

Item 23-0726: Request to approve Bid Packages and project related expenses into the Guaranteed Maximum Price Amendment to the Boldt Company for the Library Construction Project for a contract not to exceed \$30,928,427.

Item 23-0727: Request to approve increase of contract to Skidmore, Owings & Merrill (SOM) from \$2,892,633 to \$4,272,451

Common Council

Wed, Jun 21, 2023, 7:00PM

Mayor Jake Woodford 12:59

So, we come now to a time with public participation. We have two members of the public signed up to speak. And we ask that you keep your comments brief and to the point no more than five minutes. And we will take this up in the order you signed up. First is Walt Rugland. Welcome, Walt.

Walt Rugland (Friends Of Appleton Public Library) 13:22

Thank you, Mr. Mayor. Hello, everyone. I am speaking as a member of the campaign committee of the library, the Friends of the Library, but also as a participant in the longtime evolution of the Imagine Fox Cities effort. If you look in your brochure, or in your—yeah, this is a good brochure, I guess. At the end in the back, there is a page that looks like this. And I just would like to point out for you the consistency of this proposal, as we go forward.

Walt Rugland (Friends Of Appleton Public Library) 13:56

The history is that about 19—or 2019, some people got together to say, we're making decisions in our cities—the Fox Cities—business, public, we're making decisions that affect two generations going forward. And we should spend some time understanding what the expectations of our citizens are with respect to the life and their well-being that we should have in place two generations forward—40 years, 50 years. And we did a lot of research. Interestingly, we got contributions of over \$500,000 from businesses who realized that their future depends on this this community providing education and well-being and a great place to live.

Walt Rugland (Friends Of Appleton Public Library) 14:41

And in that work, we came out with a vision for the city, or for the Fox Cities, of which Appleton is the center. And I just would want to point out to you if you look at this page, which is at the back of that book. We call it the four pillars of the vision. One is where it's where kids get off to a strong start and into a positive life pathway. And I point out that the library edu—the library as it's presented to you tonight, fits that like a tee. Its emphasis on children, the lower level for kids, the overall realization that we're not accommodating the kids, we are actually putting them in front of everyone.

Walt Rugland (Friends Of Appleton Public Library) 15:26

The second pillar is that we have an economy that works for everyone. And as you read through this brochure, or as you've read in the paper, the library services and programs, and all that are part of this proposal fit that pillar of our future going forward.

Walt Rugland (Friends Of Appleton Public Library) 15:43

If you turn that sheet over the fourth—the third pillar is "where we have shared spaces and a rich cultural environment that connects us as individuals with each other." And the library design as we have it today, it

speaks to the environment, it enriches us, we have more experiences, we are engaged, and it provides for lots of connections in safe spaces.

Walt Rugland (Friends Of Appleton Public Library) 16:08

And the fourth pillar is "a place where all belong." And as pointed out many times, the library is one of those places. So, with that in mind, I encourage you to support the resolution that has come from the finance committee that we go forward with planning the library project. Thank you.

Mayor Jake Woodford 16:30

Next is Don Hietpas.

Don Hietpas (Friends Of Appleton Public Library) 16:38

Hello, I'm Don Hietpas, and I live at [XXXXXX] I've been a member of the Board of Directors for the Friends of the of the Appleton Public Library for more than a decade, currently serving as president. I was a member of the Board of Trustees for several years. I am also serving on the capital campaign committee that has volunteered to lead the effort to raise \$12 million toward the library project.

Don Hietpas (Friends Of Appleton Public Library) 17:06

I will admit that it's fair to wonder if the Friends have the capacity to raise that much money. I'm here on behalf of the Friends and the capital campaign committee to assure you that we will work incredibly hard and will meet that goal. I have confidence in that statement for several reasons.

