

# **OPERATIONS & ADMINISTRATIVE COMMITTEE AGENDA**

**Called by:** Keith McDonald, Chairman  
**Members:** John Butitta, Jean Crosby,  
Paul Arena, Joe Hoffman, Dorothy  
Redd, Jaime Salgado

**DATE:** THURSDAY, DECEMBER 16, 2021  
**TIME:** 5:30 PM  
**LOCATION:** ROOM 510  
COUNTY ADMINISTRATION BLDG  
404 ELM STREET  
ROCKFORD, IL 61101

## **AGENDA:**

- A. Call to Order
- B. Roll Call
- C. Approval of September 2, 2021 Minutes
- D. Public Comment – This is the time we invite the public to address the Operations and Administrative Committee with issues and concerns. We ask you to limit your comments to three minutes. Personal attacks or inappropriate language of any sort will not be tolerated. We will allow a maximum of five speakers on a first come basis with sign up at the meeting. Speakers may not address zoning matters which are pending before the ZBA, the Zoning Committee or the County Board. Personnel matters or pending or threatened litigation may not be addressed in open session. An individual may speak a maximum of three times per calendar year on the same topic. This prohibition shall include the repetition of the same topic in a statement on what is purported to be a different topic. After acknowledgement by the chair, please stand and state your name. Thank you.
- E. Resolution to Repurpose the Public Safety Building
- F. Define Process and Timeline for County Administrator Performance Review
- G. Resolution Adopting a Reapportionment Plan for the County of Winnebago, Illinois
- H. Other Matters
- I. Adjournment

# **Approval of Minutes**

**Winnebago County Board  
Operations and Administrative Committee Meeting**  
County Administration Building  
404 Elm Street, Room 303  
Rockford, IL 61101

Thursday, September 2, 2021  
5:30 PM

**Present:**

Keith McDonald, **Chairman**  
John Butitta  
Jean Crosby  
Paul Arena  
Joe Hoffman  
Dorothy Redd  
Jaime Salgado

**Others Present:**

Pat Thompson, County Administrator  
Dave Rickert, Chief Financial Officer  
Lafakeria Vaughn, State's Attorney's Office  
Marlana Dokken, CJCC Administrator  
Steve Schultz, County Board Member  
Ann Johns, Purchasing Director  
Tami Goral, Sheriff's Office  
Molly Terrinoni, Finance Director  
Gus Gentner, IT Department  
Pat McDiarmid, RBNH Administrator  
Tom Lawson, Chief Deputy Circuit Clerk  
Chris Dornbush, Director of Development Services  
Deputy Rick Ciganek, Sheriff's Office

**AGENDA:**

- A. Call to Order
- B. Roll Call
- C. Approval of May 17 and June 3, 2021 Minutes
- D. Public Comment – This is the time we invite the public to address the Operations and Administrative Committee with issues and concerns. We ask you to limit your comments to three minutes. Personal attacks or inappropriate language of any sort will not be tolerated. We will allow a maximum of five speakers on a first come basis with sign up at the meeting. Speakers may not address zoning matters which are pending before the ZBA, the Zoning Committee or the County Board. Personnel matters or pending or threatened litigation may not be addressed in open session. An individual may speak a maximum of three times per calendar year on the same topic. This prohibition shall include the repetition of the same topic in a statement on what is purported to be a different topic. After acknowledgement by the chair, please stand and state your name. Thank you.
- E. Resolution Establishing the Date, Time and Location of Each Meeting of the Winnebago County Board
- F. Resolution Authorizing the Chairman of the Winnebago County Board to Execute a Consulting Services Agreement for River Bluff Nursing Home
- G. Other Matters
- H. Adjournment

Chairman McDonald called the meeting to order at 5:30 PM.

**Motion to approve the May 17 and June 3, 2021 Minutes**

Moved: Mr. McDonald, Seconded: Mr. Salgado.

Motion passed by unanimous voice vote.

**Public Comment**

Chairman McDonald omitted reading the Public Comment section of the Agenda due to no one present to speak.

**Resolution Establishing the Date, Time and Location of Each Meeting of the Winnebago County Board**

Motion by Mr. McDonald and Seconded by Ms. Crosby.

- A discussion followed.

Motion passed by unanimous voice vote.

**Resolution Authorizing the Chairman of the Winnebago County Board to Execute a Consulting Services Agreement for River Bluff Nursing Home**

Motion by Mr. McDonald and Seconded by Mr. Hoffman.

- A discussion followed.

Motion passed by unanimous voice vote.

**Other Matters**

None

**Motion to Adjourn.** Moved: Mr. Arena, Seconded: Ms. Crosby.

Motion passed by unanimous voice vote.

Respectfully submitted,

Amy Ferling

Administrative Assistant





# Resolution Executive Summary

**Prepared By:** Purchasing

**Committee:** Operations and Administrative Committee

**Committee Date:** December 16, 2021

**Resolution Title:** Resolution to Repurpose the Public Safety Building

**County Code:** Winnebago County Purchasing Ordinance

**Board Meeting Date:** December 21, 2021

## Budget Information:

<b>Was item budgeted?</b> N/A	<b>Appropriation Amount:</b>
<b>If not, explain funding source:</b>	
<b>ORG/OBJ/Project Code:</b>	<b>Budget Impact:</b> N/A

**Background Information:** The County of Winnebago issued a Request for Qualifications for Project Manager Services, for the Public Safety Building, in December of 2018. Prairie Forge Group was awarded the contract. Throughout the past 3 years, there have been several discussions between Prairie Forge Group and the County regarding how to best move forward with a plan for the PSB. While Prairie Forge Group presented a variety of options, the County Board has decided to move forward with the option to repurpose the Public Safety Building.

**Recommendation:** Dave Rickert, Chief Financial Officer, recommends repurposing the Public Safety Building and will explore existing funding options to best utilize this resource.

**Legal Review:** Not necessary, no agreement to review.

**R E S O L U T I O N**  
**of the**  
**COUNTY BOARD OF THE COUNTY OF WINNEBAGO, ILLINOIS**

Sponsored by: Keith McDonald

Submitted by: Operations & Administrative Committee

2021 CR

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**RESOLUTION TO REPURPOSE THE PUBLIC SAFETY BUILDING**

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**WHEREAS**, competitive Request for Qualifications were received by the Purchasing Department on December 27, 2018 for the following;

**PROJECT MANAGER SERVICES RFQ#18Q-2164**

**WHEREAS**, the Operations & Administrative Committee, along with the Finance Committee of the County Board for the County of Winnebago, Illinois reviewed the proposal responses for the aforementioned services, in relation to the Public Safety Building, and awarded a contract to:

**PRAIRIE FORGE GROUP**  
**300 CARDINAL DRIVE, SUITE 160**  
**ST. CHARLES, IL 60175**

**NOW, THEREFORE BE IT RESOLVED**, the County Board of the County of Winnebago, Illinois has reviewed all options presented by Prairie Forge Group and has chosen the option to repurpose the Public Safety Building, and directs staff to examine current funding options to best utilize this resource.

