

Public Welfare Committee

Meeting Minutes

July 14, 2026

1. Roll Call

Present: Corey Ewers, Darren Klingaman, Brad Seymour

Also in attendance: Dan Quinn, Elizabeth Gieck

2. Approve Agenda

Motion to approve the agenda as presented was made by Seymour and seconded by Ewers. The motion carried.

3. Memorandum of Understanding (MOU) With Lone Rock Community Library

Discussion and Recommendation Regarding Proposed MOU

The committee reviewed a draft MOU between the Village of Lone Rock and the Lone Rock Community Library. The MOU was drafted using a U.S. government template and was presented to address the library board's concern that, prior to committing approximately \$200,000 in library funds toward renovations of the village-owned library building, there should be a formal assurance that the library would not be displaced without mutual agreement. The committee agreed the MOU was reasonable and straightforward, providing comfort to the library board without imposing any undue burden on the village.

Motion to recommend to the full Village Board that the Village of Lone Rock enter a Memorandum of Understanding with the Lone Rock Community Library, like the draft presented, was made by Seymour and seconded by Klingaman. The motion carried.

4. Proposed Renovations to Lone Rock Community Library Building

Discussion and Recommendation Regarding Proposed Library Renovations

The committee reviewed a proposed renovation plan for the Lone Rock Community Library building, to be funded entirely by library funds at an estimated cost of approximately \$183,000. Key elements of the proposal include:

Exterior: Removal of existing steel siding and fiberglass insulation, installation of closed-cell spray foam insulation (R-28), OSB sheathing, moisture barrier, and LP manufactured siding. Full perimeter gutters to address longstanding water and icing issues.

Entryway: Demolition of the existing low-ceiling entryway and construction of a new, same-footprint structure featuring a vaulted ceiling, a 6 x 4-foot window, full glass commercial entry doors, mini-split HVAC, and heavy-duty LVP flooring, designed to improve natural light and accessibility.

Interior: Extension of meeting room walls to the ceiling for improved privacy, conversion of the men's restroom to storage with transition to a single unisex restroom, replacement of all ceiling tiles, and a future new circulation desk.

The committee noted that the cost figures are estimates and that the project will be formally bid out. The renovation was characterized as necessary and beneficial, with no cost to the village. A technical point was raised regarding whether Tyvek moisture barrier would be redundant in combination with closed-cell foam, to be clarified with the contractor during specification development.

Motion to recommend to the Village Board approval of the proposed library renovations as presented was made by Seymour and seconded by Ewers. The motion carried.

5. Public Input Regarding Proposed Library Renovations

No public comments were received.

6. Adjourn

The meeting was adjourned at 6:54 PM.

Respectfully submitted by Tammy Christianson, Clerk.