Don Hietpas (Friends Of Appleton Public Library) 17:24

First, our effort began by hiring a professional consultant to conduct a feasibility study to measure the level of interest and a commitment from the Appleton community. At the conclusion of the study, after interviewing an extensive array of participants, our consultant confidently indicated that we could raise \$12 million. Given the consultants expertise that became our number, and we inform the city that it would be included in the budget for the project.

Don Hietpas (Friends Of Appleton Public Library) 17:55

Secondly, we have pledges totaling more than \$8 million in hand. I'll come back to the pledges.

Don Hietpas (Friends Of Appleton Public Library) 18:02

Thirdly, we are in discussions with a community based financial institution to provide a bridge loan to provide the cash flow need that is factored in the budget timeline based on pledges receivable. Some of the pledges are to be paid over a three-to-five-year period. The important point is that in our discussions, the financial institution trusts that our community, knowing from their experience, that a pledge here means that the money will be received.

Don Hietpas (Friends Of Appleton Public Library) 18:33

Finally, I will point to the reaction from our pledgers when the initial bids were rejected. Our fear was that this might cause some hesitancy to back the project given the uncertainty. That did not happen. In fact, there was even greater support given the fiscal responsibility that was shown by the city. As we contacted committed contributors, the reaction was that it was the right thing to do, "and by the way, we are still all in."

Don Hietpas (Friends Of Appleton Public Library) 19:03

So let me return to the more than \$8 million that have been pledged. Up until now, we have been able to present an idea, concepts, some images, a need and a proposed budget but not a real concrete project. To have

obtained pledges exceeding \$8 million, based on an idea is astounding to me. Given the incredible work that has been done by the library staff, the city staff, SOM and Boldt to redesign the project, we are on the cusp of having a concrete project to point to. Once the bid packages have been approved, we will be able to say "Look at this building. It will be amazing. Come along for the ride."

Don Hietpas (Friends Of Appleton Public Library) 19:48

My final point about why we're here at 8 million and not 12 is that capital campaigns are hard work. They take time and effort. Individual meetings need to occur to measure interest, find synergies, point out the ways that donations will be recognized, evaluate capacity, and secure commitments. Frankly, we've only been able to meet with a relatively small number of identified potential contributors. Their response has resulted in the current pledges. We have many more remaining. Even more exciting is that we know there are an innumerable number of people and companies that we have not identified but will be anxious to participate.

Don Hietpas (Friends Of Appleton Public Library) 20:31

As a friends group, we have the advantage of not being a governmental entity. Many people will not donate directly to a government. That is one of the many reasons that make our partnership important.

Don Hietpas (Friends Of Appleton Public Library) 20:44

To repeat, we are confident that we will meet our goal. We have been at this a very long time. Let's get on with the task at hand, approve the bid packages, and give us a concrete project to work with. Together we can build the library that the community wants and desperately needs. Thank you for your time.

Mayor Jake Woodford 21:08

That's it for folks who signed up to speak but was there anyone else who wish to speak on an item that appears on the agenda? Alright, hearing none, we'll close public participation.

[Cut]

Mayor Jake Woodford 49:16

Alright, move on now to the item from finance committee. We'll first take up item 23-0727 request to approve increase of contract to Skidmore Owings and Merrill from \$2,892,633 to \$4,272,451. We have a motion and a second to approve. Alder Hartzheim.

Aldersperson Sheri Hartzheim (District 13) 49:54

Thank you, Chair. Subsequent to the Finance Committee I did finally get the math to work so everyone should be really thrilled about that. However, I still have an issue. I am not certain what portions of this are contractually required by the City of Appleton, but I take umbrance with the \$381,018 for redesign fees. I'm curious if the city attorney can weigh in if that is something that we are contractually required to make payment on.

Mayor Jake Woodford 50:37

Attorney Behrens.

Attorney Christopher Behrens 50:40

May defer to Director Gazza, but from what I understand they did, after the redesign was required a substantial amount of work that hadn't originally been anticipated. So as a result of that, typically when you have a contract, contractor does additional unanticipated work under your direction, you are obligated for additional costs associated with that work.