**BE IT FURTHER RESOLVED**, that this Resolution shall be in full force and effective immediately upon its adoption and the Clerk of the County Board is hereby authorized to prepare and deliver certified copies of this Resolution to the Facilities Engineer, County Administrator, Chief Financial Officer, Director of Purchasing, Board Office, Finance Director and County Auditor.

Respectfully Submitted,  
**OPERATIONS & ADMINISTRATIVE COMMITTEE**

**AGREE**

**DISAGREE**

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KEITH McDONALD, CHAIRMAN

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KEITH McDONALD, CHAIRMAN

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JOHN BUTITTA, VICE CHAIRMAN

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JOHN BUTITTA, VICE CHAIRMAN

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PAUL ARENA

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PAUL ARENA

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JEAN CROSBY

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JEAN CROSBY

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JOE HOFFMAN

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JOE HOFFMAN

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DOROTHY REDD

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DOROTHY REDD

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JAIME SALGADO

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JAIME SALGADO

The above and foregoing Resolution was adopted by the County Board of the County of

Winnebago, Illinois this \_\_\_\_\_ day of \_\_\_\_\_ 2021.

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**JOSEPH CHIARELLI**

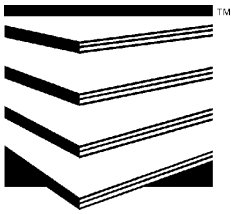
CHAIRMAN OF THE COUNTY BOARD  
OF THE COUNTY OF WINNEBAGO, ILLINOIS

ATTESTED BY:

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**LORI GUMMOW**

CLERK OF THE COUNTY BOARD  
OF THE COUNTY OF WINNEBAGO, ILLINOIS



## STRUCTURAL DYNAMICS, INC.

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• STRUCTURAL ENGINEERS • STRUCTURAL REPAIR

November 30, 2021

Shawn Franks  
Winnebago County Facilities  
400 W. State Street Room 020  
Rockford, IL 61101

Re: Public Safety Building Review 2021  
420 West State Street  
Rockford, IL

Shawn,

On November 29, 2021 at your request, Theodore J. Carlson, a licensed Structural Engineer in the State of Illinois, reviewed the as built conditions of the building located at the above referenced address. The purpose of the inspection was to determine how the building was constructed and to offer a professional opinion on whether or not the building could be left unheated and what impacts that might have on the building structure. Not all items discussed as a courtesy during the inspection will necessarily be included within the report.

The front of the building, shown in the attached photo #1, is assumed to face north. You indicated that the building is considered to be 5-1/2 stories tall.

### **OBSERVATIONS**

At the center of the building there is an open parking area as shown in the attached photos #1 and #2. As can be seen in photo #2, the construction of the building over the parking area was reinforced concrete. You indicated that a previous detailed analysis of the building by an engineering company had indicated that it was constructed with a combination of cast in place, post tensioned, and precast concrete. I believe the precast components are mostly interior partition walls.

To the left of photo #2 is a non load bearing exterior partition wall with mostly windows. Photo #3 was taken to the east, or to the inside, of the partition wall and as can be seen the construction of the floor above continues from over the parking area. As can be seen in photo #3, the interior partition walls in this area had been constructed with precast concrete.

An inspection at the interior of the building revealed non load bearing partition walls constructed with studs and drywall, and with concrete block. Examples of this are shown in photos #4, #5, and #6. The concrete block walls were used primarily in the areas which had jail cells. Photo #5 also shows more of the reinforced concrete which was used for the floor and roof framing.

In photo #7 you can see where the reinforced concrete floor structure cantilevers beyond the floor below and is exposed to the elements.

There was an area of one floor, shown in photograph #8, where there was some unusual cracking and unevenness. We observed glue from removed flooring inside the crack so the cracking had to have been there for awhile. Determining the cause of the cracking and unevenness was beyond the scope of this investigation. It is assumed that the engineering company that did the previous detailed study of the building would have also observed this and brought it up if it was a concern.

## **CONCLUSION**

The building floors, beams, and columns were constructed using reinforced concrete which will not be adversely effected by cold or hot temperatures. There are areas of the building which have been exposed to the elements since it was constructed with no degradation in structural integrity. Therefore, the building can be left unheated on the upper floors without impacted the structural integrity of the building.

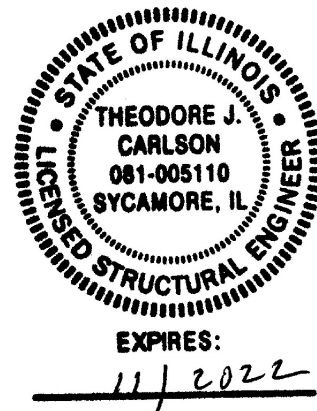
Interior finishes, such as drywall and paint, will deteriorate more rapidly in an uncontrolled environment. Condensation may be a problem at times when the concrete is still cold and warm humid air moves into the area.

If there are any questions with regard to this report, or if I can be of further assistance to you in any way, please do not hesitate to call.

Sincerely;



Theodore J. Carlson  
Licensed Structural Engineer



November 30, 2021

Shawn Franks  
Winnebago County Facilities  
400 W. State Street Room 020  
Rockford, IL 61101

Re: Structural Inspection  
420 West State Street  
Rockford, IL

Photographs Page 1 of 2:



Photo 1: Front of building faces north.



Photo 2: West side of building next to parking area.



Photo 3: View of ceiling at interior of building just inside west curtain wall.



Photo 4: Interior partition walls constructed with studs and drywall.

November 30, 2021

Shawn Franks  
Winnebago County Facilities  
400 W. State Street Room 020  
Rockford, IL 61101

Re: Structural Inspection  
420 West State Street  
Rockford, IL

Photographs Page 2 of 2:



Photo 5: Reinforced concrete floor or roof supported along concrete block partition wall.



Photo 6: Block partition walls in areas of jail cells.



Photo 7: Reinforced concrete structure exposed to the elements.

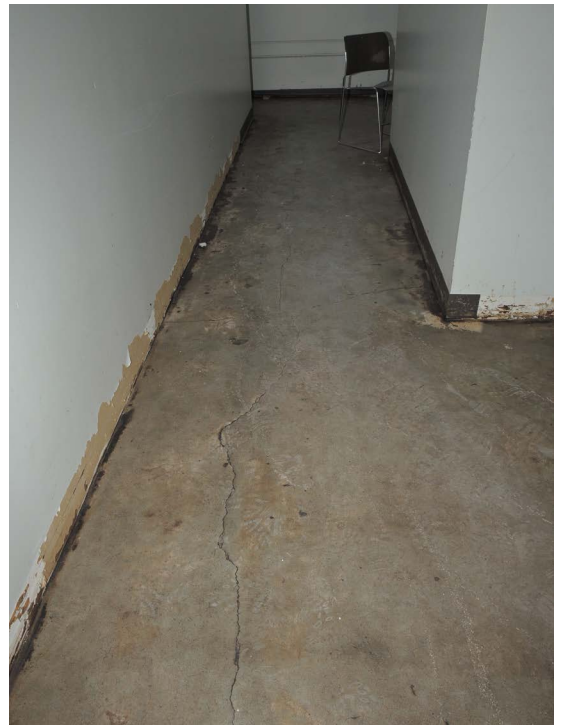


Photo 8: Cracking in floor and some floor unevenness.



