



CHAMPAIGN COUNTY BOARD
COMMITTEE AGENDA

COUNTY FACILITIES

Tuesday, August 11, 2009 – 7:00 p.m.

Lyle Shields Meeting Room, Brookens Administrative Center
1776 East Washington, Urbana, IL

CHAIR: Beckett

MEMBERS: Bensyl, Cowart, James, Jay, Richards, Sapp, Smucker, Weibel

<u>AGENDA ITEM</u>	<u>PAGE NO.</u>
I. <u>CALL TO ORDER</u>	
II. <u>APPROVAL OF AGENDA/ADDENDUM</u>	
III. <u>APPROVAL OF MINUTES</u>	
A. June 2, 2009	1-8
IV. <u>PUBLIC PARTICIPATION</u>	
V. <u>SPACE UTILIZATION AT BROOKENS</u>	
A. Appointment of subcommittee to study space utilization at Brookens (Richards, Jay, Smucker)	
VI. <u>COURTHOUSE MASONARY/BELL TOWER PROJECT</u>	
A. Project Spreadsheet	9
VII. <u>PHYSICAL PLANT</u>	
A. Monthly Reports <i>(to be distributed)</i>	
VIII. <u>COUNTY ADMINISTRATOR</u>	
A. CLOSED SESSION pursuant to 5 ILCS 120/2 (c)6 to discuss the setting of a price for sale or lease or property owned by Champaign County	
B. CLOSED SESSION pursuant to 5 ILCS 120/2 (c)5 to discuss the purchase or lease of real property for the use of the public body	
C. Update – Highway/County Clerk Election Building Project & Coroner's Office move to Gill Building	
IX. <u>OTHER BUSINESS</u>	
X. <u>DESIGNATION OF ITEMS TO BE PLACED ON COUNTY BOARD CONSENT AGENDA</u>	
XI. <u>ADJOURNMENT</u>	

1 CHAMPAIGN COUNTY BOARD
2 COMMITTEE MINUTES

3 COUNTY FACILITIES COMMITTEE

4 Tuesday, June 2, 2009

5 Lyle Shields Meeting Room, Brookens Administrative Center

6 1776 E. Washington St., Urbana, Illinois

7
8 MEMBERS PRESENT: Beckett (Chair), Bensyl, Cowart, James, Jay,
9 Richards, Smucker, Weibel

10
11 OTHERS PRESENT: Sapp

12
13 OTHERS PRESENT: Denny Inman, Deb Busey, Julia Rietz,

14
15
16 AGENDA ITEM

17
18 Call to Order

19
20 Chair Beckett called the meeting to order at 7:00 p.m. A roll call confirmed a
21 quorum present.

22
23 Approval of Agenda/Addendum

24
25 MOTION by Jay to approve the agenda; seconded by Richards. There was no
26 addendum for the meeting. Motion carried.

27
28 Approval of Minutes – May 5, 2009 & May 21, 2009

29
30 MOTION by Jay to approve the minutes of May 5, 2009 and May 21, 2009 as
31 presented; seconded by James.

32
33 Mr. James asked the recording secretary to look at page 8 lines 31-32 of the May 5,
34 2009 minutes.

35
36 Motion carried.

43 **Public Participation**

44

45 There was no public participation

46

47 **Space Utilization at Brookens**

48

49 Mr. Beckett stated they received a space request from the Parenting with Love and
50 Limits Program for the space that will be vacated by Child Support Enforcement.

51

52 Mr. Tracy explained this program is a cooperative venture between Mental Health,
53 State's Attorney and Court Services and the purpose is to improve the entire Juvenile
54 Justice System in Champaign County. This program was discovered at a conference where
55 a number of evidence based practices were being showcased and as a result they contacted
56 a variety of sites where this program is functioning and discovered that it is delivering and
57 they are very pleased with the idea of moving forward with it. He explained there is a
58 braiding of funding from a variety of different sources to implement this program; quarter
59 cent money, approximately \$550,000 in Mental Health Board money and some grant
60 money.