Mayor Jake Woodford 51:04
Alder Hartzheim.

Aldersperson Sheri Hartzheim (District 13) 51:06
May I ask Director Gazza to weigh in as well?

Mayor Jake Woodford 51:09
Director Gazza.

Director Dean Gazza (Parks, Recreation, and Facilities) 51:10
Director two. Thank you, Chair. Yes, I would say absolutely from the standpoint that they had made me aware that extra charges would be incurred for the redesign. They had come forward and indicated that those fees would be much higher than what we're paying tonight. We had a discussion about the goals of the project, and they had definitely stressed the fact that they wanted to make the project successful also, and they would, so to speak, eat a significant amount of those fees. But they could not eat fees basically that they were having to pay down to some subcontractors, that those subcontractors or sub consultants and engineers they had talked to, they did also reduce their fees, but they got it to the lowest point they possibly could get. And then I agreed to that number. I was quite pleased. And I thought that was quite fair, but contractually if you go to our AIA contracts, anytime you have a scope change—not a scope reduction—we would be on the hook to pay that.

Mayor Jake Woodford 52:20
Thank you.

Aldersperson Sheri Hartzheim (District 13) 52:21
Thank you. May I continue?

Mayor Jake Woodford 52:23
Please. Go ahead.

Aldersperson Sheri Hartzheim (District 13) 52:23
Thank you chair. I am concerned that that particular item did not come to committee or Council for some discussion. I understand that there's some latitude that staff has in that regard. But that particular item is a big concern to me, because I did specifically speak directly with you, Mr. Mayor, in regards to what are these changes going to cost us. After we first went out for bid and there was a very large discrepancy between budget and bid and all the things were being revised, you and I sat together in a meeting, and I asked, "What will this cost us?" And at that time, your explanation was that the cost (God bless you) **[Note: someone in the room sneezed.]**, the cost of the of the architect would be a percentage of the build price. And I see that in the \$973,800 addition, and I don't have an issue with that. But I do take issue then with then where does this extra come from? And I understand now that we've, through staff, made some agreements that this this will be taken care of, so I guess I don't necessarily as a as an aldersperson have any kind of stance about saying no about that because we are now contractually involved with that. But I have a big issue with committee—finance committee and Council not being made aware of that particular allowance. Thank you.

Mayor Jake Woodford 52:54
Alder Wolff.

Aldersperson Nate Wolff (District 12) 53:14
Thank you chair. It seems like we need to do this and vote on that. So, let's vote.

Mayor Jake Woodford 54:10

Any further discussion? Alder Doran.

Aldersperson Chad Doran (District 15) 54:14

Thank you. I guess I'd just like to follow up and maybe try and hone in a little bit more on what Alder Hartzheim was sort of asking. In most situations, I believe, when we have a scope change, don't those come to Finance Committee for approval or are there situations where they don't?

Mayor Jake Woodford 54:35

Director Gazza?

Director Dean Gazza (Parks, Recreation, and Facilities) 54:37

Yes. You know, generally with a change order, per policy, we have a specific change order policy on a public bid. This is a professional service so a lot of times we will adjust the price of that professional service. As I noted Monday (and I'll take full responsibility), but it doesn't—you don't cross a line from where you're going right into that design. My responsibility was to work with a team of individuals to bring a project to you underbid, and I felt that was the main mission. And in doing so, as I walked that path in order to do that, looking back—as I mentioned Monday—had there been a point, I think that would have been something—if you want to talk about a lesson learned of going back, "Hey, at some point, we should have brought that forward, made you aware of that." But on the other side, it gets a little bit muddy, because you're working with cost reductions, you're working with value engineering, and then all of a sudden, you're talking about, "Well, we're not there yet." We're just—we're waiting, and in doing that we're still, there's a lag behind what we recommend and what we're getting for estimates, and some of them estimates require some other contractors. So, you're waiting for that information. So, you start walking down that path, and then there's a point where you realize, yeah, we're in to redesign. And there was a point that—absolutely lesson learned. I would have loved to do that. I guess my goal—my eye was on the prize of trying to focus on these estimates. And as I was hearing that we were getting closer to being under bid, and knowing that that was the goal, I guess that was my goal to bring it in at that. And if it took a little bit more preventative work upfront to save the money on the other side, pay more for an architect and pay less in construction or pay less for the architect and end up paying more for construction because we didn't notice something or find the mistakes or find the value engineering items. Maybe I look at it a little bit differently. I think it's a package. So.