# Winnebago County Public Safety Building Demolition/Reuse

Project Status and Update



Rockford, IL

August 26, 2019

Revised February 25, 2020



INNOVATION IN DESIGN | BUILDING WITH DISTINCTION



# Agenda & Discussion

- Review Project from August 26, 2019
- Project Status Update as of February 25, 2020
- Preliminary Budget Ranges
- Next Steps



# Goals & Priorities

- **Reduce overhead and operating costs.**
- **Develop a cost-effective Demolition approach.**
- Keep the morgue open and operational.
- Develop a security / life safety plan – temporary and permanent.
- Maintain the underground tunnel operations and access points.
- Develop an efficient site/building plan for future needs.
- Represents the County's best interest in all matters.



The operative word is ***underground***



# Findings



- The Tunnel / Lower Level is an asset and important for operations.
- The Tunnel / Lower Level improves campus security and staff operations.
- The PSB building is structurally sound, although will require further investigations and assessment, due to its variety of concrete structural systems.
- The Morgue can be efficiently relocated during the demolition and returned on a permanent basis.
- The courtroom operations appear to be inefficient and have higher security risk.

# IT and Maintenance

## Findings:

- The PSB building houses an old Main Data Facility (MDF) – **this must be abandoned or relocated.**
- IT Department is investigating back-up plans for redundancy of the main computer network connections in the event of a breach during demolition.
- The PSB building is heated/cooled by quadrants, not by floors. The equipment is obsolete and costly to operate and maintain.
- Plumbing and drain lines are leaking and inoperable.
- **There is an inefficient use of time and dollars spent to operate PSB.**





# Coroner Findings:

- Space is generally adequate and functions well.
- Current Morgue/ Tunnel level provides adequate separation of public and private functions.
- Morgue access for workers will be confirmed as the Demolition Plan is developed.
- **Temporary relocation of the Morgue is the critical path for start of PSB Demolition.**



# Sheriff

## Findings:

- The Historic Courthouse off Elm St. will provide a temporary entrance during demolition.
- An additional third scanner would improve movement of people through security.
- Prisoner transport is inefficient and increases security risks.
- **The existing prisoner holding cells/elevator capacity adds to the courtroom delays, as well as increasing security risks.**





## Findings:

- Highlighted the importance of the main entrance – that is safe, efficient, and a recognized place of respect and justice.
- Stressed the importance of the tunnel connection to all buildings by judges, attorneys, clerks, probation officers, jurors, files...
- Existing Jury assembly room is undersized and inconveniently located.
- **The prisoner transportation process delays courtroom operations.**



# Clerk of the Circuit Court

## Findings:

- Clerk areas for public access are well positioned on First Floor.
- Increased need for storage space.
- Tunnel access to CJC is important for Clerks traveling throughout the day.





# Public Defender

## Findings:

- Importance of uninterrupted access to and from Courthouse, CJC, and JCC.
- Lawyers, staff, and lots of files constantly traveling between buildings.
- **An improved courthouse operation will add to the staff's efficiency.**



# State's Attorney Findings:

- Need for more storage space.
- Importance of security for employees – traveling to CJC and parking.
- **The Fitness/Wellness Center was identified as an asset. Any improvement to these soft amenities would be a benefit.**





# Morgue Relocation Options

- Researched off-site Morgue operations
  - Temporary and Permanent Sites
- It is anticipated that a new Morgue would require 20,000 – 24,000 sq. ft.
- A new permanent Morgue building is not recommended.
  - Current deficiencies do not warrant a new space.
  - By relocating the Morgue you lose the Tunnel/Lower Level advantages.
  - New construction is more costly
- **The Morgue's final location is recommended to be at its current location.**



# Morgue Relocation Options

- Property researched in the area

5400 N 2<sup>nd</sup> Street, Loves Park





- Property researched in the area



# Morgue Relocation Options

- Property researched in the area

## 99 E State Street



## 716 W Jefferson Street





# Morgue Relocation Options

## Existing County Building – Maintenance



- Maintenance Building at the PSB site is 5,680 sq. ft. (the final layout will need to be confirmed.)
- This temporarily location will accommodate Morgue equipment and storage: i.e. coolers/supplies/tissue samples/vans.
- Autopsies will be temporarily moved to Mercyhealth Hospital.
- Family viewing will temporarily not be available.

# Structural Assessment

## Progress:

- Reviewed existing drawings
- Consulted with demolition and post tensioning contractors
- Started exploratory demolition
- We have determined the building has a variety of structural systems
- The removal of the columns, beams, floors, “shear” walls will significantly impact the Demolition scope and bids
- The existing post-tensioned structural members will require additional research before the Demolition Scope is finalized – minimize future changes





# MEP Assessment Progress:

- Reviewed existing drawings
- Consulted with engineers
- Started exploratory demolition and site tours
- We have determined that the existing HVAC system is antiquated, met its useful life, and will require complete removal.
- The Lower Level occupied areas need to be re-designed for their appropriate functions:

Rain drainage systems  
Hot/cold water and sanitary lines  
Electrical, fire alarm systems



# Adaptive Reuse Options

## Solar Energy

- Reviewed solar energy options
- Consulted with solar energy providers
- There are third party tax opportunities using solar energy
- **Further investigation is needed to determine if this is viable option**



## Technology Training Center

- Reviewed existing floor plans, classroom sizes, equipment layout, and material flow
- Further discussions needed to establish partnerships and viability





# Tunnel / Lower Level Areas

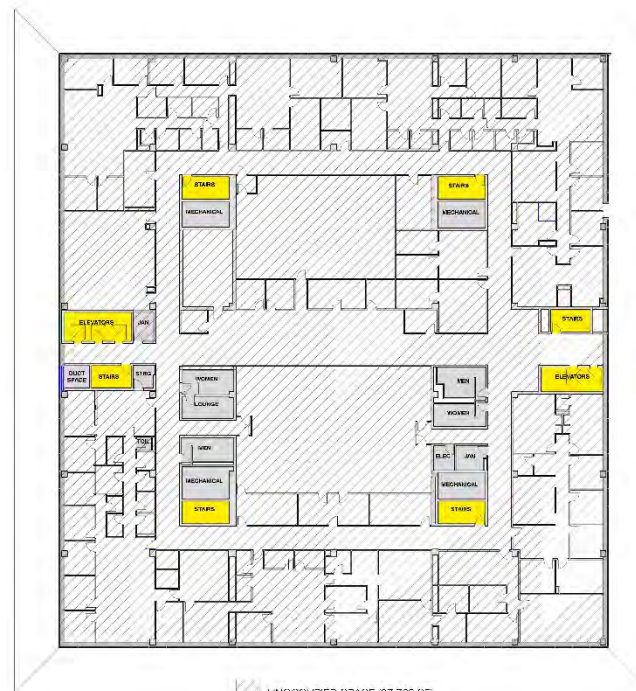


## W STATE ST



# Site Features and First Floors

# Existing Floor Plan



## Department Legend

- CORONER
- CORRIDORS
- COURTS
- PUBLIC DEFENDER
- RESTROOMS
- SECURITY
- STAIRS & ELEVATORS
- UTILITIES

UNOCCUPIED SPACE (37,709 SF)



