



Effingham County Board
101 N. 4th Street, Suite 301, Effingham, IL
217.342.4990

January 9, 2024 8:30 AM
Building and Grounds Committee Meeting

MINUTES

Committee Members Present: Doug McCain, Norbert Soltwedel, Tim Ellis

Other Board Members Present:

Committee Member Absent: None

Others Present: Chief Buhnerkempe, Sheriff Kuhns, Greg Koester, Blaine Meadows, David Jureck (call in), Kirk Williams (call in), Brian Burcham (call in), Derek Schultz (call in)

Minutes

- Minutes from December 12, 2023 meeting were approved. T. Ellis motioned/D. McCain seconded. Unanimous. ***Motion carried.***

Unfinished Business

- TREC Trail – N. Soltwedel stated discussion on TREC previously covered in Road and Bridge Committee meeting. No update.
- County Courthouse Pavilion – No update expected until March 1, 2024.
- Centrica Windows/Solar Project – Sheriff inquired if solar panels will continue to cover costs over time. B. Meadows and Centrica team shared detailed discussion of solar project for committee along with discussion of solar project continuing to benefit county utility costs over time. B. Meadows stated solar system will be producing average of 20% annual savings in utility cost guaranteed by Centrica. Savings is limited to 20% due to roof size of county building. N. Soltwedel inquired on any additional infrastructure necessary once project is completed. Due to limited size of system, Centrica confirmed additional infrastructure should not be needed. N. Soltwedel inquired on leakage of roof over time from solar system. Centrica confirmed no roof penetration of solar system; however, any roof leakage would be covered under 15-year maintenance in agreement. T. Ellis inquired on timeframe needed for incentives. B. Meadows stated credits from Illinois Solar for All Program will expire in May 2024 with qualifications based on 2015 census. B. Meadows stated Effingham County will lose 50% of state incentives if not submitted in time and recommended submission by end of February. Further, B. Meadows shared system must be constructed by August 2024 for federal incentives. B. Meadows confirmed Centrica contract will be dependent on approval of incentive applications. B. Meadows agreed with T. Ellis in next steps being completion of RFQ or cooperative purchasing prior to any forward movement with project. N. Soltwedel inquired on necessity of keeping windows in project along with solar. Centrica confirmed more return on investment with inclusion of windows along with solar. D. McCain motioned recommending authorization of inspection of windows by home inspector to the full board. T. Ellis seconded. Unanimous. ***Motion carried.*** N. Soltwedel inquired on payment schedule for project. B. Meadows to provide milestone payment schedule to board. T. Ellis motioned recommending to the full board providing both options of RFQ and TIPS to State's Attorney for direction in moving forward with project. D. McCain seconded. Unanimous. ***Motion carried.***

New Business

- Risk Control Report – T. Ellis motioned to move to full board without committee recommendation for review and follow-up. D. McCain seconded. Unanimous. ***Motion carried.***

General Information/Public Comments

Closed Session

Adjournment

- D. McCain motioned and T. Ellis seconded that the meeting be adjourned. Unanimous. *Motion Carried.*

Minutes submitted by Angie Thompson, County Board Administrator