

COMMITTEE OF THE WHOLE SESSION

March 20, 2008

1/ The Board of Commissioners of the County of Allegan, State of Michigan met in the Karl Zimmerman Room of the Human Services Building in the Township of Allegan on March 20, 2008, at 9:30 a.m., as set; Chairman McNeal presiding.

The invocation was offered by District 8 Commissioner Jessup.

The Clerk led the board in the pledge of allegiance to the flag.

The following Commissioners were present:

DIST # 1	TERRY BURNS	DIST # 7	DON BLACK
DIST # 2	STEVE McNEAL	DIST # 8	TOM JESSUP
DIST # 3	PAUL VanECK [left 1 30 pm]	DIST # 9	FRITZ SPREITZER
DIST # 4	MARK DeYOUNG	DIST #10	JON CAMPBELL
DIST # 5	DEAN KAPENGA	DIST #11	LARRY JONES
DIST # 6	MAX THIELE		

Public Participation –Comments

2/ Chairman McNeal opened the meeting to public participation and the following individuals offered comments:

1. Cathy Brockington, Saugatuck, requested speakers use of the public address system so that the public can hear.
2. Mark Savage, Palisades Power Plant, thanked the Board, the Sheriff, and Emergency Services support for the support and cooperation they have shown in working with the power plant. He presented the Sheriff with a check for \$20,000.
3. Sheriff Blaine Koops, addressed bringing emergency services into the Sheriff's Department and the value this has afforded both operations and thanked the Board for their cooperation in making this happen. He presented the \$20,000 check to the Chairman.
4. Scott Corbin, Emergency Management Director, thanked the Board for the support shown his department which fosters cooperation in meeting emergencies in the county.

Minutes of February 21 and March 6, 2008 Sessions – Adopt as Distributed

3/ Moved by Commissioner Thiele, seconded by Commissioner Kapenga to adopt the minutes of the February 21, 2008 and March 6, 2008 sessions as distributed. Motion carried.

Agenda – Approved as Amended

4/ Moved by Commissioner Thiele, seconded by Commissioner Campbell to approve the agenda as amended. Motion carried.

DISCUSSION ITEMS:

5/ **Consideration of Commissioner Spreitzer's request for review of Courthouse v. Dumont Lake Criminal Justice building sites.**

RQAW PowerPoint presentation:

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Chairman McNeal introduced Joe Mrak from RQAW. Mr. Mrak explained the two most difficult issues to address when considering a jail project; 1) where should we put it, and 2) how do we pay for it. He briefly outlined the experience his company has had building 80 county jails in various states, containing 12,000 beds. He explained the criteria he used for evaluating the two sites [Dumont Complex and the site adjacent to the courthouse] and reviewed the advantages and disadvantages of a downtown vertical site and the rural horizontal building site.

The cost of building the structure as well as the cost of operations must be figured over the life of the project to ensure a comparable comparison. Consideration must also be given to the cooperation of the governmental units involved, cost for utilities, long-term construction costs, elevators v. corridors, cost of prisoner transport. Someday the cost of the construction will be paid but the operating costs go on and on. He addressed the manner in which the space within the various floors could be utilized and presented a cost comparison for building on the existing site and construction at Dumont Lake. Total costs, according to his estimates, varied from \$640,500 on the existing site compared to \$4,057,730 at Dumont.

Mark VanAllen, Architect presented sample designs used in other jails and showed examples of various building exteriors.

Sheriff Koops stated he has gone through the site selection evaluation process before but this is the first time he has seen this particular information. He reviewed the information on the "Critical Milestone Timeline" paper which shows the work of the Criminal Justice System Planning from spring 2001 to present. He reviewed the information from the Synopsis of Planning for the New Allegan County Jail which included the vast array of information from paid professional consulting firms, unpaid consultants and four communities. The resulting decision reached by groups evaluating the information from all sources was that building on the downtown site would be impractical. He stressed that not just a jail is needed, but a single site for all sheriff's services, including evidence storage and an impound lot.

