



**Minutes approved 09-22-15**

## **Property Committee Meeting**

James Carius Community Room  
Tuesday, August 18, 2015 – 3:30 p.m.

Committee Members Present: Chairman Brett Grimm, Jim Donahue, Darrell Meisinger, Tim Neuhauser, Nancy Proehl, Jerry Vanderheydt, Joe Wolfe

Others Attending: Wendy Ferrill, County Administrator  
Mike Strauman, Facilities Director

**MOTION**                    **MOTION BY NEUHAUSER, SECOND BY WOLFE** to approve the minutes of the July 21, 2015 meeting.

On voice vote, **MOTION CARRIED.**

**MOTION**                    **MOTION BY VANDERHEYDT, SECOND BY WOLFE** to recommend to approve the sale of Heritage Lake property.

Chairman Grimm stated the public hearing was conducted and the process followed for this property to be sold. He asked Community Development Administrator, Kristal Deininger, to explain why the Board rules were being waived. Deininger advised that the current Board rules do not allow selling for less than 80% of the appraised value. That rule needs to be waived as there is a structure on the property that needs to be demolished. Selling it as is will be advantageous.

On voice vote, **MOTION CARRIED.**

Chairman Grimm advised that Item C for the Monge building basement repairs was being pulled from the agenda. It will be brought back at an in-place meeting on 08-26-15.

Chairman Grimm opened the discussion of the failed storm shelters at the Tremont campus. He stated he has been advised they could be filled in, pulled out and the hole filled or left and locked. Neuhauser stated he would like to see them removed and backfilled. He would like to have the liability eliminated. Imig provided the Committee with information on the history of the failed shelters. He agreed it would be best to take them out and fill the hole. Strauman stated he will look into the removal for the FY16 budget.

**REPORTS AND  
COMMUNICATIONS**

Strauman wanted to bring four things to the Committee's attention. He is putting together the specs for the former Times building parking lot. The City of Pekin now requires landscaping in parking lots which he stated is for drainage. He hopes to have the bid for next month as the funds are in FY15 budget.

He has received three quotes for the work at the EMA building. He has purchased the equipment and the low bid to install came from River Valley. He stated he will have Chairman Zimmerman authorize a purchase order.

Strauman stated he is in need of a building to store the excess furniture and equipment awaiting auction. He wants to have a place to store, and re-use equipment that is no longer wanted or needed. He recommends having a discussion for a new building. He wants storage space with the area of 10,000 square foot. He estimated the cost to be approximately \$275,000. His recommendation is to build behind the Monge building. He would like the excess furniture and equipment to be stored in this building instead of basements as well as used for auctions so items only had to be moved once. He stated we are running out of storage space. Proehl inquired how much was eliminated with the last auction. Auditor Grashoff said everything. Strauman said he had previously misunderstood but if items are unsold after the auction they are scraped. Strauman also said there was land in Tremont or Mackinaw to build on, but auction items would likely have to be moved again. Proehl asked if we were considering an auction, why were we considering a building. There are empty buildings in Pekin we could pay rent for, have an auction and then be rid of it all. By building we would be stuck with another building. She stated she is not in favor of building. Strauman said he had looked into empty buildings. He said currently he has no place to store mowers and lawn tools, snow blowers, etc. He said currently those things are stored in the Justice Center stairwell. Grashoff said she does not want a building just for the auction. She said the maintenance staff move equipment from one place to another on a daily basis.

Chairman Grimm stated this is something that would be discussed by the Ad-Hoc Property Committee. He has called a meeting for Monday.

Strauman reported he has daily complaints on the cleaning companies. Vonachen Services cleans the Courthouse and Old

Post Office. He reports they are not doing the floors. TCRC cleans the Tazewell and McKenzie buildings. He will recommend bringing cleaning in-house with the use of one full time and one part time person who report to him. He stated he would not take out the Justice Center. The current cost is \$100,000 and he could have the work done for \$75,000. Wolfe asked if one full time and one part time could handle it. Strauman said it would not be full service in every building every night but would be better than we have now.

Donahue recommended voicing dissatisfaction to the providers and if no improvement, terminate the contracts.

**MOTION**

**MOTION BY WOLFE, SECOND BY PROEHL** to recommend to approve the bills as presented.

On voice vote, **MOTION CARRIED.**

Chairman Grimm recessed the meeting at 3:59 p.m.

(transcribed by S. Beeney)