

CHAMPAIGN COUNTY BOARD COMMITTEE MINUTES

County Facilities

Tuesday, May 6, 2008 – 7:00 p.m.

MR 2, Brookens Administrative Center

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

MEMBERS ABSENT: Bensyl, Richards

OTHERS PRESENT: Deb Busey, Denny Inman, Susan McGrath, Alan Reinhart, Julia Rietz, Mark Shelden, Barb Wysocki, Joe Phebus, Media

Agenda Item

Call to Order

Chair Beckett called the meeting to order at 7:01 p.m.

Approval of Agenda

MOTION by James to approve the agenda; seconded by Weibel.
Motion carried.

Approval of Minutes

MOTION by Weibel to approve the minutes of April 8, 2008 and April 15, 2008 as presented; seconded by Betz. **Motion carried.**

Public Participation

Ms. Wysocki announced that the DVD concerning Lincoln in Champaign County is complete and a number of them will be given to schools and libraries while some will be sold in the gift shop at the Early American Museum. She stated the DVD can be shown to the committee at one of their meetings. Mr. Beckett recommended it be shown to the full board. Ms. Wysocki also presented Mr. Beckett and the committee with an Excellence Award presented to Champaign County for the Scottswood Project.

ILEAS

IGW Invoice No. 1 in the amount of \$2,010.00 for professional services rendered for the period February 2, 2008 thru February 29, 2008, Invoice is for CCCH – State’s Attorney File Storage.

IGW Invoice No. 1 in the amount of \$2,520.00 for professional services rendered for the period March 1, 2008 thru March 28, 2008, Invoice is for Champaign County State’s Attorney Office Remodel.

IGW Invoice No. 3 in the amount of \$4,000 for professional services rendered for the period March 1, 2008 thru March 28, 2008, Invoice is for ILEAS Training Center Observation.

IGW Invoice No. 8 in the amount of \$8,665.07 for professional services rendered for the period March 1, 2008 thru March 28, 2008, Invoice is for ILEAS Training Center.

OMNIBOUS MOTION by Betz to approve Invoice No. 1 from IGW in the amount of \$2,010.00, Invoice No. 1 from IGW in the amount of \$2,520.00, Invoice No. 3 from IGW in the amount of \$4,000 and Invoice No. 8 from IGW in the amount of \$8,665.07; seconded by James. **Motion carried.**

Courthouse Masonry/Bell Tower Project
Project Spreadsheet

White & Borgognoni Architects Invoice No. 7 in the amount of \$26,422.38 for professional services provided 1/22/07 thru 4/29/08

Mr. Beckett explained that by doing a monthly spreadsheet that shows all costs it eliminates multiple items being on the agenda. In addition, this is contractual and we have to pay these invoices so we are just moving from listing individual items on the agenda to a spreadsheet that reports on the items and the bottom line.

MOTION by James to receive and place on file the May 2008 project spreadsheet; seconded by Cowart. **Motion carried.**

Mr. Beckett explained this new way of reporting also means there is no board item for the architect fees because it is just a report of where we are. The Administrators have to verify that the work is done and accurate. We have a contract in place and a schedule that says what they will be paid, when there is work pursuant to that contract they send an invoice and we pay it.

Fleet Maintenance/Highway Facility
Update by County Administrator

Mr. Inman reported that the final inspection is due May 7th. We cannot occupy the building until the parking lots are done and they anticipate the asphalt going in around May 20th.

Physical Plant
Monthly Reports

MOTION by Betz to receive and place on file the Physical Plant Monthly Reports; seconded by James.

When asked about the budget at Brookens, Mr. Reinhart explained they have had several roof top failures and at this time they will try and transfer funds around.

Motion carried.

Chair's Report/Issues
Illinois APWA Project of the Year Award Letter

Addressed during Public Participation.

Illinois Clean Energy Grant

MOTION by Betz to recommend County Board Acceptance of the Illinois Clean Energy Grant; seconded by Cowart. **Motion carried.**

County Administrator
ILEAS Chiller Failure

Mr. Beckett reported that the chiller failed at the old nursing home and all attempts to revive it have failed. After checking it, they believe it was a lightning strike or employee error but it will have to be replaced at a cost of \$130,000 which is covered by contingency funds but will deplete them.

Mr. Inman stated on the northeast corner of the property a parking lot has been put into the plans. He explained that the plan had been to have two years worth of unused funds out of the remodeling project, with almost everything accounted for now they will have about \$200,000 left with two weeks of work remaining. They have crossed the bridge on large expenditures, after checking the chiller they believe it was a lightning strike or employee error.