61

62 The people in the Juvenile Justice System felt it was important to have the team
63 available, close to the Courthouse and Detention Center. They tried to get this set up at the
64 JDC but the space there isn't adequate for what is needed. At this point they have identified
65 the space at Brookens, in a request from the State's Attorney, and think it would be
66 important as an in kind contribution from the County to let them use the space until they
67 can pay rent. The ultimate goal would be to become a paying customer but at this time they
68 don't have any extra money available and would like this through November 2010.

69

70 Mr. Beckett asked what the value of the contribution would be. Ms. Busey explained
71 the space is about 2500 square feet and we charge about \$5.00 per square foot so roughly
72 \$1,000 per month or \$17,000.

73

74 Mr. Beckett asked for an explanation of an evidence based program. Mr. Tracy
75 explained evidence based is a term used to identify programs that have been proven by a 3rd
76 party researcher to be effective. It will cost \$150,000 per year to purchase this and in
77 addition to the highly structured manualized approach they are purchasing the oversight of
78 the model.

79

80

81

82 For the team, in addition to being trained and certified, every two weeks there is a
83 two hour conference call where they talk about cases and submit videos of sessions to
84 make sure they are being true to the model and that goes on the entire term of the contract.
85 The research shows if you train people but don't give them supervision they slide back, this
86 model assures we will be consistent. There will also be an independent researcher who will
87 be analyzing the data and tracking the outcomes.

88
89 Mr. Beckett asked if the space here at Brookens is better than the space at the JDC
90 and why.

91
92 Leon Bryson, manager of the program, explained space is key and they are talking
93 about a space being able to accommodate 6 therapists working in different capacities so
94 they need enough room to meet with families, have conference calls and still have privacy.
95 At the JDC they are in a centralized hallway where space isn't conducive and there is other
96 staff coming in and out. They are looking to make this program flow.

97
98 Ms. Rietz stated part of the process of this program is group meetings with families,
99 therapists and young people. Right now it is being done at the JDC which is a locked
100 facility. This is a program trying to get people out of the detention center and the space
101 here has a separate entrance and can be used after hours, which is important because this is
102 a program that operates after 5:00 p.m. to accommodate families. It is also next to the
103 basketball court and they have talked about getting the Park District involved and letting
104 the kids use the courts. The space at Brookens is already divided into offices and there is
105 space for group meetings.

106
107 Mr. Gordon stated they will still have access to space at the Juvenile Detention
108 Center when they are seeing juveniles there.

109
110 When asked about the dollar per square foot amount, Ms. Busey explained that does
111 not include utilities and custodial. Mr. Tracy stated they are asking for that to also be
112 waived.

113
114 Mr. James asked if anyone else has come forward about the space in question. Mr.
115 Weibel stated the need he knows of is better storage or more storage, the Coroner has
116 space needs but his case is unique. Ms. Busey stated RPC periodically talks about needing
117 more space but they are not ready to commit to anything at this point.

118
119 Mr. James asked about renting from the Public Health Building. Ms. Rietz stated that
120 building is to far away because the therapists have to come to the Courthouse so it would
121 be difficult and she doesn't know what they have available that wouldn't require
122 renovation.

123 Mr. James asked, if it is not just a daytime operation, why the distance would matter.
124 Ms. Rietz stated she doesn't know if there is any money to pay mileage and they cannot buy
125 a car. They also don't have money to do renovations necessary at that building. The CAC
126 renovations there were extensive.

127
128 Mr. Bensyl stated he assumes they have no one else who would be a paying customer
129 interested in this space or any thought of anyone looking for this in the future.

130
131 Ms. Busey again stated RPC periodically talks about needing space but they are not
132 committing to when they might need it. Ms. Rietz explained RPC is going to be running
133 their Juvenile Diversion Program. They will be monitoring station adjustment cases for the
134 Police Departments and that is part of the Quarter Cent money and she could see this
135 space being used by both.

