



Champaign County Board Facilities Committee
County of Champaign, Urbana, Illinois

MINUTES – Approved 5/6/2014

DATE: Tuesday, April 16, 2014
 TIME: 6:30 p.m.
 PLACE: John Dimit Meeting Room
 Brookens Administrative Center
 1776 E. Washington, Urbana, IL 61802

Committee Members

Present	Absent
Stan James (Chair)	
	James Quisenberry (Vice Chair)
Josh Hartke	
Jeff Kibler	
	Gary Maxwell
Giraldo Rosales	
Rachel Schwartz	

County Staff: Dana Brenner (Facilities Director), Deb Busey (County Administrator), Van Anderson (Chief Deputy County Administrator of Finance), Sheriff Dan Walsh (Sheriff's Office), Linda Lane (Recording Secretary)

Others Present: John Jay and Pattsy Petrie (Champaign Co Board),

MINUTES

I. Call to Order

Committee Chair James called the meeting to order at 6:00 p.m.

II. Roll Call

A verbal roll call was taken and a quorum was declared present.

III. Approval of Minutes

A. March 4, 2014

MOTION by Mr. Kibler to approve the minutes of the March 4, 2014 meeting as distributed; seconded by Mr. Hartke. Upon vote, the **MOTION CARRIED unanimously**.

IV. Approval of Agenda

MOTION by Mr. Kibler to approve the agenda; seconded by Mr. Hartke. Upon vote, the **MOTION CARRIED unanimously**.

V. Public Participation

None

VI. Communications

Mr. Hartke handed out a savings report regarding the ozone laundry usage at the Nursing Home.

VII. Sheriff

A. *Approval of RFQ 2014-005 for Sheriff's Operations Master Planning*

Mr. James asked Sheriff Walsh if he had any comments regarding the RFQ. Sheriff Walsh said he has nothing to add that he hasn't already said before. He hopes that the committee will look at what has been done over the past two years. **MOTION** by Mr. Kibler to approve RFQ 2014-005; seconded by Mr. Hartke.

Ms. Schwartz commented that the Sheriff had previously stated that there is no good way to estimate the number of beds and asked why the RFQ is asking for that estimate. Sheriff Walsh said he's fine with not getting a total bed estimate, but would like to know an estimate of the mental health beds and medical beds are needed.

Mr. Rosales asked if they were only looking at the existing downtown and satellite sites or would they also be looking at utilizing empty area hotels for minimum security. Sheriff Walsh said that using abandoned hotels would only make the problem worse because they would have to staff it, maintain another facility, they don't have the resources to do so and it would not meet DOC jail standards.

Mr. Rosales asked if the primary goal is to use existing satellite and expand it, not create a 2nd or 3rd floor downtown, and create more functional pods utilizing separation. He indicated he would like to see space included for recreation and education and wanted to know if that would be included. Sheriff Walsh said they do offer some education but currently only have one room for all activities. He pointed out that most experts would suggest adding on to the satellite jail, they have the ground, and it was designed for that. Mr. Rosales suggested adding a multi-purpose room and wanted to know if this would include multiple rooms. Sheriff Walsh replied that it would.

Mr. Kibler commented that the RFQ states they will have a selection committee but on the agenda it isn't identified who those selection committee members are. He asked if that was going to be part of this discussion. Mr. James answered that it was in the memo from Mr. Anderson.

Mr. James commented that he had received an email from Ms. Petrie being concerned about the costs of adding things to the study. He stated they have to stay focused on what they have. What they are trying to decide is the best use of either building.

Mr. Rosales stated that he doesn't want the same mistakes made when both jails were built just to expedite a RFP. He would like the finished project to be a model for other communities. He stated he understands the economic feasibility of having one location. Mr. Rosales would like to see the building last 100 years with proper maintenance. He commented that he would rather postpone than rush into.

Ms. Schwartz said her comment is more for the general design rather than the RFQ. She is concerned with the possibility that mental health pods could open the County to legal liabilities and doesn't want to see a County hospital. She commented that contagious diseases are also a concern.

Mr. James stated that the deterioration of the downtown jail is the main concern. He explained that this is just a study that will have to go to the Board. He said the RFQ makes sense and said it refers back to the studies. Mr. James said they have to focus on the buildings and the staff and get things done. He stated they also have to trust those in office and their staff.

