

**Long Range & Strategic Planning Committee
Tentative Minutes
February 13, 2024**

1. Call Meeting to Order: Chairman Griffin called meeting to order at 2:00 p.m. Present: Corbitt, Fox, Gillis, Heuer, Janes, Oltmanns, Reising and Griffin. Absent: None
Others Present: HR Director Amanda Jacinto, Arlene Sangmeister and Lloyd Droege.
2. Opening Comments: Griffin welcome to the new year hoping for progress this year.
3. Public Comment: None
4. Approval of Minutes – January 11, 2024: Motion by Janes to approve minutes, 2nd by Fox. Motion carried.
5. Discussion and approval of any pending Long Range Invoices: None
 - A. New Business: None.
6. Old Business:
 - A. Budget, update Facility Optimization, Energy savings, Community Solar: Griffin shared that everyone is aware of the budget being very depleted and the bond payments will be come out soon as well. Griffin stated that he had lined up two phone conversations for the meeting today to go over information; one with Dan Newkirk and Mike Mudge. Griffin shared this information is hopefully going to help us gauge the different cost savings as well as directions for the future.
Dan Newkirk from Alpha Controls presented a proposal for efficiency based on Griffin’s request. Newkirk shared that although 2019 isn’t a large gap for a building it is a large gap for temperate controls. Newkirk shard that since 2020 there is a new product called Campus Optimizer, which looks at schedules zone by zone. This would be great for the Jail which is not occupied everywhere all the time.
This will be at a cost of \$4,200/month if financed for 7 years or \$293,000 without financing. With this will be a \$75,000 onetime payment and a savings of \$45,000 a year upon approval. Newkirk stated these installments will be for 7 years but your investment will be for 15 years.
Griffin shared the information will need to be reviewed and discussed further and decisions will need to be made down the road. Newkirk shared there is a 1-year warranty period which would allow Alpha Control to be onsite while the project is being installed and then would meet weekly to fine tune to program to our needs and then monthly through that first year. Griffin asked Newkirk to put together all information discussed so it can be reviewed further.
Mike Mudge reviewed the usage data tables. A brief explanation was given on how to read them and then overall Mudge stated at this time you are not see refunds coming back because you are using all of the solar energy we are creating. Griffin shared there are a lot of numbers here and asked the committee to look through them and can discuss later. Mudge offered that if there were further questions or clarifications need anyone on the committee to could reach out to him.
 - B. Capital Plan/Master Plan update. Facility Roof Inspections: Griffin commented the adjusters are working on inspections. Once the numbers are provided to us the decision will need to be made as to where we are going to apply those funds.
 - C. Solar energy savings, Monitor – Griffin commented the cords are exposed from the monitor so IT department is still working on that.
 - D. Courthouse generator, lighting update – None.

E. Courthouse 3rd floor wall repair, States Attorney project, Courthouse ventilation – Griffin stated these items are not being worked on right now.

7. Closed Session: None
8. Open Session – Approval of Closed Minutes – None (content only – subject to State’s Attorney review of Closed Minutes)
9. Adjournment: With no further business Chairman Griffin adjourned the meeting at 2:55 P.M.

Respectfully submitted,
June Jacobs

Target:

Get \$25,200 in utility incentives, improve comfort, and save \$12,600 per year at the Judicial Center Jail.

Background:

The Ogle County Judicial Center Jail at 601 W Washington Street was built in 2019 with some of the most efficient equipment at the time, yielding approximately \$40,000 in utility incentives. As of May 2023, the 42,000 square foot facility is costing the county \$68,783 in utilities per year or almost \$200 per day. The Department of Energy recommends completing a building tune-up of temperature controls (or retrocommissioning) every 5 years. After completing a comprehensive analysis of the facility, Alpha recommends an expanded approach to retrocommissioning the building, which provides standard tune-ups, as well as software improvements to match current industry best practices.

Energy Conservation Measures:

Since the 2020 pandemic, turning buildings down during periods of partial occupancy has become the new norm. Alpha leverages a thermostat-by-thermostat scheduling approach to identify the occupancy patterns of every zone, making sure any unoccupied spaces are turned down as much as possible. In addition, our patented cloud software (Campus Optimizer) learns the warmup times of each zone to further reduce excessive equipment runtime.



Beyond tuning every zone’s schedule to its occupants, Alpha leverages best in class HVAC programming following ASHRAE Guideline 36, 2021. Using trim and respond logic, each thermostat can now “vote” on how it would like central systems to respond to meeting the needs of the space. The latest ventilation standards (ASHRAE 62.1, 2022) are also included to maintain indoor air quality without the introduction of excessive outside air.

Although 2019’s iPhone 11 has almost the exact same dimensions and weight as today’s iPhone 15, the two offer drastically different levels of photography and screen performance. Similarly, smart building technology continues to evolve, and Alpha is pleased to offer a proposal to deliver unprecedented levels of energy performance for county buildings.

Action:

The Judicial Center Jail is just one site where the improvements above can be applied to reinvest funds back into the core mission of Ogle County. Upon preapproval from the utility incentive grant programs for \$75,000, Alpha is prepared to deliver an energy project across county facilities to reduce operating expenses by \$45,000 per year.

OGLE COUNTY