## Second Floors



# Existing Floor Plan



## Third Floors

# Existing Floor Plan



## Fourth Floors

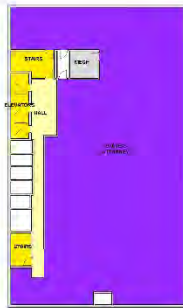
# Existing Floor Plans



① 5TH FLOOR  
SWP = 1.0

## Department Legend

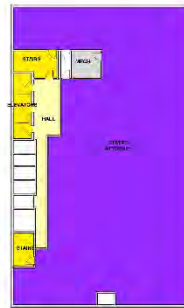
- CORRIDORS
- COURTS
- RESTROOMS
- STAIRS & ELEVATORS
- STATE'S ATTORNEY
- UTILITIES



② 6TH FLOOR  
SWP = 1.0

## Department Legend

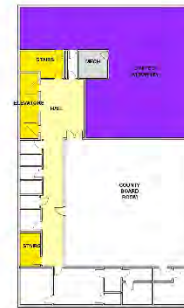
- CORRIDORS
- STAIRS & ELEVATORS
- STATE'S ATTORNEY
- UTILITIES



③ 7TH FLOOR  
SWP = 1.0

## Department Legend

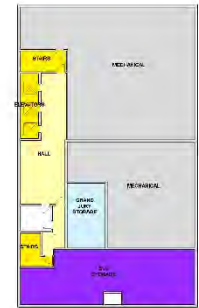
- CORRIDORS
- STAIRS & ELEVATORS
- STATE'S ATTORNEY
- UTILITIES



④ 8TH FLOOR  
SWP = 1.0

## Department Legend

- CORRIDORS
- STAIRS & ELEVATORS
- STATE'S ATTORNEY
- UTILITIES



⑤ 9TH FLOOR  
SWP = 1.0

## Department Legend

- CORRIDORS
- COURTS
- STAIRS & ELEVATORS
- STATE'S ATTORNEY
- UTILITIES

# 5th – 9th Floors



# Highlights of Scheme A

- Demolition of all 2<sup>nd</sup>, 3<sup>rd</sup>, 4<sup>th</sup> Floors and west half of the First Floor.
- Main Entrance moves to the NE corner of site.
- The Public Records space moves.
- A “Back Entry” on Court Street.
- Expanded Sally Port and Holding Cells – with separate circulation.
- Improves prisoner circulation with an improved connection to the Courtrooms on 2<sup>nd</sup>, 3<sup>rd</sup>, and 4<sup>th</sup> Floors.
- Expanded Jury Assembly Room.
- Coffee shop for public/staff use.

