

Administrative Services Committee Meeting

Douglas County, Nebraska

Tuesday, January 24, 2017

The meeting convened at 1:36 P.M. in Room 903 of the Omaha-Douglas Civic Center, 1819 Farnam Street, Omaha, NE 68183. A copy of the Open Meetings Act is located on the wall near the entrance of the room. A notice of the meeting was published in the January 17, 2017, issue of *The Daily Record*. County Commissioners present at the meeting were Marc Kraft, Chris Rodgers, Mike Boyle, Jim Cavanaugh, Clare Duda, and P.J. Morgan. Others present at the meeting included Paul Johnson, Emergency Management; Patrick Bloomingdale, Joe Lorenz, Diane Carlson, Catherine Hall, and Leia Baez, Administration; Jerry Leahy and Jeff McGill, Public Properties; Dick Davis, Davis Companies; Chris Jansen, Alley Poyner Macchietto Architecture; Jeff Stevens, Nebraska Taxpayers for Freedom; Tim Cavanaugh, Treasurer's office; Mark Foxall, John Hubbard and Amber Michakski, Corrections; Brian Norton, Environmental Services; Tim Dunning, Kristopher Peterson, Wayne Hudson and Tom Wheeler, Sheriff's office; David Sleeter, 911; Matt Oberle, Human Resources; and Dan Esch and Constance Mierendorf, Douglas County Clerk/Comptroller's office. Jim Cavanaugh chairs the Committee.

A video recording of the meeting is available on the Douglas County Website:

<http://commissioners.douglascounty-ne.gov/board-meetings/videos>

Update on Public Safety Bond Projects

- Commissioner Cavanaugh said there had been impressive progress on the Bond projects since the Committee's last meeting. The Timeline that was presented at that meeting has been met (Attachment).
- Jerry Leahy said that in December, Public Properties met with all 4 departments affected by the Bond at the West Maple campus and went through the programming process. Essentially, they redid what plans they made a couple of years ago. Paul Johnson, David Sleeter, Tim Cavanaugh and Kent Holm all participated along with Chris Jansen from Alley Poyner Macchietto.
- In January, they will move into final design and eventually to drawings and contract documents to be prepared to go out to bid.
- Mr. Leahy said that on the Fitzgerald project alone, significant progress has occurred. The environmental portion of the plan to get the property ready before the project goes out to bid has been accomplished. This includes asbestos removal, lead paint removal, etc. The bid opening will occur on February 15 with awarding in late February to early March.
- In between the Fitzgerald Home activities, an RFP for an architect for the Corrections project was sent out with a due date of December 30. Four firms replied, were reviewed, and were interviewed by committee on January 13. Carlson West Povondra was awarded the contract for the Corrections portion of the Bond project.
- Mr. Leahy said that the Motorola equipment the Board of Commissioners approved began to arrive around the holidays. Thanks to the Sheriff, the equipment is being stored above the Sheriff's area in an environmentally secure place.
- David Sleeter said the equipment began arriving mid-December and will be installed in the next 3-6 months. Preliminary work must be done to prepare for the installation. This is the radio infrastructure for the master site and other tower sites. Very little of this new equipment will go to the

new communication center. The reason for this is that the new center does not have many hard servers; it has fiber connectivity. The 7 tower sites that currently exist will house the new equipment.