Aldersperson Chad Doran (District 15) 56:50

Thank you. I appreciate the clarification. I guess I just wanted to make sure that we didn't miss a step where this was required to have some sort of approval based on the, you know, large amount. I mean, we're talking \$400,000, which is a pretty significant amount of money certainly. And I do appreciate you Director Gazza, falling on the sword, so to speak there. We know you're in charge of the project. But this isn't a team effort. There's a lot of staff involved here. And I think you're right. Good lesson learned. I think I would just say in the future, I'd appreciate, you know, when we're approaching numbers that large that, you know, some way if it's maybe a informational item on a finance committee agenda that that's brought forward. I realize there's a lot of things at play here, but I'd rather see Council have more information than less so we're not, you know, questioning these things after the fact. So, thank you.

Mayor Jake Woodford 57:42

Again, I'd just like to note for the record that Director Gazza worked with Skidmore, Owings and Merrill and renegotiated this pricing with my full support. And I joined Director Gazza in his statement about learning lessons as we work our way through projects and processes. But again, our—just to offer for your information,

as we were working our way through this process of trying to reduce a project budget that was overrun by \$14 million, our focus was on reducing the total costs of the project. But I just I just want to note for the record that Director Gazza did so with my full support and knowledge. Is there any further discussion on this item? All right, we have one more in the queue. Alder Wolff.

Aldersperson Nate Wolff (District 12) 58:35

Thank you Chair. Just on that, I would also like to thank staff for their recommendation to reject the bids I in the original phase—

Mayor Jake Woodford 58:47

Alder Wolff is it germane to the point?

Aldersperson Nate Wolff (District 12) 58:49

Yes.

Mayor Jake Woodford 58:50

Okay. Go ahead.

Aldersperson Nate Wolff (District 12) 58:50

Yes. This may have cost us you know, \$400,000 more this way, but in the long run, we saved millions of dollars with your work and your recommendations and your leadership. So, thank you.

Mayor Jake Woodford 59:06

Is there any further discussion? Hearing none, we have a motion and a second to approve Please cast your votes. Motion passes 15 to zero. The item has been approved.

Mayor Jake Woodford 59:27

Alright, we'll move on next to item 23-0726 requested to approve bid packages and project related expenses into the guaranteed maximum price amendment to the Boldt Company for the library construction project for a contract not to exceed \$30,928,427. We have a motion and a second to approve. Alder Firkus.

Aldersperson Brad Firkus (District 3) 59:58

Thank you, Mayor. I'd like to end amend this item to deny bid package 03B for the polished concrete. I would like to defer to Director Gazza. He can probably explain it a little bit better than I could. So.

Mayor Jake Woodford 1:00:13

All right, let's have—we have we have a motion. Let's just get a second so we can get it on the floor and then and then we'll ask Director Gazza for an explanation. Okay, we have a motion and a second to amend. So, with that Director Gazza.

Director Dean Gazza (Parks, Recreation, and Facilities) 1:00:25

Thank you. As Boldt worked through the contracts and talk to all the awarded contractors—those that won the bids—it came to light that with the polished concrete contract, that one contractor did bid a coating, the other one did not. We did not—at the last—through the value engineering phase, we took this coating out of the specifications, but it remained in one area. So rather than accepting the bid and taking the coating that we don't want, I wanted to be responsible and bring this forward. We talked to both parties. Parties said they will rebid the project, bid it, and it will end up probably saving us around \$75,000. So, I'd rather bring it forward now, take

the savings, and then the overall amount, though I would say approve it as is, and then the adjustment will come for the guaranteed maximum when we do the next wave of paperwork for that.

