propose modifications or additions.
4. Assess flashing at the cornices.
5. Stiffen screening panels longitudinally to minimize the needed number of struts. Reinstall with struts anchored to the precast slabs.
6. Install new roofing materials, flashing, etc.
7. When A/C units re-installed, place at a higher elevation.
8. MEP included in proposal.

The cost will be paid from Parish Reserves. Home and School has been asked to contribute \$30,000 from Home and School prior year fund balance. They will take the request to a vote of their membership. Priority: High. Time of performance: begin after Parish Festival and complete before start of school year.

Contractors submitting responsive proposals will be interviewed at a B&G meeting.

Sanctuary Floor Tile

Completed. Kudos to Mark for his diligence in the selection of tile.

School Bathrooms

Todd presented drawings for school bathroom remodel. It is proposed to remodel two bathrooms (one of each gender), the two without the step-up entrance, at a cost of \$40,000 each. With Fr. Ken's concurrence, closest possible match of fixtures and finishes to the bathrooms recently remodeled. MEP will be design-build so that the contractor will stamp these drawings.

Committee Membership

Todd's and Mark's terms expire in June. Both expressed willingness for another three years of service

Respectfully submitted,



Charles N. Landey, Secretary