136
137 Mr. Inman stated the cost will be minimal and reminded the committee this is not
138 prime space at Brookens, it is a renovated locker room with no windows. He could never
139 see it being used for the Coroner, RPC may be able to co-habitat but it needs a special
140 operation.

141
142 Mr. Jay stated the program is great but there is not enough space at Brookens and
143 again they are taking space that hasn't been advertised here in the building. He can't
144 understand why we can't address this in a different manner, and stated they need a study of
145 the space issues here at Brookens.

146
147 **MOTION** by Jay to create a subcommittee to study space utilization at Brookens;
148 seconded by James.

149
150 Mr. Beckett stated the committee toured the entire building a few years ago. Mr. Jay
151 stated the Coroner is here because of space and we need to give people at Brookens a
152 chance at this space before we start a new program here.

153
154 Mr. Bensyl stated he would feel guilty if they gave away space someone would have
155 paid for. He also doesn't like the date on the request for this space, it pre-dates the meeting
156 they had about this on the 21st.

157
158 Ms. Busey stated this request came after the last County Facilities meeting and was
159 placed with the agenda materials for the next County Facilities meeting. There was late
160 determination that there needed to be a meeting about the allocation of the highway space
161 before the board meeting on the 21st, and that meeting was specific for one reason only, to
162 consider moving staff to the Highway space.

163 Mr. Weibel stated he concurred with Ms. Busey, he knew of this request but they
164 would not have had time at the meeting on the 21st to discuss both issues.
165

166 Mr. James stated creating a subcommittee would alleviate some of this coming in at
167 the last minute. Regarding the request for space, everyone in this room was aware of it and
168 someone could have spoke up and said we might have a tenant for that space.
169

170 Mr. Beckett told the committee he knew nothing of this request and he sometimes
171 feels like no matter what he does, he is not doing it right. They need long range planning
172 but there is no money so he takes things as they come up.
173

174 Ms. Rietz stated she will take responsibility for not saying anything at the meeting on
175 the 21st. She didn't know about that meeting until the last minute, she had already sent the
176 request letter and when they got to that meeting there seemed to be contention so she and
177 Mr. Ziegler decided that if they brought it up they would seem greedy. If the committee
178 decided no about that space then this wouldn't have mattered. She is hoping they don't let
179 what could be a good thing for kids in the County get confused in politics. Mr. Northrup
180 stated this space will not work for the Coroner's office.
181

182 **MOTION** by Richards to call the question on the issue of creating a subcommittee;
183 seconded by Weibel. **Motion carried.**
184

185 **Motion** to create a subcommittee **carried** with a 5/3 roll call vote. Voting yes was
186 Bensyl, James, Jay, Richards and Weibel. Voting no were Beckett, Cowart and Smucker.
187

188 Ms. Busey asked the committee to consider a slightly different version of approval.
189 They have a program working out of the JDC that will soon be out of space, the moves
190 could be easy and the space is ready to be moved into. She asked them to consider allowing
191 this program to move into the space at no cost through November 2009 giving them time
192 to review other space issues here, including the Coroner's Office issues. Through the
193 subcommittee they can look at this program through the fall as they prepare the 2010
194 budget and look to see if we can continue giving them the space. She suggested an
195 amendment to the request making it temporary for the remainder of the fiscal year while
196 working on a more permanent solution.
197

198 **MOTION** by Bensyl to allow the Parenting with Love and Limits program to move
199 into the space vacated by Support Enforcement in the Brookens Building at no cost,
200 through November 2009, seconded by Richards.
201

202 Mr. Smucker stated this is a new program and we should give it our full support.
203

204 Mr. Tracy stated he sees no problem with what was suggested. They are paying
205 customers now and would like to be in this space also but they just don't have it right now.

206
207 **Motion carried** with Jay and James opposed.

208
209 Mr. Beckett stated there should be three people on the subcommittee and his
210 suggestion would be Mr. Smucker, Mr. Jay and Mr. Richards. He will put it on the next
211 agenda.

212
213 Mr. Weibel stated he would serve as an alternate if any of the mentioned people
214 cannot serve.