Mayor Jake Woodford 1:01:32

Thank you. All right, we have a motion and a second to amend. Is there any discussion on the amendment? See a number of folks in the queue making sure you want to talk about the amendment. All right. Let's—Alder Firkus does. Okay, Alder Firkus.

Alderman Brad Firkus (District 3) 1:01:49

Thank you, Mayor. I just real quick want to thank Director Gazza for bringing this to our attention right away instead of sitting on this or waiting. I know it could be challenging—you know hearing an amendment on a night like tonight with an item this big could spook some people, but I think this is for a good reason, and I think it benefits the project. So, I'm hoping we will support this and the package.

Mayor Jake Woodford 1:02:12

Alder Fenton.

Alderman Denise Fenton (District 6) 1:02:14

Not on the amendment.

Mayor Jake Woodford 1:02:15

Okay. Alright, yeah. We'll clear. Any further discussion on the motion to amend? Alder Doran.

Alderman Chad Doran (District 15) 1:02:23

Thank you. I guess, if I just ask maybe if Director Gazza could explain what the process will be here then. So, we have the bid. It's public. So, everyone knows what the two bids were. How does that potentially change, I guess? What happens next when, if we assume both these companies are bidding again or others could be part of it?

Mayor Jake Woodford 1:02:45

Director Gazza?

Director Dean Gazza (Parks, Recreation, and Facilities) 1:02:46

Yeah, these two companies will definitely rebid, and I—and maybe there'll be others. But knowing that there's a lower number and seeing a number, there might even drive up the competitiveness to try to beat that number from the other firm is usually what you end up seeing.

Alderman Chad Doran (District 15) 1:03:00

Thank you.

Mayor Jake Woodford 1:03:03

Any further discussion? We have a motion and a second to amend denying the polished concrete bid. Please cast your votes. Motion passes 15 to zero. The item has been amended.

Mayor Jake Woodford 1:03:23

Now we're back to the item as amended. Get back into discussion. Alder Wolff.

Alderson Nate Wolff (District 12) 1:03:33

Thank you, Chair. I'm remarkably excited for this to come to fruition. I think these bids are us moving in the right direction. I believe in the Friends of the Appleton Public Library. And I—today's a good day. Thank you.

Mayor Jake Woodford 1:03:55

Alder Fenton.

Alderson Denise Fenton (District 6) 1:03:58

Thank you, Your Honor. I, like my colleagues, am beyond excited tonight. And I want to thank everybody involved with the project for the incredibly hard work they put in. But tonight, I am particularly grateful to the Friends of Appleton library—Appleton Public Library—for the work that they have done to make us feel comfortable about the financing for this project. When I know and I asked on at the Finance Committee just to clarify that we weren't going to have to write you know this many millions of checks all at once, and to know that we've got a revenue stream that's going to go along with our project, makes me relax. And particularly, you know, when we know that we've got two thirds of it committed before people like me even write our enormous checks to—for the building project. So, this is a moment of almost tearful gratitude, relief, and joy for me. And we're going to approve this package and we are going to get this library built. Thank you.

Mayor Jake Woodford 1:05:15

Alder Hayden.

Alderson Patrick Hayden (District 7) 1:05:16

Yes, thank you Chair. I wanted to echo the excitement that we've been hearing and also just say what how lucky we are as a city to have groups like Friends of the Appleton Public Library, because without them, this wouldn't be possible. And I think the work that's being done at the library is really going to help our city take the next step. So, thank you. Thank you.

Mayor Jake Woodford 1:05:41

Alder Alfheim.