South Highway Facility Exterior Wall Replacement Bid

Mr. Inman explained he put together a bid as per Mr. Sapp's request to go back to the original concepts. The responses are due May 21st and the award will be May 22nd. The scope is to re-skin with alternate bids for wall insulation to be installed and 9 windows to be replaced. We are trying to reduce cost in energy consumption and other interior work would include adding one wall separating the Sheriff and the County Clerk. The only additional problem is the old wash bay area where there is salt damage that may have damaged the frame but they believe there will be enough in contingency to take care of any framing that needs to be replaced. The result of this is that the Sheriff will have 5 bays and the County Clerk will have 3. He explained that Jim Gleason of GHR has looked at the heating and air conditioning and it will have to be enhanced in the future and within the bid package is the replacement of 8 coiling doors there with energy efficiency doors.

Mr. Jay stated that Mr. Sapp's first request was to see what it would cost to tear the building down and put up a new one. Mr. Inman stated the building that was proposed to be put up south of the METCAD facility would be similar in cost at \$100,000. Mr. Jay asked if the walls would be insulated and Mr. Inman stated they will be.

Mr. Shelden stated he was disturbed that there was discussion about building new for garage space and using an older area for his equipment and employees. He asked if there would be any new construction with these plans and if we met our obligations with ILEAS.

Mr. Beckett stated Jim Page of ILEAS contacted him about an email that Mr. Shelden sent to a number of people, not including Mr. Page or Mr. Beckett. He stated Mr. Page was upset that it had been done because they had always worked together well and there may have been inaccurate accusations made. ILEAS space would be in the Gill building and Mr. Page is fine with that.

Mr. Shelden stated one year ago they got a group together and came up with a plan for this building which evaporated, never got put on paper and changed at two subsequent meetings. After the last meeting he found there were some contractual obligations with the north highway garage, he talked to board members who were not aware of those obligations so he was concerned but he believes that has all been taken care of and he is happy about that. If there is no new construction he has no problem sticking with the original plan but he still wants to sit down and have the meeting where they go over what they are going to do. He asked if the extra doors discussed last year are included in this bid.

Mr. Inman stated they are trading door for door and the extra doors are not included because we would have to have an architect and there is no money for an Architect and the committee, from what he understands, doesn't want one involved. Mr. Shelden stated we are going to end up having a plan that wasn't agreed upon last year and he is not moving all his election equipment and all those operations into a building he hasn't signed off on as being reasonable.

Mr. Inman stated the bid will be on the website tomorrow or he can email it to everyone. Mr. Beckett stated the schedule presented has this going straight to the Board and doesn't allow the committee for review. Mr. Inman stated they can have a meeting before the Board meeting to review it. Mr. Jay stated he wants everyone to see this before it goes out for bid.

When asked about dates, Mr. Shelden explained that Labor Day is his drop dead date, something has to be ready by then but everyday before that is better.

Mr. Inman stated the project will take between 30 – 45 days.

Mr. Beckett stated we could have a special meeting at 6:00 p.m. May 15th to discuss this item and that he wants the Sheriff and County Clerk involved in reviewing everything before it goes out for bid.

Champaign County Nursing Home
CLOSED SESSION pursuant to 5 ILCS 120/2 (c) (11) to consider litigation which is probable or imminent against Champaign County

MOTION by Jay to enter into closed session pursuant to 5ILCS 120/2 (c) (11) to consider Litigation which is probable or imminent against Champaign County with County Board members, legal council and the recording secretary remaining present; seconded by Weibel. **Motion carried** with a 6/0 roll call vote. Voting yes was Beckett, Betz, Cowart, James, Jay, and Weibel. There were no nay votes.

The Committee entered into closed session at 8:27 p.m.

The committee entered into open session at 8:55 p.m.

Phebus & Koester Invoice No. 1 in the amount of \$16,487.50 for professional services provided from 8/1/2007 thru 2/29/08

Phebus & Koester Invoice No. 2 in the amount of \$3,697.79 for professional services provided from 9/14/07 thru 3/5/08 for reimbursable expenses

Phebus & Koester Invoice No. 3 in the amount of \$1,320.89 for professional services provided 9/14/06 thru 7/26/07 for reimbursable expenses

Phebus & Koester Invoice No. 4 in the amount of \$126,847.50 for professional services provided 8/23/06 thru 7/31/07

Mr. Beckett asked Mr. Phebus which of these bills, if any, he would like to be paid at this time.

Mr. Phebus explained that the bills are cumulative so the later ones include charges that are on the earlier ones. The date column refers to the date the check was written not the date of activity and there is often a delay. Invoice No. 3 in the amount of \$1,320.89 should be removed because that amount is included in another invoice.