215
216 **Courthouse Masonry/Bell Tower Project**
217 **Project Spreadsheet**

218
219 **MOTION** by Cowart to receive and place on file; seconded by Richards.

220
221 Ms. Busey explained the committee approved several change orders at the last
222 meeting and those changes, which did change the total project budget, are reflected on this
223 spreadsheet.

224
225 **Motion carried.**

226
227 **Physical Plant**
228 **Monthly Reports**

229
230 Mr. Reinhart explained that utilities are tracking as expected. Repairs and
231 maintenance line items for the jail are running higher than normal because they have had
232 some unexpected repairs for those facilities.

233
234 When asked about the repairs, Mr. Reinhart stated the Satellite Jail had some serious
235 issues with water heaters that they are still dealing with. They also had some air
236 conditioning start up issues this spring and still have on going maintenance on the roof top
237 units.

238
239 **MOTION** by James to receive and place on file; seconded by Weibel. **Motion**
240 **carried.**

241
242
243
244

245 **Chair's Report**

246

247 Mr. Beckett stated he anticipated having a report at the April board meeting from
248 our attorney about the arbitration. Everything would need to be in closed session and he
249 hasn't wanted to do that for this committee, if there is going to be one it should be at full
250 board. At the April meeting they found out Mr. Phebus wasn't going to be there but was
251 going to send someone from his office so he asked Mr. Weibel to cancel it. This isn't public
252 information right now and he asked if any committee member wants to talk about it to
253 come to either himself or Mr. Weibel. Mr. Inman explained arbitration is scheduled for the
254 first two weeks of August.

255

256 **County Administrator**

257 **Request for Installation of Water Line**

258

259 Mr. Inman referred to a memo from the Urbana Park District requesting the
260 installation of a water line to connect to the main that parallels Art Bartell. They will go
261 underground to connect to the existing service between the ball fields and the school.
262 When he was presented with this agreement he noticed a few items and changes that he
263 wanted to bring forward for committee approval; they want to make the service agreement
264 for five years, all employees who come on County property will need to go through a
265 screening, the County Board will be named as the insured and Art Bartell cannot be closed.
266 If there is any damage to Art Bartell they will request the County Engineer have input on
267 bringing it back to the way it was and Alan Reinhart will be our local presence on the
268 project. He would like to work with the Park District to incorporate those changes.

269

270 **MOTION** by James to enter into an agreement with the Urbana Park District for
271 installation of a water line on county property as set forth in the letter of May 11, 2009
272 subject to the additional limitations in the memo submitted by the County Administrator
273 dated May 29, 2009; seconded by Cowart.

274

275 Mr. Inman explained there is a failed system on the east side of the park and it will
276 be going from an 8 inch to a 2 inch.

277

278 **Motion carried.**

279

280 **Other Business**

281 **Cancellation of July Committee Meeting**

282

283 Mr. Beckett asked if the issue of the work on the Gill Building for the Coroner will
284 be ready by July. Ms. Busey stated the goal was to have that for the August meeting.

285

286 Committee consensus was to cancel the July committee meeting.

287
288 Mr. Smucker reminded the committee they approved bids for shingles on the
289 Courthouse roof and asked where that project is at. Mr. Inman reported they accepted a
290 contract with Advanced and the work has started.

291
292 Mr. Smucker asked for an update on the work SEDAC has been doing with the
293 County.

294
295 Mr. Inman reported that Mr. Martinez was assigned to the County and he has done
296 some preliminary work on solar for Brookens. He has held off on contacting them because
297 we are not done with grants and he wants to be before we bring them in for reporting.

298
299 Mr. Smucker asked for the contact information for Mr. Martinez.

300
301 **Designation of Items to be placed on County Board Consent Agenda**

302
303 No items will be placed on the Consent Agenda.

304
305 **Adjournment**

306
307 Chair Beckett declared the meeting adjourned at 7:51 p.m.