Alderson Kristin Alfheim (District 11) 1:05:42

Thank you, chair. This is a big day. I think we're all very excited. Last night, fairly late in the evening, one of my colleagues and I had about a 30-minute discussion on "Are we sure?" And the answer is "Yes." The answer is yes. The city has done a masterful job, a masterful job, of working through a very difficult situation in the times that we're in, and the Friends of the Library have done a fantastic job. And what is yet to come—there are some people that will hold off on that check until we know the city is behind it completely. We all know that. We also know there are calendar years and there is time yet for that for those funds to come. I wouldn't be surprised if they end up exceeding the number and I hope they do. The point is we got this. Let's move on. Let's open the—cut the ribbon on it as to say and start building this project. Let's get 'er done.

Mayor Jake Woodford 1:06:39

Alder Hartzheim.

Alderson Sheri Hartzheim (District 13) 1:06:42

Thank you Chair. I'd like to begin by stating that contrary to popular belief, I do not have opposition to the revisions for the Appleton Public Library. I do, however, have concerns with a promise that is now 8 million, but not quite 12 million. Trust but verify. I do trust. I do trust and believe in the folks who are strongly working this campaign. But the verify part is the thing that's got me stuck. And at the Finance Committee I did approve this

line item through committee work. But I still—I walked out of that meeting thinking "What happens if the taxpayers of the city are holding an extra \$4 million in debt in their hands?" So, I'm not sure where to go with that at this point. But I wanted to make it clear that I don't oppose the library and that I'm thrilled that we're at this point, but I still have deep, deep concerns financially in regards to the unsecured portion of this particular project. Thank you.

Mayor Jake Woodford 1:07:54
Alder Meltzer.

Aldersperson Vered Meltzer (District 2) 1:07:56

Thank you. I don't want to repeat too much of what my colleagues have already been said—have already said, but this is a really exciting moment for me. I've been sitting in this chair for a really long time. I believe that the very first director one-on-one conversation I had was with Director Rortvedt. I'm very, very passionate about the new library project, and I just—without repeating what other people have said, I want to share how impressed I am with the work that's been done to bring this project together and all the different people outside of City Hall who have made this possible. And I feel I feel immensely confident in the money that the friends are going to raise. Over the years I have been immensely impressed and filled with respect for how deeply connected the Friends are with people—the people who care so much about the community and so many people. There's a huge community support behind this library, and that's not reflected in the \$8 million dollars that's already been raised. Thank you.

Mayor Jake Woodford 1:09:16
Further discussion? Alder Doran.

Aldersperson Chad Doran (District 15) 1:09:21

Thank you. I appreciate all the efforts that have gone into this so far. Applaud all—everyone who's put in a lot of a lot of work. I appreciate the ongoing efforts of the Friends group continuing to push hard to fundraise for this project. I know they will continue to do so to help us sort of meet our their goal, which in turn helps us meet our goal. But what's really before us tonight is a question of "We have a project; we don't have the funding, but we want you to trust that we'll get it." And in my mind, I'm sorry, but we can't—trust isn't part of our decision matrix. We're supposed to vote on facts that we have, and right now we've heard a lot of conjecture that there are a lot of people out there that want to donate. I don't doubt that. I don't know how much they plan to donate. I don't know if it'll be 4 million. I don't know if it'll be 1 or 2 or 3. We don't know. And I don't think that is wise for us to be taking a chance when we are putting our taxpayers on the hook for any shortfall that comes of this.

Aldersperson Chad Doran (District 15) 1:10:27

I had hoped that our budget at this point where we're at tonight, would meet the financing that we have to pay for it. When I met with the mayor a couple of weeks ago, at our most recent meeting, we talked about this. The mayor asked me what my hang up would be if we didn't—if our project came in at budget, what my hang up would be for not approving it, you know, within two days of having discussion, and I said, "I don't know; it seems awfully fast. I can't really answer that because I don't know what the unknowns are." Well, it turns out the unknown is that we had one, now we have two as of tonight pieces of this project that we don't have firm bids for. And we're \$4 million short.

