

SPECIAL MEETING MINUTES**August 9, 2022****6:00 p.m. Meeting Room****In Person Meeting at Ela Area Public Library****1. CALL TO ORDER**

At 6:09 p.m. President Steker called the Special Meeting to order.

2. ROLL CALL

Trustees present: Blank, Caudill, Corzine, Hurst, McCauley, Silcroft, Steker.

A quorum is present.

Staff present: Executive Director L. Rosenthal, D. McGuire, E. Christianson, M. Povilonis

Guests Present: Tom McGrath, Lamp, Inc

3. PROOF OF NOTICE

Trustee Silcroft read into the minutes:

The determination to hold a Special Meeting of the Ela Area Public Library District Board of Trustees was made during the regular board meeting 6/21/2022 by a unanimous vote of all trustees present. This agenda is posted at least 48 hours before the meeting on the exterior door of the Library, plus the website www.eapl.org.

4. PUBLIC COMMENT

None

5. ADJUSTMENTS TO THE AGENDA

None

6. DIRECTORS REPORT

On Tuesday, June 28 the bid package was released. Bid notification was published in the Daily Herald on Thursday, June 30. Friday, July 1 was the subcontractor walk-through, which drew good interest, but several competing large projects went out to bid in early July so Construction Manager Lamp Incorporated recommended holding bid opening on Tuesday, July 26 at 1pm. All trade packages received multiple bids, and Lamp completed a work scope review for each of the trade packages and found the low bidders to be in compliance with the bid requirements. Trade package construction costs total \$2,134,524 which includes \$115,000 of allowances for the unexpected. We hope to spend very little of the allowances, because no one likes surprises in construction although it is essential to plan for them. Furniture costs are split between two manufacturers: KI with a not-to-exceed of \$320k, and LFI with a not-to-exceed of \$60k, which includes roughly \$10,000 of allowances. Total furniture costs are almost \$100,000 lower than originally expected because we're re-using most of what we currently own, but we'll be adding components such as desk or filing drawer pieces so they have to match with existing furniture. The current project cost is within the total capital projects budget of \$3,750,000 approved by the Board in May, which includes \$250,000 for the new sorter and self-check machines. The sorter was approved for purchase at the July board meeting and is in-process. We expect to get the new self-check machines on order in the next few months. Kurt Asprooth of Ancel Glink suggests approval of the trade packages be done via Consent Agenda. Any member of the Board can have a consent agenda item removed and then considered individually.

A. Update from Construction Managers Tom McGrath from Lamp, Inc.
Tom McGrath answered trustee questions regarding bids and timeline.

7. TRUSTEE COMMENTS

8. CONSENT AGENDA

- Approve trade contracts as related to Interior Renovation notice published in Daily Herald June 30, 2022
- A. Approve trade package 06A-1 General Trades with Hargrave Buildings, Inc., South Elgin, IL in the amount \$529,975.00
- B. Approve trade package 09A-1 Drywall with International Decorators, Inc., Barrington, IL in the amount \$192,240.00
- C. Approve trade package 09D-1 Acoustical Ceiling with International Decorators, Inc., Barrington, IL in the amount of \$112,500.00
- D. Approve trade package 09F-1 Flooring with Libertyville Tile & Carpet, Ltd., Libertyville, IL in the amount of \$145,586.00
- E. Approve trade package 09G-1 Painting with Nedrow Painting, Aurora, IL in the amount of \$54,350.00
- F. Approve trade package 21A-1 Fire Protection with United States Alliance Fire Protection, Inc., Lake Forest, IL in the amount of \$42,205.00
- H. Approve trade package 23A-1 HVAC with Jensen’s Plumbing & Heating, LLC, Woodstock, IL in the amount of \$203,800.00
- I. Approve trade package 26A-1 Electrical with Carey Electric Contracting, LLC, McHenry, IL in the amount of \$769,868.00
- J. Approve furniture package with KI in an amount not to exceed \$320,000
- K. Approve furniture package with Library Furniture International (LFI) in an amount not to exceed \$60,000

Trustee McCauley requested item G be removed from the Consent Agenda for further discussion.

Trustee Caudill moved:

“To approve items A-F and H-K on the Consent Agenda:

Trustee Corzine seconded the motion and it carried on a unanimous roll call vote of all Trustees present.

AYES (7): Blank, Caudill, Corzine, Hurst, McCauley, Silcroft, Steker

NAYES ():

ABSTAIN ():

9. APPROVAL OF ITEMS MOVED FROM CONSENT AGENDA

- G. Approve trade package 22A-1 Plumbing with Hartwig Mechanical, Inc., Harvard, IL in the amount of \$84,000.00

Trustee Caudill moved:

“To approve item G removed from the Consent Agenda:

Trustee Blank seconded the motion and it carried on a roll call vote of all Trustees present.

AYES (6): Blank, Caudill, Corzine, Hurst, Silcroft, Steker

NAYES ():

ABSTAIN (1): McCauley

10. ADJOURNMENT

At 6:28 p.m. Trustee Blank moved:

“TO ADJOURN.”

Trustee Corzine seconded the motion and it carried on a unanimous voice vote of all Trustees present.

AYES (7): Blank, Caudill, Corzine, Hurst, McCauley, Silcroft, Steker

NAYES ():

ABSTAIN ():

Cathy McCauley, Secretary
Approved at the next Regular Meeting of September 20, 2022

Crystal Steker, President