

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, July 6, 2016 at the Menard County EMS Building located at 19072 State Highway 123, Petersburg. PBSG member Joe Hemberger, PBSG member Dan Ortgessen, PBSG member Steve Ozella, Commissioner/PBSG member Bob Lott and Commissioner/PBSG member Ed Whitcomb were in attendance. Carl Fischer (FWAI Architects) and Menard County Coordinator Dara Worthington were also in attendance.

Steve Ozella called the meeting to order at 6:30 PM. Upon review of the minutes, Ed Whitcomb made a motion to approve the minutes and Dan Ortgessen seconded. Motion carried.

The first topic of conversation was the Animal Control facility. It was noted that the building is in need of a new roof or a coating over the existing roof. Discussion ensued. It was determined that Kevin Miller will be contacted to review the condition of the roof and make recommendation on what should be done. At the same time, Kevin will review the condition of the structure itself.

Carl Fischer reported that Sunny Acres Nursing Home now needs roof work on the south end. He provided handouts of the original roof moisture survey which was completed in March of 2015. Fischer noted that the repairs have been completed to the northern most portion of the building on the survey. There are some leaks in Lily Lane which is the section of the structure that just had new plumbing installed. Fischer estimated that repairs could total \$200,000. Soffits would need to be repaired only around the area needing the roof work. Nothing is known about the condition of the air conditioners located on the south end of the building where the roof work is needed. Steve Ozella discussed the possibility of having someone come in and look at the roof to see about using a spray foam sealer in the middle area only. Contact will be made with a local contractor who performs this type of service. It was the consensus of the Public Building Study Group to move forward with replacing the south portion of the roof of Sunny Acres.

The EMS Department is in good shape with the new garage and office/quarters. Discussion occurred regarding future attachment of the two separate structures and the possible methods which could be utilized. Carl Fischer noted that the final payment has not yet been submitted to the county as Custom Structures is waiting on different vendors for warranties and owner manuals for the mechanicals. He recommended that the county proceed with the final payment.

Issues with the courthouse was reviewed next. Joe Hemberger noted that Rod Harrison, the Sheriff, had contacted him to look at some areas in the building. Joe will make contact and schedule a time for that to occur. It was noted that the third floor needs windows, some potential woodwork repair in the courtroom and lighting for the courtroom. Fischer recommended that if

PBSG – July 6, 2016

lighting is redone that LED should be installed and that we should know the Kelvin temperature of the fixtures before selecting.

The next meeting of the PBSG is scheduled for Wednesday, August 3, 2016 at 6:30 PM at the EMS Office. With no further business to conduct, Joe Hemberger made a motion to adjourn and Bob Lott seconded. The meeting adjourned.

Respectfully submitted,

Dara Worthington