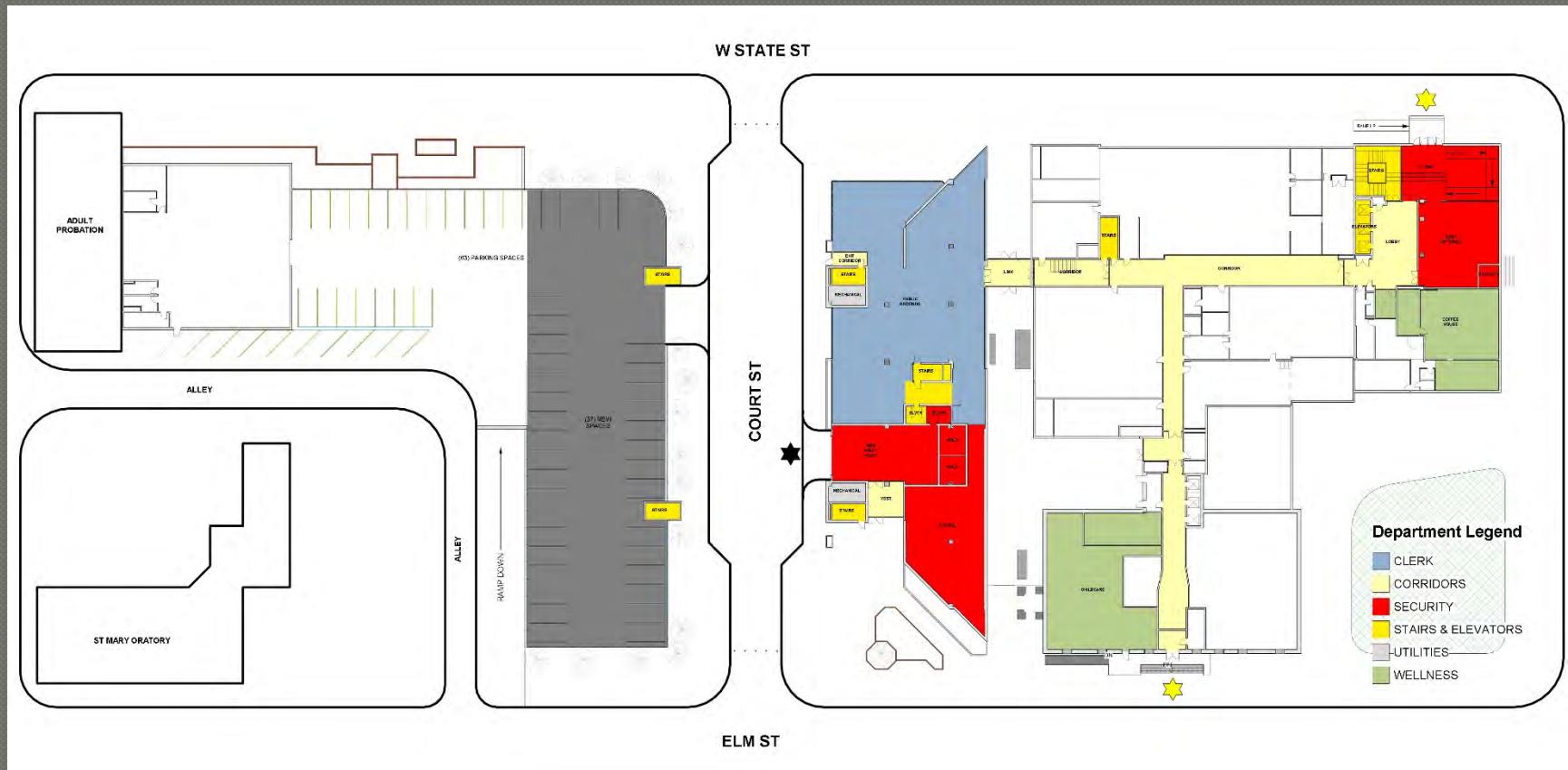


# Design Option – Scheme A



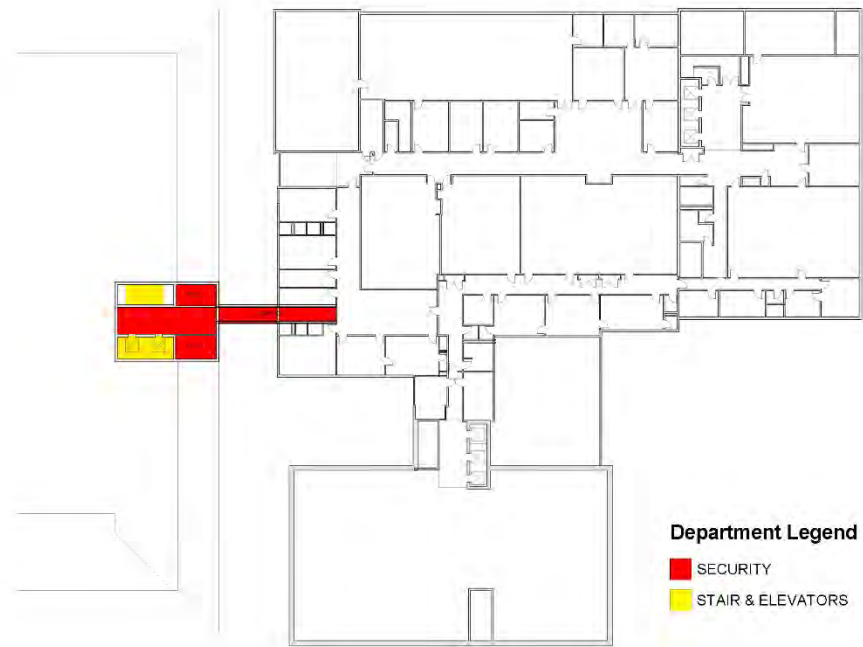
Tunnel

# Design Option – Scheme A



1<sup>st</sup> Floor

# Design Option – Scheme A



2<sup>nd</sup> / 3<sup>rd</sup> Floors



# Design Option – Scheme A



# Scheme A Provides:

- Reduces overhead costs – new heating/cooling system.
- Improves Main Entrance – Security- Functionality and Efficiency - Reorients the site, by separating the front public side to the back-service entry.
- Reduces the walking distance between the elevators and the current entry – pass through 3 buildings and a “Link” down a corridor. It simplifies visitor access and circulation points.
- The Sally Port is improved with larger bus capacity and increased Holding Cells.
- Prisoner transporting process is improved and more efficient with a new prisoner elevator that would connect directly to each courtroom floor.
- Addition of coffee shop for public/staff use.

# Highlights of Scheme B

- Demolition of 3<sup>rd</sup> and 4<sup>th</sup> Floors.
- Locates the Main Entrance to Elm Street.
- Locates prisoner transfer to an expanded Sally Port - larger Holding Cells with separated circulation.
- Lower Level is transformed to accommodate more parking.
- Moves Fitness and Daycare above ground.
- Future expansion space (38,000 sf) at the 2<sup>nd</sup> Floor PSB.
- Future growth and expansion at the 1<sup>st</sup> Floor.