Ms. Petrie is concerned about a comment that there is narrowness of focus just on the jails because it takes away from an ILPP recommendation. She noted the changing environment in regards to Medicare and Medicaid. She felt they should be having a constructive conversation about how to use the downtown building. Ms. Petrie is also concerned that they are moving too fast and would like to give the social programs a chance to see if they are effective.

Mr. James commented that inmates aren't there very long so some programs would be a waste. He said there are many programs people can go to. He felt they are getting off-course and wanting to make this like a college campus. He acknowledged there are needs in the community other than the jail. Mr. James said this all started because of the condition of the downtown jail. He also noted that more money is spent on renovations than on building new. Upon vote, the **MOTION CARRIED unanimously.**

VIII. Facilities Director's Report

- A. *Approval of ITB 2014-006 Installation of Air-Cooled Chillers at Brookens Administrative Center*
MOTION by Mr. Kibler to approve ITB 2014-006; seconded by Mr. Hartke.

Mr. James commented that the chillers at Brookens are old and that at the last meeting they had talked about an MEP. Mr. Brenner said the first step is to get an energy analysis and he is using a current vendor who has MEPs. He said they can look at what's on the market and come up with several levels of energy efficiency. Mr. Brenner noted this company also has the ability to do energy modeling using US Department of Energy software. He commented that the vendor has also been very successful with grant funding. Mr. Brenner suggested that if they are successful with the chillers they may look at working with them on other building mechanicals.

Mr. James asked if the ductwork coming off the chillers will be looked at. Mr. Brenner replied that will be done when other mechanicals are done. Mr. James asked about the possibility of adding an alternate to determine if there are any severe breaks or leaks. Mr. Brenner stated we can do that ourselves. He explained the chillers only supply Pods 200 and 300, that there is not one system that works together in the whole building. Mr. James asked if the RPC and park district areas fell under the County's replacement. Ms. Busey answered they did. She noted that the park district has a lease through 2019 and have shared in the cost of some of their improvements. Mr. James asked if the ductwork was underground or in the ceiling. Mr. Brenner answered both. Upon vote, the **MOTION CARRIED unanimously**.

B. *Approval of the ILEAS Demolition Bid*

MOTION by Mr. Hartke to approve ITB 2014-004 partial demolition of annex building; seconded by Mr. Kibler.

Mr. James asked if the alternate to remove the steam tunnel was necessary. Mr. Brenner commented that it was better to remove it now rather than bury it and have to deal with it later.

Mr. Brenner reported that PACA had signed a contract and liability waiver to remove several items. He stated that the individual PACA workers also signed a liability waiver and County had staff present when PACA was on site. He said he will provide a wrap-up report with a list of items taken after PACA comes in one more time.

Mr. Kibler verified that the motion was for both the base bid and the alternate. Mr. James confirmed it was. Upon vote, the **MOTION CARRIED unanimously**.

C. *Update on Courthouse Clock Tower LED Lighting Project*

Mr. Brenner stated that he had received favorable reports about the lighting on the clock tower and that they were going to move forward. He said they have received an external fixture that they will be testing. Mr. Brenner explained that the idea is to duplicate the intent of the original lighting without the high energy costs.

D. *Update on Illinois Green Business Association Project*

Mr. Brenner reported that the first meeting with IGBW went well. He stated they created a committee with support from RPC, IT, Urbana Park District, County Clerk's office and the Auditor's office along with Kirk and himself. Mr. Brenner said they have an assessment checklist to go through with a follow up meeting on April 23 to complete the assessment phase. He said there will be meetings every two weeks after that and certification should be completed in six months.

IX. **Other Business**

Mr. Rosales commended Sheriff Walsh on the installation of the teleconferencing phones at the jail.

X. **Chair's Report**

A. Mr. James suggested moving the time of the meetings to 6:00pm. **MOTION** by Kibler to move the May 6, 2014 meeting to 6:00pm; seconded by Mr. Hartke. Upon vote, the **MOTION CARRIED unanimously**.

B. Facility Tours: Mr. Kibler asked if there was any possibility to tour the Courthouse. Mr. James said they will discuss a tour of the Courthouse at the May meeting.

XI. **Designation of Items to be Placed on the Consent Agenda**

VIII B

XII. **Adjournment**

There being no further business, Mr. James adjourned the meeting at 7:20 p.m.