



PUBLIC NOTICE

Library Building Committee Meeting

Monday, February 09, 2026 at 4:30 PM

City Council Chambers, 410 East Leffler Street,

Dodgeville, WI

AGENDA

MEETING DULY POSTED

I. AGENDA & MINUTES APPROVAL

- [1.](#) Review and possible approval of February 3, 2026 meeting minutes

II. PUBLIC COMMENT

III. OLD BUSINESS

IV. NEW BUSINESS

- [2.](#) Discussion and possible approval of HGA's Add Services Proposal 03 – Existing Precast Plank Repairs Engineering Services

V. UPCOMING MEETINGS

VI. ADJOURN

3. Motion to Adjourn

Any person who has a qualifying disability, as defined by the Americans with Disabilities Act, that requires the meeting or material at the meeting to be in an accessible location or format, must contact the City Clerk at the address listed above or call 930-5228, prior to the meeting so that any necessary arrangements can be made to accommodate each request.



Library Building Committee Meeting
Tuesday, February 03, 2026 at 1:00 PM
Dodgeville Public Library, 410 East Leffler Street,
Dodgeville WI

MINUTES

Present: Mary Wepking, Deb Haag, Jody Vanderloo, Roxanne Reynolds-Lair

Also Present: Dylan Wadzinski, Carrie Portz

Meeting called to order at 1:00 by Vanderloo

MEETING DULY POSTED

I. AGENDA & MINUTES APPROVAL

1. Review and possible approval of January 27, 2026 meeting minutes

Approved as presented

II. PUBLIC COMMENT

None

III. NEW BUSINESS

2. Discussion and possible approval of Potential Change Order 16

Motion by Wepking to approve the Excavation Subcontract for \$15,626.60 and the extra Concrete Footings work for \$16,999.25. Second by Haag. Motion carried 3-0. Reynolds-Lair abstained.

IV. UPCOMING MEETINGS

3. Next scheduled meeting February 9, 2026 at 4:30 pm

V. ADJOURN

4. Motion to Adjourn

Motion by Wepking. Second by Reynolds-Lair. Motion carried 4-0.



333 East Erie Street
Milwaukee, WI 53202

414.278.8200
HGA.COM

January 30, 2026

Writer's Cell: 414.520.6513

Carrie Portz, Director
Dodgeville Public Library
410 E. Leffler Street
Dodgeville, WI 53533

Mayor Barry Hottman
Common Council
City of Dodgeville
410 E. Leffler Street
Dodgeville, WI 53533

Dylan Wadzinski
Director of Public Works
City of Dodgeville
410 E. Leffler Street
Dodgeville, WI 53533

Re: Dodgeville Public Library Addition and Renovation
HGA Add Services Proposal 03 – Existing Precast Plank Repairs Engineering Services
HGA Commission Number: 3757-004-00

Dear Carrie, Dylan and Mayor Hottman:

As construction continues on the renovation and addition to the Dodgeville Public Library at 139 South Iowa Street in Dodgeville, Wisconsin, an issue arose with the discovery that there are a series of holes that have been cut and cored through the precast plank floor in the existing building. This proposal will outline an Add Service to provide engineering services to infill, repair and reinforce the precast plank in the original building.

Scope of Services

As the contractor removed the existing ceiling, chases, ductwork and equipment numerous holes that were cored and cut into the existing precast concrete plank were exposed. HGA Structural Engineer, Ben Shook, visited the job site on December 4, 2025 and documented the size and locations of sixty-nine (69) holes through the existing precast slab, see attached Precast Plank Opening Locations Sketch. This Add Service will provide structural engineering sketches that document the repairs and repairs required to infill, repair or reinforce these plank holes. The Add Service for Existing Precast Plank Repairs Engineering Services will provide the following:

1. Site visit to locate, measure and record the conditions of the openings thru the existing precast plank.
2. Engineered Repair Sketches/ Details that provide the contractor with direction on:
 - a. Small Openings where infill of the opening is possible

- b. Calculations and Engineered Details/ Solutions for larger openings thru the plank where repairs and reinforcement around the holes is required.
3. Additional Site Visit to review the repairs approach with the contractor and field verify conditions at the larger openings.
4. Coordination of architect and interior designer to modify the ceilings in impacted areas.
5. This work was documented in Construction Bulletin (CB) 05 which was dated and issued on 2026-02-02.