Break – 11:07 A.M.

6/ At 11:07 a.m., Chairman McNeal declared a 10 minute recess.

Upon reconvening at 11:27 a.m., the following Commissioners were present: Commissioner Burns, McNeal, VanEck, DeYoung, Kapenga, Thiele, Black, Jessup, Spreitzer, Campbell and Jones. Absent – none.

DISCUSSION CONTINUED:

7/ Discussion continued with comments from Commissioner Campbell who reviewed the Justice Committee's activities to date and stated that the committee has considered the regional jail concept. He cautioned that whatever decisions are made regarding the location of the jail, this project needs to be consistent with the County master plan as it relates to growth.

Administrator Rob Sarro addressed the site selection decision made in September of 2007. At that time, the Board asked the administrator to look at the next steps. A workgroup was put together to recommend a professional services provider and to move forward. He is also working with the Finance Director, David Van de Roovaart and County Treasurer Sally Brooks to explore funding models for this project.

Break – 12:40 P.M.

8/ At 12:40 p.m., Chairman McNeal declared a recess for lunch.

DISCUSSION CONTINUED:

9/ Mr. Mrak addressed the information he used to arrive at his estimates of cost for the site comparisons. There was discussion regarding studies which showed that water capacity at the Dumont site is adequate and that an additional sewage pond could be used to expand the waste handling for the building at Dumont.

Steve Tibbitts, representing the Allegan City DDA stated that the DDA is willing to work with the County and use resources available to them to resolve the parking situation downtown if that site is selected. Jim Pitsch, Salem Township Supervisor, stated that the removal of the existing jail should appear on both sides of the paper. Bart Shaw stated that it is time to move forward to resolve the jail issue and expressed his opinion that the Dumont site would be in the best interests of the citizens of Allegan County. Steve Schulz, Allegan Township Supervisor stated that there is adequate parking in Allegan, but the county would need to work with the city to find an agreeable solution. He expressed concerns about sewer ponds breaking and referenced that happening in the past. Ken Heckman, Allegan Township, encouraged continuation of studying the issue to do what is best for the county.

Adjourn until April 3, 2008 at 9:30 A.M.

10/ Moved by Commissioner Kapenga, seconded by Commissioner Campbell to adjourn until April 3, 2008 at 9:30 a.m. Motion carried and the meeting was recessed at 2:40 p.m.


Clerk-Register

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BOARD PLANNING SESSION-AGENDA

Thursday, March 20, 2008 - 9:30 a.m.

Zimmerman Room - Human Services Building

REVISED 3/18/08

For full packet click [here](#) (1.16MB)

9:30 a.m. OPENING PRAYER: Commissioner Jessup

PLEDGE OF ALLEGIANCE:

ROLL CALL:

PUBLIC PARTICIPATION:

APPROVAL OF MINUTES: February 21, 2008 and March 6, 2008.

ADDITIONAL AGENDA ITEMS:

APPROVAL OF AGENDA:

DISCUSSION ITEMS:

1) Careful consideration of Commissioner Spreitzer's November 14th email to the Board regarding the Courthouse vs. Dumont Lake Criminal Justice Sites.

- a) RQAW PowerPoint presentation
- b) Jails Process History (Koops)
- c) JCC Committee (Campbell)
- d) Current procedures (Sarro)
- e) Board consideration/questions
- f) Operational considerations
- g) Other considerations
- h) Public comment

OTHER ITEMS:

PUBLIC PARTICIPATION:

ADJOURNMENT: Thursday, April 3, 2008 @ 9:30 A.M. @ BOARD ROOM -
COUNTY SERVICES BUILDING, COUNTY SERVICES COMPLEX @ DUMONT.

Mission Statement

"The Allegan County Board of Commissioners shall plan, develop, and evaluate the necessary policies and resources to ensure our county continues to progress and prosper"

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