



**CHAMPAIGN COUNTY BOARD
FACILITIES COMMITTEE AGENDA
County of Champaign, Urbana, Illinois**

MINUTES – *Approved as Distributed October 8, 2024*

DATE: Tuesday, September 3, 2024
TIME: 6:30 p.m.
PLACE: Shields-Carter Meeting Room
Brookens Administrative Center
1776 E. Washington St., Urbana IL 61802

Committee Members

Present: Carolyn Greer, Elly Hanauer-Friedman, Jennifer Locke, Jenny Lokshin,
Bethany Vanichtheeranont and Jeff Wilson

Absent: Stephanie Fortado and Mike Smith

County Staff: Dana Brenner (Facilities Director), Steve Summers (County Executive) and Mary
Ward (Recording Clerk)

Others Present: Karla Smart (Bailey Edward Design), Chris Bieser (Reifsteck Reid Architecture) and Jim
Gleason (GHR Engineering)

Agenda

I. Call to Order and Roll Call

Committee Chair Lokshin called the meeting to order at 6:32 p.m. Roll call was taken, and a quorum was declared present.

II. Approval of Agenda/Addenda

MOTION by Ms. Locke to approve the agenda; seconded by Ms. Hanauer-Friedman. Upon voice vote the **MOTION CARRIED** unanimously.

III. Approval of Minutes – August 6, 2024

MOTION by Ms. Hanauer-Friedman to approve the August 6, 2024, minutes; seconded by Mr. Wilson. Upon voice vote, the **MOTION CARRIED** unanimously.

IV. Public Participation

There was no public participation.

V. Communications

There were no communications for the committee.

VI. New Business

A. Update on ITB #2022-008 County Plaza Renovation Project – Bailey Edward Design – Karla Smalley

Ms. Smalley said the building has reached substantial completion. There are just a few more change orders. Broeren Russo is working on finishing the punch list items. They are also hanging blinds. There will be a change order next month concerning the drain bodies in the parking deck. There are 32 drains that need work from wear and tear, rust, some are broken or cracked. We have been working with all parties, engineers, architects, contractors to come up with the best plan on how to repair the drains. This will be costly. We will have to be careful with how to dig these up to do the repairs.

Discussion followed as to if this is why water keeps getting in the lower deck, and if this is something that should have been caught earlier. Ms. Greer asked the extent of the damage and if it is structurally sound. We have exposed two of the main drains and are making repairs and the deck is structurally sound.

B. Discussion of Broeren Russo Minority Employment Reports

The Broeren Russo Minority Employment Reports are in the packet. Mr. Barton was unavailable to attend the meeting to answer any questions.

C. Discussion and Approval of Change Orders for ITB#2022-008 County Plaza Renovation Project – Change Order #61, #62, #63, and #64

Ms. Smalley went over the proposed Change Orders. Change Order 61 is to repair two broken drain lines under the lower-level parking surface for a cost of \$20,216.00. Change Order 62 is to remove the black granite by the interior stairwell and paint the stairs at a cost of \$5,527.00. Change Order 63 is to hire Thompson Electronics to install the Board Room AV equipment at a cost of \$143,588.00. Change Order 64 is to install additional case work for copy room 301 at a cost of \$6,234.00.

MOTION BY Ms. Locke to recommend County Board approval of a resolution approving Change Orders 61, 62, 63 and 64 for the County Plaza Renovation Project; seconded by Ms. Greer.

Brief discussion was held regarding the AV equipment. Originally, we had planned to take the equipment from Shields-Carter and move it to the new building and now that is not going to work. No one was interested in moving our old equipment. Mr. Brenner stated that by putting in new equipment, it will also be available for use in the new Putman meeting room.

Upon voice vote, the **MOTION CARRIED** unanimously.

D. Update on ITB #2023-005 County Plaza Elevator Renovation Project – Bailey Edward Design – Karla Smalley

Ms. Smalley said they talked with Otis today. There was a small hick-up the previous week as the primary mechanic was on vacation.. She said the crane would be here next week to remove the old equipment from the roof and replace it with the new. They are still hoping to get a 2nd crew here, possibly in late October.

E. Update on ITB#2022-009 Satellite Jail Consolidation – Reifsteck Reid – Chris Bieser

Mr. Bieser gave the update on the Satellite Jail Consolidation project. They are making good progress and currently working through punch list items. They are making sure everything is working properly. Mr. Brenner added that they are doing extensive training with the officers and Physical Plant staff on doors, locks, video, audio, etc. They hope to transfer over to the new addition the first part of October. We are also looking at pricing for paint, flooring, updated plumbing, etc. for the original building.

F. Discussion of PJ Hoerr Minority Employment Reports

The PJ Hoerr Minority Employment Reports are in the packet. Mr. Brown was unavailable to attend the meeting to answer any questions.

G. Discussion and Approval of Change Orders for ITB#2022-009 Satellite Jail Consolidation Project - Change Orders #60 and #61

Mr. Bieser went over the Change Orders. Change Order 60 is for modesty doors in two of the Med Iso rooms at a cost of \$6,457.50. Change Order 61 is a not-to-exceed price to provide a rock base for area of refuge for \$32,602.50.

MOTION by Ms. Vanichtheeranont to recommend County Board approval of a resolution approving Change Orders 60 and 61 for the Satellite Jail Consolidation project; seconded by Ms. Greer. Upon voice vote, the **MOTION CARRIED** unanimously.

H. Update on Courthouse Boiler Burner Replacement Project ITB#2024-003 - GHR Engineering – Jim Gleason

Mr. Gleason presented an update on the Boiler Burner Replacement project. The County Board approved the award of contract at the August meeting. We should have the contract finalized tomorrow. The retubing work is half done and all is going according to plan.

The question was asked why replace versus buying new. It would cost much more with no greater energy efficiency. The burners are key to being efficient. We did look at converting from steam to hot water, but that is very expensive. The upgrade will make it the best it can be and should last for 20+ years.

VII. Other Business

There was no other business.

VIII. Presiding Officer's Report

A. Future Meeting – **October 8, 2024 @ 6:30pm**

IX. Designation of Items to be Placed on the Consent Agenda

Items to be placed on the Consent Agenda include 6. C. and G.

X. Adjournment

Chair Lokshin adjourned the meeting at 7:06 p.m.