ASR Hours and Cost Per Discipline

Discipline	Hours	Hourly Rate	Total Cost
Structural Engineer	88	\$200	\$17,600
Architect	12	\$135	\$ 1,620
Interior Designer	5	\$150	\$ 750
Project Manager	5	\$175	\$875
Totals			\$20,845

HGA Fees for the Add Service: \$20,845 (which represents 110 hours of time including 8 hours of construction administration for the structural engineer to visit the site and review/confirm the plank repairs and follow-up notes).

Finding unknown conditions in concealed areas of an existing building are always unfortunate. The smaller holes through the precast plank were able to be addressed with a simple infill detail, however, the larger openings that were cut through the plank compromised the loading capacity of the floor and required an engineered reinforcement solution to meet the requirements for library floor loading.

Please let me know if there are any questions about this proposal.

Sincerely,



Kevin Allebach, Principal

Cc: Kim Workman

**DODGEVILLE
PUBLIC
LIBRARY -
RENOVATION**

139 S IOWA ST,
DODGEVILLE, WI. 53533

[illegible]

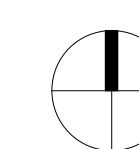
ISSUANCE HISTORY - THIS SHEET

HGA NO: 3757-004-00

**EXISTING
OPENINGS IN
PRECAST
PLANK**

DATE: MARCH 21, 2025

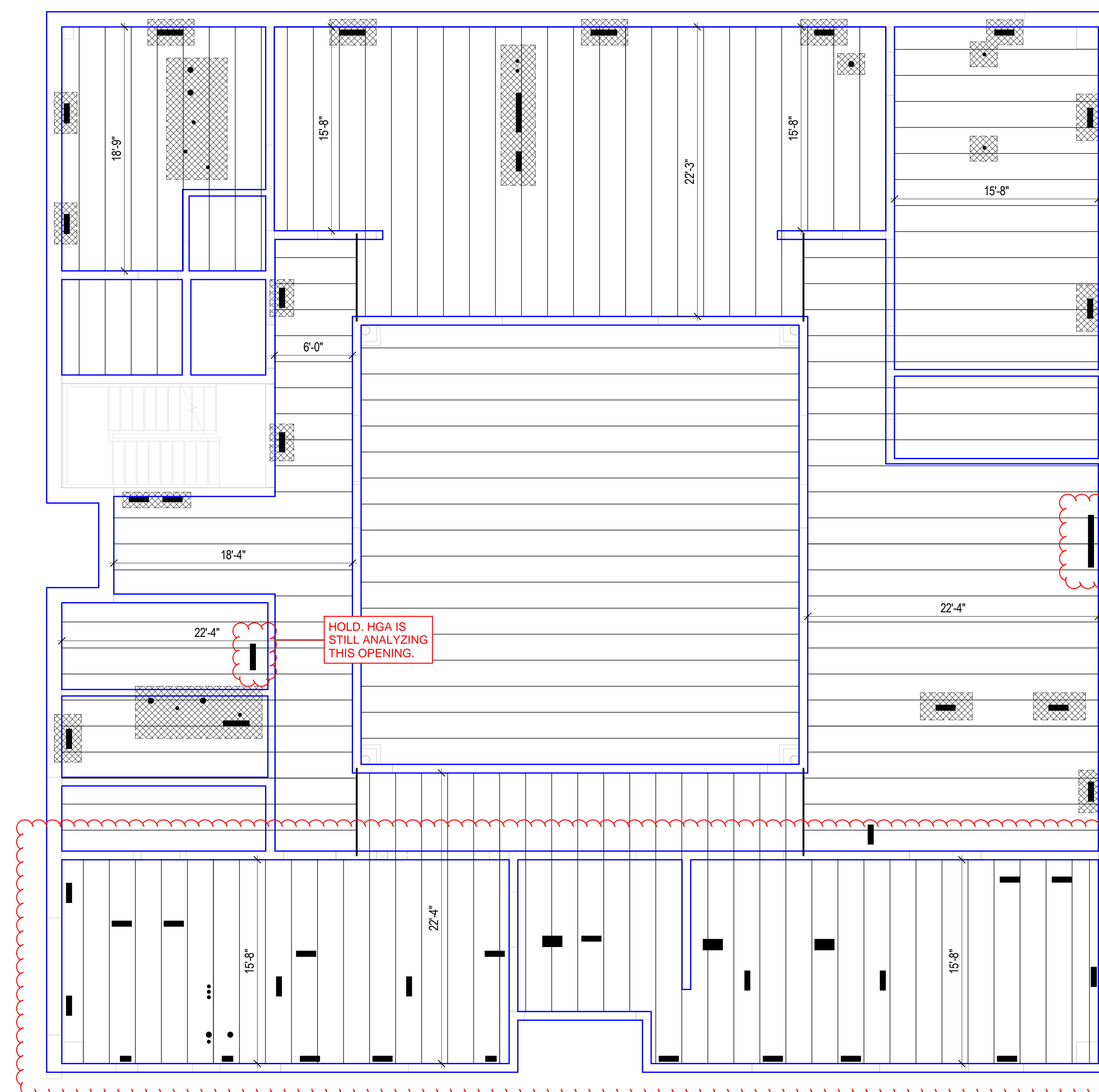
CONSTRUCTION DOCUMENTS



S210

© COPYRIGHT HAMMEL, GREEN AND ABRAHAMSON, INC.

