

MINUTES
VILLAGE OF SURING PROPERTY & EQUIPMENT COMMITTEE MEETING
WEDNESDAY, FEBRUARY 18, 2026, AT 8:30 AM

1. Meeting Called to Order by President Steffeck AT 8:30 AM.
Roll Call: Miller, School, Schuettpelz, and Steffeck . Also present: Trustee Kramp, Clerk-Treasurer Kim Gruetzmacher, Deputy Clerk-Treasurer Pat Sleeter, Public Works Director Jeff Tienor, Attorney Steven Hawkins, Paul Viles of Emplify Health, and Kathy Kerscher of Emplify Health.
2. Agenda motion to approve agenda made by Schuettpelz and seconded by School. All ayes. Motion carried. Open Meeting Notice statement made by Clerk-Treasurer.
3. Public Input: None
4. Discussion and possible action on Bellin Clinic on Manor Drive – no action taken. Emplify Health representative, Paul Viles, addressed the Village action in response to the Bellin remediation report and 28 day vacate notice. Viles stated that they have completed these reports on a lot of their properties and he was surprised by the vacate notice. Viles asked the Village how the decision was made. The Village stated that there was little information provided by Emplify/Bellin when the report was sent and the Village needs to limit liability so that is why the vacate notice was approved. Viles stated that they do not want to leave the property and they have a lot of patients that utilize this facility. Viles also stated that Emplify could take the lead on the recommendations in the air quality report.
5. CLOSED SESSION: Motion to convene in closed session on the following matters:
State Statute 19.85(1)(g) – Conferring with legal counsel for the governmental body who is rendering oral or written advice concerning strategy to be adopted by the body with respect to litigation in which it is or is likely to become involved and 19.85 (1)(e) Deliberating or negotiating the purchasing of public properties, the investing of public funds, or conducting other specified public business, whenever competitive or bargaining reasons require a closed session. Motion to go into closed session to include Committee Members, Village President, Village Trustee Kramp, Public Works Director, Clerk-Treasurer, Deputy Clerk-Treasurer and Village Attorney made by Schuettpelz and second by Miller. All ayes. Motion carried. Entered closed session at 8:40 AM.
6. OPEN SESSION: Motion to convene in Open Session to make motions from closed session. Returned to open session at 8:51 AM. Viles and Kerscher from Emplify were invited back into the meeting. Village offered options to Emplify of updating lease to include indemnification of Village or for Emplify to purchase the building at or above fair market value. Viles stated they are not interested in purchasing the building. Viles stated he will have their legal department start working on a lease to include the indemnification clause. Village stated that the vacate notice would be stayed.
7. ADJOURNMENT – next committee meeting – TBD. Motion to adjourn made by Schuettpelz and second by Miller. All ayes. Motion carried. Meeting adjourned at 8:56 AM.

Minutes prepared by Clerk-Treasurer, Kim Gruetzmacher