Aldersperson Chad Doran (District 15) 1:11:10

I had come up with a couple of solutions that I had hoped would help me feel better about coming to a point where I could feel confident in saying yes to the project tonight, knowing that we still have fundraising efforts

out there. Two of those I think have run their course and aren't going to be an option. But there's one more I'm hoping that my colleagues will indulge in tonight.

Alderson Chad Doran (District 15) 1:11:33

I'm—along with being short of the funding we have, I'm disappointed that the staff didn't provide us with some sort of contingency to cover that shortfall. I know it might not be 4 million. But as of today, it's 4 million. And I think if we're going to vote on this, we should have a contingency plan that spells out how we're going to find that 4 million, whether that's some combination of spending, if it's cuts to the building to reduce the costs more. I don't know what those would be. But I think it behooves us to tell our constituents that we've turned over every stone we can to ensure that we're protecting their interests in this. And hoping and trusting that \$4 million will appear down the road sounds great. But we have no guarantee of that. So I guess my ask would be that we would go into Committee of the Whole to take up a plan for a contingency to find \$4 million so that we can all agree to, come out on the other side and approve, and if we're confident we're not going to need it in the end that's great. But at least we have it, and at least we can feel good about telling our community that we're prepared for any unforeseen circumstances that might come up.

Mayor Jake Woodford 1:12:50

Is there is there a motion?

Alderson Chad Doran (District 15) 1:12:51

I'll make a motion to go into Committee of the Whole

Mayor Jake Woodford 1:12:53

We have a motion.

Mayor Jake Woodford 1:13:09

Attorney Behrens reminds me that in order to accomplish your goal, this is a two-step process. The first is a rule suspension, which requires a two thirds vote. So, Alder Doron, would you like to make that motion to suspend the rules of Council? Okay, Alder Doran makes a motion to suspend the rules of Council. It's seconded by Alder Hartzheim. This is debatable. This is not debatable. Excuse me.

Mayor Jake Woodford 1:13:41

Alright, so we have a motion in a second to suspend the rules requires a two thirds vote. Please cast your votes. The motion fails. The rules have not been suspended and therefore Committee of the Whole will not be permitted. Okay, we're back to discussion. Is there further discussion? Alder Wolff.

Alderson Nate Wolff (District 12) 1:14:21

Thank you Chair. I just want to point out the nice thing is that the Friends of the Appleton Public Library are two thirds of their way to their goal, which really gives me the confidence that they're going to reach that because they're still in their quiet phase and not in their public phase yet. So, I'm really excited to see them in their public phase and see what that looks like because I've seen, you know, for the longest time, what that quiet phase looks like. So, I'm excited for the future and to take part because everyone's got to do their part in this community. Thank you.

Mayor Jake Woodford 1:15:01

Alder Alfheim.

Aldersperson Kristin Alfheim (District 11) 1:15:02

Thank you, Chair. When I'm not sitting at City Council, I actually work with money for a living. And I'm fully aware on how donations and charitable gifts can take place and sometimes must take place on an annual basis. So, it's very, very, very easy for me to see how a campaign to bring in dollars happens over time. Most of our donors don't give all of the money at once. There's tax strategies involved. There's timing involved. So, it is valid that Alder Doran is asking the question. And I think that we have to respect that.

Aldersperson Kristin Alfheim (District 11) 1:15:47

The question is, do we have faith in our community that they will come through in this project that we have dreamed about for apparently, two decades? And it is a little bit of faith. And I think that it behooves us to take that leap together. I truly believe that this community has a massive need and want to complete this project. It will be in every newspaper, it will be on TV, everybody can start writing their checks now. It is time to build the library. Let's move on. Let's pass this today and let the community take over.

Mayor Jake Woodford 1:16:29

Alder Siebers?

