

CHAMPAIGN COUNTY BOARD COMMITTEE MINUTES

County Facilities

Tuesday, September 2, 2008 – 7:00 p.m.

Lyle Shields Meeting Room, Brookens

MEMBERS PRESENT: Beckett, Bensyl, Betz, Cowart, James, Jay, Richards, Sapp, Weibel

MEMBERS ABSENT: None

OTHERS PRESENT: Denny Inman, Deb Busey, Gail White, Kenny Roessler

Agenda Item

Call to Order

Chair Beckett called the meeting to order at 7:00 p.m. A roll call confirmed a quorum present.

Approval of Agenda

MOTION by Betz to approve the agenda and addendum as presented; seconded by James. **Motion carried.**

Public Participation

There was no public participation.

Courthouse Masonry/Bell Tower Project: **Project Update**

Gail White explained that after the original tower was deconstructed they subjected the cylinders to compression tests and the decision was made that the footing was in good condition and useful to build on top of. The original footing will be encapsulated by a new concrete cap which will surround and overlay the original footing. This helps in terms of keeping the project moving forward and does realize some savings in cost, between \$15,000 – 16,000, and will reduce some of the disruption to people at the Courthouse.

Kenny Roessler included pictures of the project for the committee with his report. When asked about the overlay he explained the depth of it will be 2 feet.

Mr. Betz asked how this building will be in relation to issues like earthquakes. Mr. Roessler stated they are in pretty good shape; the structural steel has some flexibility. He explained they will be pouring footings tomorrow and will be getting the foundation system completed by the end of next week. Steel will be delivered next week and they will put that up toward the end of the week, pre-cast will be on site the 22nd of September and they hope to have that completed by October 10th. Closing in the tower and making it weather tight is very crucial and he wants that completed by November 14th. He would like to continue working through winter, he will push it through to get it completed as soon as possible and some inside work will continue no matter what is done on the outside. The copper roofing should be completed around March 6, 2009, the gargoyles cannot be done until they have the masonry in place and are looking at mid March 2009 for that.

Mr. Beckett asked in terms of reconstructing the tower, what the critical points are. Mr. White stated getting the tower down was the high risk portion of the project, that went smoothly and the decision to take the tower down was the right decision to make.

Mr. Roessler stated the restoration itself is going well, they just started getting into the removal and replacement of brick about two weeks ago and there are a lot of places around the building where that needs to be done. The stone repair will start next month with the project completion date of right before August 2009.

Mr. White explained the remedial anchors are done as a precaution. In taking out brick they learned that it was not tied to the back of the structure, these anchors are drilled into the back of the wall. When asked about the chemical treatment, he explained that will be done after the masonry work is completed and they will let us know about the cycle for using it.

Mr. Jay asked about having adequate amounts of stone from the quarry we are using. Mr. Roessler stated it has all been quarried already and there is more than enough. When asked about the budget he stated everything is looking good.

Chair Beckett declared a five minute recess.

**Fendrich Engineering, Inc. Masonry Stabilization & Restoration
Preliminary Report**

The updated report was provided to committee members.

Project Spreadsheet

MOTION by Betz to receive and place on file; seconded by James.
Motion carried.

**Fleet Maintenance/Highway Facility
BLDD Architects Invoice #131185**

MOTION by Betz to recommend County Board approval of Invoice #131185 from BLDD Architects in the amount of \$2,876.96 for Professional Services rendered for the period thru July 1, 2008; seconded by Cowart.

When asked if these bills would be ending soon, Mr. Inman explained that according to his discussion with BLDD this should be the last one.

Motion carried.

**Physical Plant
Monthly Reports**

MOTION by James to receive and place on file; seconded by Betz.

Mr. James pointed out that with the gas utilities the Courthouse seems to run constant yet everyone else drops considerably.

Mr. Inman stated there was a lightning strike and he isn't sure what the repercussions of that are. There is a boiler system which is being manually operated; he will check on this issue.

Motion carried.

ILEAS Training Center
IGW Architecture Invoice No. 1

MOTION by Betz to recommend County Board approval of Invoice No. 1 from IGW Architecture in the amount of \$2,610.00 for professional services rendered thru August 1, 2008, invoice is for ILEAS Training Center evacuation plans; seconded by Richards. **Motion carried.**

IGW Architecture Invoice No. 2

MOTION by Richards to recommend County Board approval of Invoice No. 2 from IGW Architecture in the amount of \$570.00 for professional services rendered thru August 1, 2008, invoice is for ILEAS Training Center underground gas pipe leak; seconded by Betz.

Mr. Inman explained the cast iron pipe rotted through, they replaced it all on the outside. They attempted to use the cold water piping that was abandoned at the Courthouse but they weren't able to make it work.