308
309 Respectfully Submitted,

310
311 Tiffany Talbott
312 Administrative Secretary
313

314
315
316
317
318
319
320
321

COURTHOUSE MASONRY STABILIZATION & RESTORATION PROJECT

Prepared By: E Boatz 8/04/09

	ORIGINAL CONTRACT	CHANGE ORDERS	CONTRACT TOTAL	PAYMENTS THIS MONTH	PAYMENTS YEAR TO DATE	BALANCE TO FINISH
Original Project Budget	\$6,747,552.14					
Current Budget w/Change Orders	\$6,929,756.03					
<u>Architect Fees-White & Borgognoni</u>						
Basic Service	\$425,641.74			\$0.00	\$406,529.88	\$19,111.86
Amend #1-Option 4 Tower		\$43,425.00		\$0.00	\$40,157.85	\$3,267.15
Amend #2-Temp Cool/Jury Assembly		\$853.40		\$0.00	\$853.40	\$0.00
Amend #3-Tower Exit		\$6,221.74		\$0.00	\$6,221.74	\$0.00
Amend #4-Security Camera		\$4,130.73		\$0.00	\$4,130.73	\$0.00
Amend #5-Clk Face Stone;Lightning Prot		\$10,129.12		\$0.00	\$10,129.12	\$0.00
Amend #6-Bollard Security/Crthse Plaza		\$2,845.00		\$0.00	\$2,845.00	\$0.00
Amend#7-South Security; Energy Mod		\$23,388.00		\$0.00	\$23,388.00	\$0.00
Amendment #8-Pathways & landscaping		\$11,738.20		\$0.00	\$11,738.20	\$0.00
Total Architect Fees	\$425,641.74	\$102,731.19	\$528,372.93	\$0.00	\$505,993.92	\$22,379.01
<u>Reimbursables-White & Borgognoni</u>						
Analysis/Testing; On-site Observation	\$98,092.72			\$0.00	\$73,030.75	\$25,061.97
Amendment #1 - Option 4 Tower		\$7,494.18	\$105,586.90			\$7,494.18
Miscellaneous Reimbursable Expenses	\$39,839.50			\$0.00	\$33,160.77	\$6,678.73
Amendment #1- Option 4 Tower		\$20,593.82	\$60,433.32	\$0.00	\$1,461.66	\$19,132.16
Total Reimbursable Expenses	\$137,932.22	\$28,088.00	\$166,020.22	\$0.00	\$107,653.18	\$58,367.04
<u>Building Const - Roessler Const</u>						
Existing Building	\$2,787,950.00	\$225,231.89	\$3,013,181.89	\$169,009.13	\$2,488,457.55	\$524,724.34
Tower	\$2,804,150.00	\$220,317.54	\$3,024,467.54	\$169,990.87	\$2,502,542.45	\$521,925.09
Owner Items		\$153,713.45	\$153,713.45	\$28,874.93	\$153,713.45	
Contingency	\$591,878.18	-\$7,384.70	\$0.00			\$0.00
Total Building Construction	\$6,183,978.18	\$599,262.88	\$6,191,362.88	\$367,874.93	\$5,144,713.45	\$1,046,649.43
<u>Additional Contracts</u>						
Todd Frahm - Gargoyles		\$44,000.00	\$44,000.00	\$14,500.00	\$44,000.00	\$0.00
Total Additional Contracts	\$0.00	\$44,000.00	\$44,000.00	\$14,500.00	\$44,000.00	\$0.00
PROJECT TOTAL	\$6,747,552.14	\$182,203.89	\$6,929,756.03	\$382,374.93	\$5,802,360.46	\$1,127,395.48

% of Project Paid to Date

83.73%

CHAMPAIGN COUNTY BOARD
COMMITTEE ADDENDUM

COUNTY FACILITIES

Tuesday, August 11, 2009 – 7:00 p.m.

