

Lake Bluff Public Library
Building and Grounds Committee

Tuesday, November 17, 2015

123 E Scranton Ave

Lake Bluff, Il 60044

1. Call to order: The meeting was called to order at 6:10 p.m.
2. Attending the meeting were Chairman Carl Schons, Cal Stroh, Kathy Meierhoff and Janie Jerch Director Eric Bailey also attended. There were no members of the public.
3. Stroh moved to approve the minutes of the 10/12/15 meeting. Meierhoff seconded, all ayes.
4. Discussion of heating unit repair – the existing heating units (2) are approximately 10 years old with no current warranty. The units are positioned in a utility room where access to unit#2 is difficult to reach due to unit #1. Unit #1 heat exchanger has failed and requires replacement. The only way to confirm unit #2 heat exchanger condition is to evaluate during unit #1 replacement. The cost upgrade per unit to a whole unit replacement rather than just heat exchanger is approximately \$700 per unit. Ireland Heating and Air Conditioning has presented a proposal with three options Option 3 is to replace both units (including heat exchangers) for a range of \$12,000 - \$15,200. The range is due to additional labor and materials which may be needed for removal and replacement. There will be a two to three week lag for parts order and delivery. During that time only one unit will be functioning. Director Bailey feels Ireland has been a trusted provider of services to the Library and due to the changing weather and delays to complete the delivery of parts, he recommended approval of Option3 without an additional proposal. The committee toured the utility room where the units are located.
5. The following motion was made by Jerch : to approve the proposal from Ireland Heating and Air Conditioning Co. for Option 3 for up to \$15,200.00 contingent upon verification that Option 3 includes the full cost of parts and labor. Stroh seconded. All ayes.
6. Other business included a discussion of the need to be sure all gas connections in the utility room and carbon monoxide alarms are checked and up to date.
7. At 7:05 Meierhoff moved and Stroh seconded a motion to adjourn the meeting.

Respectfully submitted,

Kathy Meierhoff