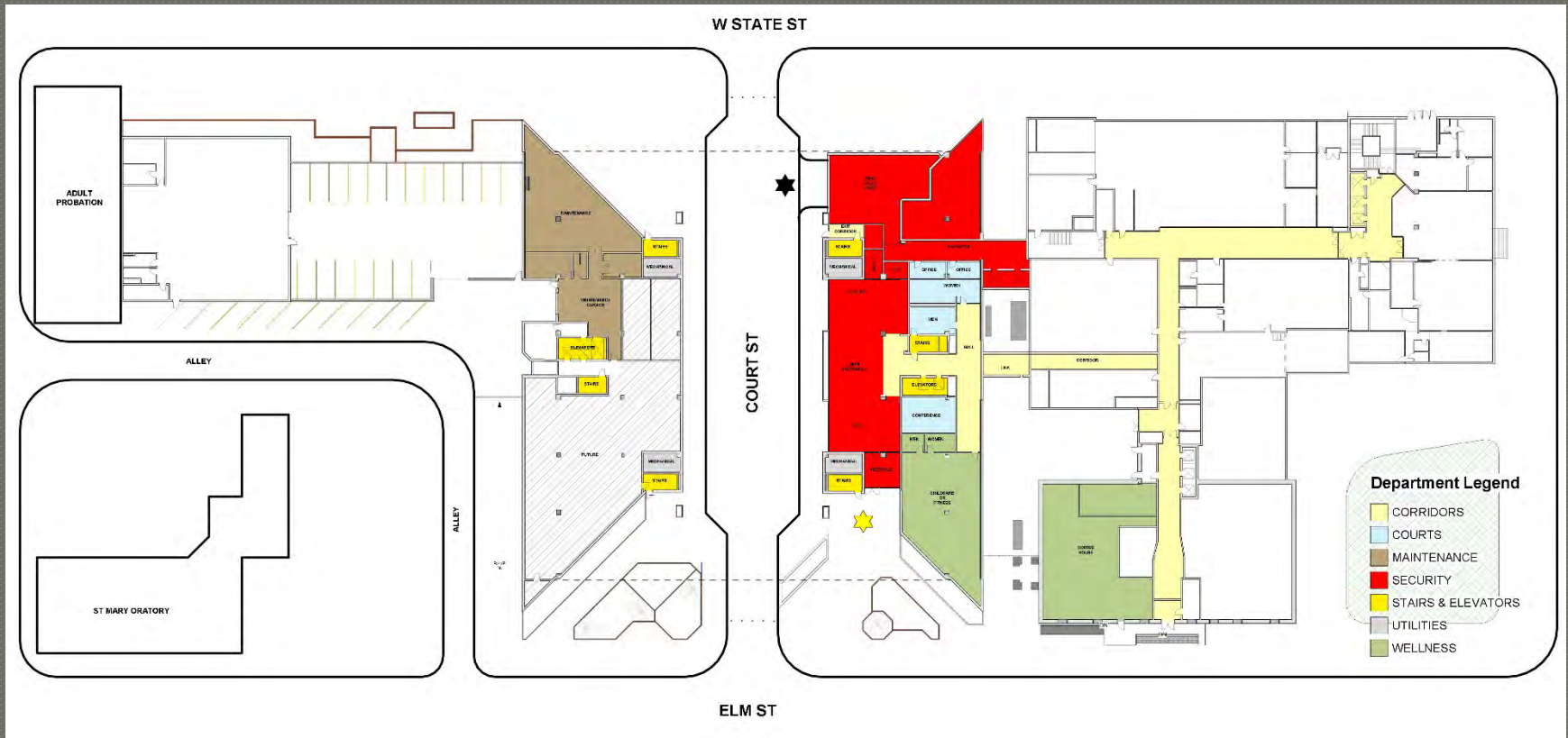
# Design Option-Scheme B



Tunnel

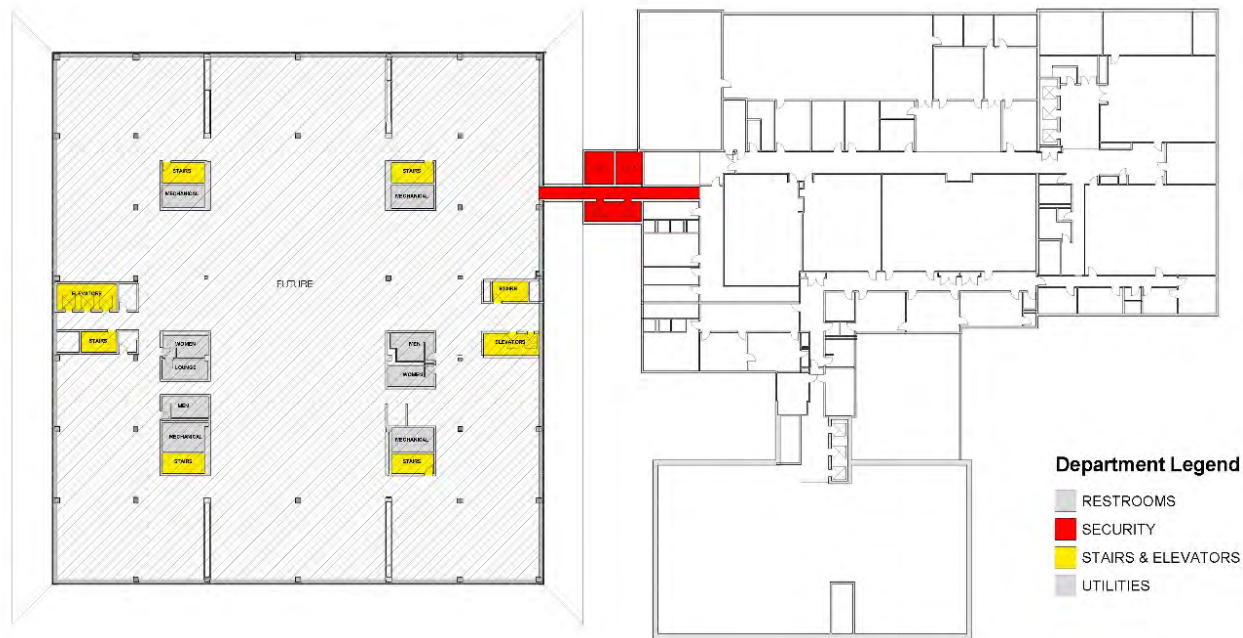


# Design Option-Scheme B



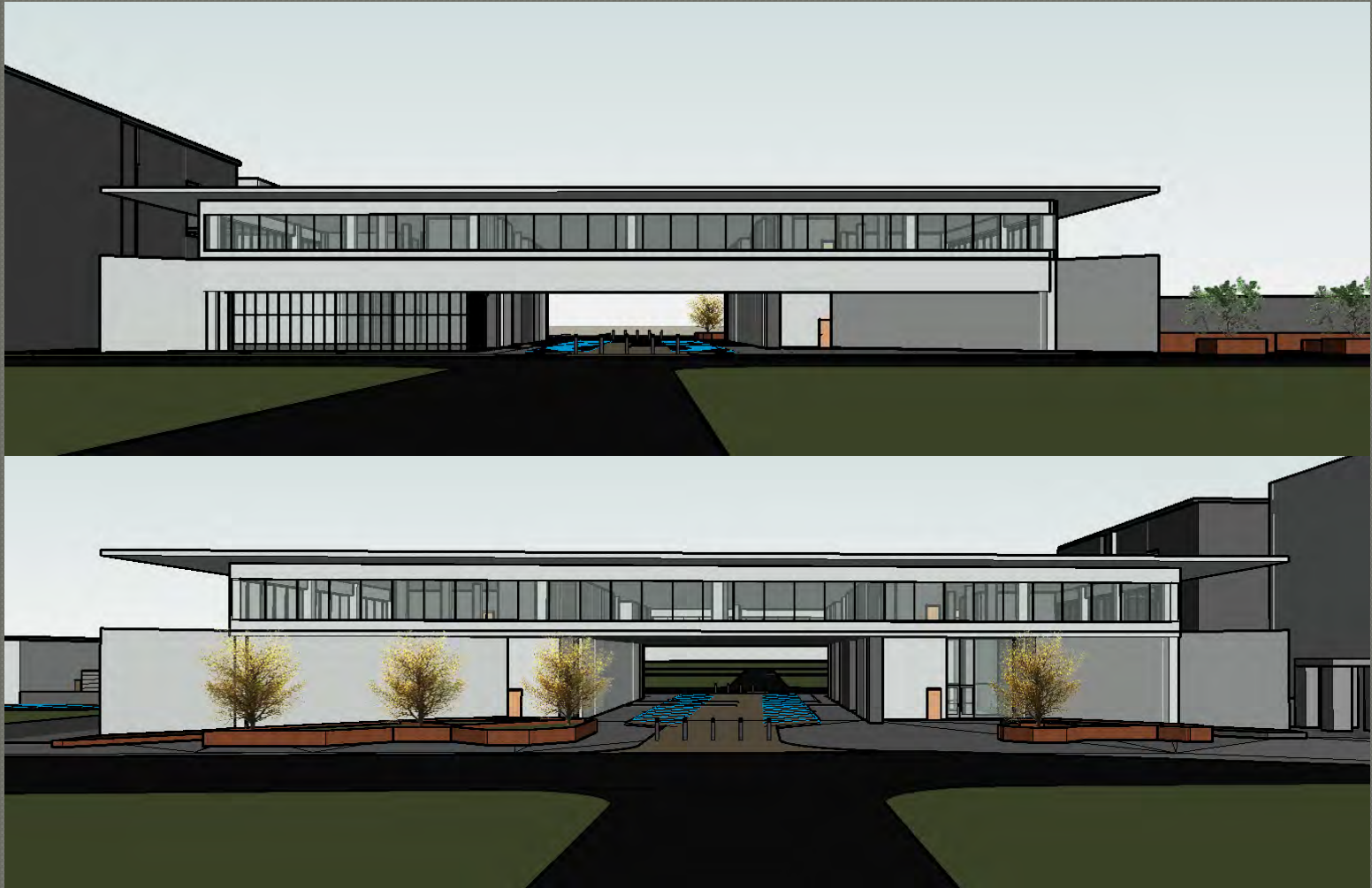
## 1<sup>st</sup> Floor

# Design Option-Scheme B



2<sup>nd</sup> / 3<sup>rd</sup> Floors

# Design Option-Scheme B





## Scheme B Provides:

- Less site area to restore and less demolition costs by not completely removing the entire PSB Building.
- Preserves 38,000 sf for future 2<sup>nd</sup> floor uses.
- Improves Entrance – Security – Centralized location
- Prisoner transport is more efficient with larger space for buses and more holding cells.
- Prisoner transport is more efficient with a new prisoner elevator that would connect directly to each courtroom floor.
- Addition of coffee shop for public/staff use.
- Fitness and Daycare are removed from the Lower Level - more accessible, welcoming and opens up Lower Level for more parking.

