

BUILDING PROJECTS COMMITTEE
McHenry County Government Center – Administration Building
667 Ware Road
Woodstock IL 60098

MINUTES OF MONDAY, FEBRUARY 7, 2005

The meeting was called to order by Committee Chairman Moy at 9:30 a.m. The following members were present: Perry Moy; Sue Draffkorn; Mary Lou Zierer; Marie Chmiel; Ed Dvorak; Nick Provenzano; and Don Brewer. Also in attendance: Rick Bernotas, County Administrator; Cathy Link, Acting Director of Purchasing; John Hadley, Building Operations; and the press.

Perry Moy, Chairman	
Don Brewer	Marie Chmiel
Sue Draffkorn	Ed Dvorak
Nick Provenzano	Mary Lou Zierer

MINUTES

Mr. Provenzano made a motion, seconded by Mr. Dvorak, to approve the January 3, 2005 Building Projects Committee minutes. The minutes were approved as presented with a unanimous voice vote.

PUBLIC PARTICIPATION:

None

NEW BUSINESS:

None

OLD BUSINESS

Update on construction and remodel projects: Mr. Bernotas reported that certification for Valley-Hi project was approved on February 3, 2005. He then provided an update to the following building and remodeling projects: (1) Annex A; (2) INS Jail; (3) Courthouse remodeling; (4) Valley-Hi; (5) the Archives building; and (6) the State's Attorney's office expansion. He noted that this is a very exciting and challenging time and while these are all separate projects they all depend on each other for successful completion. Extra money needed to complete one project can negatively impact another (i.e., extra money spent in the Annex remodeling drains funds for the Courthouse remodeling project). Delays can also negatively impact projects (i.e., remodeling of the courthouse may be delayed by the jail project and construction of Valley-HI). Lack of planning for the archive building will also delay the courthouse remodeling. He expressed concern with individuals who dwell on their projects and do not look at the total picture when discussing a project. He stated it is important not to view a project as an isolated issue. Individuals that view their project as a "top priority" can hamper the total outcome of all projects. These attitudes must be changed from "I don't care – get my project done" to "what can we do to work together to complete all projects in a timely manner."

Mr. Bernotas reminded the Committee that there are many "unknowns" with any construction or remodeling project. He noted that good control of projects is very important and without such controls there will be constant "picking-up and cleaning up" causing a project to be further delayed. Future planning is important and staff has made extraordinary efforts into planning for the new facilities. Planning, guidance and costs expectations must be clear and the architect must be aware of target costs. Every effort must be made to keep costs down.

After a discussion, the Committee directed the County Administrator to bring back recommendations on assistance for the Building Operations and the Purchasing Departments to oversee the construction projects. Costs for the additional assistance will be taken from the Project Coordinator fund which is budgeted for in the jail project. The Committee also requested additional information on the Sheriff's Department remodeling and anticipated costs that will be added to the scope of the project. Mr. Bernotas will meet with Prime Hoffman to review the scope of the Government Center remodel project.

EXECUTIVE SESSION: None

REPORTS: None.

ADJOURNMENT: Noting no further business, Ms. Chmiel made a motion, seconded by Mr. Dvorak, to adjourn the meeting at 10:30 a.m. The motion carried with a unanimous voice vote.

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RECOMMENDED FOR BOARD ACTION:

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