5

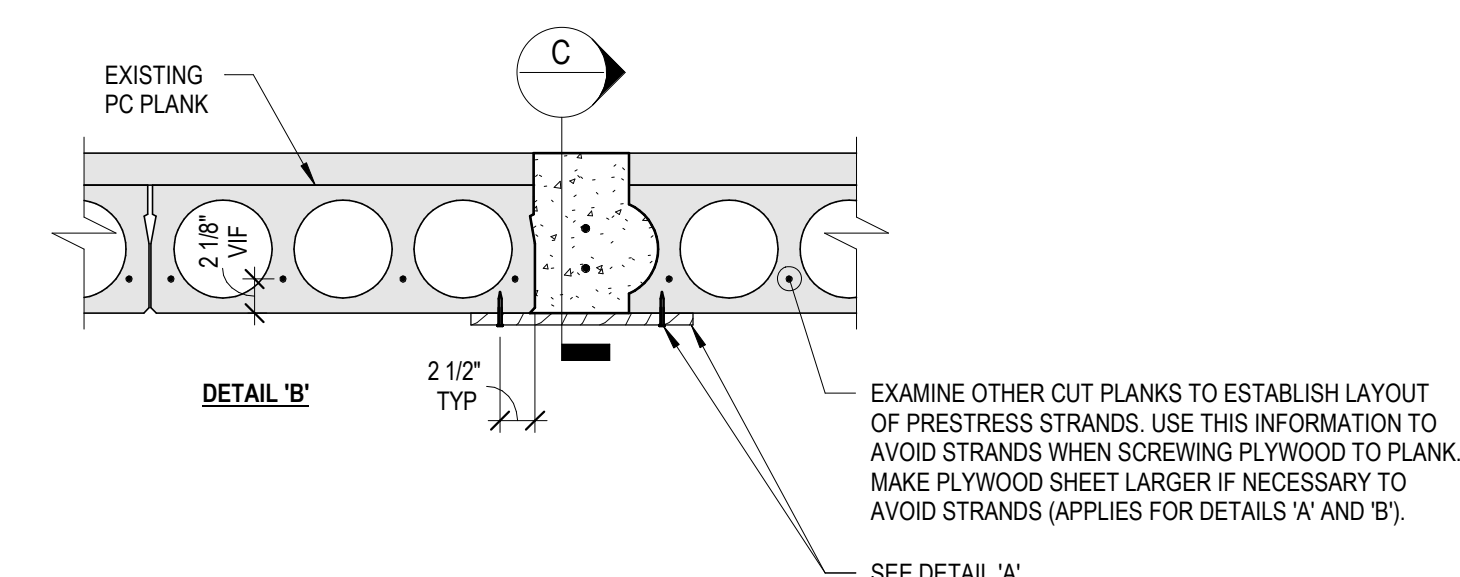
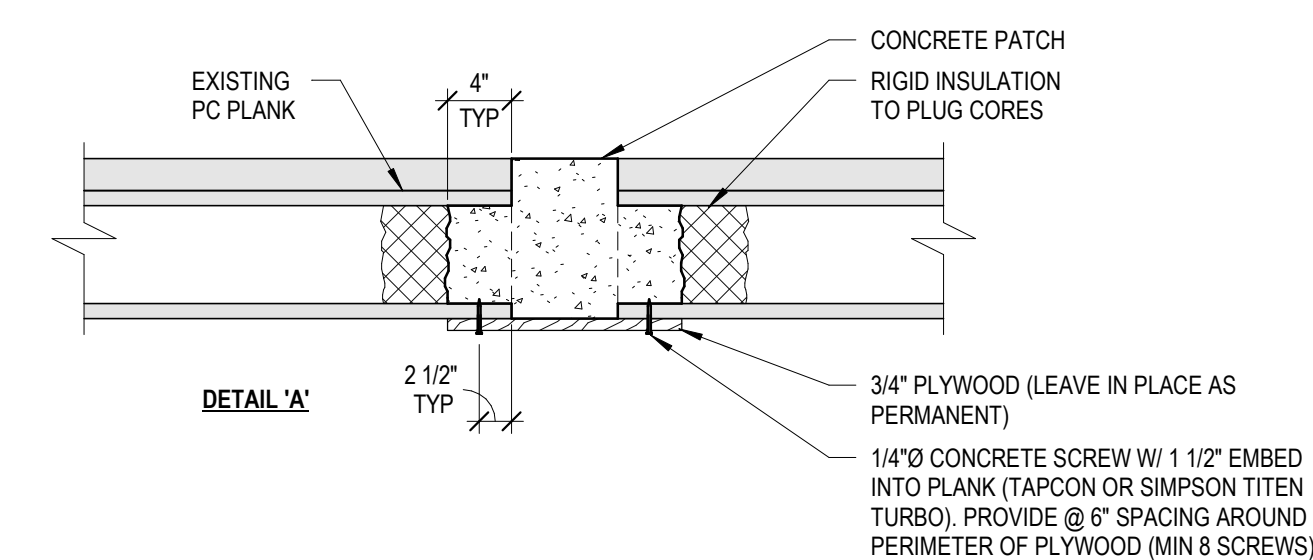
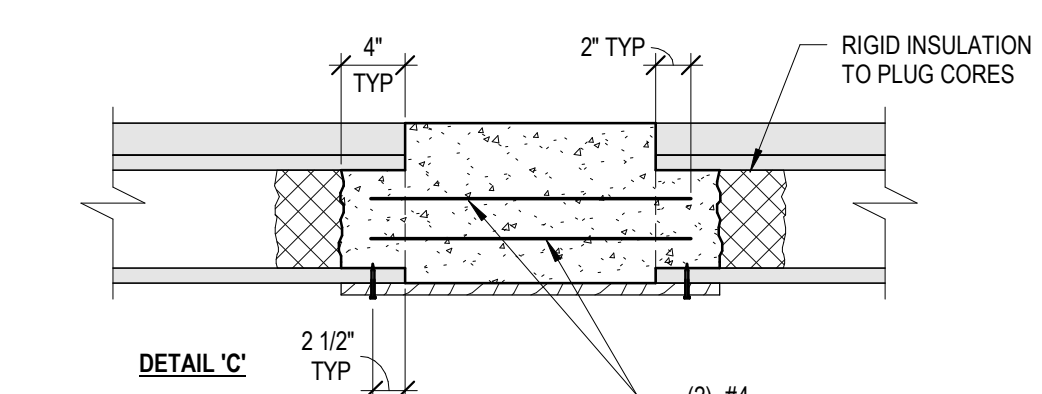
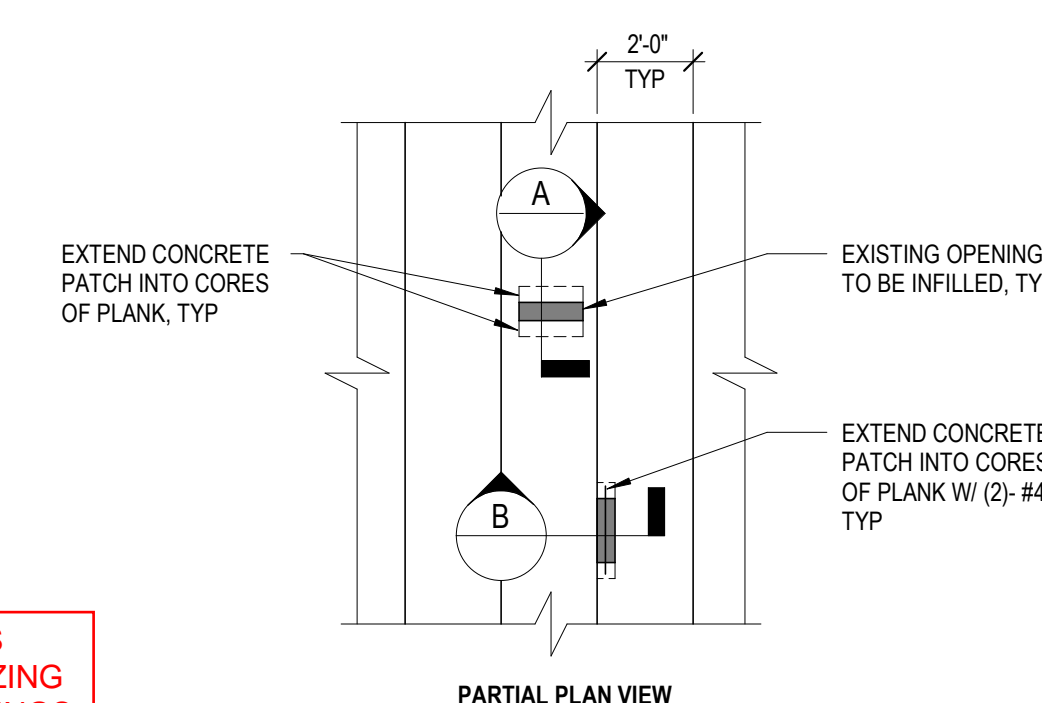


NOTES:

1. OPENINGS IN EXISTING PRECAST PLANK ARE SHOWN BY [REDACTED].
2. LAYOUT OF EXISTING PRECAST PLANK IS APPROXIMATE. VERIFY IN FIELD.
3. SIZE AND LOCATION OF EXISTING OPENINGS ARE APPROXIMATE. VERIFY IN FIELD.
4. OPENINGS IDENTIFIED BY [REDACTED] REQUIRE NO STRUCTURAL MODIFICATIONS AND CAN BE INFILLED USING DETAIL 2/5210 (OR LEFT OPEN IF THEY ARE BEING USED FOR CURRENT MEP PIPING OR CONDUITS).

HOLD. HGA IS STILL ANALYZING THIS OPENING.

HOLD. HGA IS STILL ANALYZING THESE OPENINGS.



1 EXISTING OPENINGS IN PRECAST PLANK
3/16" = 1'-0"

2 PLANK OPENING INFILL DETAIL
1" = 1'-0"