# Design Option-Scheme C



# Highlights of Scheme C

- Reduces overhead costs – new heating/cooling system.
- Interior selective demolition at 2<sup>nd</sup>, 3<sup>rd</sup>, 4<sup>th</sup> floors.
- Preserves the 2<sup>nd</sup>, 3<sup>rd</sup>, 4<sup>th</sup> floors for future build-out.
- Least cost for this first step – most costly for the next steps.
- More maintenance costs to repair/maintain the exterior envelope - roof, pre-cast concrete panels, and doors/windows.
- More costly to improve at a later date: i.e. elevators, four stories, escalation, largest volume to build out.
- Least amount of upgrades with no improvements to staffing efficiencies, safety, prisoner transporting, expanded main entry, parking, courtroom operations, and wellness.

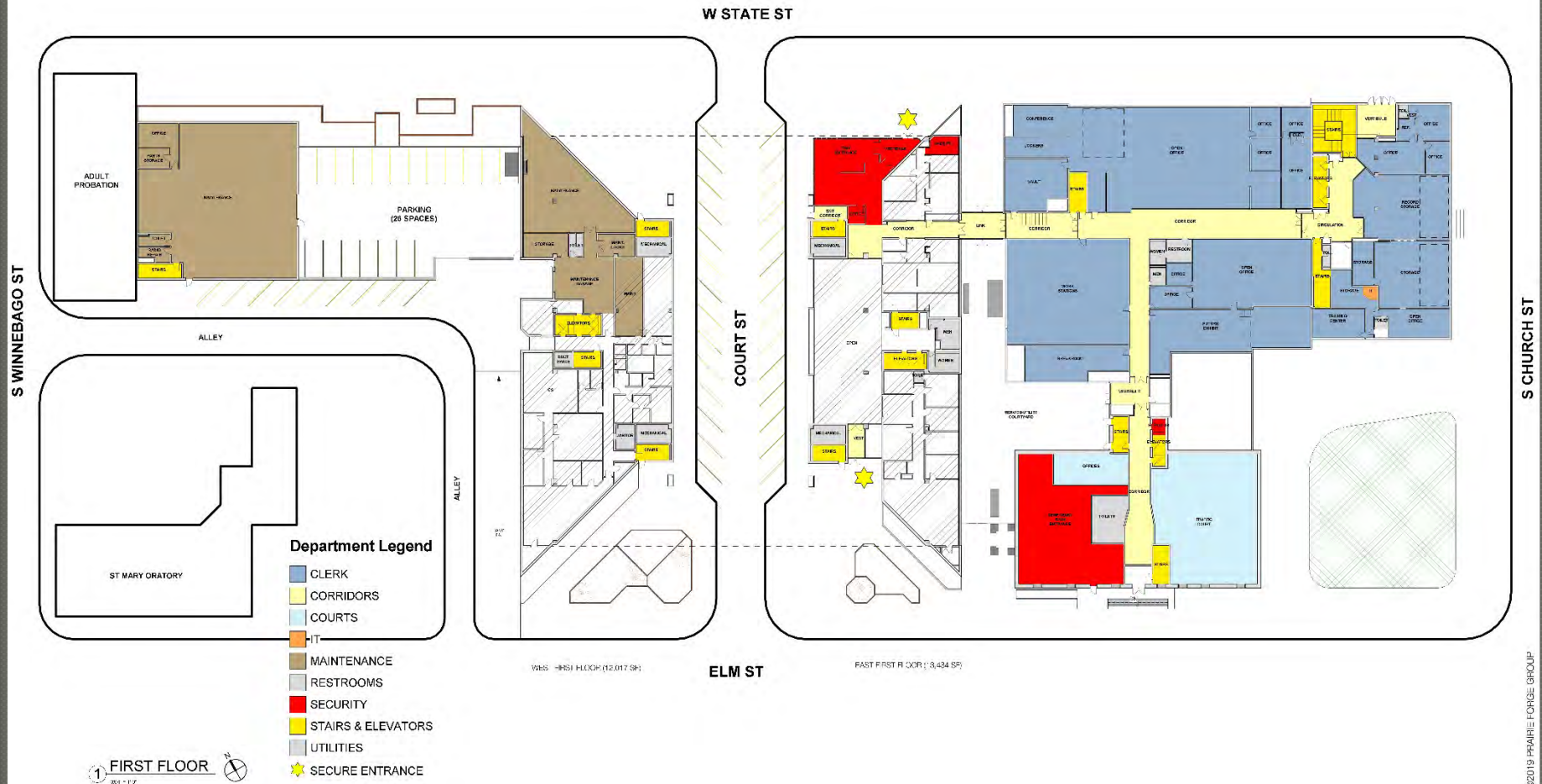


# Design Option-Scheme C



## Tunnel

# Design Option-Scheme C



# Scheme C Provides

- Reduces overhead costs – new heating/cooling system.
- Preserves the 159,658 sf over four floors for future use and expansion.
- Least cost for this first step.
- Most costly at a later date.
- More maintenance costs to repair/maintain a larger volume that is 46 years old.
- Least amount of upgrades to address staffing inefficiencies, safety, prisoner transporting, expanded main entry, parking, courtroom operations, and wellness.
- Avoids the morgue relocation.
- Least amount of disruption to operations and staff.



