

Lake County Illinois

*Lake County Courthouse and Administrative Complex
18 N. County Street
Waukegan, IL 60085-4351*



Meeting Minutes - Final

Wednesday, March 27, 2013

1:00 PM

Assembly Room, 10th Floor

Financial and Administrative Committee

1. Call to Order

Meeting called to order at 1:00 p.m.

Present 5 - Vice Chair Pat Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent 2 - Chair Paxton and Member Taylor

Others present:

*Aaron Lawlor, County Board Chair
Audrey Nixon, County Board Member - District 14
Barry Burton, County Administrator's Office
Gary Gordon, Finance and Administrative Services
Kirk Talbott, Finance and Administrative Services
RuthAnne Hall, Finance and Administrative Services
Mike Gavin, Finance and Administrative Services
Woody Schultz, Finance and Administrative Services
Jon Joy, Finance and Administrative Services
Brandy Schroff, Finance and Administrative Services
Paula Trigg, Division of Transportation
Sabrina Cotta, Finance and Administrative Services
Jeremiah Varco, Finance and Administrative Services
Chris Creighton, Finance and Administrative Services
Kurt Schultz, Finance and Administrative Services
Yvette Albarran, Finance and Administrative Services
Ryan Waller, County Administrator's Office
Terry Kuss, Planning, Building and Development*

2. Pledge of Allegiance

Vice Chair Carey led the group in the Pledge of Allegiance.

3. Approval of Minutes

3.1 [13-0354](#)

Minutes from February 27, 2013.

Member Mandel motioned to approve minutes as amended. The amendment is to replacing the last sentence of the County Administrator's report language with language as follows: "Member Mandel would like to see a Policy that states that any quantity of water taken from Lake Michigan must be treated and returned to Lake Michigan to the extent possible by working with municipalities, state and federal agencies partnering to get funding."

A motion was made by Member Mandel, seconded by Member Carlson, that this item be approved as amended. The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

4. **Added to Agenda**

There were no items added to the agenda.

5. **Public Comment**

There were no public comments.

6. **Old Business**

There was no old business to conduct.

7. **New Business**

Financial & Administrative

7.1 **13-0328**

Resolution authorizing a contract with Copenhaver Construction, Gilberts, IL, for the construction of a new parking lot at the southwest corner of Martin Luther King Jr., Avenue and Water Street, in Waukegan, IL, in the amount of \$1,395,349.50.

Gary Gordon and Kurt Schultz, Finance and Administrative Services presented the recommendation.

A motion was made by Member Sauer, seconded by Member Rummel, that this item be recommended for adoption to the County Board. The motion carried by the following vote: The motion carried by the following vote: The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

7.2 **13-0327**

Resolution accepting a proposal from Joseph J. Henderson & Son, Inc, Gurnee, IL for the continuation of comprehensive rehabilitation work on the remaining floors six through nine of the Lake County Administrative Tower, in the amount of \$5,540,535.44.

Gary Gordon, Finance and Administrative Services, gave a brief follow-up to three inquiries from the committee members at the previous meeting. 1) In regards to the JOC program, the County is looking at competitively bidding out and simultaneously pricing with the JOC contractor three projects this summer to see how competitive the pricing is. The results will be reported back to the Committee. 2) There was also a question raised by this committee regarding how frequently the county goes out for pre-qualification for professional services. This summer the county is going to do a pre-qualification with our energy consultants and building automation consultants. This fall the county will do the same thing with our architects and engineers for the facilities. This will be set up on a rotating basis. 3) The question was raised if it would be more cost effective to order the windows for the 10th floor the same time the windows for floors 6-9. Finance is recommending to not purchase the windows at the same time because there will be a considerable amount of time between the two renovation projects and storage of the windows is a concern as well as being locked in to a design that may not work for the 10th floor.

A motion was made by Member Carlson, seconded by Member Mandel, that this item be recommended for adoption to the consent agenda. The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

7.3 [13-0326](#)

Resolution authorizing the execution of the lease agreement for temporary office space for the Chief County Assessor's Office, in the amount of \$7,202.71 per month for 18 months, for a total of \$129,648.80.

