

CHAMPAIGN COUNTY BOARD COMMITTEE MINUTES

County Facilities

November 6, 2007 – 7:00 p.m.

Lyle Shields Meeting Room, Brookens Administrative Center

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

MEMBERS ABSENT: Bensyl, Sapp

OTHERS PRESENT: Denny Inman, Deb Busey, Alan Reinhart,
Susan McGrath

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 James to approve the agenda; seconded by Betz. **Motion carried.**

Approval of Minutes – October 2, 2007

MOTION by Betz to approve the minutes of October 2, 2007 as presented; seconded by Weibel. **Motion carried.**

August 10, 2007 – Performance Appraisal Subcommittee

MOTION by Weibel to approve the Performance Appraisal Subcommittee minutes of August 10, 2007 as presented; seconded by Richards. **Motion carried.**

Public Participation

There was no public participation.

**Champaign County Nursing Home
Champaign County Nursing Home Project No. 03-085 Audit Report for period
March 13, 2003 to October 2, 2007**

Mr. Beckett reminded the committee that the Health Facilities Planning Board, at the end of our project, amended the rules to require a final report detailing the budget and all expenditures. Looking at this audit tells us we are \$500,000 over the budget they approved. You can see by the costs that it is related to the HVAC issue and if we are able to settle either one of the claims we would be under budget. He explained that even with the HVAC we are 2.5% over the budget approved which is really not awful. The County now faces the possibility that legal council from the Planning Board could say case closed or we are out of compliance which would mean we would have to have our legal council involved. The board is in limbo currently because there are only 3 of 5 members and they haven't been able to have any meetings.

When asked when the budget was approved, Mr. Beckett explained in February 2006 and that budget actually took into account the mold issue but not the HVAC. The Planning Board's concern and purpose is to control cost for consumers in health care facilities, if your capital costs go over they expect you will try and recoup those costs some other way.

MOTION by Betz to receive and place on file the audit report for period March 13, 2003 to October 2, 2007; seconded by Cowart. **Motion carried.**

Duane Morris Invoice #1340598

MOTION by Betz to recommend County Board approval of Invoice #1340598 from Duane Morris in the amount of \$1,636.18 for professional services rendered through September 30, 2007 in connection with the Certificate of Need; seconded by Richards. **Motion carried** with Jay opposed.

Duane Morris Invoice #1333113

At Mr. Inman's request, committee consensus to remove this item from the agenda.

**Champaign County Nursing Home: Reuse
Isaksen Glerum Wachter Invoice #2**

MOTION by James to recommend County Board approval of Invoice #2 in the amount of \$37, 196.00 from Isaksen Glerum Wachter for professional services rendered for the period September 15, 2007 thru September 28, 2007; seconded by Weibel. **Motion carried.**

**Fleet Maintenance/Highway Facility
BLDD Architects Invoice #129755**

MOTION by Betz to recommend County Board approval of Invoice #129755 in the amount of \$6,261.32 from BLDD Architects for professional services rendered for the period August 2, 2007 to October 1, 2007; seconded by Weibel. **Motion carried.**

BLDD Architects Invoice #129756

MOTION by Betz to recommend County Board approval of Invoice #129756 in the amount of \$6,300.00 from BLDD Architects for professional services rendered for the period August 2, 2007 to October 1, 2007; seconded by James. **Motion carried.**

Highway Construction Project Spreadsheet

Provided for information only

**Physical Plant
Monthly Reports**

Mr. Reinhart explained the handouts the committee received contain more information regarding gas and electric. When asked if they had estimated the shortfall he explained they knew they would be short at the end of this month. His assistant is looking at the consortium issue because in the future the County should be in a place to decide if we should be in a consortium or not.

When asked if any thought has been given to doing an energy audit for billings, Mr. Inman explained that the last audit was four or five years ago and a majority of items were replaced including doors and windows. We are looking at that audit again to determine if there is anything else we can do. Mr. Betz asked to take a look at the old energy audit and Mr. Beckett stated the committee will do that at the next meeting.

MOTION by James to place the Physical Plant Reports on file; seconded by Weibel. **Motion carried.**

**Courthouse Exterior Masonry & Stabilization Project
White & Borgognoni Architects Invoice #4**

MOTION by Betz to recommend County Board approval of invoice #4 in the amount of \$56,123.73 from White & Borgognoni Architects for Architectural Services for Champaign County Courthouse Masonry Stabilization & Clock Tower Restoration; seconded by Weibel. **Motion carried.**

Chair's Report/Issues

Report concerning status of Intergovernmental Agreement with the City of Urbana regarding art on County property

Ms. McGrath explained she met with Jack Whaler and Pat Pioletti from the City of Urbana and they anticipate an agreement in January. They have just signed with an artist and there are some issues that need to be ironed out.