# Discussion + Questions

End of August 26<sup>th</sup> Presentation

# Status Update

## Completed:

- Collect existing drawings
- Generate background AutoCAD plans
- Interview County staff- goals
- Review access routes
- Review Morgue operations
- Address security goals
- Address access routes
- Review site utilities
- Site Survey
- Develop (3) design options



# Status Update

## Pending:

- Finalize structural & demolition scope
- Finalize “draft” budgets
- Board presentation
- Board select scheme and move to the next step





# Status Update





# Status Update



# Status Update





# Scheme A

## Preliminary Budget



- Budget estimates are subject to change, depending on what is uncovered during probing and assessment.
- Project cost range \$13M - \$15M

# Scheme A

## Preliminary Budget

	<u>Low Range</u>	<u>High Range</u>
Site Work	\$ 700,000	\$ 990,000
Building Work	\$ 7,900,000	\$ 9,510,000
Soft Costs (Contingency, FF&E, Miscellaneous, Consultant Fees, Escalation)	\$ 4,300,000	\$ 4,900,000
<b>Total</b>	<b>\$ 12,900,000</b>	<b>\$ 15,400,000</b>

# Scheme B

## Preliminary Budget



- Budget estimates are subject to change, depending on what is uncovered during probing and assessment.
- Project cost range \$11M - \$13M



# Scheme B

## Preliminary Budget

	<u>Low Range</u>	<u>High Range</u>
Site Work	\$ 400,000	\$ 450,000
Building Work	\$ 7,300,000	\$ 8,200,000
Soft Costs (Contingency, FF&E, Miscellaneous, Consultant Fees, Escalation)	\$ 3,700,000	\$ 4,300,000
<b>Total</b>	<b>\$ 11,400,000</b>	<b>\$ 12,950,000</b>

# Scheme C

## Preliminary Budget



- Budget estimates are subject to change, depending on what is uncovered during probing and assessment.
- Project cost range \$4.6M - \$5.7M

# Scheme C

## Preliminary Budget

	<u>Low Range</u>	<u>High Range</u>
Site Work	\$ 100,000	\$ 170,000
Building Work	\$ 2,900,000	\$ 3,600,000
Soft Costs	\$ 1,600,000	\$ 1,900,000
(Contingency, FF&E, Miscellaneous, <u>Consultant Fees, Escalation)</u>		
<b>Total</b>	<b>\$ 4,600,000</b>	<b>\$ 5,670,000</b>



# Immediate Next Steps

- Remove all hazardous materials from PSB – **Authorize Environmental testing**
- Remove all low voltage cabling not in use
- Remove and dispose of all debris and furniture
- Continue structural assessment – **Authorize additional probing & analysis**
- Continue MEP assessment
- Finalize budget and phasing & sequencing schedule
- **Which Option does the Board desire to move forward with the next steps?**



# Thank You



**RESOLUTION  
OF THE  
COUNTY BOARD OF THE COUNTY OF WINNEBAGO, ILLINOIS**

2021 CR \_\_\_\_\_

SUBMITTED BY: OPERATIONS AND ADMINISTRATIVE COMMITTEE

SPONSORED BY: PAUL ARENA

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**RESOLUTION ADOPTING A REAPPORTIONMENT PLAN FOR  
THE COUNTY OF WINNEBAGO, ILLINOIS**

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**WHEREAS**, the County of Winnebago is required under the Counties Code, 55 ILCS 5/2-3001, *et seq.* to reapportion its representative districts and to have that reapportionment plan adopted and filed with the Winnebago County Clerk by December 31, 2021; and

**WHEREAS**, the Winnebago County Board is currently divided into twenty (20) single-member districts; and

**WHEREAS**, pursuant to 55 ILCS 5/2-3003, the Winnebago County Board Chairman presented a reapportionment plan for twenty (20) single-member districts (the “Plan”) on November 17, 2021; and

**WHEREAS**, after due notice was given to the public, a public hearing was held on the Plan on December 2, 2021 by the Operations and Administrative Committee of the Winnebago County Board; and

**WHEREAS**, after considering the public comments, the Winnebago County Board Chairman and the Winnebago County Board have developed a reapportionment plan in accordance with the provisions of 55 ILCS 5/2-3003 in the form of the County Board District Map attached as Exhibit A of this Resolution, together with the correlating descriptions of the U.S. Census block numbers for each district attached thereto.

**THEREFORE, BE IT RESOLVED** by the County Board of the County of Winnebago, Illinois that the reapportionment plan for the County Board of the County of Winnebago, Illinois shall be as follows:

- I. That the County of Winnebago, Illinois, shall be divided into twenty (20) County Board Districts.
- II. That one (1) member of the Winnebago County Board shall be elected commencing in 2022 from each of said County Board Districts.



- III. That the County Board Districts designated herein have been determined based on the factors enumerated in 55 ILCS 5/2-3003.
- IV. That the County Board Districts herein established and designed are as described in Exhibit A attached to this Resolution and incorporated herein by reference.
- V. That the members of the County Board shall, no later than September 1, 2022, provide for Division of the County Board Districts into two (2) groups of ten (10) so that the Board members or their successors in one group shall be assigned to successive terms of two (2) years, four (4) years, and four (4) years, and the members or successors from the second group shall be elected to successive terms of four (4) years, four (4) years, and two (2) years.
- VI. That the annual compensation for County Board Members in the newly apportioned districts are set at the time of reapportionment, pursuant to 55 ILCS 5/2-3008, as follows:

Beginning December 5, 2022, members of the County Board shall be paid an annual salary of \$9,600. In addition, each member of the County Board shall be entitled to an annual cost-of-living adjustment (COLA).

**BE IT FURTHER RESOLVED**, that if any portion of this Resolution or the application hereof is held to be unconstitutional or otherwise invalid by a court of competent jurisdiction, such ruling shall not affect any other provision of this Resolution not specifically included in such ruling or which can be given effect without the unconstitutional or invalid provision or application; and to this end, the provisions of this Resolution are declared severable.

**BE IT FURTHER RESOLVED**, that nothing herein hereby adopted shall be construed to affect any suit or proceeding now pending in any court or any rights accrued or liability incurred or any cause or causes of action accrued or existing under prior Resolutions, nor shall any right or remedy of any character be lost, impaired or affected by this Resolution.

**BE IT FURTHER RESOLVED**, that the Clerk of the Winnebago County Board is hereby directed to forthwith file a true and correct copy of this Resolution in the office of the County Clerk of the County of Winnebago, Illinois.

**BE IT FURTHER RESOLVED**, that this Resolution shall be in full force and effect immediately upon its adoption.

Respectfully submitted,  
**OPERATIONS AND ADMINISTRATIVE COMMITTEE**

**AGREE**

\_\_\_\_\_  
Keith McDonald, Chairman

\_\_\_\_\_  
John Butitta, Vice Chairman

\_\_\_\_\_  
Jean Crosby

\_\_\_\_\_  
Paul Arena

\_\_\_\_\_  
Joe Hoffman

\_\_\_\_\_  
Dorothy Redd

\_\_\_\_\_  
Jaime Salgado

**DISAGREE**

\_\_\_\_\_  
Keith McDonald, Chairman

\_\_\_\_\_  
John Butitta, Vice Chairman

\_\_\_\_\_  
Jean Crosby

\_\_\_\_\_  
Paul Arena

\_\_\_\_\_  
Joe Hoffman

\_\_\_\_\_  
Dorothy Redd

\_\_\_\_\_  
Jaime Salgado

The above and foregoing Resolution was adopted by the County Board of the County of Winnebago, Illinois this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

\_\_\_\_\_  
Joseph V. Chiarelli, Chairman of the  
County Board of the County of Winnebago,  
Illinois

ATTEST:

\_\_\_\_\_  
Lori Gummow, Clerk of the  
County Board of the  
County of Winnebago, Illinois

# Winnebago County Board District Reapportionment (2021)