Gary Gordon, Finance and Administrative Services presented the recommendation. He noted that the accommodation is being made to continue public service at the County facility for specific services provided by the Human Resources and Recorder of Deeds. The Assessors office will be relocating locally. Member Nixon spoke against renting the property in Gurnee and she will vote against this. It was previously stated that the county would look for property in Waukegan and we were informed that there was no property in Waukegan. She found a whole complex of property on Genesee street above a parking garage with office space that would work. Mr. Gordon responded that the concern with the Waukegan property identified by member Nixon was that the property was not turn key ready. It would cost up to \$500,000 for the county to build out the space in Waukegan plus the cost of renting. It is more cost effective to relocate to Gurnee because the property is turn-key ready. There will also be some working space provided for the County Administrator's office as well.

A motion was made by Member Mandel, seconded by Member Carlson, that this item be recommended for adoption to the consent agenda. The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

7.4 [13-0323](#)

Resolution authorizing the execution of the lease agreement for office space located at 1325 Tri-State Parkway, Gurnee, Illinois, in the amount of \$19,862.92 per month for 20 months with a one-time furniture rental fee of \$19,800 for a total cost of \$417,058.40.

Gary Gordon, Finance and Administrative Services, presented the recommendation. County Board member Nixon asked for the difference in cost between renting the site in Waukegan versus the site in Gurnee. Mr. Gordon responded that the cost would be an additional \$500,000 because the Waukegan site would require extensive build out.

A motion was made by Member Mandel, seconded by Member Carlson, that this item be recommended for adoption to the consent agenda. The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

7.5 [13-0324](#)

Resolution authorizing a five-year lease with Michael Henningfield, McHenry, Illinois in the amount of \$4,500 for lease of County property for farming.

Gary Gordon and RuthAnn Hall, Finance and Administrative Services presented the recommendation. In the past this property was leased for corn and will now be leased for hay. The revenue will be less but the burden of maintenance costs generated from the farming of corn will be reduced.

A motion was made by Member Mandel, seconded by Member Sauer, that this item be recommended for adoption to the consent agenda. The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

7.6 [13-0345](#)

Ordinance to amend the Lake County Purchasing Ordinance.

Gary Gordon and RuthAnn Hall presented the amendments to the Lake County Purchasing Ordinance. Mr. Gordon explained that if there is someone disbarred by another government agency, they will be disqualified to submit a bid to Lake County government. If only one vendor passed the pre-qualification the county would go back out for solicitation. Purchasing does maintain a data-base of vendors.

A motion was made by Member Rummel, seconded by Member Sauer, that this item be recommended for adoption to the consent agenda. The motion carried by the following vote: The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

7.7 [13-0336](#)

Resolution authorizing the execution of a successor agreement to the Collective Bargaining Agreement between the Operating Engineers Local 150 and Lake County Department of Transportation(LCDOT).

Rodney Marion, Human Resource, presented the collective bargaining agreement. This year the county was able to negotiate a four year contract. It will be a two-tier system. The 1st tier will apply to individuals hired prior to ratification of the contract and the 2nd tier will apply to those hired after the ratification of the contract. The second tier is much more reflective of the market. Mr. Burton stated that this is a strong union doing a great job. Member Carlson inquired about who would be affected by layoffs and it was noted that seniority would be considered. Member Sauer inquired if the 2015 re-opener was an option and Mr. Marion said they would have to ask for it.

A motion was made by Member Carlson, seconded by Member Rummel, that this

item be recommended for adoption to the consent agenda. The motion carried by the following vote: The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

8. Executive Session

There was no executive session.

9. County Administrator's Report

Gary Gordon, Finance and Administrative Service, distributed to the committee members the FY 2012 Year-End Budget Briefing and FY 2013 First Quarter Financial Report for their review prior to next weeks F&A Committee.

10. Adjournment

The meeting adjourned at 1:30 p.m.

A motion was made by Member Carlson, seconded by Member Sauer, that this item be adjourn. The motion carried by the following vote: The motion carried by the following vote: The motion carried by the following vote:

Aye: 5 - Vice Chair Carey, Member Carlson, Member Mandel, Member Rummel and Member Sauer

Absent: 2 - Chair Paxton and Member Taylor

*Minutes prepared by Terry Kuss.
Respectfully submitted,*

Chairman

Vice-Chairman

Finance and Administrative Committee