Aldersperson William Siebers (District 1) 1:16:30

Your Honor, the question that I get from my constituents is "When are you going to build this library?" That's what I'm getting. And I want to be honest with you, there's some anxiousness. Some people are getting a little irritable. "What's with you guys, when you can't, you know, build this—rebuild this library?" So, there's going to be questions, I'm sure down the road. And we'll have to deal with them. And there's going to be risks. There are risks. And we're going to need to deal with them. Not everything is cut and dried tonight, but we got to have some faith. So, I'm going to vote in favor of this tonight. Thank you.

Mayor Jake Woodford 1:17:12

Alder Jones.

Aldersperson Vaya Jones (District 10) 1:17:15

Thank you, Chair. I need to echo the sentiments of Aldersperson—what's your last name? Alfheim? Sorry. I also from a previous life know a little bit about funding and donations, and she's absolutely right that there is a strategy for donors, especially in the larger amounts that it can't necessarily happen now. It may need to happen in a different year. So, I echo that.

Aldersperson Vaya Jones (District 10) 1:17:40

I think that we also need to remember that this community comes together when we need to, and this is a time that we need to do that. If we look at other large projects that this community has done and pulled together for, that's where I get my trust. I also have to look at the people in the audience and the people that I know in this community, and looking at those faces—and some of those faces I know have done a lot of work for our community—I do not doubt that the 4 million will come. And I'm actually kind of excited that my fellow alders have put that question out there about the 4 million because I truly think that this community is going to be like "Oh, 4 million? let's give you 8." I really think that they're gonna see that call to action. So, thank you for calling that question or calling that concerns. But I, again I—let's get this built.

Mayor Jake Woodford 1:18:31

Alder Hartzheim.

Aldersperson Sheri Hartzheim (District 13) 1:18:34

Thank you, Chair. Like Alder Jones, I have faith in our community, just as Alder Alfheim also said. I do have faith in our community. I do. 100% Can I say it again? I do have faith in this community. "And when are you going to build this library?" The question is "Soon. Very soon." But what are we going to do if we don't get \$4 million? And that's, that's still faith.

Aldersperson Sheri Hartzheim (District 13) 1:19:03

So, I want to echo what I said earlier. I don't disbelieve in this project. But I'm looking right at the introduction to the aldersperson handbook that we got for this new Council year that was on our desks when we arrived, and it says, "When in doubt, do what is best for the city of Appleton." And while the library is what's best for the city of Appleton putting a little bit of risk out there for our taxpayers to me does not feel like what's best for Appleton. I would be willing to do this if we had that contingency plan. So that's where I am today, and I don't—I want, again, to say I do believe, I do have faith, but "trust but verify" still comes into my into my brain. Thank you.

Mayor Jake Woodford 1:19:53

We have one speaker in the queue. Alder Wolff.

Aldersperson Nate Wolff (District 12) 1:19:55

Call the question.

Mayor Jake Woodford 1:19:58

Motion has been made to call the question. We have a motion and a second to call the question. All those in favor of calling the question please signify by saying aye. Any opposed? Alright, the ayes have it. The question has been called. Please cast your votes. Motion passes 13 to 2. The item has been approved.

[There were cheers and clapping in the chambers.]

Mayor Jake Woodford 1:20:35

All right, all right. I just want to take a moment and thank the Council for your consideration. And I want to thank the Councils that have come before, who've laid the groundwork over many years. I want to thank the advocates for this library who have worked diligently for many, many years on this project, who have stuck with this project and stuck with this community through thick and thin over a decade and a half to get to this project.

Mayor Jake Woodford 1:21:11

And as we did when we set out in this project we set out with principles for the project, and we've held to those at every step. And we will continue to hold to those principles as we now take up the work of building this library. And you have our continued commitment to steward the resources of this community wisely and to do our best work as we have, to serve this community well, to give this community the library that we can be proud of and that will serve our children for generations to come. So, I thank the Council for your vote of approval, and we will get to work. Thank you.