Motion carried.

IGW Architecture Invoice No. 4

MOTION by Betz to recommend County Board approval of Invoice No. 4 from IGW Architecture in the amount of \$2,030.00 for professional services rendered for the period thru August 1, 2008, invoice is for ILEAS Training Facility AS chiller replacement; seconded by Weibel. **Motion carried.**

IGW Architecture Invoice No. 7

MOTION by Bensyl to recommend County Board approval of Invoice No. 7 from IGW Architecture in the amount of \$3,604.66 for professional services rendered thru August 1, 2008, invoice is for ILEAS Training Center observation; seconded by Richards. **Motion carried.**

Chair's Report/Issues
November Meeting Date

Mr. Beckett stated the first Tuesday in November is election night. Committee consensus to hold the November County Facilities meeting on November 12 at 7:00 p.m.

County Administrator
Champaign County/Niemann Foods Lease for County Parking Recommendation

MOTION by Betz to approve the Champaign County/Niemann Foods Lease for County Parking recommendation as set forth by the County Administrator; seconded by Richards.

Mr. Inman explained this will reduce the cost because there is a loss of spaces. We are currently averaging about 40% occupancy; the rent per space will be the same there will just be 30 less spaces.

Motion carried.

Proposed County Energy Policy

Mr. Inman stated a policy is a statement from the County Board about energy overall for Champaign County, a policy could take on many different aspects of energy including recycling, facility energy management or fuel for vehicles. That is a discussion they have not had.

One of the ways to move toward an energy policy is to do an energy action plan. With the general corporate budget issues being the way they are we should be looking at ways to offset those issues, this plan would help that with solutions from within. The objective is to implement an energy consumption reduction measure with the goal to decrease electricity, natural gas and water consumption by about 10% in county owned facilities by December 2010. The end users can feed into this and help us. The County Board policy on using this action plan will be straight forward items. This plan would run until about December 2010 because at that point hopefully we could move to a facilities energy management plan and have one component of a County energy policy to start putting into place.

He included a schedule of things the County Board could mandate to help us start in the right direction including keeping thermostats at set temperatures, sensor activated lighting controls in conference rooms, no personal heaters allowed, windows kept closed at all times and maintaining hot water temperatures.

There will be an energy action group with members from every department. They would help us put these plans together and come up with potential savings, which will feed into a management plan. He is proposing this today with comments coming back by September 24th, that way we will know if this is something the committee wants, if so we could adopt the plan in November and start December 1.

Mr. Jay stated a lot of the time, the payback for changing these things is years away and he suggests doing things that don't cost us money and get the people involved. Mr. Inman stated the energy star program by the federal government provides energy efficiency tools, those are things we are going to use then prioritize them; they are looking for common sense items we have missed.

Mr. Beckett stated he would like this on the October agenda for action. The committee has the draft and can communicate with Mr. Inman, he can follow up and we can decide if this is the way we want to go while still trying to meet the November timetable.

Mr. Betz asked if we could get some information on other counties going green. Mr. Weibel stated he can look into that.

Other Business

Mr. Inman stated that Mr. Betz and Mr. Beckett had requested some information be created and indicated they had a need with Spanish speaking people. Each committee member received the Champaign County directory pamphlet, in English and Spanish. He explained they can be distributed to whomever the committee would like.

Mr. Weibel stated there were letters regarding the Lincoln statue in the newspaper asking why the County was spending money on something like that for the Courthouse. He informed the committee he responded to the letter explaining the County Board is not considering spending any money on that or any other statue for the front of the courthouse; his letter will be in the paper also.

Mr. Beckett stated he has heard a lot of comments about the statue but we certainly don't have any money to do anything like that, and he suggested at another meeting we could talk about inviting ideas for something like that knowing that it is a project similar to the Clock & Bell Tower where someone else will contribute money.

Mr. Beckett stated he received an email for another arbitration bill for December and he would like to put that straight on the County Board agenda. It is like the other bills; it is our portion and they need to keep this moving forward.

Ms. Busey stated the County Board passed a resolution stating the construction funds is to be used to pay for arbitration costs and asked if the individual bills could just be paid without getting approval. Mr. Beckett stated he will leave it up to the Chair, if it needs to be put on the agenda.

Addendum
Semi-Annual Review of Closed Session Minutes

Item deferred

Consent Agenda Items

Items VA, VIIA, B, C, D and IX A will all be placed on the County Board consent agenda.

Adjournment

Chair Beckett declared the meeting adjourned at 8:16 p.m.

Respectfully Submitted,

Tiffany Talbott
Administrative Secretary