Mr. Beckett reminded the committee that this is about the news stands at the Courthouse and having them located in an aesthetically pleasing location. If we do reach an agreement regarding where these would go it will be in a construction area because of the masonry project.

Reuse of old Highway Building/Coroner space

Mr. Beckett explained Mr. Inman is to have a meeting with some people regarding that building and one of the issues will be to see what additional costs would be included in design and construction at that location for another 1000 feet of space dedicated to the coroner.

Update from the Museum Committee

Cheryl Kennedy of the Early American Museum explained that the Lincoln Exhibits Committee reached out to local communities to find Looking for Lincoln locations and they have some nice visibility throughout the County. They received a bi-centennial grant for a DVD and just submitted for a federal grant for the exhibit space in the Courthouse. The total project cost for the grant was \$250,000 with the federal share over \$116,000 and the local share \$133,000. \$30,000 of that is cash and the other is in-kind. She stated they wouldn't have been able to get the federal dollars if it hadn't been for the support of Denny and the staff. They won't hear about this grant until mid-July and the committee decided they couldn't just sit back and wait so they started looking at fund raising strategies. There is another grant due November 15th, another December 15th and the last one due January 23rd.

When asked what the Wayside signs are that will be placed around the County, Ms. Kennedy explained they have an image to them and a rubbing medallion that is different for each one. They are interpretive panels and each one tells a specific thing.

Clock & Bell Tower Committee – Appointment of Jim Page

MOTION by James to approve the appointment of Jim Page to the Clock & Bell Tower Committee; seconded by Betz. **Motion carried.**

Update on Brookens Remodel/County Clerk Space

Mr. Inman explained the work has begun and he anticipates it will take about 30 days.

County Administrator – Report

Mr. Inman explained that attached to the agenda is a summary from Raterman Group regarding the continuation of the moisture control program for the nursing home. He explained they did testing in the spring and did not find any mold in the facility, although it is noted in the report that there are four rooms we need to take a look at because there was a higher reading than normal.

Regarding the Fleet Maintenance Facility, he explained they are moving forward; drywall is hung in the engineering area and they are moving on installation of the parking lot lighting. The roof panels are in and currently working on flashing. The HVAC is about 90% done and the focus is on the garage areas now. They anticipate November 17th for paving the lot and access roads and he anticipates tomorrow he will get a new schedule to see if the punch list date is still the 3rd week in December.

He explained the contracts are signed for the ILEAS project and they are verifying construction cost estimates. He stated they had anticipated that early demo packages would be released today, the HVAC has now been rethought and the demo for that might now be a separate package. He was informed yesterday that they have received additional funding around \$100,000 to upgrade the boiler that will be put into the facility.

Mr. James asked about page 3 of the Raterman report stating that during 3rd quarter monitoring the higher spore concentrations were found in Wing 1.

Mr. Inman explained that was found during construction in the latter part of the process, and he believes that Mr. Reinhart worked with PKD to get it taken care of.

Other Business

Intergovernmental Agreement between the County of Champaign and the Urbana Park District

Ms. McGrath stated that originally the committee presented a general agreement and this agreement tells us what everyone is responsible for in terms of drainage. It states we are responsible for the drainage area that encompasses our campus and we are still responsible for doing the maintenance of our portion.

She explained it does decrease our responsibilities for Weaver Park and it addresses what happens in the future if we want to create bike paths. Mr. Jay stated he still has some concern that we are locking ourselves in forever.

Mr. Beckett stated we are a dominant watershed and have water from our nursing home that has to be moved off our property and we need an agreement to get it off ours and onto theirs. They can't do it for nothing and have a right to expect something from us.

MOTION by James to recommend County Board approval of the Intergovernmental Agreement between the County of Champaign and the Urbana Park District; seconded by Cowart. **Motion carried** with Jay opposed.

Consideration of cancelling the December Committee meeting

Mr. Beckett stated there are some bills to pay in December and anything else that would come up could wait until January. Committee consensus to cancel the December meeting with the next meeting being held on January 8th at 7:00 p.m.

Approval of Closed Session Minutes **August 10, 2007, October 1, 2007**

MOTION by Betz to approve the closed session minutes of August 10, 2007 and October 1, 2007; seconded by Cowart. **Motion carried.**

Consent Agenda Items

Agenda items VI A, VII A, B and IX A will be placed on the County Board consent agenda.

Adjournment

Chair Beckett declared the meeting adjourned at 8:00 p.m.

Respectfully Submitted,

Tiffany Talbott
Administrative Secretary