

COUNTY OF MENARD)

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STATE OF ILLINOIS)

The Menard County Public Building Study Group (PBSG), an advisory board appointed by the Menard County Board of Commissioners, met at 6:30 PM on Wednesday, June 3, 2015 at the Menard County EMS Building located at 19072 State Highway 123, Petersburg. PBSG member Joe Hemberger, PBSG member Steve Ozella and Commissioner/PBSG member Ed Whitcomb were in attendance. Carl Fischer (FWAI Architects), Forrest Hoffman (FWAI Architects) and Menard County Coordinator Dara Worthington were also in attendance.

Steve Ozella called the meeting to order at 6:35 PM.

Joe Hemberger made a motion to approve the Consent Agenda from the May 6, 2015 meeting and Ed Whitcomb seconded that motion. The motion carried.

Carl Fischer gave an overview of the results of the Sunny Acres Nursing Home Partial Roof Replacement bids. Henson Robinson was the low bidder, coming in below budget. The project budget allows for a contingency of \$30,000. There is a nurse's station at the south end of the facility that experiences leaks, so there will be an evaluation on doing work on the roof directly over that area utilizing some of the contingency funds. He noted that unit prices are not included in the bid and are to be covered under contingency. This was included in order to lock in the prices. Mr. Fischer reported on a building study that Heritage had completed on the two facilities. After further discussion, Steve Ozella made a motion to approve the low bid submitted by Henson Robinson for the partial roof replacement of Sunny Acres Nursing Home. Joe Hemberger seconded. Motion carried.

Steve Ozella questioned whether any work was being considered for painting or cladding the trim of the courthouse windows. County Coordinator Worthington reported that Sheriff Rod Harrison was working on this and was looking into the feasibility of painting versus cladding. Steve Ozella made a recommendation that if the windows were to receive aluminum trim, the aluminum used should be heavier.

A discussion was held on the air conditioner leak that affected the third floor courtroom. Carl Fischer questioned whether a regular inspection was completed in different areas of the building and made a recommendation that such a practice be implemented. County Coordinator Worthington indicated that she would communicate this recommendation to Sheriff Harrison.

Forrest Hoffman of FWAI reported that an elevation study was done at the EMS site. There was discussion of the current building needs. The property is zoned B2 and is required to follow the designated setbacks for that category. A variance may be needed in order to construct the ambulance bays. Carl Fischer recommended a survey be completed to find out exactly where the building is on the land parcel. Steve Ozella will attempt to contact a surveyor he has worked with for that survey. Mr. Ozella will communicate with Forrest Hoffman on this matter.

Carl Fischer indicated that there is a projection of three different projects with this plan. Those are the building of the bays, the work needed on the current structure and the firm alarm system.

FWAI is recommending a pre-engineered metal building with as much epoxy coated concrete block construction as the budget allows. He is recommending a steel frame with a metal roof and that a structural engineer write the parameters.

The septic system was discussed. County Coordinator Worthington will secure the service of someone to clean the septic tank and determine the condition and capacity of that system.

The next meeting is scheduled for Wednesday, July 1, 2015 at 6:30 PM.

Having no further business, Steve Ozella made a motion to adjourn and Joe Hemberger seconded. Meeting adjourned.

Respectfully submitted,

Dara Worthington