

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

MINUTES OF MONDAY, APRIL 18, 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; Don Brewer; and Nick Provenzano. Also in attendance: Cathy Link, Purchasing; Tom Svoboda, Sheriff's Department; and John Labaj, Deputy County Administrator.

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

MINUTES

Ms. Zierer made a motion, seconded by Mr. Dvorak, to approve the April 4, 2005 Building Projects Committee minutes. The minutes were approved as presented with a unanimous voice vote.

PUBLIC PARTICIPATION:

None

NEW BUSINESS:

Resolution authorizing the installation of elevator openings for the third floor jail project: Ms. Zierer made a motion, seconded by Ms. Chmiel, to recommend the County Board approve a Resolution authorizing the installation of elevator openings for the third floor jail project. Ms. Link reported that these openings were omitted from the original jail project plan. One bid was received from Schindler Elevator at a bid of \$33,302.00. Members raised concern that this was not included as part of the original plan. After a brief discussion, the motion carried on a roll call vote of all ayes (Zierer, Draffkorn, Provenzano, Dvorak, Chmiel, Brewer and Moy).

OLD BUSINESS

Construction/remodel project updates: The attached construction project update was discussed and reviewed by the Committee. Mr. Brewer suggested that members bring the "Matrix Key" to future Building Projects Committee meetings. Mr. Brewer will also speak with Judge Prather regarding a proposed timeline for the anticipated two courtrooms. If necessary Rooms B140 and B170 will be used as temporary courtrooms. Ms. Link reported that there may be up to a two month delay with the Valley-Hi project due to high soil moisture content. Members noted concern that original borings did not indicate such high content. Ms. Link responded that borings did make this indication and noted that staff is in strong negotiation relative to resolving this issue. She also noted that staff will be meeting to discuss the technology budget for the Valley-Hi project, costs to address these concerns are unknown at this time. Chief Svoboda reported that the jail project is on time and on schedule. The plate steel has arrived and the plumbing issue has been resolved.

Ms. Link reported that the HVAC and temperature controls which are currently located in the kitchen area will need to be relocated to a control room. These controls are 17 years old. The relocation costs are proposed at \$17,119. She stated that research indicates that new controls could be installed at a cost of \$19,127. She recommended having new controls installed and noted that the contractor would credit the account accordingly. Members questioned if anyone was reviewing if any additional "unexpected" issues may arise that need to be updated/addressed during the jail project and questioned who was responsible for these oversights. It was noted that the contractor and the architect will attend the next meeting and these questions should be raised

BUILDING PROJECTS COMMITTEE
Minutes of Monday, April 18, 2005
Page: 2

during that meeting. Members also asked that a report of the contingency spending be included for each meeting so these costs can be monitored.

Mr. Brewer reported that he continues his work at locating off-site courtrooms. He stated that one proposal has been received.

ADJOURNMENT

On a motion by Mr. Provenzano, seconded by Mr. Dvorak, the meeting adjourned at 10:20 a.m. on a unanimous voice vote of all ayes.

CONSTRUCTION PROJECT UPDATE

April 18, 2005

A. Remodel of Sheriff's Administration Area

Prime Hoffman met with the Sheriff's team on April 7, 2005 for a needs assessment (minutes attached).

B. Addition of two courtrooms at Judicial Center by 12/05.

Waiting for approval to proceed with the request. Locations identified have been B170 and B140, in the Government Center.

C. Parking lot upgrades

Jail expansion is now expected to be completed by mid April 2006. Civiltech Engineers (a separate contract with the County) will develop construction documents for bidding. Expected date to complete will be May 31, 2005 (Information attached).

D. Installation of Sidewalk on Ware Road (City of Woodstock)

Shrubs were transplanted from Ware road to North entrance of Administration Building (cost: \$600.00, Aspen Landscaping), Hughes Sign Company, to relocate Administration sign out of right of way, scheduled to be completed by May 15, 2005 (cost: \$2,000.00). Installation of electrical service to sign to be completed when sign is relocated (estimated costs: \$3,000.00).

E. Valley HI Project

Removal of "old" garage completed April 12, 2005. Construction fence installed trailer set up and contractor began to excavate site. Met with Contractor and Excavating Contractor to review moisture content of soil for footings. ComEd submitted a contract to entail electrical service to building (cost: \$4939.89). Purchasing submitted contract to State's Attorney's office for review.

F. Jail Project

Contractor continues to make progress on the 3rd floor. Steel plates for the cell installation are two weeks behind schedule (Contractor to now use two shifts for installation). New chiller delivery on Thursday, April 14, 2005. Completed installation of 1500 gallon grease trap in loading dock driveway. Joint meeting with Sheriff's department, IT, Building Operations and Purchasing to review Phase II of project. Anticipate relocating jail Administration and Transportation team to B140 by May 1, 2005. Booking, locker rooms, vending to be relocated to E block. Architect reviewed letter on the additional sprinkler heads required (14). Architect is working with IDPH follow up letter on floor drains for jail. Contractor to develop updated construction schedule. Architect and Contractor to attend next Building Project meeting to give Committee additional updates.