- Commissioner Cavanaugh said that interconnectivity--the ability to communicate with the military, National Guard, Department of Defense, etc. -- is a high priority for the Board.
- Mr. Sleeter said the new equipment is upgrading existing equipment and as it is installed, what versions are used will be determined by whether it is interoperable with the state. A meeting will be held on Friday to prepare an agreement with the state. This agreement needs to be finalized soon so 911 can determine what versions of software will be installed.
- The state is looking for partners. The City of Lincoln has already signed up with the state to be on the state system. Currently the state does not have local coverage in this area. The only caveat is that the existing group (Orion) does not want to relinquish the dependability of 95% portable radio coverage and reliability. The existing group does not want to give up or put in jeopardy its autonomy.
- Commissioner Cavanaugh said that with a \$10 million investment, it is important that all agencies be able to talk with each other.
- Mark Foxall said that he met with the architects and engineers on January 23 to initiate a preliminary plan for the work at the Corrections Center. The work will begin with the 1988 annex including windows, lighting and plumbing, and transition to the old section (1978) and finally to the new side (2004). Beginning on the annex now will be helpful with the swings in the Corrections population.
- Commissioner Boyle said he wants to hire a contractor or supervisor to oversee the construction projects.
- Mr. Leahy responded that Jeff McGill is that person. He has the experience and will be the County's watchdog on the projects. He oversaw the \$4.5 million Sheriff's project at the Fitzgerald Home.
- Commissioner Cavanaugh said the committee is sensitive to involving local people and diversity. In the earliest stages of the design, Davis and Company was hired to assist the County. He encouraged all stakeholders and contractors to attend these committee meeting to participate in discussions about the implementation of the Bond and to play an active role in moving toward the success of the Bond.
- Mr. Leahy said Public Properties has met with Alley Poyner Macchietto and Davis. He also added that Public Properties has considered the addition of a 6th judge to the Court for many years, but adding a 7th judge would not be feasible. The Courthouse is full. This is a discussion for another meeting.

Bond Status and City Components of the Bond

- Joe Lorenz said he has had conversations with Moody's and Standard and Poor's, and they are in agreement that they will issue a AAA Bond rating. The Standard and Poor's rating came out yesterday and Moody's is expected at the end of the week. Once that has been received, a formal recommendation will come to the next Board meeting. The Bonds will be priced and sold in early February. Approximately 30 days after that, the County will receive the money. He estimated that the rate will be around 3.5 and will be tax-free.
- The second item Mr. Lorenz addressed was that people from the City of Omaha were inquiring about proceeds from the Bond: the \$2 million for the Fire Station Alerting System and the \$800,000 for the FLIR for Omaha Police Department. The County is not going to issue a check for these amounts. The money has to be paid to a manufacturer out of Bond proceeds and will require an invoice. The Omaha Fire Chief would like to issue an RFP for the Alerting System and it needs to include rural fires stations as well. The FLIR system will need an invoice from a manufacturer as well.
- Mr. Lorenz said that he had consulted with Baird Holm and they advised that since the County will not own the equipment the County is purchasing, an interlocal agreement might have to be drafted.

- Commissioner Cavanaugh said he has been contacted by Omaha firefighters saying that they are not happy with what they are hearing from City Hall about the purchase of the equipment. He has heard that management wants to go the discount route on the equipment and not necessarily get the quality of equipment the firefighters need.
- Mr. Lorenz said they are locked in to \$2 million. They will not be receiving a check.
- Commissioner Boyle suggested inviting the first responders to a meeting to discuss their needs for both the Fire Station Alerting System and the FLIR system. That way they will get these needs on the record.
- Mr. Sleeter said the Fire Station Alerting System also has to link with the 911 Communication Center. The RFP for the system needs to be vetted by the 911 Center. Rural fire stations also need to be included.
- Commissioner Cavanaugh suggested doing a special authority subset of the Administrative Services committee like it does with architects and engineers that consists of the 911 Center, Corrections and the Sheriff. The committee could invite the police and fire departments to discuss these purchases.

Other Business

- Tim Cavanaugh said the Treasurer's office met with Public Properties and Povondra. The state has shown interest in building a facility at the West Maple location and leasing the land from Douglas County. In the meantime, they would still operate out of the 108 an Maple location.
- Commissioner Cavanaugh said the Assessor/Register of Deeds will be rescheduled another day.
- He is happy that the Bond project is on time, on budget, and of high quality.

The meeting adjourned at 2:10 P.M.