He explained the bottom shows the net total from day one. This is their general account for advancements they make for nursing home disputes, if they do something third party they will show it from this account because it is paid from this account. All of their expenses regarding the nursing home are run through this one account; if someone needs to reimburse them for something they are billed. He used the example of an invoice from Torricelli & Limentato where they transposed their payment and still owe us \$18.00.

Mr. James asked about the reimbursement for airline cancellation fees. Mr. Phebus explained they had depositions in the Farnsworth case lined up for two people from Magic Aire in Texas and then he was going to drive to Oklahoma City for the third person. They charged the tickets on his card then Judge Ford told them they had to arbitrate the case and Farnsworth said they were not going to go. He stated he would like to be paid for expenses at this time. Mr. Beckett stated they will subtract \$18.00 from the \$3,697.79 total of invoice No. 2 and that is what they will approve.

MOTION by Betz to recommend County Board approval of Invoice No. 2 from Phebus & Koester in the amount of \$3,679.79 for professional services provided from 9/14/07 thru 3/5/08 for reimbursable expenses; seconded by Weibel. Motion carried with Jay opposed.

Mr. James stated his understanding was that they were going to be billed in a timely manner, not sure if monthly or quarterly. There have been several committee members who have asked where the bills are.

Mr. Beckett stated it is not accurate to say members have asked monthly but they have asked several times over the last 20 months about Phebus bills. He did see some minutes that asked that question and he is looking through other meeting minutes to get the language. Mr. Weibel stated it was discussed prior to mediation about getting a bill after mediation in July.

Ms. Reitz stated she had received no requests from board members regarding the billing until she heard from Mr. Knott. She is the one who hired Mr. Phebus after board members expressed concern about Duane Morris. Mr. Phebus has done a lot of work for us and has not asked to be paid; he wants to get something for the county before he looks for himself. She stated she is frustrated by what she is hearing and she feels we should be appreciative for the work being done without requesting a penny.

Mr. Beckett stated there was never a County Board vote on a Phebus contract and there was never any agreement that he would bill monthly. He stated they are doing the best they can and we need to recognize that. Mr. Jay stated it is poor management when they do not know what the bill is.

Ms. Reitz stated she would appreciate it if the board members could stop referring to our attorneys as if they are out to get us. She hired them to represent us and they were highly recommended.

Mr. Beckett stated no one is disparaging Mr. Phebus; we need to move on from this and figure out a way to get quarterly updates.

Mr. Phebus stated he apologizes that he hasn't billed as promptly as he should have. He proposed sending bills every 60 days, he would prefer quarterly but will do whatever the committee would like.

MOTION by Betz to defer Phebus & Koester Invoices No. 1 and No. 4; seconded by Weibel. **Motion carried.**

Johnson & Condon, P.A. Invoice in the amount of \$7,941.18 for panel arbitration services provided December 15-19, 2008, invoice is for half the fee of \$15,882.35

MOTION by Betz to recommend County Board approval of the Johnson & Condon invoice in the amount of \$7,941.18 for panel arbitrations services December 15-19, 2008; seconded by James.

Mr. Phebus explained the three arbitrators for Farnsworth have been chosen. The bill is for one of those, partly for services rendered and partly retainer. We should receive something similar from the other two arbitrators. They tried to get Farnsworth to agree to joint arbitration and they were thinking about it until one of the mediators changed. They will find out within 30 days when arbitration is going to take place, Otto Baum is in December and another will be scheduled.

Motion carried.

Duane Morris Invoice #137550

Ms. Reitz stated she spoke with Nick Lynn of Duane Morris and they have not received word from the Health Facilities Planning Board and she suggests we do nothing until that issue is resolved.

MOTION by Betz to defer Duane Morris Invoice #137550; seconded by Weibel. **Motion carried.**

Other Business

Mr. Beckett pointed out there is a transmittal at the table saying that the Texas Red Sandstone is good. He also reported that at the board meeting the Richmond gift was approved and the Citizens Committee recommended the County enter into a contract with Todd Frahm Sculpture for the gargoyles.

Mr. Beckett stated he will not be here the first Tuesday of June and will ask Mr. Bensyl to chair in his absence. Committee meetings in July are generally not held and he stated he would like to not have a meeting in July. No committee objection to cancelling the July meeting.

Consent Agenda Items

Committee consensus to include items V A-D, and IX B on the County Board Consent Agenda.

Adjournment

Chair Beckett declared the meeting adjourned at 8:57 p.m.

Respectfully Submitted,

Tiffany Talbott
Administrative Secretary