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1776 East Washington, Urbana, IL

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MEMBERS: Bensyl, Cowart, James, Jay, Richards, Sapp, Smucker, Weibel

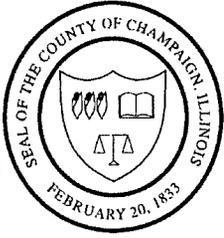
ADDENDUM

VII PHYSICAL PLANT

B. Request approval of Award of Contract for Courthouse
Building Automation Systems Software pursuant to RFP 2009-002

*Champaign County
Administrative Services
1776 East Washington
Urbana, IL 61802
(217) 384-3776*

*Pius Weibel
County Board Chair
Denny Inman, Deb Busey
County Administrators*



CHAMPAIGN COUNTY BOARD
COMMITTEE ADDENDUM II

COUNTY FACILITIES

Tuesday, August 11, 2009 – 7:00 p.m.

Lyle Shields Meeting Room, Brookens Administrative Center
1776 East Washington, Urbana, IL

CHAIR: Steve Beckett

MEMBERS: Bensyl, Cowart, James, Jay, Richards, Sapp, Smucker, Weibel

ADDENDUM

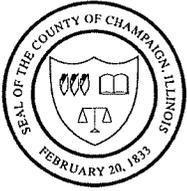
PAGE NO.

VIII. COUNTY ADMINISTRATOR

D. Recommendation for Clock & Bell Tower Donor Wall 1-2

*Champaign County
Administrative Services
1776 East Washington
Urbana, IL 61802
(217) 384-3776*

*Pius Weibel
County Board Chair
Denny Inman, Del Busey
County Administrators*



CHAMPAIGN COUNTY ADMINISTRATIVE SERVICES

1776 EAST WASHINGTON
URBANA, IL 61802
(217) 384-3776
(217) 384-3765 – PHYSICAL PLANT
(217) 384-3896 – FAX
(217) 384-3864 – TDD
Website: www.co.champaign.il.us

ADMINISTRATIVE SUPPORT
DATA PROCESSING
MICROGRAPHICS
PURCHASING
PHYSICAL PLANT
SALARY ADMINISTRATION

MEMORANDUM

TO: Steve Beckett, Chair & MEMBERS OF COUNTY FACILITIES COMMITTEE

FROM: Deb Busey, County Administrator *Deb*

DATE: August 6, 2009

RE: COURTHOUSE DONOR WALL

As you are all aware, the Citizens Committee for the Clock and Bell Tower Restoration Project has been actively engaged in soliciting donations from private citizens since 2002. As of this time, the Committee has solicited \$930,591 in donations and pledges for the \$1.1 million project. With each request for contributions, the Clock and Bell Tower Committee pledged to acknowledge all citizens and businesses who contributed more than \$500 with a permanent placement of their names on a donor wall to be located within the Courthouse.

At this time, the Committee's work is near completion, and with the completion of the Clock and Bell Tower Restoration project, it is incumbent upon the County to fulfill the promise that all donors who provided contributions of \$500 or more will be permanently acknowledged at the Courthouse.

Before the bond issue of \$5.9 million in 2007 for the Courthouse Exterior Renovation and Clock and Bell Tower Restoration, the balance of funds available in the Courts Construction Fund was \$1,600,424. Of this balance, \$353,084 had been raised by the Citizens for the Clock and Bell Tower Committee from 2002 to 2007 through donations from private citizens. From 2002 to 2007, these donated funds generated \$46,021 in interest income to the Courts Construction Fund.

At this time, I would like to recommend to the Committee that an appropriate use of the interest earnings from the donated funds for the Clock and Bell Tower Committee is to pay for the production and installation of the Donor Wall. We are obtaining quotes from vendors to complete this project, consistent with the County's Purchasing Policy. Preliminary estimates are that the Donor Wall will have a total cost

August 6, 2009

Page 2 of 2

of approximately \$15,000 - \$16,000 – significantly less than the actual interest earnings the Construction Fund has received from the donated funds.

The payment for the Donor Wall will not require a budget amendment, and will be made in compliance with the County's Purchasing Policy. I thought it was advisable for your committee to approve the recommendation as to the source of funds which will pay for this project.

If you have questions or concerns, I will be present at your meeting on August 11th.

Thank you for your consideration of this recommendation.